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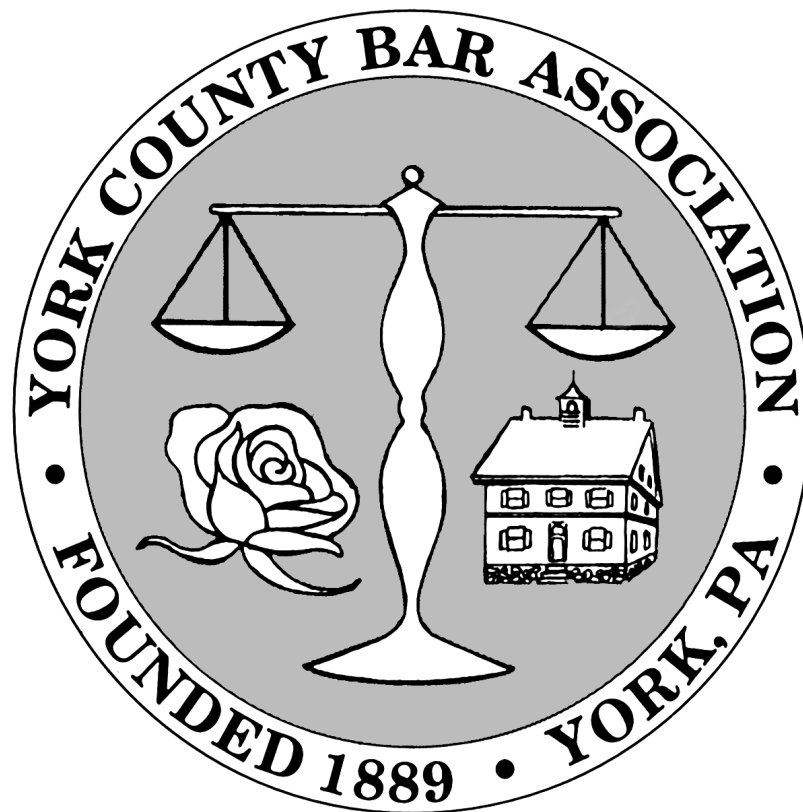
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COMMONWEALTH OF PENNSYLVANIA v.
RAFAEL SIMMONS-RIVERAConstitutionality – Drug-Free School Zones –
Drug Trafficking Weight – Severability

No. CP-67-CR-3099-2013

1. This is an appeal by the Commonwealth of Defendant's sentence of eleven and one-half (11 ½) to twenty-three (23) months following conviction on one count of unlawful delivery in violation of 35 Pa.C.S. §780-113(a)(30).
2. The sole issue before the Court is whether the statutes in question—specifically, 18 Pa.C.S. §6317 (drug-free school zones) and 18 Pa.C.S. §7508 (drug trafficking weight)—are constitutional in light of the United States Supreme Court decision in *Alleyn v. United States*, _ U.S. _, 133 S.Ct. 2151, 186 L.Ed.2d 314 (2013).
3. The Court held that 18 Pa.C.S. §6317 and 18 Pa.C.S. §7508 are facially unconstitutional and incapable of being interpreted in such a way as to comply with *Alleyn*. Further, it held that it is not appropriate to re-write the statute, which would give rise to a new offense not provided for by the legislature

In the Court of Common Pleas of York County, Pennsylvania,
Criminal Division; COMMONWEALTH OF PENNSYLVANIA v.
RAFAEL SIMMONS-RIVERA; Constitutionality – Drug-Free
School Zones – Drug Trafficking Weight – Severability

APPEARANCES:

THOMAS L. KEARNEY, Esq.
For the Commonwealth, Appellant

SCOTT A. McCABE, Esq.
For the Defendant/Appellee

**OPINION PURSUANT TO RULE OF
APPELLATE PROCEDURE 1925(a)**

The Commonwealth has appealed this Court's Order of March 14, 2014 in which Defendant-Appellee was sentenced to a term of imprisonment of eleven and one-half (11 ½) to twenty-three (23) months following conviction on one count of unlawful delivery in violation of 35 Pa.C.S. §780-113(a)(30).

FACTUAL BACKGROUND

Appellee was charged with one count of unlawful delivery under 35 Pa.C.S. §780-113(a)(30) on January 13, 2013. A jury trial was held on December 12, 2013, where trial testimony established Appellee sold controlled substances to a confidential informant while in Appellee's car behind his residence. The jury returned a verdict of guilty and also indicated a finding that Defendant-Appellee possessed a quantity of cocaine of at least two (2) grams and that the transaction occurred within a drug-free school zone. The Commonwealth invoked the drug-free school zone mandatory under 18 Pa.C.S. §6317 as well as the weight mandatory under 18 Pa.C.S. §7508. Defendant-Appellee responded with a Motion for Extraordinary Relief on January 24, 2014, which Motion challenged the constitutionality of the statutes imposing the mandatory minimum sentences.

A hearing was held on Appellee's Motion on March 14, 2014, at which time the Court considered arguments as to the constitutionality of the applicable statutes. The Court ultimately barred application of the mandatory minimum sentences in light of clear constitutional infirmities with respect to said statutes; and, after carefully reviewing the presentence investigation report and the nature of the underlying offense, the Court sentenced Defendant-Appellee to a term of imprisonment of eleven and one-

half (11 ½) to twenty-three (23) months.

ISSUE ON APPEAL

The sole issue before the Court is whether the statutes in question—specifically, 18 Pa.C.S. §6317 (drug-free school zones) and 18 Pa.C.S. §7508 (drug trafficking weight)—are constitutional in light of the United States Supreme Court decision in *Alleyn v. United States*, _ U.S. _, 133 S.Ct. 2151, 186 L.Ed.2d 314 (2013).

DISCUSSION

In *Alleyn v. United States*, the defendant was charged with using or carrying a firearm in relation to a crime of violence, an offense carrying a five (5) year mandatory minimum sentence pursuant to 18 U.S.C. §924(c)(1)(A)(i). The applicable mandatory minimum sentence for said crime is increased to a period of seven (7) years if the firearm is "brandished". 18 U.S.C. §924(c)(1)(A)(ii). The jury form indicated the defendant had used or carried a firearm, but that the firearm had not been "brandished". The presentence investigation nevertheless produced a report recommending a seven (7) year minimum sentence. *Alleyn* objected on the basis that the verdict clearly indicated the jury did not find brandishing beyond a reasonable doubt, and that the imposition of the mandatory minimum as a result of the sentencing judge's finding of brandishing would violate his Sixth Amendment right to a jury trial. The District Court overruled *Alleyn's* objection in light of the decision in *Harris v. United States*, 536 U.S. 545, 122 S. Ct. 2406, 153 L. Ed. 2d 524 (2002), which held that a judge may find a fact that triggers a mandatory minimum sentence without violating the Sixth Amendment.

The Fourth Circuit affirmed the District Court's decision; however, the Supreme Court of the United States reversed, holding "[a]ny fact that, by law, increases the penalty for a crime is an "element" that must be submitted to the jury and found beyond a reasonable doubt." Further, in expressly overruling *Harris*, the Supreme Court of the United States reasoned that "the core crime and the fact triggering the mandatory minimum sentence together constitute a new, aggravated crime," thereby requiring that every element (including the fact that triggers the mandatory minimum) be alleged in the information, submitted to the jury, and found by the jury beyond a reasonable doubt in order to comport with the Sixth Amendment.

In the case at bar, the Commonwealth sought the mandatory minimum sentences set forth in 18 Pa.C.S. §6317 and 18 Pa.C.S. §7508, which respectively provide, in relevant part, as follows:

(a) General rule.--A person 18 years of age or older who is convicted in any court of this Commonwealth of a violation of section 13(a)(14) or (30) of the act of April 14, 1972 (P.L. 233, No. 64),¹ known as The Controlled Substance, Drug, Device and Cosmetic Act, shall, if the delivery or possession with intent to deliver of the controlled substance occurred within 1,000 feet of the real property on which is located a public, private or parochial school or a college or university or within 250 feet of the real property on which is located a recreation center or playground or on a school bus, be sentenced to a minimum sentence of at least two years of total confinement, notwithstanding any other provision of this title, The Controlled Substance, Drug, Device and Cosmetic Act or other statute to the contrary. The maximum term of imprisonment shall be four years for any offense:

- (1) subject to this section; and
- (2) for which The Controlled Substance, Drug, Device and Cosmetic Act provides for a maximum term of imprisonment of less than four years.

If the sentencing court finds that the delivery or possession with intent to deliver was to an individual under 18 years of age, then this section shall not be applicable and the offense shall be subject to section 6314 (relating to sentencing and penalties for trafficking drugs to minors).

(b) Proof at sentencing.--The provisions of this section shall not be an element of the crime. Notice of the applicability of this section to the defendant shall not be required prior to conviction, but reasonable notice of the Commonwealth's intention to proceed under this section shall be provided

after conviction and before sentencing. The applicability of this section shall be determined at sentencing. The court shall consider evidence presented at trial, shall afford the Commonwealth and the defendant an opportunity to present necessary additional evidence and shall determine by a preponderance of the evidence if this section is applicable.

* * *

18 Pa.C.S. §6317

(a) General rule.--Notwithstanding any other provisions of this or any other act to the contrary, the following provisions shall apply:

(2) A person who is convicted of violating section 13(a)(14), (30) or (37) of The Controlled Substance, Drug, Device and Cosmetic Act where the controlled substance or a mixture containing it is classified in Schedule I or Schedule II under section 4 of that act and is a narcotic drug shall, upon conviction, be sentenced to a mandatory minimum term of imprisonment and a fine as set forth in this subsection:

(i) when the aggregate weight of the compound or mixture containing the substance involved is at least 2.0 grams and less than ten grams; two years in prison and a fine of \$5,000 or such larger amount as is sufficient to exhaust the assets utilized in and the proceeds from the illegal activity; however, if at the time of sentencing the defendant has been convicted of another drug trafficking offense: three years in prison and \$10,000 or such larger amount as is sufficient to exhaust the assets utilized in and the proceeds from the illegal activity;

* * *

(a.1) Previous conviction.--For purposes of this section, it shall be deemed that a defendant has been convicted of another drug trafficking offense when the defendant has been convicted of another offense under section 13(a)(14), (30) or (37) of The Controlled Substance, Drug, Device and Cosmetic Act, or of a similar offense under any statute of any state or the United States, whether or not judgment of sentence has been imposed concerning that offense.

(b) Proof of sentencing.--Provisions of this section shall not be an element of the crime. Notice of the applicability of this section to the defendant shall not be required prior to conviction, but reasonable notice of the Commonwealth's intention to proceed under this section shall be provided after conviction and before sentencing. The applicability of this section shall be determined at sentencing. The court shall consider evidence presented at trial, shall afford the Commonwealth and the defendant an opportunity to present necessary additional evidence and shall determine, by a preponderance of the evidence, if this section is applicable.

* * *

18 Pa.C.S. §7508.

It is apparent the foregoing statutes violate the principles set forth in *Alleynes*. See, e.g., *Com. v. Watley*, 2013 PA Super 303, 81 A.3d 108 (Pa. Super. 2013) (suggesting the mandatory minimum statutes are "no longer constitutionally sound" in light of *Alleynes*). In fact, *Alleynes* renders unconstitutional at least three provisions of the foregoing statutes. First, both Pennsylvania statutes under review state that the facts triggering imposition of the mandatory minimum may not be treated as elements of the offense, but rather as "sentencing factors" to be proved by a preponderance of the evidence. *Alleynes*, on the other hand, holds that such facts must be treated as elements of the offense that must therefore be proved beyond a reasonable doubt. Second, both statutes direct the sentencing court to determine whether the facts triggering the mandatory minimums have been established, while *Alleynes* clearly mandates such facts be found by a jury in accordance with the Sixth Amendment. Finally, the foregoing statutes place no burden on the Commonwealth to notify the defendant of its intention to seek the mandatory minimum prior to trial, which runs afoul of *Alleynes*'s requirement that the defendant receive notice of facts establishing the mandatory minimum sentence in the criminal information.

