

# York Legal Record

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

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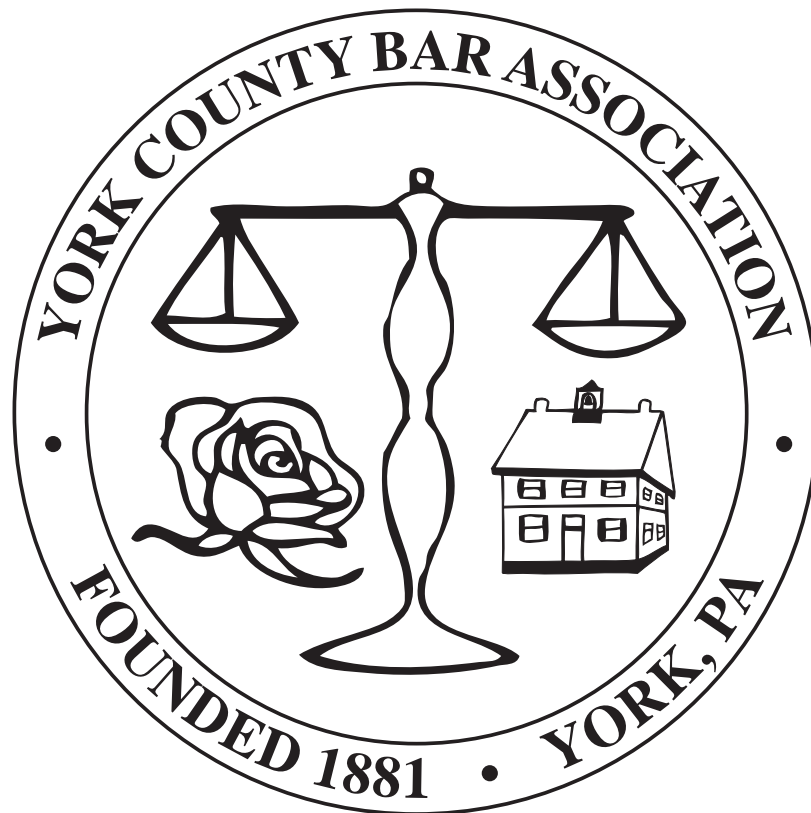
Vol. 137

YORK, PA, THURSDAY, MARCH 30, 2023

No. 1

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Dated Material Do Not Delay

## Lawyers Concerned for Lawyers

York Support Group Meetings  
**3<sup>rd</sup> Wednesday** of each  
month

**April 19, 2023**  
next meeting

Strictly confidential program for  
anyone dealing with alcohol or  
drug issues, depression, bipolar  
issues, eating disorders,  
gambling, etc.

For additional information and  
locations of each meeting – Call  
LCL 800-335-2572 or  
anonymously to Cheryl  
Kauffman 717-854-8755 x203 at  
the York Bar Association

**All information confidential**

## York Bar Center Operations Update

**The YCBA/YCBF/York Legal  
Record offices are operating  
under regular business hours**

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

**Bar Center access is limited  
to staff and key personnel.  
All others by appointment  
only.**

**Questions or appointment  
please call 717-854-8755 or  
email [info@yorkbar.com](mailto:info@yorkbar.com)**

**For notary services email  
[notary@yorkbar.com](mailto:notary@yorkbar.com)**

## Opinions, Opinions, Opinions . . .

The York Legal Record  
wants decisions and  
opinions from the York  
County Court of Common  
Pleas.

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](mailto: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 JAMES W. ADAMS, SR., DECEASED

Late of Fawn Twp., York County, PA.  
 Administratrix: Joanne R. Adams, c/o  
 Laura S. Manifold, Esquire, PO Box 312,  
 Stewartstown, PA 17363  
 Attorney: Laura S. Manifold, Esquire, PO  
 Box 312, Stewartstown, PA 17363 03.30-3t

## ESTATE OF PATRICIA JEAN ADAMS, DECEASED

Late of Shrewsbury Boro., York County, PA.  
 Administratrix: Joanne R. Adams, c/o  
 Laura S. Manifold, Esquire, PO Box 312,  
 Stewartstown, PA 17363  
 Attorney: Laura S. Manifold, Esquire, PO  
 Box 312, Stewartstown, PA 17363 03.30-3t

## ESTATE OF ROLAND C. ANSTINE, a/k/a ROLAND CURTIS ANSTINE, DECEASED

Late of Fairview Twp., York County, PA.  
 Co-Executrices: Deborah Anstine, 440  
 Fritztown Rd., Reading, PA 19608 and  
 Cheryl L. Criswell, 2813 Tonys Dr., York,  
 PA 17408  
 Attorney: Gerald J. Shekletski, Esquire,  
 Stone LaFaver & Shekletski, PO Box E,  
 New Cumberland, PA 17070 03.30-3t

## ESTATE OF LYNNE BASSARO, DECEASED

Late of York City, York County, PA.  
 Administrator: Michael R. Bassaro, 1618  
 Chester Road, Chester, MD 21619  
 Attorney: Steven M. Carr, Esquire, Ream,  
 Carr, Markey Woloshin & Hunter LLP,  
 119 E. Market Street, York, PA 17401 03.30-3t

## ESTATE OF PAUL M. BOYER, DECEASED

Late of Newberry Twp., York County, PA.  
 Executor: Michael L. Bangs, Esquire, Bangs  
 Law Office, LLC, 429 South 18th Street,  
 Camp Hill, PA 17011  
 Attorney: Michael L. Bangs, Esquire, Bangs  
 Law Office, LLC, 429 South 18th Street,  
 Camp Hill, PA 17011 03.30-3t

## ESTATE OF JEANNE E. BUNTY, a/k/a JEANNE ELIZABETH BUNTY, DECEASED

Late of Hanover Boro., York County, PA.  
 Administrator: James A. Bunty II, 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 03.30-3t

## ESTATE OF JANET I. FULCHER, DECEASED

Late of Peach Bottom Twp., York County,  
 PA.  
 Executrix: Lauren A. Fulcher, 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 03.30-3t

## ESTATE OF WILLIAM T. GLENWRIGHT, a/k/a WILLIAM T. GLENWRIGHT, JR., DECEASED

Late of Springettsbury Twp., York County,  
 PA.  
 Executor: Marie Glenwright, 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 03.30-3t

## ESTATE OF ANDREW W. HAMILTON JR., DECEASED

Late of Manchester Twp., York County, PA.  
 Executor: Andrew W. Hamilton, III, 2808  
 Glen Hollow Drive, York, PA 17406 03.30-3t

