

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.

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ANTOINETTE PEZZOTTI and
ANNETTE PEZZOTTI**, dec'd.
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THIRD AND FINAL PUBLICATION

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Delaware County, PA.
Admx.: Tara Elise McAdams c/o Guy
F. Matthews, Esquire, 300 West State
Street, Suite 300, Media, PA 19063.
GUY F. MATTHEWS, ATTY.
Eckell, Sparks, Levy, Auerbach, Monte,
Sloane, Matthews & Auslander, P.C.
300 West State Street
Suite 300
Media, PA 19063

**HARRY T. MOSLEY, JR. a/k/a HARRY
THOMAS MOSLEY, JR., dec'd.**

Late of the Township of Upper Darby,
Delaware County, PA.
Admx.: Toniya L. Mosley c/o Kevin
S. Frankel, Esquire, 150 N. Radnor
Chester Road, Suite F-200, Radnor, PA
19087.

KEVIN S. FRANKEL, ATTY.
150 N. Radnor Chester Road
Suite F-200
Radnor, PA 19087

PETER MUNGER a/k/a PETER E. MUNGER, SR., dec'd.
Late of the Township of Radnor, Delaware County, PA.
Extr.: Peter Edward Munger, Jr. (Named in Will As Peter E. Munger, Jr.) c/o David R. White, Jr., Esquire, Ten Penn Center, 1800 Market St., Ste. 1100, Philadelphia, PA 19103.
DAVID R. WHITE, JR., ATTY.
Fineman Krekstein & Harris, PC
Ten Penn Center
1800 Market St.
Ste. 1100
Philadelphia, PA 19103

JAMES J. MYERS a/k/a JAMES MYERS, dec'd.
Late of the Township of Upper Chichester, Delaware County, PA.
Admx.: Rosemarie T. Myers c/o Christopher M. Murphy, Esquire, 3305 Edgmont Ave., Brookhaven, PA 19015.
CHRISTOPHER M. MURPHY, ATTY.
3305 Edgmont Ave.
Brookhaven, PA 19015

ROSE MARIE OZOR a/k/a ROSE M. OZOR, dec'd.
Late of the Township of Concord, Delaware County, PA.
Extr.: Beverly A. Mulligan c/o Paul D. Nelson, Esquire, 334 West Front Street, Media, PA 19063.
PAUL D. NELSON, ATTY.
334 West Front Street
Media, PA 19063

Yael PELLEG, dec'd.
Late of the Township of Haverford, Delaware County, PA.
Extr.: Amir Pelleg, 24 Dartmouth Lane, Haverford, PA 19041-1020.

CATHERINE JANE MITCHELL PRICE a/k/a CATIE PRICE, dec'd.
Late of the Borough of Swarthmore, Delaware County, PA.
Admx.: R. Catherine King, 754 Harvard Ave., Swarthmore, PA 19081.

JOSEPH L. RAUCH, dec'd.
Late of the Township of Haverford, Delaware County, PA.
Extr.: Richard J. Rauch, 736 Reading Cir., Phoenixville, PA 19460.

DOROTHY ANN SHERMAN, dec'd.
Late of the Township of Upper Darby, Delaware County, PA.
Extr.: William Richard Sherman, 311 W. Conestoga Rd., Devon, PA 19333.
WILLIAM RICHARD SHERMAN, ATTY.
311 W. Conestoga Rd.
Devon, PA 19333

MARIAN I. STEVENSON, dec'd.
Late of the Township of Concord, Delaware County, PA.
Extr.: Robert W. Stevenson, Jr., 80 Frenchtown Rd., Elkton, MD 21921.

REBECCA SULLIVAN a/k/a REBECCA I. SULLIVAN, dec'd.
Late of the Township of Aston, Delaware County, PA.
Admr.: James O. Sullivan c/o Matthew L. Conley, Esquire, 300 North Pottstown Pike, Suite 220, Exton, PA 19341.
MATTHEW L. CONLEY, ATTY.
300 North Pottstown Pike
Suite 220
Exton, PA 19341

KATHLEEN K. TAYLOR, dec'd.
Late of the Township of Chester, Delaware County, PA.
Extr.: Alan Joseph Taylor c/o D. Selaine Keaton, Esquire, 21 W. Front Street, P.O. Box 1970, Media, PA 19063.
D. SELAINE KEATON, ATTY.
21 W. Front Street
P.O. Box 1970
Media, PA 19063

MARION GOLDIE TEMME a/k/a MARION K. TEMME a/k/a MARION TEMME and MARION G. TEMME, dec'd.
Late of the Township of Chadds Ford, Delaware County, PA.
Extr.: David W. Temme c/o Kyle A. Burch, Esquire, 22 State Road, Media, PA 19063-1442.
KYLE A. BURCH, ATTY.
22 State Road
Media, PA 19063-1442

JAMES L. THOMPSON, dec'd.
Late of the Township of Aston, Delaware County, PA.
Co-Admxs.: Patricia Thompson and Deborah Hudson c/o Shannon S. McFadden, Esquire, P.O. Box 1440, Media, PA 19063.

SHANNON S. McFADDEN, ATTY.
Carroll & Karagelian LLP
P.O. Box 1440
Media, PA 19063

ELIZABETH RITA TURNER, dec'd.
Late of the Township of Springfield,
Delaware County, PA.
Extr.: William J. Turner, III, 486
Pinecrest Rd., Springfield, PA 19064.

**DOROTHEA VAN GEMERT a/k/a
DOROTHEA VANGEMERT**, dec'd.
Late of the City of Chester, Delaware
County, PA.
Extr.: Elizabeth T. Stefanide-
Miscichowski, 339 W. Baltimore
Avenue, Media, PA 19063.
ELIZABETH T. STEFANIDE, ATTY.
339 W. Baltimore Avenue
Media, PA 19063

**ROSALIE VOUTSAKIS a/k/a ROSE
VOUTSAKIS**, dec'd.
Late of the Township of Ridley,
Delaware County, PA.
Admx.: Victoria K. McCall, 226
Sycamore Avenue, Folsom, PA 19033.
MICHAEL J. HAWLEY, ATTY.
Lyons Dougherty, LLC
6 Ponds Edge Drive
Ste. 1
Chadds Ford, PA 19317

**FRANCES M. WILLIAMS a/k/a
FRANCES MARGARET
WILLIAMS**, dec'd.
Late of the Township of Upper
Chichester, Delaware County, PA.
Extr.: Charles L. Williams c/o Harris J.
Resnick, Esquire, 22 Old State Road,
Media, PA 19063.
HARRIS J. RESNICK, ATTY.
22 Old State Road
Media, PA 19063

JEONG WOO YI, dec'd.
Late of the Township of Haverford,
Delaware County, PA.
Extr.: Lawrence Yi, 1162 Mayport
Landing Dr., Atlantic Beach, FL 32233

**THABET TAHER ZAKARIA a/k/a
THABET ZAKARIA**, dec'd.
Late of the Township of Nether
Providence, Delaware County, PA.
Extr.: Sammy Zakaria c/o Guy F.
Matthews, Esquire, 300 West State
Street, Suite 300, Media, PA 19063.
GUY F. MATTHEWS, ATTY.
Eckell, Sparks, Levy, Auerbach, Monte,
Sloane, Matthews & Auslander, P.C.
300 West State Street
Suite 300
Media, PA 19063

CHANGE OF NAME

IN THE COURT OF COMMON PLEAS
OF DELAWARE COUNTY,
PENNSYLVANIA
CIVIL ACTION—LAW
NO. 2021-003381

NOTICE IS HEREBY GIVEN THAT
on April 9, 2021, the Petition of Shayla
Antoinette Cole, a minor, by and through
her parent and natural guardian, Charles
Newkirk for a Change of Name was filed
in the above named Court, praying for a
decree to change the name(s) of **Shayla
Antoinette Cole** to **Shayla Antoinette
Cole-Newkirk**.

