

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

Bartels, Jeanne E., dec'd.

Late of Ephrata.
Executor: Martin D. Mattern c/o David Crosson, Esquire, The Erb Law Firm, PC, 20 S. Valley Road, Suite 100, Paoli, PA 19301.
Attorneys: The Erb Law Firm, PC.

Beardsley, Lois M., dec'd.

Late of Upper Leacock Township.
Executrix: Elaine Pencek c/o Neal A. Rice, Esquire, 3314 Lincoln Highway E., Suite 2, Paradise, PA 17562.
Attorney: Neal A. Rice, Esquire.

Bell, Doris F., dec'd.

Late of Penn Twp.
Executor: Jay R. Bell c/o Young and Young, 44 S. Main Street, P.O. Box 126, Manheim, PA 17545.
Attorneys: Young and Young.

Bell, Lori A., dec'd.

Late of W. Hempfield Twp.
Executor: Lynn M. Bell c/o Young and Young, 44 S. Main Street, P.O. Box 126, Manheim, PA 17545.
Attorneys: Young and Young.

Berg, Reinhold, dec'd.

Late of the Township of Penn.
Executor: Robert H. Berg c/o Scott E. Albert, Esquire, 50 East Main Street, Mount Joy, PA 17552.
Attorney: Scott E. Albert, Esquire.

Bertzfield, Alice Mary, dec'd.

Late of Lancaster Township.
Executor: David E. Bertzfield c/o McHale Law Group, 53 North Duke Street, Suite 405, Lancaster, PA 17602.
Attorneys: Jerome C. Finefrock, Esquire; McHale Law Group.

Brady, Barbara Jayne, dec'd.

Late of Millersville Borough.
Co-Executors: Robert C. Brady and B. Jill Welsheimer c/o William W. Campbell, Attorney At Law, 303 West Fourth Street, Quarryville, PA 17566.
Attorney: William W. Campbell.

Brandt, Anna H., dec'd.

Late of Penn Township.
Executor: Robert N. Brandt c/o Young and Young, 44 S. Main Street, P.O. Box 126, Manheim, PA 17545.
Attorneys: Young and Young.

Brubaker, Todd W., dec'd.

Late of East Cocalico Twp.
Administratrix: Kimberly A. Brubaker c/o Angelo J. Fio-

rentino, Attorney, 2933 Lititz Pike, P.O. Box 5349, Lancaster, PA 17606.

Attorneys: Gibbel Kraybill & Hess LLP.

Buckwalter, Robert M., Jr., dec'd.

Late of Ephrata.

Administratrix: Pamela A. Buckwalter, 54 Spruce Street, Ephrata, PA 17522.

Attorneys: Elizabeth H. Feather, Esquire; Caldwell & Kearns, P.C.

Burdess, Selma a/k/a Selma L.

Burdess, dec'd.

Late of Lititz Borough.

Executor: Robert C. Cundiff, 1481 Dridge Hill Rd., Lititz, PA 17543.

Attorney: None.

Caskey, Leo F., dec'd.

Late of Lititz Borough.

Executrix: Janice C. Stork c/o Young and Young, 44 S. Main Street, P.O. Box 126, Manheim, PA 17545.

Attorneys: Young and Young.

Chatburn, Carolyn L., dec'd.

Late of Pequea Township.

Executrix: Ruth Chatburn c/o Appel & Yost LLP, 33 N. Duke Street, Lancaster, PA 17602.

Attorney: Jeffrey P. Ouellet.

Coble, Ruth A., dec'd.

Late of Conoy Township.

Executrix: Dawn E. Layton c/o Young and Young, 44 S. Main Street, P.O. Box 126, Manheim, PA 17545.

Attorneys: Young and Young.

DeBord, Thelma N., dec'd.

Late of Ephrata Township.

Executor: J. Melvin Hurst c/o Russell, Krafft & Gruber, LLP, 930 Red Rose Court, Suite 300, Lancaster, PA 17601.

Attorney: Lindsay M. Schoenberger.

DeGregorio, Shirley L., dec'd.

Late of Manor Township.

Executrix: Lynn E. LeFever c/o William W. Campbell, Attorney At Law, 303 West Fourth Street, Quarryville, PA 17566.

Attorney: William W. Campbell.

Eckinger, Gary J., dec'd.

Late of Elizabethtown Borough.

Administrator: Tony Eckinger c/o Randall K. Miller, Esquire, 1255 S. Market St., Suite 102, Elizabethtown, PA 17022.

Attorney: Randall K. Miller, Esquire.

Fryberger, Joshua S., dec'd.

Late of East Earl Township.

Personal Representative: Ma-linda L. Fryberger c/o John H. May, Esquire, 49 North Duke Street, Lancaster, PA 17602.

Attorneys: May, May and Zimmerman, LLP.

Henly, Arlene E., dec'd.

Late of Penn Township.

Executor: Dale K. Henly c/o Michael P. Kane, Esquire, 700 North Duke Street, P.O. Box 4686, Lancaster, PA 17604-4686.

Attorneys: Morgan, Hallgren, Crosswell & Kane, P.C.

Hilliard, James D., Jr., dec'd.

Late of Penn Twp.

Executor: David J. Hilliard c/o Young and Young, 44 S. Main Street, P.O. Box 126, Manheim, PA 17545.

Attorneys: Young and Young.

LANCASTER LAW REVIEW

Hoffman, Sandra L., dec'd.

Late of Manheim Twp.
Executrix: Suzanne M. Hoffman c/o Young and Young, 44 S. Main Street, P.O. Box 126, Manheim, PA 17545.
Attorneys: Young and Young.

Koch, Walter F., Jr., dec'd.

Late of Eden Township.
Executrix: Pearl M. Koch c/o William W. Campbell, Attorney At Law, 303 West Fourth Street, Quarryville, PA 17566.
Attorney: William W. Campbell.

Merkey, Shirley A., dec'd.

Late of Penn Twp.
Administratrices: Karen M. Darin and Kay M. Hershey c/o Jonathan H. Ellis, Esquire, 261 Old York Rd., Ste. 200, Jenkintown, PA 19046.
Attorneys: Jonathan H. Ellis, Esquire; Plotnick & Ellis, P.C.

Moore, Charlotte L., dec'd.

Late of Lancaster City.
Executors: Constance L. Campbell and Harry E. Moore, Jr. c/o Kling and Deibler, LLP, 131 W. Main Street, New Holland, PA 17557.
Attorneys: Patrick A. Deibler, Esquire; Kling & Deibler, LLP.

Proctor, Zoe Gale, dec'd.

Late of Elizabethtown Borough.
Executor: Frank E. Bristow c/o Randall K. Miller, Esquire, 1255 S. Market St., Suite 102, Elizabethtown, PA 17022.
Attorney: Randall K. Miller, Esquire.

Readinger, Sally E., dec'd.

Late of East Hempfield Township.

Executrix: Marjorie A. Masci c/o Herr & Low, P.C., 234 North Duke Street, P.O. Box 1533, Lancaster, PA 17608.
Attorney: Matthew A. Grosh.

Regener, Dale K., dec'd.

Late of the Borough of New Holland.
Executrix: Dawn R. Alderfer c/o Justin J. Bollinger, Attorney, P.O. Box 5349, Lancaster, PA 17606.
Attorneys: Gibbel Kraybill & Hess LLP.

Ressel, Lorraine J., dec'd.

Late of Manheim Township.
Executor: Donald F. Bissinger c/o David R. Morrison & Assoc., 600A Eden Road, Lancaster, PA 17601.
Attorneys: David R. Morrison & Assoc.

Slentz, Joan Rae a/k/a Joan R. Slentz, dec'd.

Late of West Lampeter Township.
Executrix: Patricia C. Slentz c/o Randy R. Moyer, Esquire, Barley Snyder LLP, 126 East King Street, Lancaster, PA 17602.
Attorneys: Barley Snyder LLP.

Spoden, Barbara A., dec'd.

Late of Lancaster Township.
Personal Representative: James O. Rantschler c/o John W. Metzger, Esquire, 901 Rohrerstown Road, Lancaster, PA 17601.
Attorneys: Metzger and Spencer, LLP.

Stauffer, Mary B., dec'd.

Late of E. Donegal Township.
Executrix: Josephine L. Nye c/o Young and Young, 44 S.

Main Street, P.O. Box 126,
Manheim, PA 17545.
Attorneys: Young and Young.

Stotler, Margaret Jane, dec'd.

Late of the Township of East
Donegal.

Executrix: Kathrine Brown
c/o Gingrich, Smith, Klingens-
smith & Dolan, 222 S. Market
Street, Suite 201, Elizabeth-
town, PA 17022.

Attorney: John M. Smith, Es-
quire

**Strauss, Dorris A. Myers a/k/a
Dorris A. Strauss a/k/a Dorris
Strauss**, dec'd.

Late of the Township of East
Hempfield.

Revocable Living Trust Agree-
ment dated November 15,
2004, twice amended.

Executor/Trustee: Russell A.
Myers, 412 Rear Pershing
Drive, New Kensington, PA
15068.

Attorney: James Irwin.

Thompson, K. Arlene, dec'd.

Late of Warwick Twp.

Executrix: Connie F. Eberly
c/o Young and Young, 44 S.
Main Street, P.O. Box 126,
Manheim, PA 17545.

Attorneys: Young and Young.

Vera, Anna E., dec'd.

Late of Columbia Borough.

Executor: Wilber Manley c/o
John F. Markel, 327 Locust
Street, Columbia, PA 17512.

Attorneys: John F. Markel;
Nikolaus & Hohenadel, LLP.

**Weaver, Lura Ethel a/k/a L.
Ethel Weaver**, dec'd.

Late of Quarryville Borough.

Executrix: Peggy L. Thomas
c/o Winifred Moran Sebas-
tian, Esquire, P.O. Box 381,
Oxford, PA 19363.

Attorney: Winifred Moran Se-
bastian, Esquire.

Wiggins, Dorothy O., dec'd.

Late of Mount Joy Borough.

Executrix: Sue Morrison c/o
John F. Markel, 327 Locust
Street, Columbia, PA 17512.

Attorneys: John F. Markel;
Nikolaus & Hohenadel, LLP.

Witwer, Charles L., dec'd.

Late of Caernarvon Township.
Executrix: Diane E. Beyer,
1101 Narvon Road, Narvon,
PA 17555.

Attorneys: Good & Harris,
LLP.

SECOND PUBLICATION

Blumenschein, Janet M., dec'd.

Late of 200 Luther Lane, Co-
lumbia.

Executrix: Bonnie L. Rudisill
c/o Dennis J. Ward, Esquire,
114 East Main St., Ephrata,
PA 17522.

Attorneys: Dennis J. Ward,
Esquire; Zimmerman, Pfan-
nebecker, Nuffort & Albert,
LLP.

Broadwater, Rollie M., Jr., dec'd.

Late of Lancaster Township,
Lititz Borough.

Executrix: Dianne Lewis c/o
Law Office of Gretchen M.
Curran, LLC, 18 East Penn
Grant Road, P.O. Box 279,
Willow Street, PA 17584-0279.

Attorney: Gretchen M. Cur-
ran.

Brown, Michael D., dec'd.

Late of East Hempfield Town-
ship.

Executrix: Christine Ander-
ton, 1907 Orchard View Road,
Reading, PA 19606.
Attorney: None.

Decker, Sophie S., dec'd.

Late of West Earl Township.
Executrix: Gail C. Litten c/o
Nicholas T. Gard, Esquire,
121 E. Main Street, New Hol-
land, PA 17557.
Attorneys: Smoker Gard As-
sociates LLP.

**Herr, Beryl M. a/k/a Beryl Marie
Herr,** dec'd.

Late of Lancaster City.
Executrix: Connie L. Souders
c/o Barbara Reist Dillon, Es-
quire, 212 North Queen Street,
Lancaster, PA 17603.
Attorneys: Nikolaus & Hohe-
nadel, LLP.

Hubley, Beatrice L., dec'd.

Late of West Earl Twp.
Executors: Chester E. Immel
and Jean C. Immel c/o Young
and Young, 44 S. Main Street,
P.O. Box 126, Manheim, PA
17545.
Attorneys: Young and Young.

Jones, Thomas A., Jr., dec'd.

Late of Quarryville.
Executrix: Therese Lynn Ober,
2033 Main St., Lititz, PA
17543.
Attorney: None.

Keener, Lorraine K., dec'd.

Late of East Hempfield Town-
ship.
Co-Executors: Lynn K. Ster-
kenberg, Patricia Ann Keener
and Lori K. Longenecker c/o
John R. Gibbel, Attorney, P.O.
Box 5349, Lancaster, PA
17606.
Attorneys: Gibbel Kraybill &
Hess LLP.

Morris, Janet M., dec'd.

Morris, Glenn E., dec'd.
Late of Elizabethtown.
Executrix: Karen A. Bricker
c/o David H. Stone, Esquire,
Stone LaFaver & Shekletski,
P.O. Box E, New Cumberland,
PA 17070.
Attorneys: David H. Stone,
Esquire; Stone LaFaver &
Shekletski.

Pike, Robert F., dec'd.

Late of West Lampeter Town-
ship.
Revocable Trust of Robert F.
Pike dated 05/16/1994,
amended 07/25/2005.
Successor Trustee: James W.
Appel, Appel & Yost LLP, 33
N. Duke Street, Lancaster, PA
17602.
Attorney: James W. Appel.

**Poppe, Roger Alvin a/k/a Roger
A. Poppe,** dec'd.

Late of Upper Leacock Town-
ship.
Executor: Donald Speicher
c/o H. Charles Benner, At-
torney, 200 East Main Street,
Leola, PA 17540.
Attorney: H. Charles Benner.

Wollaston, James E., Sr., dec'd.

Late of Lancaster.
Executor: James E. Wollaston,
Jr., 3120 Norcross Dr., Lan-
caster, PA 17603.
Attorney: None.

Worthington, Lois J., dec'd.

Late of Elizabeth Twp.
Executors: Raymond Wor-
thington, Jr., William Wor-
thington and Earl Worthing-
ton c/o Young and Young, 44
S. Main Street, P.O. Box 126,
Manheim, PA 17545.
Attorneys: Young and Young.