## ESTATE OF SANDRA LEE HERBERT, a/k/a SANDRA L. HERBERT, DECEASED

Late of Lower Windsor Twp., York County,  
 PA.  
 Executrix: Teresa Moya, 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 03.30-3t

## ESTATE OF BARBARA ANN HOLLEY, DECEASED

Late of Penn Twp., York County, PA.  
 Executor: Thomas M. Shorb, 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 03.30-3t

## ESTATE OF ROBERT A. JENNINGS, a/k/a ROBERT ALLEN JENNINGS, DECEASED

Late of York Twp., York County, PA.  
 Executor: Ralph M. Speece, 263 Winners  
 Cir., Red Lion, PA 17356  
 Attorney: Scott L. Grenoble, Esquire,  
 Buzgon Davis Law Offices, PO Box 49,  
 525 South Eighth Street, Lebanon, PA  
 17042 03.30-3t

## ESTATE OF BETTY J. McCLEARY, DECEASED

Late of Red Lion Boro., York County, PA.  
 Executrix: Kandi J. McCleary, 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 03.30-3t

## ESTATE OF DANIEL R. McELWAIN, DECEASED

Late of Hopewell Twp., York County, PA.  
 Executrix: Patricia L. McElwain, 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 03.30-3t

## ESTATE OF EVA V. MURPHY, DECEASED

Late of York County, PA.  
 Executrix: Kathryn S. Deibler, 64A  
 Montebello Road, Duncannon, PA 17020 03.30-3t

## ESTATE OF SHIRLEY J. NEIDERER, a/k/a SHIRLEY JUENE NEIDERER, DECEASED

Late of Manheim Twp., York County, PA.  
 Executrix: Susan M. Gross, 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 03.30-3t

## ESTATE OF TERRY LYNN ODOMS, DECEASED

Late of York City, York County, PA.  
 Administrator: Terry R. Murray, Sr., 245 E.  
 College Ave., York, PA 17403  
 Attorney: Latisha B. Schuenemann, Barley  
 Snyder, LLP, 2755 Century Blvd.,  
 Wyomissing, PA 19610 03.30-3t

## ESTATE OF FRANK R. WARNER, JR., DECEASED

Late of Chanceford Twp., York County, PA.  
 Executor: Max B. Warner, 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 03.30-3t

## ESTATE OF SANDRA M. WILSON, a/k/a SANDRA WILSON, DECEASED

Late of Franklintown Boro., York County,  
 PA.  
 Executor: Jeffrey W. Wilson, c/o Walters &  
 Galloway, PLLC, 54 East Main Street,  
 Mechanicsburg, PA 17055  
 Attorney: Jessica F. Greene, Esquire, Walters  
 & Galloway, PLLC, 54 East Main Street,  
 Mechanicsburg, PA 17055 03.30-3t

## SECOND PUBLICATION

## ESTATE OF GEORGE R. AIRING, DECEASED

Late of Dover Boro., York County, PA.  
 Executor: Bradley S. Airing, c/o MPL Law  
 Firm, LLP, 96 South George Street, Ste.  
 520, York, PA 17401  
 Attorney: Andrew C. Herrold, Esquire, MPL  
 Law Firm, LLP, 96 South George Street,  
 Ste. 520, York, PA 17401 03.23-3t

ESTATE OF CAROL ZENOBIA BARNES, a/k/a CAROL Z. BARNES, DECEASED  
Late of York City, York County, PA.  
Executor: Kirra Z. Barnes, c/o Sommer & O'Donnell, LLC, 36 South Hanover Street, Carlisle, PA 17013  
Attorney: Brandon S. O'Donnell, Esquire, Sommer & O'Donnell, LLC, 36 South Hanover Street, Carlisle, PA 17013

03.23-3t

ESTATE OF LEN KIRBY CLAYCOMB, a/k/a LEN K. CLAYCOMB, DECEASED  
Late of Franklin Twp., York County, PA.  
Executor: Janet Kay Sutley, c/o Charles J. Long, Esquire, 25 North Duke Street, Suite 202, York, PA 17401  
Attorney: Charles J. Long, Esquire, 25 North Duke Street, Suite 202, York, PA 17401

03.23-3t

ESTATE OF DEBORAH M. DEHOFF, DECEASED  
Late of Hanover Boro., York County, PA.  
Executor: Matthew L. Guthrie, 14 Center Square, Hanover, PA 17331  
Attorney: Matthew L. Guthrie, Esquire, Barley Snyder LLP, 14 Center Square, Hanover, PA 17331

03.23-3t

ESTATE OF ROBERT E. DELP, DECEASED  
Late of York Twp., York County, PA.  
Executor: Mildred E. Delp, c/o SALZMANN HUGHES PC, 354 Alexander Spring Road, Suite 1, Carlisle, PA 17015  
Attorney: Steven E. Grubb, Esquire, SALZMANN HUGHES PC, 354 Alexander Spring Road, Suite 1, Carlisle, PA 17015

03.23-3t

ESTATE OF MARILYN J. DONALDSON, DECEASED  
Late of Franklin Twp., York County, PA.  
Executor: Timothy S. Donaldson, 155 Franklinton Road, Dillsburg, PA 17019  
Attorney: Wm. D. Schrack III, BENN LAW FIRM, 124 W. Harrisburg Street, Dillsburg, PA 17019

03.23-3t

ESTATE OF JOHN J. DRECHSLER, a/k/a JOHN J. DRECHSLER, JR., DECEASED  
Late of Hanover Boro., York County, PA.  
Administratrix: Martha J. Lawrence, c/o Scott A. Ruth, Esquire, 123 Broadway, Hanover, PA 17331  
Attorney: Scott A. Ruth, Esquire, 123 Broadway, Hanover, PA 17331

03.23-3t

ESTATE OF LAURA M. ERCKMAN, DECEASED  
Late of West Manheim Twp., York County, PA.  
Executrix: Holly McCartney Chalk, 2169 Woodview Road, Finksburg, MD 21048  
Attorney: Clayton A. Lingg, Esquire, MOONEY LAW, 230 York Street, Hanover, PA 17331

03.23-3t

ESTATE OF VLADIMIR GEORGE FEDEROFF, DECEASED  
Late of Penn Twp., York County, PA.  
Executor: Valerie R. Federoff, 795 Black Rock Road, Hanover, PA 17331  
Attorney: Arthur J. Becker, Jr., Esquire, Becker Law Group, P.C., 529 Carlisle Street, Hanover, PA 17331

