

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 settlers 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

JOSEPHINE DAGLE a/k/a JOSEPHINE E. DAGLE, dec'd.
 Late of the Borough of Swarthmore, Delaware County, PA.
 Extxs.: Dana Dagle Long and Karen D. Dagle c/o S. Jonathan Emerson, Esquire, 117 North Monroe Street, Media, PA 19063.
S. JONATHAN EMERSON, ATTY.
 Monroe Professional Building
 117 North Monroe Street
 Media, PA 19063

JOHN DeGENOVA, dec'd.
 Late of the Township of Middletown, Delaware County, PA.
 Admr.: James A. Gillin, 2 Old State Road, Media, PA 19063.
JAMES A. GILLIN, ATTY.
 James A. Gillin, P.C.
 2 Old State Road
 Media, PA 19063

ANNE IRENE DOVE a/k/a IRENE DOVE, dec'd.
 Late of the Township of Newtown, Delaware County, PA.
 Extr.: Michael J. Cantwell, Jr. c/o Thomas F. Lawrie, Jr., Esquire, 3400 West Chester Pike, Suite 6B, Newtown Square, PA 19073.
THOMAS F. LAWRIE, JR., ATTY.
 3400 West Chester Pike
 Suite 6B
 Newtown Square, PA 19073

MARY BETH DUDLEY a/k/a MARY ELIZABETH DUDLEY and MARY E. DUDLEY, dec'd.
 Late of the Township of Middletown, Delaware County, PA.
 Extx.: Suzanne D. Diamond c/o Jeff L. Lewin, Esquire, 15 East Front Street, Media, PA 19063.

JEFF L. LEWIN, ATTY.
 15 East Front Street
 Media, PA 19063

DAVID R. FARROW, dec'd.
 Late of the Township of Radnor, Delaware County, PA.
 Extrs.: Richard A. Farrow, Thomas O. Hiscott and Mary B. Farrow c/o Carolyn D. Meisel, Esquire, 100 Four Falls, Suite 300, West Conshohocken, PA 19428-2950.
CAROLYN D. MEISEL, ATTY.
 Heckscher, Teillon, Terrill & Sager, P.C.
 100 Four Falls
 Suite 300
 West Conshohocken, PA 19428-2950

ANNA B. IACONO a/k/a ANNIE B. IACONO and ANNA IACONO, dec'd.
 Late of the Township of Concord, Delaware County, PA.
 Extr.: Brian Iacono, 4987 S. Miller Way, Littleton, CO 80122.
ROBERT F. MANZI, JR., ATTY.
 832 Philadelphia St.
 Indiana, PA 15701

JOHN J. MALARKEY, dec'd.
 Late of the Township of Upper Darby, Delaware County, PA.
 Extr.: Robert S. Malarkey c/o Harry J. Karapalides, Esquire, 42 Copley Road, Upper Darby, PA 19082.
HARRY J. KARAPALIDES, ATTY.
 42 Copley Road
 Upper Darby, PA 19082

LEONA M. McFADYEN, dec'd.
 Late of the City of Chester, Delaware County, PA.
 Extr.: Richard E. Connell, 2303 Market Street, Camp Hill, PA 17011.
RICHARD E. CONNELL, ATTY.
 2303 Market Street
 Camp Hill, PA 17011

CAROLYN G. SOLOMON, dec'd.
 Late of the Township of Middletown, Delaware County, PA.
 Extx.: Susan Gominger c/o David Hamilton Lang, Esquire, 230 North Monroe Street, Media, PA 19063.
DAVID HAMILTON LANG, ATTY.
 230 North Monroe Street
 Media, PA 19063

EVA B. STAUB, dec'd.
 Late of the Township of Concord, Delaware County, PA.
 Extx.: Lisa O'Donoghue, 3001 Century Lane, Chadds Ford, PA 19317.

SECOND PUBLICATION

ARTHUR F. AMOROSO a/k/a ARTHUR AMOROSO, dec'd.
Late of the Township of Radnor, Delaware County, PA.
Extx.: Beatrice Dienno c/o Thomas W. Flynn, III, Esquire, 124 Bloomingdale Avenue, P.O. Box 8333, Wayne, PA 19087.
THOMAS W. FLYNN, III, ATTY.
Crawford Diamond Flynn LLC
124 Bloomingdale Avenue
P.O. Box 8333
Wayne, PA 19087

ROSE ANDERSON, dec'd.
Late of the Township of Ridley, Delaware County, PA.
Extx.: John A. Anderson c/o Robert J. Breslin, Jr., Esquire, 3305 Edgmont Avenue, Brookhaven, PA 19015.
ROBERT J. BRESLIN, JR., ATTY.
Pappano & Breslin
3305 Edgmont Avenue
Brookhaven, PA 19015

ELEANORE BESSER a/k/a ELEANORE G. BESSER, dec'd.
Late of the Township of Haverford, Delaware County, PA.
Extx.: Gilbert M. Besser, 305 David Drive, Havertown, PA 19083.

ANN M. CALLAGHAN, dec'd.
Late of the Township of Haverford, Delaware County, PA.
Extx.: Eileen Callaghan Myers c/o Michael J. Maransky, Esquire, 10 Sentry Parkway, Suite 200, P.O. Box 3001, Blue Bell, PA 19422-3001.
MICHAEL J. MARANSKY, ATTY.
Fox Rothschild LLP
10 Sentry Parkway
Suite 200
P.O. Box 3001
Blue Bell, PA 19422-3001

JOSEPH I. DIAMOND, dec'd.
Late of the Township of Radnor, Delaware County, PA.
Co-Extx.: Peter V. Esler and James Campbell c/o Lisa Comber Hall, Esquire, 27 S. Darlington Street, West Chester, PA 19382.
LISA COMBER HALL, ATTY.
Hall Law Offices
A Professional Corporation
27 S. Darlington Street
West Chester, PA 19382

FIORA DiSTEFANO, dec'd.
Late of the Township of Haverford, Delaware County, PA.
Extx.: Judith Ralston and Janet McKelvey c/o Denis A. Gray, Esquire, 301 Lindenwood Drive, Suite 217, Malvern, PA 19355.
DENIS A. GRAY, ATTY.
Palmer & Gray LLP
Valleybrooke Corporate Center
301 Lindenwood Drive
Suite 217
Malvern, PA 19355

FRED HUFF a/k/a FRED LEON HUFF, dec'd.
Late of the Township of Upper Darby, Delaware County, PA.
Admr.: David M. Koller, 2043 Locust Street, Suite 1B, Philadelphia, PA 19103.
DAVID M. KOLLER, ATTY.
2043 Locust Street
Suite 1B
Philadelphia, PA 19103

ROBERT E. LANSINGER a/k/a ROBERT EUGENE LANSINGER, dec'd.
Late of the Township of Radnor, Delaware County, PA.
Extx.: Nan M. Lansinger c/o John A. Terrill, II, Esquire, 100 Four Falls, Suite 300, West Conshohocken, PA 19428.
JOHN A. TERRILL, II, ATTY.
Heckscher, Teillon, Terrill & Sager, P.C.
100 Four Falls
Suite 300
West Conshohocken, PA 19428

DANIEL J. McTAGUE, dec'd.
Late of the Township of Concord, Delaware County, PA.
Extx.: Regina Marie Stolnis c/o Lindsey J. Conan, Esquire, 755 North Monroe Street, Media, PA 19063.
LINDSEY J. CONAN, ATTY.
Conan Law Offices, LLC
755 North Monroe Street
Media, PA 19063

JOHN L. NEILL, dec'd.
Late of the Township of Springfield, Delaware County, PA.
Extx.: Susan M. Guard (Named in Will As Susan Marie Guard) c/o Mary Elizabeth Devine, Esquire, 5248 Township Line Road, P.O. Box 324, Drexel Hill, PA 19026.

MARY ELIZABETH DEVINE, ATTY.
Devine Law Associates, P.C.
5248 Township Line Road
P.O. Box 324
Drexel Hill, PA 19026

BEATRICE U. RICCI a/k/a

**BEATRICE URSULA RICCI and
BEATRICE RICCI**, dec'd.
Late of the Borough of Aldan,
Delaware County, PA.
Extx.: Barbara Brenneck c/o Robert J.
Breslin, Jr., Esquire, 3305 Edgmont
Avenue, Brookhaven, PA 19015.
ROBERT J. BRESLIN, JR., ATTY.
Pappano & Breslin
3305 Edgmont Avenue
Brookhaven, PA 19015

**ANITA COHEN SHENLY a/k/a ANN
SHENLY**, dec'd.

Late of the Township of Concord,
Delaware County, PA.
Extx.: Robert S. Cohen c/o Duke
Schneider, Esquire, 17 West Miner
Street, West Chester, PA 19382.
DUKE SCHNEIDER, ATTY.
MacElree Harvey, Ltd.
17 West Miner Street
West Chester, PA 19382

DOROTHY M. SMEDLEY, dec'd.

Late of the Township of Aston,
Delaware County, PA.
Extx.: Mary Lee Krapf, 1008 Mulberry
Street, Upland, PA 19015.
CHRISTOPHER M. MURPHY, ATTY.
Pappano & Breslin
3305 Edgmont Avenue
Brookhaven, PA 19015

DAVID S. J. SMITH a/k/a DAVID S.

SMITH and DAVID J. SMITH, dec'd.
Late of the Township of Radnor,
Delaware County, PA.
Extx.: Mary Ingersoll Smith and
the Pennsylvania Trust Company,
Five Radnor Corporate Center, 100
Matsonford Road, Suite 450, Radnor,
PA 19087.
McKINLEY C. McADOO, ATTY.
McCausland Keen & Buckman
Radnor Court
259 North Radnor-Chester Road
Suite 160
Radnor, PA 19087-5257

ARLEEN F. SPEIZMAN, dec'd.

Late of the Township of Haverford,
Delaware County, PA.
Extx.: Richard A. Speizman, 6976
Pindell School Rd., Fulton, MD 20759.

SUSAN WEISSMAN, dec'd.

Late of the Township of Marple,
Delaware County, PA.
Extx.: Deborah A. MacDonald c/o
Robert M. DiOrio, Esquire, 21 West
Front Street, Media, PA 19063.
ROBERT M. DiORIO, ATTY.
DiOrio & Sereni, LLP
21 West Front Street
Media, PA 19063

THIRD AND FINAL PUBLICATION

JACQUELYN LONA ALTMAN, dec'd.

Late of the Township of Marple,
Delaware County, PA.
Extx.: Shelly Storbeck c/o D. Selaine
Keaton, Esquire, 21 W. Front Street,
P.O. Box 1970, Media, PA 19063.
D. SELAINE KEATON, ATTY.
21 W. Front Street
P.O. Box 1970
Media, PA 19063

MARGARET E. BELL a/k/a

MARGARET E. BELLI, dec'd.
Late of the Township of Marple,
Delaware County, PA.
Extx.: Alexis Marie Johnson
TIMOTHY F. SULLIVAN, ATTY.
216 South Orange Street
Media, PA 19063

**MARGARET FEEHAN BORKOWSKI
a/k/a MARGARET J. BORKOWSKI**,
dec'd.

Late of the Borough of Morton,
Delaware County, PA.
Admx.: Joan F. Bradley c/o Vincent G.
Iannello, Jr., Esquire, 110 West Front
Street, Media, PA 19063.
VINCENT G. IANNELLO, JR., ATTY.
110 West Front Street
Media, PA 19063

CLARENCE R. BUSS, dec'd.

Late of the Township of Aston,
Delaware County, PA.
Co-Extx.: Craig A. Buss and Jeffrey
M. Buss c/o Joseph E. Lastowka, Jr.
Esquire, The Madison Building, 108
Chesley Drive, Media, PA 19063-1712.
JOSEPH E. LASTOWKA, JR., ATTY.
Abbott Lastowka & Overholt LLP
The Madison Building
108 Chesley Drive
Media, PA 19063-1712

AUGUSTA CROCKETT, dec'd.

Late of the Township of Aston,
Delaware County, PA.
Extx.: Cathy Burton, 40019 Pintail
Court, Gonzales, LA 70737.

KENT E. CONWAY, ATTY.
Rogers Castor
26 Athens Avenue
Ardmore, PA 19003

MARGARET STARR LEUTHEUSER,
dec'd.

Late of the Township of Haverford,
Delaware County, PA.
Extr.: Richard Willson c/o Donald
B. Lynn, Jr., Esquire, P.O. Box 384,
Kennett Square, PA 19348.
DONALD B. LYNN, JR., ATTY.
Larmore Scarlett LLP
P.O. Box 384
Kennett Square, PA 19348

MARGARET STARR LEUTHEUSER,
dec'd.

Late of the Township of Haverford,
Delaware County, PA.
Trust Estate of Margaret Starr
Leutheuser.
Co-Trustees: Anne Willson Dupré and
Richard Willson c/o Donald B. Lynn,
Jr., Esquire, P.O. Box 384, Kennett
Square, PA 19348.
DONALD B. LYNN, JR., ATTY.
Larmore Scarlett LLP
P.O. Box 384
Kennett Square, PA 19348

GERTRUDE C. LOFURNO, dec'd.

Late of the Township of Upper Darby,
Delaware County, PA.
Extrs.: Michael Joseph Lofurno and
Robert Andrew Lofurno c/o Georgia L.
Stone, Esquire, 2910 Edgmont Avenue,
Suite 100, Parkside, PA 19015.
GEORGIA L. STONE, ATTY.
The Law Offices of Stone & Stone, LLC
2910 Edgmont Avenue
Suite 100
Parkside, PA 19015

BETTY JANE MOSS, dec'd.

Late of the Township of Upper
Chichester, Delaware County, PA.
Co-Extrs.: Christina A. Currey, Betty
J. Fels and Susan F. Shiflett c/o
Joseph E. Lastowka, Jr., Esquire, The
Madison Building, 108 Chesley Drive,
Media, PA 19063-1712.
JOSEPH E. LASTOWKA, JR., ATTY.
Abbott Lastowka & Overholt LLP
Attorneys and Counselors at Law
The Madison Building
108 Chesley Drive
Media, PA 19063-1712

KENNETH M. RUBY, dec'd.

Late of the Township of Springfield,
Delaware County, PA.
Admr.: Jeff L. Lewin, 15 E. Front
Street, Media, PA 19063.

JEFF L. LEWIN, ATTY.
15 E. Front Street
Media, PA 19063

ELIZABETH THOROGOOD, dec'd.

Late of the Township of Radnor,
Delaware County, PA.
Extr.: Alison H. Tracy, P.O. Box 14,
Sharon, VT 05065.

LEHMAN W. TOUVELLE a/k/a
LEHMAN WILLARD TOUVELLE,
dec'd.

Late of the Township of Aston,
Delaware County, PA.
Extr.: Gregory A. Touvelle c/o Robert
J. Breslin, Jr., Esquire, 3305 Edgmont
Avenue, Brookhaven, PA 19015.
ROBERT J. BRESLIN, JR., ATTY.
Pappano & Breslin
3305 Edgmont Avenue
Brookhaven, PA 19015

ELEANOR R. TUUM a/k/a ELEANOR
TUUM and ELEANOR RUTH
TUUM, dec'd.

Late of the Township of Upper Darby,
Delaware County, PA.
Extr.: Kenneth Dale Newman (Named
in Will As Kenneth Newman) c/o
Thomas J. Burke, Jr., Esquire, 15
Rittenhouse Place, Ardmore, PA 19003.
THOMAS J. BURKE, JR., ATTY.
Haws & Burke
15 Rittenhouse Place
Ardmore, PA 19003

ROBERT C. VOLK, dec'd.

Late of the Borough of Prospect Park,
Delaware County, PA.
Extr.: Richard H. Volk c/o Donald
B. Lynn, Jr., Esquire, P.O. Box 384,
Kennett Square, PA 19348.
DONALD B. LYNN, JR., ATTY.
Larmore Scarlett LLP
P.O. Box 384
Kennett Square, PA 19348

JOHN R. WYATT, dec'd.

Late of the Township of Upper Darby,
Delaware County, PA.
Extr.: Mary Elizabeth A. Murrin, 726
Copley Road, Upper Darby, PA 19082.

PATRICIA PARKER YOUNG, dec'd.

Late of the Borough of Glenolden,
Delaware County, PA.
Admr.: Dwayne C. Parker.
TULLIO DeLUCA, ATTY.
381 N. 9th Avenue
Scranton, PA 18504

SUSAN M. ZAMBRICZKI, dec'd.

Late of the Township of Springfield,
Delaware County, PA.
Extx.: Cheryl Ann Zambriczki
Albertson c/o John Yanoshak, Esquire,
P.O. Box 626, Media, PA 19063.
JOHN YANOSHAK, ATTY.
KAO Law Associates
P.O. Box 626
Media, PA 19063

KATHRYN E. ZEBROWSKI, dec'd.

Late of the Township of Upper Darby,
Delaware County, PA.
Admr.: Gary Zebrowski c/o D. Selaine
Keaton, Esquire, 21 W. Front Street,
P.O. Box 1970, Media, PA 19063.
D. SELAINE KEATON, ATTY.
21 W. Front Street
P.O. Box 1970
Media, PA 19063

CHANGE OF NAME

IN THE COURT OF COMMON PLEAS
OF DELAWARE COUNTY,
PENNSYLVANIA
CIVIL ACTION—LAW
NO. 2014-010101

NOTICE IS HEREBY GIVEN THAT on
November 12, 2014, the Petition of Kiara
Lee Smith, a minor, by and through her
parent and natural guardian, Stacy J.
Canalichio for a Change of Name was filed
in the above named Court, praying for a
decree to change the name(s) of **Kiara Lee
Smith** to **Kiara Lee Canalichio**.

The Court has fixed January 26, 2015,
at 9:00 a.m. in Courtroom TBA, Delaware
County Courthouse, Media, Pennsylvania,
as the time and place for the hearing of
said Petition, when and where all persons
interested may appear and show cause, if
any they have, why the prayer of said Peti-
tion should not be granted.

Dec. 5, 12

CHARTER APPLICATION

NOTICE IS HEREBY GIVEN THAT a
corporation is to be or has been incorporated
under the provisions of the Pennsylvania
Business Corporation Law of 1988.

**AVALYNE RESEARCH AND
CONSULTING, INC.**

has been (will be) incorporated under the
Pennsylvania Business Corporation Law
of 1988.

Dec. 12

NOTICE IS HEREBY GIVEN THAT
Articles of Incorporation were filed with
the Department of State for:

Fornext, Inc.

a corporation organized under the Pennsyl-
vania Business Corporation Law of 1988.

MARC L. DAVIDSON, LLC, Solicitors
290 King of Prussia Rd.
Ste. 110
Radnor, PA 19087

Dec. 12

**MOLGREN LEADERSHIP
CONSULTING, INC.**

has been (will be) incorporated under the
Pennsylvania Business Corporation Law
of 1988.

