

NOTICES

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DISSOLUTION NOTICE

NOTICE IS HEREBY GIVEN that the shareholders and directors of **Enterprise Risk Management and Professional Services, Inc.**, D/B/A eVestigations Inc., with an address of 657 Swedesford Rd., Frazer PA 19355, have approved a proposal that the corporation voluntarily dissolve, and the Board of Directors is now engaged in winding up and settling the affairs of the corporation under the provisions of Section 1975 of the Pennsylvania Business Corporation Law of 1988, as amended. VINCE CAROSELLA, Esquire, Solicitor Carosella & Associates, P.C. 882 S Matlack St #101 West Chester, PA 19382

CHANGE OF NAME NOTICE IN THE COURT OF COMMON PLEAS CHESTER COUNTY, PENNSYLVANIA CIVIL ACTION - LAW NO. 2017-10196-NC

NOTICE IS HEREBY GIVEN that the name change petition of Marisela Rodriguez, mother of minor child Sophia Sarel Rodriguez Rodriguez was filed in the above-named court and will be heard on June 25, 2018 at 9:30 AM, in Courtroom 11 at the Chester County Justice Center, 201 West Market Street, West Chester, Pennsylvania.

Date of filing the Petition: November 23, 2017

Name to be changed from: **Sophia Sarel Rodriguez Rodriguez** to: **Sophia Sarel Rodriguez**

Any person interested may appear and show cause, if any they have, why the prayer of the said petitioner should not be granted.

ESTATE NOTICES

Letters Testamentary or of Administration having been granted in the following Estates, all persons having claims or demands against the estate of the said decedents are requested to make known the same and all persons indebted to the said decedents are requested to make payment without delay to the respective executors, administrators, or counsel.

1st Publication

ADAMS, Glenna H., a/k/a Glenna Hurley Adams, late of West Caln Township. Christopher S. Adams, 1171 Suffolk Dr., Lititz, PA 17543, Executor. **GORDON W. GOOD**, Esquire, Keen, Keen & Good, LLC, 3460 Lincoln Highway, Thorndale, PA 19372, atty.

BUHLER, Sheila, late of Honeybrook Township. Mary A. Judge, care of **WHITNEY P. O'REILLY**, Esq., 120 Gay Street, P. O. Box 289, Phoenixville, PA 19460, Executor. **WHITNEY P. O'REILLY**, Esq., Unruh, Turner, Burke & Frees, P.C., 120 Gay Street, P. O. Box 289, Phoenixville, PA 19460.

CLAVIN, JR., Michael John, late of Chesterbrook, Chester County. Michael J. Clavin, 321 Amherst Ave, Swarthmore, PA 19081, Administrator.

CRAMPTON, Ruth Ann, late of East Marlborough Township. John H. Jackson, Jr., care of **CHRISTOPHER G. FURLONG**, Esquire, 22 East Third Street, Media, PA 19063, Executor. **CHRISTOPHER G. FURLONG**, Esquire, 22 East Third Street, Media, PA 19063, atty.

CRUM, Nancy Jane a/k/a Nancy J. Crum, late of the Borough of West Chester. Stephen W. Crum, care of **DENIS A GRAY**, Esq., 115 Bloomingdale Ave., Carriage House, Ste. 100, Wayne, PA 19087, Executor. **DENIS A GRAY**, Esq., Palmer & Gray LLP, 115 Bloomingdale Ave., Carriage House, Ste. 100, Wayne, PA 19087, Executor

DEMMY, Ruth G., late of the Borough of West Chester. Charlene Demmy Fleming, care of **GUY F. MATTHEWS**, Esq., 300 W. State St., Ste. 300, Media, PA 19063, Executrix. **GUY F.**

MATTHEWS, Esq., Eckell, Sparks Levy, Auerbach, Monte, Sloan, Matthews & Auslander, P.C., 300 W. State St., Ste. 300, Media, PA 19063, atty.

DEVINE, James F, late of 324 W. Lancaster Ave., Malvern, PA 19355. Joseph Kokinda, 28 Longcourse Lane, Paoli, PA 19301 and Karen Kokinda, 28 Longcourse Lane, Paoli, PA 19301, Executors. **ANDREW M. LOGAN**, Esquire, Wisler Pearlstine LLC, 460 Norristown Rd. #110, Blue Bell, PA 19422, atty.

FILLIPPO, JoAnne S., a/k/a JoAnne Fillippo, late of Charlestown Township. Thomas A. Fillippo, care of **MARGARET GALLAGHER THOMPSON**, Esq., 200 Four Falls Corporate Center, Ste. 400, P. O. Box 800, West Conshocken, PA 19428-0800, Executor. **MARGARET GALLAGHER THOMPSON**, Esq., 200 Four Falls Corporate Center, Ste. 400, P. O. Box 800, West Conshocken, PA 19428-0800, atty.

FLEMING, Robert, late of Willistown Township. Margaret A. Fleming, care of **JEFF L. LEWIN**, Esq., 25 W. Second St., Media, PA 19063, Executrix. **JEFF L. LEWIN**, Esq., 25 W. Second St., Media, PA 19063, atty.

HENEFER, Mary Ruth, late of Honey Brook. Richard Divas, 217 Stoughton Circle, Exton, PA 19341, Executor.

MACKLIN, Flora F, late of Devon. Linda S. Macklin, 309 Church Road, Devon, PA 19333, Executrix.

MATTSON, James, late of Charlestown. Deborah Ennis, 103 Battle Creek Way, Phoenixville, PA 19460, Executrix.

MESSNER, SR., Barry A., late of Honey Brook Township. Pamela L. McElroy, care of **DENNIS B. YOUNG**, Esq., 430 W. First Ave., Parkesburg, PA 19365, Executrix. **DENNIS B. YOUNG**, Esq., 430 W. First Ave., Parkesburg, PA 19365, atty.

MOHR, George F., of West Brandywine Township. Cynthia M. Wolcott and Barbara M. Pettit, care of **CAROL R. LIVINGOOD**, Esq., 130 W. Lancaster Ave., P. O. Box 191, Wayne, PA 19087-0191, Executrices. **CAROL R. LIVINGOOD**, Esq., Davis Bennett Spiess & Livingood LLC, 130 W. Lancaster Ave., P. O. Box 191, Wayne, PA 19087-0191, atty.

SERVODIDIO, Francis Nicholas, a/k/a Francis N. Servodidio late of Tredyffrin Township, Gaetanina Servodidio, care of **BARRY L. SMALL**, Esq., 30 S. 17th St., Philadelphia, PA 19103-4196, Executrix. **BARRY L. SMALL**, Esq., Duane Morris LLP, 30 S. 17th St., Philadelphia, PA 19103-4196, atty.

SMITH, David Allen, a/k/a David Smith and David A. Smith, late of East Coventry Township. Marlene Fern Adams, 400 Marquis Street, Melbourne, FL 23901, Executrix. **COURTNEY A. WIGGINS**, Esquire, Mauger & Meter, P.O. Box 698, Pottstown, PA 19464, atty.

VASILE, Joseph I., late of West Vincent Township. Joann V. Hawk, care of **LOUIS N. TETI**, Esq., 17 W. Miner St., West Chester, PA 19382, Executrix. **LOUIS N. TETI**, Esq., MacElree Harvey, Ltd., 17 W. Miner St., West Chester, PA 19382, atty.

WARK, Frances K., late of West Goshen. Jane C. Wark, care of **STACEY WILLITS MCCONNELL**, Esq., 24 E. Market St., P.O. Box 565, West Chester, PA 19381, Executrix. **STACEY WILLITS MCCONNELL**, Esq., Lamb McErlane, PC, 24 E. Market St., P.O. Box 565, West Chester, PA 19381, atty.

WITMER, Marybelle R., late of Valley Township. Karen W. Caporale, 1169 Broad Run Rd., Coatesville, PA 19320, Executrix. **KATHLEEN K. GOOD**, Esquire, Keen, Keen & Good LLC, 3460 Lincoln Highway, Thorndale, PA 19372, atty.

2nd Publication

AMODEI, SR, Thomas P., late of Westtown Township. Thomas P. Amodei, Jr. and Carmine Amodei, care of **STEPHEN CARROLL**, Esquire, P. O. Box 1440, Media, PA 19063, Executrix. **STEPHEN CARROLL**, Esquire, Carroll & Karagelian LLP, P. O. Box 1440, Media, PA 19063, atty

ANDERSON, Clara E., late of East Brandywine Township. Cheryl Carcella, care of **W. MARSHALL PEARSON**, Esquire, 311 Exton Commons, Exton, PA 19341, Executrix. **W. MARSHALL PEARSON**, Esquire, 311 Exton Commons, Exton, PA 19341, atty.

BAGINSKY, Walter J., late of West Whiteland Township. Bret J. Baginsky, care of LISA COMBER HALL, Esquire, 27 S. Darlington St., West Chester, PA 19382, Administrator. LISA COMBER HALL, Esquire, Hall Law Offices, A Professional Corporation, 27 S. Darlington St., West Chester, PA 19382, atty.

BOOKER, Charles L., late of Westtown Township. Terri L. Richkards and Blake Stoffers, care of LISA COMBER HALL, Esquire, 27 S. Darlington Street, West Chester, PA 19382, Executors. LISA COMBER HALL, Esquire, Hall Law Offices, A Professional Corporation, 27 S. Darlington Street, West Chester, PA 19382, atty.

BOWMAN, III, Leroy, late of Coatesville. Ursula Bowman, care of ALBERT M. SARDELLA, Esquire, 1240 East Lincoln Highway, Coatesville, PA 19320, Executrix. ALBERT M. SARDELLA, Esquire, 1240 East Lincoln Highway, Coatesville, PA 19320, atty.

