

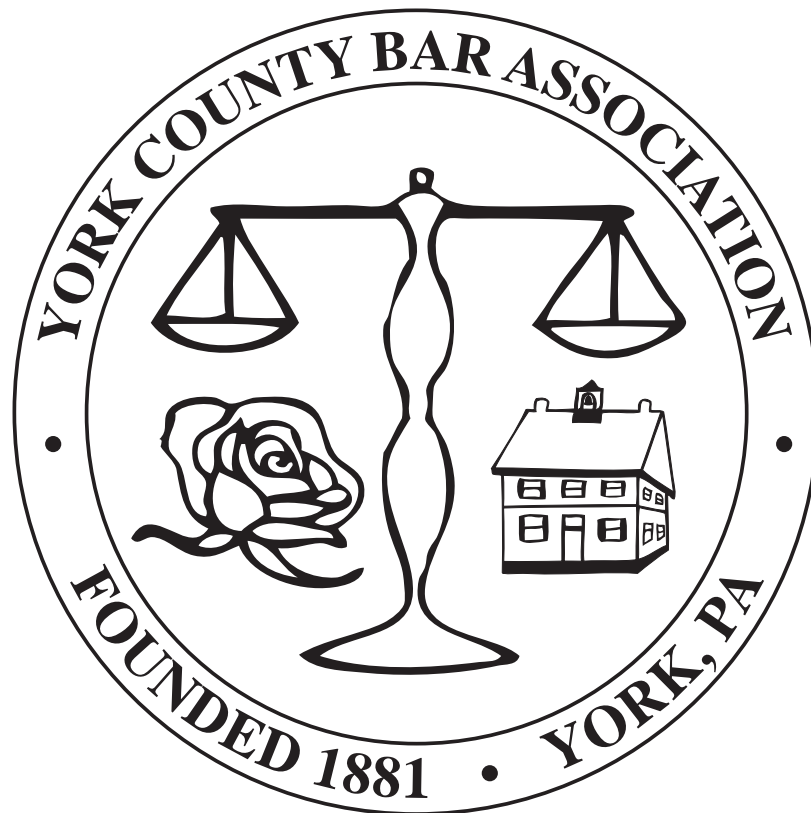
York Legal Record

A Record of Cases Argued and Determined in the Various Courts of York County

Vol. 137

YORK, PA, THURSDAY, SEPTEMBER 28, 2023

No. 27



Dated Material Do Not Delay

York Bar Center Operations Update

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(M-Th 8:30 am - 4:30 pm;
F 8:30 am – 3:00 pm).

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We want the good, the bad, the noteworthy and the bizarre opinions for publication.

We encourage you to submit these opinions to the YLR Editor-in-Chief, Carrie Pugh, at yorklegalrecord@yorkbar.com or fax 717-843-8766.

