

# Northumberland Legal Journal

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## NORTHUMBERLAND COUNTY BAR ASSOCIATION

Debra A. Moyer, Business Manager  
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Antonio D. Michetti, Esquire  
Editor in Chief  
Michael M. Apfelbaum, Esquire  
Chairman

*NOTICE—PRINTING DATE—FRIDAY*

*Advertisements must be received by NOON the preceding Wed.*

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CASES  
STATUTES

— : —  
ALWAYS UP TO DATE  
EXECUTORS' AND

ADMINISTRATORS' NOTICE

Notice is hereby given that letters testamentary or administration have been granted in the following estates in the County of Northumberland and Commonwealth of Pennsylvania. All persons indebted to said estates are requested to make immediate payment and those having claims or demands will present them without delay to the respective executors or administrators or to their attorneys

— — — — —  
In Re: Estate of Constance M. Martini, a/k/a Constance Martini, late of the Township of Coal, Northumberland County, Pennsylvania, deceased. Gilbert R. Martini, Jr., 2515 Deep Creek Way, Doylestown, Pennsylvania, 18902, Executor and Garrigan & Targonski, 112 East Independence Street, Shamokin, Pennsylvania, 17872, Attorney. 33-35

— — — — —  
In Re: Estate of Olga Anelauskas, late of the Borough of Mount Carmel, Northumberland County, Pennsylvania, deceased. Donald Phillips, 44 South Spruce Street, Mount Carmel, Pennsylvania, 17851, Executor or Hugh A. Jones, Esq., DIEHL DLUGE JONES & MICHETTI, 1070 Market Street, Sunbury, Pennsylvania, 17801, Attorney. 33-35

— — — — —  
In Re: Estate of Marlin Paul Keiser, Jr., late of the Township of Coal, Northumberland County, Pennsylvania, deceased. Donna Kapper, 6119 Fairbourne Court, Hanover, Maryland, 21076, Ex-

ecutrix or Hugh A. Jones, Esq., DIEHL DLUGE JONES & MICHETTI, 1070 Market Street, Sunbury, Pennsylvania, 17801, Attorney. 33-35

— — — — —  
In Re: Estate of Elwood L. Miller, late of Northumberland County, Pennsylvania, deceased. Linda Miller, 192 Nicholas Lane, Watsonstown, Pennsylvania, 17777, Executrix. Joseph F. Orso, III, Esq., RUDINSKI, ORSO & LYNCH, 339 Market Street, Williamsport, Pennsylvania, 17701, Attorney. 33-35

— — — — —  
In Re: Estate of Robert F. Deroba, late of the Township of Coal, Northumberland County, Pennsylvania, deceased. Judith Deroba, 17 S. 12<sup>th</sup> Street, Coal Township, Pennsylvania, 17866, Executrix or Raymond J. Peppelman, Jr., McNICHOL, BYRNE & MATLAWSKI, P.C., 1223 Providence Road, Media, Pennsylvania, 19063, Attorney. 33-35

— — — — —  
In Re: Estate of Mary Tana, late of the Township of Ralpho, Northumberland County, Pennsylvania, deceased. Patricia Mogavero, 140 Oakwood Avenue, Cliffside Park, New Jersey, 07010, Administratrix or John R. Zonarich, Esq., SKARLATOS ZONARICH LLC, 17 S. Second Street, Sixth Floor, Harrisburg, Pennsylvania, 17101, Attorney. 33-35

— — — — —  
In Re: Estate of Darla Ann Lee, late of Turbot Township, Milton, Northumberland County, Penn-

sylvania, deceased. Sheila Francisco, 3068 Woodsmill Drive, Melbourne, Florida, 32934, Executrix. John A. Smay, Esq., 39 S. Main Street, P.O. Box 35, Muncy, Pennsylvania, 17756, Attorney. 33-35  
— — — — —

In Re: Estate of John A. Hartenstein, late of the Borough of Mount Carmel, Northumberland County, Pennsylvania, deceased. Ruth S. Hartenstein, 7740 Uliva Way, Sarasota, Florida, 34238, Executrix or Stephen S. Slaton, Esq., 100 East Seventh Street, Mount Carmel, Pennsylvania, 17851, Attorney. 33-35  
— — — — —