Dec. 12

**CHARTER APPLICATION
NON-PROFIT**

NOTICE IS HEREBY GIVEN THAT
Articles of Incorporation have been filed
with the Department of State of the Com-
monwealth of Pennsylvania, at Harrisburg,
PA, on November 5, 2014, for the purpose
of obtaining a charter of a Nonprofit Cor-
poration organized under the Nonprofit
Corporation Law of 1988 of the Common-
wealth of Pennsylvania. The name of the
corporation is:

BetterWorldians Foundation

The corporation is organized and operated exclusively for educational and social, with a focus on altruism and charity and a mission to promote positive thinking, positive values and positive actions.

REGER, RIZZO & DARNALL LLP,
Solicitors
2929 Arch St.
13th Fl.
Philadelphia, PA 19104

Dec. 12

CLASSIFIED AD

Established Media law firm seeking sole practitioner for office and staff-sharing arrangement with possible future association. Send inquiries to:
jmoskow@knightand moskow.com—all submissions kept strictly confidential.

Nov. 14—Dec. 19

FICTITIOUS NAME

NOTICE IS HEREBY GIVEN, pursuant to the provisions of Act of Assembly No. 295, effective March 16, 1983, as amended, of intention to file in the Office of the Department of State of the Commonwealth of Pennsylvania, at Harrisburg, Pennsylvania, an application for the conduct of a business in Delaware County, Pennsylvania, under the assumed or fictitious name, style or designation of:

GMTG Tactical

with its principal place of business at 215 Nottingham Court, Glen Mills, PA 19342.

The name(s) and address(es) of the entity owning or interested in said business is (are): Grey Mountain Training Group, Inc., 215 Nottingham Court, Glen Mills, PA 19342.

The application has been/will be filed on or after September 29, 2014.

Dec. 12

Jake’s Landscaping

with its principal place of business at 317 Park Circle, Norwood, PA 19074.

The name(s) and address(es) of the person(s) owning or interested in said business is (are): Jacob J. Chmielowski, 317 Park Circle, Norwood, PA 19074.

The application has been/will be filed on or after November 20, 2014.

Dec. 12

Lonicera Consulting Services, Inc.

with its principal place of business at 26 Ringfield Road, Chadds Ford, PA 19317.

The name(s) and address(es) of the person(s) owning or interested in said business is (are): Denise Alleva Gilchrist, 26 Ringfield Road, Chadds Ford, PA 19317.

The application has been/will be filed on or after February 28, 2014.

Dec. 12

Tri-County Security, NJ

with its principal place of business at 320 King of Prussia Road, Suite 140, Radnor, PA 19087.

The name(s) and address(es) of the entity owning or interested in said business is (are): Security Guard, Inc., 320 King of Prussia Road, Suite 140, Radnor, PA 19087.

The application has been/will be filed on or after November 26, 2014.

ROBERT C. EWING, Solicitor
P.O. Box 782
Media, PA 19063

Dec. 12

FOREIGN CORPORATION

CERTIFICATE OF AUTHORITY

EXACT TARGET GROUP INC., a corporation organized under the laws of the State of Hawaii has applied for a Certificate of Authority under the provisions of the Business Corporation Law of 1988. The address of its principal office under the laws of the jurisdiction in which it is incorporated is: 802 MacDade Blvd., Folsom, PA 19033 and the address of its proposed registered office in the Commonwealth is: 802 MacDade Blvd., Folsom, PA 19033.

Dec. 12

SERVICE BY PUBLICATION

IN THE COURT OF COMMON PLEAS
OF DELAWARE COUNTY,
PENNSYLVANIA
CIVIL ACTION—LAW
NO. 13-00068

QUIET TITLE

Steve Fitzgerald, LLP, Plaintiff

vs.

Frank Koerner and Jean Koerner,
Defendants

**TYPE OF ACTION—CIVIL ACTION/
QUIET TITLE**

NOTICE TO: Frank Koerner and
Jean Koerner

You have been sued in Court. Notice is hereby given that Steve Fitzgerald, LLP has filed the Civil Complaint against you in the Court of Common Pleas of Delaware County, Pennsylvania, No. 13-00068 in which they are seeking to quiet title to the premises 213 Priscilla Lane, Aldan, Pennsylvania, Folio No. 01-00-00813-00. If you wish to defend, you must enter a written appearance personally or by attorney and file your defenses or objections in writing with the Court. You are warned that if you fail to do so the case may proceed without you and a judgment may be entered against you without further notice for the relief requested by the Plaintiff. You may lose money or property or other rights important to you.

YOU SHOULD TAKE THIS NOTICE TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER, 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.

LAWYERS' REFERENCE SERVICE
Delaware County Bar Association
335 W. Front Street
Media, PA 19063
(610) 566-6625
www.delcobar.org

Further inquiry can be directed to counsel for the Plaintiff as follows:

GEORGE P. CORDES, ESQUIRE
230 North Monroe Street
Media, PA 19063
(610) 565-2211

Dec. 12

SERVICE BY PUBLICATION

IN THE COURT OF COMMON PLEAS
OF DELAWARE COUNTY,
PENNSYLVANIA
NO. 13-01608

BAYVIEW LOAN SERVICING, LLC

vs.

DENISE L. EVANS, IN HER CAPACITY AS HEIR OF JOSEPH EVANS, DECEASED, WARREN EVANS, IN HIS CAPACITY AS HEIR OF JOSEPH EVANS, DECEASED, ANTHONY EVANS, IN HIS CAPACITY AS HEIR OF JOSEPH EVANS, DECEASED and UNKNOWN HEIRS, SUCCESSORS, ASSIGNS AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER JOSEPH EVANS, DECEASED

**NOTICE OF SHERIFF'S SALE
OF REAL PROPERTY**

NOTICE TO: Unknown Heirs, Successors, Assigns and All Persons, Firms or Associations Claiming Right, Title or Interest From or Under Joseph Evans, Deceased

Being Premises: 232 MARKS AVENUE,
DARBY, PA 19023-1712.

Being in DARBY BOROUGH, County of DELAWARE, Commonwealth of Pennsylvania, 14-00-02035-00.

Improvements consist of residential property.

Sold as the property of DENISE L. EVANS, IN HER CAPACITY AS HEIR OF JOSEPH EVANS, DECEASED, WARREN EVANS, IN HIS CAPACITY AS HEIR OF JOSEPH EVANS, DECEASED, ANTHONY EVANS, IN HIS CAPACITY AS HEIR OF JOSEPH EVANS, DECEASED and UNKNOWN HEIRS, SUCCESSORS, ASSIGNS AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER JOSEPH EVANS, DECEASED.

Your house (real estate) at 232 MARKS AVENUE, DARBY, PA 19023-1712 is scheduled to be sold at the Sheriff's Sale on February 20, 2015 at 11:00 A.M., at the DELAWARE County Courthouse, 201 W. Front Street, Media, PA 19063, to enforce the Court Judgment of \$66,164.64 obtained by, BAYVIEW LOAN SERVING, LLC (the mortgagee), against the above premises.

PHELAN HALLINAN, LLP
Attorneys for Plaintiff

Dec. 12

SERVICE BY PUBLICATION

IN THE COURT OF COMMON PLEAS
OF DELAWARE COUNTY,
PENNSYLVANIA
CIVIL ACTION—LAW
NO. 13-11044

QUIET TITLE

GUY LEROY

v.

THE ESTATE OF JOSEPH C.
STEPHENS and THE ESTATE OF
JOHANNE STEPHENS, their executors,
administrators and heirs

TYPE OF ACTION—CIVIL ACTION/
QUIET TITLE

NOTICE TO: The Estates of Joseph
C. Stephens and Jo-
hanne Stephens, Their
Executors, Administra-
tors and Heirs

You have been sued in Court. Notice is hereby given that Guy Leroy has filed the Civil Complaint against you in the Court of Common Pleas of Delaware County, Pennsylvania, No. 13-11044 in which they are seeking to quiet title to the premises 1503 Hermesporta Drive, in the Township of Darby, Delaware County, Pennsylvania, Folio No. 15-00-01583-36. If you wish to defend, you must enter a written appearance personally or by attorney and file your defenses or objections in writing with the Court. You are warned that if you fail to do so the case may proceed without you and a judgment may be entered against you without further notice for the relief requested by the Plaintiff. You may lose money or property or other rights important to you.

YOU SHOULD TAKE THIS NOTICE TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER, 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.

LAWYERS' REFERENCE SERVICE
Delaware County Bar Association
335 W. Front Street
Media, PA 19063
(610) 566-6625
www.delcobar.org

Further inquiry can be directed to counsel for the Plaintiff as follows:

GEORGE P. CORDES, ESQUIRE
230 North Monroe Street
Media, PA 19063
(610) 565-2211

Dec. 12

SERVICE BY PUBLICATION

IN THE COURT OF COMMON PLEAS
OF DELAWARE COUNTY,
PENNSYLVANIA
CIVIL ACTION—LAW
NO. 2014-008214

NOTICE OF ACTION IN
MORTGAGE FORECLOSURE

WELLS FARGO BANK, N.A., Plaintiff
vs.

ROBERT P. D'AMICODATRI, JR., in his
capacity as Administrator cta and Heir of
the Estate of ROBERTO DAMICODATRI,
UNKNOWN HEIRS, SUCCESSORS,
ASSIGNS AND ALL PERSONS, FIRMS
OR ASSOCIATIONS CLAIMING RIGHT,
TITLE OR INTEREST FROM OR
UNDER ROBERTO DAMICODATRI,
DECEASED, Defendants

NOTICE

TO: Unknown Heirs, Successors,
Assigns and All Persons, Firms
or Associations Claiming Right,
Title or Interest From or Under
Roberto Damicodatri, Deceased

You are hereby notified that on September 16, 2014, Plaintiff, WELLS FARGO BANK, N.A., filed a Mortgage Foreclosure Complaint endorsed with a Notice to Defend, against you in the Court of Common Pleas of DELAWARE County, Pennsylvania, docketed to No. 2014-008214. Wherein Plaintiff seeks to foreclose on the mortgage secured on your property located at 208 WILCOX STREET, MARCUS HOOK, PA 19061-5125 whereupon your property would be sold by the Sheriff of DELAWARE County.

You are hereby notified to plead to the above referenced Complaint on or before 20 days from the date of this publication or a Judgment will be entered against you.

NOTICE

If you wish to defend, you must enter a written appearance personally or by attorney and file your defenses or objections in writing with the court. You are warned that if you fail to do so the case may proceed without you and a judgment may be entered against you without further notice for the relief requested by the plaintiff. You may lose money or property or other rights important to you.

YOU SHOULD TAKE THIS NOTICE TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER, 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.

LAWYERS' REFERENCE SERVICE
Delaware County Bar Association
335 W. Front Street
Media, PA 19063
(610) 566-6625
www.delcobar.org

Dec. 12

SERVICE BY PUBLICATION

MISSING HEIR

Information wanted concerning the whereabouts of Heirs or Next of Kin of LORRAINE STANERT. Please communicate with W. Steven Woodward, Esq., Gadsden Schneider & Woodward LLP, 201 King of Prussia Rd., Ste. 100, Radnor, PA 19087.

Nov. 28; Dec. 5, 12

JUDGMENT NOTICES

JUDGMENTS, VERDICTS, LIENS, WAIVER OF LIENS AND OTHER MATTERS ENTERED IN THE JUDGMENT INDEX IN THE OFFICE OF JUDICIAL SUPPORT AT MEDIA, PENNA.

The name of the person against whom such entry is made in each case appears first, followed by the name of the person in whose favor the entry is made and the amount. Details concerning the nature of the entry are available in the Judicial Support record.

The Judgment Index in the Judicial Support office at Media discloses that the following judgments, verdicts, liens, waiver of liens and other matters have been entered on the dates indicated.

**Accuracy of the entries
is not guaranteed**

The following judgments are being reprinted from Issues 40-44.

- Oshea, Michael P.; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$674.00
- Owens, Arthur; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$3,498.50
- Owens, Demetrius; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$1,206.00
- P.C. Food Services Inc; Bresco Company; 05/14/14; \$14,533.10
- Pace, Raymond; LVNV Funding LLC; 05/16/14; \$3,060.92
- Pacha, Yasamin S; Portfolio Recovery Associates LLC; 05/12/14; \$4,478.36
- Padley IV, Albert E; Township of Springfield; 05/15/14; \$551.52
- Padley IV, Albert E; Township of Springfield; 05/13/14; \$236.50
- Pagan-Afanador, Eric; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$1,537.85
- Pagano /AKA, John; Nationstar Mortgage LLC; 05/23/14; \$492,309.82
- Pagano, Ann Hedges; Nationstar Mortgage LLC; 05/23/14; \$492,309.82
- Pagano, John; Township of Radnor; 05/23/14; \$923.65
- Pagano, John Lawrence; Nationstar Mortgage LLC; 05/23/14; \$492,309.82
- Page, John; Ocwen Loan Servicing LLC; 05/27/14; \$202,968.01
- Page, Linda; Ocwen Loan Servicing LLC; 05/27/14; \$202,968.01
- Palmer, Labaron; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$1,734.50
- Palmer, Meliesha; Drexel University; 05/08/14; \$2,566.57
- Palmer, Michelle A; Provident Bank; 05/05/14; \$41,817.20
- Palmer, Shedrick; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$1,635.00
- Palumbo & Associates; Next Generation Reporting, LLC; 05/29/14; \$3,641.57
- Palumbo, Gregory M; Next Generation Reporting, LLC; 05/29/14; \$3,641.57
- Panos, James; Township of Springfield; 05/15/14; \$373.65
- Panos, James; Township of Springfield; 05/14/14; \$236.50
- Paneibanco, Joseph Anthony; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$2,969.50
- Panichi, Jack; Commonwealth of PA Unemployment Comp Fund; 05/06/14; \$774.71
- Pantano, Carl S; Township of Springfield; 05/15/14; \$487.99
- Pantano, Carl S; Township of Springfield; 05/13/14; \$236.50
- Panzer, Richard S; Township of Springfield; 05/15/14; \$405.99
- Panzer, Richard S; Township of Springfield; 05/13/14; \$236.50
- Pappalardo Jr, Albert; PHH Mortgage Corporation ; 05/14/14; \$230,916.85
- Parenti, Anthony R; Internal Revenue Service; 05/30/14; \$55,425.52
- Park, Robert Henry; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$1,172,611.47
- Parker, Ernest; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$1,155.00
- Parker, Nevin Rose; Allstate Insurance Company; 05/01/14; \$2,919.44
- Parker, Teejay Marie; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$500.00
- Parker, Tee-Jay Marie; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$1,631.50
- Parkhill, Richard Joseph; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$1,970.57
- Parkinson, Patricia; Interboro Recovery Service Inc; 05/06/14; \$1,257.85
- Pascarelli, Peter F; Internal Revenue Service; 05/28/14; \$51,118.21
- Paschall, Margaret M; Wells Fargo Bank NA; 05/16/14; \$184,509.45
- Paschall, Margaret M; Wells Fargo Bank NA; 05/19/14; \$184,509.45
- Paschall, Margaret Mary; Wells Fargo Bank NA; 05/16/14; \$184,509.45
- Paschall, Margaret Mary; Wells Fargo Bank NA; 05/19/14; \$184,509.45
- Patel, Bhupendra D; Township of Springfield; 05/14/14; \$369.60
- Patel, Bhupendra D; Township of Springfield; 05/09/14; \$236.50
- Patrick, William; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$293.00

- Patten, Helen S; Township of Radnor; 05/28/14; \$520.20
- Patten, Jeffrey L, Township of Radnor; 05/28/14; \$520.20
- Patterson, Barbara A. P.; Borough of Colwyn; 05/29/14; \$2,327.81
- Patterson, Bernadette; Emigrant Residential, LLC /FKA; 05/08/14; \$156,487.18
- Patterson, Isaiah; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$3,547.90
- Patterson, Samuel R; Borough of Colwyn; 05/29/14; \$2,327.81
- Paules, Ryan Todd; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$2,649.00
- Peed, Kyle; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$381.50
- Penn Linen and Uniform Service Inc; Commonwealth of PA Unemployment Comp Fund; 05/15/14; \$51,910.62
- Pennewell, Barbara; Township of Radnor; 05/23/14; \$928.97
- Pennewell, William N; Township of Radnor; 05/23/14; \$928.97
- Pennymac Loan Services; Township of Radnor; 05/27/14; \$855.95
- Pentony, Angelique; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$1,062.00
- Peper, Anita; Internal Revenue Service; 05/29/14; \$3,370.62
- Peper, James; Internal Revenue Service; 05/29/14; \$97,776.21
- Peper, James; Internal Revenue Service; 05/29/14; \$3,370.62
- Peppy's Automotive Inc; Upper Darby Township; 05/19/14; \$11,348.75
- Perciful, Alexander Scott; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$815.00
- Perez, Augustine; Erie Insurance Group; 05/07/14; \$1,457.47
- Perez, Carmen Brown; Midland Funding LLC; 05/14/14; \$7,270.59
- Perry, Joseph; Shemin Nurseries, Inc; 05/12/14; \$3,699.86
- Peticca, Daniel; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$1,406.50
- Phan, Jimmy; Borough of Folcroft; 05/28/14; \$297.50
- Phan, Jimmy; Borough of Folcroft; 05/07/14; \$646.50
- Phiipps, Shannon; Pisani, Natale J; 05/29/14; \$1,748.06
- Piasecki, George A; Nationstar Mortgage LLC; 05/02/14; \$51,864.99
- Piasecki, Patrick Michael; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$1,843.00
- Pickett, Michelle; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$457.45
- Pickett, Russell; Township of Springfield; 05/14/14; \$130.52
- Pickett, Russell; Township of Springfield; 05/12/14; \$236.50
- Pie in the Sky Restaurant and Pizzeria; Commonwealth of PA Unemployment Comp Fund; 05/16/14; \$1,326.69
- Pierce, John Gregory; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$7,882.50
- Pierson Jr, Daniel A; Central Mortgage Company; 05/13/14; \$201,773.44
- Pierson Jr, Daniel A; Township of Springfield; 05/13/14; \$50.82
- Pierson Jr, Daniel A; Township of Springfield; 05/09/14; \$236.50
- Pike /EST, Mary E; Wells Fargo Bank National Association; 05/16/14; \$124,227.77
- Pike II, Harvey James; Wells Fargo Bank National Association; 05/16/14; \$124,227.77
- Pike, John Michael; Wells Fargo Bank National Association; 05/16/14; \$124,227.77
- Pinketti, Frank; Allstate Insurance Company; 05/16/14; \$1,079.62
- Pinketti Jr., Francis H.; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$2,166.00
- Pinketti Jr., Francis H.; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$1,235.13
- Pinketti, Francis; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$7,645.00
- Pinto, Tabitha; Midland Funding LLC; 05/22/14; \$1,178.92
- Pinto, Toni Ann; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$204.00
- Pitbull Electric Inc; Chichester School District; 05/22/14; \$75,000.00

