

SHERIFF'S SALE

By Virtue of a Writ of Execution (Mortgage Foreclosure)
No. CIV 314-2025

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

WEDNESDAY, JUNE 17, 2026
AT 9:00 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.

BY VIRTUE OF A WRIT OF EXECUTION NO. 314-25

FREEDOM MORTGAGE CORPORATION
V.

ROSE M. MILLER, IN HER CAPACITY AS HEIR OF FRANCIS B. HAZLETT, DECEASED; BRENDA R. JOSEPHS SIMANTERIS, IN HER CAPACITY AS HEIR OF FRANCIS B. HAZLETT, DECEASED; JENNIFER L. HAZLETT A/K/A JENNIFER L. GIORDANO, IN HER CAPACITY AS HEIR OF FRANCIS B. HAZLETT, DECEASED; TAMMY S. LEWIS, IN HER CAPACITY AS HEIR OF FRANCIS B. HAZLETT DECEASED; CHARLES B. HAZLETT, IN HIS CAPACITY AS HEIR OF FRANCIS B. HAZLETT, DECEASED; REX A. HAZLETT, IN HIS CAPACITY AS HEIR OF FRANCIS B. HAZLETT, DECEASED; UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER FRANCIS B. HAZLETT, DECEASED

OWNER(S) OF PROPERTY SITUATE IN THE CITY OF FRANKLIN, VENANGO COUNTY, PENNSYLVANIA, BEING

334 LIBERTY ST, FRANKLIN, PA 16323
TAX ID NO. 10,103.-118.-000 AKA 10,103-118
(ACREAGE OR STREET ADDRESS)

IMPROVEMENTS THEREON: RESIDENTIAL DWELLING

JUDGMENT AMOUNT: \$153,821.69

ATTORNEYS FOR PLAINTIFF
BROCK & SCOTT, PLLC

PROPERTY ADDRESS: 334 LIBERTY STREET, FRANKLIN, PA 16323

UPI / TAX PARCEL NUMBER: 10,103.-118.-000 AKA 10,103-118

Seized and taken into execution to be sold as the property of ROSE M MILLER, IN HER CAPACITY AS HEIR OF FRANCIS B. HAZLETT, DECEASED, BRENDA R JOSEPHS SIMANTERIS, IN HER CAPACITY AS HEIR OF FRANCIS B. HAZLETT, DECEASED, JENNIFER L HAZLETT A/K/A JENNIFER L GIORDANO, IN HER CAPACITY AS HEIR OF FRANCIS B. HAZLETT, DECEASED, TAMMY S LEWIS, IN HER CAPACTIY AS HEIR OF FRANCIS B. HAZLETT, DECEASED, REX A HAZLETT, IN HIS CAPACITY AS HEIR OF FRANCIS B. HAZLETT, DECEASED, CHARLES B HAZLETT, IN HIS CAPACITY AS HEIR OF FRANCIS B. HAZLETT, DECEASED, UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER FRANCIS B. HAZLETT, DECEASED in suit of FREEDOM MORTGAGE CORPORATION.

TERMS: There will be a sale on the above property. Successful bidder must pay by cashier's check by 12:00 Noon, on the day of the sale. In the event bidder cannot pay, the property will be resold at 2:00 p.m. on the same day.

Attorney for the Plaintiff:
BROCK & SCOTT PLLC
KING OF PRUSSIA, PA 844-856-6646

ERIC K FOY, Sheriff
VENANGO COUNTY, Pennsylvania