



SINCE 1792

# LANCASTER BAR ASSOCIATION

## Lancaster Law Review

The Official Legal Periodical of Lancaster County  
Managing Editor: Kaitlyn Shoffstall  
Law Review Committee  
Chair: Aaron Zeamer  
Courtney Monson, Eric Gibson

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**Vol. 96**                      **LANCASTER, PA MARCH 4, 2022**                      **No. 9**

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# LANCASTER LAW REVIEW

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The Official Legal Periodical of Lancaster County –  
Reporting the Decisions of the Courts of Lancaster County

OWNED AND PUBLISHED WEEKLY BY

LANCASTER BAR ASSOCIATION

2022

## 2022 LBA CONTACTS, SECTION & COMMITTEE CHAIRS

**Lancaster Bar Association**

**28 East Orange Street**

**Lancaster, PA 17602**

**[www.lancasterbar.org](http://www.lancasterbar.org)**

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### LANCASTER BAR ASSOCIATION - STAFF

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## 2022 LBA CONTACTS, SECTION & COMMITTEE CHAIRS

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| Family Law.....                               | Jill Laskowitz        |
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| Real Estate Law.....                          | Derek Dissinger       |
| Solo/Small Firm Practice.....                 | Julia Parrish         |
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**LANCASTER BAR ASSOCIATION  
CALENDAR OF EVENTS**

**March Events**

March 16, 2022

**Solo & Small Firm Section Meeting**

12:00 p.m. - 1:00 p.m.

Virtual via Zoom

March 19, 2022

**Wills for Heroes**

Public Safety Training Center

*Volunteers needed*

March 25, 2022

**Memorial Service for Jon Lyons**

Lancaster County Courthouse

Courtroom A

**May Events**

May 21, 2022

**Wills for Heroes**

Public Safety Training Center

*Volunteers needed*

**November Events**

November 12, 2022

**Wills for Heroes**

Public Safety Training Center

*Volunteers needed*

**Mediation and ADR Solutions**

provided by **The Honorable Thomas I. Vanaskie (Ret.)**



- 24 years on the Federal bench (Third Circuit Court of Appeals and Middle District of Pennsylvania)
- Unmatched credentials and experience makes him uniquely qualified to assist parties resolve disputes with guidance that is informed, impartial, fair and objective
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- Serves as a Special Master in complex litigation and is highly experienced in the area of e-discovery and privilege review

**Stevens & Lee**

215.568.7560 • [tiv@stevenslee.com](mailto:tiv@stevenslee.com)

LANCASTER BAR ASSOCIATION  
CONTINUING LEGAL EDUCATION CALENDAR

March 11, 2022

**Legal and Regulatory Considerations for Drone Operations**

Time: 12:00 p.m. - 1:00 p.m.

Speakers: David Heath, Executive Director of the Pennsylvania Drone Association and Anthony Fernando, 2L at Penn State Dickinson Law

1.0 Substantive Credit

*Virtual via Zoom*

Description: Many people are using small aerial drones either as part of their business or recreationally. This presentation first considers how people, ranging from teenagers to engineers and emergency service providers, use drones. Next, the state and federal regulatory framework is considered, including: 1) how the Federal Aviation Administration structures the National Airspace System and how a drone pilot can determine if they can fly in a given area, 2) regulatory operating limitations and the federal registration requirement, and 3) the impact of Pennsylvania's state pre-emption language on local ordinances related to drone use. Best practices for what to do when a client has a drone related complaint are discussed, and sources for more in-depth information are provided.

March 15, 2022

**Hiding in Plain Sight - Unmasking Human Trafficking**

Time: 12:00 p.m. - 1:00 p.m.

Speakers: Steven V. Turner, Anti-Trafficking Consultant, Trainer and Advocate

1.0 Ethics Credit

*In-person*

Description: This CLE will focus on the signs, symptoms and indicators for human trafficking. There are significant ethical concerns when interacting with victims and survivors of human trafficking that attorneys should be familiar with, especially as they work with other professionals. Human trafficking is present everywhere- urban, suburban, rural and agricultural areas- locally, across the Nation and the world.

Steven Turner has been involved in the battle against Domestic Violence, Sexual Assault and Hu-

man Trafficking since 1998. He has volunteered for years at the YWCA of Greater Harrisburg, providing pro bono representation for women and children who are victims of domestic violence. Since 2016, he has worked for the YWCA, and currently serves as a contractor for PAATH 15, a US Department of Justice, Office of Victims of Crime 12 county anti-trafficking program headquartered at the YWCA of Greater Harrisburg.

April 5, 2022

### **The Ins and Outs of Dietary Supplements**

Time: 12:00 p.m. - 1:00 p.m.

Speaker: Allison A. Muller, Pharm.D, D.ABAT, FAACT

1.0 Substantive Credit

#### ***Virtual via Zoom***

Description: "The Ins and Outs of Dietary Supplements" provides insight into the dietary supplement ("nutraceutical") industry from a toxicologist's perspective, but with attorneys in mind. This one-hour talk highlights dietary supplement-related topics that attorneys may encounter including: drug-dietary supplement interactions (essential for medical malpractice cases), drug testing (why is my client getting a positive drug test result if the only thing taken was a dietary supplement?), medical conditions that dietary supplements can worsen, and impairment due to dietary supplements. An overview of labeling requirements and regulation of these products is also covered.

#### ***Learning objectives:***

1. Describe the role of the FDA in regulating dietary supplements
2. Name 3 adulterants documented to be found in dietary supplements
3. List 2 dietary supplement-drug interactions
4. Identify 1 dietary supplement that can cause impairment
5. Explain how dietary supplements can give a positive drug screen result

Dr. Allison Muller is a board-certified toxicologist (D.ABAT), a fellow of the American Academy of Clinical Toxicology (FAACT), and a registered pharmacist with over 20 years' experience in the field of clinical toxicology. After a nearly 20-year career leading the Poison Control Center at The Chil-

dren's Hospital of Philadelphia, which included consulting on toxicology cases from 21 counties in Pennsylvania and Delaware, Dr. Muller is presently an independent consultant specializing in medical communications and providing expert witness testimony on cases involving medications, alcohol, chemicals, and environmental toxins. She is also adjunct faculty, teaching pharmacology and toxicology to second-year veterinary medicine students at the University of Pennsylvania School of Veterinary Medicine



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**Terry P. Leslie, M.Ed., CRC, ABVE/D, LPC**  
President/Vocational Expert

**UPCOMING PBI<sub>s</sub> AT THE LBA**

March 9, 2022

**Digital Assets Update 2022**

9:00am-12:15pm

3.0 Substantive Credits

March 22, 2022

**Ethics of Attorney Marketing and Solicitation 2022**

9:00am-12:15pm

3.0 Ethics Credits

Please register through the PA Bar Institute  
at [www.pbi.org](http://www.pbi.org).



**LANCASTER BAR ASSOCIATION  
JOB BOARD**

**AVAILABLE ATTORNEY POSITIONS –**

**Assistant Public Defender I** - Lancaster County Office of the Public Defender has an employment opportunity for an Assistant Public Defender I. Interested candidates should complete the application online through the Lancaster County Human Resources department website at: <https://co.lancaster.pa.us/1144/Employment-Opportunities>. The job posting will close on March 19, 2022.

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**Full-Time Attorneys** - The Lancaster, PA office of Fowler Hirtzel McNulty & Spaulding is seeking full-time attorneys to join its robust civil defense practice. The office is a great fit for motivated individuals with between 2-10 years of litigation experience. Compensation is commensurate with experience. More senior attorneys will manage their own caseload as experience and established skill sets permit. The firm prides itself on its outcomes and client service, and the opportunities it offers our attorneys for professional and client development. Therefore, some consistent in-person presence is needed but positions are flexible and do allow for work from home opportunities if desired. COVID-19 considerations and precautions are in place at the office and firm wide. Compensation highly competitive and commensurate with experience, and includes a year-end bonus predicated on performance. Complete benefit package also provided with position.

Please email resumes to:

ghirtzel@fhmslaw.com

Greg Hirtzel

Fowler Hirtzel McNulty & Spaulding, LLP

1860 Charter Lane

Suite 201

Lancaster, PA 17601

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**Associate Attorney (Harrisburg & Lancaster Office)** - Join one of the most innovative, forward-thinking law firms in the country. As a Saxton & Stump team member, you'll be joining a culture of excellence and teamwork, mixed with a strong focus on investing in our team and the community. We understand that the new legal environment requires a different approach to all aspects of the business, and we've built that into the way we recruit, the way we structure our team, and the way we value customer service.

Saxton & Stump has an immediate opening for a Litigation associate with 1-5 years of experience to join our growing firm in our Harrisburg and Lancaster offices. The successful candidate will work in healthcare litigation and commercial litigation. Apply today and be a part of the future of legal and consulting services.

Interested applicants can submit a resume and cover letter to Candice N.

Rice, Human Resources, at [cnr@granitehrconsulting.com](mailto:cnr@granitehrconsulting.com)

**Business, Estate & Trust Law Attorney** - Blakinger Thomas, PC is a well-established general practice law firm in Lancaster. We are currently seeking a full time PA Bar admitted attorney with 2+ years of experience and excellent academic record to join our business and trust and estate practice groups. Applicant should possess strong oral and written communication, analytical and organizational skills, and a commitment to client service.

Benefits include health, dental and vision insurance; 401(k) Profit Sharing Plan; Long Term Disability; Life Insurance; Free parking. EEO/AA Employer.

Interested candidates should send a cover letter and resume to Hiring Partner, Blakinger Thomas, PC, 28 Penn Square, PO Box 1889, Lancaster, PA 17608-1889, or to [hr@blakingerthomas.com](mailto:hr@blakingerthomas.com).

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### AVAILABLE PARALEGAL POSITIONS –

**Elder Law and Estate Planning Paralegal** - Gibbel Kraybill & Hess was founded on a shared commitment to provide excellent legal services to our clients. Our attorneys and experienced staff work collaboratively to assist clients in a wide variety of legal matters. We are committed to serving everyone in our community, regardless of social or economic status.

GKH is currently seeking a full-time Elder Law/Estate Planning Paralegal to work with attorneys in our 2933 Lititz Pike office in the areas of long-term care and estate planning, Medicaid, guardianships, and special needs planning. Prior legal experience is preferred, but not required. The ideal candidate will enjoy working with the aging population; be detail-oriented; and possess strong communication and organizational skills and the ability to multi-task. Email cover letter with salary requirements and resume with references to [gkhlaw@gkh.com](mailto:gkhlaw@gkh.com).

Skills: Strong communication and customer service skills; Ability to work under deadlines; Proficiency with MS Outlook, MS Word and MS Excel; Strong work ethic and the ability to work independently and as part of a team; Positive and professional demeanor.

Education:

Bachelor's degree or Paralegal certificate (Preferred but not required)

Job Type: Full-time

Benefits: Retirement Plan, Health insurance, Dental insurance, Vision insurance, Paid time off, Life insurance, Disability insurance.

**Public Notice**

**Appointment of New Magistrate Judge in the United States District Court for the Eastern District of Pennsylvania**

The Judicial Conference of the United States has authorized the appointment of a full-time United States magistrate judge for the Eastern District of Pennsylvania at Reading or Philadelphia. The appointee may be required to preside at court sessions to be held at Reading, Philadelphia, Allentown, and Easton. The essential function of courts is to dispense justice. An important component of this function is the creation and maintenance of diversity in the court system. A community's belief that a court dispenses justice is heightened when the court reflects the community's diversity.

The duties of the position are demanding and wide-ranging, and will include, among others: (1) conduct of most preliminary proceedings in criminal cases; (2) trial and disposition of misdemeanor cases; (3) conduct of various pretrial matters and evidentiary proceedings on delegation from a district judge; and (4) trial and disposition of civil cases upon consent of the litigants. The basic authority of a United States magistrate judge is specified in 28 U.S.C. § 636.

To be qualified for appointment an applicant must:

1. Be, and have been for at least five years, a member in good standing of the bar of the highest court of a state, the District of Columbia, the Commonwealth of Puerto Rico, the Territory of Guam, the Commonwealth of the Northern Mariana Islands, or the Virgin Islands of the United States, and have been engaged in the active practice of law for a period of at least five years;
2. Be competent to perform all the duties of the office; be of good moral character; be emotionally stable and mature; be committed to equal justice under the law; be in good health; be patient and courteous; and be capable of deliberation and decisiveness;
3. Be less than seventy years old; and
4. Not be related to a judge of the district court.

