

SHERIFF SALES

Wednesday, July 12, 2023 at 10:00 AM

By virtue of various Writs of Execution issued out of the Court of Common Pleas of Lawrence County, Pennsylvania, there will be exposed to sale by public auction at the Lawrence County Government Center, Commissioners Meeting Room, First Floor, 430 Court St., New Castle, PA 16101 at the above date and time, the following described real estate, subject to the following TERMS OF SALE:

The following terms shall be complied with for each sale or continuation thereof:

1. All bidders must identify themselves prior to submitting a bid. Attorneys of record shall be presumed to be bidding for their client(s). No bid may be withdrawn.
2. If the defendant intends to bid, prior to the bidding they must submit to the Sheriff satisfactory proof that they will be able to comply with the bid. No bids will be accepted in excess of the submitted proof.
3. At the request of the plaintiff, any sale may be continued, postponed or cancelled.
4. All bids must be paid in full. The successful bidder shall pay unto the Sheriff, by cash, certified or cashiers' check, 10% within one hour after the sale and the balance within 7 days thereafter. If terms of sale are not met within the required time period, the property will be resold at 12:00 noon on the Third business day following the payment deadline at the Lawrence County Sheriff's Office, Government Center, 430 Court Street, New Castle, PA at the expense and risk of the person to whom it was struck off, who in case of deficiency on such sale shall make good the same.
5. Prior to the delivery of the Sheriff's deed, a successful bidder may assign their bid to a third party, in which case the realty transfer taxes shall be paid as if the assignee were the original successful bidder.
6. If a Third Party is the successful bidder, a Schedule of Distribution will be filed by the Sheriff in the Prothonotary's Office on the Wednesday following the date of sale and that distribution will be made in accordance with the Schedule unless exceptions are filed within TEN days thereafter.
7. Anyone placing a bid should check with an attorney for legal advice. The property you are bidding upon may be subject to unpaid taxes, liens or mortgages.
8. Any current & delinquent real estate taxes will be paid as part of the costs and before distribution to the plaintiff or any other party.

Sale No. 1

No. 10020-2022; Reverse Mortgage Solutions, Inc., Plaintiff vs. Kathleen Bongivengo aka Kathleen M. Bongivengo, Defendant. **Property address: 415 Boyles Avenue, New Castle, PA 16101. Parcel ID: #02-023000** (2nd Ward New Castle); Improvements consist of a residential dwelling. Judgment amount: \$33,822.86 plus interest, costs and attorney fees. Attorney: KML Law Group P.C.

Sale No. 2

No. 10999-2022; Wells Fargo Bank, N.A., Plaintiff vs. Robert J. Hamilton; Ashley N. Hamilton, Defendants. **Property address: 349 Presnar Drive, New Castle, PA 16105. Parcel ID: #25-013800** (Neshannock Township); Improvements thereon: Residential Dwelling. Judgment amount: \$136,424.25 plus interest, costs and attorney fees. Attorney: Brock & Scott, PLLC

Sale No. 3

No. 10049-2023; Fifth Third Bank, National Association, Plaintiff vs. Gary Bok and Lorene A. Bok, Defendants. All the right, title, interest and claim of Gary Bok and Lorene A. Bok of, in and to: All the following described real estate situated in the Township of Union, County of Lawrence, Commonwealth of Pennsylvania. Having erected thereon a dwelling. Book 1717, Page 676, Instrument No. 005292. **Property address: 502 Smithfield Street, New Castle, PA 16101. Parcel ID: #34-186200** (Union Township); Judgment amount: \$31,115.82 plus interest, costs and attorney fees. Attorney: Weltman, Weinberg & Reis Co., LPA

Sale No. 4

No. 11073-2022; Citizens Bank, N.A. s/b/m to Citizens Bank of Pennsylvania, Plaintiff vs. Paula Arkwright, Defendant. All that certain lot or piece of ground situate in 1st Ward, Borough of Ellwood City County of Lawrence, Commonwealth of Pennsylvania. **Property address: 1214 Beaver Avenue, Ellwood City, PA 16117. Parcel ID: #11-073600** (1st Ward Ellwood City); Improvements erected thereon. Judgment amount: \$55,074.07 plus interest, costs and attorney fees. Attorney: Law Office of Gregory Javardian, LLC.

