

Franklin County Legal Journal

Vol. 33, No. 45

May 6, 2016

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

PUBLIC NOTICES

ESTATE NOTICES

Notice is hereby given that in the estates of the decedents set forth below, the Register of Wills has granted letters testamentary or of administration to the persons named. All persons having claims or demands against any of said estates are requested to make known the same, and all persons indebted to said estates are requested to make payment without delay, to the respective personal representatives thereof or their attorneys named below.

First Publication

Estate of Gerald L. Black, late of Hamilton Township, Franklin County, Pennsylvania.

Personal Representative:

Tonya Stoner
1020 Belair Drive
Chambersburg, PA 17202

Attorney:

Jackson Law Firm, PLLC
1215 Manor Drive, Suite 202
Mechanicsburg, PA 17055

5/6, 5/13, 5/20/2016

Estate of Thomas L. Cavanaugh, a/k/a Thomas Cavanaugh, late of Antrim Township, Franklin County, Pennsylvania.

Personal Representative:

Cathy Ann Twigg
437 Dunnview Drive
Martinsburg, WV 25405

Attorney:

Paul T. Schemel
Dick, Stein, Schemel, Wine & Frey, LLP
119 North Second Street
McConnellsburg, PA 17233

5/6, 5/13, 5/20/2016

Estate of Lester G. Frey, a/k/a Lester Glen Frey, late of Greene Township, Franklin County, Pennsylvania.

Personal Representative:

Vernon D. Horst
5002 Cumberland Highway
Chambersburg, PA 17202

Attorney:

Courtney J. Graham
Sponseller/Graham, LLC
223 Lincoln Way East
Chambersburg, PA 17201

5/6, 5/13, 5/20/2016

Estate of Barbara P. Messenger, a/k/a Barbara Piper Messenger, late of St. Thomas Township, Franklin County, Pennsylvania.

Personal Representatives:

Elizabeth M. Leary
1007 Apple Way
St. Thomas, PA 17252
Richard Messenger
4 Lilac Circle
Londonderry, NH 03053

Attorney:

Nancy H. Meyers
Salzmann Hughes, P.C.
79 St. Paul Drive
Chambersburg, PA 17201

5/6, 5/13, 5/20/2016

Estate of Gary D. Paterson, late of Quincy Township, Franklin County, Pennsylvania.

Personal Representative:

Alexandra M. Sipe
237 East Main Street, 2nd Floor
Waynesboro, PA 17268

Attorney:

Alexandra M. Sipe
Maxwell Sipe Law Offices, LLC
237 East Main Street, 2nd Floor
Waynesboro, PA 17268

5/6, 5/13, 5/20/2016

Estate of C. Russell Schaeffer, Jr., late of Quincy Township, Franklin County, Pennsylvania.

Personal Representative:

C. Russell Schaeffer, III
1788 North Rio Mayo
Green Valley, AZ 85614

Attorney:

LeRoy S. Maxwell, Jr.
Maxwell Sipe Law Offices, LLC
237 East Main Street, 2nd Floor
Waynesboro, PA 17268

5/6, 5/13, 5/20/2016

Estate of C. Louise Skelly, a/k/a Cora Louise Skelly, late of Borough of Chambersburg, Franklin County, Pennsylvania.

Personal Representative:

Lex C. Skelly
1175 Falling Spring Road
Chambersburg, PA 17202

Attorney:

Gary J. Heim
Mette, Evans & Woodside
3401 North Front Street
Harrisburg, PA 17110

5/6, 5/13, 5/20/2016

PUBLIC NOTICES

Estate of Micah D. Spickler, late of Borough of
Waynesboro, Franklin County, Pennsylvania.

Personal Representatives:

Debra E. Benchoff
c/o Andrew J. Benchoff
Kornfield and Benchoff, LLP
100 Walnut Street
Waynesboro, PA 17268

Attorney:

Andrew J. Benchoff
Kornfield and Benchoff, LLP
100 Walnut Street
Waynesboro, PA 17268

5/6, 5/13, 5/20/2016

Estate of Marlene M. Truax, late of Ayr Township, Fulton
County, Pennsylvania.

Personal Representative:

Wayne B. Truax
c/o R. Thomas Murphy & Associates, P.C.
237 East Queen Street
Chambersburg, PA 17201

Attorney:

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

5/6, 5/13, 5/20/2016

Estate of Jean T. Whittington, a/k/a Jean Thomas
Whittington, late of Washington Township, Franklin
County, Pennsylvania.

Personal Representative:

Cynthia Jean Whittington
c/o R. Thomas Murphy & Associates, P.C.
237 East Queen Street
Chambersburg, PA 17201

Attorney:

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

5/6, 5/13, 5/20/2016

Second Publication

Estate of Glenn R. Baker, Jr., late of Borough of Mont
Alto, Franklin County, Pennsylvania.

Personal Representative:

Tammy K. Wilson
c/o Jeffrey S. Evans
2025 East Main Street
Waynesboro, PA 17268

Attorney:

Jeffrey S. Evans
2025 East Main Street
Waynesboro, PA 17268

4/29, 5/6, 5/13/2016

Estate of Shirley A. Baugher, late of Metal Township,
Franklin County, Pennsylvania.

