

SCHUYLKILL LEGAL RECORD

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

ACHEY, EILEEN, deceased

Late of Schuylkill Haven, Schuylkill County, PA

Administratrix: Deborah M. Strunak, 202 East Savory Street, Pottsville, PA 17901

Attorneys: Sudhir R. Patel, Esquire, Fanelli, Evans & Patel, P.C., The Necho Allen, No. 1 Mahantongo Street, Pottsville, PA 17901

BAUMANN, JACOB B., deceased

Late of the Township of West Brunswick, Schuylkill County, PA
Executrix: Susan Lynn Corinchock, 506 E. Union Street, Schuylkill Haven, PA 17972

Attorneys: Robin L. Harley, Esquire, Zane Rossi Conville & Harley, 38 St. John Street, P.O. Box 96, Schuylkill Haven, PA 17972

FEGLEY, ERNEST E., deceased

Late of the Township of Pine Grove, Schuylkill County, PA

Administrator: S. John Price, Jr., Esquire, Marshall, Bohorad, Thornburg, Price & Champion, P.C., 1940 West Norwegian Street, P.O. Box 1280, Pottsville, PA 17901

FLYNN, JOHN JOSEPH, III, deceased

Late of Girardville, Schuylkill County, PA

Administratrix: Deborah Ann Krug, 29 Twin Couch Court, South Daytona, FL 32119

Attorneys: James O'Connor, Esq., O'Connor Law, 608 West Oak Street, P.O. Box 201, Frackville, PA 17931

GLEASON, JOHN T. a/k/a JACK GLEASON, deceased

Late of Pottsville, Schuylkill County, PA

Administratrix: Mariann Eifert, 78 Weavers Road, Pottsville, PA 17901

Attorneys: Sudhir R. Patel, Esquire, Fanelli, Evans & Patel, P.C., The Necho Allen, No. 1 Mahantongo Street, Pottsville, PA 17901

HUDOCK, VINCENT J., SR., deceased

Late of New Philadelphia Borough, Schuylkill County, PA

Co-Executors: Vincent J. Hudock, Jr. and Mark P. Hudock, 15 Valley Street, New Philadelphia, PA 17959

Attorneys: Edward M. Brennan, Esquire, Law Offices of Edward M. Brennan, Esq., 306 Mahantongo Street, Pottsville, PA 17901

MILLER, ROLAND L., deceased

Late of the City of Pottsville, Schuylkill County, PA

SCHUYLKILL LEGAL RECORD

Executrix: Barbara A. Luckenbill,
22 Cherry Street, Pine Grove, PA
17963

Attorneys: J.T. Herber, III, Es-
quire, Williamson, Friedberg &
Jones, LLC, 10 Westwood Road,
Pottsville, PA 17901

MUMMA, DAVID K., deceased

Late of Pottsville, Schuylkill
County, PA

Executrix: Ruth Ann Donofrio

Attorney: Kevin M. Richards, Es-
quire, P.O. Box 1140, Lebanon, PA
17042-1140

**POSTUPACK, NANCY a/k/a NAN-
CY H. POSTUPACK a/k/a
NANCY HELENE POS-
TUPACK a/k/a NANCY HEL-
EN POSTUPACK,** deceased

Late of the Township of Rush,
Schuylkill County, PA

Executors: Constance Postupack,
209 East Market Street, Bethle-
hem, PA 18018 and Wayne Pos-
tupack, Box 189 Ben Titus Road,
Tamaqua, PA 18252

Attorneys: Jeffrey P. Bowe, Es-
quire, Bowe & Odorizzi Law,
LLC, 109 West Broad Street, Ta-
maqua, PA 18252

SMITH, EDWARD L., deceased

Late of the Township of Pine
Grove, Schuylkill County, PA

Co-Executors: Penny L. Wolfe,
463 Swopes Valley Rd., Pine
Grove, PA 17963 and Daryl E.
Smith, 15 Ballpark Lane, Pine
Grove, PA 17963

Attorney: Nicholas A. Quinn, Es-
quire, 601 W. Market Street, Potts-
ville, PA 17901

YESALAVAGE, MARGARET A.,
deceased

Late of the Borough of Girardville,
Schuylkill County, PA

Executrix: Vanessa T. Meyers, 37
Germanville Road, Ashland, PA
17921

Attorney: Keith J. Strouse, Esquire,
816 Center Street, Ashland, PA
17921

SECOND PUBLICATION

**CONLEY, MARGARET M. a/k/a
MARGARET CONLEY,** de-
ceased

Late of the Borough of St. Clair,
Schuylkill County, PA

Executrix: Margaret M. Conley,
304 South Nicholas Street, St.
Clair, PA 17970

Attorney: Barbara L. Feudale,
Esquire, 419 McKnight Street,
P.O. Box 25, Gordon, PA 17936

**FERN, ANN ELLEN a/k/a ANN E.
FERN,** deceased

Late of Rush Township, Schuylkill
County, PA

Administrator: Michael Fern, 148
Grier Ave., Barnesville, PA 18214

Attorneys: Erik M. Helbing, Es-
quire, Bowe & Odorizzi Law,
LLC, 109 West Broad Street, Ta-
maqua, PA 18252

