

## SHERIFF'S SALES

*By virtue of various Writs of Execution issued out of the Court of Common Pleas of Montgomery County, PA, to me directed will be sold at a Public on-line auction conducted by Bid4Assets, 8757 George Ave., Suite 520, Silver Springs, MD 20910 November 30, 2022.*

### To all parties in interest and claimants:

Notice is hereby given that a schedule of distribution will be filed by the Sheriff 30 days after the date of the Sale. Distribution will be made in accordance with the schedule unless exceptions are filed hereto within ten (10) days thereafter.

### First Publication

By virtue of a Writ of Execution **No. 2015-28105**, issued out of the Court of Common Pleas of Montgomery County, Pa., to me directed will be sold at a Public on-line auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910.

ALL THAT CERTAIN lot or piece of ground, situate in **Cheltenham Township**, Montgomery County, Pennsylvania. BEGINNING at a point in the Northeasterly line of Bok Road, distant 313.33 feet, Southeastwardly, measured along the tangent and curve, Northeasterly line of Bok Road from the Easterly end of the curve, connecting the Northeasterly line of Bok Road, with the Southeasterly line of Arboretum Road, said connecting curve, having a radius of 20 feet, said beginning point, being in the division line between Lots 6 and 7 Block 5 on Plan, hereinafter mentioned; thence, South 47 degrees 47 minutes 22 seconds East, along the Northeasterly line of Bok Road, 100 feet to a point in the division line between Lots 5 and 6 Block 5 of said plan; thence, North 42 degrees 12 minutes 38 seconds East, along the division line between Lots 5 and 6 Block 5 of said plan, 140 feet to a point in the line of Lot 3 Block 5 of said plan; thence, North 47 degrees 47 minutes 22 seconds West, partly along the line of Lots 2 and 3 Block 5 of said plan, 100 feet to a point in the division line between Lots 6 and 7 Block 5 of said plan; thence, South 42 degrees 12 minutes 38 seconds West, along the division line between Lots 6 and 7 Block 5 of said plan, 140 feet to place of beginning.

BEING Lot 6 Block 5, Plan of Curtis Hills, Section No. 1, made for Curtis Hills Development Corporation, dated February 07, 1953 made by George B. Hebus Registered Professional Engineer.

BEING THE SAME PREMISES WHICH Owl Lane Properties, LLC, a Pennsylvania Limited Liability Company, by Deed dated 7/27/2012 and recorded 7/31/2012 in the Office of the Recorder of Deeds of Montgomery County, in Deed Book 5843 at Page 00601, granted and conveyed unto Stephanie Brooks-Manning and George Manning, wife and husband.

Parcel Number: 31-00-02743-00-7.

Location of property: 305 Bok Road, Wyncote, PA 19095.

The improvements thereon are: A single-family, residential dwelling.

Seized and taken in execution as the property of **Stephanie Brooks-Manning and George Manning** at the suit of FlagStar Bank, FSB. Debt: \$264,792.74.

**KML Law Group, P.C.**, Attorneys.

DOWN MONEY: Prospective bidder must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid shall be paid to them, on their website, as the purchase price for the property sold by the Sheriff's Office, Norristown, PA.

TO ALL PARTIES IN INTEREST AND CLAIMANTS: Notice is hereby given that a schedule of distribution will be filed by the Sheriff thirty (30) days after the date of the Sale. Distribution will be made in accordance with the schedule unless exceptions are filed hereto within ten (10) days thereafter.

By virtue of a Writ of Execution **No. 2017-01712**, issued out of the Court of Common Pleas of Montgomery County, Pa., to me directed will be sold at a Public on-line auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910.

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, hereditament and appurtenances, situate in **Abington Township**, Montgomery County, Pennsylvania, bounded and described according to a Plan of Property made for Marie Michael, by Charles E. Shoemaker, Inc., Engineers and Surveyors, Abington, Pa., dated June 6, 1969 and recorded July 29, 1969 in the Office of the Recorder of Deeds in and for the County of Montgomery, at Norristown, Pennsylvania, in Plan Book C-9 at Page 40, as follows:

BEGINNING at a point on the centerline of Jackson Avenue (40 feet wide), said point, being measured North 46 degrees 35 minutes East, along the centerline of Jackson Avenue, 440 feet from its point of intersection with the centerline of Woodrow Avenue (40 feet wide); thence, extending from said point of beginning, North 43 degrees 25 minutes West, crossing the Northwestern side of Jackson Avenue, 140 feet to a point; thence, extending North 46 degrees 35 minutes East, 70 feet to a point, a corner of Lot No. 2 as shown above on the above-mentioned plan; thence, extending along said Lot No. 2, South 43 degrees 25 minutes East, re-crossing the Northwestern side of Jackson Avenue, 140 feet to a point on the centerline of Jackson Avenue; thence, extending South 46 degrees 35 minutes West, along the said centerline of Jackson Avenue, 70 feet to the first mentioned point and place of beginning.

BEING Lot No. 1 as shown on the above-mentioned plan.

UNDER AND SUBJECT to restrictions as now appear of record.

TITLE TO SAID PREMISES IS VESTED IN Karen G. Smith, an unmarried woman, by Deed from Karen G. Smith, a/k/a Karen T. Smith and Samantha Graham, her daughter, as Joint Tenants with Right of Survivorship dated 02/14/2012 recorded 04/04/2012 in Book No. 5831 at Page 02040.

Parcel Number: 30-00-32684-00-1.

Location of property: 736 Jackson Avenue, Glenside, PA 19038.

The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **Karen G. Smith** at the suit of Cascade Funding Mortgage Trust HB2. Debt: \$220,025.36.

**Robertson, Anschutz, Schneid, Crane & Partners, PLLC**, a Florida professional limited liability company, Attorneys.

DOWN MONEY: Prospective bidder must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid shall be paid to them, on their website, as the purchase price for the property sold by the Sheriff's Office, Norristown, PA.

TO ALL PARTIES IN INTEREST AND CLAIMANTS: Notice is hereby given that a schedule of distribution will be filed by the Sheriff thirty (30) days after the date of the Sale. Distribution will be made in accordance with the schedule unless exceptions are filed hereto within ten (10) days thereafter.

By virtue of a Writ of Execution **No. 2017-17340**, issued out of the Court of Common Pleas of Montgomery County, Pa., to me directed will be sold at a Public on-line auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910.

ALL THAT CERTAIN lot or piece of ground, situate in **Whitpain Township**, Montgomery County, Pennsylvania and described according to a Certain Plan thereof known as "Plan of Proposed Center Square Green", Section "C", made by M.R. and J.B. Yerkes, Civil Engineers and Surveyors, dated July, 1955 and last revised 11/30/1956 as follows, to wit:

BEGINNING at a point on the Southwesterly side of Pulaski Drive (40 feet wide), said point being the two following courses and distances from a point of curve on the Southeasterly side of Knox Road (50 feet wide): (1) leaving Knox Road, on the arc of a circle, curving to the right, having a radius of 13 feet, the arc distance of 20.42 feet to a point of tangent on the Southwesterly side of Pulaski Drive; and (2) South 49 degrees 09 minutes East, along the Southwesterly side of Pulaski Drive, 612.00 feet to the place of beginning.

CONTAINING in front or breadth on the Southwesterly side of Pulaski Drive, 100.00 feet and extending of that width in length or depth Southwestwardly between parallel lines at right angles to Pulaski Drive, 128.33 feet.

BEING Lot No. 138 as shown on the above-mentioned Plan.

BEING the same premises which Michael J. Pelone and Janet L. Pelone, husband and wife, by Deed, dated October 28, 1997 and recorded on November 12, 1997, in the Office of the Montgomery County Recorder of Deeds, in Deed Book Volume 5206 at Page 627, granted and conveyed unto Kristine C. D'Aquila.

Tax Map ID No. 66001B018.

Parcel Number: 66-00-05719-00-2.

Location of property: 1626 Pulaski Drive, Blue Bell, PA 19422.

The improvements thereon are: Single-family, residential dwelling.

Seized and taken in execution as the property of **Anthony D'Aquila and Kristine C. D'Aquila** at the suit of The Bank of New York Mellon f/k/a The Bank of New York, as Trustee, on Behalf of the Registered Holders of Alternative Loan Trust 2005-66, Mortgage Pass-Through Certificates, Series 2005-66. Debt: \$218,134.57.

**Hladik, Onorato and Federman, LLP**, Attorneys.

DOWN MONEY: Prospective bidder must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid shall be paid to them, on their website, as the purchase price for the property sold by the Sheriff's Office, Norristown, PA.

TO ALL PARTIES IN INTEREST AND CLAIMANTS: Notice is hereby given that a schedule of distribution will be filed by the Sheriff thirty (30) days after the date of the Sale. Distribution will be made in accordance with the schedule unless exceptions are filed hereto within ten (10) days thereafter.

By virtue of a Writ of Execution **No. 2017-17839**, issued out of the Court of Common Pleas of Montgomery County, Pa., to me directed will be sold at a Public on-line auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910.

ALL THAT CERTAIN lot, or piece of ground, situate in **New Hanover Township**, Montgomery County, Pennsylvania, as shown as Lot No. 5, on a Subdivision Plan "Cobo", dated 02/04/1976, by A. G. Newbold, PE, as follows, to wit:

BEGINNING at a pin on the Easterly right-of-way line of Layfield Road, Route 663, said pin marking the Westerly corner of Lot No. 6; thence, by Lot No. 6, South 44 degrees 35 minutes, East 379.51 feet to a pin; thence, by Lot No. 1 and passing through a pin on line and by Lot No. 2, South 34 degrees 46 minutes West, 251.81 feet to a pin; thence, by Lot No. 4, North 52 degrees 45 minutes West, 360.31 feet to a pin; thence, by lands, now or late of Eugene Ciaciak, the two following courses and distances: (1) North 48 degrees 26 minutes 20 seconds East, 140.06 to a pin; (2) North 39 degrees 38 minutes West, 71.11 feet to a point; thence, by the Easterly right-of-way line of Layfield Road, Route 663, North 43 degrees 11 minutes 30 seconds East, 152.77 feet to the place of beginning.

BEING THE SAME PREMISES WHICH Frederick G. Phillips and Joan M. Phillips, husband and wife, by Deed dated 12/28/2005 and recorded 12/30/2005 in the Office of the Recorder of Deeds of Montgomery County, in Deed Book 5585 at Page 00582, granted and conveyed unto Drake Trull and Janet Trull, husband and wife.

Parcel Number: 47-00-03235-10-2.

Location of property: 628 Layfield Road, Perkiomenville, PA 18074.

The improvements thereon are: A single-family, residential dwelling.

Seized and taken in execution as the property of **Drake Trull and Janet Trull** at the suit of Wells Fargo Bank, NA, as Trustee, on Behalf of the Holders of Structured Asset Mortgage Investments II, Inc., Bear Stearns Mortgage Funding, Trust 2007-AR2, Mortgage Pass Through Certificates, Series 2007-AR2. Debt: \$317,884.49.

**KML Law Group, P.C.**, Attorneys.

**DOWN MONEY:** Prospective bidder must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid shall be paid to them, on their website, as the purchase price for the property sold by the Sheriff's Office, Norristown, PA.

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:** Notice is hereby given that a schedule of distribution will be filed by the Sheriff thirty (30) days after the date of the Sale. Distribution will be made in accordance with the schedule unless exceptions are filed hereto within ten (10) days thereafter.

By virtue of a Writ of Execution **No. 2018-17703**, issued out of the Court of Common Pleas of Montgomery County, Pa., to me directed will be sold at a Public on-line auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910.

**ALL THAT CERTAIN** lot, or piece of ground, situate in **Upper Pottsgrove Township**, Montgomery County, Pennsylvania, bounded and described according to a Subdivision Plan, Sunnyside Farms Partnership, by Bursich Associates, Inc., dated 7/24/90, last revised 8/1/98 and recorded in Plan Book A58, Pages 146 and 147, as follows, to wit:

**BEGINNING** at a point on the Southwesterly side of Whitespire Circle (50 feet wide), a corner of this and Lot No. 57 on said plan; thence, extending from said point of beginning and along the Southwesterly side of Whitespire Circle, aforesaid, South 34 degrees 08 minutes 25 seconds West, 80.00 feet to a point, a corner of Lot No. 59 on said plan; thence, extending along the same, North 55 degrees 51 minutes 35 seconds West, 141.63 feet to a point in line of lands, now or late Norman C. and Jeanne S. Leopard; thence, continuing along the same and along lands, now or late Nick J. Baresky, North 39 degrees 09 minutes 36 seconds East, 80.31 feet to a point, a corner of Lot No. 57, aforesaid; thence, extending along the same, South 55 degrees 51 minutes 35 seconds East, 134.60 feet to the first mentioned point and place of beginning.

BEING Lot No. 58 on said plan.

THIS document does not sell, convey, transfer, include, or insure the title to the coal and right of support underneath the surface land described or referred to herein and the owner or owners of such coal may have the complete right to remove all of such coal and, in that connection, damage may result to the surface of the land and any house, building or other structure on or in such land. The inclusion of this notice does not enlarge, restrict or modify any legal rights, or estates otherwise created, transferred, excepted or reserved by this instrument.

BEING the same property conveyed to Franklin B. Edwards, who acquired Title by Virtue of a Deed from Household Finance Consumer Discount Company, dated September 11, 2009, recorded October 5, 2009, at Instrument Number 2009106027, and recorded in Book 5745, Page 02878, Office of the Recorder of Deeds, Montgomery County, Pennsylvania.

Parcel Number: 60-00-02994-74-4.

Location of property: 1285 Whitespire Circle, Pottstown, PA 19464.

The improvements thereon are: Single-family dwelling.

Seized and taken in execution as the property of **Franklin B. Edwards, a/k/a Franklin B. Edward** at the suit of Fifth Third Bank. Debt: \$225,296.43.

**Manley Deas Kochalski LLC**, Attorneys.

**DOWN MONEY:** Prospective bidder must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid shall be paid to them, on their website, as the purchase price for the property sold by the Sheriff's Office, Norristown, PA.

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:** Notice is hereby given that a schedule of distribution will be filed by the Sheriff thirty (30) days after the date of the Sale. Distribution will be made in accordance with the schedule unless exceptions are filed hereto within ten (10) days thereafter.

By virtue of a Writ of Execution **No. 2018-20410**, issued out of the Court of Common Pleas of Montgomery County, Pa., to me directed will be sold at a Public on-line auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910.

**ALL THAT CERTAIN** lot or piece of ground situate in **Lower Gwynedd Township**, Montgomery County, Pennsylvania, bounded and described according to a Revised Subdivision Plan, showing relocated property line, prepared for Ryan P. Rex, dated September 12, 2011 and recorded April 25, 2014, in Plan Book 40 at Page 330, as follows, to wit:

**BEGINNING** at a point on the Northeasterly side of North Avenue/East Avenue (of irregular width at this point), said point being a common corner of Lot No. 1 and No. 2; thence, extending from said point of beginning, along the Northeasterly and Northerly side of North Avenue/East Avenue, on the arc of a circle, curving to the left, having a radius of 60 feet, the arc distance of 44.01 feet to a point, a corner of Lot No. 50; thence, extending along same, North 25 degrees 14 minutes 0 seconds West 107.63 feet to a point in line of lands, now or late of Walter P. and Maria L. Moore; thence, extending along same and also along lands, now or late of Edward T. and Juanita Wilson and land, now or late of Marvin Watkins, North 54 degrees 36 minutes 30 seconds East 155.76 feet to a point in line of lands of SEPTA; thence, extending along same, South 28 degrees 45 minutes 5 seconds East 30.00 feet to a point, a corner of Lot No. 2; thence, extending along same, the two following courses and distances: 1) South 15 degrees 24 minutes 51 seconds West 136.96 feet to a point; and 2) South 31 degrees 52 minutes 6 seconds West 30.70 feet to the first mentioned point and place of beginning.

BEING Lot No. 1 on said plan.

BEING THE SAME PREMISES WHICH Ryan P. Rex by Deed dated 6/25/2015 and recorded 6/26/2015 in the Office of the Recorder of Deeds of Montgomery County in Deed Book 5959 at Page 01008, granted and conveyed unto Joseph Carfi and Kelly Malloy, Joint Tenants with Right of Survivorship.

Parcel Number: 39-00-03061-00-5.

Location of property: 409 North Avenue, Penllyn, PA 19422.

The improvements thereon are: A single-family, residential dwelling.

Seized and taken in execution as the property of **Joseph Carfi and Kelly Malloy** at the suit of NewRez LLC. Debt: \$213,190.67.

**KML Law Group, P.C.**, Attorneys.

DOWN MONEY: Prospective bidder must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid shall be paid to them, on their website, as the purchase price for the property sold by the Sheriff's Office, Norristown, PA.

TO ALL PARTIES IN INTEREST AND CLAIMANTS: Notice is hereby given that a schedule of distribution will be filed by the Sheriff thirty (30) days after the date of the Sale. Distribution will be made in accordance with the schedule unless exceptions are filed hereto within ten (10) days thereafter.

By virtue of a Writ of Execution **No. 2019-02058**, issued out of the Court of Common Pleas of Montgomery County, Pa., to me directed will be sold at a Public on-line auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910.

ALL THAT CERTAIN piece, or parcel of land, with the buildings thereon erected, situate in **Lansdale Borough**, Montgomery County, Pennsylvania, bounded and described according to a survey made thereof by Herbert H. Metz, Registered Engineer and Land Surveyor, on the 18th day of August, A.D. 1939, as follows, to wit:

BEGINNING at an iron pin on the Northeast side of Mt. Vernon Street (48.00 feet wide), at the distance of 115.5 feet, Southeasterly from the intersection of the Northeast side line of Mt. Vernon Street, aforesaid, and the Southeast side line of Mitchell Avenue (48.00 feet wide), said beginning point, being a corner of this and land, now or late of Philip J. Richart and Alverda Richart, his wife; thence, extending along said side line of Mt. Vernon Street, North 43 degrees 05 minutes West, 25.00 feet to an iron pin, a corner of this and land, now or late of Wellington H. Rosenberry, Sr.; thence, along the same, North 46 degrees 55 minutes East, 131.83 feet to an iron pin, in the Southwest side line of a 12.00 feet wide alley; thence, along said side line of said alley, South 43 degrees 15 minutes East, 25.00 feet to an iron pin, a corner of this and land, now or late of the said Philip R. Richart and Alverda Richart, his wife; thence, along the same and passing through the middle of the party wall, dividing this and the adjoining premises, South 46 degrees and 55 minutes West 131.9 feet to an iron pin, the place of beginning.

TITLE TO SAID PREMISES IS VESTED IN Bruce J. Schade, by Deed from Bruce J. Schade and Diane M. Schade, husband & wife, dated October 22, 1999, recorded November 5, 1999 in the Montgomery County Clerk's/Register's Office in Deed Book 5295, Page 1424.

Parcel Number: 11-00-10996-00-9.

Location of property: 621 W. Mount Vernon Street, Lansdale, PA 19446.

The improvements thereon are: Single-family, detached dwelling.

Seized and taken in execution as the property of **Bruce J. Schade** at the suit of U.S. Bank Trust National Association, not in its Individual Capacity, but solely as Trustee of the Truman 2021 SC9 Title Trust. Debt: \$116,664.47.

**Emmanuel J. Argentieri**, Attorney. I.D. #59264

DOWN MONEY: Prospective bidder must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid shall be paid to them, on their website, as the purchase price for the property sold by the Sheriff's Office, Norristown, PA.

TO ALL PARTIES IN INTEREST AND CLAIMANTS: Notice is hereby given that a schedule of distribution will be filed by the Sheriff thirty (30) days after the date of the Sale. Distribution will be made in accordance with the schedule unless exceptions are filed hereto within ten (10) days thereafter.

By virtue of a Writ of Execution **No. 2019-03945**, issued out of the Court of Common Pleas of Montgomery County, Pa., to me directed will be sold at a Public on-line auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910.

ALL THAT CERTAIN lot, or piece of ground, with the buildings and improvements thereon erected, situate in **Lower Providence Township**, Montgomery County, Commonwealth of Pennsylvania, described in accordance with a survey and plan thereof, made by James Cresron, Civil Engineer, Norristown, Pennsylvania, dated September 5, 1923 as follows, to wit:

BEGINNING at a point in the centerline of Clearfield Avenue (forty feet wide), at the distance of one thousand six hundred twenty five and two tenths feet, Northeastwardly from the center line of Woodland Avenue, a corner of Lot #30; thence, along Lot #30, South forty seven degrees East, one hundred fifty six and seventy nine one-hundredth feet to a point, in line of land, now or formerly of J. P. McLlenkoff; thence, along said land, North forty three degrees East, two hundred feet to a corner of Lot #33; thence, along Lot #33; North forty seven degrees West, one hundred fifty six and seventy nine one-hundredths feet to a point, in the center line of Clearfield Avenue; thence, along the center line thereof, South forty three degrees West, two hundred feet to the first mentioned point and place of beginning.

EXCEPTING THEREOUT AND THEREFROM ALL THAT CERTAIN lot or piece of ground, situate in **Lower Providence Township**, Montgomery County, Pennsylvania, described in accordance with a Survey and Plan thereof, made by James Cresron, Civil Engineer, Norristown, PA, dated 9/5/23, as follows, to wit:

BEGINNING at a point in the centerline of Clearfield Avenue (40 feet wide), a corner of Lot No. 31, on said plan, said point being measured 1725.2 feet, Northeastwardly from a point in the centerline of Woodland Avenue; thence, extending from said point of beginning, along the said centerline of Clearfield Avenue, North 43 degrees East 100 feet to a point, a corner of Lot No. 33 on said plan; thence, extending along the same, South 47 degrees East 156.79 feet to a point, in line of lands, now or late of J.P. Mollenkoff; thence, extending along the same, South 43 degrees West 100 feet to a point, a corner of Lot No. 31, on said plan; thence, extending along the same, North 47 degrees West, 156.79 feet to the first mentioned point and place of beginning.

BEING THE SAME PREMISES which John C. Kees and Adelaide M. Kees, husband and wife, by Deed dated 01/10/1997 and recorded 01/22/1997 in the Office of the Recorder of Deeds, in and for the County of Montgomery, in Deed Book 5175, Page 292, granted and conveyed unto John C. Kees and Adelaide M. Kees, husband and wife and Geralyn C. Kees, their daughter, in fee.

AND THE SAID John C. Kees hereby departed this life, on or about 02/14/2010, thereby vesting Title unto his wife and daughter, Adelaide M. Kees and Geralyn C. Kees.

AND THE SAID Adelaide M. Kees hereby departed this life, on or about 01/02/2013, thereby vesting Title solely unto her daughter, Geralyn C. Kees.

Parcel Number: 43-00-02614-00-7.

Location of property: 208 Clearfield Avenue, Norristown, PA 19403.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **John C. Kees (Deceased), Adelaide M. Kees (Deceased) and Geralyn C. Kees** at the suit of Santander Bank, N.A. Debt: \$144,268.51.

**Matthew Fissel**, Attorney. I.D. #314567

DOWN MONEY: Prospective bidder must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid shall be paid to them, on their website, as the purchase price for the property sold by the Sheriff's Office, Norristown, PA.

TO ALL PARTIES IN INTEREST AND CLAIMANTS: Notice is hereby given that a schedule of distribution will be filed by the Sheriff thirty (30) days after the date of the Sale. Distribution will be made in accordance with the schedule unless exceptions are filed hereto within ten (10) days thereafter.

By virtue of a Writ of Execution **No. 2019-08132**, issued out of the Court of Common Pleas of Montgomery County, Pa., to me directed will be sold at a Public on-line auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910.

ALL THAT CERTAIN lot, or piece of ground, with the message or tenement thereon erected, situate in **Norristown Borough**, Montgomery County, Pennsylvania, and bounded and described, as follows:

BEGINNING at a point on the Northwesterly side of Haws Avenue, formerly known as Franklin Avenue, at a distance of sixty four feet, Southwesterly from the West corner of Haws Avenue and Lafayette Street, a corner of this and lot of Gerald Livergood; thence, Northwesterly by said Livergood's lot and passing through the middle of the partition wall, between this and said Livergood's house, one hundred fifty feet to a twenty foot wide alley, laid out and to be kept open for the use of the lots bordering thereon; thence, along said alley, Southwesterly twenty three feet to a corner of the land, lots of John Patterson; thence, along the same, Southwesterly one hundred fifty feet to Haws Avenue, aforesaid; thence, along said side of Haws Avenue, Northeasterly, twenty three feet to the place of beginning.

BEING THE SAME PREMISES WHICH Jeffrey K. West, a/k/a Jeffrey K. West, Jr. and Johsua D. West, by Deed dated November 22, 2013, and recorded November 26, 2013, in the Office of the Recorder of Deeds, in and for the County of Montgomery, Deed Book 5897, Page 292, granted and conveyed unto Ralph Cirafesi, Jeffrey K. West a/k/a Jeffrey K. West, Jr. and Johsua D., as Tenants with the Right of Survivorship, in fee.

Parcel Number: 13-00-16312-00-1.