Sale No. 5

No. 2023-10066; US Bank Trust National Association, not in its individual capacity but solely as Owner Trustee for VRMTG Asset Trust, Plaintiff vs. David R. Boyles, Defendant. **Property address: 519 7th Street, New Castle, PA 16102. Parcel ID: #07-071200** (7th Ward New Castle); Improvements consist of a residential dwelling. Judgment amount: \$39,871.70 plus interest, costs and attorney fees. Attorney: KML Law Group P.C.

Sale No. 6

No. 10616-2022; MidFirst Bank, Plaintiff vs. Ivan C. Gailey and Patricia K. Gailey, Defendants. **Property address: 219 North Scott Street, New Castle, PA 16101. Parcel ID: #03-046700 & 03-117300** (3rd Ward New Castle); Improvements consist of a residential dwelling. Judgment amount: \$38,505.68 plus interest, costs and attorney fees. Attorney: KML Law Group P.C.

Sale No. 7

No. 10119-2023; Cascade Funding Mortgage Trust HB5, Plaintiff vs. Avis Wingert, Defendant. **Property address: 273 Mccaslin Road, New Castle, PA 16101. Parcel ID: #22-105900** (Hickory Township); Improvements consist of a residential dwelling. Judgment amount: \$148,424.02 plus interest, costs and attorney fees. Attorney: KML Law Group P.C.

Sale No. 8

No. 50851-2015. Wayne Township Municipal Authority, Plaintiff vs. David L. Mihalko and Theresa T. Mihalko, Defendants. David L. Mihalko and Theresa T. Mihalko, owner(s) of property situate in Wayne Township, Lawrence County, Pennsylvania, **being: 5066 Ellwood Road, Wayne Township, Pennsylvania, 16117.** Improvements thereon: Residential property. **Parcel No. 36-015600.** (Wayne Township) Debt: \$7,443.65 plus interest, costs and attorney fees. Attorney: Portnoff Law Associates, Ltd.

Sale No. 9

No. 50031-2018. Wayne Township Municipal Authority, Plaintiff vs. Judith Jean Baker, Defendant. Judith Jean Baker, owner(s) of property situate in Wayne Township, Lawrence County, Pennsylvania, **being: 67 Portersville Road, Wayne Township, Pennsylvania, 16117**. Improvements thereon: Residential property. **Parcel No. 36-051600**. (Wayne Township) Debt: \$6,313.40 plus interest, costs and attorney fees. Attorney: Portnoff Law Associates, Ltd.

Sale No. 10

No. 51118-2017. Wayne Township Municipal Authority, Plaintiff vs. Kenneth R. Jones, Defendant. Kenneth R. Jones, owner(s) of property situate in Wayne Township, Lawrence County, Pennsylvania, **being: 784 Oswald Street, Wayne Township, Pennsylvania, 16117**. Improvements thereon: Residential property. **Parcel No. 36-072200**. (Wayne Township) Debt: \$5,921.16 plus interest, costs and attorney fees. Attorney: Portnoff Law Associates, Ltd.