HOLLENBACH, JOAN MARIE,
deceased

Late of the Township of North
Manheim, Schuylkill County, PA

Administratrix: Rachel A. Crum-
rine, 945 Deturksville Road, Pine
Grove, PA 17963

Attorneys: David J. Rossi, Esquire,
Zane Rossi Conville & Harley, 38
St. John Street, P.O. Box 96,
Schuylkill Haven, PA 17972

KOSHUTA, NICHOLAS, deceased
Late of Tamaqua Borough, Schuyl-
kill County, PA

SCHUYLKILL LEGAL RECORD

Executrix: Molly Neifert, 22 Lafayette Ave., Tamaqua, PA 18252
Attorney: Matthew R. Kessler, 8 Church Ln., Douglassville, PA 19518

MOSER, DOROTHY J., deceased
Late of Orwigsburg Township, Schuylkill County, PA

Executrix: Lori A. Kachmar c/o Anthony R. Distasio, Esquire, Cornerstone Law Firm, LLC, 8500 Allentown Pike, Suite 3, Blandon, PA 19510

Attorneys: Anthony R. Distasio, Esquire, Cornerstone Law Firm, LLC, 8500 Allentown Pike, Suite 3, Blandon, PA 19510

SCHUETTLER, GRACE J. a/k/a GRACE SCHUETTLER, deceased

Late of Norwegian Township, Schuylkill County, PA

Executrix: Susan J. Costello, 22 Brook Ln., Lumberton, NJ 08048

Attorney: Karen E. Rismiller, Esquire, The Landmark Building, 115 South Centre Street, Pottsville, PA 17901

STOKUS, JOSEPH J., deceased

Late of the Borough of Port Carbon, Schuylkill County, PA

Administratrix: Dianne Kramer, 2153 Main Street, Pottsville, PA 17901

Attorneys: Richard J. Wiest, Esquire, Williamson, Friedberg & Jones, LLC, 10 Westwood Road, Pottsville, PA 17901

WAGNER, FREDERICK R., deceased

Late of the Township of West Brunswick, Schuylkill County, PA

Executrix: Barbara D. Hosein a/k/a Barbara Hosein c/o Zane, Rossi,

Conville & Harley, P.O. Box 96, Schuylkill Haven, PA 17972

Attorneys: Robin L. Harley, Esquire, Zane Rossi Conville & Harley, 38 St. John Street, P.O. Box 96, Schuylkill Haven, PA 17972

YODER, KERRY E., deceased

Late of the Borough of Schuylkill Haven, Schuylkill County, PA

Administrator: Kay A. Brown, 1036 Schuylkill Mountain Road, Schuylkill Haven, PA 17972

Attorneys: James C. Bohorad, Esquire, Marshall, Bohorad, Thornburg, Price & Champion, P.C., 1940 West Norwegian Street, P.O. Box 1280, Pottsville, PA 17901

THIRD PUBLICATION

BALSIS, DORIS N., deceased

Late of the Borough of Auburn, Schuylkill County, PA

Executor: Brian Witmier, 271 River Road, Auburn, PA 17922

Attorneys: Eric M. Mika, Esquire, Certified Elder Law Attorney, Toole, Mika & Jones, LLC, 26 East Centre Street, Shenandoah, PA 17976

BOHLER, DORIS J., deceased

Late of Pine Grove Township, Schuylkill County, PA

Co-Executrices: Krista Klinger, 34 Aungst Lane, Pine Grove, PA 17963 and Cheri Rinehart, 99 East Mt. Airy Road, Dillsburg, PA 17019

Attorneys: J.T. Herber, III, Esquire, Williamson, Friedberg & Jones, LLC, Ten Westwood Road, Pottsville, PA 17901