The Court has fixed August 24, 2021,
at 9:30 A.M. in Courtroom TBA, Delaware
County Courthouse, Media, Pennsylvania,
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 said Peti-
tion should not be granted.

July 30; Aug. 6

CHANGE OF NAME

IN THE COURT OF COMMON PLEAS
OF DELAWARE COUNTY,
PENNSYLVANIA
CIVIL ACTION—LAW
NO. CV-2021-003848

NOTICE IS HEREBY GIVEN THAT on
April 23, 2021, a Petition for a Change of
Name was filed in the above named Court,
praying for a decree to change the name(s)
of **Jesus Cruz, Jr.** to **Jesse Cruz, Jr.**

The Court has fixed September 14, 2021,
at 9:00 A.M. in Courtroom TBA, Delaware
County Courthouse, Media, Pennsylvania,
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 said Peti-
tion should not be granted.

July 30; Aug. 6

CHANGE OF NAME

IN THE COURT OF COMMON PLEAS
OF DELAWARE COUNTY,
PENNSYLVANIA
CIVIL ACTION—LAW
NO. CV-2020-005365

NOTICE IS HEREBY GIVEN THAT on July 16, 2021, a Petition for a Change of Name was filed in the above named Court, praying for a decree to change the name(s) of **Curtis Lee Golson, Sr. to SunRa Shaka Shakur.**

The Court has fixed September 14, 2021, at 9:00 A.M. in Courtroom TBA, Delaware County Courthouse, Media, Pennsylvania, 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 said Petition should not be granted.

July 30; Aug. 6

CHANGE OF NAME

IN THE COURT OF COMMON PLEAS
OF DELAWARE COUNTY,
PENNSYLVANIA
CIVIL ACTION—LAW

NOTICE IS HEREBY GIVEN THAT on July 9, 2021, the Petition of Muhammad Umar Iqbal, a minor, by and through his parents and natural guardians, ASAD IQBAL and Hameeda Sadiq for a Change of Name was filed in the above named Court, praying for a decree to change the name(s) of **Muhammad Umar Iqbal to Umar Iqbal.**

The Court has fixed September 14, 2021, at 9:00 A.M. in Courtroom TBA, Delaware County Courthouse, Media, Pennsylvania, 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 said Petition should not be granted.

July 30; Aug. 6

CHANGE OF NAME

IN THE COURT OF COMMON PLEAS
OF DELAWARE COUNTY,
PENNSYLVANIA
CIVIL ACTION—LAW

NOTICE IS HEREBY GIVEN THAT on July 7, 2021, the Petition of DesLyn Opera Esther Kollie, a minor, by and through her parent and natural guardian, Kehinde Akano for a Change of Name was filed in the above named Court, praying for a decree to change the name(s) of **DesLyn Opera Esther Kollie to DesLyn Abiodun Esther Akano.**

The Court has fixed September 14, 2021, at 9:00 A.M. in Courtroom TBA, Delaware County Courthouse, Media, Pennsylvania, 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 said Petition should not be granted.

Aug. 6, 13

CHANGE OF NAME

IN THE COURT OF COMMON PLEAS
OF DELAWARE COUNTY,
PENNSYLVANIA
CIVIL ACTION—LAW
NO. 2021-000339

NOTICE IS HEREBY GIVEN THAT on January 13, 2021, a Petition for a Change of Name was filed in the above named Court, praying for a decree to change the name(s) of **BENJAMIN CONNOR SCHROCK to BENJAMIN CHARLES GLEESON.**

The Court has fixed August 24, 2021, at 9:00 A.M. in Courtroom TBA, Delaware County Courthouse, Media, Pennsylvania, 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 said Petition should not be granted.

GERALD L. SHOEMAKER, JR., Solicitor
401 DeKalb Street
4th Floor
Norristown, PA 19401

Aug. 6, 13

CHANGE OF NAME

IN THE COURT OF COMMON PLEAS
OF DELAWARE COUNTY,
PENNSYLVANIA
CIVIL ACTION—LAW
NO. 2021-000338

NOTICE IS HEREBY GIVEN THAT on January 13, 2021, a Petition for a Change of Name was filed in the above named Court, praying for a decree to change the name(s) of **MARGARET ELIZABETH SCHROCK** to **MARGARET ELIZABETH GLEESON**.

The Court has fixed August 24, 2021, at 9:00 A.M. in Courtroom TBA, Delaware County Courthouse, Media, Pennsylvania, 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 said Petition should not be granted.

GERALD L. SHOEMAKER, JR., Solicitor
401 DeKalb Street
4th Floor
Norristown, PA 19401

Aug. 6, 13

CHANGE OF NAME

IN THE COURT OF COMMON PLEAS
OF DELAWARE COUNTY,
PENNSYLVANIA
CIVIL ACTION—LAW
NO. CV-2021-001631

NOTICE IS HEREBY GIVEN THAT on February 16, 2021, a Petition for a Change of Name was filed in the above named Court, praying for a decree to change the name(s) of **Lakeisha Ina Wilson** to **Lakeisha Ina Settles**.

The Court has fixed August 24, 2021 at 9:00 A.M in Courtroom TBA, Delaware County Courthouse, Media, Pennsylvania, 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 said Petition should not be granted.

JESSICA C. MANN, Solicitor
1333 Christian Street
Philadelphia, PA 19147

Aug. 6, 13

CHARTER APPLICATION

NOTICE IS HEREBY GIVEN THAT a corporation is to be or has been incorporated under the provisions of the Pennsylvania Business Corporation Law of 1988.

1359 COOPERS BAR INC

has been (will be) incorporated under the Pennsylvania Business Corporation Law of 1988.

McCREESH, McCREESH, McCREESH & CANNON, Solicitors
7053 Terminal Square
Upper Darby, PA 19082

Aug. 6

AMJ PINTO CONSTRUCTION, INC

has been (will be) incorporated under the Pennsylvania Business Corporation Law of 1988.

Aug. 6

**ARA Integrative and
Functional Medicine, PC.**

has been (will be) incorporated under the Pennsylvania Business Corporation Law of 1988.

Aug. 6

BTA GROUP HOLDINGS INC.

has been (will be) incorporated under the Pennsylvania Business Corporation Law of 1988.

McCREESH, McCREESH, McCREESH & CANNON, Solicitors
7053 Terminal Square
Upper Darby, PA 19082

Aug. 6

**COMMONWEALTH
WARRANTY CORPORATION**

has been (will be) incorporated under the Pennsylvania Business Corporation Law of 1988.

GORBEY & COLLINS, P.C., Solicitors
110 West Front Street
Media, PA 19063

Aug. 6

Delco 202 Cigar Inc.

has been (will be) incorporated under the Pennsylvania Business Corporation Law of 1988.

LAMB McERLANE PC, Solicitors
24 E. Market St.
P.O. Box 565
West Chester, PA 19382

Aug. 6

DEREK JONES INSURANCE, INC.

has been (will be) incorporated under the Pennsylvania Business Corporation Law of 1988.

ROBERT M. DiORIO, Solicitor
DiOrio & Sereni, L.L.P.
Front and Plum Streets
Media, PA 19063

Aug. 6

CLASSIFIED ADS

Seeking paralegal position full- or part-time. 10 years' civil litigation experience. 25 years' workers' comp experience. Contact (610) 316-8677 or billlynch745@gmail.com.

