

By virtue of Writ of Execution issued out of the Court of Common Pleas; Civil Division of the County of Bucks to me directed; will be sold at public sale on Friday, February 11, 2022 at 11:00 AM prevailing time, virtually online at <https://www.bid4assets.com>.

- 1 Writ of Execution: 2013-07492
Receipt Number: 2021 1 13231
Off Tax Parcel: 31-042-101
Real Debt: \$301,554.62
Attorney for Plt: Samantha Gable
JPMORGAN CHASE BANK, NATIONAL ASSOCIATION VS. KELLYANN TAYLOR, 43 SERENE DRIVE, HOLLAND. MESSUAGE AND TRACT IN THE TOWNSHIP OF NORTHAMPTON.
- 2 Writ of Execution: 2014-03471
Receipt Number: 2021 1 13205
Adjourned to 3/11/2022 Tax Parcel: 23-027-157
Real Debt: \$114,083.98
Attorney for Plt: Michael McKeever
U.S BANK NATIONAL ASSOCIATION (TRUSTEE FOR THE PENNSYLVANIA HOUSING FINANCE AGENCY) VS. MARIA RAMOS A/K/A MARIA D. RAMOS, JUAN RUGLIANCICH AKA JUAN CARLOS RUGLIANCICH, 2598 DANIELS LANE, QUAKERTOWN. MESSUAGE AND TRACT IN THE TOWNSHIP OF MILFORD.
- 3 Writ of Execution: 2015-06034
Receipt Number: 2021 1 05709
Off Tax Parcel: 06-014-023
Real Debt: \$355,214.70
Attorney for Plt: Adam Friedman
US BANK TRUST NA AS TRUSTEE OF THE SCIG SERIES III TRUST VS. KAREN TORTORELLA, ERMA E TORTORELLA. 5026 YORK ROAD, DOYLESTOWN. MESSUAGE AND TRACT IN THE TOWNSHIP OF BUCKINGHAM.
- 4 Writ of Execution: 2015-06130
Receipt Number: 2021 1 10894
Adjourned to 4/8/2022 Tax Parcel: 48-025-097
Real Debt: \$287,142.10
Attorney for Plt: Samantha Gable
U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR HARBORVIEW MORTGAGE LOAN TRUST 2005-12, MORTGAGE LOAN PASS-THROUGH CERTIFICATES, SERIES 2005-12 VS. GENNADY KRECHNER, 780 NEWBURY COURT, SOUTHAMPTON. MESSUAGE AND TRACT IN THE TOWNSHIP OF UPPER SOUTHAMPTON.
- 5 Writ of Execution: 2015-07473
Receipt Number: 2021 1 13239
Off Tax Parcel: 05-007-070
Real Debt: \$2,254.86
Attorney for Plt: Robert Daday
BRISTOL TOWNSHIP VS. JEREMY DURKIN, 510 PRINCESS AVENUE, BRISTOL. MESSUAGE AND TRACT IN THE TOWNSHIP OF BRISTOL.

- 6 Writ of Execution: 2015-07900
Receipt Number: 2021-1-11434
Adjourned to 4/8/2022 Tax Parcel: 39-008-366-404
Real Debt: \$78,451.03
Attorney for Plt: Stephanie Walczak
NEWREZ LLC DBA SHELLPOINT MORTGAGE SERVICING VS. DONALD W. PRICE,
404 MEWS DRIVE, SELLERSVILLE. MESSUAGE AND TRACT PARTLY IN THE
BOROUGH OF SELLERSVILLE AND PARTLY IN THE BOROUGH OF PERKASIE.
- 7 Writ of Execution: 2016-06313
Receipt Number: 2021 1 10998
Adjourned to 3/11/2022 Tax Parcel: 02-094-138
Real Debt: \$209,378.92
Attorney for Plt: Meredith Wooters
U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR CITIGROUP MORTGAGE
LOAN TRUST INC., MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2005-7 VS.
PAUL J. GARDNER, AKA PAUL GARDNER, MIRIAM L. ELLIS, 538 PRINCETON
COURT, BENSALEM. MESSUAGE AND TRACT IN THE TOWNSHIP OF BENSALEM.
- 8 Writ of Execution: 2016-06739
Receipt Number: 2021 1 10773
Adjourned to 4/8/2022 Tax Parcel: 24-007-051
Real Debt: \$478,849.26
Attorney for Plt: Brock and Scott
WELLS FARGO BANK, N.A. VS. NATTLEY VEENSTRA, MARK L. FOSTER, 831
CROWN STREET, MORRISVILLE. MESSUAGE AND TRACT IN THE BOROUGH OF
MORRISVILLE.
- 9 Writ of Execution: 2017-01281
Receipt Number: 2021 1 12644
Adjourned to 3/11/2022 Tax Parcel: 49-019-177
Real Debt: \$492,911.81
Attorney for Plt: Christopher DeNardo
SELENE FINANCE, LP VS. STEVEN ZOLK, 386 LEMON STREET, WARMINSTER.
MESSUAGE AND TRACT IN THE TOWNSHIP OF WARMINSTER.
