
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

DeFREHN, MILDRED F. a/k/a MILDRED F. J. DeFREHN, deceased

Late of the Borough of Mahanoy City, Schuylkill County, PA
Executrix: Carolyn Walter, 30 North Balliet Street, Frackville, PA 17931

Attorneys: James C. Bohorad, Esquire, Marshall, Bohorad, Thornburg, Price & Campion, P.C., 1940 West Norwegian Street, P.O. Box 1280, Pottsville, PA 17901

McCULLOUGH, SANDRA J., deceased

Late of Hegins Township, Schuylkill County, PA
Executor: Alvin L. Wetzel, P.O. Box 366, Valley View, PA 17983-0366

Attorneys: David H. Rattigan, Esquire, Williamson, Friedberg &

Jones, LLC, 10 Westwood Road, Pottsville, PA 17901

YODER, ANNA a/k/a ANNA M. YODER a/k/a ANNA O. YODER a/k/a ANNE YODER, deceased

Late of Pottsville, Schuylkill County, PA

Executor: Mark G. Yoder

Attorneys: Bingaman, Hess, Coblenz & Bell, P.C., Treeview Corporate Center, 2 Meridian Blvd., Suite 100, Wyomissing, PA 19610, (610) 374-8377

SECOND PUBLICATION

BRAY, DENNIS R., deceased

Late of West Penn Township, Schuylkill County, PA

Administrator: Donald K. Bray c/o William W. Matz, Jr., Esquire, 211 W. Broad Street, Bethlehem, PA 18018-5517

Attorney: William W. Matz, Jr., Esquire, 211 W. Broad Street, Bethlehem, PA 18018-5517

KELLNER, HELENE J., deceased

Late of Schuylkill County, PA
Co-Executrices: Christine S. Whiting, 850 Yale St., Apt. 102, Harrisburg, PA 17111 and Virginia H. Wetzel, 4533 Boxwood Circle, Orefield, PA 18069

Attorneys: Martin J. Cerullo, Esquire, Cerullo, Datte & Burke, P.C., 450 W. Market St., Pottsville, PA 17901

MATRICCINO, ROSELLA F., deceased

Late of 50 Fourth St., McAdoo, Schuylkill County, PA

Executor: Louis J. Matriccino, 6 Saint Theresa St., Hazel Twp., PA 18202

Attorney: Donald G. Karpowich, Esquire, 85 Drasher Road, Drums, PA 18222

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PALETSKIE, MARGARET E.,
deceased

Late of Mahanoy Township,
Schuylkill County, PA

Executrix: Lisa Marie Paletskie, 72
Roosevelt Dr., Morea, Mahanoy
City, PA 17948

Attorney: Edward M. Brennan,
Esquire, 306 Mahantongo Street,
Pottsville, PA 17901

PENBERTH, ASHLY L. a/k/a
ASHLY PENBERTH, deceased

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

Administrator: Charles A. Prem-
nich, 304 South Second Street,
Saint Clair, PA 17970

Attorneys: James C. Bohorad,
Esquire, Marshall, Bohorad,
Thornburg, Price & Champion,
P.C., 1940 West Norwegian Street,
P.O. Box 1280, Pottsville, PA
17901-7280

QUIRK, THOMAS R. a/k/a
THOMAS R. QUIRK, SR. a/k/a
THOMAS QUIRK, deceased

Late of the City of Pottsville,
Schuylkill County, PA

Executrix: Patrice Quirk, 1001
Schuylkill Avenue, Pottsville, PA
17901

Attorneys: James C. Bohorad,
Esquire, Marshall, Bohorad,
Thornburg, Price & Champion,
P.C., 1940 West Norwegian Street,
P.O. Box 1280, Pottsville, PA
17901

WINANS, PAUL A. a/k/a PAUL
WINANS a/k/a PAUL ALBERT
WINANS, deceased

Late of 117 West Spruce Street,
Mahanoy City, Schuylkill County,
PA

Administratrix: Carroll Winans
Attorneys: Michael D. Casari, Jr.,
Esquire, Olexa Law Offices Lim-

ited, 1710 East Broad Street, Suite
C, Hazleton, PA 18201

THIRD PUBLICATION

DEWALD, EARL R., deceased

Late of North Manheim Township,
Schuylkill County, PA

Administrator: Gale R. Dewald, 89
Haven Fair Lawn Drive, Pottsville,
PA 17901

Attorneys: Richard J. Wiest, Es-
quire, Williamson, Friedberg &
Jones, LLC, 10 Westwood Road,
Pottsville, PA 17901

DOWNEY, MARY CATHERINE
a/k/a MARY C. DOWNEY a/k/a
KIKI DOWNEY, deceased

Late of the Borough of Frackville,
Schuylkill County, PA

Administrator: Robert E. Buchan-
an, 3241 Jones Blvd., Easton, PA
18045

Attorney: Robert E. Matta, Es-
quire, 237 North White Street,
Shenandoah, PA 17976

HENDRICKS, CHARLOTTE M.
a/k/a CHARLOTTE MARIE
HENDRICKS a/k/a CHAR-
LOTTE HENDRICKS, deceased

Late of East Brunswick Township,
Schuylkill County, PA

Executrix: Tina M. Grube, 25
Robin Lane, P.O. Box 111, New
Ringgold, PA 17960

Attorneys: Jeffrey P. Bowe, Es-
quire, Bowe, Lisella and Bowe,
109 West Broad Street, Tamaqua,
PA 18252

