

Franklin County Legal Journal

Vol. 33, No. 25

December 18, 2015

Designated by Order of the Court for the publication of court and other legal notices, the Franklin County Legal Journal (USPS 378-950), 100 Lincoln Way East, Chambersburg, Franklin County, PA 17201-2291, contains reports of cases decided by the various divisions of the Franklin County Branch of the Court of Common Pleas of the 39th Judicial District of Pennsylvania and selected cases from other counties.

PUBLIC NOTICES

ESTATE 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. All persons having claims or demands against any of said estates are requested to make known the same, and all persons indebted to said estates are requested to make payment without delay, to the respective personal representatives thereof or their attorneys named below.

First Publication

Estate of Anna M. Bender, late of Borough of Chambersburg, Franklin County, Pennsylvania.

Personal Representative:

Gary Bender
c/o Thomas P. Gleason
49 West Orange Street, Suite 3
Shippensburg, PA 17257

Attorney:

Thomas P. Gleason
49 West Orange Street, Suite 3
Shippensburg, PA 17257

12/18, 12/25/2015, 1/1/2016

Estate of Dean W. Estep, Sr., late of Guildford Township, Franklin County, Pennsylvania.

Personal Representative:

Elizabeth D. McCoy
c/o Sharpe & Sharpe, LLP
257 Lincoln Way East
Chambersburg, PA 17201

Attorney:

Lawrence R. Rife, IV
Sharpe & Sharpe, LLP
257 Lincoln Way East
Chambersburg, PA 17201

12/18, 12/25/2015, 1/1/2016

Estate of Pauline Mae Martin, late of Antrim Township, Franklin County, Pennsylvania.

Personal Representatives:

Clair L. Martin
Robert E. Martin
P.O. Box 499
Maugansville, Md 21767

12/18, 12/25/2015, 1/1/2016

Estate of Vincent J. Phelan, late of Borough of Chambersburg, Franklin County, Pennsylvania.

Personal Representative:

Jerry Spessard a/k/a Gerald W. Spessard
747 West Orchard Road
Mercersburg, PA 17236

Attorney:

Paul T. Schemel
Dick, Stein, Schemel, Wine & Frey, LLP
119 East Baltimore Street
Greencastle, PA 17225

12/18, 12/25/2015, 1/1/2016

Second Publication

Estate of Daniel R. Crider, a/k/a Daniel Raymond Crider, late of Peters Township, Franklin County, Pennsylvania.

Personal Representative:

Mira A. Olson
3204 Gapland Road
Rohrersville, MD 21779

Attorney:

Timothy S. Sponseller
Sponseller/Graham, LLC
223 Lincoln Way East
Chambersburg, PA 17201

12/11, 12/18, 12/25/2015

Estate of Jane C. Evans, late of Greene Township, Franklin County, Pennsylvania.

Personal Representative:

Susan M. Naugle
2324 Smoketown Road
Fayetteville, PA 17222

Attorney:

Glen and Glen, LLC
237 East Queen Street
Chambersburg, PA 17021-2205

12/11, 12/18, 12/25/2015

Estate of Lucille D. Garling, late of Borough of Greencastle, Franklin County, Pennsylvania.

Personal Representative:

R. Thomas Murphy
R. Thomas Murphy & Associates, P.C.
237 East Queen Street
Chambersburg, PA 17201

Attorney:

R. Thomas Murphy
R. Thomas Murphy & Associates, P.C.
237 East Queen Street
Chambersburg, PA 17201

12/11, 12/18, 12/25/2015

PUBLIC NOTICES

Estate of Andrea W. Hendrix, late of Washington Township, Franklin County, Pennsylvania.

Personal Representative:

Geraldine A. Knouse
Roy S. Knouse, II
11302 Weatherstone Drive
Waynesboro, PA 17268

Attorney:

J. Edward Beck
Keller, Keller and Beck, LLC
343-B South Potomac Street
Waynesboro, PA 17268

12/11, 12/18, 12/25/2015

Third Publication

Estate of Vivian R. Barkdoll, late of Borough of Waynesboro, Franklin County, Pennsylvania.

Personal Representative:

Clinton T. Barkdoll
Kulla, Barkdoll & Stewart, P.C.
9 East Main Street
Waynesboro, PA 17268

Attorney:

Clinton T. Barkdoll
Kulla, Barkdoll & Stewart, P.C.
9 East Main Street
Waynesboro, PA 17268

12/4, 12/11, 12/18/2015

Estate of Charles W. Bowman, late of Greene Township, Franklin County, Pennsylvania.

Personal Representatives:

David W. Bowman
Devona A. Peck
c/o Redding Law Office
19 North Main Street
Chambersburg, PA 17201

Attorney:

Patrick J. Redding
Redding Law Office
19 North Main Street
Chambersburg, PA 17201

12/4, 12/11, 12/18/2015

Estate of Mahlon D. Eshleman, late of Borough of Chambersburg, Franklin County, Pennsylvania.

Personal Representatives:

Ronald J. Eshleman
7435 Lincoln Way West
St. Thomas, PA 17252
Allen R. Eshleman
13239 Buchanan Trail West
Mercersburg, PA 17236

12/4, 12/11, 12/18/2015

Estate of Lieselotte O'Brien, a/k/a Lieselotte W. O'Brien, late of Borough of Chambersburg, Franklin County, Pennsylvania.