CULLY, Constance, a/k/a Constance R. Cully, late of Caln Township. Alan J. Jarvis, 495 Highlands Boulevard, Suite 109, Coatesville, PA 19320, Executor. ALAN J. JARVIS, Esquire, Highlands Corporate Center, 495 Highlands Boulevard, Suite 109, Coatesville, PA 19320, atty.

DERKE, Hanns J., late of Avondale. Cristina R. Derke 106 Longo Drive, Avondale, PA 19311 and Nicholas A. Derke, 579 South Dudley Street, Lakewood, CO 80226, Executors. PETER S. GORDON, Esquire, Gordon, Fournaris & Mammarella, P.A., 1925 Lovering Avenue, Wilmington, DE 19806, atty.

DISANTI, Edith M., late of the Borough of West Chester. Joseph Ferrier, care of KATHRYN A. MELONI, Esquire, 2 S. Orange St., Ste. 205, Media, PA 19063, Executor. KATHRYN A. MELONI, Esquire, Law Office of Kathryn A. Meloni, P.C., 2 S. Orange St., Ste. 205, Media, PA 19063, atty.

EYLER, JR., Joseph Charles, late of West Caln Township. Linda Eyler, 318 Reid Road, Coatesville, PA 19320, Administratrix. TODD ALLEN ELLIOTT, Esquire, 835 West Chester Pike, 2nd Flr., West Chester, PA 19382, atty.

GREGG, Mark L., a/k/a Mark Lawrence Gregg, late of Chadds Ford Twp. Ellis Clark Gregg, Jr., care of JEFFREY P. BRYMAN, Esquire, 213 E. State Stret, Kennett Square, PA 19348, Executor. JEFFREY P. BRYMAN, Esquire, Brutscher, Foley, Milliner & Land, LLP, 213 E. State Stret, Kennett Square, PA 19348, atty.

HAGADORN, Jean Helen, late of Westtown Township. Jill E. Kelly, care of STEPHEN CARROLL, Esquire, P. O. Box 1440, Media, PA 19063, Executrix. STEPHEN CARROLL, Esquire, Carroll & Karagelian LLP, P. O. Box 1440, Media, PA 19063, atty.

LATSHAW, C. Albert, a/k/a Clayton Albert Latshaw, late of East Vincent Township. Paul W. Latshaw, 1605 Powder Mill Ln., Wynnewood, PA 19096, Executor. DAVID S. KAPLAN, Esquire, O'Donnell, Weiss & Mattei, P.C., 41 E. High St., Pottstown, PA 19464, atty.

LEECH, Debra A., late of East Fallowfield Township. Kirstyn Egan,, care of HUDSON L. VOLTZ, Esquire, 110 Hopewell Rd., Ste. 200, Downingtown, PA 19335, Executrix. HUDSON L. VOLTZ, Esquire, 110 Hopewell Rd., Ste. 200, Downingtown, PA 19335, atty.

MCGINNIS, Kathleen M., late of the Borough of West Chester. Gerard D. McGinnis, Jr. 337 Sharpless St., West Chester, PA 19382, Executor. GARY P. URTZ, Esquire, 900 C Darby Rd., Havertown, PA 19083, atty.

PANNEBAKER, Mary T., late of Downingtown. Susan Pannebaker, care of ASHLEY M. ECKERT, Esquire, 3504 Lincoln Highway, Thorndale, PA 19372, Executrix. ASHLEY M. ECKERT, Esquire, The Law Office of Ashley M. Eckert LLC, 3504 Lincoln Highway, Thorndale, PA 19372, atty.

POWELL, Joan, late of Kennett Township. Owen Huw Powell, care of L. PETER TEMPLE, Esquire, P. O. Box 384, Kennett Square, PA 19348, Executor. L. PETER TEMPLE, Esquire, Larmore Scarlett LLP, P. O. Box 384, Kennett Square, PA 19348, atty.

SHAFFER, Helen S., late of East Goshen Township. John I Shaffer, III and Helenann Meenan, care of LISA COMBER HALL, Esquire, 27 S. Darlington St., West Chester, PA 19382, Executors. LISA COMBER HALL, Esquire, Hall Law Offices, A Professional Corporation, 27 S. Darlington St., West Chester, PA 19382, atty.

SHANNER, William Preston, late of Phoenixville. Sonia S. Wasco and Elizabeth A. Battistini, care of W. BRYAN BYLER, Esquire, 363 West Roseville Road, Lancaster, PA 17601, Executrices. W. BRYAN BYLER, Esquire, Byler, Goodley & Winkle, P.C., 363 West Roseville Road, Lancaster, PA 17601, atty.

SLOBODZIAN, JR., Leon, late of East Pikeland Twp. John Newton, Jr., care of HUDSON L. VOLTZ, Esquire, 110 Hopewell Rd., Ste. 200, Downingtown, PA 19335, Executor. HUDSON L. VOLTZ, Esquire, 110 Hopewell Rd., Ste. 200, Downingtown, PA 19335, atty.

SWEIGART, Larry Joseph, late of Coatesville. Vincent J. Caputo 31 S. High St., West Chester, PA 19382, Executor.

TRACEY, Mary E., late of East Fallowfield Township. Denise M. Cavuto, 11 Christine Circle, Coatesville, PA 19320, Executrix. WILLIAM T. KEEN, Esquire, Keen Keen & Good, LLC, 3460 Lincoln Highway, Thorndale, PA 19372, atty.

3rd Publication

ANDERSON, Keith H., late of East Fallowfield Township. Keith Milbourne Anderson, 15 Somerset Dr., Coatesville, PA 19320, Administrator. LAWRENCE A. GOLDBERG, Esquire, Goldberg, Goldberg & Janoski, 213-215 W. Miner St., West Chester, PA 19382, atty.

BARNETT, Kenneth C., late of West Whiteland Township. Sean A. O'Neill, care of ANDREW H. DOHAN, Esquire, 460 E. King Road, Malvern, PA 19355-3049, Executor. ANDREW H. DOHAN, Esquire, Lentz, Cantor & Massey, Ltd., 460 E. King Road, Malvern, PA 19355-3049, atty.

BARTONE, Catherine T. Catherine L. Bartone, late of West Brandywine Township. Patricia K. Lyman, care of JAMES J. RUGGIERO, JR., Esquire, 16 Industrial Blvd., Suite 211, Paoli, PA 19301-1609, Executrix. JAMES J. RUGGIERO, JR., Esquire, Ruggiero Law Offices LLC, 16 Industrial Blvd., Suite 211, Paoli, PA 19301-1609, atty.

BAUMGARTEN, JR., Paul L., a/k/a Paul L. Baumgarten, late of West Pikeland Township. Kirsten S. Phillips, 1114 E. Street SE, Washington, DC 20003, Executrix. FRANK W. HAYES, Esquire, Hayes & Romero, 31 South High Street, West Chester, PA 19382, atty.

BERARDI, Anthony T., late of East Goshen Township. Donna B. Hart, P.O. Box 404, Downingtown, PA 19335 and Peter A. Berardi, 436 Caswellen Dr., West Chester, PA 19380, Administrators. LAWRENCE A. GOLDBERG, Esquire, Goldberg, Goldberg & Janoski, 213-215 W. Miner St., West Chester, PA 19382, atty.

CALLAGHAN, Dorothy L., late of East Goshen Township. Frederick J. Callaghan, Jr., care of DUKE SCHNEIDER, Esquire, 17 W. Miner St., West Chester, PA 19382, Executor. DUKE SCHNEIDER, Esquire, MacElree Harvey, LTD., 17 W. Miner St., West Chester, PA 19382, atty.

DAVIS, Katherine D., late of Pennsbury Township. Karen McKinney Wood and L. Peter Temple, P.O. Box 384, Kennett Square, PA 19348, Executors. L. PETER TEMPLE, Esquire, Larmore Scarlett LLP, P. O. Box 384, Kennett Square, PA 19348, atty.

FRYBARGER, Joan M., late of West Bradford Township. Mark S. Frybarger, 36 Parkside Avenue, Lancaster, PA 17602, Executor. BRADFORD J. HARRIS, Esquire, Good & Harris, LLP, 132 West Main Street, New Holland, PA 17557, atty.

FUNSCH, Lois E., late of West Brandywine Township. The Pennsylvania Trust Company, 5 Radnor Corporate Center, Ste. 450, 100 Matsonford Rd., Radnor, PA 19087, Executor. CAROL R. LIVINGOOD, Esquire, Davis Bennett Spies & Livingood, LLC, 130 W. Lancaster Ave., P. O. Box 191, Wayne, PA 19087-0191, atty.

HARRIS, James Joseph, late of East Goshen Township. Elizabeth M. Helmich and Nancy Harris Marvel, 1550 High Grove Lane, Malvern, PA 19355, Executrices. **KENNETH R. WERNER**, Esquire, Werner & Wood, 203 West Miner Street, West Chester, PA 19382, atty.

HOGAN, Grace J., late of Westtown Township. Mark Hogan, 45 Freeman Rd., Yarmouth Port, MA 02675, Executor. **JEREMY A. WECHSLER**, Esquire, 2300 Computer Avenue, Suite J-54, Willow Grove, PA 19090, atty.

IPOLETTA, Joseph R, late of London Grove Township. Amy Clark, care of **RICK MORTON**, Esquire, 220 West Gay Street, West Chester, PA 19380, Executrix. **RICK MORTON**, Esquire, Ryan Morton & Imms, 220 West Gay Street, West Chester, PA 19380, atty.

KOONS, Una Irene, late of Willistown Township. Allen Koons, P. O. Box 153, Kimberton, PA 19442, Executor.

KRICK, Emma Lou, late of East Bradford Township. Leonard Scott Kirck, 2020 Deer Springs Drive, Henderson, NV 89074, Executor.