A merit selection panel composed of attorneys and other members of the community will review all applicants and recommend to the district judges in confidence the five persons it considers best qualified. The court will make the appointment following an FBI full-field investigation and an IRS tax check of the applicant selected by the court for appointment. The individual selected must comply with the financial disclosure requirements pursuant to the Ethics in Government Act of 1978, Pub. L. No. 95-521, 90 Stat. 1824 (1978) (codified at 5 U.S.C. app. 4 §§ 101-111) as implemented by the Judicial Conference of the United States. An affirmative effort will be made to give due consideration to all qualified applicants without regard to race, color, age (40 and over), gender, religion, national origin, or disability. The current annual salary of the position is \$205,528.00. The term of office is eight (8) years.

The application is available on the court's web site at <https://www.>

[paed.uscourts.gov/](http://paed.uscourts.gov/) Only applicants may submit applications and applications **must be received by Thursday, March 31, 2022.**

All applications will be kept confidential, unless the applicant consents to disclosure, and all applications will be examined only by members of the merit selection panel and the judges of the district court. The panel's deliberations will remain confidential.

Applications must be submitted by email to [paedhumanresources@paed.uscourts.gov](mailto:paedhumanresources@paed.uscourts.gov) with the subject line "**Magistrate Judge Application.**" An /s/ or e-signature on the application will be accepted.

Applications will only be accepted by email. Applications sent by mail will not be considered. Due to the overwhelming number of applications expected, applicants should not contact the court regarding the status of their application.

**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**

**Ahlers, Jeannette M.,** dec'd.

Late of Warwick Township.

Co-Executors: Keith A. Ahlers and Jessica Devereaux c/o Law Office of Shawn Pierson, 105 East Oregon Road, Lititz, PA 17543.

Attorney: Shawn M. Pierson, Esquire.

**Amaro, Carmelo, Sr.,** dec'd.

Late of Lancaster City.

Executors: Kathy Amaro and Carmelo Amaro, Jr. c/o David W. Mersky, 2938 Columbia Avenue, Suite 1402, Lancaster, PA 17603.

Attorney: David W. Mersky.

**Bahn, Carlton Shaffley,** dec'd.

Late of Lancaster City.

Executor: Nicholas C. Bahn c/o James N. Clymer, Esquire, 408 West Chestnut Street, Lancaster, PA 17603.

Attorney: Clymer Musser & Sarano, PC.

**Barnes, Arlene E.,** dec'd.

Late of Fulton Township.

Co-Executors: Tamahein M. Wilkey, Elwood E. Barnes, III, and Jennifer L. Long c/o Nikolaus & Hohenadel, LLP, 303 West Fourth Street, Quarryville, PA 17566.

Attorney: Jeffrey S. Shank, Esquire.

**Barnes, Gail A.,** dec'd.

Late of the Township of West Hempfield.

Personal Representative: Ann L. Sheaffer, Executrix, c/o Marci S. Miller, Attorney, P.O. Box 5349, Lancaster, PA 17606.

Attorneys: Gibbel Kraybill & Hess LLP.

**Beaner, Dorothy S.,** dec'd.

Late of Warwick Township.

Executor: Wayne E. Beaner c/o Dennis L. Plank, Esq., Going & Plank, 140 E. King Street, Lancaster, PA 17602.

Attorney: Dennis L. Plank, Esquire.

**Brown, Lonnie C., Sr.,** dec'd.

Late of Columbia Borough.

Executor: Lonnie C. Brown, Jr. c/o 327 Locust Street, Columbia, PA 17512.

Attorney: John F. Markel; Nikolaus & Hohenadel, LLP, 327 Locust Street, Columbia, PA 17512.

**Coble, Timothy K. a/k/a Timothy Kevin Coble,** dec'd.

Late of the Borough of Elizabethtown.

Executor: Doug Hummer c/o Nikolaus & Hohenadel, LLP, 222 S. Market Street, Suite 201, Elizabethtown, PA 17022.

Attorney: Kevin D. Dolan, Esquire.

---

**Dopler, Joan W.**, dec'd.

Late of Ephrata Borough.

Executor: Wade C. Smith c/o Kling, Deibler & Glick, LLP, 131 W. Main Street, New Holland, PA 17557.

Attorney: Patrick A. Deibler, Esquire; Kling, Deibler & Glick, LLP.

---

**Echternach, Joan B.**, dec'd.

Late of Warwick Township.

Executor: Guy S. Echternach c/o Gardner and Stevens, P.C., 109 West Main Street, Ephrata, PA 17522.

Attorney: John C. Stevens.

---

**Eckert, David A.**, dec'd.

Late of East Donegal Township.

Administratrix: Leanne Eckert c/o 50 East Market Street, Hellam, PA 17406.

Attorney: Alexis K. Swope, Esquire.

---

**Fichner, Elizabeth W.**, dec'd.

Late of East Hempfield Township.

Executor: Jane Hungarter, 1344 Sylvan Road, Lancaster, PA 17601.

Attorney: None.

---

**Fry, Herbert S. a/k/a Herbert Stanley Fry**, dec'd.

Late of Lititz Borough.

Executor: Susan L. Shaub c/o Kling, Deibler & Glick, LLP, 131 W. Main Street, New Holland, PA

17557.

Attorney: Patrick A. Deibler, Esquire; Kling, Deibler & Glick, LLP.

---

**Gambler, Virginia L.**, dec'd.

Late of West Hempfield Township.

Executors: Melissa A. Paules and Gerald L. Paules, Jr. c/o 327 Locust Street, Columbia, PA 17512.

Attorney: John F. Markel; Nikolaus & Hohenadel, LLP, 327 Locust Street, Columbia, PA 17512.

---

**Greenfield, Peter A.**, dec'd.

Late of Manheim Township.

Co-Executors: John P. Greenfield and Deborah A. Wims c/o Law Office of Shawn Pierson, 105 East Oregon Road, Lititz, PA 17543.

Attorney: Shawn M. Pierson, Esquire.

---

**Hackman, Gene**, dec'd.

Late of the Township of Elizabeth.

Executor: James Hackman, 135 Michters Road, Newmanstown, PA 17073.

Attorney: Timothy T. Engler, Esquire; Steiner & Sandoe, Attorneys.

---

**Hartman, Mary S. a/k/a M. Suesie Hartman a/k/a Suesie Hartman**, dec'd.

Late of Lancaster County.

Administrator: Shannan D. Thomas c/o 624 North Front Street, Wormleysburg, PA 17043.

Attorney: Michael Cherewka, Esquire, 624 North Front Street,

Wormleysburg, PA 17043.

Kling, Deibler & Glick, LLP.

---

**Hilton, Linda R.**, dec'd.

Late of Lancaster City.

Executor: Mark Santivenere c/o Pyfer, Reese, Straub, Gray & Farhat, P.C., 128 N. Lime Street, Lancaster, PA 17602.

Attorney: Pyfer, Reese, Straub, Gray & Farhat, P.C.

---

**Leaman, Duane R.**, dec'd.

Late of New Holland Borough.

Executor: Glenn E. Leaman c/o James N. Clymer, Esquire, 408 West Chestnut Street, Lancaster, PA 17603.

Attorney: Clymer Musser & Sarano, PC.

---

**Kauffman, Dorothy W.**, dec'd.

Late of Manheim Township.

Personal Representatives: Barbara L. Michael and Beverly A. Kauffman c/o John H. May, Esquire, 49 North Duke Street, Lancaster, PA 17602.

Attorneys: May, Herr & Grosh, LLP.

---

**Leed, Geraldine M.**, dec'd.

Late of Millersville Borough.

Executor: Jeffrey A. Kauffman c/o Kling, Deibler & Glick, LLP, 131 W. Main Street, New Holland, PA 17557.

Attorney: Patrick A. Deibler, Esquire; Kling, Deibler & Glick, LLP.

---

**Koser, Paul Stanley**, dec'd.

Late of Marietta Borough.

Executrix: Sandra Lee Koser Service c/o Scott E. Albert, Esq., 50 East Main Street, Mount Joy, PA 17552.

Attorney: Scott E. Albert, Esquire.

---

**Little, Mary Elizabeth a/k/a Mary E. Little**, dec'd.

Late of Lancaster City.

Executor: Richard K. Dieterle, Jr., 15 Strawberry Lane, Lititz, PA 17543.

Attorney: Richard K. Dieterle, Jr., Esquire.

---

**Kreider, Carl R. a/k/a Carl Royce Kreider**, dec'd.

Late of Manheim Township.

Executor: Randall L. Kreider c/o Aevitas Law, PLLC, 1755 Oregon Pike, Suite 201, Lancaster, PA 17601.

Attorneys: Neil R. Vestermark, Esquire; Aevitas Law, PLLC.

---

**Lombardo, Joseph J.**, dec'd.

Late of Manheim Township.

Executor: George Mastromatteo c/o Nikolaus & Hohenadel, LLP, 212 North Queen Street, Lancaster, PA 17603.

Attorney: Barbara Reist Dillon.

---

**Kroekel, Patricia A.**, dec'd.

Late of Earl Township.

Executor: L. Paul Kroekel c/o Kling, Deibler & Glick, LLP, 131 W. Main Street, New Holland, PA 17557.

Attorney: Linda Kling, Esquire;

---

**Loomis, Edwin W.**, dec'd.

Late of Ephrata Township.

Executors: M. Louise Bowman and James R. Loomis c/o C. Thomas Work, Esq., 111 N. 6th St., P.O. Box 679, Reading, PA 19603.

Attorney: C. Thomas Work, Esquire, Stevens & Lee, 111 N. 6th

---

St., P.O. Box 679, Reading, PA 19603.

---

**Lutz, Beverly J.**, dec'd.

Late of Lancaster.

Co-Executors: Harry B. Lutz and Kimberly A. Lutz c/o W. Bryan Byler, 363 West Roseville Road, Lancaster, PA 17601.

Attorney: W. Bryan Byler, Esquire; Byler & Winkle, P.C., 363 West Roseville Road, Lancaster, PA 17601.

---

**McDowell, Lavonna T.**, dec'd.

Late of West Donegal Township.

Executrix: Heather L. McDowell c/o Elaine T. Yandrisevits, Esq., P.O. Box 50, Doylestown, PA 18901.

Attorney: Elaine T. Yandrisevits, Esquire; Antheil Maslow & MacMinn, LLP, P.O. Box 50, Doylestown, PA 18901.

---

**McGlynn, Thomas F.**, dec'd.

Late of Marietta Borough.

Executrix: Cindy S. Graham c/o Karl Kreiser, Esquire, 553 Locust Street, Columbia, PA 17512.

Attorney: Mountz & Kreiser.

---

**Miller, Sharon L. a/k/a Sharon Miller**, dec'd.

Late of Caernarvon Township.

Executrix: Deborah L. Frost, 701 Cloverfield Drive, Narvon, PA 17555.

Attorney: Kathleen K. Good; Keen Keen & Good, LLC, 3460 Lincoln Highway, Thorndale, PA 19372.

---

**Musser, Josephine F.**, dec'd.

Late of the Township of West Donegal.

Executrix: Janet C. Wallace c/o Nikolaus & Hohenadel, LLP, 222 S. Market Street, Suite 201, Elizabethtown, PA 17022.

Attorney: John M. Smith, Esquire.

---

**Newlin, Nancy Jo**, dec'd.

Late of Mount Joy Borough.

Executor: Albert C. Newlin, Jr. c/o Scott E. Albert, Esq., 50 East Main Street, Mount Joy, PA 17552.

Attorney: Scott E. Albert, Esquire.

---

**Perry, Christopher Z.**, dec'd.

Late of Lancaster.

Executor: Barbara Reist Dillon c/o Nikolaus & Hohenadel, LLP, 212 North Queen Street, Lancaster, PA 17603.

Attorney: Barbara Reist Dillon.

---

**Plank, Richard Allen a/k/a Richard A. Plank**, dec'd.

Late of Adamstown.

Administratrix: Lisa Moyer c/p Dennis L. Plank, Esq., Going & Plank, 140 E. King Street, Lancaster, PA 17602.