Wunderlich, Francis J., dec'd.
Late of 114 Honeysuckle Rd.,
Nottingham.
Executrix: Marie J. Evans c/o
Dennis J. Ward, Esquire, 114
East Main St., Ephrata, PA
17522.
Attorneys: Dennis J. Ward,
Esquire; Zimmerman, Pfan-
nebecker, Nuffort & Albert,
LLP.

Yost, Helen J., dec'd.
Late of Leacock Township.
Executrix: Deborah Lou Neal
c/o Law Office of Shawn Pier-
son, 105 East Oregon Rd.,
Lititz, PA 17543.
Attorney: Shawn M. Pierson,
Esquire.

THIRD PUBLICATION

Adams, Betty Jane, dec'd.
Late of Lancaster City.
Executrix: Melinda R. Bixler
c/o Stock and Leader, Susque-
hanna Commerce Center
East, 221 West Philadelphia
Street, Suite 600, York, PA
17401.
Attorneys: MacGregor J. Brill-
hart; Stock and Leader.

Burns, Robert K., Sr., dec'd.
Late of Conoy Township, Bain-
bridge.
Administrator: Robert K.
Burns, Jr. c/o Randall K.
Miller, Esquire, 1255 S. Mar-
ket St., Suite 102, Elizabeth-
town, PA 17022.
Attorney: Randall K. Miller,
Esquire.

DiFilippo, Anna M., dec'd.
Late of Manheim Township.
Executor: Frank R. DiFilippo,
113 Hibiscus Court, Lititz, PA
17543.

Attorney: Michael J. Rostol-
sky, Esquire.

**Dunkelberger, Laura M. a/k/a
Laura Margaret Dunkelberger**,
dec'd.
Late of the Township of West
Donegal.
Executrix: Jane E. Long c/o
Scott E. Albert, Esquire, 50
East Main Street, Mount Joy,
PA 17552.
Attorney: Scott E. Albert, Es-
quire.

Ebersole, Arlene L., dec'd.
Late of Manheim Township.
Executor: Charles H. Ebersole
c/o Young and Young, 44 S.
Main Street, P.O. Box 126,
Manheim, PA 17545.
Attorneys: Young and Young.

Flaherty, Barbara J., dec'd.
Late of Lancaster City.
Personal Representative: Car-
la B. Washington c/o John W.
Metzger, Esquire, 901 Rohr-
erstown Road, Lancaster, PA
17601.
Attorneys: Metzger and Spen-
cer, LLP.

Fry, Donald E., dec'd.
Late of West Hempfield Town-
ship.
Administrator: Robert D. Fry,
2128 Lyndon Avenue, Lan-
caster, PA 17602.
Attorneys: Richard G. Greiner,
Esquire; Nikolaus & Hohena-
del, LLP.

**Gorton, Mary J. a/k/a Mary Jane
Gorton**, dec'd.
Late of Lititz Borough.
Executors: Darlene K. Foulk
and Frederick R. Gorton c/o
Vance E. Antonacci, Esquire,
McNees Wallace & Nurick

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LLC, 570 Lausch Lane, Suite 200, Lancaster, PA 17601.
Attorneys: McNees Wallace & Nurick LLC.

Graham, Virginia L., dec'd.

Late of West Donegal Township.

Executrix: Patricia A. Shearer c/o George J. Morgan, Esquire, 700 North Duke Street, P.O. Box 4686, Lancaster, PA 17604-4686.

Attorneys: Morgan, Hallgren, Crosswell & Kane, P.C.

Grossi, Angeline C., dec'd.

Late of Lancaster City.

Executrix: Brenda J. Draper c/o Jeffrey C. Goss, Esquire, 480 New Holland Avenue, Suite 6205, Lancaster, PA 17602.

Attorneys: Brubaker Connaughton Goss & Lucarelli LLC.

Hahn, Norman a/k/a Norman Good Hahn a/k/a Norman G. Hahn, dec'd.

Late of West Earl Township. Norman Hahn Trust Agreement dtd. 12/21/1995 as Amended and Restated 09/19/2008.

Co-Executors and Co-Trustees: Elizabeth M. Hahn and Anthony Hahn c/o Timothy E. Shawaryn, Esquire, 480 New Holland Avenue, Suite 6205, Lancaster, PA 17602.

Attorneys: Brubaker Connaughton Goss & Lucarelli LLC.

Heher, Doris L., dec'd.

Late of Little Britain Township.

Executor: Brian Heher c/o R. Samuel McMichael, Esquire,

P.O. Box 296, Oxford, PA 19363.

Attorney: R. Samuel McMichael, Esquire.

Irwin, June, dec'd.

Late of West Lampeter Township.

Executrix: Heidi B. Felix c/o Herr & Low, P.C., 234 North Duke Street, P.O. Box 1533, Lancaster, PA 17608.

Attorney: Matthew A. Grosh.

Jarvis, Sarah M., dec'd.

Late of West Lampeter Township.

Executrices: Virginia J. Whelan and Sarah P. Jarvis c/o Appel & Yost LLP, 33 N. Duke Street, Lancaster, PA 17602.

Attorney: James W. Appel.

Kibler, Mary Elizabeth a/k/a Mary E. Kibler, dec'd.

Late of New Providence Township.

Co-Executrices: Mary Elizabeth Grady, Deborah Brown and Carol Ranck c/o Jeffrey C. Goss, Esquire, 480 New Holland Avenue, Suite 6205, Lancaster, PA 17602.

Attorneys: Brubaker Connaughton Goss & Lucarelli LLC.

Meisenbach, Cleona E., dec'd.

Late of Columbia Borough.

Executrix: Jeanmarie T. Noble c/o John F. Markel, 327 Locust Street, Columbia, PA 17512.

Attorneys: John F. Markel; Nikolaus & Hohenadel, LLP.

Murray, Scott B., Jr., dec'd.

Late of Manor Township.

Co-Administrators: Debra A. Mittura and Scott B. Murray,

LANCASTER LAW REVIEW

Sr. c/o O'Day Law Associates,
158 East Chestnut Street,
Lancaster, PA 17602.
Attorneys: O'Day Law Associ-
ates.

Ober, Flora H. a/k/a Flora Ella Ober, dec'd.

Late of Pequea Township.
Co-Executrices: Cynthia R.
Zittle, Lori I. Schmid and
Carol H. Rodriguez c/o Blak-
inger Thomas, PC, 28 Penn
Square, Lancaster, PA 17603.
Attorneys: Blakinger Thomas,
PC.

Raihl, Mary W. dec'd.

Late of Ephrata.
Mary W. Raihl Revocable Liv-
ing Trust Dated 9/17/1998.
Trustee: Michelle R. Sola c/o
A. Anthony Kilkuskie, 117A
West Main Street, Ephrata, PA
17522.
Attorney: A. Anthony Kilkus-
kie.

Schauer, Mary Belle, dec'd.

Late of Manor Township.
Executor: Gerald W. Schauer
c/o Pyfer, Reese, Straub, Gray
& Farhat, P.C., 128 N. Lime
Street, Lancaster, PA 17602.
Attorneys: Pyfer, Reese,
Straub, Gray & Farhat, P.C.

Schreiber, Beatrice B., dec'd.

Late of the Township of Eden.
Executrices: Suzanne S. Over
and Diane S. Nichols c/o
James R. Clark, Esquire, 277
Millwood Road, Lancaster, PA
17603.
Attorney: James R. Clark.

Sheetz, Richard D., dec'd.

Late of Mount Joy Borough.
Executrix: Patricia A. Spickler
c/o Morgan, Hallgren, Cross-

well & Kane, P.C., 700 North
Duke Street, P.O. Box 4686,
Lancaster, PA 17604-4686.
Attorney: George J. Morgan,
Esquire.

Weaver, Randall J., dec'd.

Late of Lancaster City.
Executor: James H. Fetter c/o
Young and Young, 44 S. Main
Street, P.O. Box 126, Man-
heim, PA 17545.
Attorneys: Young and Young.

Wiley, Kathy A., dec'd.

Late of Providence Township.
Co-Executors: Carrie Ann
Bouder and Derek Richards
c/o William W. Campbell, At-
torney At Law, 303 West
Fourth Street, Quarryville, PA
17566.
Attorney: William W. Camp-
bell.

Wise, Alvin G., dec'd.

Late of Brecknock Township.
Executor: Ricky L. Wise c/o
Michael P. Kane, Esquire, 700
North Duke Street, P.O. Box
4686, Lancaster, PA 17604-
4686.
Attorneys: Morgan, Hallgren,
Crosswell & Kane, P.C.

Zimmerman, Nancy A., dec'd.

Late of Manheim Borough.
Executrix: Gail L. Perry c/o
Young and Young, 44 S. Main
Street, P.O. Box 126, Man-
heim, PA 17545.
Attorneys: Young and Young.

**ORPHANS' COURT DIVISION
AUDITING NOTICES**

To All Claimants, Beneficiaries,
Heirs and Next of Kin, and other
persons interested: NOTICE IS GIV-
EN that the following accounts in
decedents', incapacitated persons',
minors', and trust estates have been

filed in the office of the Clerk of the Orphans' Court Division of the Court of Common Pleas of Lancaster County and will be presented to said Orphans' Court Division for Audit and confirmation therein to the parties legally entitled thereto on

November 7, 2017

at 9 o'clock a.m. in Courtroom No. 6 on the third floor of the Courthouse, 50 North Duke Street, Lancaster, PA

1. BANNER, LEO C., dec'd., 36-2015-0898. First and Final Acct. Nora Motter Stark, Extrx. James W. Appel and Robert W. Hallinger, Attys.

2. CRAIG, JANE F. a/k/a Jane Frances Helen Keating Craig, dec'd., 36-2014-1349. First and Final Acct. Dennis J. Craig, Jr. and Sheila T. Peregrin, Co-Exors. Scott A. Mitchell, Atty.

3. KELLY, JAMES D., dec'd., 36-2016-0472. First and Final Acct. David J. Kelly, Exor. Patrick A. Deibler, Atty.

4. LYNCH, DAVID H., SR., dec'd., 36-2013-2194. Third and Final Acct. Edward F. Pohl, Exor. Christopher M. Vedder, Atty.

5. SHELLEY, ROSINA M., dec'd., 36-2016-1548. First and Final Acct. Ray C. Kendig, Exor. James W. Appel, Atty.

6. WILMOTH, SHERRON K., dec'd., 36-2012-0621. First and Final Acct. Fred P. Smith, Admr. Ryan M. Davidson, Atty.

7. WISE, J. RICHARD, dec'd., 36-2016-0181. First and Final Acct. Gwendoline Lehman, Extrx. E. Richard Young, Jr., Atty.

Anne L. Cooper
Clerk of the
Orphans' Court Division
of the Court of Common Pleas

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CHANGE OF NAME NOTICE

NOTICE IS HEREBY GIVEN that a Petition has been filed in the Court of Common Pleas of Lancaster County, Pennsylvania, seeking to change

the name of Anna Leah Kogan to Anna Leah Kohen. A hearing on the Petition will be held on November 14, 2017 at 1:30 o'clock p.m. in Courtroom No. TBD at the Lancaster County Courthouse, 50 North Duke Street, Lancaster, Pennsylvania, at which time any persons interested may attend and show cause, if any, why the Petition should not be granted.

JOSH BODENE, ESQUIRE
CLYMER CONRAD P.C.
408 W. Chestnut Street
Lancaster, PA 17603
(717) 299-7101

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**NOTICE OF TERMINATION OF
PARENTAL RIGHTS HEARING**

Court of Common Pleas of
Lancaster County, Pennsylvania
Orphans' Court Division

NO. 1587 OF 2017

IN RE: REED ANTHONY BROWN

NOTICE

TO: CELESTE N. BROWN

NOTICE IS HEREBY GIVEN that the Lancaster County Children & Youth Social Service Agency has presented to Orphans' Court Division, Court of Common Pleas of Lancaster County, PA, a Petition for termination of any rights you have or might have concerning the child known as REED ANTHONY BROWN, born on January 7, 2017. The Court has set a hearing to consider ending your rights to your child. That hearing will be held in Courtroom No. 6, Third Floor, Lancaster County Courthouse, 50 North Duke Street, Lancaster, PA, on Tuesday, November 14, 2017 at 8:30 a.m. prevailing time. You are warned that even if you fail to appear at the scheduled hearing, the hearing will go on without you and your rights to your child may be ended by the court without your be-

ing 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. Lancaster Bar Association Lawyer Referral Service 28 East Orange Street Lancaster, PA 17602 (717) 393-0737

NOTICE REQUIRED BY ACT 101 OF 2010—23 Pa. C.S. §§2731-2742

You are hereby informed of an important option that may be available to you under Pennsylvania law. Act 101 of 2010 allows for an enforceable voluntary agreement for continuing contact with your children following an adoption.

Lancaster County Children & Youth Social Service Agency 150 North Queen Street Suite 111 Lancaster, PA 17603 (717) 299-7925

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LIMITED LIABILITY COMPANY NOTICE

NOTICE IS HEREBY GIVEN that a Certificate of Organization—Domestic Limited Liability Company was filed with the Department of State for the Commonwealth of Pennsylvania on October 12, 2017 for a business limited liability company organized under the Business Corporation Law of the Commonwealth of Pennsylvania of 1988 and the Limited Liability Company Law of 1994 of the Commonwealth of Pennsylvania, as amended. The name of the Company is:

DJ MEADOWS, LLC
Zimmerman, Pfannebecker, Nuffort & Albert, LLP

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MISCELLANEOUS LEGAL NOTICES

In the Court of Common Pleas Lancaster County, Pennsylvania Civil Division

Civil Action No. 16-10228

PENNSYLVANIA STATE EMPLOYEES CREDIT UNION Plaintiff

vs.

NEIL SNELL

Defendant

COMPLAINT IN CIVIL ACTION AND NOTICE TO DEFEND

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 an attorney and filing in writing with the court your defenses or objections to the claims set forth against you. You are warned that if you fail to do so the case may proceed without you and a judgment may be entered against you by the court without further notice for any money claimed in the complaint or for any other claim or relief requested by the plaintiff. You may lose money or property or other rights important to you.

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

LANCASTER BAR ASSOCIATION LAWYER REFERRAL SERVICE 28 East Orange Street Lancaster, PA 17602 (717) 393-0737

O-27

LANCASTER LAW REVIEW

In the Court of Common Pleas of
Lancaster County, Pennsylvania
Civil Action—Law

CI-17-07114

LANCASTER REALTY CAPITAL, LP,
Plaintiff

vs.