Personal Representatives:

Mandy L. Stough
P.O. Box 126
Wellsville, PA 17365
Amy S. Markle
136 North Lake Road
Thomasville, PA 17365

Attorney:

Thomas B. Steiger, Jr.
Steiger & Steiger
56 South Main Street
Mercersburg, PA 17236

4/29, 5/6, 5/13/2016

Estate of Doris J. Conrad, late of Quincy Township,
Franklin County, Pennsylvania.

Personal Representative:

C. Irene Knepper
c/o R. Thomas Murphy & Associates, P.C.
237 East Queen Street
Chambersburg, PA 17201

Attorney:

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

4/29, 5/6, 5/13/2016

Estate of Elizabeth W. Harbaugh, late of Borough of
Waynesboro, Franklin County, Pennsylvania.

Personal Representatives:

Rose E. Blair
206 Tritle Avenue
Waynesboro, PA 17268
Amy L. Taczanowsky
11741 North Dragoon Spring Drive
Oro Valley, AZ 85737

Attorney:

Alexandra M. Sipe
Maxwell Sipe Law Offices, LLC
237 East Main Street, 2nd Floor
Waynesboro, PA 17268

4/29, 5/6, 5/13/2016

Estate of David Holliday, Jr., late of Greene Township,
Franklin County, Pennsylvania.

Personal Representative:

Travis T. Holliday
c/o Mark E. Halbruner
Halbruner, Hatch & Guise, LLP
2109 Market Street
Camp Hill, PA 17011

Attorney:

Mark E. Halbruner
Halbruner, Hatch & Guise, LLP
2109 Market Street
Camp Hill, PA 17011

4/29, 5/6, 5/13/2016

Estate of Lous Mae Hovis, a/k/a Lois M. Hovis, late of
Borough of Waynesboro, Franklin County, Pennsylvania.

Personal Representatives:

Ernest B. Davis
Colleen M. Davis
c/o Ernest B. Davis
382 Brandenburg Drive
Falling Waters, WV 25419

4/29, 5/6, 5/13/2016

Estate of Mervin R. Hunsecker, late of Borough of
Chambersburg, Franklin County, Pennsylvania.

Personal Representative:

Farmers and Merchants Trust Company of
Chambersburg
20 South Main Street
Chambersburg, PA 17201

Attorney:

Richard K. Hoskinson
Hoskinson & Wenger
147 East Washington Street
Chambersburg, PA 17201

4/29, 5/6, 5/13/2016

PUBLIC NOTICES

Estate of Robbin L. Maynard, late of Southampton Township, Franklin County, Pennsylvania.

Personal Representative:

Sandy K. Farrow
c/o Thomas P. Gleason
49 West Orange Street, Suite 3
Shippensburg, PA 17257

Attorney:

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

4/29, 5/6, 5/13/2016

Estate of Mary E. Nitschke, late of Borough of Chambersburg, Franklin County, Pennsylvania.

Personal Representative:

John Ebersole
c/o R. Thomas Murphy & Associates, P.C.
237 East Queen Street
Chambersburg, PA 17201

Attorney:

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

4/29, 5/6, 5/13/2016

Estate of Geraldine A. Peters, late of Borough of Chambersburg, Franklin County, Pennsylvania.

Personal Representative:

Farmers and Merchants Trust Company
Attn: Heather Hershey
P.O. Box 6010
Chambersburg, PA 17201

Attorney:

David C. Cleaver
Keller, Keller and Beck, LLC
1035 Wayne Avenue
Chambersburg, PA 17201

4/29, 5/6, 5/13/2016

Estate of Henrietta M. Pharo, late of Guilford Township, Franklin County, Pennsylvania.

Personal Representatives:

Ellen C. Gsell
4439 Iron Bridge Road
Waynesboro, PA 17268
Paula Sue Hamilton
42 Pin Oak Court
Shippensburg, PA 17257
Attorney:
Courtney J. Graham
Sponseller/Graham, LLC
223 Lincoln Way East
Chambersburg, PA 17201

4/29, 5/6, 5/13/2016

Estate of Mary R. Rogers, late of Lurgan Township, Franklin County, Pennsylvania.

Personal Representative:

Bradley E. Bowers, Sr.
6331 McClays Mill Road
Newburg, PA 17240
Attorney:

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

4/29, 5/6, 5/13/2016

Estate of Isabel H. Vanderau, a/k/a Isabel P. Vanderau, late of Borough of Chambersburg, Franklin County, Pennsylvania.

Personal Representatives:

Douglas W. Vanderau
Christine V. Long
c/o Jeffrey S. Evans
2025 East Main Street
Waynesboro, PA 17268

Attorney:

Jeffrey S. Evans
2025 East Main Street
Waynesboro, PA 17268

4/29, 5/6, 5/13/2016

Estate of Edwin J. Yoder, late of Washington Township, Franklin County, Pennsylvania.

