

SCHUYLKILL LEGAL RECORD

ESTATE AND TRUST NOTICES

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

FIRST PUBLICATION

DUNCHICK, EILEEN, deceased
Late of the City of Pottsville,
Schuylkill County, PA
Executrix: Lora Baker, 6342 Hill-
top Road, Orefield, PA 18069

**SALPINO, LINDA KAY a/k/a LIN-
DA K. SALPINO**, deceased
Late of Manheim Township,
Schuylkill County, PA
Co-Administrators: William C.
McCarty and Jane Basciano
Attorneys: Randy R. Moyer, Barley
Snyder LLP, 126 East King Street,
Lancaster, PA 17602

SERFASS, CATHY LEE, deceased
Late of Wayne Township, Schuyl-
kill County, PA
Administrator: Mark R. Hassler,
320 Comanche Drive, Auburn, PA
17922
Attorneys: Zachary D. Griffiths,
Barley Snyder LLP, 2755 Century
Boulevard, Wyomissing, PA 19610

SESTAKAUSKAS, EDWARD JO- SEPH

deceased
Late of the Borough of Tamaqua,
Schuylkill County, PA
Administratrix: Rae Anne Moyer,
106 Kettle Road, Tamaqua, PA
18252
Attorneys: Lori A. Schafer Guzick,
Esquire, Williamson, Friedberg &
Jones, LLC, 10 Westwood Road,
Pottsville, PA 17901

SECOND PUBLICATION

CATIZONE, JEANNE, deceased
Late of Frackville Borough, Schuyl-
kill County, PA
Executrix: Elizabeth Zarko, 218
East Centre Street, Mt. Carmel, PA
17851
Attorney: Lloyd R. Hampton, Es-
quire, 300 Hobart Street, P.O. Box
1, Gordon, PA 17936, (570) 875-
3338

DeLUCA, CAROLE ANNE, de-
ceased
Late of E. Union Twp., Schuylkill
County, PA
Administratrix: Carolyn DeLuca
c/o Bridget La Rosa, Esq., 1650
Market St., One Liberty Place,
#1800, Philadelphia, PA 19103-
7395
Attorneys: Bridget La Rosa, White
and Williams LLP, 1650 Market
St., One Liberty Place, #1800,
Philadelphia, PA 19103-7395

**HECKMAN, ARTHUR LAMONT,
JR. a/k/a ARTHUR L. HECK-
MAN, JR. a/k/a ART HECK-
MAN, JR. a/k/a ART HECK-
MAN**, deceased
Late of Ryan Township, Schuylkill
County, PA
Executor: Arthur L. Heckman, III,
66 Back Road, Barnesville, PA
18214
Attorneys: Steven J. Schiffman,
Esq., Schiffman, Sheridan &