In Re: Estate of Phillip R. Abramo, late of the Borough of Watsonstown, Northumberland County, Pennsylvania, deceased. Karin M. Randall, 1490 Lincoln Chapel Road, Millmont, Pennsylvania, 17845, Personal Representative or Michael D. Suders, Esq., 3 West First Street, Watsonstown, Pennsylvania, 17777, Attorney. 33-35  
— — — — —

In Re: Estate of Rose M. Berner, late of Watsonstown, Northumberland County, Pennsylvania, deceased. Lois J. Beaver, Executrix, c/o Tammy A. Weber, Esq., MARSHALL, PARKER & WEBER, LLC, 49 E. Fourth Street, Williamsport, Pennsylvania, 17701, Attorney. 33-35  
— — — — —

In Re: Estate of Frances Luberecki, late of the Township of Coal, Northumberland

County, Pennsylvania, deceased. Amanda Stehr, 10 North Sixth Street, Coal Township, Pennsylvania, 17866, Executrix and Garrigan & Targonski, 112 East Independence Street, Shamokin, Pennsylvania, 17872, Attorney. 34-36  
— — — — —

In Re: Estate of Mark Bassett, a/k/a Mark C. Bassett, late of the Township of Rush, Northumberland County, Pennsylvania, deceased. Bruce Bassett, Executor, c/o Michael Dennehy, Esq., MARKS, McLAUGHLIN & DENNEHY, P.O. Box 179, Danville, Pennsylvania, 17821, Attorney. 34-36  
— — — — —

In Re: Estate of John M. Demas, late of the City of Shamokin, Northumberland County, Pennsylvania, deceased. Francis J. Kalejta, Jr., 993 Trevorton Road, Coal Township, Pennsylvania, 17866; Violette Feudale, 233 Happy Hollow Road, Coal Township, Pennsylvania, 17866, Executors or H. Robert Mattis, Jr., Esq., MATTIS & MATTIS, 12 West Lincoln Street, Shamokin, Pennsylvania, 17872, Attorney. 34-36  
— — — — —

In Re: Estate of James R. Buggy, late of the Township of Coal, Northumberland County, Pennsylvania, deceased. Catherine W. Robinson, 10910 Bond Road, Adelphi, Maryland, 20783, Administratrix or H. Robert Mattis, Jr., Esq., MATTIS & MATTIS, 12 West Lincoln Street, Shamokin, Pennsylvania, 17872, Attorney. 34-36  
— — — — —

In Re: Estate of David T. Custer, late of the Borough of Northumberland, Northumberland County, Pennsylvania, deceased. Northumberland National Bank, Executor, c/o Trust Department, Northumberland National Bank, 245 Front Street, P.O. Box 271, Northumberland, Pennsylvania, 17857, Attorney. 34-36

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In Re: Estate of Allen R. Bilger, late of the Township of Turbot, Northumberland County, Pennsylvania, deceased. Giuseppina P. Bilger, 1165 Penn Street, Milton, Pennsylvania, 17847, Executrix or Terry W. Light, J.D., BRANN & LIGHT, P.C., 112 Market Street, Lewisburg, Pennsylvania, 17837, Attorney. 35-37

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In Re: Estate of Mary E. Condern, a/k/a Mary Elizabeth Condern, a/k/a Elizabeth Hoffman, late of the Township of West Chillisquaque, Northumberland County, Pennsylvania, deceased. Charlene M. Stahlnecker, Executrix, c/o James T. Baldwin, Esq., BALDWIN & BALDWIN, 42 South Front Street, Milton, Pennsylvania, 17847, Attorney. 35-37

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In Re: Estate of Mark Gillespie, late of the Township of Lower Augusta, Northumberland County, Pennsylvania, deceased. Pongsri Gillespie, 950 Crissinger Hill Road, Sunbury, Pennsylvania, 17801, Administratrix. Roger V. Wiest, Esq., WIEST, MUOLO, NOON, SWINEHART & BATHGATE, 240-246 Market Street, P.O. Box 791, Sunbury, Pennsylvania, 17801, Attorney. 35-37

