

ESTATE AND TRUST NOTICES

Notice is hereby given that, in the estates of the decedents set forth below, the Register of Wills has granted letters testamentary or of administration to the persons named. Notice is also hereby given of the existence of the trusts of the deceased settlors set forth below for whom no personal representatives have been appointed within 90 days of death. All persons having claims or demands against said estates or trusts are requested to make known the same, and all persons indebted to said estates or trusts are requested to make payment, without delay, to the executors or administrators or trustees or to their attorneys named below.

FIRST PUBLICATION

Armstrong, Susan A. a/k/a Susan Ann Armstrong, dec'd.

Late of Port Deposit, MD.
Executrices: Heather Reed and Kristin Myers c/o Angela M. Ward, Esquire, Going & Plank, 140 E. King St., Lancaster, PA 17602.
Attorneys: Angela M. Ward, Esquire; Going & Plank.

Boyer, Wayne F., dec'd.

Late of Manor Township.
Executrix: Lisa Ann Snyder c/o Pyfer, Reese, Straub, Gray & Farhat, P.C., 128 N. Lime Street, Lancaster, PA 17602.
Attorneys: Pyfer, Reese, Straub, Gray & Farhat, P.C.

Brodhecker, Mary Lou, dec'd.

Late of Manor Township.
Administratrix: Barbara Sensenig c/o John S. May, Esquire, 49 North Duke Street, Lancaster, PA 17602.

Attorneys: May, May and Zimmerman, LLP.

Busche, Christine L. a/k/a Christine Long Busche a/k/a Christine L. Messner, dec'd.

Late of Manheim Township.
Executor: Daniel M. Long c/o Kegel Kelin Litts & Lord LLP, 24 North Lime Street, Lancaster, PA 17602.
Attorneys: Rhonda F. Lord, Esquire; Kegel Kelin Litts & Lord LLP.

Caballero, Ruth N., dec'd.

Late of W. Lampeter Township.
Executor: Ronald L. Laughman c/o Angela M. Ward, Esquire, Going & Plank, 140 E. King St., Lancaster, PA 17602.

Attorneys: Angela M. Ward, Esquire; Going & Plank.

Caldwell, Charlie Emmett, dec'd.

Late of Little Britain Township.
Executrices: Candace E. McFadden and Stephanie F. Kellenberger c/o James N. Clymer, Esquire, 408 West Chestnut Street, Lancaster, PA 17603.
Attorneys: Clymer Musser & Sarno, PC.

Davies, Bernard J. a/k/a Bernard Joseph Davies, dec'd.

Late of West Lampeter Township.
Executrix: MaryAnn Monroe c/o Robert E. Sisko, Esquire, 700 North Duke Street, P.O. Box 4686, Lancaster, PA 17604-4686.
Attorneys: Morgan, Hallgren, Crosswell & Kane, P.C.

Dever, Catherine M., dec'd.
Late of West Hempfield Township.
Executrix: Regina Poole c/o Stephen A. Durham, Esquire, Durham & James, P.C., Attorneys at Law, 320 West Front Street, Media, PA 19063.
Attorneys: Stephen A. Durham, Esquire; Durham & James, P.C.

Draper, Catherine, dec'd.
Late of 112 Walnut Street, Columbia.
Administrators: Milledge Draper, III and Lucretia Renee Love c/o Jerome Allen Taylor, 336 Locust Street, Columbia, PA 17512.
Attorney: Jerome Allen Taylor.

Ebersole, Dorothy E., dec'd.
Late of West Donegal Township.
Executor: Wells Fargo Bank, N.A. c/o Vance E. Antonacci, Esquire, McNees Wallace & Nurick LLC, 570 Lausch Lane, Suite 200, Lancaster, PA 17601.
Attorneys: McNees Wallace & Nurick LLC.

Fairfield, R. Ann, dec'd.
Late of West Lampeter Township.
Executors: Fulton Private Bank and Donna Ng c/o Herr & Low, P.C., 234 North Duke Street, Lancaster, PA 17602.
Attorney: Matthew A. Grosh.

Flahart, John G., dec'd.
Late of Quarryville Borough.
Executrix: Deborah L. Flahart c/o Herr & Low, P.C., 234 North Duke Street, Lancaster, PA 17602.
Attorney: Bradley A. Zuke.

Fryberger, William R., Sr., dec'd.
Late of Salisbury Township.
Executrix: Jean I. Fryberger c/o Good & Harris, LLP, 132 West Main Street, New Holland, PA 17557.
Attorneys: Good & Harris, LLP.

Ganira, Rose A., dec'd.
Late of Clay Twp.
Administrator: David C. Ganira c/o Kristen L. Behrens, Esquire, 457 Haddonfield Rd., Ste. 700, Cherry Hill, NJ 08002.
Attorneys: Kristen L. Behrens; Dilworth Paxson LLP.

Gehr, Allen John, dec'd.
Late of West Cocalico Township.
Executrix: Kay Mardeyth Gehr c/o Andrew S. Rusniak, Esquire, McNees Wallace & Nurick LLC, 570 Lausch Lane, Suite 200, Lancaster, PA 17601.
Attorneys: McNees Wallace & Nurick LLC.

Gutzwiller, Steven R., dec'd.
Late of Mountville Borough.
Personal Representative: Roger Gutzwiller c/o John W. Metzger, Esquire, 901 Rohrerstown Road, Lancaster, PA 17601.
Attorneys: Metzger and Spencer, LLP.

Hammer, Daphne L. a/k/a Daphne Leah Hammer, dec'd.
Late of the Township of West Cocalico.
Executrix: Heather L. Ream c/o Lindsay M. Schoeneberger, Russell, Krafft & Gruber, LLP, 108 West Main Street, Ephrata, PA 17522.

LANCASTER LAW REVIEW

Attorney: Lindsay M. Schoeneberger.

Herr, Robert G., dec'd.

Late of Ephrata Township.
Executor: William R. Herr c/o George J. Morgan, 700 North Duke Street, P.O. Box 4686, Lancaster, PA 17604-4686.
Attorneys: Morgan, Hallgren, Crosswell & Kane, P.C.

Kurtz, John A. a/k/a John A.

Kurtz, Jr., dec'd.
Late of the Borough of Lancaster.
Executor: J. Douglas Kurtz c/o Jeffrey C. Goss, Esquire, 480 New Holland Avenue, Suite 6205, Lancaster, PA 17602.
Attorneys: Brubaker Connaughton Goss & Lucarelli LLC.

Lefler, Richard E., dec'd.

Late of Columbia.
Executrix: Hannah L. Maney, 1031 E. High St., Mt. Pleasant, MI 48858.
Attorney: None.

Lower, Dorothy M., dec'd.

Late of Elizabethtown Borough.
Executrix: Lindsay Houston c/o Dawn Getty Sutphin, Esquire, 852 11th Ave., Prospect Park, PA 19076.
Attorney: Dawn Getty Sutphin, Esquire.

McCarry, Eileen K., dec'd.

Late of Lititz Borough.
Executor: Thomas E. Morell c/o James K. Noel, IV, Esquire, McNees Wallace & Nurick LLC, 570 Lausch Lane, Suite 200, Lancaster, PA 17601.

Attorneys: McNees Wallace & Nurick LLC.

Riehl, Marie K., dec'd.

Late of Manheim Township.
Executor: Evan D. Riehl c/o J. Elvin Kraybill, Attorney, P.O. Box 5349, Lancaster, PA 17606.
Attorneys: Gibbel Kraybill & Hess LLP.

Rossi, Gladys L., dec'd.

Late of the Township of Warwick.
Executor: L. Douglas Rossi c/o John R. Gibbel, Attorney, P.O. Box 5349, Lancaster, PA 17606.
Attorneys: Gibbel Kraybill & Hess LLP.

Ruoss, Josephine I., dec'd.

Late of Penn Township.
Executor: John S. Ruoss c/o Young and Young, 44 S. Main Street, P.O. Box 126, Manheim, PA 17545.
Attorneys: Young and Young.