Personal Representatives:

Debra P. Bonebrake
c/o R. Thomas Murphy & Associates, P.C.
2005 East Main Street
Waynesboro, PA 17268

Attorney:

Jared S. Childers
R. Thomas Murphy & Associates, P.C.
2005 East Main Street
Waynesboro, PA 17268

12/4, 12/11, 12/18/2015

FICTITIOUS NAME NOTICE

NOTICE is hereby given pursuant to the provisions of the Fictitious Name Act, Act 1982-295, of the filing with the Department of State of the Commonwealth of Pennsylvania on September 4, 2015, of an application for a certificate for the conducting of a business under the assumed fictitious name of D. Rine Builders with its principal place of business at 19 Independence Drive, Shippensburg, Pennsylvania 17257. The name and address of the entity owning or interested in said business is RJGVB, LLC, 19 Independence Drive, Shippensburg, Pennsylvania 17257.

Attorney:

Suzanne M. Trinh
Zullinger-Davis-Trinh, P.C.
74 North Second Street
Chambersburg, PA 17201

12/18/2015

PUBLIC NOTICE OF COUNCIL MEETINGS FOR YEAR 2016

NOTICE is given that beginning MONDAY, January 11, 2016, regular meetings of the Mayor and Town Council of the Borough of Chambersburg (hereinafter "Council") shall be held on the second and fourth MONDAYS of each and every month during the calendar year 2016 with the exceptions listed below, and thereafter, unless changed by action of Council.

NOTICE is also given that in July Town Council will meet only on the second Monday of the month, in September when they will meet on the second Monday and the third Monday only, in October when they will also meet on the third Monday, in November when they will also meet on the first Monday, and in December when they will meet on the second Monday and only.

All meetings shall be held at 7:00 o'clock p.m. in Council Hall, Second Floor, Municipal Building, 100 South Second Street, Chambersburg, Pennsylvania. (Enter through Police Station Lobby). Any person who needs an accommodation in order to gain access to or participate in the meetings should call 261-3201 (TDD 261-3227) prior to the meeting they desire to attend.

Kristine Baker,
Assistant Borough Secretary

12/18/2015

PUBLIC NOTICES

SHERIFF SALE JANUARY 8, 2016

By virtue of certain Writs of Execution, issued out of the Court of Common Pleas of Franklin County, Pennsylvania, and to me directed, I will expose at public sale by public venue or outcry in the Franklin County Courthouse, 3rd floor, Jury Assembly Room, Chambersburg, Pennsylvania at 1:00 P.M. on the above date, the hereinafter mentioned Real Estate. All parties in interest and claimants are hereby notified that a schedule of distribution will be filed by the Sheriff on February 5, 2016 and that distribution will be made in accordance with said schedule unless exceptions are filed thereto, within ten (10) days thereafter.

SALE # 1, 2014-2389 WELLS FARGO BANK, NA ATTY: PHELAN HALLINAN DIAMOND & JONES V. ERIC M. BEAMER

All the following described real estate lying and being situate in the Borough of Waynesboro, Franklin County, Pennsylvania, with an address of 25-25 1/2 West Second Street, a/k/a 25 West Second Street, Waynesboro, PA, Tax Parcel # 25-5C16-.060-.000000, Franklin County Deed Book Volume 2840, page 337

SALE # 2, 2015-2260 M&T BANK S/B/M MANUFACTURERS AND TRADERS TRUST COMPANY ATTY: KML LAW GROUP V. JEFFREY J. CARON

All the following described real estate, situate in Washington Township, Franklin County, Pennsylvania, with an address of 11380 Eigenbrode Lane, Waynesboro, PA, Tax Parcel # 23-0008-113-000000, Franklin County Deed Book Volume 1407, page 519

SALE # 3, 2015-1385 J.P. MORGAN MORTGAGE ACQUISITION CORP. ATTY: SHAPIRO & DENARDO V. BRENDA DARON

All that certain lot or piece of ground, situate in the Waynesboro Borough, Franklin County, Pennsylvania, with an address of 37 East Second Street, Waynesboro, PA, Tax Parcel # 24-5D09-.089-.000000, Deed Instrument # 200910139

SALE # 4, 2012-3773 PHH MORTGAGE CORPORATION, D/B/A ERA MORTGAGE ATTY: PHELAN HALLINAN DIAMOND & JONES V. MICHAEL S OROSZ

All the following described real estate lying and being situate in the Borough of Greencastle, Franklin County, Pennsylvania, with an address of 502 East Baltimore Street, Greencastle, PA, Tax Parcel 08-2B30-.062-.000000, Franklin County Deed Book Volume # 2347, page 321

SALE # 5, 2015-2683 LAKEVIEW LOAN SERVICING, LLC ATTY: PHELAN HALLINAN DIAMOND & JONES V. GARY M. VERNOR, JR.

