

Sheriff’s Sale

Second Publication

By virtue of a Writ of Execution to me directed, will be sold at public sale Friday, August 12, 2022 at 11 o’clock A.M., Eastern Prevailing Time, virtually at an online auction conducted by Bid4Assets at <https://www.bid4assets.com/buckscountysheriffsales> the following real estate to wit:

BENSALEM TOWNSHIP

DOCKET #2020-01790
ALL THAT CERTAIN lot or piece of ground situate in **TOWNSHIP OF BENSALEM**, Bucks County, Pennsylvania.

TAX PARCEL #02-050-122.
PROPERTY ADDRESS: 3214 Whitney Court, Bensalem, PA 19020.
IMPROVEMENTS: RESIDENTIAL DWELLING.
SOLD AS THE PROPERTY OF: **UNKNOWN HEIRS, PERSONAL REPRESENTATIVES AND DEWISEES OF ROBERT L. JACKSON, DECEASED. M. TROY FREEDMAN**, Esquire
FREDERICK A. HARRAN, Sheriff
Sheriff’s Office, Doylestown, PA

DOCKET #2022-00044
ALL THAT CERTAIN LOT OR TRACT OF GROUND, SITUATE IN **BENSALEM TOWNSHIP**, BUCKS COUNTY,

DO YOU NEED A NOTARY?
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PENNSYLVANIA, AND DESCRIBED ACCORDING TO A CERTAIN THEREOF KNOWN AS FINAL SUBDIVISION PLAN EXECUTIVE PARK BEING LOT NUMBER 54.

TAX PARCEL #02-044-156.

PROPERTY ADDRESS: 3604 Peachtree Lane, Bensalem, PA 19020.

IMPROVEMENTS: RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **JOHN W. CATALANO, SANDRA L. CATALANO, UNITED STATES OF AMERICA.**

JACQUELINE F. McNALLY, Esquire

FREDERICK A. HARRAN, Sheriff

Sheriff's Office, Doylestown, PA

DOCKET #2022-00180

ALL THAT CERTAIN LOT OR PIECE OF GROUND WITH THE BUILDINGS AND IMPROVEMENT THEREON ERECTED, SITUATE IN THE **TOWNSHIP OF BENSLEM**, COUNTY OF BUCKS, COMMONWEALTH OF PENNSYLVANIA.

TAX PARCEL #02-033-073-013.

PROPERTY ADDRESS: 2637 Glenn Avenue, Bensalem, PA 19020.

IMPROVEMENTS: RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **KIRBY P. RUFFNER AS SUCCESSOR TRUSTEE OF THE THOMAS W. RUFFNER AND SUSANNE E. RUFFNER REVOCABLE LIVING TRUST.**

TERRENCE McCABE, Esquire

FREDERICK A. HARRAN, Sheriff

Sheriff's Office, Doylestown, PA

BRISTOL TOWNSHIP

DOCKET #2016-02592

ALL THOSE CERTAIN LOTS OR PIECES OF GROUND SITUATE IN THE **TOWNSHIP BRISTOL**, BUCKS COUNTY, PENNSYLVANIA.

TAX PARCEL #05-059-077.

PROPERTY ADDRESS: 819 Winder Drive, Bristol, PA 19007.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **DUANE WILLIAMS KNOWN HEIR OF WILLIE B. WILLIAMS AND ELIZABETH LOUISE WILLIAMS a/k/a LOUISE WILLIAMS a/k/a LOUISE E WILLIAMS; KEVIN MAURICE WILLIAMS KNOWN HEIR OF WILLIE B. WILLIAMS AND ELIZABETH LOUISE WILLIAMS a/k/a LOUISE WILLIAMS a/k/a LOUISE E. WILLIAMS; LaJOYCE BETTY BROWN, KNOWN HEIR OF WILLIE B. WILLIAMS AND ELIZABETH LOUISE WILLIAMS a/k/a LOUISE WILLIAMS a/k/a LOUISE E. WILLIAMS; LaSAUNDRA WILLIAMS, PERSONAL REPRESENTATIVE OF THE ESTATE OF WILLIE B. WILLIAMS AND KNOWN HEIR OF ELIZABETH LOUISE WILLIAMS a/k/a LOUISE WILLIAMS a/k/a LOUISE E WILLIAMS; UNKNOWN HEIRS, SUCCESSORS, ASSIGNS AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER ELIZABETH LOUISE WILLIAMS a/k/a LOUISE WILLIAMS a/k/a LOUISE E WILLIAMS; UNKNOWN HEIRS, SUCCESSORS, ASSIGNS AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER WILLIE B. WILLIAMS; WILHEMENIA JEFFERSON, KNOWN HEIR OF WILLIE B. WILLIAMS AND PERSONAL REPRESENTATIVE OF THE ESTATE OF ELIZABETH LOUISE WILLIAMS a/k/a LOUISE WILLIAMS a/k/a LOUISE E WILLIAM; ESTATE OF ELIZABETH LOUISE WILLIAMS a/k/a LOUISE E WILLIAMS; ESTATE OF WILLIE B. WILLIAMS.**

ROBERT FLACCO, Esquire

FREDERICK A. HARRAN, Sheriff

Sheriff's Office, Doylestown, PA

DOCKET #2018-00354

ALL THAT CERTAIN lot or piece of land with the building and improvements thereon erected, Situate in the **TOWNSHIP OF BRISTOL** in the County of Bucks and the Commonwealth of Pennsylvania.

TAX PARCEL #05-009-414.

PROPERTY ADDRESS: 2103 Maple Avenue,
Bristol, Pennsylvania 19021.

IMPROVEMENTS: RESIDENTIAL
PROPERTY.

SOLD AS THE PROPERTY OF: **RENEE
HEMS.**

ROBERT P. DADAY, Esquire
FREDERICK A. HARRAN, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2019-00124

ALL THOSE CERTAIN LOTS OR
PIECES OF GROUND SITUATE IN THE
TOWNSHIP OF BRISTOL, COUNTY OF
BUCKS AND STATE OF PENNSYLVANIA.
TAX PARCEL #05-008-061.

PROPERTY ADDRESS: 132 Clover Avenue,
Croydon, Pennsylvania 19021.

IMPROVEMENTS: RESIDENTIAL
DWELLING.

SOLD AS THE PROPERTY OF: **JESSE B.
KONOPKA, SR.**

ROBERT P. DADAY, Esquire
FREDERICK A. HARRAN, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2019-00800

ALL that certain parcel of land lying and being
situate in the **TOWNSHIP OF BRISTOL**,
County of Bucks, and Commonwealth of
Pennsylvania, known and numbered as 800
Magnolia Avenue, Croydon, PA 19021, Parcel
No: 05-008-234-002.

TAX PARCEL #05-008-234-002.

PROPERTY ADDRESS: 800 Magnolia
Avenue, Croydon, PA 19021.

IMPROVEMENTS: RESIDENTIAL
PROPERTY.

SOLD AS THE PROPERTY OF: **MARLENE
EDWARDS a/k/a MARLENE M.
EDWARDS, MARLENE CARRA.**

CRISTINA LYNN CONNOR, Esquire
FREDERICK A. HARRAN, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2020-01949

MUNICIPALITY: Situate in the **TOWNSHIP
OF BRISTOL**, County of Bucks and State of
Pennsylvania.

TAX PARCEL #05-026-185.

PROPERTY ADDRESS: 3309 Glenrose
Avenue, Bristol, PA 19007.

IMPROVEMENTS: RESIDENTIAL
CONDO.

SOLD AS THE PROPERTY OF: **BENJAMIN
T. VanHORN.**

EMMANUEL J. ARGENTIERI, Esquire
FREDERICK A. HARRAN, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2021-03526

ALL THAT CERTAIN lot of land located
in the **BRISTOL TOWNSHIP**, County of
Bucks and Commonwealth of Pennsylvania.

TAX PARCEL #05-038-228.

PROPERTY ADDRESS: 22 Gable Hill Road,
Levittown, PA 19057.

IMPROVEMENTS: A RESIDENTIAL
DWELLING.

SOLD AS THE PROPERTY OF: **THE
UNKNOWN HEIRS OF LINDA A.
HERIN, DECEASED, JOSEPH SEAMS,
JR. SOLELY IN HIS CAPACITY
AS HEIR OF LINDA A. HERIN,
DECEASED.**

MICHAEL McKEEVER, Esquire
FREDERICK A. HARRAN, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2021-05831

ALL THOSE CERTAIN LOTS OR PIECES
OF GROUND SITUATE IN **BRISTOL
TOWNSHIP**, BUCKS COUNTY,
PENNSYLVANIA.

TAX PARCEL #05-043-510.

PROPERTY ADDRESS: 24 Garden Lane,
Levittown, PA 19055.

IMPROVEMENTS: RESIDENTIAL
PROPERTY.

