

# SHERIFF'S SALE

NOTICE IS HEREBY GIVEN THAT

October 06, 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-002751**

**Plaintiff(s)**

U.S. BANK TRUST NATIONAL  
ASSOCIATION NOT IN ITS  
INDIVIDUAL CAPACITY BUT  
SOLELY AS OWNER TRUSTEE  
FOR RCAF ACQUISITION  
TRUST

vs.

**Defendant(s)**

DEBORAH L. LENTZ A/K/A DEBORAH L.  
POSEY  
THE UNITED STATES OF AMERICA

**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:**

DEBORAH L. LENTZ A/K/A DEBORAH L. POSEY  
THE UNITED STATES OF AMERICA

ALL THOSE CERTAIN LOTS OR PIECES OF GROUND SITUATE IN WINDSOR TOWNSHIP, YORK COUNTY,  
PENNSYLVANIA:

BEING KNOWN AS: 2033 PARKVIEW DRIVE RED LION, PA 17536

BEING PARCEL NUMBER: 53-000-24-0056.00-00000

IMPROVEMENTS: RESIDENTIAL PROPERTY

PROPERTY ADDRESS: 2033 PARKVIEW DRIVE, RED LION, PA 17356

UPI# 530002400560000000

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**