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In Re: Estate of Elsie M. Girton, late of the City of Sunbury, Northumberland County, Pennsylvania, deceased. David R. Girton, 1230 Wolverton Street, Sunbury, Pennsylvania, 17801, Executor or Thomas E. Boop, Esq., 106 Market Street, P.O. Box 470, Sunbury, Pennsylvania, 17801, Attorney. 35-37

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**SHERIFF'S SALE  
of REAL ESTATE**

In Re: Estate of Yvonne S. Pepperman, late of Milton, Northumberland County, Pennsylvania, deceased. Jeffrey L. Pepperman, Executor, c/o R. Michael Kaar, Esq., DAVIS, DAVIS & KAAR, P.O. Box 319, 37 N. Arch Street, Milton, Pennsylvania, 17847, Attorney. 35-37

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By Virtue of Writs of Execution issued out of the Court of Common Pleas of Northumberland County, Civil Division, upon Judgments in Mortgage Foreclosure, to me directed, will be exposed at public sale, on **September 17, 2015** at 1:00 P.M., in the Sheriff's Office of ROBERT J. WOLFE, at the Court House, 201 Market Street, in the City of Sunbury, County of Northumberland, Commonwealth of Pennsylvania, the following described real estate to wit:

Property of Thomas C. Hearton and Julia I. Hearton, known as 3250 Ridge Road, Northumberland, PA, 17857, Improvements Thereon: a residential dwelling, Tax Parcel 039-00-030-015-B, upon a Judgment in Mortgage Foreclosure at CV 15-0084, Santander Bank, N.A. vs. Thomas C. Hearton and Julia I. Hearton, in the amount of \$135,098.91 plus interest, costs, & fees. Gross McGinley, LLP

Property of Daniel A. Huffman and Robbin A. Huffman, known as RR 3 Box 458A n/k/a 207 Huffman Lane, Muncy, PA, 17756, Improvements Thereon: a residential dwelling, Tax Parcel 026-00-006-025-E-001, upon a Judgment in Mortgage Foreclosure at CV 15-0085, LSF8 Master Participation Trust vs. Daniel A. Huffman and Robbin A. Huffman, in the amount of \$181,929.97 plus interest, costs, & fees. Weltman, Weinberg & Reis Co., L.P.A.

Property of Joan L. Kinsey, known as 1009 West Pine Street, Coal Township, PA, 17866, Improvements Thereon: the eastern one-half of a double two-story frame dwelling house, Tax Parcel 00E-01-00E-211, upon a Judgment in Mortgage Foreclosure at CV 15-0520, Wells Fargo Bank, NA vs. Joan L. Kinsey, in the amount of \$12,833.73 plus interest, costs, & fees. Phelan Hallinan Diamond, & Jones, LLP

Property of Byron Morrison and Amy Ward, known as 1095 Marshall Street, Milton, PA, 17847, Improvements Thereon: a residential dwelling, Tax Parcel 056-01-019-100, upon a Judgment in Mortgage Foreclosure at CV 14-0342, Ocwen Loan Servicing, LLC vs. Byron Morrison and Amy Ward, in the amount of \$84,851.07 plus interest, costs, & fees. Phelan Hallinan Diamond, & Jones, LLP

Property of Regan L. Nowell and Aaron W. Nowell, known as 421 North Second Street, Sunbury, PA, 17801, Improvements Thereon: a two (2) story frame dwelling house, Tax Parcel 050-03-005-068, upon a Judgment in Mortgage Foreclosure at CV 12-1589, US Bank National Association, as Trustee for Citigroup Mortgage Loan Trust 2006-Wfhe1, Asset-Back Pass-Through Certificates, Series 2006-Wfhe1 vs. Regan L. Nowell and Aaron W. Nowell, in the amount of \$21,910.43 plus interest, costs, & fees. Phelan Hallinan Diamond, & Jones, LLP