- Pittman, Dyonbre; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$128.00
- Platts-Stewart, Tanya; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$558.00
- Plymouth Produce Inc; Internal Revenue Service; 05/30/14; \$560.43
- PNC Bank; Boro of Folcroft; 05/07/14; \$471.50
- PNC Bank National Association; Borough of Folcroft; 05/27/14; \$347.50
- PNC Bank; Remit Corporation; 05/29/14; \$962.23
- Pointdujour, Marc; Bank of America National Association; 05/12/14; \$183,801.01
- Pollack, Steven E; JP Morgan Chase Bank National Assoc.; 05/27/14; \$210,599.77
- Pollard, Carolyn; Township of Radnor; 05/23/14; \$763.88
- Pollard, Edward E; Township of Radnor; 05/23/14; \$763.88
- Pompilli, Daniel S.; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$2,595.00
- Ponzio, Michael; Midland Funding LLC; 05/22/14; \$1,123.95
- Pooni Cab Co; All State A/S/O; 05/14/14; \$4,522.63
- Posoff, Richard; Township of Radnor; 05/22/14; \$932.18
- Posoff, Susan; Township of Radnor; 05/22/14; \$932.18
- Po-Well Trauma Cleaning Squad; Upper Darby Township; 05/22/14; \$5,748.75
- Powell, Ellen M.; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$3,395.00
- Powers, Brian P; Neal E Bozentka DMD PC; 05/13/14; \$5,386.57
- Powers, Stephanie; Sun East Federal Credit Union; 05/08/14; \$899.47
- Powers, Tara L; Neal E Bozentka DMD PC; 05/13/14; \$5,386.57
- Pray, Thomas O; Borough of Colwyn; 05/29/14; \$2,469.34
- Pray, Tonette; Borough of Colwyn; 05/29/14; \$2,469.34
- Pressley, Mariah; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$2,209.00
- Preston, Michael E; Township of Springfield; 05/14/14; \$371.34
- Preston, Michael E; Township of Springfield; 05/09/14; \$236.50
- Prime Synthesis Inc; Internal Revenue Service; 05/30/14; \$23,702.02
- Prioleau, Samuel L.; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$193.70
- Puciata, Gregory; Cach LLC; 05/09/14; \$4,332.71
- Pumell, Darryl; Trainer Pointe LLC; 05/16/14; \$1,344.91
- Purnell, Herman; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$1,457.50
- Pyfer, Christopher Francis; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$9,426.45
- Pyfer, Katelyn J.; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$3,405.00
- Pyun, Chang Kyun; Township of Radnor; 05/28/14; \$599.95
- Quatrini, Nicholas; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$1,504.00
- Quigley, Christopher; Township of Radnor; 05/27/14; \$1,232.42
- Quigley, Dorothy; Township of Radnor; 05/27/14; \$1,232.42
- Quirin, Constance M; Township of Radnor; 05/23/14; \$1,053.00
- Quirin, Terence M; Township of Radnor; 05/23/14; \$1,053.00
- Rack, Frances; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$1,560.00
- Radnor 18 Assoc., LLC; Borough of Folcroft; 05/27/14; \$347.50
- Radnor Township Civic Association; Township of Radnor; 05/27/14; \$327.19
- Radomile, Donna M; Internal Revenue Service; 05/29/14; \$7,560.95
- Radomile, Robert R; Internal Revenue Service; 05/29/14; \$7,560.95
- Ramble, Frank; Commonwealth of PA Dept of Revenue; 05/01/14; \$1,897.65
- Rambo, Mary; ABC Bail Bonds Inc; 05/21/14; \$2,114.10
- Ramsey, Ashley; Erie Insurance Group/SBG Yhaira Torres; 05/07/14; \$3,892.11
- Rankin, Thomas; American Express Centurion Bank; 05/14/14; \$12,889.71
- Rao, Narayan R; Commonwealth of PA Dept of Revenue; 05/01/14; \$4,005.59

- Rao, Viviane C; Commonwealth of PA Dept of Revenue; 05/01/14; \$4,005.59
- Raudabaugh, Andrew; Nationstar Mortgage LLC; 05/08/14; \$176,650.09
- Raudabaugh, Lori; Nationstar Mortgage LLC; 05/08/14; \$176,650.09
- Ravenscroft, Morgan Mclean; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$4,484.00
- Raymond, Jennifer; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$2,762.50
- Raymond, Jennifer Michelle; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$1,465.00
- Razorback Incorporated /TA; Commonwealth of PA Unemployment Comp Fund; 05/16/14; \$1,326.69
- Razzano, Laura Ann; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$5,189.00
- Reaction Investment LLC & Radnor 18 Assoc. LLC; Borough of Folcroft; 05/07/14; \$221.50
- Reaction Investment, LLC; Borough of Folcroft; 05/27/14; \$347.50
- Records, Jeannine Marie; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$2,978.00
- Reeder, Hilary Diana; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$1,450.00
- Regan, Charles; Kline, Beth-Anne; 05/08/14; \$5,746.50
- Regan, Charles; Kline, Jared Harrison; 05/08/14; \$5,746.50
- Reilly, Deirdre Ann; Township of Radnor; 05/27/14; \$345.13
- Reilly, Thomas; Township of Radnor; 05/27/14; \$345.13
- Rengepes, James; Sandringham Inc; 05/02/14; \$60,000.00
- Restaneo Jr, Frank L; Internal Revenue Service; 05/30/14; \$27,784.91
- Rettig, Joshua Lee; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$293.00
- Rettig, Joshua Lee; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$1,576.50
- Rhodes, Andrew; Wells Fargo Bank N.A.; 05/09/14; \$99,809.57
- Riccardi, Susan; North Star Capital Acquisition; 05/22/14; \$1,066.36
- Rice, Michelle; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$563.00
- Richardson, Debra A; Commonwealth of PA Dept of Revenue; 05/01/14; \$1,653.48
- Richardson, Gregory; Seaside Capital Partners; 05/12/14; \$2,795.98
- Richardson, Perry; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$1,400.00
- Richardson, Robert L; Commonwealth of PA Dept of Revenue; 05/01/14; \$1,653.48
- Rick Jackson Construction LLC; Internal Revenue Service; 05/29/14; \$2,197.57
- Rideout, Felicia S; Santander Bank N.A.; 05/28/14; \$63,598.55
- Rider Robinson, Baird; Township of Springfield; 05/14/14; \$79.12
- Rider, Baird Robinson; Township of Springfield; 05/12/14; \$236.50
- Riesenfeld, Mark H; Commonwealth of PA Dept of Revenue; 05/01/14; \$7,583.24
- Riesenfeld, Valeri S; Commonwealth of PA Dept of Revenue; 05/01/14; \$7,583.24
- Ripka Sr, David B; M&T Bank; 05/07/14; \$1,184,609.63
- Ripka, Stephanie; M&T Bank; 05/07/14; \$1,184,609.63
- Rivera, Alec Coe; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$4,517.50
- Rivera, Alec Coe; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$1,668.50
- Rivera, Alec Coe; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$1,002.50
- Rivera, Eric; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$6,719.00
- Roberts, Alexander Martin; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$513.00
- Roberts, Carolyn W; Township of Springfield; 05/14/14; \$27.50
- Roberts, Carolyn W; Township of Springfield; 05/09/14; \$236.50
- Roberts, Gabriel S; Eguae, Emmanuel; 05/13/14; \$4,029.10
- Roberts, Kristal; Portfolio Recovery Associates LLC; 05/08/14; \$1,275.66

- Robertson, Maurice Hamee; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$1,352.50
- Robertson, Maurice Hameen; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$3,253.50
- Robinson, Allen; Internal Revenue Service; 05/02/14; \$26,035.00
- Robinson, Aude S; Township of Radnor; 05/27/14; \$538.64
- Robinson, Maurice; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$2,337.00
- Robinson, Ryan; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$930.00
- Rockwell, Christine; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$3,190.00
- Rodriguez, Jose; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$656.00
- Rogers, Cheryl M; Township of Radnor; 05/27/14; \$689.65
- Rogers, Hilliard; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$2,099.50
- Rogers, Keith; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$1,050.00
- Rogers, Laurie E; Township of Radnor; 05/28/14; \$863.47
- Rogers, Thomas H; Township of Radnor; 05/27/14; \$689.65
- Romey, Paul Michael; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$2,228.00
- Rooks, Renee; Trainer Pointe LLC; 05/16/14; \$1,344.91
- Rorke, Peter; Midland Funding LLC; 05/22/14; \$3,213.18
- Rosa, Maria; JPMorgan Chase Bank NA; 05/22/14; \$232,592.89
- Rosciolo, James; Internal Revenue Service; 05/29/14; \$8,280.33
- Rossi Jr, Joseph F; JP Morgan Chase Bank, National Asso Ssr; 05/01/14; \$142,901.27
- Roten, Sonya; LVNV Funding LLC; 05/28/14; \$1,105.80
- Roth, Scott A; Discover Bank; 05/05/14; \$9,139.44
- Rubio, Firdion; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$194.60
- Rudolph, Justin Matthew; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$3,455.50
- Ryan, Gregory S; Green Tree Servicing, LLC; 05/08/14; \$207,210.67
- Ryder, Frank; Internal Revenue Service; 05/02/14; \$5,437.82
- Sable, Andrew; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$313.00
- Sackor, Ali; Borough of Colwyn; 05/06/14; \$2,210.76
- Saling, Michelle Ann; Wells Fargo Bank, N.A.; 05/22/14; \$158,494.54
- Salon Allure; Commonwealth of PA Unemployment Comp Fund; 05/06/14; \$774.71
- Salvey, Patrick; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$5,365.00
- Sammah, Isatu; Progressive Specialty Insurance Company; 05/27/14; \$6,447.55
- Samohod, Joseph; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$3,656.00
- Sampson, Steven M; Township of Radnor; 05/28/14; \$404.74
- Sampson, Theodore Alexander; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$374.00
- Samuels, John L; Commonwealth of PA Unemployment Comp Fund; 05/01/14; \$1,181.31
- Sanchez, Wallace Antonio; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$524.00
- Sannoh, Dembo; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$1,342.00
- Sanseverinati, Stephen; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$636.00
- Santos-Cruz, Heriberto; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$713.00
- Saunders, Orlett; National Collegiate Student Loan Trust; 05/19/14; \$18,758.21
- Sayer, Sheila; Township of Radnor; 05/22/14; \$78.00
- Scally, Gerald F; Commonwealth of PA Dept of Revenue; 05/01/14; \$2,890.35

- Scally, Nancy; Commonwealth of PA Dept of Revenue; 05/01/14; \$2,920.85
- Scarborough, Richard L; Township of Radnor; 05/23/14; \$96.40
- Scarboro-Willis, Nigel; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$1,612.50
- Schade, Christopher M.; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$1,816.00
- Schearer, Christopher; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$2,970.00
- Schill, George John; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$882.00
- Schlenker, Adam George; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$4,233.50
- Schneider, Joseph; Hibu Inc; 05/05/14; \$3,062.04
- Schott III, Clifford Eugene; Township of Springfield; 05/15/14; \$552.09
- Schott III, Eugene Clifford; Township of Springfield; 05/13/14; \$236.50
- Schroeder, Jennifer; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$1,381.00
- Schwartz, Amanda Christine; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$2,908.50
- Schwartz, Amanda Christine; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$2,490.50
- Scotland, Tiara Alesandri; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$1,425.00
- Scott, Nathan; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$101.00
- Seagraves Lang, Trust, Gilbert; Township of Springfield; 05/09/14; \$276.05
- Seagraves, Gilbert L; Township of Springfield; 05/09/14; \$236.50
- Seaman, James G; Commonwealth of PA Dept of Revenue; 05/01/14; \$3,210.68
- Searight, Jennifer Carly; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$663.00
- Seeley, Walter Edward; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$4,668.50
- Selby, Anthony Michael; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$431.00
- Sellers, Hedwig; Township of Radnor; 05/23/14; \$463.57
- Seravello, Cheryl L.; Citibank, NA; 05/12/14; \$3,421.15
- Servano, Pauline; Drexel University; 05/07/14; \$14,092.22
- Sexton IV, Joseph R.; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$1,196.00
- Shapero A/K/A, Paul; US Department of Justice; 05/16/14; \$770,100.00
- Shapero, Paul Harold; US Department of Justice; 05/16/14; \$770,100.00
- Sharkey, Mary E; Wells Fargo Bank, N.A.; 05/30/14; \$87,202.88
- Sharma, Tej; Township of Springfield; 05/13/14; \$470.67
- Sharma, Tej; Township of Springfield; 05/08/14; \$236.50
- Shaw, Robert; Commonwealth of PA Unemployment Comp Fund; 05/19/14; \$631.82
- Shelby /AKA, Velma; Bank of New York Mellon; 05/15/14; \$62,356.54
- Shelby, Velma Elaine; Bank of New York Mellon; 05/15/14; \$62,356.54
- Shepherd, Sheena; Nationstar Mortgage LLC; 05/08/14; \$187,509.81
- Shepherd, Sheena; Nationstar Mortgage LLC; 05/29/14; \$190,783.56
- Sheriff, Sekou A; Gillman, Debra; 05/21/14; \$1,100.00
- Sheriff, Sekou A; Gillman, Debra; 05/21/14; \$2,100.00
- Sherry, Joanne; Sun East Federal Credit Union; 05/08/14; \$1,587.13
- Shi, Mia; Harrah's Chester Downs Management Company LLC /DBA; 05/27/14; \$50,000.00
- Shikitino, Linda; Township of Radnor; 05/27/14; \$463.95
- Short, Laura N; JPMorgan Chase Bank, National Association; 05/01/14; \$252,880.63
- Shuster, David M; Santander Bank NA; 05/29/14; \$213,916.81
- Shuster, Nancy H; Santander Bank NA; 05/29/14; \$213,916.81
- Sibilia, Gerard; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$600.00

- Sibilia, Gerard; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$2,101.00
- Sidlow Metelits Dicht Co PC; Internal Revenue Service; 05/30/14; \$11,101.79
- Silio, Charles E; Township of Springfield; 05/14/14; \$354.01
- Silio, Charles E; Township of Springfield; 05/09/14; \$236.50
- Sillah, Abubarkarr; Hop Energy LLC; 05/08/14; \$1,286.50
- Silva, Terry E; Wells Fargo Bank NA; 05/08/14; \$139,313.29
- Silverstein Jr., Robert F.; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$6,964.00
- Simmons Jr., Foster Barry; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$2,295.11
- Simms III, John W; American Heritage Federal Credit Union; 05/29/14; \$5,135.44
- Simms, Andrew Lashawn; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$740.50
- Simms, Basil; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$2,562.50
- Simms, Basil; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$2,849.50
- Simms, Iris; Internal Revenue Service; 05/29/14; \$159,754.54
- Simon, Adam; Township of Radnor; 05/22/14; \$1,051.00
- Simon, Nicole; Township of Radnor; 05/22/14; \$1,051.00
- Sims, Steven R.; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$2,157.33
- Singh, Bhupinder; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$7,223.50
- Singh, Pyara M; State Farm Indemnity Company; 05/16/14; \$1,732.67
- Singh, Rajbir; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$3,608.90
- Singh, Rajbir; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$1,514.00
- Singh, Satnam; All State A/S/O; 05/14/14; \$4,522.63
- Singleton Jr., George T; Citizens Bank of Pennsylvania; 05/08/14; \$21,893.69
- Skellely, Joseph M.; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$1,874.00
- Skinner, Isaac S.; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$3,603.00
- Skinner, Isaac S.; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$1,547.00
- Skinner, Isaac S.; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$1,332.50
- Skinner, Isaac S.; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$2,112.50
- Skorvan, Melanie; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$2,555.00
- Skrobak, Michael D; Commonwealth of PA Dept of Revenue; 05/01/14; \$1,440.60
- Skrobak, Michelle L; Commonwealth of PA Dept of Revenue; 05/01/14; \$1,440.60
- Slanga, Donna M; Green Tree Servicing LLC; 05/15/14; \$195,234.38
- Slanga Jr, Vincent J; Green Tree Servicing LLC; 05/15/14; \$195,234.38
- Small, Joanna M; Internal Revenue Service; 05/30/14; \$117,260.76
- Smiley, Thomas; Tappenden, Philip; 05/15/14; \$2,805.17
- Smith, Antoine; Deutsche Bank National Trust Comp; 05/06/14; \$223,829.61
- Smith, Andrea L.; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$5,299.50
- Smith, Brandon; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$1,913.50
- Smith, Christopher R.; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$2,839.00
- Smith, Deeja Lanay; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$253.00
- Smith, Eric; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$2,013.00
- Smith, Eric Lamont; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$1,386.50
- Smith, Eric Lamont; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$1,812.50

- Smith, James R.; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$2,164.00
- Smith, Nathan Antonio; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$3,046.50
- Smith, Nathaniel; Midland Funding LLC; 05/22/14; \$1,110.22
- Smith, Patrice; Thompson, Linda B; 05/23/14; \$12,137.07
- Smith, Tylil Malik; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$3,082.75
- Smith, Zachary Allen; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$1,575.00
- Smith-Ray, Tyree; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$2,692.50
- Snyder Specialty Supply Corporation; Thos. Somerville Co.; 05/29/14; \$4,387.11
- Snyder, Donna; Nationstar Mortgage LLC; 05/01/14; \$65,218.32
- Snyder, Lynn; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$6,548.00
- Soderland, Christopher B.; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$3,259.85
- Sogbandi, Melvin Assan; Wells Fargo Bank, NA; 05/14/14; \$52,007.22
- Soma, Craig L; Commonwealth of PA Dept of Revenue; 05/01/14; \$1,629.25
- Sombat, Vanh; Midfirst Bank; 05/13/14; \$66,766.74
- Son, Hyungsuk; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$1,032.50
- Sorge, Liam M; Discover Bank; 05/29/14; \$7,293.49
- Soster, Domenic; State Farm Mutual Auto Insurance; 05/16/14; \$9,976.87
- Sounkongsee, Jasamuth; Citimortgage, Inc.; 05/06/14; \$252,090.01
- Soy E Diablo LLC; Irons Workers Savings Bank; 05/13/14; \$115,642.62
- Spadaccini, Elsa Lea; Southern Delaware County Authority; 05/21/14; \$363.30
- Spadaccini, Pierino; Southern Delaware County Authority; 05/21/14; \$363.30
- Spann /TA, Margaret T; Commonwealth of PA Unemployment Comp Fund; 05/16/14; \$3,001.32
- Sparks, Cynthia L; Nationstar Mortgage LLC; 05/01/14; \$204,357.04
- Speight, Gregory; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$5,536.00
- Spiller, William; Maloney, Elaine; 05/08/14; \$6,028.64
- Spisak, Samantha J; Boro of Folcroft; 05/07/14; \$646.50
- Spisak, Samantha J; Borough of Folcroft; 05/27/14; \$972.50
- Spivey, Elisa Darnette; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$2,120.00
- Staats, Russell; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$2,815.00
- Stabulis, Denise P; Caliber Home Loans, Inc. /FKA; 05/06/14; \$28,837.94
- Stabulis, Donald E; Caliber Home Loans, Inc. /FKA; 05/06/14; \$28,837.94
- Staffieri, Carmen; Bank of New York Mellon /FKA; 05/09/14; \$264,139.61
- Staffieri, Craig; Bank of New York Mellon /FKA; 05/09/14; \$264,139.61
- Stafford, Jason Alexander; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$101.00
- Stafford, Jason Alexander; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$298.00
- Stalker, Robert D.; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$2,569.00
- Stamps, Jazmine Marie; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$8,436.74
- Stanback A/K/A, Yanina; PHH Mortgage Corp.; 05/06/14; \$403,811.80
- Stanback, Yanina C.; PHH Mortgage Corp.; 05/06/14; \$403,811.80
- Stanley III, Kenneth Leroy; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$1,193.00
- Staples, Koron Jamar; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 05/01/14; \$1,815.00
- Stapleton Roofing Inc; Commonwealth of PA Unemployment Comp Fund; 05/14/14; \$1,984.30
- Starkey, Ashley; Werner, Anna Marie; 05/02/14; \$3,485.17
- Stasen, George; Township of Radnor; 05/27/14; \$268.90

