

# Franklin County Legal Journal

Vol. 33, No. 10

September 4, 2015

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

## PUBLIC NOTICES

### **ESTATE NOTICES**

Notice is hereby given that in the estates of the decedents set forth below, the Register of Wills has granted letters testamentary or of administration to the persons named. All persons having claims or demands against any of said estates are requested to make known the same, and all persons indebted to said estates are requested to make payment without delay, to the respective personal representatives thereof or their attorneys named below.

#### **First Publication**

Estate of Hilda M. Beidel, a/k/a Hilda F. Beidel, late of Borough of Chambersburg, Franklin County, Pennsylvania.

Personal Representative:  
Duane L. Beidel  
c/o Sharpe & Sharpe, LLP  
257 Lincoln Way East  
Chambersburg, PA 17201  
Attorney:  
J. McDowell Sharpe  
Sharpe & Sharpe, LLP  
257 Lincoln Way East  
Chambersburg, PA 17201

9/4, 9/11, 9/18/2015

Estate of Jacqueline M. Betts, late of Quincy Township, Franklin County, Pennsylvania.

Personal Representative:  
Henry O. Kendall, Jr.  
c/o Clinton T. Barkdoll  
Kulla, Barkdoll & Stewart, P.C.  
9 East Main Street  
Waynesboro, PA 17268  
Attorney:  
Clinton T. Barkdoll  
Kulla, Barkdoll & Stewart, P.C.  
9 East Main Street  
Waynesboro, PA 17268

9/4, 9/11, 9/18/2015

Estate of Beatrice S. Cromwell, a/k/a Beatrice Mary Cromwell, late of Guilford Township, Franklin County, Pennsylvania.

Personal Representatives:  
Constance C. Wilkins  
Peggy C. McCrossen  
Patricia A. Wheelock  
Lisa C. Shupp  
c/o R. Thomas Murphy & Associates, P.C.  
237 East Queen Street  
Chambersburg, PA 17201  
Attorney:  
Jared S. Childers  
R. Thomas Murphy & Associates, P.C.  
237 East Queen Street  
Chambersburg, PA 17201

9/4, 9/11, 9/18/2015

Estate of Garnet G. Friese, a/k/a Garnet Gluck Friese, late of Greene Township, Franklin County, Pennsylvania.

Personal Representative:  
Robert E. Friese  
3931 Warm Springs Road  
Chambersburg, PA 17202  
Attorney:  
Thomas B. Steiger, Jr.  
Steiger & Steiger  
120 North Main Street  
Mercersburg, PA 17236

9/4, 9/11, 9/18/2015

Estate of Mary E. Friese, late of Borough of Chambersburg, Franklin County, Pennsylvania.

Personal Representative:  
Paul Kelso  
c/o Thomas P. Gleason  
49 West Orange Street, Suite 3  
Shippensburg, PA 17257  
Attorney:  
Thomas P. Gleason  
49 West Orange Street, Suite 3  
Shippensburg, PA 17257

9/4, 9/11, 9/18/2015

## PUBLIC NOTICES

Estate of Betty A. Frisby, late of Borough of Mercersburg,  
Franklin County, Pennsylvania.

Personal Representatives:  
Catherine A. Harmon  
12665 Spickler Road  
Clear Spring, MD 21722  
Mary L. Frisby  
206 South Fayette Street  
Mercersburg, PA 17236  
Richard A. Frisby, Jr.  
12946 Williamsport Pike  
Greencastle, PA 17225  
Attorney:  
Thomas B. Steiger, Jr.  
Steiger & Steiger  
120 North Main Street  
Mercersburg, PA 17236

9/4, 9/11, 9/18/2015

Estate of Charles F. Miley, late of St. Thomas Township,  
Franklin County, Pennsylvania.

Personal Representative:  
Clyde Hammond  
499 Black Gap Road  
Fayetteville, PA 17222  
Attorney:  
Eileen C. Finucane  
Salzmann Hughes, P.C.  
79 St. Paul Drive  
Chambersburg, PA 17201

9/4, 9/11, 9/18/2015

Estate of James E. Pentz, Sr., late of St. Thomas  
Township, Franklin County, Pennsylvania.

Personal Representatives:  
Bonnie L. Sowers  
50 South Linden Avenue, Apt. 3  
Greencastle, PA 17225  
Joyce A. Hykes  
5571 Franklin Avenue  
St. Thomas, PA 17252  
Attorney:  
Wertime & Guyer LLP  
35 North Carlisle Street, Suite A  
Greencastle, PA 17225

9/4, 9/11, 9/18/2015

Estate of Helen H. Shrader, late of Franklin County,  
Pennsylvania.

Personal Representative:  
Carol L. Shrader  
5825 Racetrack Road  
St. Thomas, PA 17252  
Attorney:  
David W. Rahauser  
157 East Washington Street  
Chambersburg, PA 17201

9/4, 9/11, 9/18/2015

Estate of Joan M. Smith, late of Franklin Township,  
Adams County, Pennsylvania.

Personal Representative:  
Joan Tomlinson  
1003 East Walton Avenue, Apt. 109  
Altoona, PA 16602  
Attorney:  
Timothy S. Sponseller  
Sponseller/Graham, LLC  
223 Lincoln Way East  
Chambersburg, PA 17201

9/4, 9/11, 9/18/2015

Estate of Gloria C. Vitek, a/k/a Gloria Vitek, late of  
Greene Township, Franklin County, Pennsylvania.

