

Franklin County Legal Journal

Vol. 32, No. 51

June 19, 2015

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

PUBLIC NOTICES

ESTATE NOTICES

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

First Publication

Estate of Allen G. Bricker, late of Montgomery Township, Franklin County, Pennsylvania.

Personal Representatives:

Norris G. Bricker

Carol A. Kercheval

Keith A. Bricker

Nathan P. Bricker

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

6/19, 6/26, 7/3/2015

Estate of James A. Buhman, late of Hamilton Township, Franklin County, Pennsylvania.

Personal Representative:

James R. Buhman

2754 Warm Spring Road

Chambersburg, PA 17202

Attorney:

Barbara Townsend

32 West Queen Street

Chambersburg, PA 17201

6/19, 6/26, 7/3/2015

Estate of Doris M. Clever, late of Borough of Greencastle, Franklin County, Pennsylvania.

Personal Representatives:

Alfred Monn

5368 Philadelphia Avenue, Lot 9

Chambersburg, PA 17202

Deborah Librandi

104 Wayne Drive

Harrisburg, PA 17112

Attorney:

Barbara Townsend

32 West Queen Street

Chambersburg, PA 17201

6/19, 6/26, 7/3/2015

Estate of Charlotte F. Morneau, late of Washington Township, Franklin County, Pennsylvania.

Personal Representative:

Catherine F. Gallahan

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

6/19, 6/26, 7/3/2015

Estate of Ethel K. Wagaman, a/k/a Ethel Louise Wagaman, late of Borough of Chambersburg, Franklin County, Pennsylvania.

Personal Representative:

Clinton T. Barkdoll

Kulla, Barkdoll & Stewart, P.C.

9 East Main Street

Waynesboro, PA 17268

Attorney:

Clinton T. Barkdoll

Kulla, Barkdoll & Stewart, P.C.

9 East Main Street

Waynesboro, PA 17268

6/19, 6/26, 7/3/2015

Estate of Doris E. Welty, late of Quincy Township, Franklin County, Pennsylvania.

Personal Representatives:

Jean Welty Frantz

13820 Welty Road

Waynesboro, PA 17268

Judy Lynn Grier

20222 Jefferson Boulevard

Hagerstown, MD 21742

Julie A. Funk

10189 Jacob Mack West

Waynesboro, PA 17268

Attorney:

Maxwell Sipe Law Offices, LLC

LeRoy S. Maxwell, Jr.

237 East Main Street, 2nd Floor

Waynesboro, PA 17268

6/19, 6/26, 7/3/2015

PUBLIC NOTICES

Second Publication

Estate of Patricia S. Black, late of Guilford Township, Franklin County, Pennsylvania.

Personal Representatives:
Jason T. Black
Carisa Ruggeri
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

6/12, 6/19, 6/26/2015

Estate of Suzanne Burcker, late of Quincy Township, Franklin County, Pennsylvania.

Personal Representative:
Patricia A. Burnbaugh
c/o Jeffrey S. Evans
2025 East Main Street
Waynesboro, PA 17268
Attorney:
Jeffrey S. Evans
2025 East Main Street
Waynesboro, PA 17268

6/12, 6/19, 6/26/2015

Estate of Helen Scott DePerto, late of Franklin County, Pennsylvania.

Personal Representative:
Richard Scott DePerto
c/o Janice M. Hawbaker
Kaminski, Hawbaker & Salawage, P.C.
221 Lincoln Way East
Chambersburg, PA 17201
Attorney:
Janice M. Hawbaker
Kaminski, Hawbaker & Salawage, P.C.
221 Lincoln Way East
Chambersburg, PA 17201

6/12, 6/19, 6/26/2015

Estate of Dorothy P. Griffin, late of Borough of Chambersburg, Franklin County, Pennsylvania.

Personal Representative:
Karen G. Root
c/o Sharpe & Sharpe, LLP
257 Lincoln Way East
Chambersburg, PA 17201
Attorney:
Lawrence R. Rife, IV
Sharpe & Sharpe, LLP
257 Lincoln Way East
Chambersburg, PA 17201

6/12, 6/19, 6/26/2015

Estate of Stephen David Hersh, late of St. Thomas Township, Franklin County, Pennsylvania.