03.23-3t

ESTATE OF STEVEN L. FERREE, DECEASED  
Late of North Hopewell Twp., York County, PA.  
Executor: Trampas S. Ferree, c/o Barley Snyder LLP, 100 E. Market Street, York, PA 17401  
Attorney: Larry C. Heim, Esquire, Barley Snyder LLP, 100 E. Market Street, York, PA 17401

03.23-3t

ESTATE OF LIND G. FREY, DECEASED  
Late of Chanceford Twp., York County, PA.  
Executors: Michelle D. Kennedy, Angela C. Tyson, a/k/a Angela C. Burks, and Justin L. Frey, c/o Bellomo & Associates, LLC, 3198 East Market Street, York, PA 17402  
Attorney: Bellomo & Associates, LLC, 3198 East Market Street, York, PA 17402

03.23-3t

ESTATE OF MICHAEL C. HARLACHER, DECEASED  
Late of Dover Twp., York County, PA.  
Executrix: Melissa Ann Graser, c/o Andrea S. Anderson, Esquire, 901 Delta Road, Red Lion, PA 17356  
Attorney: Andrea S. Anderson, Esquire, 901 Delta Road, Red Lion, PA 17356

03.23-3t

ESTATE OF CYNTHIA A. HARMAN, DECEASED  
Late of Hallam Boro., York County, PA.  
Administrator: Cameron J. Winters, c/o The Hamme Law Firm, LLC, 1946 Cralisile Road, York, PA 17408  
Attorney: Tessa Marie Myers, Esquire, The Hamme Law Firm, LLC, 1946 Cralisile Road, York, PA 17408

03.23-3t

ESTATE OF ROBERT ARTHUR HARMAN, a/k/a ROBERT A. HARMAN, DECEASED  
Late of Fairview Twp., York County, PA.  
Co-Executors: David William Harman, IV and Lucy Harman, 2237 Orchard Road, Camp Hill, PA 17011  
Attorney: David H. Stone, Esquire, Stone LaFaver & Shekletski, PO Box E, New Cumberland, PA 17070

03.23-3t

ESTATE OF ALBERT HUGH HOLMES, DECEASED  
Late of Hopewell Twp., York County, PA.  
Executrix: Rosemary Holmes, 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

03.23-3t

ESTATE OF BRYAN D. JACOBS, DECEASED  
Late of East Manchester Twp., York County, PA.  
Administratrix: Bonnye L. Haseleu, 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

03.23-3t

ESTATE OF CARLEAN (CARL) JIMERSON JR., DECEASED  
Late of York County, PA.  
Administrator: Matthew David Jimerson, 6501 San Antonio Dr. NE, Unit 4801, Albuquerque, NM 87109

03.23-3t

ESTATE OF DEQUAY R. LAUCHMAN, DECEASED  
Late of Heidelberg Twp., York County, PA.  
Executor: Wanda A. Crone, 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

03.23-3t

ESTATE OF JOHN R. MANN, DECEASED  
Late of Spingettsbury Twp., York County, PA.  
Executor: Wayne Allen Smith, 750 Ridgeview Ln, York, PA 17406

03.23-3t

ESTATE OF SARA E. MARKS, a/k/a SARA ELIZABETH MARKS, DECEASED  
Late of Franklin Twp., York County, PA.  
Executrix: Connie L. Chamberlain, c/o Charles E. Shields, III, Esquire, 6 Clouser Rd., Mechanicsburg, PA 17055  
Attorney: Charles E. Shields, III, Esquire, 6 Clouser Rd., Mechanicsburg, PA 17055

03.23-3t

ESTATE OF WILLIAM J. MASLOWSKI, JR., a/k/a WILLIAM J. MASLOWSKI, a/k/a WILLIAM MASLOWSKI, a/k/a WILLIAM JOSEPH MASLOWSKI, JR., DECEASED  
Late of Dover Twp., York County, PA.  
Co-Executrices: Charlotte A. Buck and Marie C. Spoon, 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

03.23-3t

ESTATE OF KATHERYN L. MUMMERT, DECEASED  
Late of Jackson Twp., York County, PA.  
Executor: James A. Mummert, 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

03.23-3t

ESTATE OF PATRICK J. PROSSER, a/k/a  
PATRICK JEROME PROSSER, DECEASED  
Late of Peach Bottom Twp., York County,  
PA.  
Executrix: Elizabeth Ann Prosser, c/o Law  
Offices Donald L. Reihart, Esquire LLC,  
110 S. Northern Way, York, PA 17402  
Attorney: Donald L. Reihart, Esquire, Law  
Offices Donald L. Reihart, Esquire LLC,  
110 S. Northern Way, York, PA 17402  
03.23-3t

ESTATE OF MATTHEW MICHAEL  
SCHULTZ, DECEASED  
Late of Springettsbury Twp., York County,  
PA.  
Executor: Royal Vernon Schultz, 240  
Nursery Rd., Wellsville, PA 17365  
03.23-3t

ESTATE OF DONALD C. SHANK,  
DECEASED  
Late of Dallastown Boro., York County, PA.  
Executor: Carol A. Baranik, c/o Trinity Law,  
1681 Kenneth Road, Building 2, York, PA  
17408  
Attorney: Patrick J. Schaeffer, Esquire and  
Laura E. Bayer, Esquire, Trinity Law, 1681  
Kenneth Road, Building 2, York, PA 17408  
03.23-3t

ESTATE OF MARY W. SOHNLEITNER,  
DECEASED  
Late of Springettsbury Twp., York County,  
PA.  
Executors: Kimberly A. Myers and Wendy  
S. Wells, a/k/a Wendy S. Eisenhart, c/o  
Gettle Vaughn Law LLC, 13 East Market  
Street, York, PA 17402  
Attorney: Jeffrey A. Gettle, Esquire, Gettle  
Vaughn Law LLC, 13 East Market Street,  
York, PA 17402 03.23-3t

ESTATE OF WILLIAM H. SPRENKLE, JR.,  
DECEASED  
Late of York City, York County, PA.  
Executor: M&T Bank, c/o Shelly J. Kunkel,  
Senior Vice President, c/o Morris &  
Vedder, 32 N. Duke St., PO Box 149,  
York, PA 17405  
Attorney: Christopher M. Vedder, Esquire,  
Morris & Vedder, 32 N. Duke St., PO Box  
149, York, PA 17405 03.23-3t

