

Northumberland Legal Journal

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NORTHUMBERLAND COUNTY BAR ASSOCIATION

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NOTICE—PRINTING DATE—FRIDAY

Advertisements must be received by NOON the preceding Wed.

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September 5; October 10; November 8,11,24,25; December 26

CASES
STATUTES

— : —
ALWAYS UP TO DATE
EXECUTORS' AND

ADMINISTRATORS' NOTICE

Notice is hereby given that letters testamentary or administration have been granted in the following estates in the County of Northumberland and Commonwealth of Pennsylvania. All persons indebted to said estates are requested to make immediate payment and those having claims or demands will present them without delay to the respective executors or administrators or to their attorneys

— — — — —
In Re: Estate of Melvin O. Baker, a/k/a Melvin Oliver Baker, late of the Township of West Chillisquaque, Northumberland County, Pennsylvania, deceased. Randy O. Baker, Executor, c/o James T. Baldwin, BALDWIN & BALDWIN, 42 South Front Street, Milton, Pennsylvania, 17847, Attorney. 39-41

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In Re: Estate of Leonard M. Capuzzi, a/k/a Leonard Capuzzi, late of the Township of Lewis, Northumberland County, Pennsylvania, deceased. Deborah E. Capuzzi, Executrix, c/o James T. Baldwin, BALDWIN & BALDWIN, 42 South Front Street, Milton, Pennsylvania, 17847, Attorney. 39-41

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In Re: Estate of M. Lucille Yocum, a/k/a Mildred Lucille Yocum, late of the Borough of Watsontown, Northumberland County, Pennsylvania, deceased. Dennis E. Yocum and Jacquelyn E. Richart, Executors

c/o James T. Baldwin, BALDWIN & BALDWIN, 42 South Front Street, Milton, Pennsylvania, 17847, Attorney. 39-41

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In Re: Estate of Randall F. Shemory, late of Dewart, Northumberland County, Pennsylvania, deceased. Kevin E. Shemory, Administrator, c/o Jessica Feese, Esq., LEPLEY, ENGLEMAN & YAW, 140 East Third Street, Williamsport, Pennsylvania, 17701, Attorney. 39-41

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In Re: Estate of Sharon D. Hartman, late of the City of Shamokin, Northumberland County, Pennsylvania, deceased. Ned C. Hartman, 2620 Irish Valley Road, Paxinos, Pennsylvania, 17860; Debra L. Henninger, 59 Circle View Drive, Elysburg, Pennsylvania, 17824, Co-Executors or Schlesinger & Kerstetter, LLP, 545 North Second Street, Shamokin, Pennsylvania, 17872, Attorney. 39-41

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In Re: Estate of Harry H. Hess, Jr., a/k/a Harry Harold Hess, Jr., late of the Township of West Chillisquaque, Northumberland County, Pennsylvania, deceased. Jean G. Hess, Administratrix, 11 Vertie Lane, Milton, Pennsylvania, 17847 or John R. Zonarich, Esq., SKARLATOS ZONARICH, LLC, 17 S. Second Street, 6th Floor, Harrisburg, Pennsylvania, 17101, Attorney. 39-41

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In Re: Estate of Thomas F. Witmer, Sr., late of Northumberland County, Pennsylvania, deceased. Belinda Witmer, 70 Memorial Acres, Sunbury, Pennsylvania, 17801; Teresa L. Yoder, 4340 County Line Road, Winfield, Pennsylvania, 17889, Co-Administrators. Jeffrey Apfelbaum, Esq.; Benjamin Apfelbaum, Esq., 124 North Fourth Street, Sunbury, Pennsylvania, 17801, Attorney. 40-42

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In Re: Estate of Lorraine H. Terefenko, late of the Township of Coal, Northumberland County, Pennsylvania, deceased. Joan Burke, 2998 Fairgrounds Road, Ashland, Pennsylvania, 17921, Executrix or Makowski, Konopka & Marateck, 1750 Clinton Avenue, Coal Township, Pennsylvania, 17866, Attorney. 40-42