MCCLAFFERTY, Francis E., a/k/a Francis Edward McClafferty, late of East Coventry Township. Kathleen Majka, 149 Boxwood Court, Pottstown, PA 19464, Executrix. **THOMAS L. HOFFMAN**, Esquire, Wells, Hoffman, Holloway & Medvesky, LLP, 635 E. High Street, P. O. Box 657, Pottstown, PA 19464, atty.

MCCLEAN, Neil Allen, late of West Vincent Township. James A. McClean, Jr., care of **ANTHONY MORRIS**, Esquire, 118 W. Market St., Ste. 300, West Chester, PA 19382-2928, Administrator. **ANTHONY MORRIS**, Esquire, Buckley Brion McGuire & Morris LLP, 118 W. Market St., Ste. 300, West Chester, PA 19382-2928, atty.

MCNABB, John J., late of East Goshen Township. Margaret M. Hayes, care of **L. PETER TEMPLE**, Esquire, P. O. Box 384, Kennett Square, PA 19348, Administratrix. **L. PETER TEMPLE**, Esquire, Larmore Scarlett LLP, P. O. Box 384, Kennett Square, PA 19348, atty.

O'DELL, John, late of Valley Township. Julie M. O'Dell, care of **DOLORES M. TROIANI**, Esquire, 1171 Lancaster Avenue, Suite 101, Berwyn, PA 19312, Executrix. **DOLORES M. TROIANI**, Esquire, Troiani & Gibney, LLP, 1171 Lancaster Avenue, Suite 101, Berwyn, PA 19312, atty.

PAINTER, Janice E., late of Borough of West Chester. Kenneth C. Painter, care of **ANTHONY MORRIS**, Esquire, 118 W. Market Street, Suite 300, West Chester, PA 19382-2928, Executor. **ANTHONY MORRIS**, Esquire, Buckley Brion McGuire & Morris LLP, 118 W. Market Street, Suite 300, West Chester, PA 19382-2928, atty.

PAVLOFF, Maryanne, late of Willistown Township. John H. Pavloff, 519 Rock Glen Drive, Wynnewood, PA 19096, Executor. **THOMAS K. SCHINDLER** Esquire and **JOANNE L. DRUST**, Esquire, Schindler Law Group, LLC, 818 E. Baltimore Pike, Kennett Square, PA 19348, attys.

PHILLIPS, Marian G., late of Coatesville, PA. Patrick M. Phillips, 1209 E. Lincoln Highway, Coatesville, PA 19320, Executor.

ROOT, George Clarence, late of Oxford Borough, Chester County, PA. Matthew D Root, 2806 Stone Place, Newark, DE 19702, Executor. **KENNETH R. PYLE**, Esquire, P.O. Box 32, Rising Sun, MD 21911-0032, atty.

ROSS, Janet A., late of West Whiteland Township. Kathleen A. Kullman, 1403 Hunter Lane, West Chester, PA 19380 and Elaine J. Doney, 109 Signal Road, Drexel Hill, PA 19026, Executrices. **FRANK W. HAYES**, Esquire, Hayes & Romero, 31 South High Street, West Chester, PA 19382, atty

SIATON, Gerard C., late of Schuylkill Township. Christine S. Siaton, care of **JOSEPH A. BELLINGHERI**, Esquire, 17 W. Miner St., West Chester, PA 19382, Executrix. **JOSEPH A. BELLINGHERI**, Esquire, MacElree Harvey, LTD., 17 W. Miner St., West Chester, PA 19382, atty.

SMITH, Barbara A., a/k/a Barbara Ann Smith, late of Pocopson Township. The Pennsylvania Trust Company, 5 Radnor Corporate Center, Ste. 450, 100 Matsonford Rd., Radnor, PA 19087, Executor. **RALPH N. TEETERS**, Esquire, Teeters Harvey Marrone & Kaier LLP, 1835 Market St., Ste. 505, Philadelphia, PA 19103, atty.

SPATOLA, SR., Robert A., late of East Brandywine Township. Hannah E. Spatola, care of **MICHAEL C. MCBRATNIE**, Esquire, P. O. Box 673, Exton, PA 19341, Executrix. **MICHAEL C. MCBRATNIE**, Esquire, Fox Rothschild LLP, P. O. Box 673, Exton, PA 19341, atty.

STRODE, Irene Pusey, late of the Borough of Oxford. Phyllis P. Biddle, care of **L. PETER TEMPLE**, Esquire, P. O. Box 384, Kennett Square, PA 19348, Executrix. **L. PETER TEMPLE**, Esquire, Larmore Scarlett LLP, P. O. Box 384, Kennett Square, PA 19348, atty.

WEST, Patricia G., late of West Whiteland Township. Kathryn West, care of **W. MARSHALL PEARSON**, Esquire, 311 Exton Commons, Exton, PA 19341-245, Executrix. **W. MARSHALL PEARSON**, Esquire, 311 Exton Commons, Exton, PA 19341-2450, atty.

YANCHEK, Jean D., late of Phoenixville. Robin Y. Emery and Mark Yancheck, care of **ELIZABETH R. HOWARD**, Esquire, 301 Gay Street, P. O. Box 507, Phoenixville, PA 19460, Executors. **ELIZABETH R. HOWARD**, Esquire, 301 Gay Street, P. O. Box 507, Phoenixville, PA 19460, atty.

FICTITIOUS NAME

NOTICE is hereby given, pursuant to Fictitious Names Act of 1982, 54 Pa.C.S. Section 301 et seq., which repealed prior laws on the subject, any entity or entities (including individuals, corporations, partnership or other groups, which conduct any business in Pennsylvania under an assumed or fictitious name shall register such name by filing an application for registration of fictitious name with the Department of State for the conduct of a business in Chester County, Pennsylvania under the assumed or fictitious name, style or designation of

Grow ‘N’ Play Development Center, with its principal place of business at 310 Valley Rd., Coatesville, PA 19320. The application has been (or will be) filed on: April 25, 2018. The name(s) and address(es) of the individual(s) or entity(ies) owning or interested in said business: Mary Edwards, Ro-Gina Edwards and Sasha Edwards, 310 Valley Rd., Coatesville, PA 19320.

Hoover Financial Advisors Benefits, with its principal place of business at 112 Moores Rd, Suite 100, Malvern, PA 19355. The application has been (or will be) filed on: June 1, 2018. The name(s) and address(es) of the individual(s) or entity(ies) owning or interested in said business: Peter K Hoover, 112 Moores Rd. Suite 100, Malvern PA 19355.

My Salon Suite West Chester, with its principal place of business at Suite 21A, West Goshen Shopping Center, 997 Paoli Pike, West Chester, PA 19380. The application has been (or will be) filed on: June 2, 2018. The name(s) and address(es) of the individual(s) or entity(ies) owning or interested in said business: John Cowan, Keystone Suite Management, 116 Pierce Ln, Kennett Square, PA 19348.

Sambuco Children’s Educational Fund with its principal place of business at 1146 W. Warren Road, West Chester, PA 19382. The application has been (or will be) filed on May 30, 2018. The name(s) and address(es) of the individual(s) or entity(ies) owning or interested in said business: Kristine M. Sambuco, 1146 W. Warren Road, West Chester, PA 19382.
 BARRY S. RABIN, Esquire
 797 E. Lancaster Ave., Suite 13
 Downingtown, PA 19335

The Unique Petcare, with its principal place of business at 32 Springfield Drive, Elverson, PA 19520. The application has been (or will be) filed on: June 5, 2018. The name(s) and address(es) of the individual(s) or entity(ies) owning or interested in said business: Stephanie M Gibson, 32 Springfield Drive, Elverson, PA 19520.

FICTITIOUS NAME

Notice is hereby given that an Application for Registration of Fictitious Name was filed in the Department of State of the Commonwealth of Pennsylvania May 09, 2018 for **A5 Creative** at 1650 West Chester Pike, MA2, West Chester, PA 19382. The names and address of each individual interested in the business is Brad Repetz at 1650 West Chester Pike, MA2, West Chester, PA 19382. This was filed in accordance with 54 PaC.S. 311.

FICTITIOUS NAME

Notice is hereby given that an Application for Registration of Fictitious Name was filed in the Department of State of the Commonwealth of Pennsylvania April 30, 2018 for **Adrienne Hart Enterprises** at 820 Washington Pl., Chesterbrook, PA 19087. The names and address of each individual interested in the business is Valerie Denault at 820 Washington Pl., Chesterbrook, PA 19087. This was filed in accordance with 54 PaC.S. 311.

FICTITIOUS NAME

NOTICE IS HEREBY GIVEN that, effective April 23, 2018, Pottstown Rehabilitation & Nursing, LLC, 3031 Chestnut Hill Road, Pottstown, Chester County, Pennsylvania registered the name “**Kadima Rehabilitation & Nursing at Pottstown**” by filing a Fictitious Name Registration under the Fictitious Names Act, 54 Pa.C.S. § 311(g) with the Pennsylvania Department of State in Harrisburg, Pennsylvania, for the conduct of business at its place of business situated at 3031 Chestnut Hill Road, Pottstown, Chester County, Pennsylvania.
 LATSHA DAVIS & MCKENNA, P.C.
 1700 Bent Creek Boulevard, Suite 140
 Mechanicsburg, PA 17050

FICTITIOUS NAME

Notice is hereby given that an Application for Registration of Fictitious Name was filed in the Department of State of the Commonwealth of Pennsylvania April 23, 2018 for **KamEli Business Solutions** at 43 Knickerbocker Lane, Malvern, PA 19355. The names and address of each individual interested in the business is Ginger Clapps at 43 Knickerbocker Lane, Malvern, PA 19355. This was filed in accordance with 54 PaC.S. 311.