Personal Representative:  
Paul R. Vitek  
24044 Newbury Road  
Gaithersburg, PA 20879  
Attorney:  
Jerrold A. Sulcove  
Black and Davison  
82 West Queen Street  
Chambersburg, PA 17201

9/4, 9/11, 9/18/2015

Estate of Jean M. Wilhide, late of Washington Township,  
Franklin County, Pennsylvania.

Personal Representatives:  
Cynthia Wilhide Styles  
18917 Moonwalk Court  
Germantown, MD 20874  
Mary Ellen Swink  
25904 Woodfield Road  
Damascus, MD 20872  
Attorney:  
Deborah K. Hoff  
154 South Potomac Street  
Waynesboro, PA 17268

9/4, 9/11, 9/18/2015

Estate of Mary M. Wise, late of Washington Township,  
Franklin County, Pennsylvania.

Personal Representative:  
Lowell E. Wise  
8525 Mill Street  
Lodi, NY 14860  
Attorney:  
Stephen E. Patterson  
Salzmann Hughes, P.C.  
239-B East Main Street  
Waynesboro, PA 17268

9/4, 9/11, 9/18/2015

### **Second Publication**

Estate of John T. Fowler, late of Borough of  
Chambersburg, Franklin County, Pennsylvania.

Personal Representative:  
Warren R. Fowler  
98 Corning Way  
Martinsburg, PA 25405  
Attorney:  
Mark T. Orndorf  
Black and Davison  
82 West Queen Street  
Chambersburg, PA 17201

8/28, 9/4, 9/11/2015

Estate of Alene Smith Hill, late of Borough of  
Chambersburg, Franklin County, Pennsylvania.

Personal Representatives:  
Harold D. Hill  
6032 Greenbriar Terrace  
Fayetteville, PA 17222  
Barbara Torrico  
56 Prestwood Drive  
Ruckersville, VA 22968  
Attorney:  
Nancy H. Meyers  
Salzmann Hughes, P.C.  
79 St. Paul Drive  
Chambersburg, PA 17201

8/28, 9/4, 9/11/2015

## PUBLIC NOTICES

Estate of Janice B. Weikert, a/k/a Janice Katherine Weikert, a/k/a Janice Bowman Weikert, late of Washington Township, Franklin County, Pennsylvania.

Personal Representatives:

Oliver E. Weikert, III  
Constance L. Randolph  
c/o R. Thomas Murphy & Associates, P.C.  
237 East Queen Street  
Chambersburg, PA 17201

Attorney:

Jared S. Childers  
R. Thomas Murphy & Associates, P.C.  
237 East Queen Street  
Chambersburg, PA 17201

8/28, 9/4, 9/11/2015

### **Third Publication**

Estate of Joseph A. Campagno, late of Guilford Township, Franklin County, Pennsylvania.

Personal Representative:

Caitlin Campagno  
c/o Sharpe & Sharpe, LLP  
257 Lincoln Way East  
Chambersburg, PA 17201

Attorney:

Lawrence R. Rife, IV  
Sharpe & Sharpe, LLP  
257 Lincoln Way East  
Chambersburg, PA 17201

8/21, 8/28, 9/4/2015

Estate of Erma R. Chamberlain, late of Ayr Township, Fulton County, Pennsylvania.

Personal Representatives:

Mont Chamberlain  
Tina Gress  
Dinah Chamberlain  
c/o R. Thomas Murphy & Associates, P.C.  
237 East Queen Street  
Chambersburg, PA 17201

Attorney:

R. Thomas Murphy  
R. Thomas Murphy & Associates, P.C.  
237 East Queen Street  
Chambersburg, PA 17201

8/21, 8/28, 9/4/2015

Estate of Gladys L. Cramer, a/k/a Gladys Louise Cramer, late of Borough of Chambersburg, Franklin County, Pennsylvania.

Personal Representatives:

Stephen E. Cramer  
Gwenda L. Rotz  
c/o R. Thomas Murphy & Associates, P.C.  
237 East Queen Street  
Chambersburg, PA 17201

Attorney:

Jared S. Childers  
R. Thomas Murphy & Associates, P.C.  
237 East Queen Street  
Chambersburg, PA 17201

8/21, 8/28, 9/4/2015

Estate of Joyce D. Cunningham, late of Montgomery Township, Franklin County, Pennsylvania.

Personal Representative:

Sheri Ann Cunningham  
c/o Janice M. Hawbaker  
Kaminski, Hawbaker & Salawage, P.C.  
221 Lincoln Way East  
Chambersburg, PA 17201

Attorney:

Janice M. Hawbaker  
Kaminski, Hawbaker & Salawage, P.C.  
221 Lincoln Way East  
Chambersburg, PA 17201

8/21, 8/28, 9/4/2015

Estate of Anna Josephine Eckenrode, late of Fannett Township, Franklin County, Pennsylvania.

Personal Representative:

Anna M. West  
c/o Weigle & Associates, P.C.  
126 East King Street  
Shippensburg, PA 17257

Attorney:

Jerry A. Weigle  
Weigle & Associates, P.C.  
126 East King Street  
Shippensburg, PA 17257

8/21, 8/28, 9/4/2015

Estate of Julia Ann Hill, a/k/a Julia E. Hill, late of Antrim Township, Franklin County, Pennsylvania.

