

The Luzerne Legal Register

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THE LUZERNE LEGAL REGISTER

DECEDENTS' ESTATES

Notice is hereby given that letters testamentary or of administration have been granted in the following estates. All persons indebted to said estates are required to make payment and those having claims or demands to present the same without delay to the administrators or executors named or their attorneys

FIRST PUBLICATION

ESTATE OF RUSSELL F. ALBRECHT, late of Jenkins Twp. (died May 2, 2016), Michael Albrecht, Executor; Lewis W. Wetzel, Esquire, 1170 Highway 315, Suite 1, Plains, PA 18702

ESTATE OF JAMES K. BONHAM, late of Huntington Mills (died April 26, 2016), J. Kenneth Bonham, Executor; Robert A. Bull, Esquire, Law Offices of Bull, Bull & McDonald, LLP, 106 Market St., Berwick, PA 18603

ESTATE OF JOSEPH CARDEN, late of Avoca (died July 10, 2015), Teresa Carden, Administratrix; Kris E. Fendrock, Esquire, Myers, Brier & Kelly, LLP, 425 Spruce St., Suite 200, Scranton, PA 18503

ESTATE OF ANN MARIE CLARK, late of Pittston (died November 9, 2015), Kim Clark, Executrix; Shawn P. Quinnan, Esquire, 1220 Valley Forge Rd., Suite 6, Phoenixville, PA 19460

ESTATE OF GERALDINE M. COONEY a/k/a Geraldine Cooney, late of Ashley (died April 25, 2016), Gildine Musial and James Cooney, Co-Executors; Ralph J. Johnston, Jr., Esquire, Johnston and Johnston Law Office, 250 Pierce St., Suite 308, Kingston, PA 18704

ESTATE OF GEORGE DELIS, late of Foster Twp. (died March 23, 2016), Melinda Delis, Executrix; Rosenn, Jenkins & Greenwald,

LLP, 15 South Franklin St., Wilkes-Barre, PA 18711-0075

ESTATE OF EDWARD DZIKOSKI a/k/a Edward J. Dzikoski, late of Hanover Township (died April 27, 2016), Edward J. Dickson, 6 Hickory Ridge Dr., Asbury, NJ 08802, Executor

ESTATE OF JAMES A. GEORGE, late of Hazleton (died July 3, 2015), Lynette George, Administratrix; Thomas J. Carlyon, Esquire, 4285 Hollywood Blvd., Hazle Twp., PA 18202

ESTATE OF DOLORES HARRIS a/k/a Dolores B. Harris, late of West Pittston (died March 7, 2016), Alan R. Harris, 1021 Ledgeview Dr., West Pittston, PA 18643, Executor

ESTATE OF GRACE L. HAZENSKI, late of Duryea (died December 12, 2015), Mary Grace Kabacinski, Executrix; John G. Dean, Esquire, Elliott Greenleaf & Dean, 39 Public Sq., Suite 1000, Wilkes-Barre, PA 18701

ESTATE OF WANDA A. HILENSKI, late of Dorrance Twp. (died August 14, 2014), Mark Hilenski, Administrator; Stephen J. Bachman, Esquire, 26 Pierce St., Kingston, PA 18704

ESTATE OF THOMAS KOWINSKI, late of Kingston (died April 14, 2016), Barbara Scavone and James Brislin, II, Executors; John J. Terrana, Esquire, 400 Third Ave., Suite 216, Kingston, PA 18704

ESTATE OF WALTER J. KWIATKOWSKI, late of Larksville (died April 30, 2016), Walter J. Kwiatkowski, III, Executor; Patrick J. Aregood, Esquire, 1218 South Main St., Wilkes-Barre, PA 18706