KINTZEL, IRA N., deceased

Late of Pine Grove Township,
Schuylkill County, PA

Executor: Stephen A. Kintzel, 18
Church Lane, Pine Grove, PA
17963

Attorneys: Richard J. Wiest, Es-
quire, Williamson, Friedberg &

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- Jones, LLC, 10 Westwood Road, Pottsville, PA 17901
- KLEMAN, FRANCIS a/k/a FRANCIS J. KLEMAN**, deceased
Late of the Borough of Ashland, Schuylkill County, PA
Administrator: James T. Kleman, 3134 Main Street, Locustdale, PA 17945
Attorney: Barbara L. Feudale, Esquire, 419 McKnight Street, P.O. Box 25, Gordon, PA 17936
- KUDRICK, KATHRYN M.**, deceased
Late of the Borough of Girardville, Schuylkill County, PA
Administratrix: Sandra C. Fogel, 1036 Summit Hill Road, Ashland, PA 17921
Attorneys: Eric M. Mika, Esquire, Certified Elder Law Attorney, Toole, Mika & Jones, LLC, 26 East Centre Street, Shenandoah, PA 17976-0072
- KUFROVICH, GERTRUDE M. a/k/a GERTRUDE KUFROVICH**, deceased
Late of Mahanoy City Borough, Schuylkill County, PA
Executor: Gerard Kufrovich
Attorneys: Richard J. Marusak, Esquire, Ustynoski & Marusak, LLC, 101 West Broad St., Suite 205, Hazleton, PA 18201
- MARCHIANO, MICHAEL**, deceased
Late of Hegins Township, Valley View, Schuylkill County, PA
Administrator: Philip Marchiano, 110 Clarion Drive, Douglassville, PA 19518
Attorneys: Lee F. Mauger, Esquire, Mauger & Meter, 240 King Street, P.O. Box 698, Pottstown, PA 19464
- McGUIRE, MARTHA A.**, deceased
Late of the Township of West Mahanoy, Schuylkill County, PA
Executor: Martin Christian, 73 Weston Place, Shenandoah, PA 17976
Attorney: Leo Breznik, Esquire, Attorney-At-Law, 32 E. Centre St., P.O. Box 567, Shenandoah, PA 17976-0567
- MORGAN, RAYMOND M. a/k/a RAYMOND MORGAN**, deceased
Late of the Borough of Gordon, Schuylkill County, PA
Administrator: Dennis L. Morgan, 609 Hobart Street, P.O. Box 282, Gordon, PA 17936
Attorney: Barbara L. Feudale, Esquire, 419 McKnight Street, P.O. Box 25, Gordon, PA 17936
- REICHERT, BARRY LEE, SR. a/k/a BARRY L. REICHERT, SR.**, deceased
Late of the Borough of Pine Grove, Schuylkill County, PA
Administratrix: Ruby A. Reichert, 367 Chapel Drive, Pine Grove, PA 17963
Attorneys: Jason M. Rapa, Esquire, Rapa Law Office, P.C., 141 South First Street, Lehighton, PA 18235
- RHOADS, LAVERNE M.**, deceased
Late of Minersville Borough, Schuylkill County, PA
Executors: Gary J. Rhoads and Marian Rhoads, 155 Llewellyn Road, Pottsville, PA 17901
Attorneys: Richard J. Wiest, Esquire, Williamson, Friedberg & Jones, LLC, 10 Westwood Road, Pottsville, PA 17901
- WOZNISKI, MARIE WILMA a/k/a MARIE W. WOZNISKI**, deceased
Late of the Borough of Minersville, Schuylkill County, PA

SCHUYLKILL LEGAL RECORD

Executor: Joseph R. Wozniski, 58 Bohundy Rd., Orwigsburg, PA 17961

Attorneys: Jeffrey P. Bowe, Esquire, Bowe, Lisella and Bowe, 109 West Broad Street, Tamaqua, PA 18252

NOTICE OF INCORPORATION

NOTICE IS HEREBY GIVEN that Articles of Incorporation have been filed with the Commonwealth of Pennsylvania Department of State in Harrisburg, Pennsylvania for the following corporation:

TAMAQUA

WIRELESS ASSOCIATION

under the provisions of the Pennsylvania Business Corporation Law of 1988.

William E. Dale

245 Golf Road
Tamaqua, PA 18252

Sept. 7

IN THE COURT OF COMMON PLEAS OF SCHUYLKILL COUNTY, PENNSYLVANIA
NOTICE OF SHERIFF'S SALE

Santander Bank, N.A.,

Plaintiff

vs.

Terry L. Hough, Solely in His Capacity as Heir of Patricia J. Hough, Deceased, Kevin Hough, Solely in His Capacity as Heir of Patricia J. Hough, Deceased and Unknown Heirs, Successors and/or Assigns of Patricia J. Hough, Deceased Mortgagor and Record Owner,

Defendants

CASE NO. S-551-16

NOTICE

To: Kevin Hough, Solely in His Capacity as Heir of Patricia J. Hough, Deceased and Unknown Heirs, Successors and/or Assigns of Patricia J. Hough, Deceased Mortgagor and Record Owner, Defendant(s)

NOTICE OF SHERIFF'S SALE OF REAL PROPERTY

Property Description: Being Premises 23 Pottsville Street, Cressona, PA 17929. Being in the Borough of Cressona, County of Schuylkill, Commonwealth of Pennsylvania, Tax Parcel # 41-04-0160.000. Improvements consist of residential property. Sold as the property of Heirs and Devisees of Patricia J. Hough, Deceased. Your house (real estate) at 23 Pottsville Street, Cressona, PA 17929 is scheduled to be sold at Sheriff's Sale on December 15, 2017, at 10:00 a.m. at Courthouse, Courtroom #1, 401 Second St., Pottsville, PA to enforce the Court judgment of \$59,312.42 obtained by Santander Bank, N.A. (the mortgagee) against the above premises.