Personal Representative:

Thomas E. Hill  
c/o Donald L. Kornfield  
Kornfield and Benchoff, LLP  
100 Walnut Street  
Waynesboro, PA 17268

Attorney:

Donald L. Kornfield  
Kornfield and Benchoff, LLP  
100 Walnut Street  
Waynesboro, PA 17268

8/21, 8/28, 9/4/2015

Estate of Julia A. Kindall, late of Borough of Chambersburg, Franklin County, Pennsylvania.

Personal Representative:

Sherri L. Lydic  
c/o R. Thomas Murphy & Associates, P.C.  
237 East Queen Street  
Chambersburg, PA 17201

Attorney:

Jared S. Childers  
R. Thomas Murphy & Associates, P.C.  
237 East Queen Street  
Chambersburg, PA 17201

8/21, 8/28, 9/4/2015

Estate of Jessie A. Livingston, late of Guilford Township, Franklin County, Pennsylvania.

Personal Representative:

Gerald C. Livingston  
c/o Kulla, Barkdoll & Stewart, P.C.  
9 East Main Street  
Waynesboro, PA 17268

Attorney:

Clinton T. Barkdoll  
Kulla, Barkdoll & Stewart, P.C.  
9 East Main Street  
Waynesboro, PA 17268

8/21, 8/28, 9/4/2015

## PUBLIC NOTICES

Estate of Albert L. Mumper, late of Hamilton Township,  
Franklin County, Pennsylvania.

Personal Representative:

Crystal J. Yoder

c/o R. Thomas Murphy & Associates, P.C.

237 East Queen Street

Chambersburg, PA 17201

Attorney:

Jared S. Childers

R. Thomas Murphy & Associates, P.C.

237 East Queen Street

Chambersburg, PA 17201

8/21, 8/28, 9/4/2015

Estate of Megan S. Smiley, late of Borough of  
Chambersburg, Franklin County, Pennsylvania.

Personal Representative:

Robert D. Smiley, III

c/o Sharpe & Sharpe, LLP

257 Lincoln Way East

Chambersburg, PA 17201

Attorney:

Lawrence R. Rife, IV

Sharpe & Sharpe, LLP

257 Lincoln Way East

Chambersburg, PA 17201

8/21, 8/28, 9/4/2015

Estate of Ralph L. Smith, late of St. Thomas Township,  
Franklin County, Pennsylvania.

Personal Representative:

Vicki Lemmon

1103 Apple Way

St. Thomas, PA 17252

8/21, 8/28, 9/4/2015

Estate of Norma J. Throckmorton, late of Peters  
Township, Franklin County, Pennsylvania.

Personal Representatives:

Ronald R. Throckmorton

7929 Path Valley Road

Fannettsburg, PA 17221

Jodi L. Throckmorton

12469 Orchard Circle

Mercersburg, PA 17236

Attorney:

Thomas B. Steiger, Jr.

Steiger & Steiger

120 North Main Street

Mercersburg, PA 17236

8/21, 8/28, 9/4/2015

Estate of Martha J. Waters, a/k/a Martha Jane Waters,  
late of Borough of Greencastle, Franklin County,  
Pennsylvania.

Personal Representative:

Carolyn W. Bingaman

c/o R. Thomas Murphy & Associates, P.C.

237 East Queen Street

Chambersburg, PA 17201

Attorney:

R. Thomas Murphy

R. Thomas Murphy & Associates, P.C.

237 East Queen Street

Chambersburg, PA 17201

8/21, 8/28, 9/4/2015

Estate of Martin J. Waybright, late of Quincy Township,  
Franklin County, Pennsylvania.

Personal Representatives:

Darwin J. Waybright

Wilford C. Waybright

c/o Jeffrey S. Evans

2025 East Main Street

Waynesboro, PA 17268

Attorney:

Jeffrey S. Evans

2025 East Main Street

Waynesboro, PA 17268

8/21, 8/28, 9/4/2015

### **NAME CHANGE NOTICE**

In the Court of Common Pleas of the 39th Judicial District of Pennsylvania - Franklin County Branch In re: Petition for Change of Name of Loretta Kay Painter no 2015-3009. Notice is hereby given that the petition for Change of Name has been filed in the above court asking for a Decree to change the name of Loretta Kay Painter to Loretta Kay Hann. The Court has fixed the 8th of October 2015 at 1:30 p.m. in Courtroom 3 of the Franklin County Courthouse, Chambersburg, Pennsylvania. On such a date all interested parties may appear and show cause, if any, why the request of the petitioner should not be granted.

9/4/2015

## PUBLIC NOTICES

### **SHERIFF'S SALE SEPTEMBER 11, 2014**

By virtue of certain Writs of Execution, issued out of the Court of Common Pleas of Franklin County, Pennsylvania, and to me directed, I will expose at public sale by public venue or outcry in the Franklin County Courthouse, 3rd floor, Jury Assembly Room, Chambersburg, Pennsylvania, at 1:00 P.M. on the above date, the hereinafter mentioned Real Estate. All parties in interest and claimants are hereby notified that a schedule of distribution will be filed by the Sheriff on OCTOBER 21, 2015 and that distribution will be made in accordance with said schedule unless exceptions are filed thereto, within ten (10) days thereafter.