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- ESTATE OF HELEN MONCOVICH, late of Edwardsville (died March 21, 2016), Nadine Booth, Executrix; Patrick J. Aregood, Esquire, 1218 South Main St., Wilkes-Barre, PA 18706
- ESTATE OF EMMA MORELL, late of Avoca (died March 8, 2016), Thomas V. Morell, Executor; C. Stephen Gurdin, Jr., Esquire, 67-69 Public Square, Suite 501, Wilkes-Barre, PA 18701-2512
- ESTATE OF JOANNE T. NARDONE a/k/a Joanne Theresa Nardone, late of Wilkes-Barre (died March 3, 2016), Joseph Wichowski, Executor; Donald P. Roberts, Esquire, Burke Vullo Reilly Roberts, 1460 Wyoming Ave., Forty Fort, PA 18704-4237
- ESTATE OF ANGELINE OPRENDICK a/k/a Angeline Federici, late of Swoyersville (died May 2, 2016), Thomas Federici, Executor; John J. Terrana, Esquire, 400 Third Ave., Suite 216, Kingston, PA 18704
- ESTATE OF GARY S. ORRIS, late of White Haven (died December 2, 2014), Cynthia Amice, Administratrix; Richard J. Marusak, Esquire, Ustynoski & Marusak, LLC, 101 West Broad St., Suite 205, Hazleton, PA 18201
- ESTATE OF MICHAEL P. POSTUPAK, late of Swoyersville (died March 17, 2016), Carl S. Postupak, 81 New Frederick St., Wilkes-Barre, PA 18702, Administrator
- ESTATE OF ANNA A. RAVINA, late of Hazle Twp. (died February 21, 2014), Rita S. Kurland, Administratrix; Susan M. Sernak-Martinelli, Esquire, Ustynoski & Marusak, LLC, 101 West Broad St., Suite 205, Hazleton, PA 18201
- ESTATE OF HELEN RITZ, late of Hazle Twp. (died December 8, 2015), Helen P. Wienches and Kathleen Ann Kmetz, Co-Executrices; Richard J. Marusak, Esquire, Ustynoski & Marusak, LLC, 101 West Broad St., Suite 205, Hazleton, PA 18201
- ESTATE OF JOHN M. SEGON, late of Hanover Township (died February 10, 2016), Edie A. Segon, Administratrix; Harry W. Skene, Esquire, 900 Rutter Ave., Forty Fort, PA 18704
- ESTATE OF WILLIAM E. STEIN a/k/a William Stein, late of Hazle Twp. (died April 19, 2015), Michael W. Graham, Administrator; Michael S. Greek, Esquire, 42 East Patterson St., Lansford, PA 18232
- ESTATE OF MICHAEL J. TAMBURRO, late of Wyoming (died May 4, 2016), Paul Micheletti, Administrator; Fendler & Associates, P.C., The Park Building, 400 Third Ave., Suite 309, Kingston, PA 18704
- ESTATE OF PHILIP R. TUHY, late of Wilkes-Barre (died April 20, 2016), Elena V. Tuhy-Walters, 411 Wetmore Rd., Columbus, OH 43214, Executrix
- ESTATE OF DANIEL J. WILVERDING, late of Wilkes-Barre (died February 22, 2016), Charles J. Cybuch, Ruth Solomon Scott and Maureen Solomon Ericson, Executors; Maureen K. Collins, Esquire, Mahler Law Firm, LLC, 1043 Wyoming Ave., 1st Fl., Forty Fort, PA 18704
- ESTATE OF PATRICIA WINDT, late of Dorrance (died May 6, 2016), John F. Windt and Craig P. Windt, Co-Executors; Patrick J. Aregood, Esquire, 1218 South Main St., Wilkes-Barre, PA 18706
- ESTATE OF JOSEPH ZERA, late of Forty Fort (died May 14, 2016), Ms. Sharon Hindmarsh, Executrix; Law Offices of Bernard Wal-

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ter, 1674 Memorial Hwy., Shavertown, PA 18708

Main St., Suite 105, Pittston, PA 18640

SECOND PUBLICATION

ESTATE OF JOSEPH BARLETTA a/k/a Joseph M. Barletta a/k/a Joseph Michael Barletta, late of Hazleton (died April 28, 2016), Patrick Fay, Executor; Thomas L. Kennedy, Esquire, Kennedy and Lucadamo, P.C., 200 West Chapel St., Hazleton, PA 18201

ESTATE OF ARTHUR I. LERAL a/k/a Gar Wood, late of Hanover Township (died April 28, 2016), Responsible Party Services, Inc., Administrator; Francis J. Hoegen, Esquire, 152 South Franklin St., P.O. Box 346, Wilkes-Barre, PA 18703-0346

ESTATE OF JAMES BOUSK, JR. a/k/a James Bousk, late of Hazleton (died April 17, 2016), Angela Gadola, Executrix; Frank J. Skokoski, Esquire, Skokoski & DeCosmo, 39 North Broad St., West Hazleton, PA 18202

ESTATE OF CHARMAYNE A. MEDVEC, late of Harding (died April 4, 2016), John S. Medvec, Jr., Administrator; William P. Opiel, Jr., Esquire, 843 Exeter Ave., West Pittston, PA 18643

ESTATE OF JOSEPH BUSCEMI a/k/a Joseph J. Buscemi, late of Larksville (died December 6, 2015), Jacqueline A. Krasavage, Administratrix; Joseph G. Albert, Esquire, 458 Wyoming Ave., Suite 201, Kingston, PA 18704

ESTATE OF FRANK R. MURGALLIS a/k/a Francis R. Murgallis, late of Wilkes-Barre (died February 24, 2016), Kelli Knesis, Executrix; Paul A. Galante, Esquire, Elliott Greenleaf & Dean, 39 Public Sq., Suite 1000, Wilkes-Barre, PA 18701

ESTATE OF GEORGE M. CEASER, SR., late of Slocum Twp. (died September 8, 2015), George M. Ceaser, Jr., Executor; Peter J. Fagan, Esquire, P.O. Box 904, Conyngham, PA 18219

ESTATE OF ROBERT F. PAVOLONIS, late of Wyoming (died November 25, 2015), Mary Ann Pavolonis, Administratrix; William P. Opiel, Jr., Esquire, 843 Exeter Ave., West Pittston, PA 18643