ESTATE OF MARGARETTE L. STAUFFER,  
DECEASED  
Late of Springettsbury Twp., York County,  
PA.  
Executors: John E. Giles and Thomas W.  
Giles, 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 03.23-3t

ESTATE OF GEORGE R. STONER, a/k/a  
GEORGE RODNEY STONER, DECEASED  
Late of Fairview Twp., York County, PA.  
Executor: Timothy Eugene Stoner, c/o Law  
Offices of Craig A. Diehl, 3464 Trindle  
Road, Camp Hill, PA 17011  
Attorney: Craig A. Diehl, Esquire, Law  
Offices of Craig A. Diehl, 3464 Trindle  
Road, Camp Hill, PA 17011 03.23-3t

ESTATE OF ROBERT S. TEMPLETON,  
DECEASED  
Late of Hanover Boro., York County, PA.  
Executrix: Jennifer L. Riebling, 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 03.23-3t

ESTATE OF MIRIAM WALTERS, a/k/a  
MIRIAM M. WALTERS, DECEASED  
Late of Springettsbury Twp., York County,  
PA.  
Executrix: Leah G. Miller, 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 03.23-3t

ESTATE OF LARRY G. WARNER,  
DECEASED  
Late of Conewago Twp., York County, PA.  
Executrix: Debra S. Warner, 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 03.23-3t

### THIRD PUBLICATION

ESTATE OF GLORIA L. ALTLAND,  
DECEASED  
Late of Warrington Twp., York County, PA.  
Executor: James D. Altlund, c/o H.  
Robert Fischer, III, Esquire, Walters &  
Galloway, PLLC, 54 East Main Street,  
Mechanicsburg, PA 17055  
Attorney: H. Robert Fischer, III, Esquire,  
Walters & Galloway, PLLC, 54 East Main  
Street, Mechanicsburg, PA 17055  
03.16-3t

ESTATE OF ANNABELLE L. AMSPACHER,  
a/k/a ANNABELLE LOUISE KREBS  
AMSPACHER, DECEASED  
Late of York Twp., York County, PA.  
Executors: Michele L. Boor and LeRoy G.  
Amspacher, 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 03.16-3t

ESTATE OF PATRICIA ANN ANDERSON,  
a/k/a PATRICIA A. ANDERSON, DECEASED  
Late of Conewago Twp., York County, PA.  
Executor: Jeffrey A. Anderson, c/o Rand A.  
Feder, Esquire, Morris & Vedder, LLP, 32  
North Duke Street, PO Box 149, York, PA  
17405  
Attorney: Rand A. Feder, Esquire, Morris  
& Vedder, LLP, 32 North Duke Street, PO  
Box 149, York, PA 17405 03.16-3t

ESTATE OF GARY L. AUGHENBAUGH,  
a/k/a GARY LEE AUGHENBAUGH,  
DECEASED  
Late of York City, York County, PA.  
Executor: Melissa J. Aughenbaugh, c/o  
Patrick J. Schaeffer, Esquire, and Laura E.  
Bayer, Esquire, Trinity Law, 1681 Kenneth  
Road, Building 2, York, PA 17408  
Attorney: Patrick J. Schaeffer, Esquire, and  
Laura E. Bayer, Esquire, Trinity Law, 1681  
Kenneth Road, Building 2, York, PA 17408  
03.16-3t

ESTATE OF NORMA J. BAIR, DECEASED  
Late of West Manchester Twp., York County,  
PA.  
Executor: Richard S. Bair, c/o CGA Law  
Firm, PC, 135 North George Street, York,  
PA 17401  
Attorney: Sharon E. Myers, Esquire, CGA  
Law Firm, PC, 135 North George Street,  
York, PA 17401 03.16-3t

ESTATE OF ROBERT C. BAKER,  
DECEASED  
Late of Dillsburg Boro., York County, PA.  
Executor: Robert L. Baker, 41 Impala Drive,  
Dillsburg, PA 17019  
Attorney: Wm. D. Schrack III, Esquire,  
BENN LAW FIRM, 124 W. Harrisburg  
Street, Dillsburg, PA 17019-1268  
03.16-3t

ESTATE OF DONNA J. BORTNER,  
DECEASED  
Late of Codorus Twp., York County, PA.  
Executrix: Kimberly J. Amend, 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  
03.16-3t

ESTATE OF GERALD E. BRYANT,  
DECEASED  
Late of York Twp., York County, PA.  
Executrix: Kathleen M. Hilton, c/o Barley  
Snyder, 14 Center Square, Hanover, PA  
17331  
Attorney: Jennifer M. Stetter, Esquire,  
Barley Snyder LLP, 14 Center Square,  
Hanover, PA 17331 03.16-3t

ESTATE OF RODNEY R. CAUDILL, a/k/a  
RODNEY CAUDILL, DECEASED  
Late of Windsor Twp., York County, PA.  
Executor: Kristine L. Caudill, 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 03.16-3t

ESTATE OF DIANE M. CHRISTIANSEN,  
DECEASED  
Late of West Manchester Twp., York County,  
PA.  
Executrix: Jennifer M. Johnson, 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  
03.16-3t

ESTATE OF MAEDENE A. CLOUSER,  
DECEASED  
Late of Springettsbury Twp., York County,  
PA.  
Executrix: Pamala S. Gotwalt, 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 03.16-3t

ESTATE OF ZOE ANN JOHNSON COOPER,  
DECEASED  
Late of Peach Bottom Twp., York County,  
PA.  
Executor: Wayne Carson Fish, c/o  
Hoffmeyer & Semmelman, 30 N. George  
Street, York, PA 17401  
Attorney: William F. Hoffmeyer, Esquire,  
Hoffmeyer & Semmelman, 30 N. George  
Street, York, PA 17401 03.16-3t

ESTATE OF AMY KAY CRUMM, a/k/a  
AMY K. CRUMM, a/k/a AMY CRUMM,  
DECEASED  
Late of York Twp., York County, PA.  
Executrix: Kelley Jo Gemmill, c/o Dorothy  
Livaditis, Esquire, 32 South Beaver Street,  
York, PA 17401  
Attorney: Dorothy Livaditis, Esquire, 32  
South Beaver Street, York, PA 17401  
03.16-3t

ESTATE OF DOLORES J. DeLEON,  
DECEASED  
Late of West Manchester Twp., York County,  
PA.  
Executrix: Andrea E. Lipscomb, c/o Douglas  
P. France, Esquire 2675 Eastern Blvd.,  
York, PA 17402  
Attorney: Douglas P. France, Esquire 2675  
Eastern Blvd., York, PA 17402 03.16-3t