FICTITIOUS NAME

Notice is hereby given that an Application for Registration of Fictitious Name was filed in the Department of State of the Commonwealth of Pennsylvania April 09, 2018 for **Let’s Danza!** at 478 Acorn Lane, Downingtown, PA 19335. The names and address of each individual interested in the business is Thomas McKee at 478 Acorn Lane, Downingtown, John Claiborne Parnell at 1330 N. Taney Street, Philadelphia, PA 19121 and Ian Blair McGuire at 404 Fairmont Ave., Philadelphia, PA 19123. This was filed in accordance with 54 PaC.S. 311.

Court of Common Pleas
Chester County
Civil Action – Law
No. 2018-00420-RC

Notice of Action in Mortgage Foreclosure

Ditech Financial LLC, Plaintiff vs. Robert T. Harris III a/k/a Robert T. Harris, Mortgagor and Real Owner, Defendant

To: Robert T. Harris III a/k/a Robert T. Harris, Mortgagor and Real Owner, Defendant, whose last known address is 16 Hillside Circle, Honey Brook, PA 19344. This firm is a debt collector and we are attempting to collect a debt owed to our client. Any information obtained from you will be used for the purpose of collecting the debt. You are hereby notified that Plaintiff, Ditech Financial LLC, has filed a Mortgage Foreclosure Complaint endorsed with a notice to defend against you in the Court of Common Pleas of Chester County, PA, docketed to No. 2018-00420-RC, wherein Plaintiff seeks to foreclose on the mortgage secured on your property located, 16 Hillside Circle, Honey Brook, PA 19344, whereupon your property will be sold by the Sheriff of Chester County. Notice: You have been sued in court. If you wish to defend against the claims set forth in the following pages, you must take action within twenty (20) days after the Complaint and notice are served, by entering a written appearance personally or by attorney and filing in writing with the court your defenses or objections to the claims set forth against you. You are warned that if you fail to do so the case may proceed without you and a judgment may be entered against you by the Court without further notice for any money claimed in the Complaint for any other claim or relief requested by the Plaintiff. You may lose money or property or other rights important to you. You should take this paper to your lawyer at once. If you do not have a lawyer or cannot afford one, go to or telephone the office set forth below. This office can provide you with information about hiring a lawyer. If you cannot afford to hire a Lawyer, this office may be able to provide you with information about agencies that may offer legal services to eligible persons at a reduced fee or no fee. Lawyer Referral and Info. Service, Chester County Bar Assn., 15 W. Gay St., West Chester, PA 19380, 610.429.1500. Michael T. McKeever, Atty. for Plaintiff, KML Law Group, P.C., Ste. 5000, Mellon Independence Center, 701 Market St., Phila., PA 19106-1532, 215.627.1322.

**NOTICE OF ACTION IN MORTGAGE FORECLOSURE
IN THE COURT OF COMMON PLEAS OF CHESTER COUNTY, PENNSYLVANIA
CIVIL ACTION – LAW**

WELLS FARGO BANK, N.A.
Plaintiff

COURT OF COMMON PLEAS

vs.

CIVIL DIVISION

GABRIEL NEELD
PAMELA ANN NEELD
A/K/A PAMELA LEWIS
Defendants

CHESTER COUNTY

No. 2018-02988-RC

NOTICE

To GABRIEL NEELD

You are hereby notified that on March 16, 2018, Plaintiff, WELLS FARGO BANK, N.A., filed a Mortgage Foreclosure Complaint endorsed with a Notice to Defend, against you in the Court of Common Pleas of CHESTER County Pennsylvania, docketed to No. 2018-02988-RC. Wherein Plaintiff seeks to foreclose on the mortgage secured on your property located at 161 KAOLIN ROAD, COATESVILLE, PA 19320-1020 whereupon your property would be sold by the Sheriff of CHESTER County.

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

NOTICE

If you wish to defend, you must enter a written appearance personally or by attorney and file your defenses or objections in writing with the court. You are warned that if you fail to do so the case may proceed without you and a judgment may be entered against you without further notice for the relief requested by the plaintiff. You may lose money or property or other rights important to you.

YOU SHOULD TAKE THIS NOTICE TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER, GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW. THIS OFFICE CAN PROVIDE YOU WITH INFORMATION ABOUT HIRING A LAWYER.

IF YOU CANNOT AFFORD TO HIRE A LAWYER, THIS OFFICE MAY BE ABLE TO PROVIDE YOU WITH INFORMATION ABOUT AGENCIES THAT MAY OFFER LEGAL SERVICES TO ELIGIBLE PERSONS AT A REDUCED FEE OR NO FEE.

Lawyer Referral Service
Chester County Bar Association
15 West Gay Street.
2nd Floor
West Chester, PA 19380
Telephone (610) 429-1500z

COURT OF COMMON PLEAS
CHESTER COUNTY
NO. 2016-06597-RC

CIVIL ACTION MORTGAGE FORECLOSURE

FV-I, Inc. in trust for Morgan Stanley Mortgage Capital Holdings LLC, c/o Specialized Loan Servicing, LLC, Plaintiff vs. Linda B. Valentine, Defendant

NOTICE OF SHERIFF'S SALE OF REAL PROPERTY

To: Linda B Valentine, Defendant, whose last known address is 340 E. First Avenue Malvern, PA 19355.

The real estate located at 340 E. First Avenue, Malvern, PA 19355 is scheduled to be sold at Sheriff's Sale on 9/20/18 at 11:00 a.m. at the Chester County Justice Center, 201 W. Market St., West Chester, PA, to enforce the court judgment of \$216,938.91, plus fees, costs and other charges obtained by FV-I, Inc. in trust for Morgan Stanley Mortgage Capital Holdings LLC c/o Specialized Loan Servicing, LLC against you.

NOTICE OF OWNER'S RIGHTS YOU MAY BE ABLE TO PREVENT THIS SHERIFF'S SALE

1. This sale will be canceled if you pay the judgment to Patrick J. Wesner, Esq., 9000 Midlantic Dr., Ste. 300, P.O. Box 5054, Mount Laurel, NJ 08054. To find out how much you must pay, you may call (856) 810 5815. 2. You may be able to stop the sale by filing a petition asking the court to strike or open the judgment, if the judgment was improperly entered. You may also ask the court to postpone the sale for good cause. 3. You may also be able to stop the sale through other legal proceedings. 4. You may need an attorney to assert your rights. The sooner you contact one, the more chance you will have of stopping the sale.

RIGHTS EVEN IF THE SHERIFF'S SALE DOES TAKE PLACE

1. If the Sheriff's Sale is not stopped, your property will be sold to the highest bidder. You may find out the price bid by calling the Sheriff's Office at 610-344-6850 or Patrick J Wesner, Esquire at (856) 810 5815. 2. You may be able to petition the court to set aside the sale if the bid price was grossly inadequate compared to the value of your property. 3. The sale will go through only if the buyer pays the Sheriff the full amount due in the sale. To find out if this has happened, you may call the Sheriff's Office at 610.344.6850 or Patrick J Wesner, Esq. at 856.810.5815. 4. If the amount due from the buyer is not paid to the Sheriff, you will remain the owner of the property as if the sale never happened. 5. You have a right to remain in the property until the full amount due is paid to the Sheriff and the Sheriff gives a deed to the buyer. At that time, the buyer may bring legal proceedings to evict you. 6. You may be entitled to a share of the money which was paid for your house. A schedule of distribution of the money bid for your house will be filed by the Sheriff on the 30th day after the sale. This schedule will state who will be receiving that money. The money will be paid out in accordance with this schedule unless exceptions (reasons why the proposed distribution is wrong) are filed with the Sheriff within ten (10) days of the preparation of the schedule of distribution. 7. You may also have other rights and defenses, or ways of getting your house back, if you act immediately after the sale. **YOU SHOULD TAKE THIS PAPER TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER, GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW. THIS OFFICE CAN PROVIDE YOU WITH INFORMATION ABOUT HIRING A LAWYER. IF YOU CANNOT AFFORD TO HIRE A LAWYER, THIS OFFICE MAY BE ABLE TO PROVIDE YOU WITH INFORMATION ABOUT AGENCIES THAT MAY OFFER LEGAL SERVICES TO ELIGIBLE PERSONS AT A REDUCED FEE OR NO FEE.** Lawyer Referral & Info. Service, Chester County Bar Assn., 15 W. Gay St., West Chester, PA 19380, 610.692.1889. Patrick J. Wesner, Atty. for Plaintiff, PARKER McCAY P.A., 9000 Midlantic Dr., Ste. 300, P.O. Box 5054, Mount Laurel, NJ 08054, 856.810.5815.

3rd Publication of 3

TRUST NOTICE

Trust Estate of **KATHERINE D. DAVIS**, deceased, late of Pennsbury Township, Chester County, Pennsylvania. All persons having claims or demands against the Trust Estate of **KATHERINE D. DAVIS** are requested to make known the same and all persons indebted to the said decedent are requested to make payment without delay to:

Karen McKinney Wood and L. Peter Temple, Co-Trustees, c/o Larmore Scarlett LLP, P.O. Box 384, Kennett Square, PA 19348 or L. Peter Temple, Esquire, Larmore Scarlett LLP, P.O. Box 384, Kennett Square, PA 19348, atty.