SOLD AS THE PROPERTY OF: **JANELLE
L. SLUSAR, IN HER CAPACITY AS
HEIR OF BONNIE GRAEME a/k/a
BONNIE J. GRAEME a/k/a BONNIE
JEAN GRAEME, UNKNOWN HEIRS,
SUCCESSORS, ASSIGNS AND ALL
PERSONS CLAIMING RIGHT, TITLE OR
INTEREST FROM OR UNDER BONNIE
GRAEME a/k/a BONNIE J. GRAEME
a/k/a BONNIE JEAN GRAEME.**

ROBERT FLACCO, Esquire
FREDERICK A. HARRAN, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2021-06761

ALL THAT PARCEL OF LAND IN
TOWNSHIP OF BRISTOL, BUCKS
COUNTY, COMMONWEALTH OF
PENNSYLVANIA.

TAX PARCEL #05-034-030.

PROPERTY ADDRESS: 22 Iris Road,
Levittown, Pennsylvania 19057.

IMPROVEMENTS: RESIDENTIAL
DWELLING.

SOLD AS THE PROPERTY OF: **JAMES
DAVID THORSON, JR.**

TERRENCE McCABE, Esquire
FREDERICK A. HARRAN, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2022-00323

ALL THAT CERTAIN LOT OR PIECE OF
GROUND, SITUATE IN THE **TOWNSHIP
OF BRISTOL**, COUNTY OF BUCKS, AND
COMMONWEALTH OF PENNSYLVANIA.

TAX PARCEL #05-011-275.

PROPERTY ADDRESS: 1031 First Avenue,
Croydon, PA 19021.

IMPROVEMENTS: RESIDENTIAL REAL
ESTATE.

SOLD AS THE PROPERTY OF: **PABLO
PEREZ, SARAH E. WILSON n/k/a
SARAH E. PEREZ.**

KENYA BATES, Esquire
FREDERICK A. HARRAN, Sheriff
Sheriff's Office, Doylestown, PA

BUCKINGHAM TOWNSHIP

DOCKET #2017-02889

ALL THE FOLLOWING DESCRIBED REAL
ESTATE SITUATE IN THE **BUCKINGHAM**,
COUNTY OF BUCKS, COMMONWEALTH
OF PENNSYLVANIA. HAVING ERECTED
THEREON A DWELLING KNOWN AND
NUMBERED AS 1249 PINEVILLE ROAD,
NEW HOPE, PA 18938. BOOK NO. D2724,
PAGE 371, PARCEL NUMBER 06-021-100-
001.

TAX PARCEL #06-021-100-001.

PROPERTY ADDRESS: 1249 Pineville Road,
New Hope, PA 18938.

IMPROVEMENTS: SINGLE FAMILY
DWELLING.

SOLD AS THE PROPERTY OF: **JON C.
CUTLER, JEANNE A. CUTLER.**

BENJAMIN N. HOEN, Esquire
FREDERICK A. HARRAN, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2021-05489

ALL THAT CERTAIN LOT OF LAND
SITUATE IN THE **TOWNSHIP OF
BUCKINGHAM**, COUNTY OF BUCKS &
STATE OF PENNSYLVANIA.

TAX PARCEL #06-033-040.

PROPERTY ADDRESS: 2980 Yorkshire Rd.,
Doylestown, PA 18902.

IMPROVEMENTS: RESIDENTIAL
PROPERTY.

SOLD AS THE PROPERTY OF: **NANCY
TOWLE, RICHARD TOWLE.**

ROBERT FLACCO, Esquire
FREDERICK A. HARRAN, Sheriff
Sheriff's Office, Doylestown, PA

CHALFONT BOROUGH

DOCKET #2020-01839

ALL THAT CERTAIN LOT OR PIECE
OF GROUND, HERIDAMENTS AND
APPURTENANCES, SITUATE IN THE
BOROUGH OF CHALFONT, COUNTY
OF BUCKS AND COMMONWEALTH OF
PENNSYLVANIA.

TAX PARCEL #07-001-019.

PROPERTY ADDRESS: 11 W. Peace Valley
Road, Chalfont, PA 18914.

IMPROVEMENTS: RESIDENTIAL
DWELLING.

SOLD AS THE PROPERTY OF: **PATRICIA
PLUMMER.**

ALICIA M. SANDOVAL, Esquire
FREDERICK A. HARRAN, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2021-03946

ALL THOSE CERTAIN LOTS OF
PIECES OF GROUND SITUATE IN THE
BOROUGH OF CHALFONT, BUCKS
COUNTY, PENNSYLVANIA.

TAX PARCEL #07-010-096.

PROPERTY ADDRESS: 67 Jasen Dr.,
Chalfont, PA 18914.

IMPROVEMENTS: RESIDENTIAL
PROPERTY.

SOLD AS THE PROPERTY OF: **MABEL Z.
WRIGHT a/k/a MABEL Z. METZGER,
ROBERT METZGER.**

ROBERT CRAWLEY, Esquire
FREDERICK A. HARRAN, Sheriff
Sheriff's Office, Doylestown, PA

DOYLESTOWN BOROUGH

DOCKET #2021-01449

ALL THAT CERTAIN Unit in the property
known, named and identified as Valley House
Condominium, located in **DOYLESTOWN
BOROUGH**, Bucks County, Pennsylvania,
which has heretofore been submitted to the
provisions of the Uniform Condominium Act,
68 PA 3101, et seq. By the recording in the
Office of the Recorder of Deeds of Bucks
County of a Declaration dated 12/2/1986 and
recorded in Deed Book 2716 page 526 and the

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lynna@bucksbar.org with any questions.



Plots and Plans attached thereto and made a part thereof, being designated as Unit D-100, together with a proportionate undivided interest in the Common Elements (as defined in such Declaration).

TAX PARCEL #08-011-041-022-D100.

PROPERTY ADDRESS: 403 South Main Street, Unit D100, Doylestown, Pennsylvania 18901.

IMPROVEMENTS: CONDOMINIUM/
RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **CHARLES BARGER a/k/a CHARLES E. BARGER, SR., BERNICE C. BARGER, RANK BARGER a/k/a FRANK L. BARGER. BRADLEY A. DAVIS**, Esquire
FREDERICK A. HARRAN, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2022-02102

ALL THAT CERTAIN Unit in the property known, named and identified as Valley House Condominium, Situate in the **BOROUGH OF DOYLESTOWN**, County of Bucks, Commonwealth of Pennsylvania, which has heretofore been submitted to the provisions of the Uniform Condominium Act, 68 PA, 3101 et seq, by the recording in the Office of Recorder of Deeds of Bucks County of a Declaration dated 12/2/1986 and recorded in Deed Book 2716, page 526.

TAX PARCEL #08-011-041-022C205.

PROPERTY ADDRESS: 403 South Main Street, Unit C 205.

IMPROVEMENTS: CONDOMINIUM/
RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **ANDREW D. FRIZZLE, YVONNE J. STURGEON. BRADLEY A. DAVIS**, Esquire
FREDERICK A. HARRAN, Sheriff
Sheriff's Office, Doylestown, PA

EAST ROCKHILL TOWNSHIP

DOCKET #2021-03140

ALL THAT CERTAIN MESSAGE and tract of land together with the dwelling now thereon erected, situate in **EACH ROCKHILL TOWNSHIP**, County of Bucks, Commonwealth of Pennsylvania.

TAX PARCEL #12-001-010.

PROPERTY ADDRESS: 422 Rockhill Road, Sellersville, PA 18960.

IMPROVEMENTS: RESIDENTIAL
DWELLING.

SOLD AS THE PROPERTY OF: **JOHN L. HERZSTEIN, JAMES P. HERZSTEIN. KELLY L. EBERLE**, Esquire
FREDERICK A. HARRAN, Sheriff
Sheriff's Office, Doylestown, PA

FALLS TOWNSHIP

DOCKET #2020-00675

MUNICIPALITY: Situate in the **TOWNSHIP OF FALLS**, County of Bucks and State of Pennsylvania.

TAX PARCEL #13-023-378.

PROPERTY ADDRESS: 103 Bald Cypress Lane, Levittown, PA 19054.

IMPROVEMENTS: RESIDENTIAL
RANCH.

SOLD AS THE PROPERTY OF: **RONALD R. REENAN.**

EMMANUEL J. ARGENTIERI, Esquire
FREDERICK A. HARRAN, Sheriff
Sheriff's Office, Doylestown, PA

HILLTOWN TOWNSHIP

DOCKET #2020-05082

Plaintiff, VC RTL Holdings LLC vs. Defendant, JBKK Enterprises LLC owner(s) of the property situate in the **TOWNSHIP OF HILLTOWN**, Bucks County, Pennsylvania, being parcel number 15-028-144.

Property being known as: 1945 Hilltown Pike, Perkasio, PA 18944.

TAX PARCEL #15-028-144.

PROPERTY ADDRESS: 1945 Hilltown Pike, Perkasio, PA 18944.

IMPROVEMENTS: NONE.