All the following described real estate lying and being situate in Letterkenny Township, Franklin County, Pennsylvania, with an address of 17 Sheffield Drive, Chambersburg, PA, Tax Parcel 12-0F34-.014-.000000, Deed Instrument # 201321067

SALE # 6, 2015-1868 THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK, AS TRUSTEE FOR THE CERTIFICATEHOLDERS OF THE CWALT, INC., ALTERNATIVE LOAN TRUST 2006-OC8 MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2006-OC8 C/O SPECIAL LOAN SERVICING, LLC ATTY: PARKER MCCAY V. MICHELE A. HEATH AKA MICHELE A. WILLIAMS

All that certain lot or piece of ground situate in Chambersburg Borough, Franklin County, Pennsylvania, with an address of 159 East McKinley Street, Chambersburg, PA, Franklin County Deed Book Volume 2187, page 304

SALE # 7, 2015-2622 FEDERAL NATIONAL MORTGAGE ASSOCIATION ("FANNIE MAE") ATTY: MARTHA E VON RESENSTIEL V. ROBERT W. O'HARA AND FDO HOLDINGS, LLC

All the following described real estate lying and being situate in the Borough of Waynesboro, Franklin County, Pennsylvania, with an address of 135-137 West Second Street, Waynesboro, PA, Tax Parcel 26-5C08-0808, Franklin County Deed Book Volume 3621, page 79

SALE # 8 CANCELLED

SALE # 9, 2014-3470 STATE EMPLOYEES CREDIT UNION OF MARYLAND, INC. ATTY: POWERS KIRN & ASSOCIATES V. JESSICA A MYERS A/K/A JESSICA HENNINGSEN AND BRANDON L MYERS A/K/A BRANDON MYERS

All the following described real estate lying and being situate in the Borough of Waynesboro, Franklin County, Pennsylvania, with an address of 217 North Potomac Street, Waynesboro, PA, Tax Parcel 25-5B49-109, Franklin County Deed Book Volume 201227275

SALE # 10, 2015-1363 CITIFINANCIAL SERVICING LLC, A DELAWARE LIMITED LIABILITY COMPANY ATTY: MILSTEAD & ASSOCIATES V. KELLY A. HORNER AND GEORGE L. RUBIO, JR

All that certain tract of land, situate, lying and being in Greene Township, Franklin County, Pennsylvania, with an address of 2715 Tattoo Drive, Chambersburg, PA, Tax Parcel 9-C19-312, Deed Instrument # 201405442

PUBLIC NOTICES

SALE # 11, 2014-1078

**BANK OF AMERICA, N.A., SUCCESSOR BY
MERGER TO BAC HOME LOAN SERVICING, LP
FKA COUNRTY HOME LOANS SERVICING, LP
ATTY: MANLEY DEAS KOCHALSKI
V. DARIN L. PITSNOCLE**

All the following described real estate lying and being situate in Antrim Township, Franklin County, Pennsylvania, with an address of 140 Hykes Road East, Greencastle, PA, Tax Parcel 01-0A32G-028-000000, Franklin County Deed Book Volume 2647, page 396

SALE # 12, 2013-795

**WELLS FARGO BANK, N.A.
ATTY: PHELAN HALLINAN DIAMOND & JONES
V. GLORIA JEAN BOWLES**

All the following described real estate lying and being situate in Southampton Township, Franklin County, Pennsylvania, with an address of 9803 Olde Scotland Road, Shippensburg, PA, Tax Parcel 21-0N11-080.000000, Franklin County Deed Book Volume 2552, page 345

SALE # 13 CANCELLED

SALE # 14, 2015-2822

**JPMORGAN CHASE BANK, NATIONAL
ASSOCIATION ATTY: SHAPIRO & DENARDO
V. RALPH A. MORGAN AND SHARON A. KNAPIK**

All that certain piece, parcel or tract of land, lying and being in Hamilton Township, Franklin County, Pennsylvania, with an address of 1818 Falcon Lane, Chambersburg, PA, Tax Parcel 11-0E17-.331-0000000, Franklin County Deed Book Volume 2741, page 394

SALE # 15, 2014-3849

**JPMORGAN CHASE BANK, NATIONAL
ASSOCIATION
ATTY: KML LAW GROUP
V. ROBERT MELLOTT AND MELANIE L. MELLOTT**

All the following described real estate lying and being situate in Antrim Township, Franklin County, Pennsylvania, with an address of 9025 Kline Drive, Greencastle, PA, Tax Parcel 01-0A11-202, Franklin County Deed Book Volume 3606, page 571

SALE # 16A, 2014-3843

**MEMBERS FIRST FEDERAL CREDIT UNION
ATTY: MARTSON LAW OFFICE
V. IRFAN MAHMOOD AND SHAZIA IRFAN,
INDIVIDUALLY AND T/D/B/A ISHA'S MART**

All the following described real estate lying and being situate in the Borough of Shippensburg, Franklin County, Pennsylvania, with an address of 401 North Morris Street, Shippensburg, PA a/k/a 302 Lurgan Avenue, Shippensburg, PA, Tax Parcel 27-6A-16-020, Franklin County Deed Book Volume 3206, page 33

SALE # 16B, 2014-3843

**MEMBERS FIRST FEDERAL CREDIT UNION
ATTY: MARTSON LAW OFFICE
V. IRFAN MAHMOOD AND SHAZIA IRFAN,
INDIVIDUALLY AND T/D/B/A ISHA'S MART**