Based on the foregoing, the Court concludes 18 Pa.C.S. §6317 and 18 Pa.C.S. §7508 are facially unconstitutional.

The Commonwealth argues the constitutionally offensive provisions within the statutes may be severed when the facts triggering the mandatory minimum sentence are set forth in the criminal information and left for the jury to determine beyond a reasonable doubt. Although there is a presumption of severability in Pennsylvania, two important exceptions apply in this case. First, the presumption of severability does not apply where the valid provisions of the statutes are essentially and inseparably connected with the unconstitutional provisions. Second, the presumption of severability is overcome where the remaining valid provisions are incomplete and incapable of being executed in accordance with legislative intent. These principles are set forth in the Statutory Construction Act, which provides:

The provisions of every statute shall be severable. If any provision of any statute or the application thereof to any person or circumstance is held invalid, the remainder of the statute, and the application of such provision to other persons or circumstances, shall not be affected thereby, unless the court finds that the valid provisions of the statute are so essentially and inseparably connected with, and so depend upon, the void provision or application, that it cannot be presumed the General Assembly would have enacted the remaining valid provisions without the void one; or unless the court finds that the remaining valid provisions, standing alone, are incomplete and are incapable of being executed in a accordance with the legislative intent.

1 Pa.C.S. §1925

When considering legislative intent, the Pennsylvania Supreme Court has stated the "clearest indication of legislative intent is the plain language of the statute itself." *Com. v. Samuel*, 599 Pa. 166, 961 A.2d 57 (2008). The plain language of the statutes clearly shows the legislature did not intend to create a new, aggravated crime when enacting the relevant statutes. To the contrary, both statutes expressly state that their provisions shall not be considered an element of the underlying crime. It is also clear the legislature intended to create a specific procedure with respect to sentencing which provides for judicial fact-finding within the context of a preponderance of the evidence standard.

The Court finds the substantive and procedural portions of 18 Pa. C.S. § 6317 and 18 Pa.C.S. §7508 are interdependent and can not be severed without overriding the legislative intent. Severing the procedural framework instructing courts on how to implement the statutes would leave it with no statutory methodology at all, despite the very detailed set of procedures currently contained within said statutes. Standing alone, the valid portions of the statutes are incomplete and are incapable of being executed in accordance with the legislative intent.

The Court is also careful not to legislate from the bench. As stated by the Pennsylvania Supreme Court, "where a legislative scheme is determined to have run afoul of constitutional mandate, it is not the role of this Court to design an alternative scheme which may pass constitutional muster." *Heller v. Frankston*, 504 Pa. 528, 537, 475 A.2d 1291, 1296 (1984) (internal citations omitted). In fact, pursuant to *Alleynes*'s determination that the underlying crime and the aggravating fact combine to form a new, aggravated crime, the Commonwealth is in essence asking this Court to re-write the statutes to creating a new offense—a task clearly reserved for the legislature.

Despite this Court's determination that 18 Pa. C.S. § 6317 and 18 Pa.C.S. §7508 are facially unconstitutional and cannot be properly severed, the Court nevertheless believes a fair and appropriate sentence was imposed in this case. The Blair County Court of Common Pleas, sitting en banc, eloquently expressed this notion:

Our ruling herein does not in any way detract from the compelling state interest behind each statute. Our courts continue to have the power and authority to impose appropriate sentences on those convicted of drug dealing in places where our children frequent; of those engaged in dealing greater quantities of drugs; and/or on those who are dealing in drugs and using/possessing firearms; after considering all relevant factors for sentencing, including

the applicable sentencing guidelines. *Alleynes* mandates, however, that any and all 'notice mandatory' sentencing statutes enacted by the Pennsylvania legislature be in compliance with the constitutional parameters of *Alleynes*. We find that §6317, §7508, and §9712.1 do not.

Com. v. Weyant, CR-0568-2013 (Blair County 2013). We echo the sentiment expressed above.

In short, we find 18 Pa.C.S. §6317 and 18 Pa.C.S. §7508 are facially unconstitutional and incapable of being interpreted in such a way as to comply with *Alleynes*. Further, we do not believe it is appropriate to re-write the statute, which would give rise to a new offense not provided for by the legislature.

CONCLUSION

This Court has thoroughly reviewed all of the relevant pleadings and transcripts in this matter. We rely on and incorporate those pleadings and transcripts, as well as the within Opinion, as our 1925(a) Opinion in the above-captioned matter.

BY THE COURT,

John S. Kennedy, Judge

Filed: July 22, 2014

07.31.2014-1t

IN THE COURT OF COMMON PLEAS OF YORK
COUNTY, PENNSYLVANIA BEFORE
HONORABLE STEPHEN P. LINEBAUGH,
PRESIDENT JUDGE
HONORABLE JOHN W. THOMPSON, JR., JUDGE
HONORABLE RICHARD K. RENN, JUDGE,
THOMAS H. KELLEY, VI, JUDGE
HONORABLE MARIA MUSTI COOK, JUDGE
HONORABLE JOSEPH C. ADAMS,
JUDGE HONORABLE HARRY M. NESS, JUDGE
HONORABLE PENNY L. BLACKWELL, SENIOR JUDGE
JOHN C. UHLER, SENIOR JUDGE

PROCEEDINGS

of the

Bench and Bar of York County, Pennsylvania

Upon the Death of

DANIEL F. WOLFSON, ESQUIRE Friday, July 18, 2014

Reported by:

Beth L. Ness, RMR Official Court Reporter

PRESIDENT JUDGE STEPHEN P. LINEBAUGH: Good morning and welcome to this minute of respect for our departed colleague, Attorney Daniel F. Wolfson. It is a tradition of our bench and bar association of York County

to honor a departed member with a minute of respect.

This memorial proceeding is initiated by a motion being made by a member of the bar who will present the minute of respect. The minute is then seconded by members of the bar and judges who are familiar with the late bar member.

This tradition allows our bar association the opportunity to memorialize the professional attributes of deceased, departed members and to relate an occasional anecdotal story or memory of the departed member. The minute of respect also serves as an ongoing history of our bar association for future members.

Only members of the bar may second the minute. I would ask that any member of the bar who is going to second the minute please come up to the microphone, identify yourself and state your name so that we have that for the court record as there is a record in this proceeding that will be made part of the minutes and provided to the family.

We now will recognize The Honorable Joseph C. Adams, who is president of the York County Bar Association. Judge Adams.

THE HONORABLE JOSEPH C. ADAMS: Good morning. May it please the Court, President Judge Linebaugh, members of the bench, members of the bar, friends and family, it is my sad duty as president of the bar association to announce the passing of one of our members, Attorney Dan Wolfson.

Judge Penny Blackwell will present the minute on behalf of the bar association, and those of you who wish to second the minute, I'd ask that you come up and state your name on the record and provide the second for that motion. Judge Blackwell.

SENIOR JUDGE PENNY L. BLACKWELL: Good morning. President Judge Linebaugh, my fellow judges, members of the bar, family and friends, I rise to move that we adopt the memorial minute for Dan Wolfson. Dan was born and grew up in Denver, Colorado. He was born on December 26, 1940 and always said that he was slighted on his birthday because of Christmas.

Dan graduated from the University of Southern California with both a bachelor's as well as a master's degree in history. Dan married in 1965, and during that time he was employed by Los Angeles as a high school history teacher.

In 1967 Dan moved to Prince Georges County, Maryland, to teach and to start his doctoral program. He did not complete the doctoral program as he decided to attend the University of Baltimore School of Law. As an aside, I think he lost his mind when he decided to do that, but that's beside the point.

Dan graduated from law school in 1973, and his first position was with the district attorney's office in York County. Dan spent two years there before joining the local law firm, which I think, and I will be corrected by those who have been in York more than I have, that it involved some rather interesting characters, Shoemaker, et cetera, and maybe Thompson?

After about two years, Dan decided to branch out on his own and start his own law practice. I met Dan in 1980

when I approached him about doing legal research for him. He hired me on the spot in part because he disliked writing briefs and responding to attorneys' various motions and pleadings. He loved being in court and meeting with the client more than he did writing and researching, even though he was very good at both.

Dan was a true advocate for his clients and represented some very interesting people. One case involved a man who was charged with a crime that during the time the Defendant was undergoing a sex change operation. The Court nor the prison was certain as to whether the person should be on the male side or the female side of the prison.

The presiding judge, who shall remain nameless, sentenced the Defendant to one year in New York City. Creative judge. Dan was ordered to make sure his client got on the bus and verify that he/she was in New York City, which he did for the Court. Moreover, the person also served a full year in New York City and then came back to York.

Dan also represented a woman who was rather unique in that she stated she had put some form of poison in her husband's coffee. Her husband liked the coffee, of which he had several cups. She must have been a really bad cook. He survived as well as survived some subsequent efforts. Unfortunately for him, he did not survive the last attempt and she was found guilty of homicide.

He also represented a client who was a demolition expert but failed to identify the correct address in blowing up a building.

Regardless of a client's economic status, Dan treated everyone equally and with great vigor in representing each and all of his clients.

In 1982, Dan and I formed the firm of Wolfson and Blackwell. And in 1991, with Dan's assistance as well as those of others, I was elected to the bench. Dan was there during my swearing in.

Dan spent 28 years practicing law in York County. He loved to defend the people who needed his voice. Dan was married and has two children, both of whom are here today, Amy and David from his first marriage, and two step children, Lysa and Stephen Bergenfeld. Daniel's six grandchildren, Lillian, Billy, Katherine, Hudson, Greyson and Anabella, were the joy of his life. His brother, Ronald Wolfson of Napa, California, unfortunately could not be here today.

Daniel and Roni met in January of 2003 and the best love story for both of them began. Dan and Roni had lived briefly in center city Philadelphia and moved to their current residence in Holland, Pennsylvania, Bucks County.

Dan traveled extensively throughout the world. He loved his travels, but mostly he loved to connect with the people he met. Dan was also into running marathons, and he ran 12 marathons. One that he was very proud of and enjoyed was the Big Sur, California marathon as there were stops along the way, including a piano bar. He did complete the marathon.

In September of 2002, Dan was diagnosed with kidney cancer. His hardest battle of his life began. He loved Bucks County, and he was very supportive and involved in the

Fox Chase Cancer Center. Dan held many positions on boards and committees, which he used as the platform to assist in changes and ideas to make the Fox Chase Center better in any way he could.

On April 24, 2014, Dan lost his battle with cancer. We were all so lucky that he defied his diagnosis to survive 11 years of cancer. He continued to run, which was his passion, until August of 2012.

Dan loved and was loved by all who knew him and who were lucky enough to be involved in his life. Dan always wanted to make a difference with his life, and he did by showing us how to live and how to love life.

And also, before I sit down, I believe Roni gave this to me if you want to read it about his marathon efforts. I think one of his last marathons involved his oncologist running with him to make sure he would complete it.

PRESIDENT JUDGE STEPHEN P. LINEBAUGH: Thank you very much, Judge Blackwell. Would any other member of the bar care to rise to second the minute?

ATTORNEY AMY DOYLE: I would, Your Honor. My name is Amy Doyle. I'm honored to have this opportunity to speak about my father. I would like to thank Victoria Connor of the York County Bar Association and President Judge Linebaugh for organizing this event.

