

ESTATE AND TRUST 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. Notice is also hereby given of the existence of the trusts of the deceased settlors set forth below for whom no personal representatives have been appointed within 90 days of death. All persons having claims or demands against said estates or trusts are requested to make known the same, and all persons indebted to said estates or trusts are requested to make payment, without delay, to the executors or administrators or trustees or to their attorneys named below.

FIRST PUBLICATION

Ansel, Arlene H., dec'd.

Late of East Cocalico Township.
Executor: Randy L. Ansel c/o Jennifer L. Mejia, Mejia Law Group, LLC, 1390 W. Main Street, Ephrata, PA 17522.
Attorney: Mejia Law Group, LLC.

Arnold, Marvin Lee, dec'd.

Late of West Hempfield Township.
Executor: Jay C. Arnold c/o Marci S. Miller, Attorney, P.O. Box 5349, Lancaster, PA 17606.
Attorneys: Gibbel Kraybill & Hess LLP.

Bleecher, Harvey Dale a/k/a H. Dale Bleecher, dec'd.

Late of Manheim Township.
Executor: Melanie K. DeHart c/o Pyfer, Reese, Straub, Gray & Farhat, P.C., 128 N. Lime Street,

Lancaster, PA 17602.

Attorney: Pyfer, Reese, Straub, Gray & Farhat, P.C.

Blevins, John L. a/k/a John Lee Blevins, Sr., John L. Blevins, Sr., dec'd.

Late of Kirkwood.

Co-Executors: John L. Blevins, Jr., Melissa Momcilovich.

Attorney: R. Samuel McMichael, Esquire, P.O. Box 296, Oxford, PA 19363.

Bonano, Samuel, dec'd.

Late of Lancaster City.

Executor: Tanya M. Bonano c/o Clymer Musser & Sarno, PC, 408 West Chestnut Street, Lancaster, PA 17603.

Attorney: James N. Clymer, Esq.

Bryan, Richard A., dec'd.

Late of Ephrata Township.

Executor: Darlene M. Styer c/o 327 Locust Street, Columbia, PA 17512.

Attorney: John F. Markel, Nikolaus & Hohenadel, LLP, 327 Locust Street, Columbia, PA 17512.

Campbell, Mary Ellen, dec'd.

Late of Lancaster City.

Executor: Roger L. Campbell c/o Barbara Reist Dillon, Esquire, 212 North Queen Street, Lancaster, PA 17603.

Attorney: Nikolaus & Hohenadel, LLP.

Cianci, Elizabeth M., dec'd.

Late of Manheim Township.

Executor: Jean M. Sollenberger, 158 Greenview Dr., Lancaster,

PA 17601.
Attorney: None.

Dommell, Billee H., dec'd.
Late of Lancaster County.
Administrator: Thelma Eckert,
1740 Judie Lane, Apt. D, Lan-
caster, PA 17603.
Attorney: None.

Donohue, Thomas W., Jr., dec'd.
Late of Lancaster City.
Executrix: Dennis M. Donohue
c/o Keen Keen & Good, LLC,
3460 Lincoln Highway, Thorn-
dale, PA 19372.
Attorney: William T. Keen, Esq.,
Keen Keen & Good, LLC.

**Falck, Gertrude M. a/k/a Ger-
trude Mae Falck**, dec'd.
Late of Pequea Township.
Executrix: Donna L. Hoffman
c/o O'Day Law Associates, 158
East Chestnut Street, Lan-
caster, PA 17602.
Attorney: O'Day Law Associates.

Faul, Shirley F., dec'd.
Late of Manor Township.
Executor: Denise M. Graham
c/o 327 Locust Street, Colum-
bia, PA 17512.
Attorney: John F. Markel, Ni-
kolaus & Hohenadel, LLP, 327
Locust Street, Columbia, PA
17512.

Franklin, Ronald L., dec'd.
Late of Lancaster City.
Executrix: Pauline E. Franklin,
600 E. Roseville Rd., Apt. 3301,
Lancaster, PA 17601.
Attorney: John B. Zonarich,
Esq., Skarlatos Zonarich, 320

Market St., Ste. 600W, Harris-
burg, PA 17101.

Gibble, Barbara, dec'd.
Late of E. Donegal Twp.
Executor: Dianne G. Hiestand
c/o 327 Locust Street, Colum-
bia, PA 17512.
Attorney: John F. Markel, Ni-
kolaus & Hohenadel, LLP, 327
Locust Street, Columbia, PA
17512.

Gillette, Keith A., dec'd.
Late of West Donegal Township.
Executrix: Rebecca I. Gillette
c/o Scott E. Albert, Esq., 50
East Main Street, Mount Joy, PA
17552.
Attorney: Scott E. Albert, Esq.

**Grainger, Donald Hampton
a/k/a Donald H. Grainger**, dec'd.
Late of Gap.
Administrator: Betty Jane
Grainger c/o Jennifer Breton,
Esquire, 118 W. Market Street,
Suite 300, West Chester, PA
19382-2928.
Attorney: Buckley Brion Mc-
Guire & Morris, LLP, 118 W.
Market Street, Suite 300, West
Chester, PA 19382-2928.

Graybill, Alma C., dec'd.
Late of Manheim Borough.
Co-Executors: Melvin M. Gray-
bill, Agnew W. Reddig, Dennis
J. Reddig c/o Randy R. Moyer,
Esquire, Barley Snyder LLP, 126
East King Street, Lancaster, PA
17602.
Attorney: Barley Snyder LLP.

Harnly, Judy Ella, dec'd.
Late of Manheim Township.

Executor: Carolyn J. Mosher c/o Young and Young, 44 S. Main Street, P.O. Box 126, Manheim, PA 17545.

Attorney: Young and Young, 44 S. Main Street, P.O. Box 126, Manheim, PA 17545.

Hartman, Marion E., dec'd.

Late of Rapho Township.

Executor: Debbie A. Huff c/o Young and Young, 44 S. Main Street, P.O. Box 126, Manheim, PA 17545.

Attorney: Young and Young.

Hoskin, Mozelle J., dec'd.

Late of Manor Township.

Executrix: Mary A. Hoskin.

Attorney: Charice D. Chait, Esq., Peckman Chait LLP, 29 Mainland Road, Harleysville, PA 19438.

Jenkins, Steve E. a/k/a Steven Edward Jenkins a/k/a Steven E. Jenkins, dec'd.

Late of Elizabethtown Borough.

Executrix: Tena Jenkins c/o VanOrmer & Stephenson, P.C., 344 South Market Street, Suite 101, Elizabethtown, PA 17022.

Attorney: Daniel A. Stephenson, Esq.

Kipp, Jean L., dec'd.

Late of East Drumore Township.

Executrix: Krissie J. Fernandez c/o Clymer Musser & Sarno, PC, 408 West Chestnut Street, Lancaster, PA 17603.

Attorney: James N. Clymer, Esq.

Kreider, Margaret H., dec'd.

Late of the Borough of Akron.

Executor: Terry D. Kreider c/o Kling, Deibler & Glick, LLP, 131 W. Main Street, New Holland, PA 17557.

Attorney: Linda Kling, Esq., Kling, Deibler & Glick, LLP.

Kresh, Elaine Z., dec'd.

Late of Lancaster Township.

Executor: Rebecca A. Kresh-Sayeg.