ESTATE OF KATHRYN H. CHABAK a/k/a Kathryn Chabak, late of Exeter (died March 1, 2016), Robert David Chabak, Administrator; Angela F. Stevens, Esquire, 400 Third Ave., Suite 101, Kingston, PA 18704

ESTATE OF RONALD P. TOKACH, late of Pittston (died October 20, 2015), Ronald Tokach, Executor; Thomas A. O'Connor, Esquire, Law Offices of Thomas A. O'Connor, P.C., 601 Wyoming Ave., Kingston, PA 18704

ESTATE OF MARY L. FRITH a/k/a Mary L. Davies Frith, late of Wyoming (died May 4, 2016), John W. Frith, Jr., Executor; Hourigan, Kluger & Quinn, P.C., 600 Third Ave., Kingston, PA 18704

ESTATE OF IRWIN R. WEINBERG, late of Kingston (died May 2, 2016), Jan Weinberg, Executrix; Hourigan, Kluger & Quinn, P.C., 600 Third Ave., Kingston, PA 18704

THIRD PUBLICATION

ESTATE OF CASMIR KASKIEL, late of Plains (died April 30, 2016), James Kaskiel, Executor; Christine M. Trottni, Esquire, 49 South

ESTATE OF CAROLINE STRUNK ANDREAS a/k/a Caroline S. Andreas, late of Wapwallopen (died April 16, 2016), Kay A. Long, Ex-

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- ecutrix; Robert A. Bull, Esquire, Law Offices of Bull, Bull & McDonald, 106 Market St., Berwick, PA 18603
- ESTATE OF THOMAS F. BOCOLO, late of West Wyoming (died April 8, 2016), Deborah A. Tomko and Marie R. Zdanowicz, Executrices; Saporito, Falcone & Watt, 490 North Main St., Pittston, PA 18640
- ESTATE OF JOHN R. BROKENSHIRE, late of Harveys Lake (died April 6, 2016), Frank J. Aritz, Executor; Frank J. Aritz, Esquire, 23 West Walnut St., Kingston, PA 18704
- ESTATE OF MARY B. CZERNIAKOWSKI, late of Dallas (died February 29, 2016), Edward Czerniakowski, Executor; Attorney David R. Lipka, Law Offices, New Bridge Center, 480 Pierce St., Suite #111, Kingston, PA 18704
- ESTATE OF ANDREW GIROSKY, late of Hazle Twp. (died February 22, 2016), Mark J. Ferrence, Executor; James V. Senape, Jr., Esquire, Catherine A. McGovern, Esquire and Michael B. Senape, Esquire, Senape & Associates, 612-614 Main St., P.O. Box 179, Freeland, PA 18224-0179
- ESTATE OF JOSEPHINE JUREWICZ, late of West Hazleton (died April 2, 2016), Gregory Chunko, Executor; Daniel A. Miscavige, Esquire, Gillespie Miscavige, 67 North Church St., Hazleton, PA 18201
- ESTATE OF DOROTHEA K. KASPER, late of Larksville (died April 2, 2016), Samuel Kasper, Esquire, P.O. Box 509, Mountain Top, PA 18707, Executor
- ESTATE OF CARL ALFRED KRESGE, late of Duryea (died December 14, 2015), Carol A. Healey, Administratrix; Leonard A. Sanguedolce, Esquire, 159 South Main St., Suite One, Pittston, PA 18640
- ESTATE OF JOHN C. KUNDRAT, late of Duryea (died April 16, 1990), John M. Kundrat, Administrator; Leonard A. Sanguedolce, Esquire, 159 South Main St., Suite One, Pittston, PA 18640
- ESTATE OF RUTH B. LACEK, late of Dallas (died March 6, 2016), Christine L. Conyngham, Executrix; Stephen B. Killian, Esquire, 575 Pierce St., Suite 303, Kingston, PA 18704
- ESTATE OF PHYLLIS M. MOND, late of Kingston (died April 7, 2016), Robert Fera, 2800 Stafford Ave., #3023, Scranton, PA 18505, Administrator
- ESTATE OF JAMES LACOE MUNSON, III, late of Wilkes-Barre (died April 10, 2016), Debra Mazzillo, Administratrix; Rosenn, Jenkins & Greenwald, LLP, 15 South Franklin St., Wilkes-Barre, PA 18711-0075
- ESTATE OF EVAGENE M. PARRY, late of Laflin (died April 3, 2016), Thomas L. Parry, Executor; Jannell L. Decker, Esquire, 1043 Wyoming Ave., Forty Fort, PA 18704
- ESTATE OF GLADYS E. PETERS, late of Dorrance Twp. (died April 7, 2016), Harry W. Peters, Jr., Executor; Clifton R. Guise, Esquire, Halbruner, Hatch & Guise, LLP, 2109 Market St., Camp Hill, PA 17011
- ESTATE OF HELEN M. PIRAGAS a/k/a Helen Piragas, late of Wilkes-Barre (died March 18, 2016), Ruth Musto, Executrix; Ralph J. Johnston, Esquire, Johnston and Johnston Law Office, 250 Pierce St., Suite 308, Kingston, PA 18704

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ESTATE OF ROBERT C. WALLACE, late of Mountain Top (died May 6, 2015), Margaret P. Wallace, Administratrix; Kevin M. Walsh, Esquire, 297-299 Pierce St., Kingston, PA 18704

interested in the business is Ryan Scott Neely, 304 Old Newport St., Nanticoke, PA 18634. This was filed in accordance with 54 Pa. C.S. 311.

