

LEGAL NOTICES

APPEARANCE DOCKET

Week Ending January 31, 2025

The Defendant's Name Appears
First in Capital Letters

AS A CONVENIENCE TO THE BAR, JUDGES ASSIGNED TO EACH CASE ARE DESIGNATED IN ACCORDANCE WITH THE KEY. THIS IS NOT AN OFFICIAL LIST AND IS PUBLISHED AS A CONVENIENCE ONLY. THE LAW JOURNAL IS NOT RESPONSIBLE FOR OMISSIONS, MISPRINTS, CHANGES OR ERRORS WHICH APPEAR. COUNSEL IS URGED TO VERIFY ALL APPOINTMENTS THROUGH THE OFFICE OF THE PROTHONOTARY.

PRESIDENT JUDGE

M. THERESA JOHNSON - (MTJ)

JUDGE SCOTT E. LASH - (SEL)

JUDGE THOMAS G. PARISI - (TGP)

JUDGE MADELYN S. FUDEMAN - (MSF)

JUDGE JAMES M. LILLIS - (JML)

JUDGE ELENI DIMITRIOU
GEISHAUSER - (EDG)

JUDGE PATRICK T. BARRETT - (PTB)

JUDGE J. BENJAMIN NEVIUS - (JBN)

JUDGE TINA M. BOYD - (TMB)

JUDGE JAMES E. GAVIN - (JEG)

JUDGE JILL M. SCHEIDT - (JMS)

JUDGE JUSTIN D. BODOR - (JDB)

SENIOR JUDGE SCOTT D. KELLER -
(SDK)

SENIOR JUDGE JAMES M. BUCCI -
(JMB)

SENIOR JUDGE MARY ANN ULLMAN -
(MAU)

BLACKBURN, VERONICA M - LH Property Management LLC; 24 11915; LH Property Management LLC, IPP.

Abuse

ALMONTE, PEDRO TEJADA - Lopez, Johnny M Madera; 25 1039; J. Lopez, IPP. (TMB).

BIELAWSKI, JUSTIN - Zimnock, Keith Harley; 25 926; K. Zimnock, IPP. (JMS).

CORNEJO, JUAN LUIS FRUTOS - Guzman, Carolina Ramirez; 25 937; C. Guzman, IPP. (JDB).

ENCARNACION, MARVIN T - Warrick, Latosha C; 25 990; L. Warrick, IPP. (TMB).

GUEDES, LAUREN CHRISTINA - Langley, Zachary S; 25 1000; Z. Langley, IPP. (TMB).

GUZMAN, LUIS MIGUEL VARGAS - Carmenate, Marielena; 25 993; M. Carmenate, IPP. (TMB).

HINES, DAQUAN KEETS - Hall, Sabrina Marie; 25 784; S. Hall, IPP. (JDB).

HOFFMASTER, ERIC - Piotrkowski, Jolene L; 25 1040; J. Piotrkowski, IPP. (TMB).

HOGUE, JEFFREY C - Hogue, Tina L; 25 837; T. Hogue, IPP. (JDB).

JONES, SAVON L - Porter, Alexis M; 25 778; A. Porter, IPP. (TMB).

KOONTZ, JOSHUA GENE - Rivera, Jerrilyn; 25 1014; J. Rivera, IPP. (TMB).

MEMMO, CRYSTAL - Pagan, Edwin; 25 972; E. Pagan, IPP. (JMB).

MILLER, ISABELLA - Hafer, Caleb C; 25 987; C. Hafer, IPP. (TMB).

MODESTO, JOEL - Arroyo, Keila Soto; 25 880; K. Arroyo, IPP. (JMS).

NIEVES, ALEXIS M - Figueroa, Essence Marie; 25 1070; E. Figueroa, IPP. (TMB).

ORTIZ, ANGEL MALDONADO - Santiago, Aurora; 25 920; A. Santiago, IPP. (JMS).

PETITTI, PATRICIA A - Petitti, Christopher A; 25 781; C. Petitti, IPP. (TMB).

PUC, JR, THEODORE J - Blimline, Angela Regina; 25 775; A. Blimline, IPP. (JDB).

PULIDO, JEISSON A - Leon, Carol L; 25 921; C. Leon, IPP. (JMS).

RIVERA, WILLIAM J - Catanzaro, Victoria A; 25 828; V. Catanzaro, IPP. (JMB).

ROBINSON, ROBERT T - Etienne, Variola; 25 923; V. Etienne, IPP. (JDB).

ROSADO, RUBEN - Reyes, Courtney Lynn; 25 1043; C. Reyes, IPP. (TMB).

ROSARIO, JASON - Maldonado, Sorgalim Viera; 25 900; S. Maldonado, IPP. (JMS).

SANTANA, VICTOR MANUEL DEMORLA - Montilla, Marianny Rodriguez; 25 827; M. Montilla, IPP. (JDB).

SCOTT, JR, THEODORE DAVIS - Williams, Ashontei M; 25 1009; A. Williams, IPP. (TMB).

UBERTI, JARED R - Lewis, Daniella C; 25 783; D. Lewis, IPP. (JDB).

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VOUSE, LORDE ZACKERY N - Vouse, Andrea Lynn P; 25 782; A. Vouse, IPP. (JMB).

Certified Copy of Foreign Custody Order
WEAVER, RAVIN - Mosley, Dominic; 25 1034; D. Mosley, IPP.

Complaint

BICKHAM, DONALD - Babyrev, Alex; 25 352; Ryan Stirling MacDonald.

MIRZA DENTAL LLC, MIRZA, UMAR - Amdent Ltd; 24 13345; Amdent Ltd, IPP.

RAMIREZ, MARIA DE LOURDES MARTINEZ, RAMIREZ-MARTINEZ, JOHANY - Espinoza, Soledad; 24 17768; Ryan P. Merrill.

Confidential Document Form

NINA, JAHJAIRA Y - Td Bank USA NA; 25 510; Michael J. Dougherty.

Contract - Debt Collection: Credit Card

ANGSTADT, BARRY W - JPMorgan Chase Bank N A; 25 1027; Ian M. Lauer. (JBN).

BILLIG, HANNAH - Discover Bank; 25 931; Erin R. Grady. (MSF).

CAMPBELL, DEREK - American Express National Bank; 25 830; Jordan W. Felzer. (JEG).

CURTIS, MATTHEW J - Midland Credit Management Inc; 25 981; Kellie T. Hannum. (JBN).

FAIR, DOROTHY G - Wells Fargo Bank N A; 25 851; Michael H. Kaliner. (JEG).

GAMBLER, ERIC M - Bank Of America N A; 25 1013; Jonathan P. Cawley. (MSF).

GAROFOLA, TIMOTHY J - Discover Bank; 25 978; Erin R. Grady. (JEG).

HALES, MATTHEW - Midland Credit Management Inc; 25 831; Dennis E. Shean. (MSF).

HEMMIG, STEPHANIE - Discover Bank; 25 1072; Kirsten R. Armstrong. (JBN).

HEPNER, BARRY - Discover Bank; 25 983; Erin R. Grady. (MSF).

HOESCHELE, THOMAS C - Bank Of America N A; 25 986; Jonathan P. Cawley. (JBN).

HOFFMAN, ALAN G - JPMorgan Chase Bank N A; 25 1021; Sean P. Stevens. (JBN).

HUSTED, BRYAN N - Wells Fargo Bank N A; 25 988; Nicole M. Francese. (JEG).

KEPPLEY, ZACH S - JPMorgan Chase Bank N A; 25 1041; Ian M. Lauer. (MSF).

KULP, DANIEL - American Express National Bank; 25 858; Jordan W. Felzer. (JEG).

LANGENBACHER, JR, WALTER - Wells Fargo Bank N A; 25 932; Nicole M. Francese. (JBN).

LEMON, VIRGINIA R - JPMorgan Chase Bank N A; 25 945; Sean P. Stevens. (JEG).

MARTZ, MEGAN A - US Bank National Association; 25 967; Erin R. Grady. (JBN).

PAGAN, JEANNETTE - American Express National Bank; 25 853; Jordan W. Felzer. (MSF).

RAMSEY, JR, THOMAS E - JPMorgan Chase Bank N A; 25 933; Sean P. Stevens. (JEG).

ROSARIO, JOSHUA - Wells Fargo Bank N A; 25 938; Nicole M. Francese. (JEG).

SIMONIS, HAN TUNI - Midland Credit Management Inc; 25 979; Dennis E. Shean. (MSF).

SMITH, MALLORY E - Wells Fargo Bank N A; 25 1012; Wells Fargo Bank N A, IPP. (JEG).

SMITH, MALLORY E - Wells Fargo Bank N A; 25 1025; Michael H. Kaliner. (JEG).

STINE, COREY - Wells Fargo Bank N A; 25 934; Nicole M. Francese. (MSF).

TORO, KELVIN S - Discover Bank; 25 1067; Kirsten R. Armstrong. (JBN).

WALTON, SAUNDRA L - U S Bank National Association; 25 966; Erin R. Grady. (MSF).

WELLER, ERNEST C - Capital One N A; 25 1026; Michael F. Ratchford. (MSF).

WILLIAMS, SABRINA B - JPMorgan Chase Bank N A; 25 1030; Ian M. Lauer. (JEG).

WILLIE, DILLON R - Wells Fargo Bank N A; 25 930; Michael H. Kaliner. (JEG).

WOOD, CHARITY - JPMorgan Chase Bank N A; 25 1037; Ian M. Lauer. (JEG).

Contract - Debt Collection: Other

LAURENT, JUNIOR - Wells Fargo Bank N A; 25 1087; Nicole M. Francese. (JBN).

RAMOS TRANSPORT CORPORATION, RAMOS-AGRON, JOSUE - Headway Capital LLC; 25 1074; Erin R. Grady. (JEG).

Contract - Other

AP MUSHROOMS LLC, AP FAMILY MUSHROOMS LLC - Ontelaunee Farms Inc; 25 944; Cheryl J. Allerton. (JBN).

BAEZ, JOVANI ANTHONY - First Commonwealth Federal Credit Union; 25 1076; Michael R. Nesfeder. (MSF).

BUGGEY, MATTHEW - Velocity Investments LLC; 25 1003; Demetrios H. Tsarouhis. (MSF).

CORPORAN, CRISTOPHER - Credit Acceptance Corporation; 25 1036; Gregg L. Morris. (JBN).

DOWNING, LAQUITA - Velocity Investments LLC; 25 969; Demetrios H. Tsarouhis. (MSF).

DRUMAR CONSTRUCTION COMPANY, TEMPLIN, JOSEPH - Berkshire Building Services Inc; 25 883; Salvatore Folino. (MSF).

GALLINA FOODS AND IMPORTS, GALLINA, ANTONIO - Headway Capital LLC; 25 1068; Erin R. Grady. (JEG).

GARCIA, MIGUEL - Velocity Investments LLC; 25 941; Demetrios H. Tsarouhis. (MSF).

GOMEZ, SABRINA - Velocity Investments LLC; 25 1031; Demetrios H. Tsarouhis. (MSF).

HAGGERTY, WILLIAM - Velocity Investments LLC; 25 1007; Demetrios H. Tsarouhis. (MSF).

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HENRY MOLDED PRODUCTS INC - Omega Systems Consultants LLC; 25 1016; Brandon S. Harter. (JEG).

HOLLIS, JODI - Velocity Investments LLC; 25 971; Demetrios H. Tsarouhis. (JEG).

KANDLER, JENNIFER - Velocity Investments LLC; 25 1017; Demetrios H. Tsarouhis. (MSF).

OREILLY, ZANE - Velocity Investments LLC; 25 1024; Demetrios H. Tsarouhis. (JBN).