Personal Representative:

Daryl J. Yoder
c/o Walker, Connor and Spang, LLC
247 Lincoln Way East
Chambersburg, PA 17201

Attorney:

David F. Spang
Walker, Connor and Spang, LLC
247 Lincoln Way East
Chambersburg, PA 17201

4/29, 5/6, 5/13/2016

Third Publication

Estate of Arnold L. Bricker, a/k/a Arnold Lindi Bricker, late of Washington Township, Franklin County, Pennsylvania.

Personal Representative:

Kimberly S. Kulla
c/o Stephen D. Kulla
Kulla, Barkdoll & Stewart, P.C.
9 East Main Street
Waynesboro, PA 17268

Attorney:

Stephen D. Kulla
Kulla, Barkdoll & Stewart, P.C.
9 East Main Street
Waynesboro, PA 17268

4/22, 4/29, 5/6/2016

Estate of Richard G. Crider, a/k/a Richard Gerald Crider, late of Antrim Township, Franklin County, Pennsylvania.

Personal Representative:

Bonnie Kelly
14532 Mercersburg Road
Greencastle, PA 17225

Attorney:

Timothy W. Misner
39 South Broad Street
Waynesboro, PA 17268

4/22, 4/29, 5/6/2016

Estate of Gladys C. Cutchall, late of Guilford Township, Franklin County, Pennsylvania.

Personal Representative:

Darlene M. Walker
1043 Pinecrest Drive
Annapolis, MD 21403
Attorney:

Richard K. Hoskinson
Hoskinson & Wenger
147 East Washington Street
Chambersburg, PA 17201

4/22, 4/29, 5/6/2016

PUBLIC NOTICES

Estate of Barbara A. Forrest, late of Guilford Township, Franklin County, Pennsylvania.

Personal Representative:
Cristy C. Bates
11 Snowbird Trail
Fairfield, PA 17320
Attorney:
Timothy W. Misner
39 South Broad Street
Waynesboro, PA 17268

4/22, 4/29, 5/6/2016

Estate of Miriam K. Funk, late of Borough of Chambersburg, Franklin County, Pennsylvania.

Personal Representative:
David K. Funk
c/o Mark E. Halbruner
Halbruner, Hatch & Guise, LLP
2109 Market Street
Camp Hill, PA 17011
Attorney:
Mark E. Halbruner
Halbruner, Hatch & Guise, LLP
2109 Market Street
Camp Hill, PA 17011

4/22, 4/29, 5/6/2016

Estate of Pearl R. Hartzell, a/k/a Anna Pearl Reamer Hartzell, late of Guilford Township, Franklin County, Pennsylvania.

Personal Representatives:
Anita H. MacNeill
Susan H. Rosenberry
c/o Hoskinson & Wenger
147 East Washington Street
Chambersburg, PA 17201
Attorney:
George E. Wenger, Jr.
Hoskinson & Wenger
147 East Washington Street
Chambersburg, PA 17201

4/22, 4/29, 5/6/2016

Estate of Mary K. Heckenluber, late of Greene Township, Franklin County, Pennsylvania.

Personal Representatives:
Timothy L. Heckenluber
413 Heckenluber Road
Biglerville, PA 17307
Steven G. Heckenluber
43 Bonnywick Drive
Harrisburg, PA 17111
Attorney:
Todd A. King
Campbell & White, P.C.
112 Baltimore Street, Suite 1
Gettysburg, PA 17325-2311

4/22, 4/29, 5/6/2016

Estate of Wilmer C. Knepper, a/k/a Wilmer Charles Knepper, late of Borough of Chambersburg, Franklin County, Pennsylvania.

Personal Representative:
Dennis D. Knepper
14 Country View Estates
Newville, PA 17241
Attorney:
George E. Wenger, Jr.
Hoskinson & Wenger
147 East Washington Street
Chambersburg, PA 17201

4/22, 4/29, 5/6/2016

Estate of Jean L. Patey, a/k/a Jean Laverne Patey, late of Guilford Township, Franklin County, Pennsylvania.

Personal Representatives:
Thomas J. Webb
Catherine L. Webb
c/o Clinton T. Barkdoll
Kulla, Barkdoll & Stewart, P.C.
9 East Main Street
Waynesboro, PA 17268
Attorney:
Clinton T. Barkdoll
Kulla, Barkdoll & Stewart, P.C.
9 East Main Street
Waynesboro, PA 17268

4/22, 4/29, 5/6/2016

Estate of William J. Rosenberger, a/k/a William Jordan Rosenberger, late of St. Thomas Township, Franklin County, Pennsylvania.

Personal Representatives:
Susan J. Rosenberger
7173 Ruritan Drive
Chambersburg, PA 17202
Audrey M. Rosenberger
171 Green Meadow Lane
Chambersburg, PA 17201
Attorney:
J. Edward Beck, Jr.
Keller, Keller and Beck, LLC
1035 Wayne Avenue
Chambersburg, PA 17201

4/22, 4/29, 5/6/2016

Estate of Thomas I. Slee, late of Borough of Chambersburg, Franklin County, Pennsylvania.