In my remarks today, I intend to focus primarily on my father's commitment to his profession as an attorney and his contribution to this community and those he interacted with in our community.

My father grew up in Denver, Colorado and attended college at the University of Southern California where he received his BA in history. He also received his master's degree in American history from USC.

He taught high school in Los Angeles for a couple of years before moving to College Park, Maryland in 1967. He was a history teacher in Prince Georges County High School for an additional six years. By day he taught high school history, and he attended law school in the evenings.

While teaching high school, he earned his Juris Doctor from the University of Baltimore. He fondly remembered that my brother David, who was less than two years old at the time, helped him study for the bar.

My dad's first job as an attorney was in York County as an assistant district attorney. He often reflected about how much fun he had working as an ADA. He remembered lifelong friends from that office. He left the DA's office to join a private practice, but within a couple of years he decided to start his own firm.

He was very brave to take the risk of starting a business, but he was confident that he would succeed at starting a practice and at everything he did. Failure was not an option as he had a young family to support.

My dad worked very hard to grow his practice. He worked long hours and he became very involved in the community. He started an office in East Berlin and traveled there two nights a week every week for many years.

He quickly earned the great reputation he was so deserving of. When he came across people in the community who could not afford his services, he often discounted his fee, and in some cases he represented his clients free of charge. He was passionate about our legal system and he was a fearless advocate for his clients, many of whom remained friends for many years.

My father handled the legal defense for 13 capital murder trials. He was often asked how he could defend people who were accused of doing awful things. His belief system was patriotic. He believed that the accused were innocent until proven guilty, and he believed that his job was to provide them with the best legal defense available. I sat in the front row in the courtroom for a few of his trials. I remember thinking I had the most awesome dad in the world.

Those of you who were my dad's colleagues know that you could count on his word. He respected his friends in the bar and he earned the respect of all of you. Undoubtedly, some of his closest friendships were with those of you he worked with every day, and I thank you for the years of friendship you gave my dad. We often talked about the office and of his memories of his office friendships. My father had great pride in that many of his employees worked with him for many years.

He taught me the commitment of investing yourself in training and cultivating a knowledge base in paralegals. I am honored that one of my dad's hires has been my paralegal for an uninterrupted 14 years. He purchased one of the first business computers available. It cost \$18,000 for one computer because his trusted paralegal assured him it would increase her productivity exponentially.

His staff cared about him and the firm they worked for and they did not steer him wrong. Time and again he trusted his staff and he trusted his instincts. He often said that his third child was his collection practice. He had an impressive client base in this portion of his firm, and he committed significant resources which he could have otherwise enjoyed for himself to grow this part of his practice.

By 2003, his firm had gained impressive steam and his legal collection inventory was a top performer for a number of Fortune 100 companies. His firm was one of the first to have a highly automated state-wide collection litigation practice. Wolfson and Associates proudly towered over its much larger competition, and the performance of his firm caught the attention of one of the largest collection firms in the United States.

Sadly, just as his firm reached the position that he strove for, we learned of his medical diagnosis. When my dad became ill, his trusted staff and friends took care of him between answering phones and typing a dictation tape or preparing a pleading.

My dad was an amazing teacher and he invested countless hours in training me and cultivating my career. When I was in law school, we studied together for hours at the Donut Delight on South Queen Street and my dad volunteered at my law school and in our study groups.

He adored his grandchildren and he wanted to know every update about them no matter how small. He took a very special interest in my husband Bill. Those closest to my

husband call him Doyle. For 17 years, Doyle and my dad shared a close friendship and camaraderie.

We called on my dad for advice about everything and he was our biggest supporter. My dad celebrated every step forward in Doyle's career. He traveled to DC for Doyle's senate hearings and his swearing in ceremony even though his health was very compromised and it was a struggle for him to do so. My dad loved Doyle like a son.

My father's commitment to growing his firm and his investment in my education and my career gave me amazing opportunities I wouldn't have otherwise had. I'm grateful to him for the career I now enjoy, and I'm grateful to him for his advice that I continue to hear every day. Thank you.

PRESIDENT JUDGE STEPHEN P. LINEBAUGH: Thank you very much, Attorney Doyle. Any other members?

ATTORNEY THOMPSON J. MCCULLOUGH: May it please the Court, family, I'm Tom McCullough and I'm proud really to be here to speak as part of this memorial minute.

Dan Wolfson was well known among us York County lawyers, particularly in the areas of criminal law and debt collection. He also I'm proud to say was well known among us Democrats for his support as well as for his clear cut opinions about local politics and local politicians.

He stood out because he was aggressive and he radiated a can-do attitude. For years after he left the practice of law here in York County, it surely appears that he maintained that can-do attitude in his fight against cancer.

Any of us who met him in lawyer or political or personal situations have clear cut, positive memories of Dan Wolfson. The practice of law here in York County takes a hit when a lawyer like Dan Wolfson leaves. We shall remember Dan Wolfson, and we give our best wishes to Roni and Amy and all of his family. Thank you.

PRESIDENT JUDGE STEPHEN P. LINEBAUGH: Thank you, Attorney McCullough. Any other members of the bar? Attorney Young.

ATTORNEY LAWRENCE V. YOUNG: May it please the Court, my name is Lawrence Young. Members of the bench, members of the bar, family and friends of Dan Wolfson, I rise to second the minute.

These days when new lawyers are admitted to the bar, there is a mass admission in front of the president judge. Once upon a time, however, when new lawyers were admitted, you wandered the halls of the courthouse to get each judge to sign your admission.

And so it was that literally on the same day, August 25, 1975, I actually brought the calendar with me, Dan Wolfson and I were the two lawyers wandering the courthouse being admitted to the York County Bar Association. And that's how we met, and that's how we stayed in touch with each other throughout the years.

Wolfie, as I called him, shared some of his stories about the criminal cases. I didn't do any criminal practice, so I found them fascinating. When he bought his building on East Market Street and bought the fancy computer, he

brought me up to show it because he was quite proud of it. And I sort of marveled at the money that he was willing to spend, but then the technology panned out.

When his health started to have issues, he talked about his bucket list and the fact that there had to be more to life than just practicing law, which, candidly, for those of you that know me, was kind of a new concept for me, but it gave me a sense of perspective that Dan was willing to basically do other things and that practicing law was not the only thing that was on his list of things he wanted to accomplish.

I'm sorry that the next time a membership list of the bar is published, that date will be my alone and not Dan's to share with me. You have my sympathies, but I think you are lucky to have had him. The members of the bar that knew Dan understand the loss that we all have experienced.

PRESIDENT JUDGE STEPHEN P. LINEBAUGH: Thank you, Attorney Young. Any other member of the bar care to second the minute?

ATTORNEY WILLIAM F. HOFFMEYER: If the Court please, members of the bench, members of the family, fellow attorneys, Attorney Bill Hoffmeyer. Dan and I had several cases together over the years, and one of the things I have to give Dan credit for was the fact that he was a gentleman and very civil, something that all of us in this room somewhere in my category of age or maybe younger appreciate.

The most important thing that I remember about Dan is the fact of Dan's convincing me how tremendous Fox Chase was. And because of Dan, I have referred a number of my clients and some family members to the tremendous facilities that the Fox Chase Cancer Center has. They did Dan well over the years.

Dan and I periodically would keep in contact with each other because of that connection. In fact, the last time I saw Dan, he was in York and he stopped in my office just to say hi. That was several years ago.

But all of us who have had family members who have struggled with cancer and have consistently and regularly said the hell with it, we are going to keep living and we're going to stick to it, that's what Dan Wolfson did. And I certainly commend his bravery and his stubbornness if you will to all of you, and I move for a second of the minute.

PRESIDENT JUDGE STEPHEN P. LINEBAUGH: Thank you, Attorney Hoffmeyer.

ATTORNEY RICHARD K. KONKEL: May it please the Court, my name is Richard Konkell and I rise to second the minute in memory of our late colleague, Daniel Frederick Wolfson.

In October of 1996 while still awaiting my bar exam results, I interviewed with Dan Wolfson. The interview was the result of me knowing through genealogy organizations Margaret Burg, who for a long time supervised Wolfson's collections department staff. I initially did a lot of research at the law library and legal writing for Dan, and eventually he gave me my first full-time position in law.

Shortly after I passed the bar in November of that year, Dan took me on an excursion to the Huntingdon State

Prison to visit with an inmate and his wife. The inmate had participated in the brutal murder in the late 1960s of a young woman on a mountaintop in Franklin County. He was sentenced to life in prison.

Since his incarceration, he had found the Lord and had been born again, and to this end he was a performer in a prison gospel music group. He also became the pen pal with a middle aged, sweet and demure spinster from Chambersburg. She married him in prison and hired Dan Wolfson to seek a pardon for her husband so they could live in connubial bliss.

We met the wife at the prison, and we met with her and her husband in a large general visitation room. I had never visited a prison before and was quite in awe of the large, fortress-like building we entered. Numerous other prisoner visits were going on around us while the guards looked on. These other visitations could easily have been characterized as conjugal visits in their nature.

Our visit with the inmate was very interesting. Dan listened very intently to his story of murder and subsequent reformation and redemption. Dan explained that pardons are very hard to obtain, and especially for such a serious crime, but that he would do everything he could to obtain a pardon for the prisoner.

On the drive home, Dan told me that the inmate's wife had an ideal marital situation. She had the benefit of being married with little or no chance of ever having to live and put up with her husband. To my knowledge, the pardon was not successful.

After I passed the bar, Dan had me attend numerous district magistrate hearings all over eastern Pennsylvania, particularly in counties around Philadelphia, to obtain judgments for his collection practice. This also involved going to Philadelphia Municipal Court for collection cases.

These hearings were a great opportunity for me to gain experience. I was soon doing family law matters and some estate litigation. Dan was a great mentor, and he always had an answer for my many questions and provided encouragement.

Dan had an active criminal practice not only here in York County but also in Franklin County, particularly with drug cases involving migrant orchard workers. Years before he had won a drug case in Chambersburg on an evidentiary issue and had become legendary in the migrant worker community.

On a number of occasions I attended court proceedings in Franklin County on Dan's behalf. As mentioned, for many years Dan had a satellite office in East Berlin. It was right on the square. By the time I was practicing with him, it was down to one evening a week on Wednesdays.

No appointments were made, it was first come, first serve, so the clients would line up for their free walk-in consultations. And if you went there for Dan, you had to plan accordingly ahead of time because the office had no toilet and no running water.

I am personally very thankful for knowing Dan Wolfson. He introduced me to the practice of law here in York County and was generous in imparting his knowledge and

experience to me as a young attorney.

PRESIDENT JUDGE STEPHEN P. LINEBAUGH: Thank you, Attorney Konkel.

ATTORNEY MICHELLE POKRIFKA: Good morning. May it please the Court, members of the bench, members of the bar, family and friends of Dan Wolfson, my name is Michelle Pokrifka.

I'm in York County today because of Dan Wolfson. He hired me in 1993 as an associate when his office was at 96 South George Street. I came here thinking I could learn a lot in a small time and then take my knowledge somewhere else since it was really just a pit stop for me, but Dan convinced me that York was centrally located to anything I could possibly need or want, and here we are 21 years later.

He did teach me a lot as a young attorney. He fostered a lot of independence in young attorneys and he built a lot of confidence. He was really never too busy to discuss an issue, whether it was personal, work related, staff related or even about a case. He even allowed me to complain about my boss, which was him.

Most long conversations, though, ended with a story about what Amy or David were up to at that time. He was really a very proud father of you guys.

