

# CARBON COUNTY LAW JOURNAL

Publication Number (ISSN 0090-8789)

The Official Legal Newspaper for Carbon County

Containing Decisions Rendered, Legal Notices, Advertisements  
in the 56th Judicial District

ROGER N. NANOVIC, President Judge

STEVEN R. SERFASS, Judge

JOSEPH J. MATIKA, Judge

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Vol. XXIV Jim Thorpe, PA, Friday, September 15, 2023 No. 89

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## Notice to Bar

The Carbon County Tax Claim Bureau is continuing the Upset Tax Sale scheduled for September 22, 2023 until November 3, 2023. Please visit our website for an updated sale list and additional details: [www.carboncountypa.gov](http://www.carboncountypa.gov), click services and then Tax Claim Bureau.

Sept. 15

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## COURT CALENDAR

### Week of September 18

**Court Calendar Submitted: September 6**

**For updates and revisions check courthouse webpage:**

**[www.carboncourts.com](http://www.carboncourts.com)**

### Criminal

Chairman Greek, Michael, Esq.

**Monday, September 18**

9:00 AM

1 Formal Com. v. Berger, D.D. (Rapa, Unassigned) 23-0507

2 Arraignment Com. v. Williams, D.M. (Beck, Weaver) 23-0525

Formal

Arraignment

10:00 AM 3 Formal Com. v. Biles, C. (Gazo, Unassigned) 23-0554

4 Arraignment Com. v. Lutz, J.S. (Perilli, Kemmerer) 23-0538

Formal

5 Arraignment Com. v. Longenbach, S.L. (Miller, Rapa) 23-0567

Formal

Arraignment

**Tuesday, September 19**

9:00 AM 6 Formal Com. v. Marchefsky, S.A. (Beck, Rapa) 23-0502

7 Arraignment Com. v. Gibson, M.T. (Beck, Rapa) 23-0505

Formal

8 Arraignment Com. v. Scherer, T.S. (Rapa, Unassigned) 23-0509

Formal

9 Arraignment Com. v. Vernon, J.H. (Rapa, Unassigned) 23-0500

Formal

10 Arraignment Com. v. Gonzales, I.J. (Dobias, Kemmerer) 23-0504

Formal

Arraignment

**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**

**GETZ, CAROL A.,** Dec'd.

Late of Kidder Township.  
Executor: Jeremy G. Melber,  
2027 Wentz Church Road,  
Lansdale, PA 19446.

Attorney: Jill Nagy, Esquire,  
Summers Nagy Law Office, 35  
S. Duke St., York, PA 17401.

**KRALL, DENOM M. a/k/a DENOM KRALL,** Dec'd.

Late of the Township of Penn  
Forest.

Administrator: David M.  
Krall, 667 Pine Hill Road, And-  
reas, PA 18211.

Attorneys: Jeffrey P. Bowe,  
Esquire, Bowe & Odorizzi  
Law, LLC, 109 West Broad  
Street, Tamaqua, PA 18252.

**PERO, ANN M.,** Dec'd.

Late of Beaver Meadows.

Administrator: Good News  
Consulting, Inc. c/o Snoko  
Dubbs & Buhite Law, Inc., 204  
St. Charles Way, Suite F, York,  
PA 17402.

Attorney: Amanda Snoko  
Dubbs, Esquire.

**SECOND PUBLICATION**

**CARAZO, JANINE S.,** Dec'd.

Late of Palmerton Borough.

Administrator C.T.A.: David  
T. Carazo, II c/o Melissa V.  
Bond, Esquire, 16 N. Franklin  
St., #300, P.O. Box 853, Doylestown,  
PA 18901.

Attorneys: Melissa V. Bond,  
Esquire, Bond & McCullough,  
16 N. Franklin St., #300, P.O.  
Box 853, Doylestown, PA  
18901.

**DeLAURENTIS, ANTHONY J.  
a/k/a ANTHONY DeLAU-  
RENTIS,** Dec'd.

Late of Summit Hill.

Co-Executrices: Margaret M.  
Pelcheck and Corrine A. Gates  
c/o Joseph J. Velitsky, Esquire,  
Velitsky & Frycklund, 49 East  
Ludlow Street, Summit Hill,  
PA 18250.

Attorneys: Joseph J. Velitsky,  
Esquire, Velitsky & Frycklund,  
49 East Ludlow Street, Summit  
Hill, PA 18250.

**WILLIAMS, RUSSELL E. a/k/a  
RUSSELL WILLIAMS,** Dec'd.

Late of the Borough of Lans-  
ford.

Executrix: Tammy Joy Turpin, 326 South Ninth Street, Lehigh-  
ton, PA 18235.