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**SALE # 1, 2014-2800  
JPMORGAN CHASE BANK, N.A.  
ATTY: PHELAN HALLINAN DIAMOND & JONES  
V. PAUL J. SANDERS, JR**

All the following described real estate, lying and being situate in Antrim Township, Franklin County, Pennsylvania, with an address of 2201 West Buchanan Trail, Greencastle, PA, Franklin County Deed Book Volume 2621, Page 393, Tax Parcel # 01-0A17-.008-.000000

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**SALE # 2  
CANCELLED**

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**SALE # 3, 2014-3815  
WELLS FARGO BANK, NA  
ATTY: PHELAN HALLINAN DIAMOND & JONES  
V. KARL D. FIELDING A/K/A KARL FIELDING**

All that lot of ground lying and being situate in Hamilton Township, Franklin County, Pennsylvania, with an address of 3638 Jenny Lane, Chambersburg, PA, Franklin County Deed Book Volume 2033, Page 429, Tax Parcel # 11-0E09-.099-.000000

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**SALE # 4, 2015-703  
WELLS FARGO BANK, NA  
ATTY: PHELAN HALLINAN DIAMOND AND JONES  
V. SHANE E. BIRELY**

All the following described real estate lying and being situate in Washington Township, Franklin County, Pennsylvania, with an address of 11762 Pen Mar Road, Waynesboro, PA, Deed Instrument # 201225645, Tax Parcel # 23-0Q19B-071-.000000

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**SALE # 5, 2015-602  
WELLS FARGO BANK, NA  
ATTY: PHELAN HALLINAN DIAMOND & JONES  
V. MARK ROGER RODRIGUEZ**

All that certain parcel or tract of land situate in the Township of Antrim, Franklin County, Pennsylvania, with an address of 542 Scarlet Circle, Greencastle, PA, Deed Instrument # 2008-011739, Tax Parcel # 01-0A12R-024-.000000

**SALE # 6, 2014-2093  
THE BANK OF NEW YORK MELLON FKA THE  
BANK OF NEW YORK, AS TRUSTEE FOR THE  
CERTIFICATEHOLDERS OF THE CWABS, INC.,  
ASSET-BACKED CERTIFICATES, SERIES 2004-7  
ATTY: ZUCKER, GOLDBERG & ACKERMAN  
V. JEFFREY V. WHITE AND NANCY S. WHITE**

All the following real estate lying and being situate in Antrim Township, Franklin County, Pennsylvania, with an address of 8167 Stone Bridge Road, Greencastle, PA, Franklin County Deed Book Volume 2888, Page 450, Tax Parcel # 01-0A06-148-000000

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**SALE # 7, 2015-1084  
US BANK NATIONAL ASSOCIATION, AS TRUSTEE  
FOR STRUCTURED ASSET SECURITIES  
CORPORATION MORTGAGE LOAN TRUST  
2007-RFI  
ATTY: PHELAN HALLINAN DIAMOND & JONES  
V. GARY E. AMSLEY, SR A/K/A GARY AMSLEY**

All that real estate lying and being situate in Montgomery Township, Franklin County, Pennsylvania, with an address of 11452 Heather Lane, Mercersburg, PA, Franklin County Deed Book Volume 2655, Page 55, Tax Parcel # 17-0J16-.084-.000000

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**SALE # 8, 2014-3699  
FIRST HORIZON HOME LOANS AS DIVISION OF  
FIRST TENNESSEE BANK ASSOCIATION  
ATTY: SHAPIRO & DENARDO  
V. DOUGLAS J. ROCK AND KAREN J. ROCK**

All the following described real estate, lying and being situate in St. Thomas Township, Franklin County, Pennsylvania, with an address of 8051 Sunflower Circle, St. Thomas, PA, Plan Book Volume 288J, Page 354, Tax Parcel # 20-0M18-.229-.000000

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**SALE # 9, 2013-4998  
OCWEN LOAN SERVICING, LLC  
ATTY: PHELAN HALLINAN DIAMOND & JONES  
V. LAURELL PFISTER**

All the following described real estate lying and being situate in Guilford Township, Franklin County, Pennsylvania, with an address of 116 Brindle Hill Court, Chambersburg, PA, Franklin County Deed Book Volume 3236, Page 540, Tax Parcel # 10-0D05-.344-.000000

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**SALE # 10, 2014-2385  
BANK OF AMERICA, N.A.  
ATTY: PHELAN HALLINAN DIAMOND & JONES  
V. ROBERT C. MARSHALL AND HEATHER D.  
HOUSER**

All the following three (3) tracts of land lying and being situate in Greene Township, Franklin County, Pennsylvania, with an address of 1098 Garver Lane, Scotland, PA, Plan Book Volume 288B, Page 643, Tax Parcel # 09-0C13H-040-.000000

## PUBLIC NOTICES

**SALE # 11, 2015-388**  
**SUSQUEHANNA BANK, SUCCESSOR IN**  
**INTEREST TO TOWER BANK, A DIVISION OF**  
**GRAYSTONE TOWER BANK**  
**ATTY: KORNFIELD AND BENCHOFF**  
**V. E. JOEL WAGAMAN**