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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 JOHN K. ARMACOST, a/k/a JOHN KEMP ARMACOST, DECEASED
Late of Spring Garden Twp., York County, PA.
Administrator: Kim L. Wood, c/o Gettle Vaughn Law LLC, 13 East Market Street, York, PA 17401
Attorney: Gregory E. Gettle, Esquire, Gettle Vaughn Law LLC, 13 East Market Street, York, PA 17401 09.28-3t
- ESTATE OF BARBARA E. BAUBLITZ, DECEASED
Late of Penn Twp., York County, PA.
Executrix: Susan M. Lockard, c/o Amy E.W. Ehrhart, Esquire, 118 Carlisle Street, Suite 202, Hanover, PA 17331
Attorney: Amy E.W. Ehrhart, Esquire, 118 Carlisle Street, Suite 202, Hanover, PA 17331 09.28-3t
- ESTATE OF BRENDA L. BOWERSOX, DECEASED
Late of Springettsbury Twp., York County, PA.
Administrator: Forrest A. Rife, c/o Laucks & Laucks, PC, 105 West Broadway, Red Lion, PA 17356
Attorney: David M. Laucks, Esquire, LAUCKS & LAUCKS, PC, 105 West Broadway, Red Lion, PA 17356 09.28-3t
- ESTATE OF BARRY L. BRADFIELD, DECEASED
Late of North Codorus Twp., York County, PA.
Administrator: David L. Bradfield, c/o Michael B. Scheib, Esquire, 110 South Northern Way, York, PA 17402
Attorney: Michael B. Scheib, Esquire, 110 South Northern Way, York, PA 17402 09.28-3t
- ESTATE OF MARIAN L. CLINE, DECEASED
Late of Spring Grove Boro., York County, PA.
Executrix: Karen L. Miller, c/o Richard R. Reilly, Esquire, 54 N. Duke Street, York, PA 17401
Attorney: Richard R. Reilly, Esquire, 54 N. Duke Street, York, PA 17401 09.28-3t
- ESTATE OF CYNTHIA A. DOTZEL, DECEASED
Late of Spring Garden Twp., York County, PA.
Executor: George N. Dotzel, III, c/o Stock and Leader, 221 West Philadelphia Street, Suite 600, York, PA 17401
Attorney: Thomas M. Shorb, Esquire, STOCK AND LEADER, 221 West Philadelphia Street, Suite 600, York, PA 17401 09.28-3t
- ESTATE OF LOUISE L. FAIR, DECEASED
Late of Shrewsbury Boro., York County, PA.
Executor: Steven J. Fair, c/o William F. Hoffmeyer, Esquire, 30 N. George Street, York, PA 17401
Attorney: William F. Hoffmeyer, Esquire, 30 N. George Street, York, PA 17401 09.28-3t
- ESTATE OF ROXANN KAY SHERMAN LAIRD FLAHARTY, a/k/a ROXANN K. FLAHARTY, DECEASED
Late of Dover Twp., York County, PA.
Co-Executors: John D. Sherman, II and David E. Sherman, c/o Stone, Wiley & Linsbach, PC, 3 N. Baltimore Street, Dillsburg, PA 17019
Attorney: David J. Lenox, Esquire, Stone, Wiley & Linsbach, PC, 3 N. Baltimore Street, Dillsburg, PA 17019 09.28-3t
- ESTATE OF BRIAN S. GEHMAN, DECEASED
Late of Hanover Boro., York County, PA.
Executor: Rhonda J. Gehman, 758 McCosh Street, Hanover, PA 17331
Attorney: G. Steven McKonly, Esquire, 119 Baltimore Street, Hanover, PA 17331 09.28-3t
- ESTATE OF BARBARA S. GINGERICH, a/k/a BARBARA A. GINGERICH, DECEASED
Late of Spring Garden Twp., York County, PA.
Executors: Wade Allen Gingerich and Jade Ann Gingerich, c/o MPL Law Firm LLP, 96 S. George Street, Suite 520, York, PA 17401
Attorney: Erik D. Spurlin, Esquire, MPL Law Firm LLP, 96 S. George Street, Suite 520, York, PA 17401 09.28-3t
- ESTATE OF SUSAN L. GLOVER, DECEASED
Late of Penn Twp., York County, PA.
Executrix: Jennie Lynn Harrison, c/o MPL Law Firm LLP, 96 S. George Street, Suite 520, York, PA 17401
Attorney: Erik D. Spurlin, Esquire, MPL Law Firm LLP, 96 S. George Street, Suite 520, York, PA 17401 09.28-3t
- ESTATE OF ELISE CLARE HARRIS, DECEASED
Late of Springettsbury Twp., York County, PA.
Administrator: Irmgard A. Nicolaysen, c/o Morris & Vedder, 32 N. Duke Street, PO Box 149, York, PA 17405
Attorney: Christopher M. Vedder, Esquire, Morris & Vedder, 32 N. Duke Street, PO Box 149, York, PA 17405 09.28-3t
- ESTATE OF KENNETH KANN, a/k/a KENNETH E. KANN, DECEASED
Late of Newberry Twp., York County, PA.
Executor: Ricky L. Kann, c/o Bellomo & Associates, LLC, 3198 East Market Street, York, PA 17402
Attorney: Bellomo & Associates, LLC, 3198 East Market Street, York, PA 17402 09.28-3t
- ESTATE OF SCOTT A. KRUG, DECEASED
Late of Paradise Twp., York County, PA.
Executrix: Sheila A. Krug, c/o Barley Snyder, 14 Center Square, Hanover, PA 17331
Attorney: Jennifer M. Stetter, Esquire, Barley Snyder, 14 Center Square, Hanover, PA 17331 09.28-3t
- ESTATE OF LINDA L. KUHN, a/k/a LINDA L. LANDIS, DECEASED
Late of West Manchester Twp., York County, PA.
Administrator: Justin Reimold, c/o MPL Law Firm LLP, 96 S. George Street, Suite 520, York, PA 17401
Attorney: Erik D. Spurlin, Esquire, MPL Law Firm LLP, 96 S. George Street, Suite 520, York, PA 17401 09.28-3t
- ESTATE OF JUDITH ANN MANN, DECEASED
Late of York, York County, PA.
Executor: Edward A. Mann Jr., 2739 Huntfield Drive, York, PA 17404 09.28-3t
- ESTATE OF JEAN A. MARKEL, DECEASED
Late of Lower Windsor Twp., York County, PA.
Executors: Linda M. Lehman and Wayne R. Markel, c/o Laucks & Laucks, PC, 105 West Broadway, Red Lion, PA 17356
Attorney: David M. Laucks, Esquire, LAUCKS & LAUCKS, PC, 105 West Broadway, Red Lion, PA 17356 09.28-3t
- ESTATE OF ROBERT C. MOTT, a/k/a BOB MOTT, a/k/a ROBERT CHARLES MOTT, DECEASED
Late of New Freedom Boro., York County, PA.
Executor: Artemas J. Mott, c/o Elder Law Firm of Robert Clofine, 340 Pine Grove Commons, York, PA 17403
Attorney: Joy L. Kolodzi, Esquire, Elder Law Firm of Robert Clofine, 340 Pine Grove Commons, York, PA 17403 09.28-3t
- ESTATE OF DONALD D. MYERS, DECEASED
Late of Hellam Twp., York County, PA.
Co-Executrices: Monica E. Gladfelter and Tricia E. Hoke, a/k/a Tricia E. Smeltzer, c/o Richard R. Reilly, Esquire, 54 N. Duke Street, York, PA 17401
Attorney: Richard R. Reilly, Esquire, 54 N. Duke Street, York, PA 17401 09.28-3t
- ESTATE OF JANE R. NEELY, DECEASED
Late of Manchester Twp., York County, PA.
Executor: John S. Neely, 4 Simms Court, Kensington, MD 20895 09.28-3t

ESTATE OF LELAND CLARK PARKER, DECEASED
Late of Red Lion Boro., York County, PA.
Administrator: Mark Tracy Parker, c/o Richard R. Reilly, Esquire, 54 N. Duke Street, York, PA 17401
Attorney: Richard R. Reilly, Esquire, 54 N. Duke Street, York, PA 17401 09.28-3t

ESTATE OF ALTHEA M. PHILLIPS, DECEASED
Late of New Freedom Boro., York County, PA.
Co-Executors: Randy A. Phillips and Denise L. Phillips, c/o Stock and Leader, 221 West Philadelphia Street, Suite 600, York, PA 17401
Attorney: Jody Anderson Leighty, Esquire, STOCK AND LEADER, 221 West Philadelphia Street, Suite 600, York, PA 17401 09.28-3t

