

LEGAL NOTICES

APPEARANCE DOCKET

Week Ending October 7, 2022

The Defendant's Name Appears
First in Capital Letters

AS A CONVENIENCE TO THE BAR, JUDGES ASSIGNED TO EACH CASE ARE DESIGNATED IN ACCORDANCE WITH THE KEY. THIS IS NOT AN OFFICIAL LIST AND IS PUBLISHED AS A CONVENIENCE ONLY. THE LAW JOURNAL IS NOT RESPONSIBLE FOR OMISSIONS, MISPRINTS, CHANGES OR ERRORS WHICH APPEAR. COUNSEL IS URGED TO VERIFY ALL APPOINTMENTS THROUGH THE OFFICE OF THE PROTHONOTARY.

KEY
PRESIDENT JUDGE
THOMAS G. PARISI - (TGP)

JUDGE JEFFREY K. SPRECHER - (JKS)

JUDGE SCOTT E. LASH - (SEL)

JUDGE PAUL M. YATRON - (PMY)

JUDGE MADELYN S. FUDEMAN - (MSF)

JUDGE M. THERESA JOHNSON - (MTJ)

JUDGE JAMES M. LILLIS - (JML)

JUDGE ELENI DIMITRIOU GEISHAUSER
- (EDG)

JUDGE PATRICK T. BARRETT - (PTB)

JUDGE J. BENJAMIN NEVIUS - (JBN)

JUDGE TINA M. BOYD - (TMB)

JUDGE JAMES E. GAVIN - (JEG)

JUDGE JILL GEHMAN KOESTEL - (JGK)

SENIOR JUDGE SCOTT D. KELLER - (SDK)

SENIOR JUDGE STEPHEN
B.LIEBERMAN - (SBL)

SENIOR JUDGE JOHN A. BOCCABELLA
- (JAB)

SENIOR JUDGE JAMES M. BUCCI - (JMB)

SENIOR JUDGE MARY ANN ULLMAN -
(MAU)

CLOUSE, CAROL L - Wheelen, Christine; 22
13445; C. Wheelen, IPP.

HOME ARTISAN GROUP INC - Wool,
Suzanne; 18 12553; S. Wool, IPP.

WOOL, SUZANNE - Home Artisan Group
Inc; 18 12553; Home Artisan Group Inc,
IPP.

Abuse

BALTHASER, JORDAN - Jones, Katelyn; 22
13916; K. Jones, IPP. (TMB).

DIAZ, ELIAN FRANCISCO FIGUEROA -
Payano, Jennifer R; 22 13922; J. Payano,
IPP. (TMB).

DISLA, JOSHAIRA - Abreu-Feliz, Joan; 22
14063; J. Abreu-Feliz, IPP. (JGK).

DUBBS, STEVEN M - Dubbs, Tara D; 22
13913; T. Dubbs, IPP. (TMB).

EDGELL, KIRK AARON - Morales, Olga I
Colon; O. Morales, IPP. (TMB).

FOSTER, STEPHEN - Gurnavage, Samantha;
22 13938; S. Gurnavage, IPP. (TMB).

GODOY, JESSICA L - Godoy, Kenneth E; 22
14032; K. Godoy, IPP. (JGK).

GONZALEZ, SONIA N - Lopez Jr, Benjamin
J; 22 13979; B. Lopez, IPP. (TMB).

GUTIERREZ, KENNY WILLIAM - Lebron,
Natalie Orianna; 22 13978; N. Lebron, IPP.
(JGK).

HINKLEY, ANDREA NICOLE - Arndt,
William Raymond; 22 14021; W. Arndt, IPP.
(JGK).

KUSKOSKI, ERIC - Stamm, Kelsie; 22 13935;
K. Stamm, IPP. (JGK).

LEBRON, MARCOS - Illas, Maria D; 22
13923; M. Illas, IPP. (TMB).

MARTINEZ, JULISSA SALOME - Diaz,
Nydia I Renta; 22 14070; N. Diaz, IPP.
(JGK).

MAYERS, BRYAN - Taylor, Alexis Rae; 22
14062; A. Taylor, IPP. (TMB).

MELENDEZ, JESUS VELEZ - Rivera,
Victoria L; 22 14073; V. Rivera, IPP. Jill
Gehman Koestel, J.

NUNEZ, KELVIN FRANCISCO - Pena,
Yohermi Marisel; 22 13977; Y. Pena, IPP.
(JGK).

PAGAN, JOSE A - Hessler, Elizabeth, H, L
Minor; 22 13948; E. Hessler, IPP. (TMB).

RICHARDSON, CHRISTOPHER D - Green,
Kenyan; 22 14072; K. Green, IPP. (JGK).

STACHERSKI, TAYLER LEE - Moyer, Bella
Marie; 22 13921; B. Moyer, IPP. (TMB).

STAMM, JAMES F III - Smith, Jessica
Suzanne Stamm; 22 14026; J. Smith, IPP.
(JGK).

STAMM, JAMES F III - Stamm Jr, James F;
22 14027; J. Stamm, IPP. (JGK).

TURNER, DEVIN STEPHEN - Turner, Holly
Nadine; 22 14028; H. Turner, IPP. (TMB).

Arbitration Award

HOME ARTISAN GROUP INC - Grant,
Timothy; 18 12553; T. Grant, IPP.

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Complaint

PAULY, JACK A, PAULY, KEVIN J - Labarre, Brian D, Labarre, Debra; 22 11417; Gary A. Brienza.

Contract - Debt Collection: Credit Card

BILLIG, JANE E - Bank Of America N A; 22 14034; Frederic I. Weinberg. (JEG).
 CROISSETTE, HEATHER - Discover Bank; 22 14036; Thomas J. Nolan. (JEG).
 GOODWIN, STEFANIE A - Citibank NA; 22 13953; Michael J. Dougherty. (JEG).
 HOYLE, JOHN L - Discover Bank; 22 14046; Thomas J. Nolan. (JEG).
 KLEMENTISZ, LYDIA - Discover Bank; 22 14037; Thomas J. Nolan. (JEG).
 LOSITO, CHRISTIAN A - Cavalry Spv I LLC; 22 13962; David J. Apothaker. (JEG).
 MELENDEZ, CONSUELO - Citibank NA; 22 13945; Michael J. Dougherty. (JEG).
 OLIVERA, MARK - Goldman Sachs Bank USA; 22 13963; Thomas J. Nolan. (JEG).
 RAMOS CASTILLO, FELIX A - Visions Federal Credit Union; 22 13949; Michael P. Gough. (JEG).
 RAMOS, JONATHAN R, CASTILLO, FELIX A RAMOS - Visions Federal Credit Union; 22 13930; Michael P. Gough. (JEG).
 REIMERT, KEVIN T - Cavalry Spv I LLC; 22 13968; David J. Apothaker. (JEG).
 RHYMER, KRISTLE - Cavalry Spv I LLC, Citibank N A; 22 14019; John B. Claffey. (JEG).

Contract - Debt Collection: Other

AMOS JR, BERNARD - Stitzel Family Funeral Homes & Crematory Inc; 22 13981; Daniel P. Becker. (JEG).
 SHIRK, DALE R - Regions Bank, Enerbank USA; 22 14035; David Kennedy Bifulco. (JEG).

Contract - Other

LVS II OFFSHORE LP - Customers Bank; 22 13974; Eden R. Bucher. (JEG).
 RESH, DONALD - Uhg LLC I; 22 13905; Michael J. Dougherty. (JEG).

Custody

CAPLES, KIRSTIE L - Arango, Fernando E; 22 14057; F. Arango, IPP. (JGK).
 LOVELL, ASHLEY L - Morales, Antonio; 22 13929; Amy J. Miller. (JGK).
 MILLER, JACOB - Maillou, Samantha; 22 13942; Margaret McDonough. (JGK).
 PALUMBO, LISA M - Palumbo, Carl; 22 14020; Margaret McDonough. (SEL).
 SCHNEIDER, JOSEF - Steeger, Suzanne; 22 14040; Richard G. Jacoby Jr. (JGK).
 TORRES, EMILSE - Nunez, Alexander Torres; 22 13970; Nikolas David Capitano. (EDG).

Divorce

BEHM, JOHN - Behm, Jennifer, Leo, Jennifer; 22 14049; Rebecca Ann Smith. (JGK).
 DIAZ, DAMARIS - Diaz, Carlos; 22 14014; Brenna H. Mendelsohn. (JGK).
 HORST, MERVIN MARTIN - Horst, Carol Ann; 22 14038; Elizabeth Roberts Fiorini. (JGK).

KREINER, LEAH E - Kreiner, Cameron J; 22 14006; C. Kreiner, IPP. (JGK).
 LESSIG, LYDIA - Lessig, Brittany; 22 14071; B. Lessig, IPP. (JGK).
 MILL, ANNMARIE - Mill, Mark; 22 14068; Michael J. Reed. (JGK).
 MOYER, MATTHEW - Moyer, Dinah; 22 13959; Daniel I. Sager. (JGK).
 MOYER, RYAN L - Moyer, Stephanie R; 22 14047; Dawn M. L Palange. (JGK).
 PETER, ADAM P - Peter, Tanya L; 22 14039; Thomas L. Klonis. (JGK).
 PROSS, ADAM J - Pross, Kathryn E; Dawn M. L Palange. (JGK).
 SEARLE, JAY C - Searle, Robin L; 22 14018; Michael S. Bechtold. (JGK).
 SHADE, MELLISSA J - Jurado, Felix A; 22 14013; Jacob Mazur. (JGK).
 SKIPPER, KERRY L - Skipper, Heather S; 22 14007; Cheryl A. Rowe. (JGK).
 STURGEON, KEVEN - Hohrath, Christy; 22 14024; Jeffrey R. Boyd. (JGK).
 ZABRECCHI, ROLAND J - Zabrecchi, Dawn M; 22 13915; Sara R. Haines Clipp. (JGK).

Divorce - Custody Count Complaint

MOYER, MATTHEW - Moyer, Dinah; 22 13960; Daniel I. Sager. (JGK).
 MOYER, RYAN L - Moyer, Stephanie R; 22 14048; Dawn M. L Palange. (JGK).

eFiling Fee - Monetary

HANSEN, MARY ANN - Fortuner, Tracy, Dietrich, Jeffrey; 22 13972; T. Fortuner, IPP. (JGK).

Magisterial District Justice Appeal

ROUTSON, MISTY, ROUSTON, JAMES, WEIKEL, SABBITH - Isley, Dana; D. Isley, IPP. (JEG).
 SQUAR, GAIL - Weller, Lindsay Michele; 22 13912; L. Weller, IPP. (JEG).

Miscellaneous - Other

BATISTA, NICOLAS - The Travelers Personal Insurance Company, Williams, Marina; 22 13931; Kevin M. Kelly. (JEG).

Petition to Set Aside Tax Sale

TAX CLAIM BUREAU OF BERKS COUNTY (THE), SAFETY NET LLC - BM2 Investments LLC; 22 14044; Kevin K. Kercher. (MSF).

Petition to Transfer Structured Settlement Payment

PACIFIC LIFE INSURANCE CO - CBC Settlement Funding LLC, Arnold, Xavier; 22 14023; Vanya Dugalic. (JEG).