ESTATE OF KIRSTEN PAIGE EHMRY,  
DECEASED  
Late of Franklin Twp., York County, PA.  
Administrator: Brian David Ehmry, c/o  
Richard R. Reilly, Esquire, 54 North Duke  
Street, York, PA 17401  
Attorney: Richard R. Reilly, Esquire, 54  
North Duke Street, York, PA 17401  
03.16-3t

ESTATE OF CAROL A. FOSTER,  
DECEASED  
Late of Springettsbury Twp., York County,  
PA.  
Executor: A. Renee Lenzer, 70 Aberdeen Rd.  
York, PA 17406 03.16-3t

ESTATE OF KIRSTEN A. GEISLER,  
DECEASED  
Late of Fairview Twp., York County, PA.  
Executor: Steven D. Nelson, 5002  
Overbrook Ave., Philadelphia, PA 19131  
03.16-3t

ESTATE OF TODD A. GOODLING,  
DECEASED  
Late of Seven Valleys Boro., York County,  
PA.  
Executrix: Jennifer E. Goodling, 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 03.16-3t

ESTATE OF FRANCES L. GURNAVAGE,  
a/k/a FRANCES CAROLYN GURNAVAGE,  
DECEASED  
Late of York Twp., York County, PA.  
Executrix: Mary Gurnavage, a/k/a Mary B.  
Gurnavage, c/o Stock and Leader, 221  
West Philadelphia Street, Suite 600, York,  
PA 17401  
Attorney: MacGregor J. Brillhart, Esquire,  
STOCK AND LEADER, 221 West  
Philadelphia Street, Suite 600, York, PA  
17401 03.16-3t

ESTATE OF KAREN E. HAGAN, a/k/a  
KAREN ELIZABETH HAGAN, DECEASED  
Late of Paradise Twp., York County, PA.  
Executor: Gary P. Hagan Jr., 104 Remington  
Court, Centreville, MD 21617  
Attorney: Amy E. W. Ehrhart, Esquire, 118  
Carlisle St., Suite 202, Hanover, PA 17331  
03.16-3t

ESTATE OF SANDRA L. HAIR, DECEASED  
Late of Carroll Twp., York County, PA.  
Executor: Paul T. Hair, 50 Old Mill Road,  
Dillsburg, PA 17019  
Attorney: Wm. D. Schrack III, BENN  
LAW FIRM, 124 W. Harrisburg Street,  
Dillsburg, PA 17019 03.16-3t

ESTATE OF JONATHAN R. KINSLEY, a/k/a  
JONATHAN ROBERT KINSLEY, DECEASED  
Late of York Twp., York County, PA.  
Executor: Patrick A. Kinsley, c/o Alex E.  
Snyder, Esquire, 100 E. Market Street,  
York, PA 17401  
Attorney: Alex E. Snyder, Esquire, Barley  
Snyder LLP, 100 E. Market Street, York,  
PA 17401 03.16-3t

ESTATE OF TIMOTHY J. KINSLEY, a/k/a  
TIMOTHY JAMES KINSLEY, DECEASED  
Late of Springfield Twp., York County, PA.  
Co-Administrators: Anne M. Kinsley and  
Patrick A. Kinsley, c/o Alex E. Snyder,  
Esquire, 100 E. Market Street, York, PA  
17401  
Attorney: Alex E. Snyder, Esquire, Barley  
Snyder LLP, 100 E. Market Street, York,  
PA 17401 03.16-3t

ESTATE OF ADELLA L. McWILLIAMS,  
DECEASED  
Late of Heidelberg Twp., York County, PA.  
Executrix: Michele L. Bailey, 149 Cedarlyn  
Drive, York, PA 17408  
Attorney: Amy E. W. Ehrhart, Esquire, 118  
Carlisle St., Suite 202, Hanover, PA 17331  
03.16-3t

ESTATE OF RONALD E. METZGER,  
DECEASED  
Late of Hellam Twp., York County, PA.  
Executor: Randy E. Metzger, 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  
03.16-3t

ESTATE OF FAIRY E. MUMMERT,  
DECEASED  
Late of Paradise Twp., York County, PA.  
Executors: Elaine M. Lauer and David L.  
Mummert, 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  
03.16-3t

ESTATE OF BRADLEY E. MUNDIS, a/k/a  
BRADLEY ELWOOD MUNDIS, DECEASED  
Late of Hallam Boro., York County, PA.  
Administrator: Tracey L. Mundis, c/o Appel,  
Yost & Zee, LLP, 33 North Duke Street,  
Lancaster, PA 17602  
Attorney: Jeffrey P. Ouellet, Esquire, Appel,  
Yost & Zee, LLP, 33 North Duke Street,  
Lancaster, PA 17602 03.16-3t

ESTATE OF DORIS CAROL RAYMOND,  
DECEASED  
Late of Springettsbury Twp., York County,  
PA.  
Executor: Carol JoAnn Mandara, 454 Bull  
Run Road, Wrightsville, PA 17368  
03.16-3t

ESTATE OF HILDEGARD A. SCHULT,  
DECEASED  
Late of West Manchester Twp., York County,  
PA.  
Executrix: Birget Schult, 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 03.16-3t

ESTATE OF ETHEL R. SHANABROUGH,  
DECEASED  
Late of Manchester Twp., York County, PA.  
Executor: Barbara G. Sirolli, 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 03.16-3t

ESTATE OF NILES H. SHEARER,  
DECEASED  
Late of Dover Twp., York County, PA.  
Co-Executors: Sandra K. Emig and Crist D.  
Shearer, 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 03.16-3t

ESTATE OF ROBERT J. SHORB JR.,  
DECEASED

Late of York Twp., York County, PA.  
 Executrix: Susan G. Shorb, 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 03.16-3t

## ESTATE OF BETTY J. SIPE, DECEASED

Late of Springettsbury Twp., York County,  
 PA.  
 Executor: Sara Billet, 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 03.16-3t

ESTATE OF BRENDA K. SLADEN,  
DECEASED

Late of Codorus Twp., York County, PA.  
 Executor: Hugh L. Sladen, 3760 Mallard  
 Lane, Glen Rock, PA 17327  
 03.16-3t