3rd Publication of 3

REVOCABLE TRUST NOTICE

Trust of **CLARENCE HAWORTH LONSDALE, JR.**, a/k/a Clarence H. Lonsdale Jr., late of Coatesville, PA, Chester County, Pennsylvania. Notice is hereby given that the settlor of the Revocable Trust set forth has died, and no Personal Representative has been appointed for said Decedent's Estate. All persons having claims or demand against said Decedent are requested to make known the same and all persons indebted to said Decedent are requested to make payment without delay to the Trustee or the Trustee's attorney as named below:

Susan F. Heinze Broda, Trustee
8158 North Mayfield Lane
Mechanicsville, PA 23111

or

Peter S. Gordon, Esquire, atty.
Gordon, Fournaris & Mammarella, P.A.
1925 Lovering Avenue
Wilmington, DE 19806

3rd Publication of 3

TRUST NOTICE

Trust Estate of **IRENE PUSEY STRODE**, deceased, late of Borough of Oxford, Chester County, Pennsylvania. All persons having claims or demands against the Trust Estate of **IRENE PUSEY STRODE** are requested to make known the same and all persons indebted to the said decedent are requested to make payment without delay to:

Phyllis P. Biddle, Trustee, c/o Larmore Scarlett LLP, P. O. Box 384, Kennett Square, PA 19348 or L. Peter Temple, Esquire, Larmore Scarlett LLP, P. O. Box 384, Kennett Square, PA 19348, atty.

SHERIFF SALE OF REAL ESTATE

By virtue of the within mentioned writs directed to Sheriff Carolyn B. Welsh, the herein-described real estate will be sold at public sale in the Chester County Justice Center at 201 W Market Street, 3rd Floor, Room 3300, West Chester, Pennsylvania, as announced on **Thursday, June 21st, 2018 at 11AM.**

Notice is given to all parties in interest and claimants that the Sheriff will file with the Prothonotary and in the Sheriff's Office, both located in the Chester County Justice Center, 201 W Market Street, West Chester, Pennsylvania, Schedules of Distribution on **Monday, July 23rd, 2018.** Distribution will be made in accordance with the Schedules unless exceptions are filed in the Sheriff's Office within ten (10) days thereafter.

N.B. Ten percent (10%) of the purchase money must be paid at the time and place of sale. **Payment must be paid in cash, certified check or money order made payable to the purchaser or "Sheriff of Chester County". The balance must be made payable to "Sheriff of Chester County".** within twenty-one (21) days from the date of sale by 2PM.

CAROLYN B. WELSH, SHERIFF

3rd Publication

SALE NO. 18-6-339
Writ of Execution No. 2017-11870
DEBT \$61,367.22

ALL THAT CERTAIN lot or piece of land on which is located the east house of two brick dwelling houses, hereditaments and appurtenances, situate in the City of Coatesville, County of Chester and State of Pennsylvania, bounded and described as follows:

BEGINNING at a point in the north curb line of Madison Street opposite the center of the middle dividing partition in said block of 2 brick dwelling houses and distant 234.6 feet eastwardly from the east line of Lime Street; thence by land now or late of Lajos Rajtik and Ilon Rajtik and passing through the center of the middle dividing partition in said block of 2 brick dwelling houses north 13 degrees 5 minutes west 60 feet to the north side of said block of 2 brick dwelling houses; thence still by the same land north 13 degrees 46 minutes west, 90 feet to the south line of Concord Street; thence by the same north 76 degrees 55 minutes east, 17.03 feet to a corner of land now or late of

Bill Matejkovic and Julia Matejkovic; thence by the same south 13 degrees 46 minutes east, 150 feet to the north curb line of Madison Street; thence by the same south 76 degrees 55 minutes west 17.73 feet to the place of beginning.

BEING Tax Parcel # 16-9-229

PLAINTIFF: Coatesville Savings Bank

VS

DEFENDANT: **MARYANN**

CZEREDARCZUK a/k/a MARYANN

CZERDARCZUK a/k/a MARYANN

CZEREDAREZUK

SALE ADDRESS: 213 Madison Street,
Coatesville, Chester County, Pennsylvania 19320

PLAINTIFF ATTORNEY: **ANTHONY
R. DISTASIO, ESQ., 610-374-7320**

SALE NO. 18-6-340

Writ of Execution No. 2014-00756

DEBT \$486,024.67

PROPERTY situate in the Willistown
Township, Chester County, Pennsylvania

BLR# 54-3-248

IMPROVEMENTS thereon: residential
dwelling

PLAINTIFF: LSF9 Master Participation
Trust

VS

DEFENDANT: **MICHAEL M.
ROSATO and ANN V. ROSATO**

SALE ADDRESS: 10 Creek Road,
Malvern, PA 19355-2904

PLAINTIFF ATTORNEY: **PHELAN
HALLINAN DIAMOND & JONES, LLP, 215-
563-7000**

SALE NO. 18-6-341

Writ of Execution No. 2014-07668

DEBT \$4,185.59

ALL THAT CERTAIN message and lot of land situate in the Borough of Honey Brook, County of Chester, State of Pennsylvania, bounded and described as follows:

BEING the same premises which Thomas E. Bell and Lisa M. Bell, husband and wife, by Deed bearing date 4/18/1988 and recorded 4/22/1988 in the Office of the Recorder of Deeds, in and for the County of Chester in Deed Book 1114 Page 479, granted and conveyed unto Allen T. Maddox, in fee.

UPI No. 12-2-24

PLAINTIFF: Northwestern Chester
County Municipal Authority

VS
 DEFENDANT: **ALLEN T. MADDOX
 & ROSE ANN MADDOX**
 SALE ADDRESS: 441 James Street,
 Honey Brook, PA 19344
 PLAINTIFF ATTORNEY:
KIMBERLY P. VENZIE, ESQ., 610-436-4400

SALE NO. 18-6-342
Writ of Execution No. 2017-11441
DEBT \$181,885.01

ALL THAT CERTAIN lot or piece of ground, situate in the Township of West Whiteland, County of Chester and Commonwealth of Pennsylvania, being Lot 26 on a Plan of proposed PRD for Mr. Fred V. Schubert, dated 7/8/1986 last revised 1/21/1999 and recorded as Plan No. 14834 and also described as follows:

BEGINNING at a point at the front left corner of the foundation Unit No. 26, said point being defined by the following courses and distances from the centerline intersection of Pottstown Pike (Route 100) and Rockland Drive; thence, north 61 degrees 26 minutes 45 seconds east a distance of 676.96 feet; thence with a curve turning to the left with an arc length of 7.74 feet with a radius of 300.00 feet, with a chord bearing of north 60 degrees 42 minutes 25 seconds east, with a chord length of 7.74 feet; thence, north 59 degrees 58 minutes 06 seconds east, a distance of 398.02 feet; thence, north 20 degrees 31 minutes 44 seconds west, a distance of 83.55 feet; thence with a curve turning to the left with an arc length of 196.34 feet with a radius of 160.00 feet, with a chord bearing of north 55 degrees 40 minutes 58 seconds west, with a chord length of 184.25 feet, this point being defined as along the centerline of Sunny Hill Drive at a point of curvature at Station 13+79.89; thence, south 53 degrees 56 minutes 32 seconds west, a distance of 76.15 feet; thence south 89 degrees 09 minutes 48 seconds west, a distance of 120.12 feet, this point being defined as along the centerline of Sunny Hill Drive at Station 15+00.00; thence north 44 degrees 51 minutes 00 seconds west, a distance of 52.23 feet to the point of beginning, from the point of beginning traversing clockwise around the foundation of Unit No. 26, the following course a distances; thence, north 00 degrees 50 minutes 12 seconds west, a distance of 48.00 feet; thence, south 89 degrees 09 minutes 48 seconds west, a distance of 0.25 feet; thence, north 00 degrees 50 minutes 12 seconds west, a distance of 5.00 feet, thence, north 89 degrees 09 minutes 48 seconds east, a distance of 24.25 feet; thence, south

00 degrees 50 minutes 12 seconds east, a distance of 50.67 feet; thence, south 89 degrees 09 minutes 48 seconds west, a distance of 18.42 feet thence, south 00 degrees 50 minutes 12 seconds east, a distance of 1.33 feet; thence, south 89 degrees 09 minutes 48 seconds west, a distance of 0.25 feet, which is the point of beginning, having an area of 1,223.16 square feet, 0.028 acres.

BEING Unit No. 26, Whiteland Hills.
 PLAINTIFF: Branch Banking and Trust Company

VS
 DEFENDANT: **DANIEL A.
 LIEBERMAN**
 SALE ADDRESS: 131 Sunny Hill Drive aka 131 Sunnynhill Drive, Exton, Pennsylvania 19341
 PLAINTIFF ATTORNEY: **McCABE,
 WEISBERG & CONWAY, LLC, 215-790-1010**

SALE NO. 18-6-346
Writ of Execution No. 2017-08001
DEBT \$452,853.89

ALL THAT CERTAIN lot or piece of ground situate in the Township of Upper Uwchlan, County of Chester, Commonwealth of Pennsylvania, bounded and described according to a Plan of Windsor Ridge made by Horizon Engineering Associates, LLC, dated August 14, 2002, last revised May 20, 2005 and recorded in Chester County as Plan # 17585 as follows, to wit:

BEGINNING at a point on the northeasterly side of Elmhurst Drive, a corner of Lot 402 on said Plan; thence extending from the beginning point along Elmhurst Drive south 26 degrees 48 minutes 20 seconds east 55.00 feet to a corner of Lot 400 on said Plan; thence extending along Lot 400 north 63 degrees 11 minutes 40 seconds east 102.00 feet to a point in line of Lane B, thence extending along Lane B north 26 degrees 48 minutes 20 seconds west 55.00 feet to a corner of aforementioned Lot 402; thence extending along Lot 402 south 63 degrees 11 minutes 40 seconds west 102.00 feet to the first mentioned point of beginning.