PEREZ, RAUL - Velocity Investments LLC; 25 970; Demetrios H. Tsarouhis. (JBN).

PEREZ, RAUL - Velocity Investments LLC; 25 1006; Demetrios H. Tsarouhis. (JEG).

PEREZ, RAUL J - Velocity Investments LLC; 25 1023; Demetrios H. Tsarouhis. (JEG).

PHILADELPHIA CONTRIBUTIONSHIP INSURANCE COMPANY - Giannotti, Giovanna; 25 922; Martin A. Durkin. (JBN).

RODRIGUEZ, BENJAMIN - Velocity Investments LLC; 25 968; Demetrios H. Tsarouhis. (JEG).

RODRIGUEZ, BENJAMIN - Velocity Investments LLC; 25 1004; Demetrios H. Tsarouhis. (JBN).

SULLIVAN, ARIANA MICHELE - First Commonwealth Federal Credit Union; 25 1002; Michael R. Nesfeder. (JEG).

TILLMAN, THOMAS - On Deck Capital Inc; 25 1060; Erin R. Grady. (JBN).

TOWLES, KENNITH - Velocity Investments LLC; 25 973; Demetrios H. Tsarouhis. (MSF).

Custody

BANEGAS, FREDY DEL CARMEN GALO - Ardon, Noemi Sarai Avila; 25 1073; Sean M. Cooper. (JMS).

CALLENDER, LAUREN - Bogert, Ryan; 25 984; Amanda O'Driscoll. (JEG).

GALE, SEAN - Ludwig, Dawn, Ludwig, III, Russell; 25 1069; Scott McIntosh. (SEL).

MILLS, KENNETH A, KING, BRANDI L - Rowe, Celeste J; 25 943; Joseph A. Guillama. (JDB).

OVERDORF, RAYLYN ELISE - Gonzalez, Ruben Guillermo; 25 884; R. Gonzalez, IPP. (JMS).

TIBURCIO, LEONELLY - Rodriguez, Jose; 25 1042; J. Rodriguez, IPP. (JDB).

Divorce

AUGUSTINE, RYAN - Augustine, Tara; 25 1028; Richard G. Jacoby Jr. (JDB).

CIANELA, KIMBERLY ANN - Burk, Jason Ryan; 25 882; J. Burk, IPP. (JMS).

CRILLS, JEREMY - Crills, Coleen; 25 879; Dawn M. L Palange. (SEL).

DOMINGUEZ, MAXIMILIANO - Gray, Gabriele; 25 1035; Rebecca Ann Smith. (SEL).

HOCH, ANDREW - Hoch, Tiffany; 25 927; Amanda O'Driscoll. (SEL).

HORNAK, JEFFREY S - Hornak, Lydia R; 25 989; Joseph A. Guillama. (JDB).

KESSINGER, KEVIN - Kessinger, Tracy; 25 1032; Dawn M. L Palange. (JMS).

KOBLE, TAMMY - Koble, Steven; 25 942; Joseph T. Bambrick Jr. (JEG).

NOECKER, MATTHEW T - Noecker, Rebecca L; 25 919; Ann E. Endres. (JDB).

NUNEZ, JOWALDY RAMON - Santana, Mildry; 25 939; Douglas S. Wortman. (JDB).

ORTIZ-SHADE, BRENDA MARIE - Caicedo-Ramirez, Sergio A; 25 873; Joseph A. Guillama. (JDB).

POLLOCK, JENNIFER L - Pollock, Shawn H; 25 977; Amy J. Miller. (JMS).

SANTANA, DAROLYN MARTINEZ - Reyes, Yeremi Valverde; 25 840; Ryan W. McAllister. (JMS).

TAYLOR, MARGARET ELIZABETH - Schmanek, Trevor Lee; 25 1066; T. Schmanek, IPP. (JMS).

VOGELEI, HARRY - Vogeley, Stephanie; 25 1038; Jeffrey R. Boyd. (JEG).

ZAYAS, SILVETTE BONILLA - Rodriguez, Johnny Sandoval; 25 1061; Joseph A. Guillama. (JDB).

Divorce - Custody Count Complaint

AUGUSTINE, RYAN - Augustine, Tara; 25 1029; Richard G. Jacoby Jr. (JDB).

License Suspension Appeal

COMMONWEALTH OF PENNSYLVANIA DEPARTMENT OF TRANSPORTATION - Castillo, Merari; 25 929; M. Castillo, IPP. (JMS).

Magisterial District Justice Appeal

FANA, VANSSA - Discover Bank; 25 991; Michael J. Dougherty. (MSF).

KEEN, RYAN - Discover Bank; 25 992; Michael J. Dougherty. (JBN).

MARTIN, RONALD - Stone Ten North LLC; 25 1062; Stone Ten North LLC, IPP. (JEG).

PRICE, JUSTIN DONOVAN, WHITE, CARALYNN PATRICIA, WHITE, CARALYNN - Meka Inc; 25 839; Meka Inc, IPP. (MSF).

SEIDEL HYUNDAI - Siaway, Michael G; 25 974; M. Siaway, IPP. (JBN).

Miscellaneous - Declaratory Judgment

MORGANTOWN CROSSINGS L.P. C F FARMS PARTNERSHIP LTD, WOLFSON VERRICHA GROUP INC - Ppl Electric Utilities Corporation; 25 855; Douglas J. Smillie, Graig M. Schultz. (MSF).

Miscellaneous - Other

SUNLIGHT FINANCIAL, SUNLIGHT FINANCIAL LLC - Matos, Andrea, Matos, Megan; 25 1015; Joshua B. Goldberg. (JBN).

Motion/Petition for/to

MECHLER, SARAH - Mechler, Chris; 25 1059; Jeffrey R. Boyd.

Objections/Exceptions to Upset Tax Sale

BERKS COUNTY TAX CLAIM BUREAU, PA NATIONAL MORTGAGE HOLDINGS LLC - Alta Re Pa Reading LLC; 25 980; Ryan Gonder. (JBN).

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Petition

MILLER, MANDY, BERKS COUNTY SHERIFF'S OFFICE, SMITH, JEFFREY R, BERKS COUNTY JAIL SYSTEM - Emerick, Paul, Emerick, Lisa, Emerick, David; 25 1071; Sarah H. Charette. (MSF).

Real Property - Mortgage Foreclosure:**Residential**

ANDRADE, BENJAMIN D, ANDRADE, MEGHAN N - Freedom Mortgage Corporation; 25 1075; Nicole M. Francese. (MSF).

FRICK, JR, HAROLD E - Finance Of America Reverse LLC; 25 924; Adrienna Hunsberger. (MSF).

GEORGE, ROBERT J - Lakeview Loan Servicing LLC; 25 833; Karin Schweiger. (MSF).

GREISS, NATHAN S, THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT - Pennsylvania Housing Finance Agency; 25 838; Leon P. Haller. (MSF).

HAAS, SHANE W, HAAS, SCOTT W - Visions Federal Credit Union; 25 857; Kimberly M. Kostun. (MSF).

KEPLEY, SEAN A - M&T Bank; 25 1063; Geraldine M. Linn. (MSF).

MCCABE, TIMOTHY - Midfirst Bank; 25 1022; E Edward Qaqish. (MSF).

PLACENCIA, ANGELA M ACOSTA DE - Customers Bank; 25 1001; Robert L. Saldutti. (MSF).

SHOLLENBERGER, RAY A, SHOLLENBERGER, SCOTT A, MILLER, JOANNE, UNKNOWN HEIRS SUCCESSORS AND ASSIGNS, ALL PERSONS FIRMS OR ASSOCIATIONS CLAIMING, RIGHT TITLE OR INTEREST FROM OR UNDER, SHOLLENBERGER, ELEANOR E - Wells Fargo Bank N A; 25 935; Karin Schweiger. (MSF).

SMITH, RENEE, WTF REVOCABLE TRUST - Laurel Village Condominium Association Inc; 25 985; Katharine A. Costlow. (MSF).

Real Property - Other

NUNEZ, HERIBERTO - Highpoint Asset Management LLC; 25 1064; Bradley J. Leber. (MSF).

Tort Motor Vehicle

KENNEY, JR, JAMES R, KENNEY, DENISE MARIE - McMullen, Kayleen; 25 982; Mark D. Crossley. (JEG).

WERNER, DAVID L, DOE, JOHN, JOHN DOE CORPORATION 1-3 - Torres, Aura N; 25 936; Samuel H. Burkhardt, Craig A. Altman. (JBN).

Tort Other

PAMWAY LOGISTICS INC, TOMISLAV, GOLUOV - Nationwide General Insurance Co, Seltzer, Karen; 25 1010; Douglas G. Aaron. (JBN).

Tort Premise Liability

BOROUGH OF HAMBURG, COUNTY OF BERKS, DOE, JOHN - Pizzaro, Luz; 25 854; Louis B. Himmelstein, Michael Raisman. (JBN).

SKY CITY SEAFOOD MARKET, SKY CITY SEAFOOD MARKET INC, JOHN DOES 1-3 - Hollis, Edward; 25 861; Casey O. Srogoncick. (JBN).

Zoning Board Appeal

BERN TOWNSHIP ZONING HEARING BOARD - Rose House LLC; 25 881; Kelsey Frankowski. (JEG).

SHERIFF'S SALES

*By virtue of various executions issued out of the Court of Common Pleas of Berks County, Pa. to me directed there will be sold at Public Vendue or Outcry, on **March 7, 2025** at 10:00 o'clock A.M. .*

VIRTUAL SALES TO BE HOSTED BY BID4ASSETS.COM - PLEASE VISIT WWW.BID4ASSETS.COM/BERKSCOUNTYSHERIFFSALES FOR MORE INFORMATION.

The following described Real Estate. To wit:

First Publication

No. 22-15166

Judgment: \$60,215.29

Attorney: Stephen M. Hladik, Esquire

ALL THAT CERTAIN three-story stone front dwelling house and lot of ground situate on the West side of North Sixth Street, between Greenwich and Oley Street, in the City of Reading, Berks County, Pennsylvania, No. 642, bounded:

On the North by property now or late of Merritt H. DeTurck; on the South by property now or late of H.H. Barr, on the West by an alley; and on the East by Sixth Street.

CONTAINING in front on North Sixth Street sixten feet (16') and in depth one hundred five feet (105').

TOGETHER with and subject to the joint use of the alley on the North.

BEING THE SAME PREMISES which Robert Kukielka, by Deed dated June 9, 2005 and recorded on July 19, 2005, in the Berks County Recorder of Deeds Office at Deed Book Volume 4627 at Page 1057, as Instrument No. 2005041319, granted and conveyed unto Margarita Contreras. The said Margarita Contreras departed this life on or about February 1, 2020. The Berks County Register of Wills has confirmed that no estate has been raised. Whereby operation of law, title vests in known heirs, Judith Contreras, Jose Contreras, and the unknown surviving heirs of Margarita Contreras, Deceased.

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Being Known as 642 North 6th Street, Reading, PA 19601
TAX PARCEL NO. 14530759833911
MAP PIN NO. 530759833911
ACCOUNT: 14089475
TO BE SOLD AS THE PROPERTY OF Margarita Contreras, Deceased

“Phase A West Tract” made by All County and Associates Inc., dated September 9, 2002 and recorded in Berks County as Plan 301 page 400, more fully bounded and described as follows:

BEGINNING at a point in the Northwestern right of way line of Bishop Pine Road, 50 feet wide, at a corner of Lot 390; thence along said Lot 390 North 45 degrees 05 minutes 56 seconds West a distance of 115.39 feet to a corner of Lot 398; thence along said Lot 398 and along Lot 398 North 44 degrees 54 minutes 04 seconds East a distance of 22.00 feet to a corner of Lot 392; thence along said Lot 392 South 45 degrees 05 minutes 56 seconds East a distance of 115.39 feet to a corner in the Northwestern right of way line of Bishop Pine Road; thence along said right of way line South 44 degrees 54 minutes 04 seconds West a distance of 22.00 feet to a corner of Lot 390, the point and place of beginning.