SOLD AS THE PROPERTY OF: **JBKK ENTERPRISES, LLC.**

ROBERT J. MURTAUGH, Esquire
FREDERICK A. HARRAN, Sheriff
Sheriff's Office, Doylestown, PA

LOWER MAKEFIELD TOWNSHIP

DOCKET #2019-06405

MUNICIPALITY: Situate in the **TOWNSHIP OF LOWER MAKEFIELD**, County of Bucks and State of Pennsylvania.

TAX PARCEL #20-014-128-627-00A.

PROPERTY ADDRESS: 627A Rose Hollow Drive, Yardley, PA 19067.

IMPROVEMENTS: RESIDENTIAL
CONDO.

SOLD AS THE PROPERTY OF: **MARLENA VENTURA.**

EMMANUEL J. ARGENTIERI, Esquire
FREDERICK A. HARRAN, Sheriff
Sheriff's Office, Doylestown, PA

MIDDLETOWN TOWNSHIP

DOCKET #2021-05607

The land referred to herein below is situated in the **TOWNSHIP OF MIDDLETOWN**, County of Bucks, Commonwealth of Pennsylvania: being Lot No. 15 as shown on a Final Plan of Woodside Manor prepared by J.G. Park and Associates, Registered Professional Engineer and Surveyor, Washinton Crossing, Pennsylvania, on January 25, 1963 recorded in Plan Book 27, Page 3, bounded and described as follows, to wit:

TAX PARCEL #22-031-037-014.

PROPERTY ADDRESS: 2860 Langhorne Yardley Road, Langhorne, PA 19047.

IMPROVEMENTS: SINGLE FAMILY DWELLING.

SOLD AS THE PROPERTY OF: **MICHAEL J. FASSANO.**

CHRISTOPHER DeNARDO, Esquire
FREDERICK A. HARRAN, Sheriff
Sheriff's Office, Doylestown, PA

MILFORD TOWNSHIP

DOCKET #2022-00048

ALL THAT CERTAIN PIECE OF GROUND SITUATE IN **MILFORD TOWNSHIP**, BUCKS COUNTY, PENNSYLVANIA, BEING APPROXIMATELY 39 X 119.62 X 45.22 X 119.62 AND SHOWN ON PLAN OF LOTS OF OAK RUN, BUCKS COUNTY, PA 234, PAGE 14.

TAX PARCEL #23-024-026.

PROPERTY ADDRESS: 11 Lucky Lane, Quakertown, PA 18951.

IMPROVEMENTS: A RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **NATALIE M. BEM, RACHEL L. STYCZYNSKI.**

LEON P. HALLER, Esquire
FREDERICK A. HARRAN, Sheriff
Sheriff's Office, Doylestown, PA

NEW BRITAIN TOWNSHIP

DOCKET #2020-05109

ALL THAT CERTAIN MESSAGE AND TRACT OF LAND TOGETHER WITH THE DWELLING NOW: THEREON ERECTED,

KNOWN AS 113 DOLLY LANE, SITUATE IN **NEW BRITAIN TOWNSHIP**, BUCKS COUNTY, PENNSYLVANIA. BEING LOT 119 ACCORDING TO A CERTAIN PLAN THEREOF KNOWN AS "REVISED FINAL PLAN OF PORTION OF SECTION A AND B, BRITTANY FARMS" MADE BY HARRIS, HENRY AND POTTER, INC., REGISTERED ENGINEERS AND SURVEYORS DATED OCTOBER 21, 1957. TAX PARCEL #26-008-054.

PROPERTY ADDRESS: 113 Dolly Lane, Chalfont, PA 18914.

IMPROVEMENTS: RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **JOHN A. SUNDBERG.**

CHRISTOPHER DeNARDO, Esquire
FREDERICK A. HARRAN, Sheriff
Sheriff's Office, Doylestown, PA

QUAKERTOWN BOROUGH

DOCKET #2022-00732

ALL THOSE CERTAIN LOTS OR PIECES OF GROUND SITUATE IN **BOROUGH OF QUAKERTOWN** (FORMERLY RICHLAND TOWNSHIP), BUCKS COUNTY, PENNSYLVANIA:

TAX PARCEL #35-004-080.

PROPERTY ADDRESS: 317 South 11th Street, Quakertown, PA 18951.

IMPROVEMENTS: RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **WILLIAM WRIGHT, STEPHANIE WRIGHT.**

ROBERT FLACCO, Esquire
FREDERICK A. HARRAN, Sheriff
Sheriff's Office, Doylestown, PA

SPRINGFIELD TOWNSHIP

DOCKET #2022-01308

ALL THAT CERTAIN lot or piece of ground situate in **TOWNSHIP OF SPRINGFIELD**, Bucks County, Pennsylvania.

TAX PARCEL #42-017-071.

PROPERTY ADDRESS: 3024 Funks Mill Road, Riegelsville, PA 18077.

IMPROVEMENTS: RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **KATHY BAIER.**

M. TROY FREEDMAN, Esquire
FREDERICK A. HARRAN, Sheriff
Sheriff's Office, Doylestown, PA

UPPER SOUTHAMPTON TOWNSHIP

DOCKET #2016-06199

ALL THAT CERTAIN lot or piece of ground with the buildings and improvements thereon erected, Situate in the **TOWNSHIP OF UPPER SOUTHAMPTON**, County of Bucks, Commonwealth of Pennsylvania, being known and designated as Lot No. 64 on Plan No. 2 of "Willopenn" made for Emil Stahl and Son by Russell S. Lyman, Registered Professional Engineer and Surveyor, dated the Twenty-sixth day of July A.D., 1950 and described according thereto as follows, to wit: TAX PARCEL #48-013-160.

PROPERTY ADDRESS: 975 Willow Street, Southampton, PA 18966.

IMPROVEMENTS: SINGLE FAMILY DWELLING.

SOLD AS THE PROPERTY OF: **MICHAEL BELLER**.

CHRISTOPHER DeNARDO, Esquire

FREDERICK A. HARRAN, Sheriff

Sheriff's Office, Doylestown, PA

DOCKET #2016-07034

ALL that certain parcel of land lying and being situate in the **TOWNSHIP OF UPPER SOUTHAMPTON**, County of Bucks, and Commonwealth of Pennsylvania, known and numbered as 1450 Donna Drive, Southampton, PA 18966, Parcel No: 48-028-011-010.

TAX PARCEL #48-028-011-010.

PROPERTY ADDRESS: 1450 Donna Drive, Southampton, PA 18966.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **ANDREW KAMPF a/k/a ANDREW WILLIAM KAMPF, JOANNA KAMPF a/k/a JOANNA M. KAMPF, THE UNITED STATES OF AMERICA, DEPARTMENT OF TREASURY, INTERNAL REVENUE SERVICE**.

CRISTINA L. CONNOR, Esquire

FREDERICK A. HARRAN, Sheriff

Sheriff's Office, Doylestown, PA

WARRINGTON TOWNSHIP

DOCKET #2019-00622

ALL that certain parcel of land lying and being situate in the **TOWNSHIP OF WARRINGTON**, County of Bucks, and Commonwealth of Pennsylvania, known and numbered as 3201 Pickertown Road, Warrington, PA 18976, Parcel No: 50-046-014.

TAX PARCEL #50-046-014.

PROPERTY ADDRESS: 3201 Pickertown Road, Warrington, PA 18976.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **TINA M. CUTE**.

CRISTINA LYNN CONNOR, Esquire

FREDERICK A. HARRAN, Sheriff

Sheriff's Office, Doylestown, PA

TO ALL PARTIES IN INTEREST AND CLAIMANTS: A schedule of distribution will be filed by the Sheriff within thirty days of date of sale and the distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten days thereafter.

Judgment was recovered in the Court of Common Pleas of Bucks County Civil Action – as numbered above. No further notice of the filing of the Schedule of Distribution will be given.

The above properties are to be sold by FREDERICK A. HARRAN, Sheriff, Doylestown, Pennsylvania.

July 21, 28; Aug. 4

Change of Name

COURT OF COMMON PLEAS
BUCKS COUNTY, PENNSYLVANIA
NO. 2022-02347

NOTICE

NOTICE IS HEREBY GIVEN THAT on July 5, 2022, the Petition of Eleanor Grace Butler, was filed in the above-named Court, requesting an order to change the name of **ELEANOR GRACE BUTLER** to **ELI BUTLER**. The Court has fixed September 8, 2022, at 9:30 a.m., in Courtroom No. 350, in the Bucks County Justice Center, 100 N. Main St., Doylestown, PA, as the time and place for the hearing of said Petition, when and where all persons interested may appear and show cause, if any they have, why the prayer of the said Petition should not be granted.

Mark A. Masley, Solicitor

Fox Rothschild LLP

Attys. for Petitioner

747 Constitution Dr.

Ste. 100

P.O. Box 673

Exton, PA 19341-0673

(610) 458-7500

July 28

IN THE COURT OF COMMON
PLEAS OF BUCKS COUNTY
CIVIL ACTION – LAW
NO. 2022-00489

NOTICE IS HEREBY GIVEN THAT the Petition for the Change of Name has been filed in the above-named Court, praying for a Decree to change the name(s) of **WHITNEY M. CHADWICK** to **WHITNEY M. CHADWICK-LESSAR**.