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In Re: Estate of Daniel G. Swank, late of the Township of Shamokin, Northumberland County, Pennsylvania, deceased. Tammy L. Mowery, 124 Robin Road, Sunbury, Pennsylvania, 17801, Administratrix or Robert L. Dluge, Jr., Esq., DIEHL, DLUGE, MICHETTI & MICHETTI, P.O. Box 304, Elysburg, Pennsylvania, 17824, Attorney. 41-43

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In Re: Estate of Leonard J. Frits, late of the Township of Point, Northumberland County, Pennsylvania, deceased. Sarah Sabillon, Executrix, c/o Jessica Feese, Esq., LEPLEY,

ENGELMAN & YAW, 140 East Third Street, Williamsport, Pennsylvania, 17701, Attorney. 41-43

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In Re: Estate of Raymond J. Forrey, late of the Township of Point, Northumberland County, Pennsylvania, deceased. Steven L. Baslick, 260 Sugar Haven Lane, Loganton, Pennsylvania, 17747, Executor or Melissa S. Lobos, Esq., MARTIN & LOBOS, LLC, 309 East Chestnut Street, Mifflinburg, Pennsylvania, 17844, Attorney. 41-43

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In Re: Estate of Karole Rosalie Gibson, a/k/a Karole R. Gibson, late of the Township of Lewis, Northumberland County, Pennsylvania, deceased. Gary R. Gibson, Jr., 206 Gold Road, Turbotville, Pennsylvania, 17772, Administrator or Graham C. Showalter, Esq., 36 S. Third Street, P.O. Box 553, Lewisburg, Pennsylvania, 17837, Attorney. 41-43

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**IN THE COURT OF
COMMON PLEAS OF
NORTHUMBERLAND
COUNTY, PA
SITTING IN EQUITY
NO. 774 IN EQUITY**

FREDERICK E. LARK, ET. AL
PLAINTIFFS
VS
THE SCHOOL DISTRICT OF
ZERBE TOWNSHIP and THE
TOWNSHIP OF ZERBE
DEFENDANTS

NOTICE

YOU ARE HEREBY NOTIFIED that in the case of SCHOOL DISTRICT OF ZERBE TOWNSHIP, ET AL., PLAINTIFFS, VS. FREDERICK E. LARK, ET AL., DEFENDANTS, filed to No. 774 In Equity, in the Court of Common Pleas of Northumberland County, Pennsylvania, WILLIAM WILKINSON, Permanent Receiver, filed his Sixty First Account on September 28, 2016 under an Order of Court in the above proceedings. A Hearing will be held at the Courthouse in Sunbury, Pennsylvania on December 21, 2016 at 9:15 o'clock A.M. for the purpose of passing upon any exceptions that may be filed to said Account and to determine the amounts to be allowed for Permanent Receiver's Commission and Attorney's Fees, and other matters that may properly come before the Court. If no exceptions are filed before the date specified for application and confirmation, the Account will be confirmed and distribution will then be ordered. This Notice is given in compliance with said Order of Court.

WILLIAM WILKINSON,
Permanent Receiver

ROGER V. WIEST, ESQUIRE
WIEST MUOLO, NOON,
SWINEHART & BATHGATE
240 246 Market Street
Sunbury, Pennsylvania 17801

Attorney for Permanent Receiver 41

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**IN THE COURT OF COMMON
PLEAS OF
NORTHUMBERLAND
COUNTY, PA
CIVIL ACTION
LAW No. CV 16 779**

Santander Bank, NA., Plaintiff vs. Angel R. Gray, Solely in Her Capacity as Heir of George E. Gray, Deceased and Unknown Heirs, Successors and/or Assigns of George E. Gray, Deceased, Defendant(s)

**ACTION IN MORTGAGE
FORECLOSURE**

Involving Premises 7425
Susquehanna Trail, Muncy, PA
17756

NOTICE BY PUBLICATION

A Complaint in Action of Mortgage Foreclosure and a Praecipe to Reinstate the Complaint have been filed with the Court of Common Pleas of Northumberland County.