Property of Roy O. Shrawder and Susan L. Shrawder, known as 98 Cedar Avenue, Milton, PA, 17847, Improvements Thereon: a residential dwelling, Tax Parcel 032-02-002-068, upon a Judgment in Mortgage Foreclosure at CV 15-0166, CitiMortgage, Inc. vs. Roy O. Shrawder and Susan L. Shrawder, in the amount of \$116,552.30 plus interest, costs, & fees. Milstead & Associates, LLC

Property of Suzanne L. Smallets, known as 1535 West Arch Street, Coal Township, PA, 17866, Improvements Thereon: a residential dwelling, Tax Parcel 001-02-001-218, upon a Judgment in Mortgage Foreclosure at CV 15-0321, Wells Fargo Financial Pennsylvania, Inc. vs. Suzanne L. Smallets, in the amount of \$156,571.62 plus interest, costs, & fees. Phelan Hallinan Diamond, & Jones, LLP

Property of Linda M. Squier, known as 1002 Shakespeare Avenue, Milton, PA, 17847, Improvements Thereon: a residential dwelling, Tax Parcel 035-03-005-093, upon a Judgment in Mortgage Foreclosure at CV 14-1312, West Milton State Bank vs. Linda M. Squier, in the amount of \$69,991.87 plus interest, costs, & fees. Peter L. Matson, P.C.

Property of Kristen M. Stutsman, known as 10294 State Route 147, Sunbury, PA, 17801, Improvements Thereon: a one and one-half story dwelling house and two-stall garage, Tax Parcel 057-00-054-005, upon a Judgment in Mortgage Foreclosure at CV 15-0514, The Northumberland National Bank vs. Kristen M. Stutsman, in the amount of \$56,584.11 plus interest, costs, & fees. Wiest, Muolo, Noon, Swinehart & Bathgate

All parties in interest and claimants are hereby notified that schedules of distribution

will be filed by the sheriff, in his office, not later than thirty (30) days after sale and distribution will be made in accordance with the schedules unless exceptions are filed thereto within ten (10) days after the filing of the schedules.

SO ANSWERS,  
ROBERT J. WOLFE, SHERIFF  
OF NORTHUMBERLAND  
COUNTY 33-35

— — — — —  
**SHERIFF'S SALE  
of REAL ESTATE**

By Virtue of Writs of Execution issued out of the Court of Common Pleas of Northumberland County, Civil Division, upon Judgments in Mortgage Foreclosure, to me directed, will be exposed at public sale, on **OCTOBER 15, 2015** at 1:00 P.M., in the Sheriff's Office of ROBERT J. WOLFE, at the Court House, 201 Market Street, in the City of Sunbury, County of Northumberland, Commonwealth of Pennsylvania, the following described real estate to wit:

Property of David B. Bendas and Charlene M. Bendas, known as 690 West Valley Avenue, Elysburg, PA, 17824, Improvements Thereon: a residential dwelling, Tax Parcel 040-00-050-148-A, upon a Judgment in Mortgage Foreclosure at CV 15-0523, First Heritage Financial, LLC vs. David B. Bendas and Charlene M. Bendas, in the amount of \$93,382.81 plus interest, costs, & fees. Martha E. Von Rosenstiel, P.C.

Property of The Unknown Heirs of James R. Burkland, Sr., Deceased, known as 123 Wall Street, Riverside, PA, 17868, Improvements Thereon: a residential dwelling, Tax Parcel 41-1-27-16, upon a Judgment in Mortgage Foreclosure at CV 14-0764, U.S. Bank National Association, as Trustee for the Pennsylvania Housing Finance Agency vs. The Unknown Heirs of James R. Burkland, Sr., Deceased, in the amount of \$28,796.95 plus interest, costs, & fees. Purcell, Krug & Haller

Property of Kerri E. Docasta, known as 406 South Market Street, Shamokin, PA, 17872, Improvements Thereon: a residential dwelling, Tax Parcel 012-02-004-044, upon a Judgment in Mortgage Foreclosure at CV 14-2169, Federal National Mortgage Association vs. Kerri E. Docasta, in the amount of \$44,745.14 plus interest, costs, & fees. Milstead & Associates, LLC