TROY K. MATTIS,
Defendant

NOTICE

To: TROY K. MATTIS

You are hereby notified that on August 9, 2017, Plaintiff, Lancaster Realty Capital, LP, filed a Complaint endorsed with a Notice to Defend against you in the Court of Common Pleas of Lancaster County, Pennsylvania, docketed to No. CI-17-07114, which has been reinstated, wherein Plaintiff seeks to enforce its rights under its loan documents.

Since your current whereabouts are unknown, the Court by Order dated October 12, 2017, ordered notice of said facts and the filing of the Complaint to be served upon you as provided by R.C.P. 430(b).

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

NOTICE

You have been sued in Court. If you wish to defend, you must enter a written appearance personally or by attorney, and file your defenses or obligations 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.

Lawyer Referral Service
Lancaster Bar Association
28 E. Orange St.
Lancaster, PA 17602
Telephone: (717) 393-0737
DONALD R. GEITER, ESQUIRE
BARLEY SNYDER
126 East King Street
Lancaster, PA 17602
(717) 299-5201

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In the Court of Common Pleas of
Lancaster County, Pennsylvania
Civil Action—Law

CI-17-07116

LANCASTER REALTY CAPITAL, LP,
Plaintiff

vs.

TROY K. MATTIS,
Defendant

NOTICE

To: TROY K. MATTIS

You are hereby notified that on August 9, 2017, Plaintiff, Lancaster Realty Capital, LP, filed a Complaint endorsed with a Notice to Defend against you in the Court of Common Pleas of Lancaster County, Pennsylvania, docketed to No. CI-17-07116, which has been reinstated, wherein Plaintiff seeks to enforce its rights under its loan documents.

Since your current whereabouts are unknown, the Court by Order

dated October 12, 2017, ordered notice of said facts and the filing of the Complaint to be served upon you as provided by R.C.P. 430(b).

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

NOTICE

You have been sued in Court. If you wish to defend, you must enter a written appearance personally or by attorney, and file your defenses or obligations 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.

Lawyer Referral Service
Lancaster Bar Association
28 E. Orange St.
Lancaster, PA 17602
Telephone: (717) 393-0737

DONALD R. GEITER, ESQUIRE
BARLEY SNYDER
126 East King Street
Lancaster, PA 17602
(717) 299-5201

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**NOTICE OF ACTION IN
MORTGAGE FORECLOSURE**

In the Court of Common Pleas of
Lancaster County, Pennsylvania
Civil Action—Law

NO. 17-04642

BRANCH BANKING AND
TRUST COMPANY, A NORTH
CAROLINA CORPORATION, AS
SUCCESS IN INTEREST TO
SUSQUEHANNA BANK

Plaintiff

vs.

JAMES E. GEIBE
KATHLEEN A. GEIBE

Defendants

NOTICE

To: JAMES E. GEIBE

You are hereby notified that on May 11, 2017, Plaintiff, BRANCH BANKING AND TRUST COMPANY, A NORTH CAROLINA CORPORATION, AS SUCCESS IN INTEREST TO SUSQUEHANNA BANK, filed a Mortgage Foreclosure Complaint endorsed with a Notice to Defend, against you in the Court of Common Pleas of LANCASTER County, Pennsylvania, docketed to No. 17-04642. Wherein Plaintiff seeks to foreclose on the mortgage secured on your property located at 988 WOODRIDGE BOULEVARD, LANCASTER, PA 17601-2272 whereupon your property would be sold by the Sheriff of LANCASTER 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 de-

fenses 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.

Notice to Defend:
Lawyer Referral Service
Lancaster Bar Association
28 East Orange Street
Lancaster, PA 17602
Telephone (717) 393-0737

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**ARTICLES OF INCORPORATION
NOTICES**

GOOD SEED FARM, INC. was incorporated on October 10, 2017 under the provisions of the Pennsylvania Business Corporation Law of 1988. JEFFREY P. OUELLET APPEL & YOST LLP Attorneys

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Articles of Incorporation for:
TOBACCO
AVENUE CONDOMINIUM
ASSOCIATION, INC.
a nonprofit corporation, were filed with the Department of State of the Commonwealth of Pennsylvania un-

der the provisions of the Nonprofit Corporation Law of 1988.

The purpose of the corporation is to have all powers necessary to function as a unit owners association under the Uniform Planned Community Act, which purpose constitutes an exempt function of a planned community management association within the meaning of Section 528 of the Internal Revenue Code of 1986, as amended, and any similar provision of any later federal tax law.

BLAKINGER, BYLER &
THOMAS, P.C.
Attorneys

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FICTITIOUS NAME NOTICES

Judah Clapper, 881 Lebanon Rd., Manheim, PA 17545 did file in the office of the Secretary of the Commonwealth of Pennsylvania, on or about October 16, 2017 registration of the name:

C&S CLEANING SOLUTIONS LLC under which he intends to do business at: 881 Lebanon Rd., Manheim, PA 17545 pursuant to the provision of the Act of Assembly of December 16, 1982, Chapter 3, known as the "Fictitious Name Act."

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NOTICE IS HEREBY GIVEN that, pursuant to the provisions of Act 295 of 1982 of the filing in the office of the Secretary of the Commonwealth of Pennsylvania, at Harrisburg, Pennsylvania, of a certificate for the conduct of a business in Lancaster County, Pennsylvania, under the assumed or fictitious name, style or designation of:

CARANO DENTAL GROUP
1670 Lincoln Highway East, Lancaster, PA 17602.

The name and address of the entity owning or interested in said business are: Kelly Dental, PC, 1670 Lincoln Highway East, Lancaster, PA 17602.

LANCASTER LAW REVIEW

The certificate was filed on September 27, 2017.
KEVIN A. MOORE, ESQUIRE
LEISAWITZ HELLER
ABRAMOWITZ PHILLIPS, P.C.
2755 Century Boulevard
Wyomissing, PA 19610

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Craig E. Dixon did file in the Office of the Secretary of the Commonwealth of Pennsylvania, on July 12, 2017 registration of fictitious name of:
CHESTNUT LEVEL FARM SERVICE under which he intends to do business at: 2239 Hopewell Road, Nottingham, PA 19362, pursuant to the provisions of the Act of Assembly of December 16, 1982, Chapter 3, as amended, known as the "Fictitious Name Act."
WILLIAM W. CAMPBELL
ATTORNEY AT LAW

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SUITS ENTERED

(Defendant's name appears first in capitals, followed by plaintiff's name, number and plaintiff's or appellant's attorneys.)

October 13, 2017
to October 20, 2017

ADAMS, HENRY M., ADAMS, REBECCA A.; Wells Fargo Bank, N.A.; 09120; Irace

APEX STRUCTURES, LLC; Lanco Concrete Walls, Inc.; 09007; Deibler BLOCHBERGER, AIMEE; Cavalry SPV I, LLC; 08913; Apothaker

BOLING, DONALD G., BOLING, MARY P.; Wilmington Savings Fund Society, F.S.B.; 08885; Solarz

BONILLA, JOSUE G.; Credit Acceptance Corporation; 08932; Flink BOSTDORF, MATTHEW, BOSTDORF, MATTHEW M.; American Express Centurion Bank; 09011; Cawley

BRANDT, DARRYL E., BRANDT, KIMBERLY JO; Wells Fargo Bank, N.A.; 08963; Bennett

BUBLITZ, NIGEL, BUBLITZ, COLLEEN M., BUBLITZ, RADLEY, BUB-

LITZ, STEPHEN, BUBLITZ, STEPHANIE; New Penn Financial, LLC; 09064; Brunner

CALDERONE, ANTHONY; James Newman; 08882; Hunigman

CLARK, GARY L., CLARK, ERIKA R.; Nationstar Mortgage, LLC; 08877; Lutz

CLIFT, ROBERT C.; Capital One Bank (USA), N.A.; 09070; Lashin

DAY, BARBARA; Cavalry SPV I, LLC; 08912; Apothaker

DeLEON, ANTHONY T., DeLEON, ANTHONY L.; JPMorgan Chase Bank, National Association; 08961; Lutz

DIAZ, GIOVANNA; Portfolio Recovery Associates, LLC; 08993; Polas

DICKSON, SCOTT; Cavalry SPV I, LLC; 08945; Apothaker

DL SHUPP, LLC, SHUPP, DARYL; Musselman Lumber—USLBM, LLC; 08931; Huber

DOYLE, KATHLEEN, BOYO TRANSPORTATION SERVICES, INC.; Jasmine Reyes; 09065; Roth

EICKHOLZ, ANDREW J.C.; HSBC Bank, USA, N.A.; 09098; Brunner

FIGUEROA, ANGEL, FIGUEROA, LUIS; William Greiner; 09031; Aaron

FORREY, GENE, FORREY, NANCY J.; Iris Irizarry; 08983

FRANKLIN AND MARSHALL COLLEGE; The North Museum Corporation; 09087; MacDonald-Matthes

GARNER, HARRY J., SR.; Wells Fargo Bank, N.A.; 08886; Connor

GOCKLEY, SCOT L., GOCKLEY, RACHAEL A.; Quicken Loans, Inc.; 08914; Manis

GRESHAM, APRIL S.; Ditech Financial, LLC; 09100; Bennett

HENDRICKSON, SHANNON K., HUSTON, SHANNON K.; JPMorgan Chase Bank, N.A.; 08881; Brunner

IRELAND, ALICE MAE; Barclays Bank Delaware; 08929; Flink

JOHNSON, RICHARD VARDELL, EKSHIAN, ROBERT; Nationstar Mortgage, LLC; 09055; Bennett

KEEFER, SUZANNA K.; Secretary of Veterans Affairs; 08992; Bennett

KEENER, LORI A.; Discover Bank; 09069; Dougherty

LANCASTER LAW REVIEW

- LaCOPPOLA, LEONARD; Cavalry SPV I, LLC; 08867; Apothaker
- LANCASTER COUNTY TAX COLLECTION BUREAU, BSRE HOLDINGS, LLC; Shelley E. Patterson; 09109; Samley
- LEONARD, ROBERT G., JR.; Bank of America, N.A.; 09017; Flink
- MARTIN, LOREN D., MARTIN, LINDA B., LOR-LIN FARMS, L & L TRACTOR; Anthony R. Burkholder; 08887; May
- MARVEL, BOBBI J., MARVEL, ERIC R.; Wilmington Savings Fund Society, F.S.B.; 09110; Graham
- MAY, DAVID, JR., MAY, DOROTHY; Brazos Higher Education Service Corporation, Inc.; 08925; Tsarouhis
- McCONATHEY, JOSEPH B., McCONATHEY, BRENDA L.; Wells Fargo Bank, N.A.; 09104; Brunner
- McEVOY, DONNA M.; Conestoga Memorial Park; 09025
- MELEY, JOSEPH J., III; JPMorgan Chase Bank, N.A.; 08976; Solarz
- MELLINGER, JAMES P., JR.; Brian L. Boyd; 08861; Veronis
- MYERS, JOHN R.; Arlene M. Hocken; 08954; Vestermark
- MYERS, STEVEN C., MYERS, DANIELLE M.; The Bank of New York Mellon; 08944; Spivak
- NOCCHI, JENNIFER, WITHLUV, JYN; Salander Enterprises, LLC; 08953; Tsarouhis
- NULL, MATTHEW W.; Cavalry SPV I, LLC; 08866; Apothaker
- OBERG, DIANE; Portfolio Recovery Associates, LLC; 08996; Polas
- PARSON, DANIEL F., JR., SHOOTING THE-X; Commonwealth of PA by the Dept. of Community and Economic Development; 08997; Quain
- PENN WASTE, INC., KLINE, GREGORY E.; Barbara A. Titus; 08896; Thomas
- QUARRYVILLE RESORTS, LP, NORTHGATE RESORTS, LLC; Gina Atkin; 09083; Giletto
- RAMIREZ, LUIS RODRIQUEZ; Pharus Funding, LLC; 08918; Tsarouhis
- RDS WEB PROPERTIES, LLC, RANKPOP.COM, YOUNG, STEVEN E., CONKLIN, DAVID A., DIETZ, KRIS, MILLER, PATRICK; Michael P. Stillman; 08875; Eckert
- RESSLER, DAVID E., RESSLER, BONNIE J.; Wells Fargo Bank, N.A.; 09103; Tsai
- REYMER, ANDREW F., DOE, JOHN; CF SBC Reo, LLC; 09048
- RIVERA, MIGDALIA; Pennsylvania Housing Finance Agency; 08934; Solarz
- ROSARIO, CARMELO; Pharus Funding, LLC; 08941; Tsarouhis
- SARGEN, E. SCOTT, SARGEN, VICTORIA N.; Bank of America, N.A.; 08987; Brunner
- SCHEMM, BENJAMIN J., SCHEMM, CAROL A., SCHEMM, JAMES; Belco Community Credit Union; 08917; Urban
- SHEETS, HERB; Solanco School District; 08957; Boehret
- SHUMWAY, JENNIFER, O'BRIEN, ANDREW; John Breuninger; 09077; Barrist
- SMITH, COREY R., PHYSICIANS ALLIANCE, LTD., PAL SOUTH FAMILY MEDICINE; Elmer A. Barry; 09059; Schwabenland
- SOLLENBERGER, NATHAN J.; Donna Bartholomee; 08879
- STATE FARM MUTUAL AUTOMOBILE INSURANCE COMPANY; Dorothy Baker; 08967; Simon
- STATE FARM MUTUAL AUTOMOBILE INSURANCE COMPANY; Denise Liesch; 08977; Low
- SWINTY, LAUREN; Bank of America, N.A.; 08938; Klemm
- TANNER, CHRISTOPHER L.; Bollman Hat Company; 09012; Range
- WATTS, JAMES, WATTS, JANE, WATTS HORSES, INC., NOLT, JOSEPH, NOLT, AMBER; Richelle L. Harbst; 09121; Veronis
- WOHLSEN CONSTRUCTION COMPANY; Covenant Bank; 08868; Banks
- WYLIE, CLIFFORD D.; Reverse Mortgage Solutions, Inc.; 08952; Graham

NOTICE



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

**Wednesday, NOVEMBER 29, 2017
1:30 p.m. Prevailing Time**

Pursuant to writs of Execution directed to me by the Court of Common Pleas of Lancaster County, Pa., I will expose the following Real Estate to public sale at 1:30 p.m. on the above date in the Lancaster County Courthouse, Courtroom A, 50 North Duke Street, in the City of Lancaster, PA.