Schmalstieg, William R. a/k/a

Bill Schmalstieg, dec'd.
Late of Lancaster.
Administratrix: Emily L. Schmalstieg, 574 Red Maple Way, Lancaster, PA 17603.
Attorney: None.

Sheaffer, Ernest L., dec'd.

Late of Brecknock Township.
Executors: Timothy Sheaffer, Kimberly Sheaffer and Debra Sheaffer c/o Kling and Deibler, LLP, 131 W. Main Street, New Holland, PA 17557.
Attorneys: Ashley Glick, Esquire; Kling & Deibler, LLP.

Spacht, Ronald A., dec'd.

Late of Brecknock Township.
Administrators: Randy A. Spacht and Donna S. Steffy

c/o Michael J. Rostolsky, Esquire, 8 North Queen Street, Suite 301, Lancaster, PA 17603.

Attorney: Michael J. Rostolsky, Esquire.

Stoltzfus, Mary Kling a/k/a Mary Virginia Stoltzfus, dec'd.

Late of Leacock Township.

Executors: Lisa A. Fisher, Patricia A. McCarty and Mark A. Stoltzfus c/o Kling and Deibler, LLP, 131 W. Main Street, New Holland, PA 17557.

Attorneys: Linda Kling, Esquire; Kling & Deibler, LLP.

Taylor, Ann L. a/k/a Ann Louise Taylor, dec'd.

Late of Manheim Township.

Executor: John D. Taylor c/o Dennis J. Ward, Esquire, 300 West Chestnut St., Suite 203, Ephrata, PA 17522.

Attorney: Dennis J. Ward.

Taylor, Kimberly A., dec'd.

Late of Salisbury Township.

Administratrix: Cher L. Kent c/o Kling and Deibler, LLP, 131 W. Main Street, New Holland, PA 17557.

Attorneys: Ashley A. Glick, Esquire; Kling & Deibler, LLP.

Terres, Lorraine E., dec'd.

Late of Willow Street Township.

Executrix: Diana R. Heist c/o Vance E. Antonacci, Esquire, McNeese Wallace & Nurick LLC, 570 Lausch Lane, Suite 200, Lancaster, PA 17601.

Attorneys: McNeese Wallace & Nurick LLC.

Tober, Frank T., Jr., dec'd.

Late of Christiana.

Co-Executrices: Denyce R. Tober and Audra Kriston c/o Legacy Law, PLLC, 15 N. Spruce St., Lititz, PA 17543.

Attorney: Neal A. Rice, Esquire.

Wagner, B. Winifred a/k/a Barbara Winifred Wagner, dec'd.

Late of Fulton Township.

Executrix: Gini Lou Woy c/o Jeffrey C. Goss, Esquire, 480 New Holland Avenue, Suite 6205, Lancaster, PA 17602.

Attorneys: Brubaker Connaughton Goss & Lucarelli LLC.

Waller, Harry W. a/k/a Harry W. Waller, Sr., dec'd.

Late of Lancaster Township.

Executor: Rick L. Waller c/o Appel Yost & Zee LLP, 33 North Duke Street, Lancaster, PA 17602.

Attorney: Samuel M. Mecum.

Wenger, Larry E., dec'd.

Late of Ephrata Township.

Executrix: Joyce A. Enck c/o James K. Noel, IV, Esquire, McNeese Wallace & Nurick LLC, 570 Lausch Lane, Suite 200, Lancaster, PA 17601.

Attorneys: McNeese Wallace & Nurick LLC.

Wise, JoVaughn, dec'd.

Late of New Holland Borough. Executrix: Kathryn M. Norris c/o Good & Harris, LLP, 132 West Main Street, New Holland, PA 17557.

Attorneys: Good & Harris, LLP.

Zimmerman, Mark T., dec'd.

Late of Clay Township.

Executrix: D. Lucille Zimmerman c/o James N. Clymer,

Esquire, 408 West Chestnut Street, Lancaster, PA 17603.
Attorneys: Clymer Musser & Sarno, PC.

SECOND PUBLICATION

Bewley, Mitchell Chayce, dec'd.
Late of East Drumore Township.
Administrator: J. Michael Bewley c/o Appel Yost & Zee LLP, 33 North Duke Street, Lancaster, PA 17602.
Attorney: Dana C. Panagopoulos.

Boring, Shirley L., dec'd.
Late of Manor Township.
Administrator: Edward K. Boring c/o Blakinger Thomas, PC, 28 Penn Square, Lancaster, PA 17603.
Attorneys: Blakinger Thomas, PC.

Boyd, Catherine L., dec'd.
Late of East Drumore Township.
Executors: F. Elaine Ressel and Richard M. Boyd, Jr. c/o Law Office of James Clark, 277 Millwood Road, Lancaster, PA 17603.
Attorney: James R. Clark.

Bradley, Margaret L., dec'd.
Late of 636 N. President Avenue, Lancaster.
Executrix: Joi Jordan c/o Zimmerman, Pfannebecker & Nuffort, LLP, 22 South Duke Street, Lancaster, PA 17602.
Attorneys: Zimmerman, Pfannebecker & Nuffort, LLP.

Brufke, Carol C., dec'd.
Late of West Lampeter Township.
Executrix: Chris Ann Haluck, 54 Oakhill Drive, Lititz, PA 17543.

Attorneys: Edward P. Seeber, Esquire; JSDC Law Offices.

Bryson, James D., dec'd.
Late of Manheim Twp.
Executrix: Jeanne M. Millhouse, 53 N. Duke Street, Ste. 204, Lancaster, PA 17602.
Attorney: None.

Buffenmyer, Fred L. a/k/a Frederick L. Buffenmyer, dec'd.
Late of Ephrata Borough.
Executrix: Barbara L. Haws c/o George J. Morgan, 700 North Duke Street, P.O. Box 4686, Lancaster, PA 17604-4686.
Attorneys: Morgan, Hallgren, Crosswell & Kane, P.C.

Burton, Mary S. a/k/a Mary Burton a/k/a Mary Burton Chianos a/k/a Mary Chianos a/k/a Mary S. Chianos a/k/a Mary Sheaffer Chianos, dec'd.
Late of West Lampeter Township.
Executrix: Mary D.S. Burton c/o Appel Yost & Zee LLP, 33 North Duke Street, Lancaster, PA 17602.
Attorney: James W. Appel.

Carter, Robert D., dec'd.
Late of Warwick Township.
Executrix: Dina C. Ishler c/o Herr & Low, P.C., 234 North Duke Street, Lancaster, PA 17602.
Attorney: Bradley A. Zuke.

Carvell, Anna E. a/k/a Anna Elizabeth Carvell, dec'd.
Late of the Borough of Lititz.
Executrix: Kathleen C. Ebey c/o Gible Law Offices, P.C., 126 East Main Street, Lititz, PA 17543.
Attorney: Stephen R. Gible.

Del Terzo, Michael A., dec'd.
Late of Lancaster City.
Executrix: Wendy Nes Del Terzo c/o John S. May, Esquire, 49 North Duke Street, Lancaster, PA 17602.
Attorneys: May, May and Zimmerman, LLP.

Ditzler, Betty J. a/k/a Betty Jane Ditzler, dec'd.
Late of Lititz Borough.
Executrix: Luann S. Ditzler c/o A. Anthony Kilkuskie, 117A West Main Street, Ephrata, PA 17522.
Attorney: A. Anthony Kilkuskie.

Frill, Phyllis A., dec'd.
Late of Rapho Township.
Executor: Glenn J. Frill c/o Matthew C. Samley, Esquire, 33 North Duke Street, Lancaster, PA 17602.
Attorneys: Appel, Yost & Zee LLP.

Groff, Mary J., dec'd.
Late of Lancaster.
Administrator: Dwight L. Groff c/o Legacy Law, PLLC, 15 N. Spruce Street, Lititz, PA 17543.
Attorney: Evan H. Denlinger, Esquire.

