

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-000577

<u>Plaintiff(s)</u>		<u>Defendant(s)</u>
CSMC 2021-RPL3 TRUST	VS.	MARY J. NISPEL

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:

MARY J. NISPEL

ALL THOSE CERTAIN LOTS OR PIECES OF GROUND SITUATE IN THE CITY OF YORK, YORK COUNTY,
PENNSYLVANIA:

BEING KNOWN AS: 527 GIRARD AVE YORK, PA 17403

BEING PARCEL NUMBER: 12-428-20-0044.00-00000

IMPROVEMENTS: RESIDENTIAL PROPERTY

PROPERTY ADDRESS: 527 GIRARD AVENUE, YORK, PA 17403

UPI# 124282000440000000

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