FISHER, HAROLD B. a/k/a HAROLD FISHER, deceased

Late of East Norwegian Township, Schuylkill County, PA

SCHUYLKILL LEGAL RECORD

- Executrix: Wendy Jochems, 2375 Panther Valley Road, Pottsville, PA 17901
Attorney: Robert E. Matta, Esquire, 237 North White Street, Shenandoah, PA 17976
- KLAMT, HARVEY J. a/k/a HARVEY KLAMT**, deceased
Late of Pine Grove Twp., Schuylkill County, PA
Executrix: Mary Ellen Hodgson, 201 Meadow Ln., Quarryville, PA 17566
Attorneys: David M. D'Orlando, The D'Orlando Firm, PLLC, 53 S. Main St., Yardley, PA 19067
- KUPETZ, GEORGE C. a/k/a GEORGE KUPETZ**, deceased
Late of 1125 Summer Valley Road, New Ringgold, Schuylkill County, PA
Executrix: Geraldine Kupetz, 1125 Summer Valley Road, New Ringgold, PA 17960
Attorneys: Daniel A. Miscavige, Esquire, Gillespie Miscavige & Ferdinand, LLC, 3 E. Butler Drive, Suite 102, Drums, PA 18222
- LECHLEITNER, ROBERT**, deceased
Late of the City of Pottsville, Schuylkill County, PA
Administratrix: Michelle Lechleitner, 212 North 18th Street, Pottsville, PA 17901
Attorney: Shelby G. Hostetter, Esquire, 75 Memorial Drive, Schuylkill Haven, PA 17972
- MALUNIS, SHIRLEY a/k/a SHIRLEY J. MALUNIS**, deceased
Late of Pottsville, Schuylkill County, PA
Executrix: A. Gail Senich, 121 Woodland Drive, Pottsville, PA 17901
Attorneys: Ashley M. Securda, Esquire, Williamson, Friedberg & Jones, LLC, 10 Westwood Road, Pottsville, PA 17901
- MATZ, EARL H., JR.**, deceased
Late of the Township of Pine Grove, Schuylkill County, PA
Executrix: Karen Shollenberger, 83 Waterfall Road, Pine Grove, PA 17963
Attorneys: Richard J. Wiest, Esquire, Williamson, Friedberg & Jones, LLC, 10 Westwood Road, Pottsville, PA 17901
- MEADE, JOE-ANN**, deceased
Late of Butler Township, Schuylkill County, PA
Administratrix: Wendy Bolinsky, 165 Malones Road, Ashland, PA 17921
Attorney: Mary Kathleen O'Connor, Esq., 608 W. Oak St., P.O. Box 201, Frackville, PA 17931
- THOMPSON, WILLIAM J. a/k/a WILLIAM JAMES THOMPSON**, deceased
Late of the City of Pottsville, Schuylkill County, PA
Executor: Gilbert Walters, 162 County Line Drive, Lehighton, PA 18235
Attorneys: Thomas K. Noonan, Esquire, Law Offices of Edward M. Brennan, 306 Mahantongo Street, Pottsville, PA 17901
- TROUTMAN, SHIRLEY E.**, deceased
Late of the Borough of Tower City, Schuylkill County, PA
Executrix: Diane M. Kiyabu, 19 West Grand Avenue, Tower City, PA 17980
Attorneys: Greogory M. Kerwin, Esquire, Kerwin & Kerwin, LLP, 4245 State Route 209, Elizabethtown, PA 17023

SCHUYLKILL LEGAL RECORD

**NOTICE OF INCORPORATION
WHITE BIRCH GOLF COURSE
& RESTAURANT INC.**

has been incorporated under the provisions of the Pennsylvania Business Corporation Law of 1988.

Jan. 20

**IN THE COURT OF COMMON
PLEAS OF SCHUYLKILL
COUNTY, PENNSYLVANIA
PETITION FOR
CHANGE OF NAME
DOCKET NO.: S-1827-2021
NOTICE**

NOTICE IS HEREBY GIVEN that on November 29, 2021, the Petition of Zachariah Jayson Cockerill was filed in the above-named court, requesting a decree to change his name from Zachariah Jayson Cockerill to Zachariah Jayson Bowser.

The Court has fixed Tuesday, March 22, 2022 at 9:30 a.m. in Courtroom No. 5, located on the second floor of the Schuylkill County Courthouse, 401 North Second Street, Pottsville, Pennsylvania 17901 as the time and place for the hearing on said Petition. When and where all persons interested may appear and show cause if any they have, why the prayer of the said Petition should not be granted.

Jan. 20

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

By virtue of Writs of Execution issued out of the Court of Common Pleas, Civil Division, to me directed, will be exposed to public sale on

FRIDAY, FEBRUARY 25, 2022
at 10:00 o'clock in the Forenoon, at the Courthouse in the City of Pottsville, Schuylkill County, Pennsylvania, the Following Described Real Estate to wit:

(SALE NO. 1)

Plaintiff: Schuylkill County Municipal Authority.

Defendant: Kurt Seiders.

Attorneys for Plaintiff: Portnoff Law Associates, Ltd., 2700 Horizon Drive, Suite 100, King of Prussia, PA 19406, (484) 690-9300.

Judgment Amount: \$2,666.61.

Tax Parcel No.: 05-16-0094.

Property known as: 678 Forest Lane, Cass Township, Pennsylvania 17954.

TO BE SOLD AS THE PROPERTY of Kurt Seiders.

No. J-6877-2019

(SALE NO. 2)

Plaintiff: Tamaqua Area School District.

Defendant: Rolando Horsford.

Attorneys for Plaintiff: Portnoff Law Associates, Ltd., 2700 Horizon Drive, Suite 100, King of Prussia, PA 19406, (484) 690-9300.

Judgment Amount: \$2,493.10.

Tax Parcel No.: 65-17-0056.

Property known as: 307 Arlington Street, Tamaqua, Pennsylvania.

TO BE SOLD AS THE PROPERTY of Rolando Horsford.

No. J-0400-2014

(SALE NO. 3)

Plaintiff: Tamaqua Area School District.

Defendants: Daniel P. Shoemaker, Erica L. Shoemaker.

Attorneys for Plaintiff: Portnoff Law Associates, Ltd., 2700 Horizon Drive, Suite 100, King of Prussia, PA 19406, (484) 690-9300.

Judgment Amount: \$4,385.76.

Tax Parcel No.: 37-20-0047.006.

Property known as: Summer Vallev Road, West Penn Township, Pennsylvania.

SCHUYLKILL LEGAL RECORD

TO BE SOLD AS THE PROPERTY of Daniel P. Shoemaker, Erica L. Shoemaker.

No. J-0892-2020

(SALE NO. 4)

Plaintiff: Tamaqua Area School District.

Defendants: Kenneth Stauffenberg, Tara Stauffenberg.