Personal Representative:
Steven Lubert, CPA
c/o Smith, Elliott, Kearns & Company, LLC
3810 Market Street
Camp Hill, PA 17011

6/12, 6/19, 6/26/2015

Estate of Evelyn F. Hildebrand, a/k/a Evelyn Frances Hildebrand, late of Borough of Chambersburg, Franklin County, Pennsylvania.

Personal Representative:
Ernest E. Welsh
2913 Constellation Drive
Chambersburg, PA 17202
Attorney:
Robert C. Schollaert
Black and Davison
82 West Queen Street
Chambersburg, PA 17201

6/12, 6/19, 6/26/2015

Estate of Helen M. Isenberger, late of Borough of Waynesboro, Franklin County, Pennsylvania.

Personal Representatives:
John R. Isenberger, II
514 Evangeline Drive
Waynesboro, PA 17268
Sharon M. Sword
1348 South Fifth Street
Chambersburg, PA 17268
Attorney:
George E. Wenger, Jr.
Hoskinson & Wenger
147 East Washington Street
Chambersburg, PA 17201

6/12, 6/19, 6/26/2015

Estate of Virginia L. Lehnhart, late of Borough of Chambersburg, Franklin County, Pennsylvania.

Personal Representatives:
Gail M. Baker
258 High Street
Chambersburg, PA 17201
Pamela L. Coy
251 High Street
Chambersburg, PA 17201
Lisa I. Perkins
385 South Seventh Street
Chambersburg, PA 17201
Attorney:
Courtney J. Graham
Sponseller/Graham, LLC
223 Lincoln Way East
Chambersburg, PA 17201

6/12, 6/19, 6/26/2015

Third Publication

Estate of Earl H. Baker, late of Washington Township, Franklin County, Pennsylvania.

Personal Representative:
Marcia F. Baker
c/o Jeffrey S. Evans
2025 East Main Street
Waynesboro, PA 17268
Attorney:
Jeffrey S. Evans
2025 East Main Street
Waynesboro, PA 17268

6/5, 6/12, 6/19/2015

PUBLIC NOTICES

Estate of Wilma J. Brechbill, late of St. Thomas Township, Franklin County, Pennsylvania.

Personal Representative:

Bernice K. Brechbill
210 Tara Dawn Circle
Broadway, VA 22815

Attorney:

Thomas B. Steiger, Jr.
Steiger & Steiger
120 North Main Street
Mercersburg, PA 17236

6/5, 6/12, 6/19/2015

Estate of Sandy M. Gorth, late of Washington Township, Franklin County, Pennsylvania.

Personal Representative:

Christopher J. Conner, Sr.
24922 Raven Rock Road
Sabillasville, MD 21780

Attorney:

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

6/5, 6/12, 6/19/2015

Estate of Harold R. Johnson, late of St. Thomas Township, Franklin County, Pennsylvania.

Personal Representative:

Thelma M. Johnson
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

6/5, 6/12, 6/19/2015

Estate of Tammy J. Rock, late of Hamilton Township, Franklin County, Pennsylvania.

Personal Representative:

Richard E. Rock
631 Anthony Highway
Fayetteville, PA 17222

Attorney:

Rachel C. Schreck
Mooney & Associates
80 North Second Street
Chambersburg, PA 17201

6/5, 6/12, 6/19/2015

Estate of A. Earl Shockey, Jr., a/k/a Augustus Earl Shockey, Jr., late of Borough of Waynesboro, Franklin County, Pennsylvania.

Personal Representatives:

Mitchell E. Shockey
Jeffrey A. Shockey
c/o R. Thomas Murphy & Associates, P.C.
2005 East Main Street
Waynesboro, PA 17268

Attorney:

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

6/5, 6/12, 6/19/2015

NAME CHANGE NOTICE

IN THE COURT OF COMMON PLEAS OF
FRANKLIN COUNTY, PENNSYLVANIA

Docket Numbers: 2015-2050 and 2015-2051

PETITION FOR CHANGE OF NAME NOTICE

NOTICE IS HEREBY GIVEN that on, June 1, 2015, the Petitions of Kristine I. Jean were filed in the above named court, requesting a decree to change the names of her two minor sons from Kamryn David Baker to Kamryn David Jean and Tayvon Davide Baker to Tayvon Davide Jean.