Dan taught me to maintain my sense of humor about myself and my profession, which he always did brilliantly, to always look at the broader picture of the case, which actually helped me off the ledge many times when I was frustrated.

And something I think about almost every day is he taught me how to manage my expectations both about my case and my client's expectations. I really credit Dan with teaching me by observation of him how to manage a client's expectations.

He sort of had a way of doing that that was pretty subtle generally, but there were times when he had to be a little bit more assertive. And one example that I recall was a client that had come in for a DUI case.

He had been charged with a double second offense, and he was telling Dan the woes of his story, that it was a conspiracy theory, reviewing with him all the paperwork. The client was stating why he wasn't guilty, and Dan was really listening attentively, taking it all in, asking questions, reviewing the gentleman's paperwork, writing notes, but really kind of letting the client get it all out.

At the end of the story, Dan said I understand. He summarized the case for the client and then he stood up. And at that time we were on 96 South George Street, and his office had a bank of windows that overlooked a large lobby and we had a balcony here.

And Dan stood up and he said to the client, Tom, the names have been changed, you have about as much chance of getting these charges dismissed as you do of climbing up on the balcony, jumping off and flying. There was some silence and then the client said, okay, Dan, what do we do next.

This was just one example I think of him using his humor, the broader sense of the case, and the client's management of expectations that I took away. My condolences to his family. He will be greatly missed. I second the minute.

PRESIDENT JUDGE STEPHEN P. LINEBAUGH: Any other members of the bar?

ATTORNEY JOHN M. CRABBS: May it please the Court, President Judge Linebaugh, judges, fellow attorneys, family and friends, my name is John Crabbs.

I, too, rise to second the minute, and I've been asked also to speak on behalf of my wife, Muriel, who was not able to be here today.

As I recall, I never had business with Dan and I saw him primarily socially and bar events and occasional political events. Muriel, however, got to know him when she was an assistant district attorney in Chris Ness's office and Dan was doing criminal defense. Then she had experience with him and remembers it fondly.

But our experience with Dan was pretty much the same. In the dealings we had with him, we always found him to be an intelligent, kind and gentle man, and I'm proud to say that he was my friend.

PRESIDENT JUDGE STEPHEN P. LINEBAUGH: Thank you, Attorney Crabbs. Mr. Kearney.

DISTRICT ATTORNEY THOMAS L. KEARNEY, IV: My name is Tom Kearney. I was a member of the interesting law firm that Dan first began to practice in. It was full of interesting and colorful characters. I joined it when I first came to the bar. Dan was a junior member. He had been there for a couple of years.

I recall him being larger than life, as most of the people were in that firm. He had this big, booming voice, and I can remember it to this day. If you've ever heard it, I'm sure you know what I mean. Always thought it was a voice that was there for radio.

The other thing I remember about Dan is he always had a knack for making money. Mr. Crabbs, the reason that you never did any business with him is because he had Lake Meade locked up as far as going to East Berlin, and he would do every real estate transaction he did. He learned well from members of the firm about the collection practice and went on to make a lot of money out of that.

We would often, you know, as a new lawyer and he being a few years older than I, get together in the evening. I remember going to the house on Hill Street or going up the hill south of the Mount Zion Road where he first lived with his first wife.

And I remember you guys, his children, both being young, you probably don't remember me, but I remember you, running around. Actually, I think you were in diapers if I recall. But we would sit there and try and figure out what the hell we were doing in this firm and what was going to go on tomorrow.

And that's the way it was. It was a lot of fun and things were always happening there. And when we all went our separate ways, I look back at those days fondly. He was a

great guy. Thank you.

PRESIDENT JUDGE STEPHEN P. LINEBAUGH: Thank you, District Attorney Kearney. Any other members of the bar? Are there any members of the bench who would care to speak?

THE HONORABLE JOHN W. THOMPSON, JR.: If it please, President Judge Linebaugh, colleagues, members of the bar, family and friends, Dan Wolfson was --I'm Judge Thompson by the way. Judge Thompson. Not one of the interesting members of the law firm that was mentioned.

Dan Wolfson was a friend of mine. One of the regrets that I do have when I was elected was I lost touch with Dan on a regular basis. Dan was the kind of guy that if you saw him on the street, you had a ten-minute conversation with him and you got caught up on everything that was going on, and I miss that.

I subscribe to all of the comments that were made about Dan. He was a wonderful individual. He was a good lawyer. He represented his clients well. He was a credit to the bar, he was a credit to our community, and it was a loss when he left our community to deal with his own personal circumstances. I miss him, but I started missing him in 1998.

My condolences to the family, and let me just leave it at that. He was an interesting guy who joined an interesting firm.

PRESIDENT JUDGE STEPHEN P. LINEBAUGH: Any other members of the bench care to second? Judge Uhler.

SENIOR JUDGE JOHN C. UHLER: President Judge Linebaugh, colleagues of the bench, members of the bar, and friends and family of Dan Wolfson, Dan and I first connected back as best as I can recall in about 1977 at or about the time I ran for DA. He was I believe with Don Reihart for a bit and then for a bit with Ream.

And immediately I appreciated Dan's ability to listen, to communicate. Notwithstanding his later desires to be a techie, he nonetheless had that attribute of being a very effective listener and a very effective communicator, an orator that we can and should all benefit from even today in this more high tech generation.

His goals were always to do the right thing either on behalf of his advocacy as district attorney or on behalf of his client, and coincidentally it was Wright, Douglas Wright I believe was his first name, that he and Morrie Williams tried, one of the last criminal cases that he had in York County which was a shaken baby first degree murder case that he was consumed by and was very effective in his representation. And he was a very fervent advocate on behalf of his client as he was with all clients that I had experienced in my involvement with him.

I loved talking to Dan. He was fun. I considered him to be a good friend. We at York County have lost a unique and very capable counselor. He has made a great contribution to our community. We all will miss him. My regrets and condolences to both kids, and I second the very capably presented minute of Judge Blackwell.

PRESIDENT JUDGE STEPHEN P. LINEBAUGH: Any other

members of the bench? I would like to say that I remember Dan as the big, booming voice that was mentioned, that he's always had a laugh.

We had some connection together because I lived in Dover Borough on Main Street, had a little office in my house up there and sometimes the office at other places close by and had that when Dan had opened his office in East Berlin. And with Dover and East Berlin not being too far apart, we from time to time had transactions together over in his office.

I was up in East Berlin on Monday night to have dinner with my family, and I remember looking across the square I guess it is in East Berlin at that old house where Dan had his office, and I remember quite vividly someone made a comment about no bathroom being in there. Well, my first trip there I didn't realize that, and so I had to scramble around and find a business nearby where I could go. But we talked about that.

And I remember one time we had a conversation with Dan and I and Jan Wiley because he had the same kind of office up in Dillsburg and he had an evening up there. We had all started out with this first come, first serve, everybody come and sit around, and you'd come out, he'd write your name down.

So it was quite enjoyable in our time together, and I greatly appreciate those brief encounters that I had with Dan. They were always enjoyable. So I, too, second the minute so ably presented by Judge Blackwell.

The Court now recognizes the Honorable William P. Doyle, Commissioner of the United States Maritime Commission. Judge Doyle, would you care to address the bench and bar?

THE HONORABLE WILLIAM P. DOYLE: Good morning, President Judge Linebaugh, senior judges, honorable judges, attorneys of the 19th Judicial District, York County, Pennsylvania, Court of Common Pleas.

My name is William P. Doyle, Sr., son-in-law to the late Daniel F. Wolfson, Esquire. I am married to his daughter Amy. We have three beautiful young children who love and miss their grandfather.

Thank you all for coming here today to this memorial minute for Attorney Dan Wolfson. I know many of you worked with Dan, against Dan and alongside Dan. I would like to give special thanks to the Honorable Penny Blackwell who was an attorney at Wolfson and Blackwell.

We have heard many good things today about Dan. These comments are true testaments to what Dan accomplished and left behind. If I could, please allow me to highlight some points related to my father-in-law, Dan Wolfson.

Dan loved to teach and mentor. Dan was a teacher and professor prior to becoming a lawyer. I first met Dan when I was a law student at Widener University School of Law in Harrisburg, Pennsylvania. He was a mentor. Dan would take time out of his evenings to visit the campus and sit with his daughter Amy and many other law students to discuss the constitutional law issues of the day.

Dan truly loved the law. As we heard earlier, his career

included that of a prosecutor and defense attorney. Dan would take on cases that were interesting in both civil and criminal law. He was no stranger to pro bono representation, especially if the issue included matters for which he had passion like the First Amendment or some other clause under the U.S. Constitution.

Dan used to talk about clients he represented who were charged under Pennsylvania's terroristic threats law for acts allegedly committed during heated arguments between two or more people, statements made by Defendants who were intoxicated and on and on.

He argued cases under the statute all the way to the Pennsylvania Supreme Court. He just didn't think some altercations like fist fights and heated arguments rose to the level of terroristic threats, and he let it be known in court and at the breakfast table.

Dan loved the Sunday news shows and the New York Times. He liked the headlines and the pressing issues of the day. For many years Dan would come over to Amy's apartment on Market Street and later our home in Spring Garden Township on weekends to talk and argue his positions.

It was always the best when Dan came over on Sunday mornings. By the time he arrived, Dan had already read through the weekend, that is the Friday, Saturday and Sunday New York Times. He would grab a cup of juice in preparation for Meet the Press. Then we'd be off to the races, and, boy, would he have an opinion about the opinioners and pundits on TV.

After Meet the Press, we'd discuss, debate and carry on for another couple of hours about what was going on in the world. It was so much fun.

As we know, Dan loved to run. One of his proudest physical displays of excellence was completing the Boston Marathon in April of 2001. Dan was so excited leading up to the marathon. He first had to train, then qualify, then train some more, and then finish the marathon, Heart Break Hill and all.

He did complete the Boston Marathon and said that his body wanted to quit after the 20-mile mark, but his mind kept him going for the last six miles. That was Dan.

Dan loved his family more than anything. Dan Wolfson's mind battled his terrible illness for much longer than six miles, living every day to give his family, friends, grandchildren one more day on this earth for us to remember him by.

I am an engineer and officer of the United States Merchant Marine first by trade, and I now serve as Commissioner of the United States Federal Maritime Commission. In memory of Dan, I would like to bestow in his honor one of the ancient orders of the sea, an order established long before the laws of Oleron.

It is known as The Last Watch. It is told in the Bible that once the Lord was in the fishermen's boat and the great storm came upon them and the fishermen feared they would drown, the Lord said to them have faith in me, and thus it was they had the faith to survive.

Same situation was and is repeated each day at sea. No

man has ever served at sea without knowing that each day could be his last, and no one would even know where at sea he lay. No one served a day at sea without the knowledge that the ship he sailed might not survive to sail another day, but no man at sea lets his fear overcome him.

He knew his shipmates were beside him to help him stand the watch, to plot the course, and to be the family and support we all need to meet and survive another day at sea. These were his shipmates.

As each day ended, men at sea counted their blessings of a day well done. And to mark the end of their watch, they would toll the bell, the eternal mark of the passing of time at sea.

We honor our shipmate, father, grandfather, brother, uncle, cousin, husband, mentor and attorney, Daniel F. Wolfson, Esquire, as we toll the bell to mark the end of his final watch.

Well done, Dan Wolfson, well done. It was a great voyage and you served your watch. We are proud to have served with you. You have completed the final watch. You have finished your last trial and run your last road race. We love you, Dan. Thank you.

PRESIDENT JUDGE STEPHEN P. LINEBAUGH: Thank you, Judge Doyle. We direct that a copy of these comments be spread upon the minutes of the York County Bar Association and that a copy be provided to the family of Daniel F. Wolfson.

