

SHERIFF'S SALE

NOTICE IS HEREBY GIVEN THAT

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: 2023-SU-001117

<u>Plaintiff(s)</u>	vs.	<u>Defendant(s)</u>
WELLS FARGO BANK, N.A.		JAMES L. HAZEL

**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:

JAMES L. HAZEL

By virtue of a Writ of Execution No. 2023-SU-001117

WELLS FARGO BANK, N.A.

v.

JAMES L. HAZEL

owner(s) of property situate in the MANCHESTER TOWNSHIP, YORK County, Pennsylvania, being

2207 BERNAYS DR, YORK, PA 17404

Tax ID No. 3600018009400000 00

(Acreage or street address)

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$121,150.03

Attorneys for Plaintiff

Brock & Scott, PLLC

PROPERTY ADDRESS: 2207 BERNAYS DRIVE, YORK, PA 17404

UPI# 360001800940000000

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