Attorney: Reilly Wolfson Law Office, 1601 Cornwall Road, Lebanon, PA 17042.

Kuhns, Alfred S., dec'd.

Late of Columbia Borough.

Executors: Teresa L. Kuhns, Denise L. Kaufhold c/o 327 Locust Street, Columbia, PA 17512.

Attorney: John F. Markel, Nikolaus & Hohenadel, LLP, 327 Locust Street, Columbia, PA 17512.

Larsen, Barry Lee a/k/a Barry L. Larsen, dec'd.

Late of Denver Borough.

Executor: Neal B. Larson c/o Aevitas Law, PLLC, 1755 Oregon Pike, Suite 201, Lancaster, PA 17601.

Attorneys: Neil R. Vestermark, Esquire; Aevitas Law, PLLC.

Larsen, Gary Arthur, dec'd.

Late of Providence Township.

Co-Administratrices: Donnalee Mylin, Darleen Mylin c/o Angelo J. Fiorentino, Attorney, P.O. Box 5349, Lancaster, PA 17606.

Attorney: Gibbel Kraybill & Hess LLP.

Tommy L. Lefever a/k/a Tommy Lee Lefever, dec'd.

Late of Upper Leacock Township.

Executor: Tommy Mark Lefever c/o Pyfer, Reese, Straub, Gray & Farhat, P.C., 128 N. Lime Street, Lancaster, PA 17602.

Attorney: Pyfer, Reese, Straub, Gray & Farhat, P.C.

Long, Sally M. a/k/a Sally Mae Long, dec'd.

Late of West Lampeter Township.

Executors: Bonnie Yost, Dorothy E. Frey c/o Pyfer, Reese, Straub, Gray & Farhat, P.C., 128 N. Lime Street, Lancaster, PA 17602.

Attorney: Pyfer, Reese, Straub, Gray & Farhat, P.C.

Martin, Lizzie R. a/k/a Lizzie Rissler Martin, dec'd.

Late of Caernarvon Township.

Executor: Titus R. Martin c/o Kling, Deibler & Glick, LLP, 131 W. Main Street, New Holland, PA 17557.

Attorney: Linda Kling, Esq., Kling, Deibler & Glick, LLP.

Marquet, H. Robert a/k/a H. Robert Marquet, Jr., dec'd.

Late of Lancaster City.

Executrix: Satoko Marquet c/o Law Office of James Clark, 277 Millwood Road, Lancaster, PA 17603.

Attorney: James R. Clark.

McIvor, Christopher V., dec'd.

Late of Manheim Township.

Executor: Chloe C. Janik c/o Lucy F. Dowd, Lucy Dowd Law LLC, 342 N. Queen Street Rear, Lancaster, PA 17603.

Attorney: Lucy F. Dowd.

Nolt, Kathleen A., dec'd.

Late of Earl Township.

Executors: Sadie A. Good, Ethel L. Kulp, Ada M. Martin, Steven R. Nolt c/o Good & Harris, LLP, 132 West Main Street, New Holland, PA 17557.

Attorney: Good & Harris, LLP.

Painter, Edith J. a/k/a Edith Julia Painter., dec'd.

Late of Caernarvon Township.

Executrix: Barbara E. Chisholm c/o Keen Keen & Good, LLC, 3460 Lincoln Highway, Thorn-dale, PA 19372.

Attorney: Gordon W. Good, Esq., Keen Keen & Good, LLC.

Patton, Jay F. a/k/a Jay Frank Patton, dec'd.

Late of New Holland Township.

Co-Executors: Craig H. Patton, Scott G. Patton c/o Douglas L. Kaune, Esquire, Unruh, Turner, Burke & Frees, P.C., 120 Gay Street, P.O. Box 289, Phoenixville, PA 17460.

Attorney: Douglas L. Kaune, Esquire, Unruh, Turner, Burke & Frees, P.C.

Silpe, Bonnie, dec'd.

Late of East Earl Township.

Executrix: Nichol Neal c/o 20 Briarcrest Sq., Suite 206, Hershey, PA 17033.

Attorney: Ali M. Audi, Esq.

Spinale, Irma S. a/k/a Irma Sheila Spinale, dec'd.

Late of Ephrata Borough.

Executor: Francis G. Spinale c/o Gardner and Stevens, P.C.,

109 West Main Street, Ephrata,
PA 17522.

Attorney: Connie J. Stevens.

Stauffer, Lillie S., dec'd.

Late of Manor Township.

Executor: Ray D. Stauffer c/o
Mongiovi Law, LLC, 235 North
Lime Street, Lancaster, PA
17602.

Attorney: Michael J. Mongiovi.

Stoltzfus, Omar Z., dec'd.

Late of Penn Township.

Executors: Susanna Hemond,
Glenn O. Stoltzfus c/o Young
and Young, 44 S. Main Street,
P.O. Box 126, Manheim, PA
17545.

Attorney: Young and Young.

Strunk, Katherine, dec'd.

Late of Earl Township.

Executor: Kenneth R. Bednar
c/o Kling, Deibler & Glick, LLP,
131 W. Main Street, New Hol-
land, PA 17557.

Attorney: Patrick A. Deibler,
Esq., Kling, Deibler & Glick,
LLP.

Sweimler, Donald C., dec'd.

Late of Earl Township.

Executrix: Karen H. Sweimler
c/o Clymer Musser & Sarno, PC,
408 West Chestnut Street, Lan-
caster, PA 17603.

Attorney: James N. Clymer, Esq.

Sykes, Elizabeth M., dec'd.

Late of Millersville Borough.

Executrix: Dawn M. Shaner,
Stonecraft 5104, P.O. Box 220,
Honey Brook, PA 19344.

Attorney: David A. Megay, Esq.,

OWM Law, 41 E. High St., Pott-
stown, PA 19464.

Travitz, Michael R., dec'd.

Late of Manheim Borough.

Executor: Denise L. Williams
c/o Young and Young, 44 S.
Main Street, P.O. Box 126, Man-
heim, PA 17545.

Attorney: Young and Young.

Weaver, Ivan N., dec'd.

Late of East Hempfield.

Administratrix: Gloria Krueger
c/o Richard J. Gromen, Jr.,
3121C Mount Joy Road, Mount
Joy, PA 17552.

Attorney: Richard J. Gromen,
Jr.

Weimer, Violet C., dec'd.

Late of Lancaster City.

Executrix: Shirley J. McCor-
mick c/o Karl Kreiser, Esquire,
553 Locust Street, Columbia, PA
17512.

Attorney: Mountz & Kreiser, 553
Locust Street, Columbia, PA
17512.

Wissler, Janice E., dec'd.

Late of Warwick Township.

Executors: Matthew A. Wissler
c/o Barley Snyder LLP, 126
East King Street, Lancaster, PA
17602.

Attorney: Randy R. Moyer, Es-
quire, Barley Snyder LLP.

SECOND PUBLICATION

Berndt, Vernon C., dec'd.

Late of Rapho Township.

Executrix: Diane Livingston.

Joint Revocable Trust dtd.

03/11/2020.

Co-Trustees: Judith A. Logan,
Diane Livingston c/o Jeffrey C.
Goss, Esquire, 480 New Holland
Avenue, Suite 6205, Lancaster,
PA 17602.