Please rise for a moment of silence before we adjourn in honor of the Attorney Daniel F. Wolfson.

(The proceeding concluded.)

CERTIFICATION

I hereby certify that the proceedings and evidence are contained fully and accurately in the notes taken by me on the trial of the above cause, and that this copy is a correct transcript of the same.

Beth L. Ness, RMR Official Court Reporter

07.31.2014-1t

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 said estates are required to make known the same, and all persons indebted to said estate are requested to make payment without delay to the executors or administrators or their attorneys named below.

FIRST PUBLICATION

ESTATE OF THOMAS BEDRIN, DECEASED
Late of Lewisberry, York County, PA.
Administrator-Executor: Jessica Ann Taylor,
3926 North Sixth Street, Harrisburg, PA
17110
Attorney: James P. Sheppard, Esquire
07.31-3t

ESTATE OF KATHERINE A. BROUSE, a/k/a
CATHERINE A. BROUSE, DECEASED
Late of Shrewsbury Twp., York County, PA.
Executor: Judith E. Dorsey, c/o Michael R.
Caum, Esquire, P.O. Box 272,
Shrewsbury, PA 17361
Attorney: Michael R. Caum, Esquire, P.O.
Box 272, Shrewsbury, PA 17361 07.31-3t

ESTATE OF PEGGY DUVALL CAMPBELL
a/k/a PEGGY CAMPBELL, DECEASED
Late of York County, PA.
Administratrix: Marissa Campbell, 653 W.
Locust St., York, PA. 17401
Attorney: Girard E. Rickards, Esquire,
Allison & Rickards, Attorneys at Law,
LLC, 102 W. Penn St., Ste. I,
Bedford, PA. 15522 07.31-3t

ESTATE OF OSCAR A. DELLE, DECEASED
Late of York City, York County, PA.
Executor: Scott H. Delle, c/o Gettle & Veltri,
13 East Market Street, York, PA 17401
Attorney: Jeffrey A. Gettle, Esquire,
Gettle & Veltri, 13 East Market Street,
York, PA 17401 07.31-3t

ESTATE OF GLEN DESROSIERS,
DECEASED
Late of Hanover, Penn Twp., York County, PA.
Executor: Sandra L. Desrosiers, c/o Law
Office of WM. D. SCHRACK III, 124
West Harrisburg Street, Dillsburg, PA
17019-1268
Attorney: Law Office of WM. D. SCHRACK
III, 124 West Harrisburg Street,
Dillsburg, PA 17019-1268 07.31-3t

ESTATE OF RONALD A. GRIBBLE,
DECEASED
Late of Penn Twp., York County, PA.
Executors: Susan Evry Ritz, 604 Blooming
Grove Road, Hanover, PA 17331, George
Mark Gribble, 13952 Jarrettsville Pike,
Phoenix, MD 2.1131 and Carroll S.
Klingelhofer, III, 409 Washington Avenue,
Suite 820, Towson, MD 21204
Attorney: Carroll S. Klingelhofer, III,
Esquire, 07.31-3t

ESTATE OF DONNA MARIE LOGES,
DECEASED
Late of Penn Twp., York County, PA.
Executor: Michael L. Loges, c/o 135 North
George Street, York, PA 17401
Attorney: Sharon E. Myers, Esquire, CGA
Law Firm, PC, 135 North George Street,
York, PA 17401 07.31-3t

ESTATE OF AUDREY G. MARKEL,
DECEASED
Late of Chanceford Twp., York County, PA.
Co-Executors: Carolyn A. Garner, Joyce L.
Frey and Quenton J. Markel, II, c/o Eveler
& DeArment LLP, 2997 Cape Horn Rd.,
Suite A-6, Red Lion, PA 17356
Attorney: Eveler & DeArment LLP,
2997 Cape Horn Rd., Suite A-6,
Red Lion, PA 17356 07.31-3t

ESTATE OF JACK E. MCILVAIN,
DECEASED
Late of Dover Borough, York County, PA.
Administrator: William F. Strine, 1434 Worth
St, York, PA 17404
Attorney: John W. Stitt, Esquire, 1434 W.
Market Street, York, PA 17404 07.31-3t

ESTATE OF RICHARD G. MCVEY,
DECEASED
Late of Dallastown Borough, York County, PA.
Administratrix: Bridget M. Whitley, Pendente
Lite, 17 S. 2nd St., 6th Fl., Harrisburg, PA
17101
Attorney: Bridget M. Whitley, Esquire,
Skarlatos Zonarich LLC, 17 S. 2nd St., 6th
Fl., Harrisburg, PA 17101 07.31-3t

ESTATE OF RONALD G. MESSERSMITH,
DECEASED
Late of Codorus Twp., York County, PA.
Executor: Christopher R. Messersmith, c/o
129 East Market Street, York, PA 17401
Attorney: John C. Herrold, Esquire, Griest,
Himes, Herrold, Reynosa LLP, 129 East
Market Street, York, PA 17401 07.31-3t

ESTATE OF DONALD E. RAUDEBAUGH,
DECEASED
Late of Hellam Twp., York County, PA.
Executrix: Judy R. Auchey, c/o Stock and
Leader, Susquehanna Commerce Center
East, 221 W. Philadelphia Street, Suite
600, York, PA 17401-2994
Attorney: Thomas M. Shorb, Esquire,
STOCK AND LEADER, Susquehanna
Commerce Center East, 221 West
Philadelphia Street, Suite E600, York, PA
17401-2994 07.31-3t

ESTATE OF BLANCHE L. SCHRUM,
DECEASED
Late of Penn Twp., York County, PA.
Executor: Arthur H. Gladfelter, 664 Beck
Mill Rd., Hanover, PA 17331
Attorney: Keith R. Nonemaker, Esquire,
Guthrie, Nonemaker, Yingst & Hart, LLP,
40 York Street, Hanover, PA 17331
07.31-3t

ESTATE OF ARLENE M. WENTZ a/k/a
ARLENE D. WENTZ, DECEASED
Late of PLACE Twp., York County, PA.
Co-Executors: Jean M. Sprenkle, 1023
Muhlenberg Dr., Hanover, PA 17331
and Keith R. Nonemaker, 40 York St.,
Hanover, PA 17331
Attorney: Keith R. Nonemaker, Esquire,
Guthrie, Nonemaker, Yingst & Hart, LLP,
40 York Street, Hanover, PA 17331
07.31-3t

Hanover, PA 17331
Attorney: Keith R. Nonemaker, Esquire,
Guthrie, Nonemaker, Yingst & Hart, LLP,
40 York Street, Hanover, PA 17331
07.31-3t

SECOND PUBLICATION

ESTATE OF ROBERT L ANTHONY,
DECEASED
Late of Hellam Twp., York County, PA.
Co-Executors: Barry L. Sidesinger and
Deborah L. Price, c/o 129 E. Market St.,
York, PA 17401
Attorney: John C. Herrold, Esquire, 129 E.
Market St., York, PA 17401 07.24-3t

ESTATE OF GERARD D. FINKE,
DECEASED
Late of Springettsbury Twp., York County, PA.
Co-Administrators: Gerald L. Finke & Keith
D. Finke, c/o Richard R. Reilly, Esquire,
54 N. Duke St., York, PA 17401-1402
Attorney: Richard R. Reilly, Esquire, 54 N.
Duke St., York, PA 17401 07.24-3t

ESTATE OF ESTHER I. GABLE, DECEASED
Late of Windsor Twp., York County, PA.
Co-Executrices: Doris G. Snyder and Patricia
Bentzel Eyster, c/o Stock and Leader,
Susquehanna Commerce Center East, 221
West Philadelphia Street, Suite 600, York,
PA 17401-2994
Attorney: Thomas M. Shorb, Esquire,
STOCK AND LEADER, Susquehanna
Commerce Center East, 221 West Philadel-
phia Street, Suite E600, York, PA 17401-
2994 07.24-3t

ESTATE OF WILFRED E. HAMME JR.,
DECEASED
Late of Jackson Twp., York County, PA.
Executor: Gregory E. Hamme, c/o L.C. Heim
Esquire, 345 E. Market St., York, PA
17403
Attorney: L.C. Heim Esquire,
KATHERMAN, HEIM & PERRY, 345
East Market Street, York, PA 17403
07.24-3t

ESTATE OF EDNA M. HAUGH, DECEASED
Late of York Twp., York County, PA.
Executor: Coleen R. Wise, c/o 50 East
Market Street, Hallam, PA 17406
Attorney: Donald B. Swope, Esquire, 50 East
Market Street, Hallam, PA 17406 07.24-3t

ESTATE OF MIRIAM E. KIMBALL,
DECEASED
Late of Jackson Twp., York County, PA.
Executors: Kimberly J. Staub and Stephen E.
Kimball, c/o 120 Pine Grove Commons,
York, PA 17403
Attorney: Robert Clofine, Esquire, Elder Law
Firm of Robert Clofine, 120 Pine Grove
Commons, York, PA 17403 07.24-3t

ESTATE OF CATHERINE V. KOWALCZYK,
DECEASED
Late of York Twp., York County, PA.
Administrator: John R. Elliott, c/o John R.
Elliott Esquire, Anstine & Sparler, 117 E.
Market St., York, PA 17401
Attorney: William B. Anstine, Jr., Esquire,
Anstine & Sparler, 117 E. Market St.,
York, PA 17401 07.24-3t

ESTATE OF CARLEEN C. MARTIN,
DECEASED
Late of Dover Twp., York County, PA.
Executrix: Cheryl D. Grove, 6030 Harmony
Grove Road, Dover, PA 17315
Attorney: Craig A. Hatch, Esquire,
Halbruner, Hatch & Guise, LLP, 2109
Market Street, Camp Hill, PA 17011
07.24-3t

ESTATE OF RONNIE LEE MARTIN,
DECEASED
Late of Penn Twp., York County, PA.
Executor: Ronnie L. Martin Jr., 210
Woodside Avenue, Hanover, PA 17331
Attorney: Stonesifer and Kelley, P.C., 209
Broadway, Hanover, PA 17331 07.24-3t

ESTATE OF VALENCIA R. "NANCY"
MIKLAUCIC, a/k/a VALENCIA R.
MIKLAUCIC, DECEASED
Late of Dover Twp., York County, PA.
Co-Executors: Rebecca R. Maslowski &
Rick F. Miklaucic, c/o Richard R. Reilly,
Esquire, 54 N. Duke St., York, PA 17401
Attorney: Richard R. Reilly, Esquire, 54 N.
Duke St., York, PA 17401 07.24-3t

ESTATE OF ANNA LUDWINA MILLER, a/k/a
ANNA L. MILLER, DECEASED
Late of Penn Twp., York County, PA.
Executrix: Kathleen Ann Shaffer, c/o David
A. Mills, Esquire, Blakey, Yost, Bupp &
Rausch, LLP, 17 E. Market Street, York,
PA 17401
Attorney: David A. Mills, Esquire, Blakey,
Yost, Bupp & Rausch, LLP, 17 E. Market
Street, York, PA 17401 07.24-3t

ESTATE OF JOHN OLEWILER, a/k/a, JOHN
OLEWILER JR., DECEASED
Late of York City, York County, PA.
Executor: Betty M. Frey, c/o Richard R.
Reilly, Esquire, 54 N. Duke St., York, PA
17401-1402
Attorney: Richard R. Reilly, Esquire, 54 N.
Duke St., York, PA 17401 07.24-3t

ESTATE OF GLORIA A. RAMSDEN,
DECEASED
Late of Manchester Twp., York County, PA.
Executor: Natalie J. Sharp, 1310 Butter Road,
York, PA 17406
Attorney: Rob A. Krug, Esquire, 53 E. Canal
Street, P.O. Box 155, Dover, PA 17315
07.24-3t

