

Franklin County Legal Journal

Vol. 28, No. 50

June 17, 2011

Designated by Order of the Court for the publication of court and other legal notices, the Franklin County Legal Journal (USPS 378-950), 100 Lincoln Way East, Chambersburg, Franklin County, PA 17201-2291, contains reports of cases decided by the various divisions of the Franklin County Branch of the Court of Common Pleas of the 39th Judicial District of Pennsylvania and selected cases from other counties.

39th Judicial District of Pennsylvania Court Calendar for the Week of June 20, 2011

Monday, June 20

9 a.m. — Call of the criminal trial list
10 a.m. — Haney IV v. Haney, custody pre-trial conference
1 p.m. — (Fulton case in Franklin) Barnhart Jr. v. Woodring, relocation hearing
1:15 p.m. — Bench warrants

Tuesday, June 21

9 a.m. — Support contempts/appeals
9 a.m. — Lewis v. Lewis, custody trial
9 a.m. — Fulton County miscellaneous court

Wednesday, June 22

8:30 a.m. — Commonwealth v. Schrock, bail hearing
9 a.m. — Sentences
9 a.m. — Lewis v. Lewis, custody trial continues
1:30 p.m. — Arraignments/dispositions/violations

Thursday, June 23

8:30 a.m. — Custody presentations
9 a.m. — Heare and Quintom v. Bakner and Martin, civil non-jury trial
9 a.m. — Commonwealth v. Reed and Commonwealth v. Runk, joint jury trial
9 a.m. — PFA matters
9:30 a.m. — Commonwealth v. Christie, non-jury trial
9:30 a.m. — (Fulton County) Commonwealth v. Melvin, PCRA hearing
1:15 p.m. — Bench warrants
1:30 p.m. — Commonwealth v. Shoemaker, sentencing
2:30 p.m. — Commonwealth v. Ortiz, motion to compel discovery

Friday, June 24

9 a.m. — Commonwealth v. Beightol, jury trial
9 a.m. — Commonwealth v. Reed and Commonwealth v. Runk, joint jury trial continues
9 a.m. — In Re: Wentworth, structured settlement
9 a.m. — Juvenile court
9 a.m. — Commonwealth v. Stottlemeyer, release to jail
10 a.m. — Sanders Construction v. Baker, writ of seizure
11 a.m. — Commonwealth v. Daley, SVP hearing and sentencing
2:30 p.m. — Commonwealth v. McKenzie, sentencing



Franklin County Bar Association 2011 Calendar of Events

JUNE

28 **CLE program:** PBI simulcast, "Boundary Law in Pennsylvania," 8:30 a.m. – 12:45 p.m., bar office and law library.

29 **CLE program:** PBI simulcast, "General Practitioners Update 2011," 8:30 a.m. – 3:45 p.m., bar office and law library.

JULY

4 **Bar office and law library closed** for Independence Day holiday.

8 **Board of Directors,** 3:30 p.m., Shippensburg.

8 **Forest's annual bar party,** 4:30 p.m., Shippensburg.

Franklin County Legal Journal

The Franklin County Legal Journal is published by the Franklin County Bar Association, 100 Lincoln Way East, Suite E, Chambersburg, PA 17201-2291. Subscriptions for the weekly advance sheets are \$35 per year.

Legal notices and all other materials must be received by noon on Monday of the week of publication. Send all materials to Carolyn Seibert-Drager, editor, at legaljournal@franklinbar.org or by mail to the above address.

POSTMASTER: Send address changes to the Franklin County Legal Journal, 100 Lincoln Way East, Suite E, Chambersburg, PA 17201-2291.

PUBLIC NOTICES

ESTATE 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. All persons having claims or demands against any of said estates are requested to make known the same, and all persons indebted to said estates are requested to make payment without delay, to the respective personal representatives thereof or their attorneys named below.

First Publication

Estate of Dolly V. Barkdoll, a/k/a Dolly Virginia Barkdoll, late of Washington Township, Franklin County, Pennsylvania.

Personal representative:
Joseph A. Smith
c/o R. Thomas Murphy & Associates, P.C.
14 N. Main St., Suite 306
Chambersburg, PA 17201
Attorney:
Jason S. Childers
R. Thomas Murphy & Associates, P.C.
14 N. Main St., Suite 306
Chambersburg, PA 17201

6/17,6/24,7/1/2011

Estate of Carol S. Besecker, late of Waynesboro, Franklin County, Pennsylvania.

Personal representative:
Dorothy S. Baker
c/o Jeffrey S. Evans
2025 E. Main St.
Waynesboro, PA 17268
Attorney:
Jeffrey S. Evans
2025 E. Main St.
Waynesboro, PA 17268

6/17,6/24,7/1/2011

Estate of June L. Holtry, late of Southampton Township, Franklin County, Pennsylvania.

Personal representatives:
Charles R. Beidel Jr. and Jerry W. Holtry
c/o Roger B. Irwin
Irwin & McKnight, P.C.
60 W. Poinfret St.
Carlisle, PA 17013
Attorney:
Roger B. Irwin
Irwin & McKnight, P.C.
60 W. Poinfret St.
Carlisle, PA 17013

6/17,6/24,7/1/2011

Estate of George Kormos, a/k/a George Kormos Jr., late of Guilford Township, Franklin County, Pennsylvania.

Personal representative:
Bonnie L.K. Pratt
c/o Walker, Connor & Spang, LLC
247 Lincoln Way East
Chambersburg, PA 17201
Attorney:
David F. Spang
Walker, Connor & Spang, LLC
247 Lincoln Way East
Chambersburg, PA 17201

6/17,6/24,7/1/2011

Estate of Ann G. Shade, late of Waynesboro, Franklin County, Pennsylvania.

Personal representative:
Rosemary G. Woodring
c/o Keller, Keller and Beck, LLC
343-B S. Potomac St.
Waynesboro, PA 17268
Attorney:
J. Edward Beck Jr.
Keller, Keller and Beck, LLC
343-B S. Potomac St.
Waynesboro, PA 17268

6/17,6/24,7/1/2011

Estate of Ida L. Shriver, a/k/a Ida Lucille Shriver, a/k/a Lou Shriver, late of Guilford Township, Franklin County, Pennsylvania.

