

SCHUYLKILL LEGAL RECORD

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

BOYLE, MARK T. a/k/a MARK THOMAS BOYLE, deceased
Late of the Township of West Penn, Schuylkill County, PA
Administratrix: Elizabeth Boyle, 725 Penn Drive, Tamaqua, PA 18252
Attorneys: Erik M. Helbing, Esquire, Bowe & Odorizzi Law, LLC, 109 West Broad Street, Tamaqua, PA 18252

COMISAC, LOIS M. a/k/a LOIS COMISAC, deceased
Late of the Township of Rush, Schuylkill County, PA
Executrix: Deborah Yuskauskas, 34 Dogwood Lane, Nesquehoning, PA 18240
Attorneys: Eric M. Mika, Esquire, Certified Elder Law Attorney, Toole, Mika & Jones, LLC, 26 East Centre Street, Shenandoah, PA 17976

EGAN, PAUL M., deceased
Late of New Philadelphia Borough, Schuylkill County, PA

Executrix: Bridget L. Egan, 618 Yahima Street, Wenatchee, WA 98801

Attorney: Anthony James Urban, Esquire, 474 North Centre Street, P.O. Box 890, Pottsville, PA 17901-0890

HANSEN, JOANNE H., deceased
Late of Schuylkill Haven, Schuylkill County, PA

Administrator: James Hansen.
Attorney: Tullio DeLuca, 381 N. 9th Avenue, Scranton, PA 18504

KERSCHNER, GLENN W., deceased
Late of the Borough of Cressona, Schuylkill County, PA

Co-Administratrices: Kathy A. Krammes, 1838 Long Run Road, Schuylkill Haven, PA 17972 and Christine E. Faust, 123 Sunny Court, Leesport, PA 19533

Attorney: James G. Caravan, Esquire, 102 East Main Street, Schuylkill Haven, PA 17972

KLINGER, GENE REED a/k/a GENE R. KLINGER a/k/a GENE KLINGER, deceased
Late of the Borough of Gordon, Schuylkill County, PA

Executrix: Jennifer Ann Weikel, 906 Deer Rack Drive, Mountain Top, PA 18707

Attorney: Barbara L. Feudale, Esquire, 419 McKnight St., P.O. Box 25, Gordon, PA 17936

MOYER, DONNA LEE a/k/a DONNA MOYER a/k/a DONNA L. HARTRANFT, deceased
Late of the Borough of Tamaqua, Schuylkill County, PA

Administrator: E. Franklin Griffiths Funeral Home and Cremation Services, Inc., 655 East Broad Street, Tamaqua, PA 18252

Attorneys: Erik M. Helbing, Esquire, Bowe & Odorizzi Law,

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LLC, 109 West Broad Street, Tamaqua, PA 18252

ORFF, JAMES JOSEPH, deceased
Late of Minersville Borough,
Schuylkill County, PA
Administratrix: Nicole M. Orff,
764 Old Street, Hazle Township,
PA 18202

Attorneys: Lorine Angelo Ogurkis,
Esquire, Ogurkis Law, LLC, 21
North Locust Street, Hazleton, PA
18201, (570) 459-1700

RISKO, DONNA M., deceased
Late of the Borough of Shenandoah,
Schuylkill County, PA
Administratrix: Sharon Wright,
125 N. Emerick Street, Shenandoah,
PA 17976

Attorney: Leo Breznik, Esquire,
Attorney-at-Law, 32 E. Centre St.,
P.O. Box 567, Shenandoah, PA
17976-0567

SASSAMAN, EDWARD R., deceased

Late of the Borough of Tamaqua,
Schuylkill County, PA
Administratrix: Kathrine Laura
Moore, 606 Pine Street, Tamaqua,
PA 18252

Attorney: Christine A. Holman,
Esquire, 204 East Broad Street,
Tamaqua, PA 18252

ZALESKI, JOHN M., deceased

Late of the Borough of Shenandoah,
Schuylkill County, PA
Administratrix: Sharon Steward,
1256 West Coal Street, Shenandoah,
PA 17976

Attorney: Leo Breznik, Esquire,
Attorney-at-Law, 32 E. Centre St.,
P.O. Box 567, Shenandoah, PA
17976-0567

Executors: Danielle Mengle and
Joshua Stoyer, 217 Haven Street,
Schuylkill Haven, PA 17972

Attorney: James G. Caravan, Esquire,
102 East Main Street, Schuylkill
Haven, PA 17972