Attorneys: Brubaker Connaugh-
ton Goss & Lucarelli LLC.

Branstetter, Matthew L., dec'd.

Late of Manheim Township.

Personal Representative: Dyan
Branstetter c/o Eric Schelin Ro-
thermel, Esquire, 49 North Duke
Street, Lancaster, PA 17602.

Attorney: May, Herr & Grosh,
LLP.

Brunk, Marilyn, dec'd.

Late of the County of Lancaster.
Executor: Robert McClung c/o
Roland Law LLC, 8 N. Queen
Street, Mezzanine, Lancaster,
PA 17603.

Attorney: Catharine I. Roland.

**Breese, Annick P. a/k/a Annick
Ghislaine Breese a/k/a Annick
Breese**, dec'd.

Late of Lititz Borough.

Executor: Stephen Breese, 797
Old Line Rd., Manheim, PA
17545, Patrick Breese, 5 rue
de New York, 38000 Grenoble,
France.

Attorney: Matthew D. Gilbert,
Atty., Gadsden Schneider &
Woodward LLP, 1275 Drummers
Ln., Ste. 210, Wayne, PA 19087.

**Cannon, Michael P. a/k/a Mi-
chael Patrick Cannon**, dec'd.

Late of Caernarvon Twp.

Executrix: Sheila Willemin, 97
Runnymede Ave., Jenkintown,
PA 19046.

Attorney: Joseph K. Koury,
Atty., OWM Law, 41 E. High St.,
Pottstown, PA 19464.

Eanes, Pauline, dec'd.

Late of E. Hempfield Township.

Executor: Johny Eanes c/o
Young and Young, 44 S. Main
Street, P.O. Box 126, Manheim,
PA 17545.

Attorney: Young and Young.

**Eisenhauer, Lynn R. a/k/a Lynn
Robert Eisenhauer a/k/a Lynn
Eisenhauer**, dec'd.

Late of the Township of Man-
heim.

Administratrix: Kelsey Eisen-
hauer c/o Lindsay M. Schoen-
eberger, Russell, Krafft & Gr-
uber, LLP, 108 West Main Street,
Ephrata, PA 17522.

Attorney: Lindsay M. Schoene-
berger.

Elco, Helen, dec'd.

Late of New Holland Borough.

Co-Executrices: Joyce A. Phil-
lips, Cathy L. Eisenberger c/o
H. Charles Benner, Attorney,
200 East Main Street, Leola, PA
17540.

Attorney: H. Charles Benner,
Esq.

**Fry, Nancy J. a/k/a Nancy Jane
Fry a/k/a Nancy J. McCoy Fry**,
dec'd.

Late of West Lampeter Twp.

Executor: Diane L. Dick c/o Ap-
pel Yost & Zee LLP, 33 North
Duke Street, Lancaster, PA
17602.

Attorney: Jeffrey P. Ouellet

Fuller, Geraldine G. a/k/a Geral-

dine Grabill Fuller, dec'd.

Late of Manheim Township.
Administrator: The Lodge Life Services, Inc. c/o Appel Yost & Zee LLP, 33 North Duke Street, Lancaster, PA 17602.
Attorney: Dana C. Panagopoulos.

Gebhart, John K., dec'd.

Late of the Township of Providence.
Executors: John K. Gebhart, Kevin D. Gebhart c/o Law Office of James Clark, 277 Millwood Road, Lancaster, PA 17603.
Attorney: James R. Clark.

Ginder, Vera W., dec'd.

Late of the Township of Manheim.
Executors: Linda M. Shenk, Ann Louise Graybill c/o Justin J. Bollinger, Attorney, P.O. Box 5349, Lancaster, PA 17606.
Attorneys: Gibbel Kraybill & Hess LLP.

Hemperly, Doreen A., dec'd.

Late of Lancaster City.
Executor: Christopher K. Dardis c/o Young and Young, 44 S. Main Street, P.O. Box 126, Manheim, PA 17545.
Attorney: Young and Young.

Hendersen, Mildred K., dec'd.

Late of East Hempfield Township.
Executors: Valerie H. Cifuni, Virginia M. Hunsberger c/o Pyfer, Reese, Straub, Gray & Farhat, P.C., 128 N. Lime Street, Lancaster, PA 17602.
Attorney: Pyfer, Reese, Straub, Gray & Farhat, P.C.

Hopper, Jane E., dec'd.

Late of Lancaster.
Executor: Lewis A. Hopper, 21 Natures Way, Quarryville, PA 17566.
Attorney: Thomas W. Fleckenstein, 470 Locust Street, Columbia, PA 17512.

Hotchkiss, Paula M., dec'd.

Late of Pequea Township.
Executor: Cindy L. Landis c/o May Herr & Grosh, LLP, 234 North Duke Street, Lancaster, PA 17602.
Attorney: Bradley A. Zuke.

Keyser, Janet M., dec'd.

Late of Lancaster County.
Executor: Jane E. Gironde, Edward D. Keyser c/o James D. Wolman, Esquire, 53 North Duke Street, Suite 309, Lancaster, PA 17602.
Attorney: James D. Wolman, Esquire.

Kneisley, Doris L., dec'd.

Late of Conestoga Township.
Executrices: Sharon L. Tomlinson, Karen B. Boggs c/o Clymer Musser & Sarno, PC, 408 West Chestnut Street, Lancaster, PA 17603.
Attorney: James N. Clymer, Esq.

Leavitt, Preston L., dec'd.

Late of the Borough of Lititz.
Executor: Thomas P. Leavitt c/o Gibble Law Offices, P.C., 126 East Main Street, Lititz, PA 17543.
Attorney: Stephen R. Gibble.

Lefever, James E., dec'd.

Late of Upper Leacock Twp.
Executor: Janet M. Lefever c/o Appel Yost & Zee LLP, 33 North Duke Street, Lancaster, PA 17602.
Attorney: Jeffrey P. Ouellet.

Lynch, Harriet Louise, dec'd.

Late of East Hempfield Township.
Executor: Eric Lynch, 984 Hidden Hollow Drive, Gap, PA 17527.
Attorney: None.

Lynch, Richard Raymond, dec'd.

Late of East Hempfield Township.
Executor: Eric Lynch, 984 Hidden Hollow Drive, Gap, PA 17527.
Attorney: None.

Masterson, Virginia F., dec'd.

Late of West Lampeter Township.
Executor: Lois E. Wills, 20 High Ridge Drive, Pawcatuck, CT 06379.
Attorney: James M. Smith, Esquire, Smith Bukowski, LLC, 1050 Spring Street, Suite 1, Wyomissing, PA 19610.

Murray, Paul B. a/k/a Paul Brenton Murray, dec'd.

Late of Manheim Township.
Executrix: Holly M. Kutz c/o O'Day Law Associates, 158 East Chestnut Street, Lancaster, PA 17602.
Attorney: O'Day Law Associates.

Nadu, Joseph G., Sr., dec'd.

Late of E. Hempfield Twp.
Administrators: Marleen Nadu, Joseph G. Nadu, Jr. c/o Daniela A. Horn, Esq., 2202 Delancey Pl., Phila., PA 19103.
Attorney: Daniella A. Horn, Esq., Klenk Law, LLC, 2022 Delancey Pl., Phila., PA 19103.

Parrish, Richard A., dec'd.