Personal representatives:
William F. Shriver and M. Angela Rocks
c/o R. Thomas Murphy & Associates, P.C.
14 N. Main St., Suite 306
Chambersburg, PA 17201
Attorney:
R. Thomas Murphy
R. Thomas Murphy & Associates, P.C.
14 N. Main St., Suite 306
Chambersburg, PA 17201

6/17,6/24,7/1/2011

Estate of Lois B. Stevens, a/k/a Lois B. Fraker Stevens, late of Dublin Township, Fuiton County, Pennsylvania.

Personal representatives:
Joyce A. Henry
3568 Great Cove Road
Warfordsburg, PA 17267
and
Kent Fraker
202 S. Second St.
McConnellsburg, PA 17233
Attorney:
Paul T. Schemel
Dick, Stein, Schemel, Wine & Frey, LLP
119 E. Baltimore St.
Greencastle, PA 17225

6/17,6/24,7/1/2011

Estate of Herman H. Woodal, late of Greene Township, Franklin County, Pennsylvania.

Personal representatives:
Debra K. Kauffman
786 Alandale Drive
Chambersburg, PA 17202
and
Dennis A. Woodal
198 Falling Spring Road
Chambersburg, PA 17201
Attorney:
David C. Cleaver
Keller, Keller and Beck, LLC
1035 Wayne Ave.
Chambersburg, PA 17201

6/17,6/24,7/1/2011

PUBLIC NOTICES

Second Publication

Estate of Gladys L. Adams, late of Chambersburg Borough, Franklin County, Pennsylvania.

Personal representative:
Carol L. Franzwick
c/o Bradley L. Griffie
Griffie & Associates
100 Lincoln Way East, Suite D
Chambersburg, PA 17201
Attorney:
Bradley L. Griffie
Griffie & Associates
100 Lincoln Way East, Suite D
Chambersburg, PA 17201

6/10,6/17,6/24/2011

Estate of Jean C. Curtis, late of Chambersburg Borough, Franklin County, Pennsylvania.

Personal representative:
Ornstown Bank
P.O. Box 250
Shippensburg, PA 17257
Attorney:
Glen and Glen
14 N. Main St., Suite 306
Chambersburg, PA 17201-1883

6/10,6/17,6/24/2011

Estate of Katherine H. Furl, a/k/a Katherine K. Furl, late of Chambersburg Borough, Franklin County, Pennsylvania.

Personal representatives:
Floyd B. Furl Jr.
329 Wayne Ave.
Chambersburg, PA 17201
and
Dorothea Ann Corey
2000 Wenger Lane
Chambersburg, PA 17201
Attorney:
Robert C. Schollaert
82 W. Queen St.
Chambersburg, PA 17201

6/10,6/17,6/24/2011

Estate of Harold E. Heisey, late of Greene Township, Franklin County, Pennsylvania.

Personal representative:
Harold E. Heisey II
11239 Weaver Road
Ornstown, PA 17244
Attorney:
Robert C. Schollaert
82 W. Queen St.
Chambersburg, PA 17201

6/10,6/17,6/24/2011

Estate of George F. Jones, late of Greene Township, Franklin County, Pennsylvania.

Personal representative:
Gregory Plasterer
575 Colonial Drive
Chambersburg, PA 17202
Attorney:
William C. Cramer
14 N. Main St., Suite 414
Chambersburg, PA 17201

6/10,6/17,6/24/2011

Estate of Jeannette Keller, a/k/a Jeannette Elizabeth Keller, late of Montgomery Township, Franklin County, Pennsylvania.

Personal representatives:
Stephen D. Kulla
9 E. Main St.
Waynesboro, PA 17268
and
David F. Spang
247 Lincoln Way East
Chambersburg, PA 17201
Attorney:
Kulla, Barkdoll, Ullman & Painter, P.C.
9 E. Main St.
Waynesboro, PA 17268

6/10,6/17,6/24/2011

Estate of Helen L. Kreitz, late of Waynesboro Borough, Franklin County, Pennsylvania.

Personal representatives:
Evangelical Lutheran Church
43 S. Church St.
Waynesboro, PA 17268
and
St. Andrew Catholic Church
12 N. Broad St.
Waynesboro, PA 17268
Attorney:
Clinton T. Barkdoll
Kulla, Barkdoll, Ullman & Painter, P.C.
9 E. Main St.
Waynesboro, PA 17268

6/10,6/17,6/24/2011

Estate of Chad Curtis Silver, late of Southampton Township, Franklin County, Pennsylvania.

Personal representative:
Teresa L. Silver
455 Briar Lane
Chambersburg, PA 17202
Attorney:
William T. Tully
2595 Interstate Drive, Suite 101
Harrisburg, PA 17110

6/10,6/17,6/24/2011

PUBLIC NOTICES

Third Publication

Estate of Thomas N. Fitz, late of Washington Township, Franklin County, Pennsylvania.

Personal representative:
Shawn Fitz
13655 Buchanan Trail East
Waynesboro, PA 17268
Attorney:
Clinton T. Barkdoll
Kulla, Barkdoll, Ullman & Painter, P.C.
9 E. Main St.
Waynesboro, PA 17268

6/3,6/10,6/17/2011

Estate of Billy L. Fix Sr., late of Metal Township, Franklin County, Pennsylvania.

Personal representatives:
Julianne Umbrell, Timothy Fix and Billy L. Fix Jr.
c/o R. Thomas Murphy & Associates, P.C.
14 N. Main St., Suite 306
Chambersburg, PA 17201
Attorney:
Jared S. Childers
R. Thomas Murphy & Associates, P.C.
14 N. Main St., Suite 306
Chambersburg, PA 17201

6/3,6/10,6/17/2011

Estate of Betty J. Helman, a/k/a Betty Jane Crist, late of Hamilton Township, Franklin County, Pennsylvania.