PRESSMAN & DOYLE, LLC

Attys. for Plaintiff

712 W. MacDade Blvd.
Milmont Park, PA 19033
(610) 532-4222
mbloom@pressmandoyle.com

Sept. 7

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 6, 2017

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

(SALE NO. 1)

Plaintiff: Wells Fargo Bank, N.A.
Defendant: Jean Farnsworth.

Attorneys for Plaintiff: Phelan Hallinan Diamond & Jones, LLP, 1617

SCHUYLKILL LEGAL RECORD

JFK Boulevard, Suite 1400, One Penn Center Plaza, Philadelphia, PA 19103, (215) 563-7000.

Judgment Amount: \$58,196.07.

Tax Parcel No.: 36-12-0201.000.

Premises known as: 20 South Spencer Street, Frackville, PA 17931-1910.

TO BE SOLD AS THE PROPERTY of Jean Farnsworth.

No. S-1783-2016

(SALE NO. 2)

Plaintiff: Miners Bank, a division on Mid Penn Bank.

Defendant: Delmar D. Bixler.

Attorneys for Plaintiff: S. John Price, Jr., Esquire, Marshall, Bohorad, Thornburg, Price & Campion, P.C., 1940 West Norwegian Street, P.O. Box 1280, Pottsville, PA 17901-7280.

Judgment Amount: \$25,762.27.

Tax Parcel No.: 46-2-29.

Property known as: 508 McKnight Street, Gordon, PA 17936.

TO BE SOLD AS THE PROPERTY of Delmar D. Bixler and Susan M. Bixler, Deceased, which they acquired by deed dated 06/08/1987 and recorded in Schuylkill County Deed Book 1392, Page 990.

No. S-308-2017

(SALE NO. 3)

Plaintiff: Tamaqua Area School District.

Defendant: Markus A. Boyer.

Attorney for Plaintiff: Jeffrey P. Kelly, Esquire, 1000 Sandy Hill Road, Suite 150, Norristown, PA 19401, (484) 690-9300.

Judgment Amount: \$2,150.33.

Tax Parcel No.: 65-11-0344.

Property known as: 211 W. Broad Street, Tamaqua, Pennsylvania.

TO BE SOLD AS THE PROPERTY of Markus A. Boyer.

Nos. J-2771-2015, J-4637-2014

(SALE NO. 4)

Plaintiff: Panther Valley School District.

Defendants: William J. Ciccone, III, Lisa M. Davie.

Attorney for Plaintiff: Jeffrey P. Kelly, Esquire, 1000 Sandy Hill Road, Suite 150, Norristown, PA 19401, (484) 690-9300.

Judgment Amount: \$2,158.66.

Tax Parcel No.: 40-02-0499.

Property known as: 220 Second Street, Coaldale, Pennsylvania 18218.

TO BE SOLD AS THE PROPERTY of William J. Ciccone, III, Lisa M. Davie.

Nos. J-4827-2014, J-2646-2014

(SALE NO. 5)

Plaintiff: Tamaqua Area School District.

Defendant: Sherry Lynn Thatcher.

Attorney for Plaintiff: Jeffrey P. Kelly, Esquire, 1000 Sandy Hill Road, Suite 150, Norristown, PA 19401, (484) 690-9300.

Judgment Amount: \$2,521.74.

CONTAINING 1.338 acres of woodland, excepting 0.079 acres in T-920.

Tax Parcel No.: 37-14-0061.006.

Property known as: 180 Tower Road, West Penn Township, Pennsylvania.

TO BE SOLD AS THE PROPERTY of Sherry Lynn Thatcher.

Nos. J-4102-2013, J-5211-2011

(SALE NO. 6)

Plaintiff: LSF9 Master Participation Trust.

Defendant: Clyde Bodkins.

Attorney for Plaintiff: Keri P. Ebeck, Esquire, PA I.D. 91298, Phone Number: (412) 434-7955.

Judgment: \$46,609.22.

Tax Parcel No.: 68 26 0362.00.

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

TO BE SOLD AS THE PROPERTY of Clyde Bodkins.

No. S-7-2017

(SALE NO. 7)

Plaintiff: Quicken Loans Inc.

Defendant: Sean R. Deibert.

Attorneys for Plaintiff: Richard M. Squire & Associates, LLC, Richard M. Squire, Esq., Bradley J. Osborne, Esq., Sarah K. McCaffery, Esq., 115 West Avenue, Suite 104, Jenkintown, PA 19046, (215) 886-8790.

Judgment Amount: \$145,606.75.

Tax Parcel No.: 63-10-0079.000.

Property known and numbered as 96 McKinley Street, Schuylkill Haven, PA 17972.

TO BE SOLD AS THE PROPERTY of Sean R. Deibert.

No. S-1924-16

(SALE NO. 8)

Plaintiff: M&T Bank.

Defendants: Anthony V. Lus cavage and Jennifer Lus cavage.

Attorneys for Plaintiff: Edward J. McKee, Esquire, Stern & Eisenberg, PC, The Shops at Valley Square, 1581 Main Street, Suite 200, Warrington, PA 18976.

Judgment Amount: \$30,849.22.

Tax Parcel No.: 36-12-35.

Property known as: 243 S. Line Street, Frackville, PA 17931.

TO BE SOLD AS THE PROPERTY of Anthony V. Lus cavage and Jennifer Lus cavage.

No. S-337-17

(SALE NO. 9)

Plaintiff: Wilmington Savings Fund Society, FSB d/b/a Christiana Trust, not individually but as Trustee for Pretium Mortgage Acquisition Trust.

Defendants: Joseph M. Buffington and Theresa L. Buffington a/k/a Theresa Buffington.

