

**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

KOBAL, SANDRA M., Dec'd.

Late of the Township of Lower Towamensing.

Executrix: Sheila M. Koch, 1835 Hemlock Street, Palmerston, PA 18071.

Attorneys: James A. Wimmer, Esquire, Philip & Wimmer, 419 Delaware Avenue, P.O. Box 157, Palmerton, PA 18071.

SECOND PUBLICATION

ANDREAS, RUTH ANN, Dec'd.

Late of Lehighton.

Executor: David R. Andreas, 135 Adams Street, Freeland, PA 18224.

Attorneys: William G. Schwab, Esquire, William G. Schwab & Associates, 811 Blakeslee Blvd. Dr. East, P.O. Box 56, Lehighton, PA 18235, (610) 377-5200.

BRETZ, MARY Z. a/k/a MARY BRETZ, Dec'd.

Late of 1570 Mahoning Mountain Rd., Lehighton.

Co-Executors: Kenneth F. Bretz, Jr., 1447 Smith Lane, Lehighton, PA 18235, Debra A. Kuehner, 1570 Mahoning Mtn. Rd., Lehighton, PA 18235 and Mary E. Cressley, 131 Fairyland Rd., Lehighton, PA 18235.

Attorney: Cynthia Ann Dyrda Hatton, Esquire, 442 Mahoning St., Lehighton, PA 18235, (610) 377-9167.

BROWN, RICKY J., Dec'd.

Late of the Borough of Lehighton.

Executrix: Shauna R. Brown, 364 South Seventh Street, Lehighton, PA 18235.

Attorneys: Jason M. Rapa, Esquire, Rapa Law Office, P.C., 141 South First Street, Lehighton, PA 18235.

SNYDER, JANET M., Dec'd.

Late of the Borough of Palmerton.

Executors: Michael D. Snyder, 250 Sycamore Road, Auburn, MI 48611 and Ryan J. Snyder, 108 Echo Creek Place, Apex, NC 27539.

Attorneys: James A. Wimmer, Esquire, Philip & Wimmer, 419 Delaware Avenue, P.O. Box 157, Palmerton, PA 18071.

YURICHECK, HELEN B. a/k/a HELEN YURICHECK, Dec'd.

Late of the Borough of Summit Hill.

Executrix: Christine Yuri-check Reiger, 322 East Ludlow Street, Summit Hill, PA 18250.

Attorney: Joseph J. Velitsky, Esquire, 49 East Ludlow Street, Summit Hill, PA 18250.

THIRD PUBLICATION

CIPKO, JOSEPH P. a/k/a JOSEPH CIPKO, JR., Dec'd.

Late of the Borough of Lansford.

Administrators c.t.a.: Joseph G. Cipko, 3044 Octagon Avenue, Sinking Spring, PA 19608 and Kathleen Schmoyer, 7512 South Main Street, Coopersburg, PA 18036.

Attorney: Joseph J. Velitsky, Esquire, 49 East Ludlow Street, Summit Hill, PA 18250.

SELL, ALLEN L., Dec'd.

Late of 2980 Little Gap Road, Palmerton.

Administrator: Allen L. Sell, Jr., 2980 Little Gap Road, Palmerton, PA 18071.

Attorneys: Matthew G. Schnell, Esquire, Strubinger Law, P.C., 505 Delaware Avenue, P.O. Box 158, Palmerton, PA 18071-0158.

TAYLOR, JAMES D. a/k/a JAMES DUDLEY TAYLOR a/k/a JAMES TAYLOR, Dec'd.

Late of the Township of East Penn.

Executrix: Laura Taylor-Lewis, 217 Randomwood Lane, New Bern, NC 28562.

Attorneys: Jason M. Rapa, Esquire, Rapa Law Office, P.C., 141 South First Street, Lehighton, PA 18235.

NOTICE

IN THE COURT OF
COMMON PLEAS OF
NORTHAMPTON COUNTY,
PENNSYLVANIA
ORPHANS' COURT

NO. 2016-0004

PETITION FOR ADOPTION
OF WENDA MARIE
DOUGHERTY, Adult

NOTICE

TO: BRIAN C. DOUGHERTY,
JR. WHOSE ADDRESS AND
WHEREABOUTS ARE UN-
KNOWN

A Petition has been filed asking the Court to put an end to all interests you have to your daughter, WENDA MARIE DOUGHERTY. The Court has set a hearing to consider ending your interests to your daughter. That hearing will be held in Courtroom 4 at the Northampton County Courthouse, Easton, Northampton County, Pennsylvania; on March 1, 2016, at 10:00 a.m.