**PUBLIC CAMERAS AND
CELL PHONES IN COURT
FACILITIES ARE PROHIBITED
JANUARY 1, 2017**

Beginning January 1, 2017, the taking of photographs, including video pictures and recording, and the use and possession of audio and video broadcast and audio recording equipment and *any other device including cell phones* capable of capturing or transmitting sound or images, in a courtroom or hearing room or its environs during the progress of or in connection with any action, whether or not court is actually in session, is prohibited in compliance with L.C.R. Crim.P. No. 112.

CONDITIONS OF SALE

The sheriff's office reserves the right to accept or to reject any and all bids. The plaintiff may withdraw or continue any property being bid on up to the property being struck down as sold.

If the conditions of the sale are not adhered to, the property shall be placed back up for auction.

The sheriff reserves the right to adjust or modify these conditions of sale on a case by case basis as a situation presents itself. The sheriff's decision shall be final.

Proper identification is required by the Sheriff's Office, the proper identification that is acceptable to the Sheriff's Office is a picture identification, such as a driver's license.

Real estate is to be sold for lawful money of the United States, or a certified check from a Pennsylvania Bank. We do not accept personal checks or business checks.

The buyer immediately on his being declared the highest bidder, and the property struck off to him, shall pay 20% of the purchase money to the Sheriff's Office. The balance shall be paid by the buyer within 30 days from the date of sale.

The buyer, or his agent, shall file the Realty Transfer Tax Affidavit of Value in duplicate with the Sheriff within fifteen days from the date of sale indicating the amount of Pennsylvania and local transfer taxes to be paid, if any. Said taxes owing, if any, shall be fully paid from the proceeds of the sale by the Sheriff at the time of the recording of the deed, as an expense of distribution. If the proceeds are insufficient to pay for the cost of the sale, including transfer taxes, and priority liens, buyer shall pay the additional amount owing to the Sheriff within thirty days of the sale.

All real estate is sold "as is" with no guarantees or warranties either expressed or implied and may be subject to mortgages and priority liens. The sheriff may not even be able to convey a deed at all. Properties may be sold in any order and not as numerically listed, at the sole discretion of the sheriff.

If no petition has been filed to set aside the sale, the Sheriff shall execute a deed within the appropriate time after the filing of a Schedule of Distribution, conveying all the real estate right, title & interest of the defendant in the property. Distribution will be made in accordance with the schedule of distribution unless exceptions are filed thereto within ten days after the filing of Schedule of Distribution.

The highest bidder shall be declared the buyer, and in case of non-compliance by the person to whom the sale shall be struck off to, he shall be answerable for all loss or damages and advances from a resale of the premises for the benefit of the plaintiff.

When the bidder is declared the buyer (unless buying the property on behalf of the plaintiff for costs only) he shall state his/her name for our record.

He/she shall come forward right away, and give his/her name to the Sheriff's Office personnel at the forward desk.

He/she shall then go to the rear desk where other Sheriff's Office personnel are located and settle the paperwork, the down payment, and his/her proper identification.

Bidders should note that until all the paperwork, identification, and 20% down payment is made, the sale for your purposes is not complete. You may wish to remain until these conditions are met, because if the conditions are not met, the property will be placed back up for sale.

Interruptions or questions of the clerks during the auction is not permitted.

The door to the courtroom will remain open during the auction in order to reduce the noise level of the door opening and closing.

In order to expedite the auction, the Sheriff requests that plaintiff or

plaintiff's counsel announce an "upset" price. This price will be viewed as the least amount, which the plaintiff will accept for the property, or more commonly called the reserve price.

Any bidding above costs for such a property will begin at that stated upset (reserve figure) and no less than \$100.00 increments will be accepted from that point on (above the reserve/upset price).

If plaintiff or plaintiff's counsel desires to withdraw a property from bidding, and/or continue the property to a date certain within the next 130 days, we request that you do so before or during the bidding by orally announcing such, but you will be required to immediately place in writing, your withdrawal and/or continuance, and sign the same. A continuance is allowed two times, within one hundred and thirty days.

Those in attendance are cautioned that you are free to make any statements you wish about any of the properties offered at auction. However, if any statement is made that is intended or perceived as such, that it would tend to cause others not to bid on that property, then that property may be removed from auction at the sheriff's discretion.

An example of such a statement may be that the seller or agent for the seller would announce that if an upset (reserve) price is reached he would remove said property from the auction.

The auctioneer will be the sole judge regarding any such decision and/or other dispute during this auction.

If you are bidding on a property as an agent for another person, you will be required to sign the Conditions of the Sale agreement in your own name and address as the agent for said other person, and also place said other person's name and address on the Conditions of Sale agreement document.

The sheriff's office will hold the agent responsible for the bid, if the principal would decline, unless the agent has a notarized agency agreement and presents the same to the Sheriff's Office at the time of the sale.

Kindly remember that any bidding above costs for a property will begin with that stated upset figure and no less than one hundred dollar increments thereafter. If no upset (reserve) figure is announced, all bidding above costs for such property shall begin in not less than one hundred dollar increments. The Sheriff will not accept a lesser amount.

The Sheriff does not guarantee or warrant, in any way, the real estate upon which you are bidding. He is merely following the request of the plaintiff and selling whatever interest the defendant might have in the property. It is up to you or your attorney to determine what that interest is, before you buy. The defendant might not own the property at all, some other person may own it, or there might be mortgages or liens against the property that you must pay before you obtain a clear title, all these factors are for you alone to determine. The Sheriff will not make these determinations for you. Once you make a bid, which is accepted as the highest bid, you have bought whatever interest the defendant has, if any, and you must pay that sum of money to the Sheriff regardless of what you later find out about the title. You must know what you are bidding on before you bid not after. You should further remember that if for whatever reason you cannot complete the sale under the terms and conditions as set forth here today, you shall forfeit your 20% down money, as liquidated damages to the Sheriff's Office, and shall also be liable for any damages incurred by the plaintiff or the Sheriff for resale.

CHARLES A. HAMILTON
Acting Sheriff of Lancaster County
BRADFORD J. HARRIS, ESQUIRE
Solicitor

No. CI-17-04020

WELLS FARGO BANK N.A.

vs.

**AIDA G. AQUINO,
CHRISTIAN A. MAY**

Property Address: 128 Abbey Lane,
Narvon, PA 17555

UPI/Tax Parcel Number: 040-18768-
0-0000

Judgment: \$154,656.21

Reputed Owners: Aida G. Aquino and
Christian A. May

Instr. No.: 6013962

Municipality: Brecknock Township
Area: 0.14

Improvements: Residential Dwelling

No. CI-17-03908

**PNC BANK
NATIONAL ASSOCIATION**

vs.

**BEVERLY A. AYERS,
CHRISTOPHER A. AYERS, SR.**

Property Address: 2104 Lyndell
Drive, Lancaster, PA 17601

UPI/Tax Parcel Number: 310-94758-
0-0000

Judgment: \$185,922.74

Reputed Owners: Christopher A.
Ayers, Sr. and Beverly A. Ayers,
Husband and Wife

Instr. No.: 5691610, Page N/A

Municipality: East Lampeter Town-
ship

Area: .35 Acres

Improvements: Residential Dwelling

No. CI-17-04594

**PENNSYLVANIA HOUSING
FINANCE AGENCY**

vs.

**JEROMEY C. BARNES,
RACHELLE M. BARNES**

Property Address: 3947 Main Street,
Conestoga, PA 17516

UPI/Tax Parcel Number: 120-22304-
0-0000

Judgment: \$158,362.36

LANCASTER LAW REVIEW

Reputed Owner(s): Jeromey C. Barnes
and Rachelle M. Barnes
Instrument No.: 6024913
Municipality: Conestoga Township
Area: 0.31 Acres
Improvements: A Residential Dwelling

No. CI-17-03738

**BAYVIEW LOAN SERVICING LLC,
A DELAWARE LIMITED
LIABILITY COMPANY**

vs.

**BARBARA BECK, SOLELY
IN HER CAPACITY AS HEIR OF
WILLIS H. WITMER a/k/a
WILLIS H. WITMER, SR.,
DECEASED, JANA COFFMAN,
SOLELY IN HER CAPACITY AS
HEIR OF WILLIS H. WITMER
a/k/a WILLIS H. WITMER, SR.,
DECEASED, BILL WITMER a/k/a
WILLIS WITMER, JR., SOLELY IN
HIS CAPACITY AS HEIR OF
WILLIS H. WITMER a/k/a WILLIS
H. WITMER, SR., DECEASED,
KEVIN WITMER, SOLELY IN HIS
CAPACITY AS HEIR OF WILLIS H.
WITMER a/k/a WILLIS H.
WITMER, SR., DECEASED**

Property Address: 567 North Shippen
Street, Lancaster, PA 17603
UPI/Tax Parcel Number: 336-20098-
0-0000

Judgment: \$74,709.66

Reputed Owners: Barbara Beck
Solely in Her Capacity as Heir of
Willis H. Witmer a/k/a Willis H.
Witmer, Sr., Deceased, Jana Coff-
man Solely in Her Capacity as
Heir of Willis H. Witmer a/k/a
Willis H. Witmer, Sr., Deceased,
Bill Witmer a/k/a Willis Witmer,
Jr. Solely in His Capacity as Heir
of Willis H. Witmer a/k/a Willis
H. Witmer, Sr., Deceased & Kevin
Witmer Solely in His Capacity as
Heir of Willis H. Witmer a/k/a
Willis H. Witmer, Sr., Deceased

Instr. No.: 999028490

Municipality: City of Lancaster

Area: 0.0300 acres
Improvements: Residential Dwelling

No. CI-12-19608

**LSF9 MASTER
PARTICIPATION TRUST**

vs.

**ANTHONY V. BELTRAN,
MARIA BELTRAN**

Property Address: 940 Hillcrest Drive,
Kinzers, PA 17535

UPI/Tax Parcel Number: 560-37716-
0-0000

Judgment: \$403,780.86

Reputed Owners: Anthony V. Beltran
and Maria Beltran

Instr. No.: 5580452

Municipality: Salisbury Township

Area: N/A

Improvements: Residential Dwelling

No. CI-17-01595

WELLS FARGO BANK, N.A.

vs.

**ALICIA BLANKENMEYER a/k/a
ALICIA L. BLANKENMEYER a/k/a
ALICIA L. ENGLISH**

Property Address: 115 Colgate Ave.,
Lancaster, PA 17603

UPI/Tax Parcel Number: 410-70649-
0-0000

Judgment: \$89,387.02

Reputed Owner: Alicia L. English

Document ID: 5462481

Municipality: Township of Manor

Area: N/A

Improvements: Residential Dwelling

No. CI-17-02844

PLAZA HOME MORTGAGE, INC.

vs.

JUSTINE C. BRIAND

Property Address: 4071 Laurel Lane,
Mount Joy, PA 17552

UPI/Tax Parcel Number: 300-12200-
0-0000

Judgment: \$156,533.00
Reputed Owner: Justine C. Briand
Instr. No.: 6222391
Municipality: West Hempfield
Area: N/A
Improvements: Residential Dwelling

No. CI-15-07323

**U.S. BANK NATIONAL
ASSOCIATION, TRUSTEE FOR
THE PENNSYLVANIA HOUSING
FINANCE AGENCY**

vs.

ERICH R. BROOME

Property Address: 435 Cherry St.,
Columbia, PA 17512
UPI/Tax Parcel Number: 110-72540-
0-0000

Judgment: \$46,483.09
Reputed Owner: Erich R. Broome
Deed Bk.: 6335 Page 153
Municipality: Borough of Columbia
Area: 0.0400 acres
Improvements: Residential Dwelling

No. CI-14-01534

NATIONSTAR MORTGAGE LLC

vs.

PALMER BROWN

Property Address: 208 Cool Creek
Way, Lancaster, PA 17602
UPI/Tax Parcel Number: 320-59128-
0-0000

Judgment: \$237,021.41
Reputed Owner: Palmer Brown
Instr. No.: 5850125
Municipality: Township of West Lam-
peter
Area: N/A
Improvements: Residential Dwelling

No. CI-14-08626

LPP MORTGAGE, LTD.

vs.

**DAVID W. BUCKWALTER,
ANNA LOIS BUCKWALTER a/k/a
LOIS ANNA BUCKWALTER a/k/a
LOIS A. BUCKWALTER**

Property Address: 2039 Broad Street,
East Petersburg, PA 17520 a/k/a
2039 Broad Street, East Peters-
burg, PA 17545 f/k/a 2039 Broad
Street
UPI/Tax Parcel Number: 220-08573-
0-0000

Judgment: \$164,490.23
Reputed Owners: Anna Lois Buckwal-
ter a/k/a Lois Anna Buckwalter
a/k/a Lois A. Buckwalter and
David W. Buckwalter
Deed Bk.: 5586, Page 30 998001717
Municipality: East Petersburg Bor-
ough

Area: 2,614 sq. ft.
Improvements: Residential Dwelling

No. CI-17-02369

RMR HOLDINGS LP

vs.

GARY BURKHOLDER

Property Address: 208 Duke Street,
Ephrata, PA 17522
UPI/Tax Parcel Number: 260-86176-
0-0000

Judgment: \$114,289.99
Reputed Owner: Gary Burkholder
Instr. No.: 6238985
Municipality: Ephrata Borough
Area: N/A
Improvements: Residential Single
Family Dwelling

No. CI-16-06927

**U.S. BANK NATIONAL
ASSOCIATION, AS TRUSTEE
SUCCESSOR IN INTEREST TO
BANK OF AMERICA, NATIONAL
ASSOCIATION, AS TRUSTEE,
SUCCESSOR BY MERGER TO
LASALLE BANK NATIONAL
ASSOCIATION, AS TRUSTEE
FOR MERRILL LYNCH
MORTGAGE INVESTORS TRUST,
MORTGAGE LOAN ASSET-
BACKED CERTIFICATES,
SERIES 2006-WMC2**

vs.

