

# SHERIFF'S SALE

NOTICE IS HEREBY GIVEN THAT  
June 02, 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: 2023-SU-000355

<u>Plaintiff(s)</u>		<u>Defendant(s)</u>
TRUIST BANK	VS.	THERESA GOSIK, KNOWN SURVIVING HEIR OF THOMAS L. FLOWERS SUZANNE PIFER, KNOWN SURVIVING HEIRS OF THOMAS L. FLOWERS BRIDGETTE HILLBISH, KNOWN SURVIVING HEIRS OF THOMAS L. FLOWERS JOSEPH FLOWERS, KNOWN SURVIVING HEIRS OF THOMAS L. FLOWERS ROBERT FLOWERS, KNOWN SURVIVING HEIRS OF THOMAS L. FLOWERS UNKNOWN SURVIVING HEIRS OF THOMAS L. FLOWERS JOHN FLOWERS, KNOWN SURVIVING HEIRS OF THOMAS L. FLOWERS

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:

THERESA GOSIK, KNOWN SURVIVING HEIR OF THOMAS L. FLOWERS  
SUZANNE PIFER, KNOWN SURVIVING HEIRS OF THOMAS L. FLOWERS  
BRIDGETTE HILLBISH, KNOWN SURVIVING HEIRS OF THOMAS L. FLOWERS  
JOSEPH FLOWERS, KNOWN SURVIVING HEIRS OF THOMAS L. FLOWERS  
ROBERT FLOWERS, KNOWN SURVIVING HEIRS OF THOMAS L. FLOWERS  
UNKNOWN SURVIVING HEIRS OF THOMAS L. FLOWERS  
JOHN FLOWERS, KNOWN SURVIVING HEIRS OF THOMAS L. FLOWERS

All that certain piece or parcel or Tract of land situate in Fairview Township, York County, Pennsylvania, and being known as 8  
Crescent Dr, New Cumberland, Pennsylvania 17070.  
TAX MAP AND PARCEL NUMBER:27-000-06-0019.00-00000

THE IMPROVEMENTS THEREON ARE: Residential Dwelling

REAL DEBT: \$193,699.00

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: Theresa Gosik, Known Surviving Heir of Thomas L. Flowers,  
Suzanne Pifer, Known Surviving Heirs of Thomas L. Flowers, Bridgette Hillbish, Known Surviving Heirs of Thomas L. Flowers,  
John Flowers, Known Surviving Heirs of Thomas L. Flowers, Joseph Flowers, Known Surviving Heirs of Thomas L. Flowers,  
Robert Flowers, Known Surviving Heirs of Thomas L. Flowers, and Unknown Surviving Heirs of Thomas L. Flowers

McCabe, Weisberg & Conway, LLC  
1420 Walnut Street, Suite 1501  
Philadelphia, PA 19102

PROPERTY ADDRESS: 8 CRESCENT DRIVE, NEW CUMBERLAND, PA 17070

UPI# 270000600190000000

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**