Attorneys for Plaintiff: Portnoff Law Associates, Ltd., 2700 Horizon Drive, Suite 100, King of Prussia, PA 19406, (484) 690-9300.

Judgment Amount: \$1,770.85.

Tax Parcel No.: 65-16-0055.

Property known as: 135 Penn Street, Tamaqua, Pennsylvania 18252.

TO BE SOLD AS THE PROPERTY of Kenneth Stauffenberg, Tara Stauffenberg.

No. J-7377-2018

(SALE NO. 5)

Plaintiff: Carrington Mortgage Services, LLC.

Defendant: Jasmin Cruz Martinez.

Attorneys for Plaintiff: Kristen D. Little, Esquire, LOGS Legal Group LLP, 3600 Horizon Drive, Suite 150, King of Prussia, PA 19406, (610) 278-6800.

Judgment Amount: \$85,496.22.

Tax Parcel No.: 18-13-51.

Property known as: 143 Main Street, Pottsville, PA 17901.

TO BE SOLD AS THE PROPERTY of Jasmin Cruz Martinez.

No. S-2278-19

(SALE NO. 6)

Plaintiff: US Bank Trust National Association as Trustee for LB-Cabana Series IV Trust.

Defendant(s): Unknown Heirs, Successors, Assigns and All Persons, Firms or Associations Claiming Right, Title or Interest From or Under Louise

Cromis a/k/a Louise C. Cromis, Deceased.

Attorneys for Plaintiff: Powers Kirn, LLC, Eight Neshaminy Interplex, Suite 215, Trevoise, PA 19053, Telephone: (215) 942-2090.

Judgment Amount: \$74,005.65.

Tax Parcel No.: 68-17-23(3).

Property known as: 707 Peacock St., Pottsville, Pennsylvania 17901.

TO BE SOLD AS THE PROPERTY of Unknown Heirs, Successors, Assigns and All Persons, Firms or Associations Claiming Right, Title or Interest From or Under Louise Cromis a/k/a Louise C. Cromis, Deceased.

No. S-208-20

(SALE NO. 7)

Plaintiff: Wilmington Savings Fund Society FSB, Not in Its Individual Capacity, But Solely as Indenture Trustee of Citigroup Mortgage Loan Trust 2017-RP2.

Defendant(s): Jennifer A. Horan n/k/a Jennifer A. Wehry and John K. Wehry, Jr.

Attorneys for Plaintiff: KML Law Group, P.C., Suite 5000, 701 Market Street, Philadelphia, PA 19106, (215) 627-1322.

Judgment Amount: \$28,951.18.

Property known as: 1626 Spruce Street, Ashland, PA 17921.

TO BE SOLD AS THE PROPERTY of Jennifer A. Horan n/k/a Jennifer A. Wehry and John K. Wehry, Jr.

No. S-1356-2020

(SALE NO. 8)

Plaintiff: MMS Mortgage Services, Ltd.

Defendant(s): Sheri L. Spece.

Attorneys for Plaintiff: Kenya Bates, Esquire, Stern & Eisenberg PC, 1581 Main Street, Suite 200, Warrenton, PA 18976, (215) 572-8111.

SCHUYLKILL LEGAL RECORD

Judgment Amount: \$71,858.04.
Property known as: 351 East Union
Street, Tamaqua, PA 18252.
Tax Parcel: 65-8-95.
TO BE SOLD AS THE PROPER-
TY of Sheri L. Spece.
No. S-2203-19

(SALE NO. 9)

Plaintiff: Wells Fargo Bank, N.A.,
as Trustee for Park Place Securities,
Inc. Asset-Backed Pass-Through
Certificates Series 2005-WHQ4.

Defendant(s): Shane W. Monk and
Tara L. Monk.

Attorneys for Plaintiff: Andrew J.
Marley, Esquire, Stern & Eisenberg
PC, 1581 Main Street, Suite 200,
Warrington, PA 18976, (215) 572-
8111.

Judgment Amount: \$116,017.79.
Property known as: 25 Piersol
Street a/k/a 27 Piersol Street, Ta-
maqua, PA 18252.

TO BE SOLD AS THE PROPER-
TY of Shane W. Monk and Tara L.
Monk.

No. S-266-2020

(SALE NO. 10)

Plaintiff: M&T Bank.

Defendants: Jason L. Brown and
Lisa Brown a/k/a Lisa Marie Melusky.

Attorneys for Plaintiff: Andrew J.
Marley, Esquire, Stern & Eisenberg,
PC, The Shops at Valley Square, 1581
Main Street, Suite 200, Warrington,
PA 18976.

Judgment Amount: \$89,851.94.
Tax Parcel No.: 26-14-0020.000.
Property known as: 695 State
Road, Barnesville, PA 18214.

TO BE SOLD AS THE PROPER-
TY of Jason L. Brown and Lisa Marie
Melusky (a/k/a Lisa Brown).

No. S-2127-18

(SALE NO. 11)

Plaintiff: Nationstar Mortgage
LLC d/b/a Champion Mortgage Com-
pany.

Attorney for Plaintiff: Alicia San-
doval, Esq.

Judgment: \$207,596.94.

Tax Parcel No.: 56-03-0053.000.
Property known as: 825 Elizabeth
Drive, Orwigsburg, PA 17961.