Docket No. 22-15539
Judgment: \$124,735.63

BEING Lot 391 on said plan.

BEING THE SAME PREMISES which Meadowbrook Realty LP, by Deed dated February 19, 2010 and recorded on February 22, 2010, in the Berks County Recorder of Deeds Office as Instrument No. 2010006647, granted and conveyed unto Amanda P. Youse.

Attorney: Ed E. Qaqish, Esquire
Meredith H. Wooters, Esquire
Kimberly J. Hong, Esquire
Michael E. Carleton, Esquire
Cristina L. Connor, Esquire
Katherine M. Wolf, Esquire

Being Known as 17 Bishop Pine Road, Barto, PA 19504

PARCEL I.D. NO. 89539903418484
MAP PIN NO. 539903418484
ACCOUNT NO. 89000566

LEGAL DESCRIPTION

All that certain two story semi detached stucco dwelling house and the lot or piece of ground upon which the same is erected, situate on the East side of North Thirteenth Street, between Marion and Perry Streets, being No. 1209 North Thirteenth Street, in the City of Reading, County of Berks and Commonwealth of Pennsylvania, bounded and described as follows, to wit

Beginning at a point in the Eastern building line of said North Thirteenth Street, one hundred twenty feet (120') North of the Northeast corner of North Thirteenth and Marion Streets; thence East one hundred feet (100') to a fifteen feet (15') wide alley; thence North along the same thirty feet (30') to a point; thence extending West one hundred feet (100') to a point in the Eastern building line of said North Thirteenth Street; thence South along the same thirty feet (30') to the place of Beginning.

TO BE SOLD AS THE PROPERTY OF Amanda P. Youse

NO. 23-03091

Judgment: \$164,518.33

Attorney: Christopher A. DeNardo, Esquire

Being the same property conveyed to Ramon Alvarez who acquired title by virtue of a deed from Jeffrey D. Huntzinger, dated January 13, 2005, recorded April 20, 2005, at Document ID 2005019522, and recorded in Book 04563, Page 0875, Office of the Recorder of Deeds, Berks County, Pennsylvania.

HAVING ERECTED THEREON A DWELLING HOUSE KNOWN AS 1209 NORTH 13TH STREET, READING, PA 19604.

Parcel No.: 17531738262985
Account: 17208400

See Deed Book Volume 04563, Page 0875
TO BE SOLD AS THE PROPERTY OF RAMON ALVAREZ

ALL THAT CERTAIN lot or piece of land, together with the two-story brick and frame townhouse erected thereon, being house No. 1213 Deer Run on the Western side of Deer Run, a short distance Northwardly from Bear Boulevard, and being known as Lot No. 10, in Block “A”, Section No. 1, of Mountain Park Development, as laid out by S and H Inc., on November 25, 1970 and recorded in Plan Book Volume 32, Page 79, in the Township of Exeter, County of Berks and Commonwealth of Pennsylvania, and being more fully bounded and described as follows, to wit:

BEGINNING at a point on the Western building line of Deer Run (53 feet wide) the aforesaid corner being 190.90 feet measured Northwardly along the Western building line of Deer Run from a point of reverse curve connecting the Western building line of Deer Run and the Northern building line of Bear Boulevard (79 feet wide); thence leaving the aforesaid Deer Run passing through an 8 inch patty wall and along Lot No. 9, North 43 degrees 3 minutes 30 seconds West, a distance of 133.76 feet to a corner; thence along the Eastern side of a 15 feet wide easement for public utilities North 46 degrees 56 minutes 30 seconds East, a distance

No. 23-00279
Judgment: \$224,973.07

Attorney: Stephen M. Hladik, Esquire

ALL THAT CERTAIN lot or piece of ground situate in the Township of Washington, County of Berks, Commonwealth of Pennsylvania, bounded and described in accordance with a Plan of Final Overall Subdivision for Barto Development et al.,

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of 35 feet to a corner; thence along property belonging now or formerly to Harold J. Ash and Ida G. Ash, husband and wife, South 43 degrees 3 minutes 30 seconds East, a distance of 130 feet to a corner on the Western building line of Deer Run; thence along the same South 40 degrees 48 minutes 5 seconds West, a distance of 35.21 feet to the place of beginning.

Parcel ID: 43532715523741

FOR INFORMATIONAL PURPOSES ONLY: Being known as 1213 Deer Run, Reading, PA 19606

BEING THE SAME PREMISES which Mark S. Kawalksy and Joyce A. Guido, by Deed dated August 13, 2021 and recorded August 16, 2021 in the Office of the Recorder of Deeds in and for the County of Berks, Pennsylvania in Instrument No. 2021040778 granted and conveyed unto Lindsey A. Meter in fee.

TAX PARCEL NO 43532715523741

BEING KNOWN AS 1213 Deer Run, Reading, PA 19606

Residential Property

To be sold as the property of Lindsey A. Meter

Case Number: 24-00872

Judgment Amount: \$402,400.08

Attorney: Robertson, Anschutz, Schneider, Crane & Partners, PLLC

Attorneys for Plaintiff

A Florida professional limited liability company

LEGAL DESCRIPTION

ALL THAT CERTAIN message and tract of land situate on the south side of Cleveland Avenue between Lake land Forrest Avenues, being house No. 1316 Cleveland Avenue, in the Borough of Wyomissing, Berks County, Pennsylvania, being Lot Nos. 202, 203 and 204, Block Number 19 on Plan of Wyomissing, as recorded in Plan Book 1, page 1, bounded and described as follows:

One the north by said Cleveland Avenue; On the east by Lot No. 201 on said Plan; On the south by a 12 feet wide alley; and on the west by Lot No. 205 on said Plan; containing in front along said Cleveland Avenue a width of 75 feet, and a depth of 115 feet to said alley.

PROPERTY ADDRESS: 1316 CLEVELAND AVE WYOMISSING, PA 19610

PARCEL: 96439607770883

TITLE TO SAID PREMISES IS VESTED IN DAVID FOSTER MUSANTE AND ADRIANE HOKE, HUSBAND AND WIFE TO HOLD AN UNDIVIDED 50% INTERESTS AS TENANTS BY THE ENTIRETIES AND CAROL DAMITA FIELDS TO HOLD AN UNDIVIDED 50% INTEREST IN HER INDIVIDUAL CAPACITY. TITLE BETWEEN THE MARRIED COUPLE AND THE INDIVIDUAL TO BE HELD AS JOINT TENANTS WITH THE RIGHT OF SURVIVORSHIP, AND NOT AS TENANTS IN COMMON BY DEED FROM RUDOLPH J. WAHANIK AND ELKE I. WAHANIK,

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HUSBAND AND WIFE RECORDED 09/07/2016 DATED 08/31/2016 INSTRUMENT NO. 2016031302

TO BE SOLD AS THE PROPERTY OF: DAVID FOSTER MUSANTE AND ADRIANE HOKE, HUSBAND AND WIFE AND CAROL DAMITA FIELDS

No. 24-000980

Judgment: \$151,973.53

Attorney: Leon P. Haller, Esquire

LONG LEGAL:

ALL THAT CERTAIN lot or piece of ground together with the one and one-half story frame single dwelling house and garage thereon erected situate on the Northeast corner of the intersection of Thirty-Eighth Street and Circle Avenue, in the Township of Exeter, County of Berks and Commonwealth of Pennsylvania, being the Western one-half of Lot No. 23 as shown on a Map or Plan of Exeter Hills, Section No. 1, as laid out by C. Waldo S. Leinbach, and surveyed by Walter E. Spotts, Registered Surveyor, in August 1944, bounded on the North by a portion of Lot No. 29, on the East by the Eastern one-half of Lot No. 23, on the South by the aforesaid Thirty-Eighth Street, and on the West by the aforesaid Circle Avenue, and being more fully bounded and described as follows, to wit:

BEGINNING at a corner marked by a marble stone in the Northern building line of Thirty-Eighth Street, and at the beginning of a curve connecting the Northern building line of the aforesaid Thirty-Eighth Street with the Eastern building line of Circle Avenue; thence along the aforesaid curve bearing to the right, having a radius of twenty feet (20'), a central angle of ninety degrees (90°), and a distance along the arc of thirty-one feet five inches (31' 5") to a corner marked by a marble stone in the Eastern building line of the aforesaid Circle Avenue; thence in a Northerly direction along same, a distance of ninety feet one and five-eighth inches (90' 1-5/8") to a corner marked by a marble stone at the beginning of a curve; thence continuing along the Eastern building line of the aforesaid Circle Avenue in a Northerly direction by the aforesaid curve bearing to the right, having a radius of three hundred sixty-four feet eight and five-eighth inches (364' 8-5/8") and a distance along the arc of eighty-nine feet ten and one-half inches (89' 10-1/2") to a corner; thence leaving the aforesaid Circle Avenue and in an Easterly direction parallel to the aforesaid Thirty-Eighth Street and along Lot No. 29, a distance of ninety-nine feet three and one-half inches (99' 3-1/2") to a corner marked by an iron pin; thence making an interior angle of eighty-eight degrees twenty-two minutes (88° 22') with the last described line, and in a Southerly direction along the Eastern one-half of Lot No. 23, a distance of two hundred feet one inch (200' 1") to a corner marked by an iron pin in the Northern building

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line of the aforesaid Thirty-Eighth Street; thence in a Westerly direction along same, making an interior angle of ninety-one degrees thirty-eight minutes (91° 38') with the last described line, a distance of eighty-five feet no inches (85' 00") to the place of beginning.

CONTAINING twenty-one thousand one hundred forty-eight and eighty-nine one-hundredths (21,148.89) square feet.

UNDER AND SUBJECT to certain Reservations and Restrictions as shown on the Map or Plan of Exeter Hills hereinbefore referred to and recorded in Plan Book 6, page 73, Berks County Records.

UNDER AND SUBJECT to all the easements, exceptions, rights, reservations, restrictions, covenants, conditions, privileges, etc., as may be either contained in or referred to in the prior deeds or other documents composing the chain of title, or as may be visible upon physical inspection of the premises.

HAVING THEREON ERECTED A DWELLING HOUSE KNOWN AND NUMBERED AS: 140 WEST 38TH STREET, READING, PA 19606

Mapped PIN: 5326-14-22-8929

Parcel ID #: 43532614228929

Account #: 43-037449

Instrument #: 2016-030417

BEING THE SAME PREMISES WHICH Diane D. Sagemuehl, Executrix of the Estate of Marian E. Hinkle, by Deed dated August 12, 2016 and recorded August 30, 2016, in the Office of the Recorder of Deeds in and for Berks County, Pennsylvania, Instrument No. 2016-030417, granted and conveyed unto Yasmin Loose.

TO BE SOLD AS THE PROPERTY OF YASMIN LOOSE.

SIDE OF PENNDALE AVENUE; THENCE IN A SOUTHERLY DIRECTION ALONG THE WESTERN SIDE OF PENNDALE AVENUE, AT RIGHT ANGLES TO SWEIGART LANE, A DISTANCE OF 82.00 FEET TO A POINT; THENCE IN A WESTERLY DIRECTION AT RIGHT ANGLES TO PENNDALE AVENUE, A DISTANCE OF 100.00 FEET TO A POINT; THENCE IN A NORTHERLY DIRECTION AT RIGHT ANGLES TO LAST DESCRIBED LINE, A DISTANCE OF 82.00 FEET TO A POINT IN THE SOUTHERN SIDE OF SWEIGART LANE; THENCE IN AN EASTERLY DIRECTION ALONG THE SAME, AT RIGHT ANGLES TO LAST DESCRIBED LINE, A DISTANCE OF 100.00 FEET TO THE WESTERN SIDE OF PENNDALE AVENUE, THE PLACE OF BEGINNING.