Personal Representative:
Kevin R. Miley
c/o R. Thomas Murphy & Associates, P.C.
237 East Queen Street
Chambersburg, PA 17201
Attorney:
Jared S. Childers
R. Thomas Murphy & Associates, P.C.
237 East Queen Street
Chambersburg, PA 17201

4/22, 4/29, 5/6/2016

Estate of Anthony F. Torina, late of Borough of Chambersburg, Franklin County, Pennsylvania.

Personal Representative:
Carol A. Torina
2711 North Halifax Avenue, Apt. 266
Daytona Beach, FL 32118
Attorney:
Tracy J. Ross
Keller, Keller and Beck, LLC
1035 Wayne Avenue
Chambersburg, PA 17201

4/22, 4/29, 5/6/2016

Estate of Nancy D. Yarnall, late of Borough of Chambersburg, Franklin County, Pennsylvania.

Personal Representative:
Cecily Y. Giardina
14 Cypress Trail
Carroll Valley, PA 17320
Attorney:
Jan G. Sulcove
Black and Davison
82 West Queen Street
Chambersburg, PA 17201

4/22, 4/29, 5/6/2016

PUBLIC NOTICES

FICTITIOUS NAME NOTICE

Notice is hereby given, pursuant to the provisions of the Fictitious Name Act, Act No. 1982-295, of filing with the Department of State of the Commonwealth of Pennsylvania on April 8, 2016, of an application for a certificate for the conducting of a business under the assumed or fictitious name of Rolling Hills Landscape, with its principal place of business at 12118 Mountain Road, Orrstown, Pennsylvania. The names and addresses of all persons interested in or owning said business are: Lynn Hess, 12118 Mountain Road, Orrstown, Pennsylvania.

5/6/2016

IN THE COURT OF COMMON PLEAS OF THE 39TH JUDICIAL DISTRICT OF PENNSYLVANIA – FRANKLIN COUNTY BRANCH

Orphans Court Division 13 -ADOPT - 2016

IN RE: ADOPTION OF Hayden Nevaeh Carpenter
D.O.B. 12/27/2010

To: Beth Ann Schwartz
NOTICE
23 Pa.C.S.A. §2513(b)

A petition has been filed asking the Court to put an end to all rights you have to your child, Hayden Nevaeh Carpenter, born December 27, 2010. The Court has set a hearing to consider ending your rights to your child. The hearing will be held in the Franklin County Court House, Chambersburg, Franklin County, Pennsylvania, on Tuesday, June 7, 2016 at 9:00 a.m. If you do not appear at this hearing, the Court may decide that you are not interested in retaining your rights to your child, and your failure to appear may affect the Court's decision on whether to end your rights to your child. You are warned that even if you fail to appear at the scheduled hearing, the hearing will go on without you and the Court may end your rights to your child without you being present. You have a right to be represented at the hearing by a lawyer. Stephen D. Kulla, Esquire has been appointed to represent you. Attorney Kulla can be reached at (717) 762-3374. You should take this paper to your lawyer at once.

The Court of Common Pleas of Franklin County is required by law to comply with the Americans with Disabilities Act of 1990. For information about accessible facilities and reasonable accommodations available to disabled individuals having business before the Court, please contact our office. All arrangements must be made at least 72 hours prior to any hearing or business before the Court. You must attend the scheduled conference or hearing.

Under ACT 101 of 2010, there may be an option to enter into a voluntary, enforceable post-adoption contract agreement.

5/6/2016

NOTICE OF ACTION IN MORTGAGE FORECLOSURE

IN THE COURT OF COMMON PLEAS OF
FRANKLIN COUNTY, PENNSYLVANIA
CIVIL ACTION – LAW No. 2016-00598

PHH MORTGAGE CORPORATION F/K/A PHH
MORTGAGE SERVICES, Plaintiff vs.

LAURA JOHNSON, in her capacity as Heir of ELAINE
N. GLASER, Deceased

MARK GLASER, in his capacity as Heir of ELAINE N.
GLASER, Deceased

WAYNE GLASER, in his capacity as Heir of ELAINE
N. GLASER, Deceased

UNKNOWN HEIRS, SUCCESSORS, ASSIGNS,
AND ALL PERSONS, FIRMS, OR ASSOCIATIONS
CLAIMING RIGHT, TITLE OR INTEREST FROM OR
UNDER ELAINE N. GLASER, DECEASED

NOTICE

To UNKNOWN HEIRS, SUCCESSORS, ASSIGNS,
AND ALL PERSONS, FIRMS, OR ASSOCIATIONS
CLAIMING RIGHT, TITLE OR INTEREST FROM OR
UNDER ELAINE N. GLASER, DECEASED

You are hereby notified that on February 17, 2016, Plaintiff, PHH MORTGAGE CORPORATION F/K/A PHH MORTGAGE SERVICES, filed a Mortgage Foreclosure Complaint endorsed with a Notice to Defend, against you in the Court of Common Pleas of FRANKLIN County Pennsylvania, docketed to No. 2016-00598. Wherein Plaintiff seeks to foreclose on the mortgage secured on your property located at 11257 BROOKDALE DRIVE, WAYNESBORO, PA 17268 whereupon your property would be sold by the Sheriff of FRANKLIN 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:
Pennsylvania Lawyer Referral Service
Pennsylvania Bar Association
100 South Street.
P.O. Box 186
Harrisburg, PA 17108
Telephone (800) 692-7375

