

**ESTATE AND
TRUST NOTICES**

Notice is hereby given that, in the estates of the decedents set forth below, the Register of Wills has granted letters testamentary or of administration to the persons named. Notice is also hereby given of the existence of the trusts of the deceased settlors set forth below for whom no personal representatives have been appointed within 90 days of death. All persons having claims or demands against said estates or trusts are requested to make known the same, and all persons indebted to said estates or trusts are requested to make payment, without delay, to the executors or administrators or trustees or to their attorneys named below.

FIRST PUBLICATION

**BILLIG, PATRICIA L. a/k/a
PATRICIA BILLIG, Dec'd.**
Late of Jim Thorpe.
Co-Executrices: Denise Hoppes, 548 N. McDermoh Road, Fawn Grove, PA 17321 and Doreen Herman, 229 Woodside Drive, Jim Thorpe, PA 18229.
Attorney: Jane F. Engler, Esquire, 77 West 10th Street, Jim Thorpe, PA 18229.

**WATKINS, WILLIAM H. a/k/a
WILLIAM WATKINS, Dec'd.**
Late of Lansford.
Administrator: Brian Watkins c/o Kelly C. Jamison, Esquire, P.O. Box 2257, Albrightsville, PA 18210.

Attorney: Kelly C. Jamison, Esquire, P.O. Box 2257, Albrightsville, PA 18210, (570) 657-5959.

SECOND PUBLICATION

**BERGER, CAROL A. a/k/a
CAROL BERGER, Dec'd.**
Late of Banks Township.
Executor: Randal Kessler c/o Peter O'Donnell, Esquire, 305 South Church Street, Suite 175, Hazleton, PA 18201.
Attorney: Peter O'Donnell, Esquire, 305 South Church Street, Suite 175, Hazleton, PA 18201.

GREEN, JOHN E., Dec'd.
Late of 502 East Patterson Street, Lansford.
Executor: Dennis Becker.
Attorneys: David M. Sebelin, Esquire, Sebelin & Sebelin, P.C., 301 South 3rd Street, Lehighton, PA 18235.

POHLOD, DEBRA E., Dec'd.
Late of Summit Hill.
Administratrix: Michele E. Scott c/o Joseph J. Velitsky, Esquire, Velitsky & Frycklund, 49 East Ludlow Street, Summit Hill, PA 18250.
Attorneys: Joseph J. Velitsky, Esquire, Velitsky & Frycklund, 49 East Ludlow Street, Summit Hill, PA 18250.

THIRD PUBLICATION

**REIHMAN, CHARLES JOHN
a/k/a CHARLES J. REIH-
MAN a/k/a CHARLES J.
REIHMAN, III a/k/a
CHARLES J. REIHMAN, JR.,
Dec'd.**
Late of Carbon County.

Executor: Edward M. Lewis,
1500 Broadview Drive, Jim
Thorpe, PA 18229.

Attorney: Cynthia S. Yurchak,
Esquire, 121 Carbon Street,
P.O. Box 49, Weatherly, PA
18255.

REGISTER OF WILLS

BALLIET, MARJORIE K. a/k/a
MARJORIE BALLIET; Le-
highton, PA; Testamentary;
David B. Shulman, Esquire.

FICHTER, PAUL STANDISH
a/k/a PAUL S. FICHTER
a/k/a PAUL FICHTER; Ma-
honing Township, PA; Testa-
mentary; Thomas S. Nanovic,
Esquire.

HUMENICK, LEO LAWRENCE,
SR. a/k/a LEO L. HUMEN-
ICK, SR. a/k/a LEO LAW-
RENCE HUMENICK a/k/a
LEO L. HUMENICK a/k/a
LEO HUMENICK; Weatherly,
PA; Testamentary; Thomas S.
Nanovic, Esquire.

KAYLOR, DORIS M. a/k/a DO-
RIS KAYLOR; White Haven,
PA; Admn.; Cynthia S. Yur-
chak, Esquire.

REDFIELD, DAVID P. a/k/a
DAVID PEALE REDFIELD;
Lehighton, PA; Testamentary;
Gregory E. Grim, Esquire
(Bucks County).

REESE, CAMERON E.; Weath-
erly, PA; Admn.; James R.
Nanovic, Esquire.

SLEZAK, RAYMOND J.; Weath-
erly, PA; Admn.; Attorney:
n/a.

SUITS BEGUN

The plaintiff's name appears
first, followed by the name of the
defendant, the case number, the
nature of the suit, the name of the
plaintiff's attorney, and the date
the suit was filed.

ARNDT, SHANNON; Matthew
Arndt; 23-FC-1344; Custody;
Pro Se; 07/24/23.

BRANDMIER, NANCY; Edward
Brandmier; 23-FC-1349; Di-
vorce; Cynthia S. Yurchak,
Esquire; 07/24/23.