**ALICE M. CARLSON,
EDWARD Z. DART**

Property Address: 149 E. Ross St.,
Lancaster, PA 17602
UPI/Tax Parcel Number: 336-21583-
0-0000
Judgment: \$84,734.79
Reputed Owners: Alice M. Carlson
and Edward Z. Dart
Instr. No.: 5491942
Municipality: Lancaster City
Area: 2,178 Square Feet
Improvements: Residential Dwelling

No. CI-14-00047

**DEUTSCHE BANK NATIONAL
TRUST COMPANY, AS TRUSTEE,
IN TRUST FOR THE REGISTERED
HOLDERS OF MORGAN STANLEY
ABS CAPITAL I TRUST 2007-NC2,
MORTGAGE PASS-THROUGH
CERTIFICATES,
SERIES 2007-NC2**

vs.

**CHAD D. CASSEL,
MICHELLE L. CASSEL**

Property Address: 317 E. Lexington
Road, Lititz, PA 17543
UPI/Tax Parcel Number: 600-92680-
0-0000
Judgment: \$135,623.70
Reputed Owners: Chad D. Cassel and
Michelle L. Cassel
Instr. No.: 998042894
Municipality: Township of Warwick
Area: N/A
Improvements: Residential Dwelling

No. CI-17-02847

PENNYMAC LOAN SERVICES, LLC

vs.

**STEPHEN DAVID CASSIDY,
BROOKE M. CASSIDY**

Property Address: 65 Park Avenue,
Ephrata, PA 17522
UPI/Tax Parcel Number: 260-96813-
0-0000
Judgment: \$149,232.23

Reputed Owners: Stephen David Cas-
sidy, Brooke M. Cassidy
Instr. No.: 6195900
Municipality: Ephrata
Area: 0.07 AC
Improvements: Residential

No. CI-12-02927

**U.S. BANK NATIONAL
ASSOCIATION, AS TRUSTEE,
SUCCESSOR IN INTEREST TO
BANK OF AMERICA, NATIONAL
ASSOCIATION, AS TRUSTEE
(SUCCESSOR BY MERGER TO
LASALLE BANK NATIONAL
ASSOCIATION) AS TRUSTEE
FOR LEHMAN XS TRUST
SERIES 2007-9**

vs.

DEBORAH A. COHEN

Property Address: 560 Walnut St.,
Columbia, PA 17512
UPI/Tax Parcel Number: 110-73621-
0-0000
Judgment: \$122,401.77
Reputed Owner: Deborah A. Cohen,
single woman
Instr. No.: 5374617
Municipality: Borough of Columbia
Area: N/A
Improvements: Residential Dwelling

No. CI-16-11521

**METROPOLITAN LIFE
INSURANCE COMPANY**

vs.

GERDA M.J. CONRAD

Property Address: 1820 Buchers Mill,
Lancaster, PA 17601
UPI/Tax Parcel Number: 290-53029-
0-0000
Judgment: \$250,772.16.
Reputed Owner: Gerda M.J. Conrad
Document ID#: 5612632
Municipality: Township of East
Hempfield
Area: ALL THAT CERTAIN lot situate
on the North side of Buchers Mill

in East Hempfield Township, Lancaster county, Pennsylvania; being known as Lot 90, Block B, as shown on a plan of the Village Grande at Miller's Run-Phase I prepared by Rettew Associates, Inc. dated January 8, 2003, last revised December 9, 2003, drawing number 003985-02, recorded in the Office for the Recording of Deeds in and for Lancaster County, Pennsylvania, in subdivision plan Book J-219, page 109, and being more fully bounded and described as follows:

Improvements: Residential Dwelling

No. CI-17-01328

WELLS FARGO BANK, N.A.

vs.

WILDING M. CUPELES, SR., JUAN J. CAMACHO, IN HIS CAPACITY AS HEIR OF JULIA M. CAMACHO, DECEASED, UNKNOWN HEIRS, SUCCESSORS, ASSIGNS AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER JULIA M. CAMACHO, DECEASED

Property Address: 504 Terrace Rd., Lancaster, PA 17602

UPI/Tax Parcel Number: 337-79714-0-0000

Judgment: \$62,170.84

Reputed Owner: Wilding M. Cupeles, Sr.

Instr. No.: 5710223

Municipality: Lancaster City

Area: .06 Acres

Improvements: Residential Dwelling

No. CI-11-00367

**PHH MORTGAGE CORPORATION
f/k/a PHH MORTGAGE
SERVICES CORPORATION**

vs.

**MARCIA CURBELO,
INDIVIDUALLY &
ADMINISTRATRIX OF THE
ESTATE OF CHARLES CURBELO**

Property Address: 861 N. Prince St., Lancaster, PA 17603-2751

UPI/Tax Parcel Number: 339-63989-0-0000

Judgment: \$44,641.95

Reputed Owners:

Instr. No.: 5828286

Municipality: Lancaster City

Area: .04 Acres

Improvements: Residential Dwelling

No. CI-17-00761

**CARRINGTON MORTGAGE
SERVICES, LLC**

vs.

NELIDA DeJESUS n/k/a NELIDA RUIZ MARTINEZ, FREDDIE RODRIGUEZ TORRES

Property Address: 844 Prangley Ave., Lancaster, PA 17603

UPI/Tax Parcel Number: 338-84565-0-0000

Judgment: \$61,708.16

Reputed Owners: Nelida DeJesus n/k/a Nelida Ruiz Martinez and Freddie Rodriguez Torres

Instr. No.: 5567880

Municipality: City of Lancaster

Area: N/A

Improvements: Residential

No. CI-17-00158

**VENTURES TRUST 2013-I-H-R BY
MCM CAPITAL PARTNERS, LLLP
f/k/a MCM CAPITAL PARTNERS,
LLC, ITS TRUSTEE**

vs.

**ANGELA M. DELLET a/k/a
ANGELA M. BARTCH, JULIE A.
DELLET, HOLLY L. KUHN,
UNKNOWN HEIRS SUCCESSORS,
ASSIGNS AND ALL PERSONS,
FIRMS OR ASSOCIATIONS
CLAIMING RIGHT TITLE OR
INTEREST FROM OR UNDER
WAYNE E. DELLET, DECEASED**

LANCASTER LAW REVIEW

Property Address: 27 South 6th Street, Columbia, PA 17512
UPI/Tax Parcel Number: 110-33379-0-0000
Judgment: \$142,206.38
Reputed Owner: Wayne E. Dellet, deceased
Instr. No.: 5745525
Municipality: Borough of Columbia
Area: N/A
Improvements: Residential Property

No. CI-17-00560

CARRINGTON MORTGAGE SERVICES, LLC

vs.

JENNIFER M. DiSTEFANO a/k/a JENNIFER M. LONG

Property Address: 534 East Main Street, Ephrata, PA 17522
UPI/Tax Parcel Number: 260-77828-0-0000
Judgment: \$185,089.65.
Reputed Owner: Jennifer M. DiStefano a/k/a Jennifer M. Long
Instr. No.: 5723460
Municipality: Borough of Ephrata
Area: All that certain tract of land situate on East Main Street, in the Borough of Ephrata, County of Lancaster and Commonwealth of Pennsylvania, with the improvements thereon erected, known as No. 534 East Main Street, bounded and described as follows, to wit:
Improvements: Residential Dwelling

No. CI-13-02209

MTGLQ INVESTORS, L.P.

vs.

DAWN R. DODSON, THOMAS E. DODSON

Property Address: 2014 Old Philadelphia Pike, Lancaster, PA 17602
UPI/Tax Parcel Number: 310-82442-0-0000
Judgment: \$391,020.93

Reputed Owners: Dawn R. Dodson and Thomas E. Dodson
Instr. No.: 5535963
Municipality: East Lampeter Township
Area: 0.43 Acres
Improvements: Residential Dwelling

No. CI-16-11385

BRANCH BANKING AND TRUST COMPANY, SUCCESSOR-INTEREST TO SUSQUEHANNA BANK, FORMERLY KNOWN AS SUSQUEHANNA BANK PA

vs.

DOGLEG PROPERTIES, INC. f/k/a RIVARD POPCORN PRODUCTS, INC.

Property Address: 2870 Yellow Goose Rd., Landisville, PA 17538
UPI/Tax Parcel Number: 290-20470-0-0000
Judgment: \$1,565,638.28
Reputed Owner: Rivard Popcorn Products, Inc.
Deed Bk.: 88, Page 60 and Deed Bk. 2026, Page 506
Municipality: East Hempfield Township
Area: N/A
Improvements: Commercial Use

No. CI-17-04048

FEDERAL NATIONAL MORTGAGE ASSOCIATION ("FANNIE MAE")

vs.

LAMONT E. DOMBACH, JR.

Property Address: 507 Bean Blossom Dr., Lancaster, PA 17603
UPI/Tax Parcel Number: 340-72648-0-0000
Judgment: \$202,788.02
Reputed Owner: Lamont E. Dombach, Jr.
Instr. No.: 5659784.
Municipality: Township of Lancaster
Improvements: Residential Dwelling

No. CI-14-01083

**FIRST HORIZON HOME LOANS
A DIVISION OF FIRST
TENNESSEE BANK N.A.**

vs.

SUSAN L. DORRIN

Property Address: 219 Cartledge Lane, Millersville, PA 17551
UPI/Tax Parcel Number: 410-26723-0-0000
Judgment: \$123,633.53
Reputed Owner: Susan L. Dorrin
Instr. No.: 5486018
Municipality: Manor Township
Area: 1,742 Square Feet
Improvements: Residential Dwelling

No. CI-15-04365

**NEWTEK SMALL BUSINESS
FINANCE, LLC, SUCCESSOR BY
MERGER TO NEWTEK SMALL
BUSINESS FINANCE, INC.**

vs.

**E&I HOLDINGS, LP,
PA FARM PRODUCTS LLC**

Property Address: 1095 Mt. Airy Road, Stevens, PA 17578
UPI/Tax Parcel Numbers: 090-11197-0-0000 & 090-46554-0-0000
Judgment: \$5,350,558.16
Reputed Owners: E&I Holdings, LP, PA Farm Products, LLC
Instr. No.: 6084987
Municipality: Township of West Calico
Area: 5.52 Acres, 217,173.69 sq. ft. 4 Acres, 2 Perches
Improvements: None

No. CI-16-06104

**WILMINGTON SAVINGS FUND
SOCIETY, FSB d/b/a
CHRISTIANA TRUST, NOT IN ITS
INDIVIDUAL CAPACITY BUT
SOLELY IN ITS CAPACITY AS
OWNER TRUSTEE OF MATAWIN
VENTURES TRUST
SERIES 2016-4**

vs.

**CHRISTOPHER EITNIER a/k/a
CHRISTOPHER SEAN EITNIER,
TINA M. EITNIER**

Property Address: 1059 Cloverton Drive, Columbia, PA 17512
UPI/Tax Parcel Number: 110-32850-0-0000
Judgment: \$88,071.32
Reputed Owners: Christopher Eitnier a/k/a Christopher Sean Eitnier and Tina M. Eitnier
Instr. No.: 5555594
Municipality: Columbia Borough
Area: 6,534 Square Feet
Improvements: Residential Dwelling

No. CI-15-06295

**U.S. BANK NATIONAL
ASSOCIATION, AS TRUSTEE
FOR GSMPS MORTGAGE LOAN
TRUST 2006-RP1**

vs.

**LEE ROY EPPLEY a/k/a
LEE R. EPPLEY**

Property Address: 225 Buttonwood Drive, Elizabethtown, PA 17022
UPI/Tax Parcel Number: 160-49875-0-0000
Judgment: \$94,199.82
Reputed Owner: Lee Roy Eppley a/k/a Lee R. Eppley
Deed Bk.: 4556, Page 398
Municipality: West Donegal Township
Area: 0.34 Acres
Improvements: Residential Dwelling

No. CI-17-04825

**NEW PENN FINANCIAL, LLC
d/b/a SHELLPOINT
MORTGAGE SERVICING**

vs.

**JAY C. ESBENSHADE,
M. JOYCE ESBENSHADE**

Property Address: 23 Pleasant View Ave., Willow Street, PA 17584
UPI/Tax Parcel Number: 320-11112-0-0000
Judgment: \$159,311.57

Reputed Owners: Jay C. Esbenshade
and M. Joyce Esbenshade
Instr. No.: 6138120
Municipality: Township of West Lam-
peter
Area: N/A
Improvements: Residential Dwelling

No. CI-17-02552

**LSF9 MASTER
PARTICIPATION TRUST**

vs.

**ESTATE OF EDWARD THEODORE
MARTIN, JR., JANICE M.
WILKINS, PERSONAL
REPRESENTATIVE OF THE
ESTATE OF THEODORE EDWARD
MARTIN, JR., UNKNOWN HEIRS,
SUCCESSORS, ASSIGNS AND ALL
PERSONS, FIRMS OR
ASSOCIATION CLAIMING RIGHT,
TITLE OR INTEREST FROM OR
UNDER THEODORE EDWARD
MARTIN, JR.**

Property Address: 511 Second Street,
Lancaster, PA 17603
UPI/Tax Parcel Number: 338-58140-
0-0000
Judgment: \$93,523.78
Reputed Owner: Theodore Edward
Martin, Jr.
Deed Bk.: 89, Page 607
Municipality: City of Lancaster
Area: 0.02 Acres
Improvements: Residential Dwelling

No. CI-17-03729

**CARRINGTON MORTGAGE
SERVICES, LLC**

vs.

**MATTHEW A. FULLER,
JENNIE M. FULLER**

Property Address: 144 South Main
Street, Manheim, PA 17545
UPI/Tax Parcel Number: 400-93074-
0-0000
Judgment: \$133,141.93

Reputed Owners: Matthew A. Fuller
and Jennie M. Fuller
Instr. No.: 6118457
Municipality: Manheim Borough
Area: N/A
Improvements: Residential Dwelling

No. CI-14-03036

**FEDERAL NATIONAL MORTGAGE
ASSOCIATION ("FANNIE MAE")**

vs.