Location of property: 125 Haws Avenue, Norristown, PA 19401.

The improvements thereon are: A dwelling.

Seized and taken in execution as the property of **Ralph Cirafesi; Jeffrey K. West, a/k/a Jeffrey K. West, Jr.; and Joshua D. West** at the suit of Genisys Credit Union. Debt: \$52,240.38.

**Benjamin N. Hoen (Weltman, Weinberg & Reis, Co., LPA)**, Attorney(s).

DOWN MONEY: Prospective bidder must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid shall be paid to them, on their website, as the purchase price for the property sold by the Sheriff's Office, Norristown, PA.

TO ALL PARTIES IN INTEREST AND CLAIMANTS: Notice is hereby given that a schedule of distribution will be filed by the Sheriff thirty (30) days after the date of the Sale. Distribution will be made in accordance with the schedule unless exceptions are filed hereto within ten (10) days thereafter.

By virtue of a Writ of Execution **No. 2019-18115**, issued out of the Court of Common Pleas of Montgomery County, Pa., to me directed will be sold at a Public on-line auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910.

ALL THAT CERTAIN lot, or piece of ground, with the buildings and improvements thereon erected, situate in **Whitemarsh Township**, Montgomery County, Pennsylvania, and described according to a Survey or Plan of Lafayette Hills, made by Barton and Martin, Engineers, dated September 9th, 1940, as follows, to wit:

BEGINNING at a point on the Southeast side of Gilinger Road (Forty feet wide), at the distance of one hundred twenty-nine feet and ninety-one hundredths of a foot measured South forty-nine degrees fifty two minutes West from its intersection with the Southwest side of Ridge Pike (Sixty feet wide) (as widened ten feet on the Southwest side from its original width of fifty feet) (both extended).

CONTAINING in front or breadth on the said North Gilinger Road, Sixty five feet measured South forty nine degrees fifty two minutes West and extending of that width in length or depth, Southeastward between parallel lines at right angles to the said Gilinger Road, eighty five feet.

BEING Lot No. 60 on the said plan.



UNDER AND SUBJECT to certain Building Restrictions as erected in Agreement between John Leslie Murray and Irwin H. Gilinger, et al, dated November 27, 1940, recorded November 29th, 1940 in Deed Book No. 1363, page 147. BEING THE SAME PREMISES WHICH Patricia A. Talese Executrix of the Estate of Charles J. Kirchoffer by Deed dated 11/28/2008 and recorded 12/5/2008 in the Office of the Recorder of Deeds of Montgomery County in Deed Book 5716 at Page 00309, granted and conveyed unto Amy Acquaviva.

Parcel Number: 65-00-04759-00-9.

Location of property: 2322 N. Gilinger Road, Lafayette Hill, PA 19444.

The improvements thereon are: A single-family, residential dwelling.

Seized and taken in execution as the property of **Amy Acquaviva** at the suit of M&T Bank. Debt: \$215,089.11.

**KML Law Group, P.C.**, Attorneys.

DOWN MONEY: Prospective bidder must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid shall be paid to them, on their website, as the purchase price for the property sold by the Sheriff's Office, Norristown, PA.

TO ALL PARTIES IN INTEREST AND CLAIMANTS: Notice is hereby given that a schedule of distribution will be filed by the Sheriff thirty (30) days after the date of the Sale. Distribution will be made in accordance with the schedule unless exceptions are filed hereto within ten (10) days thereafter.

By virtue of a Writ of Execution **No. 2019-18660**, issued out of the Court of Common Pleas of Montgomery County, Pa., to me directed will be sold at a Public on-line auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910.

ALL THAT CERTAIN lot or piece of ground, situate in **Lower Moreland Township**, Montgomery County, Pennsylvania, bounded and described according to a Plan of Squirrel Run, made for Fred Betz and Sons, Inc., by Charles E. Shoemaker, Inc. Engineers and Surveyors, dated August 27, 1979 and recorded in Plan Book A-37 at Page 71-A, as follows, to wit:

BEGINNING at a point on the Northwesterly side of Mettler Lane (50 feet wide), said point being a corner "Justa Farms", Section No. 3 on said plan; thence, extending from said point of beginning, along said section of "Justa Farms", North 56 degrees 49 minutes 45 seconds West, 405.53 feet to a point, a corner of said section "Justa Farms"; thence, along the same, North 32 degrees 26 minutes 15 seconds East, crossing a 25 feet wide easement for sanitary sewer, 150.01 feet to a point on the Northeastly side of said Easement, said point also being a corner of Lot No. 7 on said Plan; thence, extending along the said side of said Easement and along the last mentioned lot, South 56 degrees 49 minutes 45 seconds East, 209.90 feet to a point, a corner of Lot No. 2 on said plan; thence, extending along the same, the two following courses and distances, viz: (1) South 33 degrees 10 minutes 15 seconds West, recrossing said easement 125.00 feet to a point; and (2) South 56 degrees 49 minutes 45 seconds East, 195.00 feet to a point on the Northwesterly side of Mattler Lane, aforesaid; thence, extending along the same, South 27 degrees 20 minutes 45 seconds West, 25.13 feet to the first mentioned point and place of beginning.

BEING THE SAME PREMISES WHICH Gary Seitz, Bk. Trustee for the Estate of Mohammad A. Chughtai and Farzana A. Chughtai, by Deed, dated 7/20/17 and recorded at Montgomery County Recorder of Deeds Office on 8/23/17 in Deed Book 6058 at Page 1888, granted and conveyed unto AUA Realty, L.L.C.

Parcel Number: 41-00-05682-91-8.

Location of property: 3860 Mettler Lane, Lower Moreland Township, PA 19006.

The improvements thereon are: Residential, single-family.

Seized and taken in execution as the property of **AUA Realty, L.L.C.** at the suit of Lower Moreland Township School District. Debt: \$15,355.53.

**Portnoff Law Associates**, Attorneys.

DOWN MONEY: Prospective bidder must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid shall be paid to them, on their website, as the purchase price for the property sold by the Sheriff's Office, Norristown, PA.

TO ALL PARTIES IN INTEREST AND CLAIMANTS: Notice is hereby given that a schedule of distribution will be filed by the Sheriff thirty (30) days after the date of the Sale. Distribution will be made in accordance with the schedule unless exceptions are filed hereto within ten (10) days thereafter.

By virtue of a Writ of Execution **No. 2019-28210**, issued out of the Court of Common Pleas of Montgomery County, Pa., to me directed will be sold at a Public on-line auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910.

ALL THAT CERTAIN message, being the Northwesterly half of a double dwelling house and lot, or piece of land, thereunto belonging, situate upon the Northeastly side of said South Third Avenue, between Arch and Green Streets in **Royersford Borough**, Montgomery County, Pennsylvania, bounded and described as follows:

BEGINNING at a point in the center line of said South Third Avenue, at the distance of 126 feet 9 inches, Southeastly from the point of intersection of the center lines of Arch Street and said South Third Avenue; thence, on the center line of said South Third Avenue, South 41 degrees East 24 feet 3 inches to land of Christian Fegley, et ux.; thence, by the same, North 49 degrees East 131.6 feet, passing in part of said course and distance on the center line of the middle or party wall dividing said double dwelling house to a point; thence, by other land of said Mortgagors, North 41 degrees West 24 feet 3 inches to land of Robert L. Melton; thence, by the same, South 49 degrees West, 131.6 feet to the place of beginning.

TITLE TO SAID PREMISES IS VESTED IN Irene Reed and James Reed, by Deed from Donna Bozzelli dated May 23, 2019, recorded May 29, 2019, in Montgomery County Clerk's/Register's Office in Deed Book 6137, Page 1081.

Parcel Number: 19-00-04140-00-8.

Location of property: 408 S. 3rd Avenue a/k/a 408 S. Third Avenue, Royersford, PA 19468.

The improvements thereon are: Single-family.

Seized and taken in execution as the property of **Irene Reed and James Reed** at the suit of Home Point Financial Corporation. Debt: \$224,778.35.

**Ashleigh Levy Martin**, Attorney.

**DOWN MONEY:** Prospective bidder must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid shall be paid to them, on their website, as the purchase price for the property sold by the Sheriff's Office, Norristown, PA.

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:** Notice is hereby given that a schedule of distribution will be filed by the Sheriff thirty (30) days after the date of the Sale. Distribution will be made in accordance with the schedule unless exceptions are filed hereto within ten (10) days thereafter.

By virtue of a Writ of Execution **No. 2020-02285**, issued out of the Court of Common Pleas of Montgomery County, Pa., to me directed will be sold at a Public on-line auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910.

**ALL THAT CERTAIN** brick message or tenement and lot of land, situate in **Pottstown Borough**, Montgomery County, Pennsylvania, bounded and described as follows, to wit:

**BEGINNING** at a point on the South side of High Street, a corner of this and land, now or late of Henry D. Saylor, formerly Lot No. 11 on the Laurel Lodge Plan of Lots; thence, along said land, now or late of Henry D. Saylor, Southwardly, 140 feet to Apple Street; thence, along said Apple Street, Eastwardly, 19 feet 3 inches to land, now or late of Estate of Amelia Wingard; thence, along the land of the Estate, now or late of Amelia W. Wingard and thru the middle of a partition or division wall of this and property, now or late of Estate of Amelia W. Wingard, Northwardly, 140 feet to High Street, aforesaid; thence, along High Street, Westwardly, 19 feet 3 inches to the place of beginning.

**SUBJECT TO** coal and mining rights, easements, rights of way, oil and gas leases, covenants, conditions, restrictions, etc., as the same may appear in and for instruments of record and on the aforesaid recorded plan.

**BEING THE SAME PREMISES WHICH** Warren Heidel and Faith Heidel, by Deed dated 3-17-2004 and recorded 4/23/2004 in Montgomery County in Deed Book 5505 at Page 165, conveyed unto Todd J. Davenport, an unmarried man, in fee.

**BEING THE SAME PREMISES WHICH** Todd Davenport, by Deed, dated 05/19/2006 and recorded 06/27/2006 in the Office of the Recorder of Deeds, in and for Montgomery County, in Deed Book 5606 at Page 302 and Instrument #2006078905, granted and conveyed unto Todd J. Davenport and Stephen Strickland, as Tenants in Common. Parcel Number: 16-00-13996-00-1.

Location of property: 364 High Street, Pottstown, PA 19464.

The improvements thereon are: Residential real estate.

Seized and taken in execution as the property of **Todd J. Davenport and Stephen Strickland** at the suit of HSBC Bank USA, National Association, as Trustee for Deutsche Alt-B Securities Mortgage Loan Trust, Series 2006-AB4 Mortgage Pass-Through Certificates. Debt: \$221,634.60.

**Kenya Bates**, Attorney.

**DOWN MONEY:** Prospective bidder must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid shall be paid to them, on their website, as the purchase price for the property sold by the Sheriff's Office, Norristown, PA.

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:** Notice is hereby given that a schedule of distribution will be filed by the Sheriff thirty (30) days after the date of the Sale. Distribution will be made in accordance with the schedule unless exceptions are filed hereto within ten (10) days thereafter.

By virtue of a Writ of Execution **No. 2020-03985**, issued out of the Court of Common Pleas of Montgomery County, Pa., to me directed will be sold at a Public on-line auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910.

**ALL THAT CERTAIN** lot or piece of ground, situate in **Franconia Township**, Montgomery County, Pennsylvania and described according to a Plan of Subdivision, prepared for Hendricks, by Strothers Associates, Inc., dated June 22, 1988 and last revised July 7, 1988 and recorded in Montgomery County in Plan Book A-50, Page 96, as follows, to wit:

**BEGINNING** at a point on the title line in the bed of Telford Pike (40 feet wide), which point is at the distance of 429.97 feet Southwestwardly, along said title line in the bed of Telford Pike from its point of intersection with the center line of Cowpath Road; thence, extending from said point of beginning, South 37 degrees, 48 minutes, 40 seconds West, crossing the Southeasterly ultimate right-of-way line of Telford Pike and along land, now or late of Jeffrey and Suzanne Cressman, 338.09 feet to a point; thence, extending still along the same, South 63 degrees, 01 minute, 00 seconds West, 101.68 feet to a point, a corner of land, now or late of Melba R. Fluck; thence, extending along the same, North 36 degrees 45 minutes 40 seconds West, 101.44 feet to a point; thence, extending still along said mentioned land, South 51 degrees, 28 minutes, 20 seconds West, 27.06 feet to a point, a corner of Lot No. 2 on said Plan; thence, extending along the same, North 37 degrees, 48 minutes, 4 seconds West, recrossing said Southeasterly ultimate right-of-way line of Telford Pike, 218.58 feet to a point on the said title liner on the bed of Telford Pike; thence, extending along the same, North 52 degrees 31 minutes, 20 seconds East, 125.00 feet to the first mentioned point and place of beginning.

**TITLE TO SAID PREMISES IS VESTED IN** Thomas E. Schmidt, by Deed from Jared R. Nice, dated October 12, 2018 and recorded October 25, 2018, in Deed Book 6112, Page 1337.

Parcel Number: 34-00-04882-00-7.

Location of property: 226 Telford Pike, Telford, PA 18969.

The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **Thomas E. Schmidt** at the suit of Truist Bank, Successor by Merger to SunTrust Bank. Debt: \$252,550.20.

**Nathalie Paul (McCabe, Weisberg & Conway, LLC)**, Attorney(s). I.D. #309118

DOWN MONEY: Prospective bidder must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid shall be paid to them, on their website, as the purchase price for the property sold by the Sheriff's Office, Norristown, PA.

TO ALL PARTIES IN INTEREST AND CLAIMANTS: Notice is hereby given that a schedule of distribution will be filed by the Sheriff thirty (30) days after the date of the Sale. Distribution will be made in accordance with the schedule unless exceptions are filed hereto within ten (10) days thereafter.

By virtue of a Writ of Execution **No. 2020-04979**, issued out of the Court of Common Pleas of Montgomery County, Pa., to me directed will be sold at a Public on-line auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910.

ALL THAT CERTAIN lot, or piece of ground, with the buildings and improvements thereon erected, situate in the Tenth Ward of **Pottstown Borough**, Montgomery County, Pennsylvania, bounded and described according to a Survey and Plan thereof made by George F. Shaner, Registered Engineer, dated 1/19/1948, and known as Brookside Homes, Inc., which said Plan is recorded at Norristown, PA, in Deed Book 1898, Page 600, as follows:

BEGINNING at a point on the Northwesterly side of Adams Street (50 feet wide), at the distance of 279 feet 3-1/4 inches, Northeastwardly from a point of tangent in the said side of Adams Street, which said point of tangent is at the distance of 24 feet 9 inches, measured on the arc of a circle, curving to the left, having a radius of 20 feet from a point of curve on the Northeastly side of Wilson Street (40 feet wide); thence, from said point of beginning, along Lot 86, North 28 degrees 18 minutes West, 100 feet to a Point M, the center line of a certain 10 feet wide utility easement; thence, extending along the center line of same, North 61 degrees 42 minutes East, 50 feet to a point; thence, extending along Lot 88, South 28 degrees 18 minutes East, 100 feet to a point on the said Northwesterly side of Adams Street; thence, extending along the same, South 61 degrees 42 minutes West, 50 feet to the first mentioned point and place of beginning.

BEING Lot 87 on the above-mentioned plan.

BEING THE SAME PREMISES WHICH Mary Ann Sedler, now known as Mary Ann Groff, by Deed dated August 30, 2005 and recorded at Montgomery County Recorder of Deeds Office on September 14, 2005 in Deed Book 5570, at Page 2310, granted and conveyed unto Michael R. DiCampello and Kristina A. DiCampello, husband and wife.

Parcel Number: 16-00-00268-00-4.

Location of property: 837 N. Adams Street, Pottstown, PA 19464.

The improvements thereon are: Single-family.

Seized and taken in execution as the property of **Kristina A. DiCampello and Michael R. DiCampello** at the suit of U.S. Bank National Association, not in its Individual Capacity, but solely as Trustee of NRZ Pass-Through Trust XI. Debt: \$139,659.17.

**Friedman Vartolo LLP**, Attorneys.

DOWN MONEY: Prospective bidder must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid shall be paid to them, on their website, as the purchase price for the property sold by the Sheriff's Office, Norristown, PA.

TO ALL PARTIES IN INTEREST AND CLAIMANTS: Notice is hereby given that a schedule of distribution will be filed by the Sheriff thirty (30) days after the date of the Sale. Distribution will be made in accordance with the schedule unless exceptions are filed hereto within ten (10) days thereafter.

By virtue of a Writ of Execution **No. 2020-11545**, issued out of the Court of Common Pleas of Montgomery County, Pa., to me directed will be sold at a Public on-line auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910.

ALL THAT CERTAIN unit, designated as Building Number A, Unit Number W-807, being a unit in Green Hill Condominium, situate in **Lower Merion Township**, Montgomery County, Pennsylvania, as designated in Declaration of Condominium of Green Hill Condominium, bearing date the 29th day of January A.D., 1981 and recorded in the Office for the Recorder of Deeds, in and for the County of Montgomery, at Norristown Pennsylvania, on the 5th day of February A.D. 1981, in Deed Book 4603 at Page 176 etc., and Plats and Plans for Green Hill Condominium, bearing date the 29th day of January A.D., 1981 and recorded as Exhibit "B" of the Declaration Of Condominium of Green Hill Condominium, in Deed Book 4603 at Page 176, and said Declaration was amended by Corrective Amendment, recorded in Deed Book 4638 at Page 56, and by Second Corrective Amendment, recorded in Deed Book 4642 at Page 534.

TOGETHER with All Right, Title and Interest, being a 0.186522 percent undivided interest of, in and to the Common Elements as set forth in the aforesaid Declaration of Condominium.

BEING THE SAME PROPERTY CONVEYED Herbet Levin and Marilyn Levin, as Tenants by the Entirety, from to Donna Lois Brown Davis and Peter Benjamin Davis, her husband, and Marlene Caron Brown Schummel and Edward Bennet Schimmel, her husband, as Join Tenants with the Right of Survivorship and not as Tenants in Common, by Deed dated June 16, 2006 and recorded on July 10, 2006 in Deed Book 5513 at Page 2345.

Parcel Number: 40-00-11150-78-9.

Location of property: 1001 City Avenue #WA807, Wynnewood, PA 19096.



The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **Steven Levin, in his capacity as known Heir of Marilyn Levin, Deceased; Patricia Levin a/k/a Patti Levin, in her capacity as known Heir of Marilyn Levin; and Unknown Heirs, Successors, and Assigns and All Persons, Firms or Associations Claiming Right, Title and Interest under Marilyn Levin, Deceased** at the suit of Mortgage Assets Management, LLC. Debt: \$276,207.24.

**Pincus Law Group, PLLC**, Attorneys.

DOWN MONEY: Prospective bidder must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid shall be paid to them, on their website, as the purchase price for the property sold by the Sheriff's Office, Norristown, PA.

TO ALL PARTIES IN INTEREST AND CLAIMANTS: Notice is hereby given that a schedule of distribution will be filed by the Sheriff thirty (30) days after the date of the Sale. Distribution will be made in accordance with the schedule unless exceptions are filed hereto within ten (10) days thereafter.

By virtue of a Writ of Execution **No. 2020-14368**, issued out of the Court of Common Pleas of Montgomery County, Pa., to me directed will be sold at a Public on-line auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910.

ALL THAT CERTAIN lot or piece of ground, situate in **Lower Gwynedd Township**, Montgomery County, Pennsylvania, bounded and described according to a Plan of Subdivision of the "Village Of Trewellyn", made for The Cutler Group, Inc., by Horizon Engineering Associates, LLC, Quakertown, Pa., dated June 1, 2004, last revised October 7, 2005, and recorded in Montgomery County in Plan Book 25, Pages 422 thru 426 (Page 423), as follows, to wit:

BEGINNING at a point on the Northeasterly side of Sloan Way (50.00 feet wide), a corner of this and Lot No. 40, as shown on said Plan; thence, extending from said point and place of beginning and along Lot No. 40, North 05° 49' 08" West, 117.87 feet to a point, a corner, and also in line of lands marked "Open Space F" on said Plan; thence, extending along said "Open Space F" and also along Lot No. 37, as shown on said Plan, North 78° 18' 46" East, 34.18 feet to a point, a corner of Lot No. 38, as shown on said Plan; thence, extending along Lot No. 38, South 05° 49' 08" East, 120.17 feet to a point of tangent on the afore-mentioned Northeasterly side of Sloan Way; thence, extending along said side of Sloan Way, on the arc of a circle, curving to the left, having a radius of 275.00 feet, the arc distance of 34.04 feet, to the first mentioned point and place of beginning.

BEING Lot Number 39 as shown on said Plan.

BEING THE SAME PREMISES WHICH The Cutler Group, Inc., by Deed dated March 27, 2008 and recorded in the Office of Recorder of Deeds of Montgomery County, on April 1, 2008, at Book 5687, Page 356, granted and conveyed unto Sophie Hahn and Edward E. Shin.

Parcel Number: 39-00-00424-47-3.

Location of property: 1575 Sloan Way, Ambler, PA 19002.

The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **Sophie Hahn and Edward E. Shin** at the suit of Wilmington Savings Fund Society, FSB, not in its Individual Capacity, but solely as Trustee for BCAT 2020-3TT. Debt: \$411,476.60.

**Matthew C. Faling**, Attorney. I.D. #326896

DOWN MONEY: Prospective bidder must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid shall be paid to them, on their website, as the purchase price for the property sold by the Sheriff's Office, Norristown, PA.

TO ALL PARTIES IN INTEREST AND CLAIMANTS: Notice is hereby given that a schedule of distribution will be filed by the Sheriff thirty (30) days after the date of the Sale. Distribution will be made in accordance with the schedule unless exceptions are filed hereto within ten (10) days thereafter.

By virtue of a Writ of Execution **No. 2020-14916**, issued out of the Court of Common Pleas of Montgomery County, Pa., to me directed will be sold at a Public on-line auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910.

ALL THAT CERTAIN lot or piece of ground with the buildings and improvements thereon erected, hereditaments and appurtenances, situate in **Hatboro Borough**, Montgomery County, Pennsylvania and described according to a Plan thereof made by Charles E. Shoemaker, Registered Professional Engineer, dated February 17, 1953, as follows, to wit:

BEGINNING at the point formed by the intersection of the Northwesterly side of York Road (60 feet wide) and the Northeasterly side of Williams Lane (50 feet wide); thence, extending from said point of beginning, North 82 degrees 29 minutes West, along the said Northeasterly side of Williams Lane, crossing a certain 20 feet wide right-of-way 171.48 feet to a point on the Northwesterly side of the said right-of-way; thence, extending North 11 degrees 37 minutes East along the said side of the right-of-way 77.55 feet to a point; thence, extending South 78 degrees 51 minutes 30 seconds East re-crossing the aforesaid right-of-way and partly through a wall 170.50 feet to a point on the Northwesterly side of York Road, aforesaid; thence, extending South 11 degrees 8 minutes 30 seconds West, along the said side of York Road, 66.61 feet to the first mentioned point and place of beginning.

EXCEPTING THEREFROM AND RESERVING THEREOUT a right-of-way 20 feet in width extending from the Northeasterly side of Williams Lane to the property of, now or late of Harry V. Yerkes, the Westerly side of the said right-of-way to follow the said Easterly line of Lot No. 2 as laid out on a certain Plan of Lots made by Herbert H. Metz, dated April 2, 1924 and known as Hatboro Heights and recorded at Norristown, PA, in Deed Book Number 768, Page 600 and the Easterly line to extend parallel thereto at a distance of 20 feet therefrom to all who abut thereon, their heirs, executors, administrators and assigns the free and uninterrupted use thereof for ingress, egress, regress to their properties forever.

BEING PART OF THE SAME PREMISES which Salrick, LLC, by Indenture, dated July 18, 2017, and recorded in the Office for the Recording of Deeds, in and for the County of Montgomery, aforesaid in Deed, Book and Page 6053/2967. Granted and conveyed unto 58 York Partners, LLC, in fee.

Parcel Number: 08-00-06652-00-9.

Location of property: 58 S. York Road, Hatboro, PA 19040.

The improvements thereon are: Commercial building.

Seized and taken in execution as the property of **58 York Partners, LLC; Bernie's Hatboro, LLC; Eric S. Kretschman; and Oreland Associates II, LLC** at the suit of Berkshire Bank. Debt: \$1,933,790.84.

**Robert L. Saldutti**, Attorney. I.D. #63867

**DOWN MONEY:** Prospective bidder must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid shall be paid to them, on their website, as the purchase price for the property sold by the Sheriff's Office, Norristown, PA.

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:** Notice is hereby given that a schedule of distribution will be filed by the Sheriff thirty (30) days after the date of the Sale. Distribution will be made in accordance with the schedule unless exceptions are filed hereto within ten (10) days thereafter.

By virtue of a Writ of Execution **No. 2020-15343**, issued out of the Court of Common Pleas of Montgomery County, Pa., to me directed will be sold at a Public on-line auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910.