The Court has fixed the 5th day of August, 2022 at 9:30 a.m. in Courtroom No. 350, Bucks County Justice Center at 100 North Main Street, Doylestown, PA, as the time and place for the hearing of said Petitioner, when and where all persons interested may appear and show cause, if any they have, why the prayer of said Petition should not be granted.

July 28

IN THE COURT OF COMMON
PLEAS OF BUCKS COUNTY
CIVIL ACTION – LAW
NO. 2022-02829

NOTICE IS HEREBY GIVEN THAT the Petition for the Change of Name has been filed in the above-named Court, praying for a Decree to change the name(s) of **KATHY GYLL HEINTZ** to **KATHY FEUERMAN HEINTZ**.

The Court has fixed the 9th day of September, 2022 in Courtroom No. 360, at 9:30 a.m., in the Bucks County Justice Center, at 100 N. Main St., Doylestown, Pennsylvania, as the time and place for the hearing of said Petitioner, when and where all persons interested may appear and show cause, if any they have, why the prayer of said Petition should not be granted.

Julie E. Bernstein, Solicitor
Kaplin Stewart Meloff Reiter & Stein P.C.
910 Harvest Drive
Blue Bell, PA 19422

July 28

IN THE COURT OF COMMON
PLEAS OF BUCKS COUNTY,
PENNSYLVANIA
LAW DIVISION
NO. 2022-02675

**IN THE MATTER OF PETITION FOR
CHANGE OF NAME OF
PATRICIA KINSLEY-MAYER**

NOTICE IS HEREBY GIVEN THAT the Petition for the Change of Name has been

filed in the above named Court, praying for a Decree to change the name of **PATRICIA KINSLEY-MAYER** to **PATRICIA MAYER**.

The Court has fixed the 9th day of September, 2022 at 9:30 A.M. in Courtroom 420, Bucks County Justice Center, at 100 Main Street, Doylestown, Pennsylvania, as the time and place for the hearing of said Petitioner, when and where all persons interested may appear and show cause, if any they have, why the prayer of said Petition should not be granted.

Michael P. Kelly, Solicitor
Attorney I.D. 36717
402 Middletown Blvd.
Suite 202
Langhorne, PA 19047
(215) 741-1100

July 28

COURT OF COMMON PLEAS
BUCKS COUNTY, PENNSYLVANIA
NO. 2022-02252

NOTICE

NOTICE IS HEREBY GIVEN THAT on June 1, 2022, the Petition of Kerrie McLaughlin and Jon-Michael McLaughlin on behalf of their minor child was filed in the above-named Court, requesting an order to change the name of **ABIGAIL LEE McLAUGHLIN** to **AETHER LEE McLAUGHLIN**. The Court has fixed August 15, 2022, at 9:30 a.m., in Courtroom No. 350, in the Bucks County Justice Center, 100 N. Main St., Doylestown, PA, as the time and place for the hearing of said Petition, when and where all persons interested may appear and show cause, if any they have, why the prayer of the said Petition should not be granted.

Benjamin L. Jerner, Solicitor
Kenneth R. Pugh, Solicitor
Jerner Law Group, P.C.
Attys. for Petitioners
5401 Wissahickon Ave.
Philadelphia, PA 19144
(215) 843-6000

July 28

IN THE COURT OF COMMON
PLEAS OF BUCKS COUNTY
CIVIL ACTION – LAW
NO. 2022-02604

NOTICE IS HEREBY GIVEN THAT the Petition for the Change of Name has been filed in the above-named Court, praying for a Decree to change the name(s) of **BRANDON KEITH MICCICHE** to **BRANDON KEITH FULLARD**.

The Court has fixed the 7th day of September, 2022 at 9:30 a.m. in Courtroom No. 440, Bucks County Justice Center at 100 North Main Street, Doylestown, PA, as the time and place for the hearing of said Petitioner, when and where all persons interested may appear and show cause, if any they have, why the prayer of said Petition should not be granted.

July 28

IN THE COURT OF COMMON
PLEAS OF BUCKS COUNTY
CIVIL ACTION – LAW
NO. 2022-02625

NOTICE IS HEREBY GIVEN THAT the Petition for the Change of Name has been filed in the above-named Court, praying for a Decree to change the name(s) of **HANITA ROSENBOIM** to **HANITA RAZ**.

The Court has fixed the 7th day of SEPTEMBER, 2022 at 9:30 A.M. in Courtroom No. 440, Bucks County Justice Center at 100 North Main Street, Doylestown, Pennsylvania, as the time and place for the hearing of said Petitioner, when and where all persons interested may appear and show cause, if any they have, why the prayer of said Petition should not be granted.

Shannon L. Doman, Solicitor
Law Offices of Michael Kuldiner, PC
922 Bustleton Pike
Feasterville, PA 19053

July 28

IN THE COURT OF COMMON
PLEAS OF BUCKS COUNTY
CIVIL ACTION – LAW
NO. 2022-02133

NOTICE IS HEREBY GIVEN THAT the Petition for the Change of Name has been filed in the above-named Court, praying for a Decree to change the name(s) of **ISABELLA ROSE SLIWKA** to **ISABELLA ROSE SCHULTZ**.

The Court has fixed the 15th day of August, 2022 at 9:30 in Courtroom No. 350,

Bucks County Justice Center at 100 North Main Street, Doylestown, PA, as the time and place for the hearing of said Petitioner, when and where all persons interested may appear and show cause, if any they have, why the prayer of said Petition should not be granted.

July 28

IN THE COURT OF COMMON
PLEAS OF BUCKS COUNTY
CIVIL ACTION – LAW
NO. 2021-05941

NOTICE IS HEREBY GIVEN THAT the Petition for the Change of Name has been filed in the above-named Court, praying for a Decree to change the name(s) of **MUSHINAH SPRIGGS** to **MU SPRIGGS**.

The Court has fixed the 5th day of August, 2022 at 9:30 in Courtroom No. 350, Bucks County Justice Center at 100 North Main Street, Doylestown, PA, as the time and place for the hearing of said Petitioner, when and where all persons interested may appear and show cause, if any they have, why the prayer of said Petition should not be granted.

July 21, 28

Charter Application

NOTICE IS HEREBY GIVEN THAT Articles of Incorporation have been filed with the Department of State of the Commonwealth of Pennsylvania at Harrisburg, Pennsylvania, for the purpose of obtaining a Certificate of Incorporation pursuant to the provisions of the Pennsylvania Business Corporation Law of 1988, approved December 21, 1988, P.L. 1444, No. 177, effective October 1, 1989, as amended.

ASADBEK GROUP Inc. has been incorporated under the provisions of the Pennsylvania Business Corporation Law of 1988, as amended.

July 28

Flexible Automation Solutions, Inc. has been incorporated under the provisions of the Pennsylvania Business Corporation Law of 1988, as amended.

Benstead, Mabon & Mitsch, PC, Solicitors
124 East Court Street
Doylestown, PA 18901

July 28

MIGUEL'S LANDSCAPING, INC. has been incorporated under the provisions of the Pennsylvania Business Corporation Law of 1988, as amended.

July 28

Pennsylvania Steel Company Throop, Inc. has been incorporated under the provisions of the Pennsylvania Business Corporation Law of 1988, as amended.

July 28

Red Dog Design & Renovate, Inc. has been incorporated under the provisions of the Pennsylvania Business Corporation Law of 1988, as amended.

July 28

Charter Application Nonprofit

NOTICE IS HEREBY GIVEN THAT Articles of Incorporation have been filed with the Department of State of the Commonwealth of Pennsylvania at Harrisburg, Pennsylvania, for the purpose of obtaining a Certificate of Incorporation pursuant to the Pennsylvania Nonprofit Corporation Law of 1988, as amended.

The name of the corporation is **Tyles 4 Smiles, Inc.**

The Articles of Incorporation (filing date) May 23, 2022.

The purpose or purposes for which it was organized are as follows: To provide swimming pools, water therapy, and private swim lessons to families with Autistic children.

Gavin R. Laboski, Solicitor
Laboski Law, PC
314 West Broad Street
Suite 124
Quakertown, PA 18951

July 28

Classified Ad

Associate Attorney

Weber, Kracht & Chellew, a well-established law firm located in Bucks County, Pennsylvania, is seeking a full-time Associate Attorney to join our team-oriented practice. Our firm represents clients in Bucks, Montgomery, Philadelphia, Lehigh and surrounding counties. We are seeking

a motivated attorney with exceptional communication, litigation and client relation skills. Candidate must be extremely organized, efficient, detail-oriented and possess strong interpersonal skills.

The appropriate candidate should have experience in litigation and knowledge of general business law. This is a unique opportunity for a motivated attorney seeking to grow an expanded practice.

Requirements: membership in the PA Bar, minimum of five to seven years of experience, familiarity with insurance defense practice a plus.