BEING THE SAME PREMISES WHICH EDWIN A. LAKIN AND ALMA N. LAKIN, HIS WIFE, BY DEED DATED FEBRUARY 25, 1965 AND RECORDED IN BERKS COUNTY, IN DEED BOOK 1461 PAGE 143 CONVEYED UNTO LEONARD SCHICKLER AND DONNA C. SCHICKLER, HIS WIFE, IN FEE.

BEING KNOWN AS: 808 PENNDALE AVE READING, PA 19606

PROPERTY ID: 23532717212535

TITLE TO SAID PREMISES IS VESTED IN SCOTT D. SCHICKLER AND KATHARINE C. SCHICKLER, HUSBAND AND WIFE BY DEED FROM LEONARD SCHICKLER AND DONNA C. SCHICKLER, HUSBAND AND WIFE DATED 12/23/1998 RECORDED 12/29/1998 IN BOOK NO. 3019 PAGE 2125.

TO BE SOLD AS PROPERTY OF: SCOTT D. SCHICKLER AND KATHARINE C. SCHICKLER

Case Number: 24-01959

Judgment Amount: \$116,401.88

Attorney: Robertson, Anschutz, Schneid, Crane & Partners, PLLC

Attorneys for Plaintiff

A Florida professional limited liability company

LEGAL DESCRIPTION

ALL THAT CERTAIN LOT OR PIECE OF GROUND TOGETHER WITH THE DWELLING HOUSE THEREON ERECTED, KNOWN AS HOUSE NO. 808 PENNDALE AVENUE, SITUATE AT THE SOUTHWEST CORNER OF PENNDALE AVENUE AND SWEIGART LANE, AS SHOWN ON PLAN OF PENNSIDE THIRD ADDITION, BY MOST ENGINEERING COMPANY, IN THE TOWNSHIP OF LOWER ALSACE, COUNTY OF BERKS AND STATE OF PENNSYLVANIA, MORE PARTICULARLY BOUNDED AND DESCRIBED AS FOLLOWS, TO WIT:

BEGINNING AT A POINT BY THE INTERSECTION OF THE SOUTHERN SIDE OF SWEIGART LANE WITH THE WESTERN

Case Number: 24-04992

Judgment Amount: \$107,558.13

Attorney: Brock and Scott, PLLC

ALL THAT CERTAIN frame message or tenement and tract or piece of land on Marian Street (designated in prior deed as fronting on an alley between South Washington Street and the Philadelphia-reading Railway, rear of 131 South Washington Street) situate in the Borough of Boyertown, County of Berks and State of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a corner at the middle of a double frame dwelling house and lot now or late of Frank Oxenford and a 16 feet wide alley; thence along said 16 feet wide alley in a Northwardly direction 20 feet to a corner in a line of land now or late of L. K. Francis Estate; thence by the same in an Eastwardly direction 75 feet to a corner in line of land now or late of Charles L. Hassler; thence along the same in a Southwardly direction 20 feet to a corner of aforesaid lot, now or late of Frank F. Oxenford; thence by the same and through the middle of

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partition wall of aforesaid double frame dwelling house in a Westwardly direction, 75 feet to the place of beginning.

PIN 33000000000000

Being the same premises which Matthew D. Hammons and Dayle L. Hammons by deed dated 06/21/2018 and recorded 06/27/2018, in the Office of the Recorder of Deeds in and for the County for Berks, in Instrument No. 2018021384, granted and conveyed unto Denise N. Peters, His/ Her/Their heirs and assigns as sole owner.

Tax Parcel: 33-0000-00-00-0002

Premises Being: 131 Pear Street, Boyertown, PA 19512

To be sold as Property of: Denise N. Peters

Case Number: 24-12738

Judgment Amount: \$146,007.59

Attorney: Jill M. Fein, Esquire

LEGAL DESCRIPTION

ALL THAT CERTAIN parcel of ground on the South side of Faith Drive (54' wide) situate in Maiden creek Township, Berks County, Pennsylvania, being known as Lot #66 of the Final Plan of "Maiden creek Estates, Phase V", recorded in Plan Book Volume 163, page 11, Berks County Records, prepared by Ludgate Engineering Corporation, Plan No. D-1408, dated March 6, 1989, and being more fully bounded and described as follows, to wit:

BEGINNING at a point on the Southern right-of-way line of Faith Drive a corner of Lot #67; thence along Lot #67, South 20 degrees 10 minutes 00 seconds East, 135.00' to a point in line of the open space; thence along the open space, South 69 degrees 50 minutes 00 seconds West, 80.00' to a point a corner of Lot #65; thence along Lot #65, North 20 degrees 10 minutes 00 seconds West, 135.00' to a point on the Southern right-of-way line of Faith Drive; thence along the Southern right-of-way line of Faith Drive, North 69 degrees 50 minutes 00 seconds East, 80.00' to a point the place of Beginning.

CONTAINING 10,800 square feet.

BEING SUBJECT to the restrictive notes as shown on the above referenced plan.

BEING THE SAME PREMISES WHICH M&T BANK, by Deed dated 3/2/2016 and recorded 3/30/2016 in the Office for the Recorder of Deeds in and for the COUNTY OF BERKS, and COMMONWEALTH OF PENNSYLVANIA in Instrument No. 2016010125, granted and conveyed unto IVY F. WENRICH.

UPI: 61541120928396

ADDRESS: 309 FAITH DR, BLANDON, PA 19510

TO BE SOLD AS THE PROPERTY OF: IVY F WENRICH

Case Number: 24-13347

Judgment Amount: \$26,683.34

Attorney: Robertson, Anschutz, Schneid, Crane & Partners, PLLC

Attorneys for Plaintiff

A Florida professional limited liability company

LEGAL DESCRIPTION

ALL THAT CERTAIN two-story brick dwelling house with mansard roof and the lot of ground upon which the same is erected, situate on the West side of Tulpehocken Street, between West Green and West Greenwich Streets, being No. 550-A Tulpehocken Street (formerly No. 552-A Tulpehocken Street), in the City of Reading, County of Berks and Commonwealth of Pennsylvania, bounded

On the North by property of Anna E. Hinz and Arthur E. Hinz;

On the East by said Tulpehocken Street;

On the South by property now or late of Addie R. Miller; and

On the West by a twenty-six (26) feet wide street.

CONTAINING a frontage or widge of twelve (12) feet, and a depth of one hundred twenty-five (125) feet.

SUBJECT to the joint use of a joint alleyway with the owners and occupiers of property adjoining on the South, said alleyway extending Westward from said Tulpehocken Street between said properties the depth of main building.

IT BEING THE SAME PREMISES which Harold A. Yetzer, Sheriff of the County of Berks, by deed dated August 26, 1970 and recorded in Deed Book Vol. 1572 page 334, Berks County records, granted and conveyed onto Housing Opportunities in the Metropolitan Environment, Inc.

BEING KNOWN AS: 550 A TULPEHOCKEN ST READING, PA 19601-2643

PROPERTY ID: 15530764338017

TITLE TO SAID PREMISES IS VESTED IN THOMAS PEGGUES AND CORDELIA PEGGUES, HIS WIFE, BY DEED FROM HOUSING OPPORTUNITIES IN THE METROPOLITAN ENVIRONMENT, INC., DATED JULY 28, 1971 RECORDED JULY 29, 1971 IN BOOK NO. 1590 PAGE 1003.

THOMAS PEGGUES IS DECEASED. DOD IS 05/17/2015.

CORDELIA PEGGUES IS DECEASED. DOD IS 11/02/2006.

TO BE SOLD AS PROPERTY OF: THOMAS PEGGUES AND CORDELIA PEGGUES, HIS WIFE

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Case Number: 24-15370
 Judgment Amount: \$87,872.26
 Attorney: Brock and Scott, PLLC

PURPART NO. 1

ALL THAT CERTAIN lot, tract or parcel of land and premises, as hereinafter particularly described, situate, lying and being in the City of Reading, formerly Township of Bern, County of Berks and Commonwealth of Pennsylvania, being Lot No. 53, Block 10, in Plan of Building Lots known as Glenside, drawn and surveyed by Wm. H. Dechant, C.E., said lot being twenty feet (20') front and rear, and one hundred and fifteen feet (115') deep, and is bounded as follows, to wit: Northerly by Lot No. 54, Easterly by a fifteen (15') feet wide alley, Southerly by Lot No. 52, and Westerly by Butler Street.

PURPART NO. 2

ALL THOSE CERTAIN two lots, tracts or parcels of land, hereinafter more particularly described, situated, lying and being in the City of Reading, formerly Township of Bern, County of Berks and Commonwealth of Pennsylvania, being Lots Nos. 51 and 52, Block 10 in Plan of Building Lots known as Glenside, drawn and surveyed by Wm. H. Dechant, C.E., said lots bounded and described as follows, to wit:

BEGINNING at a point at the Southwest corner of Lot No. 51 and Butler Street, thence North along said Butler Street, sixty feet nine and one-half inches (60' 9-1/2") to Lot No. 53, thence Easterly along said Lot No. 53, one hundred and fifteen (115') feet to a fifteen (15') feet wide alley, thence Southerly along said ten (10') feet wide alley, thirty-six feet one and one-fourth inches (36' 1-1/4") to a point in the land of the P and R Railroad, thence Southwesterly along said land of P and R Railroad Company one hundred and seventeen feet seven and one-half inches (117' 7-1/2") to the place of BEGINNING.

PIN 19530738261268

Being the same premises which maria Jimenez, by Deed dated 06/26/2018 and recorded 07/16/2018, in the Office of the Recorder of Deeds in and for the County of Berks, in Deed Instrument No. 2018023485, granted and conveyed unto Noe E. Soto-Espada, in fee.

Tax Parcel: 19530738261268 A/K/A 19-5307-38-26-1268

Premises Being: 1155 Butler St, Reading, PA 19601

To be sold as Property of: Noe E. Soto-Espada

Docket No. 24-16165
 Judgment: \$38,279.57

Attorney: Ed E. Qaish, Esquire
 Meredith H. Wooters, Esquire
 Kimberly J. Hong, Esquire
 Michael E. Carleton, Esquire

Cristina L. Connor, Esquire
 Katherine M. Wolf, Esquire

LEGAL DESCRIPTION

ALL THAT CERTAIN lot or piece of ground with stucco house thereon erected, situate on the southern side of Prince Street, between Marion and Montrose Avenues, being No. 1522 Prince Street, in the Borough of Laureldale, County of Berks and State of Pennsylvania, and being the western seven feet nine and five-eighth inches (7' 9-5/8") of Lot No. 192 and a portion of Lot No. 193 on Plan of Rosedale, said plan being recorded in the Office for the Recording of Deeds in and for the County of Berks in Plan Book No. 2, page 13, more particularly bounded and described as follows, to wit:

BEGINNING at a point marked by an iron pin in the southern line of Prince Street (50' wide) and said point being one hundred ninety-two feet two and three-eighth inches (192' 2-3/8") west of the southwest corner of said Prince Street and Marion Avenue as they are shown on the Topographical Survey Plan of the Borough of Laureldale, and said point also being the corner of property now or late of Floyd Shade and Ruth Shade, his wife; thence southwardly along said property now or late of Floyd Shade and Ruth Shade, by a line making a right angle with Prince Street the distance of one hundred twenty-five feet seven and three-eighth inches (125' 7-3/8") to a point marked by an iron pin in line of property now or late of James Nolan; thence westwardly along said property now or late of James Nolan by a line making an interior angle of ninety (90) degrees and eleven (11) minutes with the last described line the distance of twenty-four feet three and seven-eighth inches (24' 3-7/8") to a point marked by an iron pin, a corner of property now or late of Carrie D. Davidheiser and James O. Davidheiser, her husband; thence northwardly along said property now or late of Carrie D. Davidheiser and James O. Davidheiser, her husband, by a line making an interior angle of eighty-nine (89) degrees and one (1) minute with the last described line the distance of one hundred twenty-five feet, eight and three-eighth inches (125' 8-3/8") to a point marked by an iron pin in the southern line of Prince Street aforementioned; thence eastwardly along the southern line of said Prince Street by a line making an interior angle of ninety (90) degrees and forty-eight (48) minutes with the last described line the distance of twenty-two feet, six and seven-eighth inches (22' 6-7/8") to the place of BEGINNING.