Hemphill, William, Jr. a/k/a William Hemphill, dec'd.
Late of West Lampeter Township.
Executor: William Bruce Hemphill c/o Appel Yost & Zee LLP, 33 North Duke Street, Lancaster, PA 17602.
Attorney: Jeffrey P. Ouellet.

Herr, Kathryn G. a/k/a Kathryn Graeff Herr, dec'd.
Late of East Drumore Township.

Administrator: Brian D. Brooks c/o Nancy Mayer Hughes, Esquire, Barley Snyder LLP, 126 East King Street, Lancaster, PA 17602.
Attorneys: Barley Snyder LLP.

Kassees, John S., dec'd.
Late of East Lampeter Township.
Executors: Margaret G. Kassees, Kevin J. Kassees, Karl J. Kassees, Keith J. Kassees and Kamille K. Beittel c/o Rory C. Connaughton, Esquire, 480 New Holland Avenue, Suite 6205, Lancaster, PA 17602.
Attorneys: Brubaker Connaughton Goss & Lucarelli LLC.

Kuzma, Edward T., dec'd.
Late of Lancaster City.
Executrix: Kristine A. Kuzma c/o John H. May, Esquire, 49 North Duke Street, Lancaster, PA 17602.
Attorneys: May, May and Zimmerman, LLP.

Lobdell, Jane Starke a/k/a Jane E. Lobdell, dec'd.
Late of the Borough of Elizabethtown.
Executor: E. Andrew Starke c/o Nikolaus & Hohenadel, LLP, 222 S. Market Street, Suite 201, Elizabethtown, PA 17022.
Attorney: Kevin D. Dolan, Esquire.

Lorah, Hazel Larue, dec'd.
Late of Ephrata Township.
Executrix: Barbara A. Bensing c/o E. Richard Young, Jr., Esquire, 1248 West Main Street, Ephrata, PA 17522.
Attorney: E. Richard Young, Jr., Esquire.

Matyi, Rose Mary a/k/a Rosemary C. Matyi, dec'd.

Late of the Township of East Donegal.

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

Attorney: Jeffrey S. Shank, Esquire.

McSherry, Susan, dec'd.

Late of West Donegal Township.

Executor: Michael W. McSherry, 213 Karinch Street, Lebanon, PA 17042.

Attorneys: Edward Coyle, Esquire; Buzgon Davis Law Offices.

Nye, Gladys Grace Gibble a/k/a Gladys G. Nye, dec'd.

Late of West Lampeter Township.

Executor: Don A. Nye c/o J. Elvin Kraybill, Attorney, P.O. Box 5349, Lancaster, PA 17606.

Attorneys: Gibbel Kraybill & Hess LLP.

Pyle, John B., dec'd.

Late of Manheim.

Co-Executors: Barry J. Pyle and Randall K. Miller, 659 E. Willow Street, Elizabethtown, PA 17022.

Attorney: Randall K. Miller.

Reider, Fanny Ruth, dec'd.

Late of the Township of Manheim.

Executor: Douglas P. Reider c/o Marci S. Miller, Attorney, P.O. Box 5349, Lancaster, PA 17606.

Attorneys: Gibbel Kraybill & Hess LLP.

Reuter, Anna B. a/k/a Ann B. Reuter, dec'd.

Late of Mount Joy Township. Executrix: Donna R. Fackler c/o Scott E. Albert, Esquire, 50 East Main Street, Mount Joy, PA 17552.

Attorney: Scott E. Albert, Esquire.

Schmanek, Joan a/k/a Joan B. Schmanek, dec'd.

Late of Lititz.

Executrix: Kathleen DePaul c/o Legacy Law, PLLC, 15 N. Spruce St., Lititz, PA 17543.

Attorney: Neal A. Rice, Esquire.

Schmidt, Elise N. a/k/a Elise Schmidt Herbein, dec'd.

Late of Adamstown Borough. Administrators: William Scott Wittick and Justin Scott Sensenig c/o Edwin Dashevsky, Esquire, 1315 Walnut St., 12th Fl., Philadelphia, PA 19107.

Attorneys: Edwin Dashevsky; Dashevsky, Horwitz, Kuhn, Novello & Shorr, P.C.

Shirk, George R., dec'd.

Late of East Donegal Township.

Co-Executors: JoNan Shirk and Jamey Shirk c/o Scott E. Albert, Esquire, 50 East Main Street, Mount Joy, PA 17552.

Attorney: Scott E. Albert, Esquire.

Waddell, James A., dec'd.

Late of Earl Township.

Executor: David A. Waddell c/o Kling and Deibler, LLP, 131 W. Main Street, New Holland, PA 17557.

Attorneys: Ashley A. Glick, Esquire; Kling & Deibler, LLP.

Wolgemuth, Betty M., dec'd.
Late of Penn Township.
Executrix: Sherry Williams
c/o Scott E. Albert, Esquire,
50 East Main Street, Mount
Joy, PA 17552.
Attorney: Scott E. Albert, Es-
quire.

THIRD PUBLICATION

Alexander, Glenn W., dec'd.
Late of West Hempfield Town-
ship.
Executrix: Hazel A. Stoudt c/o
Young and Young, 44 S. Main
Street, P.O. Box 126, Man-
heim, PA 17545.
Attorneys: Young and Young.

**Belock, Shirley A. a/k/a Shirley
Ana Belock**, dec'd.
Late of Rapho Township.
Executor: Ralph J. Belock c/o
Lucy F. Dowd, Lucy Dowd Law
LLC, 342 N. Queen Street,
Rear, Lancaster, PA 17603.
Attorney: Lucy F. Dowd.

**Bures, Sara S. a/k/a Sara Stauffer
Bures**, dec'd.
Late of Manheim Township.
Executor: Raymond R. Bures
c/o Andrew S. Rusniak, Es-
quire, McNees Wallace &
Nurick LLC, 570 Lausch Lane,
Suite 200, Lancaster, PA
17601.
Attorneys: McNees Wallace &
Nurick LLC.

Chittick, Grace J., dec'd.
Late of West Lampeter Town-
ship.
Executor: Daniel A. Chittick,
731 Sunset Road, Glenside,
PA 19038.
Attorney: David P. Grau, Es-
quire.

**Coble, Robert E. a/k/a Robert
Eugene Coble, Sr.**, dec'd.
Late of East Lampeter Town-
ship.
Executor: Jeffrey L. Coble c/o
Law Office of Shawn Pierson,
105 East Oregon Rd., Lititz,
PA 17543.
Attorney: Shawn M. Pierson,
Esquire.

Connor, Shirley A., dec'd.
Late of East Hempfield Town-
ship.
Executrix: Heather C. Wolsz-
czenski c/o Scott E. Albert,
Esquire, 50 East Main Street,
Mount Joy, PA 17552.
Attorney: Scott E. Albert, Es-
quire.

Daub, Anna M., dec'd.
Late of Ephrata Township.
Executor: Steven J. Daub c/o
A. Anthony Kilkuskie, 117A
West Main Street, Ephrata, PA
17522.
Attorney: A. Anthony Kilkus-
kie.

**Dornes, Gerry A. a/k/a Gerry Ann
Dornes**, dec'd.
Late of Ephrata Township.
Executor: Andrew D. Dornes
c/o James K. Noel, IV, Es-
quire, McNees Wallace &
Nurick LLC, 570 Lausch Lane,
Suite 200, Lancaster, PA
17601.
Attorneys: McNees Wallace &
Nurick LLC.

Dunkleberger, Stacy Lynn, dec'd.
Late of Elizabethtown Bor-
ough.
Administrators: Jaci Verghese
and Patrick T. Duffy, 100 Re-
gency Dr., Audubon, PA
19403.
Attorneys: Patrick T. Duffy;
Duffy Trial, P.C.

Eisenberger, Thomas E., dec'd.
Late of W. Hempfield Twp.
Executrices: Charme V. Eisenberger and Vicki L. Nikolaus c/o John F. Markel, 327 Locust Street, Columbia, PA 17512.
Attorneys: John F. Markel; Nikolaus & Hohenadel, LLP.