ESTATE OF STEWART W. POMRANING, a/k/a STEWART WILLIAM POMRANING, DECEASED
Late of North Codorus Twp., York County, PA.
Executor: Amy E. Pomraning, c/o Laucks & Laucks, PC, 105 West Broadway, Red Lion, PA 17356
Attorney: David M. Laucks, Esquire, LAUCKS & LAUCKS, PC, 105 West Broadway, Red Lion, PA 17356 09.28-3t

ESTATE OF CAROLYN A. QUIGLEY, DECEASED
Late of Fawn Twp., York County, PA.
Executrix: Holly Testerman, c/o MPL Law Firm LLP, 96 S. George Street, Suite 520, York, PA 17401
Attorney: Erik D. Spurlin, Esquire, MPL Law Firm LLP, 96 S. George Street, Suite 520, York, PA 17401 09.28-3t

ESTATE OF FAYE M. ROSENBERRY, DECEASED
Late of Newberry Twp., York County, PA.
Administrators: William J. Rosenberry, Jr. and Wanda J. Ritter, c/o MPL Law Firm LLP, 96 S. George Street, Suite 520, York, PA 17401
Attorney: Erik D. Spurlin, Esquire, MPL Law Firm LLP, 96 S. George Street, Suite 520, York, PA 17401 09.28-3t

ESTATE OF BETTY C. RUHLMAN, a/k/a BETTY LOUISE RUHLMAN, DECEASED
Late of Hanover Boro., York County, PA.
Co-Executrices: Kendra Kauffman and Melissa Storm, c/o Barley Snyder, LLP, 14 Center Square, Hanover, PA 17331
Attorney: Scott L. Kelley, Esquire, Barley Snyder, LLP, 14 Center Square, Hanover, PA 17331 09.28-3t

ESTATE OF FRANCES S. SHANE, DECEASED
Late of York Twp., York County, PA.
Administrator: Edward A. Shane, III, c/o MPL Law Firm LLP, 96 S. George Street, Suite 520, York, PA 17401
Attorney: Erik D. Spurlin, Esquire, MPL Law Firm LLP, 96 S. George Street, Suite 520, York, PA 17401 09.28-3t

ESTATE OF NANCY E. WEAVER, DECEASED
Late of Hanover Boro., York County, PA.
Executor: Lorie A. Klunk, 45 Northview Drive, Hanover, PA 17331
Attorney: G. Steven McKonly, Esquire, 119 Baltimore Street, Hanover, PA 17331 09.28-3t

ESTATE OF JOHN FRANKLIN WILEY, a/k/a JOHN F. WILEY, DECEASED
Late of York Twp., York County, PA.
Executrix: Margaret W. Jones, c/o MPL Law Firm LLP, 96 S. George Street, Suite 520, York, PA 17401
Attorney: Erik D. Spurlin, Esquire, MPL Law Firm LLP, 96 S. George Street, Suite 520, York, PA 17401 09.28-3t

ESTATE OF SHARON L. WILLIAMS, DECEASED
Late of East Manchester Twp., York County, PA.
Executrix: Melissa L. Sudano, c/o Michael B. Scheib, Esquire, 110 South Northern Way, York, PA 17402
Attorney: Michael B. Scheib, Esquire, 110 South Northern Way, York, PA 17402 09.28-3t

ESTATE OF WAYNE L. WILSON, DECEASED
Late of York City, York County, PA.
Executrix: Jada L. Breeland, c/o CGA Law Firm, PC, 135 North George Street, York, PA 17401
Attorney: Frank H. Countess, Esquire, CGA Law Firm, PC, 135 North George Street, York, PA 17401 09.28-3t

ESTATE OF PHYLLIS YOHN-RHODES, DECEASED
Late of West York Boro., York County, PA.
Executrix: Kimberly A. Rice, c/o Richard R. Reilly, Esquire, 54 N. Duke Street, York, PA 17401
Attorney: Richard R. Reilly, Esquire, 54 N. Duke Street, York, PA 17401 09.28-3t

ESTATE OF RICHARD ALBERT ZAEPFEL, DECEASED
Late of York Twp., York County, PA.
Executor: Barbara Myers, 35 South Duke Street, York, PA 17401
Attorney: David Turocy, Esquire, 119 East Market Street, York, PA 17401 09.28-3t

SECOND PUBLICATION

ESTATE OF JAMIE LYNN ABRECHT-STOOPS, DECEASED
Late of York City, York County, PA.
Administrator: Jamie A. Stoops, c/o Elder Law Firm of Robert Clofine, 340 Pine Grove Commons, York, PA 17403
Attorney: Robert Clofine, Esquire, Elder Law Firm of Robert Clofine, 340 Pine Grove Commons, York, PA 17403 09.21-3t

ESTATE OF DEBORAH EILEEN ANDERSON, a/k/a DEBORAH E. ANDERSON, DECEASED
Late of West York Boro., York County, PA.
Co-Executors: Jennifer S. Andujar, a/k/a Jennifer Suellen Forbes and James R. Anderson, a/k/a James Robert Anderson, c/o Richard R. Reilly, Esquire, 54 N. Duke Street, York, PA 17401
Attorney: Richard R. Reilly, Esquire, 54 N. Duke Street, York, PA 17401 09.21-3t

ESTATE OF LOIS C. BARLEY, DECEASED
Late of West Manchester Twp., York County, PA.
Executor: Eric Joseph Barley, c/o Barley Snyder LLP, 100 E. Market Street, York, PA 17401
Attorney: Alex E. Snyder, Esquire, Barley Snyder LLP, 100 E. Market Street, York, PA 17401 09.21-3t