- 10 Writ of Execution: 2017-02680
Receipt Number: 2018 1 21197
Adjourned to 4/8/2022 Tax Parcel: 22-065-239
Real Debt: \$41,156.80
Attorney for Plt: Emmanuel Argentieri
U.S. BANK NATIONAL ASSOCIATION AS LEGAL TITLE TRUSTEE FOR TRUMAN
2016-SC6 TITLE TRUST VS. DONNA MARIE LAGHJICHI A/K/A DONNAMARIE
LAGHJICHI, 72 QUARRY ROAD, LEVITTOWN. MESSUAGE AND TRACT IN THE
TOWNSHIP OF MIDDLETOWN.
- 11 Writ of Execution: 2017-03455
Receipt Number: 2021 1 12625
Adjourned to 4/8/2022 Tax Parcel: 44-014-106
Real Debt: \$9,421.92
Attorney for Plt: Robert Daday
PALISADES SCHOOL DISTRICT VS. MARIO GIUDICE, ROSEMARIE GIUDICE,
UNITED STATES OF AMERICA, 26 BRICK CHURCH ROAD, PIPERSVILLE.
MESSUAGE AND TRACT IN THE TOWNSHIP OF TINICUM.

- 12 Writ of Execution: 2017-04105
 Receipt Number: 2021 1 12568
 Adjourned to 4/8/2022 Tax Parcel: 12-006-001-001
 Real Debt: \$257,405.05
 Attorney for Plt: Christopher DeNardo
 U.S. BANK NATIONAL ASSOCIATION AS TRUSTEE SUCCESSOR IN INTEREST TO BANK OF AMERICA NATIONAL ASSOCIATION, AS TRUSTEE, SUCCESSOR BY MERGER TO LASALLE BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR THE MERRILL LYNCH 2007-3, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2007-3 VS. NATHAN WEAVER, AMBER WEAVER, 6004 AXE HANDLE ROAD, QUAKERTOWN. MESSAGE AND TRACT PARTLY IN THE TOWNSHIP OF RICHLAND AND PARTLY IN THE TOWNSHIP OF EAST ROCKHILL.
- 13 Writ of Execution: 2017-05963
 Receipt Number: 2021 1 05710
 Adjourned to 3/11/2022 Tax Parcel: 53-012-072-004
 Real Debt: \$613,798.29
 Attorney for Plt: Adam Friedman
 US BANK TRUSTEE NATIONAL ASSOCIATION AS TRUSTEE OF THE CABANA SERIES IV TRUST VS. STACEY METSIKAS, MANUEL METSIKAS. 66 PENN OAK TRAIL, NEWTOWN. MESSAGE AND TRACT IN THE TOWNSHIP OF WRIGHTSTOWN.
- 14 Writ of Execution: 2017-07929
 Receipt Number: 2019 1 17760
 Adjourned to 4/8/2022 Tax Parcel: 44-026-003-003
 Real Debt: \$88,080.86
 Attorney for Plt: Gregory Javardian
 CITIZENS BANK OF PENNSYLVANIA VS. RICHARD ROLISON, MEGAN D. ROLISON, 14 STAGECOACH ROAD, PIPERSVILLE. MESSAGE AND TRACT IN THE TOWNSHIP OF TINICUM.
- 15 Writ of Execution: 2017-08156
 Receipt Number: 2020 1 04661
 Adjourned to 4/8/2022 Tax Parcel: 28-005-087-027
 Real Debt: \$432,006.93
 Attorney for Plt: M. Troy Freedman
 U.S. BANK NATIONAL ASSOCIATION NOT IN ITS INDIVIDUAL CAPACITY BUT SOLEY AS TRUSTEE FOR THE RMAC TRUST, SERIES 2016-CTT VS. ARLENE M. COLLIGON AKA ARLENE COLLIGON, 5 WATSON MILL LANE, NEWTOWN. MESSAGE AND TRACT IN THE BOROUGH OF NEWTOWN.
- 16 Writ of Execution: 2018-00853
 Receipt Number: 2021 1 10892
 From 12/10/2021 Sale Tax Parcel: 25-001-002-d11
 Real Debt: \$215,152.38
 Attorney for Plt: Robert Flacco
 U.S. BANK TRUST NATIONAL ASSOCIATION AS TRUSTEE FOR BLUEWATER INVESTMENT TRUST 2017-1 VS. MICHAEL HAUSE, IN HIS CAPACITY AS HEIR OF JOSEPH H. HAUSE AKA JOSEPH HAUSE, DECEASED; UNKNOWN HEIRS, SUCCESSORS ASSIGNS, AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER JOSEPH H. HAUSE AKA JOSEPH HAUSE, DECEASED, 411 FERRIS LANE, DOYLESTOWN. MESSAGE AND TRACT IN THE BOROUGH OF NEW BRITAIN.
- Sold to Sina Cristinzio
 \$221,000.00

- 17 Writ of Execution: 2018-00902
 Receipt Number: 2021 1 09922
 Off Tax Parcel: 41-002-060-005
 Real Debt: \$2,441,135.92
 Attorney for Plt: Andrew Marley
 WILMINGTON SAVINGS FUND SOCIETY, FSB, DOING BUSINESS AS CHRISTIANA TRUST, NOT IN ITS INDIVIDUAL CAPACITY, BUT SOLELY AS TRUSTEE FOR BCAT 2015-14BTT VS. LEONARD LURYE, REGINA SPIVAK-LURYE, UNITED STATES OF AMERICA, 110 AUTUMN TRACE DRIVE, NEW HOPE. MESSAGE AND TRACT IN THE TOWNSHIP OF SOLEBURY.