5/6/2016

PUBLIC NOTICES

SHERIFF'S SALE MAY 13, 2016

By virtue of certain Writs of Execution, issued out of the Court of Common Pleas of Franklin County, Pennsylvania, and to me directed, I will expose at public sale by public venue or outcry in the Franklin County Courthouse, 3rd floor, Jury Assembly Room, Chambersburg, Pennsylvania promptly at 1:00 P.M. on the above date, the hereinafter mentioned Real Estate. All parties in interest and claimants are hereby notified that a schedule of distribution will be filed by the Sheriff on JUNE 13, 2016 and that distribution will be made in accordance with said schedule unless exceptions are filed thereto, within ten (10) days thereafter. Sheriff James W. Brown

SALE # 1, 2015-343 U.S. BANK NATIONAL ASSOCIATION AS TRUSTEE FOR MERRILL LYNCH FIRST FRANKLIN MORTGAGE LOAN TRUST, MORTGAGE LOAN ASSET-BACKED CERTIFICATES, SERIES 2007-3 ATTY: SHAPIRO & DENARDO V. JONATHAN R. COLLETTE AND KIMBERLY COLLETTE

All the following described real estate lying and being situate in Hamilton Township and a small portion in Letterkenny Township, Franklin County, Pennsylvania, with an address of 19 Warwick Drive, Chambersburg, PA 17201, Tax Parcel # 11-0E10.-058.-000000, Franklin County Deed Book Volume 3340, Page 291

SALE # 2, 2015-1127 NATIONSTAR MORTGAGE, LLC ATTY: KML LAW GROUP V. WESLEY D. COOPER AND CHERYL L. COOPER

All the following described real estate lying and being situate in Guilford Township, Franklin County, Pennsylvania, with an address of 131 Sandy Circle, Chambersburg, PA 17202, Tax Parcel # 10-0D05R-107-000000, Franklin County Deed Book Volume 2849, Page 180

SALE # 3, 2015-1086 U.S. BANK TRUST, N.A., AS TRUSTEE FOR LSF9 MASTER PARTICIPATION TRUST ATTY: MANLEY DEAS KOCHALSKI V. MATTHEW TYLER BROWN

All the following described real estate lying and being situate in the Borough of Chambersburg, Franklin County, Pennsylvania, with an address of 44 Conner Avenue, Chambersburg, PA 17201, Tax Parcel # 05-1B63-016-000000, Franklin County Deed Book Volume 3277, Page 1

SALE # 4, 2015-2272 BRANCH BANKING AND TRUST COMPANY ATTY: PHELAN HALLINAN DIAMOND & JONES V. RONALD C. LEVINE AND SCHERYL L. LEVINE

All the following described real estate lying and being situate in Washington Township, Franklin County, Pennsylvania, with an address of 8600 Oxford Circle, Waynesboro, PA 17268, Tax Parcel # 23-0Q07K-007F-000000, Franklin County Deed Book Volume 3153, Page 55

SALE # 5, 2011-5195 CHRISTIANA TRUST, A DIVISION OF WILMINGTON SAVINGS FUND SOCIETY, FSB, NOT IN ITS INDIVIDUAL CAPACITY BUT AS TRUSTEE OF ARLP TRUST 3 ATTY: PHELAN HALLINAN DIAMOND & JONES V. DEBRA ANN WHARTON PEARCE A/K/A DEBRA A PEARCE AND YASSINE E. HARRAK HAJRI A/K/A YASSINE EL HARRAK HAJRI

All that certain tract or parcel of real estate lying and being situated in the borough of Mercersburg, Franklin County, Pennsylvania, with an address of 226 Linden Avenue, Mercersburg, PA 17236, Tax Parcel # 14-3A52.-025A-000000, Franklin County Deed Book Volume 3084, Page 194

SALE # 6, 2011-5195 CALIBER HOME LOANS, INC. ATTY: PHELAN HALLINAN DIAMOND & JONES V. TIMOTHY S. GREEN AND LAURA S. GREEN

All the following described real estate lying and being situate in the Borough of Waynesboro, Franklin County, Pennsylvania, with an address of 40 North Phillips Avenue, a/k/a 40 Phillips Avenue, Waynesboro, PA 17268, Tax Parcel # 25-5A55.-017.-000000, Franklin County Deed Book Volume 2679, Page 386

SALE # 7, 2015-4019 WELLS FARGO BANK, N.A. ATTY: PHELAN HALLINAN DIAMOND & JONES V. LOUISE V. MICHAEL A/K/A LOUISE MICHAEL

All the following described lot of ground lying and being situate in the Borough of Chambersburg, Franklin County, Pennsylvania, with an address of 454 South 2nd Street, Chambersburg, PA 17201, Tax Parcel # 04-1E17.-013.-000000, Franklin County Deed Book Volume 960, Page 32