**NOTICE TO DEFEND AND
CLAIM RIGHTS**

You, Angel R. Gray, Solely in Her Capacity as Heir of George E. Gray, Deceased, and Unknown Heirs, Successors and/or Assigns of George E. Gray, Deceased, have been sued in court. If you wish to defend against the claims set forth in the Complaint, you must enter a written appearance personally or by an attorney and file your defenses or objections in writing

with the Court. You are warned that if you fail to do so within twenty (20) days of this Publication, the case may proceed without you and a judgment may be entered against you for the relief requested in the Complaint 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.
Court Administrator

Northumberland County
Courthouse
Sunbury, PA 17801
570 988 4167

Michael S. Bloom, Attorney
for Plaintiff
Pressman & Doyle, LLC
712 W. MacDade
Blvd. Milmont Park, PA 19033
610 532 4222,
mbloom@pressmandoyle.com

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NOTICE

Notice is hereby given that a Petition for Change of Name was filed by MaKayla Quynh Gingrich Ho on August 25, 2016 seeking to change her name from MaKayla Quynh Gingrich Ho to MaKayla Quynh Gingrich. A hearing is scheduled for November 21, 2016 at 1:15 p.m., in Courtroom #2 of the Northumberland county courthouse, 201 Market Street, Sunbury, PA 17801. All persons having an interest are invited to attend.

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NOTICE

NOTICE IS HEREBY GIVEN That Articles of Incorporation were filed with the Department of State of the Commonwealth of Pennsylvania, at Harrisburg, Pennsylvania, on the 12th day of September, 2016, for purposes of obtaining a Certificate of Incorporation of a proposed business corporation to be organized under the Pennsylvania Business Corporation Law of 1988.

The name of the proposed corporation is: CRAFT COLD BREWERS, INC.

William R. Swinehart, Esquire
Wiest, Muolo, Noon, Swinehart & Bathgate
240 244 Market Street
P.O. Box 791
Sunbury, PA 17801 0791

ATTORNEY

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NOTICE

NOTICE IS HEREBY GIVEN That Articles of Incorporation were filed with the Department of State of the Commonwealth of Pennsylvania, at Harrisburg, Pennsylvania, on the 16th day of September, 2016, for purposes of obtaining a Certificate of Incorporation of a proposed business corporation to be organized under the Pennsylvania Business Corporation Law of 1988.

The name of the proposed corporation is: FAIRVIEW COUNTRY FARM, INC.

William R. Swinehart, Esquire
Wiest, Muolo, Noon, Swinehart & Bathgate
240 244 Market Street
P.O. Box 791
Sunbury, PA 17801 0791

ATTORNEY 41
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THE FOLLOWING ACCOUNTS AND/OR STATEMENT OF PROPOSED DISTRIBUTION HAVE BEEN FILED IN THE OFFICE OF THE COURT OF COMMON PLEAS, ORPHANS COURT DIVISION AND WILL BE PRESENTED TO THE ORPHANS' COURT AT 10:00 AM ON MONDAY OCTOBER 24, 2016 FOR CONFIRMATION AND/OR APPROVAL UNLESS EXCEPTIONS ARE FILED BEFORE FRIDAY, OCTOBER 21, 2016.

1. First and Final Account and Statement of Proposed Distribution, of Shirley Grow Stewart and James Kent Marshall, Executors for the Estate of Dorothy Mae Grow, late of City of Shamokin, deceased.

Filed: September 8, 2016

Christina A. Mertz
Acting, Clerk of the Court of Common Pleas Orphans' Court Division
Sunbury, PA 17801
September 12, 2016 41 42
— — — — —

**SHERIFF'S SALE
of REAL ESTATE**

By Virtue of Writs of Execution issued out of the Court of Common Pleas of Northumberland County, Civil Division, upon Judgments in Mortgage Foreclosure, to me directed, will be exposed at public sale, on **October 20, 2016** at 1:00 P.M., in the Sheriff's Office of ROBERT J. WOLFE, at the Northumberland County Court House, 201 Market Street, in the City of Sunbury, County of Northumberland, Commonwealth of Pennsylvania, the following described real estate to wit:

Property of David E. Baney and Christina H. Baney, known as 642 Hallowing Run Road aka RR 3 Box 28A, Sunbury, PA 17801, Improvements Thereon: a frame and log dwelling and outbuildings, Tax Parcel 028-00-062-046, upon a Judgment at CV-16-526, Fulton Bank, N.A.

vs. David E. Baney and Christina H. Baney, in the amount of \$104,749.45 plus interest, costs, & fees. Phelan Hallinan Diamond & Jones, LLP.