**LOCALITY INDEX
SHERIFF'S SALES
OF REAL ESTATE
COUNTY COUNCIL
MEETING ROOM
COURTHOUSE, MEDIA, PA**

**December 19, 2014
11:00 A.M. Prevailing Time**

BOROUGH

- Aldan 20, 79
- Brookhaven 43, 68, 81, 98, 102
- Clifton Heights 17, 18, 113, 114
- Collingdale 33, 40
- Colwyn 73
- Darby 2, 3, 76
- Eddystone 109
- Folcroft 32, 50
- Lansdowne 11, 15, 53
- Marcus Hook 89
- Media 74, 100
- Norwood 21
- Parkside 47
- Prospect Park 8, 37, 90, 95, 103
- Sharon Hill 92, 104
- Swarthmore 16, 84
- Trainer 54, 58, 72
- Upland 5, 111
- Yeadon 4, 26, 41, 57, 105

CITY

- Chester 19, 110, 118

TOWNSHIP

- Aston 56
- Chester 6, 52
- Darby 39, 46, 51
- Haverford 1, 29, 30, 65, 70, 94
- Lower Chichester 60
- Marple 82, 97, 112
- Middletown 42
- Newtown 88
- Nether Providence 93
- Radnor 77
- Ridley 9, 12, 55, 71, 85, 107
- Springfield 25, 78, 87
- Tinicum 80, 99, 116
- Upper Chichester 61, 67, 86, 106
- Upper Darby 13, 14, 23, 24, 27, 28, 31, 34, 35, 36, 38, 44, 59, 62, 66, 69, 83, 91, 96, 101, 108, 115, 117, 119

Conditions: \$ 2,000.00 cash or certified check at time of sale (unless otherwise stated in advertisement), balance in ten days. Other conditions on day of sale.

To all parties in interest and claimants:

TAKE NOTICE that a Schedule of Distribution will be filed within thirty (30) days from the date of sale and distribution will be made in accordance with the Schedule of Distribution unless exceptions are filed thereto within ten (10) days thereafter. No further notice of the filing of the Schedule of Distribution will be given.

No. 11057 1. 2013

MORTGAGE FORECLOSURE

Property in the Haverford Township, County of Delaware and State of Pennsylvania.

Front: 52 Depth: 125

BEING Premises: 107 Sunnyhill Lane, Havertown, PA 19083-3026.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Lori Lynn Minassian and Unknown Heirs, Successors, Assigns, and all persons, firms or associations claiming right, title or interest from or under Arthur J. Minassian, deceased.

Hand Money \$24,092.12

Phelan Hallinan, LLP, Attorneys

MARY McFALL HOPPER, Sheriff

No. 12556 2. 2013

MORTGAGE FORECLOSURE

ALL THAT CERTAIN lot or piece of ground with the buildings and IMPROVEMENTS thereon erected, hereditaments and appurtenances, SITUATE in the Borough of Darby, County of Delaware and State of Pennsylvania bounded and described as follows, to wit:

SITUATE on the Northwesterly side of 13th A venue at the distance of 452.5 feet Southwestwardly from the Southwesterly side of Main Street; thence North 29 degrees, 10 minutes West, 131 feet to a point; thence South 60 degrees, 50 minutes West, 47.05 feet to a point in the Northerly side of Chestnut Street; thence South 39 degrees, 13 minutes 40 seconds East, 15.04 feet to a point; thence North 60 degrees, 50 minutes East, 29.18 feet to a point; thence South 29 degrees, 10 minutes East, 116 feet to the said Northwesterly side of 13th Avenue; thence along the said Northwesterly side of 13th Avenue, North 60 degrees, 50 minutes East, 16 feet to the first mentioned point and place of beginning.

BEING known as No. 28 South 13th Avenue.

BEING Folio No. 14-00-03599-00.

BEING the same premises which Robert Dunn granted and conveyed unto Robert Dunn and Flora Dunn, husband and wife by deed dated January 21, 2004 and recorded February 6, 2004 in Delaware County Record Book 3083, page 843.

IMPROVEMENTS CONSIST OF: residential dwelling.

SOLD AS THE PROPERTY OF: Robert Dunn and Flora Dunn.

Hand Money \$98,266.70

Martha E. Von Rosensteil, Esquire
Heather Riloff, Esquire, Attorneys

MARY McFALL HOPPER, Sheriff

No. 5106 3. 2014

MORTGAGE FORECLOSURE

Property in the Darby Borough, County of Delaware and State of Pennsylvania.

Front: 16 Depth: 132

BEING Premises: 34 South 14th Street, a/k/a 34 Fourteenth Street, Darby, PA 19023-1206.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Edwin H. Harmon.

Hand Money \$7,527.89

Phelan Hallinan, LLP, Attorneys

MARY McFALL HOPPER, Sheriff

No. 001551 4. 2014

MORTGAGE FORECLOSURE

Property in the Yeadon Borough, County of Delaware and State of Pennsylvania.

Front: 24 Depth: 100

BEING Premises: 909 Serrill Avenue, Yeadon, PA 19050-3710.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: William Harris.

Hand Money \$5,134.79

Phelan Hallinan, LLP, Attorneys

MARY McFALL HOPPER, Sheriff

No. 5254 5. 2014

MORTGAGE FORECLOSURE

Property in the Borough of Upland, County of Delaware and Commonwealth of Pennsylvania on the Northwesterly side of 21st Street.

Front: IRR Depth: IRR

BEING Premises: 414 West 21st Street, Chester, PA 19013.

IMPROVEMENTS CONSIST OF: a single family residential dwelling.

SOLD AS THE PROPERTY OF: Diana Hudnell and Joel Hudnell.

Hand Money \$8,566.72

KML Law Group, P.C., Attorneys

MARY McFALL HOPPER, Sheriff

No. 3226 6. 2014

MORTGAGE FORECLOSURE

Property in the Township of Chester, County of Delaware and State of Pennsylvania.

Front: 20 Depth: 107

BEING Premises: 1323 Adair Road, Brookhaven, PA 19015-1901.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Odessa T. Clarke.

Hand Money \$11,190.74

Phelan Hallinan, LLP, Attorneys

MARY McFALL HOPPER, Sheriff

No. 000988 8. 2014

MORTGAGE FORECLOSURE

Property in the Borough of Prospect Park, County of Delaware and State of Pennsylvania.

BEING FOLIO No. 33-00-00834-00.

BEING Premises: 719 Lafayette Avenue, Prospect Park, Pennsylvania 19076.

IMPROVEMENTS CONSIST OF: residential dwelling.

SOLD AS THE PROPERTY OF: Joseph G. Miller and Edith R. Miller.

Hand Money \$14,224.75

McCabe, Weisberg & Conway, P.C., Attorneys

MARY McFALL HOPPER, Sheriff

No. 3918A 9. 2012

MORTGAGE FORECLOSURE

Property in the Township of Ridley, County of Delaware and State of Pennsylvania.

Front: 40 ft. Depth: 100 ft.

BEING Premises: 344 Edgewood Avenue, a/k/a 344 Edgewood Road, Folsom, PA 19033-2201.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Kelly Leshner and Bernard J. Leshner.

Hand Money \$22,369.19

Phelan Hallinan, LLP, Attorneys

MARY McFALL HOPPER, Sheriff

No. 12628 11. 2013

MORTGAGE FORECLOSURE

ALL THAT CERTAIN lot or piece of ground with the buildings and IMPROVEMENTS thereon erected. Situate in Lansdowne Borough, in the County of Delaware and Commonwealth of Pennsylvania, and described according to a survey and plan thereof made by James J. Moore, Civil Engineers, dated March 4, 1926.

BEGINNING at a point on the Southeast side of Gladstone Road at the distance of four hundred seventy-two and sixty-five one-hundredths feet Southwestward from point of curve at the intersection of said Southeast side of Gladstone Road with the Southwest side of Eldon Road, thence extending along said Southeast side of Gladstone Road South forty-five degrees, four minutes, twenty-seven seconds West thirty-two feet; thence extending South forty-four degrees, fifty-five minutes, thirty-three seconds East ninety feet; thence extending north forty-five degrees, four minutes, twenty-seven seconds East thirty-two feet and thence extending North forty-four degrees fifty-five minutes, thirty-three seconds West ninety feet to the first mentioned point and place of beginning, the Southwest line thereof being partly through the center of a certain seven feet wide driveway laid out for the use of this and the adjoining property to the Southwest.

BEING TAX ID No. 23-00-01146-00.

BEING the same premises which James A. Curlett and Mary F. Curlett, husband and wife, by Deed dated 10/2/2008 and recorded 10/30/2008 in the Office of the Recorder of Deeds in and for Delaware County in Deed Book Volume 4450, page 2046, granted and conveyed unto Lawrence J. McGlynn, III, a sole owner.

BEING known as: 130 Gladstone Road, Lansdowne, PA 19050-2111.

PARCEL No. 23-00-01146-00.

IMPROVEMENTS CONSIST OF: a residential property.

SOLD AS THE PROPERTY OF: Mary T. McGlynn, Administratrix of the Estate of Lawrence J. McGlynn, III, deceased.

Hand Money \$17,923.21

Harry B. Reese, Esquire, Attorney

MARY McFALL HOPPER, Sheriff

No. 2803A 12. 2013

MORTGAGE FORECLOSURE

Property in the Township of Ridley, County of Delaware and State of Pennsylvania, on the Westerly side of Girard Avenue.

BEING FOLIO No. 38-05-00399-00.

BEING Premises: 1039 Girard Avenue, Swarthmore, Pennsylvania 19081.

IMPROVEMENTS CONSIST OF: residential dwelling.

SOLD AS THE PROPERTY OF: William Rodgers.

Hand Money \$18,063.56

McCabe, Weisberg & Conway, P.C., Attorneys

MARY McFALL HOPPER, Sheriff

No. 5335 13. 2014

MORTGAGE FORECLOSURE

Property in the Township of Upper Darby, County of Delaware and Commonwealth of Pennsylvania on the Northeasterly side of Springfield Road.

Front: Irregular Depth: Irregular

BEING Premises: 5327 North Springfield Road, Clifton Heights, PA 19018.

IMPROVEMENTS CONSIST OF: a single family residential dwelling.

SOLD AS THE PROPERTY OF: John Hunt, Jr. and Kathryn Lynn Sullivan.

Hand Money \$11,491.45

KML Law Group, P.C., Attorneys

MARY McFALL HOPPER, Sheriff

No. 001520 14. 2014

MORTGAGE FORECLOSURE

Property in the Township of Upper Darby, County of Delaware and State of Pennsylvania.

Front: 40 Depth: 100

BEING Premises: 465 Brookfield Road, Drexel Hill, PA 19026-1107.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Janie T. Gaynor.

Hand Money \$28,003.70

Phelan Hallinan, LLP, Attorneys

MARY McFALL HOPPER, Sheriff

No. 3524 15. 2014

MORTGAGE FORECLOSURE

Property in the Lansdowne Borough, County of Delaware and State of Pennsylvania.

Front: 40 Depth: 171 (Irr)

BEING Premises: 76 Nyack Avenue, Lansdowne, PA 19050-2809.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Sheila R. Lee.

Hand Money \$13,142.97

Phelan Hallinan, LLP, Attorneys

MARY McFALL HOPPER, Sheriff

No. 11129 16. 2013

MORTGAGE FORECLOSURE

Property in the Swarthmore Borough, County of Delaware and State of Pennsylvania.

Description: 2 story building, Unit H-4

BEING Premises: 107 Rutgers Avenue No. H4 a/k/a, 107 Rutgers Avenue Unit H-4, Swarthmore, PA 19081-1707.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: James A. Engblom, Karyn L. Engblom, Susan Klein, John A. Engblom, and unknown heirs, successors, assigns and all persons, firms or associations claiming right, title or interest from or under Raymond A. Engblom, deceased.

Hand Money \$13,106.61

Phelan Hallinan, LLP, Attorneys

MARY McFALL HOPPER, Sheriff

No. 4891 17. 2014

MORTGAGE FORECLOSURE

Property in the Borough of Clifton Heights, County of Delaware and State of Pennsylvania.

Front: 21 Depth: 134.16

BEING Premises: 35 Walnut Street, Clifton Heights, PA 19018-1618.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Stefan Ryan and Mikala D. Ryan f/k/a Mikala Stewart.

Hand Money \$15,210.72

Phelan Hallinan, LLP, Attorneys

MARY McFALL HOPPER, Sheriff

No. 11782 18. 2013

MORTGAGE FORECLOSURE

Property in the Borough of Clifton Heights, County of Delaware and State of Pennsylvania.

Front: 22 Depth: 98

BEING Premises: 313 South Penn Street, Clifton Heights, PA 19018-2617.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Annette Schupp, Sam Volpone, Diane Wallington and Unknown heirs, successors, assigns and all persons, firms, or associations claiming right, title or interest from or under Florence M. Volpone, deceased.

Hand Money \$8,380.87

Phelan Hallinan, LLP, Attorneys

MARY McFALL HOPPER, Sheriff

No. 514 19. 2014

MORTGAGE FORECLOSURE

Property in the City of Chester, County of Delaware and State of Pennsylvania.

Front: 17 Depth: 162

BEING Premises: 213 East 24th Street, Chester, PA 19013-5109.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Stanton Bizzell.

Hand Money \$6,260.09

Phelan Hallinan, LLP, Attorneys

MARY McFALL HOPPER, Sheriff

No. 4222 20. 2014

MORTGAGE FORECLOSURE

Property in the Borough of Aldan, County of Delaware and State of Pennsylvania.

Front: 60 Depth: 116.16 IRR

BEING Premises: 332 Laurel Avenue, a/k/a 332 Laurel Road, Aldan, PA 19018-4206.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Bradley Murray a/k/a Bradly Murray and Adrienne Murray.

Hand Money \$17,624.91

Phelan Hallinan, LLP, Attorneys

MARY McFALL HOPPER, Sheriff

No. 004808 21. 2014

MORTGAGE FORECLOSURE

Property in the Borough of Norwood, County of Delaware and State of Pennsylvania on the Southwest side of Winona Avenue.

BEING Folio No. 31-00-01735-00.

BEING Premises: 559 E. Winona Avenue, Norwood, Pennsylvania 19074.

IMPROVEMENTS CONSIST OF: residential dwelling.

SOLD AS THE PROPERTY OF: Anthony B. Evans, Administrator of the Estate of Emily Evans, deceased, mortgagor and real owner.

Hand Money \$13,834.81

McCabe, Weisberg & Conway, P.C., Attorneys

MARY McFALL HOPPER, Sheriff

No. 012021A 23. 2013

MORTGAGE FORECLOSURE

Judgment Amount: \$348,319.72

Property in the Township of Upper Darby, County of Delaware and State of Pennsylvania.

Front: Irregular Depth: Irregular

BEING Premises: 309 Congress Avenue, Lansdowne, PA 19050.

Folio Number: 16-09-00102-00

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Thalia Anderson and David Anderson.

Hand Money \$2,000.00

Bradley J. Osborne, Attorney

MARY McFALL HOPPER, Sheriff

No. 005455 24. 2014

MORTGAGE FORECLOSURE

Property in the Township of Upper Darby, County of Delaware and State of Pennsylvania on the Northeasterly side of Margate Road.

BEING Folio No. 16-04-01244-00

BEING Premises: 217 Margate Road, Upper Darby, Pennsylvania 19082.

IMPROVEMENTS CONSIST OF: residential dwelling.

SOLD AS THE PROPERTY OF: Tara Green and Torey Green.

Hand Money \$21,243.62

McCabe, Weisberg & Conway, P.C., Attorneys

MARY McFALL HOPPER, Sheriff

No. 3909 25. 2014

MORTGAGE FORECLOSURE

Property in the Township of Springfield, County of Delaware and State of Pennsylvania, on the Southeasterly side of Yale Avenue.

BEING FOLIO No. 42-00-08128-00.

BEING Premises: 2 Yale Avenue, Swarthmore, Pennsylvania 19081.

IMPROVEMENTS CONSIST OF: residential dwelling.

SOLD AS THE PROPERTY OF: Linda M. Stendeback.

Hand Money \$23,266.52

McCabe, Weisberg & Conway, P.C., Attorneys

MARY McFALL HOPPER, Sheriff

No. 010983 26. 2013

MORTGAGE FORECLOSURE

Property in the Yeadon Borough, County of Delaware and State of Pennsylvania.

Front: 22 Depth: 139

BEING Premises: 919 Guenther Avenue, Lansdowne, PA 19050-3519.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Leander Monk a/k/a Leander Monk, Jr. Linwood Barnes a/k/a Linward I. Barnes and Lucretia M. Barnes.

Hand Money \$17,370.93

Phelan Hallinan, LLP, Attorneys

MARY McFALL HOPPER, Sheriff

No. 7807 27. 2012

MORTGAGE FORECLOSURE

ALL THOSE CERTAIN pieces of parcels of land with the buildings and IMPROVEMENTS, Situate in the Township of Upper Darby, County of Delaware, Pennsylvania, and called "Highland Park, surveyed for Wood, Harmon Real Estate Trustees by Joseph W. Hunter, Civil Engineers, Jenkintown, Pennsylvania May 19, 1904, which is duly recorded in the Office for the Recording of Deeds in and for Delaware County, Pennsylvania, in Deed Book L-7 page 620, transferred to Case No. 1, page 13.

SITUATE on the Southerly side of Fairview Avenue at the intersection of the Westerly side of Park Avenue.

CONTAINING in front or breadth on said Fairview Avenue, 60 feet and extending of that width between parallel lines at right angles to said Fairview Avenue, 125 feet.