All the following described real estate, lying and being situate in the Borough of Waynesboro, Franklin County, Pennsylvania, with an address of 309 North Potomac Street, Waynesboro, PA, Franklin County Deed Book Volume 3470, Page 185, UPI 25-5B49-081A-000000

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**SALE # 12, 2015-1261**  
**LSF8 MASTER PARTICIPATION TRUST**  
**ATTY: PHELAN HALLINAN DIAMOND & JONES**  
**V. BEVERLY A. ROBERTSON A/K/A BEVERLY A.**  
**BAUGHMAN AND RICHARD W. BAUGHMAN**

All that certain property situated in the borough of Chambersburg, Franklin County, Pennsylvania, with an address of 233 East Catherine Street, Chambersburg, PA, Deed Instrument # 201216102, Tax Parcel # 04-1E09-108-000000

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**SALE # 13, 2012-1285**  
**THE BANK OF NEW YORK MELLON FKA THE**  
**BANK OF NEW YORK AS TRUSTEE FOR THE**  
**CERTIFICATEHOLDERS OF CWABS, INC., ASSET-**  
**BACKED CERTIFICATES, SERIES 2004-15, OR ITS**  
**SUCCESSORS OR ASSIGNEE**  
**ATTY: McCABE WEISBERG & CONWAY**  
**V. JAMES M. FOWLER**

All the following described real estate lying and being situate in Washington Township, Franklin County, Pennsylvania, with an address of 13917 Pennersville Road, Waynesboro, PA, Franklin County Deed Book Volume 2628, Page 267, Tax ID # 23-0Q20-044-000000

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**SALE # 14, 2014-3948**  
**BENEFICIAL CONSUMER DISCOUNT COMPANY**  
**D/B/A BENEFICIAL MORTGAGE COMPANY OF**  
**PENNSYLVANIA**  
**ATTY: STERN & EISENBERG**  
**V. STEVEN L. ROBINSON AND MELISSA MARSIK**

All the following described real estate lying and being situate in St. Thomas Township, Franklin County, Pennsylvania, with an address of 2990 Saint Thomas Williamson Road, Chambersburg, PA, Franklin County Deed Book Volume 2502, Page 516, Tax Parcel # 20-M-22-068

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**SALE # 15, 2014-2768**  
**FARMERS AND MERCHANTS TRUST COMPANY**  
**OF CHAMBERSBURG**  
**ATTY: JSDC LAW OFFICES**  
**V. HEATHER M. HOUSER A/K/A HEATHER M.**  
**CORDELL, GINGER R. BRINKER AND ROBERT**  
**D. CORDELL, IN THEIR CAPACITY AS CO-**  
**EXECUTORS OF THE ESTATE OF ROBERT C.**  
**CORDELL AND THE UNITED STATE OF AMERICA**

All the following described real estate lying and being situate in the Borough of Chambersburg, Franklin County, Pennsylvania, with an address of 934 South Fifth Street, Chambersburg, PA, Franklin County Deed Book Volume 675, Page 409, Tax Map 06-1E42, Parcel 031

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**SALE # 16, 2014-3832**  
**WELLS FARGO BANK, N.A.**  
**ATTY: PHELAN HALLINAN DIAMOND AND JONES**  
**V. RODNEY L. MAYHUGH, SR, IN HIS CAPACITY**  
**AS ADMINISTRATOR AND HEIR OF THE ESTATE**  
**OF EARL A. MAYHUGH AND UNKNOWN HEIRS,**  
**SUCCESSORS, ASSIGNS, AND ALL PERSONS,**  
**FIRMS, OR ASSOCIATIONS CLAIMING RIGHT,**  
**TITLE OR INTEREST FROM OR UNDER EARL A.**  
**MAYHUGH, DECEASED**

All that real estate lying and being situate in Hamilton Township, Franklin County, Pennsylvania, with an address of 1532 East Strohm Drive, Chambersburg, PA, Franklin County Deed Book Volume 1385, Page 448, Tax Parcel # 11-0E15D-041H

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**SALE # 17, 2014-2820**  
**BANK OF AMERICA, NA SUCCESSOR BY**  
**MERGER TO BAC HOME LOANS SERVICING, LP**  
**ATTY: ZUCKER GOLDBERG & ACKERMAN**  
**V. CORINNA A. RESSLER A/K/A CORINNA**  
**RESSLER**

All the following described real estate, situate in Quincy Township, Franklin County, Pennsylvania, with an address of 8834 Bakner Road, Waynesboro, PA, Franklin County Deed Book Volume 3510, Page 112, Tax Parcel # 19-0L13Q-047-.000000

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**SALE # 18, 2015-814**  
**WELLS FARGO BANK, NA**  
**ATTY: PHELAN HALLINAN DIAMOND & JONES**  
**V. TERESA KEGG AND MARK A. KEGG**

All the following described lot of ground, lying and being situate in Greene Township, Franklin County, Pennsylvania, with an address of 1604 - 1606 Philadelphia Avenue, Chambersburg, PA, Franklin County Deed Book Volume 2063, Page 365, Tax Parcel # 09-0C17B-017-.000000

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**SALE # 19**  
**CANCELLED**

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## PUBLIC NOTICES

**SALE # 20, 2015-944**  
**WELLS FARGO BANK, NA**  
**ATTY: PHELAN HALLINAN DIAMOND & JONES**  
**V. REGINALD D. JACKSON**