- 18 Writ of Execution: 2018-01959 **Sold to Attorney**
 Receipt Number: 2021 1 12949 **\$1,235.87**
 Tax Parcel: 05-059-272
 Real Debt: \$268,056.12
 Attorney for Plt: Christopher DeNardo
 NATIONSTAR MORTGAGE LLC D/B/A MR. COOPER VS. GAIL WALKER, 803 BAYARD STREET, BRISTOL. MESSAGE AND TRACT IN THE TOWNSHIP OF BRISTOL.
- 19 Writ of Execution: 2018-03109
 Receipt Number: 2021 1 10627
 Adjourned to 4/8/2022 Tax Parcel: 50-035-187-024-244
 Real Debt: \$181,435.48
 Attorney for Plt: Emmanuel Argentieri
 U.S. BANK NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS TRUSTEE FOR THE RMAC TRUST, SERIES 2016-CTT VS STEVEN KITTY, UNITED STATES OF AMERICA, DEPARTMENT OF THE TREASURY - INTERNAL REVENUE SERVICE, 244 SASSAFRAS COURT, WARRINGTON. MESSAGE AND TRACT IN THE TOWNSHIP OF WARRINGTON.
- 20 Writ of Execution: 2018-03174
 Receipt Number: 2021 1 10408
 Adjourned to 5/13/2022 Tax Parcel: 05-037-070
 Real Debt: \$183,110.33
 Attorney for Plt: Chelsea Nixon
 LAKEVIEW LOAN SERVICING LLC. VS. CHRIS MICHAEL HIEL JR., 23 WHITEWOOD DRIVE, LEVITTOWN. MESSAGE AND TRACT IN THE TOWNSHIP OF BRISTOL.
- 21 Writ of Execution: 2018-04166
 Receipt Number: 2021 1 07810
 Adjourned to 4/8/2022 Tax Parcel: 34-049-012
 Real Debt: \$144,784.82
 Attorney for Plt: Michael McKeever
 WILMINGTON SAVINGS FUND SOCIETY, FSB, DBA CHRISTIANA TRUST, NOT INDIVIDUALLY BUT AS TRUSTEE FOR PRETIUM MORTGAGE ACQUISITION TRUST VS. MICHAEL E. FORAN, PAULA L. FORAN, 4522 LOUISE ST CLAIRE DRIVE, DOYLESTOWN. MESSAGE AND TRACT IN THE TOWNSHIP OF PLUMSTEAD.

- 22 Writ of Execution: 2018-05125
Receipt Number: 2018 1 20070
Adjourned Tax Parcel: 36-039-044-003
to Real Debt: \$246,385.91
5/13/2022 Attorney for Plt: Stephen Hladik
MTGLQ INVESTORS, LP VS. JAMES M. STREFELER, JULIE E. STREFELER, 66 ROCKY
RIDGE ROAD, QUAKERTOWN. MESSUAGE AND TRACT IN THE TOWNSHIP OF
RICHLAND.
- 23 Writ of Execution: 2018-06011
Receipt Number: 2021 1 12848
Adjourned Tax Parcel: 02-049-114
to Real Debt: \$332,095.21
3/11/2022 Attorney for Plt: Terrence McCabe
U.S BANK TRUST NATIONAL ASSOCIATION NOT IN ITS INDIVIDUAL CAPACITY
BUT SOLELY AS TRUSTEE OF LSF9 MASTER PARTICIPATION TRUST VS. TIMOTHY
P. BECKEL, JEANETTE BECKEL A/K/A JEANETTE P. BECKEL, 2472 BRANDON
COURT, BENSLEM. MESSUAGE AND TRACT IN THE TOWNSHIP OF BENSLEM.
- 24 Writ of Execution: 2018-07159
Receipt Number: 2019 1 19604
Off Tax Parcel: 50-020-093
Real Debt: \$235,618.05
Attorney for Plt: Gregory Javardian
CITIZENS BANK OF PENNSYLVANIA VS. RUDOLPH NASH A/K/A RUDOLPH NASH,
SR., DEBORAH NASH, UNITED STATES OF AMERICA, 110 GREENFIELD LANE,
WARRINGTON. MESSUAGE AND TRACT IN THE TOWNSHIP OF WARRINGTON.
- 25 Writ of Execution: 2018-07177
Receipt Number: 2021 1 13238
Adjourned Tax Parcel: 05-022-451.005
to Real Debt: \$4,120.97
4/8/2022 Attorney for Plt: Robert Daday
BRISTOL TOWNSHIP VS. VINCENT CAPUTO, 1501 MOTT STREET, BRISTOL.
MESSUAGE AND TRACT IN THE TOWNSHIP OF BRISTOL.