LATTANZI, DANIEL F., deceased
Late of the Borough of Tamaqua,
Schuylkill County, PA

Executrix: Madeline O'Brien, 7171
Mulder Road, Dexter, MI 48130
Attorney: Christine A. Holman,
Esquire, 204 East Broad Street,
Tamaqua, PA 18252

**PERSHING, MARY ALICE a/k/a
MARY ALICE L. PERSHING**,
deceased

Late of the City of Pottsville,
Schuylkill County, PA

Administrator: William E. Brower,
III, 108 S. 23rd Street, Pottsville,
PA 17901

Attorney: Anthony James Urban,
Esquire, 474 North Centre Street,
P.O. Box 890, Pottsville, PA
17901-0890

STIELY, TERRY R., deceased
Late of the Township of Upper
Mahantongo, Schuylkill County,
PA

Administratrix: Marcelle Stiely,
165 Ridge Road, Klingerstown, PA
17941

Attorneys: John R. Kerwin, Esquire,
Kerwin and Kerwin, LLP,
4245 State Route 209, Elizabethville,
PA 17023-9765

**ZEHNER, BARBARA M. a/k/a
BARBARA M. BREISCH a/k/a
BARBARA MAE BREISCH**,
deceased

Late of the Township of West
Penn, Schuylkill County, PA

Executor: Angelo G. Zervos, 275
Dairy Road, Apt. 2, Tamaqua, PA
18252

SECOND PUBLICATION

KNOBLAUCH, DEBORAH E.,
deceased

Late of the Borough of Port Clinton,
Schuylkill County, PA

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Attorneys: Erik M. Helbing, Esquire, Bowe & Odorizzi Law, LLC, 109 West Broad Street, Tamaqua, PA 18252

THIRD PUBLICATION

BREJCAK, ROBERT J. a/k/a ROBERT JAMES BREJCAK a/k/a ROBERT BREJCAK, deceased

Late of the Borough of St. Clair, Schuylkill County, PA

Administratrix: Elizabeth L. Kirchner, 39 Sharpless Blvd., West Ampton, NJ 08060

Attorney: Anthony James Urban, Esquire, 474 North Centre Street, P.O. Box 890, Pottsville, PA 17901-0890

GERHARD, MAUREEN T. a/k/a MAUREEN K. GERHARD, deceased

Late of 337 S. Wayne Street Rear, Orwigsburg, Schuylkill County, PA

Executrix: Lizbeth T. Gerhard, 337 S. Wayne Street Rear, Orwigsburg, PA 17961

Attorneys: Lora J. McDonald, Esquire, Rubright, Domalakes, Troy & McDonald, 29 E. Main Street, P.O. Box 706, Schuylkill Haven, PA 17972

LUCHANIN, JOHN, deceased

Late of Minersville Borough, Schuylkill County, PA

Executrix: Debra Luchanin, 1255 Commonwealth Ave., Unit 4, Boston, MA 02134

Attorneys: Edward M. Brennan, Esquire, Brennan Law Firm LLC, 306 Mahantongo Street, Pottsville, PA 17901

YODER, MARGARET ANN ALICE, deceased

Late of the Township of West Brunswick, Schuylkill County, PA

Executor: Robin Stubblebine, 695 White Oak Lane, Leesport, PA 19533

Attorneys: Benjamin M. Forbes, Esquire, Williamson, Friedberg & Jones, LLC, 10 Westwood Road, Pottsville, PA 17901

NOTICE

NOTICE IS HEREBY GIVEN that Articles of Incorporation were filed in the Department of State of the Commonwealth of Pennsylvania on August 29, 2023 for:

PENN HOUSE USA INC.

under the provisions of the Pennsylvania Business Corporation Law of 1988, as amended.

Sept. 21

NOTICE

NOTICE IS HEREBY GIVEN that an Application for Registration of a Fictitious Name is being filed by Pioneer Pole Buildings, Inc., of 716 South Route 183, Schuylkill Haven, PA 17972, with the Commonwealth of Pennsylvania Department of State, in Harrisburg, Pennsylvania for the following Fictitious Name:

PENN STAR STONE AND CONCRETE

The principal office for business carried out under the name is: 716 South Route 183, Schuylkill Haven, PA 17972, under the provisions of the Fictitious Names Act.