Personal representative:
Amy Helman
573 Vinell Lane
Chambersburg, PA 17202
Attorney:
Nancy H. Meyers
Salzmann Hughes, P.C.
239-B E. Main St.
Waynesboro, PA 17268

6/3,6/10,6/17/2011

Estate of Grace M. Killian, late of Southampton Township, Franklin County, Pennsylvania.

Personal representatives:
Carma M. Stafford
187 Chamberlin Road
Shippensburg, PA 17257
and
Harry E. Killian
34 Lovers Lane
Newburg, PA 17240
Attorney:
H. Anthony Adams
49 W. Orange St., Suite 3
Shippensburg, PA 17257

6/3,6/10,6/17/2011

Estate of Ernie L. Mobley, late of St. Thomas Township, Franklin County, Pennsylvania.

Personal representative:
Sylvia Ann Jacobs
6546 Tydings Road
Eldersburg, MD 21784
Attorney:
None

6/3,6/10,6/17/2011

Estate of Barbara T. Smith, late of Chambersburg Borough, Franklin County, Pennsylvania.

Personal representative:
Bryan J. Smith
9683 Crossfield Road
Hagerstown, MD 21740
Attorney:
Courtney J. Graham
Sponseller/Graham, LLC
223 Lincoln Way East
Chambersburg, PA 17201

6/3,6/10,6/17/2011

Estate of Suzanne Marie Trobaugh, late of Antrim Township, Franklin County, Pennsylvania.

Personal representative:
Joseph E. Trobaugh
4104 Scar Hill Road
Greencastle, PA 17225
Attorney:
Nancy H. Meyers
Salzmann Hughes, P.C.
239-B E. Main St.
Waynesboro, PA 17268

6/3,6/10,6/17/2011

Estate of Mildred E. Yoder, late of Greene Township, Franklin County, Pennsylvania.

Personal representative:
Charles A. Myers Jr.
12276 Gearhart Road
Greencastle, PA 17225
Attorney:
Wertime & Guyer LLP
35 N. Carlisle St., Suite A
Greencastle, PA 17225

6/3,6/10,6/17/2011

PUBLIC NOTICES

CORPORATION NOTICE

Notice is hereby given that Articles of Incorporation were filed with the Pennsylvania Department of State on February 23, 2011, at Harrisburg, Pennsylvania. The name of the proposed corporation organized under the provisions of the Commonwealth of Pennsylvania Domestic Nonprofit Corporation Law is Franklin County Chapter of the Izaak Walton League of America.

6/17/2011

NOTICE

**In the Court of Common Pleas
of the 39th Judicial District of Pennsylvania,
Franklin County Branch**

Notice is hereby given that on May 23, 2011, Tasha Bortzfeld filed a Petition for Change of Name by Natural Parent to change the name of her minor child, Sophia Isabella Deledda, to Sophia Isabella Bortzfeld. A hearing is set for Wednesday, July 13, 2011, at 9 a.m. in the assigned courtroom of the Franklin County Courthouse, at which any and all persons interested may appear and show cause, if any, why the petitioner should not be allowed to change the name of the minor child.

Kristen B. Hamilton, attorney for petitioner
Stiltner, Taccino & Hamilton
25 Penncraft Ave., Suite 310
Chambersburg, PA 17201

6/17/2011

SHERIFF'S SALE

July 8, 2011

By virtue of certain writs of execution issued out of the Court of Common Pleas of Franklin County, Pennsylvania, and to me directed, I will expose at public sale by public venue or outcry in the Franklin County Courthouse, Third Floor, Jury Assembly Room, Chambersburg, Pennsylvania, at 1 p.m. on the above date, the hereinafter mentioned real estate. All parties in interest and claimants are hereby notified that a schedule of distribution will be filed by the sheriff on August 8, 2011, and that distribution will be made in accordance with said schedule unless exceptions are filed thereto within ten (10) days thereafter.

SALE #1
2011-88
EMC MORTGAGE CORPORATION
V.
THEODORE RICHARDSON
AND ANNIE RICHARDSON
ATTY: MCCABE WEISBERG & CONWAY

All the following described real estate lying and being situate in Waynesboro, Franklin County, Pennsylvania, having a street address of 8514 Harper Drive, Waynesboro, Pa. Franklin County Deed Book Volume 3286, Page 531. Tax Parcel #23-Q7-326.

SALE #2
CANCELLED

SALE #3
2011-441
DEUTSCHE BANK NATIONAL TRUST AS TRUSTEE
V.
CLARK PATTERSON
AND LAVONDA M. PATTERSON
ATTY: GOLDBECK MCCAFFERTY & MCKEEVER

All the following described tracts of real estate lying and being situate in Guilford Township, Franklin County, Pennsylvania, having a street address of 3853 Church Road, Chambersburg, Pa. Franklin County Deed Book Volume 2848, Page 63. Tax Parcel #10-0D22-011A.

SALE #4
2010-2346
PNC MORTGAGE, A DIVISION OF PNC BANK,
NATIONAL ASSOCIATION
V.
HOLLY M. KAUFFMAN,
A/K/A HOLLY M. BAYLOR
ATTY: LOUIS P. VITTI

All the following described two contiguous tracts of real estate lying and being situate in Quincy Township, Franklin County, Pennsylvania, having a street address of 7909 Monn Drive, Waynesboro, Pa. Franklin County Deed Book Volume 2285, Page 449. Tax Parcel #19-0L18-018B.

PUBLIC NOTICES

SALE #5
2011-577
DEUTSCHE BANK NATIONAL TRUST COMPANY
AS TRUSTEE
V.
WILLIAM S. FOSTER JR.
AND DEBORAH L. FOSTER
ATTY: UDREN LAW OFFICES

All the following described real estate, lying and being situate in "Sheffield Manor," Washington Township, Franklin County, Pennsylvania, having a street address of 11632 Anthony Highway, Waynesboro, Pa. Franklin County Deed Book Volume 1447, Page 590. Tax Parcel #23-0Q07-177.

