



ERIE COUNTY SHERIFF'S OFFICE CIVIL ENFORCEMENT DIVISION

TIMOTHY B. HOWARD
SHERIFF

MARK N WIPPERMAN
UNDERSHERIFF



134 W. EAGLE ST. — 4TH FLOOR BUFFALO. NY 14202

SHERIFF'S REAL PROPERTY SALE # 00399651

BY VIRTUE OF a certain Writ of Execution, issued out of the SUPREME COURT, COUNTY of ERIE, and to me directed and delivered, I have levied upon and taken, which I shall expose for sale as the law directs at the Erie County Sheriff's Office Civil Enforcement Division, located on the 4th floor at 134 W. Eagle St., Buffalo, New York, on the 15th day of SEPTEMBER, 2015 at 10:30 in the forenoon of that day – all the right, title, and interest which LIBERATORE, VICTOR had on the 11/5/2014 or at any time thereafter of, in, and to the following property, to wit: All that tract or parcel of land, situate in the Town of Hamburg, County of Erie and State of New York being part of Lot No. 56, Township 9, Range 7 of the Holland Land Company's Survey and further distinguished as part of Subdivision Lots Nos. 59, 60, 61, 62, 63, and 64 as shown on a map filed in Erie County Clerks' Office under Cover NO. 925 bounded and described as follows: BEGINNING at a point in the west line of McKinley Parkway (120 feet wide) where said west line intersects a line parallel to the south line of Subdivision Lot No. 59 and distant 33 feet north of the south line of Lot No. 59, as measured at right angles thereto; thence westerly along said parallel line a distance of 422.94 feet to a point in the east line of Burke Parkway (50 feet wide) as abandoned; thence northerly along the east line of said Burke Parkway and along the west line of Subdivision Lots Nos. 59, 60, 61, 62, 63 and 64 a distance of 593 feet to the northwest corner of said Subdivision Lot No. 64; thence easterly along the north line of said Subdivision Lot No. 64, a distance of 219 feet to a point; thence southerly at right angles to the last described line 13 feet to a point; thence easterly at right angles to last described line 190.75 feet to the east line of McKinley Parkway; thence southerly along the east line of McKinley Parkway 580.15 feet to the point or place of beginning.

Commonly referred to as: S-3950 McKinley Parkway, Blasdell, New York 14219

Terms of the Sale are as follows:

- Strictly cash or attorney/bank check (attorneys must have an office in the 7th or 8th Judicial District of New York State); at least 10% down at the conclusion of bidding.
- Balance due by 4:00 PM the following business day from date of sale or within such reasonable extension of time as may be authorized by the Chief Deputy of the Civil Enforcement Division.
- Down payment may be subject to forfeiture if balance is not paid by due date/time.
- **The Sheriff reserves the right to accept or reject any and all bids.**

Dated: 8/11/2015

Timothy B Howard, Sheriff
Erie County Sheriff's Office
Civil Enforcement Division
By: Deputy Daniel Zlotek
134 W. Eagle St. – 4th Floor
Buffalo, NY 14202

Attorney for Plaintiff:
KNOER GROUP, PLLC
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BUFFALO, NY 14202