

SUPERIOR COURT OF NEW JERSEY  
CHANCERY DIVISION  
SOMERSET COUNTY  
DOCKET NO. F-17036-16

**SHERIFF'S SALE  
NO. 12574**

Between  
QUAILBROOK EAST HOMEOWNERS ASSOCIATION, INC.  
PLAINTIFF  
vs.

ATIYA LAMPTEY, individually and as administrator of the estate of Delores W. Dublin, DELORES W. DUBLIN, her heirs, devisees, and personal representatives and his/her, their, or any of their successors in right, title and interest; EMANI M. RANDOLPH, heir; WILLIE PITTS, heir; ALAN PITTS, heir; REGINALD PITTS, heir; and ESAH DUBLIN, heir  
DEFENDANTS

Writ of Execution for sale of mortgaged premises.

By virtue of the above stated Writ of Execution to me directed and delivered I will expose for sale at public vendue on

**TUESDAY THE 17th DAY OF OCTOBER, 2017**

between the hours of two and five o'clock in the afternoon of said day, that is to say at 2:00 P.M. prevailing time at the Freeholders Meeting Room, Administration Building, 20 Grove Street, Somerville, New Jersey to wit:

All that tract or parcel of land, situate, lying and being in the Township of Franklin, County of Somerset and State of New Jersey:

Being known as Tax Lot No. 174 in Block No. 386.17; Dimensions of property: (approximately) 0.0721 acres; Nearest Cross Street: Challenger Road.

**PREMISES COMMONLY KNOWN AS:  
174 SCOBEE LANE  
SOMERSET, NEW JERSEY**

A more complete metes and bounds description can be found in the Office of the Somerset County Sheriff.

Subject to a prior liens: Green Tree Servicing, LLC in the amount of \$257,600.00 (principal amount); Frank J. Festa, Jr., (Tax Sale Cert) in the amount of \$341.78 (plus interest); Gharro LLC (Tax Sale Cert) in the amount of \$345.51 (plus interest); Franklin Township Water in the amount of \$619.95 (open plus penalty); Franklin Township Sewer in the amount of \$405.82 (open plus penalty). Total Amount: \$259,313.06.

Together with all singular rights, liberties, privileges, hereditaments, and appurtenances thereunto belonging or in anywise appertaining, and the reversion and remainders, rents, issues and profits thereto.

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 the surplus, if any.

Amount of Judgment to be satisfied \$13,607.22 plus interest, cost, printers' fees, Sheriff's fees and commission.

The purchaser shall pay 20% of purchase price at end of sale in certified funds, certified check, cashier's check or treasurer's check and sign acknowledgment of purchase. The Sheriff reserves the right to adjourn this sale for any length of time without further advertisement as provided for by law.

**FRANK J. PROVENZANO, SR.  
SHERIFF**

DATED: May 18, 2017  
McGovern Legal Services, LLC  
850 Route 1 North  
P.O. Box 1111  
New Brunswick, New Jersey 08903-1111