We offer a competitive salary and generous benefits package. Interested applicants should forward their resume, cover letter and salary requirement to dyaglinski@wkclaw.net.

July 28

Rent Office in Warwick Township

Commonwydds Condo. Unit contains two (2) offices, bathroom and areas for waiting and clerical support. Unit has eleven hundred (1100) square feet located on the first floor with free parking steps away from the front door. Sign for office on Route 263. Call Katie (215) 343-1320.

June 16—Dec.15

Confirmation of Account

LINDA BOBRIN, ESQUIRE, CLERK of the Orphans' Court Division of the Court of Common Pleas of Bucks County:

HEREBY GIVES NOTICE PURSUANT TO Section 745 of the Probate, Estates and Fiduciaries Code that the following Fiduciaries will present their accounts, theretofore filed with the Clerk of the Orphans' Court Division for Audit and Confirmation pursuant to Sections 3511, 5163, 5533 and 7183 of said Code at 10:00 A.M. on **Monday, August 1, 2022** in Courtroom 260 on the 2nd floor of the BUCKS COUNTY JUSTICE CENTER, 100 N. MAIN STREET, DOYLESTOWN, PA.

ANY PERSON who fails to present his/her claim or make objections in person or by attorney at the audit or confirmation of the account will be barred forever from so doing. Estate of **CHARLES C. MORRONE, JR.** – Glenmede Trust Company, Trustee; Diane Morrone Vassluzzo, Trustee

Estate of **JOAN C. REINHART** – First National Bank & Trust Co., Trustee

ROOSEVELT MEMORIAL PARK – Trust Bank, Trustee

Estate of **WALTER GLENN FREED** – Randolph S. Freed, Executor

LINDA BOBRIN, ESQUIRE
REGISTER OF WILLS
AND CLERK OF THE
ORPHANS' COURT DIVISION
COURT OF COMMON PLEAS
OF BUCKS COUNTY

July 21, 28

Corporate Dissolution

Pursuant to the requirements of the Pennsylvania Business Corporation Law of 1988, as amended, notice is hereby given that **TLC SURVEYING INC.** is in the process of voluntarily dissolving.

July 28

Pursuant to the requirements of Section 1975 of the Pennsylvania Business Corporation Law of 1988, notice is hereby given that **VERNESE MANAGEMENT CO.** is currently in the process of voluntarily dissolving.

Charles G. Cheleden, Solicitor

275 South Main Street

Suite 11

Doylestown, PA 18901

July 28

Estate Notice

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 person named. All persons having claims or demands against said estates are requested to make known the same, and all person indebted to said estates are requested to make payment without delay, to the executors or administrators or their attorneys named below.

First Publication

AITKEN, KATHERINE ANNE a/k/a
KATIE AITKEN, dec'd.

Late of Richboro, Bucks County, PA.

Administrator: **JAMES R. AITKEN**, 18 Andrea Drive, Richboro, PA 18954.

ASTA, BARBARA a/k/a **BARBARA E. ASTA**, dec'd.

Late of Chalfont Borough, Bucks County, PA.

Executrix: **TOMASINA CHAMBERLAIN** a/k/a **TOMASINA ASTA CHAMBERLAIN** c/o David M. D'Orlando, Esq., 53 S. Main St., Yardley, PA 19067.

Attorney: **DAVID M. D'ORLANDO**, The D'Orlando Firm, PLLC, 53 S. Main St., Yardley, PA 19067.

BARNDT, LaRENE D., dec'd.

Late of Telford, Bucks County, PA.

Executor: **DONALD D. BARNDT**, 701 Main St., Pennsburg, PA 18073.

Attorney: **J. OLIVER GINGRICH**, Landis, Hunsberger, Gingrich & Weik, LLP, 114 East Broad Street, P.O. Box 64769, Souderton, PA 18964.

BECZO, WILLIAM RICHARD, dec'd.

Late of Bensalem Township, Bucks County, PA.

Administratrix: **JILLIAN BECZO** c/o Paul M. Perlstein, Esq., 8 Atkinson Dr., #834, Doylestown, PA 18901-0834.

Attorney: **PAUL M. PERLSTEIN**, 8 Atkinson Dr., #834, Doylestown, PA 18901-0834.

BEJGER, MICHAEL P., SR., dec'd.

Late of Bristol Township, Bucks County, PA.

Administratrix: **LISA C. KEIL**, 35 Breza Road, Allentown, NJ 08501.

Attorney: **MICHAEL P. KELLY**, 402 Middletown Boulevard, Suite 202, Langhorne, PA 19047.

BONSALL, WILLIAM C., JR., dec'd.

Late of Doylestown Borough, Bucks County, PA.

Executrix: **CATHERINE J. WILFERT** c/o Drake, Hileman & Davis, Bailiwick Office Campus, Suite 15, P.O. Box 1306, Doylestown, PA 18901.

Attorney: **R. LEONARD DAVIS, III**, Drake, Hileman & Davis, Bailiwick Office Campus, Suite 15, P.O. Box 1306, Doylestown, PA 18901.

BOWER, DORIS M., dec'd.

Late of Langhorne, Bucks County, PA.

Executrix: **DORIS M. BOWER** c/o Joseph M. Ramagli, Esquire, 626 S. State Street, Newtown, PA 18940.

- Attorney: **JOSEPH M. RAMAGLI**, Kardos, Rickles & Hand, P.C., 626 South State Street, Newtown, PA 18940.
- BRADT, PATRICIA L.** a/k/a **PATRICIA LOUISE BRADT**, dec'd.
Late of Newtown Township, Bucks County, PA.
Executor: **KEITH W. BRADT** c/o D. Keith Brown, Esq., P.O. Box 70, Newtown, PA 18940.
Attorney: **D. KEITH BROWN**, Stuckert and Yates, P.O. Box 70, Newtown, PA 18940.
- BROKAW, WILLIAM STEPHEN** a/k/a **BILL BROKAW** and **WILLIAM BROKAW**, dec'd.
Late of Nockamixon Township, Bucks County, PA.
Administratrix: **PATRICIA ANN BROKAW** c/o Lawrence A. Reinfeld, Esq., 1381 Chestnut Ridge Road, Upper Black Eddy, PA 18972.
Attorney: **LAWRENCE A. REINFELD**, 1381 Chestnut Ridge Road, Upper Black Eddy, PA 18972.
- CARROLL, PATRICIA A.** a/k/a **PAT CARROLL**, dec'd.
Late of Levittown, Tullytown, Falls, Bucks County, PA.
Executrix: **MARY CHAMBERLAIN**, 55 Laurel Ln., Levittown, PA 19054.
- CASSIDY, JoANN PURCELL** a/k/a **JoANN CASSIDY**, dec'd.
Late of Southampton, Bucks County, PA.
Executor: **MARTIN CASSIDY**, 3935 Reiniger Road, Hatboro, PA 19040.
- DIETRICH, JUNE S.**, dec'd.
Late of Telford Borough, Bucks County, PA.
Executrix: **SANDRA L. BUSSENGER** c/o Grim, Biehn & Thatcher, P.O. Box 215, Perkasio, PA 18944-0215.
Attorney: **GREGORY E. GRIM**, Grim, Biehn & Thatcher, 104 S. Sixth St., P.O. Box 215, Perkasio, PA 18944-0215.
- DOYLE, DOLORES E.**, dec'd.
Late of Warrington Township, Bucks County, PA.
Executor: **PETER D. CAMPBELL** c/o John J. McAneney, Esq., 400 Maryland Dr., P.O. Box 7544, Ft. Washington, PA 19034-7544.
- Attorney: **JOHN J. McANENEY**, Timoney Knox, LLP, 400 Maryland Dr., P.O. Box 7544, Ft. Washington, PA 19034-7544.
- DUTHIE, CHARLOTTE A.**, dec'd.
Late of Lower Makefield Township, Bucks County, PA.
Administrator: **GEORGE R. DUTHIE**, 1209 Birch Avenue, Yardley, PA 19067.
Attorney: **DARSHAN PATEL**, Medina Law Group, 230 W. Delaware Avenue, Pennington, NJ 08534.
- FABER, VAUGHAN H.**, dec'd.
Late of Lower Makefield Township, Bucks County, PA.
Administratrix: **LISA ANN MOSHER** c/o Alice Hart Hughes, Esq., 4 Terry Dr., Ste. 3, Newtown, PA 18940.
Attorney: **ALICE HART HUGHES**, 4 Terry Dr., Ste. 3, Newtown, PA 18940.
- FOISY, MICHAEL J.**, dec'd.
Late of Middletown Township, Bucks County, PA.
Executrix: **MICHELLE B. FOISY** c/o Laura M. Mercuri, Esq., 104 North York Road, Hatboro, PA 19040.
Attorney: **LAURA M. MERCURI**, 104 North York Road, Hatboro, PA 19040.
- GIBSON, RICHARD H.** a/k/a **RICHARD GIBSON**, dec'd.
Late of Doylestown Township, Bucks County, PA.
Executor: **THOMAS GIBSON** a/k/a **THOMAS G.H. GIBSON** c/o Harvey Abramson, Esq., 7 Neshaminy Interplex, Ste. 400, Trevoise, PA 19053.
Attorney: **HARVEY ABRAMSON**, Law Offices of Harvey Abramson, P.C., 7 Neshaminy Interplex, Ste. 400, Trevoise, PA 19053.
- GOECKER, DAISY CRANE** a/k/a **DAISY GOECKER**, dec'd.
Late of Lower Makefield Township, Bucks County, PA.
Executor: **MATT GOECKER**, 75 Gazelle Rd., Reno, NV 89511.
- HUGHES, SHAWN P.**, dec'd.
Late of Hilltown Township, Bucks County, PA.
Administratrix: **JANET E. HUGHES** a/k/a **JANET EXNER HUGHES**, 329 Victoria Ln., Perkasio, PA 18944.
Attorney: **DAVID A. MEGAY**, OWM Law, 41 High Street, Pottstown, PA 19464.