Late of Pequea Township.
Executor: Timothy G. Sherman c/o Jeffrey C. Goss, Esquire, 480 New Holland Avenue, Suite 6205, Lancaster, PA 17602.
Attorneys: Brubaker Connaughton Goss & Lucarelli LLC.

Pennell, David M., Sr., dec'd.

Late of Manheim Township.
Executor: David M. Pennell, II c/o May Herr & Grosh, LLP, 234 North Duke Street, Lancaster, PA 17602.
Attorney: Bradley A. Zuke.

Reichard, Peggy J. a/k/a Peggy Joyce Reichard, dec'd.

Late of East Hempfield Township.
Executrix: Tracie L. Bradley c/o Jeffrey C. Goss, Esquire, 480 New Holland Avenue, Suite 6205, Lancaster, PA 17602.
Attorneys: Brubaker Connaughton Goss & Lucarelli LLC.

Robbins, Marilyn, dec'd.

Late of Manheim Township.
Executrix: Jill S. Young c/o John H. May, Esquire, 49 North Duke Street, Lancaster, PA 17602.
Attorney: May, Herr & Grosh, LLP.

Ross, Donald S., dec'd.

Late of East Drumore Township.
Executor: Thomas E. Welk c/o
Nikolaus & Hohenadel, LLP, 303
West Fourth Street, Quarryville,
PA 17566.
Attorney: John C. Hohenadel,
Esquire.

Sanders, Kevin R., dec'd.

Late of West Earl Township.
Co-Administrators: Robert C.
Sanders, Karen A. Anuscavage
c/o Randy R. Moyer, Es-
quire, Barley Snyder LLP, 126
East King Street, Lancaster, PA
17602.
Attorney: Barley Snyder LLP.

Schaeffer, Violet M., dec'd.

Late of Ephrata Borough.
Executor: Jay S. Schaeffer, 12
Cordell Dr., Stevens, PA 17578.
Attorney: Brian F. Boland, Esq.,
Kozloff Stoudt, 2640 Westview
Dr., Wyomissing, PA 19610.

Skethway, M. Richard, dec'd.

Late of Paradise Township.
Executors: Shari Reifsnyder,
Clifford Reifsnyder, 1104 W.
Penn Grant Road, Lancaster, PA
17603.
Attorney: None.

**Smith, David Ralph a/k/a David
R. Smith**, dec'd.

Late of East Hempfield Town-
ship.
Personal Representative: Lau-
ra Ann Arment c/o John
W. Metzger, Esquire, 901
Rohrerstown Road, Lancaster,
PA 17601.
Attorneys: Metzger and Spencer,
LLP.

**Smith, Dorothy Mowery a/k/a
Dorothy E. Smith a/k/a Dor-
othy M. Smith a/k/a Dorothy
Elizabeth Smith a/k/a Dorothy
Elizabeth Mowery Smith**, dec'd.

Late of the City of Lancaster.
Executors: John S. Ross, Jr.,
Fulton Bank, N.A. c/o Appel
Yost & Zee LLP, 33 North Duke
Street, Lancaster, PA 17602.
Attorney: James W. Appel, Es-
quire.

**Smith, Martha J. a/k/a Martha
Jean Smith**, dec'd.

Late of Manheim Twp.
Executrix: Mary Jane Smith,
1128 Perkiomen Ave, Reading,
PA 19602.
Attorney: Eugene Orlando, Jr.,
Esq., 2901 St. Lawrence Ave.,
Ste. 202, Reading, PA 19606.

Snyder, Samuel M., dec'd.

Late of West Donegal Township.
Co-Executors: Roger M. Snyder,
Rodney M. Snyder c/o Nikolaus
& Hohenadel, LLP, 222 S. Mar-
ket St., Suite 201, Elizabeth-
town, PA 17022.
Attorney: John M. Smith, Es-
quire.

Soper, Jean W., dec'd.

Late of W. Lampeter Twp.
Executor: Robert C. Soper co
Stacey Willits McConnell, Esq.,
24 E. Market St., P.O. Box 565,
West Chester, PA 19381-0565.
Attorney: Stacey Willits McCon-
nell, Esq., Lamb McErlane, PC,
24 E. Market St. P.O. Box 565,
West Chester, PA 19381-0565.

Thiers, Richard J., Jr., dec'd.

Late of Upper Leacock Twp.
Executor: Christine M. Shaffer
c/o Appel Yost & Zee LLP, 33
North Duke Street, Lancaster,
PA 17602.
Attorney: Jeffrey P. Ouellet.

Wilson, Mary E., dec'd.

Late of New Holland Borough.
Executor: David Wilson c/o Jes-
sica L. Wilson, Esq., 30 Cassatt
Ave., Berwyn, PA 19312.
Attorney: Jessica L. Wilson,
Esq., McAndrews, Mehalick,
Connolly, Hulse & Ryan P.C., 30
Cassatt Ave., Berwyn, PA 19312.

Workman, Raymond Sr., dec'd.

Late of Lancaster County.
Executor: Marvin E. Workman,
3069 Irishtown Rd., Ronks, PA
17572.
Attorney: None.

**Yoder, Jean Moore a/k/a Jean
M. Yoder**, dec'd.

Late of Earl Township.
Executor: Timothy L. Yoder c/o
Kling, Deibler & Glick, LLP, 131
W. Main Street, New Holland, PA
17557.
Attorney: Patrick A. Deibler,
Esq., Kling, Deibler & Glick,
LLP.

Ziemer, Grace I., dec'd.

Late of Ephrata Borough.
Executors: Sandra C. Hershey,
Wendell L. Hershey c/o Gard-
ner and Stevens, P.C., 109 West
Main Street, Ephrata, PA 17522.
Attorney: John C. Stevens.

Zimmerman, Melvin M., dec'd.

Late of East Hempfield Town-

ship.
Co-Executors: Marianne Arndt,
Robert L. Zimmerman c/o J. El-
vin Kraybill, Attorney, P.O. Box
5349, Lancaster, PA 17606.
Attorney: Gibbel Kraybill & Hess
LLP.

THIRD PUBLICATION

**Barnum, Barbara A. a/k/a Bar-
bara Anne Barnum**, dec'd.

Late of the Borough of Lititz.
Executor: Patricia B. Speel c/o
Jeffrey C. Goss, Esquire, 480
New Holland Avenue, Suite
6205, Lancaster, PA 17602.
Attorneys: Brubaker Connaugh-
ton Goss & Lucarelli LLC.

Bennawit, Francis X., dec'd.

Late of West Hempfield Twp.
Executor: Olivia I. Bennawit c/o
327 Locust Street, Columbia, PA
17512.
Attorney: Michael S. Grab, Es-
quire, Nikolaus & Hohenadel,
LLP, 327 Locust Street, Colum-
bia, PA 17512.

Billow, Harold W., dec'd.

Late of Mount Joy Borough.
Co-Executors: Gary A. Billow
and Cheryl Billow c/o Scott
E. Albert, Esq., 50 East Main
Street, Mount Joy, PA 17552.
Attorney: Scott E. Albert, Esq.

Buckwalter, Sandra T., dec'd.

Late of Warwick Township.
Executrix: Amber Lizak, P.O.
Box 12, Elm, PA 17521.
Attorney: None.