You are warned that even if you fail to appear at the scheduled hearing, the hearing will go on without you, and your inter-

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ests to your daughter may be ended by the Court without you being present. You have a right to be represented at the hearing by a lawyer.

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

NORTHAMPTON COUNTY BAR ASSOCIATION
LAWYER REFERRAL SERVICE

P.O. Box 4733
Easton, PA 18043-4733
(610) 258-6333
REBECCA A. YOUNG,
ESQUIRE
KING, SPRY, HERMAN,
FREUND & FAUL, LLC
One West Broad Street
Suite 700
Bethlehem, PA 18018
(610) 332-0390

Feb. 19

NOTICE OF ACTION IN
MORTGAGE FORECLOSURE

IN THE COURT OF COMMON
PLEAS OF CARBON
COUNTY, PENNSYLVANIA
CIVIL ACTION—LAW
No. 15-2752

OCWEN LOAN
SERVICING, LLC,
Plaintiff

vs.

SHAWN DAVIS BURTON
a/k/a SHAWN E. DAVIS
a/k/a CHARMAINE BURTON
a/k/a/ SHAWN E. DAVIS
BURTON, in her capacity as
Heir of CLIFTON K. BURTON,
Deceased, MICHAELA C.
BURTON, in her capacity as
Heir of CLIFTON K. BURTON,
Deceased, SHANTELE R.
BURTON, in her capacity as
Heir of CLIFTON K. BURTON,
Deceased, UNKNOWN HEIRS,
SUCCESSORS, ASSIGNS AND
ALL PERSONS, FIRMS OR
ASSOCIATIONS CLAIMING
RIGHT, TITLE OR INTEREST
FROM OR UNDER CLIFTON
K. BURTON, DECEASED,
Defendants

NOTICE

To: UNKNOWN HEIRS, SUCCESSORS, ASSIGNS AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER CLIFTON K. BURTON, DECEASED

You are hereby notified that on October 26, 2015, Plaintiff, OCWEN LOAN SERVICING, LLC, filed a Mortgage Foreclosure Complaint endorsed with a Notice to Defend, against you in the Court of Common Pleas of CARBON County, Pennsylvania, docketed to No. 15-2752. Wherein Plaintiff seeks to foreclose on the mortgage secured on your property located at 70-72 BUTZ STREET, WEATHERLY,

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PA 18255-1145 whereupon your property would be sold by the Sheriff of CARBON County.

You are hereby notified to plead to the above referenced Complaint on or before 20 days from the date of this publication or a Judgment will be entered against you.

NOTICE

If you wish to defend, you must enter a written appearance personally or by attorney and file your defenses or objections in writing with the court. You are warned that if you fail to do so the case may proceed without you and a judgment may be entered against you without further notice for the relief requested by the plaintiff. You may lose money or property or other rights important to you.

YOU SHOULD TAKE THIS NOTICE 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.

North Penn Legal Services
101 W. Broad Street
Suite 513
Hazleton, PA 18201
Telephone (877) 515-7628

Feb. 19

NOTICE

COURT OF COMMON PLEAS
CARBON COUNTY

Case No.: 15-2638

FEDERAL NATIONAL
MORTGAGE ASSOCIATION
("FANNIE MAE")
14221 Dallas Parkway
Suite 1000
Dallas, TX 75254,

Plaintiff

vs.

THE ESTATE OF LEE CRULL
OR OCCUPANTS,
Defendant(s)

To: The Estate of Lee Crull or
Occupants

Type of Action: CIVIL AC-
TION—EJECTMENT.

Premises Subject to Foreclo-
sure: 56 Winding Way, Al-
brightsville, PA 18210.

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 this complaint and notice are served, by entering a written appearance personally or by attorney and

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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 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
101 West Broad Street
Suite 513
Hazleton, PA 18201
Phone 1-877-953-4250
Fax (570) 455-3625

Carbon County Lawyer Referral
811 Blakeslee Blvd. Drive East
Suite 130
Lehighton, PA 18235
Phone (610) 379-4950
Fax (610) 379-4952

Feb. 19

NOTICE OF SHERIFF'S SALE

IN THE COURT OF COMMON
PLEAS OF CARBON
COUNTY, PENNSYLVANIA

NO. 15-2636

OCWEN LOAN
SERVICING, LLC

vs.