Sale No. 11

No. 10938-2022. PNC Bank, National Association, Plaintiff vs. Kathleen Lutz, as Believed Heir and/or Administrator of the Estate of Lynn R. Campbell; Erwin Campbell, as Believed Heir and/or Administrator of the Estate of Lynn R. Campbell; Unknown Heirs and/or Administrators of the Estate of Lynn R. Campbell, Defendants. All that certain piece or parcel of land situate in the Township of Wayne, County of Lawrence, Commonwealth of Pennsylvania, bounded and described as follows to wit: Being the same property conveyed to Lynn R. Campbell, a single person who acquired title by virtue of a deed from Kathleen E. Lutz, at Executrix of the Estate of Mary Louise Campbell a/k/a Mary L. Campbell, deceased and Kathleen E. Lutz, a married person, and Erwin C. Campbell, a married person, as heirs of the Estate of Mary Louise Campbell a/k/a Mary L. Campbell, dated June 19, 2014, recorded June 20, 2014, at Document Number 2014-04782, Office of the Recorder of Deeds, Lawrence County, Pennsylvania. **Being: 1855 West Lawrence Avenue, Ellwood City, PA, 16117. Parcel No. 36-022000 & 36-022100**. (Wayne Township) Debt: \$26,681.66 plus interest, costs and attorney fees. Attorney: Manley Deas Kochalski, LLC

Sale No. 12

STAYED

Sale No. 13

No. 10031-2023; Deutsche Bank National Trust Company, as Indenture Trustee, for the Benefit of the Holders of the Aames Mortgage Investment Trust 2005-4 Mortgage Backed Notes, Plaintiff vs. Charles Attardi, Defendant. **Property address: 301 Boyles Avenue, New Castle, PA 16101. Parcel ID: #02-080000 & 02-295800** (2nd Ward New Castle); Improvements consist of a residential dwelling. Judgment amount: \$95,925.98 plus interest, costs and attorney fees. Attorney: KML Law Group P.C.

Sale No. 14

No. 10150-2023; MidFirst Bank, Plaintiff vs. Patrick J. Murphy, Sr., Defendant. **Property address: 704 Arlington Avenue, New Castle, PA 16101. Parcel ID: #05-043600** (5th Ward New Castle); Improvements consist of a residential dwelling. Judgment amount: \$37,619.52 plus interest, costs and attorney fees. Attorney: KML Law Group P.C.

Sale No. 15

No. 20978-2019. Enterprise Bank, Plaintiff vs. Leo F. Golba and Nicki Golba, Defendants. All that certain piece and parcel of real property situate in Neshannock Township, County of Lawrence, Pennsylvania, being more particularly described as follows: UNIT #5-A in "THE BRADFORDS, a Condominium" as identified on the Amended Plat of the "Map of the Bradfords" filed on September 15, 2004 in the Office of the Recorder of Deeds of Lawrence County, Pennsylvania at Condemnation Book Volume 4, Page 004. BEING the same premises which Golba Development, Limited Liability Company, also known as Golba Development L.L.C., By: Leo F. Golba and Nicki L. Golba, Members, by the deed dated 10/24/2005 and recorded 10/25/2005 in the Recorder's Office of Lawrence County in Deed Book Volume 2074, at Page 513, granted and conveyed unto Leo F. Golba and Nicki L. Golba, husband and wife. Improvements thereon: CONDO 5A. **Being: 136 Abbey Road, New Castle, PA 16105. Parcel No. 25-415939.** (Neshannock Township) Debt: \$196,984.33 plus interest, costs and attorney fees. Attorney: Daniel P. Branagan, Dentons Cohen & Grigsby P.C.

Sale No. 16

No. 10087-2023. Pennsylvania Housing Finance Agency, Plaintiff vs. Jennifer Lynn Troxell and Daniel Edward Troxell III, each in their capacity as heirs of Sandra Lee Troxell a/k/a Sandra L. Troxell, Deceased and Ernest M. Crawford, III, as Administrator of the Estate of Sandra Lee Troxell an/k/a Sandra L. Troxell, Deceased, Defendants. All that certain lot or piece of ground situate in the City of New Castle, Cty of Lawrence, and Cmwlth of PA. HET a dwg k/a. **Being: 1408 Harlansburg Road, New Castle, PA 16101. Parcel No. 22-029800.** (Hickory Township) Debt: \$76,504.97 plus interest, costs and attorney fees. Attorney: Vitti Law Group