**ALL THAT CERTAIN** tract or piece of land, with the buildings and improvements thereon erected, situate in **Lower Providence Township**, Montgomery County, Pennsylvania, bounded and described in accordance with a survey made June 1944, by Will D. Hiltner, R.E., as follows:

**BEGINNING** at a point on the Southwesterly side of Ridge Turnpike Road, at the distance of 244.59 feet, Southeastwardly from the Centerline of Grange Avenue, a point, a corner of land of Paul H. Kramer, et ux; thence, extending along said land, South 34 degrees 32 minutes West, 210 feet to a point; thence, still extending along said land, and land of Nevin N. Shaulis, et ux.; North 55 degrees 30 minutes West, 269 feet to a point, in the centerline of Grange Avenue, South 41 degrees West, 68.8 feet to point, a corner of land of Nevin H. Shaulis; thence, extending along said land, South 52 degrees 39 minutes East, 220 feet to a point; thence, still remaining along said land, South 34 degrees 32 minutes West, 570 feet to a point, a corner of land, now or late of H. H. Lewis; thence, extending along said land, South 49 degrees East, 425 feet to a point of land, now or late of Samuel O. Perry; thence, extending along said land, North 49 degrees East, 420 feet to a point, a corner of land of Nevin N. Shaulis, et ux.; thence, extending along said land, North 60 degrees 57 minutes West, 312.5 feet to a point; thence, still along said land and land of Budd Shaulis, et ux., North 49 degrees 30 minutes East, 520 feet to a point on the Southwest side of Ridge Turnpike Road, North 55 degrees 30 minutes West, 318.3 feet to the point of beginning.

CONTAINING 8.13 acres of land, more or less.

BEING THE SAME PREMISES which Bayview Loan Servicing, LLC, by Deed, dated 4/24/2017 and recorded 5/26/2017 in the Office of the Recorder of Deeds of Montgomery County, in Deed Book 6046, at Page 519, granted and conveyed unto House To Home Strategies, LLC.

Parcel Number: 43-00-11698-00-4.

Location of property: 3460 Ridge Pike, Collegeville, PA 19426.

The improvements thereon are: A single-family, residential dwelling.

Seized and taken in execution as the property of **House to Home Strategies, LLC and Trevor Krill Guarantor** at the suit of U.S. Bank Trust National Association, not in its Individual Capacity, but solely as Trustee of Greene Street Funding Trust. Debt: \$945,957.20.

**KML Law Group, P.C.**, Attorneys.

**DOWN MONEY:** Prospective bidder must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid shall be paid to them, on their website, as the purchase price for the property sold by the Sheriff's Office, Norristown, PA.

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:** Notice is hereby given that a schedule of distribution will be filed by the Sheriff thirty (30) days after the date of the Sale. Distribution will be made in accordance with the schedule unless exceptions are filed hereto within ten (10) days thereafter.

By virtue of a Writ of Execution **No. 2020-17495**, issued out of the Court of Common Pleas of Montgomery County, Pa., to me directed will be sold at a Public on-line auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910.

**ALL THAT CERTAIN** lot, or piece of land, with the buildings and improvements thereon erected, situate in **Norristown Borough**, Montgomery County, Pennsylvania, being the Northeasterly Ten feet of Lot #50 and the Southwesterly Ten feet of Lot #49, Block "E", on Plan of Coleman Terrace, which Plan is recorded in Deed Book 857 at Page 600, bounded and described as follows, to wit:

**BEGINNING** at a point on the Southeast side of Pine Street, at the distance of two hundred ninety three and three tenths feet, Southwestwardly from the intersection of the said side of Pine Street, with the Southwesterly side of Roberts Street, a point in Lot #49; thence, extending through said Lot, Southeastwardly, one hundred forty feet to the Northwesterly side of a twenty feet wide alley; thence, extending along the said side of said alley, Southwestwardly twenty feet to other land of William I. Winterbottom; thence, extending along the same, the line for a portion of the distance passing through the middle of the partition wall, dividing the house on this Lot from the house on the adjoining Lot, Northwesterly one hundred forty feet to a point, a corner on the Southeasterly side of Pine Street; thence, extending along said side thereof, Northeasterly twenty feet to the first mentioned point and place of beginning.

BEING the same premises which Thomas B. Gryga and Nina N. Gryga, husband and wife, by Deed dated July 22, 2014 and recorded on August 8, 2014, in the office of the Montgomery County Recorder of Deeds, in Deed Book Volume 5923 at Page 1607, as Instrument No. 2014052103 granted and conveyed unto Nina N. Gryga.

Parcel Number: 13-00-30360-00-2.

Location of property: 1616 Pine Street, Norristown, PA 19401.

The improvements thereon are: Single-family, residential dwelling.

Seized and taken in execution as the property of **Thomas B. Gryga and Nina N. Gryga** at the suit of U.S. Bank Trust National Association, not in its Individual Capacity, but Solely as Owner Trustee for RCF 2 Acquisition Trust. Debt: \$167,019.05.

**Hladik, Onorato and Federman, LLP**, Attorneys.

DOWN MONEY: Prospective bidder must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid shall be paid to them, on their website, as the purchase price for the property sold by the Sheriff's Office, Norristown, PA.

TO ALL PARTIES IN INTEREST AND CLAIMANTS: Notice is hereby given that a schedule of distribution will be filed by the Sheriff thirty (30) days after the date of the Sale. Distribution will be made in accordance with the schedule unless exceptions are filed hereto within ten (10) days thereafter.

By virtue of a Writ of Execution **No. 2021-00352**, issued out of the Court of Common Pleas of Montgomery County, Pa., to me directed will be sold at a Public on-line auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910.

ALL THAT CERTAIN unit, located in the property known, named and identified as The Grande at Riverview Condominium, located in **Conshohocken Borough**, Montgomery County, Pennsylvania, which has heretofore been submitted to the provisions of the Uniform Condominium Act, 68 PA. C. S. 3101, et seq., by the recording in the Office of the Recorder of Deeds, in and for the County of Montgomery, Pennsylvania, recorded on 09/13/2005 in Deed Book 5570, Page 1950, and any amendments thereto, as the same may change from time to time, being and designated as Unit No. 1308, Building 1 and Parking Space No. 82, Garage No. 1, Upper Level, together with a proportionate undivided interest in the Common Elements (as defined in such Declaration).

BEING THE SAME PREMISES WHICH Pennsylvania Housing Finance Agency, by Deed dated February 23, 2018, and recorded June 13, 2018 in Montgomery County, in Deed Book 6093, Page 2241, as Instrument #2018038415, conveyed unto Frederick Duffy.

BEING THE SAME PREMISES WHICH Frederick Duffy, by Deed dated May 8, 2019, and recorded May 17, 2019, in the Office of the Recorder of Deeds, in and for the County of Montgomery, Pennsylvania, in Book 6136, Page 01130, granted and conveyed unto Brendan Duffy, in fee.

Parcel Number: 05-00-11876-87-3.

Location of property: 200 W. Elm Street, Unit 1308, Conshohocken, PA 19428.

The improvements thereon are: Residential, condominium, mid-rise, 4-6 stories.

Seized and taken in execution as the property of **Brendan Duffy** at the suit of The Grande at Riverview Condominium Association. Debt: \$26,212.49.

**Horn Williamson, LLC**, Attorneys.

DOWN MONEY: Prospective bidder must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid shall be paid to them, on their website, as the purchase price for the property sold by the Sheriff's Office, Norristown, PA.

TO ALL PARTIES IN INTEREST AND CLAIMANTS: Notice is hereby given that a schedule of distribution will be filed by the Sheriff thirty (30) days after the date of the Sale. Distribution will be made in accordance with the schedule unless exceptions are filed hereto within ten (10) days thereafter.

By virtue of a Writ of Execution **No. 2021-17965**, issued out of the Court of Common Pleas of Montgomery County, Pa., to me directed will be sold at a Public on-line auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910.

ALL THAT CERTAIN unit, designated as Building Number C, Unit Number E-404, being a Unit in Green Hill Condominium, situate in **Lower Merion Township**, Montgomery County, Pennsylvania, as designated in Declaration of Condominium of Green Hill Condominium, dated 01/29/1981 and recorded in the Office for the Recorder of Deeds, in and for the County of Montgomery at Norristown, Pennsylvania, on 02/05/1981, in Deed Book 4603, Page 176, etc., and Plats and Plans for Green Hill Condominium, on 01/29/1981 and recorded as Exhibit "B" of the Declaration of Condominium of Green Hill Condominium, in Deed Book 4603, Page 176, and said Declaration was amended by Corrective Amendment, recorded in Deed Book 4638, Page 46, and by Second Corrective Amendment recorded in Deed Book 4642, Page 534, and a Third Amendment to Declaration of Condominium, recorded in Deed Book 4811, Page 2113, and Fourth Amendment to Declaration of Condominium, recorded in Deed Book 4890, Page 1189, and Fifth Amendment to Declaration, recorded in Deed Book 4946, Page 1396.

TOGETHER with all right, title and interest, being a 0.18622% undivided interest of, in and to the Common Elements as set forth in the aforesaid Declaration of Condominium.

BEING THE SAME PREMISES WHICH Philip Erfer, an Adult Individual, acting through his Attorney-in-Fact, Harold Theodore Erfer, by Deed, dated December 30, 2014 and recorded in the Office for the Recorder of Deeds, in and for the County of Montgomery on January 13, 2015, in Deed Book 5941 at Page 00887 et seq., granted and conveyed unto Cheryl Y. Gibbs, in fee.

Parcel Number: 40-00-11152-63-4.

Location of property: 1001 City Avenue, Condominium E-404, Wynnewood, PA 19096.

The improvements thereon are: Residential, condominium, high rise, 7+stories.

Seized and taken in execution as the property of **Cheryl Y. Gibbs** at the suit of Green Hill Condominium Owners Association. Debt: \$34,294.27.

**Stefan Richter**, Attorney. I.D. #70004

DOWN MONEY: Prospective bidder must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid shall be paid to them, on their website, as the purchase price for the property sold by the Sheriff's Office, Norristown, PA.

TO ALL PARTIES IN INTEREST AND CLAIMANTS: Notice is hereby given that a schedule of distribution will be filed by the Sheriff thirty (30) days after the date of the Sale. Distribution will be made in accordance with the schedule unless exceptions are filed hereto within ten (10) days thereafter.

By virtue of a Writ of Execution **No. 2021-18444**, issued out of the Court of Common Pleas of Montgomery County, Pa., to me directed will be sold at a Public on-line auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910.

ALL THAT CERTAIN unit, designated as Unit Number 168, being a Unit in the Trent Manor Condominium, situate in **West Norriton Township**, Montgomery County, Pennsylvania, which has heretofore been submitted to the provisions of the Uniform Condominium Act 68 Pa. C.S. et seq., as designated in Declaration of Condominium of Trent Manor Condominium, dated September 9, 1986 and recorded in the Office for the Recording of Deeds, in and for the County of Montgomery at Norristown, Pennsylvania on October 7, 1986, in Deed Book 4815, Page 972; a First Amendment thereto dated November 5, 1986 and recorded November 10, 1986, in Deed Book 4818, Page 2299; a Second Amendment thereto dated May 15, 1987 and recorded May 28, 1987, in Deed Book 4838, Page 2169; a Third Amendment thereto dated November 6, 1987 and recorded November 23, 1987, in Deed Book 4858, Page 230; a Fourth Amendment thereto dated January 14, 1988 and recorded November 20, 1988, in Deed Book 4863, Page 740; and a Fifth Amendment dated October 12, 1988 and recorded October 19, 1988, in Deed Book 4891, Page 1; and a Sixth Amendment dated May 30, 1989 and recorded June 19, 1989, in Deed Book 4914, Page 575; and a Seventh Amendment dated January 17, 1990 and recorded January 30, 1990, in Deed Book 4937, Page 111; and Plats and Plans for Condominium, bearing date May 1986 and recorded as Exhibit "C" of the Declaration of Condominium of Trent Manor Condominium, as amended.

TOGETHER with all right, title and interest, being an undivided interest of, in and to the common Elements as set forth in the aforesaid Declaration of Condominium and as the same may be changed by any Amendments thereto.

TITLE TO SAID PREMISES IS VESTED IN William R. Cox a/k/a William Cox, by Deed from Sally Levin and Edward A. Garabedian, dated May 27, 1999, recorded June 17, 1999 in Instrument 012514.

\* William R. Cox a/k/a William Cox departed this life on or about September 3, 2020.

Parcel Number: 63-00-09446-68-8.

Location of property: 168 William Penn Drive, Norristown, PA 19403.

The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **Joseph K. Cox, in his Capacity as Heir of William R. Cox a/k/a William Cox; Traci C. Forbes, in her Capacity as Heir of William R. Cox a/k/a William Cox; Melanie L. Cox, in her Capacity as Heir of William R. Cox a/k/a William Cox; Unknown Heirs, Successors, Assigns, and All Persons, Firms, or Associations Claiming Right, Title or Interest from or under William R. Cox a/k/a William Cox** at the suit of Mortgage Assets Management, LLC. Debt: \$163,797.67.

**Robertson, Anschutz, Schneid, Crane & Partners, PLLC**, A Florida professional limited liability company, Attorneys.

DOWN MONEY: Prospective bidder must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid shall be paid to them, on their website, as the purchase price for the property sold by the Sheriff's Office, Norristown, PA.

TO ALL PARTIES IN INTEREST AND CLAIMANTS: Notice is hereby given that a schedule of distribution will be filed by the Sheriff thirty (30) days after the date of the Sale. Distribution will be made in accordance with the schedule unless exceptions are filed hereto within ten (10) days thereafter.

By virtue of a Writ of Execution **No. 2022-00369**, issued out of the Court of Common Pleas of Montgomery County, Pa., to me directed will be sold at a Public on-line auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910.

ALL THAT CERTAIN IMPROVED unit, in the property known, named and identified in the Declaration, referred to below as "The Greens at Westover, a Condominium", located on South Schuylkill Avenue, in **West Norriton Township**, Montgomery County, Pennsylvania, which has heretofore been submitted to the provisions of the Pennsylvania Uniform Condominium Act, 68 Pa. C.S. 3101 et seq., by the recording in the Recorder of Deeds Office of Montgomery County, at Norristown, Pennsylvania, of the Declaration of Condominium of the Greens at Westover, a Condominium, dated May 1, 1998, recorded May 28, 1998, in Deed Book 5225, Page 238, together with the Plats and Plans attached thereto and marked as Exhibit "D", being and designated in such Declaration as Unit No. 134; together with the full and uninterrupted use of "SA Unit No. 45", assigned and designated as a Limited Common Element, in accordance with Section 3.1 of the Declaration, aforesaid; and which unit is part of Unit No. "A" of "Brandon Road Condominium", located as aforesaid, which has heretofore been submitted to the aforesaid provisions of the Pennsylvania Uniform Condominium Act, by the recording in the aforesaid Recorder of Deeds Office, of the Declaration of Condominium Act, by the recording in the aforesaid Recorder of Deeds Office, of the Declaration of Condominium of Brandon Road Condominium, dated May 1, 1998, recorded May 18, 1998, in Deed Book 5225, Page 2341, together with the Plats and Plans attached thereto and marked as Exhibit "B".

TOGETHER WITH all the right, title and interest, being in undivided interest of, in and to the common elements and common expenses percentages as set forth in the aforesaid Declaration of Condominium of "The Greens at Westover, a Condominium".

BEING THE SAME PREMISES GRANTED AND CONVEYED TO Joseph Benevento, by Deed from Brandon Road Construction, a Pennsylvania Corporation, dated 06/04/1998 and recorded 06/22/1998 in the Recorder of Deeds Office of Montgomery County, Pennsylvania in Deed Book Volume 5230, Page 244.

Parcel Number: 63-00-00527-33-7.

Location of property: 134 Brandon Road, West Norriton Township, PA 19403.

The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **Laura Jane Nassiff, Executrix and Known Heir, Devisee, and/or Distribute of the Estate of Joseph Benvento** at the suit of Secretary of Housing and Urban Development. Debt: \$259,406.94.

**Pincus Law Group, PLLC**, Attorneys.

DOWN MONEY: Prospective bidder must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid shall be paid to them, on their website, as the purchase price for the property sold by the Sheriff's Office, Norristown, PA.

TO ALL PARTIES IN INTEREST AND CLAIMANTS: Notice is hereby given that a schedule of distribution will be filed by the Sheriff thirty (30) days after the date of the Sale. Distribution will be made in accordance with the schedule unless exceptions are filed hereto within ten (10) days thereafter.

By virtue of a Writ of Execution **No. 2022-01923**, issued out of the Court of Common Pleas of Montgomery County, Pa., to me directed will be sold at a Public on-line auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910.

ALL THAT CERTAIN lot, or piece of ground, with the buildings and improvements to be thereon erected, situate in **Franconia Township**, Montgomery County, Pennsylvania, bounded and described according to a Preliminary/Final Land Development Plan, set over Record Plan of Westport Farm, made for TH Properties, L.P., made by Carroll Engineering Corporation, dated June 29, 2006, and last revised January 8, 2007, and recorded in Plan Book 28, Pages 128 to 134, as follows, to wit:

BEING Lot No. 37 on said plan.

BEING THE SAME PROPERTY CONVEYED TO Soyon Kim and Donghyuk Lim, no marital status shown who acquired title, as tenants by the entirety, by virtue of a Deed from T.H. Properties, a PA Limited Partnership, dated October 29, 2008, recorded November 14, 2008, at Instrument Number 2008110470, and recorded in Book 5714, Page 153, Office of the Recorder of Deeds, Montgomery County, Pennsylvania.

Parcel Number: 34-00-03550-68-2.

Location of property: 508 Clearview Drive, Souderton, PA 18964.

The improvements thereon are: Single-family dwelling.

Seized and taken in execution as the property of **Donghyuk Lim and Soyon Kim** at the suit of Wells Fargo Bank, N.A. Debt: \$279,004.49.

**Manley Deas Kochalski LLC**, Attorneys.

DOWN MONEY: Prospective bidder must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid shall be paid to them, on their website, as the purchase price for the property sold by the Sheriff's Office, Norristown, PA.

TO ALL PARTIES IN INTEREST AND CLAIMANTS: Notice is hereby given that a schedule of distribution will be filed by the Sheriff thirty (30) days after the date of the Sale. Distribution will be made in accordance with the schedule unless exceptions are filed hereto within ten (10) days thereafter.

By virtue of a Writ of Execution **No. 2022-02184**, issued out of the Court of Common Pleas of Montgomery County, Pa., to me directed will be sold at a Public on-line auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910.

ALL THAT CERTAIN message and tract or piece of land with all the buildings and improvements thereon erected, situate in the Eight Ward of **Pottstown Borough**, Montgomery County, Pennsylvania, bounded and described as follows to wit:

BEGINNING at a point the Northeast corner of Diamond and Logan Streets; thence, Northwardly, along the Eastern side of Logan Street, ninety (90) feet to land of Frederick Brothers'; thence, by the same, Eastwardly, ninety (90) feet, to the land of William Bartman, Jr.; thence, by the same, Southwardly, ninety (90) feet to the North line of Diamond Street, aforesaid; thence, by the same, Westwardly, ninety (90) feet to the place of beginning.

BEING THE SAME PREMISES WHICH Ralph E. Sinkbeil, by Deed, bearing the date February 12, 2008 and recorded in the Office of Recorder of Deeds, in and for the County of Montgomery, Commonwealth of Pennsylvania, in Deed Book 5683, Page 93, as Instrument Number 2008016347, granted and conveyed to James T. Sweeney, III and Mellany C. Boyd, as joint tenants with the right of survivorship.

Parcel Number: 16-00-07036-00-4.

Location of property: 217 Diamond Street, Pottstown, PA 19428.

The improvements thereon are: Residential.

Seized and taken in execution as the property of **James T. Sweeney and Mellany C. Boyd a/k/a Mellany Boyd Sweeney** at the suit of BankUnited, N.A. Debt: \$183,221.53.

**Jill M. Fein (Hill Wallack, LLP)**, Attorney(s).

DOWN MONEY: Prospective bidder must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid shall be paid to them, on their website, as the purchase price for the property sold by the Sheriff's Office, Norristown, PA.

TO ALL PARTIES IN INTEREST AND CLAIMANTS: Notice is hereby given that a schedule of distribution will be filed by the Sheriff thirty (30) days after the date of the Sale. Distribution will be made in accordance with the schedule unless exceptions are filed hereto within ten (10) days thereafter.



By virtue of a Writ of Execution **No. 2022-02425**, issued out of the Court of Common Pleas of Montgomery County, Pa., to me directed will be sold at a Public on-line auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910.

ALL THAT CERTAIN lot, or piece of ground, situate in **Cheltenham Township**, Montgomery County, Pennsylvania, being the Southeasternmost, one-half of lot, designated as No. 163, on a certain Survey and Plan of Lots, made by Hunter and Evan, Surveyors and recorded in the Office for the Recording of Deeds, in and for the County of Montgomery, at Norristown, PA, in Deed Book 330, Page 111, described according to said plan, as follows:

SITUATE on the Northeasterly side of certain 5 feet wide street or avenue, designated on said plan as Jefferson Avenue, at the distance of 75 feet, Southeastwardly from the Southeasterly side of Grove Avenue.

CONTAINING in front or breadth on the said side of Jefferson Avenue, 25 feet and extending of that width between parallel lines, Northeastwardly, 150 feet.

BEING known as TMP #31-00-15217-007.

BOUNDED Northwestwardly, by the Northwesterly half of Lot No. 168, Northeastwardly, by Lot No. 199, Southeastwardly, by Lot No. 167 and Southwestwardly, by Jefferson Avenue, aforesaid.

TITLE TO SAID PREMISES IS VESTED IN Rudolph J. Griesbach, Jr., by Deed from Rudolph J. Griesbach, Jr. and Claire Griesbach, now by marriage, known as Claire Gartner, dated 5/27/1992 recorded 77/22/1992 in Book No. 5013, Page 1665.

\*Rudolph J. Griesbach, Jr. departed this life on or about 04/06/2020.

Parcel Number: 31-00-15217-00-7.

Location of property: 425 Jefferson Avenue, Cheltenham, PA 19012.

The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **John R. Quinn, in his capacity as Heir of Rudolph J. Griesbach, Jr.; William R. Griesbach, in his capacity as Heir of Rudolph J. Griesbach, Jr.; Unknown Heirs, Successors, Assigns and All Persons, Firms or Associations Claiming Right, Title or Interest from or under Rudolph J. Griesbach, Jr.** at the suit of Bank of New York Mellon Trust Company, N.A., as Trustee For Mortgage Assets Management Series I Trust. Debt: \$217,805.95.

**Robertson, Anschutz, Schneid, Crane & Partners, PLLC, A Florida professional limited liability company, Attorneys.**

DOWN MONEY: Prospective bidder must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid shall be paid to them, on their website, as the purchase price for the property sold by the Sheriff's Office, Norristown, PA.

TO ALL PARTIES IN INTEREST AND CLAIMANTS: Notice is hereby given that a schedule of distribution will be filed by the Sheriff thirty (30) days after the date of the Sale. Distribution will be made in accordance with the schedule unless exceptions are filed hereto within ten (10) days thereafter.

By virtue of a Writ of Execution **No. 2022-03083**, issued out of the Court of Common Pleas of Montgomery County, Pa., to me directed will be sold at a Public on-line auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910.

ALL THAT CERTAIN lot, or piece of ground, with the buildings and improvements thereon erected, situate in **Upper Gwynedd Township**, Montgomery County, Pennsylvania, bounded and described according to a Survey and Plan thereof, made by Virgil Howard Kaufman, Registered Surveyor, on September 23, 1967 as follows, to wit:

BEGINNING at a point on the Northeasterly side of Park Avenue (33 feet wide) (formerly called County Road), at the distance of one hundred forty-two and thirty-three one-hundredths feet, measured North forty-two degrees twenty-four minutes West from the Northwesterly side of Second Street, (33 feet wide); thence, extending North forty-two degrees twenty-four minutes West, sixty-one feet to a point; thence, extending North forty-seven degrees East, two hundred five feet to a point on the Southwesterly side of Heebner Street (33 feet wide); thence, extending along the same, South forty-three degrees; thence, extending South forty-seven degrees West, passing through the party wall, dividing this premises from the premises adjoining to the Southeast, two hundred six and twenty-five one-hundredths feet to the first mentioned point and place of beginning.

TOGETHER with all and singular the buildings improvements, ways, streets, alley, driveways, passages, waters, water-courses, rights, liberties, privileges, hereditaments and appurtenances, whatsoever unto the hereby granted premises belonging, or in any wise appertaining, and the reversions and remainders, rents, issues and profits thereof; and all the estate, right, title, interest, property, claim and demand whatsoever, of the said Grantor(s), as well at law as in equity, or otherwise howsoever, of, in, and to the same and every part thereof.

TITLE TO SAID PREMISES IS VESTED IN James V. Haines and Marie S. Haines, husband and wife by Deed from Richard Nordlund and Ann Nordlund, husband and wife, dated May 12, 1995, recorded May 18, 1995 in Book No. 5112, Page 2107

\* Marie S. Haines departed this life on or about January 1, 2021.