LAWVER, EDWARD J., dec'd.

Late of Warminster Township, Bucks County, PA.

Executors: **DENISE HAGMEIER** and **ROGER LAWVER**, 106 Hawthorne Drive, North Wales, PA 19454.

Attorney: **F. CRAIG La ROCCA**, 800 N. Broad Street, Lansdale, PA 19446.

LEBEDEV, PAVEL, dec'd.

Late of Feasterville-Trevoze, Lower Southampton Township, Bucks County, PA.

Administrator: **PAUL LEBEDEV**, 32 Shannon Way, Feasterville-Trevoze, PA 19053.

LEBERSKI, JOSEPHINE, dec'd.

Late of Falls Township, Bucks County, PA.

Administrator: **EDWARD LEBERSKI, JR.** c/o Joseph P. Caracappa, Esquire, Newtown Pavilion, 6 Penns Trail, Suite 202, Newtown, PA 18940.

Attorney: **JOSEPH P. CARACAPPA**, Jackson, Cook, Caracappa & Scott P.C., Newtown Pavilion, 6 Penns Trail, Suite 202, Newtown, PA 18940.

MacLAUGHLIN, VIRGINIA, dec'd.

Late of Sellersville Borough, Bucks County, PA.

Executrix: **VIRGINIA M. WINN** c/o Grim, Biehn & Thatcher, P.O. Box 215, Perkasio, PA 18944-0215.

Attorney: **GREGORY E. GRIM**, Grim, Biehn & Thatcher, 104 S. Sixth St., P.O. Box 215, Perkasio, PA 18944-0215.

MARTUSCIELLO, ALDO, dec'd.

Late of Hartsville, Warminster, Bucks County, PA.

Administratrix: **DAWN MARTUSCIELLO**, Ivyland Road, Warminster, PA.

MAUZ, PHYLLIS W., dec'd.

Late of Bucks County, PA.

Executor: Steven A. Mauz, 131 Buttercup Blvd., Warrington, PA 18976.

MERRONE, ERNA a/k/a **ERNA G. MERRONE**, dec'd.

Late of Southampton Twp., Bucks County, PA.

Administrator: **ENRICO MERRONE**, 515 Newport Circle, Feasterville, PA 19053.

MOLT, WILLIAM HARRY a/k/a **BILL MOLT**, dec'd.

Late of Southampton, Bucks County, PA.

Executor: **LYNN LABB**, 116 West Park Avenue, P.O. Box 327, Silverdale, PA 18962.

PESSANO, MARY JOAN, dec'd.

Late of Bucks County, PA.

Executrix: **VICKI PESSANO** c/o Richard L. Newman, Esquire, Park Terrace, 275 S. Main Street, Ste. 6, Doylestown, PA 18901.

Attorney: **RICHARD L. NEWMAN**, Park Terrace, 275 S. Main Street, Ste. 6, Doylestown, PA 18901.

PFEIFFER, JOAN A., dec'd.

Late of Bucks County, PA.

Executor: **EUGENE W. PFEIFFER, JR.** c/o Bowen & Burns, 530 Street Road, P.O. Box 572, Southampton, PA 18966.

Attorney: **GERALD L. BOWEN, JR.**, Bowen & Burns, 530 Street Road, P.O. Box 572, Southampton, PA 18966.

RADOSTI, ALFRED, dec'd.

Late of Middletown Township, Bucks County, PA.

Executor: **ANDREW RADOSTI** c/o Cordes Law LLC, 27 South State Street, Newtown, PA 18940.

Attorney: **ANDREW J. CORDES**, Cordes Law LLC, 27 South State Street, Newtown, PA 18940.

RHODA, HARRY D., SR., dec'd.

Late of Doylestown Township, Bucks County, PA.

Executrix: **ESTHER GUENTHER**, 1203 Oak Leaf Lane, Warminster, PA 18974.

Attorney: **ANDREW W. YOUNG**, England & Young, 70 W. Oakland Avenue, Suite 314, Doylestown, PA 18901.

RIBERDY, STEPHEN ARTHUR, dec'd.

Late of Jamison, Bucks County, PA.

Administratrix: **MARTA C. LEANDER**, 609 Laurel Street, Longmeadow, MA 01106.

ROSENER, NANCY LOU a/k/a **NANCY WATKINS ROSENER**, dec'd.

Late of Levittown, Bristol Township, Bucks County, PA.

Executrix: **SALLY C. RISINGER**, 51 Seedling Drive, Holland, PA 18966.

SANTICERMA, MICHAEL A. a/k/a **MIKE SANTICERMA**, dec'd.

Late of Holland, Southampton, Bucks County, PA.

Administrator: **ANTHONY SANTICERMA**, 1168 Ascot Ct., Yardley, PA 19067.

SCHMIEDER, EDNA J., dec'd.

Late of Doylestown Township, Bucks County, PA.

Executor: **ROBERT L. SCHMIEDER** c/o John N. Schaeffer, III, Esq., 60 E. Court St., P.O. Box 1389, Doylestown, PA 18901.

Attorney: **JOHN N. SCHAEFFER, III**, Eastburn and Gray, P.C., 60 E. Court St., P.O. Box 1389, Doylestown, PA 18901.

SMITHERS, WILLIAM H., dec'd.

Late of Langhorne, Pennel, Middletown Township, Bucks County, PA.

Executrix: **MRS. KATHLEEN ZEOLI**, 10115 Alexandra Lane, Philadelphia, PA 19116.

STEFANIK, EDWARD R., dec'd.

Late of Fairless Hills, Bucks County, PA.

Executor: **THOMAS J. STEFANIK**.
Attorney: **JOSEPH D. USTYNOSKI**, Ustynoski & Marusak, LLC, 101 West Broad St., Suite 205, Hazleton, PA 18201.

SUZUKI, MICHAEL S., dec'd.

Late of Bensalem Township, Bucks County, PA.

Administratrix: **DIANE SUZUKI** c/o Arthur G. Krevitz, Esq., 4230 Bensalem Blvd., Bensalem, PA 19020-2032.

Attorney: **ARTHUR G. KREVITZ**, Krevitz & Associates, P.C., 4230 Bensalem Blvd., Bensalem, PA 19020-2032.

TEMPESTA, DOMINICK J. a/k/a **NICK TEMPESTA**, dec'd.

Late of Hilltown Township, Bucks County, PA.

Executor: **DAVID J. TEMPESTA**, 117 Deep Run Road, Dublin, PA 18917.

Second Publication

ABERNETHY, WILLIAM L. a/k/a **WILLIAM ABERNETHY**, dec'd.

Late of Levittown, Bucks County, PA.

Administrator: **LESTER D. ABERNETHY**, 111 Charter Ct., Trevoze, PA 19053.

ANDERSON, JOHN R., dec'd.

Late of Bristol Township, Bucks County, PA.

Administratrix: **DELORIS J. ANDERSON**, 3741 West Wheeler Road, Lakeland, FL 33810.

Attorney: **ANDREW P. GRAU**, 911 Easton Road, P.O. Box 209, Willow Grove, PA 19090.

ARMSTRONG, STEPHEN D., dec'd.

Late of Bensalem Township, Bucks County, PA.

Executor: **SCOTT ARMSTRONG** a/k/a **SCOTT M. ARMSTRONG**.

Attorney: **WAYNE M. PECHT**, Johnson, Duffie, Stewart & Weidner, P.C., 301 Market Street, P.O. Box 109, Lemoyne, PA 17043.

CURANEY, ANDREW NICHOLAS, dec'd.

Late of Falls Township, Bucks County, PA.

Co-Executors: **CHESTER CARL CURANEY** and **SANTINA ELAINE CURANEY** c/o Cordes Law LLC, 27 South State Street, Newtown, PA 18940.
Attorney: **ANDREW J. CORDES**, Cordes Law LLC, 27 South State Street, Newtown, PA 18940.

FARR-VAN ARSDALE, ANN a/k/a **ANN F. VAN ARSDALE**, dec'd.

