SHERIFF'S SALE

By Virtue of a Writ of Execution (Mortgage Foreclosure)
No. 2025-CV-1221

And to me directed, I will expose at public sale at https://lebanon.pa.realforeclose.com/ the following real estate to with:

TUESDAY, DECEMBER 08, 2026
AT 10:00 O'CLOCK A.M.

All parties in interest and claimants are further notified that a proposed schedule of distribution will be on file in the Sheriff's Office no later than thirty (30) days after the date of the sale of any property sold hereunder, and distribution of the proceeds will be made in accordance with the schedule ten (10) days after said filing, unless exceptions are filed with the Sheriff's Office prior thereto.

DOCKET #:. 2025-CV-1221

ALL THAT CERTAIN piece or parcel of land situate in the City of Lebanon, Lebanon County, Pennsylvania, bounded and described as follows to wit:

PROPERTY ADDRESS: 309 Lehman Street, Lebanon, Pennsylvania 17046

GIS NO.: 05-2339961-371739-0000

IMPROVEMENTS: RESIDENTIAL DWELLING

SOLD AS PROPERTY OF: Jomar Virola-Landrau

ATTORNEY FOR PLAINTIFF: Powers Kirn, LLC

PROPERTY ADDRESS: 309 LEHMAN STREET, LEBANON, PA 17046

UPI / TAX PARCEL NUMBER: 05-2339961-371739-0000

Seized and taken into execution to be sold as the property of JOMAR VIROLA-LANDRAU in suit of PENNYMAC LOAN SERVICES, LLC.

TERMS OF SALE: As soon as the property is knocked down to a purchaser, twenty percent (20%) of the purchased price, or all costs, whichever may be higher, shall be paid to the SHERIFF, otherwise the sale is considered null and void, and the property will be resold. The remainder of the unpaid balance is to be paid within seven (7) days, otherwise all money previously paid will be forfeited and the property will be resold when property is sold.

Attorney for the Plaintiff:
Powers Kirn, LLC
Trevose, PA 215-942-2090

JEFFRIE C MARLEY, JR., Sheriff
LEBANON COUNTY, Pennsylvania

(c) CountySuite Sheriff, Teleosoft, Inc.