July 16, 23, 30; Aug. 6

FICTITIOUS NAME

NOTICE IS HEREBY GIVEN, pursuant to the provisions of Act of Assembly No. 295, effective March 16, 1983, as amended, of intention to file in the Office of the Department of State of the Commonwealth of Pennsylvania, at Harrisburg, Pennsylvania, an application for the conduct of a business in Delaware County, Pennsylvania, under the assumed or fictitious name, style or designation of:

Black Therapy & Wellness

with its principal place of business at online.

The name(s) and address(es) of the person(s) owning or interested in said business is (are): Shawn Blue, Psy.D., 34 East Germantown Pike, #226, Norristown, PA 19401.

The application has been/will be filed on or after June 30, 2021.

Aug. 6

Notice is hereby given, pursuant to the provisions of Act of Assembly, No. 295, effective March 16, 1983, of the filing on July 6, 2021, in the office of the Dept. of State, of the Commonwealth of PA, at Harrisburg, PA for an Application for the conduct of business in Delaware County, PA, under the assumed or fictitious name, style or designation of

PHOTOGENIC SUPPLY

with the principal place of business at 1643 Mt. Pleasant Rd., Haverford, PA 19083. The name and address of the entity interested in said business are TogTees, Inc., 1643 Mt. Pleasant Rd., Haverford, PA 19083.

Aug. 6

Shear Madness Beauty Bizarre

with its principal place of business at 1523 Meetinghouse Rd., Upper Chichester, PA 19061.

The name(s) and address(es) of the person(s) owning or interested in said business is (are): Donna Hubert, 2305 3rd Ave., Boothwyn, PA 19061.

The application has been/will be filed on or after July 26, 2021.

Aug. 6

Tara Watts Consulting

with its principal place of business at 1345 W. 7th Street, Chester, PA 19013.

The name(s) and address(es) of the entity owning or interested in said business is (are): Kaberte, LLC, 1345 W. 7th Street, Chester, PA 19013.

The application has been/will be filed on or after June 28, 2021.

EDWARD TWOMEY, Solicitor
661 Andersen Drive
Suite 315
Pittsburgh, PA 15220

Aug. 6

**FOREIGN CORPORATION
CERTIFICATE OF AUTHORITY**

Notice is hereby given that **CAGENT VASCULAR, INC.**, a foreign corporation formed under the laws of the State of DE, where its principal office is located at 150 Strafford Ave., #315, Wayne, PA 19087, has or will register to do business in Pennsylvania with the Department of State of the Commonwealth of Pennsylvania, at Harrisburg, PA, on June 11, 2021, under the provisions of the PA Business Corporation Law of 1988. The registered office in Pennsylvania is located at 150 Strafford Ave., #315, Wayne, PA 19087.

TROUTMAN PEPPER HAMILTON SANDERS LLP, Solicitors
400 Berwyn Park
899 Cassatt Rd.
Berwyn, PA 19312-1183

Aug. 6

SERVICE BY PUBLICATION

COURT OF COMMON PLEAS,
DELAWARE COUNTY,
PENNSYLVANIA
ORPHANS' COURT DIV.
NO. 24 OF 2021

IN RE: ADOPTION OF C.J.R.

NOTICE IS HEREBY GIVEN THAT a Petition for an Involuntary Termination of Parental Rights was filed in the above-named Court, praying for a Decree to terminate the parental rights of Mary Katherine Haindl, the birth mother of CHARLES JAMES RENZI. The Court has fixed August 24, 2021, at 2:00 p.m., audio—virtually on Teams (for info to log in, contact Atty.), Delaware County Court House, Media, 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 said Petition should not be granted. 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 the child may be ended by the Court without you present. You have a right to an attorney. You should take this paper to your attorney at once. If you do not have an attorney, or cannot afford one, contact the Delaware County Lawyer Referral Service at 610.566.6625 and/or contact Delaware County Orphans Court. Further, under Act 101, you have the right to ask for continued access to the

child even if the termination and adoption are granted. For further information or to challenge this, please call:

KATHRYN A. MELONI, ESQUIRE
Atty. for Petitioner
2 S. Orange St.
Ste. 205
Media, PA 19063
610.565.1260

Aug. 6

JUDGMENT NOTICES

JUDGMENTS, VERDICTS, LIENS, WAIVER OF LIENS AND OTHER MATTERS ENTERED IN THE JUDGMENT INDEX IN THE OFFICE OF JUDICIAL SUPPORT AT MEDIA, PENNA.

The name of the person against whom such entry is made in each case appears first, followed by the name of the person in whose favor the entry is made and the amount. Details concerning the nature of the entry are available in the Judicial Support record.

The Judgment Index in the Judicial Support office at Media discloses that the following judgments, verdicts, liens, waiver of liens and other matters have been entered on the dates indicated.

**Accuracy of the entries
is not guaranteed**

- Tech Mfg Co; Borough of Sharon Hill; 07/20/20; \$313.85
- Thatlmyai, Duangsathit; Capital One Bank (USA), N.A.; 07/29/20; \$1,739.44
- Thomas Fontroy, Karen D; Capital One Bank (USA), N.A.; 07/30/20; \$2,375.69
- Thomas, Carnyah; Commonwealth of PA Juvenile Court; 07/09/20; \$305.44
- Thomas, Donte; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 07/31/20; \$967.50
- Thomas, Jermaine Terrance; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 07/31/20; \$1,673.75
- Thomas, Jermaine Terrance; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 07/31/20; \$858.25
- Thomas, John; Midland Funding LLC; 07/24/20; \$1,069.06
- Thomas, La'nia; Commonwealth of PA Juvenile Court; 07/09/20; \$229.00