Real Property - Ejectment

HAWLEY, RICHARD K, FERNBAUCH, SUSAN K, FOSTER, RICHARD K - Wilmington Savings Fund Society Fsb; 22 14009; Keith B. McLennan. (JEG).
 KIRKNER, KENNETH, KIRKNER, RACHEL - Cf Farms Partnership Ltd; 22 14059; Brett M. Fegely. (JEG).
 YOST, KERRIE LYNN, YOST JR, JAMES STEVENS - Sutu, Florian; 22 13964; Kelsey Frankowski. (JEG).

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Real Property - Landlord/Tenant Dispute

WEAVER, JON - Lutz, Andrew Paul; 22 13928; A. Lutz, IPP. (JEG).

Real Property - Mortgage Foreclosure:**Residential**BRICKEL, TIFFANY E, WEIDNER, JEREMY T - Pennsylvania Housing Finance Agency; 22 13936; Leon P. Haller. (MSF).
COLLADO, INGRID M - U S Bank Trust National Association Et Al.; 22 14043; Andrew Marley. (MSF).

CORDERO, RAFAEL - Ajx Mortgage Trust I, Delaware Trust, Wilmington Savings Fund Society; 22 14041; Jacqueline F. McNally. (MSF).

GEIST AS ADMINISTRATOR OF THE ESTATE, WILLIAM R - Keybank NA S/B/M First Niagara Bank NA; 22 13951; Cristina Lynn Connor. (MSF).

HUDSON, DONNA MARIE - Lakeview Loan Servicing LLC; 22 13925; Caitlin Molly Donnelly. (MSF).

KABA, MAMADI, KABA, MOULOOUKOU S, KABA, IBRAHIMA - Wells Fargo Bank NA; 22 13980; Cristina Lynn Connor. (MSF).

KRIZE, MICHAEL J - Lakeview Loan Servicing LLC; 22 13967; Geraldine M. Linn. (MSF).

LAKY, SHAWN, UNGER, HILARY - Developers Mortgage Company; 22 14058; Brian R. Tipton. (MSF).

ROBERTSON, TREVELL L, ROBERTSON, DESHONJ J - Cardinal Financial Company Limited Partnership; 22 13924; Carolyn Treglia. (MSF).

UNKNOWN HEIRS AND/OR

ADMINISTRATORS OF THE ESTATE OF VIRGILIO CARABALLO - Newrez LLC; 22 13971; Cristina Lynn Connor. (MSF).

VIZCAINO, CLARIBEL, MORILLA, FAUSTO - Santander Bank N A; 22 13932; Carolyn Treglia. (MSF).

Real Property - Quiet Title

BANKERS TRUST COMPANY, KRAFT, JOHN HAROLD, MCCARTY, LOUISE, KRAFT, KATHLEEN R, KRAFT, REBECCA, UNKNOWN HEIRS SUCCESSORS ASSIGNS AND ALL PERSONS FIRMS OR ASSOCIATIONS CLAIMING RIGHT TITLE OR INTEREST, KRAFT, PHYLLIS R - Newrez LLC; 22 14042; John D. Krohn. (JEG).

Tort Motor Vehicle

BARRUOS TRUCKING LLC, CESPEDES, JUAN P, ETS TRUCK REPAIR LLC - Wallick Jr, William Earl; 22 13910; Matthew P. Rosenberg. (JEG).

BASHORE, BETH, ROSARIO, DIANA JIMENEZ, GOVERNMENT EMPLOYEES INSURANCE COMPANY, DOE, JOHN - Ellis, William, Rogers, Patricia Ann; 22 14011; Anthony Lopresti. (JEG).

HALLOWELL, JOHN - Snyder, Lori, Snyder, Robert; 22 13952; L. Snyder, IPP. (JKS).

MOSER, CHAD - Clark, Russell, Clark, Mary; 22 14033; Kevin C. Boylan. (JEG).

NUNEZ, ANDRES E TORRES - Metropolitan Edison; 22 13957; Gary L. Weber. (JEG).
SMITH, DEVON - Potts, Robin R; 22 13975; H Charles Markofski. (JEG).

WELLER, TRAVIS, KELLEY, LORRAINE - Solid Waste Services Inc; 22 13965; Gregory W. Fox. (JEG).

Tort Other

TOWN AUTO SERVICE CENTER INC - Nunez-Rosario, Enerito; 22 13950; Randall M. Justice. (JEG).

Tort Premise Liability

5407 LLC, TJ RESTAURANT GROUP INC, LEESPORT DINER - Giorgio, Michael F, Giorgio, Donna J; 22 13934; Daniel E. P Bausler. (JEG).

RESTORATION RELIEF INC, RESTORATION RELIEF LLC, PROPERTY MANAGEMENT INC, SENCIT TOWNE HOUSE LLC, SENCIT TOWNE HOUSE LP, EVEREST PROPERTIES INC, JOHN DOE (A FICTIOUS PERSON/S AND/OR BUSINESS ENTITIES) #1-39 - Kelly, Jeffrey, Fox, Lynn; 22 13966; Michael L. Saile Jr., Steven J. DeBonis Jr., Michael L. Saile, Steven J. DeBonis. (JEG).

WORKS AT WYOMISSING LLC (THE), XTREME AIR AT WYOMISSING LLC - Raub, Jennifer, R, A; 22 13973; Carin A. O'Donnell. (JEG).

SHERIFF'S SALES*By virtue of various executions issued out of the Court of Common Pleas of Berks County, Pa. to me directed there will be sold at Public Vendue or Outcry, on **November 10, 2022** at 10:00 o'clock A.M. .***VIRTUAL SALES TO BE HOSTED BY BID4ASSETS.COM - PLEASE VISIT WWW.BID4ASSETS.COM/BERKSCOUNTYSHERIFFSALES FOR MORE INFORMATION.**

The following described Real Estate. To wit:

First PublicationDocket #20-00061
Judgment Amount: \$16,613.20
Attorney: KML Law Group, P.C.**LEGAL DESCRIPTION****ALL THAT CERTAIN** two and one half Story brick dwelling house and the lot or piece of ground on which the same is erected situate on the north side of Cotton. Street, between Sixteenth and Seventeenth Streets, in the City of Reading, County of Berks and Commonwealth of Pennsylvania, said house being City No. 1627

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Cotton Street, and said lot being more particularly bounded and described as follows, to wit:

ON the North by a ten feet wide alley;

ON the East by property of Claude A. Wesner and wife;

ON the South by said Cotton Street; and

ON the West by property of Samuel M. Glassmoyer and wife.

CONTAINING in front on said Cotton Street, 12 feet 4 inches and in depth North and South of equal width to said 10 feet wide alley 100 feet.

TOGETHER with the free and uninterrupted use forever as a passageway and water course of the said ten feet wide alley on the North in common with the owners and occupiers of the land adjacent to said alley.

Thereon erected a dwelling house known as:

1627 Cotton Street

Reading, PA 19606

Tax Parcel #16531632470853

Account: 16334725

See Deed Instrument #: 2021020990

Sold as the property of: DOMINGO A. DIAZ

20-00740

JUDGMENT: \$111,900.72

ATTORNEY: BROCK & SCOTT PLLC

LEGAL DESCRIPTION

ALL THAT CERTAIN lot or parcel of ground situate in Muhlenberg Township, Berks County, Pennsylvania bounded and described according to a sketch plan for Record of the Sabatucci Subdivision recorded in Plan Book 239 Page 54, Berks County Records, as follows:

BEGINNING at a point on the title line in the bed of Sefranka Road (T-617) a corner in common with Lot 1 on the abovementioned Plan, thence leaving the bed of Sefranka Road and along Lot 1 the following two courses and distances. (1) North 85 degrees 33 minutes 48 seconds West a distance of 28.94 feet to a point; and (2) North 84 degrees 09 minutes 31 seconds West a distance of 113.11 feet to a point; thence still along Lot 1 and along Lot 2 on the abovementioned Plan South 04 degrees 36 minutes 05 seconds West a distance of 155.62 feet to a point on line of lands now or late of The Housing Authority of the County of Berks; thence along the same North 85 degrees 23 minutes 55 seconds West a distance of 271.52 feet to a point on line of lands now or late of Empire Steel Castings, Inc.; thence along the same North 06 degrees 59 minutes 52 seconds East a distance of 181.50 feet to a point a corner in common with lands now or late of Nelson E. Trate and Elsie Trate, his wife, thence along said lands South 84 degrees 09 minutes 31 second East a distance of 360.50 feet to a point; thence South 85 degrees 02 minutes 38 seconds East a distance of 40.72 feet to a point on the title line in the bed of Sefranka Road, thence along the title line in the bed of Sefranka Road South 85 degrees 55 minutes 15 seconds East a distance of 20.61 feet to a point, the place of beginning.

CONTAINS 1.161 acres (gross) and 1.148 acres (net).

BEING Lot 3 on the abovementioned Plan

TITLE TO SAID PREMISES IS VESTIN IN Jason E. Ziats and Tammy L. Brown, by Deed from Frank P. Sabatucci, Date 06/20/2000, Recorded 06/22/2000, in Book 3211, Page 668.

Tax Parcel: 66531913130593001

Premises Being: 4540 Sefranka Road a/k/a 4540 A Sefranka Road, Temple, PA 19560

TO BE SOLD AS THE PROPERTY OF: JASON E ZIATS; TAMMY L BROWN A/K/A TAMMY L ZIATS.

Case Number: 21-11795

Judgment Amount: \$149,581.17

Attorney: Dana Marks, Esq.

ALL THAT CERTAIN lot or piece of ground, situate in Richmond Township, Berks County, Pennsylvania, bounded and described as follows:

BEGINNING at a point in the center line of the public road, Legislative Route No. 06139, extending between U.S. Route 222 and Virginville, said point being in the Northerly line of lands now or late of M.O. Hill and corner common to lands now or late of Bobbie D. Miller, formerly M.O. Hill; thence along the center line of said Legislative Route No. 06139, North 78 degrees 55 minutes West, 100.00 feet to a corner; thence along lands now or late of Warren J. Merts, formerly M.O. Hill, and passing through an iron pin distant 16.5 feet from the center line of Legislative Route No. 06139, North 11 degrees 05 minutes East, 324.44 feet to an iron pin in the Southerly line of lands now or late of Kaplan; thence along same, South 76 degrees 45 minutes East, 100.07 feet to an iron pin; thence along lands now or late of Bobbie D. Miller, formerly M.O. Hill, South 11 degrees 05 minutes West, 320.66 feet the point and place of Beginning; the last mentioned bearing passing through an iron pin distance 16.5 feet from the center line of Legislative Route No. 06139.

CONTAINING: 32,200 plus or minus square feet. BEING Tax Parcel Number 72543302760992

BEING the same premises which Ernest R. Mertz, deceased and Arline P. Mertz, Trustees of the Mertz Family Trust dated June 6, 2000 by Deed dated June 17, 2014 and recorded in the Official Records of Berks County on July 3, 2014 in Deed Book Volume As Instrument Number 2014021327, Page delete, as Instrument granted and conveyed unto Eric R. Mertz.

