

SHERIFF'S SALE

NOTICE IS HEREBY GIVEN THAT

August 04, 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-003043

<u>Plaintiff(s)</u>	vs.	<u>Defendant(s)</u>
PENNSYLVANIA HOUSING FINANCE AGENCY		AMY CAMPBELL JOSHUA THOMAS CAMPBELL

**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:

AMY CAMPBELL
JOSHUA THOMAS CAMPBELL
SHERIFF'S SALE

BY VIRTUE OF A WRIT OF EXECUTION NO. 2024-SU-003043

PENNSYLVANIA HOUSING FINANCE AGENCY,
PLAINTIFF

VS

AMY CAMPBELL AND JOSHUA THOMAS CAMPBELL,
DEFENDANTS

REAL ESTATE: 59 FLANDERS COURT, HANOVER, PA 17331

MUNICIPALITY: TOWNSHIP OF WEST MANHEIM

DIMENSIONS: Lot No. 298, Plan of South Pointe, Phase III, Parcel 11A,
Plan Book 2124, Page 3809 and Supplement Declaration
in Book GG-2874, Pages 2873-2875.

SEE INSTRUMENT #: 2019-037596

TAX PARCEL #: 52-000-18-0298.00-00000

ASSESSMENT: \$243,430

IMPROVEMENTS THEREON: A RESIDENTIAL DWELLING HOUSE AS IDENTIFIED ABOVE.

TO BE SOLD AS THE PROPERTY OF AMY CAMPBELL AND JOSHUA THOMAS CAMPBELL ON JUDGMENT NO.
2024-SU-003043

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

PROPERTY ADDRESS: 59 FLANDERS COURT, HANOVER, PA 17331

UPI# 520001802980000000

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**