- Thomas, Nasir; Commonwealth of PA Juvenile Court; 07/09/20; \$161.25
- Thomas, Robert G; Discover Bank; 07/10/20; \$11,763.55
- Thomas, Sarah C; Capital One Bank (USA), N.A.; 07/29/20; \$3,188.17
- Tifany, Andrew S; Grant, Howard F /III / Aso; 07/13/20; \$6,631.74
- Tifany, Andrew S; State Farm Indemnity Company; 07/13/20; \$6,631.74
- Tifany, Andrew S; Grant, Howard F /III / Aso; 07/13/20; \$6,631.74
- Tifany, Andrew S; State Farm Indemnity Company; 07/13/20; \$6,631.74
- Todd, Michele; Deutsch, Geoff; 07/09/20; \$12,326.35
- Torain, Christopher Jamal; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 07/31/20; \$1,955.75
- Toure, Fanta; Borough of Sharon Hill; 07/22/20; \$522.17
- Townsend, Damon; Commonwealth of PA Juvenile Court; 07/09/20; \$60.50
- Traband, James W; Borough of Upland; 07/24/20; \$1,725.00
- Trout, Werner A.; Township of Haverford; 07/07/20; \$310.72
- Trout, Werner A.; Township of Haverford; 07/07/20; \$216.70
- Trout, Werner A.; Township of Haverford; 07/07/20; \$216.70
- True Love Church; Borough of Folcroft; 07/23/20; \$1,384.79
- True Love Church; Borough of Folcroft; 07/23/20; \$1,384.79
- Trusty, Paula; Midland Funding LLC; 07/22/20; \$1,019.54
- Tsang, Koon W; Cach, LLC; 07/08/20; \$10,399.88
- Tumbay, Elton; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 07/15/20; \$3,024.50
- Unknow Heirs Walter J. Vinnacombe, Deceased; Nationstar Mortgage, LLC, d/b/a Champion Mortgage Company; 07/09/20; \$122,476.32
- Upper Columbia Cayman Ltd.; Internal Revenue Service; 07/15/20; \$233,606.14
- Urbani, Stephen; Commonwealth of PA Juvenile Court; 07/09/20; \$69.00
- Urbani, Stephen; Commonwealth of PA Juvenile Court; 07/09/20; \$74.53
- Valladares, Jose M &; Township of Upper Darby; 07/30/20; \$208.73
- Vandi, Florence; Franklin Mint Federal Credit Union; 07/30/20; \$1,733.52
- Vantrieste, Jake David; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 07/31/20; \$1,168.00
- Varkony, Steven; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 07/31/20; \$2,260.43
- Varkony, Steven; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 07/31/20; \$2,260.43
- Velasquez, Jose; Internal Revenue Service; 07/22/20; \$12,389.93
- Verratti, Robert, Jr.; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 07/31/20; \$1,605.75
- Vicks, Andrew Rashad; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 07/31/20; \$932.75
- Vicks, Andrew Rashad; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 07/31/20; \$932.75
- Vigsbo, Kim; John J. Rendemonti, PC; 07/13/20; \$2,834.64
- Vincent, Jean E; Upper Darby Township; 07/08/20; \$1,332.10
- Vincent, Jean E; Upper Darby Township; 07/08/20; \$1,332.10
- Vo, Lynne; Chester Downs & Marina, LLC d/b/a Harrah's Casino & Racetrack; 07/24/20; \$22,853.91
- Wadsworth, Charles A; Wells Fargo Bank, N.A.; 07/23/20; \$112,955.98
- Walker Jr, Edwin O; PNC Bank National Association; 07/29/20; \$949,833.84
- Walker Jr, Edwin O; PNC Bank National Association; 07/29/20; \$949,833.84
- Walker, Enos; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 07/31/20; \$3,867.75
- Walker, Enos; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 07/31/20; \$2,823.75
- Walker, Enos; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 07/31/20; \$2,823.75
- Walker, Enos Nicholas; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 07/31/20; \$5,178.75
- Walker, Enos Nicholas; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 07/31/20; \$5,178.75
- Walker, Johnny; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 07/31/20; \$1,685.75

- Walker, Johnny; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 07/31/20; \$1,685.75
- Wallace, Janice; Midland Funding LLC; 07/24/20; \$2,613.30
- Wallen, Christina; Midland Funding LLC; 07/24/20; \$1,362.79
- Waniewski etux, Walter T; Township of Aston; 07/20/20; \$494.50
- Waniewski etux, Walter T; Township of Aston; 07/20/20; \$494.50
- Ward, Michael; Citibank, N.A.; 07/16/20; \$3,342.96
- Waribi, Awobo; Darby Borough; 07/02/20; \$279.01
- Waribi, Awobo; Darby Borough; 07/02/20; \$783.56
- Waribi, Awobo; Darby Borough; 07/02/20; \$788.22
- Waribi, Awobo; Darby Borough; 07/02/20; \$788.22
- Wariebi, Cecelia; Borough of Darby; 07/02/20; \$301.91
- Wariebi, Awobo; Borough of Darby; 07/16/20; \$833.39
- Wariebi, Awobo; Borough of Darby; 07/02/20; \$464,300.00
- Warren, Kearni; LVNV Funding LLC; 07/24/20; \$806.39
- Washington, Clarence; Borough of Folcroft; 07/22/20; \$329.50
- Washington, Marquan Khyr; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 07/31/20; \$2,975.75
- Washington, Robben; Gambacorta, Edith; 07/29/20; \$0.01
- Watson, Frank; Probation Dept of Delaware County; 07/29/20; \$1,367.50
- Watson, Frank T; Probation Department of Delaware Co; 07/29/20; \$1,332.50
- Watson Jr, Gerald; Progressive Advanced Insurance CompAny; 07/07/20; \$5,866.35
- Watson Jr, Gerald; Progressive Advanced Insurance Company; 07/07/20; \$5,866.35
- Watson Jr, Gerald; Progressive Advanced Insurance Company; 07/07/20; \$5,866.35
- Watson, Ivan K; Borough of Upland; 07/24/20; \$725.00
- Watson-Hightower, Jihad Kadeem; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 07/31/20; \$1,307.50
- Watts, Joyce D; Wells Fargo Bank National Association, Successor by Merger; 07/13/20; \$41,203.49
- Watts, Joyce D; Wells Fargo Bank National Association, Successor by Merger; 07/13/20; \$41,203.49
- Weiss, Edward; Borough of Folcroft; 07/22/20; \$803.50
- Wesolowski, Francis; Township of Aston; 07/20/20; \$494.50
- West, Musa S; Southern Delaware County Authority; 07/24/20; \$399.14
- White Auto Rental Inc; Citizens Bank of Pennsylvania; 07/02/20; \$173,670.42
- White, Christopher; Township of Aston; 07/20/20; \$494.50
- White, Damien Lynn; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 07/31/20; \$2,124.75
- White, Dion Y., Jr.; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 07/31/20; \$2,684.75
- White, Holly; Student Loan Solutions, LLC As Assignee of Bank of America, NA; 07/24/20; \$4,005.47
- Whitehead, Crystal; Midland Funding LLC; 07/28/20; \$2,732.13
- Wiley, John D.; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 07/31/20; \$1,038.75
- Williams, Sean; Delaware County Sewer Authority; 07/09/20; \$2,231.91
- Williams, Sean; Bethel Twmsp Delco Sewer Authority; 07/09/20; \$1,826.96
- Williams, Sean; Bethel Twp Delaware Cty Sewer Auth; 07/09/20; \$2,393.01
- Williams, Sean; Bethel Twp Delaware Cty Sewer Auth; 07/09/20; \$3,720.54
- Williams, Sean; Bethel Twp; 07/09/20; \$2,231.91
- Williams, Sean; Bethel Township; 07/09/20; \$3,917.34
- Williams, Sean; Delaware County Sewer Authority; 07/09/20; \$3,917.34
- Williams, Shawn; Old Guard Insurance / Ind /Sub; 07/22/20; \$5,891.04
- Williams, Chamana T; Upper Providence Township Sewer Authority; 07/08/20; \$6,000.00
- Williams, Christopher; State Farm Mutual Automobile Ins Co a/s/o Mehmet & Angelica Turunc; 07/27/20; \$4,645.72
- Williams, Jerome; Commonwealth of Pennsylvania—for the Benefit of the County of Delaware; 07/31/20; \$1,003.75

**LOCALITY INDEX
SHERIFF'S SALES
OF REAL ESTATE
COUNTY COUNCIL
MEETING ROOM
COURTHOUSE, MEDIA, PA**

**August 20, 2021
11:00 A.M. Prevailing Time**

BOROUGH
Brookhaven 11
Clifton Heights 23, 25
Darby 8
Folcroft 26
Glenolden 22
Lansdowne 13
Norwood 27
Sharon Hill 6, 16
Yeadon 24

CITY
Chester 14

TOWNSHIP
Chester 3
Darby 7, 12, 21
Haverford 5
Marple 2
Nether Providence 1
Ridley 19
Upper Darby 4, 9, 10, 15, 17, 18, 20

Conditions: \$ 3,000.00 cash or certified check at time of sale (unless otherwise stated in advertisement), balance in ten days. Other conditions on day of sale.

To all parties in interest and claimants:

TAKE NOTICE that a Schedule of Distribution will be filed within thirty (30) days from the date of sale and distribution will be made in accordance with the Schedule of Distribution unless exceptions are filed thereto within ten (10) days thereafter. No further notice of the filling of the Schedule of Distribution will be given.