SALE # 8, 2015-4316 PNC BANK, NATIONAL ASSOCIATION ATTY: UDREN LAW OFFICES V. JOSHUA D. MANGES AND KATHRYN A. MANGES

All that certain lot of land situate in the Borough of Chambersburg, Franklin County, Pennsylvania, with an address of 171 Mill Road, Chambersburg, PA 17201, Tax Parcel # 04-1G02.-079.-000000 f/k/a 041G02079000000, Franklin County Deed Book Volume 2777, Page 032

PUBLIC NOTICES

SALE # 9, 2014-3754

**THE BANK OF NEW YORK MELLON F/K/A THE BANK OF NEW YORK, SUCCESSOR TRUSTEE TO JPMORGAN CHASE BANK, N.A., TRUSTEE FOR THE FIRST FRANKLIN MORTGAGE LOAN TRUST 2004-FF10 C/O SPECIALIZED LOAN SERVICING, LLC ATTY: PARKER MCCAY
V. TOBY L. MILLER**

All that certain lot or piece of ground situate in Greene Township, Franklin County, Pennsylvania, with an address of 1126 Knob Hill Road, Fayetteville, PA 17222, Tax Parcel # 09-0C24-.093-.000000, Franklin County Deed Book Volume 3470, Page 237

SALE # 10, 2015-4012

**DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR EQUIFIRST LOAN SECURITIZATION TRUST 2007-1, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2007-1 ATTY: UDREN LAW OFFICES
V. DEBRA K. CARBAUGH AND RICHARD A. CARBAUGH**

All the following described real estate lying and being situate in Antrim Township, Franklin County, Pennsylvania, with an address of 586 Clay Hill Road, n/k/a 584 Clay Hill Road, Chambersburg, PA 17201, Tax Parcel # 01-0A08-030-000000, Franklin County Deed Book Volume 1263, Page 264

SALE # 11, 2015-2481

PNC BANK, NATIONAL ASSOCIATION ATTY: UDREN LAW OFFICES

V. UNKNOWN HEIRS, SUCCESSORS, ASSIGNS AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER GLENN L. KENDALL, SHERRY KENDALL, KNOWN HEIR OF GLENN L. KENDALL, BRANDON KENDAL, KNOWN HEIR OF GLENN L. KENDALL, AND MATTHEW KENDALL, KNOWN HEIR OF GLENN L. KENDALL

All that certain lot or piece of ground situate in Hamilton Township, Franklin County, Pennsylvania, with an address of 5645 Mountain Road, Chambersburg, PA, 17202, Tax Parcel # 11-0E02-.023-.000000, Deed Instrument # 2008-018574

SALE # 12, 2015-2722

**ORRSTOWN BANK ATTY: JSDC LAW OFFICES
V. MICHAEL L. RUSSELL**

All that certain lot of ground situate in Southampton Township, Franklin County, Pennsylvania, with an address of 1539 Mainsville Road, Shippensburg, PA 17257, Tax Parcel # 21-0N17-.087-.000000, Franklin County Deed Book Volume 2347, Page 36

SALE # 13, 2015-3399

**THE BANK OF NEW YORK MELLON F/K/A THE BANK OF NEW YORK, AS TRUSTEE FOR THE CERTIFICATEHOLDERS OF THE CWABS, INC., ASSET-BACKED CERTICATES, SERIES 2006-11 ATTY: THE LAW OFFICES OF GREGORY JAVARDIAN
V. DANIEL W. NOLL, JR. AND TAMI S. NOLL**

All the following described real estate lying and being situate in Quincy Township, Franklin County, Pennsylvania, with an address of 6410 Anthony Highway, Waynesboro, PA 17268, Tax Parcel # 19-0L08-.228-.000000, Franklin County Deed Book Volume 1998-1, Page 102902

SALE # 14, 2015-4268

**WELLS FARGO BANK, NA ATTY: PHELAN HALLINAN DIAMOND & JONES
V. JONATHAN L. BARTHEL AND CELESTE R. BARTHEL**

All the following described real estate lying and being situate in the Borough of Chambersburg, Franklin County, Pennsylvania, with an address of 65 5th Avenue, Chambersburg, PA 17201, Tax Parcel # 03-1C59-.017-.000000

SALE # 15, 2015-1202

**GREEN TREE SERVICING LLC ATTY: KML LAW GROUP
V. ANNETTE R. HOPKINS AND ROBERT S. HOPKINS**

All that certain lot or piece of ground situate in Washington Township, Franklin County, Pennsylvania, with an address of 8287 Thames Court, Waynesboro, PA 17268, Tax Parcel # 23-Q7-212, Franklin County Deed Book Volume 2561, Page 390

SALE # 16, 2015-555

**WELLS FARGO BANK, NA S/B/M TO WELLS FARGO HOME MORTGAGE, INC. ATTY: PHELAN HALLINAN DIAMOND & JONES
V. ROY WESLEY HANKEY AND BILLIE JEAN HANKEY**

All that certain lot or piece of ground situate in Washington Township, Franklin County, Pennsylvania, with an address of 12833 Pennersville Road, Waynesboro, PA 17268, Tax Parcel # 23-0Q20-.187-.000000, Deed Instrument # 2008-004922

