

SHERIFF'S SALE

NOTICE IS HEREBY GIVEN THAT

February 07, 2022

At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of:

Docket Number: 2021-SU-000883

Plaintiff(s)

WELLS FARGO BANK, N.A., AS TRUSTEE, ON
BEHALF OF THE REGISTERED HOLDERS OF
FIRST FRANKLIN MORTGAGE LOAN TRUST,
MORTGAGE PASS-THROUGH CERTIFICATES,
SERIES 2004-FF6

vs.

Defendant(s)

KAREN V. KNOX

And to me directed, I will expose at public sale in the York County Administrative Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

KAREN V. KNOX

Property of Karen V. Knox

Execution No. 2021-SU-000883

Judgment Amount: \$121,828.88

All the right title, interest and claim of Karen V. Knox, of in and to:

Property locates at 1540 Ridgewood Road, within the Springettsbury Township, York County, PA. Having erected thereon a Single Family Residential Dwelling. Being more fully described in York County Deed Book Volume 91S, at page 110, Instrument No 007819.

Parcel Identification No. 46-000-KI-0097-00 00000

PROPERTY ADDRESS: 1540 RIDGEWOOD ROAD, YORK, PA 17406

UPI# 46000KI00970000000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

**Seized, levied upon and taken into execution
As the Real Estate aforesaid by**

RICHARD P KEUERLEBER, Sheriff

Sheriff's Office, York County, Pennsylvania