SALE #6
CANCELLED

SALE #7
2010-3277
PHH MORTGAGE CORPORATION
V.
ERIC W. DIAZ
ATTY: PHELAN HALLINAN & SCHMIEG

All the following described real estate lying and being situate in Chambersburg Borough (formerly Guilford Township), Franklin County, Pennsylvania, having a street address of 863 Stouffer Ave., Chambersburg, Pa. Franklin County Deed Book Volume 2823, Page 570. Tax Parcel #06-1E60-002-000000.

SALE #8
2011-87
EMC MORTGAGE CORPORATION
V.
FRIMPONG KODUA
ATTY: MCCABE WEISBERG & CONWAY

All that certain piece, parcel or tract of land situate, lying and being in Greencastle Borough, Franklin County, Pennsylvania, having a street address of 504 S. Carlisle St., Greencastle, Pa. Franklin County Deed Book Volume 3195, Page 258. Tax Parcel #06-2B00-008.

SALE #9
2010-3549
THE FIRST NATIONAL BANK OF MERCERSBURG
V.
LESTER R. CLAY
ATTY: KORNFIELD & BENCHOFF

All the following described real estate, lying and being situate in Waynesboro Borough, Franklin County, Pennsylvania, having a street address of 500 Fourth St., Waynesboro, Pa. Franklin County Deed Book Volume 3134, Page 567. Tax Parcel #26-5C-06-16A.

SALE #10
2011-182
M&T BANK
V.
DARREN R. REASNER
ATTY: MCCABE WEISBERG & CONWAY

All the following described real estate, together with the improvements thereon erected, lying and being situate in Chambersburg Borough, Franklin County, Pennsylvania, having a street address of 431 S. Fourth St., Chambersburg, Pa. Franklin County Deed Book Instrument #2009-23539. Tax ID #06-1E18-031.

SALE #11
2011-89
WELLS FARGO BANK NA
V.
JAMES A. SWANK AND NICOLE R. SWANK
ATTY: ZUCKER GOLDBERG & ACKERMAN

All the following described real estate lying and being situate in Southampton Township, Franklin County, Pennsylvania, having a street address of 8752 Rice Road, Shippensburg, Pa. Instrument #2008-17346. Parcel #21-0N13-066.

SALE #12
2011-157
NATIONSTAR MORTGAGE, LLC,
F/K/A CENTEX HOME EQUITY COMPANY LLC
V.
WAYNE E. EBERSOLE
ATTY: PHELAN HALLINAN & SCHMIEG

All the following described real estate locally known as 12561 Main St., lying and being situate in Peters Township, Franklin County, Pennsylvania. Franklin County Deed Book Volume 2581, Page 248. Tax Parcel #18-K8-24.

SALE #13
2010-1568
AURORA LOAN SERVICES, LLC
V.
BRENDA A. SIDLER, A/K/A BRENDA SIDLER
ATTY: PHELAN HALLINAN & SCHMIEG

All the following described real estate, locally known as 14933 Wayne Highway, lying and being situated in Washington Township, Franklin County, Pennsylvania. Franklin County Deed Book Volume 1596, Page 495. Tax Parcel #23-0Q17-.005-.000000.

PUBLIC NOTICES

PUBLIC NOTICES

SALE #14 (A)
2011-547
FARMERS AND MERCHANTS TRUST
V.

ROBERT G. HENRY
ATTY: JAMES SMITH DIETTERICK & CONNELLY

All that certain tract of real estate, lying and being situate in Letterkenny Township, Franklin County, Pennsylvania, having a street address of 13780 Gilbert Road, Upper Strasburg, Pa. Franklin County Deed Book Volume 3260, Page 274. Tax Parcel #s 12-0F20-033, 12-0F20-033-L0 and 12-0F20-033-L01.

SALE #14 (B)
2011-547
FARMERS AND MERCHANTS TRUST
V.

ROBERT G. HENRY
ATTY: JAMES SMITH DIETTERICK & CONNELLY

All that real estate lying and being situate in Metal Township, Franklin County, Pennsylvania, having a street address of 10961 Redwood Ave., Fannettsburg, Pa. Franklin County Deed Book Volume 2446, Page 097. Tax Parcel #15-0412S-012F.

SALE #15
2010-920
JAMES H. COFFMAN
V.

MARY F. COFFMAN, A/K/A MARY F. CLARK,
AND WILLIAM O. VAN GILDER, GARNISHEE
ATTY: KORNFIELD & BENCHOFF

All the following described real estate, lying and being situate in Hamilton Township, Franklin County, Pennsylvania, having a street address of Rumlter Road, Lots 12, 14 and 17, Chambersburg, Pa. Instrument #2010-20944. Tax Parcel #11-E-04-50B.

SALE #16
2010-5394
PNC MORTGAGE
V.

ROBERT W. CARNES AND LORI A. LANDIS
ATTY: LOUIS P. VITTI

All the following described real estate, lying and being situate in St. Thomas, Franklin County, Pennsylvania, having a street address of 2889 Apple Way, Chambersburg, Pa. Instrument #2002-071536. Parcel #20-0M05-128.

SALE #17
2010-4198
M&T BANK
V.

DAVID FRANKLIN MINNICH,
A/K/A DAVID F. MINNICH
ATTY: MCCABE WEISBERG & CONWAY

All the following described four (4) tracts of real estate, lying and being situate in Antrim Township, Franklin County, Pennsylvania, having a street address of 13462 Worleytown Road, Greencastle, Pa. Franklin County Deed Book Volume 982, Page 169. Tax Parcel #01-0A26.

SALE #18
2009-4098

WELLS FARGO BANK NA AS TRUSTEE FOR
OPTION ONE MORTGAGE LOAN TRUST 2005-4
ASSET-BACKED CERTIFICATES, SERIES 2005-4
V.

CAROL L. SWART AND DONALD R. SWART
ATTY: MCCABE WEISBERG & CONWAY

All the following described real estate lying and being situate in Waynesboro Borough, Franklin County, Pennsylvania, having a street address of 448 W. Fourth St., Waynesboro, Pa. Franklin County Deed Book Volume 1805, Page 499. Tax Parcel #26-5C06.024.