**ISRAEL GARCIA, LISANDRA
TRINIDAD-GARCIA**

Property Address: 744 Stevens Ave.,
Lancaster, PA 17602
UPI/Tax Parcel Number: 337-38264-
0-0000
Judgment: \$136,891.21
Reputed Owners: Israel Garcia and
Lisandra Trinidad Garcia
Instr. No.: 5620430
Municipality: City of Lancaster
Improvements: Residential Dwelling

No. CI-13-12126

**LSF9 MASTER
PARTICIPATION TRUST**

vs.

KENNETH M. GOLDEN

Property Address: 1886 Water Street,
Washington Boro, PA 17582
UPI/Tax Parcel Number: 410-69481-
0-0000
Judgment: \$92,061.87
Reputed Owner: Kenneth M. Golden
Instr. No.: 5425827
Municipality: Manor Township
Area: 0.25
Improvements: Residential Dwelling

No. CI-16-00014

JAMES B. NUTTER & COMPANY

vs.

**LESLIE J. GRAHAM,
ADMINISTRATIX OF THE EST.
OF PAUL L. JOHNSON, DEC'D.**

LANCASTER LAW REVIEW

Property Address: 39 W. James Street, Lancaster, PA 17603
UPI/Tax Parcel Number: 339-02999-0-0000
Judgment: 106,809.65
Reputed Owner: Paul L. Johnson, Deceased
Deed Bk.: R93 607
Municipality: Lancaster City
Area: 0.05 AC
Improvements: Residential

No. CI-14-10003

BANK OF AMERICA, N.A.

vs.

LARRY R. GRAVER

Property Address: 101 Creekside Drive, Millersville, PA 17551
UPI/Tax Parcel Number: 410-19424-0-0000
Judgment: \$235,089.85
Reputed Owners:
Deed Instr. No.: 5185533
Municipality: Manor Township
Area: 0.11
Improvements: Residential Dwelling

No. CI-15-01667

WELLS FARGO BANK, N.A.

vs.

**RHAUNI M. GREGORY,
LEON GREGORY**

Property Address: 2860 Pebblebrook Drive, Lancaster, PA 17601
UPI/Tax Parcel Number: 390-82328-0-0000
Judgment: \$209,892.00
Reputed Owners: Rhauni M. Gregory, and Leon Gregory
Instr. No.: 5862910
Municipality: Manheim Township
Area: 0.14
Improvements: Residential Dwelling

No. CI-16-09598

WELLS FARGO BANK, N.A.

vs.

**SCOTT F. GRIFFITH,
KATHLEEN T. GRIFFITH**

Property Address: 672 Conowingo Road, Quarryville, PA 17566
UPI/Tax Parcel Number: 180-05613-0-0000
Judgment: \$99,520.46
Reputed Owners: Kathleen T. Griffith and Scott F. Griffith
Deed Bk.: 5337, Page 0150
Municipality: East Drumore Township
Area: 80,586 square feet
Improvements: Residential Dwelling

No. CI-17-02668

BANK OF AMERICA, N.A.

vs.

**REBECCA A. HARNISH,
RANDALL J. HARNISH**

Property Address: 5354 Mine Road, Kinzers, PA 17535
UPI/Tax Parcel Number: 560-63357-0-0000
Judgment: \$148,985.15
Reputed Owners: Rebecca A. Harnish & Randall J. Harnish
Instr. No.: 5853606
Municipality: City of Kinzers
Area: .18 acres
Improvements: Residential Dwelling

No. CI-17-02864

CIT BANK, N.A.

vs.

**HENRY P. HARRIS, KNOWN
SURVIVING HEIR OF GERALDINE
BLEVINS, UNKNOWN SURVIVING
HEIRS OF GERALDINE BLEVINS**

Property Address: 311 Frogtown Rd., Pequea, PA 17565
UPI/Tax Parcel Number: 430-75557-0-0000
Judgment: \$165,813.00
Reputed Owners: Unknown Surviving Heirs of Geraldine Blevins and Henry P. Harris, Known Surviving Heir of Geraldine Blevins

Instr. No.: 5596975
Municipality: Martic Township
Area: N/A
Improvements: Residential Dwelling

No. CI-17-04761

**DEUTSCHE BANK
NATIONAL TRUST COMPANY,
AS TRUSTEE FOR HSI
ASSET SECURITIZATION
CORPORATION TRUST
2007-NC1, MORTGAGE PASS-
THROUGH CERTIFICATES,
SERIES 2007-NC1**

vs.

**DONNA HAUGH a/k/a
DONNA L. HAUGH, INDIVIDUALLY
AND AS TRUSTEE OF THE
DONNA L. HAUGH REVOCABLE
LIVING TRUST**

Property Address: 236-238 Lawrence
St., Columbia, PA 17512
UPI/Tax Parcel Number: 110-90333-
0-0000

Judgment: \$198,273.16

Reputed Owners: Donna Haugh
a/k/a Donna L. Haugh, individu-
ally and as Trustee of the Donna
L. Haugh Revocable Living Trust

Instr. No.: 5586396

Municipality: Borough of Columbia

Area: N/A

Improvements: Residential Real Es-
tate

No. CI-17-03378

WELLS FARGO BANK, N.A.

vs.

**CHRISTOPHER L. HEINEY,
KELA M. HEINEY HEINEY a/k/a
KELA M. CHILDRESS**

Property Address: 56 Blue Rock Rd.,
Millersville, PA 17551

UPI/Tax Parcel Number: 440-62619-
0-0000

Judgment: \$128,982.19

Reputed Owner: Christopher L.
Heiney

Instr. No.: 6118454
Municipality: Millersville Borough
Area: 0.16
Improvements: Residential Dwelling

No. CI-17-02861

MIDFIRST BANK

vs.

DALE R. HEISEY

Property Address: 410 Woodhall
Drive, Willow Street, PA 17584
UPI/Tax Parcel Number: 320-26168-
0-0000

Judgment: \$77,938.61

Reputed Owner(s): Dale R. Heisey

Deed Bk.: 6912, page 407

Municipality: West Lampeter Town-
ship

Area: 10,454 square feet (0.2400
acre)

Improvements: A Residential Dwelling

No. CI-17-02425

PACIFIC UNION FINANCIAL LLC

vs.

CORI HETRICK

Property Address: 35 West Hummels-
town Street, Elizabethtown, PA
17022

UPI/Tax Parcel Number: 250-67446-
0-0000

Judgment: \$143,588.13

Reputed Owner: Cori Hetrick

Instr. No.: 6244650

Municipality: Borough of Elizabeth-
town

Area: N/A

Improvements: Residential Dwelling

No. CI-17-04093

BANK OF AMERICA, N.A.

vs.

**ANDREA HIBSHMAN, AS
ADMINISTRATIX OF
THE ESTATE OF
ELISA C. HEIM, DECEASED**

Property Address: 118 Walnut Street,
Columbia, PA 17512

UPI/Tax Parcel Number: 110-81579-
0-0000

Judgment: \$58,317.43

Reputed Owner: Andrea Hibshman
as Administratrix of the Estate of
Elisa C. Heim, Deceased

Instr. No.: 5930221

Municipality: Borough of Columbia
Area: 0.0300 acres

Improvements: Residential Dwelling

No. CI-16-07932

**LAKEVIEW LOAN
SERVICING, LLC**

vs.

**JEFFREY D. HIGH, JESSICA A.
HIGH a/k/a JESSICA HIGH**

Property Address: 32 Lititz Run Road,
Lititz, PA 17543

UPI/Tax Parcel Number: 600-82292-
0-0000

Judgment: \$127,143.27

Reputed Owners: Jeffrey D. High, and
Jessica A. High a/k/a Jessica
High

Deed Bk.: 5195, Page 575

Municipality: Warwick Township
Area: 0.07

Improvements: Residential Dwelling

No. CI-16-09878

WELLS FARGO BANK, N.A.

vs.

WILLIAMS G. HOPKINS

Property Address: 32 Fulton Street,
Akron, PA 17501

UPI/Tax Parcel Number: 020-76374-
0-0000

Judgment: \$68,236.94

Reputed Owner: William G. Hopkins
Instr. No.: 6210286

Municipality: Akron Borough
Area: 6,534 Square Feet

Improvements: Residential Dwelling

No. CI-14-06928

**U.S. BANK NATIONAL
ASSOCIATION, AS TRUSTEE FOR
CREDIT SUISSE FIRST BOSTON
MORTGAGE SECURITIES CORP.,
CSMC MORTGAGE-BACKED
PASS-THROUGH CERTIFICATES,
SERIES 2006-7**

vs.

**CHAD L. HOSSLER,
RONALD L. HOSSLER,
VICTORIA J. HOSSLER**

Property Address: 327 North George
Street, Millersville, PA 17551

UPI/Tax Parcel Number: 440-59883-
0-0000

Judgment: \$130,728.32

Reputed Owners: Chad L. Hossler,
Ronald L. Hossler and Victoria J.
Hossler

Deed Instr. No.: 5438071

Municipality: Millersville Borough
Area: 0.25

Improvements: Residential Dwelling

No. CI-16-06613

**BRANCH BANKING AND
TRUST COMPANY, A NORTH
CAROLINA CORPORATION, AS
SUCCESSOR IN INTEREST TO
SUSQUEHANNA BANK**

vs.

GREGORY HUTCHINSON

Property Address: 470 New Dorwart
Street, Lancaster, PA 17603

UPI/Tax Parcel Number: 338-65345-
0-0000

Judgment: \$80,410.45

Reputed Owner: Gregory Hutchinson
Instr. No.: 6022417

Municipality: City of Lancaster
Improvements: Residential Dwelling

No. CI-16-01424

CAPITAL ONE, N.A.

vs.

**KELLEY A. JEFFERIS,
DENNIS J. JEFFERIS, JR.**

Property Address: 2297 Poplar Street,
Narvon, PA 17555
UPI/Tax Parcel Number: 050-36876-
0-0000
Judgment: \$182,939.80
Reputed Owners: Dennis J. Jefferis
Jr. and Kelley A. Jefferis
Deed Bk.: 6319, Page 80
Municipality: Caernarvon Township
Area: 1.25 Acres
Improvements: Split Level Single
Family Dwelling

No. CI-17-02372

**BANK OF AMERICA, N.A.
SUCCESSOR BY MERGER TO
BAC HOME LOANS SERVICING,
LP f/k/a COUNTRYWIDE HOME
LOANS SERVICING, LP**

vs.

MICHAEL T. KNAUER

Property Address: 769 Georgetown
Road, Paradise, PA 17562
UPI/Tax Parcel Number: 490-55033-
0-0000
Judgment: 140,370.30
Reputed Owner: Michael T. Knauer
Instr. No.: 5805813
Municipality: City of Paradise
Area: 0.43 AC
Improvements: Residential Dwelling

No. CI-17-04293

WELLS FARGO BANK, N.A.

vs.

KENNETH E. KNOUSE

Property Address: 63 South Franklin
Street, Lancaster, PA 17602
UPI/Tax Parcel Number: 337-05244-
0-0000
Judgment: \$77,128.02
Reputed Owner: Kenneth E. Knouse
Deed Instr. No.: 5630139
Municipality: Lancaster City
Area: 0.0500
Improvements: Residential Dwelling

No. CI-17-01067

WELLS FARGO BANK, N.A.

vs.

**DANIEL A. KUCHARSKI a/k/a
DANIEL ANDREW KUCHARSKI,
TRICIA L. KUCHARSKI a/k/a
TRACI LYNN KUCHARSKI**

Property Address: 416 Clearfield
Road, Quarryville, PA 17566
UPI/Tax Parcel Number: 520-63870-
0-0000
Judgment: \$165,341.68
Reputed Owner: Daniel A. Kucharski
a/k/a Daniel Andrew Kucharski
Deed Instr. No.: 6073996
Municipality: Providence Township
Area: 1.19 Acres
Improvements: Residential Dwelling

No. CI-17-02667

UNION HOME MORTGAGE CORP.

vs.

JASON D. LANDIS

Property Address: 5607 Old Philadel-
phia Pike, Gap, PA 17527
UPI/Tax Parcel Number: 560-38460-
0-0000
Judgment: \$93,881.10
Reputed Owner: Jason D. Landis
Instr. No.: 6238096
Municipality: Township of Salisbury
Area: N/A
Improvements: Residential Dwelling

No. CI-16-04766

NATIONSTAR MORTGAGE LLC

vs.

ERIN LAYSER, MARK A. LAYSER

Property Address: 1955 Larch Ave.,
East Petersburg, PA 17520
UPI/Tax Parcel Number: 220-17418-
0-0000
Judgment: \$171,977.94
Reputed Owners: Erin Layser & Mark
A. Layser
Instr. No.: 5345312

Municipality: Borough of East Petersburg
Area: 0.1900 Acres
Improvements: Residential Dwelling

No. CI-17-03666

PACIFIC UNION FINANCIAL, LLC

vs.

PHILLIP C. LEIS

Property Address: 229 Spruce Street,
Denver, PA 17517
UPI/Tax Parcel Number: 040-06851-
0-0000
Judgment: \$248,420.50
Reputed Owner: Phillip C. Leis
Instr. No.: 6243605
Municipality: Township of Brecknock
Area: 0.4500 acres
Improvements: Residential Dwelling

No. CI-14-01151

WELLS FARGO BANK, N.A.

vs.

**CATHERINE A. LIVELY,
CHAD R. LIVELY**

Property Address: 1020 Williamsburg
Road, Lancaster, PA 17603
UPI/Tax Parcel Number: 410-57247-
0-0000
Judgment: \$111,647.26
Reputed Owners: Catherine A. Lively
and Chad R. Lively
Deed Bk.: 6407, Page 11
Municipality: Manor Township
Area: .18 Acres
Improvements: Residential Dwelling

No. CI-17-03066

JP MORGAN CHASE BANK, N.A.

vs.

JASON M. LONG

Property Address: 373 Walnut St.,
Denver, PA 17517
UPI/Tax Parcel Number: 140-24935-
0-0000
Judgment: \$129,431.94

Reputed Owner: Jason M. Long
Instr. No.: 5902069
Municipality: Borough of Denver
Area: 0.0700 Acres
Improvements: Residential Dwelling

No. CI-17-00898

**SPECIALIZED LOAN
SERVICING, LLC**

vs.