Property of Christopher A. Bieber and Rebecca A. Bieber, known as 701 Fisher Drive, Watsonstown, PA 17777, Improvements Thereon: any improvements thereon, Tax Parcel 21-05-10-003, upon a Judgment at CV-15-481, The Bank of New York Mellon formerly known as The Bank of New York, as Successor Trustee for JPMorgan Chase Bank, N.A. as Trustee for NovaStar Mortgage Funding Trust, Series 2006-1 NovaStar Home Equity Loan Asset-Backed Certificates, Series 2006-1 vs. Christopher A. Bieber and Rebecca A. Bieber, in the amount of \$130,211.46 plus interest, costs, & fees. Udren Law Offices, P.C.

Property of Ruth A. Criswell, individually and as believed Heir and/or Administrator of the Estate of David G. Criswell, known as 37 Filbert Street, Milton, PA 17847, Improvements Thereon: the northern half of a double-frame dwelling house, Tax Parcel 033-02-003-154, upon a Judgment at CV-13-224, Wells Fargo Bank, N.A. is the successor by merger to Wells Fargo Home Mortgage, Inc., successor by merger to Norwest Mortgage, Inc. vs. Ruth A. Criswell, individually and as believed Heir and/or Administrator of the Estate of David G. Criswell, in

the amount of \$25,437.80 plus interest, costs, & fees. Manley Deas Kochalski, LLC.

Property of Angela D. Deivert, Aboualalaa Shahien and Michael L. Deivert, known as 857 North 7th Street, Sunbury PA 17801, Improvements Thereon: a single two-story frame dwelling, Tax Parcel 052-01-007-021, upon a Judgment at CV-15-1986, Servis One, Inc., d/b/a BSI Financial Services appointed by HIP Loans I, LLC vs. Angela D. Deivert, Aboualalaa Shahien and Michael L. Deivert, in the amount of \$39,632.59 plus interest, costs, & fees. M. Troy Freedman, Esq.

Property of Kevin S. Dewald and Lori A. Finck, known as 1331 West Susquehanna Street, Trevorton, PA 17881, Improvements Thereon: any improvements thereon, Tax Parcel 020-00-065-091-B, upon a Judgment at CV-15-1260, 21st Mortgage Corporation vs. Kevin S. Dewald and Lori A. Finck, in the amount of \$16,417.63 plus interest, costs, & fees. Gross McGinley LLP.

Property of Michael P. Higgins a/k/a Michael Higgins, known as 155 Sheffield Drive, Sunbury, PA 17801, Improvements Thereon: any improvements thereon, Tax Parcel 057-02-047-102, upon a Judgment at CV-16-802, Bayview Loan Servicing, LLC, a Delaware Limited Liability Company vs. Michael

P. Higgins a/k/a Michael Higgins, in the amount of \$145,389.00 plus interest, costs, & fees. KML Law Group, P.C.

Property of Fred Hummel, known as 1742 West Holly Street, Coal Township, PA 17866, Improvements Thereon: single ranch residential dwelling, Tax Parcel 00G-01-00G-150, upon a Judgment at CV-16-485, First Columbia Bank & Trust Co. vs. Fred Hummel, in the amount of \$14,310.53 plus interest, costs, & fees. Harding Hill & Turowski LLP.