CONTAINING in front on said Prince Street, twenty-two feet six and seven-eighth inches (22' 6-7/8"), and in length of irregular width, one hundred twenty-five feet eight and three-eighth inches (125' 8-3/8") and in area containing 2,946 square feet.

Being the same property conveyed to Robynn M. Bulles who acquired title by virtue of a deed from Gail V. Scarpaci and James W. Garman,

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Co-Executors of the Estate of Sara Jane Garman, deceased, dated September 6, 2011, recorded September 8, 2011, as Instrument Number 2011033478, Office of the Recorder of Deeds, Berks County, Pennsylvania.

HAVING ERECTED THEREON A DWELLING HOUSE KNOWN AS 1522 PRINCE STREET, READING, PA 19605.

Parcel No.: 57531805283774

Account: 57130900

See Instrument Number 2011033478, Office of the Recorder of Deeds, Berks County, Pennsylvania

TO BE SOLD AS THE PROPERTY OF ROBYNN M. BULLES

Taken in Execution and to be sold by **MANDY P. MILLER, ACTING SHERIFF** N.B. To all parties in interest and claimants: A schedule of distribution will be filed by the Sheriff, April 4, 2025 and distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days thereafter. No further notice of the filing of the schedule of distribution will be given. All claims to funds realized from the real estate sold by the Sheriff shall be filed by the respective Claimants with the Sheriff within five (5) days after the time of said Sheriff's Sale.

ACTION TO QUIET TITLE

First and Final Publication

IN THE COURT OF
COMMON PLEAS OF
BERKS COUNTY,
PENNSYLVANIA
CIVIL ACTION - LAW
No. 23-16442

Premises: Tax Parcel ID 439807692662

Notice by Publication

An Action to Quiet Title has been filed with the Court of Common Pleas of Berks County. Heirs of Lucian Bloch have been sued in Court. If you wish to defend, you must enter a written appearance personally or by attorney and file your defenses or objections in writing with the court on or before March 10, 2025. You are warned that if you fail to do so the case may proceed without you and a judgment may be entered against you without further notice for the relief requested by the plaintiff. You may lose money or property or other rights important to you.

YOU SHOULD TAKE THIS PAPER TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER, GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW. THIS OFFICE CAN PROVIDE YOU WITH INFORMATION ABOUT HIRING A LAWYER.

IF YOU CANNOT AFFORD TO HIRE A

LAWYER, THIS OFFICE MAY BE ABLE TO PROVIDE YOU WITH INFORMATION ABOUT AGENCIES THAT MAY OFFER LEGAL SERVICES TO ELIGIBLE PERSONS AT A REDUCED FEE OR NO FEE. Berks County Bar Assn. 544 Court Street, Reading, PA 19601. 610-375-4591.

ARTICLES OF DISSOLUTION

Notice is hereby given that the shareholders and directors of **JLB STEAM, INC.**, a Pennsylvania corporation, with an address of 105 Hemlock Road, Cumru Township, Berks County, PA 19607, have approved a proposal that the corporation voluntarily dissolve, and that the Board of Directors is now engaged in winding up and settling the affairs of the corporation under the provisions of Section 1975 of the Pennsylvania Business Corporation Law of 1988, as amended.

Jestyn G. Payne, Esq.
KOZLOFF STOUTD ATTORNEYS

**ARTICLES OF INCORPORATION
NONPROFIT**

Notice is hereby given that Articles of Incorporation have been filed with the Department of State of the Commonwealth of Pennsylvania, at Harrisburg, PA, for the purpose of obtaining a charter of a nonprofit corporation organized under the Nonprofit Corporation Law of the Commonwealth of Pennsylvania.

The name of the corporation is: **Furnace Hill Community Association**

The purposes for which it was organized are: managing, maintaining, caring for, preserving and administering a residential community to be known as Furnace Hill Planned Community located in Robesonia Borough, Berks County, PA.

CHANGE OF NAME

IN THE COURT OF
COMMON PLEAS OF
BERKS COUNTY,
PENNSYLVANIA
CIVIL ACTION - LAW
NO. 25-845

NOTICE IS HEREBY GIVEN that the Petition of **KAYLA ELIZABETHJOY SWEETON** was filed in the above named Court, praying for a Decree to change her name to **ELIZABETH JOY SWEETON**.

The Court has fixed March 21, 2025, at 1:30 p.m. in Courtroom "4E" of the Berks County Services Center, Reading, Pennsylvania, as the

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time and place for the hearing of said Petition, when and where all persons interested may appear and show cause, if any they have, why the prayer of said Petition should not be granted.

Rebecca Batdorf Stone, Esq.
REBECCA BATDORF STONE, ESQ., P.C.
301 E. Lancaster Avenue
Shillington, PA 19607-2633

ABOUT AGENCIES THAT MAY OFFER LEGAL SERVICES TO ELIGIBLE PERSONS AT A REDUCED FEE OR NO FEE.

LAWYERS' REFERRAL SERVICE OF THE BERKS COUNTY BAR ASSOCIATION
544 COURT STREET, P.O. BOX 1058
READING, PA 19601
TELEPHONE: (610) 375-4591
WWW.BERKSBAR.COM

BROCK & SCOTT, PLLC
Attorney for Plaintiff
(844) 856-6646

CIVIL ACTION

IN THE COURT OF
COMMON PLEAS OF
BERKS COUNTY,
PENNSYLVANIA
CIVIL ACTION - LAW
NO. 20-02813

WELLS FARGO BANK, N.A.
Plaintiff

vs.

**SHERRY FLACK; BENJAMIN FLACK;
UNKNOWN HEIRS, SUCCESSORS,
ASSIGNS, AND ALL PERSONS, FIRMS,
OR ASSOCIATIONS CLAIMING RIGHT,
TITLE OR INTEREST FROM OR UNDER
JOHN C. FLACK A/K/A JOHN CHRISTOPHER
FLACK, DECEASED**
Defendant(s)

NOTICE

NOTICE TO:

Unknown Heirs, Successors, Assigns, And All Persons, Firms, or Associations Claiming Right, Title or Interest From or Under John C. Flack A/K/A John Christopher Flack, Deceased

You are hereby notified on that on March 5, 2020, Plaintiff, WELLS FARGO BANK, N.A. filed a Complaint against you in the Court of Common Pleas of BERKS County, Pennsylvania, Docket No. 20-02813, wherein Plaintiff seeks to enforce its rights under its loan documents.

If you wish to defend, you must enter a written appearance personally or by attorney and file your defenses or objections in writing with the Court. You are warned that if you fail to do so the case may proceed without you and a judgment may be entered against you without further notice for the relief requested by the Plaintiff. You may lose money or property or other rights important to you.

YOU SHOULD TAKE THIS NOTICE TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER, GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW. THIS OFFICE CAN PROVIDE YOU WITH INFORMATION ABOUT HIRING A LAWYER.

IF YOU CANNOT AFFORD TO HIRE A LAWYER, THIS OFFICE MAY BE ABLE TO PROVIDE YOU WITH INFORMATION

ESTATE NOTICES

Letters Testamentary or Letters of Administration have been granted in the estates set forth below. All persons having claims against the estate of any decedent named below are requested to present the same and all persons indebted to any of the said decedents are requested to make payment, without delay, to the executor or administrator, or his, her or their attorney indicated.

First Publication

BEATTY, ROBIN J., dec'd.

Late of 1916 Lincoln Ave.,
Borough of Wyomissing.
Executor: DOUGLAS M. BEATTY,
141 Red Fox Lane,
Phoenixville, PA 19460.
ATTORNEY: GILBERT M. MANCUSO,
ESQ.,
BRUMBACH, MANCUSO & FEGLEY
P.C.,
11 East Lancaster Ave.,
P.O. Box 500,
Shillington, PA 19607-0500

BOYER, FLORENCE E., dec'd.

Late of Bern Township.
Executrix: BEVERLY JOAN DEITZ,
10 Lakeview Dr.,
Reading, PA 19605.
ATTORNEY: FREDERICK R. MOGEL,
ESQ.,
MOGEL, SPEIDEL, BOBB &
KERSHNER,
520 Walnut Street,
Reading, PA 19601

BREIDIGAN, VERA M., dec'd.

Late of P.O. Box 204,
Strausstown.
Executrix: KATHY REIFSNYDER,
P.O. Box 301,
Strausstown, PA 19559.
ATTORNEY: RUSSELL E. FARBIARZ, ESQ.,
ANTANAVAGE FARBIARZ, PLLC,
64 N. 4th Street,
Hamburg, PA 19526-1508

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BUSCH, MAJORIE S., dec'd.

Late of 555 Weaver Rd.,
Robeson Township.
Executor: WILLIAM H. BUSCH,
555 Weaver Rd.,
Morgantown, PA 19543.

DIERÖLF, GEORGE T., dec'd.

Late of City of Reading.
Administrator: JAMES DIEROLF,
197 Wissinger Rd.,
Boyertown, PA 19512.
ATTORNEY: MISTY A. TOOTHMAN, ESQ.,
TWIN VALLEY LAW, PLLC,
P.O. Box 235,
Elverson, PA 19520

DOUGHERTY, GLENN E., dec'd.

Late of 145 Trexler Ave.,
Borough of Kutztown.
Administrator: GARY S. TUNIN,
145 Trexler Ave.,
Kutztown, PA 19530.
ATTORNEY: JAMES E. SHER, ESQ.,
SHER & ASSOCIATES, P.C.,
15019 Kutztown Road,
Kutztown, PA 19530

**GRETH, THOMAS WALTER also known as
GRETH, THOMAS W., dec'd.**

Late of Spring Township.
Administrator: WALTER THOMAS GRETH,
77 Gelsinger Rd.,
Sinking Spring, PA 19608.
ATTORNEY: EDEN R. BUCHER, ESQ.,
BARLEY SNYDER,
2755 Century Boulevard,
Wyomissing, PA 19610

HIGHLEY, RONALD L., dec'd.

Late of 15 W. Wilson Ave.,
Borough of Wernersville.
Executor: BRIAN L. HIGHLEY,
553 Racey Lane,
Strasburg, VA 22657.
ATTORNEY: ROBERT R. KREITZ, ESQ.,
KREITZ GALLEN-SCHUTT,
1210 Broadcasting Road, Suite 103,
Wyomissing, PA 19610

HOFF, EDITH also known as**HOFF, EDITH RUTH, dec'd.**

Late of 251 Fairview St.,
City of Reading.
Executor: GREG J. HOFF,
2050 W. Livingston St.,
Allentown, PA 18104.
ATTORNEY: JAMES E. SHER, ESQ.,
SHER & ASSOCIATES, P.C.,
15019 Kutztown Road,
Kutztown, PA 19530

JONES, FAITHANN, dec'd.