SCHUYLKILL LEGAL RECORD

- Brown, P.C., 2080 Linglestown Road, Suite 201, Harrisburg, PA 17110
- JONES, SHEILA JANE a/k/a SHEILA JANE WIRTH a/k/a SHEILA J. JONES**, deceased
Late of Brockton, Schuylkill County, PA
Executor: David Michael Wirth c/o Joseph J. Velitsky, Esquire, Velitsky & Frycklund, 49 East Ludlow Street, Summit Hill, PA 18250
Attorneys: Joseph J. Velitsky, Esquire, Velitsky & Frycklund, 49 East Ludlow Street, Summit Hill, PA 18250
- KAPLAFKA, JUDITH M.**, deceased
Late of Pottsville, Schuylkill County, PA
Executrix: Andrea M. Eye, 645 Altamont Boulevard, Frackville, PA 17931
Attorneys: Eric M. Mika, Esquire, Certified Elder Law Attorney, Toole, Mika & Jones, LLC, 26 East Centre Street, Shenandoah, PA 17976
- LUCAS, LARRY E.**, deceased
Late of Tremont Borough, Schuylkill County, PA
Executrix: Jacqueline A. Lucas, 480 Cider Press Road, Klingerstown, PA 17941
Attorney: Gregory M. Kerwin, Esquire, 4245 State Route 209, Elizabethville, PA 17023
- ROSENBERGER, WILLIAM F.**, deceased
Late of Schuylkill Haven, Schuylkill County, PA
Administratrix: Terry Rosenberger, 34 Preston Hill, Girardville, PA 17935
Attorney: Lloyd R. Hampton, Esquire, 300 Hobart Street, P.O. Box 1, Gordon, PA 17936, (570) 875-3338
- SALLADE, JENNA MARIE**, deceased
Late of Mahanoy City Borough, Schuylkill County, PA
Administrator: Mark Stallnecker, 223 North Second Street, Frackville, PA 17931
Attorney: Lloyd R. Hampton, Esquire, 300 Hobart Street, P.O. Box 1, Gordon, PA 17936, (570) 875-3338
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- ### THIRD PUBLICATION
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- CAMPBELL, WILLIAM A., JR.**, deceased
Late of the Township of Rush, Schuylkill County, PA
Executor: Michael P. Kryworuka, 3 Golf Road, Barnesville, PA 18214
Attorney: Andrew B. Zelonis, 558 State Road, Barnesville, PA 18214
- KONSTAS, MARIE E.**, deceased
Late of Orwigsburg Borough, Schuylkill County, PA
Executrix: Cheryl A. Kabana, 23 Lincoln Street, Tamaqua, PA 18252
Attorneys: Eric M. Mika, Esquire, Certified Elder Law Attorney, Toole, Mika & Jones, LLC, 26 East Centre Street, Shenandoah, PA 17976
- MACHAY, GEORGE**, deceased
Late of the Township of Schuylkill, Schuylkill County, PA
Administratrix: Ruth Machay, 735 Broad Street, Tuscarora, PA 17982
Attorney: Jacqueline M. Pitts, Esquire, 204 East Broad Street, Tamaqua, PA 18252
- SPEARY, WILLIAM, JR.**, deceased
Late of the City of Pottsville, Schuylkill County, PA
The William, Jr. and Judy Anne Speary Revocable Living Trust dated July 25, 1989, as Amended and Restated

SCHUYLKILL LEGAL RECORD

Settlor: William Speary, Jr.
Co-Trustees: Bonnie Devore, 2620
Trey more Drive, Orlando, FL
32825 and William Speary, III, 200
Falls Village Road, Pittsburgh, PA
15239
Attorneys: James C. Bohorad,
Esquire, Marshall, Bohorad,
Thornburg, Price & Campion,
P.C., 1940 West Norwegian Street,
P.O. Box 1280, Pottsville, PA
17901

**YERGER, DARLENE M. a/k/a
DARLENE MARIE YERGER,**
deceased
Late of Porter Township, Schuylkill
County, PA
Executrix: Denean Anna Hileman,
414 Teglyn Drive, Dauphin, PA
17018
Attorneys: Terrence J. Kerwin,
Esq., Kerwin & Kerwin, LLP, 4245
State Route 209, Elizabethville, PA
17023

**NOTICE OF ORGANIZATION
LIMITED LIABILITY COMPANY**
NOTICE IS HEREBY GIVEN that
a Certificate of Organization for a
Domestic Limited Liability Company
has been filed with the Department of
State of the Commonwealth of Penn-
sylvania, at Harrisburg, Pennsylvania
on or about June 6, 2024, for the
purpose of creating a Limited Liabil-
ity Company under the Limited Liabil-
ity Company Law of 1994, P.L.
703, No. 106.

The name of the limited liability
company is:
NEW PHILLY MARKET LLC
ALBERT J. EVANS, ESQUIRE
FANELLI, EVANS &
PATEL, P.C.

