

# Lebanon County Legal Journal

The official legal periodical for Lebanon County  
containing the decisions rendered in the 52nd Judicial District

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**Owned and published by the Lebanon County Bar Association**

**Paul W. Kilgore, Esq., Chairman**

**Stephanie Axarlis, Esq., Editor**

**Jennifer Wentzel, Esq., Editor**

**DECEDENTS' ESTATES**

**NOTICE IS HEREBY GIVEN** that Letters Testamentary or of Administration have been granted in the following estates. All persons indebted to the said estate are required to make payment, and those having claims or demands to present the same without delay to the administrators or executors named.

**FIRST PUBLICATION**

**ESTATE OF CARL R. BECKER**, late of South Londonderry Township, Lebanon County, Pennsylvania, deceased. Letters Testamentary have been granted to the undersigned Executor.

Cory M. Becker, Executor  
1045 E. Cherry Street  
Palmyra, PA 17078  
Gerald J. Brinser, Attorney

**ESTATE OF POLLY ANN HEISEY**, late of the County of Lebanon, PA, deceased. Letters Testamentary have been granted to the undersigned Executrices.

Cheri L. Hockley, Executrix  
690 Prescott Drive  
Lebanon, PA 17046

Polly A. Krumbine, Executrix  
320 Crest Road  
Lebanon, PA 17042

Paul W. Kilgore, Esquire  
Spitler, Kilgore & Enck, PC  
522 South 8<sup>th</sup> Street  
Lebanon, PA 17042  
Attorney

**ESTATE OF MARY JANE KLICK**, late of the Township of South Londonderry, County of Lebanon, PA, deceased. Letters Testamentary have been granted to the undersigned Executrices.

Karen E. Beam, Executrix  
1225 Thompson Avenue  
Annville, PA 17003

Janet M. Risser  
180 Scenic Ridge Blvd  
Lebanon, PA 17042

Kathy S. Gibson  
133 Palmyra-Bellegrove Road  
Annville, PA 17003

Lorie J. Gibson  
419 East Chestnut Street  
Cleona, PA 17042-2406

John D. Enck, Esquire  
Spitler, Kilgore & Enck, PC  
522 South 8<sup>th</sup> Street  
Lebanon, PA 17042  
Attorney

**ESTATE OF ELENA GONZALEZ PAPAN**, late of the City of Lebanon, Lebanon County, Pennsylvania, deceased. Letters of Administration have been granted to the undersigned Administrator.

Kevin M. Richards, Administrator  
Kevin M. Richards, Esquire  
P.O. Box 1140  
Lebanon, PA 17042-1140

**ESTATE OF RANDALL T. PALM**, late of the Borough of Myerstown, County of Lebanon, and Commonwealth of Pennsylvania, deceased. Letters of Administration have been granted to the undersigned Administrator.

Andrew J. Palm, Administrator  
119 W. Washington Avenue  
Myerstown, PA 17067

Timothy T. Engler, Esquire  
Steiner & Sandoe, Attorneys

**ESTATE OF IRENE J. SPANCAKE**, late of the County of Lebanon and Commonwealth of Pennsylvania, deceased. Letters Testamentary have been granted to the undersigned Executors.

Judith A. DeIvernois, Executor  
4 Valley Dr.  
Annville, PA 17003

Karen Stolte, Executor  
859 E. Spruce St.  
Palmyra, PA 17078

Daryl J. Gerber, Esquire,  
The Law Office of Daryl J. Gerber  
46 E. Main Street  
Palmyra, PA 17078

**SECOND PUBLICATION**

**ESTATE OF DONNA L. GONGLOFF**  
(died October 27, 2016), late of Lebanon County, Pennsylvania, have been granted to the undersigned Executor.

Cherri L. West, f/k/a Cherri L. Gongloff,  
Executor  
c/o Law Offices Of Mark K. Emery  
410 North Second Street  
Harrisburg, PA 17101  
(717) 238-9883

**ESTATE OF IRENE D. HEAPS**, a/k/a  
Irene C. Heaps, deceased, late of South Londonderry Township, Lebanon County, Pennsylvania. Letters Testamentary have been granted to the undersigned Executrix.

Joanne A. Dietrich, Executrix  
176 E Main Street  
P.O. Box 493  
Adamstown, PA 19501

or  
Joseph M. Farrell  
201/203 South Railroad Street  
P.O. Box 113  
Palmyra, PA 17078  
Attorney for Estate

**ESTATE OF THOMAS M. HORNEY**  
a/k/a Thomas Michael Horney, late of Lebanon City, Lebanon County, Pennsylvania, deceased. Letters Testamentary have been granted to the undersigned Co-Executors.