**KIRK A. LUTHER,
MICHELLE K. LUTHER**

Property Address: 125 Summer Lane,
Lititz, PA 17543
UPI/Tax Parcel Number: 390-07258-
0-0000
Judgment: \$208,367.04
Reputed Owners: Michelle K. Luther
and Kirk A. Luther
Instr. No.: 5415627
Municipality: Township of Manheim
Area: N/A
Improvements: Residential Dwelling

No. CI-17-01687

**U.S. BANK NATIONAL
ASSOCIATION, AS INDENTURE
TRUSTEE, FOR CIM TRUST
2016-4, MORTGAGE-BACKED
NOTES, SERIES 2016-4**

vs.

**JAMES W. MATESIG,
JENNIFER C. MATESIG**

Property Address: 75 East Main St.,
Reinholds, PA 17569
UPI/Tax Parcel Number: 090-06354-
0-0000
Judgment: \$64,681.33.
Reputed Owners: James W. Matesig
and Jennifer C. Matesig
Instr. No.: 5921235
Municipality: West Cocalico Township
Area: ALL THAT CERTAIN tenement,
messuage or lot of ground situate
in the village of Reinholds, Town-
ship of West Cocalico, County of
Lancaster and Commonwealth of
Pennsylvania, bounded and de-

scribed by lines, distances and courses as follows, to wit:
Improvements: Residential Dwelling

No. CI-16-09256

WELLS FARGO BANK, N.A.

vs.

**SHAWN ALAN McCOMSEY a/k/a
SHAWN A. McCOMSEY, ANA
MARIA SOLIS-McCOMSEY**

Property Address: 222 Grandview Circle, Mount Joy, PA 17552
UPI/Tax Parcel Number: 450-93571-0-0000

Judgment: \$122,797.94

Reputed Owners: Shawn Alan McComsey a/k/a Shawn A. McComsey, Ana Maria Solis-McComsey

Instr. No.: 5910476

Municipality: Mount Joy Borough
Area: .19

Improvements: Residential Dwelling

No. CI-17-04708

**HSBC BANK USA, NATIONAL
ASSOCIATION, AS TRUSTEE FOR
FREMONT HOME LOAN TRUST
2006-E, MORTGAGE-BACKED
CERTIFICATES, SERIES 2006-E**

vs.

NORMA D. McDERMOTT

Property Address: 53 Dawkins Drive, East Earl, PA 17519

UPI/Tax Parcel Number: 200-95416-0-0000

Judgment: \$ 531,747.33

Reputed Owner: Norma D. McDermott, Adult Individual, As Sole Owner

Doc. Id.: 5563552

Municipality: East Earl Township
Area: 0.14 Acres

Improvements: Residential Dwelling

No. CI-16-06194

WELLS FARGO BANK, N.A.

vs.

MELVIN R. MELLINGER

Property Address: 1025 Edgemoor Court, Lancaster, PA 17601

UPI/Tax Parcel Number: 390-57016-0-0000

Judgment: 101,854.00

Reputed Owner: Melvin R. Mellinger
Instr. No.: 6207407

Municipality: Manheim

Area: 0.08 AC

Improvements: Residential

No. CI-14-10543

MIDFIRST BANK

vs.

JOSEPH S. MINI, JR.

Property Address: 1605 Glenn Rd., Lancaster, PA 17601

UPI/Tax Parcel Number: 810-45417-0-0000

Judgment: \$120,398.72

Reputed Owner(s): Joseph S. Mini, Jr.

Instrument No.: 5257046

Municipality: City of Lancaster

Improvements: A Residential Dwelling

No. CI-15-09419

BAYVIEW LOAN SERVICING, LLC

vs.

MICHAEL T. MINNICH

Property Address: 20 East Orange Street, Lititz, PA 17543

UPI/Tax Parcel Number: 370-10528-0-0000

Judgment: \$80,040.86

Reputed Owner: Michael T. Minnich, no marital status shown

Document ID: 5860978

Municipality: Borough of Lititz

Area: N\A

Improvements: Residential Dwelling

No. CI-17-03505

**JP MORGAN CHASE BANK, N.A.
f/k/a JPMORGAN CHASE BANK
f/k/a THE CHASE MANHATTAN
BANK f/k/a CHEMICAL BANK**

vs.

THOMAS P. MISENKO, JR.

Property Address: 272 Morgan Dr.,
Leola, PA 17540
UPI/Tax Parcel Number: 360-18662-
1-0004
Judgment: \$36,429.78
Reputed Owner: Thomas P. Misenko,
Jr.
Deed Bk.: 4243 Page 401
Municipality: Township of Upper Lea-
cock
Area: Condo: acreage n/a
Improvements: Residential-Planned
Community Unit

No. CI-17-00657

NATIONSTAR MORTGAGE LLC

vs.

**MELISSA L. MOLINA,
FELIX L. MOLINA, JR.**

Property Address: 758 Emerald Dr.,
Lancaster, PA 17603
UPI/Tax Parcel Number: 338-73983-
0-0000
Judgment: \$84,754.66.
Reputed Owners: Melissa L. Molina
and Felix L. Molina, Jr.
Document ID#: 5444467
Municipality: City of Lancaster
Area: ALL THAT CERTAIN lot of
ground, situated on the south side
of Emerald Drive, in the City of
Lancaster, County of Lancaster
and Commonwealth of Pennsylvania,
having thereon erected a two
and one half (2 1/2) story semi-
detached dwelling house, known
as No. 758 Emerald Drive bound-
ed and described as follows:
Improvements: Residential Dwelling

No. CI-16-10830

CORPORATE VENTURE GROUP

vs.

**RAY L. MUMMERT,
CATHERINE J. MUMMERT,
JUDY I. VELAZQUEZ**

Property Address: 2108 New Danville
Pike, Lancaster, PA 17603
UPI/Tax Parcel Number: 510-17397-
0-0000
Judgment: \$83,272.04
Reputed Owner: Inner Circle Fund-
ing, LLC
Instr. No.: 6322979
Municipality: Pequea Township
Area: 2.2 Acres
Improvements: Yes.

No. CI-17-01016

JP MORGAN CHASE BANK, N.A.

vs.

**HUGO L. NAZARIO a/k/a
HUGO NAZARIO,
EMMA L. VAZQUEZ a/k/a
EMMA VAZQUEZ**

Property Address: 764 Freemont St.,
Lancaster, PA 17603
UPI/Tax Parcel Number: 338-36245-
0-0000
Judgment: \$44,923.63
Reputed Owners: Hugo L. Nazario
a/k/a Hugo Nazario & Emma L.
Vazquez a/k/a Emma Vazquez
Instr. No.: 5137747
Municipality: City of Lancaster
Area: 0.11 acres
Improvements: Residential Dwelling

No. CI-16-09984

SELENE FINANCE LP

vs.

**ALVIN MAX PANIAGUA,
BONNIJEAN PANIAGUA**

Property Address: 712 Fourth St.,
Lancaster, PA 17603
UPI/Tax Parcel Number: 338-57169-
0-0000
Judgment: \$142913.38.
Reputed Owners: Alvin Max Paniagua
and BonniJean Paniagua
Instr. No.: 6233184
Municipality: Eighth Ward of the City
of Lancaster

Area: ALL THAT CERTAIN two and one-half story brick cottage, with two story brick back building attached and lot, parcel or place of ground upon which is erected, situate on the south side of South Street between Pearl and Ruby Street, in the Eighth Ward of the City of Lancaster, County of Lancaster and State of Pennsylvania, and known as No. 712 Fourth Street.

Improvements: Residential Dwelling

No. CI-16-08237

FEDERAL NATIONAL MORTGAGE ASSOCIATION (“FANNIE MAE”)

vs.

DANIEL J. PIERCE, IN HIS CAPACITY AS HEIR OF DANIEL S. PIERCE, DECEASED, UNKNOWN HEIRS, SUCCESSORS, ASSIGNS AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE AND INTEREST FROM OR UNDER DANIEL S. PIERCE, DECEASED

Property Address: 115 Galen Hall Rd., Reinholds, PA 17569

UPI/Tax Parcel Number: 090-39170-0-0000

Judgment: \$75,558.75

Reputed Owner: Daniel S. Pierce, Deceased

Instrument No.: 5533561

Municipality: Township of West Calico

Improvements: Residential Dwelling

No. CI-16-02188

WELLS FARGO BANK, N.A.

vs.

**KENT M. PIERCE,
LAUREN M. PIERCE**

Property Address: 6272 Bayberry Ave., Manheim, PA 17545

UPI/Tax Parcel Number: 500-12764-0-0000

Judgment: \$289,052.11

Reputed Owners: Kent M. Pierce and Lauren M. Pierce

Instr. No.: 5970930

Municipality: Penn Township

Area: .37

Improvements: Residential Dwelling

No. CI-16-02368

PNC BANK, NATIONAL ASSOCIATION, SUCCESSOR IN INTEREST TO NATIONAL CITY REAL ESTATE SERVICES, LLC, SUCCESSOR BY MERGER TO NATIONAL CITY MORTGAGE, INC. FORMERLY KNOWN AS NATIONAL CITY MORTGAGE CO.

vs.

**JAMES M. RAIFSNIDER,
SONYA L. RAIFSNIDER**

Property Address: 133 Round Hill Lane, Lancaster, PA 17603

UPI/Tax Parcel Number: 410-86072-0-0000

Judgment: \$216,267.94

Reputed Owners: James M. Raifsnider and Sonya L. Raifsnider

Deed Instr. No.: 5500476

Municipality: Manor

Area: .38 Acres

Improvements: Residential Dwelling

No. CI-16-07291

CITIZENS BANK OF PENNSYLVANIA

vs.

AMY F. REA, AS EXECUTRIX OF THE ESTATE OF DORIS E. CARPENTER, DECEASED

Property Address: 1663 Wabank Road, Lancaster, PA 17603

UPI/Tax Parcel Number: 340-71481-0-0000

Judgment: \$36,628.45

Reputed Owner: Amy F. Rea as Executrix of the Estate of Doris E. Carpenter, Deceased

Deed Bk.: 420 Page: 176 Document:
18506

Municipality: Township of Lancaster
Area: 0.39 acres

Improvements: Resedential Dwelling

No. CI-17-02554

PINGORA LOAN SERVICING LLC

vs.

GARY G. REED, DIANNA J. REED

Property Address: 119 East Harris-
burg Avenue, Elizabethtown, PA
17022

UPI/Tax Parcel Number: 460-84961-
0-0000

Judgment: \$156,458.93

Reputed Owners: Gary G. Reed and
Dianna J. Reed

Instr. No.: 5859042

Municipality: Mt. Joy Township

Area: .340

Improvements: Residential Dwelling

No. CI-13-03513

**PNC BANK NATIONAL
ASSOCIATION s/b/m TO BLC
BANK NATIONAL ASSOCIATION
s/b/m TO BANK OF
LANCASTER COUNTY,
NATIONAL ASSOCIATION**

vs.

**RICKY L. REYNOLDS,
JAMES F. REYNOLDS, JR.,
LOIS M. REYNOLDS**

Property Address: 22 West New
Street, Lancaster, PA 17603-2762

UPI/Tax Parcel Number: 339-01443-
0-0000

Judgment: \$65,622.99

Reputed Owners: Ricky L. Reynolds,
James F. Reynolds, Jr.

Deed Bk.: Book 5045, Page 688

Municipality: Lancaster City

Area: 0.03

Improvements: Residential Dwelling

No. CI-16-02967

CALIBER HOME LOANS INC.

vs.

**MARTA RODRIGUEZ-RIVERA,
LINDSAY I. ORTIZ**

Property Address: 129 Marble Ave.,
East Earl, PA 17519

UPI/Tax Parcel Number: 200-69577-
0-0000

Judgment: \$179,474.14

Reputed Owners: Marta Rodriguez-
Rivera and Lindsay I. Ortiz

Instr. No.: 6104300

Municipality: Township of East Earl

Area: 7,775 Square Fee

Improvements: Single Family Dwell-
ing

No. CI-17-03335

WELLS FARGO BANK N.A.

vs.

ERIC RUPERT

Property Address: 347 North Second
Street, Columbia, PA 17512

UPI/Tax Parcel Number: 110-28803-
0-0000

Judgment: \$62,229.37

Reputed Owner: Eric Rupert

Deed Instr. No.: 5977206

Municipality: Columbia Borough

Area: .05 Acres

Improvements: Residential Dwelling

No. CI-17-02457

WELLS FARGO BANK, N.A.

vs.

**REBECCA A. SANER a/k/a
REBECCA A SANER a/k/a
REBECCA L. SANER a/k/a
REBECCA L. CURRY,
RYAN L. SANER**

Property Address: 391 Lancaster
Pike, New Providence, PA 17560

UPI/Tax Parcel Number: 520-02974-
0-0000

Judgment: \$245,109.49

Reputed Owners: Ryan L. Saner and
Rebecca L. Saner, husband and
wife

Instr. No.: 5264636

Municipality: Township of Providence

Area: N\A
Improvements: Residential Dwelling

No. CI-16-07706

WELLS FARGO BANK, N.A.

vs.

**MARCOS R. SANTIAGO a/k/a
MARCOS SANTIAGO**

Property Address: 2277 Hobson Rd.,
Lancaster, PA 17602

UPI/Tax Parcel Number: 310-02460-
0-0000

Judgment: \$194,13.93

Reputed Owner: Marcos R. Santiago
a/k/a Marcos Santiago

Instr. No.: 5721356

Municipality: East Lampeter

Area: Unknown

Improvements: Residential

No. CI-17-03498

**LAKEVIEW LOAN
SERVICING, LLC**

vs.

CINDY L. SANTOS

Property Address: 6 Newport Court,
Willow Street, PA 17584

UPI/Tax Parcel Number: 510-31356-
0-0000

Judgment: \$188,823.29

Reputed Owner: Cindy L. Santos

Instr. No.: 5910531

Municipality: Township of Pequea

Area: 0.35 Acres

Improvements: Residential Dwelling

No. CI-17-01256

**WELLS FARGO BANK, NATIONAL
ASSOCIATION, AS TRUSTEE FOR
LEHMAN MORTGAGE TRUST
MORTGAGE PASS-THROUGH
CERTIFICATES, SERIES 2007-5**

vs.