May 27

ESTATE OF MARTHA T. WASNO, late of Hazleton (died March 2, 2016), Marybeth W. Raidy, Executrix; Robert S. Sensky, Esquire, La-putka, Bayless, Ecker & Cohn, P.C., One South Church St., Suite 301, Hazleton, PA 18201

NOTICE

NOTICE IS HEREBY GIVEN, pursuant to the provisions of the Act of Assembly No. 295, approved December 16, 1982, P.L. 1309, 54 Pa. C.S.A. §301 et seq., of the filing in the office of the Secretary of the Commonwealth of Pennsylvania, at Harrisburg, PA, on May 5, 2016, a Fictitious Name Registration for the conducting of a business in Pennsylvania under the assumed fictitious name, style or designation of:

FICTITIOUS NAME REGISTRATION

NOTICE IS HEREBY GIVEN that an Application for Registration of Fictitious Name was filed in the Department of State of the Commonwealth of Pennsylvania on February 26, 2016 for:

ONYXIA HEARING

located at: 45 Pinecrest Ave., Dallas, PA 18612. The name and address of the individual interested in the business is Jeffrey Burkhardt, 45 Pinecrest Ave., Dallas, PA 18612. This was filed in accordance with 54 Pa. C.S. 311.

5 STAR SEALCOATING with the principal place of business at: 788 St. Johns Road, Drums, Luzerne County, Pennsylvania. The name and address of the entity interested in said business is Galbiati Paving, Inc., 788 St. Johns Road, Drums, Pennsylvania 18222.

May 27

FICTITIOUS NAME REGISTRATION

WILLIAM J. SCHNEIDER, ESQUIRE
SCHNEIDER LAW OFFICE
439 West Broad Street
Hazleton, PA 18201

May 27

NOTICE IS HEREBY GIVEN that an Application for Registration of Fictitious Name was filed in the Department of State of the Commonwealth of Pennsylvania on February 9, 2016 for:

SINKO BAITS

located at: 304 Old Newport St., Nanticoke, PA 18634. The name and address of the individual

NOTICE

NOTICE IS HEREBY GIVEN that on May 19, 2016, the Petition of Katelin Hemmingsen was filed with the Luzerne County Prothonotary requesting to change the name of her minor

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child, Liam Matthew Knight to Liam Matthew Woznicki. The Court has fixed the July 7, 2016 at 3:30 p.m. at the Bernard Brominski Building, 113 West North Street, Wilkes-Barre, Pennsylvania, as the time and place for the hearing on said Petition, when and where all interested parties may appear and show cause, if any, why the request of the Petitioner should not be granted.

DANIEL E. ZOLA, ESQUIRE
ZOLA LAW OFFICES
129 Susquehanna Blvd.
West Hazleton, PA 18202
(570) 501-2822

May 27

NOTICE

NOTICE IS HEREBY GIVEN that Articles of Incorporation were filed with and approved by the Pennsylvania Department of State of the Commonwealth of Pennsylvania on May 9, 2016 in accordance with the Business Corporation Law of 1988, by:

J&D PROFESSIONAL SERVICES, INC.
100 Unico Drive, West Hazleton, PA 18202.

THOMAS J. CARLYON,
ESQUIRE
4285 Hollywood Blvd.
Hazle Township, PA 18202
(570) 455-6308

May 27

NOTICE

NOTICE IS HEREBY GIVEN that a Certificate of Organization was filed with the Department of State, Commonwealth of Pennsylvania, on May 5, 2016. The

name of the limited liability company is:

LIVE LOVE HAIR ... LLC

This entity has been organized pursuant to the provisions of the Pennsylvania Limited Liability Company Law of 1994.

DONALD T. ROGERS,
ESQUIRE
MICHAEL D. ROGERS,
ESQUIRE

63 West River Street
Wilkes-Barre, PA 18702

May 27

NOTICE

NOTICE IS HEREBY GIVEN that a Certificate of Organization for a Domestic Limited Liability Company has been filed with the Department of State of the Commonwealth of Pennsylvania at Harrisburg, PA pursuant to the provisions of the Limited Liability Company Law of the Commonwealth of Pennsylvania, Act of December 7, 1994 (P.L. 703 No. 106) for the following company:

INHERITED ESTATES, LLC
John M. Solt, Esquire
The Slusser Law Firm
1620 North Church Street
Suite 1
Hazleton, PA 18202

May 27

PUBLIC NOTICE

NOTICE IS HEREBY GIVEN, pursuant to Section 707 of the Public School Code of 1949, as amended, that the Wyoming Valley West School District has filed a petition with the Court of Common Pleas of Luzerne County

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(File #2016-5502, Civil Division) to approve the private sale of the former Pringle Street School. The Court has scheduled the hearing of this petition for June 27, 2016, at 9:30 a.m. in a courtroom on the Third Floor of the Luzerne County Courthouse, 200 N. River St., Wilkes-Barre, PA.