ESTATE OF DORIS J. BLASSER, DECEASED
Late of Springettsbury Twp., York County, PA.
Executors: Jed Blasser and Kriste Myers, 621 Annette Drive, York, PA 17403
Attorney: John L. Senft, Esquire, 2643 Carnegie Road, Suite B, York, PA 17402 09.21-3t

ESTATE OF MICHAEL E. CROWL, a/k/a MICHAEL EDWARD CROWL, DECEASED
Late of Hanover Boro., York County, PA.
Executors: Kevin M. Crowl and Brian E. Crowl, c/o Gates & Gates, P.C., 250 York Street, Hanover, PA 17331
Attorney: Rachel L. Gates, Esquire, Gates & Gates, P.C., 250 York Street, Hanover, PA 17331 09.21-3t

ESTATE OF IRENE L. DEMART, DECEASED
Late of Penn Twp., York County, PA.
Executor: Deborah Schuman, 4306 SW 18th Place, Cape Coral, FL 33914
Attorney: G. Steven McKonly PC, 119 Baltimore Street, Hanover, PA 17331 09.21-3t

ESTATE OF JERRY DUSICH, DECEASED
Late of New Freedom Boro., York County, PA.
Administrator: Donald J. Dusich, 2586 Cousler Circle, York, PA 17404
Attorney: Victor A. Neubaum, Esquire, 42 South Duke Street, York, PA 17401 09.21-3t

ESTATE OF DONALD E. ECKERT, DECEASED
Late of Springettsbury Twp., York County, PA.
Executrix: Denise E. Eckert, c/o CGA Law Firm, PC, 135 North George Street, York, PA 17401
Attorney: Jeffrey L. Rehmeier II, Esquire, CGA Law Firm, PC, 135 North George Street, York, PA 17401 09.21-3t

ESTATE OF JAMES F. EUCLIDE,
DECEASED

Late of York County, PA.
 Executrix: Dorothy A. Euclide, c/o Elder
 Law Firm of Robert Clofine, 340 Pine
 Grove Commons, York, PA 17403
 Attorney: Joy L. Kolodzi, Esquire, Elder
 Law Firm of Robert Clofine, 340 Pine
 Grove Commons, York, PA 17403
 09.21-3t

ESTATE OF ROBERT S. HARRIS,
DECEASED

Late of Shrewsbury Boro., York County, PA.
 Co-Executors: Sharon R. Durand and Paul
 R. Harris, c/o Eveler & DeArment LLP,
 2997 Cape Horn Road, Suite A-6, Red
 Lion, PA 17356
 Attorney: Eveler & DeArment LLP, 2997
 Cape Horn Road, Suite A-6, Red Lion, PA
 17356 09.21-3t

ESTATE OF JACOB LEVERE HEFFNER,
DECEASED

Late of Windsor Twp., York County, PA.
 Administrator: Thomas L. Heffner, c/o MPL
 Law Firm LLP, 96 S. George Street, Suite
 520, York, PA 17401
 Attorney: Erik D. Spurlin, Esquire, MPL
 Law Firm LLP, 96 S. George Street, Suite
 520, York, PA 17401 09.21-3t

ESTATE OF CHARLOTTE HILLMAN, a/k/a
CHARLOTTE E. HILLMAN, DECEASED

Late of Hanover Boro., York County, PA.
 Executor: Richard Lee Hillman, c/o Aevitas
 Law, PLLC, 275 Hess Boulevard, Suite
 101, Lancaster, PA 17601
 Attorney: Santo G. Spataro, Esquire, Aevitas
 Law, PLLC, 275 Hess Boulevard, Suite
 101, Lancaster, PA 17601 09.21-3t

ESTATE OF JEAN E. JACOBS, DECEASED

Late of West York Boro., York County, PA.
 Co-Executors: Wayne E. Jacobs and Sharon
 L. Bowman, c/o MPL Law Firm, LLP, 96
 South George Street, Suite 520, York, PA
 17401
 Attorney: Andrew C. Herrold, Esquire, MPL
 Law Firm, LLP, 96 South George Street,
 Suite 520, York, PA 17401 09.21-3t

ESTATE OF BETTY M. KILE, DECEASED

Late of York Twp., York County, PA.
 Executors: Bonita L. Wilt and Bruce W.
 Kile, c/o John W. Stitt, Esquire, 1434 W.
 Market Street, York, PA 17404
 Attorney: John W. Stitt, Esquire, 1434 W.
 Market Street, York, PA 17404 09.21-3t

ESTATE OF BARRY E. LEHIGH, DECEASED

Late of York City, York County, PA.
 Administrator: Andrew R. Lehigh, Sr., c/o
 MPL Law Firm, 96 S. George Street, Suite
 520, York, PA 17401
 Attorney: David A. Mills, Esquire, MPL
 Law Firm, 96 S. George Street, Suite 520,
 York, PA 17401 09.21-3t

ESTATE OF TREVA P. LEHMAN,
DECEASED

Late of Springettsbury Twp., York County,
 PA.
 Executor: Scott A. Lehman, c/o MPL Law
 Firm, 96 S. George Street, Suite 520, York,
 PA 17401
 Attorney: Andrew C. Herrold, Esquire, MPL
 Law Firm, 96 S. George Street, Suite 520,
 York, PA 17401 09.21-3t

ESTATE OF CAROLYN M. MILBURN, a/k/a
CAROLYN MIRIAM MILBURN, DECEASED

Late of York Twp., York County, PA.
 Executor: Kevin E. Shaffer, c/o Richard R.
 Reilly, Esquire, 54 N. Duke Street, York,
 PA 17401
 Attorney: Richard R. Reilly, Esquire, 54 N.
 Duke Street, York, PA 17401 09.21-3t