No. 003070 1. 2020

MORTGAGE FORECLOSURE

Property in the Township of Nether Providence, County of Delaware, Commonwealth of PA on the Northwestern side of Rose Valley.

Front: IRR Depth: IRR

BEING Premises: 9 East Rose Valley Road, Wallingford, PA 19086.

IMPROVEMENTS CONSIST OF: a single family residential dwelling.

SOLD AS THE PROPERTY OF: Nancy Webster aka Nancy V. Webster aka Nancy Virginia Webster, Individually and as Executrix of the Estate of Holley Webster aka Holley R. Webster aka Holley Redington Webster, deceased.

Hand Money \$3,000.00

KML Law Group, P.C., Attorneys

JERRY L. SANDERS, JR., Sheriff

No. 004968B 2. 2018

MORTGAGE FORECLOSURE

Property in the Township of Marple, County of Delaware, Commonwealth of PA on the Northwestern side of Eldon Drive.

Front: IRR Depth: IRR

BEING Premises: 411 Eldon Drive, Broomall, PA 19008.

IMPROVEMENTS CONSIST OF: a single family residential dwelling.

SOLD AS THE PROPERTY OF: James J. Aquilino.

Hand Money \$43,987.13

KML Law Group, P.C., Attorneys

JERRY L. SANDERS, JR., Sheriff

No. 006270 3. 2020

MORTGAGE FORECLOSURE

Property in the Township of Chester, County of Delaware and State of Pennsylvania.

IMPROVEMENTS CONSIST OF: Residential Dwelling.

SOLD AS THE PROPERTY OF: Dorothy I. Dorsey-Green.

Hand Money \$6,919.61

Robertson, Anschutz, Schneid, Crane & Partners, PLLC, Attorneys

JERRY L. SANDERS, JR., Sheriff

No. 006018 4. 2020

MORTGAGE FORECLOSURE

Property in the Township of Upper Darby, County of Delaware, Commonwealth of Pennsylvania.

BEING Folio No. 38-01-01302-00.

BEING Premises: 6809 Radbourne Road, Upper Darby, Pennsylvania 19082.

IMPROVEMENTS CONSIST OF: residential dwelling.

SOLD AS THE PROPERTY OF: Abdul Ibrahimah.

Hand Money \$7,791.90

McCabe, Weisberg & Conway, LLC, Attorneys

JERRY L. SANDERS, JR., Sheriff

No. 003364C 5. 2016

MORTGAGE FORECLOSURE

Property in the Township of Haverford, County of Delaware, Commonwealth of PA on the Southeasterly Walnut Hill Lane.

Front: IRR Depth: IRR

BEING Premises: 317 Walnut Hill Lane, Havertown, PA 19083.

IMPROVEMENTS CONSIST OF: a single family residential dwelling.

SOLD AS THE PROPERTY OF: Joanne Galligan.

Hand Money \$32,699.36

KML Law Group, P.C., Attorneys

JERRY L. SANDERS, JR., Sheriff

No. 001365 6. 2020

MORTGAGE FORECLOSURE

Property in the Borough of Sharon Hill, County of Delaware, Commonwealth of Pennsylvania.

BEING Folio No. 41000086400.

BEING Premises: 61 Florence Avenue, Sharon Hill, Pennsylvania 19079.

IMPROVEMENTS CONSIST OF: residential dwelling.

SOLD AS THE PROPERTY OF: Dewey J. Oriente, Jr. and Anthony Cassidy.

Hand Money \$12,551.64

McCabe, Weisberg & Conway, LLC, Attorneys

JERRY L. SANDERS, JR., Sheriff

No. 000275A 7. 2014

MORTGAGE FORECLOSURE

Property in the Darby Township, County of Delaware and Commonwealth of Pennsylvania on the Northwesterly side of Crescent Drive.

Front: IRR Depth: IRR

Being Premises: 706 Crescent Drive, Glenolden, PA 19036.

IMPROVEMENTS CONSIST OF: a single family residential dwelling.

SOLD AS THE PROPERTY OF: Diane Koslosky and Regina Koslosky.

Hand Money \$11,043.16

KML Law Group, P.C., Attorneys

JERRY L. SANDERS, JR., Sheriff

No. 005806B 8. 2018

MORTGAGE FORECLOSURE

Property in the Borough of Darby, County of Delaware and State of Pennsylvania.

Front: 25 Depth: 166

BEING Premises: 322 South 5th Street, Darby, PA 19023-2403.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Devon McGrath.

Hand Money \$19,523.98

KML Law Group, P.C., Attorneys

JERRY L. SANDERS, JR., Sheriff

No. 003789 9. 2019

MORTGAGE FORECLOSURE

ALL THAT CERTAIN lot or piece of ground with the buildings and IMPROVEMENTS thereon erected situate in the Township of Upper Darby, County of Delaware and Commonwealth of Pennsylvania and described according to a certain Survey and Plan thereof made by A.F. Damon, Jr., Township Engineer, on 12/16/1915 which plan is recorded at Media, Delaware County, Deed Book No. 390 page 624, as follows:

BEGINNING on the Northeasterly side of West Chester Turnpike (60 feet wide) at the distance of 21.30 feet Northwestwardly from the Northwesterly side of a certain 34 feet wide street called New Street, laid out and opened extending into and from the said West Chester Turnpike the Northwesterly line of which is at a point at the distance of 1,381.86 feet Southeastwardly from the center line of State Road.

CONTAINING in front or breadth on the said West Chester Turnpike 16 feet and extending of that width in length or depth Northeastwardly between lines parallel with the said New Street 73 feet to a certain 3 feet wide alley leading from said New Street Northwestwardly into College Avenue.

TOGETHER with the free and common use, right, liberty and privilege of the above mentioned alley as and for a passageway and watercourse at all times hereafter, forever.

BEING the same premises which Irene A. Welsh by Deed dated 2/12/1987 and recorded 2/18/1987 in Delaware County in Volume 433 page 1062 conveyed unto Beverly Egerter, in fee.

TAX ID/Parcel No. 16-06-01208-00.

BEING 7215 West Chester Pike, Upper Darby, Upper Darby Township, PA 19082.

IMPROVEMENTS CONSIST OF: Residential Dwelling.

SOLD AS THE PROPERTY OF: Beverly Egerter.

Hand Money \$7,210.32

Michael S. Bloom, Esquire, Attorney

JERRY L. SANDERS, JR., Sheriff

No. 002153 10. 2020

MORTGAGE FORECLOSURE

Property in the Township of Upper Darby, County of Delaware and State of Pennsylvania.

Front: IRR Depth: IRR

BEING Premises: 730 Cricket Lane, Aldan, PA 19018.

IMPROVEMENTS CONSIST OF: a single family residential dwelling.

SOLD AS THE PROPERTY OF: John Faramelli and Rita Faramelli.

Hand Money \$12,806.18

KML Law Group, P.C., Attorneys

JERRY L. SANDERS, JR., Sheriff

No. 004103 11. 2019

MORTGAGE FORECLOSURE

Property in the Borough of Brookhaven, County of Delaware, Commonwealth of PA on the said street.

Front: IRR Depth: IRR

BEING Premises: 280 Bridgewater Road aka 280 Bridgewater Road Unit H4, Brookhaven, PA 19015.

IMPROVEMENTS CONSIST OF: a single family residential dwelling.