Timothy S. Horney, Co-Executor  
414 N. 7th Ave.  
Lebanon, PA 17046

Thomas B. Horney, Co-Executor  
800 Fonderwhite Road  
Lebanon, PA 17042

Stephanie A. Miller, Co-Executor  
24 Palmer Street  
Lebanon, PA 17042

Peggy M. Morcom, Esquire  
Buzgon Davis Law Offices  
P.O. Box 49  
525 South Eighth Street  
Lebanon, PA 17042

**ESTATE OF CAROLINE L. MARKO**,  
late of the Township of North Lebanon, County of Lebanon and Commonwealth of Pennsylvania, deceased. Letters Testamentary have been granted to the undersigned Executor.

Joanne M. Ditzler, Executor  
1605 Josephine Ann Drive  
Lebanon, PA 17046

Kenneth C. Sandoe, Esquire  
Steiner & Sandoe, Attorneys

**ESTATE OF EDWIN A. ZELLERS**, late of North Londonderry Township, Lebanon County, Pennsylvania, deceased. Letters Testamentary have been granted to the undersigned Executrix.

Patricia A. Kuntz, Executrix  
Kevin M. Richards, Esquire  
P.O. Box 1140  
Lebanon, PA 17042-1140

### **THIRD PUBLICATION**

**ESTATE OF ODELL I. GRUBB**, late of East Hanover Township, Lebanon County, Pennsylvania, deceased. Letters Testamentary have been granted to the undersigned Executor.

Roger D. Shifflett, Executor  
30 Arrow Court  
Jonestown, PA 17038-9286  
Keith D. Wagner – Attorney

### **CHANGE OF NAME**

CASE NO. 2016-0-1914

Petitioner, Alice Benson, intends to change the name of **Kaidavan Zariah Ginting**, born on August 18, 2009, to **Kaidavan Zariah Benson**. A hearing regarding a Petition for Change of Name is scheduled for February 1, 2017, at 10:30 am at the Lebanon County Courthouse, 400 South 8th Street, Lebanon, Pennsylvania 17042, Courtroom No. 2 of the Honorable John C. Tylwalk. Any such interested party may appear and show cause, if any, why the request of the Petitioner should not be granted. Attorney Karl H. Hildabrand, Esquire, 225 Market Street, Suite 304, P.O. Box 1245, Harrisburg, Pennsylvania 17108-1245, (717) 233-6633.

**ARTICLES OF INCORPORATION**

**NOTICE IS HEREBY GIVEN** that Articles of Incorporation were filed with the Department of State at Harrisburg, Pennsylvania on December 21, 2016, incorporating **BECK VALLEY ORGANIC FARM, INC.** as a business corporation under the provisions of the Business Corporation Law of 1988, as amended.

Gerald J. Brinser, Esquire  
Brinser, Wagner & Zimmerman  
6 East Main Street- 2nd Floor  
Palmyra, P A 17078

**NOTICE IS HEREBY GIVEN** that Articles of Incorporation have been filed with the Commonwealth of Pennsylvania, Department of State, Harrisburg, PA, on December 12, 2016, for a Domestic Nonprofit Corporation. The name of the Corporation is **Steitz City Players**. The purpose for which the Corporation has been organized is to operate a theatre company and promote the performing arts, and to engage in and to do any lawful act or acts concerning any or all lawful business for which corporations may be incorporated under the provisions of the Domestic Nonprofit Corporation law of 1988, 15 PA C.S. Section 5306, and to do all things and exercise all powers, rights, and privileges which a domestic nonprofit corporation may now or hereafter be organized or authorized to do. The corporation is organized exclusively for religious, charitable, scientific and educational purposes within the meaning of Section 501(c)(3) of the Internal Revenue Code of 1986, as amended. Rosamond A. Presby, Esquire, 1221 Oak Street, Lebanon, PA 17042.