Attorney: Dennis L. Plank, Esquire.

---

**Reed, Ellen E.**, dec'd.

Late of Lititz Township.

Executor: Virginia C. Mackey c/o Law Office of Shawn Pierson, 105 East Oregon Road, Lititz, PA 17543.

Attorney: Shawn M. Pierson, Esquire.

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**Ringer, John E.**, dec'd.

Late of Lancaster Township.

Personal Representative: Beckie L. Hartman, Executrix, c/o



John R. Gibbel, Attorney, P.O. Box 5349, Lancaster, PA 17606.  
Attorneys: Gibbel Kraybill & Hess LLP.

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**Rissel, Doris Marie**, dec'd.

Late of Bart Township.  
Administratrix: Jennifer M. Kurtz, 11 Lancaster Avenue, Christiana, PA 17509, and Carol R. Moore, 228 West Baker Hollow Road, Coudersport, PA 16915.  
Attorney: William T. Keen; Keen Keen & Good, LLC, 3460 Lincoln Highway, Thorndale, PA 19372.

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**Sanders, Maryella E. a/k/a Maryella Sanders**, dec'd.

Late of Manheim Township.  
Executor: Wardell Sanders c/o Theodore L. Brubaker, Esquire, 480 New Holland Avenue, Suite 6205, Lancaster, PA 17602.  
Attorneys: Brubaker Connaughton Goss & Lucarelli LLC.

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**Sauder, Arlene a/k/a A. Arlene Sauder**, dec'd.

Late of West Earl Township.  
Co-Executors: John M. Sauder, Jr. and Barbara Jean Sweigart c/o H. Charles Benner, Attorney, 200 East Main Street, Leola, PA 17540.  
Attorney: H. Charles Benner.

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**Schock, Wayne**, dec'd.

Late of Manor Township.  
Executor: Dennis K. Schock c/o Karl Kreiser, Esquire, 553 Locust Street, Columbia, PA 17512.  
Attorney: Mountz & Kreiser.

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**Sellers, Joan L.**, dec'd.

Late of Columbia Borough.

Executrix: Tracey L. Mirgon, 22 Springwood Ct., Cabot, AR 72023.

Attorney: Robert Freedenberg; Skarlatos Zonarich, 320 Market Street, Suite 600W, Harrisburg, PA 17101.

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**Smith, Robert Aril**, dec'd.

Late of Manheim Township.  
Administrator: Wendy B. Smith c/o Young and Young, 44 S. Main Street, P.O. Box 126, Manheim, PA 17545.  
Attorney: Young and Young.

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**Smuck, Kenneth A.**, dec'd.

Late of the Borough of Mount Joy.  
Administratrix: Laura A. Smuck c/o Nikolaus & Hohenadel, LLP, 222 S. Market Street, Suite 201, Elizabethtown, PA 17022.  
Attorney: Matthew Bleacher, Esquire.

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**Stotz, Earl R.**, dec'd.

Late of Columbia Borough.  
Executrix: Roberta L. Stotz c/o Karl Kreiser, Esquire, 553 Locust Street, Columbia, PA 17512.  
Attorney: Mountz & Kreiser.

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**Swavely, Rick C. a/k/a Rick Swavely**, dec'd.

Late of Brecknock Township.  
Administratrix: Felicia Maria Swavely, 653 Yellow Hill Road, Narvon, PA 17555.  
Attorney: Eugene Orlando, Jr.; Orlando Law Offices, P.C., 2901 St. Lawrence Avenue, #202, Reading, PA 19606.

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**Vergara, Anthony**, dec'd.

Late of New Holland Borough.

Administrator: Carolyn Esterling c/o Kling, Deibler & Glick, LLP, 131 W. Main Street, New Holland, PA 17557.

Attorney: Linda Kling, Esquire; Kling, Deibler & Glick, LLP.

Kling, Deibler & Glick, LLP, 131 W. Main Street, New Holland, PA 17557.

Attorney: Linda Kling, Esquire; Kling, Deibler & Glick, LLP

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**Weaver, William R. a/k/a William R. Weaver, Sr.,** dec'd.

Late of East Petersburg Borough.

Co-Executors: Karen M. Woods and William R. Weaver, Jr. c/o Appel Yost & Zee LLP, 33 N. Duke Street, Lancaster, PA 17602.

Attorney: Jeffrey P. Ouellet.

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**SECOND PUBLICATION**

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**Beiler, Anna Mary,** dec'd.

Late of Salisbury Township.

Executor: Timothy P. Beiler c/o Nevin D. Beiler, Esq., 105 S. Hoover Ave., New Holland, PA 17557.

Attorney: Nevin D. Beiler, Esquire.

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**Wells, Christine M.,** dec'd.

Late of Elizabethtown Borough.

Executor: Charles A. Wells c/o Nikolaus & Hohenadel, LLP, 222 S. Market Street, Suite 201, Elizabethtown, PA 17022.

Attorney: Jeffrey S. Shank, Esquire.

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**Craver, Genevieve,** dec'd.

Late of Manheim Township.

Executrix: Betty Lou Hartman c/o Randall K. Miller, Esq., 659 East Willow Street, Elizabethtown, PA 17022.

Attorney: Law Office of Attorney Randall K. Miller.

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**Wood, Dolores D.,** dec'd.

Late of Drumore Township.

Administrator: Jay D. Shenberger, 1411 River Road, Drumore, PA 17518.

Attorney: Clayton A. Lingg, Esquire; Mooney Law, 230 York Street, Hanover, PA 17331.

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**Cochran, Charles W.,** dec'd.

Late of East Cocalico Township.

Executor: Sean C. Cochran c/o May Herr & Grosh, LLP, 234 North Duke Street, Lancaster, PA 17602.

Attorney: Bradley A. Zuke.

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**Young, Evelyn R.,** dec'd.

Late of Warwick Township.

Executor: Robert E. Wilson and Pamela A. Wilson c/o Young and Young, 44 S. Main Street, P.O. Box 126, Manheim, PA 17545.

Attorney: Young and Young.

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**Dahrsnin, Edwin A.,** dec'd.

Late of the Township of West Lampeter.

Executrix: Diana Schmick Cogan, 1410 Cleveland Avenue, Wyomissing, PA 19610.

Attorney: Robert R. Kreitz, Esquire; Kreitz Gallen-Schutt, 1210 Broadcasting Road, Suite 103, Wyomissing, PA 19610.

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**Ziemer, Richard S.,** dec'd.

Late of Warwick Township.

Executor: Neal R. Ziemer c/o

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**Darrenkamp, Margaret M.,** dec'd.

Late of Lancaster.

Executor: George E. Darrenkamp, Lancaster, PA.  
Attorney: None.

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**Earhart, Dwayne**, dec'd.

Late of Manheim Borough.  
Executor: Evan Earhart c/o Young and Young, 44 S. Main Street, P.O. Box 126, Manheim, PA 17545.  
Attorney: Young and Young.

---

**Engle, Naomi R.**, dec'd.

Late of West Lampeter Township.  
Executrix: Sandra K. Henry c/o Randall K. Miller, Esq., 659 East Willow Street, Elizabethtown, PA 17022.  
Attorney: Law Office of Attorney Randall K. Miller.

---

**Foxhoven, Gerald Joseph**, dec'd.

Late of Manor Township.  
Executor: Daryl Foxhoven c/o May Herr & Grosh, LLP, 234 North Duke Street, Lancaster, PA 17602.  
Attorney: Bradley A. Zuke.

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**Geiser, Milton L.**, dec'd.

Late of the Township of Rapho.  
Personal Representative: Jeffery W. Geiser, Executor, c/o Marci S. Miller, Attorney, P.O. Box 5349, Lancaster, PA 17606.  
Attorneys: Gibbel Kraybill & Hess LLP.

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**George, Shirley A.**, dec'd.

Late of Lititz Borough.  
Personal Representative: Valerie George, Executrix, c/o Marci S. Miller, Attorney, P.O. Box 5349, Lancaster, PA 17606.  
Attorneys: Gibbel Kraybill & Hess LLP.

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**Gerhart, Jay R.**, dec'd.

Late of the Township of East Calico.  
Administrator: Dennis W. Gerhart c/o Lindsay M. Schoeneberger, Russell, Krafft & Gruber, LLP, 108 West Main Street, Ephrata, PA 17522.  
Attorney: Lindsay M. Schoeneberger.

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**Harkins, Richard P. a/k/a Richard Paul Harkins**, dec'd.

Late of New Providence Township.  
Executor: Brandon P. Harkins c/o Pyfer, Reese, Straub, Gray & Farhat, P.C., 128 N. Lime Street, Lancaster, PA 17602.  
Attorney: Pyfer, Reese, Straub, Gray & Farhat, P.C.

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**Hudson, Leroy**, dec'd.

Late of Manor Township.  
Executor: Wayne Hudson, 206 Round Hill Lane, Lancaster, PA 17603.  
Attorney: Terry D. Weiler, Esquire; 213 East Lancaster Avenue, Suite One, Shillington, PA 19607.

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**Kopp, Arden I.**, dec'd.

Late of Manheim Township.  
Executor: Dale A. Kopp c/o James N. Clymer, Esquire, 408 West Chestnut Street, Lancaster, PA 17603.  
Attorney: Clymer Musser & Sarno, PC.

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**Lentz, Mabel J.**, dec'd.

Late of Lancaster City.  
Executrix: Roberta M. Russell c/o James N. Clymer, Esquire, 408 West Chestnut Street, Lan-

caster, PA 17603.

Attorney: Clymer Musser & Sar-  
no, PC.

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**Martin, Clifford L.**, dec'd.

Late of the Township of War-  
wick.

Executor: Roxanne E. Martin  
c/o Gibble Law Offices, P.C.,  
126 East Main Street, Lititz, PA  
17543.

Attorney: Stephen R. Gibble.

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**Mellet, Francis X.**, dec'd.

Late of the Township of West  
Lampeter.

Executrix: Ann F. Schlereth c/o  
Mark L. Blevins, Esquire, 701  
Penn Grant Road, Lancaster, PA  
17602.

Attorney: Mark L. Blevins, Es-  
quire.

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**Mellinger, Shirley a/k/a Shirley  
A. Mellinger a/k/a Shirley Ann  
Mellinger a/k/a Shirley S. Mel-  
linger a/k/a Shirley S. Franklin**,  
dec'd.

Late of Ephrata Borough.

Executrix: Lisa J. Clark c/o Ap-  
pel Yost & Zee, LLP, 33 North  
Duke Street, Lancaster, PA  
17602.

Attorney: Michael J. Rostolsky.

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**Morgan, George J. a/k/a George  
John Morgan**, dec'd.

Late of Lancaster Township.

Executrix: Caroline B. Morgan  
c/o Appel Yost & Zee, LLP, 33  
North Duke Street, Lancaster,  
PA 17602.

Attorney: Jeffrey P. Ouellet, Es-  
quire.

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**Rhoads, Larry G. a/k/a Larry  
Gene Rhoads**, dec'd.

Late of Akron Borough.

Executrix: Sherri L. Pogwist  
c/o A. Anthony Kilkuskie, 117A  
West Main Street, Ephrata, PA  
17522.

Attorney: A. Anthony Kilkuskie.

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**Stricker, Mary E.**, dec'd.

Late of Warwick Township.

Executor: Troy A. Stricker c/o E.  
Richard Young, Jr., Esq., 1248  
W. Main Street, Ephrata, PA  
17522.

Attorney: E. Richard Young, Jr.,  
Esquire.

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**Stump, Joshua M.**, dec'd.

Late of Caernarvon Township.

Personal Representative: Rachel  
H. Stump, Administratrix, c/o  
Justin J. Bollinger, Attorney,  
P.O. Box 5349, Lancaster, PA  
17606.

Attorneys: Gibbel Kraybill &  
Hess LLP.

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**Swartz, Roy D., III**, dec'd.

Late of Lancaster City.

Executor: Penni A. Longenecker  
c/o May Herr & Grosh, LLP, 234  
North Duke Street, Lancaster,  
PA 17602.

Attorney: Bradley A. Zuke.

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**Underkoffler, Jane D.**, dec'd.

Late of Elizabethtown.

Executor: Brenda J. Wiseman,  
622 Battle Cut Road, SC 29936.