Attorney for Plaintiff: Daniel Muklewicz, (215) 855-9521.

Judgment Amount: \$191,247.45.

Tax Parcel Nos.: 66-1-65 and 66-1-64.1.

Property known as: 204 E. Colliery Avenue, Tower City, PA 17980.

TO BE SOLD AS THE PROPERTY of Joseph M. Buffington and Theresa L. Buffington a/k/a Theresa Buffington.

No. S-2219-2011

(SALE NO. 10)

Plaintiff: Sun Federal Credit Union.

Defendant: Sunrise Restorations, Inc.

Attorney for Plaintiff: Keri P. Ebeck, Esquire, PA I.D. 91298, Phone Number: (412) 434-7955.

Judgment: \$63,013.49.

Tax Parcel No.: 52-05-0269.000.

Property known as: 27 S. Delaware Avenue, Minersville, PA 17954.

TO BE SOLD AS THE PROPERTY of Sunrise Restorations, Inc.

No. S-815-15

(SALE NO. 11)

Plaintiff: Wells Fargo Bank, NA.

Defendant: William J. Miller.

Attorneys for Plaintiff: Phelan Hallinan Diamond & Jones, LLP, 1617 JFK Boulevard, Suite 1400, One Penn Center Plaza, Philadelphia, PA 19103, (215) 563-7000.

Judgment Amount: \$100,105.58.

Tax Parcel No.: 25-03-0087.000.

Premises known as: 30 Ben Titus Road, Tamaqua, PA 18252-4819.

TO BE SOLD AS THE PROPERTY of William J. Miller.

No. S-1711-16

SCHUYLKILL LEGAL RECORD

(SALE NO. 12)

Plaintiff: Wilmington Savings Fund Society, FSB d/b/a Christiana Trust, Not Individually But As Trustee for Pretium Mortgage Acquisition Trust.

Defendant(s): Unknown Heirs, Successors, Assigns and All Persons, Firms or Associations Claiming Right, Title or Interest From or Under Frederick G. Wagner, Deceased.

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

Judgment Amount: \$42,308.31.

Tax Parcel Nos.: 65-02-0031.000 and 65-07-0066.001.

Property known as: 509 Schuylkill Avenue, Tamaqua, PA 18252.

TO BE SOLD AS THE PROPERTY of Frederick G. Wagner, Deceased.

No. S-1609-16

(SALE NO. 13)

Plaintiff: James B. Nutter & Company.

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

Judgment Amount: \$73,722.49.

Tax Parcel No.: 67-4-0317.001.

Property known as: 68 Branch Street, Tremont, PA 17981.

TO BE SOLD AS THE PROPERTY of Ronald H. Betz, Deceased.

No. S-2108-16

(SALE NO. 14)

Plaintiff: Federal National Mortgage Association (“Fannie Mae”).

Attorneys for Plaintiff: Martha E. Von Rosenstiel, P.C., (610) 328-2887.

Judgment: \$76,496.35.

Tax Parcel No.: 59-02-0179-000.

Property known as: 427 2nd Street, Port Carbon, PA 17965.

TO BE SOLD AS THE PROPERTY of Jessica A. Cook and Frederick E. Littlewood.

No. S-1226-16

(SALE NO. 15)

Plaintiff: U.S. Bank National Association, as Trustee for Citigroup Mortgage Loan Trust 2006-WFHE3, Asset-Backed Pass-Through Certificates, Series 2006-WFHE3.

Defendant(s): Mark E. Matthews.

Attorneys for Plaintiff: Roger Fay, Esquire, Milstead & Associates, LLC, 1 E. Stow Road, Marlton, NJ 08053, (856) 482-1400.

Judgment Amount: \$21,979.33.

Tax Parcel No.: 43-2-0037.

Property known as: 249 North Railroad Avenue, Frackville, PA 17931.

TO BE SOLD AS THE PROPERTY of Mark E. Matthews.

No. S-1191-15

(SALE NO. 16)

Plaintiff: Pretium Mortgage Acquisition Trust Wilmington Savings Fund Society, FSB d/b/a Christiana Trust, Not Individually But as Trustee for Pretium Mortgage Acquisition Trust Wilmington Savings Fund Society, FSB d/b/a Christiana Trust, Not Individually But as Trustee for Pretium Mortgage Acquisition Trust.

Defendant: Rebecca S. Kuklis Gorman.

Attorneys for Plaintiff: Phelan Hallinan Diamond & Jones, LLP, 1617 JFK Boulevard, Suite 1400, One Penn Center Plaza, Philadelphia, PA 19103, (215) 563-7000.

SCHUYLKILL LEGAL RECORD

Judgment Amount: \$106,088.29.
Tax Parcel No.: 34-22-0203.000.
Premises known as: 203 Hatchet
Cove a/k/a 203 Hatchet, Auburn, PA
17922-9528.

TO BE SOLD AS THE PROP-
ERTY of Rebecca S. Kuklis Gorman.
No. S-2241-15

(SALE NO. 17)

Plaintiff: JPMorgan Chase Bank,
National Association.

Defendant: Terri A. Moyer as
Administratrix of the Estate of Su-
zanne O'Brien, Deceased.

Attorneys for Plaintiff: KML Law
Group, PC, Suite 5000, BNY Indepen-
dence Center, 701 Market Street,
Philadelphia, PA 19106-1532, (215)
627-1322.

Judgment Amount: \$38,439.13.
Tax Parcel No.: 68-40-90.

Property known as: 1929 West
Market Street, Pottsville, PA 17901.

TO BE SOLD AS THE PROP-
ERTY of Terri A. Moyer as Admin-
istratrix of the Estate of Suzanne
O'Brien, Deceased.