The Court has fixed Monday, August 3, 2015 at 2:30 PM in the assigned Courtroom at the Franklin County Courthouse, 157 Lincoln Way, East, Chambersburg, PA as the time and place for the hearing on said Petition, when and where all persons interested may appear and show cause if any they have, why the prayer of the said Petition should not be granted.

Attorney:

Kristin D. Nicklas, Esquire
NICKLAS LAW OFFICES
946 Lincoln Way East
Chambersburg, PA 17201
(717) 404-7242

Counsel for the Petitioner

6/19/2015

ORPHANS COURT NOTICE

IN THE COURT OF COMMON PLEAS OF THE
39TH JUDICIAL DISTRICT OF FRANKLIN COUNTY,
PENNSYLVANIA – ORPHANS COURT DIVISION

The following list of Executors, Administrators and Guardian Accounts, Proposed Schedules of Distribution and Notice to Creditors and Reasons Why Distribution cannot be Proposed will be presented to the Court of Common Pleas of Franklin County, Pennsylvania, Orphans Court Division for CONFIRMATION: July 2, 2015.

CUMMINGS: First and Final Account, statement of proposed distributions and notice to creditors of Christopher Erickson, Executor of the Estate of Stephen J. Cummings, late of Guilford Township, Franklin County, Pennsylvania, deceased.

LONGENECKER: First and Final Account, statement of proposed distributions and notice to creditors of Alton K. Longenecker, Administrator-CTA of the Estate of Elmer Z. Longenecker, late of the Borough of Chambersburg, Franklin County, Pennsylvania, deceased.

MILLS: First and Final Account, statement of proposed distributions and notice to creditors of Fred R. Swailes, Administrator of the Estate of Phyllis L. Mills, late of the Peters Township, Franklin County, Pennsylvania, deceased.

TSCHOPP: First and Final Account, statement of proposed distributions and notice to creditors of Farmers and Merchants Trust Company of Chambersburg, Executor of the Estate of David R. Tschopp, late of Greene Township, Franklin County, Pennsylvania, deceased.

William E. Vandrew
Clerk Orphans Court Division
Franklin County, Pennsylvania

6/19, 6/26/2015

PUBLIC NOTICES

SHERIFF'S SALE JULY 10, 2014

By virtue of certain Writs of Execution, issued out of the Court of Common Pleas of Franklin County, Pennsylvania, and to me directed, I will expose at public sale by public venue or outcry in the Franklin County Courthouse, 3rd floor, Jury Assembly Room, Chambersburg, Pennsylvania at 1:00 P.M. on the above date, the hereinafter mentioned Real Estate. All parties in interest and claimants are hereby notified that a schedule of distribution will be filed by the Sheriff on AUGUST 17, 2015 and that distribution will be made in accordance with said schedule unless exceptions are filed thereto, within ten (10) days thereafter.

SALE # 1, 2014-3891

**WELLS FARGO BANK, N.A., SUCCESSOR
BY MERGER TO WACHOVIA BANK, N.A.,
SUCCESSOR BY MERGER TO HOMEQ
SERVICING CORPORATION
ATTY: ZUCKER GOLDBERG & ACKERMAN
V. MARSHALL H. BARKMAN, EXECUTOR OF THE
ESTATE OF RUTH B. BARKMAN**

All the following described real estate lying and being situate in the Borough of Greencastle, Franklin County, Pennsylvania, with an address of 163 Addison Avenue, Greencastle, PA, Franklin County Deed Book Volume 940, page 285 Tax Parcel # 08-2B37-.083-.000000

SALE # 2, 2014-1665

**WELLS FARGO BANK, N.A.
ATTY: ZUCKER GOLDBERG & ACKERMAN
V. TIMOTHY O. CRIST**

All the following described real estate lying and being situate in the Village of Williamson, St. Thomas Township, Franklin County, Pennsylvania, with an address of 5347 Warm Spring Road a/k/a Route 995, Saint Thomas, PA, Deed Instrument # 201106544 Tax Parcel # 20-0M27D-004-000000

