

Bradford County Law Journal

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The Court: The Honorable Maureen T. Beirne, President Judge

Editors: Albert C. Ondrey, Esquire, Chairman
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Bradford County Law Journal

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By requirement of Law and Order of Court the BRADFORD COUNTY LAW JOURNAL is made the medium for the publication of all Legal Advertisements required to be made in the County of Bradford, and contains all Notices of the Sheriff, Register, Clerk of the Courts, Prothonotary and all other Public Officers, Assignees, Administrators and Executors, Auditors, Examiners, Trustees, Insolvents, the formation and dissolution of Partnerships, Divorces &c., affording indispensable protection against loss resulting from want of notice. It also contains the Trial and Argument Lists of all the Courts in Bradford County, and selected Opinions and Decisions of the Courts of Bradford County.

All legal notices must be submitted in typewritten form and are published exactly as submitted by the advertiser. The Law Journal assumes no responsibility to edit, make spelling corrections, eliminate errors in grammar or make any changes in context.

Legal notices must be received before 10:30 A.M. on the Monday preceding publication or in the event of a holiday on the preceding work day.

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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

Tillotson, Janet H. a/k/a Janet (Hewitt) Tillotson

Late of Troy Township (died April 26, 2014)

Co-Executors: Jonelle T. Foster, 6766 Fallbrook Road, Troy, PA 16947 and Norman L. Tillotson, 532 Sing Sing Road, Horseheads, NY 14845

Attorneys: Casandra K. Blaney, Esquire, Brann, Williams, Caldwell & Sheetz, 1090 West Main Street, Troy, PA 16947

Trela, John

Late of Sylvania Borough (died April 28, 2014)

Executor: Mr. Brian D. Inscho, 10 John Street, Owego, NY 13827

Attorney: Christina Fleury, Esquire, Attorney at Law, 323 Elmira Street, Troy, PA 16947

THIRD PUBLICATION

Bahr, Lorena K.

Late of Canton (died April 6, 2014)

Executrix: Linda Bahr c/o Matthew J. Parker, Esquire, Marshall, Parker & Weber, LLC, 49 E. Fourth Street, Williamsport, PA 17701

Attorneys: Matthew J. Parker, Esquire, Marshall, Parker & Weber, LLC, 49 E. Fourth Street, Williamsport, PA 17701

Farr, Mary Jane Davidson

Late of Bradford County (died April 7, 2014)

Executor: Davidson W.E. Farr c/o Niemiec, Smith & Pellingner, Attorneys-at-law, 427 Main Street, Towanda, PA 18848

Attorneys: Niemiec, Smith & Pellingner, Attorneys-at-law, 427 Main Street, Towanda, PA 18848

Norton, Eugene J., Sr.

Late of Sayre Borough (died February 2, 2014)

Executor: Eugene J. Norton, Jr., 148 Blackman Street, Sayre, PA 18840

Attorneys: R. Joseph Landy, Esquire, Landy & Landy, 228 Desmond Street, P.O. Box 206, Sayre, PA 18840-0206

Sparduti, Frederick F. a/k/a Frederick Francis Sparduti

Late of Sayre Borough (died April 2, 2014)

Executrix: Eileen A. Sparduti, 972 Meadowlark Drive, Sayre, PA 18840
Attorney: Frances W. Crouse, Esquire, 216 South Main Street, Athens, PA 18810, (570) 888-4097

NOTICE OF SHERIFF'S SALE

IN THE COURT OF COMMON
PLEAS OF BRADFORD COUNTY,
PENNSYLVANIA

NO. 2013-MF-0095

BANK OF AMERICA, N.A., AS
SUCCESSOR BY MERGER TO
BAC HOME LOANS SERVICING,
LP f/k/a COUNTRYWIDE HOME
LOANS SERVICING, LP

vs.