BROBST, HOLLIE; Stephanie El-
liot; 23-FC-1345; Protection
From Abuse; Pro Se; 07/24/23.

CADOGAN-DOUGHERTY,
KARINA; Michael Daugherty;
23-FC-1359; Protection From
Abuse; Pro Se; 07/25/23.

CKS PRIME INVESTMENTS
LLC; Jonathan Blackwellrodg-
ers; 23-CV-1348; Debt Collec-
tion; Joel M. Flink, Esquire; 07/
24/23.

COLLINS, JOSEPH; Madison
Koch; 23-FC-1371; Protection
From Abuse; Pro Se; 07/27/23.

CRONSHEY, JENNIFER; Carlos
Crespo Gonzalez; 23-FC-1346;
Divorce; Pro Se; 07/24/23.

DELLAVERDE, CATHRYN;
Nicholas Gilbert; 23-FC-1360;
PFSVI; Pro Se; 07/25/23.

DEMSHICK, MEGHAN; Rowan
Evans; 23-FC-1336; Protection
From Abuse; Pro Se; 07/21/23.

DISCOVER BANK; Brianna Bro-
phy; 23-CV-1370; Debt Collec-
tion; Jason Strand, Esquire; 07/
26/23.

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**NOTICE OF ACTION IN
MORTGAGE FORECLOSURE**

IN THE COURT
OF COMMON PLEAS
CARBON COUNTY
CIVIL ACTION—LAW

Term No. 23-0115

KeyBank, NA s/b/m
First Niagara Bank, NA
Plaintiff

vs.

NICOLE BOYLE, Solely in Her
Capacity as Heir of DENNIS
LUPCO a/k/a DENNIS J.
LUPCO, Deceased; DEBORAH
LUPCO a/k/a DEBBIE
LUPCO, Solely in Her Capacity
as Heir of DENNIS LUPCO
a/k/a DENNIS J. LUPCO,
Deceased; LESLIE LUPCO,
Solely in Her Capacity as Heir
of DENNIS LUPCO a/k/a
DENNIS J. LUPCO, Deceased;
& the Unknown Heirs of
DENNIS LUPCO a/k/a
DENNIS J. LUPCO
Mortgagor and Real Owner
Defendant

ACTION OF MORTGAGE
FORECLOSURE

TO: NICOLE BOYLE, Solely in
Her Capacity as Heir of DEN-
NIS LUPCO a/k/a DENNIS
J. LUPCO, Deceased; DEBO-
RAH LUPCO a/k/a DEBBIE
LUPCO, Solely in Her Capac-
ity as Heir of DENNIS LUPCO
a/k/a DENNIS J. LUPCO,

Deceased; LESLIE LUPCO,
Solely in Her Capacity as Heir
of DENNIS LUPCO a/k/a
DENNIS J. LUPCO, Deceased;
& the Unknown Heirs of
DENNIS LUPCO a/k/a DEN-
NIS J. LUPCO, MORTGAG-
OR AND REAL OWNER,
DEFENDANT, whose last
known address is 531 East
Bertsch Street, Lansford, PA
18232

THIS FIRM IS A DEBT COL-
LECTOR AND WE ARE AT-
TEMPTING TO COLLECT A
DEBT OWED TO OUR CLIENT.
ANY INFORMATION OBTAIN-
ED FROM YOU WILL BE
USED FOR THE PURPOSE OF
COLLECTING THE DEBT.

You are hereby notified that
Plaintiff KeyBank, NA s/b/m
First Niagara Bank, NA, has filed
a Mortgage Foreclosure Com-
plaint endorsed with a notice to
defend against you in the Court
of Common Pleas of Carbon
County, Pennsylvania, docketed
to No. 23-0115 wherein Plaintiff
seeks to foreclose on the mort-
gage secured on your property
located, 404 East Patterson Street
& 531 East Bertsch Street, Lans-
ford, PA 18232 whereupon your
property will be sold by the
Sheriff of Carbon.

NOTICE

You have been sued in court.
If you wish to defend against the
claims set forth in the following
pages, you must take action

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within twenty (20) days after the Complaint and notice are served, by entering a written appearance personally or by attorney and filing in writing with the court your defenses or objections to the claims set forth against you. You are warned that if you fail to do so the case may proceed without you and a judgment may be entered against you by the Court without further notice for any money claim in the Complaint of for any other claim or relief requested by the Plaintiff. You may lose money or property or other rights important to you.

YOU SHOULD TAKE THIS PAPER TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER OR CANNOT AFFORD ONE, GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW. THIS OFFICE CAN PROVIDE YOU WITH INFORMATION ABOUT HIRING A LAWYER.