SHAWN DAVIS BURTON
a/k/a SHAWN E. DAVIS-
BURTON a/k/a SHAWN E.
DAVIS a/k/a CHARMAINE
BURTON, IN HER CAPACITY
AS HEIR OF CLIFTON
BURTON, DECEASED,
MICHAELA C. BURTON, IN
HER CAPACITY AS HEIR OF
CLIFTON BURTON,
DECEASED, SHANTELE R.
BURTON, IN HER CAPACITY
AS HEIR OF CLIFTON
BURTON, DECEASED and
UNKNOWN HEIRS,
SUCCESSORS, ASSIGNS AND
ALL PERSONS, FIRMS OR
ASSOCIATIONS CLAIMING
RIGHT, TITLE OR INTEREST
FROM OR UNDER CLIFTON
BURTON, DECEASED

NOTICE OF SHERIFF'S SALE
OF REAL PROPERTY

NOTICE TO: UNKNOWN
HEIRS, SUCCESSORS, AS-
SIGNS AND ALL PERSONS,
FIRMS OR ASSOCIATIONS
CLAIMING RIGHT, TITLE

OR INTEREST FROM OR UNDER CLIFTON BURTON, DECEASED

Being Premises: 40-42 BERWICK STREET a/k/a 42 BERWICK STREET, BEAVER MEADOWS, PA 18216-9708.

Being in BEAVER MEADOWS BOROUGH, County of CARBON, Commonwealth of Pennsylvania, 125A-5-C14.

Improvements consist of residential property.

Sold as the property of SHAWN DAVIS BURTON a/k/a SHAWN E. DAVIS-BURTON a/k/a SHAWN E. DAVIS a/k/a CHARMAINE BURTON, IN HER CAPACITY AS HEIR OF CLIFTON BURTON, DECEASED, MICHAELA C. BURTON, IN HER CAPACITY AS HEIR OF CLIFTON BURTON, DECEASED, SHANTELE R. BURTON, IN HER CAPACITY AS HEIR OF CLIFTON BURTON, DECEASED and UNKNOWN HEIRS, SUCCESSORS, ASSIGNS AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER CLIFTON BURTON, DECEASED.

Your house (real estate) at 40-42 BERWICK STREET a/k/a 42 BERWICK STREET, BEAVER MEADOWS, PA 18216-9708 is scheduled to be sold at the Sheriff's Sale on April 8, 2016 at 11:00 A.M. at the CARBON County Courthouse, P.O. Box 147, Jim

Thorpe, PA 18229, to enforce the Court Judgment of \$64,936.56 obtained by, OCWEN LOAN SERVICING, LLC (the mortgage), against the above premises.

PHELAN HALLINAN
DIAMOND & JONES, LLP
Attorneys for Plaintiff

Feb. 19

NOTICE OF SHERIFF'S SALE
OF REAL PROPERTY

COURT OF COMMON PLEAS
CARBON COUNTY
CIVIL ACTION LAW

Number 15-1239

LSF9 Master
Participation Trust

v.

Carol R. Wiley and
Gregory W. Acevedo

TO: Gregory W. Acevedo

Your house (real estate) at 10 6th Street, Jim Thorpe, Pennsylvania 18229 is scheduled to be sold at Sheriff's Sale on April 8, 2016 at 11:00 a.m. in the Sheriff's Office of the Carbon County Courthouse, Broadway, Jim Thorpe, Pennsylvania to enforce the court judgment of \$74,766.10 obtained by LSF9 Master Participation Trust against you.

NOTICE OF OWNER'S RIGHTS
YOU MAY BE ABLE TO
PREVENT THIS
SHERIFF'S SALE

To prevent this Sheriff's Sale you must take immediate action:

1. The sale will be canceled if you pay to LSF9 Master Participation Trust the back payments, late charges, costs and reasonable attorney's fees due. To find out how much you must pay, you may call McCabe, Weisberg and Conway, P.C., Esquire at (215) 790-1010.