Attorney: None.

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**Wealand, Patricia J.**, dec'd.

Late of Ephrata Borough.

Executor: Alan H. Noll c/o Good  
& Harris, LLP, 132 West Main  
Street, New Holland, PA 17557.

Attorney: Good & Harris, LLP.

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**Wenger, Norman Z.**, dec'd.

Late of Clay Township.  
Co-Executors: Lester S. Wenger,  
Mervin S. Wenger and Norman  
S. Wenger, Jr. c/o Nevin D.  
Beiler, Esq., 105 S. Hoover Ave.,  
New Holland, PA 17557.  
Attorney: Nevin D. Beiler, Es-  
quire.

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**THIRD PUBLICATION**

**Adams, Martin A. a/k/a Martin  
A. Adams, Jr.**, dec'd.

Late of Denver Borough.  
Executrix: Michele M. Mich c/o  
Robert Freedenberg, 320 Market  
St., Ste. 600W, Harrisburg, PA  
17101.  
Attorney: Robert Freedenberg;  
Skarlatos Zonarich, 320 Market  
St., Ste. 600W, Harrisburg, PA  
17101.

---

**Aynedjian, Hagop S. a/k/a Dr.  
Jack Aynedjian a/k/a Jack  
Aynedjian a/k/a Hagop Jack S.  
Aynedjian**, dec'd.

Late of the Township of West  
Lampeter.  
Executrix: Sharon Barkdoll c/o  
Mark L. Blevins, Esquire, 701  
Penn Grant Road, Lancaster, PA  
17602.  
Attorney: Mark L. Blevins, Es-  
quire.

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**Bechtel, Josephine I.**, dec'd.

Late of Manheim Township.  
Executrix: Janice D. Schell c/o  
A. Anthony Kilkuskie, 117A  
West Main Street, Ephrata, PA  
17522.  
Attorney: A. Anthony Kilkuskie.

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**Bicking, David G.**, dec'd.

Late of Salisbury Township.

Personal Representative: Rose  
Marie Egge, Executor, c/o John  
H. May, Esquire, 49 North Duke  
Street, Lancaster, PA 17602.

Attorneys: May, Herr & Grosh,  
LLP.

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**Blantz, Effinger C., Jr. a/k/a  
Effinger C. Blantz**, dec'd.

Late of Lancaster City.  
Executrix: Denise J. Yingst c/o  
Kluxen, Newcomer & Dreisbach,  
Attorneys-at-law, P.O. Box 539,  
339 North Duke Street, Lancast-  
er, PA 17608-0539.  
Attorney: Melvin E. Newcomer,  
Esquire.

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**Bonham, Vaughn L.**, dec'd.

Late of Earl Township.  
Executor: Michael S. Gilbert  
c/o Jeffrey C. Goss, Esquire,  
480 New Holland Avenue, Suite  
6205, Lancaster, PA 17602.  
Attorneys: Brubaker Connaugh-  
ton Goss & Lucarelli LLC.

---

**Brubaker, Rachel S.**, dec'd.

Late of Manheim Township.  
Executor: Don K. Brubaker c/o  
Aevitas Law, PLLC, 1755 Oregon  
Pike, Suite 201, Lancaster, PA  
17601.  
Attorneys: Neil R. Vestermark,  
Esquire; Aevitas Law, PLLC.

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**Bruns, Roberta M.**, dec'd.

Late of East Hempfield Town-  
ship.  
Executor: Mark A. Bruns, 225  
Stafford Drive, Winchester, VA  
22602.  
Attorney: None.

---

**Burger, Edward Ray a/k/a Ed-  
ward R. Burger**, dec'd.

Late of the Borough of Lititz.

Executrix: Kathy Felpel c/o Kluxen, Newcomer & Dreisbach, Attorneys-at-law, P.O. Box 539, 339 North Duke Street, Lancaster, PA 17608-0539.

Attorney: Melvin E. Newcomer, Esquire.

---

**Burkey, James Richard, Sr. a/k/a James R. Burkey, Sr.,** dec'd.

Late of Denver Borough.

Executrix: Esther G. Burkey c/o Joseph A. Bellinghieri, Esq., 17 W. Miner St., West Chester, PA 19382.

Attorney: Joseph A. Bellinghieri, Esquire; MacElree Harvey, Ltd., 17 W. Miner St., West Chester, PA 19382.

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**Cook, Rosaline A.,** dec'd.

Late of Salisbury Township.

Administrator: Amanda J. Ratjavong c/o Kling, Deibler & Glick, LLP, 131 W. Main Street, New Holland, PA 17557.

Attorney: Patrick A. Deibler, Esquire; Kling, Deibler & Glick, LLP.

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**Coppertino, Salvatore V. a/k/a Sal Coppertino a/k/a Sal V. Coppertino,** dec'd.

Late of Caernarvon Township.

Executor: Christopher Coppertino c/o Bruce M. Dolfman, Esq., 901 N. Penn St., #F-2102, Philadelphia, PA 19123.

Attorney: Bruce M. Dolfman, Esquire; 901 N. Penn St., #F-2102, Philadelphia, PA 19123.

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**Danz, Vivian A.,** dec'd.

Late of Providence Township.

Executor: Kenneth A. Danz, Jr. c/o Appel Yost & Zee LLP, 33

North Duke Street, Lancaster, PA 17602.

Attorney: Jeffrey P. Ouellet, Esquire.

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**Denuel, Dolores L.,** dec'd.

Late of Elizabethtown Borough.

Executor: MaryAnn Detwiler c/o Cody & Pfursich, 53 North Duke Street, Suite 420, Lancaster, PA 17602.

Attorney: Stephen W. Cody.

---

**Digiaco, Claire L.,** dec'd.

Late of Lancaster Township.

Executor: Gina L. Digiaco c/o Law Office of Shawn Pierson, 105 East Oregon Road, Lititz, PA 17543.

Attorney: Shawn M. Pierson, Esquire.

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**Dissinger, Victorine Marguerite a/k/a Victorine M. Dissinger,** dec'd.

Late of the Township of Warwick.

Executrix: Nancy Y. Gordon, 514 Harvest Drive, Blandon, PA 19510.

Attorney: Timothy T. Engler, Esquire; Steiner & Sandoe, Attorneys.

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**Durkaj, Janice A.,** dec'd.

Late of Pequea Township.

Executor: Harold Robert Miller c/o Nikolaus & Hohenadel, LLP, 303 West Fourth Street, Quarryville, PA 17566.

Attorney: Jeffrey S. Shank, Esquire.

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**Frey, Herbert B.,** dec'd.

Late of Manheim Borough.

Executor: Denise E. Miller c/o Young and Young, 44 S. Main

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Street, P.O. Box 126, Manheim, PA 17545.

Attorney: Young and Young.

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**Gast, Barry C.**, dec'd.

Late of West Hempfield Township.

Executor: Erica L. Brown and Stephen P. Brown c/o Young and Young, 44 S. Main Street, P.O. Box 126, Manheim, PA 17545.

Attorney: Young and Young.

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**Ghee, Sheila A. a/k/a Sheila Ann Ghee**, dec'd.

Late of West Earl Township.

Executrix: Cynthia A. Boyer c/o H. Charles Benner, Attorney, 200 East Main Street, Leola, PA 17540.

Attorney: H. Charles Benner.

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**Hamilton, Janet L.**, dec'd.

Late of Quarryville.

Executor: Earl Pullman, 105 Heron Ct., Glen Mills, PA 19342.

Attorney: None.

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**Harbor, Geraldine**, dec'd.

Late of West Lampeter Township.

Executor: Bruce W. Harbor c/o Law Office of James Clark, 277 Millwood Road, Lancaster, PA 17603.

Attorney: James R. Clark.

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**Harris, Donald Lewis a/k/a Donald L. Harris**, dec'd.

Donald L. Harris Revocable Deed of Trust dated February 13, 2018, as amended and restated January 12, 2022.

Late of Manheim Township.

Executor: Joshua Tyler Harris.

Co-Trustees: Joshua Tyler Har-

ris and Ashley N. Stargel c/o Jeffrey C. Goss, Esquire, 480 New Holland Avenue, Suite 6205, Lancaster, PA 17602.

Attorneys: Brubaker Connaughton Goss & Lucarelli LLC.

---

**Hege, Nathan B.**, dec'd.

Late of Manheim Township.

Personal Representatives: Elizabeth Ann Bonk and Harold Wharton-Hege, Co-Executors, c/o Ann L. Martin, Attorney, P.O. Box 5349, Lancaster, PA 17606.

Attorneys: Gibbel Kraybill & Hess LLP.

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**Hilsher, Harold Richard a/k/a Harold R. Hilsher**, dec'd.

Late of Manheim.

Executrix: Sheila E. Hilsher c/o Zimmerman Law Office, 466 Jonestown Road, Jonestown, PA 17038.

Attorney: Caleb J. Zimmerman, Esquire.

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**Hornberger, Dorothy M.**, dec'd.

Late of Ephrata Borough.

Executor: Ephrata National Bank c/o E. Richard Young, Jr., Esq., 1248 W. Main Street, Ephrata, PA 17522.

Attorney: E. Richard Young, Jr., Esquire.

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**Keiser, Karen A.**, dec'd.

Late of Millersville Borough.

Co-Executors: Ruth E. Sadd and Jodi Bencak c/o Elizabeth A. Bartlow, Esquire, 8 N. Queen Street, Suite 700-H, Lancaster, PA 17603.

Attorney: Elizabeth A. Bartlow, Esquire.



**Leonard, Edna B. a/k/a Edna Dinsmore Butterworth Leonard,** dec'd.

Late of Christiana Borough.  
Executor: Robert Lloyd Keyser, Jr., 100 Cree Sq., Royersford, PA 19468.  
Attorney: Eugene Orlando, Jr., Esquire; Orlando Law Offices, P.C., 2901 St. Lawrence Ave., #202, Reading, PA 19606.

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**McCurdy, Mary Ann,** dec'd.

Late of Millersville Borough.  
Co-Executors: Cheryl L. Reed, Bradley K. McCurdy and Donna M. Gribble c/o Nikolaus & Hohenadel, LLP, 303 West Fourth Street, Quarryville, PA 17566.  
Attorney: Jeffrey S. Shank, Esquire.

---

**Mimm, Ronald D.,** dec'd.

Late of Bart Township.  
Executrix: Traci L. Wilhelm c/o Nikolaus & Hohenadel, LLP, 303 West Fourth Street, Quarryville, PA 17566.  
Attorney: Jeffrey S. Shank, Esquire.

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**Monn, Kendl W.,** dec'd.

Late of Christiana Borough.  
Administrator C.T.A.: Stephen W. Cumberland c/o Dennis B. Young, Esq., 430 W. First Ave., Parkesburg, PA 19365.  
Attorney: Dennis B. Young, Esquire; 430 W. First Ave., Parkesburg, PA 19365.

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**Myers, Suzanne E.,** dec'd.

Late of Rapho Township.  
Co-Executors: Amanda Halbleib and Robert G. Halbleib, Jr. c/o Scott E. Albert, Esq., 50 East Main Street, Mount Joy, PA

17552.  
Attorney: Scott E. Albert, Esquire.

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**Nissley, Paula M.,** dec'd.

Late of Manheim Township.  
Executor: Kathryn M. Barnett c/o Lancaster Law Group, LLC, 8 N. Queen Street, 8th Fl., Lancaster, PA 17603.  
Attorney: Julia M. Parrish.

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**Nuss, Steven J.,** dec'd.

Late of Penn Township.  
Executrix: Kendall M. Nuss c/o Karl Kreiser, Esquire, 553 Locust Street, Columbia, PA 17512.  
Attorney: Mountz & Kreiser.

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**Perrazzo, Rosemarie Paula a/k/a Rosemarie Perrazzo,** dec'd.

Late of Ephrata Township.  
Executrix: Denise M. Mio c/o Julie D. Goldstein, Esq., Ten Sentry Pkwy., Ste. 200, Blue Bell, PA 19422.  
Attorney: Julie D. Goldstein, Esquire; Fox Rothschild LLP, Ten Sentry Pkwy., Ste. 200, Blue Bell, PA 19422.

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**Reiff, Raymond Z. a/k/a Raymond Zimmerman Reiff,** dec'd.