SALE # 17, 2015-678

**BAYVIEW LOAN SERVICING, LLC ATTY: MATTELMAN, WEINROTH & MILLER, P.C.
V. FRANK A. KUNDRATIC AND YING CHAN**

All that real estate lying and being situate in the Borough of Waynesboro, Franklin County, Pennsylvania, with an address of 245 West Main Street, Waynesboro, PA 17268, Tax Parcel # 25-5A64-100

PUBLIC NOTICES

**SALE # 18, 2015-180
WELLS FARGO BANK, NA
ATTY: MANLEY DEAS KOCHALSKI
V. MATTHEW R. LEHMAN**

All that certain lot or piece of ground situate in Greene Township, Franklin County, Pennsylvania, with an address of 69 Fifth Avenue, Fayetteville, PA 17222, Tax Parcel # 01-0A11-424-000000, Franklin County Deed Book Volume 559, Page 333

**SALE # 19, 2015-3908
FULTON BANK, N.A.
ATTY: MCCABE WEISBERG & CONWAY
V. JASON C. LEWIS**

All the following real estate lying and being situate in Greene Township, Franklin County, Pennsylvania, with an address of 1471 State Street, Chambersburg, PA 17201, Tax I.D. # 09-0C13-396, Franklin County Deed Book Volume 3215, Page 157

**SALE # 20, 2015-3781
STEARNS LENDING, LLC
ATTY: MCCABE WEISBERG & CONWAY
V. BRENDAN GLEASON**

All the following described real estate lying and being situate in Antrim Township, Franklin County, Pennsylvania, with an address of 3862 Albert Avenue, Greencastle, PA 17225, Tax I.D. # 01-0A11-176, Deed Instrument # 201409519

**SALE # 21, 2014-4639
KONDAUR CAPITAL CORPORATION, AS
SEPARATE TRUSTEE OF MATAWIN VENTURES
TRUST SERIES 2015-1
ATTY: POWERS KIRN & ASSOCIATES
V. TRAVIS L WAGERMAN AND JENNIFER
WAGERMAN**

All the following described real property situate in Washington Township, Franklin County, Pennsylvania, with an address of 8793 Oxford Circle, Waynesboro, PA 17268, Tax Parcel # 23-0Q07K-021D-000000, Franklin County Deed Book Volume 3413, Page 589

**SALE # 22, 2015-4300
DEUTSCHE BANK NATIONAL TRUST COMPANY,
AS TRUSTEE FOR MORGAN STANLEY IXIS REAL
ESTATE CAPITAL TRUST 2006-1 MORTGAGE
PASS THROUGH CERTIFICATES, SERIES 2006-1
C/O OCWEN LOAN SERVICING, LLC
ATTY: STERN & EISENBERG
V. ANNETTE C. BAKER AND ERIC J. BAKER**

All that certain lot or parcel of real estate lying and being situate in Peters Township, Franklin County, Pennsylvania, with an address of 4873 Charlestown Road, Mercersburg, PA 17236, Tax Parcel # 18-0K20-021.-000000, Franklin County Deed Book Volume 1621, Page 087

**SALE # 23, 201-754
CIT BANK, N.A. FORMELY KNOWN AS ONEWEST
BANK, N.A.**

**ATTY: MCCABE WEISBERG & CONWAY
V. DEBORAH A. BOOZ, ADMINISTRATOR C.T.A.
OF THE ESTATE OF RICHARD BOOZ, DECEASED
MORTGAGOR AND REAL OWNER**

All that certain lot of ground situate in Southampton Township, Franklin County, Pennsylvania, with an address of 8 Howard Avenue, Shippensburg, PA 17257, Tax Parcel # 21-N11-34 and 21-N11-34A, Deed Instrument # 2008-022447

**SALE # 24, 2013-1738
U.S. BANK NATIONAL ASSOCIATION, AS
TRUSTEE FOR THE PENNSYLVANIA HOUSING
FINANCE AGENCY
ATTY: PURCEL KRUG & HALLER
V. KEVIN HOLMA, ADMISTRATOR OF THE ESTATE
OF ROSEMARY LINDA HOLMA, DECEASED**

All the following real estate lying and being situate in Quincy Township, Franklin County, Pennsylvania, with an address of 7705 Anthony Highway, Waynesboro, PA 17268, Tax Parcel # 19-0L08N-001-000000, Franklin County Deed Book Volume 1433, Page 551

**SALE # 25, 2014-3699
LSFS MASTER PARTICIPATION TRUST
ATTY: SHAPIRO & DENARDO
V. DOUGLAS J. ROCK & KAREN J. ROCK**

All the following described real estate lying and being situate in Saint Thomas Township, Franklin County, Pennsylvania, with an address of 8051 Sunflower Circle, Saint Thomas, PA 17252, Tax Parcel # 20-0M18.-229.-000000, Deed Instrument # 2008-013713