Sale No. 17

No. 10932-2022; Nationstar Mortgage LLC, Plaintiff vs. Marcella J. Klenotic a/k/a Marcell Joan Klenotic; Individually and as known Heir of Mary Ann Klenotic, deceased; Catherine A. Laughlin, Individually and as known Heir of Mary Ann Klenotic, deceased, Unknown Heirs, Successors, Assigns and All Persons, Firms or Associations Claiming Right, Title or Interest from or under Mary Ann Klenotic, deceased, Defendants. All that certain piece, parcel of lot of land, situate, lying and being in Township of Union, County of Lawrence and State of Pennsylvania, being known and designated as all of lot no. 23 and 10 (10) feet on the west side of lot no. 24 in the H.V. Brown plot of lots as recorded in plot book volume 11, page 49 in the Office of the Recorder of Lawrence County, Pennsylvania, being more particularly bounded and described as follows; to wit: Bounded on the south by a twenty (20) foot alley; on the east by lands of Yakopovich; on the north by Brown Street and on the west by Garden Street, having frontage on Brown Street of sixty-eight and seventy-nine hundredths (68.79) feet and extending back a distance to the alley on the south a distance of one hundred twenty (120) feet. **Property Address: 1707 Brown Street, New Castle, PA 16101. Parcel ID: #34-170000** (Union Township). Judgment amount: \$85,859.77 plus interest, costs and attorney fees. Attorney: LOGS Legal Group LLP

Sale No. 18

No. 11096-2022; Reverse Mortgage Funding LLC, Plaintiff vs. Russell Howell, known Heir of Lawrence R. Howell, Jr., deceased; Unknown Heirs, Successors, Assigns and All Persons, Firms or Associations Claiming Right, Tile or Interest from or under Lawrence R. Howell, Jr., deceased, Defendants. All that certain piece, parcel or lot of land, situate, lying and being in Neshannock Township, Lawrence County, Pennsylvania, being known and designated as Lot No. 109 in Section E in Beechwood Acres Plan of Lots, a plot of which is of record in the Recorder's Office of Lawrence County, Pennsylvania, in

Plot Book Volume 12, Page 36, and being more particularly bounded and described as follows; Beginning at a point in the center line of Shady Land where the same is intersected by the dividing line between lots numbered 109 and 108 in said plan, thence along the said dividing line South 11 degrees 19' East a distance of two hundred (200) feet to a point; thence South 78 degrees 41' West, a distance of seventy-five (75) feet to a point on the dividing the line between lots numbers 109 and 110 in said plan; thence along the said dividing line North 11 degrees 19' West, a distance of two hundred (200) feet to a point a the center line of Shady Lane; thence along the center line of Shady Lane, North 78 degrees 41' East a distance of seventy-five (75) feet to the place of beginning. **Property Address: 430 Shady Lane, New Castle, PA 16105. Parcel ID: #25-183200** (Neshannock Township). Judgment amount: \$71,320.59 plus interest, costs and attorney fees. Attorney: LOGS Legal Group LLP

Sworn to and subscribed before me this 24th day of May 2023.

Perry L. Quahliero
Sheriff

Legal: June 5, 12 & 19 of 2023

Sheriff Sales Continued from May 10, 2023 to July 12, 2023

Sale No. 5

No. 2022-10950; Citizens Bank, N.A. s/b/m to Citizens Bank of Pennsylvania, Plaintiff vs. Daniel A. Monaco; Teresa M. Monaco, Defendants. All that certain piece, parcel or lot of land situate, lying and being in Littler Beaver Township, Lawrence County, Pennsylvania. **Property address: 574 Cook Road, New Galilee, PA 16141. Parcel ID: #23-045201** (Little Beaver Township); Improvements erected thereon. Judgment amount: \$104,598.53 plus interest, costs and attorney fees. Attorney: Law Office of Gregory Javardian, LLC.