Tax Parcel Number: 72-5433-02-76-0992
Judgment Amount: \$149,581.17

Premise Being: 604 Crystal Cave Road, Kutztown, PA 19530

Seized and sold as the property of Eric R. Mertz, Judgment Number 21-11795 (U.S. Bank TrustNational Association, as Trustee of the Lodge Series III Trust v Eric R. Mertz).

Attorney for Plaintiff: Friedman Vartolo LLP, 1325 Franklin Avenue, Suite 160, Garden City,

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TO BE SOLD AS PROPERTY OF: Eric R Mertz

TO BE SOLD AS THE PROPERTY OF WANDA HARGIS, KNOWN SURVIVING HEIR OF ALICE JULIS, BONNIE MOHN, KNOWN SURVIVING HEIR OF ALICE JULIS, ROSALIE DEBLASE, KNOWN SURVIVING HEIR OF ALICE JULIS, CARL EBERSOLE, KNOWN SURVIVING HEIR OF ALICE JULIS, AND UNKNOWN SURVIVING HEIRS OF ALICE JULIS.

Prothonotary # 21-13185

Judgment: \$49,715.19

Attorney: McCabe, Weisberg & Conway, LLC
TAX I.D. #: 02-5306-36-97-8704

No. 21-13210
Judgment: \$205,378.52
Attorney: Stephen M. Hladik, Esquire

ALL THAT CERTAIN TWO-STORY BRICK DWELLING AND THE LOT OR PIECE OF GROUND UPON WHICH THE SAME IS ERECTED, SITUATE ON THE WEST SIDE OF SPRING GARDEN STREET, BETWEEN CULVERT AND LAUREL STREETS, BEING COMMONLY KNOWN AS NO. 464 SPRING GARDEN STREET, IN THE CITY OF READING, COUNTY OF BERKS AND STATE OF PENNSYLVANIA, BOUNDED AND DESCRIBED AS FOLLOWS, TO WIT:

ON THE NORTH BY PROPERTY NOW OR LATE OF GEORGE L. GERHARD, BEING NO. 462 SPRING GARDEN STREET; ON THE SOUTH BY PROPERTY NOW OR LATE OF GEORGE L. GERHARD, BEING NO. 466 SPRING GARDEN STREET; ON THE EAST BY SAID SPRING GARDEN STREET; AND ON THE WEST BY A THREE FEET WIDE ALLEY.

CONTAINING IN FRONT ON SAID SPRING GARDEN STREET, TWELVE (12) FEET AND IN DEPTH ALONG THE NORTH LINE OF SAID PROPERTY, FIFTY (50) FEET ONE AND SEVENTY-EIGHTHS (01-78) INCHES, AND IN DEPTH ALONG THE SOUTH LINE OF SAID PROPERTY FORTY-NINE (49) FEET ELEVEN AND THREE -EIGHTHS 11-3/8) INCHES, AND IN WIDTH OF BREADTH ALONG THE THREE FEET WIDE ALLEY TWELVE (12) FEET.

BEING KNOWN AS: 464 SPRING GARDEN STREET, READING, PENNSYLVANIA 19602.

TITLE TO SAID PREMISES IS VESTED IN JOSEPH JULIS AND ALICE JULIS, HUSBAND AND WIFE BY DEED FROM MARY BETH HENNIGAN DATED JUNE 5, 1995 AND RECORDED JUNE 19, 1995 IN DEED BOOK 2642, PAGE 859. THE SAID JOSEPH JULIS DIED ON APRIL 19, 2018 THEREBY VESTING TITLE IN HIS SURVIVING SPOUSE ALICE JULIS BY OPERATION OF LAW THE SAID ALICE JULIS DIED ON DECEMBER 7, 2019 WITHOUT A WILL OR APPOINTMENT OF AN ADMINISTRATOR, THEREBY VESTING TITLE IN WANDA HARGIS, KNOWN SURVIVING HEIR OF ALICE JULIS, BONNIE MOHN, KNOWN SURVIVING HEIR OF ALICE JULIS, ROSALIE DEBLASE, KNOWN SURVIVING HEIR OF ALICE JULIS, CARL EBERSOLE, KNOWN SURVIVING HEIR OF ALICE JULIS, AND UNKNOWN SURVIVING HEIRS OF ALICE JULIS BY OPERATION OF LAW.

No. 21-13210
Judgment: \$205,378.52
Attorney: Stephen M. Hladik, Esquire

ALL THAT CERTAIN tract of vacant land SITUATE in Township of Hereford, County of Berks and Commonwealth of Pennsylvania, bounded and described as follows, to wit.

BEGINNING at a railroad spike set in the middle of the pavement of LR06014, leading from Scisholtzville to Shimerville, it being on west most corner of the Nevada Homesites Subdivision, thence in and along the same North 50 degrees East, 114 feet to a railroad spike set in the pavement of LR06014; thence along the Southern boundary of Lot No. 2 South 49 degrees 47 minutes East, 202.92 feet to an iron pin; thence along the lands of Camp Serranova Inc., South 50 degrees West, 106 feet to an iron pin found; thence along the same North 52 degrees West, 204.46 feet to the point of beginning.

EXCEPTING (1) a thirty foot right of way along the first course; (2) a ten foot wide easement along the third and fourth Courses, for utilities.

CONTAINING 0.505 acres.

BEING the same premises which Jeremy W. Yellets and Angela Yellets, husband and wife, by Deed dated June 30, 2005 and recorded on September 26, 2005, in the Berks County Recorder of Deeds Office at Deed Book Volume 4672 at Page 1284, as Instrument No. 2005056957, granted and conveyed unto Peter J. Faraco a/k/a Pete J. Faraco and Colleen Rodenberger, as joint tenants with the right of survivorship.

BEING KNOWN as 79 Saint Peters Road, Macungie, PA 18062

TAX PARCEL NO. 52549204821118
ACCOUNT: 52019020

TO BE SOLD AS THE PROPERTY OF Pete J. Faraco and Colleen Rodenberger

NO. 21-14712
Judgment: \$68,530.20
Attorney: Christopher A. DeNardo, Esquire

THE FOLLOWING DESCRIBED REAL PROPERTY SITUATED IN THE COUNTY OF BERKS, STATE OF PENNSYLVANIA, TO-WIT:

ALL THAT CERTAIN LOT OR PIECE OF GROUND, TOGETHER WITH THE TWO STORY BRICK DWELLING HOUSE ERECTED

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THEREON, SITUATED ON THE NORTHEAST CORNER OF SOUTH NINETEENTH STREET AND FAIRVIEW AVENUE, BEING HOUSE NO. 1901 FAIRVIEW AVENUE, IN THE CITY OF READING, COUNTY OF BERKS AND STATE OF PENNSYLVANIA, BEING MORE PARTICULARLY BOUNDED AND DESCRIBED AS FOLLOWS, TO WIT:

BEGINNING AT A POINT, SAID POINT BEING THE INTERSECTION OF THE NORTHERN BUILDING LINE OF FAIRVIEW AVENUE, WITH THE EASTERN BUILDING LINE OF SOUTH NINETEENTH STREET;

THENCE IN A NORTHERLY DIRECTION ALONG THE EASTERN BUILDING LINE OF SOUTH NINETEENTH STREET A DISTANCE OF 120 FEET TO A POINT ON THE SOUTH SIDE OF A 20 FEET WIDE ALLEY;

THENCE IN AN EASTERLY DIRECTION ALONG SAME A DISTANCE OF 29.25 FEET TO A POINT A CORNER, BEING HOUSE NO. 1903 FAIRVIEW AVENUE;

THENCE IN A SOUTHERLY DIRECTION, PASSING THROUGH THE MIDDLE OF A PARTY WALL BETWEEN THE PREMISES HEREIN DESCRIBED AND PREMISES ADJOINING ON THE EAST A DISTANCE OF 120 FEET TO A POINT IN THE NORTHERN BUILDING LINE OF FAIRVIEW AVENUE;

THENCE IN A WESTERLY DIRECTION ALONG THE NORTHERN BUILDING LINE OF FAIRVIEW AVENUE A DISTANCE OF 29.25 FEET TO THE PLACE OF BEGINNING.

BEING THE SAME PREMISES which Malcolm S. Hall and Jean Fisher Hall, and Cyrus M. Elliott and Joy F. Elliott, by deed dated September 20, 1971 and recorded on October 05, 1971 in the office of the recorder of deeds in Berks County, Pennsylvania at book 1595 and page 413 conveyed unto Werner A. Radies and Edith J. Radies, in fee.

AND THE SAID Werner A. Radies departed this life on or about September 30, 1999 thereby vesting title unto Edith J. Radies, by operation of law.

TAX PARCEL NO 16531641575232

BEING KNOWN AS 1901 Fairview Avenue assessed as 1901 Fairview Street, Reading, PA 19606

Residential Property

To be sold as the property of Edith J. Radies

No. 21-15106

Judgment Amount: \$69,210.82

Attorney: FEIN, SUCH, KAHN & SHEPARD, P.C.

Being County Parcel No. 67534919511276

ALL THAT CERTAIN PARCEL OF LAND IN VILLAGE FRIDENSBURG, TOWNSHIP OF OLEY, BERKS COUNTY, COMMONWEALTH OF PA. AS MORE FULLY DESCRIBED IN BOOK RC 05066 PAGE 0203 ID#67-5349-19-51-1276, BEING KNOWN AND DESIGNATED

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AS A METES AND BOUNDS PROPERTY, BEING THE SAME FEE SIMPLE PROPERTY CONVEYED BY DEED FROM LARAY C MOYER TO BRENDA K MOYER SINGLE, DATED 01/26/2007 RECORDED ON 01/30/207 IN BOOK REC 05066, PAGE 0203 IN BERKS COUNTY RECORDS, COMMONWEALTH OF PA.

PROPERTY TO BE SOLD: 13 WATER STREET, OLEY, PA 19547

TO BE SOLD AS THE PREMISES OF BRENDA K MOYER

No. 21-16026

Judgment: \$96,598.65

Attorney: Leon P. Haller, Esquire

LONG LEGAL:

ALL that certain lot or piece of ground, together with any improvements erected thereon, being No. 148 North Fourth Street, situate in the Borough of Hamburg, County of Berks and Commonwealth of Pennsylvania:

BEGINNING at a point on North Fourth Street in line with lot now or late of Elmer Correll; thence West 180 feet along land of Elmer Correll to Apple Tree Alley; thence south along said alley, 20 feet to lot conveyed to Eva M. Moyer; thence eastwardly along said lot of Eva M. Moyer, 180 feet to North Fourth Street; thence North along said North Fourth Street, 20 feet to the place of beginning. Containing In front, 20 feet and of equal width in depth 180 feet, more or less.

UNDER AND SUBJECT to all the easements, exceptions, rights, reservations, restrictions, covenants, conditions, privileges, etc., as may be either contained in or referred to in the prior deeds or other documents composing the chain of title, or as may be visible upon physical inspection of the premises.

HAVING THEREON ERECTED A DWELLING HOUSE KNOWN AND NUMBERED AS: 148 NORTH 4TH STREET, HAMBURG, PA 19526 Mapped PIN: 4495-17-01-6000 Parcel ID: 46449517016000 Account #: 46-031700BEING THE SAME PREMISES WHICH Scott E. Hay, by deed dated January 15, 2015 and recorded January 16, 2015 at Berks County Instrument No. 2015-001773, granted and conveyed unto Elise C. Nash. TO BE SOLD AS THE PROPERTY OF ELISE C. NASH.