J.T. HERBER, III, ESQUIRE WILLIAMSON, FRIEDBERG & JONES, LLC

Ten Westwood Road Pottsville, PA 17901

Sept. 21

NOTICE OF LIMITED LIABILITY COMPANY

NOTICE IS HEREBY GIVEN that a Certificate of Organization for a Domestic Limited Liability Company has been filed with the Corporation Bureau of the Pennsylvania Depart-

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ment of State on or about August 22, 2023, for the purpose of creating a limited liability company pursuant to the provisions of the Pennsylvania Limited Liability Company Law of 1994, 15 Pa. C.S.A. §8901 et seq.

The name of the limited liability company is:

FRENCH PSYCHIATRY, LLC

Kim M. Gillen, Esquire

The Law Office of

Kim M. Gillen, P.C.

613 Blakeslee Blvd. Drive E.

Suite 103

Lehighton, PA 18235

(484) 613-0011 (PHONE)

(484) 464-0003 (FAX)

Sept. 21

IN THE COURT OF
COMMON PLEAS OF
SCHUYLKILL COUNTY
CIVIL ACTION—EQUITY

IN RE: Make: Foxwood

Title Number: 48635708

VIN: MY9022852ABF

NO. S-1416-2023

NOTICE to ANY AND ALL PARTIES HAVING AN INTEREST are given NOTICE that a Petition by Matthew D. Rossi, Esquire, was filed in the above named Court, praying for an involuntary transfer of ownership of a mobile home by Court Order described as Foxwood mobile home, bearing Title Number 48635708 and VIN MY9022852ABF which currently sits on property located at 901 Clamtown Road, New Ringgold, Schuylkill County, Pennsylvania.

The Court has fixed Thursday, October 26, 2023 at 9:30 a.m. in Courtroom 5 of the Schuylkill County Courthouse, Pottsville, PA, as the time and place for the hearing of said Petition, when and where all persons interested may appear and show cause, if any they have, why the prayer of said Petition should not be granted.

NOTICE

If you wish to defend, you must enter a written appearance personally or by attorney and file your defenses of objections in writing with the Court. You are warned that if you fail to do so the case may proceed without you and a judgment may be entered against you without further notice 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 FOR THE 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.

PA BAR ASSOCIATION

Lawyers' Referral Service

100 South Street

P.O. Box 186

Harrisburg, PA 17108

(800) 692-7375

Sept. 21, 28; Oct. 5

IN THE COURT OF COMMON
PLEAS OF SCHUYLKILL
COUNTY, PENNSYLVANIA
CIVIL DIVISION
CROSSCOUNTRY
MORTGAGE, LLC

Plaintiff

v.

RACHEL M. WELLER

Defendant(s)

NO.: S-1594-22

NOTICE OF SHERIFF'S SALE OF
REAL PROPERTY

NOTICE TO: Rachel M. Weller

Being Premises: 101 Joseph St.,
Tower City, PA 17980.

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Being in BOROUGH OF TOWER CITY, County of SCHUYLKILL, Commonwealth of Pennsylvania, 66-01-0363.000.

Improvements consist of residential property.

Sold as the property of Rachel M. Weller.

Your house (real estate) at 101 Joseph St., Tower City, PA 17980 is scheduled to be sold at the Sheriff's Sale on December 15, 2023 at 10:00 A.M., at the PA—SCHUYLKILL, SCHUYLKILL COUNTY COURTHOUSE, 401 NORTH SECOND STREET, POTTSVILLE, PA 17901, to enforce the Court Judgment of \$92,392.71 obtained by, CROSS-COUNTRY MORTGAGE, LLC (the mortgagee), against the above premises.

BROCK & SCOTT, PLLC
Attorneys for Plaintiff

(844) 856-6646

Sept. 21

NOTICE

**SHERIFF'S SALE OF
REAL ESTATE**

By virtue of Writs of Execution issued out of the Court of Common Pleas, Civil Division, to me directed, will be exposed to public sale on

FRIDAY, OCTOBER 27, 2023

at 10:00 o'clock in the Forenoon, at the Courthouse in the City of Pottsville, Schuylkill County, Pennsylvania the Following Described Real Estate to wit:

(SALE NO. 2)

Plaintiff: SCOTT WILSON.

Attorney for Plaintiff: Matthew G. Brushwood, Esq.

Judgment: \$20,783.40.

TAX PARCEL I.D. NUMBER:
48-07-0182.000.

BEING KNOWN as: 702 West Spruce Street, Mahanoy City, Schuylkill County, Pennsylvania.

TO BE SOLD AS THE PROPERTY of the Estate of Amanda Wargo, Deceased.