Parcel Number: 56-00-06511-00-3.

Location of property: 649 Park Road, Lansdale, PA 19446.

The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **James V. Haines** at the suit of LoanCare, LLC. Debt: \$258,486.27.

**Robertson, Anschutz, Schneid, Crane & Partners, PLLC, A Florida professional limited liability company, Attorneys.**

DOWN MONEY: Prospective bidder must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid shall be paid to them, on their website, as the purchase price for the property sold by the Sheriff's Office, Norristown, PA.

TO ALL PARTIES IN INTEREST AND CLAIMANTS: Notice is hereby given that a schedule of distribution will be filed by the Sheriff thirty (30) days after the date of the Sale. Distribution will be made in accordance with the schedule unless exceptions are filed hereto within ten (10) days thereafter.

By virtue of a Writ of Execution **No. 2022-03271**, issued out of the Court of Common Pleas of Montgomery County, Pa., to me directed will be sold at a Public on-line auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910.

ALL THAT CERTAIN tract, or piece of land, situate in **Norristown Borough**, Montgomery County, Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point on the Northeast side of Lafayette Street, at the distance of two hundred thirty-five and seven tenths feet Northwesterly from the North corner of Noble and Lafayette Streets, a corner of this and land conveyed to Frank P. Thomas; thence, along the Northeast side of said Lafayette Street, Northwesterly sixteen and nine tenths feet to a point, a corner of this and land conveyed to John Hartenstine; thence, by and along said Hartenstine's land, parallel with Buttonwood Street, the line passing through the middle of the partition wall, between this house and the house erected on said adjoining land of said Hartenstine, Northeasterly, ninety-six feet to the Southwesterly side of a certain four feet wide alley, to be kept open forever for the use of this and adjoining property owners and occupiers; thence, along said Southwesterly side of said four feet wide alley, Southeasterly, sixteen and nine tenths feet to a point, a corner of this and the aforesaid land of said Thomas; thence, Southwesterly parallel with Buttonwood Street, along the line of said Thomas, ninety-six feet to the place of beginning.

BEING THE SAME PREMISES WHICH Macie J. Fedorczak by Deed dated 6/16/2010 and recorded 6/18/2010 in the Office of the Recorder of Deeds of Montgomery County in Deed Book 5770, at Page 01308, granted and conveyed unto Clifford Booker, now deceased, (date of death 9/17/2019).4.

Location of property: 1017 W. Lafayette Street, Norristown, PA 19401.

The improvements thereon are: A single-family, residential dwelling.

Seized and taken in execution as the property of **Rasson Herrill, as Administrator of the Estate of Clifford Booker, Deceased** at the suit of MidFirst Bank. Debt: \$129,217.19.

**KML Law Group, P.C.**, Attorneys.

DOWN MONEY: Prospective bidder must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid shall be paid to them, on their website, as the purchase price for the property sold by the Sheriff's Office, Norristown, PA.

TO ALL PARTIES IN INTEREST AND CLAIMANTS: Notice is hereby given that a schedule of distribution will be filed by the Sheriff thirty (30) days after the date of the Sale. Distribution will be made in accordance with the schedule unless exceptions are filed hereto within ten (10) days thereafter.

By virtue of a Writ of Execution **No. 2022-03881**, issued out of the Court of Common Pleas of Montgomery County, Pa., to me directed will be sold at a Public on-line auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910.

ALL THAT CERTAIN lot, or piece of ground, with the buildings and improvements thereon erected, situate in **Rockledge Borough**, Montgomery County, Pennsylvania, described according to a plan thereof, made by William T. Muldrew, Civil Engineer, dated the 15th of February, A.D. 1936, as follows:

BEGINNING at a point on the Northwesterly side of Fillmore Street (sixty feet wide) at the distance of seventy and five one hundredths feet, Northwardly from the Northeasterly side of Chandler Street (forty feet wide); thence, North 47 degrees 19 minutes West, one hundred two and seventy-seven one hundredths feet to a point; thence, extending North 42 degrees 41 minutes East, thirty-five feet to a point; thence, extending 47 degrees 19 minutes East, one hundred one and fifty-one one hundredths feet to the point on the Northwesterly side of Fillmore Street, South 40 degrees 37 minutes 11 seconds West, thirty five and two hundredths feet to the first mentioned point and place of beginning.

BEING THE SAME PREMISES which Stephen McGough and Cathy F. McGough, by Deed dated 5/27/2008 and recorded 6/12/2008 in the Office of the Recorder of Deeds of Montgomery County in Deed Book 5695 at Page 02827, granted and conveyed unto Stephen McGough.

Parcel Number: 18-00-01018-00-8.

Location of property: 7822 Fillmore Street, Rockledge, PA 19046.

The improvements thereon are: A single-family, residential dwelling.

Seized and taken in execution as the property of **Stephen McGough** at the suit of Midfirst Bank. Debt: \$219,283.87.

**KML Law Group, P.C.**, Attorneys.

DOWN MONEY: Prospective bidder must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid shall be paid to them, on their website, as the purchase price for the property sold by the Sheriff's Office, Norristown, PA.

TO ALL PARTIES IN INTEREST AND CLAIMANTS: Notice is hereby given that a schedule of distribution will be filed by the Sheriff thirty (30) days after the date of the Sale. Distribution will be made in accordance with the schedule unless exceptions are filed hereto within ten (10) days thereafter.

By virtue of a Writ of Execution **No. 2022-04176**, issued out of the Court of Common Pleas of Montgomery County, Pa., to me directed will be sold at a Public on-line auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910.

ALL THAT CERTAIN lot or piece of ground, Hereditaments and Appurtenances, situate in of **Abington Township**, Montgomery County, Pennsylvania, and described according to a certain Plan thereof, known as "Plan of Section No. 4 Colonial Hills, Inc.," made by Herbert H. Metz, Inc., Registered Engineer, dated 4/16/1958, as Plan being recorded in the Office of the Recorder of Deeds, for Montgomery County at Norristown, Pa., in Plan Book B-4, Page 72, as follows, to wit:

BEGINNING at a point on the Northeasterly side of Senak Road (50 feet wide), said point being the four following courses and distances from a point of compound curve, on the Southeast side of Fitzwatertown Road (60 feet wide): (1) leaving Fitzwatertown Road, on the arc of a circle, curving to the left, having a radius of 20 feet, the arc distance of 31.70 feet to a point of tangent on the Northeasterly side of Senak Road; (2) South 32 degrees 25 minutes East,

along the Northeasterly side of Senak Road, 139.75 feet to a point of curve, on the same; (3) Southeastwardly, still along the Northeasterly side of Senak Road, on the arc of a circle, curving to the left, having a radius of 125 feet, the arc distance of 32.05 feet to a point of tangent on the same; and (4) South 47 degrees 6 minutes 30 seconds East, along the same, 246.24 feet to the place of beginning.

CONTAINING in front or breadth Southeastwardly along the Northeasterly side of Senak Road, 60 feet and extending of that width, in length or depth, Northeastwardly, between parallel lines at right angles to Senak Road, 135 feet to the Southwesterly side of a certain 75 feet wide Right-of-Way for under drain.

BEING Lot No. 37 as shown on the above mentioned plan.

BEING the same premises which Michael W. Cable and Theresa E. Cable, husband and wife, by Indenture bearing date the 16th day of February, A.D. 1981 and recorded in the Office of the Recorder of Deeds, in and for the County of Montgomery, aforesaid, in Deed Book 4610, Page 148, granted and conveyed unto Dorothy T. Michael, in fee.

AND THE SAID Dorothy T. Michael, also known as Dorothy Theresa Michael departed this life on 5/30/1998, leaving a Will dated 1/5/1970, and codicil thereto dated 3/12/1999, duly proven and registered in the Office of the Register of Wills, in and for the County of Montgomery, as of No. RW 46-98-1935, for whose Estate Letters of Testamentary were duly granted unto John P. Michael on 6/11/1998.

BEING THE SAME PREMISES which John P. Michael, Executor Under the Will of Dorothy T. Michael a/k/a Dorothy Theresa Michael, deceased, by Deed, dated August 26, 1998 and recorded October 5, 1998 in the Office of the Recorder of Deeds, in and for the County of Montgomery, Pennsylvania, in Book 5242, Page 2482, Instrument No. 1998103442, granted and conveyed unto Wanda Jenkins in fee.

AND THE SAID Wanda Jenkins departed this life, on or about October 23, 2017. An estate was opened on December 6, 2017, thereby vesting title unto Steven G. Jenkins, as Administrator of the Estate of Wanda Jenkins, deceased.

Parcel Number: 30-00-61664-00-1.

Location of property: 2903 Senak Road, Roslyn, PA 19001.

The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **Steven G. Jenkins, Administrator of the Estate of Wanda Jenkins**, deceased at the suit of JPMorgan Chase Bank, National Association. Debt: \$96,317.50.

**LOGS Legal Group LLP**, Attorneys.

DOWN MONEY: Prospective bidder must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid shall be paid to them, on their website, as the purchase price for the property sold by the Sheriff's Office, Norristown, PA.

TO ALL PARTIES IN INTEREST AND CLAIMANTS: Notice is hereby given that a schedule of distribution will be filed by the Sheriff thirty (30) days after the date of the Sale. Distribution will be made in accordance with the schedule unless exceptions are filed hereto within ten (10) days thereafter.

By virtue of a Writ of Execution **No. 2022-06052**, issued out of the Court of Common Pleas of Montgomery County, Pa., to me directed will be sold at a Public on-line auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910.

ALL THAT CERTAIN lot or piece of ground, situate in **Towamencin Township**, Montgomery County, Pennsylvania, bounded and described according to a Sub-division Plan of Village Mall, by Herbert H. Metz., Inc., Civil Engineers and Surveyors, dated April 30, 1971 and last revised February 22, 1972, as follows, to wit:

BEGINNING at a point on the Southwesterly side of Specht Place (50 feet wide), which point is measured the five following courses and distances from a point of curve on the Northwesterly side of Village Way (50 feet wide): (1) thence, extending on the arc of a circle, curving to the left, having a radius of 20.00 feet, the arc distance of 31.42 feet to a point of tangent; (2) thence, extending North 37 degrees, 31 minutes West, 19.73 feet to a point of curve; (3) thence, extending Northwestwardly on the arc of a circle, curving to the left, having a radius of 650.00 feet, the arc distance of 94.98 feet to a point of tangent; (4) thence, extending North 45 degrees 53 minutes 19 seconds West, 149.56 feet to a point of curve; and (5) thence, extending Northwestwardly on the arc of a circle, curving to the right, having a radius of 175.00 feet, the arc distance of 112.67 feet to the point of beginning; thence, extending from said beginning point and along Lot Number 44 on said Plan, South 80 degrees 59 minutes 55 seconds West, 191.39 feet to a point, in line of lands, now or late of Abraham A. Godshall and Elsie H. Godshall, his wife; thence, extending along the same, North 45 degrees 53 minutes 19 seconds West, 53.04 feet to a point, a corner of lands, now or late of Leonard E. Silverman and Esther E. Silverman, his wife; thence, extending along the same, North 43 degrees 42 minutes 39 seconds East, 73.90 feet to a point, a corner of Lot Number 42 on said Plan; thence, extending along the same, South 84 degrees 35 minutes 44 seconds East, 175.45 feet to a point on the Northwesterly side of Specht Place; thence, extending Southeastwardly along the Northwesterly and Southwesterly sides of Specht Place, on the arc of a circle, curving to the left, having a radius of 175.00 feet, the arc distance of 44.00 feet to the first mentioned point and place of beginning.

BEING Lot No. 43 as shown on the above-mentioned Plan.

TITLE TO SAID PREMISES IS VESTED IN Timothy R. Doerr and Jessica L. Lazaro, by Deed from Jack Doerr and Carol Doerr dated January 25, 2021 recorded March 1, 2021 in Book No. 6215, Page 00205, Instrument 2021022181.

Parcel Number: 53-00-07460-00-2.

Location of property: 1574 Specht Place, Lansdale, PA 19446.

The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **Timothy R. Doerr and Jessica L. Lazaro** at the suit of Lakeview Loan Servicing, LLC. Debt: \$224,699.67.

**Robertson, Anschutz, Schneid, Crane & Partners, PLLC**, A Florida professional limited liability company, Attorneys.

DOWN MONEY: Prospective bidder must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid shall be paid to them, on their website, as the purchase price for the property sold by the Sheriff's Office, Norristown, PA.

TO ALL PARTIES IN INTEREST AND CLAIMANTS: Notice is hereby given that a schedule of distribution will be filed by the Sheriff thirty (30) days after the date of the Sale. Distribution will be made in accordance with the schedule unless exceptions are filed hereto within ten (10) days thereafter.

By virtue of a Writ of Execution **No. 2022-06666**, issued out of the Court of Common Pleas of Montgomery County, Pa., to me directed will be sold at a Public on-line auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910.

ALL THAT CERTAIN lot, or pieces of ground, with the buildings and improvements thereon erected, situate in **Cheltenham Township**, Montgomery County and State of Pennsylvania.

BEGINNING at a point in the Northwesterly side of Oak Road (forty feet wide) at the distance of forty four feet, seven inches, Southwestwardly from a point of curve of a radius corner (which has a radius of ten feet), said point of curve, being at the distance of eleven feet one-half inch Southwestwardly from the intersection, which said side of Oak Road produced, makes with the Southwesterly side of Springhouse Lane (forty feet wide) produced; thence, along said Northwesterly side of Oak Road, South seventy seven degrees fifty two minutes West, twenty five feet to a point; thence, passing through Lot No. 103, North ten degrees forty six minutes twenty seconds West, twenty nine feet five and five eights inches to a point; thence, North twelve degrees eight minutes West, forty two feet four seven-eights inches, passing through the party wall of a twin house to a point; thence, still through Lot No. 103, North twelve degrees twenty one minutes West, fifty three feet, one one-half inches to a point, in the rear line of certain other lots fronting on Harrison Avenue; thence, along the same, North seventy seven degrees fifty two minutes East, twenty four feet six inches to a point; thence, by Lot No. 104, South twelve degrees eight minutes East, one hundred twenty five feet to the place of beginning.

BEING the Easterly one-half of Lot No. 103 Plan of Waverly Terrace.

BEING the same premises which (Defendant) by Deed dated (Date) and recorded at Montgomery County Recorder of Deeds Office On (Date) in Deed Book \_\_\_\_ at Page \_\_\_\_ granted and Conveyed unto (Defendant).

Parcel Number: 61-00-04387-43-9.

Location of property: 19 Providence Forge a/k/a 19 Providence Forge Road, Royersford, PA 19468.

The improvements thereon are: Residential, condominium-townhouse.

Seized and taken in execution as the property of **Marjorie A. Salutric and Lawrence E. Salutric Jr.** at the suit of Freedom Mortgage Corporation. Debt: \$111,550.95.

**KML Law Group, P.C.**, Attorneys.

DOWN MONEY: Prospective bidder must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid shall be paid to them, on their website, as the purchase price for the property sold by the Sheriff's Office, Norristown, PA.

TO ALL PARTIES IN INTEREST AND CLAIMANTS: Notice is hereby given that a schedule of distribution will be filed by the Sheriff thirty (30) days after the date of the Sale. Distribution will be made in accordance with the schedule unless exceptions are filed hereto within ten (10) days thereafter.

By virtue of a Writ of Execution **No. 2022-11045**, issued out of the Court of Common Pleas of Montgomery County, Pa., to me directed will be sold at a Public on-line auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910.

ALL THAT CERTAIN lot, or piece of ground, situate and known as 117 King Street, in **Pottstown Borough**, Montgomery County, Pennsylvania, bounded and described according to a Survey made by George F. Shaner R.E. dated 7/5/1948, as follows, to wit:

BEGINNING at a point on the North side of King Street, a corner of lands about to be conveyed to Samuel Hemming, said point being distant 159 feet 10  $\frac{3}{4}$  inches from York Street; thence, along Hemmings Land, North 15 degrees 30 minutes East, 150 feet 4  $\frac{3}{4}$  inches; thence, South 74 degrees 45 minutes East, 13 feet to lands, now or late of H. Roy Dannehower; thence, along said land, South 15 degrees 30 minutes West, 133 feet 9  $\frac{3}{4}$  inches; thence, North 74 degrees 30 minutes West, 6 inches; thence, South 15 degrees 30 minutes West, 16 feet 7 inches to the North side of Kings Street; thence, North 74 degrees 45 minutes West, 12 feet 6 inches to the point and place of beginning.

BEING the same premises which Matthew O. Crouse, by Deed dated September 19, 2018 and recorded October 19, 2018 in Montgomery County as Deed Book 6111, Page 2454, granted and conveyed unto Marlon Long, in fee

Parcel Number: 16-00-17684-00-3.

Location of property: 117 King Street, Borough of Pottstown, Montgomery County, PA 19464.

The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **Marlon Long** at the suit of First Resource Bank. Debt: \$83,678.49.

**J. Timothy Arndt, III**, Attorney, I.D. #80460

DOWN MONEY: Prospective bidder must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid shall be paid to them, on their website, as the purchase price for the property sold by the Sheriff's Office, Norristown, PA.

TO ALL PARTIES IN INTEREST AND CLAIMANTS: Notice is hereby given that a schedule of distribution will be filed by the Sheriff thirty (30) days after the date of the Sale. Distribution will be made in accordance with the schedule unless exceptions are filed hereto within ten (10) days thereafter.

**To all parties in interest and claimants:**

Notice is hereby given that a schedule of distribution will be filed by the Sheriff 30 days after the date of the Sale. Distribution will be made in accordance with the schedule unless exceptions are filed hereto within ten (10) days thereafter.

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## ARTICLES OF INCORPORATION

*Notice is hereby given that a corporation is to be or has been incorporated under the Business Corporation Law of 1988, approved December 21, 1988, P.L. 1444, No. 177, effective October 1, 1989, as amended.*

**Giovanni's Pizzeria AR, Inc.** incorporated on July 5, 2022, in the Commonwealth of Pennsylvania, under the provisions of the Pennsylvania Business Corporation Law of 1988.

**Douglas A. Gifford, Esquire  
Clemens, Nulty & Gifford**

510 E. Broad Street, P.O. Box 64439  
Souderton, PA 18964  
215-723-5533

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Notice is hereby given that Articles of Incorporation were filed with the Department of State for **Trade Service Pro Inc.**, a corporation organized under the Pennsylvania Business Corporation Law of 1988.

**Christopher P. Fiore, Solicitor  
Fiore & Barber, LLC**

418 Main Street, Suite 100  
Harleysville, PA 19438

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## AUDIT LIST

### Second and Final Publication

#### NOTICE

ORPHANS' COURT DIVISION  
COURT OF COMMON PLEAS  
OF MONTGOMERY COUNTY, PA.

#### VIRTUAL AUDIT

Notice of Filing and Audit of Accounts

Notice is hereby given to heirs, legatees, creditors, and all parties in interest that accounts in the following estates have been filed in the office of the Register of Wills or Clerk of the Orphans' Court Division of said County for audit in a Virtual Court Hearing during the week of November 7, 2022, in accordance with the Montgomery County Court of Common Pleas Virtual Court Hearing Protocol. Each Account is scheduled for one **Audit session, which will be held at 10:00AM on Monday, November 7, 2022.**

A list of Accounts scheduled to be called on each date is attached and invitations to Zoom Virtual Court hearings will be sent to the Counsel for each Accountant with an Account scheduled for each date.

To minimize the need for in-person contact with the Clerk of the Orphans' Court personnel and Court Staff, all counsel and parties are encouraged to file Accounts, Objections, Certificates of Service, and all other legal papers electronically with the Clerk to the fullest extent possible.

**The accounts will be heard for confirmation at the assigned times when the Honorable Lois E. Murphy and the Honorable Melissa S. Sterling, Judges, will sit to audit accounts, hear objections to the same and review the transactions and proposed distribution of the balances ascertained**

**to be in the hands of accountants. The date on which each account will be called for audit in a virtual court hearing is indicated below. Objections to any Account may be the subject of a hearing on a later date, to be scheduled by order of the Court.**

**NO FILINGS RELATED TO ANY MATTER ON THIS LIST WILL BE ACCEPTED BY THE OFFICE OF THE CLERK OF THE ORPHANS' COURT ON THE MORNING OF THE AUDIT AFTER 9:15 a.m. ON MONDAY, NOVEMBER 7, 2022.**

**NOTE THAT ELECTRONIC FILINGS ARE BEING ACCEPTED. PAPER FILINGS MAY BE LEFT IN ADROPBOX AT THE COURTHOUSE ENTRANCE OR MAY BE MAILED TO THE OFFICE OF THE CLERK OF THE ORPHANS' COURT. NO COURT FILINGS WILL BE ACCEPTED BY THE CLERK AT THE COUNTER.**

1. CAIRONE, MARIE M., DECEDENT - 10/05/2022 - First Intermediate Account, Stated by John A. Cairone, Executor.
2. CROSS, WILLIAM PETER R., DECEDENT - 10/04/2022 - First and Interim Account, Stated by Lee Carol Cross, Executor.
3. ENGSTROM, BARBARA A., DECEDENT - 10/04/2022 - First and Final Account, Stated by Frederick Engstrom, Administrator CTA.
4. HEMBERGER, JOANNE G., DECEDENT - 10/05/2022 - First and Final Account, Stated by The Philadelphia Trust Company, Administrator D.B.N.C.T.A.
5. MOSER, JANICE L., PRINCIPAL - 09/02/2022 - First and Final Account, Stated by Gwendolyn D. Thomas, Agent.
6. THE HARRIETTE STEELMAN TABAS AND CHARLES L. TABAS FOUNDATION, NON-PROFIT CORPORATION - 10/05/2022 - First and Interim Account, Stated by Mid Penn Bank, Interim Corporate Trustee for the Harriette Steelman Tabas and Charles L. Tabas Foundation.

### Relisted Accounts

1. HICKERSON, J. LINDON, PRINCIPAL - 03/29/2022 - Account, Stated by Bradley Hand-Fells, Agent for December 12, 2015 through July 25, 2018.
2. HICKERSON, J. LINDON, PRINCIPAL - 03/29/2022 - Vanguard Account Filed as a Result of September 9, 2021 Court Order, Stated by Scott Smith, Agent.
3. OLIVANT, WALTER R., DECEDENT - 03/01/2022 - First Account of the Estate of Walter R. Olivant, Stated by Mary Louise Berk, Administratrix.
4. SUNDRY CHARITABLE TRUST, SETTLOR - 5/3/2022 - First and Final Account, Stated by PNC Bank, National Association, Trustee.

**D. Bruce Hanes, Esquire**  
Register of Wills &  
Clerk of the Orphans' Court



**CHANGE OF NAME**

IN THE COURT OF COMMON PLEAS OF  
MONTGOMERY COUNTY, PENNSYLVANIA  
CIVIL ACTION - LAW  
NO. 2022-17928

NOTICE IS HEREBY GIVEN that on September 20, 2022, the Petition of Aileen Marie Dreibelbis was filed in the above-named Court, praying for a Decree to change her name to AILEEN MARIE ROWAN.

The Court has fixed December 21, 2022, at 9:30 AM in Courtroom "16", One Montgomery Plaza, 9th Floor, 425 Swede Street, Norristown, Pennsylvania 19401, 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.

IN THE COURT OF COMMON PLEAS OF  
MONTGOMERY COUNTY, PENNSYLVANIA  
CIVIL ACTION - LAW  
NO. 2022-20794

NOTICE IS HEREBY GIVEN that on October 20, 2022, the Petition of Amanda Karine Schimmoller was filed in the above-named Court, praying for a Decree to change his name to RYAN K. SCHIMMOLLER.

The Court has fixed December 14, 2022, at 9:30 AM in Courtroom "16", One Montgomery Plaza, 9th Floor, 425 Swede Street, Norristown, Pennsylvania 19401, 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.

IN THE COURT OF COMMON PLEAS OF  
MONTGOMERY COUNTY, PENNSYLVANIA  
CIVIL ACTION - LAW  
NO. 2022-19435

NOTICE IS HEREBY GIVEN that on October 11, 2022, the Petition of Edmond Nasir Davis was filed in the above-named Court, praying for a Decree to change his name to EDMOND NASIR.

The Court has fixed December 7, 2022, at 10:30 AM in Courtroom "16", One Montgomery Plaza, 9th Floor, One Montgomery Plaza, 425 Swede Street, Norristown, Pennsylvania 19401, 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.

IN THE COURT OF COMMON PLEAS OF  
MONTGOMERY COUNTY, PENNSYLVANIA  
CIVIL ACTION - LAW  
NO. 2022-20790

NOTICE IS HEREBY GIVEN that on October 20, 2022, the Petition of Elouisa Pappas was filed in the above-named Court, praying for a Decree to change her name to LUCY PAPPAS KLINE.

The Court has fixed December 14, 2022, at 9:30 AM in Courtroom "16", One Montgomery Plaza, 9th Floor, 425 Swede Street, Norristown, Pennsylvania 19401, 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.

