

SHERIFF'S SALE

NOTICE IS HEREBY GIVEN THAT

April 07, 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-001979

Plaintiff(s)
SERVBANK, SB

vs.

Defendant(s)
GRACE A. KAHLER

**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:

GRACE A. KAHLER

By virtue of a Writ of Execution No. 2024-SU-001979

Servbank, SB
v.
Grace A. Kahler

Owners of property situate in the Borough of Red Lion, York County, and Commonwealth of Pennsylvania, being known and numbered as 319 Atlantic Avenue, Red Lion, PA 17356

Parcel Number: 82-000-05-0181.00-00000

Improvements thereon: Residential Dwelling

Judgment Amount: \$142,929.69

ATTORNEYS FOR PLAINTIFF
Padgett Law Group
700 Darby Road, Suite 100
Havertown, PA 19083

PROPERTY ADDRESS: 319 ATLANTIC AVENUE, RED LION, PA 17356

UPI# 820000501810000000

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