Late of Middletown Township, Bucks County, PA.

Executrices: **SUSAN E. FARR** and **ALICE ANN FARR-LEONARD** c/o John C. Hook, Esq., 2005 Market St., Ste. 2600, Philadelphia, PA 19103.

Attorney: **JOHN C. HOOK**, Stradley Ronon Stevens & Young, LLP, 2005 Market St., Ste. 2600, Philadelphia, PA 19103.

FINIZIO, ANTOINETTE a/k/a **ANNETTE FINIZIO**, dec'd.

Late of Bensalem Township, Bucks County, PA.

Executor: **GREGORY FINIZIO**, 1208 Quakers Way, Quakertown, PA 18951.

Attorney: **RON R. MILLER**, 314 West Broad Street, Suite 118, Quakertown, PA 18951.

FLUM, JOSEPH, dec'd.

Late of Newtown Borough, Bucks County, PA.

- Executor: **THE FIRST NATIONAL BANK AND TRUST CO. OF NEWTOWN** c/o Donna J. Wengiel, Esq., Two N. State St., Newtown, PA 18940.
 Attorney: **DONNA J. WENGIEL**, Stuckert and Yates, Two N. State St., Newtown, PA 18940.
- FORBES, CAROLE V. a/k/a CAROLE D. FORBES**, dec'd.
 Late of Dublin Borough, Bucks County, PA.
 Executrix: **KAREN JOAN FORBES**, 7 Oak Drive, Doylestown, PA 18901.
- GARA, MARY K.**, dec'd.
 Late of Southampton, Bucks County, PA.
 Executrix: **KATHLEEN M. GARA**, 818 Crum Creek Road, Springfield, PA 19064.
- HAAS, PHYLLIS R. a/k/a PHYLLIS RITA HAAS**, dec'd.
 Late of Bensalem, Bucks County, PA.
 Executors: **ROBERT HAAS**, 839 Breckenridge Ct., New Hope, PA 18938 and **LINDA SZWEDO**, 44 Kiltie Drive, New Hope, PA 18938.
- HEDIGER, MARY**, dec'd.
 Late of Doylestown, Bucks County, PA.
 Executor: **JOSEPH F. HEDIGER, JR.**, 1421 Rosewood Lane, Warrington, PA 18976.
- IBRIC, SPOMENKA**, dec'd.
 Late of Morrisville, Falls Township, Bucks County, PA.
 Administrator: **ZIJAD IBRIC**, 93 Rice Drive, Morrisville, PA 19067.
- JONES, ESTHER S.**, dec'd.
 Late of Bristol Township, Bucks County, PA.
 Administratrix: **BARBARA J. CLOUD**, 509 Stonybrook Drive, Levittown, PA 19055.
- KIESSLING, ALYCE K.**, dec'd.
 Late of Bristol Township, Bucks County, PA.
 Administrators: **ALICE M. BRAY** and **REX LAWRENCE KIESSLING** a/k/a **REX L. KIESSLING** c/o John M. Kenney, Esq., 308 N. Oxford Valley Rd., Fairless Hills, PA 19030.
 Attorney: **JOHN M. KENNEY**, John M. Kenney, P.C., 308 N. Oxford Valley Rd., Fairless Hills, PA 19030.
- LAWLOR, JOSEPHINE M.**, dec'd.
 Late of Yardley, Bucks County, PA.
 Executor: **EDWARD T. LAWLOR, JR.**, 4 Sweetbriar Ln., Glen Mills, PA 19342.
- LAWRENCE, EILEEN C.**, dec'd.
 Late of Bensalem, Bucks County, PA.
 Executrix: **MRS. BARBARA BRENNAN**, 8297 Morningstar Lane, Waynesboro, PA 17268.
- MEREDITH, WILLIAM B.**, dec'd.
 Late of the Township of Middletown, Bucks County, PA.
 Executor: **ROBERT H. MEREDITH**, 394 Walker Avenue, Pennel, PA 19047.
 Attorney: **FRANCIS X. DILLON**, Begley, Carlin & Mandio, LLP, 680 Middletown Boulevard, Langhorne, PA 19047.
- MILLER, TRACEY LYNN**, dec'd.
 Late of Chalfont Borough, Bucks County, PA.
 Administrator: **ROBERT JOHN MILLER** c/o Matthew A. Levitsky, Esq., 980 Jolly Rd., Ste. 110, Blue Bell, PA 19422.
 Attorney: **MATTHEW A. LEVITSKY**, Fox Rothschild LLP, 980 Jolly Rd., Ste. 110, Blue Bell, PA 19422.
- MRAS, FREDERICK W. a/k/a FREDERICK W. MRAS, SR. and FRED MRAS**, dec'd.
 Late of Holland, Bucks County, PA.
 Executor: **FREDERICK W. MRAS, JR.**, 8308 Cazavini Ct., Raleigh, NC 27613.
- MURPHY, WILLIAM J.**, dec'd.
 Late of Newtown Township, Bucks County, PA.
 Executrices: **COLENE CUMBO**, 232 Barnhill Road, Perkasio, PA 18944 and **JACQUELINE BELL**, 160 Marina Wind Way, Sneads Ferry, NC 28460.
 Attorney: **DAVID SOWERBUTTS**, Liebmann Family Law, 4 Terry Drive, Suite 4, Newtown, PA 18940.
- MYERS, EVELYN F.**, dec'd.
 Late of Richlandtown Borough, Bucks County, PA.
 Executor: **CARTER P. HENRY**, Esq., P.O. Box 499, Quakertown, PA 18951.
 Attorney: **WENDY J. ASHBY**, 314 West Broad Street, Suite 118, Quakertown, PA 18951.
- PIFER, PAMELA**, dec'd.
 Late of Telford, Bucks County, PA.
 Executor: **JOHN M. PIFER** c/o Grim, Biehn & Thatcher, P.O. Box 215, Perkasio, PA 18944-0215.

Attorney: **GREGORY E. GRIM**, Grim,
Biehn & Thatcher, 104 S. Sixth St., P.O.
Box 215, Perkasio, PA 18944-0215.

PLUM, ELIZABETH BRANDES a/k/a
TISH PLUM, dec'd.

Late of Newtown, Bucks County, PA.
Executor: **JOHN B. PLUM, JR.**, 231
Turtle Back Road, New Canaan, CT
06840.

POWERS, RICHARD, dec'd.

Late of Croydon, Bucks County, PA.
Administratrix: **PATRICIA POWERS**,
1306 Pennsylvania Ave., Croydon, PA
19021.

RUSIEWICZ, BARBARA MARY, dec'd.

Late of Richland Township, Bucks
County, PA.
Executor: **JEFFREY RUSIEWICZ**,
1216 E. Kenosha St., #342, Broken
Arrow, OK 74012.

SCHALLEUR, FRANK ANTHONY, III
a/k/a **FRANK A. SCHALLEUR, III**,
dec'd.

Late of Bensalem Township, Bucks
County, PA.

Executrix: **BARBARA FRANCES
BRENNAN** c/o Kevin W. Kologinsky,
Esq., 9223 Frankford Ave., Philadelphia,
PA 19114.

Attorney: **KEVIN W. KOLOGINSKY**,
9223 Frankford Ave., Philadelphia, PA
19114.

SILEO, JAMES V., JR. a/k/a **JAMES
SILEO**, dec'd.

Late of Buckingham Township, Bucks
County, PA.

Administrator: **JAMES R. SILEO, P.O.**
Box 512, Millrift, PA 18340.

SMITH, KATHERINE T., dec'd.

Late of Middletown Township, Bucks
County, PA.

Executrix: **GERALYN SEIFERTH** c/o
Jessica L. VanderKam, Esq., Two N.
State St., Newtown, PA 18940.

Attorney: **JESSICA L. VanderKAM**,
Stuckert and Yates, Two N. State St.,
Newtown, PA 18940.

TRIPP, MARTIN L., dec'd.

Late of New Britain Township, Bucks
County, PA.

Executrix: **NANCY L. LUDWICK** c/o John T. Dooley, Esq., 1800 Pennbrook Parkway, Ste. 200, Lansdale, PA 19446.
Attorney: **JOHN T. DOOLEY**, Dischell, Bartle & Dooley, PC, 1800 Pennbrook Parkway, Ste. 200, Lansdale, PA 19446.

Third and Final Publication

ALLEN, MYRNA N. a/k/a **MYRNA ALLEN**, dec'd.

Late of Warrington Township, Bucks County, PA.

Executor: **BARRY ALLEN**, 140 Elm Street, Hollidaysburg, PA 16648.

ANOIA, ANNA, dec'd.

Late of Lower Makefield, Bucks County, PA.

Executrix: **CRELIA ANOIA** c/o HighPoint Law Offices, 200 Highpoint Dr., Ste. 211, Chalfont, PA 18914.

Attorney: **PETER GILBERT**, 200 Highpoint Dr., Ste. 211, Chalfont, PA 18914.

ASNESS, CAROLYN R., dec'd.