Attorneys: Jason M. Rapa, Es-  
quire, Rapa Law Office, P.C.,  
141 South First Street, Lehigh-  
ton, PA 19235.

**THIRD PUBLICATION**

**GILBERT, JOAN BOWES,**  
Dec'd.

Late of Lehigh-  
ton.

Executrix: Louise A. Gilbert  
c/o Eric James Filer, Esquire,  
P.O. Box 56, Lehigh-  
ton, PA 18235.

Attorney: Eric James Filer,  
Esquire, P.O. Box 56, Lehigh-  
ton, PA 18235.

**STIMMEL, PHILIP A. a/k/a**  
**PHILIP STIMMEL,** Dec'd.

Late of Lehigh-  
ton.

Executrix: Gretta Louise Ser-  
fass c/o Joseph J. Velitsky,  
Esquire, Velitsky & Fryck-  
lund, 49 East Ludlow Street,  
Summit Hill, PA 18250.

Attorneys: Joseph J. Velitsky,  
Esquire, Velitsky & Fryck-  
lund, 49 East Ludlow Street,  
Summit Hill, PA 18250.

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**REGISTER OF WILLS**

**BURNETT, LOIS B.;** Lehigh-  
ton, PA; Testamentary; David J.  
Ceraul, Esquire (Northamp-  
ton County).

**HONISH, MARY T. a/k/a**  
**MARY HONISH;** Hazleton,  
PA; Testamentary; Joseph R.  
Baranko, Jr., Esquire (Luzerne  
County).

**KRALL, DENOM M. a/k/a DE-**  
**NOM KRALL;** Penn Forest  
Township, PA; Admn.; Jeffrey  
P. Bowe, Esquire (Schuylkill  
County).

**KUHN, ROBERT S., JR. a/k/a**  
**ROBERT KUHN, JR.;** Jim  
Thorpe, PA; Testamentary;  
James R. Nanovic, Esquire.

**SMITH, JANET J.;** Lehigh-  
ton, PA; Testamentary; Eric J. Filer,  
Esquire.

**ZAWOISKI, JOHN J.;** Lehigh-  
ton, PA; Admn.; Angela M. Stehle,  
Esquire.

Sept. 15

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**SUITS BEGUN**

The plaintiff's name appears  
first, followed by the name of the  
defendant, the case number, the  
nature of the suit, the name of the  
plaintiff's attorney, and the date  
the suit was filed.

**BRIGHT, CONNIE;** James Gal-  
lagher; 23-FC-1632; Protection  
From Abuse; Pro Se; 09/01/23.

**COALE, SABRINA;** Jermaine  
Gonzalez; 23-FC-1710; Protec-  
tion From Abuse; Pro Se;  
09/07/23.

**CURRIE, ORLANDO;** Maria Cur-  
rie; 23-FC-1655; Custody;  
Christine A. Holman, Esquire;  
09/01/23.

**FIRST COMMONWEALTH**  
**FEDERAL CREDIT UNION;**  
Alison Ingles; 23-CV-1663;  
Debt Collection; Michael R.  
Nesfeder, Esquire; 09/05/23.

SEMKO, ROBERT J.; Borough of Nesquehoning; 23-CV-1703; 09/07/23; \$1,073.27

SMITH, DELORES J.; Lehighon Area School District; 23-CV-1640; 09/01/23; \$1,197.25

STEPHENS, JOHN; Public Asset Management Inc., Panther Valley School District; 23-CV-1702; 09/07/23; \$610.29

STROHL, DEAN; Borough of Lansford; 23-CV-1642; 09/01/23; \$575.72

STROHL, DEAN; Borough of Lansford; 23-CV-1649; 09/01/23; \$482.19

STROHL, DEAN; Public Asset Management Inc., Panther Valley School District; 23-CV-1648; 09/01/23; \$617.82

STROHL, DEAN; Public Asset Management Inc., Panther Valley School District; 23-CV-1651; 09/01/23; \$691.02

THE HEIRS OF DOUGLAS K. RICHARDSON AND UNKNOWN HEIRS, SUCCESSORS OR ASSIGNS OF DOUGLAS K. RICHARDSON DECEASED AND ALL PERSONS, FIRMS AND ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER DOUGLAS K. RICHARDSON, DECEASED, OWNER, REPUTED OWNER OR WHOEVER MAY BE THE OWNER BY OPERATION OF THE LAW; Lehighon Area School District; 23-CV-1644; 09/01/23; \$3,084.29

TROMAN, PATRICE; Lehighon Area School District; 23-CV-1684; 09/06/23; \$3,337.23

WARMAN, RANDY D., DEBRA L. WARMAN; Public Asset Management Inc., Panther Valley School District; 23-CV-1647; 09/01/23; \$1,056.60