CHARLES R. COSLETT,
ESQUIRE
Wyoming Valley West S.D.
Solicitor
COSLETT & COSLETT
312 Wyoming Ave.
Kingston, PA 18704-3504
(570) 714-0001

May 27; June 3, 10

NOTICE OF ACTION IN
MORTGAGE FORECLOSURE

IN THE COURT OF COMMON
PLEAS OF LUZERNE COUNTY,
PENNSYLVANIA
CIVIL ACTION—LAW

NO. 2016-2556

CitiFinancial Servicing, LLC,
Plaintiff

vs.

Andrew J. Burns, Solely in His
Capacity as Heir of Sharon A.
Wildoner a/k/a Sharon
Wildoner, Deceased and
Unknown Heirs, Successors,
Assigns and All Persons, Firms
or Associations Claiming Right,
Title or Interest From or Under
Sharon A. Wildoner a/k/a
Sharon Wildoner, Deceased,
Defendant(s)

COMPLAINT IN MORTGAGE
FORECLOSURE

TO: Unknown Heirs, Successors,
Assigns and All Persons,

Firms or Associations Claiming Right, Title or Interest From or Under Sharon A. Wildoner a/k/a Sharon Wildoner, Deceased, Defendant(s), whose last known address is 176 Cragle Hill Road, Shickshinny, PA 18655

You are hereby notified that Plaintiff, CitiFinancial Servicing, LLC, has filed a Mortgage Foreclosure Complaint endorsed with a Notice to Defend, against you in the Court of Common Pleas of Luzerne County, Pennsylvania, docketed to NO. 2016-2556, wherein Plaintiff seeks to foreclose on the mortgage secured on your property located, 176 Cragle Hill Road, Shickshinny, PA 18655, whereupon your property would be sold by the Sheriff of Luzerne County.

NOTICE

YOU HAVE BEEN SUED IN COURT. If you wish to defend against the claims set forth in the notice above, you must take action within twenty (20) days after this Complaint and Notice are served, by entering a written appearance personally or by attorney and filing in writing with the Court your defenses or objections to the claims set forth against you. You are warned that if you fail to do so the case may proceed without you and a judgment may be entered against you by the Court without further notice for any money claimed in the Complaint or for any other claim or 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

THE LUZERNE LEGAL REGISTER

ONCE. IF YOU DO NOT HAVE A LAWYER GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW. THIS OFFICE CAN PROVIDE YOU WITH THE 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.

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Wilkes-Barre Law Library Assn.
(570) 822-6712

North Penn Legal Services, Inc.,
33 N. Main St.

Ste. 200
Pittston, PA 18640
(570) 299-4100

JILL MANUEL-COUGHLIN,
ESQUIRE

AMANDA L. RAUER,
ESQUIRE

JOLANTA PEKALSKA,
ESQUIRE

HARRY B. REESE,
ESQUIRE

MATTHEW J. McDONNELL,
ESQUIRE

POWERS KIRN & ASSOC., LLC
Attys. for Plaintiff

8 Neshaminy Interplex
Ste. 215
Trevose, PA 19053
(215) 942-2090

May 27

NOTICE OF ACTION IN
MORTGAGE FORECLOSURE

IN THE COURT OF COMMON
PLEAS LUZERNE COUNTY
CIVIL ACTION—LAW

No. 2015-13449

The Bank of New York Mellon
As Trustee for Nationstar Home
Equity Loan Trust 2007-A,
Plaintiff

vs.

Joan M. Bullock and
Scott M. Bullock, Mortgagees
and Real Owners,
Defendant(s)

TO: Scott M. Bullock, Mortgagee
and Real Owner, Defendant,
whose last known address is
11 Arch Street, Glen Lyon, PA
18617

This firm is a debt collector and we are attempting to collect a debt owed to our client. Any information obtained from you will be used for the purpose of collecting the debt. You are hereby notified that Plaintiff, The Bank of New York Mellon As Trustee for Nationstar Home Equity Loan Trust 2007-A, has filed a Mortgage Foreclosure Complaint endorsed with a notice to defend against you in the Court of Common Pleas of Luzerne County, Pennsylvania, docketed to No. 2015-13449, wherein Plaintiff seeks to foreclose on the mortgage secured on your property located, 11 Arch Street, Glen Lyon, PA 18617, whereupon your property will be sold by the Sheriff of Luzerne County. Notice: You have been sued in court. If you wish to defend against the claims set forth in the following pages, you must take action within twenty (20) days after the Complaint and notice are served, by entering a written appearance personally or

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by attorney and filing in writing with the court your defenses or objections to the claims set forth against you. You are warned that if you fail to do so the case may proceed without you and a judgment may be entered against you by the Court without further notice for any money claimed in the Complaint or for any other claim or 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 or cannot afford one, 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.