ESTATE OF JANET D. OVERMILLER,
DECEASED

Late of North Hopewell Twp., York County,
 PA.
 Executrix: Jill A. Sechrist, c/o Eveler &
 DeArment LLP, 2997 Cape Horn Road,
 Suite A-6, Red Lion, PA 17356
 Attorney: Eveler & DeArment LLP, 2997
 Cape Horn Road, Suite A-6, Red Lion, PA
 17356 09.21-3t

ESTATE OF SYDNEY L. SHAFFER,
DECEASED

Late of Dover Twp., York County, PA.
 Co-Executors: Randy L. Shaffer and Joni C.
 Ritter, c/o MPL Law Firm, LLP, 96 South
 George Street, Suite 520, York, PA 17401
 Attorney: Andrew C. Herrold, Esquire, MPL
 Law Firm, LLP, 96 South George Street,
 Suite 520, York, PA 17401 09.21-3t

ESTATE OF CHARLES B. STUMBAUGH,
a/k/a CHARLES BELVIN STUMBAUGH,
DECEASED

Late of Fairview Twp., York County, PA.
 Executor: Robert C. Stumbaugh, 2145
 Wintermere Pointe Drive, Winter Garden,
 FL 34787
 Attorney: David H. Stone, Esquire, Stone
 LaFaver & Shekletski, PO Box E, New
 Cumberland, PA 17070 09.21-3t

ESTATE OF KENNETH L. WILT, SR.,
DECEASED

Late of York City, York County, PA.
 Administratrix: Melissa A. Wilt, c/o
 Nauman, Smith, Shissler & Hall, LLP, 200
 North Third Street, 18th Floor, Harrisburg,
 PA 17101
 Attorney: Nicholas O. Schwartz, Esquire,
 Nauman, Smith, Shissler & Hall, LLP, 200
 North Third Street, 18th Floor, Harrisburg,
 PA 1710 09.21-3t

ESTATE OF GLYDEN C. WINE, DECEASED

Late of Penn Twp., York County, PA.
 Administrator: Kathryn V. Wine, c/o CGA
 Law Firm, PC, PO Box 606, East Berlin,
 PA 17316
 Attorney: Sharon E. Myers, Esquire, CGA
 Law Firm, PC, PO Box 606, East Berlin,
 PA 17316 09.21-3t

ESTATE OF SHIRLEY E. YOUNG,
DECEASED

Late of York Twp., York County, PA.
 Executor: Christa L. Tillinghast, c/o Bellomo
 & Associates, LLC, 3198 East Market
 Street, York, PA 17402
 Attorney: Bellomo & Associates, LLC, 3198
 East Market Street, York, PA 17402
 09.21-3t

ESTATE OF JEREMY KEITH ZEIGLER,
DECEASED

Late of East Manchester Twp., York County,
 PA.
 Executrix: Carolyn L. Zeigler, c/o Richard
 H. Mylin, III, Esquire, 2025 E. Market
 Street, York, PA 17402
 Attorney: Richard H. Mylin, III, Esquire,
 2025 E. Market Street, York, PA 17402
 09.21-3t

THIRD PUBLICATIONESTATE OF PATRICIA A. ALVELO
DECEASED

Late of Windsor, York County, PA.
 Executor: Brent D. Keeney, c/o Alexis K.
 Swope, Esquire, 50 East Market Street,
 Hellam, PA 17406
 Attorney: Alexis K. Swope, Esquire, 50 East
 Market Street, Hellam, PA 17406
 09.14-3t

ESTATE OF CATHERINE E. ALWINE,
DECEASED

Late of Paradise Twp., York County, PA.
 Administrator: Samuel Alwine, c/o Ream
 Carr Markey Woloshin & Hunter, LLP,
 119 East Market Street, York, PA 17401
 Attorney: Andrew F. Kagen, Esquire, Carr
 Markey Woloshin & Hunter, LLP, 119 East
 Market Street, York, PA 17401 09.14-3t

ESTATE OF ROBERT E. AMES, DECEASED

Late of Manchester Twp., York County, PA.
 Executrix: Patricia A. Ames, c/o Blake &
 Schanbacher Law Firm, LLC, 29 East
 Philadelphia Street, York, PA 17401
 Attorney: Kurt A. Blake, Esquire, Blake
 & Schanbacher Law Firm, LLC, 29 East
 Philadelphia Street, York, PA 17401
 09.14-3t

ESTATE OF NANCY L. BISHOP, DECEASED

Late of Manchester Twp., York County, PA.
 Executors: Bradley V. Bishop, Amy J.
 Bishop and Emily A. Gardner, c/o Kearney
 Graybill, LLC, 940 South Queen Street,
 York, PA 17403
 Attorney: Jack L. Graybill, II, Esquire,
 Kearney Graybill, LLC, 940 South Queen
 Street, York, PA 17403 09.14-3t

ESTATE OF PATRICIA D. BLACK,
DECEASED

Late of North Hopewell Twp., York County,
 PA.
 Administrator: Justin Black, 301 Nittany
 Drive, Monroeville, PA 15146
 09.14-3t

ESTATE OF JAMES F. CHRISTHILF,
DECEASED
Late of Hopewell Twp., York County, PA.
Administrator, C.T.A.: James L. Christhilf,
1637 Pleasantville Drive, Glen Burnie,
MD 21061
Attorney: Clayton A. Lingg, Esquire,
MOONEY LAW, 230 York Street,
Hanover, PA 17331 09.14-3t