IN THE COURT OF COMMON PLEAS OF  
MONTGOMERY COUNTY, PENNSYLVANIA  
CIVIL ACTION - LAW  
NO. 2022-20796

NOTICE IS HEREBY GIVEN that on October 20, 2022, the Petition of Emma Kathryn Kortz was filed in the above-named Court, praying for a Decree to change his/their name to HAVEN JAMES KORTZ.

The Court has fixed December 14, 2022, at 9:30 AM in Courtroom "16", One Montgomery Plaza, 9th Floor, 425 Swede Street, Norristown, Pennsylvania 19401, 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.

IN THE COURT OF COMMON PLEAS OF  
MONTGOMERY COUNTY, PENNSYLVANIA  
CIVIL ACTION - LAW

NOTICE IS HEREBY GIVEN that on October 18, 2022, the Petition of Jessica Velazquez Rivera was filed in the above-named Court, praying for a Decree to change her name to JESSICA NAOMI VELAZQUEZ RIVERA.

The Court has fixed December 7, 2022, at 10:30 AM in Courtroom "16", One Montgomery Plaza, 9th Floor, 425 Swede Street, Norristown, Pennsylvania 19401, 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.

IN THE COURT OF COMMON PLEAS OF  
MONTGOMERY COUNTY, PENNSYLVANIA  
CIVIL ACTION - LAW  
NO. 2022-19588

NOTICE IS HEREBY GIVEN that on October 14, 2022, the Petition of Joseph James Bunt was filed in the above-named Court, praying for a Decree to change his name to JOSEPH JAMES MENGEL.

The Court has fixed December 7, 2022, at 10:30 AM in Courtroom "16", One Montgomery Plaza, 9th Floor, 425 Swede Street, Norristown, Pennsylvania 19401, 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.

IN THE COURT OF COMMON PLEAS OF  
MONTGOMERY COUNTY, PENNSYLVANIA  
CIVIL ACTION - LAW  
NO. 2022-20801

NOTICE IS HEREBY GIVEN that on October 20, 2022, the Petition of Marilyn Geane Claudia was filed in the above-named Court, praying for a Decree to change her name to MARILYN C. SCHWARTZ.

The Court has fixed December 14, 2022, at 9:30 AM in Courtroom "16", One Montgomery Plaza, 9th Floor, 425 Swede Street, Norristown, Pennsylvania 19401, 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.

IN THE COURT OF COMMON PLEAS OF  
MONTGOMERY COUNTY, PENNSYLVANIA  
CIVIL ACTION - LAW  
NO. 2022-16222

NOTICE IS HEREBY GIVEN that on October 20, 2022, the Petition of Maurice Lewis Weeks was filed in the above-named Court, praying for a Decree to change his name to JEREMIAH MAURICE REGISTER.

The Court has fixed December 14, 2022, at 9:30 AM in Courtroom "16", One Montgomery Plaza, 9th Floor, 425 Swede Street, Norristown, Pennsylvania 19401, 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.

IN THE COURT OF COMMON PLEAS OF  
MONTGOMERY COUNTY, PENNSYLVANIA  
CIVIL ACTION - LAW  
NO. 2022-19643

NOTICE IS HEREBY GIVEN that on October 14, 2022, the Petition of Rhianna Leilani Ewing was filed in the above-named Court, praying for a Decree to change their name to RYVER VELICITY DEITRICK.

The Court has fixed December 7, 2022, at 10:30 AM in Courtroom "16", One Montgomery Plaza, 9th Floor, 425 Swede Street, Norristown, Pennsylvania 19401, 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.

IN THE COURT OF COMMON PLEAS OF  
MONTGOMERY COUNTY, PENNSYLVANIA  
CIVIL ACTION - LAW  
NO. 2022-20800

NOTICE IS HEREBY GIVEN that on October 20, 2022, the Petition of Ryan Christopher Young was filed in the above-named Court, praying for a Decree to change her name to MELANIE JACLYN YOUNG.

The Court has fixed December 14, 2022, at 9:30 AM in Courtroom "16", One Montgomery Plaza, 9th Floor, 425 Swede Street, Norristown, Pennsylvania 19401, 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.

IN THE COURT OF COMMON PLEAS OF  
MONTGOMERY COUNTY, PENNSYLVANIA  
CIVIL ACTION - LAW  
NO. 2022-20798

NOTICE IS HEREBY GIVEN that on October 20, 2022, the Petition of Timothy Patrick Corscadden was filed in the above-named Court, praying for a Decree to change her name to BETHANY LYNN CORSCADDEN.

The Court has fixed December 14, 2022, at 9:30 AM in Courtroom "16", One Montgomery Plaza, 9th Floor, 425 Swede Street, Norristown, Pennsylvania 19401, 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.

IN THE COURT OF COMMON PLEAS OF  
MONTGOMERY COUNTY, PENNSYLVANIA  
CIVIL ACTION - LAW  
NO. 2022-20799

NOTICE IS HEREBY GIVEN that on October 20, 2022, the Petition of Wilson Scot Davis was filed in the above-named Court, praying for a Decree to change her name to CECELIA DAVIS.

The Court has fixed December 14, 2022, at 9:30 AM in Courtroom "16", One Montgomery Plaza, 9th Floor, 425 Swede Street, Norristown, Pennsylvania 19401, 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.

**ESTATE NOTICES**

*Notice is Hereby Given that, in the estate of the decedents set forth below, the Register of Wills has granted letters, testamentary or administration, to the persons named. All persons having claims against said estate are requested to make known the same to them or their attorneys and all persons indebted to said decedents are requested to make payment without delay, to the executors or administrators named below.*

**First Publication**

**AGNEW, HUGH JAMES also known as**

**H. JAMES AGNEW and  
JAMES AGNEW, dec'd.**

Late of Springfield Township.  
Executrix: DEBRA RUTH AGNEW,  
c/o Alfred Rauch, III, Esquire,  
Black & Gerngross, PC,  
1617 JFK Boulevard, Suite 1575,  
Philadelphia, PA 19103.  
ATTORNEY: ALFRED RAUCH, III,  
BLACK & GERNGROSS, PC,  
1617 JFK Boulevard, Suite 1575,  
Philadelphia, PA 19103

**ALTER, JOELL JAMES, dec'd.**

Late of Lower Merion Township.  
Administrator: MITCHELL ALTER,  
c/o Rebecca Sallen, Esquire,  
325 Merion Road,  
Merion Station, PA 19066.  
ATTORNEY: REBECCA SALLEN,  
SALLEN LAW,  
325 Merion Road,  
Merion Station, PA 19066

**CARPENTER, GREGG DANIEL also known as  
GREGG D. CARPENTER, dec'd.**

Late of Borough of Pottersburg.  
Executrix: JILL D. WHITE,  
10 E. Union Street,  
Richlandtown, PA 18955.  
ATTORNEY: TAMMY A. LANGENBERG,  
LAW OFFICE OF TAMMY A. LANGENBERG,  
P.O. Box 15,  
Quakertown, PA 18951-0015

**CERMINARA, FRANCESCA, dec'd.**

Late of Upper Dublin Township.  
Executor: PETER E. MOORE.

- ATTORNEY: PETER E. MOORE,  
NARDUCCI, MOORE, FLEISHER, ROEBERG &  
WOLFE, LLP,  
589 Skippack Pike, Suite 300,  
Blue Bell, PA 19422
- COHEN, ARLENE R., dec'd.**  
Late of Horsham Township.  
Administratrix: ELLYN BARATZ,  
c/o Kathleen A. Maloles, Esquire,  
375 Morris Road, P.O. Box 1479,  
Lansdale, PA 19446-0773.
- ATTORNEY: KATHLEEN A. MALOLES,  
HAMBURG, RUBIN, MULLIN, MAXWELL &  
LUPIN, P.C.,  
375 Morris Road, P.O. Box 1479,  
Lansdale, PA 19446-0773
- DEMERS, RICHARD F., dec'd.**  
Late of Upper Gwynedd Township.  
Executrix: KAREN A. DEMERS,  
754 Swedesford Road,  
North Wales, PA 19454.  
ATTORNEY: NEIL M. HILKERT,  
229 W. Wayne Avenue,  
Wayne, PA 19087
- FAKKEL, MARIA D., dec'd.**  
Late of Borough of Jenkintown.  
Administratrix: MARIA DEL ROSARIO FAKKEL,  
317 N. Keswick Avenue,  
Glenside, PA 19038.  
ATTORNEY: KIRSTEN B. MINISCALCO,  
WINTER & DUFFY LAW,  
190 Bethlehem Pike, Suite 1,  
P.O. Box 564,  
Colmar, PA 18915
- FRANCHI, DOMENIC A., dec'd.**  
Late of Upper Providence Township.  
Executrix: LAUREN FORTUNATO,  
c/o James F. Carney, Esquire.  
ATTORNEY: JAMES F. CARNEY,  
610 W. Germantown Pike, Suite 400,  
Plymouth Meeting, PA 19462
- FRUTCHEY, JANET W., dec'd.**  
Late of Upper Frederick Township.  
Executrix: JUDITH E. KILIAN.  
ATTORNEY: MICHELLE M. FORSELL,  
WOLF, BALDWIN & ASSOCIATES, P.C.,  
570 Main Street,  
Pennsburg, PA 18073
- GIORGIO, ELENE JUNE, dec'd.**  
Late of Borough of Trappe.  
Executor: VINCENT GIORGIO,  
c/o Carla Trongone, Esquire,  
333 N. Broad Street,  
Lansdale, PA 19446.  
ATTORNEY: CARLA TRONGONE,  
333 N. Broad Street,  
Lansdale, PA 19446
- GREENE, DOUGLAS RICHARD, dec'd.**  
Late of Montgomery Township.  
Administrator: LYNNEA HUTTON,  
5010 S. Ukraine Street,  
Aurora, CO 80015.
- HARVEY, JOHN, dec'd.**  
Late of Upper Merion Township.  
Administrator: JOHN G. HARVEY,  
c/o John J. McAneney, Esquire,  
400 Maryland Drive, P.O. Box 7544,  
Fort Washington, PA 19034-7544.
- ATTORNEY: JOHN J. McANENEY,  
TIMONEY KNOX, LLP,  
400 Maryland Drive, P.O. Box 7544,  
Fort Washington, PA 19034-7544
- KELLY, DOLORES M., dec'd.**  
Late of Whitpain Township.  
Administratrix: KALPANA DOSHI,  
c/o Zachary D. Griffith, Esquire,  
Barley Snyder LLP,  
50 N. Fifth Street, 2nd Floor,  
Reading, PA 19601.  
ATTORNEY: ZACHARY D. GRIFFITH,  
BARLEY SNYDER LLP,  
50 N. Fifth Street, 2nd Floor,  
Reading, PA 19601
- KRIEGER, MARGARET M. also known as  
MARGARET MARY KRIEGER, dec'd.**  
Late of Upper Dublin Township.  
Executor: WILLIAM B. KRIEGER,  
1102 Rhawn Street,  
Philadelphia, PA 19111.
- LEEDOM III, JOHN F. also known as  
JOHN FRANCIS LEEDOM, III and  
JOHN F. LEEDOM, dec'd.**  
Late of Whitpain Township.  
Executor: CHARLES C. BRATTON, II,  
18 Kings Highway West,  
Haddonfield, NJ 08033.  
ATTORNEY: CHARLES C. BRATTON, II,  
BRATTON ESTATE & ELDER CARE  
ATTORNEYS,  
18 Kings Highway West,  
Haddonfield, NJ 08033
- LOUGHLIN, VIRGINIA K. also known as  
EMELIE VIRGINIA LOUGHLIN and  
GINNY LOUGHLIN, dec'd.**  
Late of Upper Merion Township.  
Executrix: KIM ALLEN,  
241 Emerald Drive,  
Yardley, PA 19067.
- McGINLEY, BERNARD P. also known as  
BERNARD McGINLEY and  
B. P. McGINLEY, dec'd.**  
Late of Abington Township.  
Executor: CHRISTOPHER McGINLEY,  
c/o Elaine T. Yandrisevits, Esquire,  
P.O. Box 50,  
Doylestown, PA 18901.  
ATTORNEY: ELAINE T. YANDRISEVITS,  
ANTHEIL, MASLOW & MacMINN, LLP,  
P.O. Box 50,  
Doylestown, PA 18901
- McINTYRE, PATRICIA A., dec'd.**  
Late of Whitemarsh Township.  
Executrix: DENICE KIKER,  
c/o Joseph M. Hayes, Esquire,  
1810 Chapel Avenue West,  
Cherry Hill, NJ 08002.  
ATTORNEY: JOSEPH M. HAYES,  
FLASTER GREENBERG PC,  
1810 Chapel Avenue West,  
Cherry Hill, NJ 08002
- MEEK, SHIRLEY R., dec'd.**  
Late of Borough of Pennsburg.  
Administratrix: JANET I. DOREMUS,  
2033 Ziegler Road,  
Pennsburg, PA 18073.

ATTORNEY: VALERIE ROSENBLUTH ANGST,  
878 Main Street,  
Harleysville, PA 19438

**MENDELSON, JUDITH B., dec'd.**

Late of Upper Merion Township.  
Executrices: HELAINE BRILL AND  
TAMARA LIEBERMAN,  
c/o Marilyn Seide Mitchell, Esquire,  
200 Eagle Road, Suite 106,  
Wayne, PA 19087.

ATTORNEY: MARILYN SEIDE MITCHELL,  
HERR, POTTS & POTTS,  
200 Eagle Road, Suite 106,  
Wayne, PA 19087

**MILLER, LOU also known as**

**LOUIS S. MILLER, JR., dec'd.**

Late of Hatfield Township.  
Executrix: LORIA ANN LYNCH,  
c/o Franqui-Ann Raffaele, Esquire,  
375 Morris Road, P.O. Box 1479,  
Lansdale, PA 19446-0773.

ATTORNEY: FRANQUI-ANN RAFFAELE,  
HAMBURG, RUBIN, MULLIN, MAXWELL &  
LUPIN, P.C.,  
375 Morris Road, P.O. Box 1479,  
Lansdale, PA 19446-0773

**MORRISON, VANDERLEEN MARY, dec'd.**

Late of Lower Merion Township.  
Executrix: LYSTRA MORRISON,  
c/o Joan D. Gallagher, Esquire,  
1600 Market Street, Suite 1320,  
Philadelphia, PA 19103-4104.

ATTORNEY: JOAN D. GALLAGHER,  
GALLAGHER LAW, P.C.,  
1600 Market Street, Suite 1320,  
Philadelphia, PA 19103-4104

**OWENS, RICHARD BERNARD, dec'd.**

Late of Lower Merion Township.  
Executor: ROBERT OWENS,  
c/o Jennifer H. Walker, Esquire,  
Peak Legal Group, Ltd.,  
31 S. High Street,  
West Chester, PA 19382.

**POLIS, MALCOLM LEWIS, dec'd.**

Late of Plymouth Township.  
Executrix: KAREN A. POLIS,  
c/o John W. Richey, Esquire,  
The Tannenbaum Law Group,  
600 W. Germantown Pike, Suite 400,  
Plymouth Meeting, PA 19462.

ATTORNEY: JOHN W. RICHEY,  
THE TANNEBAUM LAW GROUP,  
600 W. Germantown Pike, Suite 400,  
Plymouth Meeting, PA 19462

**RAHMER, HELEN L., dec'd.**

Late of Hatfield Township.  
Executrix: KIMBERLY L. BOOZ,  
c/o Patricia Leisner Clements, Esquire,  
516 Falcon Road,  
Audubon, PA 19403.

ATTORNEY: PATRICIA LEISNER CLEMENTS,  
516 Falcon Road,  
Audubon, PA 19403

**ROTELLE, ALFRED F. also known as**

**ALFRED ROTELLE and**

**ALFRED FRANK ROTELLE, dec'd.**

Late of Hatfield Township.  
Executors: WAYNE ROTELLE AND  
MICHAEL O'HARA PEALE, JR.,  
c/o John J. McAneney, Esquire,  
400 Maryland Drive, P.O. Box 7544,  
Fort Washington, PA 19034-7544.

ATTORNEY: JOHN J. McANENEY,  
TIMONEY KNOX, LLP,  
400 Maryland Drive, P.O. Box 7544,  
Fort Washington, PA 19034-7544

**SCHERF, VERONICA JOAN, dec'd.**

Late of Plymouth Township.  
Executor: VERONICA F. SCHERF,  
716 Erlen Road,  
Plymouth Meeting, PA 19462.

ATTORNEY: JOSEPH J. BALDASSARI,  
FUREY & BALDASSARI, P.C.,  
1043 S. Park Avenue,  
Audubon, PA 19403

**SCHLAFF, RENA also known as**

**RENA G. SCHLAFF, dec'd.**

Late of Horsham Township.  
Executrix: LISA SCHLAFF,  
c/o Matthew A. Levitsky, Esquire,  
980 Jolly Road, Suite 110,  
P.O. Box 3001,  
Blue Bell, PA 19422.

ATTORNEY: MATTHEW A. LEVITSKY,  
FOX ROTHSCHILD, LLP,  
980 Jolly Road, Suite 110,  
P.O. Box 3001,  
Blue Bell, PA 19422

**SHIBUTANI, KINICHI, dec'd.**

Late of Lower Merion Township.  
Executor: YASUSHI SHIBUTANI,  
c/o Charles Bender, Esquire,  
2800 Kelly Road, Suite 200,  
Warrington, PA 18976.

ATTORNEY: CHARLES BENDER,  
FOX ROTHSCHILD LLP,  
2800 Kelly Road, Suite 200,  
Warrington, PA 18976

**SKIBNEVŠKA, LUDMILA ALEXANDROVNA, dec'd.**

Late of Lower Merion Township.  
Administrator: ANATOLI ZOLOTAREV,  
c/o Francois-Ihor Mazur, Esquire,  
2434 Huntingdon Pike, Suite 1,  
Huntingdon Valley, PA 19006.

ATTORNEY: FRANCOIS-IHOR MAZUR,  
MAZUR LAW FIRM, PC,  
2434 Huntingdon Pike, Suite 1,  
Huntingdon Valley, PA 19006

**SKOLNICK, RUTH, dec'd.**

Late of Cheltenham Township.  
Executor: MICHAEL SKOLNICK,  
c/o Robert A. Bacine, Esquire,  
Friedman, Schuman, PC,  
275 Commerce Drive, Suite 210,  
Fort Washington, PA 19034.

ATTORNEY: ROBERT A. BACINE, ESQUIRE,  
FRIEDMAN, SCHUMAN, PC,  
275 Commerce Drive, Suite 210,  
Fort Washington, PA 19034

**STOLPER, JUDITH, dec'd.**

Late of Whitmarsh Township.  
Executrix: BROOKE STOLPER,  
c/o Steven W. Smith, Esquire,  
Buchanan Ingersoll & Rooney, PC,  
Two Liberty Place, Suite 3200,  
50 S. 16th Street,  
Philadelphia, PA 19102.

ATTORNEY: STEVEN W. SMITH,  
BUCHANAN INGERSOLL & ROONEY, PC,  
Two Liberty Place, Suite 3200,  
50 S. 16th Street,  
Philadelphia, PA 19102

**VAN DER KAM, JAN PETER, dec'd.**

Late of Upper Merion Township.  
 Executor: HARALD VAN DER KAM,  
 c/o David M. D'Orlando, Esquire,  
 53 S. Main Street,  
 Yardley, PA 19067.

ATTORNEY: DAVID M. D'ORLANDO,  
 R+D ESTATE CONSULTING, PLLC,  
 53 S. Main Street,  
 Yardley, PA 19067

**WITHERS, DOROTHY S., dec'd.**

Late of Upper Pottsgrove Township.  
 Executrix: KIMBERLY A. MILLER,  
 c/o David G. Garner, Esquire,  
 635 E. High Street, Suite 2,  
 Pottstown, PA 19464.

**YOCUM, WILLIAM M., dec'd.**

Late of Skippack Township.  
 Executrix: BONNIE L. HAINS,  
 c/o Gilbert P. High, Jr., Esquire,  
 40 E. Airy Street, P.O. Box 671,  
 Norristown, PA 19404-0671.

ATTORNEY: GILBERT P. HIGH, JR.,  
 HIGH SWARTZ LLP,  
 40 E. Airy Street, P.O. Box 671,  
 Norristown, PA 19404-0671

**ZUARES, QUINTINO, dec'd.**

Late of Lower Merion Township.  
 Executor: PERRY HERSHEL ZUARES,  
 c/o Richard P. Myers, Esquire,  
 1608 Walnut Street, Suite 500,  
 Philadelphia, PA 19103.

ATTORNEY: RICHARD P. MYERS,  
 PAUL, REICH & MYERS, P.C.,  
 1608 Walnut Street, Suite 500,  
 Philadelphia, PA 19103

**Second Publication****ADELSBERGER, ANNA MARIE, dec'd.**

Late of Upper Moreland Township.  
 Executrix: JOAN C. BURRELL,  
 c/o 807 Bethlehem Pike,  
 Erdenheim, PA 19038.

ATTORNEY: BERNARD J. McLAFFERTY, JR.,  
 McLAFFERTY & KROBERGER, P.C.,  
 807 Bethlehem Pike,  
 Erdenheim, PA 19038

**ANDREWS, CHARLOTTE H. also known as****LOTTE ANDREWS, dec'd.**

Late of Borough of Ambler.  
 Executor: JAMES A. SAVOIE,  
 48 Woodale Avenue,  
 Philadelphia, PA 19118.

ATTORNEY: GARTH G. HOYT,  
 McNEES WALLACE & NURICK, LLC,  
 42 W. Lancaster Avenue, Suite 110,  
 Devon, PA 19333

**BLOB, INGEBORG A., dec'd.**

Late of Upper Providence Township.  
 Co-Executors: HEIDI VON BULOW AND  
 THOMAS KREBS,  
 c/o James L. Hollinger, Esquire,  
 60 E. Penn Street, P.O. Box 150,  
 Norristown, PA 19404.

ATTORNEY: JAMES L. HOLLINGER,  
 SMITH, AKER, GROSSMAN & HOLLINGER,  
 60 E. Penn Street, P.O. Box 150,  
 Norristown, PA 19404

**BLURTON, JAMES F., dec'd.**

Late of Abington Township.  
 Executrix: PATRICIA S. BLURTON,  
 c/o Robert J. Iannozzi, Esquire,  
 1800 Pennbrook Parkway, Suite 200,  
 Lansdale, PA 19446.

ATTORNEY: ROBERT J. IANNOZZI,  
 DISCHELL, BARTLE & DOOLEY, PC,  
 1800 Pennbrook Parkway, Suite 200,  
 Lansdale, PA 19446

**BONHAM, ROGER D., dec'd.**

Late of Franconia Township.  
 Executrix: COLLEEN J. BONHAM,  
 c/o Franqui-Ann Raffaele, Esquire,  
 375 Morris Road, P.O. Box 1479,  
 Lansdale, PA 19446-0773.

ATTORNEY: FRANQUI-ANN RAFFAELE,  
 HAMBURG, RUBIN, MULLIN, MAXWELL &  
 LUPIN, P.C.,  
 375 Morris Road, P.O. Box 1479,  
 Lansdale, PA 19446-0773

**BOSCOE, JOHN E., dec'd.**

Late of Springfield Township.  
 Administrator: RICHARD BOSCOE,  
 150 Ridge Pike, A101,  
 Lafayette Hill, PA 19444.

ATTORNEY: PATRICK J. McMONAGLE,  
 A. VICTOR MEITNER, JR., P.C.,  
 564 Skippack Pike,  
 Blue Bell, PA 19422

**BOWSER, NELSON D. also known as  
NELSON DEAN BOWSER, dec'd.**

Late of New Hanover Township.  
 Executors: NELSON P. BOWSER AND  
 STEPHEN B. BOWSER,

c/o Carolyn Marchesani, Esquire,  
 Wolf, Baldwin & Associates, P.C.,  
 P.O. Box 444,  
 Pottstown, PA 19464.  
 ATTORNEY: CAROLYN M. MARCHESANI,  
 WOLF, BALDWIN & ASSOCIATES, P.C.,  
 P.O. Box 444,  
 Pottstown, PA 19464

**BROWN JR., JOHN CECIL, dec'd.**

Late of Lower Providence Township.  
 Co-Executors: MARY JO REYNOLDS,

40 Meadow Lane,  
 Norristown, PA 19401,  
 JOHN A. BROWN,  
 802 Treetop Lane,  
 Norristown, PA 19403.  
 ATTORNEY: JOSEPH J. BALDASSARI,  
 FUREY & BALDASSARI, P.C.,  
 1043 S. Park Avenue,  
 Audubon, PA 19403

**BROWN SR., BRUCE EDWARD also known as  
BRUCE E. BROWN, SR., dec'd.**

Late of Abington Township.  
 Administratrix: ESTELLE BROWN,  
 c/o Larry Scott Auerbach, Esquire,  
 100 Easton Road,  
 Abington, PA 19001.

