

SHERIFF'S SALE

NOTICE IS HEREBY GIVEN THAT

February 03, 2025

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: 2024-SU-001083

Plaintiff(s)

US BANK TRUST NATIONAL
ASSOCIATION, NOT IN ITS
INDIVIDUAL CAPACITY BUT
SOLELY AS OWNER TRUSTEE
FOR VRMTG ASSET TRUST

vs.

Defendant(s)

JENNIFER BUCKLEY
MICHAEL A. BUCKLEY

**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:

JENNIFER BUCKLEY
MICHAEL A. BUCKLEY

Property of Michael A. Buckley and Jennifer Buckley

Execution No. 2024-SU-001083

Judgment Amount: \$207,321.11

All the right title, interest and claim of Michael A. Buckley and Jennifer Buckley, husband and wife, of in and to:

Property located at 335 El Vista Drive, within the Township of West Manheim, York County, PA. Having erected thereon a Single Family Residential Dwelling. Being more fully described in York County Deed Book Volume 1450, at page 2046, as Instrument No. 2001048014.

Parcel Identification No. 52-000-15-0038.00-00000

Attorney: Hladik, Onorato & Federman, LLP

Address: 298 Wissahickon Avenue
North Wales, PA 19454

PROPERTY ADDRESS: 335 EL VISTA DRIVE, HANOVER, PA 17331

UPI# 520001500380000000

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