ESTATE OF THOMAS R. CORDWELL,
DECEASED
Late of Chanceford Twp., York County, PA.
Executrix: Sabrina Burkins, c/o Blake &
Schanbacher Law Firm, LLC, 29 East
Philadelphia Street, York, PA 17401
Attorney: Kurt A. Blake, Esquire, Blake
& Schanbacher Law Firm, LLC, 29 East
Philadelphia Street, York, PA 17401
09.14-3t

ESTATE OF BARBARA ANN DENSEL,
DECEASED
Late of West Manchester Twp., York County,
PA.
Executrix: Kathie S. Hoffman, c/o Bellomo
& Associates, LLC, 3198 East Market
Street, York, PA 17402
Attorney: Jeffrey R. Bellomo, Esquire,
Bellomo & Associates, LLC, 3198 East
Market Street, York, PA 17402 09.14-3t

ESTATE OF RICHARD F. DISSINGER, II,
DECEASED
Late of Carroll Twp., York County, PA.
Executor: Barry L. Dissinger, c/o Frey &
Tiley, 5 South Hanover Street, Carlisle, PA
17013
Attorney: Stephen D. Tiley, Esquire, Frey &
Tiley, 5 South Hanover Street, Carlisle, PA
17013 09.14-3t

ESTATE OF BEVERLY A. GRAYBILL,
DECEASED
Late of Springettsbury Twp., York County,
PA.
Administratrix: Robin King, c/o Law Offices
of Craig A. Diehl, 119A West Hanover
Street, Spring Grove, PA 17362
Attorney: Craig A. Diehl, Esquire, Law
Offices of Craig A. Diehl, 119A West
Hanover Street, Spring Grove, PA 17362
09.14-3t

ESTATE OF PEGGY ANN HORNER,
DECEASED
Late of Peach Bottom Twp., York County,
PA.
Executor: Melanie Barnes, 1749A
Jarrettsville Road, Jarrettsville, MD 21084
09.14-3t

ESTATE OF ALBERT J. HOWARD, a/k/a
ALBERT JAMES HOWARD, JR., DECEASED
Late of Windsor Twp., York County, PA.
Co-Executors: Keith B. Howard and
Gregory A. Howard, c/o Barley Snyder,
100 East Market Street, York, PA 17401
Attorney: Stacey R. MacNeal, Esquire,
Barley Snyder, 100 East Market Street,
York, PA 17401 09.14-3t

ESTATE OF CLAIR E. KOHLER, DECEASED
Late of Spring Garden Twp., York County,
PA.
Executor: Jack L. Graybill II, Esquire, c/o
Kearney Graybill, LLC, 940 South Queen
Street, York, PA 17403
Attorney: Jack L. Graybill II, Esquire,
Kearney Graybill, LLC, 940 South Queen
Street, York, PA 17403 09.14-3t

ESTATE OF RAYMOND E. LEBER, a/k/a
RAYMOND LEBER, DECEASED
Late of Springfield Twp., York County, PA.
Co-Executrices: Carla A. Plouse and Melissa
K. Milner, c/o Halbruner, Hatch & Guise,
LLP, 3435 Market Street, Camp Hill, PA
17011
Attorney: Jacqueline A. Kelly, CELA,
Esquire, Halbruner, Hatch & Guise, LLP,
3435 Market Street, Camp Hill, PA 17011
09.14-3t

ESTATE OF MARSHALL D. LEDFORD,
DECEASED
Late of Manheim Twp., York County, PA.
Executor: Alma L. Breedlove, 331
Westminster Avenue, Hanover, PA 17331
Attorney: G. Steven McKonly PC, 119
Baltimore Street, Hanover, PA 17331
09.14-3t

ESTATE OF MARY J. LYNCH, a/k/a MARY
JANE LYNCH, DECEASED
Late of Manchester Twp., York County, PA.
Executrix: Linda J. Baugher, 705 Tioga
Street, York, PA 17404
Attorney: Clayton A. Lingg, Esquire,
MOONEY LAW, 230 York Street,
Hanover, PA 17331 09.14-3t

ESTATE OF BETTY B. NEWSOM, a/k/a
BETTY M. BERDAN, DECEASED
Late of Jackson Twp., York County, PA.
Executor: Michael L. Newsom, c/o Gates &
Gates, P.C., 250 York Street, Hanover, PA
17331
Attorney: Samuel A. Gates, Esquire, Gates
& Gates, P.C., 250 York Street, Hanover,
PA 17331 09.14-3t

ESTATE OF MARY JANE W. PYLE, a/k/a
MARY JANE PYLE, DECEASED
Late of North Codorus Twp., York County,
PA.
Executor: Larry L. Pyle, 2190 Keeney Road,
Spring Grove, PA 17362
Attorney: Arthur J. Becker, Jr., Esquire,
Becker Law Group, P.C., 529 Carlisle
Street, Hanover, PA 17331 09.14-3t

ESTATE OF KAREN S. RITTENHOUSE,
DECEASED
Late of Dover Twp., York County, PA.
Administrator: Stephanie A. Franklin, c/o
Gettle Vaughn Law LLC, 13 East Market
Street, York, PA 17401
Attorney: Gregory E. Gettle, Esquire, Gettle
Vaughn Law LLC, 13 East Market Street,
York, PA 17401 09.14-3t

ESTATE OF MARVIN RUSSELL
SEGREAVES, DECEASED
Late of North Codorus Twp., York County,
PA.
Executor: Laura J. Connor, c/o William F.
Hoffmeyer, Esquire, 30 North George
Street, York, PA 17401
Attorney: William F. Hoffmeyer, Esquire, 30
North George Street, York, PA 17401
09.14-3t

ESTATE OF BETH A. SMITH, a/k/a
BETH ANN SMITH, a/k/a BETH SMITH,
DECEASED
Late of West Manchester Twp., York County,
PA.
Executor: Lonny A. Link, c/o GARBER
& GARBER LAW, 208 Hellam Street,
Wrightsville, PA 17368
Attorney: John M. Garber, Esquire,
GARBER & GARBER LAW, 208 Hellam
Street, Wrightsville, PA 17368 09.14-3t

