

SHERIFF'S SALE

NOTICE IS HEREBY GIVEN THAT

August 05, 2024

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: 2018-SU-002279

Plaintiff(s)

THE BANK OF NEW YORK
MELLON F/K/A THE BANK OF
NEW YORK AS SUCCESSOR
TRUSTEE FOR JPMORGAN
CHASE BANK, N.A., AS
TRUSTEE FOR THE BENEFIT
OF THE CERTIFICATE
HOLDERS OF POPULAR ABS,
INC. MORTGAGE PASS-THRO

vs.

Defendant(s)

PAUL SOWERS, JR A/K/A PAUL L. SOWERS,
JR A/K/A PAUL LAVERE SOWERS, JR A/K/A
PAUL L. SOWERS
KIMBERLY SOWERS A/K/A KIMBERLY
MARIE SOWERS A/K/A KIMBERLY M. BOYD

**And to me directed, I will expose at public sale at
<https://york.pa.realforeclose.com/>
the following real estate to wit:**

AS THE REAL ESTATE OF:

PAUL SOWERS, JR A/K/A PAUL L. SOWERS, JR A/K/A PAUL LAVERE SOWERS, JR A/K/A PAUL L. SOWERS
KIMBERLY SOWERS A/K/A KIMBERLY MARIE SOWERS A/K/A KIMBERLY M. BOYD

ALL THAT CERTAIN lot or parcel of ground, with the improvements thereon erected, situate in Yorkanna Borough (formerly Lower Windsor Township) York County, Pennsylvania, bounded and limited as follows, to wit:

ALSO KNOWN AS 59 Main Street, Yorkana, PA 17402 a/k/a 59 Main Street, Yorkana, PA 17406

PARCEL ID 930000100150000000

BEING the same premises which Rheda S. MC Coy by Nelson Carl Mc Coy, Attorney in fact by Power of Attorney dated 2/8/2002 intended to be forthwith recorded by Deed dated January 12, 2005 and recorded in the Office of Recorder of Deeds of York County on March 9, 2005 at Book 1710, Page 2767 granted and conveyed unto Paul Sowers, Jr. and Kimberly Sowers, as Tenants

by the Entirety

PROPERTY ADDRESS: 59 MAIN STREET, YORKANA, PA 17402

UPI# 930000100150000000

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