No. 1 Mahantongo Street
Pottsville, PA 17901

Sept. 19

IN THE COURT OF COMMON
PLEAS OF SCHUYLKILL
COUNTY, PENNSYLVANIA
CIVIL ACTION—LAW
Nationstar Mortgage LLC
sub-Servicer for Community Loan
Servicing, LLC f/k/a Bayview Loan
Servicing, LLC attorney in Fact
for Metropolitan Life
Insurance Company
Plaintiff

v.

C. C. Simmons
Defendant

Civil Action: S-0942-24

MORTGAGE FORECLOSURE

TO: C. C. Simmons

You have been sued in mortgage
foreclosure on premises: 2 Bull Run
Street, Coaldale, PA 18218 based on
defaults since May 4, 2021. You owe
\$66,237.05 plus interest.

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 re-
lief requested by the plaintiff. You
may lose money or property or other
rights important to you.

**YOU SHOULD TAKE THIS PA-
PER TO A LAWYER AT ONCE. IF
YOU DO NOT HAVE A LAWYER,
OR CANNOT AFFORD ONE, GO
TO OR TELEPHONE THE OFFICE
SET FORTH BELOW TO FIND OUT
WHERE YOU CAN GET LEGAL
HELP.**

Lawyer Referral and
Information Service
(Asociacion de Licenciados
Servicio de Referencia e
Informacion Legal)

SCHUYLKILL LEGAL RECORD

Schuylkill County Legal Aid
100 South Street
P.O. Box 186
Harrisburg, PA 17108
Telephone: 1-800-692-7375
STERN & EISENBERG, PC
(Counsel for Plaintiff)

1581 Main St., Ste. 200
The Shops at Valley Square
Warrington, PA 18976
(215) 572-8111
Facsimile: (215) 572-5025

Sept. 19

SCHUYLKILL COUNTY
COURT OF COMMON PLEAS
IN RE: CHANGE OF NAME OF
ALEJANDRO RAFAEL GENIS
GUTIERREZ
NO. S-1469-2024

NOTICE IS HEREBY GIVEN that on August 5, 2024, the Petition of Alejandro Rafael Genis Gutierrez was filed in the above-named Court praying for a Decree to change his name to Alejandro Rafael Genis.

The Court has fixed October 4, 2024 at 9:00 a.m. in Courtroom No. 4 of the Schuylkill County Courthouse, Pottsville, Pennsylvania, as the time and place for the hearing on said Petition, when and where all persons interested may appear and show cause, if any they have, why the prayer of said Petitioner should not be granted.

Sept. 19

COURT OF COMMON PLEAS
SCHUYLKILL COUNTY, PA
#J-0560-2019

Tamaqua Area School District
vs.

William G. Harple, Jr.

Notice is given that the above was named as Defendant in a civil action by Plaintiff to recover 2017 real estate taxes for property located at 252 Mahanoy St., Tamaqua, PA, Tax Parcel #65-15-0084. A Writ of Scire Facias for \$1,789.48 was filed. You are no-

tified to plead to the Writ on or before 20 days from the date of this publication or a judgment may be entered. 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 Plaintiff. You may lose money, property or other rights important to you.

YOU SHOULD TAKE THIS PAPER TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER OR CANNOT AFFORD ONE, GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW TO FIND OUT WHERE YOU CAN GET LEGAL HELP.

PA BAR ASSN., LAWYER
REFERRAL SERVICE
100 South St.
P.O. Box 186
Harrisburg, PA 17108
(800) 692-7375

PORTNOFF LAW ASSOC., LTD.
P.O. Box 391
Norristown, PA 19404
(866) 211-9466

Sept. 19, 26; Oct. 3

COURT OF COMMON PLEAS
SCHUYLKILL COUNTY, PA

#J-3999-2015

Shenandoah Valley School District
vs.

Carole D. Stanakis &
Leonard B. Chiscavage

Notice is given that the above were named as Defendants in a civil action by Plaintiff to recover 2014-2017 real estate taxes for property located at 405 Ohio Ave., W. Mahanoy Twp., PA, Tax Parcel #36-09-0389. An Amended Writ of Scire Facias/A Writ of Scire Facias for \$9,433.18 was filed. You

SCHUYLKILL LEGAL RECORD

are notified to plead to the Writ on or before 20 days from the date of this publication or a judgment may be entered. 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 Plaintiff. You may lose money, property or other rights important to you.