Bueche, James F. a/k/a James

Frank Bueche, dec'd.

Late of Providence Township.
Personal Representative: Jay Thomas Bueche c/o John W. Metzger, Esquire, 901 Rohrerstown Road, Lancaster, PA 17601.
Attorney: Metzger and Spencer, LLP.

Chandler, Helen E., dec'd.

Late of Paradise Township.
Executor: Swithin Chandler, IV c/o Helen E. Chandler Estate, P.O. Box 411 Phoenixville, PA 19460.
Attorney: None.

Courtney, William M., dec'd.

Late of Ephrata Borough.
Personal Representative: Pamela C. Brackbill c/o Jennifer A. Galloway, Esq., Saxton & Stump, LLC, 280 Granite Run Dr., Ste. 300, Lancaster, PA 17601.
Attorney: Saxton & Stump, LLC.

Cummings, Charles E., Jr., dec'd.

Late of East Hempfield Twp.
Executor: Michael W. Cummings c/o 327 Locust Street, Columbia, PA 17512.
Attorney: Michael S. Grab, Esquire, Nikolaus & Hohenadel, LLP, 327 Locust Street, Columbia, PA 17512.

Dvorak, Marit A. a/k/a Marit Anne Dvorak, dec'd.

Late of Manheim Township.
Executor: Derek Shanahan c/o Appel, Yost & Zee LLP, 33 N. Duke St., Lancaster, PA 17602.
Attorney: Michael J. Rostolsky.

Frederick, John E., dec'd.

Late of Penn Township.
Executrix: Cinda Seig c/o John J. Ferry, Jr., Esq., 931 Cumberland Street, Lebanon, PA 17042.
Attorney: John J. Ferry.

Gebhard, James A., Sr., dec'd.

Late of Manheim Township.
Co-Executors: Kathy Gebhard, Lisa Hinkle c/o John H. May, Esquire, 49 North Duke Street, Lancaster, PA 17602.
Attorney: May, Herr & Grosh, LLP.

Genevish, Karen L., dec'd.

Late of Warwick Township.
Executor: Jesse T. Genevish c/o Young and Young, 44 S. Main Street, P.O. Box 126, Manheim, PA 17545.
Attorney: Young and Young.

Gottwald, Geraldine M., dec'd.

Late of Manheim Township.
Executor: Maria A. Orrs c/o Law Office of Shawn Pierson, 105 East Oregon Road, Lititz, PA 17543.
Attorney: Shawn M. Pierson, Esq.

Groff, Jay M., dec'd.

Late of Manheim Township.
Executors: J. Kenneth Groff, Patricia Ann Ranck c/o Blakinger Thomas, PC, 28 Penn Square, Lancaster, PA 17603.
Attorneys: Blakinger Thomas, PC.

Henderson, Earle H. a/k/a Earle H. Henderson, Jr., dec'd.

Late of the Borough of Lititz.
Executrix: Yvonne Henderson c/o Douglas A. Smith, Attorney,

P.O. Box 5349, Lancaster, PA 17606.

Attorneys: Gibbel Kraybill & Hess LLP.

Herr, Jean G., dec'd.

Late of Manheim Township.

Executrix: Carol Baker, 21 Memel Dr., Thornton, PA 19373.

Attorney: None.

Herr, Melvin G., dec'd.

Late of Warwick Township.

Executor: Michael L. Herr c/o Anthony P. Schimaneck, 700 North Duke Street, P.O. Box 4686, Lancaster, PA 17604-4686.

Attorney: Morgan, Hallgren, Crosswell & Kane, P.C.

Hoffman, Donald N., dec'd.

Late of Columbia Borough.

Executors: Beverly Barnes, Nancy Farmer c/o 327 Locust Street, Columbia, PA 17512.

Attorney: John F. Markel, Nikolaus & Hohenadel, LLP, 327 Locust Street, Columbia, PA 17512.

Hollinger, Carl R., dec'd.

Late of Earl Township.

Executor: David L. Hollinger c/o E. Richard Young, Jr., Esq., 1248 W. Main St., Ephrata, PA 17522.

Attorney: E. Richard Young, Jr., Esq.

Keener, Anna M. a/k/a Anna Mae Keener, dec'd.

Late of Manheim Township.

Executors: Bonnie S. Keener, Steven W. Keener c/o Young and Young, 44 S. Main Street, P.O.

Box 126, Manheim, PA 17545.

Attorney: Young and Young.

Kelly, Ann C., dec'd.

Late of Elizabethtown.

Executrix: Lynda C. Brubaker c/o Nichole M. Baer, Russell, Krafft & Gruber, LLP, 108 West Main Street, Ephrata, PA 17522.

Attorney: Nichole M. Baer.

Keyser, Jack E., dec'd.

Late of Lancaster County.

Executor: Jane E. Gironde, Edward D. Keyser c/o James D. Wolman, Esquire, 53 North Duke Street, Suite 309, Lancaster, PA 17602.

Attorney: James D. Wolman, Esquire.

Kinney, James W., dec'd.

Late of West Lampeter Township.

Executor: Gordon A. Kinney c/o Nancy Mayer Hughes, Esquire, Barley Snyder LLP, 126 East King Street, Lancaster, PA 17602.

Attorneys: Barley Snyder LLP.

Kreider, Claudette M., dec'd.

Late of West Lampeter Twp.

Executor: Candice L. Albring c/o Appel Yost & Zee LLP, 33 North Duke Street, Lancaster, PA 17602.

Attorney: Jeffrey P. Ouellet.

McMonigal, Robert E. a/k/a Robert E. McMonigal, Sr., dec'd.

Late of Manheim Township.

Executrix: Barbara A. Klumpp c/o Steven R. Blair, Attorney at Law, 650 Delp Road, Lancaster, PA 17601.

Attorney: Steven R. Blair, Esq.

Miller, Esther R., dec'd.

Late of Lititz.
Executrix: Linda F. Mesh, 2077
Bristol Road, Warrington, PA
18976.
Attorney: None.

Morrison, Barbara C., dec'd.

Late of Lancaster City.
Executor: Jane Schofield c/o Ni-
kolaus & Hohenadel, LLP, 212
North Queen Street, Lancaster,
PA 17603.
Attorney: Barbara Reist Dillon.

Rivera-Ruiz, Jose R., dec'd.

Late of Lancaster City.
Administratrix: Margarita Altruz
c/o Steven R. Blair, Attorney at
Law, 650 Delp Road, Lancaster,
PA 17601.
Attorney: Steven R. Blair, Esq.

Seese, J. Russell, dec'd.

Late of Penn Township.
Executrix: Mary Lou Metzler c/o
Randy R. Moyer, Esquire, Bar-
ley Snyder LLP, 126 East King
Street, Lancaster, PA 17602.
Attorney: Barley Snyder LLP.

Sensenig, Mary Esther, dec'd.

Late of Manheim Borough.
Executor: Christina M. Kram-
er c/o Young and Young, 44 S.
Main Street, P.O. Box 126, Man-
heim, PA 17545.
Attorney: Young and Young.

Sheldon, Nadine B., dec'd.

Late of West Earl Township.
Administrator: Gary L. Sheldon
c/o Steven R. Blair, Attorney at
Law, 650 Delp Road, Lancaster,
PA 17601.

Attorney: Steven R. Blair, Esq.