Late of Earl Township.  
Executor: Patricia Ann Wetzel c/o Kling, Deibler & Glick, LLP, 131 W. Main Street, New Holland, PA 17557.  
Attorney: Linda Kling, Esquire; Kling, Deibler & Glick, LLP.

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**Ressler, Earl M.,** dec'd.

Late of Clay Township.  
Executor: Douglas J. Pinkerton, 174 Golf Ridge Road, Reinholds, PA 17569.



Attorney: Elizabeth Roberts Fiorini, Esquire; Fiorini Law, P.C., 1150 W. Penn Avenue, Womelsdorf, PA 19567.

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**Rothamel, Leon M.**, dec'd.

Late of East Donegal Township.  
Personal Representative: Jason E. Rothamel, Executor, c/o Ann L. Martin, Attorney, P.O. Box 5349, Lancaster, PA 17606.  
Attorneys: Gibbel Kraybill & Hess LLP.

---

**Scoop, Russell H.**, dec'd.

Late of Lancaster Township.  
Executrix: Lois S. Wallick c/o Russell, Krafft & Gruber, LLP, 101 North Pointe Blvd., Suite 202, Lancaster, PA 17601.  
Attorney: Lindsay M. Schoeneberger.

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**Shearer, Paul E.**, dec'd.

Late of Mount Joy Borough.  
Executrix: Joi R. Garner c/o Scott E. Albert, Esq., 50 East Main Street, Mount Joy, PA 17552.  
Attorney: Scott E. Albert, Esquire.

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**Shelton, Cornelius Jerome**, dec'd.

Late of the City of Lancaster.  
Personal Representative: Terrence Jerome Thompson, Administrator, c/o Douglas A. Smith, Attorney, P.O. Box 5349, Lancaster, PA 17606.  
Attorneys: Gibbel Kraybill & Hess LLP.

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**Shireman, Dennis H.**, dec'd.

Late of Manheim Borough.  
Executrix: Carol Lucas c/o Karl Kreiser, Esquire, 553 Locust Street, Columbia, PA 17512.

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Attorney: Mountz & Kreiser.

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**Slabinski, Robert L.**, dec'd.

Late of Manor Township.  
Executor: Jane Z. Slabinski c/o Jeffrey C. Goss, Esquire, 480 New Holland Avenue, Suite 6205, Lancaster, PA 17602.  
Attorneys: Brubaker Connaughton Goss & Lucarelli LLC.

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**Smith, Dorothy R.**, dec'd.

Late of Providence Township.  
Personal Representative: Debra L. Crank, Executrix, c/o Marci S. Miller, Attorney, P.O. Box 5349, Lancaster, PA 17606.  
Attorneys: Gibbel Kraybill & Hess LLP.

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**Smith, Kimberly Joy**, dec'd.

Late of the Township of East Donegal.  
Administrator: Brian E. Smith c/o Nikolaus & Hohenadel, LLP, 222 S. Market Street, Suite 201, Elizabethtown, PA 17022.  
Attorney: John M. Smith, Esquire.

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**Sodak, John J.**, dec'd.

Late of East Lampeter Township.  
Executor: Stephanie A. Sodak c/o Cody & Pfursich, 53 North Duke Street, Suite 420, Lancaster, PA 17602.  
Attorney: Stephen W. Cody.

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**Sturdevant, John F.**, dec'd.

Late of the City of Lancaster.  
Personal Representative: Lisa Modafferi, 231 Hunts Road, Newton, NJ 07860.  
Attorney: None.

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**Terstappen, Helen**, dec'd.

Late of Leola Township.

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Executrix: Audrey T. Krupa  
c/o Jeffrey C. Goss, Esquire,  
480 New Holland Avenue, Suite  
6205, Lancaster, PA 17602.

Attorneys: Brubaker Connaugh-  
ton Goss & Lucarelli LLC.

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**Wagg, Harry R.,** dec'd.

Late of Manor Township.

Executor: Kristin Glowaki c/o  
Kegel Kelin Litts & Lord LLP, 24  
North Lime Street, Lancaster,  
PA 17602.

Attorney: Rhonda F. Lord, Es-  
quire.

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**Watson, David M. a/k/a David  
Marshall Watson,** dec'd.

Late of Christiana Borough.

Executor: Joseph A. Maxwell  
c/o Dennis B. Young, Esq., 430  
W. First Ave., Parkesburg, PA  
19365.

Attorney: Dennis B. Young, Es-  
quire; 430 W. First Ave., Parkes-  
burg, PA 19365.

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**Weaver, Myron G.,** dec'd.

Late of the Township of East Co-  
calico.

Executrix: LeAnn Burkhold-  
er c/o Masano Bradley, 1100  
Berkshire Boulevard, Suite 201,  
Wyomissing, PA 19610.

Attorney: Jill M. Scheidt; Ma-  
sano Bradley, 1100 Berkshire  
Boulevard, Suite 201, Wyomiss-  
ing, PA 19610.

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**Weaver, Nelson B.,** dec'd.

Late of the Township of Ephrata.

Executors: Vernon Z. Weav-  
er, Larry Z. Weaver and Janice  
Z. Zimmerman c/o Lindsay M.  
Schoeneberger, Russell, Krafft  
& Gruber, LLP, 108 West Main  
Street, Ephrata, PA 17522.

Attorney: Lindsay M. Schoene-  
berger.

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**Wendel, Ann M.,** dec'd.

Late of Lancaster County.

Executor: Betsy L. Wendel c/o  
Law Office of Shawn Pierson,  
105 East Oregon Road, Lititz,  
PA 17543.

Attorney: Shawn M. Pierson, Es-  
quire.

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**Young, Jack S. a/k/a Jack Stil-  
well Young,** dec'd.

Late of Ephrata Township.

Executor: Brian E. Young c/o  
Jeffrey C. Goss, Esquire, 480  
New Holland Avenue, Suite  
6205, Lancaster, PA 17602.

Attorneys: Brubaker Connaugh-  
ton Goss & Lucarelli LLC.

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**Zimmerman, Vera M.,** dec'd.

Late of Earl Township.

Executor: Glen N. Zimmerman  
c/o Kling, Deibler & Glick, LLP,  
131 W. Main Street, New Hol-  
land, PA 17557.

Attorney: Patrick A. Deibler, Es-  
quire; Kling, Deibler & Glick,  
LLP.

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**ARTICLES OF DISSOLUTION**

Notice is hereby given that:

DTT Meck Holding

Company, LLC

a Pennsylvania limited liability  
company with its registered busi-  
ness office at 1195 Enterprise  
Road, East Petersburg, Pennsyl-  
vania, is now engaged in winding  
up and settling the business and  
affairs of said corporation. The  
corporation will file a Certificate  
of Dissolution with the Common-  
wealth of Pennsylvania at Harris-

burg, Pennsylvania so that its existence shall be ended by the issuance of a Certificate of Dissolution by the Department of State, under the provisions of the Pennsylvania Business Corporation Law of 1988, as amended. Any notices of claims should be mailed C/O the President at the above address.  
Blakinger Thomas, PC  
Attorneys

M-4

NOTICE IS HEREBY GIVEN that:  
ROSE HILL

INVESTMENTS, LLC

a Pennsylvania limited liability company, has voluntarily dissolved and now is engaged in the process of winding up and settling the affairs of said company, so that its existence shall be ended by the filing of a Certificate of Termination with the Department of State of the Commonwealth of Pennsylvania pursuant to the provisions of the Pennsylvania Uniform Limited Liability Company Act of 2016. As part of that process, pursuant to 15 Pa.C.S. § 8875, Rose Hill Investments, LLC gives notice that any persons having claims against Rose Hill Investments, LLC are requested to present their claim, in writing, in accordance with this notice. The written claim must describe the claim in reasonable detail, set forth the amount of the claim, be accompanied by any written evidence to support the claim, and contain return contact information of the claimant or claimant's counsel. Any such claims shall be mailed to: Rose Hill Investments, LLC, 431 Rose Hill Road, Ephrata, PA 17522. A claim against Rose Hill Investments, LLC is barred unless an action to

enforce the claim is commenced within two years after publication of this notice.

FRANK A. NARDO, JR.  
Attorney at Law

M-4

Notice is hereby given that:  
POP-it Liquidating Co.

a Pennsylvania corporation with its registered business office at 1195 Enterprise Road, East Petersburg, Pennsylvania, is now engaged in winding up and settling the business and affairs of said corporation. The corporation will file Articles of Dissolution with the Commonwealth of Pennsylvania at Harrisburg, Pennsylvania so that its existence shall be ended by the issuance of a Certificate of Dissolution by the Department of State, under the provisions of the Pennsylvania Business Corporation Law of 1988, as amended. Any notices of claims should be mailed C/O the president at the above address.

Blakinger Thomas, PC  
Attorneys

M-4

### ARTICLES OF INCORPORATION

Notice is hereby given that a Foreign Registration Statement has been filed with the Department of State of the Commonwealth of Pennsylvania, at Harrisburg, PA on or about January 31, 2022, for a foreign corporation with a registered address in the Commonwealth of Pennsylvania as follows:

Aright Co. c/o

Harbor Business

Compliance Corporation

This corporation is incorporated under the laws of California. The address of its principal office

is 1754 Technology Dr., Ste. 212, San Jose, CA 95110. The corporation has been qualified in Pennsylvania under the provisions of the Business Corporation Law of 1988, as amended.

M-4

NOTICE IS HEREBY GIVEN THAT Articles of Incorporation were filed with and approved by the Department of State of the Commonwealth of Pennsylvania on the 4th day of January, 2022, for the purpose of creating a business corporation which has been incorporated under the provisions of the Business Corporation Law of 1988. The name of the corporation is Golden West Alliance, Inc.

M-4

Notice is hereby given that a Foreign Registration Statement has been filed with the Department of State of the Commonwealth of Pennsylvania, at Harrisburg, PA on or about January 31, 2022, for a foreign nonprofit corporation with a registered address in the Commonwealth of Pennsylvania as follows:

Yaplus c/o  
Harbor Business  
Compliance Corporation

This corporation is incorporated under the laws of Virginia. The address of its principal office is 1560 Wilson Blvd., Suite 700, Arlington, VA 22209. The corporation has been qualified in Pennsylvania under the provisions of the Non-profit Corporation Law of 1988, as amended.

M-4

#### CHANGE OF NAME NOTICE

NOTICE IS HEREBY GIVEN that

a Petition to Change Name has been filed with the Court of Common Pleas of Lancaster County Pennsylvania, seeking to change the name of Janice Susanne Graybill to Susanne Homsher Graybill.

A hearing will be held on said Petition on Thursday, May 5, 2022, at 1:45 p.m. in Courtroom No. 4, of the Lancaster County Courthouse, Lancaster, Pennsylvania, at which time any persons interested may attend and show cause, if any, why the Petition should not be granted.

KLING, DEIBLER & GLICK, LLP  
Attorneys

M-4, 11

#### FICTITIOUS NAME NOTICES

NOTICE IS HEREBY GIVEN that an Application for Registration of Fictitious Name was filed in the Department of State of the Commonwealth of Pennsylvania on February 23, 2022, for:

ARC WEALTH STRATEGIES  
at 1036 Steeplechase Drive, Lancaster, PA 17601, pursuant to the provisions of the Act of Assembly of December 16, 1982, as amended, Chapter 3, known as the "Fictitious Name Act". The name and address of the individual who is a party to the registration is Kurt M. Schaffer, 1036 Steeplechase Drive, Lancaster, PA 17601.