YOU SHOULD TAKE THIS PAPER TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER OR CANNOT AFFORD ONE, GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW TO FIND OUT WHERE YOU CAN GET LEGAL HELP.

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(866) 211-9466

Sept. 19, 26; Oct. 3

NOTICE

SHERIFF'S SALE OF REAL ESTATE

By virtue of Writs of Execution issued out of the Court of Common Pleas, Civil Division, to me directed, will be exposed to public sale on

FRIDAY, OCTOBER 25, 2024
at 10:00 a.m. The Schuylkill County Sheriff Sales will be held by Bid4Assets online auction site. Conditions of Sale are available to view on www.bid4assets.com/schuylkillsheriffsales.

(SALE NO. 1)

Plaintiff: Nationstar Mortgage LLC d/b/a Mr. Cooper.

Defendant(s): Eric A. Keeth, Louise Bauer.

Attorney for Plaintiff: Roger Fay, Esquire, Albertelli Law, 14000 Commerce Parkway, Suite H Mount Laurel, NJ 08054, (856) 724-1888.

Judgment Amount: \$22,713.12.

TAX PARCEL NO.: 48-05-0433.000.

PROPERTY KNOWN AS 801 East Mahanoy Street, Mahanoy City, PA 17948.

TO BE SOLD AS THE PROPERTY of Eric A. Keeth and Louise Bauer.

Case No. S423-20

(SALE NO. 2)

Plaintiff: Citizens Bank, N.A..

DEFENDANT: Shirley Marie Kramer a/k/a Shirley M. Kramer, Real Owner and Executrix of the Estate of Kevin M. Sanders a/k/a Kevin Michael Sanders.

McCabe, Weisberg & Conway, LLC, 1420 WALNUT STREET, SUITE 1501, PHILADELPHIA, PA 19102, (215) 790 1010.

JUDGMENT AMOUNT: \$58,-329.88.

TO BE SOLD AS THE PROPERTY OF: SHIRLEY MARIE KRAMER a/k/a SHIRLEY M. KRAMER, REAL OWNER AND EXECUTRIX OF THE ESTATE OF KEVIN M. SANDERS a/k/a KEVIN MICHAEL SANDERS.

Case No. S-523-2024

(SALE NO. 3)

Plaintiff: U.S. Bank Trust National Association, not in its individual capacity but solely as owner trustee for Legacy Mortgage Asset Trust 2021-GS2.

SCHUYLKILL LEGAL RECORD

Defendant: Luke R. Kopp; Marina Kopp.

Attorney for Plaintiff: Ed E. Qaqish, Manley Deas Kochalski LLC, P.O. Box 165028, Columbus, OH 43216-5028.

Judgment Amount: \$58,510.55.

PARCEL NO.: 22-15-0036.000, 22-15-0026.000.

Property known as 1817 East Grand Avenue, Tower City, PA 17980.

TO BE SOLD AS THE PROPERTY of Luke R. Kopp.

Case No. S-1338-2023

(SALE NO. 4)

Plaintiff: Lake Wynonah Property Owners Association.

Attorney for Plaintiff: Michelle J. Cunningham, Esquire, (610) 565-4660.

Judgment: \$31,493.88.

Tax Parcel No. 34-24-2553.000/28-17-0495.000.

Property known as: 2553 Cherokee Drive, Auburn, PA 17922/495 Cherokee Drive, Auburn, PA 17922.

TO BE SOLD AS THE PROPERTY of Claude E. Weiss and Robin A. Weiss.

Case No. S-335-2023

(SALE NO. 5)

Plaintiff: U.S. BANK NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY IN ITS CAPACITY AS INDENTURE TRUSTEE OF CIM TRUST 2021-NR4.