SALE # 3, 2014-1498

**FARMERS AND MERCHANTS TRUST COMPANY
OF CHAMBERSBURG
ATTY: JSDC LAW OFFICES
V. TROY T. KING**

All that certain lot or piece of land situate, lying and being in Hamilton Township, Franklin County, Pennsylvania, with an address of 58 Carnelian Drive, Chambersburg, PA, Plat Book 288D, page 381 Tax Property # 11-0E15C-015B

SALE # 4, 2014-2758

**BANK OF AMERICA, SUCCESSOR BY MERGER
TO BAC HOME LOANS SERVICING, LP
ATTY: MILSTEAD & ASSOCIATES, LLC
V. DAVID FORD**

All the following described real estate lying and being situate in the Borough of Greencastle, Franklin County, Pennsylvania, with an address of 268 East Franklin Street, Greencastle, PA, Franklin County Deed Book Volume 1489, page 399 Tax Parcel # 08-2B29-.081.000000

SALE # 5, 2014-4049

**BANK OF AMERICA, SUCCESSOR BY MERGER
TOBAC HOMELOANS SERVICING, LP
ATTY: MILSTEAD & ASSOCIATES, LLC
V. ARMANDO CONCEPCION AND IRIA ESTHER
RODRIGUEZ**

All the following described real estate lying and being situate in Hamilton Township, Franklin County, Pennsylvania, with an address of 1383 Cove Drive, Chambersburg, PA, Franklin County Deed Book Volume 1042, page 1, Tax Parcel # 11-E16-101

SALE # 6, 2014-3979

**JPMORGAN CHASE BANK, NATIONAL TRUST
ATTY: KML LAW GROUP, PC
V. ADAM KING A/K/A ADAM R. KING AND SHELLY
KING A/K/A SHELLY R. KING**

All the following described real estate lying and being situate in the Borough of Waynesboro, Franklin County, Pennsylvania, with an address of 803 West Main Street, Waynesboro, PA, Franklin County Deed Book Instrument # 200922217, Tax Parcel # 25-5A-54-010

SALE # 7, 2014-1818

**WELLS FARGO BANK
ATTY: PHELAN HALLINAN DIAMOND & JONES
V. ANGELA J. FUSS AND JOSEPH G. FUSS**

All the following described real estate lying and being situate in Washington Township, Franklin County, Pennsylvania, with an address of 10867 Old Forge Road, Waynesboro, PA, Franklin County Deed Book Volume 1708, page 141, Tax Parcel # 23-0Q08-.183-.000000

**SALE # 8
CANCELLED**

PUBLIC NOTICES

SALE # 9, 2014-3955
U.S. BANK NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS TRUSTEE ON BEHALF OF THE OWES REMIC TRUST 2013-2
ATTY: STERN & EISENBERG, PC
V. MICHAEL T. COURSEY A/K/A MICHAEL COURSEY AND ROCHELLE COURSEY

All the following described real estate lying and being situate in Montgomery Township, Franklin County, Pennsylvania, with an address of 11350 Anne Lane, Mercersburg, PA, Franklin County Deed Book Volume 2181, page 640, Tax Parcel # 17-J-16-061

SALE # 10, 2014-4667
GREEN TREE SERVICING, LLC
ATTY: KML LAW GROUP, PC
V. LAURA A. SHATZER & TERRY E. SHATZER

All that certain parcel of land being situate in Greene Township, Franklin County, Pennsylvania, with an address of 3449 Black Gap Road, Chambersburg, PA, Franklin County Deed Book Volume 3426, page 186, Tax Parcel # 09-0C13-017 & 09-0C13-017A

SALE # 11
CANCELLED

SALE # 12, 2014-3405
DEUTSCHE BANK TRUST COMPANY AMERICAS, AS TRUSTEE FOR RESIDENTIAL ACCREDIT LOANS, INC MORTGAGE ASSET-BACK PASS-THROUGH CERTIFICATES, SERIES 2005-QS17
ATTY: UDREN LAW OFFICES
V. JENNIFER HARP A/K/A JENNIFER L. HARP AND MICHAEL HARP A/K/A MICHAEL G. HARP