Case No. S-1363-22

(SALE NO. 3)

Plaintiff: Barclays Mortgage Trust 2021-NPL1, Mortgage-Backed Securities, Series 2021-NPL1, by U.S. Bank National Association, as Indenture Trustee.

Defendant: Dennis A. Fredericks and Jayne L. Fredericks.

Attorney for Plaintiff: Jacqueline F. McNally, (850) 422-2520.

Judgment Amount: \$38,613.13.

Tax Parcel Number: 68-26-0095-.000.

Property Known As: 1017 Laurel Boulevard, Pottsville, PA 17901.

TO BE SOLD AS THE PROPERTY of Dennis A. Fredericks and Jayne L. Fredericks.

Case No. S-157-2023

(SALE NO. 4)

Plaintiff: CENTRAL PENN CAPITAL MANAGEMENT, LLC, ASSIGNEE OF TRUIST BANK, FORMERLY KNOWN AS BRANCH BANKING AND TRUST COMPANY, SUCCESSOR IN INTEREST TO SUSQUEHANNA BANK.

Attorney for Plaintiff: Matthew G. Brushwood Esquire, (610) 376-6651.

Judgment Amount: \$268,226.59.

BEING KNOWN AS: 94 Reservoir Road, Ringtown, Union Township, Schuylkill County, Pennsylvania.

TAX PARCEL: #30-07-0030.000 and 30-07-0030.000(1).

TO BE SOLD AS THE PROPERTY of Francis J. Deeter.

Case No. S-183-23

SCHUYLKILL LEGAL RECORD

(SALE NO. 5)

Plaintiff: WILMINGTON SAVINGS FUND SOCIETY, FSB, AS TRUSTEE OF STANWICH MORTGAGE LOAN TRUST I.

Defendant: Kimberly A. Haslam and Richard L. Long.

Attorney for Plaintiff: Jill M. Fein, Esquire, Hill Wallack LLP, Phone: (215) 579-7700.

Judgment Amount: \$72,690.06.

Tax Parcel No.: 03-09-0020.000.

Property known as: 907 Hickory Street, Pottsville, PA 17901.

TO BE SOLD AS THE PROPERTY of Kimberly A. Haslam and Richard L. Long.

Case No. S-254-22

(SALE NO. 6)

Plaintiff: WILMINGTON TRUST, NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY, BUT SOLELY AS TRUSTEE OF MFRA TRUST 2014-2.

Defendant: Sonya M. Hoy.

Attorney for Plaintiff: Kaitlin D. Shire, Esquire, Hill Wallack LLP, Phone: (215) 579-7700.

Judgment Amount: \$63,712.49.

Tax Parcel No.: 68-35-0189.000.

Property known as: 518 Pierce Street, Pottsville, PA 17901.

TO BE SOLD AS THE PROPERTY of Sonya M. Hoy.

Case No. S-1144-22

(SALE NO. 7)

By virtue of a Writ of Execution No. S-1123-2022.

NATIONSTAR MORTGAGE LLC d/b/a MR. COOPER v. CHARLES J. CUNNINGHAM, owner(s) of property situate in the DELANO TOWNSHIP, SCHUYL-KILL County, Pennsylvania, being: 129 RAILROAD ST., DELANO, PA 18220.

Tax ID No.: 06-09-0080.000.

(Acreage or street address)

Improvements thereon: RESIDENTIAL DWELLING.

Judgment Amount: \$56,041.01.

Attorneys for Plaintiff: Brock & Scott, PLLC.

(SALE NO. 8)

Plaintiff: Carrington Mortgage Services, LLC.

Attorney for Plaintiff: Christopher A. DeNardo, Esquire, LOGS Legal Group LLP, 3600 Horizon Drive, Suite 150, King of Prussia, PA 19406, (610) 278-6800.

Judgment Amount: \$40,291.74.

Tax Parcel No.: 63-07-0141.001.

Property known as: 18 E William Street, Schuylkill Haven, PA 17972.

TO BE SOLD AS THE PROPERTY of David Sackett, known Heir of June Sackett, deceased, Jeffrey Sackett, known Heir of June Sackett, deceased, Lynn Stuetzle, known Heir of June Sackett, deceased and Unknown Heirs, Successors, Assigns and All Persons, Firms or Associations Claiming Right, Title or Interest from or under June Sackett, deceased.

Case No. S-320-22

(SALE NO. 9)

Plaintiff: Broker Solutions Inc. d/b/a New American Funding.