No. S-184-17

(SALE NO. 18)

Plaintiff: Nationstar Mortgage
LLC.

Defendants: Felisha Saylor and
Terry Seachrist.

Attorneys for Plaintiff: KML Law
Group, P.C., Suite 5000, BNY Inde-
pendence Center, 701 Market Street,
Philadelphia, PA 19106-1532, (215)
627-1322.

Judgment Amount: \$54,830.38.
BEING Tax Parcel Number: 53-1-
11.

Property known as: 68 Main
Street, Mount Carbon a/k/a Pottsville,
PA 17901.

TO BE SOLD AS THE PROP-
ERTY of Felisha Saylor and Terry
Seachrist.

No. S-201-17

(SALE NO. 19)

Plaintiff: Ditech Financial LLC
f/k/a Green Tree Servicing LLC.

Defendant: Heidi V. Cook a/k/a
Heidi Cook.

Attorneys for Plaintiff: KML Law
Group, P.C., Suite 5000, BNY Inde-
pendence Center, 701 Market Street,
Philadelphia, PA 19106-1532, (215)
627-1322.

Judgment Amount: \$35,702.38.
Tax Parcel Nos.: 52-5-472 & 52-
5-473.

Property known as: 219 South
Street, Minersville, PA 17954.

TO BE SOLD AS THE PROP-
ERTY of Heidi V. Cook a/k/a Heidi
Cook.

No. S-1873-16

(SALE NO. 20)

Plaintiff: PNC Bank, National As-
sociation, Successor by Merger to
National City Mortgage, a Division
National City Bank.

Defendant: George M. Stoudt.

Attorneys for Plaintiff: KML Law
Group, P.C., Suite 5000, BNY Inde-
pendence Center, 701 Market Street,
Philadelphia, PA 19106-1532, (215)
627-1322.

Judgment Amount: \$128,519.66.
Tax Parcel No.: 21-9-55.
Property known as: 60 Circle
Drive, Pine Grove, PA 17963.

TO BE SOLD AS THE PROP-
ERTY of George M. Stoudt.

No. S-1726-15

(SALE NO. 21)

Plaintiff: Tamaqua Area School
District.

SCHUYLKILL LEGAL RECORD

Defendants: Dean E. Deem, Kim M. Deem.

Attorney for Plaintiff: Jeffrey P. Kelly, Esquire, 1000 Sandy Hill Road, Suite 150, Norristown, PA 19401, (484) 690-9300.

Judgment Amount: \$2,558.58.

Tax Parcel No.: 37-14-0181.

Property known as: 98 Pine Hill Road, West Penn Township, Pennsylvania.

TO BE SOLD AS THE PROPERTY of Dean E. Deem, Kim M. Deem.

Nos. J-3265-2014, J-2181-2014

(SALE NO. 22)

Plaintiff: Deutsche Bank National Trust Company, as Trustee for BCAPB LLC Trust 2007-AB1 Mortgage Pass-Through Certificates, Series 2007-AB1.

Defendant(s): Jamie E. Sheriff.

Attorneys for Plaintiff: Roger Fay, Esquire, Milstead & Associates, LLC, 1 E. Stow Road, Marlton, NJ 08053, (856) 482-1400.

Judgment Amount: \$73,496.79.

Tax Parcel No.: 68-40-23.

Property known as: 120 N. 18th Street, Pottsville, PA 17901.

TO BE SOLD AS THE PROPERTY of Jamie E. Sheriff.

No. S-844-16

(SALE NO. 23)

Plaintiff: JPMorgan Chase Bank, National Association.

Defendants: Darin G. Bowman and Gale R. Bowman.

Attorneys for Plaintiff: Samantha Gable, Esquire, Shapiro & DeNardo, LLC, 3600 Horizon Drive, Suite 150, King of Prussia, PA 19406, (610) 278-6800.

Judgment Amount: \$112,956.22.

Tax Parcel No.: 22-19-84.

Property known as: 430 Dietrich Avenue, Tower City, PA 17980.

TO BE SOLD AS THE PROPERTY of Darin G. Bowman and Gale R. Bowman.

No. S-526-2017

(SALE NO. 24)

Plaintiff: Saint Clair Area School District.

Defendant: Karen A. Murphy.

Attorney for Plaintiff: Jeffrey P. Kelly, Esquire, 1000 Sandy Hill Road, Suite 150, Norristown, PA 19401, (484) 690-9300.

Judgment Amount: \$1,736.74.

Tax Parcel No.: 62-02-0242.

Property known as: 129 S. Third Street, St. Clair, Pennsylvania.

TO BE SOLD AS THE PROPERTY of Karen A. Murphy.

Nos. J-2162-2015, J-1722-2015

(SALE NO. 25)

Plaintiff: Saint Clair Area School District.

Defendants: Marc D. Lutzkanin, Kimberly D. Lutzkanin.

Attorney for Plaintiff: Jeffrey P. Kelly, Esquire, 1000 Sandy Hill Road, Suite 150, Norristown, PA 19401, (484) 690-9300.

Judgment Amount: \$1,803.24.

Tax Parcel No.: 62-05-0243.

Property known as: 451 S. Mill Street, St. Clair, Pennsylvania 17970.

TO BE SOLD AS THE PROPERTY of Marc D. Lutzkanin, Kimberly D. Lutzkanin.

Nos. J-4180-2015, J-3436-2015

(SALE NO. 26)

Plaintiff: Saint Clair Area School District.

SCHUYLKILL LEGAL RECORD

Defendant: Stanley Vidzicki.
Attorney for Plaintiff: Jeffrey P. Kelly, Esquire, 1000 Sandy Hill Road, Suite 150, Norristown, PA 19401, (484) 690-9300.

Judgment Amount: \$1,337.41.