2. You may be able to stop the sale by filing a petition asking the Court to strike or open the judgment, if the judgment was improperly entered. You may also ask the Court to postpone the sale for good cause.

3. You may also be able to stop the sale through other legal proceedings.

You may need an attorney to assert your rights. The sooner you contact one, the more chance you will have of stopping the sale. (See the following notice on how to obtain an attorney.)

YOU MAY STILL BE ABLE TO
SAVE YOUR PROPERTY AND
YOU HAVE OTHER RIGHTS
EVEN IF THE SHERIFF'S
SALE DOES TAKE PLACE

1. If the Sheriff's Sale is not stopped, your property will be sold to the highest bidder. You may find out the price bid by calling McCabe, Weisberg and Conway, P.C., Esquire at (215) 790-1010.

2. You may be able to petition the Court to set aside the sale if

the bid price was grossly inadequate compared to the value of your property.

3. The sale will go through only if the buyer pays the Sheriff the full amount due on the sale. To find out if this has happened, you may call McCabe, Weisberg and Conway, P.C. at (215) 790-1010.

4. If the amount due from the buyer is not paid to the Sheriff, you will remain the owner of the property as if the sale never happened.

5. You have a right to remain in the property until the full amount due is paid to the Sheriff and the Sheriff gives a deed to the buyer. At that time, the buyer may bring legal proceedings to evict you.

6. You may be entitled to a share of the money which was paid for your real estate. A schedule of distribution of the money bid for your real estate will be filed by the Sheriff within thirty (30) days of the sale. This schedule will state who will be receiving that money. The money will be paid out in accordance with this schedule unless exceptions (reasons why the proposed schedule of distribution is wrong) are filed with the Sheriff within ten (10) days after the posting of the schedule of distribution.

7. You may also have other rights and defenses, or ways of getting your real estate back, if you act immediately after the sale.

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LAWYER REFERRAL SERVICE
ASSOCIATION DE
LICENCIADOS

North Penn Legal Services

101 W. Broad Street

Suite 513

Hazleton, PA 18201

(877) 515-7195

McCABE, WEISBERG &

CONWAY, P.C.

Attorneys for Plaintiff

123 S. Broad St.

Ste. 1400

Philadelphia, PA 19109

(215) 790-1010

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COMMON PLEAS OF CARBON COUNTY
SHERIFF'S SALE OF VALUABLE REAL ESTATE
Sheriff's Office, Courthouse Building, Jim Thorpe, PA

SHERIFF'S NOTICE: The Sheriff shall not be liable for loss or damage to the premises sold resulting from any cause whatsoever and makes no representation or warranty regarding the condition of the premises.

Notice is hereby given and directed to all parties in interest and claimants that a Schedule of Distribution will be filed by the Sheriff on March 21, 2016 and that distribution will be made in accordance with that Schedule unless exceptions are filed thereto within ten (10) days thereafter.

ANTHONY C. HARVILLA
Sheriff, County of Carbon
www.carboncountysheriff.com
Feb. 19, 26; Mar. 4

Sale of the real estate described below shall be held on Friday, March 11, 2016 at 11:00 a.m. at the Carbon County Courthouse.

SALE #1

Writ of Execution No.: 14-2097.

Property Address: 125 State Road, Lehighton, PA 18235-2826.

Location: Franklin.

Improvements: Residential Dwelling.

Defendants: Darlene E. Pazo a/k/a Darlene E. Mumma, Jason D. Mumma.

SALE #2

Writ of Execution No.: 15-0879.

Property Address: 747 Pine Street, Palmerton, PA 18071-0000.

Location: Bowmanstown.

Improvements: Residential Dwelling.

Defendants: Tammy Kemmerer a/k/a Tammy Ann Beers, Jamie Smith.

SALE #3

Writ of Execution No.: 15-2624.

Property Address: 249 Avenue B, Palmerton, PA 18071-1806.

Location: Palmerton.

Improvements: Residential Dwelling.

Defendant: Benjamin Gothard.

SALE #4

Writ of Execution No.: 15-2797.

Property Address: 640 South Old Stage Road a/k/a 640 Old Stage Road, Albrightsville, PA 18210.

Location: Penn Forest.

Improvements: Residential Dwelling.

Defendants: Matthew MacArthur and Caitlin MacArthur.

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SALE #5

Writ of Execution No.: 15-0615.