Defendant(s): CLARE ANN M. CIESLUKOWSKI.

Attorney for Plaintiff: KML Law Group, P.C., Suite 5000, 701 Market Street, Philadelphia, PA 19106, (215) 627-1322.

Judgment Amount: \$49,805.35.

Tax Parcel No. 64-08-0120.000.

Property Known As: 132 SOUTH WHITE STREET, SHENANDOAH, PA 17976.

TO BE SOLD AS THE PROPERTY of CLARE ANN M. CIESLUKOWSKI.

Case No. S-1936-23

(SALE NO. 6)

Plaintiff: PENNYMAC LOAN SERVICES, LLC.

Defendant(s): Edward S. Myirski.

Attorney for Plaintiff: Powers Kim, LLC, Eight Neshaminy Interplex, Suite 215, Treose, PA 19053, Telephone: (215) 942-2090.

Judgment Amount: \$119,677.19.

Tax Parcel No. 37-07-0034.000.

Property known as: 752 Penn Drive, Tamaqua, Pennsylvania 18252.

TO BE SOLD as the property of: Edward S. Myirski.

Case No. S-482-24

(SALE NO. 7)

Plaintiff: US BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR VRMTG ASSET TRUST.

Defendant(s): JOSEPH A. LOGAN and JILL M. SWENSON n/k/a JILL M. LOGAN.

Attorney for Plaintiff: KML Law Group, P.C., Suite 5000, 701 Market Street, Philadelphia, PA 19106, (215) 627-1322.

Judgment Amount: \$47,204.55.

Tax Map Parcel No. 65-13-284.000.

Property Known As: 413 HAZLE STREET, TAMAQUA, PA 18252.

TO BE SOLD AS THE PROPERTY of JOSEPH A. LOGAN and JILL M. SWENSON n/k/a JILL M. LOGAN.

Case No. S-0228-2024

SCHUYLKILL LEGAL RECORD

(SALE NO. 8)

Plaintiff: Porter-Tower Joint Municipal Authority.

Defendants: Jeffrey L. Garrison and Sandra A. Garrison.

Attorney for Plaintiff: Gretchen Sterns, Esquire, of Law Office of Gretchen Coles Sterns, LLC, P.O. Box 345, Pottsville, PA 17901, (570) 624-7040.

Judgment Amount: \$6,017.44.

Tax Parcel No.: 22-15-0082.001.

Property known as: 1811 Madison Avenue, Tower City, Porter Township, Schuylkill County, Pennsylvania.

TO BE SOLD AS THE PROPERTY of Jeffrey L. Garrison and Sandra A. Garrison.

Schuylkill County Docket No. J-0072-2024 & J-1165-2024.

(SALE NO. 9)

Plaintiff: TRUIST BANK FKA BRANCH BANKING AND TRUST COMPANY.

Attorney for Plaintiff: BROCK & SCOTT, PLLC.

Judgment: \$39,228.90.

Tax Parcel No. 03-10-0047.002 aka 03-10-47(2).

Property known as 530 Spruce Street, Pottsville, PA 17901.

TO BE SOLD AS THE PROPERTY of GERALD J. LABOOTY.

Case No. S-0472-2024

(SALE NO. 10)

PLAINTIFF: Rocket Mortgage, LLC f/k/a Quicken Loans, LLC f/k/a Quicken Loans Inc.

DEFENDANT(S): Holly K. Richardson Solely in her capacity as heir of Nancy Boyle, deceased and Terry Jo Whalen, Solely in her capacity as heir of Nancy Boyle, deceased and

Robert H. Richardson, Solely in his capacity as heir of Nancy Boyle, deceased The Unknown Heirs of Nancy Boyle, deceased.

ATTORNEY FOR PLAINTIFF: Matthew C. Fallings, Esq., STERN & EISENBERG, PC, 1581 Main Street, Ste. 200, The Shops at Valley Square, Warrington, PA 18976, (215) 572-8111.