ESTATE OF JOSEPH S. SPEAKER,
DECEASED
Late of Monaghan Twp., York County, PA.
Executor: Patricia L. Speaker, c/o Halbruner,
Hatch & Guise, LLP, 3435 Market Street,
Camp Hill, PA 17011
Attorney: Craig A. Hatch, Esquire, CELA,
Halbruner, Hatch & Guise, LLP, 3435
Market Street, Camp Hill, PA 17011
09.14-3t

ESTATE OF WILLIAM T. STANLEY,
DECEASED
Late of Springettsbury Twp., York County,
PA.
Executor: Michael Stanley, c/o Michael B.
Scheib, Esquire, 110 South Northern Way,
York, PA 17402
Attorney: Michael B. Scheib, Esquire, 110
South Northern Way, York, PA 17402
09.14-3t

ESTATE OF DORIS E. WINEMILLER,
DECEASED
Late of Shrewsbury Boro., York County, PA.
Executor: Terry E. Winemiller, c/o Eveler &
DeArment LLP, 2997 Cape Horn Road,
Suite A-6, Red Lion, PA 17356
Attorney: Eveler & DeArment LLP, 2997
Cape Horn Road, Suite A-6, Red Lion, PA
17356 09.14-3t

ESTATE OF KURT MICHAEL ZIEGLER,
DECEASED
Late of Hanover, York County, PA.
Executor: Cynthia K. Ziegler, 311 South
Street, McSherrystown, PA 17344
09.14-3t

KENNETH E. KANN TRUST DATED
MARCH 8, 2023
Notice is hereby given that Ricky L. Kann is the
Successor Trustee of the above-named Trust.
All persons indebted to Kenneth E. Kann are
requested to make payment and all those having
claims against Kenneth E. Kann are directed to
present the same to: Ricky L. Kann, Successor
Trustee c/o Jeffrey R. Bellomo, Esquire,
Bellomo & Associates, LLC, 3198 East Market
Street, York, PA 17402 09.14-3t

CIVIL NOTICES

ACTION IN MORTGAGE FORECLOSURE

YORK COUNTY
COURT OF COMMON PLEAS
NUMBER: 2023-SU-002383
NOTICE OF ACTION IN MORTGAGE FORECLOSURE

Finance of America Reverse LLC, Plaintiff v. Mark L. Landis, Known Surviving Heir of Barry Landis, Tammy S. Shipley, Known Surviving Heir of Barry Landis, Lisa M. Landis a/k/a Lisa M. McVicker, Known Surviving Heir of Barry Landis, and Unknown Surviving Heirs of Barry Landis, Defendants

TO: Unknown Surviving Heirs of Barry Landis. Premises subject to foreclosure: 2845 Sky Top Trail, Dover, Pennsylvania 17315. 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. **Pennsylvania Lawyer Referral Service, York County Bar Association, 137 East Market Street, York, Pennsylvania 17401, (717) 854-8755.**

9-28-1t Solicitor

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

NO: 2023-SU-002244

ATHENE ANNUITY & LIFE ASSURANCE COMPANY vs. MICHAEL MCGUIRE, AS SURVIVING HEIR OF DONNA J. MCGUIRE A/K/A DONNA JEAN MCGUIRE, DECEASED, PAUL MCGUIRE, AS SURVIVING HEIR OF DONNA J. MCGUIRE A/K/A DONNA JEAN MCGUIRE, DECEASED, UNKNOWN SURVIVING HEIRS OF DONNA J. MCGUIRE A/K/A DONNA JEAN MCGUIRE, DECEASED,

NOTICE

TO THE DEFENDANTS:

You are hereby notified Athene Annuity & Life Assurance Company, has filed a Complaint in Mortgage Foreclosure with regard to 95

Meadow Road, York, PA 17406, endorsed with a Notice to Defend, against you at No. 2023-SU-002244 in the Civil Division of the Court of Common Pleas of York County, Pennsylvania, wherein plaintiff seeks to foreclose on the mortgage encumbering said property, which foreclosure would lead to a public sale by the York County Sheriff.

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 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.

York County Lawyer Referral Service
York County Bar Association
137 E. Market Street
York, PA 17401
(717) 854-8755

9-28-1t Solicitor

ARTICLES OF INCORPORATION

NOTICE is hereby given that **Kinsley Family Offices, Inc.** has been incorporated under the provisions of the Pennsylvania Business Corporation Law of 1988.

9-28-1t Solicitor

CHANGE OF NAME

IN THE COURT OF COMMON PLEAS OF YORK COUNTY, PENNSYLVANIA

NOTICE is hereby given that on September 22, 2023 a petition for change of name was filed in the Court of Common Pleas, requesting a decree to change the name of Roberk Kaysheen Goldson to Robert Kaysheen Goldson. The Court has fixed the day of 10/24/2023 at 10:00 a.m. in Courtroom #7002, at the

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 said petitioner should not be granted.

9.28-1t Solicitor

DISSOLUTION NOTICE

NOTICE is hereby given to all persons interested or who may be affected that 111 EAST PRINCESS STREET ASSOCIATES, LLC, a Pennsylvania Corporation, having a registered address at 29 S DUKE ST, YORK, PA 17401 is about to file Articles of Dissolution with the Department of State of the Commonwealth of Pennsylvania and that its Board of Directors are now engaged in winding up and settling the affairs of the corporation so that its corporate existence shall be ended by the issuance of a Certificate of Dissolution under the Pennsylvania Business Corporation Law of 1988.