- 26 Writ of Execution: 2018-07491
Receipt Number: 2021 1 13300
Adjourned Tax Parcel: 04-023-025
to Real Debt: \$86,174.52
4/8/2022 Attorney for Plt: Christopher DeNardo
DEUTSCHE BANK NATIONAL TRUST COMPANY AS TRUSTEE FOR HARBORVIEW
MORTGAGE LOAN TRUST MORTGAGE PASS THROUGH CERTIFICATES, SERIES
2006-8 VS. SUSAN J. EARNEST, 438 WASHINGTON STREET, BRISTOL. MESSUAGE
AND TRACT IN THE BOROUGH OF BRISTOL.
- 27 Writ of Execution: 2019-00266
Receipt Number: 2021 1 10381
Adjourned Tax Parcel: 49-038-027
to Real Debt: \$252,722.30
4/8/2022 Attorney for Plt: Brock and Scott
WELLS FARGO BANK, N.A. VS. ALICE MARELIA, 1241 KEMPER DRIVE,
WARMINSTER. MESSUAGE AND TRACT IN THE TOWNSHIP OF WARMINSTER.

- 28 Writ of Execution: 2019-00311
Receipt Number: 2021 1 12691
Adjourned to Tax Parcel: 44-011-050-007
to Real Debt: \$9,613.08
3/11/2022 Attorney for Plt: Robert Daday
PALISADES SCHOOL DISTRICT VS. BRENDAN E. RINEHOLD EXECUTOR OF THE ESTATE OF EARL B. RINEHOLD, 77 FRANKENFIELD ROAD, OTTSVILLE. MESSAGE AND TRACT IN THE TOWNSHIP OF TINICUM.
- 29 Writ of Execution: 2019-00422
Receipt Number: 2021 1 12690
Adjourned to Tax Parcel: 43-003-009
to Real Debt: \$8,586.32
4/8/2022 Attorney for Plt: Robert Daday
SOUDERTON AREA SCHOOL DISTRICT VS. HOWARD B. WENGER, PAMELA V. WENGER, 9 E. CENTRAL AVENUE, TELFORD. MESSAGE AND TRACT IN THE BOROUGH OF TELFORD.
- 30 Writ of Execution: 2019-00477
Receipt Number: 2019 1 11475
Adjourned to Tax Parcel: 41-008-013-003
to Real Debt: \$463,228.54
4/8/2022 Attorney for Plt: Kevin Cummings
U.S. BANK TRUST, NATIONAL ASSOCIATION, AS TRUSTEE OF THE CABANA SERIES III TRUST VS. HARRY A. DEBARI, NANCY K. HOM, UNITED STATES OF AMERICA, 6054 HONEY HOLLOW ROAD, DOYLESTOWN. MESSAGE AND TRACT IN THE TOWNSHIP OF SOLEBURY.
- 31 Writ of Execution: 2019-00581
Receipt Number: 2021 1 10891
Adjourned to Tax Parcel: 22-088-052
to Real Debt: \$54,451.91
4/8/2022 Attorney for Plt: Robert Flacco
US BANK TRUST NATIONAL ASSOCIATION NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR VRMTG ASSET TRUST VS. LOUIS PANNELLA IN HIS CAPACITY AS HEIR OF LOUIS R. PANNELLA AKA LOUIS RICHARD PANNELLA, DECEASED; MICHAEL PANNELLA IN HIS CAPACITY AS HEIR OF LOUIS R. PANNELLA AKA LOUIS RICHARD PANNELLA; UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER LOUIS R. PANNELLA AKA LOUIS RICHARD PANNELLA, 24 BLACK EYED SUSAN ROAD, LANGHORNE. MESSAGE AND TRACT IN THE TOWNSHIP OF MIDDLETOWN.
- 32 Writ of Execution: 2019-01773
Receipt Number: 2021 1 08538
Adjourned to Tax Parcel: 22-028-085
to Real Debt: \$505,779.08
3/11/2022 Attorney for Plt: Adam Friedman
U.S. BANK TRUST NATIONAL ASSOCIATION AS TRUSTEES OF THE IGLOO SERIES IV TRUST VS. JOANNE M. TRUJILLO, 522 VALLEY VIEW ROAD, LANGHORNE. MESSAGE AND TRACT IN THE TOWNSHIP OF MIDDLETOWN.

- 33 Writ of Execution: 2019-03324
Receipt Number: 2021 1 11712
Off Tax Parcel: 05-009-299
Real Debt: \$232,413.26
Attorney for Plt: Brock and Scott
TRUIST BANK FORMERLY KNOWN AS BRANCH BANKING AND TRUST COMPANY
VS. WILLIAM L. SHAW, MARGARET MARY SHAW AKA MARGARET MARY T.
SHAW, 1709 SUSAN AVENUE, CROYDON. MESSUAGE AND TRACT IN THE
TOWNSHIP OF BRISTOL.
- 34 Writ of Execution: 2019-03928
Receipt Number: 2021 1 12357
Adjourned to 4/8/2022 Tax Parcel: 50-030-123
Real Debt: \$367,198.88
Attorney for Plt: Brock and Scott
FREEDOM MORTGAGE CORPORATION VS. BRUCE M. BELT AKA BRUCE BELT,
CAROLINE BELT, 2158 GREEN RIDGE DRIVE, WARRINGTON. MESSUAGE AND
TRACT IN THE TOWNSHIP OF WARRINGTON.