North Penn Legal Services, Inc.
33 N. Main St.
Ste. 200
Pittston, PA 18640
(570) 299-4100
Wilkes-Barre Law Library Assn.
(570) 822-6712
MICHAEL T. McKEEVER,
ESQUIRE
KML LAW GROUP, P.C.
Attys. for Plaintiff
Mellon Independence Center
701 Market St.
Ste. 5000
Philadelphia, PA 19106-1532
(215) 627-1322

May 27

NOTICE

IN THE COURT OF COMMON
PLEAS OF LUZERNE COUNTY,

PENNSYLVANIA
CIVIL ACTION—LAW

NO. 2016-05317

FOSTER TOWNSHIP,
Plaintiff

vs.

FRED W. SHEAMAN and
CHERYL A. SHEAMAN and
THE PERSONAL
REPRESENTATIVE(S) OF
MARTHA H. SHEAMAN, if any,
and THE PERSONAL
REPRESENTATIVE(S) OF
AGNES A. RUSKE, if any, their
personal representatives, heirs,
and assigns, if any, and NEB
INVESTMENTS, LLC, their
successors and assigns, if any,
and any others who may claim
any right, title, interest or claim
in Action to Quiet Title,
Defendants

ACTION TO QUIET TITLE

NOTICE IS HEREBY GIVEN to Defendants FRED W. SHEAMAN and CHERYL A. SHEAMAN and THE PERSONAL REPRESENTATIVE(S) OF MARTHA H. SHEAMAN, if any, and THE PERSONAL REPRESENTATIVE(S) OF AGNES A. RUSKE, if any, their personal representatives, heirs, and assigns, if any, and any others who may claim any right, title, interest, or claims in Action to Quiet Title, that Foster Township, by and through its counsel, filed an Action to Quiet Title against the Defendants on May 16, 2016 in the Court of Common Pleas of Luzerne County, No. 2016-05317. The nature of this action is such that the Plaintiff has set

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forth that it is the owner and claims title in fee simple to the following parcels of land, described as follows:

PARCEL NO. 1

A TRACT OF LAND known as Lakeside Road, situated in Foster Township, County of Luzerne, Commonwealth of Pennsylvania, bounded and described as follows:

BEGINNING at a point, said point being the Southwestern corner of Lot 20 as shown on a map entitled "Ag-Mar Estates Section II" Dated November 3, 1980 and last revised May 5, 1982 and recorded in Book 35, Page 61 of the Luzerne County Pennsylvania Recorder of Deeds.

THENCE from said point and following Southerly along the right-of-way line of Lakeside Road, South zero degrees twenty minutes fifty-five seconds West (S 00°20'55" W) five hundred thirty-six and three hundredths (536.03) feet to a point.

THENCE from said point and following Southwesterly along the said right-of-way line along a curve to the left having a radius of five hundred fifteen and thirty-nine hundredths (515.39) feet, and arc length of four hundred eighty-five and ninety-nine (485.99) feet to a point.

THENCE from said point and following Southwesterly along the said right-of-way line South fifty-four degrees twenty-two minutes twenty-four seconds West (S 54°22'24" W) six hundred fifty-one and thirteen hundredths (651.13) feet to a point.

THENCE crossing the 50 foot right-of-way north thirty-five

degrees thirty-seven minutes thirty-six seconds West (N 35°37'36" W) to the Northwestern side of Lakeside Road to a point.

THENCE from said point and following Northeasternly along the said right-of-way line North fifty-four degrees twenty-two minutes twenty-four seconds East (N 54°22'24" E) six hundred fifty-one and thirteen hundredths (651.13) feet to a point.

THENCE from said point a curve to the left having a radius of four hundred sixty-five and thirty-nine hundredths (465.39) feet, and arc length of four hundred thirty-eight and eighty-five (438.85) feet to a point.

THENCE from said point and continuing North zero degrees twenty minutes fifty-five seconds East (N 00°20'55" E) five hundred thirty-six and three hundredths (536.03) feet to a point.

THENCE crossing the 50 foot right-of-way South eighty-nine degrees thirty-nine minutes five seconds East (S 89°39'05" E) to the Northeastern side of Lakeside Road to a point, THE PLACE OF BEGINNING.

PARCEL NO. 2

A TRACT OF LAND known as Lakeside Road, situated in Foster Township, County of Luzerne, Commonwealth of Pennsylvania, bounded and described as follows:

BEGINNING at a point, said point being also the beginning of an arc situated at the northwest corner of Lot 21 as shown on a map entitled "Ag-Mar Estates Section II" dated November 3, 1980 and last revised May 5, 1982 and recorded in book 35,

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page 61 of the Luzerne County Pennsylvania Recorder of Deeds.

THENCE along said Lot 21, along a curve to the left having a radius of fifty (50) feet, an arc length of seventy-three and forty-four one-hundredths (73.44) feet to a point on the northeasterly right-of-way line of Lakeside Road as shown on the map aforesaid.

THENCE along said right-of-way line of Lakeside Road, south zero degrees twenty-minutes fifty-five seconds west (S 00° 20' 55" W) two hundred and fifty (250.00) feet to a point also being the point being the southwestern corner of Lot 20 as shown on the map aforesaid.