Property of Jay L. Dressler and Valarie M. Dressler, known as 334 South Shamokin Street, Shamokin, PA, 17872, Improvements Thereon: a residential dwelling, Tax Parcel 013-02-005-076, upon a Judgment in Mortgage Foreclosure at CV 15-0377, Bank of America, National Association vs. Jay L. Dressler and Valarie M. Dressler, in the amount of \$50,653.94 plus interest, costs, & fees. Phelan Hallinan Diamond, & Jones, LLP

Property of Stacy M. Gerber f/k/a Stacy M. Baez and Brian S.

Gerber, known as 243 Park Avenue, Milton, PA, 17847, Improvements Thereon: a one and one-half story framed dwelling and other outbuildings, Tax Parcel 32-2-2-7, upon a Judgment in Mortgage Foreclosure at CV 15-0281, U.S. Bank National Association, as Trustee for the Pennsylvania Housing Finance Agency vs. Stacy M. Gerber f/k/a Stacy M. Baez and Brian S. Gerber, in the amount of \$79,582.10 plus interest, costs, & fees. Purcell, Krug & Haller

Property of Michael Greenwalt, Sr., known as 185 North Marshall Street, Shamokin, PA, 17872, Improvements Thereon: a residential dwelling, Tax Parcel 010-01-002-147, upon a Judgment in Mortgage Foreclosure at CV 11-0426, Wells Fargo Bank, N.A. vs. Michael Greenwalt, Sr., in the amount of \$137,059.81 plus interest, costs, & fees. Zucker, Goldberg & Ackerman, LLC

Property of Adam J. Janson, known as 429 South Hickory Street, Mount Carmel, PA, 17851, Improvements Thereon: a residential dwelling, Tax Parcel 006-03-003-200, upon a Judgment in Mortgage Foreclosure at CV 13-1481, U.S. Bank N.A., as Legal Title Trustee for Truman 2012 SC2 Title Trust vs. Adam J. Janson, in the amount of \$59,283.60 plus interest, costs, & fees. Romano, Garubo & Argentieri

Property of Urbando Maldonado, in His Capacity as Administrator and Heir of the Estate of Violet M. Maldonado a/k/a Violet Maldonado and Unknown Heirs, Successors, Assigns, and All Persons, Firms, or Associations Claiming Right, Title or Interest From or Under Violet M. Maldonado a/k/a Violet Maldonado, Deceased, known as RR 1 Box 1353 a/k/a 1898 Klingerstown Road, Herndon, PA, 17830, Improvements Thereon: a residential dwelling, Tax Parcel 025-00-103-051, upon a Judgment in Mortgage Foreclosure at CV 15-0162, Wells Fargo Bank, N.A. s/b/m to Wachovia Bank, N.A. f/k/a First Union National Bank vs. Urbando Maldonado, in His Capacity as Administrator and Heir of the Estate of Violet M. Maldonado a/k/a Violet Maldonado and Unknown Heirs, Successors, Assigns, and All Persons, Firms, or Associations Claiming Right, Title or Interest From or Under Violet M. Maldonado a/k/a Violet Maldonado, Deceased, in the amount of \$52,168.43 plus interest, costs, & fees. Phelan Hallinan Diamond, & Jones, LLP

Property of Sandra L. Mowery, known as 117 Evergreen Road, Paxinos, PA, 17860, Improvements Thereon: a residential dwelling, Tax Parcel 044-00-049-107-F, upon a Judgment in Mortgage Foreclosure at CV 15-0732, Lsf8 Master Participation Trust vs. Sandra L. Mowery, in the amount of \$228,006.03 plus interest, costs, & fees. Phelan Hallinan Diamond, & Jones, LLP