**SALE # 26, 2015-4141
FARMERS AND MERCHANTS TRUST COMPANY
OF CHAMBERSBURG
ATTY: JSDC LAW OFFICES
V. LEE W. PLANK**

All the following described real estate lying and being situate in the Borough of Chambersburg, Franklin County, Pennsylvania, with an address of 126 East Vine Street, Chambersburg, PA 17201, Tax Parcel # 02-1C34-058.-000000, Franklin County Deed Book Volume 3083, Page 296

**SALE # 27, 2015-2953
U.S. BANK N.A., AS TRUSTEE FOR
MANUFACTURED HOUSING CONTRACT
SENIOR/SUBORDIANTE PASS-THROUGH
CERTIFICATE TRUST 1997-1
ATTY: LAW OFFICE OF GREGORY JAVARDIAN
V. FRED D. DICKSON AND DEBRA J. DICKSON**

All the following described real estate lying and being situate in Greene Township, Franklin County, Pennsylvania, with an address of 1408 Mountain Shadow Terrace, Fayetteville, PA 17222, Tax Parcel # 09-0C23C-012B, Franklin County Deed Book Volume 1320, Page 617

PUBLIC NOTICES

SALE # 28, 2015-1331

**THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK, AS TRUSTEE FOR THE CERTIFICATEHOLDERS OF THE CWABS, INC., ASSET-BACKED CERTIFICATES, SERIES 2007-8
ATTY: HLADIK, ONORATO & FEDERMAN
V. DENNIS HURLEY, JR. A/K/A DENNIS WAYNE HURLEY, JR. A/K/A DENNIS W. HURLEY, JR.**

All that certain lot situate in Guilford Township, Franklin County, Pennsylvania, with an address of 3508 Wayne Road, Chambersburg, PA 17201, Tax Parcel # 40-00-26752-00-1, Franklin County Deed Book Volume 3472, Page 419

SALE # 29, 2015-4708

**SELENE FINANCE, LP
ATTY: HLADIK ORONATO & FEDERMAN
V. KELLY JO GAUS AND CHRISTOPHER ALAN GAUS**

All the following real estate lying and being situate in Antrim Township, Franklin County, Pennsylvania, with an address of 14846 Sherwood Drive, Greencastle, PA 17225, Tax Parcel # 01-OA32S-036B, Franklin County Deed Book Volume 3540, Page 381

SALE # 30, 2015-4540

**SELENE FINANCE LP
ATTY: HLADIK ORONATO & FEDERMAN
V. MONICA R. WARNER A/K/A MONICA WARNER A/K/A MONICA RUDY WARNER AND MATTHEW D. WARNER A/K/A MATTHEW WARNER A/K/A MATTHEW DAVID WARNER**

All that certain tract of land, lying and being situate in the Borough of Waynesboro, Franklin County, Pennsylvania, with an address of 207 Park Street, Waynesboro, PA 17268, Tax Parcel # 26-5C15-.053-000000, Franklin County Deed Book Volume 3156, Page 053

SALE # 31, 2015-3710

**BRANCH BANKING AND TRUST COMPANY
ATTY: ROSENBERG MARTIN GREENBERG LLP
V. GENESIS 1 28 GROUP LLC**

All real estate lying and being situate in Greene Township, Franklin County, Pennsylvania, with an address of 5656 Lincoln Way East, Fayetteville, PA 17222, Franklin County Deed Book Volume 831, Page 482

SALE # 32, 2014-4016

**U.S. BANK NATIONAL ASSOCIATION AS SUCCESSOR BY MERGER OF U.S. BANK NATIONAL ASSOCIATION ND
ATTY: POWERS KIRN & ASSOCIATES
V. JASON R. SHRADER AND SHARON A. SHRADER**

All that certain parcel of ground situate in Southampton Township, Franklin County, Pennsylvania, with an address of 10967 Thornwood Road, Shippensburg, PA 17257, Tax Parcel # 21-N6-56C, Franklin County Deed Book Volume 2985, Page 69

SALE # 33, 2015-364

**EVERBANK
ATTY: POWERS KIRN & ASSOCIATES
V. EUGENE P. VANDIVER AND BROOK A. VANDIVER**

All that real estate lying and being situate in Mont Alto, Franklin County, Pennsylvania, with an address of 210 Penn Street, Mont Alto, PA 17237, Tax Parcel # 16-4944-4, Franklin County Deed Book Volume 1316, Page 0526

TERMS

As soon as the property is knocked down to purchaser, 10% of the purchase price or 10 % of all costs whichever may be higher, shall be delivered to the Sheriff. If the 10% payment is not made as requested, the Sheriff will direct the auctioneer to resell the property. The balance due shall be paid NO LATER MAY 23, 2016 AT 4:00 PM prevailing time. Otherwise, all money previously paid will be forfeited and the property will be resold on FRIDAY MAY 27, 2016 at 1:00 pm prevailing time, in the Franklin County Court House, Jury Assembly Room, unless otherwise stated, Chambersburg, Franklin County, Pennsylvania at which time the full purchase price or all costs, whichever may be the higher, shall be paid in full.

SHERIFF SALE DATES 2016

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

4/22, 4/29, 5/6/2016