Shoemaker, Hazel J., dec'd.

Late of East Drumore Township.
Executrix: Judith L. Phillips
c/o Robert F. Musser, Esq., 408
West Chestnut Street, Lancast-
er, PA 17603.
Attorney: Clymer Musser & Sar-
no, PC.

Sponaugle, Sheila W., dec'd.

Late of Lancaster Township.
Executor: Boyd L. Sponaugle,
Jr. c/o Barbara Reist Dillon, Es-
quire, 212 North Queen Street,
Lancaster, PA 17603.
Attorney: Barbara Reist Dillon,
Esquire.

Studer, June S., dec'd.

Late of Manheim Township.
Executrix: Deborah J. Hamble-
ton c/o Bellomo & Associates,
LLC, 3198 East Market Street,
York, PA 17402.
Attorney: Jeffrey R. Bellomo,
Esquire.

Thomas, Helen L., dec'd.

Late of Lancaster City.
Personal Representative: Elaina
M. Thomas c/o John H. May,
Esquire, 49 North Duke Street,
Lancaster, PA 17602.
Attorney: May, Herr & Grosh,
LLP.

Weaver, Carlene D., dec'd.

Late of West Hempfield Town-
ship.
Administratrix: Denise L. Del-
motte c/o Nikolaus & Hohe-
nadel, LLP, 222 South Market
Street, Suite 201, Elizabeth-
town, PA 17022.

Attorney: Jeffrey S. Shank, Esquire.

Werner, Evelyn C., dec'd.

Late of Manheim Township.

Executrix: Kathleen E. Ganse c/o Scott E. Albert, Esq., 50 East Main Street, Mount Joy, PA 17552.

Attorney: Scott E. Albert, Esq.

Yost, Donald L. a/k/a Donald Leroy Yost, dec'd.

Late of West Donagal Twp.

Executor: Michael E. Yost c/o Appel Yost & Zee LLP, 33 North Duke Street, Lancaster, PA 17602.

Attorney: Jeffrey P. Ouellet.

ACTION TO QUIET TITLE NOTICE

NOTICE

EDDY P. MATOS, PLAINTIFF, V. JOHN TSOFLIAS, DEFENDANT
LANCASTER COUNTY COURT OF COMMON PLEAS

DOCKET NO: No. **CI-22-04684**
TO THE HEIRS AND ASSIGNS OF **JOHN TSOFLIAS**, DECEASED:

An action to Quiet Title to the property known as 100 W. Strawberry St., Lancaster, PA (Tax Parcel Number 338-37723-0-0000) (the "Property") has been filed in the Court of Common Pleas of Lancaster County, PA, seeking an Order compelling the Recorder of Deeds to transfer title of the Property to Plaintiff pursuant to a completed Installment Sales Agreement.

If you wish to defend, you must enter a written appearance personally or by attorney and file your defenses or objections in writing

with the court within 20 days of this Notice. You are warned that if you fail to do so the case may proceed without you and a judgment may be entered against you without further notice for the relief requested by the Plaintiff. You may lose money or property or other rights important to you.

YOU SHOULD TAKE THIS PAPER TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER, GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW. THIS OFFICE CAN PROVIDE YOU WITH INFORMATION ABOUT HIRING A LAWYER.

IF YOU CANNOT AFFORD TO HIRE A LAWYER, THIS OFFICE MAY BE ABLE TO PROVIDE YOU WITH INFORMATION ABOUT AGENCIES THAT MAY OFFER LEGAL SERVICES TO ELIGIBLE PERSONS AT A REDUCED FEE OR NO FEE.

Lancaster Bar Association
Lawyer Referral Service
28 East Orange Street
Lancaster, PA 17602
Telephone: 717-393-0737

S-9

ARTICLES OF INCORPORATION

Notice is hereby given that Articles of Incorporation-Nonprofit were filed with the Department of State of the Commonwealth of Pennsylvania, under the Pennsylvania Nonprofit Corporation Law of 1988, on August 22, 2022 for:

BRAIN INJURY NURSES ASSOCIATION

SAXTON & STUMP, LLC
280 Granite Run Drive, Suite 300
Lancaster, PA 17601

S-9

Gospel Outreach (GO) Church has been incorporated under the Not-for-Profit Corporation Law. The purpose of GO Church is to provide an egalitarian church to the community of Elizabethtown, with a primary focus on the Great Commandments of loving God and loving others, and the Great Commission. The Great Commission was given by Jesus in Matthew 28:18-20, where he states, "All authority in heaven and on earth has been given to me. Therefore go and make disciples of all nations, baptizing them in the name of the Father and of the Son and of the Holy Spirit, and teaching them to obey everything I have commanded you. And surely I am with you always, to the very end of the age." The Articles of Incorporation were filed with the state of Pennsylvania on August 22, 2022.

S-9

Notice is hereby given that Articles of Incorporation-Nonprofit were filed with the Department of State of the Commonwealth of Pennsylvania, under the Pennsylvania Nonprofit Corporation Law of 1988, on August 31, 2022 for **MISSION CHURCH MYERSTOWN SAXTON & STUMP, LLC** 280 Granite Run Drive, Suite 300 Lancaster, PA 17601

S-9

Articles of Incorporation for **True Beauty Dance**, a nonprofit corporation, were filed July 22, 2022, with the Department of State of the Commonwealth of Pennsylvania under the provisions of the Non-profit Corporation Law of 1988.

The corporation is incorporated for the purpose of a dance school for girls.

BLAKINGER THOMAS, PC
Attorneys

S-9

ARTICLES OF DISSOLUTION

Please be advised that **ARN SUPPLY INK**, a Pennsylvania corporation with offices located at 3106 James Buchanan Dr Elizabethtown, PA 17022, is in the process of winding up its affairs and dissolving. If there is anyone with any outstanding claims or other matters to be resolved prior to dissolution, please contact VanOrmer & Stephenson, P.C. Attorneys at Law located at 344 S. Market St, Suite 101 Elizabethtown, PA 17022.

A-26; S-2, 9

NOTICE OF DISSOLUTION TO CREDITORS OF AND CLAIMANTS AGAINST

COLUMBIA MINI STORAGE, INC.

Notice is hereby given that Columbia Mini Storage, Inc., a Pennsylvania corporation, formerly with an address at Second and Linden Streets, Columbia, PA 17512, is being dissolved and is now engaged in winding up proceedings so that its corporate existence shall be ended pursuant to Section 1975(b) of the Pennsylvania Business Corporation Law of 1988, as amended.

Charles F. Blumenstock, Jr.
BLUMENSTOCK LEGAL
ADVISORS PC
255 Butler Avenue, Suite 102
Lancaster, PA 17601

S-9 **Performance, 38 Peach Alley North ELIZABETHTOWN PA 17022 Lancaster** has been filed in the Department of State at Harrisburg, PA, File Date 06/13/2022 pursuant to the Fictitious Names Act, Act 1982-295. The names and addresses of the persons who are a party to the registration are **Amy Ray, 156 Foxchase Dr Elizabethtown PA 17022 and Kevin Garman, 156 Foxchase Dr Elizabethtown PA 17022.**

S-9

CHANGE OF NAME NOTICES

NOTICE IS HEREBY GIVEN that a Petition has been filed in the Court of Common Pleas of Lancaster County, Pennsylvania, seeking to change the name of **Tashan Lateef Taylor** to Tashan James Whitfield. A hearing on the Petition will be held on October 6, 2022 at 1:30 p.m. in Courtroom No. 4 at the Lancaster County Courthouse, 50 North Duke Street, Lancaster, Pennsylvania, at which time any persons interested may attend and show cause, if any, why the Petition should not be granted.