TO BE SOLD AS THE PROPER-
TY of The unknown Heirs, Successors
and Assigns and all Persons, Firms or
Associations Claiming Right, Title
and Interest under Ramona Riotto.

No. S-1190-20

(SALE NO. 12)

Plaintiff: Select Portfolio Servicing,
Inc.

Defendants: William J. Shiner and
Lila Lee Shiner a/k/a Linda Lee Shiner.

Attorneys for Plaintiff: Hladik,
Onorato & Federman, LLP, 298 Wis-
sahickon Avenue, North Wales, PA
19454, (215) 855-9521.

Judgment Amount: \$111,901.86.

Tax Parcel Nos.: 37-14-0008-000
& 37-14-0009.000.

Property known as: 1398 West
Penn Pike, New Ringgold, West Penn
Township, Schuylkill, PA 17960.

TO BE SOLD AS THE PROP-
ERTY of William J. Shiner and Lila
Lee Shiner.

No. S-2283-2019

(SALE NO. 13)

Plaintiff: LSF10 Master Participa-
tion Trust.

Defendants: Jill A. Musselman,
Ralph L. Musselman, Judianne T.
Wilson a/k/a Julianne T. Wilson.

Plaintiff's Attorneys: Romano
Garbo & Argentieri, Phone (856) 384-
1515.

SCHUYLKILL LEGAL RECORD

Judgment: \$314,307.51.

Being known as: 235 South Yohe Street, Township of Porter, PA 17980.
Tax Parcel #22-19-0007.000.

No. S-1035-2018

(SALE NO. 14)

Plaintiff: Riverview Bank.

Defendant: Vicki L. Matarazzo.

Attorneys for Plaintiff: Leon P. Haller, Esquire, Purcell, Krug & Haller, 1719 North Front Street, Harrisburg, PA 17102, (717) 234-4178.

Judgment Amount: \$42,336.36.

Tax Parcel: 22-08-0040.003.

Deed Book: 2060, page 233.

Property known as: 208 Clarks Valley Road, Tower City, PA 17980.

TO BE SOLD AS THE PROPERTY of Defendant Vicki L. Matarazzo.

No. S-886-21

(SALE NO. 15)

Plaintiff: U.S. Bank, National Association.

Defendants: Ashley Dito, as Possible Heir and/or Administrator for the Estate of John Dito; Eric Dito, as Possible Heir and/or Administrator for the Estate of John Dito; Daniel Dito, as Possible Heir and/or Administrator for the Estate of John Dito; Unknown Heirs and/or Administrators for the Estate of John Dito.

Attorneys for Plaintiff: Joseph E. DeBarberie, Manley Deas Kochalski LLC, P.O. Box 165028, Columbus, OH 43216-5028.

Judgment Amount: \$28,185.36.

Parcel No.: 36-09-0255.000.

Property known as: 259 Ohio Avenue, Shenendoah Heights, PA 17976.

TO BE SOLD AS THE PROPERTY of John Dito.

No. S-1678-2019

(SALE NO. 16)

Plaintiff: US Bank National Association, RMAC Trust Series 2016-CTT.

Defendants: Karen G. Stoll, Richard Stoll, Richard C. Stoll, Jr., Richard Charles Stoll, Jr.

Plaintiff Attorney: Richard M. Squire, Esq., 115 West Avenue, Suite 104, Jenkintown PA 19046.

Judgment: \$121,087.51.

Tax Map Nos.: 28-22-1749.000, 28-22-1750.000 and 28-22-1751.000.

Being known as: 1749 Running Deer Drive, Auburn, PA 17922.

No. S-2005-19

(SALE NO. 17)

Plaintiff: Wells Fargo Bank, N.A.

Attorneys for Plaintiff: Brock & Scott, PLLC.

Judgment: \$163,559.14.

Tax Parcel No.: 41-08-0042.000.

Property known as: 173 Railroad St., Cressona, PA 17929.

TO BE SOLD AS THE PROPERTY of Brian K. Barrineau Juhas; Brooke A. Juhas.

No. S-2155-2019

(SALE NO. 19)

Plaintiff: Saint Clair Area School District.

Defendant: Peter Rightus, Executor of the estate of Sophie Rightus.

Attorneys for Plaintiff: Portnoff Law Associates, Ltd., 2700 Horizon Drive, Suite 100, King of Prussia, PA 19406, (484) 690-9300.

Judgment Amount: \$1,501.77.

Tax Parcel No.: 62-02-0013.

Property known as: 346 Arnouts Street, St. Clair, Pennsylvania 17970.

TO BE SOLD AS THE PROPERTY of Peter Rightus, Executor of the estate of Sophie Rightus.

No. J-0721-2015

SCHUYLKILL LEGAL RECORD

(SALE NO. 20)

Plaintiff: Rush Township.
Defendants: Brett McGuire, Jessica Didgen.

Attorneys for Plaintiff: Portnoff Law Associates, Ltd., 2700 Horizon Drive, Suite 100, King of Prussia, PA 19406, (484) 690-9300.

Judgment Amount: \$1,890.53.

Tax Parcel No.: 25-17-0047.003.

Property known as: 222 Grier Avenue, Rush Township, Pennsylvania 18214.

TO BE SOLD AS THE PROPERTY of Brett McGuire, Jessica Didgen.
No. J-0279-2016

(SALE NO. 21)

Plaintiff: U.S. Bank Trust National Association as Trustee for the Igloo Series IV Trust.

