

SHERIFF'S SALE

On **Thursday** the **19th** day of **January**, 2017 at 11:00 AM there will be exposed to Sheriff's Sale in the 3rd Floor Hearing Room, Armstrong County Courthouse, 500 East Market Street, Kittanning, Pennsylvania, 16201, Armstrong County, Commonwealth of Pennsylvania, the following property to wit:

Of, in and to the Real Estate located at:

1453 State Road 1042 aka 1453 State Route 1042 & 1450 State Route 1042

NuMine, PA 16244		Cowanshannock Township		, Armstrong County	
Tax Map No.	10-136.18-01-17		10-136.18-01-17.001		
More fully described in DBV	3330	, Page	305	4516	37
2015- 1515	Civil	2016- 80166	EXMF		

All claims to the property must be filed with the Sheriff before sale and all claim to the proceeds before distribution. The Schedule of Distribution will be filed in the Sheriff's Office on January 20, 2017. Distribution will be made in accordance with the schedule unless exceptions are filed within 10 days thereafter.

Seized and taken as the property of:

April L. Fox and The Back Road Bar and Grill, LLC

At the suit of:

Trifera, LLC, Successor in Interest to Ventures Trust 2013-I-H-R, by Mem Capital Partners, LLC, Its Trustee

All persons are hereby warned not to remove the above-mentioned property from the premises or interfere with the same in any manner, otherwise they will be dealt with according to law.

Attorney:

Phelan Hallinan Diamond & Jones, LLP
 One Penn Center
 1617 JFK Boulevard, Suite 1400
 Philadelphia, PA 19103
 215-563-7000

Debt:

\$60,442.94 plus interest and costs

Disclosing of the reserve bid on the auction floor is prohibited. Violation could result in continuance of sale.

Sheriff's Office, Kittanning, PA

, 2016

William J. Rupert, Sheriff