

SHERIFF'S SALE

By virtue of a Writ of Execution (Money Judgment) issued out of the Court of Common Pleas of the 37th Judicial District, Forest County Branch, Civil Division, and to me directed, there will be exposed to Public Sale at the Forest County Sheriff's Office, 528 Elm Street, Tionesta, Pennsylvania, on Monday the 29th day of January, 2018 at 10:00 AM.

Parcel No. 1

ALL THAT CERTAIN piece or parcel of land situate in Jenks Township, Forest County, Pennsylvania, and being Lot Nos. 8,9,10 and 11 of the Fairview Plan of Lots as shown in Forest County Map book 1, Page 42, bounded and described as follows:

BEGINNING at a common corner with Lot No. 6 and lands now or formerly of Merle and Agnes B. Parrett; thence North 12° East, 144.5 feet to a point, said point being a common corner of Lot Nos. 8 and 10; thence along the same bearing an additional 272.8 feet to a point; thence continuing on the same call to the centerline of Pennsylvania Route #66; thence South 45° East to the Northerly most corner of Lot No. 11; thence along the same bearing 194.5 feet to a point, said point being the common corner of Lot Nos. 9 and 11; thence continuing on the same bearing an additional 100 feet to a point, said point being a common corner of Lot Nos. 7 and 9; thence North 45° East, 148.8 feet to a point; thence along the same bearing and crossing a 33-foot right-of-way to a point being common corner of Lot Nos. 6 and 8; thence along the same bearing an additional 154.8 feet to the place of beginning. MAP #16-06-121-01.

EXCEPTING AND RESERVING all the oil and gas and minerals in and under said described land, together with the right of ingress, egress, and regress into, from and upon said land for the purpose of drilling, mining and operating said lands for said oil, gas and minerals and storing, transporting and removing the same.

ALSO EXCEPTING AND RESERVING from the operation of this conveyance two parcels of land previously sold to the commonwealth of Pennsylvania for highway purposes, said sales being shown on a map attached to a deed recorded in Forest County Deed Book 126, Page 92.

UNDER AND SUBJECT TO all restrictions, reservations, easements, rights of way, outsales or other matters of record or apparent by visual inspection.

AND ALSO:

Parcel No. 2

ALL that certain piece or parcel of land situate in Jenks Township, Forest County, Pennsylvania, bounded and described as follows:

BEGINNING at an iron pipe on the south side of right of way of Pennsylvania Highway Route 68, now known as route 66, at the corner of Chas. Host land; thence North 75° 52' East along the right of way of said Highway one hundred twelve (112) feet to an iron pipe; thence continuing North 76° 09' East along the right of way of said Highway one hundred thirty (130) feet to an iron pipe; thence South 14° 06' East two-hundred forty-eight and five tenths (248.5) feet to an iron pipe; thence South 64° 30' West one hundred eighteen and eight-tenths (118.8) feet to an iron pipe; thence North 38° 34' West three hundred and five-tenths (300.5) feet to the place of beginning.

BEING Lots No. 8 and 10, bounded on the North by the Public Highway, on the West by land of Charles Host, on the South by Lot No. 17 and on the East by Lot No. 6. MAP #16-06M-100

UNDER AND SUBJECT TO all restrictions, reservations, easements, rights of way, outsales or other matters of record or apparent by visual inspection.

BEING that same parcels of land conveyed to Peter J. Zengel and Christine M. Zengel by Deed dates August 20, 2006, and recorded September 22, 2006 with the Forest County Recorder of Deeds Office in Forest County, Pennsylvania at

Deed Book 242, Page 613, and bearing Forest County Index Nos. 16-06-121-01 and 16-06M-100 and being commonly known as 41038 Route 66, Marienville, PA 16239

Together with all and singular, the said property, improvements and appurtenances whatsoever thereunto belonging, or in any way appertaining.

Seized and taken in Execution and will be sold as the property Peter J. Zengel and Christine M. Zengel, to enforce the court judgment of \$54,072.73 obtained at the suit of Northwest Bank etal.

TERMS OF SALE: Successful bidder will pay ten (10%) percent of the judgment in cash or by certified check and the remainder of the bid within ten (10) days of the date of sale; and in the event bidder can not pay the remainder, the property will be resold and all monies paid in the original sale will be applied to any deficiency in the price at which property is resold. Notice is hereby given that a Schedule of Distribution will be filed by the Sheriff within thirty (30) days after the date of sale and that distribution will be made in accordance with the Schedule unless Exceptions are filed thereto within ten (10) days thereafter.

Tionesta, PA
January 3, 10 &17

November 7, 2017

ROBERT L.WOLFGANG
Sheriff of Forest County