Defendant: Justin L. Brady a/k/a Justin Brady.

Attorney for Plaintiff: Christopher A. DeNardo, Esquire, LOGS Legal Group LLP, 3600 Horizon Drive, Suite 150, King of Prussia, PA 19406, (610) 278-6800.

Judgment Amount: \$76,957.71.

Tax Parcel No.: 14-12-0032.000.

Property known as: 2648 West Main Street, Spring Glen, PA 17978.

TO BE SOLD AS THE PROPERTY of Justin L. Brady a/k/a Justin Brady.

Case No. S-350-2023

SCHUYLKILL LEGAL RECORD

(SALE NO. 10)

Plaintiff: Lake Wynonah Property Owners Association.

Defendants: Claude E. Weiss and Robin A. Weiss.

Attorney for Plaintiff: Michelle J. Cunningham, Esquire, Marcus & Hoffman, P.C., 326 West State Street, Media, PA 19063, (610) 565-4660.

Judgment Amount: \$28,925.82.

UPI Nos.: 34-24-496, 34-24-497, 28-17-2549, 28-17-2550, 28-17-2551, 34-24-2553 & 28-17-495.

Property Known as: 2553 Cherokee Drive, Auburn, PA 17922.

TO BE SOLD AS THE PROPERTY of Claude E. Weiss and Robin A. Weiss.

Case No. S-335-2023

(SALE NO. 12)

Plaintiff: PENNYMAC LOAN SERVICES, LLC.

Defendant(s): Unknown Heirs, Successors, Assigns and All Persons, Firms or Associations Claiming Right, Title or Interest from or under Victor M. Sanchez, Deceased AND Yajaira Cresencia Florentino, as Parental Guardian of Victor Sanchez, Jr. and Rosani Sanchez, in capacity as heirs of Victor M. Sanchez, Deceased.

Attorney for Plaintiff: Powers Kirm, LLC, Eight Neshaminy Interplex, Suite 215, Trevoise, PA 19053, Telephone: (215) 942-2090.

Judgment Amount: \$203,370.89.

Tax Parcel No.: 09-13-0124.000.

Property known as: 42-44 E. Pine Street a/k/a 42 E. Pine Street, Shepp-ton, Pennsylvania 18248.

TO BE SOLD AS THE PROPERTY of Victor M. Sanchez.

Case No. S-900-22

(SALE NO. 13)

Plaintiff: PennyMac Loan Services, LLC.

Defendant(s): Kyle T. Hosler.

Attorney for Plaintiff: Powers Kirm, LLC, Eight Neshaminy Interplex, Suite 215 Trevoise, PA 19053, Telephone: (215) 942-2090.

Judgment Amount: \$79,289.24.

Tax Parcel No.: 63-06-0606.000.

Property known as: 218 South Saint Peter Street a/k/a 218 Saint Peter Street Schuylkill Haven, Pennsylvania 17972.

TO BE SOLD AS THE PROPERTY of Kyle T. Hosler.

Case No. S-1820-2022

(SALE NO. 14)

Plaintiff: Wells Fargo Bank, NA s/b/m Wachovia Bank, National Association.

Defendant: Janet L. Bernosky, as believed Heir and/or Administator to the Estate of Bernardine A. Bernosky; Unknown Heirs, and/or Administrators to the Estate of Bernardine A. Bernosky; Steven J. Bernosky, as believed Heir and/or Administrator to the Estate of Bernadine A. Bernosky.

Attorney for Plaintiff: Katherine M. Wolf, Manley Deas Kochalski LLC, P.O. Box 165028, Columbus, OH 43216-5028.

Judgment Amount: \$50,175.98.

PARCEL NO.: 64-08-0166.000.

Property known as: 114 West Oak Street, Shenandoah, PA 17976.

TO BE SOLD AS THE PROPERTY of Bernardine A. Bernosky, widow.

Case No. S-1467-2022

(SALE NO. 15)

Plaintiff: U.S. Bank Trust National Association, not in its individual capacity but solely as owner trustee for RCF 2 Acquisition Trust c/o U.S. Bank Trust National Association.

Defendant: Julia Filbert.

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Attorney for Plaintiff: Katherine M. Wolf, Manley Deas Kochalski LLC, P.O. Box 165028, Columbus, OH 43216-5028.

Judgment Amount: \$114,809.47.
PARCEL NO.: 15-02-0024.000.

Property known as: 613 Mountain Top Road a/k/a 613 Mountain Top Terrace, McAdoo, PA 18237.