Engle, Fredrick L., dec'd.
Late of East Petersburg.
Executrix: Nan L. Engle, 1755 State Street, East Petersburg, PA 17520.
Attorney: None.

Gentry, Joan L., dec'd.
Late of Lancaster.
Executrix: Eva Mink, 425 N. Duke Street, #4905, Lancaster, PA 17602.
Attorneys: Jenimae Almquist, Esquire; Cowart Dizzia LLP.

Grier, Donald L. a/k/a Donald Grier, dec'd.
Late of West Donegal Township.
Executrix: Evelyn L. Masters c/o Eric R. Strauss, Esquire, Worth, Magee & Fisher, P.C., 2610 Walbert Avenue, Allentown, PA 18104.
Attorneys: Eric R. Strauss, Esquire; Worth, Magee & Fisher, P.C.

Groff, Edna Ruth a/k/a Ruth E. Groff, dec'd.
Late of Lancaster Township.
Executrix: Jean L. Bushong c/o Appel Yost & Zee LLP, 33 North Duke Street, Lancaster, PA 17602.
Attorney: Jeffrey P. Ouellet.

Hartman, Marian L., dec'd.
Late of 99 Bethany Road, Ephrata.

Executor: Rickey L. Hartman, 300 Fairway Vista Drive, Holly Springs, NC 27540.
Attorney: Robin S. Levengood, Esquire.

Hess, J. Dean a/k/a John Dean Hess, dec'd.
Late of Warwick Township.
Administrator: Landon W. Hess, Sr. c/o E. Richard Young, Jr., Esquire, 1248 West Main Street, Ephrata, PA 17522.
Attorney: E. Richard Young, Jr., Esquire.

Kelly, Loretta A. a/k/a Loretta Mae Kelly, dec'd.
Late of Warwick Township.
Executrix: Deborah A. Kelly c/o Scott E. Albert, Esquire, 50 East Main Street, Mount Joy, PA 17552.
Attorney: Scott E. Albert, Esquire.

Lausch, Norman Lavern a/k/a N. Lavern Lausch, dec'd.
Late of the Township of East Cocalico.
Executrix: Lori A. Shirk c/o Lindsay M. Schoeneberger, Russell, Krafft & Gruber, LLP, 108 West Main Street, Ephrata, PA 17522.
Attorney: Lindsay M. Schoeneberger.

McCoy, Clarence L., dec'd.
Late of Ephrata Township.
Executor: Robert D. McCoy c/o A. Anthony Kilkuskie, 117A West Main Street, Ephrata, PA 17522.
Attorney: A. Anthony Kilkuskie.

McGinley, Jean T., dec'd.
Late of Mountville.

Administrator: Craig A. McGinley c/o Law Office of James Clark, 277 Millwood Road, Lancaster, PA 17603.

Attorney: James R. Clark.

Nolt, Elvin Gehman a/k/a Elvin G. Nolt, dec'd.

Late of Ephrata Township.
Executrix: Barbara A. Herr c/o George J. Morgan, 700 North Duke Street, P.O. Box 4686, Lancaster, PA 17604-4686.

Attorneys: Morgan, Hallgren, Crosswell & Kane, P.C.

Potts, Miriam R., dec'd.

Late of East Petersburg Borough.

Executrices: Linda M. McGaw and Diane M. Herr c/o Young and Young, 44 S. Main Street, P.O. Box 126, Manheim, PA 17545.

Attorneys: Young and Young.

Rohrer, Nancy Carroll a/k/a Nancy C. Rohrer, dec'd.

Late of Lititz Borough.

Executor: David B. Rohrer c/o Alexander S. Puskar, Esquire, Barley Snyder LLP, 126 East King Street, Lancaster, PA 17602.

Attorneys: Barley Snyder LLP.

Sensenig, Ervin S., dec'd.

Sensenig, Mabel H., dec'd.

Late of East Cocalico Township.

The Ervin S. Sensenig and Mabel H. Sensenig Revocable Living Trust.

Trustees: Larry J. Sensenig, Donald R. Sensenig and Wilmer L. Sensenig c/o Kling and Deibler, LLP, 131 W. Main Street, New Holland, PA 17557.

Attorneys: Ashley Glick, Esquire; Kling & Deibler, LLP.

Sieber, James L., dec'd.

Late of the Township of West Donegal.

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

Attorney: John M. Smith, Esquire.

Sparklin, Robert J., Sr., dec'd.

Late of the Borough of Quarryville.

Executor: James N. Clymer, 408 West Chestnut Street, Lancaster, PA 17603.

Attorneys: Clymer Musser & Sarno, PC.

Stauffer, Harold F., dec'd.

Late of Mountville Borough.

Executrix: Joan S. Boyd c/o Kling and Deibler, LLP, 131 W. Main Street, New Holland, PA 17557.

Attorneys: Ashley A. Glick, Esquire; Kling & Deibler, LLP.

Steffy, Jo Ann, dec'd.

Late of East Cocalico Township.

Executrix: Cathy M. Westershoff c/o A. Anthony Kilkuskie, 117A West Main Street, Ephrata, PA 17522.

Attorney: A. Anthony Kilkuskie.

Stoltzfus, Samuel B., dec'd.

Late of Salisbury Township.

Executors: Emanuel L. Stoltzfus, J. Elmer Stoltzfus and Ervan L. Stoltzfus c/o Kling and Deibler, LLP, 131 W. Main Street, New Holland, PA 17557.

Attorneys: Linda Kling, Esquire; Kling & Deibler, LLP.

Wenrich, John H., Jr., dec'd.

Late of Clay Township.
Administrator: Emerson Samuel Wenrich c/o A. Anthony Kilkuskie, 117A West Main Street, Ephrata, PA 17522.
Attorney: A. Anthony Kilkuskie.

may attend and show cause, if any, why the Petition should not be granted.

ANNE L. COOPER, ESQUIRE
Attorney for Petitioner
140A East King Street
Lancaster, PA 17602
(717) 390-2222

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**NOTICE OF ADMINISTRATIVE
SUSPENSION**

NOTICE IS HEREBY GIVEN that the following Lancaster County attorneys have been Administratively Suspended by Order of the Supreme Court of Pennsylvania dated March 17, 2021, pursuant to Rule 111(b), Pa. R.C.L.E., which requires that every active lawyer shall annually complete, during the compliance period for which he or she is assigned, the continuing legal education required by the Continuing Legal Education Board. The Order became effective April 16, 2021 for Compliance Groups 1 and 2.

Garman, Cynthia L.
Stoycos, William Ross
Suzanne E. Price
Attorney Registrar
The Disciplinary Board of the
Supreme Court of Pennsylvania

A-30

NOTICE IS HEREBY GIVEN, a Petition has been filed with the Court of Common Pleas of Lancaster County, Pennsylvania, to change the name of Taylor David Besash-Lyons to Taylor Lee Graham. The hearing is July 13, 2021 at 1 :30 p.m. in Courtroom 4 of the Lancaster County Courthouse, at which time interested persons may attend and show cause, if any, why the request should not be granted.

REBECCA CHEUVRONT, ESQUIRE
A-30; M-7

In the Court of Common Pleas of
Lancaster County, Pennsylvania
Civil Action—Law

No. CI-21-02136

IN RE: CHANGE OF NAME
OF E.R.B., a Minor Child,
by ADAM C. GREENYA

PUBLICATION NOTICE

CHANGE OF NAME NOTICES

NOTICE IS HEREBY GIVEN that a Petition has been filed in the Court of Common Pleas of Lancaster County, Pennsylvania by Mohammed Arash Hebrat and Nelofar Hebrat, seeking to change the names of their two minor children. They pray for Decrees changing the name of FNU ARMAGHAN to ARMAGHAN HEBRAT and changing the name of FNU SOMAN to SOMAN HEBRAT. A hearing on the Petition will be held on May 13, 2021 at 2:30 o'clock p.m. in Courtroom No. 4 at the Lancaster County Courthouse, 50 North Duke Street, Lancaster, Pennsylvania, at which time any persons interested

NOTICE IS HEREBY GIVEN that a Petition of Adam Greenya, parent of E.R.B., was filed in the above Court seeking to change the name of Evelyn Rosalie Blevins to Evelyn Rosalie Greenya. A hearing on the Petition will be held on June 29, 2021 at 3:30 p.m. in Courtroom No. 4 at the Lancaster County Courthouse, 50 North Duke Street, Lancaster, Pennsylvania, at which time any persons interested may attend and show cause, if any, why the Petition should not be granted.