ATTORNEY: LARRY SCOTT AUERBACH,  
 100 Easton Road,  
 Abington, PA 19001



- BURNS, PRISCILLA** also known as  
**PRISCILLA ROLLER BURNS,**  
**PRISCILLA ANN ROLLER BURNS,**  
**PRISCILLA R. ZEAGER and**  
**PRISCILLA BURNS ZEAGER, dec'd.**  
 Late of Borough of Ambler.  
 Executrix: KARLEIGH BURNS,  
 5 Joining Brook,  
 Spring House, PA 19477.
- CAPLINGER, FADDINE FLORENCE, dec'd.**  
 Late of Wynnewood, PA.  
 Personal Representative: LORNA SALAZAR,  
 14 Woodhill Road,  
 Willow Grove, PA 19090.
- CARL, CHERYL E., dec'd.**  
 Late of Hatfield Township.  
 Executrix: LISA N. CARL-BOWER,  
 c/o Lisa A. Shearman, Esquire,  
 375 Morris Road, P.O. Box 1479,  
 Lansdale, PA 19446-0773.  
 ATTORNEY: LISA A. SHEARMAN,  
 HAMBURG, RUBIN, MULLIN, MAXWELL &  
 LUPIN, P.C.,  
 375 Morris Road, P.O. Box 1479,  
 Lansdale, PA 19446-0773
- CARLTON JR., LESTER M., dec'd.**  
 Late of Lower Providence Township.  
 Executrix: LISA M. CARLTON-KIMATA,  
 c/o Maryanne C. Coates, Esquire,  
 2739 Limekiln Pike,  
 North Hills, PA 19038.  
 ATTORNEY: MARYANNE C. COATES,  
 COATES & COATES, P.C.,  
 2739 Limekiln Pike,  
 North Hills, PA 19038
- CARR, DOROTHY M., dec'd.**  
 Late of Springfield Township.  
 Administrator: PATRICK J. McMONAGLE,  
 564 Skippack Pike,  
 Blue Bell, PA 19422.  
 ATTORNEYS: A. VICTOR MEITNER, JR., P.C.,  
 564 Skippack Pike,  
 Blue Bell, PA 19422
- CHAPMAN, HAROLD RONALD, dec'd.**  
 Late of Horsham Township.  
 Executrix: TIFFANY CHAPMAN,  
 c/o Arnold Machles, Esquire,  
 Two Bala Plaza, Suite 300,  
 Bala Cynwyd, PA 19004.  
 ATTORNEY: ARNOLD MACHLES,  
 Two Bala Plaza, Suite 300,  
 Bala Cynwyd, PA 19004
- D'ETTORRE, CHRISTINA K. also known as**  
**CHRISTINA K. D'ETTORE, dec'd.**  
 Late of Lower Gwynedd Township.  
 Executor: JOEL P. SHAFER,  
 c/o Lisa M. Nentwig, Esquire,  
 1500 Market Street, Suite 3500E,  
 Philadelphia, PA 19102.  
 ATTORNEY: LISA M. NENTWIG,  
 DILWORTH PAXSON LLP,  
 1500 Market Street, Suite 3500E,  
 Philadelphia, PA 19102
- DAHME, WILLIAM E., dec'd.**  
 Late of Springfield Township.  
 Executor: DAVID EDWARD DAHME,  
 524 Oreland Mill Road,  
 Oreland, PA 19075.
- DAWSON JR., GUSSIE also known as**  
**GUSSIE DAWSON, dec'd.**  
 Late of Abington Township.  
 Executrix: ANDREA DAWSON,  
 c/o Anna O. Sappington, Esquire,  
 101 Old York Road, Suite 303,  
 Jenkintown, PA 19046.  
 ATTORNEY: ANNA O. SAPPINGTON,  
 LAW OFFICE OF ANNA O. SAPPINGTON,  
 101 Old York Road, Suite 303,  
 Jenkintown, PA 19046
- DAYWALT, JOSEPH, dec'd.**  
 Late of Borough of Conshohocken.  
 Administratrix: JEAN DAYWALT,  
 c/o Cynthia Love Dengler, Esquire,  
 484 Norristown Road, Suite 124,  
 Blue Bell, PA 19422.  
 ATTORNEY: CYNTHIA LOVE DENGLER,  
 MURPHY & DENGLER,  
 484 Norristown Road, Suite 124,  
 Blue Bell, PA 19422
- DIAMOND, JOHN-AUSTIN, dec'd.**  
 Late of Lower Merion Township.  
 Administratrix: ANNA M. DIAMOND,  
 c/o M. Howard Vigderman, Esquire,  
 1735 Market Street, 21st Floor,  
 Philadelphia, PA 19103.  
 ATTORNEY: M. HOWARD VIGDERMAN,  
 MONTGOMERY McCRACKEN WALKER &  
 RHOADS LLP,  
 1735 Market Street, 21st Floor,  
 Philadelphia, PA 19103
- DROZD, LOUIS R. also known as**  
**LOUIS RAYMOND DROZD, dec'd.**  
 Late of Whitpain Township.  
 Executrix: PATRICIA S. TAYLOR,  
 c/o John T. Dooley, Esquire,  
 1800 Pennbrook Parkway, Suite 200,  
 Lansdale, PA 19446.  
 ATTORNEY: JOHN T. DOOLEY,  
 DISCHELL, BARTLE & DOOLEY, PC,  
 1800 Pennbrook Parkway, Suite 200,  
 Lansdale, PA 19446
- EDWARDS, DURWOOD A., dec'd.**  
 Late of Lower Salford Township.  
 Administrators: JOSEPH EDWARDS,  
 2058 Maple Avenue,  
 Hatfield, PA 19440,  
 JONATHAN EDWARDS,  
 437 Harleysville Pike, Apt. B,  
 Souderton, PA 18964.  
 ATTORNEY: VALERIE ROSENBLUTH ANGST,  
 878 Main Street,  
 Harleysville, PA 19438
- FARBSTEIN, VIRGINIA, dec'd.**  
 Late of Lower Providence Township.  
 Executors: MITCHELL FARBSTEIN AND  
 MARK FARBSTEIN,  
 c/o Nathan Egner, Esquire,  
 Radnor Station Two, Suite 110,  
 290 King of Prussia Road,  
 Radnor, PA 19087.  
 ATTORNEY: NATHAN EGNER,  
 DAVIDSON & EGNER,  
 Radnor Station Two, Suite 110,  
 290 King of Prussia Road,  
 Radnor, PA 19087

**FELDMAN, ROSE, dec'd.**

Late of Whitemarsh Township.  
 Executors: MARC E. FELDMAN AND  
 ELLEN PERLMUTTER,  
 c/o Danielle M. Yacono, Esquire,  
 375 Morris Road, P.O. Box 1479,  
 Lansdale, PA 19446-0773.  
 ATTORNEY: DANIELLE M. YACONO,  
 HAMBURG, RUBIN, MULLIN, MAXWELL &  
 LUPIN, P.C.,  
 375 Morris Road, P.O. Box 1479,  
 Lansdale, PA 19446-0773

**GINSBURG, JAY H., dec'd.**

Late of Gwynedd Valley, PA.  
 Personal Representative: SHERRY L.  
 GINSBURG,  
 1504 Gypsy Hill Road,  
 Gwynedd Valley, PA 19437.  
 ATTORNEY: DAVID J. SCHILLER,  
 530 Swede Street,  
 Norristown, PA 19401

**GOELZ, LILLIAN, dec'd.**

Late of Ambler, PA.  
 Executor: CARL E. GOELZ,  
 362 W. Boulder Drive,  
 Chalfont, PA 18914.  
 ATTORNEY: JEFFREY K. LANDIS,  
 LANDIS, HUNSBERGER, GINGRICH &  
 WEIK, LLP,  
 114 E. Broad Street, P.O. Box 64769,  
 Souderton, PA 18964

**GRUBER, MARY G., dec'd.**

Late of Lower Providence Township.  
 Executrix: ANNAMARIE G. GENTHER,  
 c/o Maza, David & Hoeffel,  
 507 Salfordville Road, P.O. Box 369,  
 Lederach, PA 19450-0369.  
 ATTORNEY: JAMES W. MAZA,  
 MAZA, DAVID & HOFFFEL,  
 507 Salfordville Road, P.O. Box 369,  
 Lederach, PA 19450-0369,  
 215-256-0007

**HODA, JOHN J., dec'd.**

Late of Lower Frederick Township.  
 Executor: JOHN A. HODA,  
 c/o Cynthia Love Dengler, Esquire,  
 484 Norristown Road, Suite 124,  
 Blue Bell, PA 19422.  
 ATTORNEY: CYNTHIA LOVE DENGLER,  
 MURPHY & DENGLER,  
 484 Norristown Road, Suite 124,  
 Blue Bell, PA 19422

**HOFFMAN, DANIEL, dec'd.**

Late of Cheltenham Township.  
 Administratrix: KATHLEEN M. JAFFE,  
 c/o Franqui-Ann Raffaele, Esquire,  
 375 Morris Road, P.O. Box 1479,  
 Lansdale, PA 19446-0773.  
 ATTORNEY: FRANQUI-ANN RAFFAELE,  
 HAMBURG, RUBIN, MULLIN, MAXWELL &  
 LUPIN, P.C.,  
 375 Morris Road, P.O. Box 1479,  
 Lansdale, PA 19446-0773

**HOFMOCKEL, MINNIE MARIE also known as**

**M. MARIE HOFMOCKEL, dec'd.**  
 Late of Upper Merion Township.  
 Executrix: PAMELA D. SCHNEIBOLK,  
 18909 Fisher Avenue,  
 Poolesville, MD 20837.

ATTORNEY: DAVID J. SCHILLER,  
 530 Swede Street,  
 Norristown, PA 19401

**ISETT, BARBARA, dec'd.**

Late of Hatfield Township.  
 Administratrix: SHARON SILKS,  
 1107 Park Avenue,  
 Lansdale, PA 19446.  
 ATTORNEY: JILLIAN E. BARTON,  
 MAUREEN L. ANDERSON ELDER LAW,  
 605 Farm Lane,  
 Doylestown, PA 18901

**KURTAS, JOSEPHINE A., dec'd.**

Late of Limerick Township.  
 Co-Executors: KATHY BAUER,  
 2107 Buchert Road,  
 Pottstown, PA 19464,  
 JAMES KURTAS,  
 1675 N. Keim Street,  
 Pottstown, PA 19464.  
 ATTORNEY: PATRICK J. KURTAS,  
 934 High Street, P.O. Box 696,  
 Pottstown, PA 19464

**LANDIS, SARA KATHRYN also known as**

**S. KATHRYN LANDIS and**  
**S. KATHRYN A. LANDIS, dec'd.**  
 Late of Franconia Township.  
 Executrix: JANET L. BLUM,  
 3080 Old State Road,  
 Telford, PA 18969.  
 ATTORNEY: JEFFREY K. LANDIS,  
 LANDIS, HUNSBERGER, GINGRICH &  
 WEIK, LLP,  
 114 E. Broad Street, P.O. Box 64769,  
 Souderton, PA 18964

**LLOYD, JOHN S., dec'd.**

Late of Lower Merion Township.  
 Executor: THOMAS P. LLOYD,  
 c/o Suzanne M. Hecht, Esquire,  
 795 E. Lancaster Avenue, #280,  
 Villanova, PA 19085.  
 ATTORNEY: SUZANNE M. HECHT,  
 HANEY & HECHT,  
 795 E. Lancaster Avenue, #280,  
 Villanova, PA 19085

**MAINWARING, ALBERT BRUCE also known as**

**BRUCE MAINWARING and**  
**BRUCE MAINWARING, dec'd.**  
 Late of Lower Merion Township.  
 Executrix: SUSAN M. ROBERTS,  
 c/o Mark J. Deal, Esquire,  
 Cira Centre, 2929 Arch Street,  
 Philadelphia, PA 19104-2808.  
 ATTORNEY: MARK J. DEAL,  
 DECHERT LLP,  
 Cira Centre, 2929 Arch Street,  
 Philadelphia, PA 19104-2808

**MARTIN, NANCY E., dec'd.**

Late of East Norriton Township.  
 Administratrix: DONNA DAVIS,  
 5 Shirley Road,  
 Narberth, PA 19072.  
 ATTORNEY: HEATHER L. TURNER,  
 LAW OFFICE OF HEATHER L. TURNER,  
 137 N. Narberth Avenue,  
 Narberth, PA 19072

**McCLINTOCK, ELIZABETH A., dec'd.**

Late of Upper Merion Township.  
 Administrator: WILLIAM H. McCLINTOCK, JR.,  
 401 Penn Street,  
 Spring City, PA 19475.  
 ATTORNEY: REBECCA A. HOBBS,  
 OWM LAW,  
 41 E. High Street,  
 Pottstown, PA 19464

**NEUMAN, DORA, dec'd.**

Late of Cheltenham Township.  
 Executrix: ROCHELLE BRÓDSKY,  
 7900 Old York Road, Apt. 413A,  
 Elkins Park, PA 19027.  
 ATTORNEY: STEVEN B. GROSS,  
 SPIGLER & GROSS, LLP,  
 412 E. Street Road,  
 Feasterville, PA 19053

**NOVITSKI, LUCY R. also known as  
LUCY ROSE NOVITSKI, dec'd.**

Late of Upper Merion Township.  
 Executrix: CATHLEEN M. DECKER,  
 c/o Adam L. Fernandez, Esquire,  
 Blue Bell Executive Campus, Suite 110,  
 460 Norristown Road,  
 Blue Bell, PA 19422-2323.  
 ATTORNEY: ADAM L. FERNANDEZ,  
 WISLER PEARLSTINE, LLP,  
 Blue Bell Executive Campus, Suite 110,  
 460 Norristown Road,  
 Blue Bell, PA 19422-2323

**POTPINKO, JULIA C. also known as  
JULIA CÉCILIA POTPINKO,  
JULIA S. POTPINKO and  
JULIA SASKA POTPINKO, dec'd.**

Late of Lower Pottsgrove Township.  
 Executrix: KAREN BAILEY,  
 c/o Supriya G. Philips, Esquire,  
 Wolf, Baldwin & Associates, P.C.,  
 P.O. Box 444,  
 Pottstown, PA 19464.

**PULLEN, JOSEPH H., dec'd.**

Late of Franconia Township.  
 Executor: MARK A. POLLEN,  
 c/o Daniella A. Horn, Esquire,  
 2202 Delancey Place,  
 Philadelphia, PA 19103.  
 ATTORNEY: DANIELLA A. HORN,  
 KLENK LAW, LLC,  
 2202 Delancey Place,  
 Philadelphia, PA 19103

**REICE, ELIZABETH A., dec'd.**

Late of New Hanover Township.  
 Executor: WILLIAM J. REICE, III,  
 c/o Mary C. Crocker, Esquire,  
 1296 E. High Street,  
 Pottstown, PA 19464.

**SCHNABLE, PEGGY JANE, dec'd.**

Late of Borough of Lansdale.  
 Executors: LEE ANN LIPPINCOTT AND  
 JOSEPH G. SCHNABLE,  
 c/o John T. Dooley, Esquire,  
 1800 Pennbrook Parkway, Suite 200,  
 Lansdale, PA 19446.  
 ATTORNEY: JOHN T. DOOLEY,  
 DISCHELL, BARTLE & DOOLEY, PC,  
 1800 Pennbrook Parkway, Suite 200,  
 Lansdale, PA 19446

**SCOTT, NANCY L. WENGLAR, dec'd.**

Late of Limerick Township.  
 Executrix: TRICIA L. WENGLAR RUBIN,  
 c/o Joseph A. Bellinghieri, Esquire,  
 17 W. Miner Street,  
 West Chester, PA 19382.  
 ATTORNEY: JOSEPH A. BELLINGHIERI,  
 MacELREE HARVEY, LTD.,  
 17 W. Miner Street,  
 West Chester, PA 19382

**SETZMAN, STEPHEN CARL, dec'd.**

Late of Willow Grove, PA.  
 Executor: RYAN SETZMAN,  
 c/o Jeffrey M. Engle, Esquire,  
 JME Legal,  
 2337 Philmont Avenue,  
 Huntingdon Valley, PA 19006.

**SHRIER, NANCY W., dec'd.**

Late of Abington Township.  
 Executor: MARC G. SHRIER,  
 766 Rydal Green Drive,  
 Rydal, PA 19046.  
 ATTORNEY: LEONARD J. COOPER,  
 1603 Harris Road,  
 Glenside, PA 19038-7206

**STORTI, MARCIA ANN, dec'd.**

Late of Douglass Township.  
 Executor: KEITH A. STORTI,  
 c/o Joseph A. Bellinghieri, Esquire,  
 17 W. Miner Street,  
 West Chester, PA 19382.  
 ATTORNEY: JOSEPH A. BELLINGHIERI,  
 MacELREE HARVEY, LTD.,  
 17 W. Miner Street,  
 West Chester, PA 19382

**VALENTINE, JOHN H., dec'd.**

Late of Lower Gwynedd Township.  
 Executrix: MICHELLE A. VALENTINE,  
 c/o Diane H. Yazujian, Esquire,  
 P.O. Box 1099,  
 North Wales, PA 19454.  
 ATTORNEY: DIANE H. YAZUJIAN,  
 P.O. Box 1099,  
 North Wales, PA 19454

**WAGNER, PAULA H., dec'd.**

Late of Borough of Pottstown.  
 Executrices: AMY GIANGIULIO AND  
 AMANDA DIMITROV,  
 c/o Carolyn Marchesani, Esquire,  
 Wolf, Baldwin & Associates, P.C.,  
 P.O. Box 444,  
 Pottstown, PA 19464.

**WATKINSON, THOMAS T., dec'd.**

Late of Abington Township.  
 Administrator: THOMAS T. WATKINSON, II,  
 c/o Larry Scott Auerbach, Esquire,  
 1000 Easton Road,  
 Abington, PA 19001.  
 ATTORNEY: LARRY SCOTT AUERBACH,  
 1000 Easton Road,  
 Abington, PA 19001

**WRIGHT, JAMES, dec'd.**

Late of Lower Providence Township.  
 Administrator: JEREMY Z. MITTMAN, ESQUIRE,  
 593 Bethlehem Pike, Suite 10,  
 Montgomeryville, PA 18936.

ATTORNEY: JEREMY Z. MITTMAN,  
593 Bethlehem Pike, Suite 10,  
Montgomeryville, PA 18936

**Third and Final Publication**

**ADAMS, GEORGE M., dec'd.**

Late of Lower Gwynedd Township.  
Executor: ROBERT G. ADAMS,  
c/o David C. Onorato, Esquire,  
298 Wissahickon Avenue,  
North Wales, PA 19454.  
ATTORNEY: DAVID C. ONORATO,  
298 Wissahickon Avenue,  
North Wales, PA 19454

**CANTOR, MADELYN also known as**

**MADELYN S. CANTOR, dec'd.**  
Late of Lower Merion Township.  
Executor: JOSHUA P. CANTOR,  
c/o Harvey Ballard and Bornstein, LLC.  
ATTORNEY: RYAN M. BORNSTEIN,  
800 Lancaster Avenue, Suite T-2,  
Berwyn, PA 19312

**CIRULLO, MARIE E., dec'd.**

Late of West Pottsgrove Township.  
Co-Executors: KENNETH R. CIRULLO, JR. AND  
DIANE M. McALLISTER,  
c/o Yergey, Daylor, Allebach, Scheffey, Picardi,  
1129 E. High Street, P.O. Box 776,  
Pottstown, PA 19464.  
ATTORNEY: JUDITH L. WATTS,  
1129 E. High Street, P.O. Box 776,  
Pottstown, PA 19464

**DERUBEIS, JUSTIN N., dec'd.**

Late of Lower Merion Township.  
Administratrix: JENNIFER LERNER,  
c/o Hope Bosniak, Esquire,  
Dessen, Moses & Rossitto,  
600 Easton Road,  
Willow Grove, PA 19090.  
ATTORNEY: HOPE BOSNIAK,  
DESSEN, MOSES & ROSSITTO,  
600 Easton Road,  
Willow Grove, PA 19090

**DiPIETRO, DONNA E., dec'd.**

Late of Salford Township.  
Administratrix: ELIZABETH P. DiPIETRO,  
c/o Arthur G. Krevitz, Esquire,  
4230 Bensalem Boulevard,  
Bensalem, PA 19020-2032.  
ATTORNEY: ARTHUR G. KREVITZ,  
KREVITZ & ASSOCIATES, P.C.,  
4230 Bensalem Boulevard,  
Bensalem, PA 19020-2032

**DORN, DIANNE W. also known as**

**DIANE W. DORN, dec'd.**  
Late of Whitmarsh Township.  
Executrix: ASHLEY M. HANEY,  
c/o John R. Lundy, Esquire,  
Lundy Beldecos & Milby, PC,  
450 N. Narberth Avenue, Suite 200,  
Narberth, PA 19072.  
ATTORNEY: JOHN R. LUNDY,  
LUNDY BELDECOS & MILBY, PC,  
450 N. Narberth Avenue, Suite 200,  
Narberth, PA 19072

**FIORILLO, ROBERT also known as**

**ROBERT W. FIORILLO, dec'd.**  
Late of Lower Salford Township.  
Executrix: MARY FIORILLO,  
691 Main Street,  
Harleysville, PA 19438.  
ATTORNEY: DAWN E. MILLER MEDVESKY,  
601 E. Broad Street, Suite 110,  
Souderton, PA 18964

**GLOGE, VIOLA G. also known as**  
**VIOLA FRANCES GLOGE and**  
**VIOLA GLOGE, dec'd.**

Late of Borough of Hatboro.  
Executrix: KAREN A. LORAH,  
458 Spring Mountain Drive,  
Zion Grove, PA 17985.  
ATTORNEY: WILLIAM J. SCHNEIDER,  
SCHNEIDER LAW OFFICES, PC,  
439 W. Broad Street,  
Hazleton, PA 18201

**GOODMAN, SUSAN R., dec'd.**

Late of Lower Merion Township.  
Executor: BENJAMIN JAY GOODMAN,  
c/o Andrew Gavrin, Esquire,  
306 Clairemont Road,  
Villanova, PA 19085.  
ATTORNEY: ANDREW GAVRIN,  
THE LAW OFFICES OF ANDREW GAVRIN,  
306 Clairemont Road,  
Villanova, PA 19085

**GROCE, CHERITA ANIQUEE, dec'd.**

Late of Perkiomen Township.  
Administratrix: GELIECE D. GOLSON,  
c/o Thomas G. Wolpert, Esquire,  
527 Main Street,  
Royersford, PA 19468.  
ATTORNEY: THOMAS G. WOLPERT,  
WOLPERT, SCHREIBER McDONNELL P.C.,  
527 Main Street,  
Royersford, PA 19468

**GROCE, ROBERT BERTICE, dec'd.**

Late of Willow Grove, PA.  
Executrix: DENISE WILSON-BROWNING,  
c/o 7715 Crittenden Street, #360,  
Philadelphia, PA 19118.  
ATTORNEY: DEMETRIUS J. PARRISH, JR.,  
THE LAW OFFICES OF DEMETRIUS J.  
PARRISH, JR.,  
7715 Crittenden Street, #360,  
Philadelphia, PA 19118

**HEMMERLE, NANCY L., dec'd.**

Late of Towamencin Township.  
Executrix: LYNNE H. SCOTT,  
c/o Jay C. Glickman, Esquire,  
Rubin, Glickman, Steinberg & Gifford, P.C.,  
2605 N. Broad Street, P.O. Box 1277,  
Lansdale, PA 19446.

**HOY, DONALD MATTHEW, dec'd.**

Late of Lower Providence Township.  
Administratrix: EILEEN DUNNE-HOY,  
6017 Indian Woods Lane,  
Collegeville, PA 19426.

**JAUSS, MARGARETE H., dec'd.**

Late of Lansdale, PA.  
Administrator: PETER JAUSS,  
35 Midland Avenue,  
Berwyn, PA 19312.