**NOTICE OF ACTION IN MORTGAGE FORECLOSURE**

IN THE COURT OF COMMON PLEAS OF LEBANON COUNTY, PENNSYLVANIA  
CIVIL ACTION-LAW NO. 2016-01751

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 Residential Asset Securities Corporation, Home Equity Mortgage Asset-Backed Pass-Through Certificates, Series 2007-KS4, c/o Ocwen Loan Servicing, LLC, Plaintiff vs. Estate of Michael Kohr a/k/a Michael E. Kohr, c/o Melissa A. Capriotti, Personal Representative, Melissa A. Capriotti, Personal Representative of The Estate of Michael Kohr a/k/a Michael E. Kohr, Michael E. Kohr, Jr., Known Heir of Michael Kohr a/k/a Michael E. Kohr, Unknown Heirs, Successors, Assigns and All Persons, Firms or Associations Claiming Right, Title or Interest From or Under Lorane Kohr a/k/a Lorane J. Kohr and Unknown Heirs, Successors, Assigns and All Persons, Firms or Associations Claiming Right, Title or Interest From or Under Michael E. Kohr, Michael E. Kohr, Jr., Defendants

TO: Unknown Heirs, Successors, Assigns and All Persons, Firms or Associations Claiming Right, Title or Interest From or Under Lorane Kohr a/k/a Lorane J. Kohr and Unknown Heirs, Successors, Assigns and All Persons, Firms or Associations

Claiming Right, Title or Interest From or Under Michael E. Kohr, Michael E. Kohr, Jr., Defendant(s), whose last known address is 85 Goldmine Road, Jonestown, PA 17038.

**COMPLAINT IN MORTGAGE FORECLOSURE**

You are hereby notified that Plaintiff, 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 Residential Asset Securities Corporation, Home Equity Mortgage Asset-Backed Pass-Through Certificates, Series 2007-KS4, c/o Ocwen Loan Servicing, LLC, has filed a Mortgage Foreclosure Complaint endorsed with a Notice to Defend, against you in the Court of Common Pleas of Lebanon County, Pennsylvania, docketed to NO. 2016-01751, wherein Plaintiff seeks to foreclose on the mortgage secured on your property located, 85 Goldmine Road, Jonestown, PA 17038, whereupon your property would be sold by the Sheriff of Lebanon County.

**NOTICE**

**YOU HAVE BEEN SUED IN COURT.** If you wish to defend against the claims set forth in the notice above, you must take action within twenty (20) days after this Complaint and Notice are served, by entering a written appearance personally or by attorney and 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 notice to your lawyer at once. If you do not have a lawyer, telephone the office below to find out where you can get legal help. If you cannot afford to hire a lawyer, this office may be able to provide you with information on agencies that may offer legal services to eligible persons at a reduced fee or no fee.

LAWYERS REFERRAL SERVICE,  
Midpenn Legal Services, 513 Chestnut  
Street, Lebanon, PA 17042, 717.274.2834.  
Mark J. Udren, Lorraine Gazzara Doyle,  
Sherri J. Braunstein, Elizabeth L. Wassall,  
John Eric Kishbaugh, Nicole B. Labletta,  
David Neeren & Morris Scott, Attys. for  
Plaintiff, Udren Law Offices, P.C., 111  
Woodcrest Rd., Ste. 200, Cherry Hill, NJ  
08003, 856.669.5400.

IN THE COURT OF COMMON  
PLEAS OF LEBANON COUNTY, PA  
MORTGAGE FORECLOSURE  
CIVIL ACTION – LAW NO. 2015-00515

U.S. Bank National Association as Trustee  
for the Pennsylvania Housing Finance  
Agency, Plaintiff

Vs.

Jesse J. Ritzman and Justin L. Ritzman,  
known heirs of James N. Ritzman and  
the unknown heirs of James N. Ritzman,  
Deceased, Defendants

To: Unknown Heirs of James N. Ritzman  
You are hereby notified that on  
March 26, 2016, Plaintiff, U.S. Bank  
National Association, as Trustee for the  
Pennsylvania Housing Finance Agency,  
filed a Mortgage Foreclosure Complaint  
endorsed with a Notice to Defend against  
you in the Court of Common Pleas of  
Lebanon County, Pennsylvania, docketed  
to No. 2015-00515, wherein Plaintiff  
seeks to foreclose its mortgage securing  
your property located at 11 Peach Street,  
Newmanstown, PA 17073, whereupon  
your property would be sold by the Sheriff  
of Lebanon 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

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 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, telephone the office below to find out where you can get legal help. If you cannot afford to hire a lawyer, this office may be able to provide you with information on agencies that may offer legal services to eligible persons at a reduced fee or no fee.

MidPenn Legal Services  
513 Chestnut Street  
Lebanon PA 17042  
717-274-2834

Leon P. Haller, Esq.  
Attorney ID # 15700  
1719 North Front Street  
Harrisburg PA 17102  
717-234-4178