Defendants: Gary L. Miller; Rita M. Miller.

Attorneys for Plaintiff: Adam J. Friedman, Esq., Friedman Vartolo LLP, (212) 471-5100.

Judgment Amount: \$63,638.15.

Tax Parcel Number: 37-11-0019.000.

Property known as: 1059 Clamtown Road, Tamaqua, PA 18252.

No. S-1993-2017

(SALE NO. 22)

Plaintiff: M&T Bank.

Defendant(s): Shea D. Lucas a/k/a Shea D. Rittenbaugh.

Attorneys for Plaintiff: KML Law Group, P.C., Suite 5000, 701 Market Street, Philadelphia, PA 19106, (215) 627-1322.

Judgment Amount: \$68,461.38.

Property Address: 114 East Main Street, Tremont, Pennsylvania 17981.

Tax Parcel No.: 67-04-0248.000.

Property known as: 114 East Main Street, Tremont, PA 17981.

TO BE SOLD AS THE PROPERTY of Shea D. Lucas a/k/a Shea D. Rittenbaugh.

No. S-95-20

(SALE NO. 23)

Plaintiff: M&T Bank a/k/a Manufacturers and Traders Trust Company.
Defendant(s): Lance Haluska.

Attorneys for Plaintiff: KML Law Group, P.C., Suite 5000, 701 Market Street, Philadelphia, PA 19106, (215) 627-1322.

Judgment Amount: \$42,921.49.

Tax Map #: 24-10-0118.000.

Tax Parcel No.: 24-10-0118.000.

Property known as: 6 St. Marys Avenue, Branch Dale, PA 17923.

TO BE SOLD AS THE PROPERTY of Lance Haluska.

No. S-96-20

(SALE NO. 24)

Plaintiff: Bayview Loan Servicing, LLC.

Defendant(s): Timothy M. Spesak.

Attorneys for Plaintiff: KML Law Group, P.C., Suite 5000, 701 Market Street, Philadelphia, PA 19106, (215) 627-1322.

Judgment Amount: \$146,284.02.

Tax Parcel No.: 21-9-123.

Property known as: 594 Suedberg Road, Pine Grove, PA 17963.

TO BE SOLD AS THE PROPERTY of Timothy M. Spesak.

No. S-448-20

(SALE NO. 25)

Plaintiff: Wilmington Savings Fund Society, FSB d/b/a Christiana Trust, Not in Its Individual Capacity But Solely in Its Capacity as Certificate Trustee for NNPL Trust Series 2012-1.

Defendant(s): Kelly M. McGlinchey a/k/a Kelly McGlinchey and

SCHUYLKILL LEGAL RECORD

Brian P. McGlinchey a/k/a Brian McGlinchey.

Attorneys for Plaintiff: KML Law Group, P.C., Suite 5000, 701 Market Street, Philadelphia, PA 19106, (215) 627-1322.

Judgment Amount: \$56,069.79.

Tax Parcel No.: 65-11-0343.000.

Property known as: 214 West Rowe, Tamaqua, PA 18252.

TO BE SOLD AS THE PROPERTY of Kelly M. McGlinchey a/k/a Kelly McGlinchey and Brian P. McGlinchey a/k/a Brian McGlinchey.

No. S-767-21

(SALE NO. 26)

Plaintiff: Members 1st Federal Credit Union.

Defendant: Cody T. Updegrave.

Attorney for Plaintiff: Paula J. McDermott, (717) 458-6900.

Judgment Amount: \$78,895.31.

Tax Parcel No.: 22-5-17.

Property known as: 80 Porter Road, Tower City, Schuylkill County, PA 17980.

TO BE SOLD AS THE PROPERTY of Cody T. Updegrave.

No. S-203-21

(SALE NO. 27)

Plaintiff: Partners for Payment Relief DE IV, LLC

Defendants: Todd W. Neifert, as real owner and Co-Administrator of the Estate of Eleanor R. Neifert, deceased, Bruce U. Neifert, as Co-Administrator of the Estate of Eleanor R. Neifert, deceased, Bonnie U. Neifert, as real owner.

Attorney for Plaintiff: Jill M. Fein, Esquire, (215) 579-7700.

Judgment Amount: \$27,770.73 plus costs.

Tax Parcel No.: 55-06.0002.000.

Property known as: 15 N. Railroad Street, New Ringgold, PA 17960.

TO BE SOLD AS THE PROPERTY of Todd W. Neifert, as real owner and co-administrator of the Estate of Eleanor R. Neifert, deceased, Bruce U. Neifert, as co-administrator of the Estate of Eleanor R. Neifert, deceased and Bonnie U. Neifert, as real owner.

No. S-894-2021

(SALE NO. 28)

Plaintiff: Wilmington Savings Fund Society, FSB, as trustee for Stanwich Mortgage Loan Trust I.

Defendant: Norman C. Tropp.

Attorney for Plaintiff: Jill M. Fein, Esquire, (215) 579-7700.

Judgment Amount: \$58,147.42 plus costs.

Tax Parcel No.: 36-14-0057.000.

Property known as: 639 Altamont Blvd., Frackville, PA 17931.

TO BE SOLD AS THE PROPERTY of Norman C. Tropp.