All the following real estate lying and being situate in Southampton Township, Franklin County, Pennsylvania, with an address of 8256 Olde Scotland Road, Shippensburg, PA, Tax Parcel 21-N-14-84, Franklin County Deed Book Volume 3015, page 196

SALE # 16C, 2014-3843

**MEMBERS FIRST FEDERAL CREDIT UNION
ATTY: MARTSON LAW OFFICE
V. IRFAN MAHMOOD AND SHAZIA IRFAN,
INDIVIDUALLY AND T/D/B/A ISHA'S MART**

All the following described real estate lying and being situate in Southampton Township, Franklin County, Pennsylvania, with an address of Lot 3, Pennsylvania Route 696 Olde Scotland Road, Shippensburg, PA, Tax Parcel 21-0N14-.081B-000000, Franklin County Deed Book Volume 2913, page 123

SALE # 17, 2015-2494

**BRANCH BANKING AND TRUST COMPANY
ATTY: PHELAN HALLINAN DIAMOND & JONES
V. DOMINIQUE J. BROWN AND KAREN E. BROWN**

All the following described real estate lying and being situate in Greene Township, Franklin County, Pennsylvania, with an address of 2834 Big Dipper Lane, Chambersburg, PA, Tax Parcel 09-0C19-.401-.000000, Deed Instrument # 201216302

SALE # 18, 2014-3723

**WELLS FARGO BANK, N.A.
ATTY: PHELAN HALLINAN DIAMOND & JONES
V. DANNY E. DENNISON AND DARLENE F. HUNT**

All of the following described real estate, situate in Quincy Township, Franklin County, Pennsylvania, with an address of 9439 Mentzer Gap Road, Waynesboro, PA, Tax Parcel 19-0L18-.055B-000000, 19-0L18-.055B-L00000, Deed Instrument # 2008-022847

SALE # 19, 2014-1860

**PHH MORTGAGE CORPORATION
ATTY: SHAPIRO & DENARDO
V. DOUGLAS E. DAYWALT**

All the following described real estate lying and being situate in the Borough of Waynesboro, Franklin County, Pennsylvania, with an address of 240 Wayne Avenue, Waynesboro, PA, Tax Parcel 25-5B49-64, Franklin County Deed Book Volume 3065, page 248

PUBLIC NOTICES

SALE # 20, 2015-1707
ONEWEST BANK, N.A.
ATTY: MCCABE WEISBERG & CONWAY
V. GLADYS L. LEININGER AND DONALD C.
LEININGER

All the following described real estate lying and being situate in Hamilton Township, Franklin County, Pennsylvania, with an address of 282 Warm Spring Road, Chambersburg, PA, Tax Parcel 11-0E16-069-000000, Franklin County Deed Book Volume 764, page 97

SALE # 21, 2015-2101
ONEWEST BANK, N.A.

ATTY: MCCABE WEISBERG & CONWAY
V. UNKNOWN SURVIVING HEIRS OF JAMES H.
FEGAN, MARION WEBSTER, KNOWN SURVIVING
HEIR OF JAMES H. FEGAN, SAMUEL DENNIS
FEGAN, KNOWN SURVIVING HEIR OF JAMES
H. FEGAN, AND ARTHUR FEGAN, II, KNOWN
SURVIVING HEIR OF JAMES H. FEGAN

All the following described real estate lying and being situate in the Borough of Chambersburg, Franklin County, Pennsylvania, with an address of 229 South Main Street, Chambersburg, PA, Tax Parcel 04-1E01-117-000000, Franklin County Deed Book Volume 660, page 281

SALE # 22, 2013-2818
NATIONSTAR MORTGAGE, LLC D/B/A CHAMPION
MORTGAGE COMPANY
ATTY: KML LAW GROUP
V. JESS M. BRACKEN II, EXECUTOR OF THE
ESTATE OF DORIS M. BRACKEN

All the following described tract of real estate lying and being situate in Greene Township, Franklin County, Pennsylvania, with an address of 46 West Main Street, Fayetteville, PA, Tax Parcel 09-0C26C-043-000000, Franklin County Deed Book Volume 645, page 927

SALE # 23, 2012-232
NATIONSTAR MORTGAGE, LLC
ATTY: PHELAN HALLINAN DIAMOND & JONES
V. GEORGE SIMMERS A/K/A GEORGE CRAIG
SIMMERS AND ELIZABETH A. SIMMERS A/K/A
ELIABETH ANN SIMMERS

All the following described real estate lying and being situate in Guilford Township, Franklin County, Pennsylvania, with an address of 146 Kennedy Street, Marion, PA, Tax Parcel 10-0D20N-111.-000000, 10-0D20N-111.-LR0000, Franklin County Deed Book Volume 93, page 508

SALE # 24, 2011-5268
HSBC BANK USA, NATIONAL ASSOCIATION, AS
TRUSTEE FOR NOMURA ASSET ACCEPTANCE
CORPORATION MORTGAGE PASS-THROUGH
CERTIFICATES, SERIES 2006-AF1
ATTY: PHELAN HALLINAN DIAMOND & JONES
V. DIANE JEAN BANNER