TO BE SOLD AS THE PROPERTY of Julia M. Filbert, no marital status shown.

Case No. S-2216-2019

(SALE NO. 16)

Plaintiff: U.S. Bank National Association, not in its individual capacity but solely as trustee for the RMAC Trust, Series 2016-CTT.

Defendant: John J. Jordan; Kathleen S. Jordan.

Attorney for Plaintiff: Katherine M. Wolf, Manley Deas Kochalski LLC, P.O. Box 165028, Columbus, OH 43216-5028.

Judgment Amount: \$239,195.87.
PARCEL NO.: 13-10-0047.011.

Property known as: 621 Broad Street, Hegins, PA 17938.

TO BE SOLD AS THE PROPERTY of John J. Jordan and Kathleen S. Jordan, his wife.

Case No. S-799-15

(SALE NO. 17)

Plaintiff: PNC Bank, National Association.

Defendant: Stanley J. Tyson; Deborah A. Tyson.

Attorney for Plaintiff: Katherine M. Wolf, Manley Deas Kochalski LLC, P. O. Box 165028, Columbus, OH 43216-5028.

Judgment Amount: \$104,257.11.
PARCEL NO.: 68-26-0351.000.

Property known as: 813 Grant Street, Pottsville, PA 17901.

TO BE SOLD AS THE PROPERTY of Stanley J. Tyson and Deborah A. Tyson, his wife.

Case No. S-1712-2022

(SALE NO. 18)

Plaintiff: QUICKEN LOANS, LLC.

Defendant(s): VINCENT R. MILLER.

Attorney for Plaintiff: KML Law Group, P.C., Suite 5000, 701 Market Street, Philadelphia, PA 19106, (215) 627-1322.

Judgment Amount: \$63,185.32.

Tax Parcel No.: 40-03-0092.000.

Property Known As: 156 1 ST STREET, COALDALE, PA 18218.

TO BE SOLD AS THE PROPERTY of VINCENT R. MILLER.

Case No. S-786-2021

(SALE NO. 19)

Plaintiff: Nationstar Mortgage LLC d/b/a Mr Cooper.

Defendant(s): JAMES ZIMMERMAN a/k/a JAMES EDWIN ZIMMERMAN and MIKKI ZIMMERMAN a/k/a MIKKI LYNN ZIMMERMAN.

Attorney for Plaintiff: KML Law Group, P.C., Suite 5000, 701 Market Street, Philadelphia, PA 19106, (215) 627-1322.

Judgment Amount: \$139,739.02.

Tax Parcel No.: 13-06-29.022.

Property Known As: 1190 EAST MAIN STREET, HEGINS, PA 17938.

TO BE SOLD AS THE PROPERTY of JAMES ZIMMERMAN a/k/a JAMES EDWIN ZIMMERMAN and MIKKI ZIMMERMAN a/k/a MIKKI LYNN ZIMMERMAN.

Case No. S-1856-22

(SALE NO. 20)

Plaintiff: U.S. Bank National Association, not in its individual capacity but solely as Trustee for the CIM

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Trust 2018- R5 Mortgage-Backed Notes, Series 2018-R5.

Defendant(s): GREG ZIOLKO.

Attorney for Plaintiff: KML Law Group, P.C., Suite 5000, 701 Market Street, Philadelphia, PA 19106, (215) 627-1322.

Judgment Amount: \$79,719.75.

Tax Parcel No.: 9-13-182.

Property Known As: 30 EAST MARKET STREET, SHEPPTON, PA 18248.

TO BE SOLD AS THE PROPERTY of GREG ZIOLKO.

Case No. S-2135-22

(SALE NO. 21)

Plaintiff: GITSIT Solutions LLC.

Defendant(s): The Unknown Heirs of NICHOLAS TEASCHENKO Deceased.

Attorney for Plaintiff: KML Law Group, P.C., Suite 5000, 701 Market Street, Philadelphia, PA 19106, (215) 627-1322.

Judgment Amount: \$36,785.25.

Tax Parcel No.: 48-08-0625.000.

Property Known As: 322 WEST SPRUCE STREET, MAHANNOY CITY, PA 17948.

TO BE SOLD AS THE PROPERTY of The Unknown Heirs of NICHOLAS TEASCHENKO Deceased.

Case No. S-1112-2022

(SALE NO. 22)

Plaintiff: Blue Mountain School District.

Defendant: Megan Virginia Clark.