Brubaker Connaughton Goss & Lucarelli LLC  
Attorneys

M-4

Notice is hereby given, pursuant to the provisions of Act of Assembly, No. 295, effective March 16, 1983, of the filing in the office of the Dept. of State, of the Commonwealth of PA, at Harris-

burg, PA on 1/10/22, for an Application for the conduct of business in Lancaster County, PA, under the assumed or fictitious name, style or designation of:

ANIPRO XTRAFORMANCE  
NUTRITION

with a principal place of business at 500 S. Taylor, #301, Lobby Box 229, Amarillo, TX 79101. The name and address of the entity interested in said business is XF Enterprises Inc., 153 Pyle Dr., East Earl, PA 17519. SPECTOR GADON ROSEN VINCI P.C., Solicitors, 1635 Market St., 7th Fl., Phila., PA 19103

M-4

**NOTICE OF PARENTAL RIGHTS  
TERMINATION HEARING**

Court of Common Pleas  
Lancaster County, Pennsylvania  
*Orphans' Court Division*

Term No. 185 of 2022  
IN RE: B.K.W. II

**NOTICE**

TO: Donquell Brown

Notice is hereby given that the Lancaster County Children & Youth Social Service Agency has presented to Orphans' Court Division, Court of Common Pleas of Lancaster County, PA, a Petition for termination of any rights you have or might have concerning the child assigned male at birth born on January 3, 2021 in Lancaster County, PA to birth mother Amanda Ober. The Court has set a hearing to consider ending your rights to your child. That hearing will be held in Courtroom No.1 of the Lancaster County Courthouse, 50 North Duke Street, Lancaster,

PA, on March 24, 2022 at 9:00 a.m. prevailing time. You are warned that even if you fail to appear at the scheduled hearing, the hearing will go on without you and your rights to your child may be ended by the court without your being present. You have a right to be represented at the hearing by a lawyer. YOU SHOULD TAKE THIS PAPER TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER OR CANNOT AFFORD ONE, GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW TO FIND OUT WHERE YOU CAN GET LEGAL HELP.

Lancaster Bar Association, Lawyer Referral Service

28 East Orange Street  
Lancaster, PA 17602  
717-393-0737

**NOTICE REQUIRED BY ACT  
101 OF 2010 - 23 Pa. C.S.  
§§2731-2742**

You are hereby informed of an important option that may be available to you under Pennsylvania law. Act 101 of 2010 allows for an enforceable voluntary agreement for continuing contact with your child following an adoption.

LANCASTER COUNTY CHILDREN  
& YOUTH SOCIAL SERVICE  
AGENCY

150 NORTH QUEEN STREET  
LANCASTER, PA 17603  
(717) 299-7925

M-4, 11

**NOTICE OF SPECIAL MEETING**

NOTICE IS HEREBY GIVEN that a special meeting of the members ("Special Meeting") of The Reamstown Mutual Insurance Company

("Reamstown Mutual") will be held on April 5, 2022, commencing at 1:00 pm, at 625 West Main Street, New Holland, PA, for the following purposes: (i) to consider and vote upon amending and restating the Amended and Restated Charter of Reamstown Mutual which includes a proposed change to its legal name and to broaden the scope of its purpose of engaging in the business of property and casualty insurance in Pennsylvania and other states, business reasonably incidental thereto and other lawful activity, among other amendments, as set forth in the proposed Second Amended and Restated Charter which can be viewed at: [www.rmains.com](http://www.rmains.com) and (ii) to transact such other business, if any, as may properly come before the Special Meeting.

All members of Reamstown Mutual are cordially invited to attend the Special Meeting. For questions about the Special Meeting, please contact Maryfrances Cooper, General Counsel and Corporate Secretary of Reamstown Mutual at telephone number 717-354-1998.

James M. Harder  
Chairman

Maryfrances T. Cooper  
General Counsel/Corporate Secretary

M-4, 11, 18, 25

### SUITS ENTERED

Defendant's name appears first in capitals, followed by plaintiff's name, number and plaintiff's or appellant's attorneys.

February 17, 2022  
to February 23, 2022

AMVETS POST 19 HOME ASSOCIATION; American Patriot Realty, LLC; 00961; Hallinger

B&D FOOTWEAR, IINC.; Citizens Bank, N.A.; 01031; Woodman BENSINGER, JUSTIN L.; Summer Breeze Homeowners Association, Inc.; 00974; Marines

BRANDT, MERCEDES; Goodville Mutual Casualty Company; 01000; Sandler

BRISLIN, BRIAN; Raul I. Rivera; 00968; Strang-Kutay

BROWN, SHERRY, SNELLBAKER, EDWARD; Conestoga Valley School District; 00923; Boehret

CAMPBELL, WOODROW J.; Sandra Wisler; 01042; Gromen

COMMONWEALTH OF PENNSYLVANIA, DEPARTMENT OF TRANSPORTATION, BUREAU OF DRIVER LICENSING; Jared Hendrix Goldy; 00988; Winters

COMMONWEALTH OF PENNSYLVANIA; Kordell Lewis Shirk; 01040; Patterson

COUNTY OF LANCASTER; Timothy Jenkins; 00938; Wells

EPHRATA COMMUNITY HOSPITAL, WELLSPAN EPHRATA COMMUNITY HOSPITAL, WELLSPAN MEDICAL GROUP, SHELAT, VIRAV, YOSKIN, MAURICE P., CAO, HUYEN, LIMA, ALISON, WELLSPAN FAMILY MEDICINE - TROUT RUN; Melvin G. Nusum; 00965; Stray-Kutay

GROFF, CALEB A.; Raphael Cordero-Cruz; 01030; Sadlock

HURP HOSPITALITY, LLC, HAMPTON INN MANHEIM, BHOO-LA, URJITA; Edward Don & Company; 00994; Keifer

IBRAHIM, KEROLOS; Discover Bank; 00963; House

KOPP, RYAN; Galen R. Kopp; 00940

LASKOSKI, CHESTER; Stephen H. Graybill; 00944; Smith B, Rosenthal; 01029; Winkle ZOOK, LEONARD; On Deck Capital, Inc.; 00965; Santucci

LONG, EMILY, SHADURKSY, KENNETH; Uma Dhimal; 00975; Justice

MARBLE PROPERTIES; Emma Maksumov; 01041; Henderson

MEAT THE BIG CHEES, LLC, DEPASQUALE, MICHAEL J.; Marketplace Shoppes, LLC; 00958; Bollinger

MENTZER, BARBARA; Citizens Bank, N.A.; 01032; Woodman

METZLER, NANCY L.; Alan L. Madonna, Jr.; 00998; Gardner

MITCHELL, JEFFREY, EAST COCALICO TOWNSHIP, BONURA, LORENZO; Kathleen OConnell; 01039

OLAN, CLAUDIA; John Curtiss; 01036; Barrist

POPE, RONALD W.; Wilburg Aguilera-Ruiz; 01002; Swartz

PORTFOLIO RECOVERY ASSOCIATES, LLC; Bradley Roland; 00947; Klingensmith

RAMOS, JUAN ROSADO; TD Bank USA; 00991; Morris

SNYDER, DEREK G., CONESTOGA TOWNSHIP, SNYDER, MICHELLE, HOAR, DAVID SCOTT, HOAR, DONNA RUTH, FAIR, PATRICK M., FAIR, MARY KAY, PEPPER, HEATH, ERB, KATELYN; J & G Real Estate, LLC; 01005; O'Rourke

WEIS MARKET, INC., WEIS MARKET STORE #98; Maria Hernandez; 01033; Justice

YUNGINGER, JANINE L., YUNGINGER, LUKE A.; PPL Electric Utilities; 00951; Manley

ZONING HEARING BOARD OF MANHEIM TOWNSHIP; Kathryn Gerhart; 00955; Rothermel

ZONING HEARING BOARD OF THE CITY OF LANCASTER, ADAMS BURY ASSOCIATES L.P.; Jay



**NOTICE**

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**SHERIFF SALE OF VALUABLE  
REAL ESTATE**

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**Wednesday, March 30, 2022 @  
10:00 a.m. Prevailing Time**

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Pursuant to writs of Execution directed to me by the Court of Common Pleas of Lancaster County, Pa., I will expose the following Real Estate to public sale at 10:00 a.m. on the above date in the Lancaster County Courthouse, Courtroom A, 50 North Duke Street, in the City of Lancaster, PA.

**Audio and Video Devices Are  
Prohibited in Court Facilities**

Beginning January 1, 2017, the taking or recording of pictures, photographs, videos, or audio recordings; and the use or possession of audio or video broadcast or recording equipment, or any other device capable of capturing or transmitting sound or images (including, without limitation, cameras and cell phones); in a courtroom, hearing room, or their respective environs during the progress of or in connection with any action, whether or not court is actually in session, is prohibited in compliance with L.C.R. Crim.P. No. 112.

**CONDITIONS OF SALE**

The Sheriff's Office reserves the right to accept or to reject any one or more bids, and to sell the properties in any order or combination, as determined by the Sheriff's Office. The sale of any property may, at the discretion of the Sheriff's Office, be stayed or continued in whole or in part.

If any irregularities, defects, or failures to comply with these Conditions of Sale occur during the sale, properties may be placed back up for sale at any time prior to the conclusion of the sale.

All properties are sold "AS IS", with NO expressed or implied warranties or guarantees whatsoever. In other words, the Sheriff's Office does not guarantee or warrant, in any way, the real estate upon which you are bidding. The Sheriff's Office is merely following the requests of the plaintiffs and selling whatever interests the defendants may have in the properties. It is up to you or your attorney to determine what those interests are, before you buy. The defendants might not own the properties at all, other persons may own the properties, or there might be mortgages or other liens against the properties that you may have to pay before you obtain clear title to a property. All of these factors are for you alone to determine. The Sheriff's Office will not make these determinations for you. Once you make a bid, which is accepted as the highest bid, you have bought whatever interests the defendants have, if any, in that property and you must pay that sum of money to the Sheriff's Office regardless of what you later find out about the title. You must know what you are



bidding on before you bid and NOT after. All sales are FINAL after the property has been struck off to you as the highest bidder, and no adjustments will be made thereafter.

Payment for properties must be in the form of lawful money of the United States, a certified or cashier's check from a bank, or a Lancaster County attorney's check. The Sheriff's Office will NOT accept any other form of payment.

In order to expedite the sale, the Sheriff's Office encourages, but does not require, plaintiffs to announce an "upset" price, which is the least amount the plaintiff will accept for a property. Any bidding above the plaintiff's opening costs bid for such property will begin at that stated upset price. Subsequent bids shall be in no less than \$1000 increments. Plaintiffs may withdraw a property from sale any time before the property is struck off as sold to the highest bidder.

Immediately upon a property being struck off to the highest bidder, the buyer must state the buyer's name (unless buying the property on behalf of the plaintiff for costs only) and come forward to settle with the clerks. The buyer must present a legal picture identification acceptable to the Sheriff's Office, such as a driver's license, and immediately pay 20% of their bid as a down payment to the Sheriff's Office. The buyer must subsequently pay the balance of their bid within 30 days after the sale date.

Each buyer shall file a properly completed and signed Pennsylvania Realty Transfer Tax Statement of Value in duplicate with

the Sheriff's Office within 15 days after the sale date. All applicable realty transfer taxes will be fully paid from the sale proceeds by the Sheriff's Office. If the proceeds are insufficient to pay all the sale costs, realty transfer taxes, and priority liens, then the buyer shall pay the balance of such amounts to the Sheriff's Office within 30 days after the sale date.

If no petition has been filed to set aside a property sale, the Sheriff will execute and record a deed 20 days or more after filing a proposed Schedule of Distribution with the Prothonotary's Office, conveying all the real estate rights, title, & interests of the defendants in the property. Distribution of the sale proceeds will be made per the proposed Schedule of Distribution 11 or more days after the filing of such Schedule, provided no exceptions are filed regarding the proposed distribution.

The Sheriff's Office may hold agents responsible for their winning bids if their principal fails to comply with these Conditions of Sale, unless the agent has a notarized agency agreement and presents same to the Sheriff's Office prior to the beginning of the sale.

If a buyer breaches or otherwise fails to comply with these Conditions of Sale, the buyer shall forfeit their down payment to the Sheriff's Office in its entirety as liquidated damages, and the buyer also shall be liable to the Sheriff's Office for all costs, expenses, losses, and damages (including, without limitation, attorney fees) suffered or incurred by the Sheriff's Office (1) to resell the property or (2) above and beyond such down payment amount, or both of the

foregoing.

The Sheriff's Office reserves the right to alter or modify these conditions of sale during or before each sale, or on a case by case basis. The Sheriff's Office decision shall be final regarding all sale issues and disputes.