SALE #19
2010-5291

METLIFE HOME LOANS,
A DIVISION OF METLIFE BANK NA
V.

BRIAN A. COLEMAN
ATTY: ZUCKER GOLDBERG & ACKERMAN

All that certain lot or piece together with the improvements thereon, locally known as 454 Frick Ave., situate in Waynesboro Borough, Franklin County, Pennsylvania. Instrument #2009-13942. Parcel #25-5A39-027.

SALE #20
2011-672

WELLS FARGO BANK, NA
V.

PHILIP W. ROBERTS AND RITA N. ROBERTS
ATTY: ZUCKER GOLDBERG & ACKERMAN

All the following described real estate, lying and being situate in Hamilton and Letterkenny townships, Franklin County, Pennsylvania, having a street address of 4 Surrey Court, Chambersburg, Pa. Franklin County Deed Book Volume 3094, Page 241. Tax Parcel #11-0E10-111.

SALE #21
2011-761

THE FIRST NATIONAL BANK OF MERCERSBURG
V.
BRADLEY D. GARBER AND TRACY L. GARBER
ATTY: KORNFIELD & BENCHOFF

All the following described real estate, lying and being situate in Hamilton Township, Franklin County, Pennsylvania, having a street address of 7815 Mount Olivet Road, Chambersburg, Pa. Instrument #2008-006966.

SALE #22
2010-5378

PHH MORTGAGE CORPORATION
V.
JOSE J. MACIAS
ATTY: PHELAN HALLINAN & SCHMIEG

All the following described real estate, lying and being situate in Antrim Township, Franklin County, Pennsylvania, having a street address of 11198 Hades Church Road, Greencastle, Pa. Franklin County Deed Book Volume 3329, Page 468. Tax Parcel #01-0A15.-052-000000. Reference #01-A-18-62.

SALE #23
2010-291

US BANK NATIONAL ASSOCIATION AS TRUSTEE
V.
DEBORAH A. DAMBROSIA
ATTY: MARTHA VON ROSENSTIEL

All the following described real estate lying and being situate in Hamilton Township, Franklin County, Pennsylvania, having a street address of 1266 Pleasant View Drive, Chambersburg, Pa. Franklin County Deed Book Volume 1620, Page 148. Tax Parcel #11-0E16J-091.

SALE #24
2011-580

WELLS FARGO BANK NA
V.

CURTIS R. ALLEN AND BRENDA J. ALLEN
ATTY: ZUCKER GOLDBERG & ACKERMAN

All that certain lot or piece of ground situate in Greene Township, Franklin County, Pennsylvania, having a street address of 3672 Mountain Shadow Drive, Fayetteville, Pa. Franklin County Deed Book Volume 3543, Page 35. Tax Parcel #09-0C23C-046.

SALE #25
2011-948

FARMERS AND MERCHANTS TRUST COMPANY
OF CHAMBERSBURG
V.
HELEN M. BITNER AND
GERALD N. BITNER, DECEASED
ATTY: JAMES SMITH DIETTERICK & CONNELLY

All the following described real estate lying and being situate in Chambersburg Borough, Franklin County, Pennsylvania, having a street address of 570 Nelson St., Chambersburg, Pa. Franklin County Deed Book Volume 576, Page 402. Tax Parcel #03-1E03-156.

SALE #26
2010-5764

PNC MORTGAGE, A DIVISION OF PNC BANK,
NATIONAL ASSOCIATION
V.

DONNA L. DAVIS AND BOBBY L. DAVIS
ATTY: LOUIS P. VITTI

All that following described real estate lying and being situate in Chambersburg Borough, Franklin County, Pennsylvania, having a street address of 519 Bracken Drive, Chambersburg, Pa. Franklin County Deed Book Volume 3281, Page 490. Tax Parcel #02-1C06-062.

SALE #27
2011-682

AMERICAN GENERAL CONSUMER
DISCOUNT COMPANY
V.

ANTHONY J. STARLIPER
AND BREE A. STARLIPER
ATTY: FOX AND FOX

All the following described real estate, locally known as 145 S. Church St., lying and being situate in Waynesboro Borough, Franklin County, Pennsylvania. Franklin County Deed Book Volume 1443, Page 621. Tax Parcel #24-5C-16-86.

SALE #28
2010-4482

WELLS FARGO BANK NA
V.

JOHN M. BURKHART
ATTY: PHELAN HALLINAN & SCHMIEG

All the following described real estate lying and being situate in Chambersburg Borough, Franklin County, Pennsylvania, having a street address of 332 Martina Drive, Chambersburg, Pa. Franklin County Deed Book Volume 3409, Page 127. Tax Parcel #04-1G00S-020C-000000.

PUBLIC NOTICES

SALE #29
2008-3884
NATIONAL CITY MORTGAGE,
A DIVISION OF NATIONAL CITY BANK
V.
PERI A. FLORY, DAVID FLORY AND
ALL OTHER HEIRS OF GARNET E. FLORY,
KNOWN AND UNKNOWN
ATTY: VITTI & VITTI

All that certain lot or piece of ground situate in Greene Township, Franklin County, Pennsylvania, having a street address of 617 Brookens Road, Fayetteville, Pa. Franklin County Deed Book Volume 3474, Page 451. Tax Parcel #09-0C23Q-004.

SALE #30
2010-5204
FARMERS AND MERCHANTS TRUST COMPANY
OF CHAMBERSBURG
V.
CHRISTOPHER A. SMITH AND ASHLEY M. GRIES
ATTY: GRENEEN & BIRSIC

All the following described real estate situated in Greene Township, Franklin County, Pennsylvania, having erected thereon a dwelling being known and numbered as 3714 Main St., Scotland, a/k/a 3714 Scotland Main St., Chambersburg, Pa. Instrument #2008-010488. Parcel #09-0C13M-049.

SALE #31
2010-4209
GMAC MORTGAGE, LLC
V.
ROBERT P. JULIEN
ATTY: PHELAN HALLINAN & SCHMIEG

All the following described real estate, lying and being situate in Chambersburg Borough, Franklin County, Pennsylvania, known and numbered as 33 Commerce St., Chambersburg, Pa. Instrument #2008-003741. Tax Parcel #02-1C34.017-000000. Reference #02-1C-34-17.