ESTATE OF MELVIN E. RICE, DECEASED
Late of Heidelberg Twp., York County, PA.
Executor: Bryan H. Rice, 1880 Yingling Dr.,
Spring Grove, PA 17362
Attorney: Matthew L. Guthrie, Esquire,
Guthrie, Nonemaker, Yingst & Hart, LLP,
40 York Street, Hanover, PA 17331 07.24-3t

ESTATE OF WILFRID A. SHUCHART,
DECEASED
Late of New Freedom, York County, PA.
Executor: Larry F. Shuchart, 713 Saint Johns
Place, Dallastown, PA 17313
Attorney: Aaron C. Jackson, Esquire 07.24-3t

ESTATE OF DALE LAMAR SITLINGER
a/k/a, DALE L SITLINGER, DECEASED

Late of Newberry Twp., York County, PA.
Executor: Jason Sitlinger, 6 Clouser Road,
Mechanicsburg, PA 17055
Attorney: Charles E. Shields III, Esquire,
07.24-3t

ESTATE OF HERBERT H. STERNER,
DECEASED
Late of Heidelberg Twp., York County, PA.
Executor: Judith A. Phillips, c/o Amanda
Snoke Dubbs, Esquire, 294 Dew Drop
Road, York, PA 17402
Attorney: Amanda Snoke Dubbs, Esquire,
294 Dew Drop Road, York, PA 17402
07.24-3t

ESTATE OF ANN ELIZABETH TATE, a/k/a
ANN E. TATE, DECEASED
Late of Springettsbury Twp., York County, PA.
Co-Executors: Craig McLain Tate and Alan
Staily Tate, c/o Robert M. Strickler,
Esquire, 110 South Northern Way, York,
PA 17402
Attorney: Robert M. Strickler, Esquire, 110
South Northern Way, York, PA 17402
07.24-3t

ESTATE OF GEORGE W. THORNTON,
DECEASED
Late of Spring Garden Twp., York County, PA.
Executrix: Dianne G. Thornton, c/o 100 East
Market Street, York, PA 17401
Attorney: Alex E. Snyder, Esquire, BARLEY
SNYDER, LLP, 100 East Market Street,
York, PA 17401 07.24-3t

THIRD PUBLICATION

ESTATE OF MILDRED C. BORTNER,
DECEASED
Late of Windsor Twp., York County, PA.
Executrix: Mary E. Stoner, c/o William B.
Anstine, Jr., Esquire, Anstine & Sparler,
117 E. Market St., York, PA 17401
Attorney: William B. Anstine, Jr., Esquire,
Anstine & Sparler, 117 E. Market St.,
York, PA 17401 07.17-3t

ESTATE OF MICHAEL F. CAMPBELL,
a/k/a MICHAEL FRANCIS CAMPBELL,
DECEASED
Late of Manheim Twp., York County, PA.
Executor: David J. Campbell, 4795 Glenville
Road, Glen Rock, PA 17327
Attorney: Timothy J. Shultis, Esquire,
SHULTIS LAW, LLC, 1147 Eichelberger
Street, Suite F, Hanover, PA 17331 07.17-3t

ESTATE OF EDWARD J. DEARDEN,
DECEASED
Late of York County, PA.
Executor: David R. Dearden, c/o
KALOGREDIS, SANSWEET,
DEARDEN AND BURKE, LTD., 987 Old
Eagle School Road, Suite 704, Wayne, PA
19087
Attorney: David R. Dearden, Esquire,
KALOGREDIS, SANSWEET,
DEARDEN AND BURKE, LTD., 987 Old
Eagle School Road, Suite 704, Wayne, PA
19087 07.17-3t

ESTATE OF THERESA J. DEARDEN,
DECEASED
Late of York County, PA.

Executor: David R. Dearden, c/o
KALOGREDIS, SANSWEET,
DEARDEN AND BURKE, LTD., 987 Old
Eagle School Road, Suite 704, Wayne, PA
19087
Attorney: David R. Dearden, Esquire,
KALOGREDIS, SANSWEET,
DEARDEN AND BURKE, LTD., 987 Old
Eagle School Road, Suite 704, Wayne, PA
19087 07.17-3t

ESTATE OF DONALD FARIAS, DECEASED
Late of Dover Twp., York County, PA.
Administrator: Sharon M. Vincent c/o
FrancePaskey, 2675 Eastern Boulevard,
York, Pennsylvania 17402
Attorney: Jennifer A. Galloway Esquire,
FrancePaskey, 2675 Eastern Boulevard,
York, Pennsylvania 17402 07.17-3t

ESTATE OF JULIA B. FREY a/k/a JULIA
BARBARA FREY, DECEASED
Late of Windsor Twp., York County, PA.
Co-Executrices: Brenda Hoenstine and Betty
Crouse, a/k/a Betty Klinedinst, c/o Eveler
& DeArment LLP, 2997 Cape Horn Rd.,
Suite A-6, Red Lion, PA 17356
Attorney: Eveler & DeArment LLP,
2997 Cape Horn Rd., Suite A-6,
Red Lion, PA 17356 07.17-3t

ESTATE OF JACK HENRY GOTWALT, JR.,
DECEASED
Late of Springettsbury Twp., York County, PA.
Administrator: Jack Henry Gotwalt, III, 118
Circle Drive, York, PA 17406 07.17-3t

ESTATE OF JOHN JAMES LYNCH,
DECEASED
Late of Dover Twp., York County, PA.
Administrator: James Michael Lynch, 6041
Harmony Grove Road, Dover, PA 17315
Attorney: Jennifer A. Galloway Esquire,
FrancePaskey, 2675 Eastern Boulevard,
York, PA 17402 07.17-3

ESTATE OF CLARENCE C. MARSHALL,
DECEASED
Late of West Manchester Twp., York County,
PA.
Executors: Sharon S. McKinney / Roger G.
Marshall, 18 Homeland Road, York, PA
17403
Attorney: Amanda Snoke Dubbs, Esquire,
294 Dew Drop Rd., York, PA 17402-4610
07.17-3t

ESTATE OF DOROTHY Y. MEJO,
DECEASED
Late of Chanceford Twp., York County, PA.
Executor: Warren E. Mejo, 47 Maidstone
Avenue, Felton PA 17322
Attorney: Fred E. Kilgore, Esquire, 2550
Kingston Road, Suite 323, York, PA 17402
07.17-3t

ESTATE OF LORNA M. NACE, a/k/a
LORNA MAE NACE, a/k/a LORNA NACE,
DECEASED
Late of York Twp., York County, PA.
Administrator: Paul H. Grove, c/o
GARBER & GARBER, 40 South Duke
Street, York, PA 17401-1402
Attorney: John M. Garber, Esquire,
GARBER & GARBER, 40 South Duke
Street, York, PA 17401-1402 07.17-3t

ESTATE OF TREVA M. RICHEY, DECEASED
 Late of Jefferson Borough, York County, PA.
 Executrix: Sharon M. Andrews, c/o Elinor
 Albright Rebert, Esquire, 515 Carlisle
 Street, Hanover, PA 17331
 Attorney: Elinor Albright Rebert, Esquire,
 515 Carlisle Street, Hanover, PA 17331
 07.17-3t

ESTATE OF BEATRICE C. SCARANGELLA
 a/k/a BEATRICE M. SCARANGELLA,
 DECEASED
 Late of Fairview Twp., York County, PA.
 Executors: Richard S. Zeigler, Jr., 23 Heidi
 Terrace, Camp Hill, PA 17011, Randy
 L. Zeigler, 212 Fairview Road, New
 Cumberland, PA 17070 and Candice
 G. Zeigler, 185 Pleasant Hill Road,
 Lewisberry, PA 17339
 Attorney: David H. Stone, Esquire, Stone
 LaFaver & Shekletski, P.O. Box E, New
 Cumberland, PA 17070 07.17-3t

ESTATE OF SHIRLEY M. SHEARER,
 DECEASED
 Late of West Manchester Twp., York County,
 PA.
 Executor: John E. Shearer, Jr., 787
 Stoverstown Rd, York PA 17408
 Attorney: John W. Stitt, Esquire, 1434 W.
 Market Street, York, PA 17404 07.17-3t

ESTATE OF STEWART L. SMYSER a/k/a
 STEWART LEROY SMYSER, DECEASED
 Late of West Manchester Twp., York County,
 PA.
 Co-Executrices: Mary E. Bender and Debo-
 rah A. Lewis, c/o 129 East Market Street,
 York, PA 17401
 Attorney: Suzanne H. Griest, Esquire,
 129 East Market Street, York, PA 17401
 07.17-3t

ESTATE OF FANNY F. SNEERINGER,
 DECEASED
 Late of York City, York County, PA.
 Executor: Edward C. Sneeringer, c/o David
 A. Mills, Esquire, Blakey, Yost, Bupp &
 Rausch, LLP, 17 E. Market Street, York,
 PA 17401
 Attorney: David A. Mills, Esquire, BLAKEY,
 YOST, BUPP & RAUSCH, LLP, 17 E.
 Market Street, York, PA 17401 07.17-3t

ESTATE OF TERRY L. STRAWBRIDGE,
 DECEASED
 Late of North Hopewell Twp., York County,
 PA.
 Executor: David E. Strawbridge, c/o
 Andrea S. Anderson, Esq., 901 Delta
 Road, Red Lion, PA 17356
 Attorney: Andrea S. Anderson, Esquire, 901
 Delta Road, Red Lion, PA 17356 07.17-3t

ESTATE OF MARY E. ZARFOSS,
 DECEASED
 Late of York Twp., York County, PA.
 Co-Executors: Norma J. Zarfoss and Philip
 M. Zarfoss, c/o Eveler & DeArment LLP,
 2997 Cape Horn Rd., Suite A-6, Red Lion,
 PA 17356
 Attorney: Eveler & DeArment LLP,
 2997 Cape Horn Rd., Suite A-6,
 Red Lion, PA 17356 07.17-3t

CIVIL NOTICES

**ACTION IN MORTGAGE
 FORECLOSURE**

**NOTICE OF ACTION IN
 MORTGAGE FORECLOSURE
 IN THE COURT OF COMMON PLEAS
 OF YORK COUNTY, PENNSYLVANIA
 CIVIL ACTION – LAW**

COURT OF COMMON PLEAS

CIVIL DIVISION

YORK COUNTY

No. 2014-SU-001032-06

WELLS FARGO BANK, N.A.
 Plaintiff

vs.

BRENDA J. DARR, in her capacity as Heir of
 EUGENE R. SNELL, Deceased
 MARGIE A. DAVIS, in her capacity as Heir of
 EUGENE R. SNELL, Deceased
 BARBARA L. HINKLE, in her capacity as
 Heir of EUGENE R. SNELL, Deceased
 JUDY K. SEELEY, in her capacity as Heir of
 EUGENE R. SNELL, Deceased
 SHANNYN E. SNELL, in her capacity as Heir
 of EUGENE R. SNELL, Deceased
 STEPHANY E. SNELL, in her capacity as Heir
 of EUGENE R. SNELL, Deceased
 SANDRA L. TREECE, in her capacity as Heir
 of EUGENE R. SNELL, Deceased
 UNKNOWN HEIRS, SUCCESSORS,
 ASSIGNS, AND ALL PERSONS, FIRMS,
 OR ASSOCIATIONS CLAIMING RIGHT,
 TITLE OR INTEREST FROM OR UNDER
 EUGENE R. SNELL A/K/A EUGENE SNELL,
 DECEASED
 Defendants

NOTICE

To UNKNOWN HEIRS, SUCCESSORS,
 ASSIGNS, AND ALL PERSONS, FIRMS,
 OR ASSOCIATIONS CLAIMING RIGHT,
 TITLE OR INTEREST FROM OR UNDER
 EUGENE R. SNELL A/K/A EUGENE SNELL,
 DECEASED

You are hereby notified that on March 26,
 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 YORK
 County Pennsylvania, docketed to No. 2014-
 SU-001032-06. Wherein Plaintiff seeks to
 foreclose on the mortgage secured on your
 property located at 32 UMBERTO AVENUE,
 NEW CUMBERLAND, PA 17070-2624
 whereupon your property would be sold by the
 Sheriff of YORK 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.