Docket #21-16406

Judgment Amount: \$141,802.97

Attorney: KML Law Group, P.C.

LEGAL DESCRIPTION

ALL THAT CERTAIN lot or piece of ground, together with the improvements erected thereon, being House No. 84 Mountain Boulevard in the Borough of Wernersville, County of Berks, and Commonwealth of Pennsylvania, and known as Lot No. 4, Block "B" on the plan of "Bryn Mawr Estates, Section 1" recorded in Plan Book 31 page

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53, Berks County Records, and being more fully bounded and described as follows, to wit:

BEGINNING at a point on the southwest line of Mountain Boulevard, said point being 163.16 feet northwest from a point of curve on Lot No. 1 and being on the division line between Lot No. 4 and No. 3; thence along said Lot No. 3 in a southwesterly direction by a line being perpendicular with the southwest line of Mountain Boulevard, the distance of 120.00 feet; thence along a reserved business area as shown on the abovementioned plan and along land now or late of Eisenhauer Imported Cars, Inc., in a northwesterly direction by a line making an interior angle of 90 degrees with the last described line, the distance of 80.00 feet to Lot No. 5; thence along same in a northeasterly direction, by a line making an interior angle of 90 degrees with the last described line, the distance of 120.00 feet to a point on the southwest line of Mountain Boulevard; thence along same in a southeasterly direction, by a line making an interior angle of 90 degrees with the last described line, the distance of 80.00 feet to Lot No. 3, being the place of BEGINNING. The last described line making an interior angle of 90 degrees with the first described line.

Thereon erected a dwelling house known as: 84 Mountain Boulevard Wernersville, PA 19565

Tax Parcel #90436605188797 Account: 90017275

See Deed INSTRUMENT NUMBER: 2015020401

Sold as the property of: ERIC PURCELL

No. 22-2859

Judgment: \$168,752.72

Attorney: Stephen M. Hladik, Esquire

ALL those certain lots or pieces of ground together with the one-story bungalow thereon erected, situate in the Township of Spring, County of Berks and State of Pennsylvania, (as shown by the Map or Plan surveyed by WM. H. Dechant, C. E and bearing date April 1914, said Map or Plan having been duly recorded in Plan Book 2 page 44, Berks County Records) and being further known as Lot Nos. 402, 404 and 406 on Lincoln Avenue, in said Plan known as West Wyomissing, said lots bounded and described as follows:

On the North by said Lincoln Avenue;

On the East by Harrison Avenue;

On the South by a twelve (12) feet wide alley; and

On the West by Lot No. 408.

HAVING a total frontage on said Lincoln Avenue of sixty (60) feet, more or less, and extending in depth of equal width one hundred twenty-five (125) feet, more or less to said twelve (12) feet wide alley.

BEING Known as 2400 Lincoln Avenue, West Lawn, PA 19609

BEING the same premises which Bonnie L. Paine, by Deed dated July 29, 2011 and recorded on August 2, 2011, in the Berks County Recorder of Deeds Office as Instrument No. 2011028530, granted and conveyed unto Scott M. Adamski.

TAX PARCEL NO. 80438616940351

ACCOUNT: 80102400

TO BE SOLD AS THE PROPERTY OF Scott M. Adamski

Case Number: 22-3007

Judgment Amount: \$ 214,161.07

Attorney: Robertson, Anschutz, Schneid, Crane & Partners, PLLC - Attorneys for Plaintiff
A Florida professional limited liability company

Legal Description

ALL THAT CERTAIN lot of land known as Lot #32 of the Phase 2 Fairmont Avenue Redevelopment Plan prepared by Tarson, LLC dated 5/18/2017, located in Muhlenberg Township, Berks County, Commonwealth of Pennsylvania and being recorded in Instrument #2017035662.

Being Part of Premises C which Germano Amadio and Rita Amadio, husband and wife by Deed dated 11/12/2013 and recorded 11/21/2013 in Berks County in Instrument #2013048894 conveyed unto MF Incorporated, in fee.

BEING KNOWN AS: 4882 MOUNT VERNON ST TEMPLE, PA 19560

PROPERTY ID: 66531909161909

TITLE TO SAID PREMISES IS VESTED IN HANSEL JOSE CRUZ-COLLADO BY DEED FROM MF INCORPORATED INC DATED 05/24/2019 RECORDED 05/29/2019 INSTRUMENT NO. 2019016726

TO BE SOLD AS PROPERTY OF: HANSEL CRUZ-COLLADO

No. 22-3285

Judgment: \$77,650.05

Attorney: Leon P. Haller, Esquire

LONG LEGAL:

ALL that certain two-story brick dwelling house and the lot or piece of ground upon which the same is erected, situate on the North side of Robeson Street, being numbered 1151, between Eleventh and Twelfth Streets, in the City of Reading, County of Berks and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point in the northern building line of said Robeson Street, 30 feet 10 inches from the northwest corner of Twelfth and Robeson Streets; thence northward along line of property now or late of George Alexander, 100 feet to a 10-foot wide alley; thence westward along the southern line of said alley, 14 feet 6 inches to the East line of property now or late of John Spies; thence southward along the East

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line of property of said John Spies, 100 feet to the northern building line of Robeson Street; thence eastward along the northern building line of said Robeson Street, 14 feet 6 inches to the place of beginning.

CONTAINING in front on said Robeson Street East and West 14 feet 6 inches, and in depth of that width North and South, 100 feet to said 10-foot alley.

UNDER AND SUBJECT to all the easements, exceptions, rights, reservations, restrictions, covenants, conditions, privileges, etc., as may be either contained in or referred to in the prior deeds or other documents composing the chain of title, or as may be visible upon physical inspection of the premises.

HAVING THEREON ERECTED A DWELLING HOUSE KNOWN AND NUMBERED AS: 1151 ROBESON STREET, READING, PA 19604 Mapped PIN: 5317-38-16-5383 Parcel ID: 13531738165383 Account #: 13617950BEING THE SAME PREMISES WHICH Tavarez Flip Home, LLC, by deed dated January 11, 2019 and recorded January 16, 2019, Berks County Recorder of Deeds Office, Instrument No. 2019-001516, granted and conveyed unto Esteban Donato; TO BE SOLD AS THE PROPERTY OF ESTEBAN DONATO UNDER BERKS COUNTY JUDGMENT NO. 22-3285.

22-03695

JUDGMENT: \$47,092.64

ATTORNEY: BROCK & SCOTT PLLC

LEGAL DESCRIPTION

ALL THAT CERTAIN lot or piece of ground with a two story mansard roof brick dwelling house thereon erected, being No. 649 Tulpehocken Street, situate on the East side of Tulpehocken Street, between West Greenwich and West Oley Streets, in the City of Reading, County of Berks and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

On the North by property now or late of James B. Brossman; On the East by a fifteen feet (15') wide alley; On the South by property now or late of James B. Brossman; and On the West by said Tulpehocken Street.

CONTAINING in front on said Tulpehocken Street, a width of twelve feet and ten inches (12' 10"), and a depth of like width of one hundred thirty-one feet and six inches (131' 6") to said fifteen feet (15') wide alley.

SUBJECT, NEVERTHELESS, to the joint use of a joint alley-way with the owner or occupiers of the property adjoining on the North, said alley-way extending Eastward between the house from Tulpehocken Street the depth of the main building.

BEING the same premises which Doris A. Reidinger by Deed bearing date November 21, 2005 and recorded in the Office of the Recorder of Deeds in and for the County of Berks,

Commonwealth of Pennsylvania in Deed/Record Book 4767 page 1472 granted and conveyed unto Leonides Hernandez, in fee.

Tax Parcel: 15530763337647

Premises Being: 649 Tulpehocken St, Reading, PA 19601

TO BE SOLD AS THE PROPERTY OF LEONIDES HERNANDEZ

Docket No. 22-9575

Judgment: \$57,030.60

Attorney: Meredith H. Wooters, Esquire

Scott A. Dietterick, Esquire

Kimberly J. Hong, Esquire

Michael E. Carleton, Esquire

Matthew P. Curry, Esquire

Alyk L. Oflazian, Esquire

Cristina L. Connor, Esquire

Katherine M. Wolf, Esquire

PURPART NO. 1

ALL THAT CERTAIN lot or piece of ground upon which is erected, a two-story frame dwelling house being No. 421 Linden Street, situate on the East side of said Linden Street, between Buttonwood and Green Streets, in the City of Reading, County of Berks, Commonwealth of Pennsylvania, being more fully bounded and described as follows, to wit:

On the North by property now or late of Barbara Barth;

On the East by a ten (10) feet wide alley;

On the South by other property now or late of Sarah J. Martin; and

On the West by said Linden Street.

CONTAINING in front on said Linden Street, in width or breadth, fifteen feet (15') and in depth or length of equal width or breadth, one hundred and five feet (105') to said ten feet wide alley.

PURPART NO. 2

ALL THAT CERTAIN lot or parcel of land with the improvements thereon erected, situate on the East side of Linden Street, between Buttonwood Street and Green Street, Map 66 in the City of Reading, Berks County, Pennsylvania, bounded:

On the North by property now or late of Thomas E. and Carrie R. Murray;

On the East by a 10 feet wide alley;

On the South by property now or late of George and Mary T. Linninger; and

On the West by Linden Street.

Containing in front on Linden Street, 16' more or less, and in depth 105' irregular, more fully described as follows:

ALL THAT CERTAIN lot or piece of ground situate on the East side of Linden Street, in said City of Reading, bounded:

On the North by property of John Stark;

On the South by property of John Reitz;

On the East by a ten feet wide alley; and

On the West by said Linden Street.

CONTAINING in front on said Linden Street,

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sixteen feet three and three eighth inches and in depth along the southern line, East and West, one hundred and five feet, more or less, to said ten feet wide alley, and in depth along the northern line East and West, one hundred and ten feet, more or less, to said ten feet wide alley and in width along said ten feet wide alley fifty four feet, more or less.

BEING the same property conveyed to Antonio Lara Frutos who acquired title by virtue of a deed from Richard R. Frantz, Executor of the Estate of Edith F. Frantz, deceased, dated February 23, 2009, recorded March 6, 2009, at Instrument Number 2009009201, Office of the Recorder of Deeds, Berks County, Pennsylvania.

HAVING ERECTED THEREON A DWELLING HOUSE KNOWN AS 421-423 LINDEN STREET, AKA 421 LINDEN STREET, READING, PA 19604.