SALE #32
2010-2835
CITIFINANCIAL SERVICES, INC.
V.
CHAD E. COOK
ATTY: PHELAN HALLINAN & SCHMIEG

All the following described real estate lying and being situate in Greene Township, Franklin County, Pennsylvania, having a street address of 2982 Cook Road, Fayetteville, Pa. Franklin County Deed Book Volume 3001, Page 370. Tax Parcel #09-0C23-013-000000.

SALE #33
2010-3450
WELLS FARGO BANK
V.
BRADLEY L. FOX
ATTY: PHELAN HALLINAN & SCHMIEG

All the following described real estate, locally known as 11376 Anne Lane, lying and being situate in Montgomery Township, Franklin County, Pennsylvania. Franklin County Deed Book Volume 3289, Page 419. Tax Parcel #17-0J16-085A-000000.

SALE #34
2011-831
WELLS FARGO BANK
V.
CHERYL PEER AND PAUL PEER II
ATTY: GOLDBECK MCCAFFERTY & MCKEEVER

All the following described real estate lying and being situate in Antrim Township, Franklin County, Pennsylvania, having a street address of 13562 Grant Shook Road, Greencastle, Pa. Franklin County Deed Book Volume 1485, Page 187. Tax Parcel #01-0A26-086A.

SALE #35
2010-1822
PNC MORTGAGE
V.
ERIC G. MARTIN
ATTY: GOLDBECK MCCAFFERTY & MCKEEVER

All the following described real estate lying and being situate in St. Thomas Township, Franklin County, Pennsylvania, having a street address of 6741 Lincoln Way West, St. Thomas, Pa. Instrument #2006-027196. Tax Parcel #20-0M14N-021.

SALE #36
CANCELLED

SALE #37
CANCELLED

SALE #38
2011-865
WELLS FARGO BANK NA
V.
CHRISTOPHER T. JONES AND
KRISTIN M. RUNYON, DECEASED
ATTY: ZUCKER GOLDBERG & ACKERMAN

All the following described real estate lying and being situate in St. Thomas Township, Franklin County, Pennsylvania, having a street address of 8091 Sunflower Circle, St. Thomas, Pa. Franklin County Deed Book Volume 288J, Page 354. Tax Parcel #20-0M18-236.

PUBLIC NOTICES

SALE #39
2010 4829
WELLS FARGO BANK
V.
JANA L. FISHER AND BRENDA M. PLASTERER
ATTY: PHELAN HALLINAN & SCHMIEG

All the following described real estate lying and being situate in Chambersburg Borough, formerly Guilford Township, Franklin County, Pennsylvania, having a street address of 1138 Stanley Ave., Chambersburg, Pa. Franklin County Deed Book Volume 1179, Page 294. Tax Parcel #06-1E-060-26.

SALE #40
2010-4286
CHASE HOME FINANCE LLC
V.
SHIRLEY Y. BARNHART
AND MELISSA M. BARNHART
ATTY: PHELAN HALLINAN & SCHMIEG

All the following described real estate, locally known as 11473 Timmons Drive, lying and being situate in Montgomery Township, Franklin County, Pennsylvania. Franklin County Deed Book Volume 1341, Page 411. Tax Parcel #17-0J19-062-000000.

SALE #41
2011-209
WELLS FARGO BANK
V.
LAURA ANN STEELE
ATTY: PHELAN HALLINAN & SCHMIEG

All the following described real estate, lying and being situate in Washington Township, Franklin County, Pennsylvania, having a street address of 12375 Mentzer Gap Road, Waynesboro, Pa. Franklin County Deed Book Volume 2460, Page 395. Tax Parcel #23-0Q13-227-000000.

SALE #42
2011-49
WELLS FARGO BANK
V.
PAUL C. BARBOUR
ATTY: ZUCKER GOLDBERG & ACKERMAN

All the following described real estate lying and being situate in Montgomery Township, Franklin County, Pennsylvania, having a street address of 11373 Punch Bowl Road, Mercersburg, Pa. Franklin County Deed Book Volume 2361, Page 158. Tax Parcel #17-0516-091.

SALE #43
2011-631
PHH MORTGAGE CORPORATION,
F/K/A PHH MORTGAGE SERVICES
V.
JERRY L. HOUPPT AND JOANN L. HOUPPT
ATTY: PHELAN HALLINAN & SCHMIEG

All the following described lot of ground lying and being situate in Antrim Township, Franklin County, Pennsylvania, having a street address of 7256 Ruritan Drive, Chambersburg, Pa. Franklin County Deed Book Volume 2273, Page 374. Tax Parcel #01-0A08-095.000000.

SALE #44
2010-4319
NATIONWIDE ADVANTAGE
MORTGAGE COMPANY
V.
DAVID L. WALLECH,
A/K/A DAVID L. WALLECH JR.,
AND AMBER R. WALLECH
ATTY: MARTHA E. VON ROSENSTIEL

All the following described real estate lying and being situate in Antrim Township, Franklin County, Pennsylvania, having a street address of 13923 Worleytown Road, Greencastle, Pa. Franklin County Deed Book Volume 3019, Page 426. Tax Parcel #01-0A26-271.

SALE #45
2011-786
WELLS FARGO BANK NA
V.
KATRINA L. DUDLEY
AND MARILYN L. FOGERSANGER
ATTY: PHELAN HALLINAN & SCHMIEG

All that certain lot or parcel of real estate lying and being situate in Mercersburg Borough, Franklin County, Pennsylvania, having a street address of 19 Oregon St., Mercersburg, Pa. Franklin County Deed Book Volume 2699, Page 403. Tax Parcel #14-03A20-24-000000.

SALE #46
2011-862
GRAYSTONE TOWER BANK,
SUCCESSOR IN INTEREST TO
THE FIRST NATIONAL BANK
OF GREENCASTLE
V.
PAULA L. HUMELSINE
ATTY: KORNFIELD & BENCHOFF

All the following described real estate, lying and being situate in Hamilton Township, Franklin County, Pennsylvania, having a street address of Leafmore Road, Lot 13, Chambersburg, Pa. Franklin County Deed Book Volume 3047, Page 579. Tax Parcel #11-E15-207.