JULIA M. PARRISH, ESQUIRE
LANCASTER LAW GROUP, LLC

A-30

NOTICE IS HEREBY GIVEN that a Petition has been filed in the Court of Common Pleas of Lancaster County, Pennsylvania, seeking to change the name of Alexis Wall Bowman to Alexis Martha Diffenderfer. A hearing on the Petition will be held on June 29, 2021, at 3:00 o'clock P.M. in Courtroom No. 4 of the Lancaster County Courthouse, 50 North Duke Street, Lancaster, Pennsylvania, at which time any persons interested may attend and show cause, if any, why the Petition should be not be granted.

EDWARD J. COYLE, ESQUIRE
BUZGON DAVIS LAW OFFICES
Attorneys for Petitioner
525 South Eighth Street
P.O. Box 49
Lebanon, PA 17042-0049
(717) 274-1421
Fax: (717) 274-1752

A-30

NOTICE IS HEREBY GIVEN that a Petition has been filed in the Court of Common Pleas of Lancaster County, Pennsylvania, seeking to change the name of Rachel Primrose Gainer Brumbach to Rachel Primrose Gainer-Hoenninger Brumbach. A hearing on the Petition will be held in Courtroom No. 6 at the Lancaster County Courthouse, 50 N. Duke Street, Lancaster, PA, on May 26, 2021, at 11:30 a.m. before the Honorable Jeffrey J. Reich, at which time any persons interested may attend and show cause, if any, why the Petition should not be granted.

JAMES K. NOEL, IV, ESQUIRE
McNEES WALLACE & NURICK LLC
Attorneys for Petitioner
570 Lausch Lane
Suite 200
Lancaster, PA 17601
(717) 291-1177

A-30

A hearing will be held on May 13, 2021, at 3:00 p.m., in Courtroom No. 4, floor of the Lancaster County

Courthouse, 50 N. Duke St., Lancaster, PA, regarding the request of Vandy Koun to change her name from Vandy Koun to Samantha Le. Any person with objections may attend and show cause why the request should not be granted.

A-30

NOTICE IS HEREBY GIVEN, that the Petition of Terrence Anthony Miller was filed with the Court of Common Pleas of Lancaster County, Pennsylvania, requesting to change his name from Terrence Anthony Miller to Terrence Anthony Neifert. A hearing will be held on said petition on Thursday, July 22, 2021 at 2:00 p.m. in Courtroom No. 4 of the Lancaster County Courthouse, Lancaster, Pennsylvania at which time interested persons may attend and show cause, if any, why the request of Petitioner to change his name from Terrence Anthony Miller to Terrence Anthony Neifert should not be granted.

KRISTIN E. JAQUIS, ESQUIRE
CHAN & ASSOCIATES

A-30; M-7

**CERTIFICATE OF AUTHORITY
NOTICE**

NOTICE IS HEREBY GIVEN that a Foreign Registration Statement has been filed with the Department of State of the Commonwealth of Pennsylvania, at Harrisburg, PA on or about April 9, 2021, for a foreign corporation with a registered address in the Commonwealth of Pennsylvania as follows:

AVADIM HEALTH, INC. c/o Harbor Business Compliance Corporation

This corporation is incorporated under the laws of Delaware. The address of its principal office is 81 Thompson Street, Asheville, NC 28803. The corporation has been qualified in Pennsylvania under the provisions of the Business Corporation Law of 1988, as amended.

A-30

**NOTICES OF TERMINATION OF
PARENTAL RIGHTS HEARING**

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

TERM NO. 2242 OF 2020

IN RE: Desiree Anna Marie Willis

NOTICE

TO: UNKNOWN FATHER

NOTICE IS HEREBY GIVEN that the Lancaster County Children & Youth Social Service Agency has presented to Orphans' Court Division, Court of Common Pleas of Lancaster County, PA, a Petition for termination of any rights you have or might have concerning the child known as Desiree Anna Marie Willis, born on June 22, 2019. The Court has set a hearing to consider ending your rights to your child. That hearing will be held in Courtroom No. 2 of the Lancaster County Courthouse, 50 North Duke Street, Lancaster, PA, on May 25, 2021 at 11:30 a.m. prevailing time. You are warned that even if you fail to appear at the scheduled hearing, the hearing will go on without you and your rights to your child may be ended by the court without your being present. You have a right to be represented at the hearing by a lawyer. YOU SHOULD TAKE THIS PAPER TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER OR CANNOT AFFORD ONE, GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW TO FIND OUT WHERE YOU CAN GET LEGAL HELP.

Lancaster Bar Association
Lawyer Referral Service
28 East Orange Street
Lancaster, PA 17602
(717) 393-0737

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

You are hereby informed of an important option that may be available to you under Pennsylvania law. Act 101 of 2010 allows for an enforceable voluntary agreement for continuing contact with your child following an adoption.
Lancaster County
Children & Youth
Social Service Agency
150 North Queen Street
Lancaster, PA 17603
(717) 299-7925

A-23, 30

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

TERM NO. 2389 OF 2020

IN RE: Tristan Lee Williams

NOTICE

TO: UNKNOWN FATHER

NOTICE IS HEREBY GIVEN that the Lancaster County Children & Youth Social Service Agency has presented to Orphans' Court Division, Court of Common Pleas of Lancaster County, PA, a Petition for termination of any rights you have or might have concerning the child known as Tristan Lee Williams, born on June 5, 2018. The Court has set a hearing to consider ending your rights to your child. That hearing will be held in Courtroom No. 2 of the Lancaster County Courthouse, 50 North Duke Street, Lancaster, PA, on June 15, 2021 at 10:00 a.m. prevailing time. You are warned that even if you fail to appear at the scheduled hearing, the hearing will go on without you and your rights to your child may be ended by the court without your being present. You have a right to be represented at the hearing by a lawyer. YOU SHOULD TAKE THIS PAPER TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER OR CANNOT AFFORD ONE, GO TO

LANCASTER LAW REVIEW

OR TELEPHONE THE OFFICE SET FORTH BELOW TO FIND OUT WHERE YOU CAN GET LEGAL HELP.

Lancaster Bar Association
Lawyer Referral Service
28 East Orange Street
Lancaster, PA 17602
(717) 393-0737

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

You are hereby informed of an important option that may be available to you under Pennsylvania law. Act 101 of 2010 allows for an enforceable voluntary agreement for continuing contact with your child following an adoption.
Lancaster County Children & Youth Social Service Agency
150 North Queen Street
Lancaster, PA 17603
(717) 299-7925

A-30; M-7

Court of Common Pleas of
York County, Pennsylvania
Orphans' Court Division

NO. 2020-0202

IN RE: DEACON OWEN CLYMER

NOTICE

TO: UNKNOWN FATHER

NOTICE IS HEREBY GIVEN that a Petition for Involuntary Termination of Parental Rights has been presented to Orphans' Court Division, Court of Common Pleas of York County, PA, to put an end to any rights you have or might have concerning the child known as Deacon Owen Clymer, born on October 25, 2016. The Court has set a hearing to consider ending your rights to your child. That hearing will be held in Courtroom Number 5003, Fifth Floor, of the York County Judicial Center at 45 North George Street, York, PA, on Wednesday, May 19, 2021, at 2:30

p.m. prevailing time. You are warned that even if you fail to appear at the scheduled hearing, the hearing will go on without you and your rights to your child may be ended by the court without your being present. You have a right to be represented at the hearing by a lawyer.