Tax Parcel No.: 02-08-0009.

Property known as: 193 Winfield Drive, Blythe Township, Pennsylvania.

TO BE SOLD AS THE PROPERTY of Stanley Vidzicki.

Nos. J-2166-2015, J-1663-2015

(SALE NO. 27)

Plaintiff: Tamaqua Area School District.

Defendants: George R. Wolfe, Audrey J. Wolfe.

Attorney for Plaintiff: Jeffrey P. Kelly, Esquire, 1000 Sandy Hill Road, Suite 150, Norristown, PA 19401, (484) 690-9300.

Judgment Amount: \$2,503.05.

Tax Parcel No.: 37-03-0015.002.

Property known as: 232 Millhead Road, West Penn Township, Pennsylvania.

TO BE SOLD AS THE PROPERTY of George R. Wolfe, Audrey J. Wolfe.

Nos. J-4589-2013, J-0712-2011

(SALE NO. 28)

Plaintiff: Gosham Mortgage REO, LLC.

Defendant(s): Gerald Kufrovich.

Attorneys for Plaintiff: Andrew J. Marley, Esquire, Stern & Eisenberg, PC, 1581 Main Street, Suite 200, The Shops at Valley Square, Warrington, PA 18976, (215) 572-8111.

Judgment Amount: \$59,942.15.

Tax Parcel No.: 25-19-26.

Property known as: RR1 Box 1104 a/k/a 31 Hilltop Road, Barnesville, PA 18214.

TO BE SOLD AS THE PROPERTY of Gerald Kufrovich.

No. S-1352-11

(SALE NO. 29)

Plaintiff: Ocwen Loan Servicing, LLC.

Defendant(s): Ernest Geiger a/k/a Ernest C. Geiger, IV a/k/a Earnest C. Geiger, IV.

Attorneys for Plaintiff: Jessica N. Manis, Esquire, Stern & Eisenberg PC, 1581 Main Street, Suite 200, Warrington, PA 18976, (215) 572-8111.

Judgment Amount: \$284,379.05.

Tax Parcel No.: 58-7-12 (127).

Property known as: 204 Cherry Street, Pine Grove, PA 17963-1154.

TO BE SOLD AS THE PROPERTY of Ernest Geiger a/k/a Ernest C. Geiger, IV a/k/a Earnest C. Geiger, IV.

No. S-1204-2016

(SALE NO. 30)

Plaintiff: M&T Bank.

Defendant: Deborah J. Convery, Administratrix, C.T.A. of the Estate of Anthony J. Bubser, Deceased.

Attorneys for Plaintiff: Edward J. McKee, Esquire, Stern & Eisenberg, PC, The Shops at Valley Square, 1581 Main Street, Suite 200, Warrington, PA 18976.

Judgment Amount: \$80,884.17.

Tax Parcel No.: 68-53-27.

Property known as: 144 Mahantongo Drive, Pottsville, PA 17901.

TO BE SOLD AS THE PROPERTY of Deborah J. Convery, Administratrix, C.T.A. of the Estate of Anthony J. Bubser, Deceased.

No. S-185-17

(SALE NO. 31)

Plaintiff: Wells Fargo Bank, N.A.

SCHUYLKILL LEGAL RECORD

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

Attorneys for Plaintiff: Kimberly
A. Bonner, Manley Deas Kochalski
LLC, P.O. Box 165028, Columbus,
OH 43216-5028.

Judgment Amount: \$154,281.52.

Parcel No.: 13-10-0047.011.

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

TO BE SOLD AS THE PROP-
ERTY of John J. Jordan and Kathleen
S. Jordan.

No. S-799-15

(SALE NO. 32)

Plaintiff: Wells Fargo Bank, Na-
tional Association, as Trustee for Banc
of America Alternative Loan Trust
2006-9 Mortgage Pass-Through Cer-
tificates, Series 2006-9.

Defendants: Charles Jones a/k/a
Charles Jones, Jr. a/k/a Charles I.
Jones; Krista Jones a/k/a Krista A.
Jones.

Attorneys for Plaintiff: Kimberly
A. Bonner, Manley Deas Kochalski
LLC, P.O. Box 165028, Columbus,
OH 43216-5028.

Judgment Amount: \$21,650.51.

Parcel No.: 68-14-0008.000.

Property known as: 307 Nichols
Street, Pottsville, PA 17901.

TO BE SOLD AS THE PROP-
ERTY of Charles Jones a/k/a Charles
Jones, Jr. a/k/a Charles I. Jones;
Krista Jones a/k/a Krista A. Jones.

No. S-45-2017

(SALE NO. 33)

Plaintiff: U.S. Bank National As-
sociation as Indenture Trustee for CIM
Trust 2015-3AG Mortgage-Backed
Notes, Series 2015-3 AG.

Defendants: Joseph Minor, Sr.;
Elizabeth F. Minor.

Attorneys for Plaintiff: Kimberly
A. Bonner, Manley Deas Kochalski
LLC, P.O. Box 165028, Columbus,
OH 43216-5028.

Judgment Amount: \$4,184.73.

Parcel No.: 49-02-0390.000.

Property known as: Rear 216 East
Grant Street, McAdoo, PA 18237 aka
214-216 RR E. Grant Street, McAdoo,
PA 18237.

TO BE SOLD AS THE PROP-
ERTY of Joseph Minor, Sr. and
Elizabeth F. Minor.

No. S-2199-2016

(SALE NO. 34)

Plaintiff: Tamaqua Area School
District.

Defendant: Joseph G. Koperna.

Attorney for Plaintiff: Jeffrey P.
Kelly, Esquire, 1000 Sandy Hill Road,
Suite 150, Norristown, PA 19401,
(484) 690-9300.