No. S-2342-2019

(SALE NO. 29)

Plaintiff: Selene Finance LP.

Defendants: Bruce A. Reaser and Susan J. Reaser.

Attorneys for Plaintiff: LOGS Legal Group LLP, 3600 Horizon Drive, Suite 150, King of Prussia, PA 19406, (610) 278-6800.

Judgment Amount: \$187,268.00.

Tax Parcel Nos.: 42-6-146 and 42-6-145.

Property known as: 125 Laurel Road a/k/a 125 Laurel Boulevard, Orwigsburg, PA 17961.

TO BE SOLD AS THE PROPERTY of Bruce A. Reaser and Susan J. Reaser.

No. S-191-20

SCHUYLKILL LEGAL RECORD

(SALE NO. 30)

Plaintiff: Carrington Mortgage Services, LLC.

Defendant: Jeremy Schlauch.

Attorneys for Plaintiff: LOGS Legal Group LLP, 3600 Horizon Drive, Suite 150, King of Prussia, PA 19406, (610) 278-6800.

Judgment Amount: \$112,258.02.

Tax Parcel No.: 19-12-0053.000.

Property known as: 33 West Brush Street, Nuremberg, PA 18241.

TO BE SOLD AS THE PROPERTY of Jeremy Schlauch.

No. S-1710-2019

(SALE NO. 31)

Plaintiff: Newrez LLC d/b/a Shellpoint Mortgage Servicing.

Defendant: George T. Mahler.

Attorneys for Plaintiff: Robertson, Anschutz, Schneid, Crane & Partners, PLLC—Attorneys for Plaintiff.

Judgment Amount: \$26,350.89.

Being known as: 266 Mahanoy Street, Tamaqua, PA 18252.

Property ID: 65-15-0080.000.

No. S-1446-2020

(SALE NO. 32)

Plaintiff: Blue Mountain School District.

Defendant: Catherine Ann Ney, Executrix of the estate of James Robinson.

Attorneys for Plaintiff: Portnoff Law Associates, Ltd., 2700 Horizon Drive, Suite 100, King of Prussia, PA 19406, (484) 690-9300.

Judgment Amount: \$7,941.71.

Tax Parcel No.: 34-19-0014.001.

Property known as: 2 Blue Mountain Heights, Wayne Township, Pennsylvania 17972.

TO BE SOLD AS THE PROPERTY of Catherine Ann Ney, Executrix of the estate of James Robinson.

No. J-5233-2020

(SALE NO. 33)

Plaintiff: Blue Mountain School District.

Defendant: Bruce Davenport.

Attorneys for Plaintiff: Portnoff Law Associates, Ltd., 2700 Horizon Drive, Suite 100, King of Prussia, PA 19406, (484) 690-9300.

Judgment Amount: \$3,083.61.

Tax Parcel No.: 18-16-0032.006.

Property known as: Lake Road, N. Manheim Township, Pennsylvania.

TO BE SOLD AS THE PROPERTY of Bruce Davenport.

No. J-4761-2018

(SALE NO. 34)

Plaintiff: Coaldale Borough.

Defendant: Michelle Garavuso.

Attorneys for Plaintiff: Portnoff Law Associates, Ltd., 2700 Horizon Drive, Suite 100, King of Prussia, PA 19406, (484) 690-9300.

Judgment Amount: \$1,714.42.

Tax Parcel No.: 40-06-0060.

Property known as: 270 Sixth Street, Coaldale, Pennsylvania 18218.

TO BE SOLD AS THE PROPERTY of Michelle Garavuso.

No. J-8138-2019

(SALE NO. 35)

Plaintiff: Pottsville Area School District.

Defendant: Daniel J. Ganly, Sr., Administrator of the Estate of Ann Marie Ganly.

Attorneys for Plaintiff: Portnoff Law Associates, Ltd., 2700 Horizon Drive, Suite 100, King of Prussia, PA 19406, (484) 690-9300.

Judgment Amount: \$2,219.13.

Tax Parcel No.: 20-03-0002.

Property known as: 887 Ann Street, Norwegian Township, Pennsylvania 17901.

SCHUYLKILL LEGAL RECORD

TO BE SOLD AS THE PROPERTY of Daniel J. Ganly, Sr., Administrator of the Estate of Ann Marie Ganly.

No. J-1887-2018

(SALE NO. 36)

Plaintiff: Pottsville Area School District.

Defendant: Steven A. Rodriguez.

Attorneys for Plaintiff: Portnoff Law Associates, Ltd., 2700 Horizon Drive, Suite 100, King of Prussia, PA 19406, (484) 690-9300.

Judgment Amount: \$1,893.79.

Tax Parcel No.: 68-26-0200.

Property known as: 826 W. Race Street, Pottsville, Pennsylvania 17901.

TO BE SOLD AS THE PROPERTY of Steven A. Rodriguez.

No. J-2224-2020

(SALE NO. 37)

Plaintiff: Coaldale Borough.

Defendant: Karen Vandak.

Attorneys for Plaintiff: Portnoff Law Associates, Ltd., 2700 Horizon Drive, Suite 100, King of Prussia, PA 19406, (484) 690-9300.

Judgment Amount: \$1,922.66.

Tax Parcel No.: 40-02-0377.

