

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: 2024-SU-002524

<u>Plaintiff(s)</u>	vs.	<u>Defendant(s)</u>
TRUIST BANK, FORMERLY KNOWN AS BRANCH BANKING AND TRUST COMPANY		SHARON L. GILBERT, EXECUTRIX OF THE ESTATE OF JANET L. GRAY, DECEASED MELISSA A. CONDON, A/K/A MELISSA A. ADAMS, EXECUTRIX OF THE ESTATE OF JANET L. GRAY, DECEASED

**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:

SHARON L. GILBERT, EXECUTRIX OF THE ESTATE OF JANET L. GRAY, DECEASED
MELISSA A. CONDON, A/K/A MELISSA A. ADAMS, EXECUTRIX OF THE ESTATE OF JANET L. GRAY, DECEASED

By virtue of a Writ of Execution No. 2024-SU-002524

TRUIST BANK, FORMERLY KNOWN AS BRANCH BANKING AND TRUST COMPANY

v.

SHARON L. GILBERT, EXECUTRIX OF THE ESTATE OF JANET L. GRAY, DECEASED; MELISSA A. CONDON, A/K/A
MELISSA A. ADAMS, EXECUTRIX OF THE ESTATE OF JANET L. GRAY, DECEASED

owner(s) of property situate in the NORTH CODORUS TOWNSHIP AND PARTLY IN CODORUS TOWNS, YORK County,
Pennsylvania, being

3445 SHAFFERS CHURCH RD, SEVEN VALLEYS, PA 17360

Tax ID No. 40-000-EH-0006.00-00000 aka 40-000-EH-0006

(Acreage or street address)

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$336,610.29

Attorneys for Plaintiff

Brock & Scott, PLLC

PROPERTY ADDRESS: 3445 SHAFFERS CHURCH ROAD, SEVEN VALLEYS, PA 17360

UPI# 40000EH00060000000

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