THENCE crossing the 50 foot right-of-way north eighty-nine degrees thirty-nine minutes five seconds west (N 89° 39' 05" W) to the western side of Lakeside Road to a point.

THENCE along said right-of-way to Lakeside Road, north zero degrees twenty minutes fifty-five seconds east (N 00° 20' 55"E) two hundred thirty-three and sixty-four hundredths (233.63) feet to a point.

THENCE along a curve to the left having a radius of fifty (50) feet, an arc length of eighty-four and thirty hundredths (84.30) feet to a point tangent to the right-of-way of State Route 940.

THENCE in an easterly direction, along State Route 940, north eighty-four degrees seven minutes thirty seconds east (N 89° 07' 30"E) to a point, THE PLACE OF BEGINNING.

PARCEL NO. 3

A TRACT OF LAND known as South Sheaman Road situated in

Foster Township, County of Luzerne, Commonwealth of Pennsylvania, bounded and described as follows:

BEGINNING at a point, said point being also the beginning of an arc situated at the Southern portion of an arc to the left of Lot 1-A as shown on a map entitled "AG-MAR ESTATES LOT PLAN" dated April 27, 1967 and recorded in Book 30 page 35 of the Luzerne County, Pennsylvania Recorder of Deeds.

THENCE beginning at a point on said curve on Lot 1-A, a curve to the left having a radius of thirty (30) feet, an arc length of thirty and eleven one-hundredths (30.11) feet to a point on the southwesterly right-of-way line of Sheaman Road as shown on the map aforesaid.

THENCE along said right-of-way line of South Sheaman Road, north thirty-two degrees seven minutes zero seconds west (N32°07'00"W) one thousand seven hundred fifty-two and ninety-nine hundredths (1752.99) feet to a point.

THENCE continuing north fifty-three degrees thirty-five minutes twenty-five seconds west (N53° 35' 25"W) one-hundred thirty-nine and twenty-eight hundredths (139.28) feet to a point.

THENCE continuing north forty-nine degrees twenty-two minutes thirty-three seconds East (N49° 22' 33"E) one-hundred twenty and forty-eight hundredths (120.48) feet to a point.

THENCE along a curve to the left with a chord bearing of south ten degrees fourteen minutes

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thirteen seconds west (Chord $S10^{\circ} 14' 13''W$) and a chord length of twenty-six and ninety-five hundredths (Chord 26.95) feet and having a radius twenty (20) feet and an arc length of twenty-nine and fifty eight hundredths (29.58) feet to a point.

THENCE following along said right-of-way line of South Sheaman Road, South thirty-two degrees seven minutes zero seconds east ($S32^{\circ} 07' 00''E$) one-thousand eight hundred twenty-eight and sixty-six hundredths (1828.66) feet to a point.

THENCE at a curve to the left having a radius of twenty (20) feet, an arc length of forty-two and seventy-six one-hundredths (42.76) feet to a point adjacent to the right-of-way of Sandy Valley Road SR#2044.

THENCE, along said right-of-way continuing south twenty-five degrees twenty-three minutes zero seconds east ($S25^{\circ} 23' 00''W$) one-hundred twelve and twenty hundredths (112.20) feet to a point, the PLACE OF BEGINNING.

PARCEL NO. 4

A TRACT OF LAND known as Valley Drive and Sunrise Lane situated in Foster Township, County of Luzerne, Commonwealth of Pennsylvania, bounded and described as follows:

BEGINNING at a point, said point being the southern line of a lot owned by Searfoss as shown on a map entitled "AG-MAR ESTATES Section II" dated November 3, 1980 and last revised May 5, 1982 and recorded in Book 32 page 49 of the Luzerne County Pennsylvania Recorder of Deeds.

THENCE from said point and following in a North western direction along the right-of-way line of Valley Drive, North thirty-eight degrees forty-four minutes fifty-six seconds west ($N38^{\circ} 44' 56'' W$) three hundred eighty-eight and fourteen hundredths (388.14) feet to a point.

THENCE from said point and following Northwesterly along the said right-of-way line along a curve to the right having a radius of fifty (50.00) feet, an arc length of twenty-one and thirty-four hundredths (21.34) feet to a point.

THENCE from said point and following Northwesterly along the said right-of-way line North fourteen degrees seventeen minutes thirty-three seconds West ($N14^{\circ} 17' 33'' W$) three hundred fifty-six and thirty-six hundredths (356.36) feet to a point.

THENCE from said point a curve to the left having a radius of seventy-two and sixty-seven hundredths (72.67) feet, an arc length of forty-three and sixty-seven hundredths (43.67) feet to a point.

THENCE from said point and following Northwesterly along the said right-of-way line North forty-eight degrees forty three minutes and nine seconds West ($48^{\circ} 43' 09''W$) three hundred eighty-three and forty-one hundredths (383.41) feet to a point.

THENCE from said point a curve to the left having a radius of fifty (50.00) feet, an arc length of sixty-five and twenty-nine hundredths (65.29) feet to a point.