BEING Lots No. 513 and 514 on above Plan.

BEING Folio No. 16-07-00457-00.

BEING the same premises which S. Yanquio Siefa, et al, by Deed dated 8/18/2005 and recorded 11/30/2005 in the Office of the Recorder of Deeds in and for Delaware County in Deed Book Volume 3667, page 140, granted and conveyed unto Armando L. Bravo and Beatriz C. Vega.

BEING KNOWN AS: 201 S. Fairview Avenue, Upper Darby, PA 19082.

Parcel No. 16-07-00457-00.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Armando L. Bravo and Beatriz C. Vega.

Hand Money \$19,311.18

Katherine Lopez, Esquire, Attorney

MARY McFALL HOPPER, Sheriff

No. 1309 28. 2014

MORTGAGE FORECLOSURE

ALL THAT CERTAIN lot or piece of ground with the buildings and IMPROVEMENTS thereon erected, Situate in the Township of Upper Darby, County of Delaware and Commonwealth of Pennsylvania, as appears by Plan recorded in Deed Book 410 page 600 as follows, to wit:

BEGINNING at a point in the Westerly side of the middle line of Harvin Road (40 feet wide) at the distance of 130 feet Northwardly from the middle line of West Chester Pike (60 feet wide); thence extending Northwardly along the said middle line of Harvin Road 37 feet 6 inches to a point; thence extending Westwardly on a line at right angles to the said middle line of Harvin Road, 115 feet to a point; thence extending Southwardly on a line parallel with the said middle line of Harvin Road, 37 feet 6 inches to a point; thence Eastwardly on a line at right angle to the said middle line of Harvin Road, 115 feet to the first mentioned point and place of beginning.

BEING the same premises which Ricardo D. Rosas, by Deed dated 9/22/2006 and recorded 12/7/2006 in the Office of the Recorder of Deeds in and for Delaware County in Deed Book Volume 3976, page 90, granted and conveyed unto Florida Rouf and Md Abdur Rouf, as tenants by the entirety.

BEING known as: 2 Harvin Road, Upper Darby, PA 19082-1506.

PARCEL No. 16-06-00466-00

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Florida Rouf and Md Abdur Rouf.

Hand Money \$17,514.75

Harry B. Reese, Esquire, Attorney

MARY McFALL HOPPER, Sheriff

No. 1911 29. 2014

MORTGAGE FORECLOSURE

701 Cricket Avenue
Ardmore, PA 19003

Property in the Township of Haverford, County of Delaware and State of Pennsylvania Situate on the point of intersection of the center line of Cricket Avenue side of and having an irregular lot.

IMPROVEMENTS CONSIST OF: residential dwelling.

SOLD AS THE PROPERTY OF: Susan Skinner a/k/a Susan Renee Skinner a/k/a Susan Renee Miller.

Hand Money \$25,878.64

Udren Law Offices, P.C., Attorneys

MARY McFALL HOPPER, Sheriff

No. 001638 30. 2014

MORTGAGE FORECLOSURE

The land referred to in this Commitment is described as follows:

ALL THAT CERTAIN unit designated as unit number A-51, being a unit in Haverford Hill Condominiums, a condominium in the Township of Haverford, County of Delaware and Commonwealth of Pennsylvania, which unit is designated in the Declaration of Condominium, dated 10/13/1982 and recorded in the Office of the Recorder of Deeds, in and for Delaware County (the "Recorder's Office") on 10/20/1982 in Volume 42 page 812 and described in Plats and Plans of Haverford Hill Condominiums dated 7/1/1982 and recorded in Condominium Drawer No. 3.

BEING Unit Number A-51, Haverford Hill Condominiums.

TOGETHER with all right, title and interest, being 0.72% undivided interest of, in and to the common elements as defined by the Uniform Condominium Act of Pennsylvania and as more fully set forth in the aforementioned Declaration of Condominium and Plats and Plans.

FURTHER Together with the rights set forth in a certain Declaration of Easement dated 4/23/1973 recorded 4/26/1973 in Deed Book 2448 page 726.

UNDER AND SUBJECT to all agreements, conditions, easements and restrictions of record and current taxes, and to the provisions, easements and covenants containing the Declaration of Condominium and Plats and Plans.

BEING FOLIO NO. 22-09-01137-24.

BEING the same premises which Kevork Medzadourian (deceased) and Alice Medzadourian, as tenants by the entireties, by Deed dated 12/5/2008 and recorded 12/18/2008 in the Office of the Recorder of Deeds in and for Delaware County in Deed Book Volume 4470, page 1416, granted and conveyed unto Alice Medzadourian, as sole owner.

BEING known as: 400 Glendale Road, No. A-51, Havertown, PA 19083.

PARCEL No. 22-09-01137-24

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Charles A. J. Halpin, III, Esquire, Personal Representative of the Estate of Alice Medzadourian, deceased.

Hand Money \$11,799.30

Harry B. Reese, Esquire, Attorney

MARY McFALL HOPPER, Sheriff

No. 905 31. 2014

MORTGAGE FORECLOSURE

ALL THAT CERTAIN lot or piece of ground with the buildings and IMPROVEMENTS thereon erected, Hereditaments and Appurtenances, Situate in the Township of Upper Darby, County of Delaware and State of Pennsylvania, bounded and described as follows, to wit:

SITUATE on the East side of Kent Road at the distance of 352.01 feet Southward from the South side of Chestnut Street, bounded and described as follows, to wit:

CONTAINING in front or breadth on the said Kent Road 35 feet and extending of that width in length or depth Eastward between parallel lines at right angles to said Kent Road 77.50 feet, the North line thereof being along the middle of a certain 10 feet wide private driveway laid out and opened over this and the adjoining property to the North thereof, said driveway extending Eastward from the East side of Kent Road 59 feet.

BEING the same premises which Ziaur Rahman, a single person and Mohammad M. Hossain, a married man, by Deed dated 6/7/2007 and recorded 6/26/2007 in the Office of the Recorder of Deeds in and for Delaware county in Deed Book Volume 4135, page 1562, granted and conveyed unto Mohammad M. Hossain A married person and Shahil Mustury, a married persons, husband and wife.

BEING known as: 125 Kent Road, Upper Darby, PA 19082-321.

PARCEL No. 16-01-00656-00

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Shahil Mustury and Mohammad M. Hossain.

Hand Money \$18,502.08

Harry B. Reese, Esquire, Attorney

MARY McFALL HOPPER, Sheriff

No. 04940B 32. 2010

MORTGAGE FORECLOSURE

ALL THAT CERTAIN lot or piece of ground, Situate in the Borough of Folcroft, County of Delaware and State of Pennsylvania, shown as Parcel No. 2 on the plan for Wallace Lippincott made by Damon and Foster, Civil Engineers, Sharon Hill, Pennsylvania, dated September 8, 1960 and last revised May 17, 1961 being bounded and described as follows:

BEGINNING at a point formed by the intersection of the Southwesterly side of Charmont Avenue, as laid out forty feet wide, with the Southeasterly side of Elmwood Avenue, as laid out 50 feet wide; thence extending along the Southwesterly side of said Charmont Avenue, South 24 degrees 20 East 65.09 feet to a point; thence leaving said Charmont Avenue South 65 degrees 40 West, 121 feet to a point, thence extending North 24 degrees 20 West 48.80 feet to a point in the Southeasterly side of said Elmwood Avenue; thence by same North 58 degrees 00 East 122.0 feet to the first mentioned point and place of beginning.

Tax ID No. 20-00-00302-00.

For information purposes only - property a/k/a 1600 Elmwood Avenue, Folcroft, PA 19032.

Title is vested in Karen Ciaranca and John Ciaranca, by that Deed dated 2/27/2004 and recorded on 3/16/2004 in Book 3115 at page 93, of the Delaware County, PA records.

IMPROVEMENTS CONSIST OF:

SOLD AS THE PROPERTY OF: Karen Ciaranca and John Ciaranca.

Hand Money \$17,678.61

Parker McCay, P.C., Attorneys

MARY McFALL HOPPER, Sheriff

No. 2350 33. 2013

MORTGAGE FORECLOSURE

ALL THAT CERTAIN two story brick messuage and lot or piece of ground, situate in the Borough of Collingdale, County of Delaware and State of Pennsylvania and described as follows:

BEGINNING at a point in the Eastern line of Rhodes Avenue at the distance of 247 feet Northward from the Northeast corner of Parker Avenue and Rhodes Avenue; thence by a line at right angles to Rhodes Avenue extending Eastwardly 100 feet to a point; thence by a line at right angles to the last mentioned line and parallel with Rhodes Avenue Northwardly 19 feet 6 inches to a point; thence by a line at right angles to the last mentioned line extending Westwardly and passing through the center of a party wall between two adjoining brick dwelling houses 100 feet to the eastern line of Rhodes Avenue; thence along the Eastern line of Rhodes Avenue Southwardly 19 feet 6 inches to the place of beginning.

BEING known as 215 Rhodes Avenue.

BEING the same premises which Irene Brittingham and William L. Brittingham, by Deed dated May 18, 1989 and recorded May 19, 1989 in the Recorder of Deeds Office of Delaware County in Volume 671, page 695, granted and conveyed unto C. Charles Brown and Phyllis A. Brown, h/w, and William L. Brittingham, in fee.

IMPROVEMENTS CONSIST OF: residential dwelling.

SOLD AS THE PROPERTY OF: Kristina Kleinschmidt and Gregory Mayo, Jr.

Hand Money \$9,779.55

Robert W. Williams, Attorney

MARY McFALL HOPPER, Sheriff

No. 000362 34. 2014

MORTGAGE FORECLOSURE

Property in the Township of Upper Darby, County of Delaware and State of Pennsylvania.

Dimensions: 33.08 x 100 x Irr

BEING Premises: 1244 Harding Drive, Havertown, PA 19083-5223.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Enayatullah Charkhi a/k/a Enayat E. Charkhi.

Hand Money \$16,258.67

Phelan Hallinan, LLP, Attorneys

MARY McFALL HOPPER, Sheriff

No. 2852 35. 2014

MORTGAGE FORECLOSURE

Property in the Township of Upper Darby, County of Delaware and Commonwealth of Pennsylvania on the North side of Clover Lane 249.04 feet Westward from the West side of Church Lane.

Front: Irregular Depth: Irregular

BEING Premises: 7033 Clover Lane, Upper Darby, PA 19082.

IMPROVEMENTS CONSIST OF: a single family residential dwelling.

SOLD AS THE PROPERTY OF: Charles J. Lowe.

Hand Money \$10,690.04

KML Law Group, P.C., Attorneys

MARY McFALL HOPPER, Sheriff

No. 9646A 36. 2013

MORTGAGE FORECLOSURE

Property in the Township of Upper Darby, County of Delaware and Commonwealth of Pennsylvania on the Southeasterly side of Ardmore Avenue.

Front: Irregular Depth: Irregular

BEING Premises: 2214 Ardmore Avenue, Drexel Hill, PA 19026.

IMPROVEMENTS CONSIST OF: a single family residential dwelling.

SOLD AS THE PROPERTY OF: Megan O'Malley.

Hand Money \$7,356.63

KML Law Group, P.C., Attorneys

MARY McFALL HOPPER, Sheriff

No. 1877 37. 2014

MORTGAGE FORECLOSURE

Property in the Borough of Prospect Park, County of Delaware and State of Pennsylvania.

Front: 75 Depth: 135

BEING Premises: 1315 Lincoln Avenue, Prospect Park, PA 19076-1216.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Robin Wyman a/k/a Robin R. Wyman.

Hand Money \$7,559.57

Phelan Hallinan, LLP, Attorneys

MARY McFALL HOPPER, Sheriff

No. 004599 38. 2014

MORTGAGE FORECLOSURE

Property in the Township of Upper Darby, County of Delaware and State of Pennsylvania on the Southwesterly side of Margate Road.

BEING Folio No. 16-04-01400-00

BEING Premises: 352 Margate Road, Upper Darby, Pennsylvania 19082.

IMPROVEMENTS CONSIST OF: residential dwelling.

SOLD AS THE PROPERTY OF: Mofizur Rahman.

Hand Money \$9,256.48

McCabe, Weisberg & Conway, P.C., Attorneys

MARY McFALL HOPPER, Sheriff

No. 3651 39. 2014

MORTGAGE FORECLOSURE

Property in the Township of Darby, County of Delaware and State of Pennsylvania on the Southeast side of Rively Avenue.

BEING Folio No. 15-00-03006-00.

BEING Premises: 722 Rively Avenue, Glenolden, Pennsylvania 19036.

IMPROVEMENTS CONSIST OF: residential dwelling.

SOLD AS THE PROPERTY OF: Christina M. Cariola.

Hand Money \$16,454.99

McCabe, Weisberg & Conway, P.C., Attorneys

MARY McFALL HOPPER, Sheriff

No. 009940 40. 2013

MORTGAGE FORECLOSURE

Property in the Borough of Collingdale, County of Delaware and State of Pennsylvania on the Southwesterly side of Julianna Terrace.

BEING Folio No. 11-00-01177-00.

BEING Premises: 110 Juliana Terrace, Collingdale, Pennsylvania 19023.

IMPROVEMENTS CONSIST OF: residential dwelling.

SOLD AS THE PROPERTY OF: Helene E. Gamber.

Hand Money \$7,715.88

McCabe, Weisberg & Conway, P.C., Attorneys

MARY McFALL HOPPER, Sheriff

No. 13723A 41. 2009

MORTGAGE FORECLOSURE

Property in the Borough of Yeadon, County of Delaware and Commonwealth of Pennsylvania on the Northeast side of Parkview Boulevard.

Front: IRR Depth: IRR

BEING Premises: 657 Parkview Boulevard, Yeadon, PA 19050.

IMPROVEMENTS CONSIST OF: a single family residential dwelling.

SOLD AS THE PROPERTY OF: Noel Karasanyi.

Hand Money \$21,082.56

KML Law Group, P.C., Attorneys

MARY McFALL HOPPER, Sheriff

No. 5276A 42. 2013

MORTGAGE FORECLOSURE

Property in the Township of Middletown, County of Delaware and State of Pennsylvania in the middle of Highland Avenue.

BEING Folio No. 27-00-01162-00.

BEING Premises: 204 Highland Avenue, Glen Riddle, PA 19063.

IMPROVEMENTS CONSIST OF: residential dwelling.

SOLD AS THE PROPERTY OF: Margaret V. Lehr, Constance Rene Lehr a/k/a Constance Rene Lehr and Thomas J. Lehr a/k/a Thomas Lehr.

Hand Money \$12,775.08

McCabe, Weisberg & Conway, P.C., Attorneys

MARY McFALL HOPPER, Sheriff

No. 001770 43. 2014

MORTGAGE FORECLOSURE

Property in the Borough of Brookhaven, County of Delaware and Commonwealth of Pennsylvania on the Southeasterly side of Meadowbrook Lane.

BEING Folio No. 05-00-00709-00.

BEING Premises: 5 Meadowbrook Lane, Brookhaven, Pennsylvania 19015.

IMPROVEMENTS CONSIST OF: residential dwelling.

SOLD AS THE PROPERTY OF: Elisa Clark and John Clark.

Hand Money \$27,659.10

McCabe, Weisberg & Conway, P.C., Attorneys

MARY McFALL HOPPER, Sheriff

No. 01661 44. 2013

MORTGAGE FORECLOSURE

Property in the Township of Upper Darby, County of Delaware and Commonwealth of Pennsylvania on the Northeasterly side of Wycombe Avenue.

Front: Irregular Depth: Irregular

BEING Premises: 235 North Wycombe Avenue, Lansdowne, PA 19050.

IMPROVEMENTS CONSIST OF: a single family residential dwelling.

SOLD AS THE PROPERTY OF: Erskine R. Hicks.

Hand Money \$7,268.39

KML Law Group, P.C., Attorneys

MARY McFALL HOPPER, Sheriff

No. 011250 46. 2013

MORTGAGE FORECLOSURE

ALL THAT CERTAIN lot or piece of ground with the buildings and IMPROVEMENTS thereon erected, situate in the Township of Darby, County of Delaware and State of Pennsylvania, bounded and described according to a plan of property made for Harold Hopkins by Damon and Foster, Civil Engineers, Sharon Hill, Pennsylvania, January 10, 1951 and revised March 14, 1951 and March 29, 1951, as follows, to wit:

BEGINNING at a point in the title line in the bed of Groce Avenue at the distance of 524.12 feet measured Southwestwardly along the title line in the bed of Groce Avenue, from its intersection with the middle line of Oak Lane (33 feet wide); thence extending along the title in the bed of Groce Avenue South 62 degrees 30 minutes West 45.35 feet to a piece; thence extending along land now or late of Thome Estate North 26 degrees 44 minutes West 182.40 feet to a stone; thence along lands now or late of Mrs. Rively North 62 degrees 56 minutes East 45.35 feet to a point; thence extending South 26 degrees 44 minutes East 182.05 feet to the first mentioned point and place of beginning.

TITLE to premises vested in Robert W. Devine and Danielle S. O'Malley by Deed from Lillian G. Hopkins dated 05/05/2004 and recorded 05/10/20044 in the Delaware County Recorder of Deeds in Book 3169, page 902.

IMPROVEMENTS CONSIST OF: residential dwelling.

SOLD AS THE PROPERTY OF: Robert W. Devine and Danielle S. O'Malley.

Hand Money \$10,557.91

Robert W. Williams, Attorney

MARY McFALL HOPPER, Sheriff

No. 4582 47. 2014

MORTGAGE FORECLOSURE

Property in the Borough of Parkside, County of Delaware and State of Pennsylvania.

Front: 40 feet Depth: 120 feet

BEING Premises: 25 West Chelton Road, Brookhaven, PA 19015.

Parcel No. 32-00-00198-00.

IMPROVEMENTS CONSIST OF: residential real estate.

SOLD AS THE PROPERTY OF: Victoria L. McLaughlin and Dennis Segich.

Hand Money \$2,000.00

Stern & Eisenberg, PC, Attorneys

MARY McFALL HOPPER, Sheriff

No. 10146A 50. 2013

MORTGAGE FORECLOSURE

Property in the Folcroft Borough, County of Delaware and State of Pennsylvania.

Front: 25 Depth: 104

BEING Premises: 828 School Lane, Folcroft, PA 19032-1724.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Diba Asskaryer and Husnia Masoodpanah.

Hand Money \$16,810.89

Phelan Hallinan, LLP, Attorneys

MARY McFALL HOPPER, Sheriff

No. 004470 51. 2014

MORTGAGE FORECLOSURE

Property in the Darby Township, County of Delaware and State of Pennsylvania.

Front: 34 Depth: 132

BEING Premises: 1040 West Ashland Avenue, Glenolden, PA 19036-1502.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Michael Frost, Geraldine Frost and James Frost.

Hand Money \$16,665.71

Phelan Hallinan, LLP, Attorneys

MARY McFALL HOPPER, Sheriff

No. 3589D 52. 2010

MORTGAGE FORECLOSURE

Property in the Township of Chester, County of Delaware and State of Pennsylvania.