IF YOU CANNOT AFFORD TO HIRE A LAWYER, THIS OFFICE MAY BE ABLE TO PROVIDE YOU WITH INFORMATION ABOUT AGENCIES THAT MAY OFFER LEGAL SERVICES TO ELIGIBLE PERSONS AT A REDUCED FEE OR NO FEE.

CARBON COUNTY LAWYER REFERRAL

811 Blakeslee Blvd. Dr. East
Suite 130

Lehighton, PA 18235

(610) 379-4950

MICHAEL T. McKEEVER,
ESQUIRE

KML LAW GROUP, P.C.

Attorneys for Plaintiff

BNY Independence
Center

701 Market Street

Suite 5000

Philadelphia, PA 19106-
1532

(215) 627-1322

Aug. 4

CARBON COUNTY LAW JOURNAL

COMMON PLEAS OF CARBON COUNTY
SHERIFF'S SALE OF VALUABLE REAL ESTATE
Sheriff's Office, Courthouse Building, Jim Thorpe, PA

SHERIFF'S NOTICE: The Sheriff shall not be liable for loss or damage to the premises sold resulting from any cause whatsoever and makes no representation or warranty regarding the condition of the premises.

Notice is hereby given and directed to all parties in interest and claimants that a Schedule of Distribution will be filed by the Sheriff on August 21, 2023 and that distribution will be made in accordance with that Schedule unless exceptions are filed thereto within ten (10) days thereafter.

DANIEL ZEIGLER
Sheriff, County of Carbon
www.carboncountysheriff.com
July 21, 28; Aug. 4

Sale of the real estate shall be held on Wednesday, August 9, 2023 at 10:00 a.m. online at www.bid4assets.com.

SALE #1

Writ of Execution No.: 22-0747.

Property Address: 174 Horse-shoe Lane, Lehighton, PA 18235.

Location: Township of East Penn.

Improvements:

Defendant: Ryan Davis.

SALE #2

Writ of Execution No.: 23-0555.

Property Address: 503 East Patterson Street, Lansford, PA 18232.

Location: Borough of Lansford.

Improvements: Residential dwelling.

Defendant: Garrett DeFoor.

SALE #3

Writ of Execution No.: 21-2456.

Property Address: 170 Horse-shoe Lane, Lehighton, PA 18235.

Location: Township of East Penn

Improvements:

Defendants: Robert Eckhart and the United States of America.

SALE #4

Writ of Execution No.: 23-0233.

Property Address: 141 E. Mountain Top Road, Summit Hill, PA 18250.

Location: Summit Hill Borough.

Improvements: Residential dwelling.

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Defendant: Jason Gagliardo,
Administrator of the Estate of
Lorraine A. Gagliardo, Deceased.

SALE #5

Writ of Execution No.: 23-
0310.

Property Address: 40 Nosir-
rah Road, Albrightsville, PA
18210.

Location: Township of Penn
Forest.

Improvements: Residential.
Defendant: Joel Gerstenmier.

SALE #6

Writ of Execution No.: 22-
1324.

Property Address: 2 E. Center
Street, Nesquehoning, PA 18240.

Location: Borough of Nesque-
honing.

Improvements:
Defendant: Kyle A. Lichten-
walner.

SALE #7

Writ of Execution No.: 23-
0194.

Property Address: 191 Chey-
enne Lane, Lehighton, PA 18235.

Location: Township of East
Penn.

Improvements: Residential.
Defendant: Don R. Nothstein.

SALE #8

Writ of Execution No.: 23-
0009.

Property Address: 8 Panther
Run Road, Jim Thorpe, PA 18229.

Location: Penn Forest Town-
ship.

Improvements: Residential
dwelling.

Defendant: Mark Rawlins.

SALE #9

Writ of Execution No.: 22-
2030.

Property Address: 536 Ore
Street, Palmerton, PA 18071.

Location: Borough of Bow-
manstown.

Improvements: Residential
dwelling.

Defendant: Shawn K. Shupp,
Sr.

DEEDS

The name of the grantor ap-
pears first, followed by name of
grantee, location of premises,
amount of consideration, and
date of recording.

AGOSTINI, JOSEPH L., 4 U
Homes LLC, Penn For., \$12,-
000.00, 04/04/23

BREINER, JOSHUA, Stine, An-
gela L., Lansfd., \$85,000.00,
04/04/23

KELLER, JASON, Singles, Mi-
chael C., Penn For., \$314,500.00,
04/04/23

LEARY, JAMES, Roney Clair-
mont, Linda J., Penn For.,
\$334,400.00, 04/04/23

WEINER, JEFFREY, Everett,
Aleksander C., Palmrtn., \$123,-
000.00, 04/04/23

PALINA, SALVATORE, Loma
Holdings LLC, Kidder, \$436,-
725.00, 04/04/23