All the following described real estate lying and being situate in Guilford Township, Franklin County, Pennsylvania, with an address of 2982 Anthony Highway, Chambersburg, PA, Tax Parcel 10-0D23D-031.-000000, Franklin County Deed Book Volume 2921, page 481

SALE # 25, 2014-938
WELLS FARGO BANK, N.A.
ATTY: MANLEY DEAS KOCHALSKI
V. MARK C. KEEFER AND DIANE C. KEEFER

All the following described real estate lying and being situate in Greene Township, Franklin County, Pennsylvania, with an address of 1292 Mount Pleasant Road, Fayetteville, PA, Tax Parcel 09-0C23-090-000000, Franklin County Deed Book Volume 3130, page 441

SALE # 26, 2015-2543
WELLS FARGO BANK, NA
ATTY: PHELAN HALLINAN DIAMOND & JONES
V. CANDY K. KYLER

All the following described real estate lying and being situate in Saint Thomas Township, Franklin County, Pennsylvania, with an address of 5732 Jack Road, Saint Thomas, PA, Tax Parcel 20-0M18.-030.-000000, Deed Instrument # 201322009

SALE # 27, 2012-3550
JPMORGAN CHASE BANK, NATIONAL
ASSOCIATION, S/B/M CHASE HOME FINANCE,
LLC
ATTY: PHELAN HALLINAN DIAMOND & JONES
V. RENEE STARR RIDEOUT A/K/A RENEE STARR
RIDEOUT

All that certain tract or parcel of real estate lying and being situate in Greene Township, Franklin County, Pennsylvania, with an address of 1273 Upland Drive, Fayetteville, PA, Tax Parcel 09-0C24P-089.-000000

SALE # 28, 2015-1081
WELLS FARGO BANK, N.A.
ATTY: PHELAN HALLINAN DIAMOND & JONES
V. DOUGLAS R. CARRANZA A/K/A DOUGLAS
A. CARRANZA AND ELIZABETH A. CARRANZA
A/K/A ELIZABETH ANNE CARRANZA

All the following real estate lying and being situate in Washington Township, Franklin County, Pennsylvania, with an address of 13235 Delaware Circle, Waynesboro, PA, Tax Parcel 23-0Q12.253.-000000, Franklin County Deed Book Volume 2622, page 38

PUBLIC NOTICES

SALE # 29, 2014-2347
US BANK NATIONAL ASSOCIATION, AS TRUSTEE
FOR CREDIT SUISSE FIRST BOSTON MORTGAGE
SECURITIES CORP., HOME EQUITY ASSET
TRUST 2006-4, HOME EQUITY PASS-THROUGH
CERTIFICATES, SERIES 2006-4
ATTY: PHELAN HALLINAN DIAMOND & JONES
V. DAVID E. HANN AND KAREN L. HANN

All the following described real estate lying and being situate in Lurgan Township, Franklin County, Pennsylvania, with an address of 5319 Roxbury Road, Shippensburg, PA, Tax Parcel 13-0G18-.052-.000000

SALE # 30, 2014-1243
WELLS FARGO BANK, N.A.
ATTY: MANLEY DEAS KOCHALSKI
V. KORLYN M. FINZ

All that certain lot or piece of ground situate in Antrim Township, Franklin County, Pennsylvania, with an address of 10280 Lindale Avenue, Greencastle, PA, Tax Parcel 01-0A11-424-000000, Deed Instrument # 201011962

SALE # 31, 2015-180
WELLS FARGO BANK, N.A.
ATTY: MANLEY DEAS KOCHALSKI
V. MATHEW R. LEHMAN

All that certain lot or piece of ground situate in Greene Township, Franklin County, Pennsylvania, with an address of 69 Fifth Avenue, Fayetteville, PA, Tax Parcel 01-0A11-424-000000, Deed Instrument # 2008004666

SALE # 32, 2013-2434
WELLS FARGO BANK, N.A.
ATTY: KML LAW GROUP
V. MADDY M. FICKES, CONNIE D. PARR AND
CHRISTOPHER L. SKIDMORE

All the following described real estate lying and being situate in Guilford Township, Franklin County, Pennsylvania, with an address of 6377 Fairway Drive West, Fayetteville, PA, Tax Parcel 10-0D23S-010B-000000, Deed Instrument # 201206738

SALE # 33, 2014-1585
NATIONSTAR MORTGAGE LLC D/B/A CHAMPION
MORTGAGE LLC
ATTY: KML LAW GROUP
V. RICHARD L. HULL EXECUTOR OF THE ESTATE
OF JEAN HULL A/K/A THELMA JEAN HULL A/K/A
T JEAN HULL A/K/A JEAN G HULL A/K/A T JEAN
G HULL

All that certain lot or piece of ground situate in Washington Township, Franklin County, Pennsylvania, with an address of 14002 Harbaugh Church Road, Waynesboro, PA, Tax Parcel 23-Q-19-20, Franklin County Deed Book Volume 3037, page 123

SALE # 34, 2014-2188
U.S. BANK NATIONAL ASSOCIATION, AS
TRUSTEE FOR THE HOLDERS OF THE SASCO
2006-BC4 TRUST FUND
ATTY: PARKER MCCAY
V. DEBORAH A. HELM, KEVIN D. HELM, AND
RICHARD D. WITMER