Property of Brian Treas, Betsy A. Ressler, Ray Treas & Anthony Treas in their capacity as Heirs of Robert D. Treas, Deceased, known as 1244 Highland Avenue, Sunbury, PA, 17801, Improvements Thereon: a residential dwelling, Tax Parcel 053-03-008-055, upon a Judgment in Mortgage Foreclosure at CV 15-0682, The Northumberland National Bank vs. Brian Treas, Betsy A. Ressler, Ray Treas & Anthony Treas in their capacity as Heirs of Robert D. Treas, Deceased, in the amount of \$29,344.97 plus interest, costs, & fees. Wiest, Muolo, Noon, Swinehart & Bathgate

Property of Kay Louise Walburn and Marlin W. Kopp, known as 418 South 2nd Street, Sunbury, PA, 17801, Improvements Thereon: a frame dwelling house, Tax Parcel 048-01-003-082, upon a Judgment in Mortgage Foreclosure at CV 15-0568, JPMorgan Chase Bank, National Association vs. Kay Louise Walburn and Marlin W. Kopp, in the amount of \$84,039.43 plus interest, costs, & fees. Shapiro & DeNardo, LLC

Property of Marsha A. Thomas and Ralph K. Thomas, known as 209 Brown Avenue, Milton, PA, 17847, Improvements Thereon: a two story frame dwelling house, Tax Parcel 1-3-348 & 177 Brown Avenue, Milton, PA, 17847, Improvements Thereon: a vacant lot, Tax Parcel 1-3-347a, upon a Judgment in Mortgage Foreclosure at CV 15-0501, LSF9 Master Participation Trust vs. Marsha A. Thomas and Ralph



K. Thomas, in the amount of \$123,789.72 plus interest, costs, & fees. Stern & Eisenberg, PC

All parties in interest and claimants are hereby notified that schedules of distribution will be filed by the sheriff, in his office, not later than thirty (30) days after sale and distribution will be made in accordance with the schedules unless exceptions are filed thereto within ten (10) days after the filing of the schedules.

SO ANSWERS,  
ROBERT J. WOLFE, SHERIFF  
OF NORTHUMBERLAND  
COUNTY 34-36

— — — — —  
**SHERIFF'S SALE  
of REAL ESTATE**

By Virtue of Writs of Execution issued out of the Court of Common Pleas of Northumberland County, Civil Division, upon Judgments in Mortgage Foreclosure, to me directed, will be exposed at public sale, on **NOVEMBER 19, 2015** at 1:00 P.M., in the Sheriff's Office of ROBERT J. WOLFE, at the Court House, 201 Market Street, in the City of Sunbury, County of Northumberland, Commonwealth of Pennsylvania, the following described real estate to wit:

Property of Kelle L. Bell, known as 104-106 North Locust Street, Mount Carmel, PA, 17851, Improvements Thereon: a residential dwelling, Tax Parcel 005-03-02-108, upon a

Judgment in Mortgage Foreclosure at CV 15-0608, U.S. Bank National Association, as Trustee for the Pennsylvania Housing Finance Agency vs. Kelle L. Bell, in the amount of \$65,824.17 plus interest, costs, & fees. Purcell, Krug & Haller

Property of Steve A. Ferree, known as 733 West Railroad Street, Treverton, PA, 17881, Improvements Thereon: a residential dwelling, Tax Parcel 020-01-065-119, upon a Judgment in Mortgage Foreclosure at CV 15-0183, Regency Finance Agency vs. Steve A. Ferree, in the amount of \$56,260.42 plus interest, costs, & fees. Shiels Law Associates, P.C.

Property of Shelly A. Foulds, f/ k/a Shelly A. Bressi, Executrix of the Estate of Joanne A. Sabo, a/k/a Joan Sabo, Deceased, known as 1218 West Fern Street, Coal Township, PA, 17866, Improvements Thereon: the western one-half of a double two and one-half story, stucco dwelling house and other outbuildings, Tax Parcel 00H-01-00H-144, upon a Judgment in Mortgage Foreclosure at CV 15-0996, Susquehanna Bank, successor by conversion to Susquehanna Bank, PA vs. Shelly A. Foulds, f/k/a Shelly A. Bressi, Executrix of the Estate of Joanne A. Sabo, a/k/a Joan Sabo, Deceased, in the amount of \$16,310.97 plus interest, costs, & fees. Wiest, Muolo, Noon, Swinehart & Bathgate