Sale No. 7

No. 10894-2021; Wilmington Savings Fund Society, FSB, not individually but solely as trustee for Finance of America Structured Securities Acquisition Trust 2018-HB1, Plaintiff vs. Mary Ann Zocolo, Defendant. All that certain piece, parcel and lot of land, situate, lying and being in North Beaver Township, Lawrence County, Pennsylvania, being (known and identified as Lot No 101 in the Harman Plan of Lots as recorded in Lawrence County Plot Book Volume 22, Page 160, being more particularly bounded and described as follows: Beginning at an iron pin on the West line of the Smalls Ferry Road T-312, said iron pin being the southeast corner of the parcel herein conveyed; thence South 88 degrees 58 minutes 00 seconds West along the line of Lot No. 102 in the aforesaid Plan of lots and lands identified as Parcel "A" in the aforesaid Plan of lots a distance of 1063.84 feet to an iron pin along line of lands now or formerly of Ronald Martin; thence North 01 degrees 00 minutes 00 seconds West a distance of 285.00 feet to an iron pin, thence North 88 degrees 58 minutes 00 seconds East along line of lands now or formerly of John Wallace and Delta McKim a distance of 1054.48 feet to a point on the West line of Smalls Ferry Road; thence South 02 degrees 52 minutes 54 seconds East along the westerly line of Smalls Feny Road a distance of 285.15 feet to an iron pin, being the place of beginning, and containing 6.930 acres. Under and Subject to an existing overhead Pennsylvania Power

Company Transmission Line, running along the northern property line of said parcel. Being the same property conveyed to Mary Ann Zocolo, as Surviving tenant by the entirety William A. Zocolo and Mary Ann Zocolo, his wife, by deed from Green Acres Development Company, Inc. dated June 9, 1997, recorded August 5, 1997 in Lawrence County Recorder of Deeds in Book 1366 Page 579. The said William Zocolo departed this life on April 5, 2015, leaving Mary Ann Zocolo, as Surviving tenant by the entirety NOTE: Being PIN Tax Map of the Township of North Beaver, County of Lawrence. **Property Address: 576 Smalls Ferry Road, New Castle, PA 16102. Parcel ID: #26-064301** (North Beaver Township). Judgment amount: \$201,533.09 plus interest, costs and attorney fees. Attorney: LOGS Legal Group LLP

Sale No. 8

No. 2022-10841; U.S. Bank Trust National Association, not in its individual capacity but solely as Owner Trustee for RCF 2 Acquisition Trust c/o U.A. Bank Trust National Association, Plaintiff vs. Michael J. Ferruchie; Jessica E. Rogan, Defendants. All that certain piece, parcel, or lot of land situate in the Fifth Ward of The Borough of Ellwood City, Lawrence County, Pennsylvania. **Property address: 817 Sunset Blvd., Ellwood City, PA 16117. Parcel ID: #15-016900** (5th Ward Ellwood City). Judgment amount: \$53,958.17 plus interest, costs and attorney fees. Attorney: RAS Citron

Sheriff Sales Continued from March 8, 2023 to July 12, 2023

Sale No. 6

No. 10429-2022; Flagstar Bank, FSB, Plaintiff vs. Justin A. Joseph, Defendant. All that certain lot or piece of ground situate in New Castle, County of Lawrence, and Commonwealth of Pennsylvania. Improvement: a Residential Dwelling. **Property Address: 1215 Huron Avenue, New Castle, Pennsylvania 16101. Parcel ID: #04-110700** (4th New Castle). Judgment amount: \$36,179.46 plus interest, costs and attorney fees. Attorney: Powers Kirn, LLC

Sheriff Sales Continued from January 11, 2023 to July 12, 2023

Sale No. 3

No. 2016-10528; Bank of America, N.A., Plaintiff vs. Kristen A. Paglia, Defendant. All those certain lots or pieces of ground situate in the Township of Union, Lawrence County, Pennsylvania. **Property address: 2012 Pine Dr, New Castle, PA 16101. Parcel ID: #34-246800** (Union Township); Improvements: Residential property. Judgment amount: \$101,067.22 plus interest, costs and attorney fees. Attorney: RAS Citron

