# SHERIFF'S SALE

**By Virtue of a Writ of Execution (Mortgage Foreclosure)**
**No. 2026-05727**

**Issued out of the Court of Common Pleas of Cumberland, Pennsylvania and to me directed, I will expose the following described property at public sale at the Cumberland County Courthouse in the City of Carlisle, County of Cumberland, Commonwealth of Pennsylvania on:**

## WEDNESDAY, DECEMBER 02, 2026
**AT 12:00 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.**

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Atty Kimberly Bonner
By virtue of a Writ of Execution No. 2026-05727

Orrstown Bank v. Utzinger
Property situated in Mechanicsburg, Cumberland County, Pennsylvania 17050
being known as 213 Carmella Drive

Parcel # 38-08-0565-274-U40

Improvements thereon: 213 Carmella Drive, Mechanicsburg, Pennsylvania 17050

Judgment Amount: $192,309.10

PROPERTY ADDRESS: 213 Carmella Drive, Silver Spring Township, Mechanicsburg, PA 17050

**Seized and taken into execution to be sold as the property of LINDA L. UTZINGER in suit of ORRSTOWN BANK.**

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**Attorney for the Plaintiff:**
Kimberly A Bonner
Hershey, PA 7175333280

**RONALD W. KERR, Acting Sheriff**
**CUMBERLAND COUNTY, Pennsylvania**

(c) CountySuite Sheriff, Teleosoft, Inc.