Late of Bern Township.
Administratrix: JESSICA A. JONES,
110 Coldstream Dr.,
Berwyn, PA 19312.
ATTORNEY: KRISTEN R. MATTHEWS, ESQ.,
KRISTEN MATTHEWS LAW,
14 E. Welsh Pool Rd.,
Exton, PA 19341

**KARAHUTA, MARTHA R. also known as
KARAHUTA, MARTHA, dec'd.**

Late of City of Reading.
Executor: JOHN S. KARAHUTA,
286 Dautrich Rd.,
Reading, PA 19606.
ATTORNEY: DAVID S. SOBOTKA, ESQ.,
SMITH BUKOWSKI, LLC,
1050 Spring Street, Suite 1,
Wyomissing, PA 19610

KEHLER, JR., LAWRENCE, dec'd.

Late of 1702 S. Main St.,
Borough of Bechtelsville.
Executrix: CRYSTAL STAR HUGHES,
613 Hoffmansville Rd.,
Bechtelsville, PA 19505

KREBS, MARILYN MARTHA, dec'd.

Late of 5501 Perkiomen Ave.,
Exeter Township.
Executor: KEVIN W. KREBS,
118 Russell Ave.,
Douglassville, PA 19518.
ATTORNEY: JACQUELINE A. JOHNSON,
ESQ.,
3770 Ridge Pike,
Collegedale, PA 19426

LUTZ, DONALD DAVID, dec'd.

Late of City of Reading.
Administratrix: HEATHER M. LUTZ,
205 Weccaf Rd.,
New Holland, PA 17557.
ATTORNEY: MISTY TOOTHMAN,
TWIN VALLEY LAW, PLLC,
P.O. Box 235,
Elverson, PA 19520

MAZURIE, II, LEON W., dec'd.

Late of 41 Lyons Rd.,
Rockland Township.
Executrix: DEBRA E. HOCH.
c/o ATTORNEY: BRIAN F. BOLAND,
ESQ.,
KOZLOFF STOUTD,
2640 Westview Drive,
Wyomissing, PA 19610

MCEWEN, MARYANN H., dec'd.

Late of 658 Eagleview Dr.,
Centre Township.
Executor: ROSS M. MCEWEN, JR.,
209 Eagleview Dr.,
Mohrsville, PA 19541.
ATTORNEY: ROSE KENNEDY, ESQ.,
1212 Liggett Avenue,
Reading, PA 19611

MCQUATE, JOHN D. also known as

MCQUATE, JOHN DONALD, dec'd.
Late of Exeter Township.
Executrix: DONNA R. MCQUATE.
c/o ATTORNEY: FREDERICK R. MOGEL,
ESQ.,
MOGEL, SPEIDEL, BOBB &
KERSHNER,
520 Walnut Street,
Reading, PA 19601

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MELCHER, ANNA M., dec'd.

Late of 1 S. Home Ave.,
Borough of Topton.
Executrix: ROSANNE KULP.
c/o ATTORNEY: NICOLE C. MANLEY, ESQ.,
E. KENNETH NYCE LAW OFFICE, LLC,
105 E. Philadelphia Avenue,
Boyertown, PA 19512

MURDOUGH, THOMAS L., dec'd.

Late of 370 West Oak Ave.,
Borough of Robesonia.
Executrix: CYNTHIA A. MURDOUGH,
380 West Oak Ave.,
Robesonia, PA 19551.
ATTORNEY: FREDERICK S. LONG,
ESQ.,
315 S. 8th Ave.,
Lebanon, PA 17042

NALLY, ROBERT P., dec'd.

Late of 2914 State Hill Rd.,
Spring Township.
Administratrix: CHRISTINE MACBRIDE.
c/o ATTORNEY: ANDREW S. GEORGE, ESQ.,
KOZLOFF STOUDET,
2640 Westview Drive,
Wyomissing, PA 19610

NOSS, HENRY E., dec'd.

Late of South Heidelberg Township.
Executor: HENRY J. NOSS,
215 Preston Rd.,
Wernersville, PA 19565.
ATTORNEY: MARK H. KOCH, ESQ.,
KOCH & KOCH,
217 N. 6th Street,
P.O. Box 8514,
Reading, PA 19603

OSWALD, SR., ROBERT R., dec'd.

Late of 45 Old Friedensburg Rd.,
Lower Alsace Township.
Executors: JAMES D. OSWALD,
47 Old Friedensburg Rd.,
Reading, PA 19606 and
ANTOINETTE M. RAPP,
2628 W. Philadelphia Ave.,
Oley, PA 19547.
ATTORNEY: BRIAN R. OTT, ESQ.,
BARLEY SNYDER LLP,
2755 Century Boulevard,
Wyomissing, PA 19610

PERROTT, JOHN F., dec'd.

Late of Amity Township.
Executor: JOHN M. PERROTT.
c/o ATTORNEY: JESSICA R. GRATER,
ESQ.,
MONASTRA & GRATER, LLC,
740 E. High Street,
Pottstown, PA 19464

PRYDYBASZ, HELEN V., dec'd.

Late of Cumru Township.
Executor: PETER S. PRYDYBASZ.
c/o ATTORNEY: KAREN H. COOK, ESQ.,
MASANO BRADLEY, LLP,
875 Berkshire Blvd., Suite 100,
Wyomissing, PA 19610

REIDENAUER, ERMA M. also known as

REIDENAUER, ERMA MAE, dec'd.
Late of Borough of Boyertown.
Executor: MARK E. REIDENAUER.
c/o ATTORNEY: DAVID G. GARNER,
ESQ.,
2129 East High Street,
Pottstown, PA 19464

ROSS, ALAN D., dec'd.

Late of 2173 Limekiln Rd.,
Amity Township.
Executrix: MICHELE H. ROSS,
2173 Limekiln Rd.,
Douglassville, PA 19518.
ATTORNEY: ROBERT R. KREITZ, ESQ.,
KREITZ GALLEN-SCHUTT,
1210 Broadcasting Road, Suite 103,
Wyomissing, PA 19610

RUBRIGHT, BONNIE M., dec'd.

Late of 1011 Berks Rd.,
Borough of Leesport.
EXECUTORS: RAYMOND J.
ZIMMERMAN, JR.,
826 Hill Top Rd.,
Myerstown, PA 17067 and
DOUGLAS A. ZIMMERMAN,
443 Hartz Rd.,
Fleetwood, PA 19522.
ATTORNEY: GILBERT M. MANCUSO,
ESQ.,
BRUMBACH, MANCUSO & FEGLEY
P.C.,
11 East Lancaster Ave.,
P.O. Box 500,
Shillington, PA 19607-0500

RUTH, BERYLL BURKEY also known as

**RUTH, BERYLL B. and
BURKEY, BERYLL J., dec'd.**
Late of Cumru Township.
Executrix: AMANDA R. MCSWAIN,
74 Wierda Way,
Manhattan, MT 59741.
ATTORNEY: STEPHEN H. PRICE, ESQ.,
MOGEL, SPEIDEL, BOBB &
KERSHNER,
520 Walnut Street,
Reading, PA 19601

SEIDEL, CORRINNE M., dec'd.

Late of 3105 Belmont Ave.,
Spring Township.
Executrix: PATTI SEIDEL,
3105 Belmont Ave.,
Reading, PA 19609.
ATTORNEY: ROSE KENNEDY, ESQ.,
1212 Liggett Avenue,
Reading, PA 19611

SHOWALTER, ROBBIE K., dec'd.

Late of Muhlenberg Township.
Executor: CHARLES E. HEFFNER.
c/o ATTORNEY: SEAN J. O'BRIEN, ESQ.,
DAUTRICH & O'BRIEN LAW OFFICES,
P.C.,
534 Court Street,
Reading, PA 19601

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SZCZEPANSKI, BARBARA A., dec'd.

Late of Cumru Township.
 Administratrix: DENA M. BOWEN,
 1030 River Crest Dr.,
 Reading, PA 19605.
 ATTORNEY: DAVID S. SOBOTKA, ESQ.,
 SMITH BUKOWSKI, LLC,
 1050 Spring Street, Suite 1,
 Wyomissing, PA 19610

**WALDRON, KAREN M. also known as
WALDRON, KAREN, dec'd.**

Late of Exeter Township.
 Executor: GERALD F. SIMON.
 c/o ATTORNEY: WILLIAM R. BLUMER,
 ESQ.,
 KOZLOFF STOUTD,
 2640 Westview Drive,
 Wyomissing, PA 19610

WESSNER, JEANNE L., dec'd.

Late of Exeter Township.
 Administratrix: SHANNON L. WESSNER.
 ATTORNEY: SEAN J. O'BRIEN, ESQ.,
 DAUTRICH & O'BRIEN LAW OFFICES,
 P.C.,
 534 Court Street,
 Reading, PA 19601

Second Publication**BORTZ, ROBERT P., dec'd.**

Late of 35 Hoch Ave.,
 Borough of Topton.
 Executrix: TAMMY ANN HOEVELER,
 111 Bristol Court,
 Douglassville, PA 19518.
 ATTORNEY: MICHAEL IRA STUMP,
 ESQ.,
 207 East Main Street, Suite 100,
 Macungie, PA 18062

BRESSLER, CHARLES H., dec'd.

Late of Bethel Township.
 Executor: GERALD M. BRESSLER,
 324 Chestnut Hill Rd.,
 Fredericksburg, PA 17026.
 ATTORNEY: TIMOTHY T. ENGLER,
 ESQ.,
 Steiner & Sandoe,
 36 West Main Avenue,
 Myerstown, PA 17067

**BRESSLER, GLENN A. also known as
BRESSLER, GLENN ALLAN, dec'd.**

Late of 3508 Sheidy Ave.,
 Muhlenberg Township.
 Executors: CHERYL KOWAL,
 249 S. Miller St.,
 Shillington, PA 19607 and
 TERRY BRESSLER,
 3508 Sheidy Ave.,
 Reading, PA 19605.
 ATTORNEY: ROBERT R. KREITZ, ESQ.,
 KREITZ GALLEN-SCHUTT,
 1210 Broadcasting Road, Suite 103,
 Wyomissing, PA 19610

CHERRINGTON, THOMAS, dec'd.

Late of Maxatawny Township.
 Administrator: JAMES CHERRINGTON.
 c/o ATTORNEY: MICHAEL J. GOMBAR, JR., ESQ.,
 MASANO BRADLEY, LLP,
 875 Berkshire Blvd., Suite 100,
 Wyomissing, PA 19610

DARE, HOWARD FRANCIS, dec'd.

Late of Berks County.
 Executrix: ERLA G. SCHMITT.
 c/o ATTORNEY: CHRISTOPHER H.
 MEINZER, ESQ.,
 MLO ASSOCIATES,
 516 Main Street,
 Pennsburg, PA 18073

**DEISHER, FLORENCE M. also known as
DEISHER, FLORENCE MAE, dec'd.**

Late of 1800 Tulpehocken Rd., Apt. 50A,
 Borough of Wyomissing.
 Executrix: CAROL ANN BOWYER,
 PO Box 217,
 Shawnee on Delaware, PA 18356.
 ATTORNEY: ROBERT R. KREITZ, ESQ.,
 KREITZ GALLEN-SCHUTT,
 1210 Broadcasting Road, Suite 103,
 Wyomissing, PA 19610

DETRICH, LICILLE ANN, dec'd.

Late of City of Reading.
 Executrix: LISA KRETZMAN,
 177 Melrose Ave.,
 Reading, PA 19606.
 ATTORNEY: CAROLYN M.
 MARCHESANI, ESQ.,
 WOLF, BALDWIN & ASSOCIATES, P.C.,
 800 E. High St.,
 Pottstown, PA 19464

DONIA, III, JOSEPH F., dec'd.