All the following described real estate lying and being situate in the borough of Waynesboro, Franklin County, Pennsylvania, with an address of 110 Linden Avenue, Waynesboro, PA, Franklin County Deed Book Volume 2943, page 435, Tax Property ID # 255B4996

SALE # 13
CANCELLED

SALE # 14, 2015-68
PNC BANK, NATIONAL ASSOCIATION, SUCCESSOR BY MERGER TO NATIONAL CITY MORTGAGE, A DIVISION OF NATIONAL CITY BANK
ATTY: KML LAW GROUP, PC
V. MARIO J REDA III

All that improved real estate lying in the Borough of Waynesboro, Franklin County, Pennsylvania, with an address of 237 Ringgold Street, Waynesboro, PA, Franklin County Deed Book Instrument # 2008-014214, Tax Parcel # 24-5C24-.097-.0011

SALE # 15, 2015-359
PNC BANK, NATIONAL ASSOCIATION
ATTY: UDREN LAW OFFICES, PC
V. ALBERT R. HITE AND TABITHA McDONALD

All that certain parcel of land situated in the Franklin County, Commonwealth of Pennsylvania, with an address of 538 Mount Pleasant Road, Fayetteville, PA, Deed Instrument # 201105268, Tax Parcel # 09-0C23-304

SALE # 16, 2014-196
NATIONSTAR MORTGAGE, LLC
ATTY: McCABE WEISBERG & CONWAY
V. ALLEN W. HELMAN, CAROL A. HELMAN AND THE UNITED STATES OF AMERICA C/O UNITES STATES ATTORNEY FOR THE MIDDLE DISTRICT OF PENNSYLVANIA

All the following described real estate lying and being situate in Waynesboro, Franklin County, Pennsylvania, with an address of 343 Fairview Avenue, Waynesboro, PA, Franklin County Deed Book Volume 1232, page 301, Tax ID # 26-5C14-.027

SALE # 17, 2015-413
ORRSTOWN BANK
ATTY: MARTSON LAW OFFICES
V. KEITH BRYAN TOLBERT SR

All the following described real estate lying and being situate in Hamilton Township, Franklin County, Pennsylvania, with an address of 1275 Gayman Road, Chambersburg, PA, Franklin County Deed Book Volume 1601, page 422

SALE # 18, 2014-3377
PENNYMAC LOAN SERVICES, LLC
ATTY: PHELAN HALLINAN DIAMOND & JONES
V. DANA P MILLER AND JANICE R MILLER

All the following described real estate lying and being situate in Greene Township, Franklin County, Pennsylvania, with an address of 844 Knob Hill Road, Fayetteville, PA, Franklin County Deed Book Volume 2948, page 98, Tax Parcel # 09-0C24P-054-.00000

SALE # 19, 2014-3983
CITIMORTGAGE, INC
ATTY: MILSTEAD & ASSOCIATES
V. TINA L THOMAS AND CHARLES M THOMAS

All the following described real estate lying and being situate in Guilford Township, Franklin County, Pennsylvania, with an address of 2203 Springview Drive, Chambersburg, PA, Franklin County Deed Book Volume 2088, page 340, Tax Parcel # 10-0D09-046

PUBLIC NOTICES

**SALE # 20, 2015-408
GREEN TREE SERVICING, LLC
ATTY: KML LAW GROUP
V. PAUL E EVERETTS**

All the following described real estate lying and being situate in the Borough of Waynesboro, Franklin County, Pennsylvania, with an address of 420 West 5th Street, Waynesboro, PA, Franklin County Deed Book Instrument # 2008-019328, Tax Parcel # 26-5C14