Parcel No.: 11531714225639

Account: 11454625

See Instrument Number: 2009009203

TO BE SOLD AS THE PROPERTY OF ANTONIO LARA FRUTOS

Case Number: 22-10002

Judgment Amount: \$54,035.75

Attorney: Robertson, Anschutz, Schneid, Crane & Partners, PLLC - Attorneys for Plaintiff
A Florida professional limited liability company

Legal Description

ALL THAT CERTAIN two-story brick dwelling house with mansard roof and lot of ground, situate on the North side of Bernhart Avenue No. 107, in The Village of Hyde Park, in the Township of Muhlenberg, County of Berks and State of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point in the Northern building line of Bernhart Avenue, eighteen feet (18') six inches (6") West from the Northwest corner of Bernhart Avenue and ten feet (10') wide alley; thence Northwardly along the property of John Becker one hundred twenty feet (120') to a ten feet (10') wide alley; thence Westwardly along said alley twenty feet (20') to a point; thence Southwardly along property of Uriss Hartman one hundred twenty feet (120') to said Bernhart Avenue; thence Eastwardly along said Bernhart Avenue twenty feet (20') to the PLACE OF BEGINNING.

The improvements thereon being known as 107 Bernhart Avenue, Reading, Pennsylvania - 19605.

BEING KNOWN AS: 107 BERNHART AVE READING, PA 19605

PROPERTY ID: 66530816944205

TITLE TO SAID PREMISES IS VESTED IN SANDIE M. CARPENTER BY DEED FROM YENNGUYENAND A/K/A YENM.NGUYEN, DATED September 23, 2002 RECORDED September 30, 2002 IN BOOK NO. 3611 PAGE

755

TO BE SOLD AS THE PROPERTY OF: SANDIE M CARPENTER.

Case No. 22-10046

Judgment Amount: \$97,250.18

Attorney: Law Office of Gregory Javardian, LLC

ALL THAT CERTAIN lot or piece of ground with the improvements erected thereon situate in the Township of Exeter, County of Berks and Commonwealth of Pennsylvania, bounded and described according to a Plan of Subdivision of portion of Laurel Springs made for P.C. Yerger Corp. by Henry S. Conrey, Inc., Division of Chester Valley Engineers, dated June 25, 1982, as follows, to wit:

BEGINNING at an interior point, said point being measured the five following courses and distances from a point at the intersection of the beds of Holly Drive and Azalea Way: (1) South 30° West through the bed of Azalea Way, 176.52 feet to a point in bed of same; (2) North 63° 57' 56" West, 79.84 feet to a point, a corner of Building 72 Lot 1 on said Plan; (3) North 51° 22' 6" West, 33.43 feet to a point, a corner of Building 72 Lot 1 on said Plan; (4) North 38° 37' 54" East along Building 72 Lots 1, 2 and 3 the distance of 69.57 feet to a point, a corner of Building 72 Lot 3 on said Plan; (5) South 51° 22' 6" East, 4 feet to the point of beginning, said point being a corner of lands now or late of Neversink Road, Inc.; thence extending from said point of beginning along lands North 38° 37' 54" East, 23.17 feet to a point, a corner of Building 72 Lot 5 on said Plan; thence extending along same South 51° 22' 6" East, 33.43 feet to a point in line of lands now or late of Neversink Road, Inc.; thence extending along said lands the three following courses and distances: (1) South 38° 37' 54" West, 11.09 feet to a point, a corner; (2) South 51° 22' 6" East, 4 feet to a point, a corner; (3) South 38° 37' 54" West, 12.08 feet to a point, a corner of lands now or late of Neversink Road, Inc.; thence extending partly along said lands and partly along Building 72 Lot 3 North 51° 22' 6" West, 37.43 feet to the first mentioned interior point and place of BEGINNING.

CONTAINING 823 square feet of land. BEING Building 72 Lot 4 as shown on the above-mentioned Plan.

TOGETHER with all the easements granted in Declaration of Easement dated December 21, 1977 by Neversink Road, Inc. and recorded in Miscellaneous Book 346, Page 950 and supplemental thereto recorded in Miscellaneous Book 357, Page 1285, Berks County records.

BEING THE SAME PREMISES which Jose Mata by Deed dated July 25, 2006 and recorded July 31, 2006 in the Office of the Recorder of Deeds in and for Berks County in Deed Book 4933, Page 1, granted and conveyed unto William D. Goodwin and Susan C. Goodwin.

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William D. Goodwin departed this life on March 21, 2003.

Susan C. Goodwin departed this life on April 3, 2021.

BEING KNOWN AS 72-4 Azalea Way, Reading, PA 19606.

TAX PARCEL NO. 43-5325-06-39-5131 ACCOUNT:

See Deed Book 2061 Page 868

To be sold as the property of Charles A.J. Halpin, III, Esquire, Personal Representative of the Estate of Susan C. Goodwin, Deceased

Case Number: 22-10427

Judgment Amount: \$ 189,663.24

Attorney: Robertson, Anschutz, Schneid, Crane & Partners, PLLC - Attorneys for Plaintiff
A Florida professional limited liability company

Legal Description

ALL THAT CERTAIN parcel of ground situate in Albany Township, Berks County, Pennsylvania, bounded and described in accordance with a plan dated January 20, 1975, made by Belvyn H. Seidel, Registered Surveyor, as follows, to wit:

BEGINNING at a spike set in the bed of Traffic Route T-814, set on the line between Berks County and Lehigh County, and being a point in line of Lot #13 as laid out on a plan known as Bel-Lynn Acres, as filed in Lehigh County Plan Volume 14, page 75; thence extending from said point of beginning and running along the county line between Lehigh County and Berks County along said Lot #13, South 44 degrees 26 minutes 55 seconds East, 426.19 feet to a point in line of land now or late of James Fusselman, Jr.; thence along the land now or late of James Fusselman Jr., South 65 degrees 12 minutes West, 509.59 feet to a 4inch iron post; thence North 34 degrees 37 minutes West, 330 feet to an iron pin, thence North 78 degrees 42 minutes 07 seconds West, 109.34 feet to a point; thence extending mostly through the bed of Traffic Route 814 on a course of North 63 degrees 48 minutes 37 seconds East the distance of 510.24 feet to the first mentioned point and place of BEGINNING.

CONTAINING 4.36 acres, be the same more or less, and being all of the land in Berks County to the South of Traffic Route 814, which Paul E. Deysher and Lila A. Deysher, his wife, by deed dated May 5, 1975, recorded in Berks County on May 9, 1975 in Deed Book 1670, page 1164, granted conveyed unto Farming Ridge, Inc., in fee

BEING KNOWN AS: 279 QUAKER CITY RD KEMPTON, PA 19529

PROPERTY ID: 5428-00-18-4205

TITLE TO SAID PREMISES IS VESTED IN JOSEPH E. HEILMAN, JR. AND PATRICIA K. HEILMAN, HUSBAND AND WIFE BY DEED FROM ROBERT H. HOLBER, ESQUIRE, CHAPTER 7 TRUSTEE APPOINTED FOR BRIAN D. FUSSELMAN, BY ORDER OF

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THE UNITED STATES BANKRUPTCY COURT FOR THE EASTERN DISTRICT OF PENNSYLVANIA, DATED NOVEMBER 12, 2003 DATED 11/25/2033 RECORDED 12/16/2003 IN BOOK NO. 3948 PAGE 62. PATRICIA L. HEILMAN DIED ON OR ABOUT 02/16/2016.

TO BE SOLD AS PROPERTY OF: JOSEPH E. HEILMAN, JR.

NO. 2022-11787

JUDGMENT: \$254,508.55

CHARLES N. SHURR, JR., ESQUIRE

ALL THAT CERTAIN lot of ground or piece of land, with the brick dwelling house thereon erected, situate on the West side of South Fifth Street, between Chestnut and Spruce Streets, being No. 238 South Fifth Street, in the City of Reading, County of Berks and State of Pennsylvania bounded and described as follows, to wit:

On the North by property now or late of Abner S. Deysher;

On the East by said South Fifth Street;

On the South by properties now or late of A. Harper Raiguel, John W. Meigs, Julia Hantscht, the Estate of Louisa K. Henry, deceased, Ann E. Raudenbush and Morris H. McDonough; and On the West by Wood Street.

BEING the same premises which Garden Hills Investments, Inc. by Deed dated 05/18/2018 and recorded 05/21/2018 in the Office of the Recorder of Deeds in and for Berks County, Pennsylvania, as Instrument No. 2018016515, granted and conveyed unto Elm St, LLC.

BEING KNOWN AS 238 South Fifth Street, Reading, Pennsylvania 19602.

TAX PARCEL NUMBER: 04-5306-35-78-6684

ACCOUNT NO. 04083775

See Instrument No. 2018016515

TO BE SOLD as the property of ELM ST, LLC

Taken in Execution and to be sold by

ERIC J. WEAKNECHT, SHERIFF

N.B. To all parties in interest and claimants: A schedule of distribution will be filed by the Sheriff, December 9, 2022 and distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days thereafter. No further notice of the filing of the schedule of distribution will be given. All claims to funds realized from the real estate sold by the Sheriff shall be filed by the respective Claimants with the Sheriff within five (5) days after the time of said Sheriff's Sale.

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ARTICLES OF DISSOLUTION

Notice is hereby given that the shareholders and directors of **ROK Machine, Inc.**, a Pennsylvania corporation, with an address of 29 Cathy Court, Mohnton, PA 19540, have approved a proposal that the corporation voluntarily dissolve, and that the Board of Directors is now engaged in winding up and settling the affairs of the corporation under the provisions of Section 1975 of the Pennsylvania Business Corporation Law of 1988, as amended.

Barbara Kern Dietrich, Esq.

Law Office of Barbara Kern Dietrich LLC,
22 Hilgert Avenue
Reading, PA 19607

ARTICLES OF INCORPORATION

Notice is hereby given that a corporation is to be or has been incorporated under the Business Corporation Law of 1988, approved December 21, 1988, P.L. 1444, No. 177, effective October 1, 1989, as amended.

The name of the proposed corporation is **Eshelman Trucking, Inc.**

The Articles of Incorporation have been filed on October 6, 2022.

Charles J. Phillips, Esq.

BARLEY SNYDER,
2755 Century Boulevard
Wyomissing, PA 19610-3346

The name of the proposed corporation is **SE VALE SONAR, INC.**

The Articles of Incorporation have been filed on October 4, 2022.

Kelsey E. Frankowski, Esq.

GEORGEADIS SETLEY
Four Park Plaza, Second Floor
Wyomissing, PA 19610

AUDIT LIST**First Publication****AUDIT NOTICE - ORPHANS' COURT**

Notice of Audit of Fiduciaries Accounts.

To Claimants, Beneficiaries, Heirs and Kin, and to all other parties in interest.

NOTICE is hereby given that the following accounts have been filed and may be examined in the Clerk of the Orphans' Court office. If you desire to object, you must file objections

in writing with the Clerk on or before the close of business of the last business day (November 1, 2022) before submission to the Court. The accounts will be filed by the Clerk of the Orphans' Court Division with the Court for adjudication and confirmation on November 2, 2022 and distribution may be ordered or authorized without further notice if no objections are filed prior to that date.

COLLINS, ELEANOR S. - John Kirk Collins, Co-Exr., Michael J. Gombar, Jr., Esq.

DROMIE, RALPH F. - Karen I. Becker, Extx., Gilbert M. Mancuso, Esq.

FRANTZ, SR., WILLIAM C. - William C. Frantz, Jr. and Patrice A. Withrow, Exrs., Andrew S. George, Esq.

FREY, SHIRLEY E. - Jeffrey Frey, Exr., Robert R. Kreitz, Esq.

