

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-001351

Plaintiff(s)

PENNSYLVANIA HOUSING
FINANCE AGENCY

VS.

Defendant(s)

JOSHUA J. CHATAGINER
CHELSEY L. CHATAGINER F/K/A CHELSEY L.
TAYLOR

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:

JOSHUA J. CHATAGINER
CHELSEY L. CHATAGINER F/K/A CHELSEY L. TAYLOR
SHERIFF'S SALE

BY VIRTUE OF A WRIT OF EXECUTION NO. 2023-SU-001351

PENNSYLVANIA HOUSING FINANCE AGENCY,
PLAINTIFF

VS

JOSHUA J. CHATAGINER AND
CHELSEY L. CHATAGINER F/K/A CHELSEY L. TAYLOR,
DEFENDANTS

REAL ESTATE: 279 JUNIPER DRIVE, ETTERS, PA 17319

MUNICIPALITY: TOWNSHIP OF NEWBERRY

DIMENSIONS/ LOT L-365 - FINAL SUBDIVISION PLAN NO. 2
SHORT DESCRIPTION: VALLEY GREEN VILLAGE, PLAN BOOK CC, PAGE 308.

SEE RECORDING: DEED BOOK 1955, PAGE 1404

TAX PARCEL #: 39-000-17-0365.00-00000

ASSESSMENT: \$66,320.00

IMPROVEMENTS THEREON: A RESIDENTIAL DWELLING HOUSE AS IDENTIFIED ABOVE.

TO BE SOLD AS THE PROPERTY OF JOSHUA J. CHATAGINER AND CHELSEY L. CHATAGINER F/K/A CHELSEY L.
TAYLOR ON JUDGMENT NO. 2023-SU-001351

Leon P. Haller, Esquire
Purcell, Krug & Haller
1719 North Front Street
Harrisburg, PA 17104
(717) 234-4178

PROPERTY ADDRESS: 279 JUNIPER DRIVE, ETTERS, PA 17319

UPI# 390001703650000000

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**