Notice to Defend:
 Lawyer Referral Service
 York Legal Referral
 137 East Market Street
 York, PA 17401
 (717) 854-8755 x201

07.31-1t

Solicitor

**NOTICE OF ACTION IN
 MORTGAGE FORECLOSURE
 IN THE COURT OF COMMON PLEAS
 OF YORK COUNTY, PENNSYLVANIA
 CIVIL ACTION – LAW**

COURT OF COMMON PLEAS

CIVIL DIVISION

YORK COUNTY

No. 2014-SU-001762-06

PENNYMAC HOLDINGS, LLC
 Plaintiff

vs.

JOSEPH R. MURRAY
 MELINDA L. MURRAY
 Defendants

NOTICE

To JOSEPH R. MURRAY

You are hereby notified that on May 16,
 2014, Plaintiff, PENNYMAC HOLDINGS,
 LLC, filed a Mortgage Foreclosure Complaint
 endorsed with a Notice to Defend, against
 you in the Court of Common Pleas of YORK
 County Pennsylvania, docketed to No. 2014-
 SU-001762-06. Wherein Plaintiff seeks to
 foreclose on the mortgage secured on your
 property located at 1460 STEEPLE CHASE
 DRIVE, DOVER, PA 17315-3784 whereupon
 your property would be sold by the Sheriff of
 YORK 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.

Notice to Defend:
Lawyer Referral Service
York Legal Referral
137 East Market Street
York, PA 17401
(717) 854-8755 x201

07.31-1t

Solicitor

**NOTICE OF ACTION IN
MORTGAGE FORECLOSURE
IN THE COURT OF COMMON PLEAS
OF YORK COUNTY, PENNSYLVANIA
CIVIL ACTION – LAW**

COURT OF COMMON PLEAS

CIVIL DIVISION

YORK COUNTY

No. 2014-SU-001956-06

JPMORGAN CHASE BANK, NATIONAL ASSOCIATION
Plaintiff

vs.

THOMAS E. JOYAVE, II
STACEY L. JOYAVE
Defendants

NOTICE

To THOMAS E. JOYAVE, II

You are hereby notified that on June 4, 2014, Plaintiff, JPMORGAN CHASE BANK, NATIONAL ASSOCIATION, filed a Mortgage Foreclosure Complaint endorsed with a Notice to Defend, against you in the Court of Common Pleas of YORK County Pennsylvania, docketed to No. 2014-SU-001956-06. Wherein Plaintiff

seeks to foreclose on the mortgage secured on your property located at 6 ZACHARY DRIVE, HANOVER, PA 17331-8664 whereupon your property would be sold by the Sheriff of YORK 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..

SALES HELD WEEKLY

COUNTY FORECLOSURE SALES

VALUE BASED BIDDING!

YORK COUNTY
FEATURED PROPERTIES



Felton, PA
4BD/2BA • SFR

PROPERTY ID:
1758521



York Haven, PA
4BA/2.5BA • SFR

PROPERTY ID:
1758529



Dillsburg, PA
4BA/2.5BA • SFR

PROPERTY ID:
1758536

WEEKLY SALES | View all details at www.auction.com/PAforeclosure

PROPERTY PHOTOS & PLAT MAPS

EDUCATIONAL VIDEOS & FAQs

TITLE INFORMATION

BROKERS AND OWNERS, SELL YOUR RESIDENTIAL PROPERTY

Brokers retain your commission. No auction listing fees.
Call 800-793-6107 or visit www.auction.com/selling

USE THE PROPERTY ID TO EASILY FIND A FEATURED ASSET

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EXAMPLE:

1758521

Search

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DISCLAIMER: The sales for these properties will not be conducted by Auction.com. The bidding and sale shall be via public sale by the County or other authority, subject to the applicable rules and terms and conditions set forth by the County or other authority. For more information please contact the County directly or visit the Foreclosure Sale FAQs (www.auction.com/foreclosureFAQs). Auction.com is only providing a marketing service for this property. No representations or warranties are made regarding the accuracy or completeness of any information provided. All Property information must be independently verified by you. Information may not describe the correct property or depict the condition of the property at the time of sale. Subject to the County rules, terms and conditions applicable to the event. Value based bidding may not apply to all properties. PA RE Bkr RB067584; Auction Firm AY002136; Auctioneer Mark Buleziuk AU005557 Auction.com 1 Mauchly, Irvine, CA 92618 (800)499-6199 www.auction.com. 06192014

Notice to Defend:
 Lawyer Referral Service
 York Legal Referral
 137 East Market Street
 York, PA 17401
 (717) 854-8755 x201

07.31-1t Solicitor

York County
 Court of Common Pleas
 Number: 2013-SU-003472-06
 Notice of Action in Mortgage Foreclosure

JPMorgan Chase Bank, National Association, Plaintiff v. Janice DeLawder, Michael R. DeLawder, Known Surviving Heir of Doris L. DeLawder, Deceased Owner, Donna Lee Freier, Known Surviving Heir of Doris L. DeLawder, Deceased Owner, Blaine C. DeLawder a.k.a. Blayne C. DeLawder, Known Surviving Heir of Doris L. DeLawder, Deceased Owner, All Unknown Surviving Heirs of Doris L. DeLawder, Deceased Owner, Defendants

TO: Michael R. DeLawder, Known Surviving Heir of Doris L. DeLawder, Deceased Owner P. remises subject to foreclosure: 5281 Logan Road, Felton, Pennsylvania 17322. 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. **Lawyer Referral Service, 137 East Market Street, York, PA 17401, (717) 854-8755.** McCabe, Weisberg & Conway, P.C., Attorneys for Plaintiff, 123 S. Broad St., Ste. 1400, Phila., PA 19109, 215-790-1010

07.31-1t Solicitor

ARTICLES OF INCORPORATION

Notice is hereby given that Articles of Incorporation were filed with the Department of State of the Commonwealth of Pennsylvania at Harrisburg, Pennsylvania, on or about July 15, 2014, for **Turner Family Properties, Inc.** The said corporation has been incorporated under the provisions of the Business Corporation Law of 1988.

MORRIS & VEDDER
 Christopher M. Vedder

07.31-1t Solicitor

CERTIFICATE OF AUTHORITY

Notice is hereby given that an Application for Certificate of Authority was filed with the PA Dept. of State on July 17, 2014, by Current Shipping Corporation, a foreign corporation formed under the laws of the jurisdiction of FL with its principal office located at 10211 Pines Blvd., Suite 219, Pembroke Pines, FL 33026, to do business in PA under the provisions of the Business Corporation Law of 1988. The registered office in PA shall be deemed for venue and official publication purposes to be located in York County.

07.31-1t Solicitor

CHANGE OF NAME

NOTICE is hereby given that on July 16th, 2014, a petition for change of name was filed in the Court of Common Pleas, requesting a decree to change the name of Kiyshanta Wilson to Queshantea Wilson.

The Court has fixed the 18th day of August, 2014, at 1:30 p.m., in Courtroom #3, York County Judicial Center, 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 the said petitioner should not be granted.

07.31-1t Solicitor

FICTITIOUS NAME

Notice is hereby given a certificate was or will be filed under the Fictitious Name Act approved May 24, 1945 in the Office of the Secretary of the Commonwealth of Pennsylvania, setting forth that Jennifer Mason, 17432 Old Farm Ln., New Freedom, PA 17349 and Eric Balmforth, 17432 Old Farm Ln., New Freedom, PA 17349 are the only person(s) owning or interested in a business, the character of which is silk flower arrangements, crafts, painted furniture, and holiday home decor and that the name, style and designation under which said business is and will be conducted is Pemberley Lane Florals and the location where said business is and will be located is 17432 Old Farm Ln., New Freedom, PA 17349.

07.31-1t Solicitor

Notice is hereby given a certificate was or will be filed under the Fictitious Name Act approved May 24, 1945 in the Office of the Secretary of the Commonwealth of Pennsylvania, setting forth that Kim Moses, 15 Overbrook Dr., Hanover, PA 17331 and Dakotah Moses, 15 Overbrook Dr., Hanover, PA 17331 are the only person(s) owning or interested in a business, the character of which is food preparation - Beef Jerkey and that the name, style and designation under which said business is and will be conducted is Moses Family Jerkey and the location where said business is and will be located is 15 Overbrook Dr., Hanover, PA 17331.

07.31-1t Solicitor

NOTICE is hereby given that an Application for Registration of Fictitious Name was filed under 54 PaCS §311 with the Department of State of the Commonwealth of Pennsylvania, setting forth that ISC Holdings, LLC of 1822 Plank Road, New Freedom, PA 17349 is the only entity owning or interested in a business, the character of which is equipment brokerage and any other lawful business activities. The name under which the business will be conducted is ICS Automation, and the principal business location will be 1822 Plank Road, New Freedom, PA 17349.

AUSTIN LAW FIRM LLC

07.31-1t Solicitor

NOTICE OF FILING JUDGEMENT

IN THE COURT OF COMMON PLEAS OF YORK COUNTY, PENNSYLVANIA
 CIVIL DIVISION

File No. 2013-SU-4172-91

Finnegan Trust,
 Plaintiff

vs.

Brian J. Lenker,
 Defendant

NOTICE OF FILING JUDGMENT

(x) Notice is hereby given that a Judgment in the above-captioned matter has been entered against you in the amount of \$13,011.84 on July 07, 2014

(x) A copy of all documents filed with the Prothonotary in support of the within judgment is/are enclosed.

Pamela S. Lee
 Prothonotary Civil Division

John J. Murphy III, Esquire
 Address: 28 West Middle Street

Gettysburg, PA 17325
Telephone Number: (717) 334-80989

07.31-1t Solicitor

SHERIFF'S SALE

CIVIL ACTION – LAW

COURT OF COMMON PLEAS

YORK COUNTY

Number 2013-SU-001831-06

Onewest Bank, FSB
v.
Lerene I. Murray

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

Rose M. Staner
6247 Lincoln Highway
Wrightsville, Pennsylvania 17368

Melodie Ann McDonald
210 South Front Street
Wrightsville, Pennsylvania 17368

Sandra L. Gosnell
400 Mill Street, Apt. 607
Columbia, Pennsylvania 17512

Unknown Surviving Heirs of
Lerene I. Murray
Deceased Mortgagor and Real Owner
122 Brook Lane
Wrightsville, Pennsylvania 17368

Your house (real estate) at **122 Brook Lane, Wrightsville, Pennsylvania 17368** is scheduled to be sold at Sheriff's Sale on **December 8th, 2014 at 2:00 p.m.** in the Sheriff's Office, York County Judicial Center, 45 North George Street, York, PA 17401 to enforce the court judgment of \$121,103.26 obtained by Onewest Bank, FSB against you.