Sale No. 5

No. 2022-10024; Amerihome Mortgage Company, LLC, Plaintiff vs. William Mullins; Lorrie Mullins, Defendants. **Property address: 284 South Atlantic Avenue, New Castle, PA 16101. Parcel ID: #34-017900** (Union Township); Improvements thereon: Residential Dwelling. Judgment amount: \$67,327.93 plus interest, costs and attorney fees. Attorney: Brock & Scott, PLLC

Sheriff Sales Continued from July 13, 2022 to July 12, 2023

Sale No. 7

No. 50733-2016. City of New Castle, Plaintiff vs. Vakia J. Armstrong and United States of America, Defendants. Vakia J. Armstrong and United States of America, owner(s) of property situate in New Castle, Lawrence County, Pennsylvania, **being: 6 Culbertson, New Castle, Pennsylvania**. Improvements thereon: Residential property. **Parcel No. 04-076500**. Debt: \$1,266.50 plus interest, costs and attorney fees. Attorney: Portnoff Law Associates, Ltd.

Sale No. 8

No. 50640-2019. Wilmington Area School District, Plaintiff vs. Christopher L. Widmyer, Defendant. Christopher L. Widmyer, owner(s) of property situate in Pulaski Township, Lawrence County, Pennsylvania, **being: 605 State Route 208, Pulaski Township, Pennsylvania, 16143**. Improvements thereon: Residential property. **Parcel No. 29-092000**. (Pulaski Township) Debt: \$2,370.46 plus interest, costs and attorney fees. Attorney: Portnoff Law Associates, Ltd.

Sale No. 13

No. 10086-2022. First National Bank of Pennsylvania, Plaintiff vs. Diane E. Berkebile, a/k/a Diane E. Stickle, Defendant. All the right, title, interest and claim of Diane E. Berkebile, a/k/a Diane E. Stickle of, in and to the following described property: All that certain real estate situated in the 2nd Ward of The City of New Castle, County of Lawrence and Commonwealth of Pennsylvania per deed dated September 15, 1992 and recorded on September 24, 1992 in The Office of the Recorder of Deeds of Lawrence County, Pennsylvania at Deed Book Volume 1048, Page 408 and per certain Quit Claim Deed dated March 16, 2016, and recorded on March 30, 2016 in the Office of the Recorder of Deeds of Lawrence County Pennsylvania at Instrument No. 2016-002329. Having erected thereon a dwelling. **Being: 142 East Garfield Avenue, New Castle, PA 16105. Parcel No. 02-016800** (2nd Ward City of New Castle). Debt: \$29,101.62 plus interest, costs and attorney fees. Attorney: David W. Raphael

Sheriff Sales Continued from March 9, 2022 to July 12, 2023

Sale No. 1

No. 50669-2016. City of New Castle, Plaintiff vs. Katrina V. Frank, Defendant, owner (s) of property situate in the Second Ward, New Castle, Lawrence County, Pennsylvania, **being: 806 Neshannock Boulevard, New Castle, Pennsylvania 16101**. Improvements thereon: Residential property. **Parcel No. 02-299800** Debt: \$4,745.38 plus interest, costs and attorney fees. Attorney: Portnoff Law Associates, Ltd.