All the following described real estate lying and being situate in St. Thomas Township, Franklin County, Pennsylvania, with an address of 94 Hade Road, St. Thomas, PA, Tax Parcel 20-0M15-.137, Franklin County Deed Book Volume 740, page 455

SALE # 35, 2015-2973
PNC BANK, NATIONAL ASSOCIATION,
SUCCESSOR BY MERGER TO NATIONAL
CITY BANK, SUCCESSOR BY MERGER TO
COMMONWEALTH MID-ATLANTIC MORTGAGE A
DIVISION OF NATIONAL CITY BANK OF INDIANA
ATTY: PHELAN HALLINAN DIAMOND & JONES
V. CANDACE ROMBERGER A/K/A CANDACE S.
NITTERHOUSE

All the following described real estate lying and being situate in Hamilton Township, Franklin County, Pennsylvania, with an address of 36 Maribeth Drive, Chambersburg, PA, Tax Parcel 11-0E15D-011A-000000, Franklin County Deed Book Volume 2633, page 431

SALE # 36, 2015-1475
JPMORGAN CHASE BANK, NATIONAL
ASSOCIATION
ATTY: SHAPIRO & DENARDO
V. BONNIE K. BLAKE

All that certain lot or piece of ground situate in Chambersburg Borough, Franklin County, Pennsylvania, with an address of 443 East King Street, Chambersburg, PA, Tax Parcel 03-1C59-001A-000000, Deed Instrument # 201000045

SALE # 37, 2014-3913
WELLS FARGO, N.A.
ATTY: MANLEY DEAS KOCHALSKI
V. PAUL C. BARBOUR

All the following described real estate lying and being situate in Montgomery Township, Franklin County, Pennsylvania, with an address of 11373 Punch Bowl Road, Mercersburg, PA, Tax Parcel 17-0J16-091-000000, Franklin County Deed Book Volume 2361, page 158

SALE # 38, 2015-2995
ORRSTOWN BANK
ATTY: JSDC LAW OFFICES
V. WENDY S. MASON

All the following described real estate lying and being situate in Guilford Township, Franklin County, Pennsylvania, with an address of 1236 Paul-Mar Drive, Chambersburg, PA, Tax Parcel 10-0D04-.161-.000000, Franklin County Deed Book Volume 2630, page 562

PUBLIC NOTICES

SALE # 39, 2014-4449

GREEN TREE SERVICING LLC

ATTY: KML LAW GROUP

V. THE UNKNOWN HEIRS OF MARGARET R STINE, DECEASED SUSAN STINE, SOLELY IN HER CAPACITY AS HEIR OF MARGARET R STINE, DECEASED HAROLD STINE, SOLELY IN HIS CAPACITY AS HEIR OF MARGARET R STINE, DECEASED

All that following described real estate lying and being situate in Guilford Township, Franklin County, Pennsylvania, with an address of 209 Colorado Street, Marion, PA, Tax Parcel 10-0D20N-071, Franklin County Deed Book Volume 1276, page 117

SALE # 40, 2014-4194

PNC BANK, NATIONAL ASSOCIATION

ATTY: UDREN LAW OFFICES

V. RENEE L. WILDESON

All the following described real estate lying and being situate in Washington Township, Franklin County, Pennsylvania, with an address of 8780 Kings Road, Waynesboro, PA, Tax Parcel 23-Q07K-19-BE, Franklin County Deed Book Volume 1689, page 007

SALE # 41, 2014-4641

BANK OF AMERICA, N.A.

ATTY: MCCABE WEISBERG & CONWAY

V. CASIMER KRIECHBAUM

All that tract of real estate lying and being situate in Washington Township, Franklin County, Pennsylvania, with an address of 11815 Orlando Circle, Waynesboro, PA, Tax Parcel 23-0Q12S-01513-000000, Franklin County Deed Book Volume 1005, page 344

SALE # 42, 2013-4598

EVERBANK

ATTY: MCCABE WEISBERG & CONWAY

V. RONALD E. HULL

All the following described real estate lying and being situate in Montgomery Township, Franklin County, Pennsylvania, with an address of 7707 Charlestown Road, Mercersburg, PA, Tax Parcel 17-OJ06-.051.-000000, Deed Instrument # 2008-001113

SALE # 43, 2015-2549

U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR THE PENNSYLVANIA HOUSING FINANCE AGENCY

ATTY: PURCELL KRUG & HALLER

V. CHRISTOPHER M. JACKSON

All the following described real estate lying and being situate in the Borough of Waynesboro, Franklin County, Pennsylvania, with an address of 9 Pen Mar Street, Waynesboro, PA, Tax Parcel 24-5D17-097, Deed Instrument # 201224026

SALE # 44, 2014-3506

WILMINGTON SAVINGS FUND SOCIETY, FSB, DOING BUSINESS AS CHRISTIANA TRUST, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS TRUSTEE FOR BCAT 2014-4TT

ATTY: KML LAW GROUP

V. LAWRENCE E. WAGAMAN AND DEBORAH S.WAGAMAN

All the following described real estate lying and being situate in the borough of Mont Alto, Franklin County, Pennsylvania, with an address of 57 Creekstone Drive, Mont Alto, PA, Tax Parcel 16-4A53S-014-000000, Franklin County Deed Book Volume 1218, page 468