Late of 901 Bramblewood Dr.,
 Amity Township.
 Administrator: JOSEPH F. DONIA, JR..
 c/o ATTORNEY: MICHAEL S. DINNEY, ESQ.,
 919 Conestoga Rd., Ste. 3-114,
 Bryn Mawr, PA 19010

EICH, WILLIAM D., dec'd.

Late of Amity Township.
 Executrix: DEBRA H. DAVIS,
 730 Pomander Ave.,
 Reading, PA 19606.
 ATTORNEY: VICTORIA GALLEN SCHUTT, ESQ.,
 KREITZ GALLEN-SCHUTT,
 1210 Broadcasting Road, Suite 103,
 Wyomissing, PA 19610

FARRADAY, WILLIAM R., dec'd.

Late of Muhlenberg Township.
 Executors: KERRY VATH,
 707 Berks Place,
 Reading, PA 19609 and
 WILLIAM C. FARRADAY,
 130 Girard Ave.,
 Hatboro, PA 19040.
 ATTORNEY: TIMOTHY C. BITTING, ESQ.,
 KOCH & KOCH,
 217 N. 6th Street,
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GASSERT, ELAINE R. also known as**GASSERT, ELAINE RUTH, dec'd.**

Late of 5201 Leesport Ave.,
Muhlenberg Township.
Executors: KERRY MICHAEL GASSERT,
200 Wilshire Blvd.,
Sinking Spring, PA 19608 and
RONNIE LEE GASSERT,
111 South View Rd.,
Fleetwood, PA 19522.
ATTORNEY: ROBERT R. KREITZ, ESQ.,
KREITZ GALLEN-SCHUTT,
1210 Broadcasting Road, Suite 103,
Wyomissing, PA 19610

GOULDNER, JOHN ROY, dec'd.

Late of Longswamp Township.
Executrix: JOAN M. GOULDNER,
1941 State St.,
Alburtis, PA 18011.
ATTORNEY: JEFFREY C. KARVER, ESQ.,
BOYD & KARVER, P.C.,
7 East Philadelphia Avenue, Ste. 1,
Boyertown, PA 19512

HENRY, MARIAN A., dec'd.

Late of 915 N. 3rd St.,
City of Reading.
Executor: CURTIS C. HENRY,
171 Old Spies Church Rd.,
Reading, PA 19606.
ATTORNEY: ROBERT R. KREITZ, ESQ.,
KREITZ GALLEN-SCHUTT,
1210 Broadcasting Road, Suite 103,
Wyomissing, PA 19610

JACOBS, JUDITH A., dec'd.

Late of 8 Wyndham Hill Dr.,
City of Reading.
Executors: MARC JACOBS and
MATTHEW JACOBS,
4401 Perkiomen Ave.,
Reading, PA 19606.

KELLER, MILDRED G., dec'd.

Late of 501 Hoch Rd.,
Blandon,
Maidencreek Township.
Executor: ABRAHAM A. KELLER.
c/o ATTORNEY: ANDREW S. GEORGE, ESQ.,
KOZLOFF STOUTD,
2640 Westview Drive,
Wyomissing, PA 19610

KOHLER, GERALD LEE also known as**KOHLER, GERALD L., dec'd.**

Late of Exeter Township.
Executor: FRANK E. KOHLER,
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Page, AZ 86040.
ATTORNEY: VICTORIA GALLEN SCHUTT, ESQ.,
KREITZ GALLEN-SCHUTT,
1210 Broadcasting Road, Suite 103,
Wyomissing, PA 19610

KRAMER, STEPHANIE L., dec'd.

Late of Longswamp Township.
Administratrix: MAGHEN M. CAUDILL.
c/o ATTORNEY: TIMOTHY J. DUCKWORTH, ESQ.,
Mosebach, Funt, Dayton & Duckworth, P.C.,
2045 Westgate Drive, Suite 404,
Bethlehem, PA 18017

KUNSMAN, RICHARD A., dec'd.

Late of 735 Florida Ave.,
Muhlenberg Township.
Executrix: MICHELE L. CRAMER.
c/o ATTORNEY: ANDREW S. GEORGE,
ESQ.,
KOZLOFF STOUTD,
2640 Westview Drive,
Wyomissing, PA 19610

**LONG, RUTH A. also known as
LONG, RUTH ARLENE, dec'd.**

Late of Exeter Township.
Executrices: LINDA S. LONG and
DONNA L. NEIN.
c/o ATTORNEY: MICHAEL J. GOMBAR,
JR., ESQ.,
MASANO BRADLEY, LLP,
875 Berkshire Blvd., Suite 100,
Wyomissing, PA 19610

MATHESON, ARDEL F., dec'd.

Late of Borough of Sinking Spring.
Executrix: CHERYL A. GRETH.
c/o ATTORNEY: SEAN J. O'BRIEN, ESQ.,
DAUTRICH & O'BRIEN LAW OFFICES,
P.C.,
534 Court Street,
Reading, PA 19601

MAUGER, SR., THOMAS E., dec'd.

Late of Amity Township.
Executor: RANDY A. MAUGER,
3 Miller Dr.,
Douglassville, PA 19518.
ATTORNEY: CAROLYN M.
MARCHESANI, ESQ.,
WOLF, BALDWIN & ASSOCIATES, P.C.,
800 E. High St.,
Pottstown, PA 19464

MCCALISTER, JEANETTE M., dec'd.

Late of City of Reading.
Executors: CARLESHA G. HALKIAS and
TASHEMA K. HIGHTOWER.
c/o ATTORNEY: PETRA K. GROSS, ESQ.,
MARTSON LAW OFFICES
10 East High St.,
Carlisle, PA 17013

MCCARTHY, THOMAS D., dec'd.

Late of 140 Windsor St.,
City of Reading.
Executrix: SANDRA L. MCCARTHY.
c/o ATTORNEY: BRIAN F. BOLAND, ESQ.,
KOZLOFF STOUTD,
2640 Westview Drive,
Wyomissing, PA 19610

MECK, DOROTHY H., dec'd.

Late of Bern Township
Borough of Leesport.
Executrix: LORI J. YODER,
315 Hartz Rd.,
Fleetwood, PA 19522.
ATTORNEY: EUGENE ORLANDO, JR.,
ESQ.,
ORLANDO LAW OFFICES, P.C.,
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MILLER, THOMAS H. also known as MILLER, THOMAS HARRY, dec'd.
 Late of Borough of Wyomissing.
 Executrix: SUSAN J. MILLER.
 c/o ATTORNEY: ZACHARY D. GRIFFITH, ESQ.,
 BARLEY SNYDER, LLP,
 2755 Century Boulevard,
 Wyomissing, PA 19610

MUGLER, KATHLEEN J., dec'd.
 Late of 120 W. 5th St.,
 Borough of Boyertown.
 Executrix: ANDREA SANDS,
 155 S. Savanna Dr.,
 Pottstown, PA 19465.
 ATTORNEY: H. CHARLES MARKOFSKI, ESQ.,
 MARKOFSKI LAW OFFICES,
 1258 E. Philadelphia Avenue,
 P.O. Box 369,
 Gilbertsville, PA 19525-0369

REPPERT, JR., EDWARD JAMES, dec'd.
 Late of 5485 Perkiomen Ave.,
 Exeter Township.
 Executrix: MARGARET H. BISHOP,
 5717 Oak Ave.,
 Harrisburg, PA 17112.
 ATTORNEY: BRIAN R. OTT, ESQ.,
 BARLEY SNYDER LLP,
 2755 Century Boulevard,
 Wyomissing, PA 19610

SCHLABACH, ROBERT W. also known as SCHLABACH, ROBERT WAYNE, dec'd.
 Late of 60 Mountain Blvd.,
 Borough of Wernersville.
 Executor: DAVID R. SCHLABACH,
 17 Ketterman Hill Rd., Lot 21,
 Richland, PA 17087.
 ATTORNEY: ERIC J. FABRIZIO, ESQ.,
 BINGAMAN, HESS, COBLENTZ & BELL, P.C.,
 Treeview Corporate Center,
 2 Meridian Boulevard, Suite 100,
 Wyomissing, PA 19610

VELEZ, FELICITA, dec'd.
 Late of City of Reading.
 Executor: JOSE MARTINEZ.
 c/o ATTORNEY: LATISHA B.
 SCHUENEMANN, ESQ.,
 BARLEY SNYDER,
 2755 Century Boulevard,
 Wyomissing, PA 19610-3346

WAGNER, GAYLE C., dec'd.
 Late of Maiden creek Township.
 Executors: JAMES G. WAGNER, II and
 SCOTT C. WAGNER.
 c/o ATTORNEY: KURT A. GARDNER, ESQ.,
 GARDNER AND STEVENS, P.C.,
 109 West Main Street,
 Ephrata, PA 17522

WILLIAMS, DAVID LEROY also known as WILLIAMS, DAVID L., dec'd.
 Late of Exeter Township.
 Executrix: DIANE L. MAGUIRE,
 12810 52nd Road N.,
 West Palm Beach, FL 33411-9053.
 ATTORNEY: CAROLYN M. MARCHESANI, ESQ.,
 WOLF, BALDWIN & ASSOCIATES, P.C.,
 800 E. High St.,
 Pottstown, PA 19464

ZIELASKOWSKI, RAYMOND A., dec'd.
 Late of Borough of Wyomissing.
 Executrix: LORI A. SCISCIO.
 c/o ATTORNEY: SCOTT G. HOH, ESQ.,
 RESOLUTION LAW GROUP, LLC,
 606 North 5th Street,
 Reading, PA 19601

Third and Final Publication

ALLEN, MARY ROSALYN also known as ALLEN, MARY R., dec'd.
 Late of Borough of Boyertown.
 Executor: JEFFREY LEE ALLEN,
 285 Mill St.,
 Boyertown, PA 19512.

BARROW, III, WILLIAM M., dec'd.
 Late of Oley Township.
 Executor: BRIAN J. BARROW,
 3180 West Philadelphia Ave.,
 Oley, PA 19547.
 ATTORNEY: JEFFREY R. BOYD, ESQ.,
 BOYD & KARVER, P.C.,
 7 East Philadelphia Avenue, Ste. 1,
 Boyertown, PA 19512

BARTON, STEPHEN A., dec'd.
 Late of Colebrookdale Township.
 Executrix: SHEILA M. BARTON,
 29 Alans Lane,
 Boyertown, PA 19512.
 ATTORNEY: JEFFREY R. BOYD, ESQ.,
 BOYD & KARVER, P.C.,
 7 East Philadelphia Avenue, Ste. 1,
 Boyertown, PA 19512-1154

BOND, PAULINE M., dec'd.
 Late of 105 Dries Rd.,
 Maidencreek Township.
 Executrix: DEIDRE A. ANSTADT,
 44 Blue Mountain Heights,
 Schuylkill Haven, PA 17972.
 ATTORNEY: CHRISTOPHER J.
 HARTMAN, ESQ.,
 HARTMAN VALERIANO MAGOVERN &
 LUTZ, P.C.,
 1025 Berkshire Boulevard, Suite 700,
 Wyomissing, PA 19610

BOTCH, RICHARD L., dec'd.
 Late of Muhlenberg Township.
 Executor: DOUGLAS A. BOTCH,
 1108 Laurelee Ave.,
 Reading, PA 19605.
 ATTORNEY: VICTORIA GALLEN
 SCHUTT, ESQ.,
 KREITZ GALLEN-SCHUTT,
 1210 Broadcasting Road, Suite 103,
 Wyomissing, PA 19610

BRODMAN, CAROLE L., dec'd.
 Late of Muhlenberg Township.
 Executor: AARON WESLEY BRODMAN,
 500 Sycamore Rd.,
 West Reading, PA 19611.
 ATTORNEY: SCOTT C. PAINTER, ESQ.,
 906 Penn Avenue, Suite 1,
 Wyomissing, PA 19610

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CONDOS, JOSEPHINE, dec'd.