**SALE # 21, 2013-3567
DEUTSCHE BANK NATIONAL TRUST COMPANY,
AS TRUSTEE FOR SOUNDVIEW HOME
LOAN TRUST 2005-OPT3, ASSET-BACKED
CERTIFICATES, SERIES 2005-OPT3
ATTY: UDREN LAW OFFICES
V. PAUL GIFT A/K/A PAUL E GIFT, LAST RECORD
OWNER, TERESA L McBETH, KNOWN HEIR OF
PAUL GIFT A/K/A PAUL E GIFT, TERRY D GIFT,
KNOWN HEIR OF PAUL GIFT A/K/A PAUL E GIFT,
RANDY E GIFT KNOWN HEIR OF PAUL GIFT A/K/A
PAUL E GIFT, UNKNOWN HEIRS, SUCCESSORS,
ASSIGNS AND ALL PERSONS, FIRMS OR
ASSOCIATIONS CLAIMING RIGHT, TITLE OR
INTEREST FROM OR UNDER JO ANN R. GIFT,
DECEASED**

All the following described real estate lying and being situate in St. Thomas Township, Franklin County, Pennsylvania, with an address of 4246 Dixie Avenue, Chambersburg, PA, Franklin County Deed Book Volume 674, page 264, Tax Property ID # 20-0M19-029

**SALE # 22, 2015-636
M&T BANK
ATTY: KML LAW GROUP
V. PAULA K DOWLIN**

All the following described real estate lying and being situate in the Borough of Chambersburg, Franklin County, Pennsylvania, with an address of 210 Whitley Drive, Chambersburg, PA, Deed Instrument # 201011576, Tax Parcel # 04-1G-2C-045

**SALE # 23, 2014-1209
WELLS FARGO BANK, NA
ATTY: PHELAN HALLINAN DIAMOND & JONES
V. BRYAN MARTIN A/K/A BRYAN D MARTIN AND
KELLY J MARTIN A/K/A KELLY MARTIN A/K/A
KELLY JO FELTNER**

All the following real property in Washington Township, Franklin County, Pennsylvania, with an address of 8737 Stottlemeyer Road, Waynesboro, PA, Deed Instrument # 201400383, Tax Parcel # 23-0Q07.-244-000000

**SALE # 24, 2014-2646
JPMORGAN CHASE BANK, NATIONAL
ASSOCIATION
ATTY: PHELAN HALLINAN DIAMOND & JONES
V. HAROLD C SITES A/K/A HAROLD C SITES SR**

All the following described real estate lying and being situate in Guilford Township, Franklin County, Pennsylvania, with an address of 2235 New Franklin Road, Chambersburg, PA, Deed Instrument # 200908324, Tax Parcel # 10-0D14.-050H-000000

**SALE # 25, 2015-558
LSF8 MASTER PARTICIPATION TRUST
ATTY: PHELAN HALLINAN DIAMOND & JONES
V. PHILIP W. ANDERSON & CARLIE A. ANDERSON**

All the following described real estate lying and being situate in Letterkenny Township, Franklin County, Pennsylvania, with an address of 12885 Cumberland Highway, Orrstown, PA, Tax Parcel # 12-0F09.-005.-000000

**SALE # 26, 2014-4561
PNC BANK, NATIONAL ASSOCIATION
ATTY: UDREN LAW OFFICE
V. LESLEY A POOLE AND MATTHEW A POOLE**

All that certain lot of land situate in Washington Township, Franklin County, Pennsylvania, with an address of 12232 Red Hawk Drive, Waynesboro, PA, Deed Instrument # 2008-010778, Tax Property ID # 23-0Q05.-167.-000000

**SALE # 27, 2015-763
JPMORGAN CHASE BANK, NATIONAL
ASSOCIATION
ATTY: SHAPIRO & DENARDO
V. MILDRED R McCLELLAN**

All that real estate lying and being situate in the Borough of Waynesboro, Franklin County, Pennsylvania, with an address of 109 Linden Avenue, Waynesboro, PA, Deed Instrument # 200908445

**SALE # 28, 2015-360
HSBC BANK USA, N.A.
ATTY: McCABE WIESBERG & CONWAY
V. MELANIE L BAKER**

All that real estate lying and being situate in the Borough of Waynesboro, Franklin County, Pennsylvania, with an address of 246 Wayne Avenue, Waynesboro, PA, Franklin County Deed Book Volume 2844, page 175, Tax ID # 25-5B49.-062.-000000