SALE # 45, 2015-1684

U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR STRUCTURED ASSET SECURITIES CORPORATION MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2002-12 C/O NATIONSTAR MORTGAGE LLC

ATTY: KML LAW GROUP

V. BRENDA L. NORTHRUP

All the following described real estate lying and being situate in the Borough of Waynesboro, Franklin County, Pennsylvania, with an address of 218 Ridge Avenue, Waynesboro, PA, Tax Parcel 26-5C07-.085-000000, Franklin County Deed Book Volume 1494, page 454

SALE # 46, 2015-2482

M&T BANK

ATTY: KML LAW GROUP

V. CHARLES R. MCKISSICK

All the following described real estate lying and being situate in the Borough of Chambersburg, Franklin County, Pennsylvania, with an address of 1843 Alexander Avenue, Chambersburg, PA, Tax Parcel 02-1C05-.008.-000000, Franklin County Deed Book Volume 1220, page 560

SALE # 47, 2013-2615

WELLS FARGO BANK, N.A.

ATTY: MANLEY DEAS KOCHALSKI

V. TAMMY BERKSTRESSER

All the following real estate lying and being situate in the Borough of Waynesboro, Franklin County, Pennsylvania, with an address of 57 St. Andrews Drive, Waynesboro, PA, Tax Parcel 096, Deed instrument # 200906182

SALE # 48, 2014-511

WELLS FARGO BANK, N.A.

ATTY: MANLEY DEAS KOCHALSKI

V. SARAH JEAN HERBISON-BOWERS AND CHARLES KENT BOWERS

All the following described real estate lying and being situate in Washington Township, Franklin County, Pennsylvania, with an address of 13799 Blue Ridge Avenue, Blue Ridge Summit, PA, Tax Parcel 23-0Q20P-024A-000000, Deed Instrument # 201025114

PUBLIC NOTICES

SALE # 49, 2011-1653

**U.S. BANK NATIONAL ASSOCIATION, AS
TRUSTEE FOR SASCO MORTGAGE LOAN TRUST
2006-WF1**

**ATTY: MANLEY DEAS KOCHALSKI
V. JAMES C. MARSH, SR AND BRENDA S. MARSH**

All the following described real estate lying and being situate in Greene Township, Franklin County, Pennsylvania, with an address of 900 Coldspring road, Fayetteville, PA, Tax Parcel 09-0C23M-025-000000, Franklin County Deed Book Volume 2980, page 454

SALE # 50, 2015-784

**WELLS FARGO BANK, N.A.
ATTY: MILSTEAD & ASSOCIATES
V. ALAN D. WRIGHT AND RACHELLE WRIGHT**

All that certain lot or piece of ground lying and being situate in Hamilton Township, Franklin County, Pennsylvania, with an address of 1239 Marvem Drive W, Chambersburg, PA, Tax Parcel 11-OE16J, Deed Instrument 201014545

SALE # 51, 2014-3711

**WELLS FARGO BANK, N.A.
ATTY: MANLEY DEAS KOCHALSKI
V. HELEN JOYCE SCOTT, A/K/A HELEN J. SCOTT,
EXECUTRIX OF THE ESTATE OF GLADYS T.
SCOTT A/K/A GLADYS TERESA SCOTT**

All that certain tract or parcel of real estate situate in Guilford Township, Franklin County, Pennsylvania, with an address of 204 Pine Drive, Fayetteville, PA, Tax Parcel 10-0D10F-046B-000000, Deed Instrument # 201006416

SALE # 52, 2014-4178

**WELLS FARGO BANK, N.A.
ATTY: MANLEY DEAS KOCHALSKI
V. PAUL J. KRAISS AND RETHEA M. KRAISS**

All the following described real estate lying and being situate in Peters Township, Franklin County, Pennsylvania, with an address of 5925 Hager Road, Greencastle, PA, Tax Parcel 18-0K27-083-000000, Deed Instrument # 201206778

SALE # 53, 2015-1624

**JAMES B. NUTTER & COMPANY
ATTY: POWERS KIRN & ASSOCIATES
V. SHARON L. JUMPER, AS CO-ADMINISTRATRIX
OF THE ESTATE OF BETTY JO DE SHONG A/K/A
BETTY J. DESHONG, DECEASED AND RONALD
B. DE SHONG, AS CO-ADMINISTRATRIX OF
THE ESTATE OF BETTY JO DE SHONG A/K/A
BETTY J. DESHONG, DECEASED AND DONALD
B. DE SHONG, AS CO-ADMINISTRATRIX OF THE
ESTATE OF BETTY JO DE SHONG A/K/A BETTY J.
DESHONG, DECEASED**

All the following described real estate lying and being situate in Guilford Township, Franklin County, Pennsylvania, with an address of 2915 Guilford Spring Road, Chambersburg, PA, Tax Parcel 10-0D13D-004-000000, Franklin County Deed Book Volume 673, page 506