- 35 Writ of Execution: 2019-04496
Receipt Number: 2021 1 12643
Adjourned to 3/11/2022 Tax Parcel: 20-015-148-062
Real Debt: \$32,535.78
Attorney for Plt: Christopher DeNardo
JPMORGAN CHASE BANK, NATIONAL ASSOCIATION VS. CHRISTIANNE KEMERY,
554 ASPEN WOODS DRIVE, YARDLEY. MESSUAGE AND TRACT IN THE TOWNSHIP
OF LOWER MAKEFIELD.
- 36 Writ of Execution: 2019-04527
Receipt Number: 2020 1 02146
Adjourned to 3/11/2022 Tax Parcel: 49-003-007-236
Real Debt: \$36,165.62
Attorney for Plt: Powers Kirn LLC
BANK OF AMERICA N.A. VS. UNKNOWN HEIRS, SUCCESSORS, ASSIGNS AND ALL
PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST
FROM OR UNDER JEROME D. PASTORINO, DECEASED, 1575 W. STREET ROAD,
APARTMENT 236, WARMINSTER. MESSUAGE AND TRACT IN THE TOWNSHIP OF
WARMINSTER.
- 37 Writ of Execution: 2019-04607
Receipt Number: 2021 1 10772
Adjourned to 4/8/2022 Tax Parcel: 04-018-152
Real Debt: \$215,647.16
Attorney for Plt: Brock and Scott
U.S. BANK NATIONAL ASSOCIATION VS. JANINE RUTH, MICHAEL RUTH, 212
MULBERRY STREET, BRISTOL. MESSUAGE AND TRACT IN THE TOWNSHIP OF
BRISTOL.
- 38 Writ of Execution: 2019-05773
Receipt Number: 2021 1 12688
Adjourned to 4/8/2022 Tax Parcel: 02-094-419
Real Debt: \$203,048.12
Attorney for Plt: Robert Crawley
NEWREZ LLC DBA SHELLPOINT MORTGAGE SERVICING VS. MAURA SANTIAGO,
419 RUTGERS COURT, BENSLEM. MESSUAGE AND TRACT IN THE TOWNSHIP OF
BENSLEM.

- 39 Writ of Execution: 2019-05837
 Receipt Number: 2021 1 10771
 Adjoined Tax Parcel: 51-014-533-376
 to Real Debt: \$294,967.84
 4/8/2022 Attorney for Plt: Samantha Gable
 BANK OF NEW YORK MELLON TRUST COMPANY, N.A. AS TRUSTEE FOR
 MORTGAGE ASSETS MANAGEMENT SERIES I TRUST VS. RHONDA ILVES,
 EXECUTRIX OF THE ESTATE OF VIRGINIA L. HERION, 504 JULIAN DRIVE WEST
 ASSESSED AS 504 JULIAN DRIVE, UNIT 376, WARMINSTER. MESSUAGE AND TRACT
 IN THE TOWNSHIP OF WARWICK.
- 40 Writ of Execution: 2019-05879
 Receipt Number: 2021 1 12297
 Adjoined Tax Parcel: 34-018-123-002
 to Real Debt: \$183,921.31
 3/11/2022 Attorney for Plt: Alicia Sandoval
 NEW REZ LLC F/K/A NEW PENN FINANCIAL LLC VS. PAUL THOMPSON AKA PAUL
 A. THOMPSON, 7010 POINT PLEASANT PIKE, NEW HOPE. MESSUAGE AND TRACT
 IN THE TOWNSHIP OF PLUMSTEAD.
- 41 Writ of Execution: 2019-06127
 Receipt Number: 2021 1 12687
 Tax Parcel: 20-015-148-062
 Real Debt: \$125,241.56
 Attorney for Plt: Michael McKeever
 BAYVIEW LOAN SERVICING LLC VS. CHRISTIANNE KEMERY, 554 ASPEN WOODS
 DRIVE, YARDLEY. MESSUAGE AND TRACT IN THE TOWNSHIP OF LOWER
 MAKEFIELD. **Sold to Nellikkani Alagappan**
\$360,000.00
- 42 Writ of Execution: 2019-06622
 Receipt Number: 2021 1 10382
 Adjoined Tax Parcel: 05-011-012 & 05-011-029-005
 to Real Debt: \$115,547.40
 4/8/2022 Attorney for Plt: Brock and Scott
 WELLS FARGO BANK, N. A. VS. UNKNOWN HEIRS, SUCCESSORS, ASSIGNS AND
 ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST
 FROM OR UNDER DONNA HARDING DECEASED, 830 FIFTH AVENUE, CROYDON.
 MESSUAGE AND TRACT IN THE TOWNSHIP OF BRISTOL.
- 43 Writ of Execution: 2019-06717
 Receipt Number: 2021 1 07669
 Adjoined Tax Parcel: 22-023-198
 to Real Debt: \$179,172.88
 5/13/2022 Attorney for Plt: Charles Shurr Jr.