**STEPHEN J. SCHMITT a/k/a
STEPHEN SCHMITT,
JENNIFER F. SCHMITT a/k/a
JENNIFER SCHMITT**

Property Address: 753 Bellevue Av-
enue, Gap, PA 17527

UPI/Tax Parcel Number: 560-04253-
0-0000

Judgment: \$145,514.10

Reputed Owners: Jennifer F. Schmitt
a/k/a Jennifer Schmitt and Ste-
phen J. Schmitt a/k/a Stephen
Schmitt

Deed Bk.: 3679, Page 0434 3670149

Municipality: Salisbury Township

Area: 11,316 Square Feet

Improvements: Residential Dwelling

No. CI-13-08876

**U.S. BANK
NATIONAL ASSOCIATION**

vs.

**ALMA B. SCHWARTZ,
STEPHEN M. SCHWARTZ**

Property Address: 304 Aletha Lane,
Millersville, PA 17551

UPI/Tax Parcel Number: 410-80588-
0-0000

Judgment: \$286,967.29

Reputed Owners: Alma B. Schwartz
and Stephen M. Schwartz

Instr. No.: 5963995

Municipality: Manor Township

Area: 0.13

Improvements: Residential Dwelling

No. CI-17-02835

WELLS FARGO BANK, N.A.

vs.

**SHANE SHARIATMADARI,
JENNIFER SHARIATMADARI**

Property Address: 29 West Slokom
Avenue, Christiana, PA 17509

UPI/Tax Parcel Number: 060-57219-
0-0000

Judgment: \$119,871.73

Reputed Owners: Shane Shariat-
madari, and Jennifer Shariat-
madari

Deed Instr. No.: 5871876

Municipality: Christiana Borough

Area: .08 Acres

Improvements: Residential Dwelling

No. CI-17-03544

COLONIAL SAVINGS, F.A.

vs.

**DAVID B. SHELLEY,
SANDRA M. SHELLEY**

Property Address: 11 Stoneridge Lane, Lititz, PA 17543
UPI/Tax Parcel Number: 600-88929-0-0000
Judgment: \$409,959.98
Reputed Owners: David B. Shelley & Sandra M. Shelley
Instr. No.: 5811157
Municipality: Township of Warwick
Area: 0.53 Acres
Improvements: Residential Dwelling

No. CI-16-01624

DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR HOME EQUITY MORTGAGE LOAN ASSET-BACKED TRUST SERIES INABS 2007-B, HOME EQUITY MORTGAGE LOAN ASSET-BACKED CERTIFICATES SERIES INABS 2007-B

vs.

**JAMES S. SHIFFER,
WENDY L. SHIFFER**

Property Address: 323 Enterprise Drive, Bird in Hand, PA 17505
UPI/Tax Parcel Number: 310-68706-0-0000
Judgment: \$ 369,705.56
Reputed Owners: James S. Shiffer and Wendy L. Shiffer, Husband and Wife As Tenants by the Entirety
Instr. No.: 5614392
Municipality: East Lampeter Township
Area: .24 Acres
Improvements: Residential Dwelling

No. CI-16-06416

DITECH FINANCIAL LLC

vs.

**ANITA J. SHIFFLER a/k/a
ANITA J. LEACH**

Property Address: 5-7 East Main Street, Reinholds, PA 17569
UPI/Tax Parcel Number: 090-42224-0-0000
Judgment: \$81,758.41
Reputed Owner: Anita J. Shiffler a/k/a Anita J. Leach
Deed Bk.: Book 4916, Page 54
Municipality: West Cocalico Township
Area: .12 Acres
Improvements: Residential Dwelling

No. CI-17-03374

SANTANDER BANK, N.A.

vs.

LAZARO SILVA-VAZQUEZ

Property Address: 1257 Union Street, Lancaster, PA 17603
UPI/Tax Parcel Number: 338-87449-0-0000
Judgment: \$98,090.09
Reputed Owner: Lazaro Silva-Vazquez
Instr. No.: 5598900
Municipality: Lancaster City
Area: 0.05
Improvements: Residential Dwelling

No. CI-17-00270

WELLS FARGO BANK, N.A., AS TRUSTEE FOR CARRINGTON MORTGAGE LOAN TRUST, SERIES 2006-NC3 ASSET-BACKED PASS-THROUGH CERTIFICATES

vs.

FREDA SMITH, LINTON SHIRLEY

Property Address: 45 Tollgate Station, (Incorrectly Tollgag Station), Lancaster, PA 17601
UPI/Tax Parcel Number: 390-23420-1-0045
Judgment: \$232,669.12.
Reputed Owners: Freda Smith and Linton Shirley
Instr. No.: 5533944

Municipality: Manheim Township
Area: ALL THAT CERTAIN Unit #45 in Tollgate Station, a Condominium, a condominium situate in Manheim Township, Lancaster County Pennsylvania, more specifically described in the Final Plan for the Tollgate Station, a Condominium, recorded in the Office of the Recorder of Deeds of Lancaster County in Plan Book J-219, Page 6 and in the Declaration of Tollgate Station, a Condominium, in the Office of the Recorder of Deeds of Lancaster County, Pennsylvania, Book 2579, Page 619, which unit includes an undivided interest in the common elements and common expenses as defined and provided for in said Declaration; subject nevertheless to conditions and covenants contained in the said Declaration and Exhibits thereto.

Improvements: Residential Dwelling

No. CI-17-03371

NATIONSTAR MORTGAGE LLC

vs.

**CHARLES A. SPILKER,
KRISTIN S. SPILKER a/k/a
KRISTEN SPILKER**

Property Address: 1120 Osceola Drive, Drumore, PA 17518

UPI/Tax Parcel Number: 170-51827-0-0000

Judgment: \$162,540.10.

Reputed Owners: Charles A. Spilker and Kristin S. Spilker a/k/a Kristen Spilker

Document ID#: 5784553

Municipality: Township of Drumore

Area: All that certain lot or tract of land being situate on the south side of Osceola Road (Pennsylvania Legislative Route No. 36135), in the Township of Drumore, County of Lancaster and Commonwealth of Pennsylvania, said

lot being known as Lot No. 2 on a Final Plan of Lots prepared for John E Denlinger by Henry I Strausser, Registered Surveyor, dated October 26, 1976, and revised December 20, 1976, said plan being known as Drawing No. PC-617, said plan being recorded in the Recorder of Deeds Office in Lancaster Pennsylvania, in Subdivision Plan Book No. J-100, on Page 133, and lot being more fully bounded and described as follows:

Improvements: Residential Dwelling

No. CI-17-03334

**M&T BANK s/b/m DAUPHIN
DEPOSIT BANK & TRUST CO.**

vs.

**LLOYD H. STEINMETZ, JR., AS
EXECUTOR OF THE ESTATE OF
LINDA L. STEINMETZ, DECEASED**

Property Address: 36 Prospect Street, Lancaster, PA 17603

UPI/Tax Parcel Number: 338-87912-0-0000

Judgment: \$39,867.51

Reputed Owner: Lloyd H Steinmetz, Jr. as Executor of the Estate of Linda L. Steinmetz, Deceased
Instr. No.: 994040318 Book 4357 Page 664

Municipality: City of Lancaster

Area: 0.06 sq ft

Improvements: Residential Dwelling

No. CI-17-02857

**PENNSYLVANIA HOUSING
FINANCE AGENCY**

vs.

SHANE L. STEWART

Property Address: 310 South Lime Street, Lancaster, PA 17602

UPI/Tax Parcel Number: 333-27303-0-0000

Judgment: \$55,091.86

Reputed Owner(s): Shane L. Stewart

Instrument No.: 5751799
Municipality: City of Lancaster
Area: 42.1 x 20.8
Improvements: A Residential Dwelling

No. CI-17-03956

**MANUFACTURES AND TRADERS
TRUST COMPANY ALSO KNOWN
AS M&T BANK SUCCESSOR BY
MERGER TO HUDSON CITY
SAVINGS BANK, FSB c/o BANK
OF AMERICA, N.A.**

vs.

DEBORAH R. STOVER

Property Address: 17 W. Main Street,
Mountville, PA 17554
UPI/Tax Parcel Number: 470-58605-
0-0000
Judgment: \$123,846.11
Reputed Owner: Deborah R. Stover
Instr. No.: 5564534
Municipality: Borough of Mountville
Area: 0.1800 AC
Improvements: Residential

No. CI-15-08886

MID AMERICA MORTGAGE, INC.

vs.

**JODI L. STRONG,
MARK D. STRONG**

Property Address: 115 N. Second
Street, Bainbridge, PA 17502
UPI/Tax Parcel Number: 130-10161-
0-0000
Judgment: \$244,588.57
Reputed Owners: Mark D. Strong and
Jodi L. Strong
Instr. No.: 5634196
Municipality: Village of Bainbridge/
Township of Conoy
Area: 1,998 sq. ft.
Improvements: Detached, Two Story
Single Family Residential Dwelling

No. CI-16-08064

**M&T BANK s/b/m WITH
MANUFACTURERS AND
TRADERS TRUST COMPANY**

vs.

GEORGIA D. TOWNSEND

Property Address: 1216 Manor Street,
Columbia, PA 17512
UPI/Tax Parcel Number: 110-68550-
0-0000
Judgment: \$54,472.63
Reputed Owner: Georgia D. Townsend
Instr. No.: 994079606 Book 4526
Page 0348
Municipality: Borough of Columbia
Area: 0.22
Improvements: Residential Dwelling

No. CI-15-09762

**CITIZENS BANK OF
PENNSYLVANIA**

vs.

**RICHARD D. ULMER,
SANDRA L. ULMER**

Property Address: 736 Farmingdale
Rd., Lancaster, PA 17603
UPI/Tax Parcel Number: 290-49826-
0-0000
Judgment: \$83,822.10
Reputed Owners: Richard D. Ulmer
and Sandra L. Ulmer
Deed Bk. and Pg.: 91 D & 438
Municipality: East Hempfield Town-
ship
Area: N/A
Improvements: Residential Dwelling

No. CI-17-01226

NATIONSTAR MORTGAGE LLC

vs.

ALEJANDRINA VASQUEZ

Property Address: 461 West Vine
Street, Lancaster, PA 17603
UPI/Tax Parcel Number: 338-12613-
0-0000
Judgment: \$140,212.44
Reputed Owner: Alejandrina Vasquez
Instr. No.: 5673852
Municipality: Lancaster City
Area: 3,049 Square Feet
Improvements: Residential Dwelling

LANCASTER LAW REVIEW

No. CI-14-04870

**THE BANK OF NEW YORK
MELLON f/k/a THE BANK OF
NEW YORK AS TRUSTEE FOR
THE CERTIFICATE-HOLDERS OF
THE CWABS INC., ASSET-
BACKED CERTIFICATES,
SERIES 2005-13**

vs.

**VICKI WEACHTER,
DAVID S. WEACHTER**

Property Address: 611 Becker Drive,
Lititz, PA 17543
UPI/Tax Parcel Number: 600-12959-
0-0000
Judgment: \$356,233.35
Reputed Owners: David S. Weachter
and Vicki Weachter
Instr. No.: 5146266
Municipality: Township of Warwick
Area: N/A
Improvements: Residential Dwelling

No. CI-17-03834

PENNYMAC LOAN SERVICES, LLC

vs.

**LIZA M. WEISER a/k/a
LIZA M. WEISER**

Property Address: 223 E. High Street,
Elizabethtown, PA 17022
UPI/Tax Parcel Number: 250-38737-
0-0000
Judgment: \$128,503.14
Reputed Owner: Liza M. Weiser a/k/a
Liza M. Weiser
Instr. No.: 6163552
Municipality: Elizabethtown Borough
Area: .13 Acres
Improvements: Residential Dwelling

No. CI-16-06779

**LSF8 MASTER
PARTICIPATION TRUST**

vs.

**JAMES L. WILLIAMS,
DORIS L. WILLIAMS**

Property Address: 1210 Valley Rd.,
Quarryville, PA 17566

UPI/Tax Parcel Number: 030-40313-
0-0000

Judgment: \$130,328.94

Reputed Owners: James L. Williams
and Doris L. Williams

Instr. No.: 5042884

Municipality: Township of Bart

Area: N/A

Improvements: Residential Dwelling

No. CI-15-08729

BANK OF AMERICA N.A.

vs.

KEITH T. WOOD, JOSE SEGARRA

Property Address: 628 East End Ave.,
Lancaster, PA 17602

UPI/Tax Parcel Number: 337-78226-
0-0000

Judgment: \$98,664.36

Reputed Owners: Keith T. Wood, Jose
Segarra

Instr. No.: 5842243

Municipality: City of Lancaster

Area: 0.05

Improvements: Residential Dwelling

No. CI-14-11014

**LSF9 MASTER
PARTICIPATION TRUST**

vs.

CINDY L. YUTZ, DAVID J. YUTZ

Property Address: 110 South State
Street, Brownstown, PA 17508

UPI/Tax Parcel Number: 210-00362-
0-0000

Judgment: \$137,323.51

Reputed Owners: Cindy L. Yutz and
David J. Yutz

Instr. No.: 5143424

Municipality: West Earl Township

Area: 0.2200

Improvements: Residential Dwelling

No. CI-17-02677

WELLS FARGO BANK, N.A.

vs.

**REGAN E. ZALUDEK,
TIMOTHY J. ZALUDEK**

LANCASTER LAW REVIEW

Property Address: 127 W. High Street,
Manheim, PA 17545

UPI/Tax Parcel Number: 400-49459-
0-0000

Judgment: \$164,246.68

Reputed Owners: Timothy J. Zaludek
and Regan E. Zaludek, husband
and wife

Document ID: 6014916

Municipality: Borough of Manheim

Area: N\A

Improvements: Residential Dwelling

No. CI-17-04300

WELLS FARGO BANK, N.A.

vs.

**MICHAEL T. ZIMMERMAN,
RICHARD A. FOGELSANGER, JR.,
BARBARA A. ZIMMERMAN**

Property Address: 2038 River Rd.,
Bainbridge, PA 17502

UPI/Tax Parcel Number: 130-52926-
0-0000

Judgment: \$69,525.33

Reputed Owners: Michael T. Zimmer-
man, Richard A. Fogelsanger, Jr.,
and Barbara A. Zimmerman

Deed Instr. No.: 5082158

Municipality: Conoy Township

Area: 0.34

Improvements: Residential Dwelling
O-27; N-3, 10