YOU SHOULD TAKE THIS PAPER TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER OR CANNOT AFFORD ONE, GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW TO FIND OUT WHERE YOU CAN GET LEGAL HELP.

York Referral Service of
the York County Bar Association
(Attorney Connections)
York County Bar Center
137 East Market Street
York, PA 17401
Telephone No. (717) 854-8755

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

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

York County Children,
Youth & Families
100 West Market Street
Suite 402
York, PA 17401
(717) 846-8496

A-30

**NOTICE OF ACTION IN
MORTGAGE FORECLOSURE**

In the Court of Common Pleas of
Lancaster County, Pennsylvania
Civil Division

NO.: CI-21-01899

U.S. BANK TRUST NATIONAL
ASSOCIATION, NOT IN ITS
INDIVIDUAL CAPACITY BUT

SOLELY AS OWNER TRUSTEE FOR
LEGACY MORTGAGE ASSET
TRUST 2018-RPL2

vs.

TRAVIS A. COLLIER, AS
SURVIVING HEIR OF BETTY JANE
COLLIER, DECEASED, UNKNOWN
SURVIVING HEIRS OF BETTY
JANE COLLIER, DECEASED

NOTICE

TO: THE DEFENDANTS

You are hereby notified U.S. Bank Trust National Association, Not in Its Individual Capacity But Solely As Owner Trustee for Legacy Mortgage Asset Trust 2018-RPL2, has filed a Complaint in Mortgage Foreclosure with regard to 31 South 4th Street, Denver, PA 17517-1222, endorsed with a Notice to Defend, against you at No. CI-21-01899 in the Civil Division of the Court of Common Pleas of Lancaster County, Pennsylvania, wherein plaintiff seeks to foreclose on the mortgage encumbering said property, which foreclosure would lead to a public sale by the Lancaster County Sheriff.

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 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.

Lancaster County
Lawyer Referral Service
Lancaster Bar Association
28 E. Orange Street
Lancaster, PA 17602
(717) 393-0737

STEPHEN M. HLADIK, ESQUIRE
HLADIK, ONORATO &
FEDERMAN, LLP
Plaintiff's Attorneys
298 Wissahickon Avenue
North Wales, PA 19454
(215) 855-9521

A-30

**ARTICLES OF INCORPORATION
NOTICES**

NOTICE IS HEREBY GIVEN that a nonprofit corporation known as:

GLENWOOD CHASE
COMMUNITY ASSOCIATION
was incorporated on March 24, 2021, under the provisions of the Nonprofit Corporation Law of 1988, for the purpose to be the Association of Unit Owners organized pursuant to the Pennsylvania Uniform Planned Community Act, Act 180 of 1996, Title 68 Pa. C.S.A. Section 5101 et seq., as amended (the "Act"), with respect to Glenwood Chase, a Planned Community, located in Upper Hanover Township, Montgomery County, Pennsylvania, and established or to be established pursuant to the provisions of the Act. In furtherance of its purposes, the corporation may exercise all rights, privileges, powers and authority of a corporation organized under the Nonprofit Corporation Law of 1988, as amended, and of an association of unit owners organized under the Act.
BARLEY SNYDER
Attorneys

A-30

LANCASTER LAW REVIEW

NOTICE IS HEREBY GIVEN that a nonprofit corporation named:

HERR'S CARES FUND
has been incorporated under the provisions of the Nonprofit Corporation Law of 1988, as amended.
KEGEL KELIN LITTS & LORD LLP

A-30

NOTICE IS HEREBY GIVEN that a nonprofit corporation known as:

LANGSTON
COMMUNITY ASSOCIATION
was incorporated on March 24, 2021, under the provisions of the Nonprofit Corporation Law of 1988, for the purpose to be the Association of Unit Owners organized pursuant to the Pennsylvania Uniform Planned Community Act, Act 180 of 1996, Title 68 Pa. C.S.A. Section 5101 et seq., as amended (the "Act"), with respect to Langston, a Planned Community, located in East Nottingham Township, Chester County, Pennsylvania, and established or to be established pursuant to the provisions of the Act. In furtherance of its purposes, the corporation may exercise all rights, privileges, powers and authority of a corporation organized under the Nonprofit Corporation Law of 1988, as amended, and of an association of unit owners organized under the Act.
BARLEY SNYDER
Attorneys

A-30

NOTICE IS HEREBY GIVEN that Nonprofit Articles of Incorporation were filed with the Department of State of the Commonwealth of Pennsylvania, at Harrisburg, Pennsylvania, on March 25, 2021, for the purpose of obtaining a Certificate of Incorporation under the provisions of the Nonprofit Corporation Law of 1988. The name of the proposed nonprofit corporation is:

PENNSYLVANIA REALTORS
ANTI-RACISM COALITION

It will be organized under Section 501(c)(3) of the Internal Revenue Code of 1986, as thereafter amended, to provide education and awareness for suicide prevention.

McNEES WALLACE & NURICK LLC
570 Lausch Lane
Suite 200
Lancaster, PA 17601

A-30

FICTITIOUS NAME NOTICES

NOTICE IS HEREBY GIVEN that an Application for Registration of Fictitious Name was filed with the Department of State of the Commonwealth of Pennsylvania, at Harrisburg, Pennsylvania on April 19, 2021 pursuant to the provisions of the Business Corporation Law of the Commonwealth of Pennsylvania, Act of December 21, 1988.

Aligned Dental of Lancaster, PC will be trading as/doing business as:

LANCASTER PEDIATRIC
DENTAL ASSOCIATES
AND ORTHODONTICS
LPDA ORTHODONTICS

Matthew M. Mayer, Esquire
Leisawitz Heller
Abramowitch Phillips, P.C.
2755 Century Boulevard
Wyomissing, PA 19610

A-30

An application for registration of the fictitious name:

NICOLE ELAINE PHOTO
1776 Lincoln Highway East, Lancaster, PA 17602 has been filed in the Department of State at Harrisburg, PA, file date March 17, 2021 pursuant to the Fictitious Names Act, Act 1982-295. The name and address of the person who is a party to the registration are Nicole E. Lombardo, 1776 Lincoln Highway East, Lancaster, PA 17602.

A-30

Rita Classen and Ryan Classen, filed registration of the Fictitious Name:

PENNY PARK
with an address of: 1020 Penny Road,
Holtwood, PA 17532, with the De-
partment of State of the Common-
wealth of Pennsylvania on March 19,
2021 pursuant to the provisions of
the Act of Assembly of December 16,
1982, as amended, Chapter 3, known
as "Fictitious Name Act."
JEFFREY S. SHANK, ESQUIRE
NIKOLAUS & HOHENADEL, LLP
(717) 367-1370

A-30

An application for registration of
the fictitious name:

A THERAPEUTIC TOUCH
2600 South Willow Street Pike, Wil-
low Street, PA 17584 has been filed
in the Department of State at Har-
risburg, PA, file date February 23,
2021 pursuant to the Fictitious
Names Act, Act 1982-295. The name
and address of the person who is a
party to the registration are Carol J.
Fisher, 2600 South Willow Street
Pike, Willow Street, PA 17584.

A-30

NOTICE IS HEREBY GIVEN that
an application for registration of the
assumed name:

UNA VISION CHILDCARE
for the conduct of business in Lan-
caster County, Pennsylvania, with
the principal place of business being:
505 W. King St., Lancaster, PA 17603
was made to the Department of State
of Pennsylvania at Harrisburg, Penn-
sylvania, on March 26, 2021, pursu-
ant to 54 Pa. C.S. §311. The name of
the entity owning or interested in the
said business is Uni-Vision Childcare
LLC.
McNEES WALLACE & NURICK LLC
100 Pine Street
P.O. Box 1166
Harrisburg, PA 17108-1166

A-30

SUITS ENTERED

(Defendant's name appears first
in capitals, followed by plaintiff's

name, number and plaintiff's or ap-
pellant's attorneys.)