 NATIONAL LOAN INVESTORS L.P. ASSIGNEE OF NATIONAL PENN BANK VS. MARK
 S. HENRY, STACEY L. HENRY, 34 FAIRWAY DRIVE, LANGHORNE. MESSUAGE AND
 TRACT IN THE TOWNSHIP OF MIDDLETOWN.

- 44 Writ of Execution: 2019-06721
Receipt Number: 2020 1 13677
Adjourned Tax Parcel: 05-013-226
to Real Debt: \$357,687.85
3/11/2022 Attorney for Plt: Robert Crawley
WILMINGTON SAVINGS FUND SOCIETY FSB, NOT IN ITS INDIVIDUAL CAPACITY,
BUT SOLELY AS INDENTURE TRUSTEE OF CITIGROUP MORTGAGE LOAN TRUST
2017-RP2 VS. PIERRE COVIN A/K/A P.W. COVIN, WIDZA BRYANT, 2208 GARFIELD
AVENUE, CROYDON. MESSUAGE AND TRACT IN THE TOWNSHIP OF BRISTOL.
- 45 Writ of Execution: 2019-07070
Receipt Number: 2020 1 08905
Adjourned Tax Parcel: 02-007-222
to Real Debt: \$56,434.86
3/11/2022 Attorney for Plt: Terrence McCabe
FINANCE OF AMERICA REVERSE LLC VS. KAREEM HARRIS KNOWN SURVIVING
HEIR OF RALPH WOOTEN; DORIS DAVIS KNOWN SURVIVING HEIR OF RALPH
WOOTEN; UNKNOWN SURVIVING HEIRS OF RALPH WOOTEN, 2931 CARTER ROAD,
TREVOSSE. MESSUAGE AND TRACT IN THE TOWNSHIP OF BENSLEM.
- 46 Writ of Execution: 2019-07292
Receipt Number: 2021 1 12624
Adjourned Tax Parcel: 44-026-003-002
to Real Debt: \$4,015.02
4/8/2022 Attorney for Plt: Robert Daday
PALISADES SCHOOL DISTRICT VS. MEGAN C. ROLISON, STAGECOACH ROAD,
PIPERSVILLE. MESSUAGE AND TRACT IN THE TOWNSHIP OF TINICUM.
- 47 Writ of Execution: 2019-07445
Receipt Number: 2021 1 11896
Adjourned Tax Parcel: 05-048-295
to Real Debt: \$176,295.68
3/11/2022 Attorney for Plt: Michael McKeever
NATIONSTAR MORTGAGE LLC DBA CHAMPION MORTGAGE COMPANY VS.
KATHLEEN ACCARDI SOLELY IN HER CAPACITY AS HEIR OF CATHERINE FRYE
DECEASED; THE UNKNOWN HEIRS OF CATHERINE FRYE DECEASED AND OF
JAMES FRYE JR. DECEASED, 345 HOLLY DRIVE, LEVITTOWN. MESSUAGE AND
TRACT IN THE TOWNSHIP OF BRISTOL.
- 48 Writ of Execution: 2019-07657
Receipt Number: 2021 1 12665
Off Tax Parcel: 51-041-064
Real Debt: \$71,645.01
Attorney for Plt: Michael McKeever
M&T BANK VS. ERIC J. SCHAEFER, 75 GATES PLACE, WARMINSTER. MESSUAGE
AND TRACT IN THE TOWNSHIP OF WARWICK.
- 49 Writ of Execution: 2019-07732
Receipt Number: 2021 1 13212
Adjourned Tax Parcel: 23-027-128
to Real Debt: \$127,328.06
6/10/2022 Attorney for Plt: Lois Vitti
PENNSYLVANIA HOUSING FINANCE AGENCY VS. PATTI A MOSKAUSKI, 2501
EMERALD LANE, QUAKERTOWN. MESSUAGE AND TRACT IN THE TOWNSHIP OF
MILFORD.

- 50 Writ of Execution: 2019-07953
Receipt Number: 2021 1 12535
Tax Parcel: 42-022-101-004
Real Debt: \$142,899.07
Attorney for Plt: Robert Flacco
DITECH FINANCIAL LLC VS. JASON S. PELLAK, TACEY FOSTER-PELLAK, 2084 GALLOWES HILL ROAD, KINTNERSVILLE. MESSUAGE AND TRACT IN THE TOWNSHIP OF SPRINGFIELD.
Sold to Attorney
\$1,123.50
- 51 Writ of Execution: 2019-08413
Receipt Number: 2021 1 12662
Off Tax Parcel: 05-058-090
Real Debt: \$266,252.81
Attorney for Plt: Michael McKeever
REVERSE MORTGAGE FUNDING LLC VS. JAMES ROBERTSON, JR., 318 PARK AVENUE, BRISTOL. MESSUAGE AND TRACT IN THE TOWNSHIP OF BRISTOL.
- 52 Writ of Execution: 2019-08486
Receipt Number: 2021 1 13157
Adjourned to 3/11/2022 Tax Parcel: 51-014-249
Real Debt: \$173,057.51
Attorney for Plt: Kenya Bates
NEWREZ LLC F/K/A NEW PENN FINANCIAL LLC D/B/A SHELLPOINT MORTGAGE SERVICING VS. JILL GRABER A/K/A JILL M. GRABER, 990 BANCROFT PLACE, WARMINSTER. MESSUAGE AND TRACT IN THE TOWNSHIP OF WARWICK.