PUBLIC NOTICES

SALE # 29, 2014-4550
BENEFICIAL CONSUMER DISCOUNT D/B/A
BENEFICIAL MORTGAGE CO. OF PENNSYLVANIA
ATTY: McCABE WEISBERG & CONWAY
V. SCOTT L EVANS AND MELINDA A EVANS

All that certain piece, parcel or tract of ground lying and being situate in the Township of Greene, Franklin County, Pennsylvania, with an address of 3004 White Church Road, Chambersburg, PA, Franklin County Deed Book Volume 2541, page 099, Tax I.D. # 09-0C19-278-000000

SALE # 30, 2015-157
FEDERAL NATIONAL MORTGAGE ASSOCIATION
("FANNIE MAE")
ATTY: MARTHA E.VON ROSENSTIEL
V. CHRISTINA L TREDRICK AND UNITED STATES
OF AMERICA

All the following described real estate lying and being situate in Antrim Township, Franklin County, Pennsylvania, with an address of 11851 Carol Avenue, Greencastle, PA, Franklin County Deed Book Volume 1178, page 497, Tax Parcel # 01-0A21-.367-.000000

SALE # 31, 2014-658
BANK OF AMERICA, N.A. S/B/M TO BAC HOME
LOANS SERVICING LP F/K/A COUNTRYWIDE
HOME LOANS SERVICING LP
ATTY: McCABE WEISBERG & CONWAY
V. PRISCILLA E ROBERTS AND JASON F
ROBERTS

All the following described lot of ground lying and being situate in Washington Township, Franklin County, Pennsylvania, with an address of 12150 Gehr Road, Waynesboro, PA, Franklin County Deed Book Volume 2487, page 326, Tax I.D. # 23-0Q12B 033. 000000

SALE # 32, 2014-3478
WELLS FARGO BANK, N.A.
ATTY: PHELAN HALLINAN DIAMOND & JONES
V. CORAL BARSANTI

All the following described real estate lying and being situate in the Borough of Greencastle, Franklin County, Pennsylvania, with an address of 51 East Franklin Street, Greencastle, PA, Franklin County Deed Book Volume 1674, page 433, Tax Parcel 08-2B29-.105-.000000

SALE # 33, 2014-4673
LSF8 MASTER PARTICIPATION TRUST
ATTY: WELTMAN WEINBERG & REIS
V. HECTOR R SOSA AND MADELINE B SOSA

All the following described real estate situate in the Borough of Chambersburg, Franklin County, Commonwealth of Pennsylvania, with an address of 650 Harrison Drive, Chambersburg, PA, Franklin County Deed Book Volume 1280, page 192, Tax Parcel 11-0E13H-036-.000000

SALE # 34, 2014-4298
NATIONSTAR MORTGAGE LLC
ATTY: MILSTEAD & ASSOCIATES
V. KENETH D RODGERS AND JANET C RODGERS

All the following described real estate lying and being situate in Hamilton Township, Franklin County, Pennsylvania, with an address of 1645 Majestic Drive, Chambersburg, PA, Franklin County Deed Book Volume 2350, page 250, Tax Parcel 11-0E13-.278-.000000

SALE # 35, 2014-3171
U.S. BANK NATIONAL ASSOCIATION, AS
TRUSTEE FOR THE PENNSYLVANIA HOUSING
FINANCE AGENCY
ATTY: PURCEL KRUG & HALLER
V. JOSEPH E COHAGAN

All the following described real estate lying and being situate in the Bough of Greencastle, Franklin County, Pennsylvania, with an address of 47 North Linden Avenue, Greencastle, PA, Franklin County Deed Book Volume 136, page 102, Tax Map # 08-2B30-039-000000

SALE # 36, 2015-216
WELLS FARGO BANK, N.A.
ATTY: PHELAN HALLINAN DIAMOND & JONES
V. VICKIE C REED, IN HER CAPACITY AS
EXECUTRIX AND DEVISEE OF THE ESTATE OF
RUTH W CLAUDY A/K/A RUTH CLAUDY AND
MICHAEL W CLAUDY, IN HIS CAPACITY AS
DEVISEE OF THE ESTATE OF RUTH W CLAUDY
A/K/A RUTH CLAUDY