SOLD AS THE PROPERTY OF: Unknown Heirs and/or Administrators to the Estate of David J. Fynes, Christina J. Fynes as possible Heir and/or Administrator to the Estate of David J. Fynes, Diane J. Fynes aka Diana Fynes as possible Heir and/or Administrator to the Estate of David J. Fynes, Danielle Greenman Fynes aka Danielle Fynes as possible Heir and/or Administrator to the Estate of David J. Fynes, Janine Kabbadj, aka Janine Fynes as possible Heir and/or Administrator to the Estate of David J. Fynes, Nina Lees as possible Heir and/or Administrator to the Estate of David J. Fynes, Alicia MacMullen as possible Heir and/or Administrator to the Estate of David J. Fynes.

Hand Money \$3,108.78

KML Law Group, P.C., Attorneys

JERRY L. SANDERS, JR., Sheriff

No. 008545 12. 2019

MORTGAGE FORECLOSURE

Property in the Township of Darby, County of Delaware, Commonwealth of PA on the Easterly side of Clifton Avenue.

Front: IRR Depth: IRR

BEING Premises: 1425 Clifton Avenue, Sharon Hill, PA 19079.

IMPROVEMENTS CONSIST OF: a single family residential dwelling.

SOLD AS THE PROPERTY OF: Christine Thomas.

Hand Money \$3,000.00

KML Law Group, P.C., Attorneys

JERRY L. SANDERS, JR., Sheriff

No. 006790 13. 2020

MORTGAGE FORECLOSURE

Property in the Borough of Lansdowne, County of Delaware, Commonwealth of PA on the Northerly side of Bartram Avenue.

Front: IRR Depth: IRR

BEING Premises: 89 Bartram Avenue, Lansdowne, PA 19050.

IMPROVEMENTS CONSIST OF: a single family residential dwelling.

SOLD AS THE PROPERTY OF: Zakia Johnson.

Hand Money \$10,706.88

KML Law Group, P.C., Attorneys

JERRY L. SANDERS, JR., Sheriff

No. 009844 14. 2019

No. 000442 15. 2019

MORTGAGE FORECLOSURE

MORTGAGE FORECLOSURE

ALL THAT CERTAIN brick message and lot or piece of land, situate on the West-erly side of Lamokin Street, now Central Avenue, in the City of Chester, County of Delaware and Commonwealth of Pennsylvania at the distance of 82 feet 6 inches Southwardly from Twelfth Street.

ALL THAT CERTAIN lot or piece of ground with the buildings and IMPROVEMENTS thereon erected, Situate in the Township of Upper Darby, Delaware County, Pennsylvania, known as Lot No. 306 on a survey and plan made for Park Lane Section of Westbrook Park, Plan No. 6 made for Warner-West Corporation by Damon and Foster, Civil Engineers, Sharon Hill, Pennsylvania, on December 29, 1949, which Plan is recorded in the Office for the Recording of Deeds, in and for Delaware County, at Media, on January 10, 1950, in Plan Case 8, page 3, as follows, to wit:

CONTAINING in front on the said Central Avenue measured Southwardly 17 feet 6 inches and extending in depth at right angles to Central Avenue, 140 feet to a 20 feet wide alley opening into Twelfth Street, the Northerly line thereon passing through the party wall of a contiguous brick message.

BEGINNING at a point on the South-easterly side of Alverstone Road (50 feet wide) which point is measured South 3 degrees, 39 minutes West 38 and 71 one-hundredths feet from a point; which point is measured on the arc of a circle curving to the left having a radius of 25 feet the arc distance of 40 and 78 one-hundredths feet from a point on the Southwesterly side of Davis Avenue (50 feet wide); thence extending South 86 degrees, 21 minutes East, partly passing through the party wall between these premises and the premises adjoining on the Northeast and crossing the bed of a certain twelve feet wide driveway which extends Northeastwardly into Davis Avenue 119 and 89 one-hundredths feet to a point; thence extending South 3 degrees, 48 minutes 50 seconds West sixteen feet to a point; thence extending North 86 degrees, 21 minutes West, re-crossing the bed of said driveway and partly passing through the party wall between these premises and the premises adjoining on the Southwest, 119 and 86 one-hundredths feet to a point on the Southeasterly side of Alverstone Road; thence extending along the said side of Alverstone Road North 3 degrees, 39 minutes East 16 feet, the first mentioned point and place of beginning.

TOGETHER with the right and use of said alley in common with the owners of other land abutting thereon.

BEING the same premises which Henry Copps, Jr., and Deborah Copps by Deed dated 08/23/2005 and recorded 10/17/2005 in Delaware County in Volume 3627 page 1782 conveyed unto Althea Williams in fee.

ALSO being the same premises which Althea Williams by Deed dated 03/23/2006 and recorded 06/01/2006 in Delaware County in Volume 3814 page 1511 conveyed unto James M. Williams, in fee.

TAX ID/Parcel No. 49-09-00737-00.

BEING 1122 Central Avenue, Chester City, PA 19013.

IMPROVEMENTS CONSIST OF: Residential Dwelling.

SOLD AS THE PROPERTY OF: James M. Williams.

Hand Money \$4,456.51

Michael S. Bloom, Esquire, Attorney

JERRY L. SANDERS, JR., Sheriff

TOGETHER with the free and common use, right, liberty and privilege of a certain driveway as shown on the aforesaid Plan laid out across the rear of these and adjoining premises as and for a driveway, passageway, and watercourse at all times hereafter, forever, in common with the owners, tenants and occupiers of the lots of ground bounding hereon and entitled to the use thereof.

SUBJECT, however, to the proportionate part of the expense of keeping said driveway in good order, condition and repair at all times hereafter, forever.

BEING the same premises which Daniel Millar, Executor of the Estate of Rosalind Myer by Deed dated 07/06/2010 and recorded 07/20/2010 in Delaware County in Volume 4775 page 217 conveyed unto Daniel J. Millar, in fee.

BEING Tax ID/Parcel No. 16-13-00142-00.

BEING 115 Alverstone Road (a/k/a Alverstone Road), Upper Darby Township, PA 19018.

IMPROVEMENTS CONSIST OF: residential dwelling.

SOLD AS THE PROPERTY OF: Mark Millar, solely in his capacity as Heir of Daniel Millar a/k/a Daniel J. Millar, deceased; Paul Millar, solely in his capacity as Heir of Daniel Millar aka Daniel J. Millar, deceased; Melissa Ann Millar, solely in her capacity as Heir of Daniel Millar aka Daniel J. Millar, deceased; unknown Heirs, Successors and/or Assigns of Daniel Millar aka Daniel J. Millar, deceased.

Hand Money \$10,370.84

Michael S. Bloom, Esquire, Attorney

JERRY L. SANDERS, JR., Sheriff

No. 007932 16. 2020

MORTGAGE FORECLOSURE

Property situated in the Borough of Sharon Hill, County of Delaware and Commonwealth of Pennsylvania, being more fully described in Deed recorded on January 19, 1996, in the Office of the Delaware County Recorder of Deeds in Deed Book Volume 1436, at page 274, as Instrument No. 1996002933.

Folio No. 44-00-00013-00.

BEING known as 49 Barker Avenue, Sharon Hill, Pennsylvania 19079.

IMPROVEMENTS CONSIST OF: a single family residential dwelling.

SOLD AS THE PROPERTY OF: Linda J. McSeed.