- 53 Writ of Execution: 2020-00092
Receipt Number: 2021 1 03451
Adjourned to 3/11/2022 Tax Parcel: 05-076-060
Real Debt: \$85,856.44
Attorney for Plt: Lyndsay Rowland
PENN COMMUNITY BANK VS. CHARLES S. FORNEY, DENISE CANDICE FORNEY, 32 KINGAPPLE LANE, LEVITTOWN. MESSUAGE AND TRACT IN THE TOWNSHIP OF BRISTOL.
- 54 Writ of Execution: 2020-00409
Receipt Number: 2021 1 06235
Adjourned to 3/11/2022 Tax Parcel: 22-045-430
Real Debt: \$370,988.72
Attorney for Plt: Emmanuel Argentieri
U.S BANK NATIONAL ASSOCIATION AS LEGAL TITLE TRUSTEE FOR TRUMAN 2016 SC6 TITLE TRUST VS. CHARLES LUDSKY; UNKNOWN HEIRS, SUCCESSORS, ASSIGNS AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER SUSAN LUDSKY AKA SUE LUDSKY DECEASED; SANDRA POLAN KNOWN HEIR OF SUSAN LUDSKY AKA SUE LUDSKY DECEASED. 27 DEEP DALE DRIVE, LEVITTOWN. MESSUAGE AND TRACT IN THE TOWNSHIP OF MIDDLETOWN.
- 55 Writ of Execution: 2020-00723
Receipt Number: 2021 1 12216
Adjourned to 5/13/2022 Tax Parcel: 13-004-844
Real Debt: \$218,541.10
Attorney for Plt: Robert Flacco
REVERSE MORTGAGE SOLUTIONS INC. VS. JOHN T. LIVINGSTON AKA JOHN LIVINGSTON, 96 LIBERTY DRIVE, LANGHORNE. MESSUAGE AND TRACT IN THE TOWNSHIP OF FALLS.

- 56 Writ of Execution: 2020-00862
 Receipt Number: 2021 1 12479
 Tax Parcel: 39-007-014
 Real Debt: \$41,123.76
 Attorney for Plt: Michael McKeever
 KEY BANK NATIONAL ASSOCIATION S/B/M FIRST NIAGARA BANK N.A. S/B/M HARLEYSVILLE NATIONAL BANK AND TRUST COMPANY VS. STEPHEN J. GEIGER, SHANNON M. LUTZ, 45 W. CLYMER AVENUE AKA 45 CLYMER AVENUE, SELLERSVILLE. MESSUAGE AND TRACT IN THE BOROUGH OF SELLERSVILLE.
 Sold to Mark Priore
 \$221,000.00
- 57 Writ of Execution: 2020-01269
 Receipt Number: 2021 1 12663
 Adjourned to 3/11/2022 Tax Parcel: 05-043-566
 Real Debt: \$79,191.92
 Attorney for Plt: Michael McKeever
 MIDFIRST BANK VS. DONNA L. MANGOLD, CHRISTOPHER T. MANGOLD, 23 GRAYSTONE LANE, LEVITTOWN. MESSUAGE AND TRACT IN THE TOWNSHIP OF BRISTOL.
- 58 Writ of Execution: 2020-02193
 Receipt Number: 2021 1 09038
 Adjourned to 3/11/2022 Tax Parcel: 05-043-269
 Real Debt: \$98,598.41
 Attorney for Plt: Stephen Hladik
 ABS LOAN TRUST IV VS. JOSEPH F. O'NEILL, JR, 10 CHESTNUT LANE, LEVITTOWN. MESSUAGE AND TRACT IN THE TOWNSHIP OF BRISTOL.
- 59 Writ of Execution: 2020-05296
 Receipt Number: 2021 1 07515
 Off Tax Parcel: 51-011-012 & 51-011-011
 Real Debt: \$71,122.66
 Attorney for Plt: Andrew Marley
 ASPEN PROPERTIES GROUP, LLC AS TRUSTEE OF AG3 REVOCABLE TRUST VS. MICHAEL A. LAZAR, 2034 WOODLAND AVENUE, JAMISON. MESSUAGE AND TRACT IN THE TOWNSHIP OF WARWICK.
- 60 Writ of Execution: 2020-05499
 Receipt Number: 2021 1 00506
 From 12/10/2021 To Sale Tax Parcel: 42-004-083-005
 Real Debt: \$76,056.93
 Attorney for Plt: Kelly Eberle
 PENN COMMUNITY BANK FORMERLY KNOWN AS FIRST SAVINGS BANK OF PERKASIE VS. JASON THOMAS KRAMER, HEATHER LYNN BUSKIRK, 2088 SALEM ROAD, COOPERSBURG. MESSUAGE AND TRACT IN THE TOWNSHIP OF SPRINGFIELD.