Christopher Leppler,  
*Sheriff of Lancaster County*  
Michael D Hess, Esquire,  
*Solicitor*

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**CI-19-08207**  
**M&T BANK**

**vs**

**CHERYL L BARBER**

PROPERTY ADDRESS: 229 LOCUST STREET, NEW HOLLAND, PA 17557  
UPI / TAX PARCEL NUMBER: 480-01151-0-0000  
JUDGMENT: \$62,082.24  
REPUTED OWNERS: CHERYL L. BARBER  
DEED BK. or INSTR. NO.: 7265  
MUNICIPALITY: NEW HOLLAND BORO  
AREA: 1,064  
IMPROVEMENTS: A RESIDENTIAL DWELLING

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**CI-21-05381**  
**NORTHWEST BANK F/K/A**  
**NORTHWEST SAVINGS BANK**

**vs**

**SAMUEL BONANO**

PROPERTY ADDRESS: 745 EUCLID AVENUE, LANCASTER, PA 17603  
UPI / TAX PARCEL NUMBER: 338-56278-0-0000  
JUDGMENT: \$130,558.37  
REPUTED OWNERS: SAMUEL BONANO

DEED BK. and PAGE or INSTR. NO.: 6248283  
MUNICIPALITY: CITY OF LANCASTER  
AREA: 4,395 SQ. FT.  
IMPROVEMENTS: TWO-STORY, SINGLE-FAMILY DWELLING (DUPLEX #1)

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**CI-19-09360**  
**CARRINGTON MORTGAGE**  
**SERVICES LLC**

**vs**

**RICHARD BOOTH A/K/A**  
**RICHARD A. BOOTH**

PROPERTY ADDRESS: 259 SOUTH 4TH STREET, COLUMBIA, PA 17512-1731  
UPI / TAX PARCEL NUMBER: 110-19690-0-0000  
JUDGMENT: \$137,742.97  
REPUTED OWNERS: Richard Booth a/k/a Richard A. Booth  
DEED BK. and PAGE or INSTR. NO.: Document ID# 6304845  
MUNICIPALITY: Borough of Columbia  
AREA: All that certain tract of land lying and being situate in the Borough of Columbia, Lancaster County, Commonwealth of Pennsylvania, being identified as Lot No. 1 as shown on a plan of lots known as 259-263 South Fourth Street, Final Subdivision Plan, as prepared by Stahlman and Stahlman, Inc., York, PA, and recorded in January 21, 2004 in the office of the Recorder of Deeds in and for Lancaster County, Pennsylvania, in Plan Book J-218; Page 143, and being more fully described as follows:  
IMPROVEMENTS: Residential Dwelling

**CI-20-02193**

**PENNSYLVANIA HOUSING  
FINANCE AGENCY**

**vs**

**JASON R. BOYLES, KATIE LYNN  
HESS**

PROPERTY ADDRESS: 134  
ACORN LANE, MOUNTVILLE,  
PA 17554

UPI / TAX PARCEL NUMBER:  
410-19515-0-0000

JUDGMENT: \$129,864.50

REPUTED OWNER(S): Jason R.  
Boyles and Katie Lynn Hess

DEED or INSTRUMENT  
NO:6248412

MUNICIPALITY: Manor Town-  
ship

AREA:0.0400 acres

IMPROVEMENTS: Residential;  
Townhouse; two-story; inside  
unit

**CI-18-01907**

**JPMORGAN CHASE BANK  
NATIONAL ASSOCIATION**

**vs**

**NATHAN W. CARTER, ROSE A.  
CARTER, UNITED STATES OF  
AMERICA**

PROPERTY ADDRESS: 866  
CENTER STREET, MOUNT JOY,  
PA 17552

UPI / TAX PARCEL NUMBER:  
300-19343-0-0000

JUDGMENT: \$158,356.10

REPUTED OWNERS: Nathan W.  
Carter, Rose A. Carter, United  
States of America

DEED BK. and PAGE or INSTR.  
NO.: Document ID# 5915366

MUNICIPALITY: Township of  
West Hempfield

AREA: ALL THAT CERTAIN lot of

land situate on the west side of  
Center Street, in the Township  
of West Hempfield, County of  
Lancaster and Commonwealth  
of Pennsylvania, being known  
as Lot No. 23, Block C, section  
2 on a Plan of Lots of Westview,  
said Plan being recorded in the  
Recorder of deed in and for Lan-  
caster County, Pennsylvania,  
in Subdivision Plan Book J-82,  
page 14, bounded and described  
as follows:

IMPROVEMENTS: Residential  
Dwelling

**CI-21-01416**

**LANCASTER ESTATES  
CONDOMINIUM ASSOCIATION**

**vs**

**WILLIAM COVERT**

PROPERTY ADDRESS: 119  
LANCASTER ESTATES, MOUNT  
JOY, PA 17552

UPI / TAX PARCEL NUMBER:  
540-73601-1-0119

JUDGMENT: \$18,469.18

REPUTED OWNERS: William J.  
Covert

DEED BK. and PAGE or INSTR.  
NO.: 5487800

MUNICIPALITY: Township of Ra-  
pho

AREA: Residential - Condomini-  
um

IMPROVEMENTS:

**CI-20-00211**

**WELLS FARGO BANK NA**

**vs**

**GERALD ALLEN CRAIG, JR.,  
A/K/A GERALD A. CRAIG**

PROPERTY ADDRESS: 1283  
STAMAN LANE, COLUMBIA, PA  
17512

UPI / TAX PARCEL NUMBER:  
110-88614-0-0000  
JUDGMENT:84,366.82  
REPUTED OWNERS: GERALD  
ALLEN CRAIG, JR. A/K/A GER-  
ALD A. CRAIG  
DEED BK. or INSTR. NO.:  
6030612  
MUNICIPALITY: COLUMBIA  
AREA:0.14 ACRES  
IMPROVEMENTS: RESIDEN-  
TIAL SINGLE FAMILY DWELL-  
ING

**CI-19-10836**

**CARRINGTON MORTGAGE  
SERVICES LLC**

**vs**

**TARA L. DEITER, KEVIN E.  
DEITER**

PROPERTY ADDRESS: 50 AK-  
RON ROAD, EPHRATA, PA  
17522  
UPI / TAX PARCEL NUMBER:  
260-93844-0-0000  
JUDGMENT: \$140,209.97  
REPUTED OWNERS: Tara L.  
Deiter, Kevin E. Deiter  
DEED BK. and PAGE or INSTR.  
NO.: Document ID# 5314335  
MUNICIPALITY: Borough of  
Ephrata  
AREA: ALL THAT CERTAIN tract  
of land together with improve-  
ments shown as Lot No. 11B-1,  
on a Plan of Subdivision record-  
ed in Subdivision Plan Book  
J-130, Page 45, in the Office for  
Recording of Deeds in and for  
Lancaster County, Pennsylva-  
nia, situate along the south side  
of T-937 "Akron Road", in the  
Borough of Ephrata, County of  
Lancaster and Commonwealth  
of Pennsylvania bounded and

described according to a plat of  
subdivision by Fuehrer Associ-  
ates, as follows:

IMPROVEMENTS: Residential  
Dwelling

**CI-18-06253**

**WELLS FARGO BANK, N.A.  
S/B/M TO WACHOVIA BANK,  
NATIONAL ASSOCIATION**

**vs**

**SUSAN K. DOUGHERTY**

PROPERTY ADDRESS: 3153  
WOODRIDGE DRIVE, LANDIS-  
VILLE, PA 17538-1357  
UPI / TAX PARCEL NUMBER:  
290-41917-0-0000  
JUDGMENT: \$52,914.09  
REPUTED OWNERS: SUSAN K.  
DOUGHERTY  
DEED BOOK 4237; PAGE 457  
MUNICIPALITY: EAST HEMP-  
FIELD TOWNSHIP  
IMPROVEMENTS: RESIDEN-  
TIAL DWELLING

**CI-20-01855**

**MIDFIRST BANK**

**vs**

**DORIS J. DRESCHER, INDIVID-  
UALLY AND AS BELIEVED HEIR  
AND/OR ADMINISTRATOR TO  
THE ESTATE OF LEON E. DRE-  
SCHER, LEON E UNKNOWN  
HEIRS AND/OR ADMINISTRA-  
TORS OF THE ESTATE OF LEON  
E. DRESCHER**

PROPERTY ADDRESS: 165  
MANHEIM STREET, MOUNT  
JOY, PA 17552  
UPI / TAX PARCEL NUMBER:  
450-91290-00000  
JUDGMENT: \$65,988.10  
REPUTED OWNERS: Leon E.  
Drescher and Doris J. Drescher,

no marital status shown  
DEED BK. or INSTR. NO.:  
5360618  
MUNICIPALITY: Borough of  
Mount Joy  
AREA: N\A  
IMPROVEMENTS: Residential  
Dwelling

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**CI-20-00324**

**METROPOLITAN LIFE INSURANCE COMPANY C/O NEWREZ LLC, F/K/A NEW PENN FINANCIAL, LLC, D/B/A SHELLPOINT MORTGAGE SERVICING**

**vs**

**KENNETH EPPINETTE**

PROPERTY ADDRESS: 273  
RIDGE AVENUE, EPHRATA, PA  
17522

UPI / TAX PARCEL NUMBER:  
270-00426-0-0000

JUDGMENT: 128,342.69

REPUTED OWNERS: Kenneth  
Eppinette

DEED BK. or INSTR. NO.: In-  
strument NO. 5304811

MUNICIPALITY: Township of  
Ephrata

AREA:

IMPROVEMENTS: Single Family  
Dwelling

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**CI-20-01754**

**DEUTSCHE BANK NATIONAL TRUST COMPANY AS TRUSTEE FOR SOUNDVIEW HOME LOAN TRUST 2006-WF1, ASSET-BACKED CERTIFICATES, SERIS 2006-WF1**

**vs**

**DAWN GAGE**

PROPERTY ADDRESS: 738  
MANOR STREET, LANCASTER,  
PA 17603

UPI / TAX PARCEL NUMBER:  
338-42369-0-0000

JUDGMENT: \$87,873.93

REPUTED OWNERS: Dawn  
Gage

DEED BK. or INSTR. NO.: In-  
strument Number 6450696

MUNICIPALITY: City of Lancast-  
er

AREA: N\A

IMPROVEMENTS: Residential  
Dwelling

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**CI-18-01939**

**NRZ REO XIV LLC**

**vs**

**CHRISTOPHER L. GEHMAN, PATRICIA A. GEHMAN, JAMES R. LEONARD, JR., ESQ**

PROPERTY ADDRESS: 219  
FAUSNACHT DR., DENVER, PA  
17517

UPI / TAX PARCEL NUMBER:  
140-07270-0-0000

JUDGMENT: \$151,163.20

REPUTED OWNERS: PATRICIA  
A. GEHMAN & CHRISTOPHER  
L. GEHMAN

DEED BK. or INSTR. NO.: 2220

MUNICIPALITY: BOROUGH OF  
DENVER

AREA: 7500.00

IMPROVEMENTS: A RESIDEN-  
TIAL DWELLING

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**CI-21-04991**

**EPHRATA NATIONAL BANK**

**vs**

**BRYAN H. HORNING, LUELLA H. HORNING**

PROPERTY ADDRESS: 32 MID-  
DLE CREEK ROAD, LITITZ, PA  
17543

UPI / TAX PARCEL NUMBER:  
270-80955-0-0000

JUDGMENT: \$144,538.42  
REPUTED OWNERS: Bryan H. Horning and Luella H. Horning  
DEED BK. or INSTR. NO.: Instrument No. 5611574  
MUNICIPALITY: Ephrata Township  
AREA:  
IMPROVEMENTS: Single-family residential dwelling

---

**CI-20-02136**

**RUSHMORE LOAN  
MANAGEMENT SERVICES LLC**

**vs**

**KELLEY A. JEFFERIS, DENNIS  
JEFFERIS**

PROPERTY ADDRESS: 2297 POPLAR STREET, NARVON, PA 17555  
UPI / TAX PARCEL NUMBER: 050-36876-0-0000  
JUDGMENT: \$244,735.02  
REPUTED OWNERS: J. Jefferis, Jr. and Kelley A. Jefferis  
DEED BK. 6319 and PAGE 80, or INSTR. NO. 999058397  
MUNICIPALITY: Township of Caernarvon  
AREA: 1.25  
IMPROVEMENTS: Single Family Residential Dwelling

