

Washington Post: June 12, 2025

**SHERIFF'S SALE  
VALUABLE REAL PROPERTY**

STATE OF MARYLAND  
MONTGOMERY COUNTY, TO WIT:

By virtue of a Writ of Execution issued by the District Court for Montgomery County, Maryland, and to me as Sheriff of said County, directed at the suit of Kentlands Condominium Association, Inc. vs. Christopher Campbell in the District Court for Montgomery County, Maryland Case No. D-06-CV-23-018236 have this 3<sup>rd</sup> day of April 2024, seized and taken into execution all the right and title, claim, interest, and estate, at the time the judgment became a lien on the property, both at law and in equity of the said Christopher Campbell, of, in, to, and about the following described property to wit:

**Real Property of Christopher Campbell 104 Bucksfield Road, Gaithersburg, MD 20878 and further described as Condominium Unit Numbered 104, Phase 1, in a Condominium styled "Kentlands Condominium" as per plat recorded in Condominium Plat Book 79, at Plat Nos. 7795 through and including 7798, among the land records of Montgomery County, Maryland, as from time to time amended or supplemented; said Unit being a part of the land and premises subjected to a Condominium regime by a Certain Declaration of Condominium date June 18, 1999 and recorded November 23, 1999 in Liber 17694, folio 329, among the aforesaid Land Records as from time to time amended, together with an undivided interest in the common elements.**

**Being the same property conveyed unto Christopher Campbell, by deed recorded in Liber 17756 at Folio 166 among the land records of Montgomery County, Maryland.**

Purchasers should be aware that they are purchasing Christopher Campbell's interest only. The described property will be sold subject to reservations of title, subject to liens of records, and to all claims known and unknown. To obtain clear title, the cost of conveyance and outstanding senior liens must be paid by the purchaser.

I hereby give notice that I will sell all the right, title, claim, interest and estate both in law and in equity of the said Christopher Campbell, and, of, in, to, and about the above-described property to the highest bidder for cash at the Maryland Avenue entrance of the Judicial Center, 50 Maryland Avenue, Rockville, Maryland on Wednesday, July 2<sup>nd</sup>, 2025 at 10:45 am.

**TERMS OF SALE:**

A deposit of **five thousand dollars (\$5,000.00)** of the purchase price will be required at the time of the sale, balance due within 10 days after ratification from the courts. Deposit and remaining

balance must be paid in U.S. currency, certified check, or cashier's check. No personal or business checks will be accepted. To be eligible to bid you must have a government issued photo ID (i.e., Driver's License) and **five thousand dollars (\$5,000.00)** deposit in hand.

In the event of default by said purchaser and at their risk and expenses, the Sheriff may declare the deposit forfeited and resell the premises. In such event the defaulting purchaser will be liable for payment of all costs and expenses of both sales. The forfeited deposit, less expenses, will be credited towards the judgment after the final ratification. This sale will be final after ratification from the courts.

Maxwell C. Uy, Sheriff  
Montgomery County, Maryland