- 61 Writ of Execution: 2020-06684
 Receipt Number: 2021 1 12374
 Adjourned to 4/8/2022 Tax Parcel: 47-002-002-002
 Real Debt: \$1,203,184.69
 Attorney for Plt: Steven Adams
 MIDATLANTIC FARM CREDIT ACA VS. HOLLY POND PARTNERS LLC, 43 VANSANT ROAD, NEW HOPE. MESSUAGE AND TRACT IN THE TOWNSHIP OF UPPER MAKEFIELD.

- 62 Writ of Execution: 2020-06756
 Receipt Number: 2021-1-11543 **Sold to Attorney**
 From Tax Parcel: 22-013-135 **\$1,266.59**
 1/14/2022 Real Debt: \$315,190.14
 Sale Attorney for Plt: BRYCE MCGUIGAN
 THOMAS M. MCANANY AND LISA A. MCANANY AS SUCCESSORS TO KONDAUR
 CAPITAL CORPORATION VS. UNKNOWN HEIRS OF JOYCE D. ROWAN, DECEASED,
 164 S. CLEARVIEW AVENUE, LANGHORNE. MESSUAGE AND TRACT IN THE
 TOWNSHIP OF MIDDLETOWN.
- 63 Writ of Execution: 2021-00554
 Receipt Number: 2021 1 12805
 Adjourned to 3/11/2022 Tax Parcel: 54-010-0011402
 Real Debt: \$202,331.49
 Attorney for Plt: Michael McKeever
 CENTRAL PENN CAPITAL MANAGEMENT, LLC VS. THE UNKNOWN HEIRS OF
 PATRICIA F. DELATE DECEASED, 1402 YARDLEY COMMONS, YARDLEY,
 MESSUAGE AND TRACT IN THE BOROUGH OF YARDLEY.
- 64 Writ of Execution: 2021-01449
 Receipt Number: 2021 1 08384
 Off Tax Parcel: 08-011-041-022D100
 Real Debt: \$8,702.44
 Attorney for Plt: John Muir
 VALLEY HOUSE CONDOMINIUM ASSOCIATION VS. CHARLES BARGER, BERNICE
 C. BARGER, FRANK BARGER, 403 SOUTH MAIN STREET, UNIT D100,
 DOYLESTOWN. MESSUAGE AND TRACT IN THE BOROUGH OF DOYLESTOWN.
- 65 Writ of Execution: 2021-02121
 Receipt Number: 2021-1-07267
 Off Tax Parcel: 31-015-121
 Real Debt: \$562,872.03
 Attorney for Plt: Jessica Manis
 U.S. BANK TRUST, NATIONAL ASSOCIATION, NOT INDIVIDUALLY BUT SOLELY AS
 TRUSTEE FOR BLUEWATER INVESTMENT TRUST 2018-1 VS. DANIEL F. WILKINSON
 AKA DANIEL WILKINSON, 127 ELM AVENUE, CHURCHVILLE AKA SOUTHAMPTON.
 MESSUAGE AND TRACT IN THE TOWNSHIP OF NORTHAMPTON
- 66 Writ of Execution: 2021-02834
 Receipt Number: 2021 1 12664
 Adjourned to 4/8/2022 Tax Parcel: 05-018-009
 Real Debt: \$182,745.91
 Attorney for Plt: Michael McKeever
 US. BANK TRUST, NATIONAL ASSOCIATION AS TRUSTEE FOR GIFM HOLDINGS
 TRUST VS. JASON R. BALL, 1825 RITTER AVENUE, BRISTOL. MESSUAGE AND
 TRACT IN THE TOWNSHIP OF BRISTOL.

- 67 Writ of Execution: 2021-03738
 Receipt Number: 2021 1 12192 **Sold to Attorney**
 Tax Parcel: 04-009-144 **\$1,620.17**
 Real Debt: \$123,617.94
 Attorney for Plt: Brock and Scott
 WILMINGTON SAVINGS FUND SOCIETY, FSB AS TRUSTEE OF STANWICH MORTGAGE LOAN TRUST 1 VS. HENRY E. VAN BLUNK ESQ., IN HIS CAPACITY AS ADMINISTRATOR PENDENTE LITE OF THE ESTATE OF ANDREW K. BELL AKA ANDREW KENNETH BELL AKA ANDREW BELL; ELYSS SUPER, IN HER CAPACITY AS HEIR OF THE ESTATE OF ANDREW K. BELL AKA ANDREW KENNETH BELL AKA ANDREW BELL; UNKNOWN HEIRS, SUCCESSORS, ASSIGNS AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER ANDREW K. BELL AKA ANDREW KENNETH BELL AKA ANDREW BELL DECEASED; 635 CORSON STRETE, BRISTOL. MESSUAGE AND TRACT IN THE BOROUGH OF BRISTOL.
- 68 Writ of Execution: 2021-04321
 Receipt Number: 2021 1 12689
 Adjourned Tax Parcel: 02-052-251
 to Real Debt: \$286,165.40
 3/11/2022 Attorney for Plt: Michael McKeever
 LSF8 MASTER PARTICIPATION TRUST VS. JEANNE BRADY, JOHN J. BRADY, 5980 MARK DRIVE, BENSALEM. MESSUAGE AND TRACT IN THE TOWNSHIP OF BENSALEM.