Property known as: 139 Sixth Street, Coaldale, Pennsylvania 18218.

TO BE SOLD AS THE PROPERTY of Karen Vandak.

No. J-0570-2020

(SALE NO. 38)

Plaintiff: Blue Mountain School District.

Defendant: Michael Hooper, Jr.

Attorneys for Plaintiff: Portnoff Law Associates, Ltd., 2700 Horizon Drive, Suite 100, King of Prussia, PA 19406, (484) 690-9300.

Judgment Amount: \$1,953.62.

Tax Parcel No.: 39-03-0070.

Property known as: 754 Bear Creek Street, Auburn, Pennsylvania 17922.

TO BE SOLD AS THE PROPERTY of Michael Hooper, Jr.

No. J-7052-2019

(SALE NO. 39)

Plaintiff: Pottsville Area School District.

Defendant: Vincent Madonna.

Attorneys for Plaintiff: Portnoff Law Associates, Ltd., 2700 Horizon Drive, Suite 100, King of Prussia, PA 19406, (484) 690-9300.

Judgment Amount: \$1,791.54.

Tax Parcel No.: 59-04-0049.

Property known as: 129 Spruce Street, Port Carbon, Pennsylvania.

TO BE SOLD AS THE PROPERTY of Vincent Madonna.

No. J-0017-2019

(SALE NO. 40)

Plaintiff: Pottsville Area School District.

Defendant: Carroll Winans.

Attorneys for Plaintiff: Portnoff Law Associates, Ltd., 2700 Horizon Drive, Suite 100, King of Prussia, PA 19406, (484) 690-9300.

Judgment Amount: \$2,186.62.

Tax Parcel No.: 68-34-0254.

Property known as: 921 W. Norwegian Street, Pottsville, Pennsylvania 17901.

TO BE SOLD AS THE PROPERTY of Carroll Winans.

No. J-7277-2019

(SALE NO. 41)

Plaintiff: Tamaqua Area School District.

Defendants: Jeffrey Houser, Dolores J. Houser, United States of America.

SCHUYLKILL LEGAL RECORD

Attorneys for Plaintiff: Portnoff Law Associates, Ltd., 2700 Horizon Drive, Suite 100, King of Prussia, PA 19406, (484) 690-9300.

Judgment Amount: \$1,595.44.

Tax Parcel No.: 65-16-0015.

Property known as: 242 Van Gelder Street, Tamaqua, Pennsylvania 18252.

TO BE SOLD AS THE PROPERTY of Jeffrey Houser, Dolores J. Houser, United States of America.

No. J-3925-2012

(SALE NO. 42)

Plaintiff: Schuylkill County Municipal Authority.

Defendants: David Zimmerman, Christine Zimmerman.

Attorneys for Plaintiff: Portnoff Law Associates, Ltd., 2700 Horizon Drive, Suite 100, King of Prussia, PA 19406, (484) 690-9300.

Judgment Amount: \$2,508.53.

Tax Parcel No.: 67-04-0229.

Property known as: 227 E. Main Street, Tremont Borough, Pennsylvania 17981.

TO BE SOLD AS THE PROPERTY of David Zimmerman, Christine Zimmerman.

No. J-8257-2019

All Parties and claimants are hereby notified that schedules of distribution will be filed by the sheriff in his office within thirty (30) days from sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days thereafter.

JOSEPH G. GROODY

Sheriff of Schuylkill County

Dated at Pottsville, PA

November 18, 2021

Sheriff Sale list available online at:
www.co.schuylkill.pa.us.

Jan. 6, 13, 20

REGISTER OF WILLS

Letters on Estates

The name of the deceased appears first, followed by the residence, name of executor or administrator, estimated amount of personalty and realty and name of attorney.

PAUL DAVID COSTY, JR. a/k/a PAUL COSTY; Port Carbon; David Paul Costy, Executor; PP: None; RE: None; Brian J. Urban, Esquire

JANET L. BRESSLER; Branch Township; Timothy L. Bressler and Virginia M. Mitchell, Co-Executors; PP: None; RE: \$35,000; Thomas J. Pellish, Esquire

EDWARD C. LUCAS a/k/a EDWARD CLARENCE LUCAS; Hegins Township; Barbara D. Hinkel and Lois Ann Hinkel, Co-Executrices; PP: \$1,000; RE: \$10,000; Keith J. Strouse, Esquire

SHIRLEY E. TROUTMAN; Tower City; Diane M. Kiyabu, Executrix; PP: \$50,000; RE: None; Gregory M. Kerwin, Esquire

ANN MARIE MAHALSKY a/k/a ANN MARIE MARTICIAN; Schuylkill Haven; Eric P. Cookson, Executor; PP: \$24,000; RE: None; No Attorney

FRANCIS XAVIER McCARTHY; Shenandoah; Francis Xavier McCarthy, Jr., Administrator; PP: \$15,000; RE: None; Gregory M. Lane, Esquire

ANTOINETTE DENTINGER; Shenandoah; Robert Bykowsky, Executor; PP: \$60,000; RE: \$50,000; Robert E. Matta, Esquire

HAROLD FISHER a/k/a HAROLD B. FISHER; East Norweigan Twp.; Wendy Jochems, Executrix; PP: \$4,000; RE: \$15,000; Robert E. Matta, Esquire