All the following described real estate lying and being situate in Greene Township, Franklin County, Pennsylvania, with an address of 76 5th Avenue, Fayetteville, PA, Franklin County Deed Book Volume 3080, Page 354, Tax Parcel # 09-0C23N-060.-000000

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**SALE # 21**  
**CANCELLED**

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**SALE # 22, 2015-644**  
**NATIONSTAR MORTGAGE LLC**  
**ATTY: PHELAN HALLINAN DIAMOND & JONES**  
**V. CHERYL L. MCGREGOR AND SAMUEL E. MCGREGOR**

All the following described real estate, lying and being situate in the borough of Waynesboro, Franklin County, Pennsylvania, with an address of 309 South Potomac Street, Waynesboro, PA, Franklin County Deed Book Volume 3608, Page 148, Tax Parcel # 26-5C23-.006.-000000

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**SALE # 23, 2014-4465**  
**WELLS FARGO BANK, N.A.**  
**ATTY: PHELAN HALLINAN DIAMOND & JONES**  
**V. GREGORY M. REAMS**

All that certain lot or piece of ground situate in Guilford Township, Franklin County, Pennsylvania, with an address of 6410 Burning Tree Lane, Fayetteville, PA, Franklin County Deed Book Vol 288A, Page 4, Tax Parcel # 10-0D23S-019B-000000

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**SALE # 24, 2014-3698**  
**PHH MORTGAGE CORPORATION**  
**ATTY: PHELAN HALLINAN DIAMOND & JONES**  
**V. APRIL C. GEORGE AND CASEY A. BLOOM**

All the following described real estate situate in Quincy Township, Franklin County, Pennsylvania, with an address of 7797 Mentzer Gap Road, Waynesboro, PA, Franklin County Deed Book Volume 2791, Page 244, Tax Parcel # 19-0L18B-021.-000000

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**SALE # 25, 2014-4050**  
**PNC BANK, NATIONAL ASSOCIATION**  
**ATTY: UDREN LAW OFFICES**  
**V. KATHY S. MARTIN AKA KATHY SUE POE AKA KATHY S POE AND MARK WAYNE POE AKA MARK W POE**

All those certain parcels of land situated in the Township of Washington, Franklin County, Pennsylvania, with an address of 11890 Village Hts Drive, Zullinger, PA A/K/A 11890 Village Hts Drive, Waynesboro, PA, Franklin County Deed Book Volume 288G, Page 1445, Tax ID # 23 Q 5 13

**SALE # 26, 2013-5088**  
**ONEWEST BANK, FSB**  
**ATTY: MCCABE WEISBERG & CONWAY**  
**V. DENNIS N. HARNE, JR., KNOWN SURVIVING HEIR OF HELEN E. HARNE, DECEASED MORTGAGOR AND REAL OWNER, UNKNOWN SURVIVING HEIRS OF HELEN E. HARNE, DECEASED MORTGAGOR AND REAL OWNER, CRAIG HARNE, KNOWN SURVIVING HEIR OF HELEN E. HARNE, DECEASED MORTGAGOR AND REAL OWNER, ERIC T. HARNE, KNOWN SURVIVING HEIR OF HELEN E. HARNE, DECEASED MORTGAGOR AND REAL OWNER, LAURA A. HARNE A/K/A LAURA A MYERS, KNOWN SURVIVING HEIR OF HELEN E. HARNE, DECEASED MORTGAGOR AND REAL OWNER AND SHARON L. HOLZ, KNOWN SURVIVING HEIRS OF HELEN E. HARNE, DECEASED MORTGAGOR AND REAL OWNER**

All that certain piece or parcel or tract of land situate in Waynesboro, Franklin County, Pennsylvania, with an address of 505 West Main Street, Waynesboro, PA, Franklin County Deed Book Volume 415, Page 564, Tax ID # 26-5C22-.069.-000000

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**SALE # 27, 2015-677**  
**PHH MORTGAGE CORPORATION**  
**ATTY: PHELAN HALLINAN DIAMOND & JONES**  
**V. KELLI D. MURPHY**

All the following real estate, lying and being situate in the Borough of Chambersburg, Franklin County, Pennsylvania, with an address of 139 South Fourth Street, Chambersburg, PA, Franklin County Deed Book Volume 2714, Page 257, Tax Parcel # 03-1E02.-091.-000000

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**SALE # 28, 2012-681**  
**JPMORGAN CHASE BANK, NATIONAL ASSOCIATION SUCCESSOR BY MERGER TO CHASE HOME FINANCE, LLC**  
**ATTY: SHAPIRO & DENARDO**  
**V. JANE M. LONG**

All the following described real estate lying and being situate in the Borough of Chambersburg, Franklin County, Pennsylvania, with an address of 755 Bassett Drive, Chambersburg, PA, Franklin County Deed Book Volume 2883, Page 621, Tax Parcel # 02-1C07-0441-000000

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**SALE # 29, 2015-1546**  
**NATIONSTAR MORTGAGE LLC**  
**ATTY: KML LAW GROUP**  
**V. DOROTHY L. STINE AS ADMINISTRATRIX OF THE ESTATE OF ROGER L. STINE, DECEASED**