JUDGMENT AMOUNT \$62,101-.90.

TAX ID NO. 48-04-0141.000.

BEING the same premises which RICHARD J. BOYLE AND NANCY BOYLE, HIS WIFE by Deed dated 10/14/2004 and recorded in the Office of Recorder of Deeds of Schuylkill County on 11/15/2004 at Book 2124, Page 1446 granted and conveyed unto RICHARD J. BOYLE AND NANCY BOYLE, HIS WIFE.

PROPERTY KNOWN AS: 304 East Centre Street, Mahanoy City, PA 17948.

TO BE SOLD AS THE PROPERTY OF- Holly K. Richardson Solely in her capacity as heir of Nancy Boyle, deceased and Terry Jo Whalen, Solely in her capacity as heir of Nancy Boyle deceased and The Unknown Heirs of Nancy Boyle, deceased and Thomas L. Stemko Solely in his capacity as heir of Nancy Boyle, deceased.

Case No. S-598-2023

(SALE NO. 11)

Plaintiff: Shenandoah Valley School District.

Defendant: Marie Manbeck.

Attorney for Plaintiff: PORTNOFF LAW ASSOCIATES, LTD., 2700 Horizon Drive, Suite 100, King of Prussia, PA 19406, (484) 690-9300.

SCHUYLKILL LEGAL RECORD

Judgment Amount: \$2,060.16.
Tax Parcel No.: 64-06-0218.
Property Known As 217 E. Oak Street, Shenandoah, Pennsylvania, 17976.

TO BE SOLD AS THE PROPERTY of Marie Manbeck.

Case No. J-0027-2017

(SALE NO. 12)

Plaintiff: Schuylkill County Municipal Authority.

Defendant: Timothy Moyer.

Attorney for Plaintiff: PORTNOFF LAW ASSOCIATES, LTD., 2700 Horizon Drive, Suite 100, King of Prussia, PA 19406, (484) 690-9300.

Judgment Amount: \$1,666.75.

Tax Parcel No.: 42-03-0091.

Property Known As 214 Maple Boulevard, Deer Lake, Pennsylvania, 17961.

TO BE SOLD AS THE PROPERTY of Timothy Moyer.

Case No. J-1152-2019

(SALE NO. 13)

Plaintiff: Tamaqua Area School District.

Defendant: Jason Kunkle.

Attorney for Plaintiff: PORTNOFF LAW ASSOCIATES, LTD., 2700 Horizon Drive, Suite 100, King of Prussia, PA 19406, (484) 690-9300.

Judgment Amount: \$1,806.55.

Tax Parcel No.: 65-09-0007.

Property Known As 318 Columbia Street, Tamaqua, Pennsylvania, 18252.

TO BE SOLD AS THE PROPERTY of Jason Kunkle.

Case No. J-5029-2020

(SALE NO. 14)

Plaintiff: Saint Clair Area School District.

Defendant: Kaitlyn Hossler, Dawn Hossler.

Attorney for Plaintiff: PORTNOFF LAW ASSOCIATES, LTD., 2700 Horizon Drive, Suite 100, King of Prussia, PA 19406, (484) 690-9300.

Judgment Amount: \$1,642.06.

Tax Parcel No.: 62-05-0091.

Property Known As 240A S. Second Street, St. Clair, Pennsylvania.

TO BE SOLD AS THE PROPERTY of Kaitlyn Hossler, Dawn Hossler.

Case No. J-0866-2022

(SALE NO. 15)

Plaintiff: Coaldale Borough Defendant: Bryan Cullen, Sarah Cullen.

Attorney for Plaintiff: PORTNOFF LAW ASSOCIATES, LTD., 2700 Horizon Drive, Suite 100, King of Prussia, PA 19406, (484) 690-9300.

Judgment Amount: \$1,813.09.

Tax Parcel No.: 40-05-0073.

Property Known As 12 Foster Avenue, Coaldale, Pennsylvania, 18218.