**KENDALL, WILLIAM R., dec'd.**

Late of Whippen Township.  
 Executrix: ANNETTE C. STEMHAGEN,  
 c/o Gail P. Roth, Esquire,  
 510 E. Township Line Road, Suite 150,  
 Blue Bell, PA 19422.  
 ATTORNEY: GAIL P. ROTH,  
 SALVO ROGERS ELINSKI & SCULLIN,  
 510 E. Township Line Road, Suite 150,  
 Blue Bell, PA 19422

**KOCH, ANNE V., dec'd.**

Late of Borough of Lansdale.  
 Executor: CHRISTOPHER MICHAEL  
 HAUGHEY,  
 c/o Joseph P. Caracappa, Esquire,  
 Jackson, Cook, Caracappa & Scott, P.C.,  
 6 Penn Trails, Suite 202,  
 Newtown, PA 18940.  
 ATTORNEY: JOSEPH P. CARACAPPA,  
 JACKSON, COOK, CARACAPPA & SCOTT, P.C.,  
 6 Penns Trail, Suite 202,  
 Newtown, PA 18940

**KOCH, MILDRED EDITH also known as  
MILDRED E. KOCH, dec'd.**

Late of Horsham Township.  
 Executor: WARREN KOCH,  
 c/o Cotlar & Cotlar,  
 23 W. Court Street,  
 Doylestown, PA 18901.  
 ATTORNEY: STEVEN A. COTLAR,  
 COTLAR & COTLAR,  
 23 W. Court Street,  
 Doylestown, PA 18901

**MACHNICKI, GERALDINE ANN, dec'd.**

Late of Lower Merion Township.  
 Executor: ROBERT J. MACHNICKI, JR.,  
 2184 N. Stone Ridge Lane,  
 Lower Merion, PA 19085.  
 ATTORNEY: CHRISTOPHER M. BROWN,  
 LAW OFFICES OF CHRISTOPHER M. BROWN, PLLC,  
 1204 West Chester Pike, Suite 210,  
 West Chester, PA 19382

**MADDELA, DALMACIO, dec'd.**

Late of Cheltenham Township.  
 Executrix: CARMEN WATSON,  
 c/o Jacqueline K. Rosenberger, Esquire,  
 One Summit Street,  
 Philadelphia, PA 19118.  
 ATTORNEY: JACQUELINE K.  
 ROSENBERGER,  
 BARBER, SHARPE & ROSENBERGER,  
 One Summit Street,  
 Philadelphia, PA 19118

**MANN, LUCILLE A. also known as  
LUCILLE ANN MANN, dec'd.**

Late of Lower Gwynedd Township.  
 Executrix: TERRY A. HALBERT,  
 c/o Jacqueline K. Rosenberger, Esquire,  
 One Summit Street,  
 Philadelphia, PA 19118.  
 ATTORNEY: JACQUELINE K.  
 ROSENBERGER,  
 BARBER, SHARPE & ROSENBERGER,  
 One Summit Street,  
 Philadelphia, PA 19118

**MATYAS, ADELA also known as****ADELA GHELMAN DE MATYAS, dec'd.**

Late of Abington Township.  
 Executors: BELINDA GLIJANSKY AND  
 ALEX GLIJANSKY,  
 c/o Mark S. Blaskey, Esquire,  
 1735 Market Street, 51st Floor,  
 Philadelphia, PA 19103.  
 ATTORNEY: MARK S. BLASKEY,  
 BALLARD SPAHR LLP,  
 1735 Market Street, 51st Floor,  
 Philadelphia, PA 19103

**PARKER, JOHN H., dec'd.**

Late of Upper Gwynedd Township.  
 Executor: DAVID J. PARKER,  
 c/o Kathleen A. Maloles, Esquire,  
 375 Morris Road, P.O. Box 1479,  
 Lansdale, PA 19446-0773.  
 ATTORNEY: KATHLEEN A. MALOLES,  
 HAMBURG, RUBIN, MULLIN, MAXWELL &  
 LUPIN, P.C.,  
 375 Morris Road, P.O. Box 1479,  
 Lansdale, PA 19446-0773

**PUSCHAK, CARL N., dec'd.**

Late of Cheltenham Township.  
 Executor: ANDREW PUSCHAK,  
 30 Cameron Court,  
 Royersford, PA 19468.  
 ATTORNEY: GARY P. LEWIS,  
 LEWIS McINTOSH & TEARE, LLC,  
 372 N. Lewis Road, P.O. Box 575,  
 Royersford, PA 19468

**REINMUTH, JAMES ALBERT, dec'd.**

Late of East Norriton Township.  
 Executrix: CATHY A. PRINTZ,  
 18 Glenwood Avenue,  
 Trooper, PA 19403.

**ROSS, PAUL ALFRED, dec'd.**

Late of Abington Township.  
 Executrix: DONNA M. ROSS,  
 235 Shelmire Street,  
 Jenkintown, PA 19046.  
 ATTORNEY: WHITNEY P. O'REILLY,  
 1600 Market Street, Floor 32,  
 Philadelphia, PA 19103

**SCHOTSCH, ERNESTINE also known as  
H. ERNESTINE SCHOTSCH, dec'd.**

Late of Upper Dublin Township.  
 Executor: KENNETH M. SCHOTSCH,  
 c/o Lance S. Lacheen, Esquire,  
 1001 Conshohocken State Road, Suite 1-300,  
 West Conshohocken, PA 19428.  
 ATTORNEY: LANCE S. LACHEEN,  
 HECKSCHER, TEILLON, TERRILL & SAGER, P.C.,  
 1001 Conshohocken State Road, Suite 1-300,  
 West Conshohocken, PA 19428

**SINCLAIR, JOE, dec'd.**

Late of East Norriton Township.  
 Executors: KEITH BEAN AND  
 LUCIA BEAN,  
 220 Oak Tree Road,  
 Norristown, PA 19401.

**STARUK, MARY M., dec'd.**

Late of Montgomery Township.  
 Executor: DAYLE M. WITANEK,  
 c/o Linda M. McDonough, Esquire,  
 P.O. Box 694,  
 Doylestown, PA 18901.



ATTORNEY: LINDA M. McDONOUGH,  
LAW OFFICE OF LINDA M. McDONOUGH, PC,  
P.O. Box 694,  
Doylestown, PA 18901

**STILES, CARSON A. also known as  
BUD STILES and  
CARSON STILES, dec'd.**

Late of Worcester Township.  
Executor: MICHAEL R. STILES,  
c/o George M. Riter, Esquire,  
400 Maryland Drive, P.O. Box 7544,  
Fort Washington, PA 19034-7544.  
ATTORNEY: GEORGE M. RITER,  
TIMONEY KNOX LLP,  
400 Maryland Drive, P.O. Box 7544,  
Fort Washington, PA 19034-7544

**WHITEMAN, WILLIAM V., dec'd.**  
Late of Hatfield, PA.

Executor: ROBERT C. KELLER, ESQUIRE,  
101 E. Darby Road,  
Havertown, PA 19083.  
ATTORNEY: ROBERT C. KELLER,  
KELLER, LISGAR & WILLIAMS,  
101 E. Darby Road,  
Havertown, PA 19083

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**FICTITIOUS NAME**

*Notice is Hereby Given pursuant to the provisions of Act of Assembly, No. 295, effective March 16, 1983, 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 Montgomery County, Pennsylvania under the assumed or fictitious name, style or designation of*

**Philadelphia Craft Ice Company** with its principal place of business at 1441 Crosby Drive, Fort Washington, PA 19034.

The names and addresses of all persons owning or interested in said business are Christopher M. Vandegrift (*PA Provisions Inc. d/b/a Philadelphia Craft Ice Company*), 1280 Pinetown Road, Fort Washington, PA 19034 and Noah Sokoloff (*PA Provisions Inc. d/b/a Philadelphia Craft Ice Company*), 1441 Crosby Drive, Fort Washington, PA 19034.

The application was filed on September 19, 2022.

**Ari Karpf, Esquire  
Karpf, Karpf & Cerutti P.C.**  
3331 Street Road, Suite 128  
Bensalem, PA 19020

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**FOREIGN REGISTRATION STATEMENT**

**Descendants of Holocaust Survivors**, a nonprofit corporation organized under the laws of the state of New York, has applied for registration in Pennsylvania under the provisions of Chapter 4 of the Associations Code. The address of its principal office under the laws of the jurisdiction of formation is P.O. Box 7690, New York, NY 10022 and the address of its proposed registered office in this Commonwealth is 716 DeKalb Pike, Suite 217, Blue Bell, PA 19422.

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**MISCELLANEOUS**

THE REGISTER OF WILLS  
MONTGOMERY COUNTY, PA  
THE COMMONWEALTH OF PA  
NO.: 46-2022-X3605

ESTATE OF ALAN RAY KEOWN, DECEASED

TO: CARLI ELIZABETH KEOWN

WE COMMAND YOU, that laying aside all business and excuses whatsoever, to file an Answer to the within Petition or Motion before me the undersigned Register for the probate of Wills and Granting of Letters of Administration, in and for the County of Montgomery at my office, One Montgomery Plaza, 4th Fl., P.O. Box 311, Norristown, PA 19404-0311 on or before the 17th day of Nov. 2022. Said Answer shall show cause, if any there be, why PETITIONER SHOULD NOT BE GRANTED LETTERS OF ADMINISTRATION.

Given under my hand and seal at Norristown this 17th day of Oct. 2022.

/s/ D. Bruce Hanes, Esq., Register of Wills

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**PROFESSIONAL CORPORATION**

**Steven P. Feimster, PC** has been incorporated under the provisions of Chapter 29 of the Pennsylvania Business Corporation Law of 1988 as a Professional Corporation.

**Semanoff, Ormsby, Greenberg & Torchia, LLC**  
2617 Huntingdon Pike  
Huntingdon Valley, PA 19006

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**TRUST NOTICES**

**Second Publication**

**LIVING TRUST OF RUTH T. CHAVEZ  
DATED 03/17/1992**

**Ruth T. Chavez, Deceased  
Late of Lower Merion Township,  
Montgomery County, PA**

This Trust is in existence and all persons having claims or demands against said Trust or decedent are requested to make known the same and all persons indebted to the decedent to make payment without delay to:

**Trustee:** Noel Chavez  
c/o Roman J. Koropecy, Esq.  
237 S. Bryn Mawr Ave., Suite 100  
Bryn Mawr, PA 19010

**Or to his Attorney: Roman J. Koropecy  
Main Line Law Associates**  
237 S. Bryn Mawr Avenue, Suite 100  
Bryn Mawr, PA 19010

**Third and Final Publication****PAUL E. FRANK LIVING TRUST**

NOTICE IS HEREBY GIVEN of the death of Paul E. Frank, late of Abington Township, Montgomery County, Pennsylvania. All persons having claims or demands against said decedent or the said Living Trust, are requested to make known the same to the Trustee or the Trust's attorney and all persons indebted to said decedent or the said Living Trust are requested to make payment without delay to the Trustee named below:

**Trustee:** Richard F. Stern  
1581 Main Street, Suite 200, Warrington, PA 18976

**Trustee's Attorney:** Thomas E. Shea  
1581 Main Street, Suite 200, Warrington, PA 18976

**EXECUTIONS ISSUED****Week Ending October 25, 2022****The Defendant's Name Appears First in Capital Letters**

BAUMGARTNER, THOMAS: SHELLY - U.S. Bank, National Association; 201724262; ORDER/REASSESS DAMAGES/\$380,627.00.

BLAKE, MICHAEL: STEPHEN: BRIAN, ET AL. - U.S. Bank Trust, National Association, not in its Individual Cap.; 202124355.

BOYER, KATHLEEN: KATHLEEN: TRI-COUNTY AREA FEDERAL CREDIT UNION, GRNSH. - American Express National Bank; 201918607; WRIT/EXEC.

CHATTERJEE, PHALGUNI: PNC BANK, GRNSH. - CSGA, LLC, et al.; 200707519; \$7,034.10.

DELANCY ST., LTD.: WELLS FARGO NA, GRNSH. - Federal Realty Op., L.P.; 202219833; \$123,044.24.

DiFRANCESCO, ELEANOR - Bank of New York Mellon Trust Company; 202200503.

GARRICK, ASHLEY - Midfirst Bank; 202202969.

HOLBERT, CARL - Wilmington Savings Fund Society, FSB; 202020690.

KLINGER, SUZANNE: BANK OF AMERICA, GRNSH. - Second Round Sub, LLC; 202218085; WRIT/EXEC.

KORN, SCOTT: WILMINGTON TRUST OF PA, GRNSH. - Continental Machinery Company, Inc.; 202117235; \$705,319.12.

LUTZ, CHRISTOPHER: JOAN - JPMorgan Chase Bank, National Association; 201824523; \$167,923.45.

NGUYEN, HUNG: THOA - The Huntington National Bank; 202211150.

ROBERT ESCHBACH, JR., KNOWN HEIR OF ROBERT W. ESCHBACH, DECEASED: UNKNOWN HEIRS SUCCESSORS, ASSIGNS AND ALL PERSONS, FIRMS OR ASSOCS. - Reverse Mortgage Funding, LLC; 202204600.

SHIMER, RACHEL: ALLY BANK, GRNSH. - Yorkshire Green Homeowners Association, Inc.; 202220876; \$5,300.75.

STOERRLE, DEAN - JPMorgan Chase Bank, National Association; 202001865.

WATFORD, CERIA: COMMERCE BANK, GRNSH. - Atlantic Cr. & Fin., Inc., et al.; 200716848; \$1,373.76.

WEST CONSHOHOCKEN OUTDOOR, LLC: CATALYST OUTDOOR: CATALYST EXPERIENTIAL, LLC: CUSTOMERS BANK, GRNSH. - Bluworld Installation Services, LLC, et al.; 202119552; ORDER/JDMT. OPENED.

WILLIAMS, TAMMY: TAMMY: TD BANK, GRNSH. - American Express National Bank; 201905554; WRIT/EXEC.

YOUNGBLOOD, DA SHAUN: CITIZENS BANK, NATIONAL ASSOCIATION, GRNSH. - Spring Mountain Homeowners' Association; 202219345; \$6,935.40.

**JUDGMENTS AND LIENS ENTERED****Week Ending October 25, 2022****The Defendant's Name Appears First in Capital Letters**

958 MOUNT PLEASANT PARTNERS, L.P. - Maatallah, Lamia; 202219810; Judgment fr. District Justice; \$12,241.50.

ACEVEDO, ADAM - Law Office of Alan R. Mege; 202220858; Certification of Judgment; \$1,799.37.

AKPUNONU, MARCEL - Barclays Bank Delaware; 202219840; Judgment fr. District Justice; \$4,684.65.

BALLEW, STEVEN - Ford Motor Credit Company, LLC; 202219837; Judgment fr. District Justice; \$9,689.23.

CARBONE, JEREMY - Capital One Bank USA, N.A.; 202219870; Judgment fr. District Justice; \$3,083.00.

DELANCY ST., LTD. - Federal Realty Op., L.P.; 202219833; Complaint in Confession of Judgment Money; \$123,044.24.

GWIN, BARBARA: CAROLYN - Briarleaf Nursing and Convalescent, Inc.; 202219894; Certification of Judgment; \$111,524.53.

HARPER, TONI - Ford Motor Credit Company, LLC; 202219835; Judgment fr. District Justice; \$1,352.44.

PARADISO, ROBERT - Capital One Bank USA, N.A.; 202219873; Judgment fr. District Justice; \$6,728.58.

PERRY, KIMBERLEY - LVNV Funding, LLC; 202219661; Judgment fr. District Justice; \$1,953.85.

REHRER, ALYSSA - LVNV Funding, LLC; 202220854; Judgment fr. District Justice; \$1,252.70.

SMITH, ERIC: EZ APPLIANCE - Downs, Joseph; 202219866; Judgment fr. District Justice; \$597.25.

SUCHANEK PARTNERS, LLC - Superhuman Prospecting, Inc; 202219878; Judgment fr. District Justice; \$12,190.37.

**ABINGTON TWP. -****entered municipal claims against:**

Abrams, Tracy: Shirely, Michael; 202220839; \$416.00.

Chirinos, Fernando: Gladis; 202220835; \$526.00.

Gormley, James: Deborah; 202220833; \$526.00.

Levin, Curtis: Veronica; 202220831; \$1,081.00.

Outerbridge, Arthur; 202220832; \$591.00.

The VRMTG Asset Trust: U.S. Bank Trust, N.A., Trustee; 202220836; \$311.00.

**UNITED STATES INTERNAL REV. - entered claims against:**

Greitzer, Joseph: Robyn; 202270290; \$14,113.36.

Huller, Timothy: Karen; 202270289; \$5,360.46.

Kahan, Michael: Schwartz, Alison; 202270292; \$116,237.02.

Reinhart, Barry: Lizanne; 202270291; \$33,691.45.

**LETTERS OF ADMINISTRATION****Granted Week Ending October 25, 2022****Decedent's Name Appears First,  
Then Residence at Death, and  
Name and Address of Administrators**

BARG, RUTH K. - Lower Merion Township;  
Kryst, Coleen C., Salvo, Rogers, Elinski & Scullin,  
Blue Bell, PA 19422.

BERTIGER, PAULINE - Abington Township;  
Bertiger, Gerald, 5 Hedge Row,  
Spring House, PA 19477.

BUTTS, ERIKA L. - Marlborough Township;  
Diffenderfer, Ava N., 3166 Serenity Drive,  
Gilbertsville, PA 19525.

CARROLL JR., CHARLES E. - Abington Township;  
Carroll, Patricia, 322 Edge Hill Road,  
Glenside, PA 19038.

DOWLIN, WAYNE C. - Ambler Borough;  
Dowlin, Natividad, 824 Merrill, Ambler, PA 19002.

GINSBURG, JAY H. - Lower Gwynedd Township;  
Ginsburg, Sherry, 1504 Gypsy Hill Road,  
Gwynedd Valley, PA 19437.

HAWKINS, DENISE - Lower Moreland Township;  
Wilburn Sr., Tony A., 7 Robin Road,  
Yeadon, PA 19050.

HOFER, JOAN - Lower Moreland Township;  
Hofer, Bruce C., 807 N. Pine Street,  
Burnham, PA 17009; Hofer, Kim L.,  
3582 Chimney Swift Drive, Huntingdon Valley,  
PA 19006.

HUMES, WILLIAM J. - Montgomery Township;  
Humes-Batdorf, Desiree J., 15 Plum Street,  
Pottstown, PA 19464.

KELLY, DOLORES M. - Whippain Township;  
Doshi, Kalpana, 31 Eagle Lane, Reading, PA 19607.

LANDIS, STANTON L. - Lower Salford Township;  
Landis, Stanton S., 120 Augustine Road,  
Sellersville, PA 18960.

LESHER, BRIAN S. - Lower Pottsgrove Township;  
Leshner, Levi K., 1097 Rupert Road,  
Pottstown, PA 19464.

McFARLAND, PETER M. - Lower Merion Township;  
McFarland Jr., Thomas W., 609 17th Street,  
St. Augustine, FL 32084.

MOFFA, EVELYN E. - Abington Township;  
Lee, In-Jee, 2631 N. Humboldt Boulevard,  
Milwaukee, WI 53212.

MORGAN, LORRAINE - Cheltenham Township;  
Morgan, Kawan T., 5827 Norfolk Street,  
Philadelphia, PA 19143.

POWELL, CAROLINE F. - Franconia Township;  
Wing, Stacey J., 30 Milburn Court,  
Souderton, PA 18964.

SOOS, MARGARET E. - Towamencin Township;  
Jacoby, Karen S., 4720 Rawle Street,  
Philadelphia, PA 19135; Soos, David C.,  
1040 Walnut Lane, Lansdale, PA 19446.

TRUNK, JOAN D. - Upper Moreland Township;  
Trunk, Michael A., 100 Island Road,  
Monroeville, NJ 08343.

WHITT, LORRAINE H. - Norristown Borough;  
Seeley, Gina M., 407 Yoder Road,  
Harleysville, PA 19438.

**SUITS BROUGHT****Week Ending October 25, 2022****The Defendant's Name Appears  
First in Capital Letters**

BACHART, BRUCE - American Express  
National Bank; 202220869; Civil Action;  
Loewy, Andrew D.

BALDY, JULIA - Rice, Christopher; 202219802;  
Complaint Divorce.

BARRON, BRUCE - Ledford, Lisa; 202219875;  
Complaint Divorce.

BILT-RITE CONSTRUCTION; ZIEGENFUSS, JAMES -  
Watts, Cynthia; 202220948; Defendants Appeal  
from District Justice.

BONNER, VENDELA - King, Fatai; 202220956;  
Plaintiffs Appeal from District Justice.

BOWERS, RICHARD - Bowers, Melissa; 202219668;  
Complaint for Custody/Visitation.

BROWN, JOHN - Portfolio Recovery Associates, LLC;  
202220907; Civil Action; Gerding, Carrie A.

BRUNNER, MARK - Brunner, Leann; 202220901;  
Complaint Divorce.

BUNDY, TYREEK; HELENSKI, BRIDGET -  
Ma, Yonghua; 202220777; Defendants Appeal  
from District Justice.

BUTTS, TERON - Williams, Sharmel; 202220895;  
Complaint for Custody/Visitation.

COMMANDER, DESTINEE - Gorni, Matthew;  
202219683; Complaint for Custody/Visitation.

COMPLETE CARE AT HARSTON HALL, LLC;  
350 HAWS LANE OPERATIONS, LLC; XYZ  
COMPANIES - Zimbardi, Carmen; 202220904;  
Civil Action; Braйтman, Arthur R.

COOPER, LISA - Portfolio Recovery Associates, LLC;  
202220888; Civil Action; Gerding, Carrie A.

COX MUNOZ DE COLOCH, CELIA; TECU, DAVID -  
Coloch Cox, Danny; 202219788; Complaint for  
Custody/Visitation; Ruggiero, Natalia T.

CROUTHAMEL, KATLYN - Stead, Andrew; 202220899;  
Complaint for Custody/Visitation.

DACHA ADULT DAY CARE, LLC - Edlook, LLC;  
202219877; Foreign Subpoena.

DARDEN, TIERRA - Martin, Donald; 202220961;  
Plaintiffs Appeal from District Justice.

DAVIS, HEATHER - American Express  
National Bank; 202220891; Civil Action;  
Loewy, Andrew D.

DeFORREST, KURT - DeForrest, Ashley; 202220950;  
Complaint Divorce.

DeFREITAS, RYAN - Ragoopath, Melisa; 202220917;  
Complaint for Custody/Visitation.

DeWALT, JAMIE - Jackson, Reginald; 202220912;  
Complaint for Custody/Visitation.

DRISCOLL, MARTHA - Portfolio Recovery  
Associates, LLC; 202220910; Civil Action;  
Gerding, Carrie A.

FERREIRA, ALENCASSYA - Portfolio Recovery  
Associates, LLC; 202220898; Civil Action;  
Gerding, Carrie A.

FISCUS, MEGAN - Portfolio Recovery Associates, LLC;  
202220900; Civil Action; Gerding, Carrie A.

FULTON, WILLIAM - Fulton, Linda; 202220769;  
Complaint Divorce; Friedland, Harvey.