ESTATE OF ALVIN W. SMITH, a/k/a ALVIN  
WRIGHT SMITH, DECEASED

Late of Hanover Boro., York County, PA.  
 Administrator: Ronald H. Smith, c/o Barley  
 Snyder, LLP, 123 Baltimore Street, Suite  
 101, Gettysburg, PA 17325  
 Attorney: Harold A. Eastman, Jr., Esquire,  
 Barley Snyder LLP, 123 Baltimore Street,  
 Suite 101, Gettysburg, PA 17325  
 03.16-3t

## ESTATE OF DARBIN C. SMITH, DECEASED

Late of York City, York County, PA.  
 Executor: Daniel C. Smith, 3 Woodlot  
 Circle, Windsor, PA 17366  
 03.16-3t

ESTATE OF JAMES WILSON SMITH, a/k/a  
JAMES W. SMITH, DECEASED

Late of Springettsbury Twp., York County,  
 PA.  
 Executrix: Cathy Meisenhelter, c/o CGA  
 Law Firm, 135 N. George Street, York, PA  
 17401  
 Attorney: Timothy J. Bupp, Esquire, CGA  
 Law Firm, 135 N. George Street, York, PA  
 17401 03.16-3t

ESTATE OF JULIE WAKEFIELD, a/k/a JULIE  
ANN WAKEFIELD, DECEASED

Late of East Prospect Boro., York County,  
 PA.  
 Executrix: Viriginia R. Smith, c/o Mountz  
 & Kreiser Law Offices, 553 Locust Street,  
 Columbia, PA 17512  
 Attorney: Karl Kreiser, Esquire, Mountz &  
 Kreiser Law Offices, 553 Locust Street,  
 Columbia, PA 17512 03.16-3t

ESTATE OF BERTHA C. WENTZ,  
DECEASED

Late of Dillsburg Boro., York County, PA.  
 Executor: Timothy Christophel, 377  
 Slaybaughtown Road, Gardners, PA 17324  
 Attorney: Wm. D. Schrack III, BENN  
 LAW FIRM, 124 W. Harrisburg Street,  
 Dillsburg, PA 17019 03.16-3t

ESTATE OF ROY B. ZUMBRUM,  
DECEASED

Late of Penn Twp., York County, PA.  
 Executor: Jerry A. Zumburum, 4559  
 Lawnvale Drive, Gainesville, VA 20155  
 03.16-3t

## ESTATE OF JOSEPH P. ZUNIC, DECEASED

Late of Manchester Twp., York County, PA.  
 Executor: Gregory J. Zunic, 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 03.16-3t

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**CIVIL NOTICES**

**ACTION IN MORTGAGE FORECLOSURE**

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

Nationstar Mortgage LLC,  
PLAINTIFF

VS.

Thomas Poff, known Heir of Thomas C. Poff, deceased; Scott Poff, known Heir of Thomas C. Poff, deceased; Taylor Poff, known Heir of Thomas C. Poff, deceased; Ashleigh Poff, known Heir of Thomas C. Poff, deceased; and Unknown Heirs, Successors, Assigns and All Persons, Firms or Associations Claiming Right, Title or Interest from or under Thomas C. Poff, deceased,

DEFENDANTS

NO: 2023-SU-000252

To the Defendants, Unknown Heirs, Successors, Assigns and All Persons, Firms or Associations Claiming Right, Title or Interest from or under Thomas C. Poff, deceased: TAKE NOTICE THAT THE Plaintiff, Nationstar Mortgage LLC has filed an action Mortgage Foreclosure, as captioned above.

**NOTICE**

IF YOU WISH TO DEFEND, YOU MUST ENTER A WRITTEN APPEARANCE PERSONALLY OR BY ATTORNEY AND FILE YOUR DEFENSE OR OBJECTIONS 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.

York County Lawyer Referral Service  
137 East Market Street  
York, PA 17401

03.30-1t

Solicitor

**IN THE COURT OF COMMON PLEAS OF YORK COUNTY, PENNSYLVANIA**

**CIVIL ACTION - LAW**

NO. 2023-SU-000460

PEOPLESBANK, A Codorus Valley Company,  
Plaintiff

vs.

BRIAN K. SCHMUCK,  
a/k/a BRIAN SCHMUCK,  
Defendant

**Legal Notice**

**To: Brian K. Schmuck, a/k/a Brian Schmuck**

**NOTICE TO DEFEND**

You are notified that PeoplesBank, A Codorus Valley Company, has commenced an action seeking a judgment against you in mortgage foreclosure and in the amount of \$29,128.18. The Complaint is docketed to number 2023-SU-000460 in the Court of Common Pleas of York County, Pennsylvania.

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.

Lawyer Referral Service of  
The York County Bar Association  
(Attorney Connections)  
York County Bar Center  
137 East Market Street  
York, PA 17401  
Phone: (717) 854-8755

03.30-1t

Solicitor

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

**CIVIL ACTION - LAW**

NO. 2022-SU-001965

WELLS FARGO BANK, N.A.  
Plaintiff

vs.

Unknown Heirs, Successors, Assigns and All Persons, Firms or Associations Claiming Right, Title or Interest from or under Stephen Grim a/k/a Stephen S. Grim, Deceased  
Defendant

**NOTICE**

TO:

Unknown Heirs, Successors, Assigns and All Persons, Firms or Associations Claiming Right, Title or Interest from or under Stephen Grim a/k/a Stephen S. Grim, Deceased

You are hereby notified that on August 11, 2022, Plaintiff, WELLS FARGO BANK, N.A. filed a Mortgage Foreclosure Complaint and filed an Amended Complaint in Mortgage Foreclosure on January 19, 2023 endorsed with a Notice to Defend, against you in the Court of Common Pleas of York County Pennsylvania, docket to TERM, No. 2022-SU-001965. Wherein Plaintiff seeks to foreclose on the mortgage secured on your property located at 2 South Main Street, Manchester, PA 17345 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**

You have been sued in Court. If you wish to defend against the claims set forth in the following pages, you must take action within twenty (20) days after this Complaint and notice are served, by entering a written appearance personally or by attorney and filing in writing with the court your defenses or objections to the claims set forth against you. You are warned that if you fail to do so the case may proceed without further notice for any money claimed in the complaint or for any other claim or 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 OR CANNOT AFFORD ONE, GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW TO FIND OUT WHERE YOU CAN GET LEGAL HELP.