Late of Falls Township, Bucks County, PA.

Executrix: **RUTH C. BROWN**, 12 Neptune Lane, Levittown, PA 19054.

Attorney: **DAVID J. SOWERBUTTS**, Liebmann Family Law, 4 Terry Drive, Suite 4, Newtown, PA 18940.

BAEZ, MARY a/k/a **MARY G. BAEZ**, dec'd.

Late of Warrington Township, Bucks County, PA.

Executor: **WAYNE N. CORDES** c/o Cordes Law LLC, 27 South State Street, Newtown, PA 18940.

Attorney: **ANDREW J. CORDES**, Cordes Law LLC, 27 South State Street, Newtown, PA 18940.

BROWN, MURIEL, dec'd.

Late of Bensalem Township, Bucks County, PA.

Administratrix: **SHAWNEYA EVERETT** c/o Jennifer L. Zegel, Esquire, Three Logan Square, 1717 Arch Street, 5th Floor, Philadelphia, PA 19103.

Attorney: **JENNIFER L. ZEGEL**, Kleinbard LLC, Three Logan Square, 1717 Arch Street, 5th Floor, Philadelphia, PA 19103.

CAMPOLI, SANDY V. a/k/a **SANDY VINCENT CAMPOLI**, dec'd.

Late of Plumstead Township, Bucks County, PA.

Administrator: **ALBERT JOSEPH CAMPOLI, JR.** c/o HighPoint Law Offices, 200 Highpoint Dr., Suite 211, Chalfont, PA 18914.

Attorney: **PETER GILBERT**, 200 Highpoint Dr., Ste. 211, Chalfont, PA 18914.

CHO, PETER H. a/k/a **PETER CHO** and **PETER HYON KEUN CHO**, dec'd.

Late of Upper Makefield, Bucks County, PA.

Administratrix: **AMY LYNN PETERS**, 22 Lenape Drive, New Hope, PA 18938.

Attorney: **RICHARD B. GELADE**, 28 West Lafayette Street, Trenton, NJ 08608-2002.

CORMICK, STEFAN a/k/a **STEFAN RICHARD CORMICK**, dec'd.

Late of Hilltown Township, Bucks County, PA.

Executrix: **KAREN CORMICK** c/o Jessica L. Wilson, Esquire, 30 Cassatt Avenue, Berwyn, PA 19312.

Attorney: **JESSICA L. WILSON**, McAndrews, Mehalick, Connolly, Hulse & Ryan P.C., 30 Cassatt Avenue, Berwyn, PA 19312.

FITZPATRICK, JOHN a/k/a **JOHN J. FITZPATRICK**, dec'd.

Late of New Britain Township, Bucks County, PA.

Administratrix: **ROBIN YOUNGREN** a/k/a **ROBIN LYNN YOUNGREN** a/k/a **ROBIN FITZPATRICK** c/o Carla Trongone, Esquire, 333 North Broad Street, Lansdale, PA 19446.

Attorney: **CARLA TRONGONE**, Law Office of Carla Trongone, 333 North Broad Street, Lansdale, PA 19446.

HARZ, EDNA MARIANNE a/k/a **MARIANNE E. HARZ** and **E. MARIANNE V. HARZ**, dec'd.

Late of Bristol Township, Bucks County, PA.

Administratrix: **CAROLYN DIVVERS** c/o Cotlar & Cotlar, 23 West Court Street, Doylestown, PA 18901.

Attorney: **STEVEN A. COTLAR**, 23 West Court Street, Doylestown, PA 18901.

HEATON, KATHERINE, dec'd.

Late of Lower Makefield Township, Bucks County, PA.

Administratrix: **JILLIAN CONSTANCE POWELL** c/o Nicholas W. Stathes, Esquire, 899 Cassatt Road, Suite 320, Berwyn, PA 19312.

Attorney: **NICHOLAS W. STATHES**, Toscani, Stathes & Zoeller, LLC, 899 Cassatt Road, Suite 320, Berwyn, PA 19312.

HOUSTON, WILLIAM D., SR., dec'd.

Late of Bristol Township, Bucks County, PA.

Administratrix: **SHARON ANN HEWITT** c/o Daniella A. Horn, Esquire, 2202 Delancey Place, Philadelphia, PA 19103.

Attorney: **DANIELLA A. HORN**, Klensk Law, LLC, 2202 Delancey Place, Philadelphia, PA 19103.

MATTHIAS, DEBRA A., dec'd.

Late of Hilltown Township, Bucks County, PA.

Executor: **JOHN R. MATTHIAS** c/o Grim, Biehn & Thatcher, 104 S. 6th Street, P.O. Box 215, Perkasio, PA 18944-0215.

Attorney: **GREGORY E. GRIM**, Grim, Biehn & Thatcher, 104 S. 6th Street, P.O. Box 215, Perkasio, PA 18944-0215.

McCARTY, MARY T., dec'd.

Late of Bensalem Township, Bucks County, PA.

Executor: **WILLIAM D. McCARTY, JR.** a/k/a **WILLIAM D. McCARTY, JR.**, 23 Shawnee Trail, Burlington, NJ 08016.

Attorney: **CARL G. ARCHER**, Archer Brogan, LLP, 2235 Whitehorse Mercerville Road, Hamilton, NJ 08619.

MURPHY, WILLIAM R., dec'd.

Late of West Rockhill Township, Bucks County, PA.

Executor: **WILLIAM CHARLES DAHMS** a/k/a **WILLIAM C. DAHMS** c/o Jeremy A. Wechsler, Esquire, 1040 Stony Hill Road, Suite 150, Yardley, PA 19067.

Attorney: **JEREMY A. WECHSLER**, Curtin & Heefner LLP, 1040 Stony Hill Road, Suite 150, Yardley, PA 19067.

O'DONNELL, CHRISTINA ANDREA, dec'd.

Late of Quakertown Borough, Bucks County, PA.

Administratrix: **MILAGROS M. O'DONNELL**, 42 Essex Ct., Quakertown, PA 18951.

PEREZ-ARRIETA, ANA E., dec'd.

Late of Lower Southampton Township, Bucks County, PA.

Administratrix: **MILDRED ARRIETA** c/o Jennifer L. Zegel, Esquire, Three Logan Square, 1717 Arch Street, 5th Floor, Philadelphia, PA 19103.

Attorney: **JENNIFER L. ZEGEL**, Kleinbard LLC, Three Logan Square, 1717 Arch Street, 5th Floor, Philadelphia, PA 19103.

PURCELL, SARAH R., dec'd.

Late of Morrisville, Bucks County, PA.

Executrix: **BARBARA A. TRACEY**, 32 Claude Road, Trenton, NJ 08620.

Attorney: **CARL G. ARCHER**, Archer Brogan, LLP, 2235 Whitehorse Mercerville Road, Hamilton, NJ 08619.

SENN, PATRICIA M., dec'd.

Late of Chalfont, Bucks County, PA.

Administratrix **D.B.N.C.T.A.:** **PATRICIA R. SENN-GROVE**, 2683 Pickertown Road, Warrington, PA 18976.

Attorney: **BROOK HASTINGS**, Hastings Law, LLC, 25 Washington Lane, Suite 5A, Wyncote, PA 19095.

Miscellaneous

BUCKS COUNTY
COURT OF COMMON PLEAS
NUMBER: 2022-02249
NOTICE OF ACTION IN
MORTGAGE FORECLOSURE

Bank of New York Mellon Trust Company, N.A. as Trustee for Mortgage Assets Management Series I Trust, Plaintiff
v.

W. Alan Bruce, Known Surviving Heir of Margaret E. Bruce, Virginia Lee Bruce, Known Surviving Heir of Margaret E. Bruce, Carol Jenkins, Known Surviving Heir of Margaret E. Bruce, Peggy Cleary Bargholz, Known Surviving Heir of Margaret E. Bruce, and Unknown Surviving Heir of Margaret E. Bruce, Defendants

TO: **UNKNOWN SURVIVING HEIR OF MARGARET E. BRUCE**

Premises subject to foreclosure: 3715 Reedman Avenue, Levittown, Pennsylvania 19057.

NOTICE

If you wish to defend, you must enter a written appearance personally or by attorney and file your defenses or objections in writing with the court. You are warned that if you fail to do so the case may proceed without you and a judgment may be entered against you without further notice for the relief requested by the Plaintiff. You may lose money or property or other rights important to you. You should take this notice to your lawyer at once. If you do not have a lawyer, go to or telephone the office set forth below. This office can provide you with information about hiring a

lawyer. If you cannot afford to hire a lawyer, this office may be able to provide you with information about agencies that may offer legal services to eligible persons at a reduced fee or no fee.

Bucks County Bar Association
135 E. State Street
P.O. Box 300
Doylestown, PA 18901
(215) 348-9413

McCabe, Weisberg & Conway, LLC
Attorneys for Plaintiff
123 S. Broad St.
Ste. 1400
Philadelphia, PA 19109
(215) 790-1010

July 28