TO BE SOLD AS THE PROPERTY of Bryan Cullen, Sarah Cullen.

Case No. J-0566-2022

SALE NO. 16

Plaintiff: Blue Mountain School District.

Defendant: Glenn R. Frantz.

Attorney for Plaintiff:

Attorney for Plaintiff: PORTNOFF LAW ASSOCIATES, LTD., 2700 Horizon Drive, Suite 100, King of Prussia, PA 19406, (484) 690-9300.

Judgment Amount: \$2,723.94.

Tax Parcel No.: 56-05-0317.

Property Known As 121 S. Liberty Street, Orwigsburg, Pennsylvania.

TO BE SOLD AS THE PROPERTY of Glenn R. Frantz.

Case No. J-0840-2020

SCHUYLKILL LEGAL RECORD

(SALE NO. 17)

Plaintiff: Pine Grove Area School District.

Defendant: Robin K. Griffiths.

Attorney for Plaintiff: PORTNOFF LAW ASSOCIATES, LTD., 2700 Horizon Drive, Suite 100, King of Prussia, PA 19406, (484) 690-9300.

Judgment Amount: \$1,605.28.

Tax Parcel No.: 67-04-0048.

Property Known As 9 W. Laurel Street, Tremont Borough, Pennsylvania, 17981.

TO BE SOLD AS THE PROPERTY of Robin K. Griffiths.

Case No. J-0625-2021

(SALE NO. 18)

Plaintiff: PENNSYLVANIA HOUSING FINANCE AGENCY.

DEFENDANT: TONYA L. MOYER.

Attorney for Plaintiff: Leon P. Haller, Esquire, Purcell, Krug & Haller, 1719 North Front Street, Harrisburg, PA 17102, (717) 234-4178.

Judgment Amount: \$94,904.97.

TAX PARCEL: 21-10-0002.013.

INSTRUMENT #: Deed Book 2588, page 2152.

PROPERTY KNOWN AS: 249 LONG STRETCH ROAD, PINE GROVE, PA 17963.

TO BE SOLD AS THE PROPERTY of DEFENDANT: TONYA L. MOYER.

Case No. S-2208-23

(SALE NO. 19)

Plaintiff: CrossCountry Mortgage, LLC.

Defendant: Shawn K. Cooper.

Attorney for Plaintiff: Ed E. Qaqaish, Manley Deas Kochalski LLC, P.O. Box 165028, Columbus, OH 43216-5028.

Judgment Amount: \$149,351.75.

PARCEL NO.: 35-02-0052.001.

Property known as 43 New Philadelphia Road, Orwigsburg, PA 17961.

TO BE SOLD AS THE PROPERTY of Shawn K. Cooper.

Case No. S-1205-2023

(SALE NO. 20)

Plaintiff: FREEDOM MORTGAGE CORPORATION.

Attorney for Plaintiff: BROCK & SCOTT, PLLC.

Judgment: \$93,311.91.

Tax Parcel No. 49-02-0299.000.

Property known as 138 East Grant Street, McAdoo, PA 18237.

TO BE SOLD AS THE PROPERTY of CARMEN M LOPEZ.

Case No. S-2312-23

All parties and claimants are hereby notified that schedules of distribution will be filed by the sheriff in his office within thirty (30) days from sale and distribution will be made in accordance with the schedule unless exceptions thereto are filed within ten (10) days thereafter.

JOSEPH G. GROODY

Sheriff of Schuylkill County

Dated at Pottsville, PA

July 25, 2024

Sheriff Sale list available online at:

www.schuylkillcountypa.gov

Sept. 19, 26; Oct. 3

REGISTER OF WILLS

Letters on Estates

The name of the deceased appears first, followed by the residence, name of executor or administrator, estimated amount of personalty and realty and name of attorney.

MICHAEL F. BANN; Butler Township; Samuel Bann, Administrator; PP: \$50,000; RE: \$125,000; Christine A. Holman, Esquire