9.28-1t Solicitor

NOTICE is hereby given to all persons interested or who may be affected that Felch's Machine Shop, Inc., a Pennsylvania Corporation, having a registered address at 231 Baltimore St., Hanover, PA 17331 is about to file Articles of Dissolution with the Department of State of the Commonwealth of Pennsylvania and that its Board of Directors are now engaged in winding up and settling the affairs of the corporation so that its corporate existence shall be ended by the issuance of a Certificate of Dissolution under the Pennsylvania Business Corporation Law of 1988.

9.28-1t Solicitor

NOTICE is hereby given to all persons interested or who may be affected that T-TOWN, LLC, a Pennsylvania Corporation, having a registered address at 29 S DUKE ST, YORK, PA, 17401 is about to file Articles of Dissolution with the Department of State of the Commonwealth of Pennsylvania and that its Board of Directors are now engaged in winding up and settling the affairs of the corporation so that its corporate existence shall be ended by the issuance of a Certificate of Dissolution under the Pennsylvania Business Corporation Law of 1988.

9.28-1t Solicitor

Notice is hereby given to all persons interested or who may be affected by Dr. Scott D. Williams, LLC, a Pennsylvania limited liability company, that the Member is now engaged in winding up and settling the affairs of said entities so that the existence of each shall be ended by the filing of a Certificate of Termination with the Department of State of the Commonwealth of Pennsylvania pursuant to the provisions of the Pennsylvania Limited Liability Company Act.

9.28-1t Solicitor

SHERIFF SALE

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

Nationstar Mortgage LLC
PLAINTIFF
VS.

Stephen Smith, known Heir of Dorothy M. Edquist, deceased and Unknown Heirs, Successors, Assigns and All Persons, Firms or Associations Claiming Right, Title or Interest from or under Dorothy M. Edquist, deceased and Sharon Edquist, known Heir of Harold W. Edquist, deceased and Diane Kahler, known Heir of Harold W. Edquist, deceased and Unknown Heirs, Successors, Assigns and All Persons, Firms or Associations Claiming Right, Title or Interest from or under Harold W. Edquist, deceased
DEFENDANTS

NO: 2023-SU-000249

NOTICE OF SHERIFF’S SALE OF REAL PROPERTY

TO: Unknown Heirs, Successors, Assigns and All Persons, Firms or Associations Claiming Right, Title or Interest from or under Dorothy M. Edquist, deceased & Unknown Heirs, Successors, Assigns and All Persons, Firms or Associations Claiming Right, Title or Interest from or under Harold W. Edquist, deceased
4 Vista Drive
New Cumberland, PA 17070

Your house (real estate) at:
4 Vista Drive, New Cumberland, PA 17070
Parcel ID:27-000-06-0026.00-00000
is scheduled to be sold at Sheriff’s Sale at York County Administration Building, 28 East Market Street, York, PA 17401 on December 4, 2023 at 2:00PM to enforce the court judgment of \$196,048.45 obtained by Nationstar Mortgage LLC 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:

The sale will be cancelled if you pay back to Nationstar Mortgage LLC the amount of the judgment plus costs or the back payments, late

charges, costs, and reasonable attorneys fees due. To find out how much you must pay, you may call: LOGS Legal Group, LLP,(610) 278-6800.

PLEASE NOTE a Schedule of Distribution will be filed by the Sheriff on a date specified by the Sheriff not later than thirty (30) days after sale. Distribution will be made in accordance with the schedule unless exceptions are filed thereto within 20 days after the filing of the schedule.

9.28-1t Solicitor

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

NewRez LLC d/b/a Shellpoint Mortgage Servicing
PLAINTIFF
VS.

Evelyn A. Morgan, known Heir of James C. Morgan, deceased and Unknown Heirs, Successors, Assigns and All Persons, Firms or Associations Claiming Right, Title or Interest from or under James C. Morgan, deceased
DEFENDANTS

NO: 2023-SU-000910

NOTICE OF SHERIFF’S SALE OF REAL PROPERTY

TO: Unknown Heirs, Successors, Assigns and All Persons, Firms or Associations Claiming Right, Title or Interest from or under James C. Morgan, deceased
5067 Lincoln Highway West
Thomasville, PA 17364

Your house (real estate) at:
5067 Lincoln Highway West, Thomasville, PA 17364

Parcel ID: 33000HF00370000000
is scheduled to be sold at Sheriff’s Sale at York County Administration Building, 28 East Market Street, York, PA 17401 on December 4, 2023 at 2:00PM to enforce the court judgment of \$34,518.97 obtained by NewRez LLC d/b/a Shellpoint Mortgage Servicing 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:

The sale will be cancelled if you pay back to NewRez LLC d/b/a Shellpoint Mortgage Servicing the amount of the judgment plus costs or the back payments, late charges, costs, and reasonable attorneys fees due. To find out how much you must pay, you may call: LOGS Legal Group, LLP., (610) 278-6800.

PLEASE NOTE a Schedule of Distribution will be filed by the Sheriff on a date specified by the Sheriff not later than thirty (30) days after sale. Distribution will be made in accordance with the schedule unless exceptions are filed thereto within 20 days after the filing of the schedule.

9.28-1t Solicitor

**The York Legal Record
Publication Board is seeking
articles**

on current legal topics such as case law summaries, legislative updates, or other issues that may be of interest to YCBA members. Submissions should be no more than one page in length and should be educational and not promotional in nature. All submissions are subject to the review and approval of the Publication Board. Submitters are eligible for a special offer of \$200 for a full-page color advertisement to run along with their article.

Please send submissions to
yorklegalrecord@yorkbar.com.

LOOKING FOR ESTATE NOTICES

OR OTHER LEGAL NOTICES
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