Hand Money \$3,000.00

Stephen M. Hladik, Esquire, Attorney

JERRY L. SANDERS, JR., Sheriff

No. 005156A 17. 2019

MORTGAGE FORECLOSURE

ALL THAT CERTAIN lot or piece of ground with the buildings and IMPROVEMENTS thereon erected, Situate in the Township of Upper Darby, County of Delaware and State of Pennsylvania, being Lot No. 636 on Plan No. 5 of Westbrook Park made by Damon and Foster Civil Engineers, Sharon Hill, Pennsylvania dated December 28, 1948, which plan is recorded in the Office for the Recording of Deeds in and for the County of Delaware aforesaid at Media, in Plan Case No. 7m page 16, more particularly described as follows:

BEGINNING at a point on the North-easter side of Oak Avenue (50 feet wide) which point is at the arc distance of 42.75 feet measured on a line curving to the left having a radius of 25 feet from a point of curve on the Southerly side of Gramercy Drive (50 feet wide); extending thence from said beginning point and place the Northeasterly side of Oak Lane, South 14 degrees 53 minutes 46 seconds East, 43.50 feet to a point; thence extending North 75 degrees 06 minutes 14 seconds East, passing through the party wall between these premises and the premises adjoining to the Southeast and crossing a certain 12 feet wide driveway which extends Northwestwardly into Gramercy Drive aforesaid and Southeastwardly into Whitehall Drive (50 feet wide) 120.18 feet to a point; thence extending North 14 degrees 45 minutes 05 seconds West, 55.38 feet to a point on the Southerly side of Gramercy Drive aforesaid; thence extending along the same South 83 degrees 05 minutes West recrossing the aforesaid 12 feet wide driveway, 92.75 feet to a point of curve in the same; thence extending on a line curving to the left having a radius of 25 feet the arc distance of 42.75 feet to the first mentioned point and place of beginning.

HAVING thereon erected a dwelling house known and numbered as: 331 Oak Avenue (aka 331 North Oak Avenue) Clifton Heights, PA 19018.

PARCEL No. 16-13-02493-00.

IMPROVEMENTS CONSIST OF: residential dwelling.

SOLD AS THE PROPERTY OF: Ariana M. Celestino and Michael J. Todd.

Hand Money \$16,373.48 (10% of total judgment)

Leon P. Haller, Esquire, Attorney

JERRY L. SANDERS, JR., Sheriff

No. 008783 18. 2019

MORTGAGE FORECLOSURE

ALL THAT CERTAIN lot or piece of ground with the buildings and IMPROVEMENTS thereon erected, Situate in the Township of Upper Darby, County of Delaware and Commonwealth of Pennsylvania, and described according to a survey by William W. Roder, Registered Engineer, dated 6/17/1940, as follows, to wit;

BEGINNING at a point on the Southwesterly side Harding Drive (40 feet wide) at the distance of 150 feet measured North 27 degrees 15 minutes West, from the intersection of the said Southwesterly side of Harding Drive and the Northwesterly side of Marvine Avenue (40 feet wide).

CONTAINING in front or breadth on the said Harding Drive, 25 feet measured North 27 degrees 15 minutes West, and extending of that width in length or depth Southwestwardly between parallel lines at right angles to the said of Harding Drive, 100 feet to a point in the center line of a certain 13 feet wide driveway, which extends Southeastwardly into said Marvine Avenue and Northwestwardly in to Dermond Avenue (40 feet wide) the Northwestwardly line thereon passing partly through a certain party wall between these and premises adjoining to the Northwest.

HAVING thereon erected a dwelling house known and numbered as: 1112 Harding Drive, Havertown, PA 19083.

PAR ID: 16-08-01365-00

MAP No. 16-06-010:039

IMPROVEMENTS CONSIST OF: Residential Dwelling.

SOLD AS THE PROPERTY OF: Agnieszka Webb and John W. Webb.

Hand Money \$13,409.25 (10% of total judgment)

Leon P. Haller, Attorney

JERRY L. SANDERS, JR., Sheriff

No. 001641B 19. 2017

MORTGAGE FORECLOSURE

Property in the Township of Ridley, County of Delaware, Commonwealth of Pennsylvania.

BEING Folio No. 38-01-00446-13.

BEING Premises: 205 Morris Circle, Crum Lynne, Pennsylvania 19022.

IMPROVEMENTS CONSIST OF: residential dwelling.

SOLD AS THE PROPERTY OF: Eleanor Louise Lappin.

Hand Money \$12,285.72

McCabe, Weisberg & Conway, LLC, Attorneys

JERRY L. SANDERS, JR., Sheriff

No. 008525 20. 2019

MORTGAGE FORECLOSURE

ALL THAT CERTAIN lot or piece of ground with the buildings and IMPROVEMENTS thereon erected, Situate in the Township of Upper Darby, Delaware County, Pennsylvania, and known as Lot No. 262on a survey and plan made for Park Lane Section of Westbrook Park, Plan No. 6 made for Warner-West Corporation by Damon and Foster, Civil Engineers, Sharon Hill, Pennsylvania, on December 29, 1949, which Plan is recorded in the Office for the Recording of Deeds, in and for Delaware County, at Media, on January 10, 1950, in Plan Case 8, page 3, as follows, to wit:

BEGINNING at a point on the Easterly side of Westbrook Drive (50 feet wide) said point being at the arc distance of 43.30 feet measured on the arc of a circle curving to the right having a radius of 400 feet from the Northern terminus of the radial intersection which the Easterly side of Westbrook Drive makes with the North side of Fairhaven Road (50 feet wide); thence extending along the said side of Westbrook Drive in a general Northwardly direction on the arc of a circle curving to the right having a radius of 400 feet the arc distance of 16.03 feet to a point; thence extending South 82 degrees 53 minutes East passing partly through the center of the party wall of the building erected upon this lot and the building erected upon the lot adjoining to the North thereof and across a proposed 12 feet wide driveway which leads Southwardly into Fairhaven Road, 122.63 feet to a point; thence extending South 7 degrees 7 minutes West 16 feet to a point; thence extending North 82 degrees 53 minutes West recrossing the aforesaid driveway and passing partly through the center of the party wall of the building erected upon this lot and the building erected upon the lot adjoining to the South thereof, 124.20 feet to a point on the Easterly side of Westbrook Drive, being the first mentioned point and place of beginning.

TOGETHER with the free and common use, right, liberty and privilege of a certain driveway as shown on the aforesaid Plan laid out across the rear of these and adjoining premises as and for a driveway, passageways, and watercourse at all times hereafter, forever, in common with the owners, tenants and occupiers of the lots of ground bounding hereon and entitled to the use thereof.

SUBJECT, however, to the proportionate part of the expense of keeping said driveway in good order, condition and repair at all times hereafter, forever.

BEING the same premises which John Martin Greisiger, Jr. and Joan M. Greisiger by Deed dated 07/15/1955 and recorded 07/29/1955 in Delaware County in Deed Book 1777 page 164 conveyed unto Michael M. Micola and Alberta Micola, as tenants by the entireties, in fee.

AND the said Alberta Micola died on 04/02/1985.

AND the said Michael A. Micola a/k/a Michael Micola died on 03/23/2011 leaving a Will probated and registered at Delaware County as Will No. 23-11-1365, wherein he appointed Claudia Micola as Executrix, to whom Letters Testamentary were granted on 06/13/2011.

ALSO BEING the same premises which Claudia Micola, Executrix of the Estate of Michael A. Micola a/k/a Michael Micola by Deed dated 07/19/2013 and recorded 07/19/2013 in Delaware County in Volume 5369 page 645 conveyed unto Michael G. Micola, in fee.

BEING Tax ID/Parcel No. 16-13-03385-00.

BEING 167 Westbrook Drive, Clifton Heights, Upper Darby Township, PA 19018.

IMPROVEMENTS CONSIST OF: residential dwelling.

SOLD AS THE PROPERTY OF: Michael G. Micola.

Hand Money \$12,752.34

Michael S. Bloom, Esquire, Attorney

JERRY L. SANDERS, JR., Sheriff

No. 008916 21. 2019

MORTGAGE FORECLOSURE

Property in the Township of Darby, County of Delaware and State of Pennsylvania.