KISSINGER, KENNETH A. - Traci L. Kissinger, Extx., J. William Widing, III, Esq.

KLEIN, JR., FREDERICK H. - Julia H. Klein, Extx., Russell E. Farbiarz, Esq.

MANGER, ROBERT A. - Mark E. Eppig and Diane Fredrikis, Admrs., Latisha B. Schuenemann, Esq.

MILLER, RUSSELL MARK - Dennis P. Miller, Exr., Andrew S. George, Esq.

MOHN, JR., THEODORE - Christopher C. Muvdi, Esq., Exr., Michael J. Gombar, Jr., Esq.

RUHE, ELIZABETH K. a/k/a RUHE, BETTE K. - Robert C. Ruhe, Exr., Jonathan B. Batdorf, Esq.

SCHANNAUER, CLAYTON BARD - Kristine A. Schannauer, Admx., Brian F. Boland, Esq.

WINTERSTEIN, CAROLA. - Barbara Rossi, Admx., Andrew S. George, Esq.

WIXON, GERALD H. - Michael A. Wixon, Exr., Rebecca Batdorf Stone, Esq.

Last day for filing Accounts for December 2022 is November 7, 2022.

Larry Medaglia
Register of Wills and
Clerk of the Orphans' Court
Berks County, Pennsylvania

ESTATE NOTICES

Letters Testamentary or Letters of Administration have been granted in the estates set forth below. All persons having claims against the estate of any decedent named below are requested to present the same and all persons indebted to any of the said decedents are requested to make payment, without delay, to the executor or administrator, or his, her or their attorney indicated.

First Publication

ADAM, THELMA A., dec'd.

Late of 1234 Green Hills Rd.,
Robeson Township.
Executor: ANDREW TEVIS,

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1717 White Bear Rd.,
Birdsboro, PA 19508.
ATTORNEY: ROSE KENNEDY, ESQ.,
1212 Liggett Avenue,
Reading, PA 19611

ENGLE, RICHARD A., dec'd.

Late of Exeter Township.
Executors: DAVID G. ENGLE,
70 Overlook Dr.,
Reading, PA 19607 and
DEBRA L. TICE,
2712 S. Pine Grove St.,
Jonestown, PA 17038.
ATTORNEY: BRET M. WIEST, ESQ.,
BUZGON DAVIS LAW OFFICES,
525 South Eighth Street,
P.O. Box 49,
Lebanon, PA 17042

ESTOCK, RONALD A., dec'd.

Late of Maidencreek Place,
105 Dries Rd.,
City of Reading.
Executrix: KELLI HECK,
71 Faith Dr.,
Mohrsville, PA 19541.
ATTORNEY: KATHY S. GEES-LARUE, ESQ.,
1158 Stinson Drive,
Reading, PA 19605

FITGERALD, MARIAN M., dec'd.

Late of Borough of Blandon.
Executor: CAROL A. MERTZ,
439 Sharadin Rd.,
Kutztown, PA 19530.
ATTORNEY: SAMUEL A. GOODLEY, III, ESQ.,
434 West 4th Street,
Quarryville, PA 17566

HUBER, DOROTHY E., dec'd.

Late of Borough of Birdsboro.
Executor: THOMAS M. HUBER.
c/o ATTORNEY: WILLIAM F. COLBY,
JR., ESQ.,
BARLEY SNYDER LLP,
50 N. 5th Street, 2nd Floor,
Reading, PA 19601

KHATEEB, DEBRA W., dec'd.

Late of Union Township.
Administratrix: DINA KHATEEB,
508 Hopewell St.,
Birdsboro, PA 19508.
ATTORNEY: SARAH RUBRIGHT
MCCAHERN, ESQ.,
BARLEY SNYDER LLP,
50 N. 5th Street, 2nd Floor,
Reading, PA 19601

LAFEVER, MAY A., dec'd.

Late of Maidencreek Township.
Executor: JOHN R.H. IDE,
60 Sunset Lane,
Hamburg, PA 19526.
ATTORNEY: SARAH RUBRIGHT
MCCAHERN, ESQ.,
BARLEY SNYDER LLP,
50 N. 5th Street, 2nd Floor,
Reading, PA 19601

LAPE, IRENE D., dec'd.

Late of 223 Olive St.,
Borough of West Reading.
Executor: JEFFREY S. MILKINS,
6 Foxhall Lane,
Palm Coast, FL 32137.
ATTORNEY: GILBERT M. MANCUSO, ESQ.,
BRUMBACH, MANCUSO & FEGLEY P.C.,
P.O. Box 500,
Shillington, PA 19607-0500

**MAGGIO, SUE D. also known as
MAGGIO, SUE ELLA, dec'd.**

Late of 97 Center Rd.,
Union Township.
Executrix: LEIGH ANNE LANDIS.
c/o ATTORNEY: NICOLE MANLEY, ESQ.,
E. KENNETH NYCE LAW OFFICE, LLC,
105 E. Philadelphia Avenue,
Boyertown, PA 19512

OHLINGER, SR., CARL L., dec'd.

Late of Spring Township.
Executor: BRIAN D. OHLINGER.
c/o ATTORNEY: ANDREW S. RUSNIAK, ESQ.,
MCNEES WALLACE & NURICK LLC,
570 Lausch Lane, Suite 200,
Lancaster, PA 17601

SCHMIDT, ROLF D., dec'd.

Late of 9 Heidelberg Dr.,
Borough of Wernersville.
Executor: ROLF A. SCHMIDT.
c/o ATTORNEY: J. WILLIAM WIDING,
III, ESQ.,
KOZLOFF STOUTD,
2640 Westview Drive,
Wyomissing, PA 19610

WEBER, CHARLOTTE C., dec'd.

Late of City of Reading.
Executor: JEROME P. WEBER,
506 Madison St.,
Birdsboro, PA 19508.
ATTORNEY: EUGENE ORLANDO, JR., ESQ.,
ORLANDO LAW OFFICES, P.C.,
2901 St. Lawrence Avenue, Suite 202,
Reading, PA 19606

**WEIR, ROBERT L. also known as
WEIR, ROBERT LUIS and
WEIR, JR., ROBERT L., dec'd.**

Late of Berks County.
Executrix: DONNA HOCK.
c/o ATTORNEY: CHRISTOPHER H.
MEINZER, ESQ.,
MLO Associates,
516 Main Street,
Pennsburg, PA 18073

**WIEST, MILDRED R. also known as
WIEST, MILDRED RUTH, dec'd.**

Late of Borough of Topton.
Executrix: DEANNE HAMILTON,
501 Walnuttown Rd.,
Fleetwood, PA 19522.
ATTORNEY: HENRY M. KOCH, JR., ESQ.,
KOCH & KOCH,
217 N. 6th Street, P.O. Box 8514,
Reading, PA 19603

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WILTROUT, BETTY M., dec'd.

Late of 73 Hertzog School Rd.,
Rockland Township.
Executor: RICK C. WILTROUT and
PERRY L. WILTROUT.
c/o ATTORNEY: PAUL H. HERBEIN, ESQ.,
PAUL H. HERBEIN ATTORNEY AT LAW P.C.,
2601 Centre Avenue,
Reading, PA 19605

Second Publication**AHRENS, MARGARET ANNE also known as**

AHRENS, MARGARET A., dec'd.
Late of 1911 James St.,
Borough of Sinking Spring.
Executor: MATTHEW A. AHRENS,
1310 Whitfield Blvd.,
West Lawn, PA 19609.
ATTORNEY: REBECCA BATDORF
STONE, ESQ.,
REBECCA BATDORF STONE, ESQ., P.C.,
301 E. Lancaster Avenue,
Shillington, PA 19607-2633

BEALER, PATRICIA, dec'd.

Late of 94 Bowers Rd.,
Mertztown,
Maxatawny Township.
Executor: RAYMOND S. BEALER,
94 Bowers Rd.,
Mertztown, PA 19539.
ATTORNEY: JOHN T. FORRY, ESQ.,
FORRY ULLMAN,
540 Court Street,
P.O. Box 542,
Reading, PA 19603

BOSOLD, DEE A. also known as

BOSOLD, DEE ANN, dec'd.
Late of City of Reading.
Executrix: LYNDESEY M. HINKLE,
2309 Fairview St.,
Reading, PA 19609.
ATTORNEY: ROBERT R. KREITZ, ESQ.,
KREITZ GALLEN-SCHUTT,
1210 Broadcasting Road, Suite 103,
Wyomissing, PA 19610

BOTTS, JR., BENJAMIN J., dec'd.

Late of Alsace Township.
Executrix: WENDY I. KOCH,
392 Second Ave.,
Phoenixville, PA 19460.
ATTORNEY: REBECCA A. HOBBS,
OWM LAW,
41 E. High St.,
Pottstown, PA 19464

BOYER, ROBERT W., dec'd.

Late of 2211 Raymond Ave.,
City of Reading.
Executors: MEGAN C. FEGELY,
2042 Reading Blvd.,
West Lawn, PA 19609 and
BARRY LEE HUEY, III,
709 S. Temple Blvd.,
Temple, PA 19560.
ATTORNEY: BRETT M. FEGELY, ESQ.,
HARTMAN VALERIANO MAGOVERN &
LUTZ, P.C.,
1025 Berkshire Boulevard, Suite 700,
Wyomissing, PA 19610

CHARNIGO, FRANCES M., dec'd.

Late of Borough of Wernersville.
Executors: CAROL A. ALLOCCO,
13 Sky Hollow Dr.,
Menands, NY 12204 and
ROBERT J. CHARNIGO,
1007 N. Church Rd.,
Sinking Spring, PA 19608.
ATTORNEY: TIMOTHY C. BITTING, ESQ.,
KOCH & KOCH,
217 N. 6th Street,
P.O. Box 8514,
Reading, PA 19603

DOUGHERTY, JR., THOMAS J., dec'd.

Late of Amity Township.
Executor: JAMES J. DOUGHERTY.
c/o ATTORNEY: WILLIAM L. LANDSBURG,
WISLER PEARLSTINE, LLP,
Blue Bell Executive Campus,
460 Norristown Rd., Suite 110,
Blue Bell, PA 19422-2323

FAIR, SANDRA LYNN also known as

**FAIR, SANDRA L. and
FAIR, SUNNIE, dec'd.**
Late of 406 Alleghenyville Rd.,
Borough of Mohnton.
Administrator: BRIAN D. EMERICH.
c/o ATTORNEY: SUSAN N. DENARO, ESQ.,
GEORGEADIS SETLEY,
Four Park Plaza, Second Floor,
Wyomissing, PA 19610

FRAZIER, ROGER JAMES, dec'd.

Late of Amity Township.
Administratrix: MICHELLE FRAZIER,
4 Pheasant Lane,
Mohnton, PA 19540.
ATTORNEY: WILLIAM R. BLUMER, ESQ.,
BARLEY SNYDER, LLP,
2755 Century Boulevard,
Wyomissing, PA 19610-3346

GRAMPP, FRED GILBERT also known as

GRAMPP, FRED G., dec'd.
Late of District Township.
Executrix: SUSAN A. GRAMPP.
c/o ATTORNEY: SHANNON LAYMON-
PECORARO, ESQ.,
CELA AND HOOK LAW CENTER, P.C.,
295 Bendix Road, Suite 170,
Virginia Beach, VA 23452

**GUSS, STEPHEN M. also known as
GUSS, STEPHEN MORRIS, dec'd.**

Late of Union Township.
Executrix: SUSAN M. BALDWIN.
c/o ATTORNEY: JESSICA R. GRATER, ESQ.,
MONASTRA & GRATER, LLC,
400 Creekside Drive, Suite 409,
Pottstown, PA 19464

HALL, TERI M., dec'd.