All the following described real estate lying and being situate in the Borough of Chambersburg, Franklin County, Pennsylvania, with an address of 1146 Westgate Drive, Chambersburg, PA. Franklin County Deed Book Volume 288C, page 844, Tax Parcel 06-1E60-.137-000000

SALE # 37
CANCELLED

SALE # 38, 2013-4255
U.S. BANK N.A., AS LEGAL TITLE TRUSTEE FOR
TRUMAN 2013 SC4 TITLE TRUST
ATTY: ROMANO GARUBO & ARGENTIERI
V. KALEB N REPP AND LEAH J REPP

All the following described real estate lying and being in Metal Township, Franklin County, Pennsylvania, with an address of 15531 Mountain Green Road, Willow Hill, PA, Franklin County Deed Book Volume 561, page 618, Tax ID # 15-0H01-.006-.000000

PUBLIC NOTICES

SALE # 39, 2014-3584
WELLS FARGO BANK, N.A.
ATTY: PHELAN HALLINAN DIAMOND & JONES
V. JAMIE KYLE JONES A/K/A JAMIE K JONES

All the following described real estate located in Antrim Township, Franklin County, Pennsylvania, with an address of 509 Tall Cedar Lane, Greencastle, PA, Franklin County Deed Book Volume 1913, page 531, Tax Parcel 1-A-22-187

SALE # 40, 2014-1742
BANK OF AMERICA, N.A., AS SUCCESSOR BY
MERGER TO BAC HOME LOANS SERVICING, LP
ATTY: MILSTEAD & ASSOCIATES
V. SHERRI L KEOWN AND NATHAN JONES

All the following described two (2) tracts of real estate lying and being situate in Greene Township, Franklin County, Pennsylvania, with an address of 76 West Main Street, Fayetteville, PA, Franklin County Deed Book Volume 3606, page 142, Tax Parcel 09-C-26C-52

SALE # 41, 2014-4276
WELLS FARGO BANK, N.A.
ATTY: ZUCKER GOLDBERG & ACKERMAN
V. TERESA M BLOSSER

All the following described real estate situate in the Borough of Waynesboro, Franklin County, Pennsylvania, with an address of 251 Wayne Avenue, Waynesboro, PA, Deed Instrument # 201110745, Tax Parcel 25-5B49-069-000000

SALE # 42, 2014-3219
WELLS FARGO BANK, N.A., SUCCESSOR BY
MERGER TO WELLS FARGO HOME MORTGAGE,
INC.
ATTY: PHELAN HALLINAN DIAMOND & JONES
V. BENJAMIN P HOSTETTER AND DANIELLE R
HOSTETTER A/K/A DANIELLE R TIMMONS

All that certain lot or piece of ground situate in Peters Township, Franklin County, Commonwealth of Pennsylvania, with an address of 15588 Dogwood Drive, Fort Loudon, PA, Franklin County Deed Book Volume 288A, page 241, Tax Parcel 18-0K03-.078-.000000

SALE # 43, 2015-884
FIRST COMMUNITY BANK OF MERCERSBURG
FORMERLY KNOWN AS THE FIRST NATIONAL
BANK OF MERCERSBURG
ATTY: KORNFELD AND BENCHOFF
V. TIMBERWOLF PROPERTIES, LLC

All the following described real estate lying and being situate in the Borough of Chambersburg, Franklin County, Pennsylvania, with an address of 380 Wayne Avenue, Chambersburg, PA, Instrument # 2008-20255, UPI 06-1E41.-043.-000000.

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 JULY 20, 2015 AT 4:00 PM prevailing time. Otherwise, all money previously paid will be forfeited and the property will be resold on FRIDAY JULY 24, 2015 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 2015

CUT OFF	SALE DATES
NOV 7, 2014	JAN 9, 2015
JAN 2, 2015	MAR 13 2015
MAR 6, 2015	MAY 8 2015
MAY 1, 2015	JUL 10 2015
JUL 3 2015	SEPT 11 2015
SEPT 4 2015	NOV 13 2015
NOV 6 2015	JAN 8 2016
	6/19, 6/26, 7/3/2015