S-9

FICTITIOUS NAME NOTICES

NOTICE IS HEREBY GIVEN of the filing in the office of the Secretary of the Commonwealth of Pennsylvania of an application for the certificate to conduct a business in Pennsylvania under the fictitious name of:

Hometown Custom Carpentry with its principal place of business at 5221 Amish Road, Kinzers, Pennsylvania 17535, County of Lancaster. The name and address of the person owning or interested in said business is John L. Miller of 5221 Amish Road, Kinzers, Pennsylvania 17535, County of Lancaster. **BARLEY SNYDER LLP**

S-9

An application for registration of the fictitious name **KG**

SUITS ENTERED

Defendant's name appears first in capitals, followed by plaintiff's name, number and plaintiff's or appellant's attorney.

August 25, 2022
to August 31, 2022

ALDERFER, DOLORES; Mark Kinney; 05245; Crosby
ANASTASIA KITCHEN AND MATH LLC; Cabredo LLC; 05268; Glick

BECKER, RANDALL S., RANDY'S LAWN & MAINTENANCE, RANDY'S LAWN CARE; Paul Hetrick; 05179; McDaniel

BRON, JARED, BROWN, RUTH; Dominic Buckwalter; 05229; Co-hick

BURKHOLDER, CHRISTINE; Fidel Bautista Carcamo; 05322; Turner

CARTER III, CLAYTON P., CARTER, SHANNON ; Conestoga Valley School District; 05278; Boehret
COMM OF PENNSYLVANIA

DEPT OF TRANSPORTATION BUREAU OF MOTOR VEHICLES; Angela R. Thomas; 05295

COMMONWEALTH OF PENNSYLVANIA; Osleyns Valdes Acea; 05223; Marinaro

DAWBER, JOSHUA; Atlantic Specialty Insurance Company Subrogee of Larsen Logistics; 05288; Koplove

DEPARTMENT OF TRANSPORTATION, BUREAU OF DRIVER LICENSING; Rodney F. McCoy; 05276; Marinelli

EAST COCALICO TOWNSHIP; Estate of Mary V. Hartman; 05326; Muir

FRANK, JAMES H., FRANK, CYNTHIA S.; Conestoga Valley School District; 05184; Leininger

FRYBERGER, SHAWN M.; James J. Findley, Jr.; 05307; Hohenadel

HALEEM, MATEEM I., HALEEM, DA'SHIN A., TURNER, TANIKA J.; Randall Cohenour; 05161; Kennett

HOSKINS, KENNETH; Joseph Gomez; 05221

MILLER, JUSTIN; Sterling Jewelers Inc., A Delaware Corp DBA; 05253; Ratchford

MORTON, JOANNE L.; Nancy L. Wissler; 05177; Moniak

NPC INTERNATIONAL INC.; Naomi O. Lawrence; 05267; Lovett

PARKER, ROBERT; State Farm Mutual Automobile Insurance Co.; 05299; Allen

PENALOZA, JOSE A.; State Farm Mutual Automobile Insurance Company; 05150; McElhaney

PIERRE, BERLUEM; AJ Home Solutions LLC; 05173

RANDALL, COLBY; RANDALL, DORIS; LCS Capital LLC; 05323; Raker

SHERR, RACHEL A.; Bryan D. Sherr; 05176; Murse

VEHICLE INSPECTION DIVISION; Tito Disla; 05216

VEHICLE INSPECTION DIVISION; Tito Disla; 05217

WICKMAN, RANDALL; Ralph T. Post; 05163; McNicholl

WITMER FIRE PROTECTIVE, BIRELEY, JULIE, STOE, JULIE, MACFEAT, JULIE, LOGAN, WILLIAM; Tina Johnson; 05212; Bailey

NOTICE



**SHERIFF SALE OF VALUABLE
REAL ESTATE**

**Wednesday, September 28,
2022 @ 10:00 a.m. Prevailing
Time**

Pursuant to writs of Execution directed to me by the Court of Common Pleas of Lancaster County, Pa., I will expose the following Real Estate to public sale at 10:00 a.m. on the above date in the Lancaster County Government Center, Room 102/104, 150 North Queen Street, in the City of Lancaster, PA.

**Audio and Video Devices Are
Prohibited in Court Facilities**

Beginning January 1, 2017, the taking or recording of pictures, photographs, videos, or audio recordings; and the use or possession of audio or video broadcast or recording equipment, or any other device capable of capturing or transmitting sound or images (including, without limitation,

cameras and cell phones); in a courtroom, hearing room, or their respective environs during the progress of or in connection with any action, whether or not court is actually in session, is prohibited in compliance with L.C.R. Crim.P. No. 112.

CONDITIONS OF SALE

The Sheriff's Office reserves the right to accept or to reject any one or more bids, and to sell the properties in any order or combination, as determined by the Sheriff's Office. The sale of any property may, at the discretion of the Sheriff's Office, be stayed or continued in whole or in part.

If any irregularities, defects, or failures to comply with these Conditions of Sale occur during the sale, properties may be placed back up for sale at any time prior to the conclusion of the sale.

All properties are sold "AS IS", with NO expressed or implied warranties or guarantees whatsoever. In other words, the Sheriff's Office does not guarantee or warrant, in any way, the real estate upon which you are bidding. The Sheriff's Office is merely following the requests of the plaintiffs and selling whatever interests the defendants may have in the properties. It is up to you or your attorney to determine what those interests are, before you buy. The defendants might not own the properties at all, other persons may own the properties, or there might be mortgages or other liens against

the properties that you may have to pay before you obtain clear title to a property. All of these factors are for you alone to determine. The Sheriff's Office will not make these determinations for you. Once you make a bid, which is accepted as the highest bid, you have bought whatever interests the defendants have, if any, in that property and you must pay that sum of money to the Sheriff's Office regardless of what you later find out about the title. You must know what you are bidding on before you bid and NOT after. All sales are FINAL after the property has been struck off to you as the highest bidder, and no adjustments will be made thereafter.

Payment for properties must be in the form of lawful money of the United States, a certified or cashier's check from a bank, or a Lancaster County attorney's check. The Sheriff's Office will NOT accept any other form of payment.

In order to expedite the sale, the Sheriff's Office encourages, but does not require, plaintiffs to announce an "upset" price, which is the least amount the plaintiff will accept for a property. Any bidding above the plaintiff's opening costs bid for such property will begin at that stated upset price. Subsequent bids shall be in no less than \$1000 increments. Plaintiffs may withdraw a property from sale any time before the property is struck off as sold to the highest bidder.

Immediately upon a property being struck off to the highest bidder, the buyer must state the buyer's name (unless buying the property

on behalf of the plaintiff for costs only) and come forward to settle with the clerks. The buyer must present a legal picture identification acceptable to the Sheriff's Office, such as a driver's license, and immediately pay 20% of their bid as a down payment to the Sheriff's Office. The buyer must subsequently pay the balance of their bid within 30 days after the sale date.