Late of 105 Dries Dr.,
Maidencreek Township.
Executors: MICHAEL N. CONDOS,
3315 Regency Dr.,
Sinking Spring, PA 19608 and
STELLA M. SCHIRA,
P.O. Box 157,
Blandon, PA 19510.
ATTORNEY: ROBERT R. KREITZ, ESQ.,
KREITZ GALLEN-SCHUTT,
1210 Broadcasting Road, Suite 103,
Wyomissing, PA 19610

DEHART, GERALDINE J., dec'd.

Late of Exeter Township.
Executors: JOHN V. DEHART,
216 W. 39th St.,
Reading, PA 19606 and
DIANE E. GIORDANO,
1609 Winton Ave.,
Havertown, PA 19083.
ATTORNEY: EUGENE ORLANDO, JR.,
ESQ.,
ORLANDO LAW OFFICES, P.C.,
2901 St. Lawrence Avenue, Suite 101,
Reading, PA 19606

ENGLEHARDT, MILDRED L., dec'd.

Late of 128 Deer Run Rd.,
Borough of Kutztown.
Executor: GARY L. ENGLEHARDT,
138 Deer Run Rd.,
Kutztown, PA 19530.
ATTORNEY: JAMES E. SHER, ESQ.,
SHER & ASSOCIATES, P.C.,
15019 Kutztown Road,
Kutztown, PA 19530

**FLECK, JUDITH L. also known as
FLECK, JUDITH LYNNE, dec'd.**

Late of 45 Mast Rd.,
Oley Township.
Executor: JONATHAN W. FLECK,
415 Hunter Rd.,
Oley, PA 19547.
ATTORNEY: JAMES E. SHER, ESQ.,
SHER & ASSOCIATES, P.C.,
15019 Kutztown Road,
Kutztown, PA 19530

FREITAG, NANCY A., dec'd.

Late of 430 Allendale Rd.,
Borough of Shoemakersville.
Executrix: CHERYL BUCHEIT,
430 Allendale Rd.,
Shoemakersville, PA 19555.
ATTORNEY: RUSSELL E. FARBIARZ, ESQ.,
ANTANAVAGE FARBIARZ, PLLC,
64 N. 4th Street,
Hamburg, PA 19526

GONZALEZ, DIEGO F., dec'd.

Late of Borough of Shillington.
Executor: CARLOS CRUZ-ACEVEDO.
c/o ATTORNEY: RICH RAIDERS, ESQ.,
MILLER LAW FIRM PC,
718 Poplar St., Suite 1,
Lebanon, PA 17042

HAAG, RANDALL G., dec'd.

Late of 5 Kline Rd.,
Bethel Township.
Executrix: PATRICIA A. HAAG,
5 Kline Rd.,
Bethel, PA 19507.
ATTORNEY: CHRISTOPHER J.
HARTMAN, ESQ.,
HARTMAN VALERIANO MAGOVERN &
LUTZ, P.C.,
1025 Berkshire Boulevard, Suite 700,
Wyomissing, PA 19610

KINDER, MELANIE ANN, dec'd.

Late of City of Reading.
Administrator: KEITH MOONEY.
c/o ATTORNEY: SARAH RUBRIGHT
MCCAHOH, ESQ.,
BARLEY SNYDER LLP,
2755 Century Boulevard,
Wyomissing, PA 19610

KRAMER, PAUL D., dec'd.

Late of Longswamp Township.
Administratrix: MAGHEN M. CAUDILL,
c/o ATTORNEY: TIMOTHY J.
DUCKWORTH, ESQ.,
Mosebach, Funt, Dayton & Duckworth, P.C.,
2045 Westgate Drive, Suite 404,
Bethlehem, PA 18017

LONGEWAY, MARCIA ANN, dec'd.

Late of Amity Township.
Executor: CHRISTOPHER E. LONGEWAY.
ATTORNEY: JESSICA R. GRATER, ESQ.,
MONASTRA & GRATER, LLC,
740 E. High Street,
Pottstown, PA 19464

MOYER, JUDITH LEE, dec'd.

Late of Keystone Villa,
Douglassville,
Amity Township.
Executor: RUSSELL A. GALLAGHER,
3001 Stillmeadow Dr.,
Collegeville, PA 19426

NATOLI, SALVATORE A., dec'd.

Late of Halsey Ave.,
West Lawn.
Executor: WILLIAM FISCHER,
4295 Patrick Trace,
Norcross, GA 30092.
ATTORNEY: RUSSELL E. FARBIARZ,
ESQ.,
ANTANAVAGE FARBIARZ, PLLC,
64 N. 4th Street,
Hamburg, PA 19526

NOLL, BETTY JANE, dec'd.

Late of 132 Poplar Rd.,
Borough of Fleetwood.
Executor: JAMES E. SHER,
15019 Kutztown Rd.,
Kutztown, PA 19530.
ATTORNEY: AMANDA O'DRISCOLL,
ESQ.,
SHER & ASSOCIATES, P.C.,
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Kutztown, PA 19530

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REINHOLD, JEFFREY ALAN, dec'd.

Late of 200 S. Brobst St., Apt. A,
Borough of Shillington.
Administratrix: LISA L. GRIFFITH,
70 Cacoosing Ave.,
Sinking Spring, PA 19608.
ATTORNEY: ROBIN S. LEVENGOOD, ESQ.,
213 E. Lancaster Avenue, Suite One,
Shillington, PA 19607

RICHARDS, DONALD, dec'd.

Late of 30 Mine St.,
Rockland Township.
Administratrix: DEBORAH A. SCHUSTER,
30 Mine Rd.,
Mertztown, PA 19539.
ATTORNEY: ROBIN S. LEVENGOOD, ESQ.,
213 E. Lancaster Avenue, Suite One,
Shillington, PA 19607

SAUPPEE, SR., GERALD L., dec'd.

Late of Borough of West Lawn.
Executrix: MICHELE P. SAUPPEE-
SNYDER.
c/o ATTORNEY: ERIC L. B. STRAHN, ESQ.,
STRAHN LAW OFFICES, P.C.,
5341 Perkiomen Avenue,
Reading, PA 19606

SHARETT, ROBERT R., dec'd.

Late of 2000 Cambridge Ave., Apt.168,
Borough of Wyomissing.
Executrix: WENDY S. SHARETT,
1329 Reading Blvd.,
Wyomissing, PA 19610.
ATTORNEY: ROBERT R. KREITZ, ESQ.,
KREITZ GALLEN-SCHUTT,
1210 Broadcasting Road, Suite 103,
Wyomissing, PA 19610

SHERWOOD, SR., MARTIN T., dec'd.

Late of 2 Egret Court,
Washington Township.
Executrix: NANCY M. SHERWOOD.
c/o ATTORNEY: NICOLE C. MANLEY, ESQ.,
E. KENNETH NYCE LAW OFFICE, LLC,
105 E. Philadelphia Avenue,
Boyertown, PA 19512

SMITH, DOROTHY M., dec'd.

Late of 2461 Elizabeth Ave, C-8,
Alsace Township.
Executrix: KATHLEEN A. MAUE,
4 Brassie Circle,
Reading, PA 19607.
ATTORNEY: ROBERT R. KREITZ, ESQ.,
KREITZ GALLEN-SCHUTT,
1210 Broadcasting Road, Suite 103,
Wyomissing, PA 19610

SNYDER, WAYNE A., dec'd.

Late of Borough of Wyomissing.
Executrix: LORI A. CASTOR,
118 N. 25th St.,
Reading, PA 19606.
ATTORNEY: ALLEN R.
SHOLLENBERGER, ESQ.,
BARLEY SNYDER, LLP,
2755 Century Boulevard,
Wyomissing, PA 19610-3346

SPEICHER, DONALD K., dec'd.

Late of Heidelberg Township.
Executor: GORDON K. SPEICHER,
205 Hilda St.,
Robesonia, PA 19551.
ATTORNEY: SCOTT C. PAINTER, ESQ.,
906 Penn Avenue, Suite 1,
Wyomissing, PA 19610

WANNER, RICHARD J., dec'd.

Late of 1 Reading Dr.,
Borough of Wernersville.
Executors: WILLIAM R. WANNER,
2 Parkview Dr.,
Reinholds, PA 17569 and
STEPHEN R. WANNER,
131 Arboretum Rd.,
Bernville, PA 19506.
ATTORNEY: ROBERT R. KREITZ, ESQ.,
KREITZ GALLEN-SCHUTT,
1210 Broadcasting Road, Suite 103,
Wyomissing, PA 19610

**ZACHARIAS, PETER N. also known as
ZACHARIAS, PETER NEIL, dec'd.**

Late of 1769 Reading Blvd.,
Borough of Wyomissing.
Executrix: KRISTEN L. ZACHARIAS,
1769 Reading Blvd.,
Wyomissing, PA 19610.
ATTORNEY: C. THOMAS WORK, ESQ.,
STEVENS & LEE,
111 N. Sixth Street,
P.O. Box 679,
Reading, PA 19603-0679

FICTITIOUS NAME

NOTICE IS HEREBY GIVEN, pursuant to the provisions of Act of Assembly, No. 295, approved December 16, 1982, effective March 16, 1983, of intention to file in the office of the Department of State of the Commonwealth of Pennsylvania, at Harrisburg, Pennsylvania, a Certificate for the conduct of a business in Berks County, Pennsylvania under the assumed or fictitious name, style or designation:

BRUTE INDUSTRIAL APPAREL with its principal place of business at 25 Stonehill Drive, Mohnton, PA 19540.

The name and address of the person owning or interested in said business are: BRUTE ATHLETIC APPAREL ACQUISITION COMPANY LLC.

The application was filed on January 28, 2025.
Christopher C. Muvdi, Esq.
Masano Bradley, LLP
875 Berkshire Blvd., Suite 100
Wyomissing, PA 19610

FICTITIOUS NAME - CANCELLATION

NOTICE IS HEREBY GIVEN, pursuant to the

2/13/2025

provisions of Act of Assembly No. 295, approved December 16, 1982, effective March 16, 1983, of the cancellation/withdrawal of fictitious name, style or designation, of: Equidus K9, with its principal place of business at: 4493 Skippack Pike, Apt 4, Skippack, PA 19473, previously registered in the office of the Secretary of the Commonwealth of Pennsylvania at Harrisburg, Pennsylvania. The names and addresses of all persons or entities owning or interested in said business are: Warren Smiley, 5182 Diehl Road, Mohnton, PA 19540. The certificate was filed on January 16, 2025.

Russell E. Farbiarz, Esq.
Antanavage Farbiarz, PLLC
64 North Fourth Street
Hamburg, PA 19526

TRUST NOTICES

Third and Final Publication

STAFFORD FAMILY TRUST DATED 09/27/1994

Late of Wernersville, Berks County, PA

All persons having claims or demands against the Trust of Dolores M. Stafford, deceased and/or the Stafford Family Trust dated 09/27/1994 to make known the same and all persons indebted to the decedent to make payment without delay to:

Trustee: Adrienne C. Stafford

14 Slater Drive
Wernersville, PA 19565

Trustee's Attorney: Victoria G. Schutt,
Esquire

Kreitz Gallen-Schutt
1210 Broadcasting Rd., Ste. 103
Wyomissing, PA 19610

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