Property of Freddie E. Hummel a/k/a Fred E. Hummel, known as 201 North Market Street f/k/a 29 North Market Street, Elysburg, PA, 17824, Improvements Thereon: aa two story residential property with one-car detached garage, Tax Parcel 040-00-044-131, upon a Judgment in Mortgage Foreclosure at CV 15-0621, First Columbia Bank & Trust Co. vs. Freddie E. Hummel a/k/a Fred E. Hummel, in the amount of \$40,412.25 plus interest, costs, & fees. Harding, Hill & Turowski LLP

Property of Joseph A. Krovitskie, known as 1109 Maple Street, Kulpmont, PA, 17834, Improvements Thereon: a residential dwelling, Tax Parcel 002-00-002-098, upon a Judgment in Mortgage Foreclosure at CV 15-0623, CitiFinancial Servicing LLC, a Delaware Limited Liability Company vs. Joseph A. Krovitskie, in the amount of \$52,353.93 plus interest, costs, & fees. Milstead & Associates, LLC

Property of John S. May and Christine M. May, known as 225 North Franklin Street, Shamokin, PA, 17872, Improvements Thereon: a residential dwelling, Tax Parcel 10-2-2-54, upon a Judgment in Mortgage Foreclosure at CV 13-2101, Service 1st Federal Credit Union vs. John S. May and Christine M. May, in the amount of \$14,394.31 plus interest, costs, & fees. Lonnie C. Hill, Enquire

Property of Neil Muhlberg Executor of the Estate of Julius Muhlberg, Deceased, known as 41 South Market Street, Shamokin, PA, 17872, Improvements Thereon: a residential dwelling, Tax Parcel 012-01-004-121, upon a Judgment in Mortgage Foreclosure at CV 12-0929, M&T Bank a/k/a Manufacturers and Traders Trust Company vs. Neil Muhlberg Executor of the Estate of Julius Muhlberg, Deceased, in the amount of \$54,741.49 plus interest, costs, & fees. KML Law Group, P.C.

Property of Stanley J. Rompallo a/k/a Stanley Rompallo, known as 1201 Scott Street Rear, Kulpmont, PA, 17834, Improvements Thereon: a residential dwelling, Tax Parcel 002-00-001-192, upon a Judgment in Mortgage Foreclosure at CV 15-0670, Wells Fargo Bank, N.A. s/b/m to Wachovia Bank, National Association vs. Stanley J. Rompallo a/k/a Stanley Rompallo, in the amount of \$45,598.77 plus interest, costs, & fees. Phelan Hallinan Diamond, & Jones, LLP

Property of Dennis W. Smith, known as 106 south 10th Street, Sunbury, PA, 17801, Improvements Thereon: a residential dwelling, Tax Parcel 054-01-009-136, upon a Judgment in Mortgage Foreclosure at CV 15-0544, LSF9 Master Participation Trust vs. Dennis W. Smith, in the amount of \$79,143.83 plus interest, costs, & fees. McCabe, Weisberg and Conway, P.C.

Property of Timothy L. Walter, Sr., known as 1 Honeysuckle Lane, Milton, PA, 17847, Improvements Thereon: a residential dwelling, Tax Parcel 035-04-019-045, upon a Judgment in Mortgage Foreclosure at CV 15-0378, PHH Mortgage Corporation f/k/a Coldwell Banker Mortgage vs. Timothy L. Walter, Sr., in the amount of \$87,699.13 plus interest, costs, & fees. Phelan Hallinan Diamond, & Jones, LLP

All parties in interest and claimants are hereby notified that schedules of distribution will be filed by the sheriff, in his office, not later than thirty (30) days after sale and distribution will be made in accordance with the schedules unless exceptions are filed thereto within ten (10) days after the filing of the schedules.

SO ANSWERS,  
ROBERT J. WOLFE, SHERIFF  
OF NORTHUMBERLAND  
COUNTY 35-37

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