Late of 9 Colin Court,
Exeter Township.
Executrix: BONNIE BROWN BOWERS,
1730 Cedar Top Rd.,
Reading, PA 19607.
ATTORNEY: REBECCA BATDORF
STONE, ESQ.,
REBECCA BATDORF STONE, ESQ., P.C.,
301 E. Lancaster Avenue,
Shillington, PA 19607-2633

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HAMILTON, HARRY J., dec'd.

Late of 110 Shockley Dr.,
Borough of Birdsboro.
Executor: WALTER HAMILTON.
c/o ATTORNEY: NICOLE MANLEY, ESQ.,
E. KENNETH NYCE LAW OFFICE, LLC,
105 E. Philadelphia Avenue,
Boyertown, PA 19512

HAMILTON, JR., EDWARD R., dec'd.

Late of 2545 N. 5th St.,
City of Reading.
Administratrix: ERICA C. HAMILTON,
316 E. Walnut St.,
Kutztown, PA 19530 and
RACHAEL C. HAMILTON,
1552-1 Catasauqua Rd.,
Bethlehem, PA 18017.
ATTORNEY: JAMES E. SHER, ESQ.,
SHER & ASSOCIATES, P.C.,
15019 Kutztown Road,
Kutztown, PA 19530

HANSON, SANDRA H., dec'd.

Late of 1 Heidelberg Dr.,
Borough of Wernersville.
Executrix: CYNTHIA L. HANSON.
c/o ATTORNEY: BRIAN JOSEPH
BOLAND, ESQ.,
KOZLOFF STOUDT ATTORNEYS,
2640 Westview Drive,
Wyomissing, PA 19610

HECKMAN, ERNEST E., dec'd.

Late of Borough of Wyomissing.
Executrix: SUSAN L. KAUFFMAN.
c/o ATTORNEY: MICHAEL J. GOMBAR,
JR., ESQ.,
MASANO BRADLEY, LLP,
1100 Berkshire Boulevard, Suite 201,
Wyomissing, PA 19610

HIMMELBERGER, SCOTT L., dec'd.

Late of 1726 Pear St.,
City of Reading.
Executor: ROBERT R. KREITZ.
c/o KREITZ GALLEN-SCHUTT,
1210 Broadcasting Road, Suite 103,
Wyomissing, PA 19610

**JORDAN, JOSEPH B. also known as
JORDAN, JOSEPH BRUCE, dec'd.**

Late of Washington Township.
Executrix: DOROTHY VIRGINIA JORDAN.
c/o ATTORNEY: LARRY SCOTT AUERBACH,
1000 Easton Rd.,
Abington, PA 19001

KIEBACH, JUNE R., dec'd.

Late of Borough of Wernersville.
Executrices: ANITA L. GUENTHER,
102 East Penn Avenue,
Wernersville, PA 19565 and
TINA M. MILLER,
512 Black Run Road,
Bloomsburg, PA 17815.
ATTORNEY: ELIZABETH ROBERTS
FIORINI, ESQ.,
FIORINI LAW, P.C.,
1150 W. Penn Avenue,
Womelsdorf, PA 19567

LOTT, JANET, dec'd.

Late of Borough of Boyertown.
Executrix: MICHELLE HARTMAN.
c/o ATTORNEY: RICHARD T. CURLEY, ESQ.,
LAW OFFICES OF RICHARD T. CURLEY, P.C.,
50 E. Philadelphia Avenue,
P.O. Box 357,
Boyertown, PA 19512

MENSCH, HELEN MAE, dec'd.

Late of Hereford Township.
Administrators: WENDY S. SMEDLEY,
DARYL L. MENSCH and
HOLLY A. LASH.
c/o ATTORNEY: MICHELLE M.
FORSELL, ESQ.,
WOLF, BALDWIN & ASSOCIATES, P.C.,
570 Main Street,
Pennsburg, PA 18073

MOYER, DALE R., dec'd.

Late of South Heidelberg Township.
Executrix: KIMBERLY L. KISSLING.
c/o ATTORNEY: MICHAEL J. GOMBAR,
JR., ESQ.,
MASANO BRADLEY, LLP,
1100 Berkshire Boulevard, Suite 201,
Wyomissing, PA 19610

PARRIS, JOSHUA BLAKEMORE, dec'd.

Late of 818 N. 2nd St.,
City of Reading.
Administrator: FREDERIC JOSEPH PARRIS.
c/o ATTORNEY: JACOB T. THIELEN, ESQ.,
MILLER THIELEN P.C.,
101 South Richmond Street, Suite B,
Fleetwood, PA 19522

PETERMAN, RICHARD L., dec'd.

Late of Earl Township.
Executor: GEORGE A. MILLER.
c/o ATTORNEY: NICOLE MANLEY, ESQ.,
E. KENNETH NYCE LAW OFFICE, LLC,
105 E. Philadelphia Avenue,
Boyertown, PA 19512

RABER, BEATRICE B., dec'd.

Late of 1 Reading Drive,
Lower Heidelberg Township.
Executors: RICHARD W. RABER,
7 Chestnut Lane,
Damariscotta, ME 04543 and
JAMES A. RABER,
222 Pershing Blvd.,
Reading, PA 19607.
ATTORNEY: BRIAN R. OTT, ESQ.,
BARLEY SNYDER LLP,
50 N. 5th Street, 2nd Floor,
Reading, PA 19603

RADER, FAY A., dec'd.

Late of Borough of Boyertown.
Executrix: NADINE K. LYDIC,
60 Hilcrest Dr.,
Boyertown, PA 19512.
ATTORNEY: JOSEPH K. KOURY,
OWM LAW,
41 E. High St.,
Pottstown, PA 19464

REESER, TIMOTHY ROBERT, dec'd.

Late of Union Township.
Executrix: EILEEN REESER,
35 N. Main St.,
Douglassville, PA 19518.
ATTORNEY: JEFFREY C. KARVER, ESQ.,
BOYD & KARVER, P.C.,
7 East Philadelphia Avenue, Ste. 1,
Boyertown, PA 19512

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RIVERA, CARMEN, dec'd.

Late of 325 W. Greenwich St.,
City of Reading.
Administratrix: MARIA RIVERA-YOUNG,
6581 Sweet Laurel Run,
Sugar Hill, GA 30518.
ATTORNEY: LARRY W. MILLER, JR., ESQ.,
MILLER LAW GROUP, PLLC,
25 Stevens Avenue,
West Lawn, PA 19609

SAUER, JR., JOHN C., dec'd.

Late of 56-5 Holly Drive,
City of Reading,
Exeter Township.
Executrix: CHRISTINE E. COOK,
16229 York Rd.,
Monkton, MD 21111.
c/o ATTORNEY: GILBERT M.
MANCUSO, ESQ.,
BRUMBACH, MANCUSO & FEGLEY P.C.,
P.O. Box 500,
Shillington, PA 19607-0500

SECHRIST, THOMAS C., dec'd.

Late of Spring Township.
Executrix: WENDY E. WHITE,
7075 Lovers Lane,
Kempton, PA 19529.
ATTORNEY: VICTORIA A. GALLEN
SCHUTT, ESQ.,
KREITZ GALLEN-SCHUTT,
1210 Broadcasting Road, Suite 103,
Wyomissing, PA 19610

SNYDER, GERTRUDE G., dec'd.

Late of Borough of Bally.
Executor: JOHN H. SNYDER.
c/o ATTORNEY: NICOLE MANLEY, ESQ.,
E. KENNETH NYCE LAW OFFICE, LLC,
105 E. Philadelphia Avenue,
Boyertown, PA 19512

WESNER, CHARLES S., dec'd.

Late of 125 Holly Rd.,
Tilden Township.
Executor: BRUCE WESNER,
240 Skyline Dr.,
Shoemakersville, PA 19555.
c/o ATTORNEY: RUSSELL E. FARBIARZ, ESQ.,
ANTANAVAGE FARBIARZ, PLLC,
64 N. 4th Street,
Hamburg, PA 19526

Third and Final Publication**BRUDER, MARGARET E., dec'd.**

Late of 664 Mountain View Rd.,
Cumru Township.
Executors: TRACEY L. KRICK,
820 Redwood Ave.,
Wyomissing, PA 19610 and
JEFFREY BRUDER,
439 N. Church St.,
Mohnton, PA 19540.
ATTORNEY: ROSE KENNEDY, ESQ.,
1212 Liggett Avenue,
Reading, PA 19611

CIENIEWICZ, LAURENCE F. also known as

**CIENIEWICZ, LAWRENCE F. and
CIENIEWICZ, LARRY F., dec'd.**
Late of 2170 Garfield Ave.,
Spring Township.
Executrix: BILLIE D. CIENIEWICZ,
2170 Garfield Ave.,
West Lawn, PA 19609.
ATTORNEY: ROSE KENNEDY, ESQ.,
1212 Liggett Avenue,
Reading, PA 19611

CONRAD, MARILYN L., dec'd.

Late of Borough of Boyertown.
Executor: ROBERT C. CONRAD.
c/o ATTORNEY: NICOLE MANLEY, ESQ.,
E. KENNETH NYCE LAW OFFICE, LLC,
105 E. Philadelphia Avenue,
Boyertown, PA 19512

ESCHENBACH, JACQUELINE C., dec'd.

Late of 1166 Pleasant Hills Rd.,
Borough of Fleetwood.
Executrix: KAREN K. HAAK,
5 Oswald Rd.,
Lenhartsville, PA 19534.
ATTORNEY: JAMES E. SHER, ESQ.,
SHER & ASSOCIATES, P.C.,
15019 Kutztown Road,
Kutztown, PA 19530

**FRECH, VIOLA MAE also known as
FRECH, VIOLA M., dec'd.**

Late of Douglass Township.
Executrix: SHELLY R. FRECH,
1322 Manatawny Dr.,
Pottstown, PA 19464.
ATTORNEY: EUGENE ORLANDO, JR., ESQ.,
ORLANDO LAW OFFICES, P.C.,
2901 St. Lawrence Avenue, Suite 202,
Reading, PA 19606

FROELICH, BEATRICE A., dec'd.

Late of City of Reading.
Executor: GREGORY SCOTT
SCHAEFFER.
c/o ATTORNEY: E. RICHARD YOUNG,
JR., ESQ.,
1248 West Main Street,
Ephrata, PA 17522

HADLEY, MARIE H., dec'd.