- GALIE, MAEGAN - Goldman Sachs Bank USA; 202220914; Civil Action; Loewy, Andrew D.
- GARCIA QUINTANA, ARACELI; CRUZ FRISBY, ADOLFO - Schmidt, Arely; 202220786; Complaint for Custody/Visitation; Gigliotti, Michael P.
- GRATZ, JANET - Law Offices of Michael P. Gough, Esquire; 202220863; Civil Action; Gough, Michael P.
- HALEY, CARL - Morgan, Ricole; 202220908; Defendants Appeal from District Justice.
- HARBISON, JILLIAN; ROTH, KATHERINE - Polansky, Jeff; 202219717; Petition to Appeal Nunc Pro Tunc.
- HARTZ, KELLEN - Hartz, Heather; 202219874; Complaint for Custody/Visitation; Michener, Ian J.
- HECHT, BARUCH - American Express National Bank; 202220896; Civil Action; Loewy, Andrew D.
- HOPE, EMILY - Discover Bank; 202220913; Civil Action; Armstrong, Kirsten R.
- HUNER, BRITNEY; LETIZIO, ANTHONY; DOE, JANE, ET AL. - Pew, Alfonso; 202219828; Civil Action.
- JACKSON, LASHANNA - Thomas, Dominique; 202220806; Petition for Protection from Intimidation.
- JACOBS, JASLYN - Haldeman, Darnell; 202220909; Complaint Divorce.
- JACQUET, EVANNE - Fowler, Tanya; 202220548; Complaint for Custody/Visitation.
- JERRY, MEREDITH - Jerry, Andre; 202220797; Complaint Divorce.
- JONES, JACLYN; ROBERT - Webster, Joseph; 202219824; Complaint for Custody/Visitation.
- JONES, LAUREN - Costanzo, Samuel; 202219946; Complaint for Custody/Visitation; Cohen, David J.
- KANE, GREG - Woods Apartments, LLC; 202220960; Defendants Appeal from District Justice.
- KING, TAMMY - Portfolio Recovery Associates, LLC; 202220902; Civil Action; Gerding, Carrie A.
- LAWTON, AHMAD - Lawton, Shaniqua; 202219733; Complaint for Custody/Visitation.
- LEUNG, PUI - Patrylo, Scott; 202219732; Complaint for Custody/Visitation.
- LIND, DEAN - PNC Bank, National Association; 202220905; Civil Action; Armstrong, Kirsten R.
- LOVE, MELISSA - Love, Michael; 202219839; Complaint Divorce.
- MABOGUNJE, A. YODEJI - American Express National Bank; 202220886; Civil Action; Loewy, Andrew D.
- MBATA, NNAMDI - Mbata, Gladys; 202219886; Complaint for Custody/Visitation.
- McLEAN, GERALDINE - Goldman Sachs Bank USA; 202220903; Civil Action; Loewy, Andrew D.
- MENDEZ PEREZ, ANDRES; MARTINEZ CRUZ, KARINA - Ortiz Lara, Olivia; 202220818; Complaint for Custody/Visitation; Cortes, Daniel.
- MOORE, EDWARD - American Express National Bank; 202220890; Civil Action; Loewy, Andrew D.
- MUHLBAUER, GERHARD - Muhlbauser, Johanna; 202220618; Complaint Divorce; Marinari, Guy.
- MUNCER, DINA - Muncer, Michael; 202219823; Complaint Divorce.
- OGDEN, DAMIEN - Portfolio Recovery Associates, LLC; 202220880; Civil Action; Gerding, Carrie A.
- PANCOAST, AMANDA - Portfolio Recovery Associates, LLC; 202220885; Civil Action; Gerding, Carrie A.
- PARKER, SHAREEF - Discover Bank; 202220868; Civil Action; Armstrong, Kirsten R.
- PENNSYLVANIA DEPARTMENT OF TRANSPORTATION - McNally, John; 202219838; Appeal from Suspension/Registration/Insp.; Mullaney, Martin P.
- PENNSYLVANIA DEPARTMENT OF TRANSPORTATION - O'Donnell, Erin; 202219853; Appeal from Suspension/Registration/Insp.; Mullaney, Martin P.
- PENNSYLVANIA DEPARTMENT OF TRANSPORTATION - Tello, Luis; 202220766; Appeal from Suspension/Registration/Insp.
- PENNSYLVANIA DEPARTMENT OF TRANSPORTATION - Schnewolf, Kristen; 202220840; Appeal from Suspension/Registration/Insp.
- PETROVICH, ROBERT - Discover Bank; 202220865; Civil Action; Loewy, Andrew D.
- PINEDA, FAITH - Portfolio Recovery Associates, LLC; 202220878; Civil Action; Gerding, Carrie A.
- PIZZA, AMBER - Portfolio Recovery Associates, LLC; 202220906; Civil Action; Gerding, Carrie A.
- RHOADES, ERYN - Rhoades, Matthew; 202219921; Complaint Divorce; MacFarlan, David M.
- RICCARDI, JOHN - Cobler, Mark; 202220882; Complaint Divorce.
- ROBERSON, MILANI - Umble, Trelaine; 202219832; Complaint for Custody/Visitation.
- RODRIGUEZ, YVONNE - Portfolio Recovery Associates, LLC; 202220881; Civil Action; Gerding, Carrie A.
- SCOTT, MICHAEL - Hill, Brenda; 202219800; Complaint Divorce; Mirabile, Carolyn R.
- SILVERLINE PROPERTIES, LLC - Municipality of Norristown; 202220770; Defendants Appeal from District Justice.
- SMITH ASPHALT COMPANY; SMITH, LUKE - Black Sea Realty, LLC; 202220889; Plaintiffs Appeal from District Justice.
- STUTZ, LAINE - Collins, Amber; 202220894; Complaint Divorce.
- TRZASKA, EWA - Trzaska, Wojciech; 202220857; Complaint Divorce; Ottinger, Jeanne M.
- VANBASTEN, SUSAN - Discover Bank; 202220872; Civil Action; Loewy, Andrew D.
- WATSON, MARC - Thomas, Rondell; 202220641; Plaintiffs Appeal from District Justice.

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## WILLS PROBATED

### Granted Week Ending October 25, 2022

#### Decedent's Name Appears First, Then Residence at Death, and Name and Address of Executors

- BARBONE, LEONA - East Norriton Township; Partlow, Catherine, 204 Jordan Court, Collegeville, PA 19426.
- BARTON, NINA D. - Springfield Township; Barton, William E., 319 Arthur Court, Newtown Square, PA 19073.
- BROWN, NANCY J. - Upper Dublin Township; Brown, Stephen B., 214 Village Green Lane, Telford, PA 18969.
- BUCHAK, OLGA - Douglass Township; Buchak, Brian W., 1539 E. Moyamensing Avenue, Philadelphia, PA 19147; Wambold, Deborah A., 149 Wild Run Road, Barto, PA 19504.



- BUZBY, JUDY L. - Upper Dublin Township;  
Torquato, Terece A., 762 Pennsylvania Avenue,  
Manahawkin, NJ 03050; Townsend, Laura A.,  
9810 Deer Trail Drive, San Diego, CA 92127.
- CANNING, HELENE M. - Collegeville Borough;  
Dittmar, Roseann, 29 Windsor Drive,  
Limerick, PA 19468.
- CARIOLA, BARBARA A. - Upper Merion Township;  
Cariola, Frank, 601 Boxford Circle,  
King Of Prussia, PA 19406.
- CLAYPOOL, SHIRLEY S. - Lansdale Borough;  
Strade, Barbara A., 3405 Liberty Lane,  
Madison, WI 53718.
- COHEN, SONDRRA R. - Skippack Township;  
Kistler, Sondra, 4414 Meadowridge Circle,  
Collegeville, PA 19426.
- DAVIS, BEVERLY H. - Lower Merion Township;  
Davis, Jill L., 1 Waters Edge Road,  
Morristown, NJ 07960.
- DE, PARITOSH K. - Montgomery Township;  
Dey, Paritosh, M., 100 Usher Lane,  
North Wales, PA 19454.
- DE, UTE-URSULA - Montgomery Township;  
Dey, Paritosh M., 100 Usher Lane  
North Wales, PA 19454.
- DeSOUZA, NORMAN E. - Lower Providence Township;  
DeSouza, Dobro Candace, 48 S. Park Street,  
Montclair, NJ 07402; DeSouza, Marc P.,  
225 N. Presidential Boulevard,  
Bala Cynwyd, PA 19004.
- DZURENDA, MARY J. - Upper Hanover Township;  
Dzurenda, William J., 235 Edwards Avenue,  
Barrington, NJ 08007.
- FANTINI SR., DAVID A. - East Norriton Township;  
Fantini Jr., David A., 407 Bridge Street,  
Collegeville, PA 19426.
- FISHER, LILLIAN V. - Upper Frederick Township;  
Fisher, Neal, 48 Edgehill Road, Boyertown, PA 19512.
- FRYE, KATHRYN B. - Whitpain Township;  
Connolly, Eileen M., 704 Twining Way,  
Collegeville, PA 19426.
- FULLER, DONALD A. - Cheltenham Township;  
Fuller, Ronald W., 105 N. Vodges Street,  
Philadelphia, PA 19139.
- GANNON, DONNA M. - Lower Merion Township;  
Gannon, Todd M., 2065 Howell Road,  
Malvern, PA 19355.
- GARABEDIAN, JOSEPH A. - Abington Township;  
Garabedian, Virginia, 1811 Sterigere Street,  
Norristown, PA 19403.
- GEHMAN, MARJORIE A. - Telford Borough;  
Gehman, Richard W., 2215 Avia Drive,  
Hilliard, OH 43026.
- GINSBURGH, CHARLOTTE B. - Whitemarsh  
Township; Bussell, Markita G., 250 Ridge Pike,  
Lafayette Hill, PA 19444.
- GOELZ, LILLIAN - Ambler Borough; Goelz, Carl E.,  
362 W. Boulder Drive, Chalfont, PA 18914.
- GRACIN, ADELAIDE J. - Towamencin Township;  
Kerr, Cynthia M., 1394 E. Maine Road,  
Johnson City, NY 13790.
- GRAHAM, JAMES H. - Lower Pottsgrove Township;  
Farris, Christopher A., 197 Snyder Road,  
Pottstown, PA 19464.
- HADDEN, CARLYLE F. - Lansdale Borough;  
Hadden, Andree H., 21 S. Valley Forge Road,  
Lansdale, PA 19446.
- HILL, PATRICIA R. - Norristown Borough;  
Burnette, Krystin D., Bauerngasse, 30, Numberg 90443.
- HOFFMAN, DOROTHY G. - Collegeville Borough;  
Ishler, Judith E., 39 Thayer Way, Phoenixville, PA 19460.
- HOFMOCKEL, MINNIE M. - Upper Merion  
Township; Schneibolk, Pamela D.,  
18909 Fisher Avenue, Poolesville, MD 20837.
- HORROCKS, CARYL L. - Lower Providence  
Township; Horrocks, Brian, 1126 Pheasant Lane,  
Collegeville, PA 19426; Tyson, Kimberly,  
1052 Maykut Avenue, Collegeville, PA 19426.
- JAMES, JESSE L. - Limerick Township;  
James, Marie J., 183 Abbey Drive,  
Royersford, PA 19468.
- LOUGHLIN, VIRGINIA K. - Upper Merion Township;  
Allen, Kim, 56 Main Street, Port Republic, NJ 08241.
- LUSK II, HERBERT H. - Upper Merion Township;  
Maxim, James, 1023 Bel Air Drive, Apt. A,  
Highland Beach, FL 33487.
- MAMZIC, MARGARET L. - Lansdale Borough;  
Jacques, Lori, 113 Scenic View Drive,  
Mifflintown, PA 17059.
- McCANN, CONSTANCE J. - Hatboro Borough;  
Piro, Debra J., 988 Shirley Avenue, Erma, NJ 08204.
- McGLINN, MARY R. - Montgomery Township;  
McGlinn, Gerald J., 102 Beaumont Terrace,  
Lansdale, PA 19446.
- McMONAGLE, MARGARET A. - Worcester Township;  
McMonagle, Patrick J., 606 Orlando Avenue,  
Oreland, PA 19075.
- MOYER, CLARENCE M. - Franconia Township;  
Moyer, Douglas P., 537 Montgomery Avenue,  
Souderton, PA 18964.
- MULRAIN, KEVIN A. - Springfield Township;  
Mulrain, Suzanne, 7906 Flouertown Avenue,  
Wyndmoor, PA 19038.
- NAGY, MARTHA - West Pottsgrove Township;  
Nagy, Michael, 3 W. Race Street, Stowe, PA 19464.
- OAKLEY, PATRICIA A. - Horsham Township;  
Pustulka, Kimberly J., 1081 Nicholson Avenue,  
Lakewood, OH 44107.
- REINMUTH, JAMES A. - East Norriton Township;  
Printz, Cathy, 18 Glenwood Avenue, Trooper, PA 19403.
- RICCARDI, ANTHONY F. - Montgomery Township;  
Houy, Dana N., 113 Markley Road,  
Schwenksville, PA 19473.
- ROSENBAUM, MYRON E. - Lower Merion Township;  
Rosenbaum, Deena, 74 Pasture Lane,  
Bryn Mawr, PA 19010.
- ROSENBERG, JEFFREY W. - Cheltenham Township;  
Graham, Brittany C., 1414 N. Myrtlewood Street,  
Philadelphia, PA 19121.
- SANTANGELO, CHARLOTTE W. - Lansdale  
Borough; Caikoski, Charles J., 10 Barlow Drive,  
Califon, NJ 07830; Caikoski, Melissa N.,  
10 Barlow Drive, Califon, NJ 07830.
- SCHAFFER, GRACE E. - Upper Frederick Township;  
Schaffer, David S., 676 Windsor Drive, Westminster,  
MD 21158.
- SCHLAFF, RENA - Horsham Township;  
Schlaff, Lisa, 500 Martense Avenue,  
Teaneck, NJ 07666.
- SCOLA, RICHARD P. - Springfield Township;  
Comly, Michele S., 310 Greenhill Road,  
Willow Grove, PA 19090.
- SCUDDER, MARGARET L. - Lower Merion Township;  
Schriber, Nancy H., 266 Booth Lane,  
Haverford, PA 19041; Scudder, George W.,  
10 1/2 Rutledge Avenue, Charleston, SC 29401.



- SHIBUTANI, KINICHI - Lower Merion Township;  
Shibutani, Yasushi, 8377 Glen Road,  
Elkins Park, PA 19027.
- STEARNE, JOSEPH A. - Abington Township;  
Zlatkowski, Margarite, 10 Media Road,  
Cherry Hill, NJ 08002.
- STEVENS, ELEANOR V. - Lower Merion Township;  
Darwin, David R., 410 Madison Road,  
Springfield, PA 19064.
- STRICKLER, MARY T. - Abington Township;  
Strickler, Susan, 3725 Lukens Lane,  
Hatboro, PA 19040.
- VESEY, KELLY A. - New Hanover Township;  
Sourwine, Gail M., 51 Locust Lane,  
Levittown, PA 19054.
- VIOLA SR., LOUIS A. - Limerick Township;  
Viola, Timothy P., 108 Cherrywood Court,  
Collegeville, PA 19426.
- WRIGHT, MARGARET - Abington Township;  
King, Charlene V., 2352 Hamilton Avenue,  
Willow Grove, PA 19090; Wright, Charles,  
875 N. Taney Street, Philadelphia, PA 19130.
- WU, RICHARD T. - Lower Gwynedd Township;  
Sun, Alice, 1429 Cambridge Drive, Lower Gwynedd  
Township, PA 19454.
- YOO, JAE Y. - Hatfield Township; Yoo, Han U.,  
2354 Rebecca Drive, Hatfield Township, PA 19440.
9. Berry v. Granturk Equipment Company, Inc. -  
Defendant's Motion to Compel Discovery  
(Seq. 16d) - **F. Eisenberg - T. Kepner - L. Apelian.**
10. Bonisev v. Lansdale Hospital - Plaintiff's  
Motion to Compel Discovery (Seq. 65d) - **J. DeAngelo -  
D. Martz - A. Romanowicz.**
11. Carp v. Block - Defendant's Motion to Compel  
Discovery (Seq. 148d) - **G. Lightman - F. Murphy.**
12. Conti v. Osborne - Plaintiff's Motion for  
Protective Order (Seq. 4d) - **R. Cameron -  
J. McGinley.**
13. Conti v. Osborne - Plaintiff's Motion for  
Protective Order (Seq. 4d) - **R. Cameron -  
J. McGinley.**
14. Cothorn v. Giant Company, LLC - Defendant's  
Motion to Compel Discovery (Seq. 22d) -  
**J. Morgan - M. Riley.**
15. Dafi v. NTP Marble, Inc. - Plaintiff's Petition  
for Leave to Withdraw as Counsel (Seq. 25) -  
**P. Mylonas - G. Nikolaou.**
16. Dean v. Murphy - Defendant's Motion to Dismiss  
(Seq. 30) - **L. Laughlin - G. Samms.**
17. DeMaio v. DVA Healthcare Renal Care, Inc. -  
Defendant's Motion to Compel Discovery  
(Seq. 68d) - **D. Altschuler.**
18. Downs v. Jefferson Lansdale Hospital a/k/a Abington  
Lansdale Hospital - Plaintiff's Petition to Withdraw  
as Counsel (Seq. 13) - **D. Laysner - A. Romanowicz.**
19. Durante v. Tompkins - Defendant's Motion  
to Compel Discovery (Seq. 43d) - **M. Pansini -  
P. Troy.**
20. Edwards v. Abington Memorial Hospital - Plaintiff's  
Motion to Compel Discovery (Seq. 34d) -  
**K. Harden - B. Post.**
21. Estate of McCampbell v. Pottstown Borough -  
Plaintiff's Motion to Overrule Objections to Subpoena  
(Seq. 129-D) - **N. Schadler - M. Salek - M. Wilson -  
P. Newcomer - S. DiGiacomo.**
22. Eyzips v. Alush - Defendant's Motion to Compel  
Discovery (Seq. 18d) - **N. Hoffman - B. Hoffer.**
23. Fiore-Krieger v. Simba - Defendant's Motion  
to Compel Discovery (Seq. 15d) - **K. Kofsky -  
W. Remphey.**
24. Fitzpatrick v. Giant Food Stores, LLC - Plaintiff's  
Motion to Compel Discovery (Seq. 31d) -  
**J. Lukomski - M. Riley.**
25. Freedman v. Collinelli - Defendant's Motion  
to Compel Discovery (Seq. 8d) - **M. Strauss -  
L. Haggerty.**
26. Hardwick v. The Childrens Hospital of Philadelphia -  
Plaintiff's Motion to Compel Discovery (Seq. 149d) -  
**L. Kornblau - D. Martz - A. Kessler.**
27. Hill v. Evans - Defendant's Motion to Compel  
Discovery (Seq. 20d) - **T. Gibbons - H. Anderson.**
28. Horner v. Zakrzewski - Defendant's Petition for  
Issuance of Letters Rogatory (Seq. 43) - **D. Abrams -  
J. Farrell.**
29. Horner v. Zakrzewski - Defendant's Petition for  
Issuance of Letters Rogatory (Seq. 42) - **D. Abrams -  
J. Farrell.**
30. Inovio Pharmaceuticals, Inc. v. Geneone Life  
Science, Inc. - Defendant's Motion for Admission  
Pro Hac Vice (Seq. 221) - **S. Finley - D. Rhyhart.**
31. Iseley v. Galella - Defendant's Motion for Leave  
to Produce Additional Supplemental Reports  
(Seq. 87) - **S. McLaughlin - B. Post.**

## RETURN DAY LIST

### November 7, 2022 COURT ADMINISTRATOR

All motions "respecting discovery" in civil cases are subject to the provisions of Local Rule 4019\* - Discovery Master. If such a motion is answered in opposition on or before the rule return date, the matter is automatically listed for argument before the Discovery Master. Due to the declaration of Judicial Emergency in the 38th Judicial District, parties will be contacted directly by the Discovery Master as to the methodology of handling Discovery Arguments. Please see the General and Divisional Protocols for further information on Court Operations as of June 1, 2020.

- Abrams v. Hoffman - Defendant's Motion to Compel Discovery (Seq. 4d) - **M. Breslin - J. Walsh.**
- Albert v. Care HSL Harleysville Opc, L.P. - Defendant's Motion to Compel Discovery (Seq. 29d) - **G. Mullaney - P. Callahan.**
- Alexander v. Alexander - Defendant's Petition for Leave to Withdraw as Counsel (Seq. 17) - **L. Hoppe - P. Dolan.**
- Ascent Healthcare, LLC v. Sunline, LLC - Plaintiff's Motion to Compel Discovery (Seq. 27d) - **J. Frank - D. Ryan.**
- Bv. Sermon - Defendant's Motion to Compel Discovery (Seq. 27d) - **E. Grant - B. Evangelist.**
- Balladares v. Chong - Plaintiff's Motion to Transfer (Seq. 11) - **B. Krupnick.**
- Benitez v. Kleinheinz Pond - Defendant's Motion to Compel Discovery (Seq. 14d) - **J. Kofsky - J. McNulty.**
- Bennis v. Huda - Defendant's Motion to Compel Discovery (Seq. 9d) - **D. Feinberg - C. Dearden.**

32. Jenkins v. Boyd - Plaintiff's Motion to Compel Discovery (Seq. 19d) - **A. Jenkins - P. Troy.**
33. Jenkins v. Jaquay-Davis - Defendant's Motion to Compel Discovery (Seq. 18d) - **M. Simon - N. Gammon.**
34. King v. KKI, Inc. - Defendant's Motion to Compel Discovery (Seq. 31d) - **J. Matteo - D. White.**
35. King of Prussia Guru, LLC v. Patel - Defendant's Motion to Compel Discovery (Seq. 130d) - **P. Isicrate - H. Byck.**
36. Kleintop v. Belle Haven, Inc. - Plaintiff's Motion to Compel Discovery (Seq. 146d) - **J. Lare - C. Heimbach.**
37. Krasucki v. Rossi - Defendant's Motion to Strike Objections to Subpoena (Seq. 39d) - **K. Foley - T. Palmer.**
38. Liberty Insurance Corporation v. Hellings Builders, Inc. - Defendant's Motion to Compel Discovery (Seq. 27d) - **K. Michaels - J. McNulty.**
39. Lim v. Kaufmann - Plaintiff's Motion to Compel Discovery (Seq. 9d) - **J. Solnick - G. Slocum.**
40. Lucas v. Garcia-Gordon - Defendant's Motion to Deem Admissions Admitted (Seq. 11d) - **J. Radmore - K. Barbeta.**
41. Maynard v. Lee - Plaintiff's Motion to Compel Discovery (Seq. 10d) - **J. Schwartz - J. Mayers.**
42. McBride v. Oppenheimer - Defendant's Motion to Compel Compliance With a Subpoena (Seq. 54d) - **F. Strokoff - C. Connor.**
43. Metroka v. Lower Moreland Township Police - Plaintiff's Motion Requesting Order to Show Cause (Seq. 14) - **D. MacMain.**
44. Metroka v. Lower Moreland Township Police - Plaintiff's Motion to Strike Objections (Seq. 13d) - **D. MacMain.**
45. Montgomery v. Roberts - Defendant's Motion for Leave to Produce Additional Supplemental Reports (Seq. 255) - **S. McLaughlin - D. Camhi.**
46. Montgomery County Tax Claim Bureau v. Tax Claim Bureau of Montgomery County - Petition to Withdraw as Counsel (Seq. 41) - **A. Glassman.**
47. Montgomery County Tax Claim Bureau v. Valentine - Plaintiff's Motion to Leave (Seq. 19) - **A. Glassman.**
48. Ne Ind Owner4, LLC v. Main Line Expo, Inc. - Petition to Strike Confessed Judgment - **T. Bartos - R. Badman.**
49. Penn Christian Academy v. Aaron Paprocki - Plaintiff's Motion to Withdraw as Counsel (Seq. 3) - **D. Ferris**
50. Penn Christian Academy v. Cole - Plaintiff's Motion to Withdraw as Counsel (Seq. 2) - **D. Ferris.**
51. Penn Christian Academy v. Paprocka - Plaintiff's Motion to Withdraw as Counsel (Seq. 26) - **D. Ferris.**
52. People First Trust v. Lingenfelter - Defendant's Motion to Compel Discovery (Seq. 33d) - **D. Onorato - L. Berman.**
53. Pressley v. Krumm - Defendant's Motion to Compel Discovery (Seq. 10d) - **M. Soska - W. Steiger.**
54. Quality Petro Services, LLC v. 142 Railroad Avenue, LLC - Plaintiff's Motion to Compel Deposition (Seq. 15d) - **B. Barr - J. Donovan.**
55. Quality Petro Services, LLC v. 142 Railroad Avenue, LLC - Plaintiff's Motion to Compel Deposition (Seq. 16d) - **B. Barr - J. Donovan.**
56. Renninger v. Fox - Defendant's Motion to Compel Discovery (Seq. 9d) - **E. Frost - K. Abato.**
57. Riddick v. Keenan - Plaintiff's Motion to Compel Discovery (Seq. 11d) - **Y. Koelsch - C. Breon.**
58. Sandos v. Washington - Plaintiff's Motion to Compel Discovery (Seq. 20d) - **A. Spirt - K. Nosari.**
59. Schaps v. Kennedy Estates, LTD - Plaintiff's Motion for Leave to Amend Complaint (Seq. 73) - **J. Fenerty - J. Edwards - S. DiGiacomo.**
60. Shaw-Sprouse v. Willow Inn, Inc. - Plaintiff's Motion to Compel Discovery (Seq. 1d) - **I. Abovitz.**
61. Skahan v. Skahan - Defendant's Amended Petition for Leave to Withdraw as Counsel (Seq. 8) - **C. Sattin - H. Casale.**
62. Skahan v. Skahan - Defendant's Petition for Leave to Withdraw as Counsel (Seq. 7) - **C. Sattin - H. Casale.**
63. Smith v. Smith - Plaintiff's Motion to Withdraw as Counsel (Seq. 34) - **S. McIntosh - J. Marburger.**
64. Solid Waste Services, Inc. v. Ember Partners, L.P. - Motion to Compel Discovery (Seq. 204d) - **W. Fox - C. Mandracchia - J. Bukowski.**
65. Stelzer v. Cataldi - Defendant's Petition to Withdraw as Counsel (Seq. 11) - **S. Morris - P. McMenamin.**
66. Suder v. Suder - Plaintiff's Petition to Withdraw as Counsel (Seq. 30) - **C. Sattin - C. Norcross.**
67. Syron Company v. Metropolitan Properties of America - Plaintiff's Motion to Compel Discovery (Seq. 78d) - **D. String - D. Utain.**
68. Tarnoff v. Harbach - Defendant's Motion to Compel Discovery (Seq. 33d) - **J. DeAngelo - H. Welch.**
69. Taylor v. Iatesta - Defendant's Motion to Compel Discovery (Seq. 15d) - **M. Weinberg - M. Noble.**
70. Truist Bank v. ATS Group, LLC - Defendant's Petition to Open/Strike Confessed Judgment (Seq. 10) - **A. Carobus.**
71. Turnerv. Turner - Defendant's Motion to Dent Unfiled Objections (Seq. 36d) - **M. Iaconelli - R. Alston.**
72. Vitkay Matt v. Sell - Defendant's Motion to Compel Discovery (Seq. 13d) - **G. DiPippo - T. Klosinski.**
73. Walsh v. Norristown Zoological Society - Plaintiff's Motion to Compel Discovery (Seq. 12d) - **B. Swartz - C. Murphy.**
74. Washington v. 1113 North Easton Road Operations, LLC - Plaintiff's Motion to Compel Discovery (Seq. 7) - **D. Sherman - C. Magulick.**
75. Whitfield v. Gordon - Plaintiff's Motion to Compel Discovery (Seq. 11d) - **M. Pileggi - J. Sereda.**