PUBLIC NOTICES

SALE #47
2008-1701
FIRST HORIZON HOME LOANS,
A DIVISION OF FIRST TENNESSEE BANK
NATIONAL ASSOCIATION
V.
CHRISTOPHER HOOVER,
A/K/A CHRISTOPHER EARL HOOVER,
AND ROXANNE HOOVER
ATTY: PHELAN HALLINAN & SCHMIEG

All the following described real estate, situate in Washington Township, Franklin County, Pennsylvania, having a street address of 13973 Lower Edgemont Road, Waynesboro, Pa. Franklin County Deed Book Volume 3316, Page 132. Tax Parcel #23-0Q19-.025D.

SALE #48
2011-307
US BANK NATIONAL ASSOCIATION,
TRUSTEE FOR THE PENNSYLVANIA
HOUSING FINANCE AGENCY
V.
AMY M. SAUDER, N/K/A AMY M. KAPFER
ATTY: PURCELL KRUG & HALLER

All the following described real estate, lying and being situate in Quincy Township, Franklin County, Pennsylvania, having a street address of 9046 Anthony Highway, Waynesboro, Pa. Franklin County Instrument #2008-17523. Tax Map #19-0L18A, Parcel #019.

SALE #49
2010-5061
US BANK NATIONAL ASSOCIATION,
TRUSTEE FOR THE PENNSYLVANIA
HOUSING FINANCE AGENCY
V.
MICHELLE L. ADAMS AND ROGER N.
ADAMS
ATTY: PURCELL KRUG & HALLER

All the following described real estate, locally known as 205 Fairview Ave., Waynesboro, Pa., lying and being situate in Waynesboro Borough, Franklin County, Pennsylvania. Instrument #2009-19020. Tax Map #26-5C07, Parcel #078.

SALE #50
2010-4421
US BANK NATIONAL ASSOCIATION,
TRUSTEE FOR THE PENNSYLVANIA
HOUSING FINANCE AGENCY
V.
ERIK J. FISHER
ATTY: PURCELL KRUG & HALLER

All the following described real estate lying and being situate in Greene Township, Franklin County, Pennsylvania, having a street address of 4502 Scotland Main St., Chambersburg, Pa. Franklin County Deed Book Volume 3505, Page 146. Tax Map #09-0C08, Parcel #212.

SALE #51
2011-7
ORRSTOWN BANK
V.
JARED W. JONES AND
RENEE E. BLESSING JONES
ATTY: BARIC & SCHERER

All the following described real estate lying and being situate in Southampton Township, Franklin County, Pennsylvania, having a street address of 9515 Muddy Run Road, Orrstown, Pa. Franklin County Deed Book Volume 3510, Page 070. Tax Parcel #21-0N09-090.

SALE #52
2011-944
PNC BANK NATIONAL ASSOCIATION
V.
RODNEY L. CREAGER JR.
ATTY: VITTI & VITTI

All the following described real estate, lying and being situate in Waynesboro Borough, Franklin County, Pennsylvania, having a street address of 203 Homewood Ave., Waynesboro, Pa. Franklin County Deed Book Volume 3281, Page 009. Tax Parcel #24-5009-073.

SALE #53
2011-647
PHH MORTGAGE CORPORATION
V.
JAY D. VELDHIJZEN
AND LUANN E. VELDHIJZEN
ATTY: PHELAN HALLINAN & SCHMIEG

All the following described real estate, locally known as 4828 Gray Hawk Drive, lying and being situate in Washington Township, Franklin County, Pennsylvania. Franklin County Deed Book Volume 3046, Page 505. Tax Parcel #23-0Q05-.145A-000000.

PUBLIC NOTICES

SALE #54
2011-623
PHH MORTGAGE CORPORATION
V.
CRAIG D. VELDHIJZEN
AND LORENA L. CARBAUGH
ATTY: PHELAN HALLINAN & SCHMIEG

All the following described real estate locally known as 4840 Gray Hawk Drive, lying and being situate in Washington Township, Franklin County, Pennsylvania. Franklin County Deed Book Volume 3053, Page 249. Tax Parcel #23-0Q05-.145-000000.

SALE #55
2010-1158
CIT SMALL BUSINESS LENDING CORPORATION
V.
JIMBO'S BOWLING GROUP, INC.
ATTY: HARTMAN UNDERHILL & BRUBAKER LLP

All that certain tract of land with improvements erected thereon, situate in Shippensburg Borough, Franklin County, Pennsylvania, having a street address of 876 Park Place, Shippensburg, Pa. Franklin County Deed Book Volume 2443, Page 214. Tax Parcel #27-6A48.002.

SALE #56
2011-833
PHH MORTGAGE CORPORATION
V.
TIMOTHY J. NELSON,
A/K/A TIMOTHY JAMES NELSON,
AND JAMIE L. NELSON
ATTY: SHAPIRO & DENARDO

All the following described real estate lying and being situate in Greene Township, Franklin County, Pennsylvania, having a street address of 147 Camelot Drive, Chambersburg, Pa. Franklin County Deed Book Volume 3256, Page 540. Tax Parcel #09-0C27E-10D.

SALE #57
CANCELLED

SALE #58
2010-1976
WACHOVIA MORTGAGE CORPORATION
V.
GARRY L. KAISER JR. AND DANA L. KAISER
ATTY: GREGORY JAVARDIAN

All that certain piece or parcel of land situate, lying and being in Antrim Township, Franklin County, Pennsylvania, having a street address of 1171 Jason Drive, Greencastle, Pa. Franklin County Deed Book Volume 2162, Page 524. Parcel #01-0A17-251.