WARMAN, RANDY D., DEBRA L. WARMAN; Public Asset Management Inc., Panther Valley School District; 23-CV-1650; 09/01/23; \$1,186.35

ZUBER, RONALD W.; Lehighon Area School District; 23-CV-1683; 09/06/23; \$1,538.43

Sept. 15

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**PUBLIC NOTICE**

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**NOTICE OF CONFIRMATION  
OF FIDUCIARIES'  
ACCOUNTS**

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To all claimants, beneficiaries, heirs, next-of-kin and all other parties in interest:

NOTICE IS HEREBY GIVEN that the following named fiduciaries of the respective estates designated below have filed their Accounts and Statements of Proposed Distribution in the office of the Register of Wills in and for the County of Carbon, Pennsylvania, and the same will be presented to the Orphans' Court Division, Courtroom No. 1, Carbon County Courthouse, Jim Thorpe, Pennsylvania, on Octo-

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ber 2, 2023 for confirmation. All objections must be filed in writing in the office of the Clerk of Orphans' Court Division, Court of Common Pleas, Jim Thorpe, Pennsylvania, prior to the foregoing stated date and time:

ESTATE; Fiduciary; Attorney MAHLON S. KEMMERER, Dec'd. f/b/o John L. Kemmerer, Jr. a/k/a J.L. Kemmerer Trust (Trust No. 1); John L. Kemmerer, III, Peter F. Nejes and Eric Macy, Trustees; John L. Kemmerer, III, Peter F. Nejes and Eric Macy, Trustees.

CONNIE MAE PROVIZZI, Dec'd.; James Provizzi, Executor; Thomas S. Nanovic, Esq.

DORIS T. KING, Dec'd.; Kathleen M. McMahon and Norma J. Young, Executrices; Michael L. Ozalas, Esq.

JEAN A. PAPAY  
Register of Wills &  
Clerk of Orphans' Court  
Carbon County, PA  
Sept. 8, 15

**NOTICE OF ORGANIZATION**

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 Department of State on or about August 24, 2023, for the purpose of creating a limited li-

ability 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:

ISA MUJEVIC  
CONSTRUCTION, LLC  
Jenny Y.C. Cheng, Esquire  
Cheng Law Offices, P.C.  
430 Delaware Avenue  
P.O. Box 195  
Palmerton, PA 18071

Sept. 15

**NOTICE**

IN THE COURT OF COMMON PLEAS OF CARBON COUNTY, PENNSYLVANIA CIVIL DIVISION

No.: 23-0505

AMERIHOMEMORTGAGE COMPANY, LLC  
Plaintiff

v.

BETH MANTZ  
Defendant

NOTICE TO: BETH MANTZ

You are hereby notified on that on March 27, 2023, Plaintiff, AMERIHOMEMORTGAGE COMPANY, LLC filed a Complaint against you in the Court of Common Pleas of CARBON County, Pennsylvania, Docket No. 23-0505, wherein Plaintiff

seeks to enforce its rights under its loan documents.

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. 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 NOTICE 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.**

North Penn Legal Services  
101 W. Broad Street  
Ste. 713  
Hazleton, PA 18201  
Telephone: (877) 953-4250  
**BROCK & SCOTT, PLLC**  
Attorneys for Plaintiff  
(844) 856-6646

Sept. 15

## DEEDS

The name of the grantor appears first, followed by name of grantee, location of premises, amount of consideration, and date of recording.

LUEDTKE, MICHAEL A., Lybarger, Jordan M., Penn For., \$205,000.00, 04/21/23

CASTLE PROPERTY SOLUTIONS INC., Clavano, Aileen S., Penn For., \$440,000.00, 04/21/23

MOONLIT CHALETS LLC, Thomas, Samson, Penn For., \$313,000.00, 04/21/23

EDGAR, MARK B., Cara Bella Properties LLC, Palmrtn., \$115,000.00, 04/21/23

ABNER, ELIHUGH MURRAY, 4 U Homes LLC, Tow. Twp., \$35,000.00, 04/21/23

FREY, HOWARD L., JR., Miller, Frank, Bowmanst., \$135,000.00, 04/21/23

EDWARDS, MARGARET G., RK Invest Group LLC, Penn For., \$8,999.00, 04/21/23

CALDER, WALTER C., JR., Lechner, Timothy James, Penn For., \$12,000.00, 04/21/23

GEORGE, JEFFREY G., George, Jeffrey G., Low. Tow., \$1.00, 04/21/23

RINI, CRAIG, Rini, Craig, Penn For., \$1.00, 04/21/23

CALDERON, JUSTIN, Calderon, Andrew, Penn For., \$1.00, 04/24/23

GILLIAR, BARBARA A., 534 Enterprises LLC, Kidder, \$200,000.00, 04/24/23