Late of 936 N. Penn Dr.,
Borough of Wernersville.
Executor: ALAN J. ERNST,
7487 Jeffreys Way,
Easton, MD 21601.
ATTORNEY: C. THOMAS WORK, ESQ.,
STEVENS & LEE,
111 N. Sixth Street,
P.O. Box 679
Reading, PA 19603-0679

**HASKER, GEORGE M. also known as
HASKER, GEORGE MILTON, dec'd.**

Late of 306 Marshall Dr.,
City of Reading.
Executrix: PATRICIA ANN
RITTENHOUSE,
306 Marshall Dr.,
Reading, PA 19607.
ATTORNEY: CHRISTOPHER J.
HARTMAN, ESQ.,
HARTMAN VALERIANO MAGOVERN &
LUTZ, P.C.,
1025 Berkshire Boulevard, Suite 700,
Wyomissing, PA 19610

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HOFFMASTER, CAROL P., dec'd.

Late of 340 East Baumstown Rd.,
Exeter Township.
Executor: NELLIE SOMOGYI,
2271 Jones Rd.,
Pottstown, PA 19465.
ATTORNEY: REBECCA BATDORF
STONE, ESQ.,
REBECCA BATDORF STONE, ESQ., P.C.,
301 E. Lancaster Avenue,
Shillington, PA 19607-2633

HUNSICKER, FRANKLIN D., dec'd.

Late of Marion Township.
Executrices: CATHY A. MACELHANEY,
2547 Route 87, Box 17,
Hillsgrove, PA 18619 and
CINDY M. VIRGINSKI,
29775 Paul Ave.,
Lewes, DE 19958.
c/o ATTORNEY: FREDERICK S. LONG, ESQ.,
LONG BRIGHTBILL,
315 South Eighth Street,
Lebanon, PA 17042

KERN, RUTH E., dec'd.

Late of 1 Home Ave. S,
Longswamp Township.
Executor: JONATHAN KERN,
1027 Thrush Lane,
Audubon, PA 19403.
ATTORNEY: JOSEPH J. BALDASSARI, ESQ.,
FUREY & BALDASSARI, P.C.,
1043 S. Park Ave.,
Audubon, PA 19403

MILLISOCK, SR., JAMES A., dec'd.

Late of Brecknock Township.
Executors: JEANIE M. MIECZKOWKI and
JOHN J. TOLLAND, JR..
c/o ATTORNEY: TIMOTHY B. BITLER, ESQ.,
LAW OFFICES OF TIMOTHY B. BITLER,
3115 Main Street,
Birdsboro, PA 19508

RAUSCH, ALLEN N., dec'd.

Late of Spruce Manor,
Borough of West Reading.
Executrix: LINDA YOUSE,
347 Jefferson St.,
Oley, PA 19547.
ATTORNEY: RUSSELL E. FARBIARZ, ESQ.,
ANTANAVAGE FARBIARZ, PLLC,
64 N. 4th Street,
Hamburg, PA 19526

**RUCCIUS, ANN L. also known as
RUCCIUS, ANN LOUISE, dec'd.**

Late of Bethel Township.
Administrators: KAREN L. HOBSON,
WILLIAM L. RUCCIUS and
FREDERICK E. RUCCIUS, III.
c/o ATTORNEY: BRIAN R. OTT, ESQ.,
BARLEY SNYDER LLP,
50 N. 5th Street, 2nd Floor,
Reading, PA 19603

**STEFANICK, THOMAS DAVID also
known as****STEFANICK, THOMAS D., dec'd.**

Late of Brecknock Township.
Administratrix: CHERYL ANN
STEFANICK,
91 Wentzel Rd.,
Mohnton, PA 19540.
ATTORNEY: JAMES M. SMITH, ESQ.,
SMITH BUKOWSKI, LLC,
1050 Spring Street, Suite 1,
Wyomissing, PA 19610

**TOY, JUDITH ANN also known as
WIISNIEWSKI, JUDITH ANN and
TOY, JUDITH A., dec'd.**

Late of 1034 Manatawny Rd.,
Borough of Boyertown.
Administratrix: KRISTIN AMORE,
1000 Manatawny Rd.,
Boyertown, PA 19512.
ATTORNEY: CHRISTOPHER J.
HARTMAN, ESQ.,
HARTMAN VALERIANO MAGOVERN &
LUTZ, P.C.,
1025 Berkshire Boulevard,
Suite 700,
Wyomissing, PA 19610

WALKER, JR., HENRY R., dec'd.

Late of 1917 Friedensburg Rd.,
Alsace Township.
Executors: L. CLAIR HINNERSHITZ,
34 Wanshop Rd.,
Reading, PA 19606 and
EMANUEL EIFERT,
10 Wegman Rd.,
Reading, PA 19606.
ATTORNEY: LAWRENCE J.
VALERIANO, JR., ESQ.,
HARTMAN VALERIANO MAGOVERN &
LUTZ, P.C.,
1025 Berkshire Boulevard,
Suite 700,
Wyomissing, PA 19610

WELLER, GERALDINE L., dec'd.

Late of Borough of Bechtelsville.
Executrix: SHEILA L. MILLER.
c/o ATTORNEY: CAROLYN M.
MARCHESANI, ESQ.,
WOLF, BALDWIN & ASSOCIATES, P.C.,
800 East High St.,
Pottstown, PA 19464

**WENRICK, JULIA A. also known as
SLAVIN, JULIA A., dec'd.**

Late of 803 Greenway Terrace,
City of Reading.
Executrix: SUZANNE BAER,
2904 Old Nazareth Rd. #3,
Easton, PA 18045.
ATTORNEY: ROSE KENNEDY, ESQ.,
1212 Liggett Avenue,
Reading, PA 19611

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YOUNG, MADELINE M., dec'd.

Late of 1137 Tuckerton Rd.,
 City of Reading.
 Executor: JOSEPH A. YOUNG.
 c/o ATTORNEY: JAMES L. DAVIS, ESQ.,
 606 N. 5th Street,
 Reading, PA 19601

The name and address of the person owning or interested in said business is: Halley's Fifth LLC, 1912 Gring Drive, Wyomissing, PA 19610.
 The application was filed on August 11, 2022.

FICTITIOUS NAME

NOTICE IS HEREBY GIVEN, pursuant to the provisions of Act of Assembly, No. 295, approved December 16, 1982, effective March 16, 1983, of intention to file in the office of the Department of State of the Commonwealth of Pennsylvania, at Harrisburg, Pennsylvania, a Certificate for the conduct of a business in Berks County, Pennsylvania under the assumed or fictitious name, style or designation:

Spurge Bake Shoppe with its principal place of business at 147 W. Penn Avenue, Wernersville, PA 19565.

The name and address of the person owning or interested in said business is: McReifRocks, LLC, 147 W. Penn Avenue, Wernersville, PA 19565.
 The application was filed on August 4, 2022.

MISCELLANEOUS

IN THE COURT OF
 COMMON PLEAS OF
 BERKS COUNTY, PENNSYLVANIA
 ORPHANS' COURT DIVISION

Eshelman School Bus Service with its principal place of business at 4339 Morgantown Road, Mohnton, PA 19540-8219.

The name and address of the person owning or interested in said business is: Eshelman Transportation, Inc., 4339 Morgantown Road, Mohnton, PA 19540-8219.

The application was filed on October 10, 2022.

Charles J. Phillips, Esq.

BARLEY SNYDER
 2755 Century Boulevard
 Wyomissing, PA 19610-3346

IN RE: 17 Woodland Road, Wyomissing, PA 19610
 FILE NO. 88280

NOTICE IS HEREBY GIVEN that a Petition to Authorize Sale of Real Property Pursuant to 20 P.A. C.S.A. Section 8301 was filed by Jose Ramon Acosta, Jr., regarding property situate at 17 Woodland Road, Wyomissing, PA 19610 and the Court issued the following Citation:

IN THE COURT OF
 COMMON PLEAS OF
 BERKS COUNTY, PENNSYLVANIA
 ORPHANS' COURT DIVISION

N.V. BEAUTY with its principal place of business at 908 Pauls Place, Reading, PA 19605.

The name and address of the person owning or interested in said business is: Ninah Lee Velez, 908 Pauls Place, Reading, PA 19605.

The application was filed on August 9, 2022.

IN RE: 17 Woodland Road, Wyomissing, PA 19610
 FILE NO. 88280
 CITATION

Pursuing the Abundant Life with its principal place of business at 109 Norway Dr., Mohnton, PA 19540.

The name and address of the person owning or interested in said business is: Altitude Career Coaching LLC, 109 Norway Dr., Mohnton, PA 19540.

The application was filed on August 4, 2022.

AND NOW, this 13th day of September 2022, upon consideration of the annexed Petition to Authorize Sale of Real Property filed by Jose Ramon Acosta, Jr., it is hereby ordered that a Citation is hereby issued that pursuant to 20 Pa. C.S.A. Section 8304 and Orphans' Court Local Rule 5.1 that Petitioner shall serve this Petition by publication in the Berks County Law Journal, Reading, Pennsylvania, and the Reading Eagle, Reading, Pennsylvania, for three consecutive calendar weeks to show cause why the real estate should not be sold at private sale. The Petition shall be served on the Pennsylvania Attorney General's Office.

ReKochel Floors with its principal place of business at 3 E. Wyomissing Ave., Mohnton, PA 19540.

The name and address of the person owning or interested in said business is: Richard Kochel, 3 E. Wyomissing Ave., Mohnton, PA 19540.

The application was filed on August 10, 2022.

It is also ordered that the Citation is returnable by November 14, 2022 by 12:00 p.m. at the Register of Wills Office, Berks County Services Center, 2nd Floor, 633 Court Street, Reading, PA, 19601.

Senior Helper of Reading with its principal place of business at 1912 Gring Drive, Wyomissing, PA 19610.

The Petitioner is directed to prepare and file a Proof of Service of this Citation no later than

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the date of the hearing.

Failure to respond to this Citation would result in the Court granting the Petition of Jose Ramon Acosta, Jr.

/s/ Thomas G. Parisi

Thomas G. Parisi, Orphan’s Court Division of the Court of Common Pleas of Berks County, Pennsylvania

TRUST NOTICES

First Publication

THE LEE A. MILLER IRREVOCABLE TRUST DATED DECEMBER 6, 2019

Lee A. Miller late of Wyomissing Borough, Berks County, PA

All persons having claims or demands against the Trust of Lee A. Miller, deceased to make known the same and all persons indebted to the decedent to make payment without delay to:

Trustee: Karen M. Neri
66 Upland Road
Reading, PA 19609

Trustee’s Attorney: Scott C. Painter, Esq.
906 Penn Avenue, Suite 1
Wyomissing, PA 19610

Second Publication

HECKMAN FAMILY TRUST DTD 04/18/99

All persons having claims or demands against the Heckman Family Trust dated April 18, 1999, to make known the same and all persons indebted to the decedent to make payment without delay to:

Trustee: Susan L. Kauffman
c/o Masano Bradley
1100 Berkshire Blvd., Suite 201
Wyomissing, PA 19610

THE REED FAMILY REVOCABLE TRUST DATED APRIL 7, 2011

Judith A. Reed, late of Cumru Township, Berks County, PA

All persons having claims or demands against the Trust of Judith A. Reed, deceased, to make known the same and all persons indebted to the decedent to make payment without delay to:

Trustee: Suzanne E. Lott
204 Charles Blvd.
Reading, PA 19608

Trustee’s Attorney: Scott C. Painter, Esq.
906 Penn Avenue, Suite 1
Wyomissing, PA 19610