Attorney for Plaintiff: PORTNOFF LAW ASSOCIATES, LTD., 2700 Horizon Drive, Suite 100, King of Prussia, PA 19406, (484) 690-9300.

Judgment Amount: \$2,756.13.

Tax Parcel No.: 35-05-0003.001.

Property Known As: 1036 Chestnut Road, W Brunswick Township, Pennsylvania, 17961.

TO BE SOLD AS THE PROPERTY of Megan Virginia Clark.

Case No. J-3239-2021

(SALE NO. 23)

Plaintiff: Saint Clair Area School District.

Defendant: Community Church of Truth, Richard Wagner, Trustee.

Attorney for Plaintiff: PORTNOFF LAW ASSOCIATES, LTD., 2700 Horizon Drive, Suite 100, King of Prussia, PA 19406, (484) 690-9300.

Judgment Amount: \$4,077.29.

Tax Parcel No.: 51-02-0219.

Property Known As: 34 Shade Street, Middleport, Pennsylvania.

TO BE SOLD AS THE PROPERTY of Community Church of Truth, Richard Wagner, Trustee.

Case No. J-3439-2020

(SALE NO. 25)

Plaintiff: Schuylkill County Municipal Authority.

Defendant: Ronald L. Kehler, Jr., Executor of the Estate of Carol A. Reightler.

Attorney for Plaintiff: PORTNOFF LAW ASSOCIATES, LTD., 2700 Horizon Drive, Suite 100, King of Prussia, PA 19406, (484) 690-9300.

Judgment Amount: \$4,007.26.

Tax Parcel No.: 67-04-0275.

Property Known As: 308 E. Main Street, Tremont Borough, Pennsylvania, 17981.

TO BE SOLD AS THE PROPERTY of Ronald L. Kehler, Jr., Executor of the Estate of Carol A. Reightler.

Case No. J-1349-2021

(SALE NO. 26)

Plaintiff: Pottsville Area School District.

Defendant: Steven Stoffregen, Brenda Stoffregen.

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Attorney for Plaintiff: PORTNOFF LAW ASSOCIATES, LTD., 2700 Horizon Drive, Suite 100, King of Prussia, PA 19406, (484) 690-9300.

Judgment Amount: \$1,982.08.

Tax Parcel No.: 57-04-0140.

Property Known As: 424 W. Savory Street, Palo Alto, Pennsylvania, 17901.

TO BE SOLD AS THE PROPERTY of Steven Stoffregen, Brenda Stoffregen.

Case No. J-0038-2022

(SALE NO. 27)

Plaintiff: Saint Clair Area School District.

Defendant: Harry C. Wentzel.

Attorney for Plaintiff: PORTNOFF LAW ASSOCIATES, LTD., 2700 Horizon Drive, Suite 100, King of Prussia, PA 19406, (484) 690-9300.

Judgment Amount: \$1,612.58.

Tax Parcel No.: 62-03-0384.

Property Known As: 128 S. Front Street, St. Clair, Pennsylvania.

TO BE SOLD AS THE PROPERTY of Harry C. Wentzel.

Case No. J-4667-2016

(SALE NO. 28)

Plaintiff: Coaldale Borough.

Defendant: Randy S. Frick, Paula J. Bower.

Attorney for Plaintiff: PORTNOFF LAW ASSOCIATES, LTD., 2700 Horizon Drive, Suite 100, King of Prussia, PA 19406, (484) 690-9300.

Judgment Amount: \$1,556.52.

Tax Parcel No.: 40-03-0187.

Property Known As: 230 East Street, Coaldale, Pennsylvania, 18218.

TO BE SOLD AS THE PROPERTY of Randy S. Frick, Paula J. Bower.

Case No. J-1566-2021

(SALE NO. 29)

Plaintiff: Pottsville Area School District.

Defendant: Michele Reber.

Attorney for Plaintiff: PORTNOFF LAW ASSOCIATES, LTD., 2700 Horizon Drive, Suite 100, King of Prussia, PA 19406, (484) 690-9300.

Judgment Amount; \$1,848.55.

Tax Parcel No.: 68-19-0319.

Property Known As: 712 Mt. Hope Avenue, Pottsville, Pennsylvania.

TO BE SOLD AS THE PROPERTY of Michele Reber.

Case No. J-2992-2021

(SALE NO. 30)

Plaintiff: Freedom Mortgage Corporation.

Defendant(s): ERIC W. HALYE and TIFFANY J. HAYLE.