Front: 18 Depth: 100

BEING Premises: 1545 Rainer Road, Brookhaven, PA 19015-1941.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Unknown heirs, successors, assigns, and all persons, firms, or associations claiming right, title or interest from or under Mary G. Dorsey nka Mary G. Norcum, deceased and Dorothy I. Dorsey-Green.

Hand Money \$6,614.00

Phelan Hallinan, LLP, Attorneys

MARY McFALL HOPPER, Sheriff

No. 4499 53. 2014

MORTGAGE FORECLOSURE

Property in the Borough of Lansdowne, County of Delaware and State of Pennsylvania.

Front: 20 Depth: 65 (IRR)

BEING Premises: 72 Bartram Avenue, Lansdowne, PA 19050-2904.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Clark E. Wimberly a/k/a Clark E. Wimberly and Brenda Gladys Wimberly.

Hand Money \$13,440.02

Phelan Hallinan, LLP, Attorneys

MARY McFALL HOPPER, Sheriff

No. 5283 54. 2014

MORTGAGE FORECLOSURE

Property in the Borough of Trainer, County of Delaware and State of Pennsylvania.

Front: IRR Depth: IRR

BEING Premises: 1033 Anderson Avenue, Trainer, PA 19061.

IMPROVEMENTS CONSIST OF: a single family residential dwelling.

SOLD AS THE PROPERTY OF: Kenneth D. Nichols and Carla M. Nichols.

Hand Money \$14,298.78

KML Law Group, P.C., Attorneys

MARY McFALL HOPPER, Sheriff

No. 3442 55. 2014

MORTGAGE FORECLOSURE

Property in the Township of Ridley, County of Delaware and Commonwealth of Pennsylvania on the Northwesterly side of said Jefferson Avenue.

Front: IRR Depth: IRR

BEING Premises: 1443 Jefferson Avenue, Woodlyn, PA 19094.

IMPROVEMENTS CONSIST OF: a single family residential dwelling.

SOLD AS THE PROPERTY OF: Deanna Huggins and Paul Huggins.

Hand Money \$15,552.75

KML Law Group, P.C., Attorneys

MARY McFALL HOPPER, Sheriff

No. 2011 56. 2014

MORTGAGE FORECLOSURE

Property in the Aston Township, County of Delaware and State of Pennsylvania.

Front: 20 Depth: 100.

BEING Premises: 18 Victoria Drive, Aston, PA 19014-1549.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Lisa Goldstein n/k/a Lisa Sengul.

Hand Money \$18,451.20

Phelan Hallinan, LLP, Attorneys

MARY McFALL HOPPER, Sheriff

No. 007713A 57. 2012

MORTGAGE FORECLOSURE

Property in the Yeadon Borough, County of Delaware and State of Pennsylvania.

Front: 25 Depth: 100

BEING Premises: 821 Yeadon Avenue, Yeadon, PA 19050-3620.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Betsy Adams.

Hand Money \$24,426.01

Phelan Hallinan, LLP, Attorneys

MARY McFALL HOPPER, Sheriff

No. 4679 58. 2014

MORTGAGE FORECLOSURE

Property in the Trainer Borough, County of Delaware and State of Pennsylvania.

Front: 73.51 Depth: 50.12

BEING Premises: 3815 West 10th Street, Trainer, PA 19061-5229.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Barbara J. Urban.

Hand Money \$4,865.26

Phelan Hallinan, LLP, Attorneys

MARY McFALL HOPPER, Sheriff

No. 3894 59. 2014

MORTGAGE FORECLOSURE

Property in the Township of Upper Darby, County of Delaware and Commonwealth of Pennsylvania on the Southwesterly side of Fairfax Road.

Front: Irregular Depth: Irregular

BEING Premises: 376 Fairfax Road, Upper Darby, PA 19082.

IMPROVEMENTS CONSIST OF: a single family residential dwelling.

SOLD AS THE PROPERTY OF: Shah-jahan M. Rahman.

Hand Money \$30,765.52

KML Law Group, P.C., Attorneys

MARY McFALL HOPPER, Sheriff

No. 004244 60. 2014

MORTGAGE FORECLOSURE

Property in the Lower Chichester Township, County of Delaware and State of Pennsylvania.

Front: 20 Depth: 100.

BEING Premises: 1590 Summit Street, a/k/a 1590 Summit Avenue, Linwood, PA 19061-4339.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: James P. McDermott, Jr.

Hand Money \$11,258.57

Phelan Hallinan, LLP, Attorneys

MARY McFALL HOPPER, Sheriff

No. 4224 61. 2014

MORTGAGE FORECLOSURE

Property in the Upper Chichester Township, County of Delaware and State of Pennsylvania.

Front: 70 Depth: 139.

BEING Premises: 487 Monticello Avenue, Upper Chichester, PA 19014-3319.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Thomas J. McGarvey and Vikki McGarvey a/k/a Vikki L. McGarvey.

Hand Money \$19,552.42

Phelan Hallinan, LLP, Attorneys

MARY McFALL HOPPER, Sheriff

No. 1880 62. 2014

MORTGAGE FORECLOSURE

Property in the Township of Upper Darby, County of Delaware and State of Pennsylvania.

Front: 75 Depth: 100

BEING Premises: 808 Kenwood Road, Drexel Hill, PA 19026-1704.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Unknown Heirs, Successors, Assigns and all persons, firms or associations claiming right, title or interest from or under James Corrado, Jr., deceased.

Hand Money \$19,530.48

Phelan Hallinan, LLP, Attorneys

MARY McFALL HOPPER, Sheriff

No. 006473 65. 2012

MORTGAGE FORECLOSURE

Property in the Township of Haverford, County of Delaware and State of Pennsylvania.

Description: 30 x 159 x 163 x 30

BEING Premises: 721 Cricket Avenue, Ardmore, PA 19003-1824.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Alan Borzillo and Lisa Borzillo.

Hand Money \$38,649.65

Phelan Hallinan, LLP, Attorneys

MARY McFALL HOPPER, Sheriff

No. 5982 66. 2012

MORTGAGE FORECLOSURE

Property in the Township of Upper Darby, County of Delaware and State of Pennsylvania.

Front: 18 Depth: 88

BEING Premises: 139 Academy Lane, Upper Darby, PA 19082-1301.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Bridget McNally and Colm McNally.

Hand Money \$7,484.21

Phelan Hallinan, LLP, Attorneys

MARY McFALL HOPPER, Sheriff

No. 005306 67. 2014

MORTGAGE FORECLOSURE

Property in the Upper Chichester Township, County of Delaware and State of Pennsylvania.

Dimensions: 96 x 59 x IRR

BEING Premises: 2621 Rockhurst Avenue, Boothwyn, PA 19061-2428.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Eileen L. Buerkle and Alan P. Buerkle.

Hand Money \$11,656.98

Phelan Hallinan, LLP, Attorneys

MARY McFALL HOPPER, Sheriff

No. 000685 68. 2014

MORTGAGE FORECLOSURE

Property in the Brookhaven Borough, County of Delaware and State of Pennsylvania.

Front: 85 Depth: 140

BEING Premises: 16 Meadowbrook Lane, Brookhaven, PA 19015-2811.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Colleen Gownley a/k/a Colleen Nanette Borreggine and Angelo Borreggine II a/k/a Angelo Louis Borreggine, II.

Hand Money \$20,898.59

Phelan Hallinan, LLP, Attorneys

MARY McFALL HOPPER, Sheriff

No. 003495 69. 2013

MORTGAGE FORECLOSURE

Property in the Township of Upper Darby, County of Delaware and State of Pennsylvania.

Front: 55 Depth: 90

BEING Premises: 821 Roberts Avenue, Drexel Hill, PA 19026-4419.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Efsevia Roussakis a/k/a Efservia Roussakis and Domenick Sannuti a/k/a Domenick D. Sannuti.

Hand Money \$25,606.97

Phelan Hallinan, LLP, Attorneys

MARY McFALL HOPPER, Sheriff

No. 006315 70. 2013

MORTGAGE FORECLOSURE

ALL THOSE CERTAIN lots or pieces of ground hereditaments and appurtenances, situate in the Township of Haverford, County of Delaware and Commonwealth of Pennsylvania, designated and known as Lots No. 707 and 708 on a certain plan of lots called Beechwood, surveyed for Wood, Harmon Real Estate Trustees by Milton R. Yerkes, Civil Engineer, Bryn Mawr, Pennsylvania, dated April 20, 1907 which plan is duly recorded in the Office for the Recorder of Deeds, in and for said Delaware County in Deed Book P-12, page 624 and more particularly described as follows, to wit:

BEGINNING at a point on the Southwesterly side of Delmont Avenue (50 feet) at the distance of 825.2 feet measured North 28 degrees, 19 minutes West along the said side of Delmont Avenue from its intersection with the Northwesterly side of Mill Lane (35 feet wide); thence Southwestwardly along Lot No. 706, 125 feet to a point, a corner of No. 743; thence along Lots No. 743 and 742, Northwestwardly 50 feet to a corner of Lot No. 709; thence along Lot No. 709, Northeastwardly, 125 feet to a point on the Southwest side of Delmont Avenue; thence along the Southwest side of Delmont Avenue, Southeastwardly 50 feet to the first mentioned point and place of beginning.

ALSO ALL THAT CERTAIN lot or piece of ground, hereditaments and appurtenances Situate in the Township of Haverford, County of Delaware and Commonwealth of Pennsylvania, designated and known as Lot No. 706 on a certain plan of lots called Beechwood, surveyed for Wood, Harmon Real Estate Trustees by Milton R. Yerkes, Civil Engineer, Bryn Mawr, Pennsylvania, dated April 20, 1907 which plan is duly recorded in the Office for the Recording of Deeds, in and for said Delaware County in Deed Book P-12, page 624 and more particularly described as follows, to wit:

BEGINNING at a point on the Southwesterly side of Delmont Avenue (50 feet wide), at the distance of 800.2 feet measured North 28 degrees, 19 minutes West along the said side of Delmont Avenue from its intersection with the Northwesterly side of Mill Lane (35 feet wide); thence Southwestwardly along Lot No. 705, 125 feet to a point, a corner of Lot No. 744; thence along the rear of Lot No. 744, Northwestwardly 25 feet to a corner of Lot No. 707; thence along Lot No. 707, Northeastwardly 125 feet to a point on the Southwest side of Delmont Avenue; thence along the Southwest side thereof. Southeastwardly 25 feet to the first mentioned point and place of beginning.

CONTAINING

Folio No. 22-06-00837-00.

Property: 1428 Delmont Avenue, Havertown, PA 19083.

BEING the same premises which John F. Hurst, Executor of the Estate of Henry Simon, by Deed dated July 22, 2004 and recorded July 27, 2004 in and for Delaware County, Pennsylvania, in Deed Book Volume 3247, page 865, granted and conveyed unto Carmen Staffieri and Craig Staffieri.

IMPROVEMENTS CONSIST OF: house.

SOLD AS THE PROPERTY OF: Carmen Staffieri and Craig Staffieri.

Hand Money \$2,000.00 or 10% of Judgment Amount

Zucker, Goldberg & Ackerman, LLC, Attorneys

MARY McFALL HOPPER, Sheriff

No. 5876 71. 2014

MORTGAGE FORECLOSURE

Property in the Township of Ridley, County of Delaware and State of Pennsylvania.

Front: 8,000 sf

BEING Premises: 338 Sycamore Avenue, Folsom, PA 19033.

Parcel No. 38-03-02613-00

ALL THAT CERTAIN lot or piece of ground with the buildings and IMPROVEMENTS thereon erected, Hereditaments and Appurtenances, Situate in the Township of Ridley, County of Delaware and State of Pennsylvania, as shown on a Reverse Subdivision Plan for Laura May Bufalo, prepared by H. Gilroy Damon Associates, Inc., Civil Engineers, Sharon Hill, PA dated August 12, 1993 and recorded in Plan Volume 18 page 244, being bounded and described as follows:

BEGINNING at a point on the Northeasterly side of Sycamore Avenue (50 feet wide) side point being located South 32 degrees 23 minutes East 70 feet from its intersection with the Southeasterly side of Fourth Street (50 feet wide); thence leaving Sycamore Avenue North 57 degrees 37 minutes East 100 feet to a point; thence South 32 degrees 23 minutes East 80 feet to a point; thence South 57 degrees 37 minutes West 100 feet to a point on said Sycamore Avenue; thence along same North 32 degrees 23 minutes West 80 feet to the first mentioned point and place of beginning.

BEING known as 338 Sycamore Avenue Folsom, PA 19033.

BEING the same premises which Victoria L McLaughlin and Debra Lee McLaughlin by Deed dated July 5, 2007 and recorded on August 28, 2007 in the Office of the Recorder of Deeds in and for Delaware County at Bk. 04188 page 1048, granted and conveyed unto Adam Hawkins and Karen Hawkins, as joint tenants with the right of survivorship and not as tenants in common.

Parcel No. 38-03-02613-00.

IMPROVEMENTS CONSIST OF: residential real estate.

SOLD AS THE PROPERTY OF: Adam Hawkins and Karen Hawkins.

Hand Money \$2,000.00

Stern & Eisenberg, P.C., Attorneys

MARY McFALL HOPPER, Sheriff

No. 3739 72. 2014

MORTGAGE FORECLOSURE

Property in the Trainer Borough, County of Delaware and State of Pennsylvania.

Front: 75 feet Depth: 100 feet

BEING Premises: 939 Sunset Street, Trainer, PA 19061.

Parcel No. 46-00-00530-00.

IMPROVEMENTS CONSIST OF: residential real estate.

SOLD AS THE PROPERTY OF: Alberto Zamichieli and Melinda E. Zamichieli.

Hand Money \$15,164.88

Stern & Eisenberg, PC, Attorneys
William E. Miller, Attorney

MARY McFALL HOPPER, Sheriff

No. 12039 73. 2013

MORTGAGE FORECLOSURE

ALL THAT CERTAIN lot or piece of ground, with the two story brick dwelling thereon erected, hereditaments and appurtenances, Situate in the Borough of Colwyn, County of Delaware and State of Pennsylvania, bounded and described as follows, to wit:

SITUATE on the Northwesterly side of 4th Street, at the distance of 85.016 feet measured Southwestwardly from Colwyn Avenue, a corner of lands now or late of Horace G. Regester, et ux; thence by said lands and through the middle of the party wall of the dwelling on the premises herein described and the dwelling adjoining on the Northeast, North 67 degrees 45 minutes West, 127.75 feet to a point in line of lands now or late of John I. Young, et ux; thence by the said lands, South 22 degrees 59 minutes 15 seconds West, 25 feet to a corner of lands now or late of Mamie C. Keldel; thence by the said lands, South 67 degrees 45 minutes East, 128.23 feet to the Northwesterly side of said 4th Street; thence by the Northwesterly side of said 4th Street, North 21 degrees 54 minutes East, 25.005 feet to the place of beginning.

PARCEL No. 12-00-00265-00.

IMPROVEMENTS CONSIST OF: a single family dwelling.

SOLD AS THE PROPERTY OF: Albert K. Ware, Jr. and Kim D. Ware.

Hand Money \$2,000.00

Robert H. Dickman, Esquire, Attorney

MARY McFALL HOPPER, Sheriff

No. 008864 74. 2012

MORTGAGE FORECLOSURE

Property in the Media Borough, County of Delaware and State of Pennsylvania.

Front: 48 Depth: 189 IRR

BEING Premises: 430 East Jefferson Street, Media, PA 19063-3845.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Margaret D. Franklin Polite.

Hand Money \$16,531.32

Phelan Hallinan, LLP, Attorneys

MARY McFALL HOPPER, Sheriff

No. 004291 76. 2011

MORTGAGE FORECLOSURE

ALL THAT CERTAIN lot or piece of ground with the buildings and IMPROVEMENTS thereon erected situate on the Northeast side of Main Street at the distance of 69.42 feet Southeastward from the Southeast side of Summit Street, in the Borough of Darby, County of Delaware and State of Pennsylvania;

CONTAINING in front or breadth on the said Main Street 65 degrees 30 minutes East 16 feet and extending of that width in length or depth North 21 degrees 31 minutes East between parallel lines at right angles to the said Main Street 80 feet:

CONTAINING

Folio No. 14-00-01771-00.

Property: 641 Main Street, Darby, PA 19023.

BEING the same premises which Gariffo Real Estate Holdings, Co. Inc., by Deed dated October 20, 2004 and recorded February 15, 20005 in and for Delaware County, Pennsylvania, in Deed Book Volume 03414, page 2179, granted and conveyed unto Raymond Brown, Jr. and Akku Cousin, as tenants by the entirety.

IMPROVEMENTS CONSIST OF: house.

SOLD AS THE PROPERTY OF: Raymond Brown, Jr. and Akku Cousin, as tenants by the entirety.

Hand Money \$8,123.29 or 10% of Judgment Amount

Zucker, Goldberg & Ackerman, LLC, Attorneys

MARY McFALL HOPPER, Sheriff

No. 02330 77. 2011

MORTGAGE FORECLOSURE

ALL THAT CERTAIN lot or piece of ground with the buildings and IMPROVEMENTS thereon erected, situate in the Township of Radnor, County of Delaware and State of Pennsylvania, bounded and described according to a plan of Ithan Mill Section I made for B-K Properties by Yerkes Associates, Bryn Mawr, PA on 5/6/1975 and last revised 8/21/1975 which said plan is recorded in the Office of the Recorder of Deeds in and for the County, aforesaid, in Plan Case 12 page 87, as follows:

BEGINNING at a point in the title line in the bed of Haymarket Lane, which said point is measured the 2 following courses and distances along said title line from its intersection with the title line in the bed of Drakes Drum Drive (1) on a line curving to the right having a radius of 300 feet, the arc distance of 120-83 feet to the point and place of beginning, thence extending from said beginning point and along the title line in the bed of Haymarket Lane, North 26 degrees 23 minutes 30 seconds East, 46.99 feet to a point of curve; thence extending along said title line on a line curving to the right having a radius of 100 feet. The arc distance of 33.18 feet to a point, a corner of Lot No. 11 on said plan, thence extending along said lot, South 39 degrees 49 minutes East 186.54 feet to a point in line of Lot No. 18 thence extending partly along Lot No. 18, thence extending partly along Lot No. 18 and No. 17, South 31 degrees 34 minutes West 79.14 feet to a point, a corner of Lot No. 9, thence extending along same, North 39 degrees, 49 minutes West 184.70 feet to a point in the title line in the bed of Haymarket Lane, the first mentioned point and place of beginning.

BEING Lot No. 10 on said Plan.

CONTAINING

Folio No. 36-04-02242-00.

Property: 12 Haymarket Lane, Bryn Mawr, PA 19010.

