

SHERIFF'S SALE

NOTICE IS HEREBY GIVEN THAT

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-003435

Plaintiff(s)

FULTON BANK, N.A. F/K/A
FULTON BANK

VS.

Defendant(s)

FRANK JOSEPH KAHLER , JR. A/K/A FRANK
KAHLER
VALERIE M. KAHLER A/K/A VALERIE
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:

FRANK JOSEPH KAHLER , JR. A/K/A FRANK KAHLER
VALERIE M. KAHLER A/K/A VALERIE KAHLER

Frank Jospeh Kahler, Jr. a/k/a Frank Kahler and Valerie M. Kahler a/k/a Valerie Kahler, owners of property situate in Manchester, Newberry Township, York County, Pennsylvania, being

1090 Conewago Avenue, Manchester, PA 17345
Tax Parcel No. 39-000-02-0160.00-00000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$19,893.81

Attorney for Plaintiff
Marc A. Hess, Esquire / Henry & Beaver LLP

PROPERTY ADDRESS: 1090 CONEWAGO AVENUE, MANCHESTER, PA 17345

UPI# 390000201600000000

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