April 15, 2021
to April 21, 2021

ANDERSON, MARGARET; Cavalry
SPV I, LLC; 02421; Apothaker
ARMSTRONG RELOCATION CO.
PA, LLC; Randy Kimble; 02342; Graff
ARMSTRONG, RICHARD; Pedro
Texidor; 02354; Srogoncik
BEINLICH, SCOTT C.; Midland
Credit Management, Inc.; 02461

BLACK, DONNA E.; Bank of
America, N.A.; 02360; Schuman
BRENNEMAN, RODNEY EARL,
LANCASTER ORTHOPEDIC ASSOCI-
ATES, LTD.; Anna D. Arias; 02370;
Munsing

DENNISON, KELVIN; Starstone
National Insurance Co.; 02429; Wil-
son

DICKENSON, TIFFANY, GENTRY,
WILLIAM E.; Rose City Nursing and
Rehab at Lancaster; 02493; Almquist
DONSCO, INC., PARK, DeMAR
BERNARD, RIVERA, DANNY, VER-
LING, TIFFANY; Walter Moore, Jr.;
02375; Booth

FARMER, JAMES R.; OneMain
Financial Group, LLC; 02451; Ratch-
ford

FESTIVA LANCASTER, INC., FES-
TIVA LAUNDRY, HERSHEY MILL
REALTY, L.P., HERSHEY MILL RE-
ALTY, LLC; Mary Sharp; 02352;
Greenfield

HOMEYER, CAROLE G.; Brian R.
Fitch; 02358; Shook

IRWIN, MICHELLE; Dorothy Eck-
ert; 02343

JENNINGS, JUSTIN S.; Cavalry
SPV I, LLC; 02422; Apothaker
KOLLER, JODI QUATRALE; Ful-
ton Bank, N.A.; 02355; Landis

LANCASTER GENERAL HOSPI-
TAL, LANCASTER RADIOLOGY AS-
SOCIATES, LTD., WOMEN & BABIES
HOSPITAL, WERLEY, MARK, PENN
MEDICINE; Tiffanie Camarota;
02446; Stern

LANCASTER LAW REVIEW

LINDSAY, TALISA; First National Bank of Pennsylvania; 02379; Donaher

LINDSAY, TALISA; First National Bank of Pennsylvania; 02381; Donaher

MARKLEY, PARIS R.; Bank of America, N.A.; 02363; Cusick

MUCKLE, BRET A., MUCKLE, SANDY; Gardner and Stevens, P.C.; 02384; Gardner

MYERS, KIM A.; Bank of America, N.A.; 02359; Schuman

NARANJO, LAZARO M.; American Credit Acceptance; 02468; Bleacher

NICHOLAS, SHAWN A., NICHOLAS, PATRICIA A.; Bradford Circle Condominium Association; 02433; Miller

O'CONNELL, STEVE; Anvil International, L.P.; 02339; Senft

QUINN, JAMES BARRY; Steven Anderson; 02471

RICHTER, JOHN PATRICK; Bank of America, N.A.; 02364; Cusick

RIVERA, MARY; Mallard Pond Community Association, Inc.; 02435; Miller

SNYDER, BRENT C.; First Commonwealth Federal Credit Union; 02434; Nesfeder

SREEKUMAR, ARULKANTH; Nicholas Colatosti; 02371

SREEKUMAR, ARULKANTH; Nicholas Colatosti; 02372

STOLTZFUS, NAOMI; Cavalry SPV I, LLC; 02460; Schneck

VAZQUEZ, DAVID; Cherry Hill Villas; 02444; Boyd

A-30

NOTICE



**SHERIFF'S SALE OF VALUABLE
REAL ESTATE**

**Wednesday, MAY 26, 2021
10:00 a.m. Prevailing Time**

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

**AUDIO AND VIDEO DEVICES
ARE PROHIBITED IN
COURT FACILITIES**

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

CONDITIONS OF SALE

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

stayed or continued in whole or in part.

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

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

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

In order to expedite the sale, the Sheriff's Office encourages, but does

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

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

Each buyer shall file a properly completed and signed Pennsylvania Realty Transfer Tax Statement of Value in duplicate with the Sheriff’s Office within 15 days after the sale date. All applicable realty transfer taxes will be fully paid from the sale proceeds by the Sheriff’s Office. If the proceeds are insufficient to pay all the sale costs, realty transfer taxes, and priority liens, then the buyer shall pay the balance of such amounts to the Sheriff’s Office within 30 days after the sale date.

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

the filing of such Schedule, provided no exceptions are filed regarding the proposed distribution.

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

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

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

CHRISTOPHER LEPLER
Sheriff of Lancaster County
MICHAEL D. HESS, ESQUIRE
Solicitor

No. CI-19-08983

**NATIONSTAR MORTGAGE LLC
d/b/a CHAMPION
MORTGAGE COMPANY**

vs.

**PEGGY ANGELO, SOLELY IN HER
CAPACITY AS HEIR OF WALTER
E. BURKHOLDER, JR.,
DECEASED, DAVID
BURKHOLDER, SOLELY IN
HIS CAPACITY AS HEIR OF
WALTER E. BURKHOLDER, JR.,**

**DECEASED, JAMEY
BURKHOLDER, SOLELY IN HIS
CAPACITY AS HEIR OF WALTER
E. BURKHOLDER, JR.,
DECEASED, THE UNKNOWN
HEIRS OF WALTER E.
BURKHOLDER, JR., DECEASED**

Property Address: 956 East Orange
Street, Lancaster, PA 17602
UPI/Tax Parcel Number: 340-49936-
0-0000

Judgment: \$162,975.61

Reputed Owners: Peggy Angelo,
Solely in Her Capacity As Heir of
Walter E. Burkholder, Jr., De-
ceased, David Burkholder, Solely
in His Capacity As Heir of Walter
E. Burkholder, Jr., Deceased,
Jamey Burkholder, Solely in His
Capacity As Heir of Walter E.
Burkholder, Jr., Deceased and the
Unknown Heirs of Walter E. Burk-
holder, Jr., Deceased

Deed Bk. or Instr. No.: 5373/0645

Municipality: Lancaster Twp.

Area: 2177.00 sq. ft.

Improvements: A Residential Dwelling

No. CI-17-01497

**WILMINGTON TRUST, NATIONAL
ASSOCIATION, NOT IN ITS
INDIVIDUAL CAPACITY, BUT
SOLELY AS TRUSTEE FOR MFRA
TRUST 2014-2**

vs.

**DEBORAH BEBKO,
STEVE BEBKO, THE UNITED
STATES OF AMERICA**

Property Address: 115 E. Walnut
Street, Ephrata, PA 17522
UPI/Tax Parcel Number: 250-25569-
0-0000

Judgment: \$172,889.60

Reputed Owners: Deborah Bebko and
Steve Bebko

Deed Bk. or Instr. No.: 5644943

Municipality: Borough of Ephrata

Area: 1080.00 sq. ft.

Improvements: A Residential Dwelling

No. CI-18-01432

**HSBC BANK USA, N.A., AS
TRUSTEE ON BEHALF OF ACE
SECURITIES CORP. HOME
EQUITY LOAN TRUST AND FOR
THE REGISTERED HOLDERS OF
ACE SECURITIES CORP. HOME
EQUITY LOAN TRUST, SERIES
2007-ASAP2, ASSET BACKED
PASS-THROUGH CERTIFICATES**

vs.

