

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: 2023-SU-003156

<u>Plaintiff(s)</u>	VS.	<u>Defendant(s)</u>
FIRST NATIONAL BANK OF PENNSYLVANIA		MARIO J. BONADUCI, JR.

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:

MARIO J. BONADUCI, JR.

ALL THE RIGHT, TITLE, INTEREST AND CLAIM OF MARIO J. BONADUCI, JR., OF, IN AND TO THE FOLLOWING
DESCRIBED PROPERTY:

ALL THE FOLLOWING DESCRIBED REAL ESTATE SITUATED IN THE COMMONWEALTH OF PENNSYLVANIA, IN THE
BOROUGH OF NORTH YORK, IN THE COUNTY OF YORK. HAVING ERECTED THEREON A RESIDENTIAL DWELLING
BEING KNOWN AND NUMBERED AS 116 EAST 7TH AVENUE, YORK, PA 17404. DEED DATED DECEMBER 29, 2014,
AND RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF YORK COUNTY, PA ON JANUARY 2, 2015, IN
DEED BOOK VOLUME 2305, PAGE 343. PARCEL NO. 80-000-02-0056.00-00000.

PROPERTY ADDRESS: 116 EAST 7TH AVENUE, YORK, PA 17404

UPI# 800000200560000000

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