BEING Lot 401 on said Plan.
 BEING UPI No. 32-2-417
 BLR #32-2-417

TITLE to said premises vested in Selester Robinson, Jr and Melvinia Robinson, husband and wife by Deed from Pulte Homes of PA, Limited Partnership dated 7/28/2006 and recorded 8/18/2006 in Book 6930 Page 1905

PLAINTIFF: Federal National

Mortgage Association (“Fannie Mae”)
 VS
 DEFENDANT: **SELESTER ROBINSON and MELVINIA ROBINSON and UNITED STATES OF AMERICA**
 SALE ADDRESS: 334 Elmhurst Drive, Chester Springs, PA 19425
 PLAINTIFF ATTORNEY: **MARTHA E. VON ROSENSTIEL, P.C., 610-328-2887**

SALE NO. 18-6-347
Writ of Execution No. 2018-00686
DEBT \$19,694,510.14

1001, 1031, 1041, 1051 and 1061 Old Cassatt Road in Tredyffrin Township, Chester County, Pennsylvania, operated as an office complex commonly known as Cassford Corporate Park.

TAX Parcels: #43-5-48.1, #43-5-49, #43-5-49.1

PLAINTIFF: JPMCC 2007-LDP12 Old Cassatt Road, LLC

VS
 DEFENDANT: **TCA CASSFORD L.P.**
 SALE ADDRESS: 1001, 1031, 1041, 1051, and 1061 Old Cassatt Road, Berwyn, PA 19312

PLAINTIFF ATTORNEY: **BALLARD SPAHR, LLP/RAYMOND A. QUAGLIA, ESQ., 215-665-8500**

SALE NO. 18-6-348
Writ of Execution No. 2013-08588
DEBT \$900,608.09

PROPERTY situate in the West Whiteland Township, Chester County, Pennsylvania

BLR# 41-2-84.2D

IMPROVEMENTS thereon: residential dwelling

PLAINTIFF: U.S. Bank National Association, as Trustee, for Residential Asset Securities Corporation, Home Equity Mortgage Asset-Backed Pass-Through Certificates, Series 2006-Emx7

VS
 DEFENDANT: **JENIFER JARAMILLO and DAVID J. JARAMILLO**
 SALE ADDRESS: 503 Anthonys Drive, Exton, PA 19341-2349

PLAINTIFF ATTORNEY: **PHELAN HALLINAN DIAMOND & JONES, LLP, 215-563-7000**

SALE NO. 18-6-350
Writ of Execution No. 2017-05608
DEBT \$167,302.48

PROPERTY situate in Valley Township
 TAX Parcel #Tax ID/UPI Parcel No. 38-05E-0034.020/38-5E-34.2

IMPROVEMENTS: a residential dwelling.

PLAINTIFF: Ditech Financial LLC f/k/a Green Tree Servicing, LLC

VS
 DEFENDANT: **SELVIN ROBIN**
 SALE ADDRESS: 41 Elm Street, Coatesville, PA 19320

PLAINTIFF ATTORNEY: **KML LAW GROUP, P.C., 215-627-1322**

SALE NO. 18-6-351
Writ of Execution No. 2017-10692
DEBT \$136,474.69

ALL THAT CERTAIN lots or tracts of land, in the Township of East Nantmeal, Chester County, Pennsylvania bounded and described as follows:

BEGINNING at a stake near the center of the State Road; thence along the same by land of Hugh Montgomery, north 22 1/4 degrees east 41.6 perches to a stake; thence by land late of Stephen J. Keen the following 3 courses and distances, viz: north 28 1/4 degrees west 15.08 perches to a stake, north 72 1/2 degrees west 56.88 perches to a stake and south 18 degrees west 56.88 perches to a stake in a line of land late of Warren Rex; thence by the same and other lands of Hugh Montgomery south 78 1/4 degrees east 65.04 perches to the place of beginning.

BEGINNING at a post in the middle of the State Road, a corner of the hereby granted premises and land of John Scholl; thence by the same north 85 1/4 degrees west 21.35 perches to a post and stones, a corner of land late of David Walleigh; thence by the same south 26.75 perches to a post a corner of Lot No.3 conveyed to John Morgan; thence by the same east 17.1 perches to a post on the east side of the State Road; thence by lands late of Lafayette Freed, north 7 1/4 degrees east 28.6 perches to the place of beginning.

PLAINTIFF: Wilmington Savings Fund Society, FSB

VS
 DEFENDANT: **SECRET HOLLOW PARTNERS, LP**

SALE ADDRESS: Route 100,

Pottstown Pike, East Nantmeal Township, Parcel No. 24-5-98

PLAINTIFF ATTORNEY: **ROBERT A. BADMAN, ESQ., 215-736-2521**

**SALE NO. 18-6-352
Writ of Execution No. 2016-10104
DEBT \$239,613.52**

ALL THAT CERTAIN lot or piece of ground with the buildings and improvements thereon erected, situate in the Township of East Whiteland, County of Chester, Commonwealth of Pennsylvania, bounded and described according to a Plan of "Country Club Estates" made by Chester Valley Engineers, Inc., Consulting Engineers, Inc., Consulting Engineers, PaoLi, PA, dated 8/27/1959 and last revised 4/30/1968, as follows, to wit:

BEGINNING at a point on the northeasterly side of Church Road (40 feet wide), at the distance of 486.52 feet measured north 20 degrees 35 minutes 30 seconds west, along same from its intersection with the northwesterly side of Swedesford Road (50 feet wide) (both lines produced); thence extending along the northeasterly side of Church Road, north 21 degrees 43 minutes 20 seconds west 157.23 feet to a point; thence extending north 68 degrees 16 minutes 40 seconds east 250.20 feet to a point; thence extending south 16 degrees 04 minutes 20 seconds east 202.65 feet to a corner of Lot Number 5; thence along Lot Number 5 south 70 degrees 36 minutes 20 seconds west 132.11 feet to a point in line of the Cemetery land; thence along same the two following courses and distances; (1) north 19 degrees 23 minutes 40 seconds west 32.95 feet to a point; (2) south 71 degrees 48 minutes 20 seconds west 99.78 feet to the first mentioned point and place of beginning.

BEING Lot Number 5-A on said Plan
BEING UPI Number 42-3-125.12
BLR# 42-3-125.12

TITLE to said premises vested in Frank J. Eckley and Janine A. Eckley by Deed from Charles Keller, III and Karen A. Keller, husband and wife, dated 6/13/2003 and recorded 6/26/2003 in Book 5758 Page 322

PLAINTIFF: Federal National Mortgage Association ("Fannie Mae")

VS

DEFENDANT: **FRANK J. ECKLEY and JANINE A. ECKLEY**

SALE ADDRESS: 59 Church Road, Malvern, PA 19355

PLAINTIFF ATTORNEY: **MARTHA E. VON ROSENSTIEL, P.C., 610-328-2887**

**SALE NO. 18-6-353
Writ of Execution No. 2017-09671
DEBT \$42,513.01**

ALL THAT CERTAIN brick message and lot of land, known at 324 Prospect Street, situate and lying on the southerly side of Prospect Street in the 3rd Ward of the Borough of Phoenixville, County of Chester and Commonwealth of Pennsylvania, bounded and described according to a survey made by William Magarity, Jr., Registered Professional Engineer, under date of August 14th, 1945 as follows, to wit:

BEGINNING at a point in the southerly property line of Prospect Street laid out 24 feet wide at a distance of 261.58 feet westerly from the intersection of the southerly property line of Prospect Street and the westerly property line of Gay Street; thence from the said point in the southerly property line of Prospect Street south 2° 25' east 69.50 feet along lands now or late of S.E. Griffith to a point in line of lands now or late of Richard Kern; thence along said latter lands south 87° 35' west 17.38 feet to another point in said line of lands now or late of Richard Kern; thence from the last named point north 2° 25' west 69.50 feet passing through the partition wall of a double outside toilet house and passing also through the center of the party wall dividing the house on the lot hereby conveyed from the adjoining house known as No. 326 Prospect Street, now or late of Warren H. and Ada M. Johnson, husband and wife, to a point on the southerly property line of Prospect Street; thence along the southerly property line of Prospect Street north 87° 35' east 17.38 feet to the place of beginning.

CONTAINING 1,207.91 square feet of land be the same more or less.

BEING known as 324 Prospect Street, Phoenixville, PA 19460

BEING the same premises which Brenda E. Shibilski n/k/a Brenda E. Fleisch, by Deed dated 12/31/1997 and recorded 1/9/1998 in the Office of the Recorder of Deeds in and for Chester County in Deed Book 4286, Page 308, granted and conveyed unto Brenda E. Fleisch and Jay J. Fleisch.

BRENDA E. Fleisch departed this life on July 27, 2009.

PARCEL No.: 15-9-277

IMPROVEMENTS: residential property.

PLAINTIFF: Citizens Bank of Pennsylvania

VS

DEFENDANT: **JAY J. FLEISCH**
 SALE ADDRESS: 324 Prospect Street,
 Phoenixville, PA 19460
 PLAINTIFF ATTORNEY: **GREGORY**
JAVARDIAN, LLC, 215-942-9690

SALE NO. 18-6-354
Writ of Execution No. 2017-01163
DEBT \$197,097.75

UPI No. 46-4-38.14

ALL THAT CERTAIN lot or piece of ground situate in the Township of Londonderry, County of Chester and State of Pennsylvania, described in accordance with a Final Subdivision of Plot Plan of Section II of "Elk Valley Farms" called by the Thornbury Corp., said Plan made by George Resester, Jr. & Sons, Inc. dated August 31, 1972, last revised November 2, 1972 and recorded November 30, 1972, at West Chester in Plan Book 46, Page 30, as follows, to wit:

BEGINNING at a point in the title line of the bed of Baker Road (T-350) said point being measured along said title line the four following courses and distances from its point of intersection with the title line in the bed of Elm Creek Road (T-345); (1) south 52 degrees 32 minutes 00 seconds east 15.97 feet to a point; (2) south 65 degrees 21 minutes 43 seconds east 42.79 feet to a point; (3) south 72 degrees 54 minutes 29 seconds east 166.57 feet; and (4) south 72 degrees 40 minutes 00 seconds east 309.49 feet to the point and place of beginning; thence extending along the title line in the bed of Baker Road (T-350) the two following courses and distances (1) south 72 degrees 04 minutes 00 seconds east 169.00 feet to a point and (2) 73 degrees 48 minutes 00 seconds east 18.01 feet to a point a corner of Lot 10 on said Plan; thence along Lot 10 south 17 degrees 05 minutes 31 seconds west 380.00 feet to a point thence extending partially along Lot 10 and partially along Lot 11 north 73 degrees 48 minutes 00 seconds west 187.02 feet to a point; thence extending along Lot 11 north 17 degrees 05 minutes 31 seconds east 385.11 feet to a point in the title line in the bed of Baker Road (T-350) being the first mentioned point and place of beginning.