Judgment Amount: \$4,233.27.

Tax Parcel No.: 25-25-0034.001.

Property known as: 8 Elizabeth
Street, Rush Township, Pennsylvania.

TO BE SOLD AS THE PROP-
ERTY of Joseph G. Koperna.

Nos. J-3941-2013, J-2850-2011

(SALE NO. 35)

Plaintiff: Branch Banking and
Trust Company.

Defendant: Joy Lynn Magdeburg.

Attorneys: McCabe, Weisberg and
Conway, P.C., 123 South Broad
Street, Suite 1400, Philadelphia, PA
19109, (215) 790-1010.

Judgment Amount: \$18,452.25.

Tax Parcel Number: 38-06-
0374.000.

Premises: 1206 Pine Street, Ash-
land, Pennsylvania 17921.

TO BE SOLD AS THE PROP-
ERTY of Joy Lynn Magdeburg.

No. S-101-17

SCHUYLKILL LEGAL RECORD

(SALE NO. 36)

Plaintiff: Reverse Mortgage Solutions, Inc.

Defendant: Hildegard M. Happel.

Attorneys: McCabe, Weisberg and Conway, P.C., 123 South Broad Street, Suite 1400, Philadelphia, PA 19109, (215) 790-1010.

Judgment Amount: \$105,111.16.

Tax Parcel Number: 28-22-1613.000.

Premises: 1613 Wynonah Drive, Auburn, Pennsylvania 17922.

TO BE SOLD AS THE PROPERTY of Hildegard M. Happel.

No. S-383-17

(SALE NO. 37)

Plaintiff: JPMorgan Chase Bank, National Association.

Defendant: Danielle B. Hertzog.

Attorneys for Plaintiff: Samantha Gable, Esquire, Shapiro & DeNardo, LLC, 3600 Horizon Drive, Suite 150, King of Prussia, PA 19406, (610) 278-6800.

Judgment Amount: \$128,974.30.

Tax Parcel No.: 58-05-0148.000.

Property known as: 13 Fairview Street, Pine Grove, PA 17963.

TO BE SOLD AS THE PROPERTY of Danielle B. Hertzog.

No. S-209-2017

(SALE NO. 38)

Plaintiff: Wells Fargo Bank, N.A., as Trustee for Carrington Mortgage Loan Trust, Series 2006-FRE1 Asset-Backed Pass-Through Certificates.

Defendant: Terri Lynn.

Attorneys for Plaintiff: Samantha Gable, Esquire, Shapiro & DeNardo, LLC, 3600 Horizon Drive, Suite 150, King of Prussia, PA 19406, (610) 278-6800.

Judgment Amount: \$341,610.21.

Tax Parcel No.: 34-11-0090 (18).

Property known as: 35 Saint Josephs Way, Schuylkill Haven, PA 17972.

TO BE SOLD AS THE PROPERTY of Terri Lynn.

No. S-508-2016

(SALE NO. 39)

Plaintiff: Santander Bank, N.A.

Defendants: Daniel M. Murray, Jr., Megan M. Murray.

Attorneys for Plaintiff: Phelan Hallinan Diamond & Jones, LLP, 1617 JFK Boulevard, Suite 1400, One Penn Center Plaza, Philadelphia, PA 19103, (215) 563-7000.

Judgment Amount: \$36,592.96.

Tax Parcel No.: 02-14-0043.000.

Premises known as: 20 Main Street a/k/a 20 Main, Kaska, PA 17959-1302.

TO BE SOLD AS THE PROPERTY of Daniel M. Murray, Jr., Megan M. Murray.

No. S-163-17

(SALE NO. 40)

Plaintiff: Wells Fargo Bank, National Association as Trustee for Option One Mortgage Loan Trust 2007-5, Asset-Backed Certificates, Series 2007-5.

Defendants: Diane Swire, Donald Swire.

Attorneys for Plaintiff: Phelan Hallinan Diamond & Jones, LLP, 1617 JFK Boulevard, Suite 1400, One Penn Center Plaza, Philadelphia, PA 19103, (215) 563-7000.

Judgment Amount: \$276,732.86.

Tax Parcel No.: 19-09-0028.003.

Premises known as: 18 Ferndale Road, Zion Grove, PA 17985-9614.

TO BE SOLD AS THE PROPERTY of Diane Swire, Donald Swire.

No. S-582-16

SCHUYLKILL LEGAL RECORD

(SALE NO. 41)

Plaintiff: U.S. Bank National Association.

Defendants: Kathleen M. Hoyle, Richard A. Hoyle.

Attorneys for Plaintiff: Phelan Hal-
linan Diamond & Jones, LLP, 1617
JFK Boulevard, Suite 1400, One Penn
Center Plaza, Philadelphia, PA 19103,
(215) 563-7000.

Judgment Amount: \$211,556.63.

Tax Parcel Nos.: 28-19-2320.000,
28-19-2319.000.

Premises known as: 2319 Spear
Cove a/k/a 2319 Spear, Auburn, PA
17922.

TO BE SOLD AS THE PROP-
ERTY of Kathleen M. Hoyle, Richard
A. Hoyle.

No. S-2322-2015

(SALE NO. 42)

Plaintiff: Wells Fargo Bank, NA.

Defendants: Terry A. Barner,
Stephanie M. Barner.

Attorneys for Plaintiff: Phelan Hal-
linan Diamond & Jones, LLP, 1617
JFK Boulevard, Suite 1400, One Penn
Center Plaza, Philadelphia, PA 19103,
(215) 563-7000.

Judgment Amount: \$173,764.56.

Tax Parcel No.: 37-28-107.

Premises known as: 79 Red Oak
Terrace, New Ringgold, PA 17960-
8927.