CHRISTOPHER LEE
VANDERPOOL, IN HIS CAPACITY
AS ADMINISTRATOR AND HEIR
OF THE ESTATE OF THOMAS L.
VANDERPOOL and UNKNOWN
HEIRS, SUCCESSORS, ASSIGNS
AND ALL PERSONS, FIRMS OR

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ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER THOMAS L. VANDERPOOL a/k/a THOMAS LEE VANDERPOOL, DECEASED and KELLY JO WIGGINS

NOTICE TO: UNKNOWN HEIRS, SUCCESSORS, ASSIGNS AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER THOMAS L. VANDERPOOL a/k/a THOMAS LEE VANDERPOOL, DECEASED and KELLY JO WIGGINS

NOTICE OF SHERIFF’S SALE OF REAL PROPERTY

Being Premises: RR3 BOX 3111 a/k/a 1310 MAIN STREET, ROME, PA 18837-8354.

Being in ROME BOROUGH, County of BRADFORD, Commonwealth of Pennsylvania, 31-062.02-040.

Improvements consist of residential property.

Sold as the property of CHRISTOPHER LEE VANDERPOOL, IN HIS CAPACITY AS ADMINISTRATOR AND HEIR OF THE ESTATE OF THOMAS L. VANDERPOOL and UNKNOWN HEIRS, SUCCESSORS, ASSIGNS AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER THOMAS L. VANDERPOOL a/k/a THOMAS LEE VANDERPOOL, DECEASED and KELLY JO WIGGINS.

Your house (real estate) at RR3 BOX 3111 a/k/a 1310 MAIN STREET, ROME, PA 18837-8354 is scheduled to be sold at the Sheriff’s Sale on July 30, 2014 at 10:00 A.M., at the BRADFORD County Courthouse, 301 Main Street, Towanda, PA

18848, to enforce the Court Judgment of \$117,848.82 obtained by, BANK OF AMERICA, N.A., AS SUCCESSOR BY MERGER TO BAC HOME LOANS SERVICING, LP f/k/a COUNTRYWIDE HOME LOANS SERVICING, LP (the mortgage), against the above premises.

PHELAN HALLINAN, LLP Attorneys for Plaintiff

May 20

SHERIFF’S SALE

By virtue of a Writ of Execution issued out of the Court of Common Pleas of Bradford County, to me directed and delivered, I will expose to Public Sale at the Bradford County Courthouse in Towanda, PA on Wednesday, May 28, 2014 at 10:00 o’clock in the forenoon the following described property to wit:

LEGAL DESCRIPTION

ALL that certain lot, piece or parcel of land, lying and being in the Township of Towanda, County of Bradford and Commonwealth of Pennsylvania, bounded and described as follows:

BEGINNING in the center line of State Highway No. 08069 at the Southeast corner of lands of Robert P. Scott, now or formerly; thence along lands of Robert P. Scott, now or formerly, North 42 degrees 30 minutes East 3,645 feet to an iron pin in the line of lands of G. A. and Dorothy McNamara; thence along lands of said McNamara North 70 degrees East 239 feet to an iron pin; thence still along lands of said McNamara, South 20 degrees 30 minutes East 255 feet to an iron pin at the division line between other lands of Robert P. Scott and Arnold J. Moyer, now or formerly; thence along lands of Robert P. Scott, South 42 degrees 30 minutes West 3,615 feet to the center line of State Highway No. 08069; thence along the center line, North 73 degrees West 222 feet; thence still along State Highway, North 59

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degrees 30 minutes West 162 feet to the place of beginning. CONTAINING 30 acres of land, more or less.

TITLE TO SAID PREMISES IS VESTED IN Jeffrey Smalley, single and Betty L. Tucci, single, as joint tenants with right of survivorship, by Deed from Ronald John Convers and Mary Alice Convers, a/k/a Maryalice Convers, h/w, dated 3/25/2002, recorded 04/02/2002 in Instrument Number 200204204.

Tax Parcel No. 1: 50-099.00-197-000-000.

Premises Being: BOX 86A RURAL ROUTE a/k/a 7575 BURLINGTON TPKE, TOWANDA, PA 18848-8494.

Notice: To all parties in interest and claimants—A schedule of distribution will be filed by the Sheriff not later than thirty (30) days after sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days thereafter.

Seized and taken into execution at the suit of US BANK NATIONAL ASSOCIATION vs. BETTY L. TUCCI & JEFFERY SMALLEY.

Clinton J. Walters, Sheriff
Sheriff's Office
Towanda, PA
May 7, 2014

May 6, 13, 20