BEING Lot 9 on said Plan.

CONTAINING 1.641 acres of land, more or less.

PLAINTIFF: William Penn Bank
 VS
 DEFENDANT: **PETER MEYER and**
ANGELA MEYER
 SALE ADDRESS: 188 Baker Road,

Cochranville, PA 19330
 PLAINTIFF
CHRISTOPHER S. MAHONEY, ESQ., 215-968-4700

ATTORNEY:

SALE NO. 18-6-355
Writ of Execution No. 2009-09730
DEBT \$600,939.30

PROPERTY situate in the East Goshen Township, Chester County, Pennsylvania
 BLR# 53-4-510
 IMPROVEMENTS thereon: residential dwelling

PLAINTIFF: M&T Bank as Successor by Merger to Hudson City Savings Bank

VS

DEFENDANT: **DAVID H. WIRTH and CARON L. WIRTH**

SALE ADDRESS: 1718 Towne Drive, West Chester, PA 19380-6478

PLAINTIFF ATTORNEY: **PHELAN HALLINAN DIAMOND & JONES, LLP, 215-563-7000**

SALE NO. 18-6-356
Writ of Execution No. 2017-01524
DEBT \$172,804.96

ALL THAT CERTAIN lot or tract of land with the buildings and improvements thereon erected., situate in the Townships of East Fallowfield and Highland, in the County of Chester and State of Pennsylvania, bounded and described in accordance with a Subdivision Plan made for Deborah Mahoney by Yerkes Associates, Inc., Engineers and Surveyors (Kennett Square, PA) dated March 6, 1979 last revised May 8, 1979 as follows to wit:

BEGINNING in East Fallowfield Township, at a spike on the title line in the bed of Glenrose Road (T-371) at the easternmost corner of this lot and at the corner of land now or formerly of Leffert Lefferts; thence along said Lefferts' land the three following courses and distances: (1) south 41 degrees 9 minutes 50 seconds west 41.83 feet to an iron pin; (2) south 70 degrees 39 minutes 50 seconds west 996.83 feet to an iron pin; (3) south 5 degrees 58 minutes 45 seconds west 66.00 feet to a stone set on the northerly right of way line of the Philadelphia Baltimore and Washington Rail Road; thence along same north 45 degrees 51 minutes 50 seconds west 142.68 feet to a point on the line dividing the above mentioned townships, which point also lies in the bed of Buck Run at a corner of Lot 1; thence, partially in Highland Township

through and across said Buck Run and along Lot 1 north 11 degrees 12 minutes 56 seconds east 121.48 feet to an iron pin (having returned to East Fallowfield Township) a corner of land now or formerly of Kennett Boyer; thence along said Boyer's land south 76 degrees 18 minutes 15 seconds east 134.53 feet to an iron pin set for another of said Boyer's land, which iron pin lies within a certain 15 feet wide right of way which extends southwestwardly from Glenrose Road; thence along Boyer's land and through the aforesaid 15 feet wide right of way the two (2) following courses and distances: (1) north 20 degrees 32 minutes 15 seconds east 167.42 feet to an iron pin: (2) north 34 degrees 50 minutes 45 seconds east 260.28 feet to a spike on the title line in the bed of Glenrose Road aforesaid; thence along the said title line the three (3) following courses and distances: (1) south 83 degrees 54 minutes 15 seconds east 149.25 feet to a spike; (2) south 88 degrees east 124.52 feet to a spike; (3) south 76 degrees 6 minutes 50 seconds east 456.31 feet to the first mentioned spike, the point and place of beginning.

BEING known as Lot No. 2 as shown on the above mentioned subdivision plan.

PLAINTIFF: Ditech Financial LLC
 VS
 DEFENDANT: **ROSEMARY STONELAKE, KNOWN SURVIVING HEIR OF JOSEPH S. STONELAKE AND UNKNOWN SURVIVING HEIRS OF JOSEPH S. STONELAKE**

SALE ADDRESS: 300 Glenrose Road, Coatesville, Pennsylvania 19320

PLAINTIFF ATTORNEY: **McCABE, WEISBERG & CONWAY, LLC, 215-790-1010**

SALE NO. 18-6-357
Writ of Execution No. 2017-04071
DEBT \$79,835.85

ALL THAT CERTAIN, message, lot or piece of land situate on, in the Township of West Whiteland, County of Chester, State of Pennsylvania, bounded and described, as follows, to wit:

TRACT NO. 1:
 ALL THOSE TWO CERTAIN lots or pieces of ground with the hereditaments and appurtenances, thereon erected, situate in West Whiteland Township, Chester County, PA, being Lot Nos. 67 to 68 inclusive in Section "D" on a certain Plan of Lots of Whiteland Crest, bearing date July 1926, and recorded in the Office for the Recording of Deeds at West Chester in Plan Book 1

Page 246 and being bounded and described as follows, to wit:

BEGINNING at a point on the westerly side of Hendricks Avenue a corner of Lot No. 69 at the distance of 300 feet measured northwardly from the intersection of the northerly side of Bartlett Avenue with the westerly side of Hendricks Avenue.

CONTAINING in front or breadth on the said Hendricks Avenue 50 feet (each lot being 25 feet wide) and extending of that width in length or depth westwardly 125 feet.

TRACT NO. 2:
 ALL THOSE CERTAIN TWO lots or pieces of ground known as Lots Nos. 69 and 70 Section "D" on a certain plan of lots of Whiteland Crest in the Township aforesaid, bounded and described according to the above plan as follows:

BEGINNING at a point on the westerly side of Hendricks Avenue a corner of Lot No. 71 at the distance of 250 feet measured northwardly from the intersection of the northerly side of Bartlett Avenue with the westerly side of Hendricks Avenue.

CONTAINING in front or breadth on said Hendricks Avenue 50 feet (each lot being 25 feet wide) and extending of that width in length or depth westwardly 125 feet.

BEING UPI Number 41-5G-51
 PARCEL No.: 4105G00510000
 BEING known as: 224 South Hendricks, Exton, PA 19341

BEING the same property conveyed to Daniel Mcintyre and Linda McIntyre, as tenants by the entireties who acquired title by virtue of a Deed from Olive Trego Naylor, widow by her attorney in fact Sara C. Cohee, dated October 24, 1997, recorded December 4, 1997, at Book 4268, Page 0104, Office of the Recorder of Deeds, Chester County, Pennsylvania.

PLAINTIFF: Wells Fargo Bank, NA
 VS
 DEFENDANT: **DANIEL J. MCINTYRE, aka DANIEL MCINTYRE**
 SALE ADDRESS: 224 South Hendricks, Exton, PA 19341
 PLAINTIFF ATTORNEY: **MANLEY DEAS KOCHALSKI, LLC, 614-220-5611**

SALE NO. 18-6-358
Writ of Execution No. 2017-07704
DEBT \$338,275.78

PROPERTY situate in the Uwchlan Township, Chester County, Pennsylvania

BLR# 33-4-17
IMPROVEMENTS thereon: residential
dwelling
PLAINTIFF: OCWEN Loan Servicing,
LLC

VS
DEFENDANT: **MELANIE A. WAXMAN a/k/a MELANIE WAXMAN**
SALE ADDRESS: 351 Dowlin Forge Road, a/k/a 351 Milford Road, Exton, PA 19341-1554
PLAINTIFF ATTORNEY: **PHELAN HALLINAN DIAMOND & JONES, LLP, 215-563-7000**

SALE NO. 18-6-359
Writ of Execution No. 2016-11976
DEBT \$209,200.62

ALL THOSE TWO CERTAIN tracts of land situate in the City of Coatesville, County of Chester and Commonwealth of Pennsylvania, conveyed to Carmen Allen and Dionna Allen, joint tenants with right of survivorship, by Deed dated 7/8/1990 and recorded 7/23/1990, from Thomas Peoples, of record in Book 2084, Page 174, Chester County Recorder of Deeds.

PARCEL ID: 16-10-6
PLAINTIFF: U.S. Bank National Association, as Trustee for the C-Bass Mortgage Loan Asset-Backed Certificates, Series 2007-MX1
VS
DEFENDANT: **CARMEN ALLEN and DIONNA ALLEN**
SALE ADDRESS: 370-374 S. First Avenue, Coatesville, PA 19320
PLAINTIFF ATTORNEY: **SARAH A. ELIA, ESQ., 267-295-3364**

SALE NO. 18-6-361
Writ of Execution No. 2013-07553
DEBT \$252,898.88

ALL THAT CERTAIN, message, lot or piece of land situate on, in the Township of Sadsbury, County of Chester, State of Pennsylvania, bounded and described, as follows, to wit:

ALL THAT CERTAIN lot or piece of ground situate in Sadsbury Township, County of Chester, Commonwealth of Pennsylvania being shown and described on a Fountain As-Built Plan for Sadsbury Association, Building Unit "Y" Drawing Number 2002219u135 dated May 7, 2003 prepared by Wilkinson Associates, Engineering/Surveying and recorded IN Plan no.