Property Address: 869 Mauch Chunk Road, Palmerton, PA 18071.

Location: Palmerton.

Improvements: Residential Dwelling.

Defendant: Melanie Appello.

SALE #6

Writ of Execution No.: 15-2566.

Property Address: 830 Jamestown Road, Lehighton, PA 18235.

Location: Lehighton.

Improvements: Residential Dwelling.

Defendants: Anna Marie Hartzell, Dylan Hancharick.

SALE #7

Writ of Execution No.: 15-2836.

Property Address: 314-316 2nd Street, Weatherly, PA 18255.

Location: Weatherly.

Improvements: Residential Dwelling.

Defendants: Thomas W. Keener and Frances M. Keener.

SALE #8

Writ of Execution No.: 14-2638.

Property Address: 10 White Lane, Jim Thorpe, PA 18229-1021.

Location: Jim Thorpe.

Improvements: Unknown.

Defendant: Andrea D. Sargent a/k/a Andrea Sargent.

SALE #9

Writ of Execution No.: 12-0283.

Property Address: 276 Lehigh Avenue, Palmerton, PA 18071.

Location: Palmerton.

Improvements: Unknown.

Defendant: Christopher Solarczyk.

SALE #10

Writ of Execution No.: 11-0495.

Property Address: 1494 Mauch Chunk Road, Palmerton, PA 18071.

Location: Palmerton.

Improvements: Unknown.

Defendants: Jacqueline Morales, Known Heir of Desiderio Morales, Last Record Owner, Christina Morales, Known Heir of Desiderio Morales, Last Record Owner, Anthony Morales, Known Heir of Desiderio Morales, Last Record Owner, Unknown Heirs, Successors, Assigns and All Persons, Firms or Associations Claiming Right, Title or Interest From or Under Desiderio Morales, Last Record Owner, Desiderio Morales, Last Record Owner.

SALE #11

Writ of Execution No.: 14-1185.

Property Address: 57 Old Stage Road, Albrightsville, PA 18210.

Location: Penn Forest.

Improvements: Unknown.

Defendants: Valerie Hadu, Manfred Kaschlaw.

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SALE #12

Writ of Execution No.: 15-1239.

Property Address: 10 6th Street, Jim Thorpe, PA 18229.

Location: Jim Thorpe.

Improvements: Residential Dwelling.

Defendants: Carol R. Wiley and Gregory W. Acevedo.

SALE #13

Writ of Execution No.: 15-1611.

Property Address: 20 Lake Drive, Lake Harmony, PA 18624.

Location: Kidder.

Improvements: Unknown.

Defendant: Marie G. Delaney.

SALE #14

Writ of Execution No.: 15-0529.

Property Address: 125 Watson Park Boulevard, Lehigh, PA 18235.

Location: Lehigh.

Improvements: A Residential Dwelling.

Defendant: Seong Chun Park As Executor of the Estate of Yoo Yong Park a/k/a Yoo Yong, Deceased.

SALE #15

Writ of Execution No.: 15-1128.

Property Address: 226 Wild Creek Drive, Jim Thorpe, PA 18229.

Location: Jim Thorpe.

Improvements: A Residential Dwelling.

Defendants: Sylvia L. Wilkes, Michael S. Wilkes a/k/a Mikle S. Wilkes.

SALE #16

Writ of Execution No.: 12-1232.

Property Address: 252/254 South Seventh Street, Lehigh, PA 18235.

Location: Borough of Lehigh.

Improvements: A Residential Dwelling.

Defendant: Verdell A. W. Felter.

SALE #17

Writ of Execution No.: 13-0710.

Property Address: 58 Morning Star Lane, Lehigh, PA 18235.

Location: East Penn.

Improvements: Unknown.

Defendants: Gary K. Hafer and Denise Wentland.

SALE #18

Writ of Execution No.: 14-2893.

Property Address: 345 Pine Cone Drive, Lehigh, PA 18235.

Location: Franklin.

Improvements: Unknown.

Defendant: Arthur L. Handson, III.

SALE #19

Writ of Execution No.: 15-2242.

Property Address: 1 & 2 Redwood & Poplar, Albrightsville, PA 18210.

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Location: Kidder.
Improvements: Residential
Property.
Defendants: Janelle Bonilla,
Quay Lawson a/k/a Quay Z.
Lawson