---

**CI-19-04948**

**THE BANK OF NEW YORK  
MELLON FKA THE BANK OF  
NEW YORK, AS TRUSTEE  
(CWMBS 2005-03)**

**vs**

**DAVID A. KRITZBERGER, KAMI  
L. KRITZBERGER**

PROPERTY ADDRESS: 9 SOUTH SOUDERSBURG RD, RONKS, PA 17572  
UPI / TAX PARCEL NUMBER:

310-15233-0-0000  
JUDGMENT: \$133,538.20  
REPUTED OWNERS: David A. Kritzberger, Kami L. Kritzberger  
DEED BK. and PAGE or INSTR. NO.: Document ID# 5393787  
MUNICIPALITY: Township of East Lampeter  
AREA: 15,246  
IMPROVEMENTS: Residential Dwelling

---

**CI-17-01720**

**CARRINGTON MORTGAGE  
SERVICES LLC**

**vs**

**KIRK LAWHEAD, AMANDA  
LAWHEAD**

PROPERTY ADDRESS: 202 WEST MAIN STREET, TERRE HILL, PA 17581  
UPI / TAX PARCEL NUMBER: 590-43937-0-0000  
JUDGMENT: \$172,807.99  
REPUTED OWNERS: Kirk Lawhead and Amanda Lawhead  
INSTR. NO.: 5620487  
MUNICIPALITY: TERRE HILL BOROUGH  
AREA: 1,727  
IMPROVEMENTS: Residential Dwelling

---

**CI-21-04274**

**EAST LAMPETER TOWNSHIP**

**vs**

**JASON MARSICO**

PROPERTY ADDRESS: 2047 OLD PHILADELPHIA PIKE, LANCASTER, PA 17603  
UPI / TAX PARCEL NUMBER: 310-67639-0-0000  
JUDGMENT: \$9,747.24  
REPUTED OWNERS: JASON

MARSICO  
DEED BK. or INSTR. NO.:  
6477935

MUNICIPALITY: EAST LAMPET-  
ER TOWNSHIP

AREA: +/- .3200 acres

IMPROVEMENTS: Residential  
Single Family Dwelling

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**CI-16-06788**

**BANK OF AMERICA, N.A.**

**vs**

**JASON A MARSICO, SARAH J.  
MARSICO, FRED M. MARSICO**

PROPERTY ADDRESS: 2047  
OLD PHILADELPHIA PIKE, LAN-  
CASTER, PA 17602

UPI / TAX PARCEL NUMBER:  
310-67639-0-0000

JUDGMENT: \$225,182.17

REPUTED OWNERS: Jason A.  
Marsico, Fred M. Marsico, Sarah  
J. Marsico

DEED BK. and PAGE or INSTR.  
NO.: Document ID# 5652916

MUNICIPALITY: Township of  
East Lampeter

AREA: All that certain lot or  
piece of land Situate on the  
North side of the Old Philadel-  
phia Pike, in the Township of  
East Lampeter, County of Lan-  
caster and Commonwealth of  
Pennsylvania, having thereon  
erected a one and one-half sto-  
ry frame dwelling known as  
No. 2047 Old Philadelphia Pike  
bounded and described accord-  
ing to a survey made by H.W.  
Crawford, C.E. dated March 20,  
1940, as follows:

IMPROVEMENTS: Residential  
Dwelling

---

**CI-19-07739**

**LAKEVIEW LOAN SERVICING  
LLC**

**vs**

**BRADLEY R. MILLER, CARRIE  
L. MILLER**

PROPERTY ADDRESS: 166  
NORTH MAIN STREET, MAN-  
HEIM, PA 17545

UPI / TAX PARCEL NUMBER:  
400-99648-0-0000

JUDGMENT: \$159,095.60

REPUTED OWNERS: Bradley R.  
Miller and Carrie L. Miller

INSTR. NO.: 6378296

MUNICIPALITY: Borough of  
Manheim

AREA: 1,720

IMPROVEMENTS: Residential  
Dwelling

---

**CI-19-11737**

**MIDFIRST BANK**

**vs**

**JOSEPH S. MINI, JR**

PROPERTY ADDRESS: 1605  
GLENN ROAD, LANCASTER, PA  
17601

UPI / TAX PARCEL NUMBER:  
810-45417-0-0000

JUDGMENT: \$166,227.34

REPUTED OWNER(S): Joseph S.  
Mini, Jr.

DEED or INSTRUMENT NO:  
5257046

MUNICIPALITY: City of Lancast-  
er

AREA: Approx. 0.25 acre

IMPROVEMENTS: A RESIDEN-  
TIAL DWELLING

---

**CI-16-10178**

**US BANK NATIONAL ASSOCI-  
ATION, NOT IN ITS INDIVID-  
UAL CAPACITY BUT SOLELY  
AS TRUSTEE FOR THE RMAC**



**TRUST, SERIES 2016-CTT**

**vs**

**BOBBIE JO OLMO, ABRAHAM OLMO**

PROPERTY ADDRESS: 110  
NEW DORWART ST, LANCAST-  
ER, PA 17603

UPI / TAX PARCEL NUMBER:  
338-61305-0-0000

JUDGMENT: \$76,928.39.

REPUTED OWNERS: Bobbie Jo  
Olmo, Abraham Olmo

DEED BK. and PAGE or INSTR.  
NO.: Document ID# 5678220

MUNICIPALITY: City of Lancast-  
er

AREA: ALL THAT CERTAIN lot  
or piece of land situate on the  
Southwest side of New Dorwart  
Street between High and West  
Vine Streets, in the City of Lan-  
caster, County of Lancaster,  
Pennsylvania, having thereon  
erected a two story brick dwell-  
ing house known as No. 110  
New Dorwart Street, bounded  
and described as follows, to wit:

IMPROVEMENTS: Residential  
Dwelling

**CI-20-01896**

**WELLS FARGO BANK NA**

**vs**

**ROBERT REHRER, JR**

PROPERTY ADDRESS: 315 W.  
BROAD ST., NEW HOLLAND,  
PA 17557

UPI / TAX PARCEL NUMBER:  
480-92524-0-0000

JUDGMENT: \$208,744.79

REPUTED OWNERS: ROBERT  
REHRER, JR.

DEED INSTRUMENT NO.:  
6081521

MUNICIPALITY: BOROUGH OF

NEW HOLLAND

IMPROVEMENTS: RESIDEN-  
TIAL DWELLING

**CI-15-08254**

**US BANK NATIONAL  
ASSOCIATION**

**vs**

**COBY L RENNINGER, ANITA L  
RENNINGER**

PROPERTY ADDRESS: 809 NEW  
STREET, AKRON, PA 17501

UPI / TAX PARCEL NUMBER:  
020-64976-0-0000

JUDGMENT: \$121,699.61.

REPUTED OWNERS: Coby L.  
Renninger and Anita L. Ren-  
ninger

DEED BK. and PAGE or INSTR.  
NO.: Document ID# 5597543

MUNICIPALITY: Borough of Ak-  
ron

AREA: ALL THAT CERTAIN lot of  
land with one-story ranch-type  
brick dwelling thereon erect-  
ed, situate on the north side of  
809 New Street, in the Borough  
of Akron, County of Lancaster,  
and Commonwealth of Pennsyl-  
vania, bounded and described  
according to a survey made by  
Paul R. Diehm, Registered Sur-  
veyor, on October 13, 1964, as  
follows:

IMPROVEMENTS: Residential  
Dwelling

**CI-20-02032**

**NATIONSTAR MORTGAGE LLC  
D/B/A MR. COOPER**

**vs**

**KEVIN SMEAL JR**

PROPERTY ADDRESS: 863  
MAYTOWN ROAD, ELIZABETH-  
TOWN, PA 17022



UPI / TAX PARCEL NUMBER:  
160-38806-0-0000  
JUDGMENT: \$185,640.11  
REPUTED OWNERS: KEVIN  
SMEAL, JR  
INSTRUMENT NO. 6095499  
MUNICIPALITY: TOWNSHIP OF  
WEST DONEGAL,  
AREA: PRIMARY HOMESITE  
17,424 SQ FT.  
IMPROVEMENTS: RESIDEN-  
TIAL

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**CI-21-03950**  
**CLOCK TOWERS**  
**CONDOMINIUM ASSOCIATION**

**vs**

**KONSTANTINOS G. SOFILLAS**  
PROPERTY ADDRESS: 917 CO-  
LUMBIA AVENUE UNIT 114,  
LANCASTER, PA 17603  
UPI / TAX PARCEL NUMBER:  
335-58696-1-0114  
JUDGMENT: \$9,908.44  
REPUTED OWNERS: Konstanti-  
nos G. Sofillas  
DEED BK. and PAGE or INSTR.  
NO.: 5301474  
MUNICIPALITY: City of Lancast-  
er  
AREA: Residential - Condomini-  
um  
IMPROVEMENTS:

---

**CI-17-02319**  
**JPMORGAN CHASE BANK**  
**NATIONAL ASSOCIATION**

**vs**

**TRACEY J. TOMS**  
PROPERTY ADDRESS: 874  
RIFE RUN ROAD, MANHEIM,  
PA 17545  
UPI / TAX PARCEL NUMBER:  
540-73546-0-0000

JUDGMENT: \$210,455.80  
REPUTED OWNERS: Tracey J.  
Toms  
DEED BK. and PAGE or INSTR.  
NO.: Document ID# 5868215  
MUNICIPALITY: Township of  
Ralpho  
AREA: ALL THAT CERTAIN lot  
of ground, with improvements  
thereon erected, known as Lot  
9 as shown on a final plan of  
Chestnut Grove Estates, pre-  
pared by Diehm & Sons - Sur-  
veyors and recorded in the Of-  
fice for the Recording of Deeds  
in and for Lancaster County,  
Pennsylvania in Subdivision  
Plan Book J-161, Page 112, said  
lot situate on the Westerly side  
of Rife Run Road and located in  
the Township of Rapho, Coun-  
ty of Lancaster and Common-  
wealth of Pennsylvania, bound-  
ed and described as follows:  
IMPROVEMENTS: Residential  
Dwelling

---

**CI-19-11130**  
**SOLANCO SCHOOL DISTRICT**

**vs**

**TINA MARIE TURNER, EXECU-  
TRIX OF THE ESTATE OF  
ROBERT J. JEFFRIES**

PROPERTY ADDRESS: 60  
STUMP RD, NEW PROVIDENCE,  
PA 17560  
UPI / TAX PARCEL NUMBER:  
520-35339-0-0000  
JUDGMENT: \$2,583.29  
REPUTED OWNERS: Tina Marie  
Turner Executrix of the Estate of  
Robert J. Jeffries  
DEED BK. and PAGE or INSTR.  
NO.: N 46, 492  
MUNICIPALITY: Providence  
Township

AREA: .9 acres  
IMPROVEMENTS: SINGLE  
FAMILY

IMPROVEMENTS: RESIDEN-  
TIAL DWELLING  
F-25, M-4, 11

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**CI-18-02662**

**M&T BANK S/B/M KEYSTONE  
FINANCIAL BANK, N.A. DOING  
BUSINESS AS KEYSTONE  
FINANCIAL MORTGAGE**

**vs**

**ANTONIO VASQUEZ**

PROPERTY ADDRESS: 567 S.  
CHRISTIAN ST, LANCASTER,  
PA 17602

UPI / TAX PARCEL NUMBER:  
337-72942-0-0000

JUDGMENT: \$36,727.40

REPUTED OWNERS: ANTONIO  
VASQUEZ

DEED BK. or INSTR. NO.: 6312

MUNICIPALITY: CITY OF LAN-  
CASTER

AREA: 1,479

IMPROVEMENTS: A RESIDEN-  
TIAL DWELLING

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**CI-18-03316**

**FREEDOM MORTGAGE  
CORPORATION**

**vs**

**ROBERT A. VENUTO, RITA M.  
VENUTO**

PROPERTY ADDRESS: 5611  
STRASBURG ROAD, GAP, PA  
17527-9419

UPI / TAX PARCEL NUMBER:  
550-37027-0-0000

JUDGMENT: \$286,082.98

REPUTED OWNERS: ROBERT  
A. VENUTO AND RITA M. VE-  
NUTO

DEED INSTRUMENT NO.:  
6324224

MUNICIPALITY: TOWNSHIP OF  
SADSBURY

# POTOMAC.LEGAL

PA MD DC FED

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