TO BE SOLD AS THE PROP-
ERTY of Terry A. Barner, Stephanie
M. Barner.

No. S-1900-16

(SALE NO. 43)

Plaintiff: Wells Fargo Bank, NA.

Defendants: Bonnie J. Weismiller,
Robert Weismiller.

Attorneys for Plaintiff: Phelan Hal-
linan Diamond & Jones, LLP, 1617
JFK Boulevard, Suite 1400, One Penn

Center Plaza, Philadelphia, PA 19103,
(215) 563-7000.

Judgment Amount: \$114,480.31.

Tax Parcel No.: 59-02-0200.000.

Premises known as: 329 First
Street a/k/a 329 1st Street, Port Car-
bon, PA 17965-1637.

TO BE SOLD AS THE PROP-
ERTY of Bonnie J. Weismiller, Rob-
ert Weismiller.

No. S-1875-2016

(SALE NO. 44)

Plaintiff: Santander Bank, N.A.

Defendants: Ethel B. Unger, Burt
Melcher, the United States of America
c/o the United States Attorney for
the Middle District of PA.

Attorneys for Plaintiff: Phelan Hal-
linan Diamond & Jones, LLP, 1617
JFK Boulevard, Suite 1400, One Penn
Center Plaza, Philadelphia, PA 19103,
(215) 563-7000.

Judgment Amount: \$64,360.71.

Tax Parcel No.: 34-19-0014.035.

Premises known as: 35 Blue Moun-
tain Heights a/k/a 35 Blue Mountain,
Schuylkill Haven, PA 17972-9465.

TO BE SOLD AS THE PROP-
ERTY of Ethel B. Unger, Burt
Melcher.

No. S-1345-2016

(SALE NO. 45)

Plaintiff: Ditech Financial LLC
f/k/a Green Tree Servicing LLC.

Defendant: Suzanne Litwhiler.

Attorneys for Plaintiff: Phelan Hal-
linan Diamond & Jones, LLP, 1617
JFK Boulevard, Suite 1400, One Penn
Center Plaza, Philadelphia, PA 19103,
(215) 563-7000.

Judgment Amount: \$20,217.50.

Tax Parcel No.: 48-08-0607.000.

Premises known as: 101 S. Ca-
tawissa St., Mahanoy City, PA 17948.

SCHUYLKILL LEGAL RECORD

TO BE SOLD AS THE PROPERTY of Suzanne Litwhiler.

No. S-1622-16

(SALE NO. 46)

Plaintiff: Ditech Financial LLC.

Defendant: Robert D. Ditzler.

Attorneys for Plaintiff: Phelan Hal-
linan Diamond & Jones, LLP, 1617
JFK Boulevard, Suite 1400, One Penn
Center Plaza, Philadelphia, PA 19103,
(215) 563-7000.

Judgment Amount: \$37,149.03.

Tax Parcel No.: 57-04-0056.000.

Premises known as: 14 Mary
Street, Palo Alto, PA 17901.

TO BE SOLD AS THE PROP-
ERTY of Robert D. Ditzler.

No. S-1670-2016

All Parties and claimants are
hereby notified that schedules of dis-
tribution 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 are filed thereto within ten
(10) days thereafter.

JOSEPH G. GROODY

Sheriff of Schuylkill County

Dated at Pottsville, PA

July 19, 2017

Sheriff Sale list available online at
www.co.schuylkill.pa.us.

Aug. 24, 31; Sept. 7

REGISTER OF WILLS

Letters on Estates

The name of the deceased appears
first, followed by the residence, name
of executor or administrator, esti-
mated amount of personalty and re-
alty and name of attorney.

NANCY S. DONMOYER a/k/a
NANCYDONMOYER; Schuylkill
Haven; Vicky Henry, Executrix;
PE: \$15,000; RE: \$10,000; Jeffrey
P. Bowe, Esquire

STEPHEN W. SPLEEN a/k/a STE-
PHEN SPLEEN; Norwegian Twp.;
Mary Ellen A. Moyer and Frank P.
Spleen, Co-Administrators; PE:
\$10,000; RE: \$50,000; William C.
Reiley, Esquire

GAYLE S. WALL; Ryan Twp.; Su-
zann C. Aldsworth and Martha
Kopchak, Co-Executrices; PE:
\$1,000; RE: \$10,000; Keith J.
Strouse, Esquire

ALICE C. SOMERS; Orwigsburg;
Jennifer L. Brachman, Executrix;
PE: \$105,000; RE: None; Robin L.
Harley, Esquire

MARK W. NAFTZINGER; New
Ringgold; Robin S. Naftzinger,
Executrix; PE: None; RE: None;
Sudhir R. Patel, Esquire

DOLORES M. REVTYAK a/k/a
DOLORES REVTYAK; Mahanoy
City; Dennis Dereska and Joyce
Dereska, Co-Executors; PE:
\$5,000; RE: \$10,000; John B. Lie-
berman, III, Esquire

BETTY TODD a/k/a BETTY V.
TODD; Girardville; Lisa Tenaglia,
Executrix; PE: \$35,000; RE:
\$20,000; Karen Byrnes-Noon,
Esquire

MARY SEMASEK a/k/a MARY SI-
MASEK; McAdoo; Joseph P.
Semasek, Administrator; PE:
None; RE: \$100; Joseph P. Sema-
sek, Esquire

DIVORCES

GONDER, CHAD E vs. GONDER,
PAULA J

MODESTO, KIMBERLY J vs.
MODESTO, STEPHEN G

HECKMAN, AMY JO vs. HECK-
MAN JR, STEWART AVON

MISTYSYN, BERNADETTE M vs.
HECKMAN, MICHAEL T