SALE # 54, 2015-964

**U.S. BANK NATIONAL, AS TRUSTEE FOR
MERRILL LYNCH MORTGAGE INVESTORS
TRUST, MORTGAGE LOAN ASSET-BACKED
CERTIFICATES, SERIES 2006-OPT1
ATTY: UDREN LAW OFFICES
V. MARTHA Y. KRUGH**

All that certain lot of land situate in the Borough of Shippensburg, Franklin County, Pennsylvania, with an address of 352 Roxbury Road, Shippensburg, PA, Tax Parcel 27-6B01-013-000000, Franklin County Deed Book Volume 3182, page 334

SALE # 55A, 2012-1460

**MAGNOLIA ORRSTOWN ROAD HOLDINGS,
LLC, SUCCESSOR BY ITS ASSIGNMENT
FROM MAGNOLIA PORTFOLIO ALPHA, LLC,
SUCCESSOR BY ITS ASSIGNMENT FROM
MAGNOLIA PORTFOLIO, LLC, SUCCESSOR BY
ITS ASSIGNMENT FROM ORRSTOWN BANK
ATTY: GINGO PALUMBO LAW GROUP
V. DARYL F. SWARTZ, ELAINE R. SWARTZ, AND
UNITED STATES OF AMERICA**

All that certain lot or piece of ground situate in Southampton Township and the Borough of Orrstown, Franklin County, Pennsylvania, with an address of 3329 Orrstown Road, Orrstown, PA and V/L Orrstown Road, Orrstown, PA, Tax Parcel's 21-0N05K-023-000000 and 28-7A10-021-000000, Franklin County Deed Book Volume 1595, page 485

SALE # 55B, 2012-1460

**MAGNOLIA ORRSTOWN ROAD HOLDINGS,
LLC, SUCCESSOR BY ITS ASSIGNMENT
FROM MAGNOLIA PORTFOLIO ALPHA, LLC,
SUCCESSOR BY ITS ASSIGNMENT FROM
MAGNOLIA PORTFOLIO, LLC, SUCCESSOR BY
ITS ASSIGNMENT FROM ORRSTOWN BANK
ATTY: GINGO PALUMBO LAW GROUP
V. DARYL F. SWARTZ, ELAINE R. SWARTZ, AND
UNITED STATES OF AMERICA**

All the following described real estate lying and being situate in Lurgan Township, Franklin County, Pennsylvania, with an address of 14146 Lower Horse Valley Road, Orrstown, PA, Tax Parcel 13-0G09-021A-000000, Franklin County Deed Book Volume 1172, page 412

SALE # 56, 2015-2554

**CARRINGTON MORTGAGE SERVICES, LLC
ATTY: SHAPIRO & DENARDO
V. FRED A. RENE HEFFER AND TERRY WAYNE
MARTIN AND GENICE R. MARTIN**

All the following described real estate lying and being situate in Hamilton Township, Franklin County, Pennsylvania, with an address of 1577 Streamside Drive, Chambersburg, PA, Tax Parcel 11-OE10-216-000000, Franklin County Deed Book Volume 3654, page 468

PUBLIC NOTICES

SALE # 57, 2014-3458
THE BANK OF NEW YORK MELLON FKA THE
BANK OF NEW YORK, AS TRUSTEE FOR THE
CERTIFICATEHOLDERS CWABS, INC. ASSET-
BACKED CERTIFICATES, SERIES 2006-8
ATTY: HLADIK, ONORATO & FEDERMAN
V. JUSTIN MICHAEL TRAMA A/K/A JUSTIN M.
TRAMA

All the following described real estate lying and being situate in Hamilton Township, Franklin County, Pennsylvania, with an address of 822 Burdock Court, Chambersburg, PA, Tax Parcel 11-0E13G-083-000000, Franklin County Deed Book Volume 3071, page 007

SALE # 58, 2014-426
BANK OF AMERICA, N.A.
ATTY: POWERS KIRN & ASSOCIATES
V. MATTHEW E. SICKLE AND JESSICA R. SICKLE

All the following described real estate lying and being situate in the borough of Chambersburg, Franklin County, Pennsylvania, with an address of 60 Garber Street, Chambersburg, PA, Tax Parcel 05-1B56-082-000000, Deed Instrument # 2008-016245

TERMS

As soon as the property is knocked down to purchaser, 10% of the purchase price or 10 % of all costs whichever may be higher, shall be delivered to the Sheriff. If the 10% payment is not made as requested, the Sheriff will direct the auctioneer to resell the property. The balance due shall be paid NO LATER JANUARY 18, 2016 AT 4:00 PM prevailing time. Otherwise, all money previously paid will be forfeited and the property will be resold on FRIDAY JANUARY 22, 2016 at 1:00 pm prevailing time, in the Franklin County Court House, Jury Assembly Room, unless otherwise stated, Chambersburg, Franklin County, Pennsylvania at which time the full purchase price or all costs, whichever may be the higher, shall be paid in full.

SHERIFF SALE DATES 2016

CUT OFF	SALE DATES
NOV 6, 2015	JAN 8, 2016
JAN 4, 2016	MAR 11 2016
MAR 4, 2016	MAY 13 2016
MAY 6, 2016	JUL 8, 2016
JUL 1 2016	SEPT 9 2016
SEPT 2 2016	NOV 18 2016
	12/18, 12/25/2015, 1/1/2016