BEING Lot No. 64 on Plan on the Northeast side of Greenhill Road.

Parcel No. 15-00-01527-00.

Front: IRR Depth: IRR

IMPROVEMENTS CONSIST OF: a single family residential dwelling.

SOLD AS THE PROPERTY OF: Deana L. Gaffney and Victor Martin.

Hand Money \$9,546.15

Michael Kuldiner, PC, Attorneys

JERRY L. SANDERS, JR., Sheriff

No. 009678 22. 2019

MORTGAGE FORECLOSURE

Property in the Borough of Glenolden, County of Delaware and State of Pennsylvania.

Front: 59 Depth: 103

BEING Premises: 23 Railroad Ave, Glenolden, PA 19036.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Carol Wolf, in her capacity as Heir of James Wolf a/k/a James J. Wolf, deceased; Unknown Heirs, Successors, Assigns and all persons, firms or associations claiming right, title or interest from or under James Wolf a/k/a James J. Wolf, deceased.

Hand Money \$7,046.78

Brock & Scott, PLLC, Attorneys

JERRY L. SANDERS, JR., Sheriff

No. 010809 23. 2019

MORTGAGE FORECLOSURE

Property in the Borough of Clifton Heights, County of Delaware, Commonwealth of PA on the Northeasterly side of Penn Street.

Front: IRR Depth: IRR

BEING Premises: 47 North Penn Street, Clifton Heights, PA 19018.

IMPROVEMENTS CONSIST OF: a single family residential dwelling.

SOLD AS THE PROPERTY OF: Robert N. Mettler.

Hand Money \$9,914.28

KML Law Group, P.C., Attorneys

JERRY L. SANDERS, JR., Sheriff

No. 000290 24. 2019

MORTGAGE FORECLOSURE

Property in the Borough of Yeadon, County of Delaware and State of Pennsylvania.

Front: 25 Depth: 115

BEING Premises: 526 Laurel Road, Yeadon, PA 19050.

IMPROVEMENTS CONSIST OF: 2 1/2 sty HSE.

SOLD AS THE PROPERTY OF: Tara D. Norwood.

Hand Money \$3,000.00

Andrew J. Marley, Esquire, Attorney

JERRY L. SANDERS, JR., Sheriff

No. 003139A 25. 2018

MORTGAGE FORECLOSURE

ALL THAT CERTAIN lot or piece of land with the buildings and IMPROVEMENTS thereon erected, situate in the Borough of Clifton Heights, County of Delaware and Commonwealth of Pennsylvania, being Lot No. 184 on a certain Plan of Lots made for Cherry Grove Realty Company by A.F. Damon, Borough Engineer dated 5/22/1923 last revised 8/30/1926 bounded and described according thereto as follows, to wit:

SITUATE on the Southeasterly side of Broadway Avenue 175 feet South 64 degrees 42 minutes West from the Southwesterly side of Cherry Street.

CONTAINING in front along the Southeasterly side of Broadway Avenue South 64 degrees 42 minutes West 25 feet and extending in depth South 25 degrees 18 minutes East 115 feet.

HAVING erected thereon a Residential Dwelling.

BEING the same premises which Rosemary T. Greiser, by Deed dated 5/17/2006 recorded 6/5/2006 in Deed Book 3817 page 2252 conveyed unto Christine Athey.

BEING known and numbered as 114 West Broadway Avenue, Clifton Heights, PA 19018.

BEING Folio No. 10-00-00612-00

IMPROVEMENTS CONSIST OF: a residential dwelling.

SOLD AS THE PROPERTY OF: Christine M. Athey, a/k/a Christine Athey.

Hand Money \$22,771.92

Stern & Eisenberg, PC, Attorneys

JERRY L. SANDERS, JR., Sheriff

No. 006594 26. 2020

MORTGAGE FORECLOSURE

ALL THAT CERTAIN lot or piece of ground with the buildings and IMPROVEMENTS thereon erected, Situate in the Borough of Folcroft, County of Delaware and Commonwealth of Pennsylvania, being Lot No. 549 on a plan described according to a conveyance plan for John H. McClatchy, made by Damon and Foster, Civil Engineers, Sharon Hill, PA, dated September 10, 1954, and last revised July 19, 1955 and being more particularly bounded and described as follows, to wit:

BEGINNING at a point on the Northwesterly side of Edwards Road (50 feet wide) which point is measured the two following courses and distances from a point of reverse curve on the Northeasterly side of Carter Road (50 feet wide) (1) extending from said point of reverse curve on a line curving to the left having a radius of 25 feet the arc distance of 36.74 feet to a point of reverse curve; and (2) on a line curving to the right having a radius of 480 feet, the arc distance of 86.85 feet to the point and place of beginning; extending thence from said beginning point, North 44 degrees 6 minutes, 45 seconds West passing partly through the party wall between these premises and the premises adjoining to the Southwest and crossing the bed of a certain driveway as shown on said plan which extends Northeastwardly and Southwestwardly communicating at each end thereof with a certain driveway which extends Southeastwardly into Edwards Road, 193.76 feet to a point in the bed of a certain drainage easement as shown on said plan, thence extending North 59 degrees, 43 minutes 20 seconds East, through the bed of said drainage easement, 16.54 feet to a point thence extending South 44 degrees 56 minutes 45 seconds East leaving the bed of said drainage easement, recrossing the bed of the first mentioned driveway and passing partly through the party wall between these premises and the premises adjoining to the Northwest 188.52 feet to a point on the Northwesterly side of Edwards Road, aforesaid; thence extending along the same on a line curving to the left having a radius of 480 feet, the arc distance of 16.04 feet to the first mentioned point and place of beginning.

TOGETHER with the free and common use, right, liberty and privilege of the aforesaid driveway as and for a driveway, passageway and watercourse at all times hereafter, forever, in common with the owners, tenants and occupiers of the other lots of ground bounding thereon and entitled to the use thereof, subject, however to the proportionate pad of the expense of keeping said driveway in good order and repair at all times forever.

HAVING erected thereon a residential dwelling.

BEING the same premises as Harry Buskovitz and Barbara Buskovitz (formerly Barbara Hoban), by Deed dated June 22, 1992 and recorded on June 29, 1992, by the Delaware County Recorder of Deeds in Record Book 969, at page 1551, as Instrument No. 1992047321, granted and conveyed unto Harry Buskovitz and Barbara Buskovitz, as Tenants by the Entireties.

AND THE SAID Harry Buskovitz departed this life on November 22, 2012, whereby title to the aforementioned premises vested with Barbara Buskovitz, an Individual.

BEING known and numbered as 1932 Edwards Road, Folcroft, PA 19032.

Folio No. 20-00-00608-00.

IMPROVEMENTS CONSIST OF: Residential Dwelling.

SOLD AS THE PROPERTY OF: Barbara Buskovitz.

Hand Money \$4,796.65

Stern & Eisenberg, PC, Attorneys

JERRY L. SANDERS, JR., Sheriff

No. 004484 27. 2019

MORTGAGE FORECLOSURE

Property in the Borough of Norwood, County of Delaware, Commonwealth of Pennsylvania.

BEING Folio No. 31-00-00687-00.

BEING Premises: 13 Love Lane, Norwood, Pennsylvania 19074.

IMPROVEMENTS CONSIST OF: residential dwelling.

SOLD AS THE PROPERTY OF: Rose Royer.

Hand Money \$19,747.76

McCabe, Weisberg & Conway, LLC, Attorneys

JERRY L. SANDER, JR., Sheriff

July 30; Aug. 6, 13