LAWYER REFERRAL SERVICE  
137 E. MARKET STREET  
YORK, PA 17401  
TELEPHONE: (717) 854-8755

EFFECTIVE SEPTEMBER 1, 2003 COMPLAINT

THIS FIRM IS A DEBT COLLECTOR



ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION WE OBTAIN WILL BE USED FOR THAT PURPOSE. IF YOU HAVE PREVIOUSLY RECEIVED A DISCHARGE IN BANKRUPTCY, THIS CORRESPONDENCE IS NOT AND SHOULD NOT BE CONSTRUED TO BE AN ATTEMPT TO COLLECT A DEBT, BUT ONLY ENFORCEMENT OF A LIEN AGAINST PROPERTY.

EN LA CORTE DE ALEGATOS COMÚN DEL CONDADO DE YORK, PENNSYLVANIA DIVISION CIVIL

AVISO PARA DEFENDER Conforme a PA RCP Núm. 1018.1

USTED HA SIDO DEMANDADO EN LA CORTE. Si usted desea defenderse de las quejas expuestas en las p aginas siguientes, debe tomar acci on dentro de veinte (20) dias a partir de la fecha en que recibí o la demanda y el aviso. Usted debe presentar comparencia esrita en persona o poabogado y presentar en la Corte por escrito sus defensas o sus objeciones a las demandas en su contra.

Se le avisa que si no se defiende, el caso puede proceder sin usted y la Corte puede decidir en su contra sin mas aviso o notificaci on por cualquier dinero reclamado en la demanda o por cualquier otra queja o compensaci on reclamados por el Demandante. USTED PUEDE PERDER DINERO, O PROPIEDADES U OTROS DERECHOS IMPORTANTES PARA USTED.

LLEVE ESTA DEMANDA A UN ABOGADO IMMEDIATAMENTE, SI NO TIENE ABOGADO O SI NO TIENE EL DINERO SUFICIENTE DE PAGAR TAL SERVICIO, VAYA EN PERSONA O LLAME POR TELEFONO A LA OFICINA CUYA DIRECCION SE ENCUENTRA ESCRITA ABAJO PARA AVERIGUAR DONDE SE PUEDE CONSEGUIR ASISTENCIA LEGAL.

SERVICIO DE REFERIDO A ABOGADO COLEGIO DE ABOGADOS DEL CONDADO DE YORK ABOGACÍA DEL CONDADO DE YORK CALLE MARKET #137 ESTE YORK, PENNSYLVANIA 17401 TELÉFONO: (717) 854-8755 Efectivo 1 de septiembre, 2003 Queja

03.30-1t Solicitor

**ACTION TO QUIET TITLE**

**IN THE COURT OF COMMON PLEAS OF YORK COUNTY, PENNSYLVANIA**

**CIVIL ACTION - LAW**

NO. 2023-SU-000676

PARAGON PROPERTIES GROUP, LLC, Plaintiff

v.

TIMOTHY L. KEENEY and RUTH A. KEENEY, WILLIAM RAY BUTCHER and DOLORES R. BUTCHER, LUKE A. BOSLEY, WELDON R. KAUFFMAN and DORIS B. KAUFFMAN, FREDERICK W. LINCOLN and BRENDA M. LINCOLN, DERRIK T. BOBB and TASHA R. BOBB, MICHAEL G. LATIMER and MICHELLE R. LATIMER, BELL PLUS DEVELOPMENT CORPORATION, JOYCE R. PLUM, CHARLES B. JÄNSEN, JR., and LAURA E. JENSEN, CHRISTINE A. HAUGH, ROBERT E. LIVINGSTON and SHELBY I. MITCHELL, FREDERICK MANDL, PETER M. LITVAK, and ANY AND ALL UNKNOWN HEIRS, SUCCESSORS, OR ASSIGNS OF KENNETH L. BENFER and JANET K. BENFER, Defendants

**NOTICE**

TO: ANY AND ALL UNKNOWN HEIRS, SUCCESSORS, OR ASSIGNS OF KENNETH L. BENFER and JANET K. BENFER

NOTICE is hereby given that this is an action to extinguish any claims, rights, title, interest, estates or liens in the eastern most half of an unopened 16 foot wide unnamed alley commencing at Third Avenue (currently Acco Drive) and extending in a northwardly direction located in York Township, York County, Pennsylvania, as further identified and depicted in the Complaint filed March 8, 2023 to the above Docket Number.

YOU HAVE BEEN SUED IN COURT. If you wish to defend against the claims set forth in the following pages, you must take action within twenty (20) days after this complaint and notice are served, by entering a written appearance personally or by attorney and filing in writing with the court your defenses or objections to the claims set forth against you. You are warned that if you fail to do so the case may proceed without you and a judgment may be entered against you by the court without further claim or 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 OR CANNOT AFFORD ONE, GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW TO FIND OUT WHERE YOU CAN GET LEGAL HELP.

Lawyer Referral Service of the YORK COUNTY BAR ASSOCIATION 137 E. Market Street York, PA 17401 (717) 854-8755

03.30-1t Solicitor

**ARTICLES OF INCORPORATION NONPROFIT**

NOTICE is hereby given that Articles of Incorporation [are to be filed] were filed with the Commonwealth of Pennsylvania on May 25, 2022. The name of the [proposed] corporation is FOR THE LOVE OF WOMEN, INC. The purpose[s] of the corporation is [are] To provide feminine products to low income women and girls. The corporation [is to be] has been incorporated under the provisions of the Nonprofit Corporation Law of 1988.

03.30-1t Solicitor

NOTICE is hereby given that Articles of Incorporation-Nonprofit were filed with the Department of State, Commonwealth of Pennsylvania on February 23, 2023 for the purpose of forming a nonprofit corporation under the Pennsylvania Nonprofit Corporation Law of 1988, as amended. The name of the corporation is CADET 21. The purpose of the corporation is provide youth firefighters with continuing education, training, to promote health, moral values, and all other purposes permitted by the Pennsylvania Non Profit Corporation Law.

03.30-1t Solicitor

NOTICE is hereby given that Articles of Incorporation-Nonprofit were filed with the Department of State, Commonwealth of Pennsylvania on February 27, 2023 for the purpose of forming a nonprofit corporation under the Pennsylvania Nonprofit Corporation Law of 1988, as amended. The name of the corporation is EMMANUAL CHURCH OF WINDSOR INC. The purpose of the corporation is to provide religious and spiritual guidance, education, and fellowship and other purposes permitted by the Pennsylvania Non Profit Corporation Law.