SALE #59
2011-594
GRAYSTONE TOWER BANK
V.
ROBERT D. PETERSON JR.
AND CARLA L. PETERSON
ATTY: KORNFIELD & BENCHOFF

All the following described real estate lying and being situate in Hamilton Township, Franklin County, Pennsylvania, having a street address of 2584 Leafmore Road, Chambersburg, Pa. Franklin County Deed Book Volume 3527, Page 575. Tax Parcel #11-E15-215.

SALE #60
2011-832
WORLD ALLIANCE FINANCIAL CORPORATION
V.
JOHN W. DAYWALT,
EXECUTOR FOR THE ESTATE OF
EARL R. DAYWALT JR., DECEASED
ATTY: POWERS, KIRN & JAVARDIAN

All the following described real estate lying and being situate in Guilford Township, Franklin County, Pennsylvania, having a street address of 12148 Loop Road, Fayetteville, Pa. Franklin County Deed Book Volume 383, Page 409. Tax Parcel #10-0D32-050.

SALE #61
2011-956
FARMERS AND MERCHANTS TRUST COMPANY
OF CHAMBERSBURG
V.
TROY A. FLEAGLE AND SAMUEL E. CURREY
ATTY: GRENEB & BIRSC

All that following described real estate lying and being situate in Greene Township, Franklin County, Pennsylvania, having a street address of 155 Hampton Drive, Chambersburg, Pa. Franklin County Deed Book Volume 1524, Page 211. Tax Parcel #09-0C273-002B.

SALE #62
2011-289
METRO BANK
V.

FRANKLIN COUNTY HOLDINGS LLC
ATTY: SMIGEL ANDERSON & SACKS

All the following described real estate lying and being situate in Chambersburg Borough, having a street address of 1086 Wayne Ave., Chambersburg, Pa. Franklin County Deed Book Volume 3653, Page 369. Parcel #06-1F00-003.

PUBLIC NOTICES

SALE #63
2010-1661
DEUTSCHE BANK NATIONAL TRUST COMPANY
V.
TONY R. PURVIS
ATTY: THE LAW OFFICES OF BARBARA FEIN

All the following described real estate lying and being situate in Guilford Township, Franklin County, Pennsylvania, having a street address of 2304 Country Road, Chambersburg, Pa. Franklin County Deed Book Volume 2939, Page 235. Tax Parcel #10-0D08-063.

SALE #64
2009-2861
MANUFACTURERS AND TRADERS TRUST COMPANY
V.
ROY N. WASHINGTON
ATTY: THE LAW OFFICES OF BARBARA A. FEIN

All that certain piece or parcel of land, situate in Greencastle Borough, Franklin County, Pennsylvania, having a street address of 42 W. Franklin St., Greencastle, Pa. Franklin County Deed Book Volume 1171, Page 214. Tax Parcel #08-2B28-046.

SALE #65
2010-4240
CITIFINANCIAL SERVICES, INC.
V.
EARL R. HANK AND CAROL A. HANK
ATTY: PHELAN HALLINAN & SCHMIEG

All the following described real estate lying and being situate in Greene Township, Franklin County, Pennsylvania, having a street address of 2895 Fillmore Drive, Chambersburg, Pa. Franklin County Deed Book Volume 1422, Page 576. Tax Parcel #09-0C12C-057-000000. Reference #09-C-12C-57.

SALE #66
2011-1234
LNV CORPORATION
V.
LINDA E. EVES
ATTY: MISTEAD & ASSOCIATES

All the following described real estate lying and being situate in Greene Township, Franklin County, Pennsylvania, having a street address of 2946 Black Gap Road, Chambersburg, Pa. Franklin County Deed Book Volume 723, Page 845. Tax Parcel #09-0C14-017.

SALE #67
2010-936
CHASE HOME FINANCE LLC
V.
TIMMY L. ZEIS JR. AND JESSICA P. ZEIS
ATTY: PHELAN HALLINAN & SCHMIEG

All that certain lot or piece of ground situate in Antrim Township, Franklin County, Pennsylvania, having a street address of 2889 Hill Road, Greencastle, Pa. Franklin County Deed Book Volume 2955, Page 267. Tax Parcel #01-0A16-.040C-000000.

SALE #68
2011-649
BAC HOME LOANS SERVICING, LP,
F/K/A COUNTRYWIDE HOME LOANS SERVICING LP
V.
JAMES A. WITMER AND DONNA WITMER
ATTY: MILSTEAD & ASSOCIATES

All the following described real estate lying and being situate in Guilford Township, Franklin County, Pennsylvania, having a street address of 3153 Springview Drive, Chambersburg, Pa. Franklin County Deed Book Volume not provided. Tax Parcel #10-0D14-021-000000.

TERMS
As soon as the property is knocked down to purchaser, 10 percent of the purchase price or 10 percent of all costs, whichever may be higher, shall be delivered to the sheriff. If the 10 percent payment is not made as requested, the sheriff will direct the auctioneer to resell the property. The balance due shall be paid NO LATER THAN July 18, 2011, at 4 p.m. prevailing time. Otherwise, all money previously paid will be forfeited and the property will be resold on July 22, 2011, at 1 p.m. prevailing time in the Franklin County Courthouse, Third Floor, Jury Assembly Room, Chambersburg, Franklin County, Pa., at which time the full purchase price or all costs, whichever may be the higher, shall be paid in full.

SHERIFF'S REAL ESTATE SALES FOR 2011

CUT OFF	SALE DATE
7/1/2011	9/9/2011
9/2/2011	11/10/2011*

* November's sale is on a Thursday because of the Veterans' Day holiday.

Dane M. Anthony, Sheriff
Franklin County, Pennsylvania
6/17, 8/24, 7/1/2011

FRANKLIN COUNTY LEGAL JOURNAL
2011 ADVERTISING RATES

Estate notice	\$80 (published three times)
Corporation notice	\$65 (one time)
Fictitious name notice	\$65 (one time)
Name change notice	\$45 (one time)
Other notices	\$1.60 per line x number of times published

All flat fees include one notarized proof of publication. Each additional proof, plus all proofs requested for notices charged on a per-line basis, is \$5.

Prepayment is required for estate, corporation, fictitious name and name change notices. Notices charged on a per-line basis will be billed after the final publication date.