Property of Dorothy M. Kautter, Individually, and as known Heir of Jeffrey Kautter, unknown Heirs, Successors, Assigns and All Persons, Firms, or Associations claiming right, title or interest from or under Jeffrey Kautter, known as 447 West 6th Street, Mt. Carmel, PA 17851, Improvements Thereon: the western half of said two and one-half story frame double dwelling, Tax Parcel 007-01-004-227-A, upon a Judgment at CV-15-1944, Deutsche Bank National Trust Company, as Trustee for New Century Home Equity Loan Trust, Series 2003-2, Asset Backed Pass-Through Certificates, Series 2003-2 vs. Dorothy M. Kautter, Individually, and as known Heir of Jeffrey Kautter, unknown Heirs, Successors, Assigns and All Persons, Firms, or Associations claiming right, title or interest from or under Jeffrey Kautter, in the amount of

\$48,631.24 plus interest, costs, & fees. Udren Law Offices, P.C.

Property of Daniel J. Renn and United States of America, c/o United States Attorney for the Middle District of Pennsylvania, known as 116 East Melrose Street, Marion Heights, PA 17832, Improvements Thereon: any improvements thereon, Tax Parcel 003-00-001-260-A, upon a Judgment at CV-15-574, LSF8 Master Participation Trust vs. Daniel J. Renn and United States of America, c/o United States Attorney for the Middle District of Pennsylvania, in the amount of \$152,678.93 plus interest, costs, & fees. McCabe, Weisberg & Conway, P.C.

Property of Carmela L. Schuenemann, known as 8131 Raupstall Road assessed as 1228 Raupstal Road, Herndon, PA 17830, Improvements Thereon: any improvements thereon, Tax Parcel 025-00-096-028-a, upon a Judgment at CV-16-637, JPMorgan Chase Bank, National Association vs. Carmela L. Schuenemann, in the amount of \$81,843.89 plus interest, costs, & fees. Shapiro & DeNardo, LLC.

Property of James E. Spencer, Jr. and Tara M. Spencer, known as 1040 Edison Avenue, Sunbury PA 17801, Improvements Thereon: single frame dwelling house municipally numbered 1040 Edison Avenue, Tax Parcel 050-02-005-002, upon a Judgment at CV-16-515, Swineford National Bank vs.

James E. Spencer, Jr. and Tara M. Spencer, in the amount of \$50,400.00 plus interest, costs, & fees. Henry & Beaver LLP.

Property of Mary A. Thew and Jeffrey L. Thew, known as 1842 Trevorton Road f/k/a R.D. #1, Box 903, Shamokin, PA 17872, Improvements Thereon: a dwelling house, Tax Parcel 000-00-066-136, upon a Judgment at CV-16-108, U.S. Bank National Association, as Trustee for the Pennsylvania Housing Finance Agency vs. Mary A. Thew and Jeffrey L. Thew, in the amount of \$20,847.70 plus interest, costs, & fees. Purcell, Krug & Haller.

Property of George J. Valania, Known Heir; Sandra M. Bonshock, Known Heir; Jacqueline Valania; Known Heir; and Gregory Valania, Known Heir, and All of the Unknown Heirs, Successors, Assigns, and All Person, Firms, or Associations claiming right, title or interest from or under George J. Valania, Deceased, known as 1412 Hemlock Street, Shamokin, PA 17872, Improvements Thereon: a single frame dwelling and frame outbuilding known and municipally designated as 1412 Hemlock Street, Tax Parcels C-1-C-299 and C-1-C-300, upon a Judgment at CV-15-1545, FNB Bank, N.A. vs. George J. Valania, Known Heir; Sandra M. Bonshock, Known Heir; Jacqueline Valania; Known Heir; and Gregory Valania, Known Heir, and All of the Unknown

Heirs, Successors, Assigns, and All Person, Firms, or Associations claiming right, title or interest from or under George J. Valania, Deceased, in the amount of \$16,971.41 plus interest, costs, & fees. Henry & Beaver LLP.

All parties in interest and claimants are hereby notified that schedules of distribution will be filed by the sheriff, in his office, not later than thirty (30) days after sale and distribution will be made in accordance with the schedules unless exceptions are filed thereto within ten (10) days after the filing of the schedules.

SO ANSWERS,
ROBERT J. WOLFE, SHERIFF
OF NORTHUMBERLAND
COUNTY 39-41

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