Sheriff Sales Continued from January 12, 2022 to July 12, 2023

Sale No. 1

No. 10791-2017; U.S. Bank, N.A., as Trustee for Manufactured Housing Contract Senior/subordinate Pass-Through Certificate Trust 1998-6, Plaintiff vs. Melanie K. Miller and Charles W. Miller, Defendants. **Property address: RD3 Box 234B, a/k/a Rt. 956 Box 512, a/k/a 512 State Route 956, Volant, PA 16156. Parcel ID: #30-087200** (Scott Township); Improvements: Residential property. Judgment amount: \$75,765.38 plus interest, costs and attorney fees. Attorney: RAS Citron

Sheriff Sales continued from May 2020 to July 12, 2023

Sale No. 4

No. 50984-2016. City of New Castle vs. Cassandra Lascola, Defendant. Cassandra Lascola, owner(s) of property situate in the Third Ward, New Castle, Lawrence County, Pennsylvania, **being: 719 Chestnut Street, New Castle, Pennsylvania**. Improvements thereon: Residential property. **Parcel No. 03-113600**. Debt: \$4,701.76 plus interest, costs and attorney fees. Attorney: Portnoff Law Associates, Ltd.

Sale No. 13

No. 50992-2016. City of New Castle vs. Jodi L. Hookway, owner(s) of property situate in the 5th Ward, New Castle, Lawrence County, Pennsylvania **being: 811 Pollock Avenue, New Castle, Pennsylvania 16101**. Tax Parcel **No. 05-023200**. Improvements thereon: residential Property. Debt No.: \$4,930.67 plus interest, costs and attorney fees. Attorney: Portnoff Law Associates, Ltd.

Sheriff Sales Continued from January 8, 2020 to July 12, 2023

Sale No. 3

No. 50449 of 2016. City of New Castle, Plaintiff vs. Jay Fulvi and Michelle Cox, Defendants. All that certain piece, parcel or lot of land situate, lying and being in the Second Ward, City of New Castle, Lawrence County, Pennsylvania, being known and designated as Lot No. 9 in the plan of lots laid out by G.W. Moody and A.P. Ramsey and known as the Moody and Ramsey Plan of Lots, and being also known and designated as Lot No. 75 in Section 23 of the Official Survey of the City of New Castle, and being more particularly bounded and described as follows, to-wit: Beginning at a point where the Southerly line of Winter Avenue intersects the dividing line between Lots, Nos. 9 and 10 in said Plan; thence in a Southerly direction along said dividing line between Lots Nos. 9 and 10, a distance of 127 feet, more or less, to a point where said line is intersected by dividing line between Lots 9 and 16 in said Plan, thence in a Westerly direction along said dividing line between Lots Nos. 9 and 16, a distance of 50 feet, more or less, to a point where said dividing line is intersected by the dividing line between Lots Nos. 8 and 9 in said Plan; thence in a Northerly direction along said dividing line between Lots Nos. 8 and 9, a distance of 127 feet, more or less, to a point where said dividing line is intersected by the Southerly line of Winter Avenue, thence Eastwardly along the southerly line of Winter Avenue. A distance of 50 feet, more or less, to the place of beginning. **Property address: 514 E. Winter Avenue, New Castle, PA 16105. Parcel ID: #02-135000** (City of New Castle, 2nd Ward) Judgment amount: \$5,339.97 plus interest, costs and attorney fees. Attorney: Portnoff Law Associates, LTD.

Sheriff Sales Continued from November 12, 2019 to July 12, 2023

Sale No. 14

No. 50550 of 2017. City of New Castle, Plaintiff vs. Danielle S. Palumbo and James B. Lombardo, Defendants. **Property address: 717 E. Long Avenue, New Castle PA 16101. Parcel ID: #04-195600** (City of New Castle, 4th Ward). Improvements: Residential Property. Judgment amount: \$5,046.47 plus interest, costs and attorney fees. Attorney: Robert P. Daday.

Sheriff Sales continued from September 2019 to July 12, 2023

Sale No. 16

No. 50601 of 2016. City of New Castle, Plaintiff vs. Cheryl A. Lucchesi, Defendant. **Property address: 311 Shaw Street, New Castle PA 16101. Parcel ID: #02-051900** (City of New Castle, 2nd Ward). Improvements: Residential Property. Judgment amount: \$4,955.84 plus interest, costs and attorney fees. Attorney: Robert P. Daday.