All that certain property situated in the Borough of Greencastle, Franklin County, Pennsylvania, with an address of 271 Baumgardner Drive, Greencastle, PA, Franklin County Deed Book Volume 1319, Page 97, Tax Parcel # 08-2A00.-037.-000000

## PUBLIC NOTICES

**SALE # 30, 2014-3067**  
**CITIBANK, N.A. AS TRUSTEE FOR WAMU**  
**ASSET-BACKED CERTIFICATES, WAMU SERIES**  
**2007-HE3**  
**ATTY: KML LAW GROUP**  
**V. LEROY G. COOL JR AND LESLIE K. COOL**

All that certain property situated in the Township of Quincy, Franklin County, Pennsylvania, with an address of 5083 Spruce Road, Fayetteville, PA, Franklin County Deed Book Volume 2855, Page 178, Tax Parcel # 19-0105-165

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**SALE # 31, 2015-554**  
**PNC BANK, NATIONAL ASSOCIATION**  
**ATTY: UDREN LAW OFFICES**  
**V. CLIFFORD A ATKINSON**

All the following described real estate lying and being situate in Waynesboro, Franklin County, Pennsylvania, with an address of 23 W 3rd Street, Waynesboro, PA, Franklin County Deed Book Volume 2584, Page 534, Tax ID # 26-5C16-.079-.000000

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**SALE # 32, 2014-4654**  
**LSF8 MASTER PARTICIPATION TRUST**  
**ATTY: WELTMAN WEINBERG & REIS**  
**V. ROSS C. GERMAN AND KATHY E. GERMAN**

All that following described real estate lying and being situate in Antrim Township, Franklin County, Pennsylvania, with an address of 917 Woodland Parkway, State Line, PA, Franklin County Deed Book Volume 1507, Page 645, Tax Parcel # 01-0A32R-009-.000000

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**SALE # 33, 2011-5195**  
**CHRISTIANA TRUST, A DIVISION OF WILMINGTON**  
**SAVINGS FUND SOCIETY, FSB, NOT IN ITS**  
**INDIVIDUAL CAPACITY BUT AS TRUSTEE OF**  
**ARLP TRUST 3**  
**ATTY: PHELAN HALLINAN DIAMOND & JONES**  
**V. DEBRA ANN WHARTON PEARCE A/K/A DEBRA**  
**A. PEARCE AND YASSINE E. HARRAK HAJRI**  
**A/K/A YASSINE EL HARRAK HAJRI**

All that certain tract or parcel of real estate, lying and being situated in the Borough of Mercersburg, Franklin County, Pennsylvania, with an address of 226 Linden Avenue, Mercersburg, PA, Franklin County Deed Book Volume 3084, Page 194, Tax Parcel # 14-3A52-.025A-000000

**SALE # 34, 2014-3929**  
**WELLS FARGO BANK, NA**  
**ATTY: PHELAN HALLINAN DIAMOND & JONES**  
**V. SETH A. BASLER**

All that certain two(2) parcels of real estate, lying and being situate in Greene Township, Franklin County, Pennsylvania, with an address of 2683 Johnson Drive, Chambersburg, PA, Tax Parcel #'s 09-0C07-.066-.000000, 09-0C07-.066A-000000, Deed Instrument # 201117232

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**SALE # 35**  
**CANCELLED**

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**SALE # 36**  
**CANCELLED**

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**Sale # 37, 2014-2539**  
**M&T BANK**  
**ATTY: KML LAW GROUP**  
**V. JASON A. WOLFF**

All the following described real estate lying and being situate in Washington Township, Franklin County, Pennsylvania, with an address of 8835 Picadilly Circle, Waynesboro, PA, Franklin County Deed Book # 2012-010347, Tax Parcel # 23-0Q07K-008E

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**SALE # 38, 2014-2503**  
**WILMINGTON SAVINGS FUND SOCIETY, FSB,**  
**NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY**  
**AS TRUSTEE FOR THE PRIMESTAR-H FUND I**  
**TRUST**  
**ATTY: VITTI & VITTI & ASSOCIATES**  
**V. RALPH E. YEAGER AND DEBORAH YEAGER**

All the following described real estate, lying and being situate in Guilford Township, Franklin County, Pennsylvania, with an address of 2663 New Franklin Road, Chambersburg, PA, Franklin County Deed Book Volume 3344, Page 383, Tax Parcel # 10-D-14-60

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**SALE # 39**  
**CANCELLED**

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**SALE # 40, 2010-1826**  
**U.S. BANK NATIONAL ASSOCIATION, NOT**  
**IN ITS INDIVIDUAL CAPACITY BUT SOLELY**  
**AS TRUSTEE OF OWS REMIC TRUST 2012,**  
**WITHOUT RECOURSE**  
**ATTY: PHELAN HALLINAN DIAMOND & JONES**  
**V. BRAD L. SMITH, JR AND KIMBERLY A. SMITH**  
**A/K/A KIMBERLY RITTER**

All that certain lot or piece of ground, situate in Washington Township, Franklin County, Pennsylvania, with an address of 12466 Jackson Avenue, Waynesboro, PA, Deed Instrument # 2008-014305, Tax Parcel # 23-0Q12G-203F-000000