BEING the same premises which Arlin S. Green and Betsy Green, his wife, by Deed dated December 28, 1988 and recorded January 10, 1989 in and for Delaware County, Pennsylvania, in Deed Book Volume 637, page 2231, granted and conveyed unto Charles J. Geffen and Heidi L. Geffen, his wife.

IMPROVEMENTS CONSIST OF: house.

SOLD AS THE PROPERTY OF: Charles J. Geffen and Heidi L. Geffen, his wife.

Hand Money \$61,797.66 or 10% of Judgment Amount

Zucker, Goldberg & Ackerman, LLC, Attorneys

MARY McFALL HOPPER, Sheriff

No. 012599 78. 2013

MORTGAGE FORECLOSURE

ALL THAT CERTAIN lot or piece of ground with the buildings and IMPROVEMENTS thereon erected, hereditaments and appurtenances, situate in the Township of Springfield, County of Delaware and State of Pennsylvania, and described according to a plan of property made by Damon and Foster, Civil Engineers, of Sharon Hill, Pennsylvania, on 2/16/1950 and last revised 9/14/1950, as follows, to wit:

BEGINNING at a point on the South-easterly side of Bradford Terrace (50 feet wide) which point is at the distance of 310 feet measured North 48 degrees 59 minutes 30 seconds East, along said side of Bradford Terrace from its intersection with the Northeasterly side of Walnut Street (50 feet wide) (both lines produced); thence extending from said beginning point along the said side of Bradford Terrace North 48 degrees 59 minutes 30 seconds East, 50 feet to a point; thence extending North 41 degrees 00 minutes 30 seconds East, passing partly along the center line of a certain 16 feet wide driveway laid out between these premise and the premises adjoining to the Northeast 150 feet to a point; thence extending South 48 degrees 59 minutes 30 seconds West, 50 feet to a point; thence extending North 41 degrees 00 minutes 30 seconds West, 150 feet to the first mentioned point and place of beginning.

BEING Lot No. 7 - House No. 769 Bradford Terrace.

TOGETHER with the free and common use, right, liberty and privilege of the aforesaid driveway, as and for a driveway, passageway and watercourse at all times hereafter forever, in common with the owners, tenants and occupiers of the premises adjoining to the Northeast. Subject, however, to the proportionate part of keeping said driveway in good order, condition and repair at all times hereafter, forever.

BEING Folio No. 42-00-00821-00.

BEING the same premises which Lynn Osciak, single person, granted and conveyed unto Gerald Verrechio, single person, by Deed dated October 25, 2007 and recorded October 31, 2007 in Delaware County Record Book 4233, page 711.

IMPROVEMENTS CONSIST OF: a residential dwelling.

SOLD AS THE PROPERTY OF: Gerald Verrechio.

Hand Money \$298,248.69

Martha E. Von Rosenstiel, Esquire
Heather Riloff, Esquire, Attorneys

MARY McFALL HOPPER, Sheriff

No. 7015 79. 2013

MORTGAGE FORECLOSURE

Property in the Borough of Aldan, County of Delaware and Commonwealth of Pennsylvania on the point in the middle flue of Clifton Avenue.

Front: IRR Depth: IRR

BEING Premises: 129 North Clifton Avenue, Aldan, PA 19018.

IMPROVEMENTS CONSIST OF: a single family residential dwelling.

SOLD AS THE PROPERTY OF: Angela E. McFarland.

Hand Money \$22,621.60

KML Law Group, P.C., Attorneys

MARY McFALL HOPPER, Sheriff

No. 989 80. 2014

MORTGAGE FORECLOSURE

JUDGMENT AMOUNT: \$120,728.80

Property in the Township of Tinicum, County of Delaware and State of Pennsylvania.

Front: Irregular Depth: Irregular

BEING Premises: 641 Saude Avenue, Essington, PA 19029.

BEING FOLIO No. 45-00-01679-00.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Christopher J. Spadea.

Hand Money \$2,000.00

Bradley J. Osborne, Attorney

MARY McFALL HOPPER, Sheriff

No. 2910 81. 2014

MORTGAGE FORECLOSURE

3704 Mount Vernon Avenue
Brookhaven, PA 19015

Property in the Borough of Brookhaven, County of Delaware and State of Pennsylvania. Situate on the Southwesterly side of Mount Vernon Avenue at the distance of 116.82 feet measured from the Southwesterly curved line of Mount Vernon on a line curving to the right having a radius of 350 feet from a point of tangency on the said side of said Avenue.

IMPROVEMENTS CONSIST OF: residential dwelling.

SOLD AS THE PROPERTY OF: Donna Sheldon a/k/a Donna Lee Sheldon a/k/a Donna L. Sheldon.

Hand Money \$17,429.56

Udren Law Offices, P.C., Attorneys

MARY McFALL HOPPER, Sheriff

No. 8838 82. 2013

MORTGAGE FORECLOSURE

Property in the Township of Marple, County of Delaware and State of Pennsylvania on the Northwesterly side of Hastings Boulevard.

BEING Folio No. 25-00-0199-5-00

BEING Premises: 272 Hastings Boulevard, Broomall, Pennsylvania 19008.

IMPROVEMENTS CONSIST OF: residential dwelling.

SOLD AS THE PROPERTY OF: James P. McFadden, Executor of the Estate of Francis E. McFadden, deceased, mortgagor and real owner.

Hand Money \$23,873.34

McCabe, Weisberg & Conway, P.C., Attorneys

MARY McFALL HOPPER, Sheriff

No. 9237 83. 2013

MORTGAGE FORECLOSURE

Property in the Township of Upper Darby, County of Delaware and State of Pennsylvania.

Front: 16.33 Depth: 75

BEING Premises: 219 Avon Road, Upper Darby, PA 19082-3903.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Dee A. Taylor.

Hand Money \$6,254.32

Phelan Hallinan, LLP, Attorneys

MARY McFALL HOPPER, Sheriff

No. 4050 84. 2014

MORTGAGE FORECLOSURE

Property in the Borough of Swarthmore, County of Delaware and State of Pennsylvania.

BEING Folio No. 43-00-01524-00.

BEING Premises: 801 Yale Avenue, Apartment No. 409, Swarthmore, Pennsylvania 19081.

IMPROVEMENTS CONSIST OF: residential dwelling.

SOLD AS THE PROPERTY OF: Bernadette M. Fusco, Executrix of the Estate of John Peters, deceased mortgagor and real owner.

Hand Money \$17,838.39

McCabe, Weisberg & Conway, P.C., Attorneys

MARY McFALL HOPPER, Sheriff

No. 5463A 85. 2013

MORTGAGE FORECLOSURE

Property in the Township of Ridley, County of Delaware and State of Pennsylvania, on the Easterly side of Woodlyn Circle.

BEING FOLIO No. 38-02-01960-00.

BEING Premises: 308 Woodlyn Circle, Woodlyn, Pennsylvania 19094.

IMPROVEMENTS CONSIST OF: residential dwelling.

SOLD AS THE PROPERTY OF: Laura M. Lynch.

Hand Money \$17,333.07

McCabe, Weisberg & Conway, P.C., Attorneys

MARY McFALL HOPPER, Sheriff

No. 2187 86. 2014

MORTGAGE FORECLOSURE

Property in the Upper Chichester Township, County of Delaware and State of Pennsylvania.

Folio 09-00-01563-01

Front: 20 Depth: 100

Folio 09-00-01563-02

Front: 40 Depth: 100 Lot 8

Folio 09-00-01564-00

Front: 80 Depth: 100 Lot 10-13

BEING Premises: 335 Jackson Avenue, Twin Oaks, PA 19014-3507.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Elizabeth Hammond.

Hand Money \$10,358.66

Phelan Hallinan, LLP, Attorneys

MARY McFALL HOPPER, Sheriff

No. 4768A 87. 2012

MORTGAGE FORECLOSURE

Property in the Township of Springfield, County of Delaware and State of Pennsylvania.

Front: 52.72 Depth: 175

BEING Premises: 341 Hawarden Road, Springfield, PA 19064-2603.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Olivia A. Murphy.

Hand Money \$25,793.95

Phelan Hallinan, LLP, Attorneys

MARY McFALL HOPPER, Sheriff

No. 007445 88. 2013

MORTGAGE FORECLOSURE

Property Address: 3404 Sawmill Road, Newtown Square, Delaware County, Pennsylvania 19073.

ALL THAT CERTAIN lot or piece of ground with the buildings and IMPROVEMENTS thereon erected, Situate in the Township of Newtown, County of Delaware and Commonwealth of Pennsylvania, bounded and described according to a Map of Green Countrie West, Section 1, made by Yerkes Engineering Co., dated June 6, 1969 and last revised October 20, 1982, as follows, to wit:

TITLE to said premises is vested in Thomas M. Ramsburg and Sandra J. Ramsburg, his wife by Deed from Robert B. Mang and Jinx A. Man, unmarried dated 10/15/1985 and recorded 12/13/1985 in Record Book 293, page 1371.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Thomas M. Ramsburg and Sandra J. Ramsburg.

Hand Money \$1,456,647.99, plus per diem interest at \$23,904.06

Lyndsay E. Rowland, Esquire, Attorney

MARY McFALL HOPPER, Sheriff

No. 004604 89. 2014

MORTGAGE FORECLOSURE

Property in the Marcus Hook Borough, County of Delaware and State of Pennsylvania.

Front: 20 Depth: 105

BEING Premises: 50 Spruce Street, Marcus Hook, PA 19061-4631.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Michael J. McAndrew, Jr.

Hand Money \$7,290.14

Phelan Hallinan, LLP, Attorneys

MARY McFALL HOPPER, Sheriff

No. 5417 90. 2014

MORTGAGE FORECLOSURE

ALL THAT CERTAIN lot or piece of ground with the buildings and IMPROVEMENTS thereon erected, Situate in the Borough of Prospect Park, County of Delaware and State of Pennsylvania, more fully described as follows:

BEGINNING at a point on the Southwesterly side of Evans Avenue, at the distance of 275 feet measured Northwestwardly from the Northwesterly corner of Evans Avenue and 15th Avenue; thence extending along the said side of Evans Avenue, North 23 degrees 41 minutes West 25 feet to the Southeasterly side of 16th Avenue; thence extending along same side of 16th Avenue, South 66 degrees 21 minutes West 100 feet to the middle of a 10 feet wide driveway; thence extending along said drive, South 23 degrees 41 minutes East 25 feet to a corner of lands now or late of Hugh A Craig, et ux, through the middle of a party wall separating premises herein described from premise adjoining on the Southeast, North 66 degrees 21 minutes East 100 feet to the point and place of beginning.

TOGETHER with the free right and use of said drive, from 15th Avenue and 16th Avenue, in common with the owners abutting thereon and subject to right of owners of other premises abutting said drive to use drive, through and over rear of premises herein described in common with the owners of premises hereby granted.

PARCEL/FOLIO No. 33-00-00454-00.

BEING more commonly known as: 1532 Evans Avenue, Prospect Park, PA 19076.

IMPROVEMENTS CONSIST OF: residential dwelling.

SOLD AS THE PROPERTY OF: Matthew J. Dunn and Susan E. Dunn.

Hand Money \$2,000.00

Morris Scott, Esquire, Attorney

MARY McFALL HOPPER, Sheriff

No. 005912 91. 2014

MORTGAGE FORECLOSURE

Property in the Township of Upper Darby, County of Delaware and State of Pennsylvania.

Description: 7,190 square feet

BEING Premises: 724 Lindale Avenue, Drexel Hill, PA 19026-3908.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Dominic J. Lauro, Jr. and Florence L. Lauro.

Hand Money \$9,637.22

Phelan Hallinan, LLP, Attorneys

MARY McFALL HOPPER, Sheriff

No. 12738 92. 2013

MORTGAGE FORECLOSURE

Property in the Sharon Hill Borough, County of Delaware and State of Pennsylvania.

Front: 21 Depth: 92

BEING Premises: 228 High Street, Sharon Hill, PA 19079-2113.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Benjamin E. Foster.

Hand Money \$7,350.09

Phelan Hallinan, LLP, Attorneys

MARY McFALL HOPPER, Sheriff

No. 8204 93. 2013

MORTGAGE FORECLOSURE

Premises: 103 Ronaldson Street, Media, PA 19063.

ALL THAT CERTAIN lot or piece of ground with the buildings and IMPROVEMENTS thereon erected, Situate in Nether Providence Township, Delaware County, Pennsylvania, described according to a Plan of Property made for Paul Lanni, made by G.D. Houtman & Sons, Civil Engineers and Land Surveyors dated October 21, 1974, as follows, to wit:

BEGINNING at a point on the Southwesterly side of Ronaldson Street (60 feet wide) at the distance of 36.20 feet measured South 62 degrees 26 minutes East, from the intersection of the Southeasterly side of Washington Street (60 feet wide); thence extending from said beginning point South 62 degrees 26 minutes East, along Southwesterly side of Ronaldson Street, 33,23 feet to a point, a corner of Lot No. 7 on said plan; thence extending South 27 degrees 34 minutes West along the same, 93.17 feet to a point in line of Lot No. 4 on said Plan; thence extending North 52 degrees 36 minutes West along same, 33.72 feet to a point, a corner of Lot No. 5 on said plan; thence extending North 27 degrees 34 minutes East along same, 87.42 feet to the first mentioned point and place of beginning.

BEING Lot No. 6 as shown on above mentioned plan.

BEING Folio No. 34-00-0232603.

IMPROVEMENTS CONSIST OF: a single family dwelling.

SOLD AS THE PROPERTY OF: Eleanor Taylor, Administratrix and unknown heirs, executors, successors and assigns of Yvonne L. Taylor, deceased.

Hand Money \$9,753.19

Robert J. Wilson, Esquire, Attorney

MARY McFALL HOPPER, Sheriff

No. 004612 94. 2014

MORTGAGE FORECLOSURE

ALL THAT CERTAIN lot or piece of ground with the buildings and IMPROVEMENTS thereon erected, situate in the Township of Haverford, County of Delaware and State of Pennsylvania, described according to a survey and plan of a portion of "Penfield Downs" made by Over & Tingley, Civil Engineers, on 10/10/1941 and last revised on 4/14/1945, as follows to wit:

BEGINNING at the corner formed by the intersection of the Northeast side of Powder Mill Lane (50 feet wide) with the Northwesterly side of Aikens Road (40 feet wide) (both lines produced); thence extending North 77 degrees, 31 minutes, 40 seconds West, along the said Northeast side of Powder Mill Lane, 68 feet to a point; thence leaving the said Powder Mill Lane, and extending North 62 degrees, 28 minutes, 20 seconds East 62.93 feet to a point on the said Northwesterly side of Aikens Road; thence extending in a Southwesterly direction, along the said Northwesterly side of Aikens Road on the arc of a circle, curving to the right with a radius of 135 feet the arc distance of 43.21 feet to a point on tangent; thence extending South 61 degrees, 34 minutes West, still along the said Northwesterly side of Aikens Road, 67.14 feet to the first mentioned point and place of beginning; being Lot No. 169 on the aforesaid plan.

BEING the same premises which Edith Silverman, widow granted and conveyed unto Karen G. Suta, by Deed dated December 31, 1990, and recorded in the Office of the Delaware County Recorder of Deeds on January 8, 1991 in Deed Book Volume 815, as page 236.

BEING known as 807 Powder Mill Lane, Wynnewood, PA 19096.

Tax Parcel Number 22-08-00958-00.

IMPROVEMENTS CONSIST OF: two story house and garage.

SOLD AS THE PROPERTY OF: Karen G. Suta.

Hand Money \$20,936.19

Barbara A. Fein, Attorney

MARY McFALL HOPPER, Sheriff

No. 003299 95. 2014

MORTGAGE FORECLOSURE

743 4th Avenue
Borough of Prospect Park, PA 19076

Property in the Borough of Prospect Park, County of Delaware and State of Pennsylvania Situate on the Northwesterly side of Fourth Street and Nassau Boulevard at the distance of South sixty-five degrees twenty-seven minutes West and having an irregular lot.

IMPROVEMENTS CONSIST OF: residential dwelling.

SOLD AS THE PROPERTY OF: Jermie L. Doyle, Angela A. Kelly.

Hand Money \$12,883.43

Udren Law Offices, P.C., Attorneys

MARY McFALL HOPPER, Sheriff

No. 000743 96. 2014

MORTGAGE FORECLOSURE

Property in the Township of Upper Darby, County of Delaware and Commonwealth of Pennsylvania on the Southeast side of Garrett Road.

Front: Irregular Depth: Irregular

BEING Premises: 4118 Garrett Road, Drexel Hill, PA 19026.

IMPROVEMENTS CONSIST OF: a single family residential dwelling.

SOLD AS THE PROPERTY OF: Sharlynn Woods-Cloud a/k/a Sharlynn R. Woods-Cloud.

Hand Money \$7,346.89

KML Law Group, P.C., Attorneys

MARY McFALL HOPPER, Sheriff

No. 3712 97. 2014

MORTGAGE FORECLOSURE

86 5th Avenue
Broomall, PA 19008-0000

Property in the Township of Marple, County of Delaware and State of Pennsylvania. Situate on the Westerly side of Fifth Avenue a corner of Lot 3 as shown on said plan; thence extending along Lot 3 and 2 at the distance of North 75 degrees 00 minutes 00 seconds West 110 feet and having an irregular lot.

IMPROVEMENTS CONSIST OF: residential dwelling.

SOLD AS THE PROPERTY OF: United States of America, Shailesh Patel a/k/a Shailesh P. Patel.

Hand Money \$35,700.11

Udren Law Offices, P.C., Attorneys

MARY McFALL HOPPER, Sheriff

No. 4945 98. 2013

MORTGAGE FORECLOSURE

Property Address: 502 Ward Road, Brookhaven, PA 19015

ALL THAT CERTAIN lot or piece of ground with the buildings and IMPROVEMENTS thereon erected. Situate in Brookhaven Borough, Delaware County, Pennsylvania, as shown on site plan for Greenview Estate, Inc., made by Brandywine Valley Engineers, Inc., Consulting Engineers, land Surveyors, dated 1/9/1986, last revised 4/1/1986 and recorded in Plan Case 14 page 475 as more fully described as follows, to wit:

BEGINNING at a point on the North-easterly side of Ward Road (50 feet wide) said point also marking a corner of Lot No. 240 on said plan; thence from said beginning point along said Lot No. 240, North 50 degrees 55 minutes 09 seconds East, 100.00 feet to a point; thence along Lot No. 202 on said plan, South 39 degrees 04 minutes 51 seconds East, 54.77 feet to a point on the Northwesterly side of Bradbury Road, thence along the same, South 47 degrees 20 minutes 51 seconds West, 73.58 feet to a point of curve, thence on the arc of a circle curving to the right having a radius of 25.00 feet, the arc distance of 40.83 feet to a point of tangency on the Northeasterly side of Ward Road, thence along the same North 39 degrees 04 minutes 51 seconds West, 34.40 feet to the first mentioned point and place of beginning.

BEING known as premises No. 502 Ward Road, Brookhaven, PA 19015.