03.30-1t Solicitor

NOTICE is hereby given that Articles of Incorporation-Nonprofit were filed with the Department of State, Commonwealth of Pennsylvania on February 27, 2023 for the purpose of forming a nonprofit corporation under the Pennsylvania Nonprofit Corporation Law of 1988, as amended. The name of the corporation is SALEM MARTINSVILLE CHURCH. The purpose of the corporation is to provide religious and spiritual guidance, education, and fellowship and other purposes permitted by the Pennsylvania Non Profit Corporation Law.

03.30-1t Solicitor

NOTICE is hereby given that Articles of Incorporation-Nonprofit were filed with the Department of State, Commonwealth of Pennsylvania on February 27, 2023 for the purpose of forming a nonprofit corporation under the Pennsylvania Nonprofit Corporation Law of 1988, as amended. The name of the corporation is SPRINGVALE CHURCH. The purpose of the corporation is to provide religious and spiritual guidance, education, and fellowship and other purposes permitted by the Pennsylvania Non Profit Corporation Law.

03.30-1t Solicitor

**CHANGE OF NAME**

**IN THE COURT OF COMMON PLEAS OF YORK COUNTY, PENNSYLVANIA**

NOTICE is hereby given that on October 26, 2022, a petition for change of name was filed in the Court of Common Pleas, requesting a decree to change the name of Maxsen Malik Generett to Maxsen Million Rodriguez. The Court has fixed the day of May 23, 2023 at 10:00 am 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.

03.30-1t Solicitor

**PUBLIC NOTICE**

**IN THE COURT OF COMMON PLEAS OF YORK COUNTY, PENNSYLVANIA**

DOVER TOWNSHIP, Plaintiff

v.

JOHN A. CONLEY, Defendant

NO. 2021-SU-001922

**NOTICE**

TO: JOHN A. CONLEY

WHREAS, on the 3RD day of September, 2021, Dover Township, filed its Praecipe for Writ of Scire Facias Sur Municipal Claim against you in the Court of Common Pleas of York County, Pennsylvania, docketed to the number 2021-SU-001922, reinstated by praecipe filed January 20, 2023, for the sum

of \$2,699.36 plus interest, costs and attorney’s fees as permitted by 53 P.S. 7106(a); and

WHEREAS, the above mentioned claim is against the property situate at 1080 Canal Road, Dover, Pennsylvania 17315, owned or reputed to be owned by you; and

WHEREAS, we have been given to understand that the above claim is still due and unpaid, the unpaid principal balance being \$2,699.36 plus interest, costs and attorney’s fees, which amount, remains a lien against said property.

NOW, you are hereby notified to file an affidavit of defense to said claim, if any, in the Office of the Prothonotary of York County within fifteen (15) days after service of this writ upon you. If no affidavit of defense is filed within said time, judgment may be entered against you for the whole claim and the property described in the claim sold to recover the amount due.

03.23-3t Solicitor

IN THE COURT OF COMMON PLEAS OF YORK COUNTY PENNSYLVANIA IN THE MATTER OF LISA & PATRICK BLOODSWORTH VS. RYAN BLOODSWORTH & ALICE MINER NO. 2023-FC-000188-03 CIVIL ACTION – LAW NOTICE Notice is hereby given that on the 26TH day of January, 2023, the Complaint in Custody was filed in the York County Court of Common Pleas at No. 2023-FC-000188-03, seeking sole physical custody and sole legal custody of minor children, E.A.B. & L.C.B. The Court has fixed April 26, 2023 at 9:00 AM via Zoom Meeting ID: 889 6092 8870 Passcode: 625 835 as the date for the Conciliation Conference. All persons interested in the proposed Complaint in Custody may appear and show cause, if any they have, why the prayer of the Complaint should not be granted.

03.30-1t Solicitor

**SHERIFF SALE**

**IN THE COURT OF COMMON PLEAS OF YORK COUNTY, PENNSYLVANIA**

**CIVIL ACTION - LAW**

Number 2022-SU-001021

Truist Bank f/k/a Branch Banking and Trust Company  
v.  
Matthew J. Fultz

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

TO: Matthew J. Fultz

Your house (real estate) at **824 Almoney Road a/k/a 824 Almoney Road, Lower Windsor Township, Wrightsville, Pennsylvania 17368** is scheduled to be sold at Sheriff’s Sale on **June 5, 2023 at 2:00 p.m. at York: That the Sheriff’s Sale of Real Property (Real Estate) will be held at <http://york.pa.realforeclose.com>**, to enforce the court judgment of \$97,943.60 obtained by Truist Bank f/k/a Branch Banking and Trust Company against the above premises.

**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 Truist Bank f/k/a Branch Banking and Trust Company 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, LLC, 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, LLC, 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, LLC, 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.
- 6. You may be entitled to a share of the money which was paid for your real estate. A

schedule of distribution of the money bid for your real estate will be filed by the Sheriff within thirty (30) days of the sale. This schedule will state who will be receiving that money. The money will be paid out in accordance with this schedule unless exceptions (reasons why the proposed schedule of distribution is wrong) are filed with the Sheriff within ten (10) days after the posting of the schedule of distribution.

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.**

**LAWYER REFERRAL SERVICE  
ASSOCIATION DE LICENCIADOS  
Pennsylvania Lawyer Referral Service  
York County Bar Association  
137 East Market Street  
York, Pennsylvania 17401  
(717) 854-8755**

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Solicitor

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**\*\*IMPORTANT ANNOUNCEMENT REGARDING CRISIS SERVICES IN YORK AND ADAMS COUNTIES\*\***

**TrueNorth Wellness Services and WellSpan Behavioral Health would like to announce the following IMPORTANT INFORMATION:**

**Effective April 1, 2023, WellSpan Crisis Services will become the primary provider of crisis services (telephone, mobile, and walk-in) in York and Adams counties.**

Please be aware that the previous telephone phone crisis line which was staffed by TrueNorth Wellness Services will no longer be operational after March 31, 2023.

**The new phone number to call for crisis services is (717) 851-5320 or (800) 673-2496.**

WellSpan's crisis support services are available 24 hours a day, 7 days a week, 365 days a year. Please share this important information broadly with stakeholders to ensure a smooth transition. Thank you for your attention to this important information.



# LOOKING FOR ESTATE NOTICES

OR OTHER LEGAL NOTICES  
REQUIRING PUBLICATION  
IN A PA LEGAL JOURNAL?

Go to [www.palegalads.org](http://www.palegalads.org)

This FREE site allows you to  
search statewide to determine  
whether a specific legal notice  
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