

SHERIFF'S SALE WRIT OF EXECUTION - FORECLOSURE

Attorney for the Plaintiff:
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485F ROUTE 1S STE 300
ISELIN, NJ 08830

**Superior Court of New Jersey
Chancery Division - Sussex County
Docket # F-003904-23**

Plaintiff: U.S. BANK NATIONAL ASSOCIATION

Vs

Defendant: YOLANDA CONCEPCION, ET AL.

By virtue of the above stated Writ, to me directed, the subscriber, Sheriff of Sussex County will on

Wednesday, December 18, 2024

Or the adjourned date thereafter, at two o'clock in the afternoon, sell at public sale, at:

3 High Street, Old Historic Court House, Town of Newton, County of Sussex, State of New Jersey

All the right, title and interest of the defendant and to the following described premises:

NO PRIOR MORTGAGES AS PER THE AFFIDAVIT OF CONSIDERATION

A full legal description of the property can be found in the office of the Register of deeds of Sussex County.

The successful bidder at the sale is required to post a deposit of 20% of the total bid price in certified check immediately following the sale. **CASH will NOT be accepted**

The sheriff reserves the right to adjourn the sale without any further advertisement.

Commonly known as address: **411 Route 515, Vernon, NJ 07462**

Municipality: Township of Vernon Lot and Block: Lot 21

(formerly Lot 29), Block 480 (formerly Block 194.04)

Approximate dimensions: 149.67x285.66x167.63x210.46 Feet

(Irregular) Nearest cross street: North Meadow Lane

Upset Price: **\$536,775.27** Occupancy Status: Occupied

Subject to: N/A

To the best of this firm's knowledge, the property is not an affordable unit subject to the Fair Housing Act.

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Surplus Money: If after the sale and satisfaction of the mortgage debt, including costs and expenses, there remains any surplus money, the money will be deposited into the Superior Court Trust Fund and any person claiming the surplus, or any part thereof, may file a motion pursuant to Court Rules 4:64-3 and 4:57-2 stating the nature and extent of that person's claim and asking for an order directing payment of the surplus money. The Sheriff or other person conducting the sale will have information regarding surplus, if any.

11/21/2024, 11/28/2024, 12/5/2024, 12/12/2024 \$251.72