Each buyer shall file a properly completed and signed Pennsylvania Realty Transfer Tax Statement of Value in duplicate with the Sheriff's Office within 15 days after the sale date. All applicable realty transfer taxes will be fully paid from the sale proceeds by the Sheriff's Office. If the proceeds are insufficient to pay all the sale costs, realty transfer taxes, and priority liens, then the buyer shall pay the balance of such amounts to the Sheriff's Office within 30 days after the sale date.

If no petition has been filed to set aside a property sale, the Sheriff will execute and record a deed 20 days or more after filing a proposed Schedule of Distribution with the Prothonotary's Office, conveying all the real estate rights, title, & interests of the defendants in the property. Distribution of the sale proceeds will be made per the proposed Schedule of Distribution 11 or more days after the filing of such Schedule, provided no exceptions are filed regarding the proposed distribution.

The Sheriff's Office may hold agents responsible for their win-

ning bids if their principal fails to comply with these Conditions of Sale, unless the agent has a notarized agency agreement and presents same to the Sheriff's Office prior to the beginning of the sale.

If a buyer breaches or otherwise fails to comply with these Conditions of Sale, the buyer shall forfeit their down payment to the Sheriff's Office in its entirety as liquidated damages, and the buyer also shall be liable to the Sheriff's Office for all costs, expenses, losses, and damages (including, without limitation, attorney fees) suffered or incurred by the Sheriff's Office (1) to resell the property or (2) above and beyond such down payment amount, or both of the foregoing.

The Sheriff's Office reserves the right to alter or modify these conditions of sale during or before each sale, or on a case by case basis. The Sheriff's Office decision shall be final regarding all sale issues and disputes.

Christopher Leppler,
Sheriff of Lancaster County
Michael D Hess, Esquire,
Solicitor

CI-21-07860
FIRST NATIONAL BANK OF
PENNSYLVANIA
vs
221 NORTH PRINCE STREET
LLC

PROPERTY ADDRESS: 221-223 and 227 NORTH PRINCE STREET, LANCASTER, PA 17603
UPI / TAX PARCEL NUMBER: 331-24633; 331-20292-0-0000

JUDGMENT: \$1,225,358.30
REPUTED OWNERS: 221 NORTH PRINCE STREET, LLC
INSTR. NO.: 6416993 and 6416994
MUNICIPALITY: FIRST WARD CITY OF LANCASTER
AREA: Two (2) parcels totaling 0.64 acres
IMPROVEMENTS: Two (2) brick retail/commercial structures

CI-21-01928
MARIETTA BOROUGH
vs
HAROLD ALTLAND

PROPERTY ADDRESS: 26 SOUTH PERRY STREET, MARIETTA, PA 17547
UPI / TAX PARCEL NUMBER: 420-46757-0-0000
JUDGMENT: \$21,300.00
REPUTED OWNERS: Harold E. Altland
DEED BK. 6461 and PAGE 0479
MUNICIPALITY: Borough of Marietta
AREA: Commercial-Retail / Other Multi Use Building
IMPROVEMENTS: N/A

CI-21-03369
AMERIHOM MORTGAGE COM-
PANY LLC

vs
ALLISON FRYMOYER, KNOWN
SURVIVING HEIR OF DIANE
FRYMOYER, CHRISTOPHER
FRYMOYER, KNOWN SURVIV-
ING HEIR OF DIANE FRYMOY-
ER, UNKNOWN SURVIVING

HEIRS OF DIANE FRYMOYER

PROPERTY ADDRESS: 115 OAK
KNOLL CIRCLE, MILLERSVILLE,
PA 17551

UPI / TAX PARCEL NUMBER:
440-43431-1-0115

JUDGMENT: \$156,145.81

REPUTED OWNERS: Diane M.
Frymoyer

INSTR. NO.: 6430601

MUNICIPALITY: BOROUGH OF
MILLERSVILLE

AREA: 1,642

IMPROVEMENTS: Residential
Dwelling

CI-21-07640

**NEWREZ LLC D/B/A SHELL-
POINT MORTGAGE SERVICING**

vs

**ROGER W. GIBBON, UNITED
STATES OF AMERICA, JANET
M. GIBBON**

PROPERTY ADDRESS: 101 RIV-
ER DR, LANCASTER, PA 17603-
4718

UPI / TAX PARCEL NUMBER:
340-48113-0-0000

JUDGMENT: \$435,829.48

REPUTED OWNERS: ROGER W.
GIBBON; JANET M. GIBBON

INSTRUMENT NO. 5533722

MUNICIPALITY: TOWNSHIP OF
LANCASTER,

AREA: PRIMARY HOMESITE
15,246 SQ FT.

IMPROVEMENTS: RESIDEN-
TIAL

CI-21-08195

MIDFIRST BANK

vs

NATHAN T. HESS

PROPERTY ADDRESS: 106
BEECH STREET, DENVER, PA
17517

UPI / TAX PARCEL NUMBER:
140-06991-0-0000

JUDGMENT: \$189,257.93

REPUTED OWNERS: Nathan T.
Hess

INSTR. NO.: 6414770

MUNICIPALITY: Borough of Den-
ver

AREA: N\A

IMPROVEMENTS: Residential
Dwelling

CI-19-02186

**BANK OF NEW YORK MELLON
FKA THE BANK OF NEW YORK,
AS TRUSTEE (CWALT 2007-
12T1)**

vs

D. STUART MARTIN

PROPERTY ADDRESS: 179
WEST KENDIG ROAD, WILLOW
STREET, PA 17584

UPI / TAX PARCEL NUMBER:
510-14811-0-0000

JUDGMENT: \$287,305.21

REPUTED OWNERS: D. STUART
MARTIN

DEED BK. or INSTR. NO.: BK
6874 PG 0491

MUNICIPALITY: PEQUEA
TOWNSHIP

AREA: 1839.00 Sq. Ft.

IMPROVEMENTS: A RESIDEN-
TIAL DWELLING

CI-21-06854
WILMINGTON SAVINGS FUND
SOCIETY, FSB, AS OWNER
TRUSTEE OF THE RESIDEN-
TIAL CREDIT
OPPORTUNITIES TRUST VII-A
vs
RONALD M. MENGEL, CHERYL
A. MENGEL

PROPERTY ADDRESS: 51 RED
STONE CIRCLE, REINHOLDS,
PA 17569
UPI / TAX PARCEL NUMBER:
090-25543-0-0000
Judgment: 105,622.64
Reputed Owners: Ronald M.
Mengal and Cheryl A. Mengel
Deed Bk and Page or Instrument
No. 5535712
Municipality: Cocalico Township
Area: n/a
Improvements: Residential Prop-
erty

CI-19-11345
PENNYMAC LOAN SERVICES,
LLC
vs

REGINALD W. SHORT
PROPERTY ADDRESS: 30 CAR-
OLINE STREET, LANCASTER,
PA 17603
UPI / TAX PARCEL NUMBER:
338-75931-0-0000
JUDGMENT: \$101,069.91
REPUTED OWNERS: REGINALD
W. SHORT
DEED BK. or INSTR. NO.:
6274782
MUNICIPALITY: CITY OF LAN-
CASTER
AREA: 1248.00 Sq. Ft.
IMPROVEMENTS: A RESIDEN-
TIAL DWELLING