Attorney for Plaintiff: KML Law Group, P.C., Suite 5000, 701 Market Street, Philadelphia, PA 19106, (215) 627-1322.

Judgment Amount: \$411,476.32.

Tax Parcel No.: 35-06-0129.0000.

Property Known As: 26 GREY HAWK DRIVE, ORWIGSBURG, PA 17961.

TO BE SOLD AS THE PROPERTY of ERIC W. HALYE and TIFFANY J. HAYLE.

Case No. S-2136-22

All parties and claimants are hereby notified that schedules of distribution will be filed by the sheriff in his office within thirty (30) days from sale and distribution will be made in accordance with the schedule unless exceptions thereto are filed within ten (10) days thereafter.

JOSEPH G. GROODY

Sheriff of Schuylkill County
Dated at Pottsville, PA

May 25, 2023

Sheriff Sale list available online at:
www.schuylkillcountypa.gov

Sept. 14, 21, 28

SCHUYLKILL LEGAL RECORD

NOTICE

NOTICE IS HEREBY GIVEN that the Members of NAMI Schuylkill County PA, a Pennsylvania nonprofit corporation, with current mailing address at 202 N. Ninth Street, Pottsville, PA 17901, have approved a proposal that the corporation voluntarily dissolve, and that the Board of Trustees is now engaged in winding up and settling the affairs of the corporation under the provisions of Sections 5905 and 5972 of the Pennsylvania Non-profit Corporation Law of 1988, as amended.

BENJAMIN M. FORBES,
ESQUIRE
WILLIAMSON, FRIEDBERG
& JONES, LLC

Ten Westwood Road
Pottsville PA 17901-1190

Sept. 21, 28; Oct. 5

DIVORCES

JOHNSON, MARYANN M BAC-
CHIOCCHI vs. JOHNSON, ROB-
ERT LEVAR
MAHALCHICK, TERESA M vs.
MAHALCHICK, ROBERT G
POTTS, CHRISTINE vs. POTTS,
MATTHEW A
CHRIST, NICHOLAS vs. SHIREY,
MELANIE N
JOHNSON, JOYCE SARAH vs.
JOHNSON, JAMES LEONARD
WEHNKE, JUSTINE N vs. WEHN-
KE, DOUGLAS R
SMITH, CAROL J vs. SMITH,
DOUGLAS R
FIGUEROA, MARIA ESTELA
GERONIMO vs. REYES, FRAN-
CISCO JAVIER GUERRER
BRESSLER, DENISE R vs.
BRESSLER, KEVIN L
BAUDER, SHAYLIN vs. BAUDER,
TYLER

GERNERT IV, RUSSELL vs. GER-
NERT, CHRISTINE
MARKO, THOMAS vs. MARKO,
KIRA
KILLBURN, ASHLEY M vs. KIL-
BURN, RICHARD T
MACUNAS, CHARLES J vs. MA-
CUNAS, JENNIFER
HENDRICKS, ANDREW C vs.
HENDRICKS, AMY
BASHORE, DONNA M vs.
BASHORE JR, RICHARD A
ROCK, JESSICA J vs. ROCK, ROB-
ERT N
WENTZ, SARAH BUCK vs.
WENTZ, ZACHARY
GONZALEZ, ALYSSA EVE vs.
GONZALEZ-MARQUEZ, ISMA-
EL IVAN
JONES, CRYSTAL LYNN vs.
STEWART, DONELL ALMAR
WOLFF JR, ALLEN T vs. WOLFF,
SHAUNA L
FAIRBURN, ADRIENNE vs. FAIR-
BURN, TONY
DOMBROSKY, EDWARD J vs.
DOMBROSKY, TARA M
MILLER, MELANIE M vs. MILLER,
EDWARD P
SLOTCAVAGE, JASON vs. SLOT-
CAVAGE, JESSICA
MURPHY, JANNA M vs. MURPHY,
SCOTT K
WEISMILLER, GINA M vs. WEIS-
MILLER, ROBERT A
KANE, HAILEY LEWARS vs.
KANE, MICHAEL THOMAS
SNYDER, NATHAN D vs. SNY-
DER, RACHEL
GEIST, KRISTYN vs. GEIST, MAT-
THEW D
SPENCER, ANDREW vs. LONG,
MORGAN
LONGO, ASHLEY vs. LONGO,
JOSEPH ROBERT
DiGIOVANNI, ELAINE vs. Di-
GIOVANNI, LUCIO