THENCE from said point and following Southwesterly along

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the said right-of-way line South fifty-six degrees twenty-seven minutes and forty-six seconds West (S56° 27' 46" W) two hundred sixty and sixty-seven hundredths (260.67) feet to a point.

THENCE from said point and following Northwesterly along the said right-of-way line North twenty-seven degrees thirty-three minutes and forty-five seconds West (N27° 33' 45" W) two hundred seventy-seven and forty-one hundredths (277.41) feet to a point.

THENCE from said point, a curve to the left having a radius of twenty-five (25.00) feet, an arc length of forty-two and seventy-nine hundredths (42.79) feet to a point.

THENCE from said point and following Northeasterly along the said right-of-way line North twenty-seven degrees thirty-three minutes and forty-five seconds West (N27° 33' 45" W) two hundred seventy-seven and forty-one hundredths (277.41) feet to a point.

THENCE from said point and continuing along Lakeside Road, North fifty-four degrees twenty-two minutes twenty-four seconds East (N54° 22' 24" E) one hundred and one (101.00) feet to a point.

THENCE from said point, a curve to the left in a Southwesterly direction having a radius of twenty-five (25.00) feet, an arc length of thirty-five and seventy-five hundredths (35.75) feet to a point.

THENCE from said point and following Southwesterly along the said right-of-way line South

twenty-seven degrees thirty-three minutes and forty-five seconds East (27° 33' 45" E) two hundred seven and thirty-one hundredths (207.31) feet to a point.

THENCE from said point, a curve to the left in a Southeasterly direction having a radius of twenty-five (25.00) feet, an arc length of forty-one and eighty-eight hundredths (41.88) feet to a point.

THENCE from said point and the following Northeasterly along the said right-of-way line North fifty-six degrees twenty-seven minutes and forty-six seconds East (N 56° 27' 46" E) one hundred seventy-seven and four hundredths (177.04) feet to a point.

THENCE from said point, a curve to the right in a Southeasterly direction having a radius of one hundred (100.00) feet, an arc length of one hundred thirty and fifty-eight hundredths (130.58) feet to a point.

THENCE from said point and following Southeasterly along the said right-of-way line South forty-eight degrees forty-three minutes and nine seconds East (S 48° 43' 09" E.) three hundred eighty-three and forty-one hundredths (383.41) feet to a point.

THENCE from said point, a curve to the right in a Southeasterly direction having a radius of one hundred twenty-two and sixty-seven hundredths (122.67) feet, an arc length of thirty and sixty-one hundredths (30.61) feet to a point.

THENCE from said point, a curve to the left in an Eastward

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direction having a radius of twenty five (25.00) feet, an arc length of thirty and ninety-eight hundredths (30.98) feet to a point.

THENCE from said point and following Northeastern along the said right-of-way line North seventy-four degrees thirty-four minutes and forty-six seconds East (N74° 34' 46"E) three hundred fifty-six and forty-three hundredths (356.43) feet to a point.

THENCE from said point, a curve to the right an Eastward direction forming a cul-de-sac having a radius of fifty (50.00) feet, an arc length of two hundred and sixty-one and eighty hundredths (261.80) feet to a point.

THENCE from said point and following Southwesterly along the said right-of-way line South seventy-four degrees thirty-four minutes and forty-six seconds West (S 74° 34' 46"W) three hundred forty-eight and seventy-eight hundredths (348.78) feet to a point.

THENCE from said point, a curve to the left in a Southerly direction having a radius of twenty-five (25.00) feet, an arc length of thirty-eight and seven-nine hundredths (38.79) feet to a point.

THENCE from said point and following Southeasterly along the said right-of-way line South fourteen degrees seventeen minutes thirty-three seconds East (S14° 17' 33"E) three hundred eight and twenty hundredths (308.20) feet to a point.

THENCE from said point and following Southeasterly along the

said right-of-way line south thirty-eight degrees forty-four minutes fifty-six seconds East (S38° 44' 56"E) three hundred eighty-eight and eighty-eight hundredths (388.88) feet to a point.

THENCE crossing the 50 foot right-of-way of Sandy Valley Road (SR 2044) South fifty-two degrees six minutes and three seconds West (S52° 06' 03"W) to the PLACE OF BEGINNING.

By Motion filed on May 18, 2016 and an Order pursuant to said Motion, dated same, the Plaintiff was authorized to serve Defendants FRED W. SHEAMAN and CHERYL A. SHEAMAN, and THE PERSONAL REPRESENTATIVE(S) OF MARTHA H. SHEAMAN, if any, and THE PERSONAL REPRESENTATIVE(S) OF AGNES A. RUSKE, if any, their personal representatives, heirs and assigns, if any, and any others who may claim any right, title, interest or claim in Action to Quiet Title, by publication. If you wish to defend, you must enter a written appearance personally or by an attorney and file your defenses or objections in writing with the Court.

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.

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PA ID No. 78176
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Drums, PA 18222
(570) 788-6647

May 27



PERIODICAL PUBLICATION

*** Dated Material. Do Not Delay. Please Deliver Before Monday, May 30, 2016**