**KAREN S. BRADY,
MICHAEL J. BRADY, THE
UNITED STATES OF AMERICA,
DEPARTMENT OF THE
TREASURY—INTERNAL
REVENUE SERVICE**

Property Address: 1150 Pilgrims
Pathway, Peach Bottom, PA 17563
UPI/Tax Parcel Number: 170-52018-
0-0000

Judgment: \$204,127.77

Reputed Owners: Michael J. Brady
and Karen S. Brady

Deed Bk. or Instr. No.: 2870/309

Municipality: Drumore Township

Area: 0.00

Improvements: Residential Dwelling

No. CI-08-14272

**DEUTSCHE BANK NATIONAL
TRUST COMPANY, TRUSTEE
UNDER POOLING AND
SERVICING AGREEMENT DATED
AS OF MAY 1, 2007
SECURITIZED ASSET BACKED
RECEIVABLES LLC TRUST
2007-BR3 MORTGAGE PASS-
THROUGH CERTIFICATES,
SERIES 2007-BR3**

vs.

**BRIAN E. BUECKER,
JAN C. BUECKER**

Property Address: 527 West Chestnut
Street, Lancaster, PA 17603
UPI/Tax Parcel Number: 335-90823-
0-0000

Judgment: \$377,807.57

Reputed Owners: Brian E. Buecker;
Jan C. Buecker
Instrument No.: 5587472
Municipality: City of Lancaster
Area: Primary Homesite 2, 178 sq. ft.
Improvements: Residential

No. CI-19-08218

**U.S. BANK NATIONAL
ASSOCIATION AS LEGAL TITLE
TRUSTEE FOR TRUMAN 2016
SC6 TITLE TRUST**

vs.

RONALD C. FELPEL

Property Address: 1706 Crossfield
Drive, Lancaster, PA 17603
UPI/Tax Parcel Number: 340-37693-
0-0000
Judgment: \$264,647.95
Reputed Owner: Ronald C. Felpel
Instr. No.: 5141355
Municipality: Township of Lancaster
Area: 16,862 sq. feet
Improvements: Single Family Resi-
dential

No. CI-20-01703

**U.S. BANK TRUST NATIONAL
ASSOCIATION, NOT IN ITS
INDIVIDUAL CAPACITY, BUT
SOLELY AS TRUSTEE OF
CITIGROUP MORTGAGE LOAN
TRUST 2019-B**

vs.

**RENEE M. FULLMER,
MICHAEL P. FULLMER, JR.**

Property Address: 220 Pleasant Val-
ley Rd., East Earl, PA 17519
UPI/Tax Parcel Number: 040-45582-
0-0000
Judgment: \$214,722.34
Reputed Owners: Renee M. Fullmer
and Michael P. Fullmer, Jr.
Instr. No.: 6421373
Municipality: Township of Brecknock
Area: 1034.00 sq. ft.
Improvements: A Residential Dwelling

No. CI-19-06479

**US BANK TRUST NATIONAL
ASSOCIATION, NOT IN ITS
INDIVIDUAL CAPACITY BUT
SOLELY AS OWNER TRUSTEE
FOR VRMTG ASSET TRUST**

vs.

**SEAN P. GRAY,
STEPHANIE R. GRAY**

Property Address: 201 Maple Street,
Gordonville, PA 17529
UPI/Tax Parcel Number: 350-81158-
0-0000
Judgment: \$138,839.27
Reputed Owners: Sean P. Gray and
Stephanie R. Gray
Deed Bk. and Page or Instr. No.:
Document ID# 5687257
Municipality: Township of Leacock
Area: ALL THAT CERTAIN lot or piece
of ground situate in the Village of
Gordonville, Township of Leacock,
County of Lancaster and Com-
monwealth of Pennsylvania, hav-
ing erected thereon, a 2 1/2 story
frame dwelling with stable, garage
and other Improvements as shown
on the final plan for Jacob M.
Fisher, prepared by Renck & Lake,
Registered Surveyors, dated
March 17, 1989 and recorded in
the Lancaster County Office of the
Recorder of Deeds in Plan Book
J-165, at Page 52, being more
fully bounded and described as
follows, to wit:

Improvements: Residential Dwelling

No. CI-19-00898

**NORTHERN LANCASTER
COUNTY AUTHORITY**

vs.

**KEVIN E. HARTMAN,
KAREN L. HARTMAN**

Property Address: 607 Fivepointville
Rd., Denver, PA 17517
UPI/Tax Parcel Number: 040-78312-
0-0000

Judgment: \$3,407.30
Reputed Owners: Kevin E. Hartman
and Karen L. Hartman
Deed Bk. or Instr. No.: Record Book
3512, Page 553
Municipality: Brecknock Township
Area: 22,477 square feet
Improvements: N/A

No. CI-19-02464

**WILIMINGTON SAVINGS FUND
SOCIETY, FSB, AS OWNER
TRUSTEE OF THE
RESIDENTIAL CREDIT
OPPORTUNITIES TRUST V-D**

vs.

**MILLER HENRY, III,
KAREN HENRY**

Property Address: 1159 Weawit
Street, Blue Ball, PA 17506
UPI/Tax Parcel Number: 200-88813-
0-0000
Judgment: \$165,618.88
Reputed Owners: Miller Henry, III and
Karen Henry
Instr. No.: 5382304
Municipality: East Earl Township
Area: 0.00
Improvements: Residential Dwelling

No. CI-20-06754

**U.S. BANK NATIONAL
ASSOCIATION, NOT IN ITS
INDIVIDUAL CAPACITY BUT
SOLELY AS TRUSTEE OF NRZ
ACQUISITION LOAN TRUST**

vs.

**HOWARD S. KEAYS, III,
TRACI L. KEAYS**

Property Address: 234 N. Mulberry
Street, Lancaster, PA 17603
UPI/Tax Parcel Number: 335-22983-
0-0000
Judgment: \$13,954.08
Reputed Owners: Howard S. Keays,
III and Traci L. Keays
Instr. No.: 5166061

Municipality: City of Lancaster
Area: 0.04
Improvements: Single Family Resi-
dential

No. CI-20-07379

**WILMINGTON SAVINGS FUND
SOCIETY, FSB d/b/a
CHRISTIANA TRUST, NOT
INDIVIDUALLY BUT AS TRUSTEE
FOR PRETIUM MORTGAGE
ACQUISITION TRUST**

vs.

BRONZEL POWELL

Property Address: 523 Howard Ave-
nue, Lancaster, PA 17602
UPI/Tax Parcel Number: 337-49225-
0-0000
Judgment: \$60,066.44
Reputed Owner: Bronzel Powell
Instrument No.: 5561727
Municipality: City of Lancaster
Area: Primary Homesite 1,742 sq. ft.
Improvements: Residential

No. CI-20-03868

ROBERT E. FRY

vs.

RECOVERY WORKS, INC.

Property Address: 124 Lancaster Pike
South, Willow Street, PA 17584
UPI/Tax Parcel Number: 520-59697-
0-0000
Judgment: \$462,767.88
Reputed Owner: Recovery Works, Inc.
Instr. No.: 6482504
Municipality: Providence Township
Area: 7.167 acres
Improvements: Vacant land

No. CI-19-05755

**MANUFACTURERS AND
TRADERS TRUST COMPANY, AS
TRUSTEE, ON BEHALF OF THE
HOLDERS OF THE HOME EQUITY
LOAN PASS-THROUGH
CERTIFICATES, SERIES 1997-4**

LANCASTER LAW REVIEW

vs.

RONALD W. SCHWARTZ, JR.

Property Address: 1953 New Holland
Pike, Lancaster, PA 17601

UPI/Tax Parcel Number: 390-92069-
0-0000

Judgment: \$115,138.68

Reputed Owner: Ronald W. Schwartz,
Jr.

Instr. No.: 5422

Municipality: Manheim Township

Area: 1698.00 sq. ft.

Improvements: A Residential Dwelling

No. CI-17-06904

MB FINANCIAL BANK, N.A.

vs.

CHRISTINE WAYDA

Property Address: 325 Primrose Lane,
Mountville, PA 17554

UPI/Tax Parcel Number: 300-30211-
0-0000

Judgment: \$143,345.04

Reputed Owner: Christine Wayda

Deed Bk. or Instr. No.: 6224706

Municipality: Township of West
Hempfield

Area: N\A

Improvements: Residential Dwelling
A-23, 30; M-7