

SHERIFF'S SALE

NOTICE IS HEREBY GIVEN THAT

December 02, 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: 2024-SU-001278

<u>Plaintiff(s)</u>	vs.	<u>Defendant(s)</u>
PENNSYLVANIA HOUSING FINANCE AGENCY		WENDY S. RUBY

**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:

WENDY S. RUBY

SHERIFF'S SALE

BY VIRTUE OF A WRIT OF EXECUTION NO. 2024-SU-001278

PENNSYLVANIA HOUSING FINANCE AGENCY,
PLAINTIFF

VS

WENDY S. RUBY,

DEFENDANT

REAL ESTATE: 110 ORANGE STREET, WRIGHTSVILLE, PA 17368

MUNICIPALITY: WRIGHTSVILLE BOROUGH

DIMENSIONS: 49.20 X 50

SEE RECORDING INFO: DEED BOOK 1636, PAGE 6141

TAX PARCEL #: 91-000-04-0038.00-00000

ASSESSMENT: \$61,020

IMPROVEMENTS THEREON: A RESIDENTIAL DWELLING HOUSE AS IDENTIFIED ABOVE.

TO BE SOLD AS THE PROPERTY OF WENDY S. RUBY ON JUDGMENT NO. 2024-SU-001278

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

PROPERTY ADDRESS: 110 ORANGE STREET, WRIGHTSVILLE, PA 17368

UPI# 910000400380000000

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