## PUBLIC NOTICES

**SALE # 41, 2015-181**  
**U.S. BANK NATIONAL ASSOCIATION, NOT IN**  
**ITS INDIVIDUAL CAPACITY, BUT SOLELY AS**  
**TRUSTEE FOR THE RMAC TRUST, SERIES**  
**2013-4T**  
**ATTY: RICHARD M. SQUIRE & ASSOCIATES**  
**V. CANH THANH HA AND THIEN THI HA**

All the following described real estate, lying and being situate in Guilford Township, Franklin County, Pennsylvania, with an address of 1591 Hearthside Drive, Chambersburg, PA, Franklin County Deed Book Volume 1641, Page 175, Tax Parcel # 10-0D09.-198-000000

**SALE # 42, 2015-427**  
**LSF8 MASTER PARTICIPATION TRUST**  
**ATTY: RICHARD M. SQUIRE & ASSOCIATES**  
**V. BETTY E. UMBERGER**

All the following described real estate lying and being situate in Borough of Chambersburg, Franklin County, Pennsylvania, with an address of 870 Middle Street, Chambersburg, PA, Franklin County Deed Book Volume 866, Page 567, Tax Parcel # 06-1E42-057.-000000

**SALE # 43, 2014-986**  
**JPMORGAN CHASE BANK, N.A.**  
**ATTY: PHELAN HALLINAN DIAMOND & JONES**  
**V. DAVID J. WEELDREYER AND TAMERA SUE**  
**WEELDREYER**

All the following described real estate in Washington Township, Franklin County, Pennsylvania, with an address of 13297 Grandview Drive, Waynesboro, PA, Deed Instrument # 200919623, Tax Parcel # 23-0Q18D-001.-000000

**SALE # 44, 2015-1286**  
**JPMORGAN CHASE BANK, N.A.**  
**ATTY: PHELAN HALLINAN DIAMOND & JONES**  
**V. ASHLEY HONEYWELL**

All the following described real estate, lying and being situate in the Borough of Waynesboro, Franklin County, Pennsylvania, with an address of 15 West 3rd Street, Waynesboro, PA, Deed Instrument # 201227198, Tax Parcel # 26-5C16.-083.-000000

**SALE # 45, 2015-1570**  
**ORRSTOWN BANK**  
**ATTY: MARTSON LAW OFFICES**  
**V. CHRISTOPHER L. SOMMERVILLE AND TINA M.**  
**SOMMERVILLE**

All the following described real estate lying and being situate in Southampton Township, Franklin County, Pennsylvania, with an address of 3855 Orrstown Road, Orrstown, PA, Franklin County Deed Book Volume 2641, Page 298, Tax Parcel # 21-0N05-073

**SALE # 46**  
**CANCELLED**

**SALE # 47, 2014-2091**  
**MAGNOLIA PORTFOLIO, LLC SUCCESSOR BY**  
**ITS ASSIGNMENT FROM ORRSTOWN BANK**  
**ATTY: GINGO PALUMBO LAW GROUP**  
**V. WILLIAM E. NAUGLE, AKA WILLIAM E.**  
**NAUGLE, III AND LORY B. NAUGLE AND WILLIAM**  
**NAUGLE, IV AND KYLIE NAUGLE**

All that certain tract or parcel of land lying and being situate in Southampton Township, Franklin County, Pennsylvania, being part of lot No. 14 on Plan of Lots of Briary Ridge, Franklin County Deed Book Volume 288, Page 1131, Tax Parcel #s 21-0N11.-011F-000000, 21-0N11.-011E-000000, and 21-0N11.-011G-000000

**SALE # 48, 2014-3722**  
**PHH MORTGAGE CORPORATION F/K/A PHH**  
**MORTGAGE SERVICES CORPORATION**  
**ATTY: PHELAN HALLINAN DIAMOND & JONES**  
**V. TIMOTHY L. WOODLIEF AND SUSAN R.**  
**WOODLIEF**

All the following described real estate lying and being situate in Quincy Township, Franklin County, Pennsylvania, with an address of 4653 Old Forge Road, Fayetteville, PA, Franklin County Deed Book Volume 1239, Page 249, Tax Parcel # 19-0L05P-008.-000000

### TERMS

As soon as the property is knocked down to purchaser, 10% of the purchase price or 10 % of all costs whichever may be higher, shall be delivered to the Sheriff. If the 10% payment is not made as requested, the Sheriff will direct the auctioneer to resell the property. The balance due shall be paid NO LATER SEPTEMBER 21, 2015 AT 4:00 PM prevailing time. Otherwise, all money previously paid will be forfeited and the property will be resold on FRIDAY SEPTEMBER 25, 2015 at 1:00 pm prevailing time, in the Franklin County Court House, Jury Assembly Room, unless otherwise stated, Chambersburg, Franklin County, Pennsylvania, at which time the full purchase price or all costs, whichever may be the higher, shall be paid in full.

### SHERIFF SALE DATES 2015

| CUT OFF     | SALE DATES   |
|-------------|--------------|
| NOV 7, 2014 | JAN 9, 2015  |
| JAN 2, 2015 | MAR 13 2015  |
| MAR 6, 2015 | MAY 8 2015   |
| MAY 1, 2015 | JUL 10 2015  |
| JUL 3 2015  | SEPT 11 2015 |
| SEPT 4 2015 | NOV 13 2015  |
| NOV 6 2015  | JAN 8 2016   |

8/21, 8/28, 9/4/2015