



ERIE COUNTY SHERIFF'S OFFICE CIVIL PROCESS DIVISION



TIMOTHY B. HOWARD
SHERIFF

MARK N WIPPERMAN
UNDERSHERIFF

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

SHERIFF'S REAL PROPERTY SALE # 00384514

BY VIRTUE OF a certain Writ of Execution, issued out of the ERIE 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 Process Division, located on the 4th floor at 134 W. Eagle St., Buffalo, New York, on the 10th day of SEPTEMBER, 2013 at 10:30 in the forenoon of that day – all the right, title, and interest which DANIEL DEMARCO had on the 8/15/2007 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 Orchard Park, County of Erie and State of New York, being part of Lot No. 31, Township 10, Range 7 of the Buffalo Creek Reservation, and being part of Subdivision Lots Nos. 2 and 3 under Map Cover No. 888 as filed in the Erie County Clerk's Office, bounded and described as follows:

Beginning at the northeasterly corner of Summit Avenue and Abbott Road; running thence easterly along the northerly line of Summit Avenue at 208 feet; thence northerly at right angles to Summit Avenue 113 feet to the northerly line of Subdivision Lot No. 2; thence westerly along said northerly line about 236.27 feet to the easterly line of Abbott Road; thence southerly along the easterly line of Abbott Road 116.49 feet to the place of beginning.

EXCEPTING AND RESERVING THEREFROM that portion thereof, being Parcel 13, taken by the County of Erie by Notice of Filing recorded in the Erie County Clerk's Office in Liber 9505 of Deeds at page 495.

Property commonly referred to as: 3315 Abbott Road, Parcel D, Orchard Park, New York 14127.

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 Div.
- 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: 6/19/2013

Civil Process Division



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Notice of sale publication dates: (1) July 10th,2013 (2) July 24th,2013 (3) August 7th,2013 (4) August 21st,2013

Sheriff Timothy B.Howard by Deputy Joseph Hastreiter
Erie County Sheriff's Office
Civil Enforcement Division
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Attorney for the Plaintiff
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Sheriff's Docker Number 384514