**NOTICE OF OWNER'S RIGHTS
YOU MAY BE ABLE TO PREVENT THIS
SHERIFF'S SALE**

To prevent this Sheriff's Sale you must take **immediate action:**

1. The sale will be canceled if you pay to Onewest Bank, FSB the back payments, late charges, costs, and reasonable attorney's fees due. To find out how much you must pay, you may call McCabe, Weisberg and Conway, P.C., Esquire at (215) 790-1010.
2. You may be able to stop the sale by filing a petition asking the Court to strike or open the judgment, if the judgment was improperly entered. You may also ask the Court to postpone the sale for good cause.

3. You may also be able to stop the sale through other legal proceedings.

You may need an attorney to assert your rights. The sooner you contact one, the more chance you will have of stopping the sale. (See the following notice on how to obtain an attorney.)

**YOU MAY STILL BE ABLE TO SAVE
YOUR PROPERTY
AND YOU HAVE OTHER RIGHTS
EVEN IF THE SHERIFF'S SALE DOES
TAKE PLACE**

1. If the Sheriff's Sale is not stopped, your property will be sold to the highest bidder. You may find out the price bid by calling McCabe, Weisberg and Conway, P.C., Esquire at (215) 790-1010.
2. You may be able to petition the Court to set aside the sale if the bid price was grossly inadequate compared to the value of your property.
3. The sale will go through only if the buyer pays the Sheriff the full amount due on the sale. To find out if this has happened, you may call McCabe, Weisberg and Conway, P.C. at (215) 790-1010.
4. If the amount due from the buyer is not paid to the Sheriff, you will remain the owner of the property as if the sale never happened.
5. You have a right to remain in the property until the full amount due is paid to the Sheriff and the Sheriff gives a deed to the buyer. At that time, the buyer may bring legal proceedings to evict you.
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7. You may also have other rights and defenses, or ways of getting your real estate back, if you act immediately after the sale.

YOU SHOULD TAKE THIS PAPER 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.

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Lawyer Referral Service
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York, Pennsylvania 17401
(717) 854-8755**

**ASSOCIATION DE LICENCIADOS
Lawyer Referral Service
137 East Market Street
York, Pennsylvania 17401
(717) 854-8755**

**MCCABE, WEISBERG
AND CONWAY, P.C.**

BY: TERRENCE J. MCCABE, ESQUIRE - ID # 16496
MARC S. WEISBERG, ESQUIRE - ID # 17616
EDWARD D. CONWAY, ESQUIRE - ID # 34687
MARGARET GAIRO, ESQUIRE - ID # 34419
ANDREW L. MARKOWITZ, ESQUIRE - ID # 28009
HEIDI R. SPIVAK, ESQUIRE - ID # 74770
MARISA J. COHEN, ESQUIRE - ID # 87830
CHRISTINE L. GRAHAM, ESQUIRE - ID # 309480
BRIAN T. LAMANNA, ESQUIRE - ID # 310321
ANN E. SWARTZ, ESQUIRE - ID # 201926
JOSEPH F. RIGA, ESQUIRE - ID # 57716
JOSEPH I. FOLEY, ESQUIRE - ID # 314675
CELINE P. DERKRIKORIAN, ESQUIRE - ID # 313673
JENNIFER L. WUNDER, ESQUIRE - ID # 315954
LENA KRAVETS, ESQUIRE - ID # 316421
CAROL A. DIPRINZIO, ESQUIRE - ID # 316094
123 South Broad Street,
Suite 1400
Philadelphia, Pennsylvania 19109
(215) 790-1010

07.31-1t Solicitor

**CIVIL ACTION – LAW
COURT OF COMMON PLEAS
YORK COUNTY**

Number 2013-su-003874-06

JPMorgan Chase Bank, N.A.
v.
Bradley P. Schaefer

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

TO: Bradley P. Schaefer

Your house (real estate) at **2615 North Sherman Street, York, Pennsylvania 17406** is scheduled to be sold at Sheriff's Sale on **October 6, 2014 at 2:00 p.m.** in the Sheriff's Office, York County Judicial Center, 45 North George Street, York, PA 17401 to enforce the court judgment of \$96,147.00 obtained by JPMorgan Chase Bank, N.A. against you.

**NOTICE OF OWNER'S RIGHTS
YOU MAY BE ABLE TO PREVENT THIS
SHERIFF'S SALE**

To prevent this Sheriff's Sale you must take immediate action:

1. The sale will be canceled if you pay to JPMorgan Chase Bank, N.A. the back payments, late charges, costs, and reasonable attorney's fees due. To find out how much you must pay, you may call McCabe, Weisberg and Conway, P.C., Esquire at (215) 790-1010.
2. You may be able to stop the sale by filing a petition asking the Court to strike or open the judgment, if the judgment was improperly entered. You may also ask the Court to postpone the sale for good cause.
3. You may also be able to stop the sale through other legal proceedings.

You may need an attorney to assert your rights. The sooner you contact one, the more chance you will have of stopping the sale. (See the following notice on how to obtain an attorney.)

YOU MAY STILL BE ABLE TO SAVE YOUR PROPERTY AND YOU HAVE OTHER RIGHTS EVEN IF THE SHERIFF'S SALE DOES TAKE PLACE

1. If the Sheriff's Sale is not stopped, your property will be sold to the highest bidder. You may find out the price bid by calling McCabe, Weisberg and Conway, P.C., Esquire at (215) 790-1010.
2. You may be able to petition the Court to set aside the sale if the bid price was grossly inadequate compared to the value of your property.
3. The sale will go through only if the buyer pays the Sheriff the full amount due on the sale. To find out if this has happened, you may call McCabe, Weisberg and Conway, P.C. at (215) 790-1010.
4. If the amount due from the buyer is not paid to the Sheriff, you will remain the owner of the property as if the sale never happened.
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137 East Market Street
York, Pennsylvania 17401
(717) 854-8755**

MCCABE, WEISBERG & CONWAY, P.C.
Attorneys for Plaintiff
123 S. Broad St., Ste. 1400,
Phila., PA 19109,
215-790-1010

07.31-1t Solicitor

**NOTICE OF SHERIFF'S SALE
IN THE COURT OF COMMON PLEAS
OF YORK COUNTY, PENNSYLVANIA
NO. 2013-SU-3684-06**

**BANK OF AMERICA, N.A., AS
SUCCESSOR BY MERGER TO BAC
HOME LOANS SERVICING, LP F/K/A
COUNTRYWIDE HOME LOANS
SERVICING, LP
Vs.
CHRISTOPHER R. MAYS and NADRA Q.
MAYS**

**NOTICE TO: CHRISTOPHER R. MAYS
NOTICE OF SHERIFF'S SALE OF REAL
PROPERTY**

Being Premises: 22 MAGNOLIA LANE,
HANOVER, PA 17331-9106
Being in PENN TOWNSHIP, County of
YORK, Commonwealth of Pennsylvania,
44000240145000000
Improvements consist of residential
property.

Sold as the property of CHRISTOPHER R.
MAYS and NADRA Q. MAYS

Your house (real estate) at 22 MAGNOLIA
LANE, HANOVER, PA 17331-9106 is
scheduled to be sold at the Sheriff's Sale
on 12/08/2014 at 02:00 PM, at the YORK
County Courthouse, 45 North George
Street, York, PA 17401, to enforce the Court
Judgment of \$295,036.92 obtained by, BANK
OF AMERICA, N.A., AS SUCCESSOR
BY MERGER TO BAC HOME LOANS
SERVICING, LP F/K/A COUNTRYWIDE
HOME LOANS SERVICING, LP (the
mortgagee), against the above premises.

PHELAN HALLINAN, LLP
Attorney for Plaintiff

07.31-1t Solicitor

**NOTICE OF SHERIFF'S SALE
IN THE COURT OF COMMON PLEAS
OF YORK COUNTY, PENNSYLVANIA
NO. 2013-SU-003881-06**

**WEICHERT FINANCIAL SERVICES
Vs.
JAMES M. RIFE, II**

**NOTICE TO: JAMES M. RIFE, II
NOTICE OF SHERIFF'S SALE OF REAL
PROPERTY**

Being Premises: 41 RED BARBERRY
DRIVE, ETTERS, PA 17319-9332
Being in NEWBERRY TOWNSHIP, County
of YORK, Commonwealth of Pennsylvania,
39000251703008000
Improvements consist of residential
property.
Sold as the property of JAMES M. RIFE, II

Your house (real estate) at 41 RED
BARBERRY DRIVE, ETTERS, PA 17319-
9332 is scheduled to be sold at the Sheriff's
Sale on 10/06/2014 at 02:00 PM, at the
YORK County Courthouse, 45 North George
Street, York, PA 17401, to enforce the Court
Judgment of \$116,848.98 obtained by,
WEICHERT FINANCIAL SERVICES (the
mortgagee), against the above premises.

PHELAN HALLINAN, LLP
Attorney for Plaintiff

07.31-1t Solicitor

**NOTICE OF SHERIFF'S SALE
IN THE COURT OF COMMON PLEAS
OF YORK COUNTY, PENNSYLVANIA
NO. 2013-SU-004615-06**

**JPMORGAN CHASE BANK, NATIONAL
ASSOCIATION
v
SHAWN T. HANSON**

**NOTICE TO: SHAWN T. HANSON
NOTICE OF SHERIFF'S SALE OF REAL
PROPERTY**

Being Premises: 628 MOUL AVENUE,
HANOVER, PA 17331-1545
Being in HANOVER BOROUGH, County
of YORK, Commonwealth of Pennsylvania,
67000010122000000

Improvements consist of residential property.
Sold as the property of SHAWN T. HANSON

Your house (real estate) at 628 MOUL
AVENUE, HANOVER, PA 17331-1545 is
scheduled to be sold at the Sheriff's Sale on
10/06/2014 at 02:00 PM, at the YORK County

Courthouse, 45 North George Street, York, PA 17401, to enforce the Court Judgment of \$111,932.30 obtained by, JPMORGAN CHASE BANK, NATIONAL ASSOCIATION (the mortgagee), against the above premises.

PHELAN HALLINAN, LLP
Attorney for Plaintiff

07.31-1t Solicitor

**CIVIL ACTION – LAW
COURT OF COMMON PLEAS
YORK COUNTY**

Number 2013-SU-002725-06

Federal National Mortgage Association
v.
James E. Yurgealitis and Tina M. Yurgealitis

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

TO: James E. Yurgealitis

Your house (real estate) at **14 Country Manor Lane, New Freedom, Pennsylvania 17349** is scheduled to be sold at Sheriff's Sale on **October 6, 2014 at 2:00 p.m.** in the Sheriff's Office, York County Judicial Center, 45 North George Street, York, PA 17401 to enforce the court judgment of \$352,863.25 obtained by Federal National Mortgage Association against you.

**NOTICE OF OWNER'S RIGHTS
YOU MAY BE ABLE TO PREVENT THIS
SHERIFF'S SALE**

To prevent this Sheriff's Sale you must take immediate action:

1. The sale will be canceled if you pay to Federal National Mortgage Association the back payments, late charges, costs, and reasonable attorney's fees due. To find out how much you must pay, you may call McCabe, Weisberg and Conway, P.C., Esquire at (215) 790-1010.
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Attorneys for Plaintiff
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Phila., PA 19109,
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LarryM359@aol.com

Anapol Schwartz has one (1) to three (3) office suites available for sublet in its Harrisburg office, located conveniently near Routes 81 and 83 in suburban Harrisburg's Lower Paxton Township. Each office suite is approximately 13' x 13', two of which have large windows. Lease would include use of conference room, lobby, copy/fax room and other common areas. Space includes a separate furnished area for one staff. Wi-fi and electric are also included.

Call 717-901-3500 for more information and terms.



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-David A. Mills, Esquire

Local Attorneys Please Call Eric Brewer at 717-818-3694