BEING Lot No. 201 on said plan.

BEING Folio No. 05-01367-37.

BEING the same premises which Richard P. Loveland, Jr. and Kimberly A. Loveland, husband and wife, by indenture bearing date 4/30/2001 and recorded 5/3/2001 in the Office of the Recorder of Deeds in and for the County of Delaware in Volume 2167 page 795 etc., granted and conveyed unto Wells Fargo Bank Texas, National Association, trustee of the W. Scott Keyes Irrevocable Trust, in fee.

AND FURTHER BEING the same premises which Wells Fargo Bank, N.A. trustee of the W. Scott Keyes Irrevocable Trust, by Deed dated 3-22-2008, and intended to be forthwith recorded, granted and conveyed a 1/2 (one-half) interest to Yvonne B. Meyer.

AND AS TO THE REMAINING 1/2 (one-half interest) being the same premises which Wells Fargo Bank, N.A., trustee of the W. Scott Keyes Revocable Trust, by Deed dated 3-22-2008, and intended to be forthwith recorded, granted and conveyed unto Melissa Lynn Canan.

PARCEL Identification No. 05-00-01367-37.

IMPROVEMENTS CONSIST OF: a residential property.

SOLD AS THE PROPERTY OF: Richard Dean Keyes.

Hand Money \$2,000.00

Wilentz, Goldman & Spitzer, P.A., Attorneys

MARY McFALL HOPPER, Sheriff

No. 012306 99. 2013

MORTGAGE FORECLOSURE

Property in the Township of Tinicum, County of Delaware and State of Pennsylvania.

Front: 74 Depth: 86

BEING Premises: 309 West 2nd Street. Essington, PA 19029-1217.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Andrew Burger.

Hand Money \$18,380.90

Phelan Hallinan, LLP, Attorneys

MARY McFALL HOPPER, Sheriff

No. 5390 100. 2013

MORTGAGE FORECLOSURE

Property Address: 222 Brooke Street, Media, PA 19063

ALL THAT CERTAIN lot or piece of ground with the buildings and IMPROVEMENTS thereon erected.

BEGINNING in the Westerly line of Brooke Street 360 feet North from the Northwesterly corner of Painter Street and Brooke Street (both 60 feet wide), being a corner of lands now or late of Frank Michelizio etux, in the Borough of Media, County of Delaware, and State of Pennsylvania; thence extending at right angle to Brooke Street West 140 feet to lands now or late of David Gershben; thence at right angles to last side line and parallel with Brooke Street North 40 feet to lands now or late of J. Eugene Walker; thence by a line at right angles with last side line East 140 feet to the West side of Brooke Street; thence by same South 40 feet to the place of beginning.

BEING known as premises No. 222 Brooke Street, Media, Pennsylvania.

FOLIO No. 26-00-00184-00.

BEING the same premises Earline Reid Mann, Executrix of the Estate of Earl H. Reid, deceased, by deed dated 3-15-1988, recorded 3-16-1988, at Media in the Office of the Recorder of Deeds, in and for the County of Delaware, aforesaid, in Volume 558 page 328, granted and conveyed unto Richard Dean Keyes & Deborah L. Keyes, his wife.

BEING Parcel No. 26-00-00184-00.

IMPROVEMENTS CONSIST OF: a residential property.

SOLD AS THE PROPERTY OF: Richard Dean Keyes.

Hand Money \$2,000.00

Wilentz, Goldman & Spitzer, P.A., Attorneys

MARY McFALL HOPPER, Sheriff

No. 4182A 101. 2012

MORTGAGE FORECLOSURE

Property in the Township of Upper Darby, County of Delaware and State of Pennsylvania.

Parcel No. 16-02-00366-00

Front: 18 Depth: 75

Parcel No. 16-02-00367-00

Front: 16 Depth: 70

BEING Premises: 6900-6902 Clinton Road, Upper Darby, PA 19082.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Sandra McLean.

Hand Money \$11,758.04

Phelan Hallinan, LLP, Attorneys

MARY McFALL HOPPER, Sheriff

No. 011566 102. 2013

MORTGAGE FORECLOSURE

Property in the Brookhaven Borough, County of Delaware and State of Pennsylvania.

Condominium V25

BEING Premises: 5200 Hilltop Drive, Apartment V25, Brookhaven, PA 19015-1254.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Salvatore L. Occhiolini a/k/a Salvatore Occhiolini.

Hand Money \$8,151.45

Phelan Hallinan, LLP, Attorneys

MARY McFALL HOPPER, Sheriff

No. 4269 103. 2013

MORTGAGE FORECLOSURE

Property in the Borough of Prospect Park, County of Delaware and Commonwealth of Pennsylvania on the Southwest side of Pennsylvania Avenue.

Front: IRR Depth: IRR

BEING Premises: 640 Pennsylvania Avenue, Prospect Park, PA 19076.

IMPROVEMENTS CONSIST OF: a single family residential dwelling.

SOLD AS THE PROPERTY OF: Seyla Heng and Chanthol Nuth.

Hand Money \$22,202.38

KML Law Group, P.C., Attorneys

MARY McFALL HOPPER, Sheriff

No. 3058 104. 2011

MORTGAGE FORECLOSURE

Property in the Borough of Sharon Hill, County of Delaware and State of Pennsylvania on the Southwest side of High Street.

Front: IRR Depth: IRR

BEING Premises: 46 High Street, Sharon Hill, PA 19079.

IMPROVEMENTS CONSIST OF: a single family residential dwelling.

SOLD AS THE PROPERTY OF: Andre Warfield.

Hand Money \$11,290.52

KML Law Group, P.C., Attorneys

MARY McFALL HOPPER, Sheriff

No. 3512 105. 2014

MORTGAGE FORECLOSURE

Property in the Borough of Yeadon, County of Delaware and State of Pennsylvania.

Front: 25 feet Depth: 120 feet

BEING Premises: 567 Bailey Road, Lansdowne, PA 19050 a/k/a 567 Bailey Road, Yeadon, PA 19050.

Parcel No. 48-00-00231-00.

IMPROVEMENTS CONSIST OF: residential real estate.

SOLD AS THE PROPERTY OF: Crystal Chappel.

Hand Money \$2,000.00

Stern & Eisenberg, PC, Attorneys
Andrew J. Marley, Attorney

MARY McFALL HOPPER, Sheriff

No. 000889 106. 2014

MORTGAGE FORECLOSURE

ALL THAT CERTAIN lot or piece of ground with the buildings and IMPROVEMENTS thereon erected, hereditaments and appurtenances, situate in the Township of Upper Chichester, County of Delaware and State of Pennsylvania, described according to a plan of Verticelle Construction Company, Inc., made by P.A. Koury, Civil Engineer, Ridley Township, Pennsylvania, dated 7/15/1967 and last revised 8/5/1967, as follows, to wit:

BEGINNING at a point on the Easterly side of Pleasantview Avenue (50 feet wide) at the distance of 100 feet measured South 4 degrees 38 minutes 36 seconds West from its intersection with the Southerly side of Beech Street (40 feet wide); thence from said of beginning and extending South 85 degrees 21 minutes 24 seconds East 75 feet to a stake; thence extending in a South-easterly direction 88 feet, more or less, to a point in the bed of Marcus Hook Creek; thence along the said creek in Southwesterly direction along its various courses and directions, 140 feet more or less, to a point on the aforesaid Easterly side of Pleasantview Avenue; thence extending along same, North 4 degrees 38 minutes 36 seconds East 120 feet to the first mentioned point and place of beginning.

TITLE to premises vested in Michael J. Galinsky by deed from GRP/AG REO 2004-2, LLC dated 06/06/2007 and recorded 07/18/2007 in the Delaware County Recorder of Deeds in Book 4155, page 1179.

IMPROVEMENTS CONSIST OF: residential dwelling.

SOLD AS THE PROPERTY OF: Michael Galinsky.

Hand Money \$20,030.55

Robert W. Williams, Attorney

MARY McFALL HOPPER, Sheriff

No. 001494A 107. 2014

MORTGAGE FORECLOSURE

Property in the Township of Ridley, County of Delaware and State of Pennsylvania.

Front: 26 Depth: 100

BEING Premises: 239 Haller Road, Ridley Park, PA 19078-1320.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Terrence S. Obrien and Roberta O'Brien.

Hand Money \$15,398.23

Phelan Hallinan, LLP, Attorneys

MARY McFALL HOPPER, Sheriff

No. 10982A 108. 2013

MORTGAGE FORECLOSURE

Property in the Township of Upper Darby, County of Delaware and State of Pennsylvania.

Front: 16 Depth: 80

BEING Premises: 7133 Greenwood Avenue, Upper Darby, PA 19082-5321.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Saydia W. Kabbah.

Hand Money \$8,364.61

Phelan Hallinan, LLP, Attorneys

MARY McFALL HOPPER, Sheriff

No. 1165A 109. 2006

MORTGAGE FORECLOSURE

Property in the Borough of Eddystone, County of Delaware and State of Pennsylvania, on the Southwest side of Toll Street.

BEING FOLIO No. 18-00-00746-00

BEING Premises: 1010 Toll Street, Eddystone, Pennsylvania 19022.

IMPROVEMENTS CONSIST OF: residential dwelling.

SOLD AS THE PROPERTY OF: Margaret A. Phillips and Richard B. Phillips.

Hand Money \$5,898.55

McCabe, Weisberg & Conway, P.C., Attorneys

MARY McFALL HOPPER, Sheriff

No. 7256 110. 2013

MORTGAGE FORECLOSURE

Property in the City of Chester, County of Delaware and State of Pennsylvania.

Description: 2 story house 2 car garage.

BEING Premises: 146 East Parkway Avenue, Chester, PA 19013-4609.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Frank Ramon Demaio.

Hand Money \$12,775.28

Phelan Hallinan, LLP, Attorneys

MARY McFALL HOPPER, Sheriff

No. 4997 111. 2014

MORTGAGE FORECLOSURE

ALL THAT CERTAIN lot or piece of ground with the buildings and IMPROVEMENTS thereon erected, hereditaments and appurtenances, situate in the Borough of Upland, County of Delaware and State of Pennsylvania, bounded and described according to a certain plan of lots of operation 119 B made for "Garden Hills, Inc." by Damon and Foster, Civil Engineers, Sharon Hill, Pennsylvania, dated May 18, 1951 and last revised June 13, 1951 and which Plan is recorded at Media, in the Office for the Recording of Deeds, in and for the County of Delaware, State of Pennsylvania, on June 20, 1951 in Plan File Case No. 8 page 20, being more particularly described as follows, to wit:

BEGINNING at a point on the South-easterly side of Mulberry Street (50 feet wide) at the distance of 287.17 feet measured Northeastwardly along the said side of Mulberry Street from a point of reverse curve, which point of reverse curve is measured on a radius of round corner whose radius is 20 feet, the arc distance of 31.25 feet from a point of tangent on the North-easterly side of 11th Street (40 feet wide).

CONTAINING in front or breadth North 23 degrees 45 minutes 30 seconds East along the said side of Mulberry Street, 33 feet and extending of that width in length or depth South 66 degrees 14 minutes 30 seconds East, between parallel lines at right angles to said Mulberry Street, 100 feet. The Southwesterly line thereof extending partly through a party wall separating these premises from premises adjoining to the Southwest.

BEING Lot No. 10, Block "A" on the above mentioned plan.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: John Fitz and Lindsey Poole.

Hand Money \$9,054.39

Law Offices of Gregory Javardian, Attorneys

MARY McFALL HOPPER, Sheriff

No. 5962 112. 2013

MORTGAGE FORECLOSURE

ALL THAT CERTAIN lot or piece of ground with the buildings and IMPROVEMENTS thereon erected, situate in the Township of Marple, County of Delaware and State of Pennsylvania, described according to a plan of Lots for Township Development Corporation made by Howard W. Doran, registered Surveyor, Newtown, Square, Pennsylvania, dated 7/25/1962, as follows:

BEGINNING at a point on the South-easterly side of Sproul Road (50 feet wide) which point is measured the 4 following courses and distances from a point formed by the intersection of the center line of said Sproul Road with the center line of Kent Road (50 feet wide); (1) from said point of intersection Northeastwardly on a line curving to the right having a radius of 498.22 feet the arc distance of 165.50 feet to a point; (2) South 64 degrees, 24 minutes East 25.02 feet to a point of curve on the Southeasterly side of Sproul Road; (3) Northeastwardly along same on a line curving to the right having radius of 473.22 feet the arc distance of 130.27 feet to a point of reverse curve, and (4) Northeastwardly on a line curving to the left having a radius of 7,576.49 feet the arc distance of 565.56 feet to the point and place of beginning; thence extending from said beginning point along the Southeasterly side of Sproul Road Northeastwardly on a line curving to the left having a radius of 7,576.49 feet the arc distance of 168.61 feet to a point; thence extending South 51 degrees, 5 minutes, 50 seconds East, 160.61 feet to a point; thence extending South 38 degrees, 54 minutes, 10 seconds West, 168.50 feet to a point; thence extending North 51 degrees, 5 minutes, 50 seconds West, 164.38 feet to the first mentioned point and place of beginning.

BEING known as Lot No. 14 Sproul road.

EXCEPTING THEREON AND THERE-OUT that portion of the premises above described which is included in the Declaration of Taking filed 1/3/1966 duly recorded at Media in the Office for the Recording of Deeds in and for the said County of Delaware in Deed Book 2229 page 346, etc., in re: Condemnation by the Commonwealth of Pennsylvania Department of Highway Right of Way, Legislative Route No. 225, Section 13, in the Township of Marple, Haverford and Radnor.

BEING PARCEL NO. 25-00-04441-01.

BEING the same premises which Nicky Bottos granted and conveyed unto George Bottos and Nicky Bottos, h/w by Deed dated June 25, 1999 and recorded July 6, 1999 in Delaware County Record Book 1989, page 272.

IMPROVEMENTS CONSIST OF: a residential dwelling.

SOLD AS THE PROPERTY OF: George A. Bottos and Nicky Bottos.

Hand Money \$42,412.01

Martha E. Von Rosenstiel, Esquire
Heather Riloff, Esquire, Attorneys

MARY McFALL HOPPER, Sheriff

No. 6839 113. 2013

MORTGAGE FORECLOSURE

ALL THE RIGHT, title, interest and claim of Alex Jacob and Julee Alex of, in and to the following decried property:

ALL the following described real estate situated in the Borough of Clifton Heights, Delaware County, Pennsylvania, Having erected thereon a dwelling known and numbered as 231 Cambridge Road, Clifton Heights, PA 19018. DBV 03830, page 1185, and Folio No. 10-00-00660-00.

IMPROVEMENTS CONSIST OF: single family dwelling.

SOLD AS THE PROPERTY OF: Alex Jacob and Julee Alex.

Hand Money \$2,000.00

Kristine M. Anthou, Attorney

MARY McFALL HOPPER, Sheriff

No. 5705 114. 2014

MORTGAGE FORECLOSURE

109 East Madison Avenue
Clifton Heights, PA 19018-0000

Property in the Borough of Clifton Heights, County of Delaware and State of Pennsylvania. Situate on the Northwesterly side of Madison Avenue at the distance of 79.61 feet measured North 51 degrees 55 minutes East along said side of Madison Avenue from the Northerly corner of Penn and Madison Avenue.

IMPROVEMENTS CONSIST OF: residential dwelling.

SOLD AS THE PROPERTY OF: Linda Stevens.

Hand Money \$11,386.41

Udren Law Offices, P.C., Attorneys

MARY McFALL HOPPER, Sheriff

No. 2369 115. 2014

MORTGAGE FORECLOSURE

365 Lakeview Avenue
(Upper Darby)
Drexel Hill, PA 19026

Property in the Township of Upper Darby, County of Delaware and State of Pennsylvania. Situate on the Northeastly side of Lakeview Avenue at the distance of six hundred five and forty-one one-hundredths feet measured along the said Northeastly side of Lakeview Avenue from its intersection with the Southeasterly side of Garrett Road.

IMPROVEMENTS CONSIST OF: residential dwelling.

SOLD AS THE PROPERTY OF: Michael Osborne a/k/a Michael T. Osborne, Desireah Osborne a/k/a Desireah Krista Osborne a/k/a Desireah K. Osborne a/k/a Desireah Morgan a/k/a Desireah Morgan Osborne.

Hand Money \$12,816.45

Udren Law Offices, P.C., Attorneys

MARY McFALL HOPPER, Sheriff

No. 08378A 116. 2011

MORTGAGE FORECLOSURE

ALL THOSE CERTAIN lots or pieces of ground with the buildings and IMPROVEMENTS thereon erected, Situate in the Township of Tincum, County of Delaware, Commonwealth of Pennsylvania and described as follows, to wit:

BEING the same premises which Katrina J. Canzanese, by Indenture dated 6/30/1999 and recorded 7/20/1999 in the Office of the Recorder of Deeds in and for the County of Delaware in Book 1904, page 1234, granted and conveyed unto Meletis Papageorgiou, in fee.

Tax ID No, 45-00-01464-00, 45-00-01467-00, 45-00-01468-00.

BEING known as 118 Powhattan Avenue, Essington, PA.

IMPROVEMENTS CONSIST OF: commercial use.

SOLD AS THE PROPERTY OF: Meletis Papageorgiou.

Hand Money \$2,000.00

Sarah A. Elia, Attorney

MARY McFALL HOPPER, Sheriff

No. 11071 117. 2013

MORTGAGE FORECLOSURE

Property in the Township of Upper Darby, County of Delaware and State of Pennsylvania.

Front: 18 Depth: 75

BEING Premises: 435 Grace Road, Upper Darby, PA 19082--4919.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Netasha A. Lyons a/k/a Netasha Lyons.

Hand Money \$9,141.16

Phelan Hallinan, LLP, Attorneys

MARY McFALL HOPPER, Sheriff

No. 009596 118. 2013

MORTGAGE FORECLOSURE

Property in the City of Chester, County of Delaware and State of Pennsylvania.

Front: 20 Depth: 140.7

BEING Premises: 1124 Kerlin Street, Chester, PA 19013-3703.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Deon F. Spencer a/k/a Deon Spencer.

Hand Money \$10,396.50

Phelan Hallinan, LLP, Attorneys

MARY McFALL HOPPER, Sheriff

No. 012356 119. 2013

MORTGAGE FORECLOSURE

518 Netherwood Road
Upper Darby, PA 19082

Property in the Township of Upper Darby, County of Delaware and State of Pennsylvania. Situate on the Southwesterly side of Netherwood Road at the distance of 234.11 feet Northeastwardly from the Northeasterly side of Fairfield Avenue.

IMPROVEMENTS CONSIST OF: residential dwelling.

SOLD AS THE PROPERTY OF: Susan Tatios.

Hand Money \$5,969.13

Udren Law Offices, P.C., Attorneys

MARY McFALL HOPPER, Sheriff

Nov. 28; Dec. 5, 12