16637 as follows:
BEING Unit 139, Building "Y", Sadsbury Village.
BEING UPI Number 37-4-40.9D
PARCEL No.: 3704 004009D0
BEING known as:. 203 Fox Trail, Parkesburg, PA 19365

BEING the same property conveyed to George Lichowid and Stephanie Lichowid who acquired title by virtue of a Deed from Daniel Rush and Samira Rush, dated March 20, 2009, recorded March 24, 2009, at Document ID 10911296, and recorded in Book 7621, Page 1903, Office of the Recorder of Deeds, Chester County, Pennsylvania.

PLAINTIFF: Wells Fargo Bank, N.A.
VS
DEFENDANT: **GEORGE LICHOWID and STEPHANIE LICHOWID**
SALE ADDRESS: 203 Fox Trail, Parkesburg, PA 19365
PLAINTIFF ATTORNEY: **MANLEY DEAS KOCHALSKI, LLC, 614-220-5611**

SALE NO. 18-6-362
Writ of Execution No. 2017-06243
DEBT \$330,680.00

PROPERTY situate in Township of East Goshen
TAX Parcel # 53-4-0132.72
IMPROVEMENTS: A Residential dwelling.
PLAINTIFF: Bank of America, N.A., s/b/m to Fleet National Bank
VS
DEFENDANT: **BRIDGET C. DOYLE aka BRIDGET DOYLE and KEVIN M. DOYLE aka KEVIN DOYLE**
SALE ADDRESS: 624 Thorncroft Drive, West Chester, PA 19380
PLAINTIFF ATTORNEY: **KML LAW GROUP, P.C., 215-627-1322**

SALE NO. 18-6-363
Writ of Execution No. 2014-04857
DEBT \$542,617.18

ALL THAT CERTAIN lot of land situate in Township of Penn, Chester County, Pennsylvania

TAX Parcel No.: 58-3-33.67
PLAINTIFF: Deutsche Bank National Trust Company, as Trustee for Saxon Asset Securities Trust 2007-4, Mortgage Loan Asset-Backed Certificates, Series 2007-4

VS
 DEFENDANT: **KAREN KLEMASZEWSKI a/k/a KAREN L. KLEMASZEWSKI and MICHAEL KLEMASZEWSKI a/k/a MICHAEL P. KLEMASZEWSKI**
 SALE ADDRESS: 640 Blanca Court, West Grove, PA 19390
 PLAINTIFF ATTORNEY: **UDREN LAW OFFICES, P.C., 856-669-5400**

SALE NO. 18-6-364
Writ of Execution No. 2017-03739
DEBT \$445,668.97

PROPERTY situate in the West Whiteland Township, Chester County, Pennsylvania

BLR# 41-4H-46
 IMPROVEMENTS thereon: residential dwelling

PLAINTIFF: Wells Fargo Bank, NA
 VS
 DEFENDANT: **MICHAEL JORDAN and LESLEY LYON JORDAN**
 SALE ADDRESS: 310 Tapestry Circle, Exton, PA 19341-2087

PLAINTIFF ATTORNEY: **PHELAN HALLINAN DIAMOND & JONES, LLP, 215-563-7000**

SALE NO. 18-6-365
Writ of Execution No. 2017-11493
DEBT \$95,851.76

PROPERTY situate in the Caln Township, Chester County, Pennsylvania

BLR# 39-4M-62
 IMPROVEMENTS thereon: residential dwelling

PLAINTIFF: Wells Fargo Bank, NA
 VS
 DEFENDANT: **CHAD M. KURMAN**
 SALE ADDRESS: 3812 Norwood Avenue, Downingtown, PA 19335-2051

PLAINTIFF ATTORNEY: **PHELAN HALLINAN DIAMOND & JONES, LLP, 215-563-7000**

SALE NO. 18-6-366
Writ of Execution No. 2016-11024
DEBT \$499,926.51

PROPERTY situate in Township of West Vincent

TAX Parcel #Tax ID/UPI Parcel No. 25-04-0095/25-4-95
 IMPROVEMENTS: A residential dwelling.

PLAINTIFF: Nationstar Mortgage, LLC

VS
 DEFENDANT: **THOMAS C. FILECCIA, JR. and KIMBERLY WADE**
 SALE ADDRESS: 2316 Beaver Hill Road, Birchrunville, PA 19421
 PLAINTIFF ATTORNEY: **KML LAW GROUP, P.C., 215-627-1322**

SALE NO. 18-6-367
Writ of Execution No. 2017-06738
DEBT \$194,147.55

PARCEL No. 39-3R-181
 ALL THAT CERTAIN tract of lot or piece of land, hereditaments and appurtenances, situate in the Township of Caln, County of Chester and Commonwealth of Pennsylvania, bounded and described in accordance with Final Subdivision Plan of Caln Crest Apartments made for Caln Crest Apartment Co. by Pennoni Associates, Inc., Consulting Engineers, Philadelphia, PA dated April 17, 1972 as last revised September 8, 1972 and recorded in Plan Book 48 Page 8, as follows, to wit:

BEGINNING at an intersection of the northerly property line of Lot #12 and the right of way of Andrew Circle; thence preceding the following courses and distances; north 89° 30' 50" west, 110.00 feet to a point; thence north 00° 29' 10" east, 125.00 feet to a point; thence south 47° 14' 25" east, 148.66 feet to a point; thence south 00° 29' 10" west, 25.00 feet to the point of beginning.

BEING Lot Number 13 on the above mentioned Plan.

TAX ID/Parcel No. UPI # 39-3R-181
 FEE Simple Title Vested in Robert F. Carney, Jr. by Deed from, First Markland Corporation, dated 8/21/2001, recorded 9/7/2001, in the Chester County Recorder of Deeds Book 5057, Page 1952, as Instrument No. 0065084.

ALSO known as 342 Andrew Circle, Coatesville, PA 19320

PLAINTIFF: Ocwen Loan Servicing, LLC

VS
 DEFENDANT: **CHRISTINE CARNEY and ROBERT F. CARNEY, JR. a/k/a ROBERT CARNEY JR.**
 SALE ADDRESS: 342 Andrew Circle,

Coatesville, PA 19320

PLAINTIFF ATTORNEY: **STERN & EISENBERG, 215-572-8111**

SALE NO. 18-6-368

Writ of Execution No. 2017-09340

DEBT \$209,446.88

PROPERTY situate in the London Britain Township, Chester County, Pennsylvania

BLR# 73-5-35.42

IMPROVEMENTS thereon: residential dwelling

PLAINTIFF: Wells Fargo Bank, NA
VS

DEFENDANT: **GREGORY W. MILLER a/k/a GREGORY WADE MILLER and CHRISTINA J. MILLER a/k/a CHRISTINA JEAN WADE**

SALE ADDRESS: 103 Fox Drive, Landenberg, PA 19350-1155

PLAINTIFF ATTORNEY: **PHELAN HALLINAN DIAMOND & JONES, 215-563-7000**

SALE NO. 18-6-369

Writ of Execution No. 2017-11466

DEBT \$190,192.31

PROPERTY situate in the Honey Brook Township, Chester County, Pennsylvania

BLR# 22-8-1.20

IMPROVEMENTS thereon: residential dwelling

PLAINTIFF: Wells Fargo Bank, N.A.
VS

DEFENDANT: **ANDREW RICHTER**
SALE ADDRESS: 331 Grandview

Circle, Honey Brook, PA 19344-8629

PLAINTIFF ATTORNEY: **PHELAN HALLINAN DIAMOND & JONES, LLP, 215-563-7000**

SALE NO. 18-6-370

Writ of Execution No. 2016-11384

DEBT \$322,270.19

PROPERTY situate in E. Caln Township

TAX Parcel: 40-02-1283

IMPROVEMENTS: single family residential dwelling

PLAINTIFF: Ambler Savings Bank
VS

DEFENDANT: **MARK FRIZ and**

WENDY A. FRIZ

SALE ADDRESS: 124 Madison Way, Downingtown, PA 19335

PLAINTIFF ATTORNEY: **CRAIG H. FOX, ESQ., 610-275-7990**

SALE NO. 18-6-371

Writ of Execution No. 2014-10110

DEBT \$411,365.72

ALL THAT CERTAIN lot or piece of ground situate in Honeybrook Township, County of Chester, Commonwealth of Pennsylvania, bounded and described in accordance with a Final Plan for K.R. Comstock, Jr. Registered Land Surveyor, dated August 24, 1976 as follows, to wit:

BEGINNING at a point on the title line in the bed of Talbotville Road

BEING Lot 3 as shown on said Plan.

CONTAINING 1.349 acres more or less.

TITLE is vested in Stewart O. Wilson, in fee simple by Deed from Dennis L. Kemper and June L. Kemper, dated September 21, 2017 and recorded September 21, 2017 in Book 6453 and Page 1882.

BEING P.O. UPI No. 22-4-122.

PLAINTIFF: Deutsche Bank National Trust Company as Trustee for Long Beach Mortgage Loan Trust 2005-WL1

VS

DEFENDANT: **STUART O. WILSON a/k/a STEWART WILSON**

SALE ADDRESS: 1021 Talbotville Road, Honey Brook, PA 19344

PLAINTIFF ATTORNEY: **ECKERT SEAMANS CHERIN & MELLOTT, LLC, 215-851-8429**

SALE NO. 18-6-372

Writ of Execution No. 2012-07216

DEBT \$478,012.65

PROPERTY situate in the Westtown Township, Chester County, Pennsylvania

BLR# 67-2Q-13

IMPROVEMENTS thereon: residential dwelling

PLAINTIFF: U.S. Bank National Association, as Trustee for Bear Stearns Asset Backed Securities I Trust 2006-Ac2 Asset-Backed Certificates, Series 2006-Ac2

VS

DEFENDANT: **JANET DATZ**
SALE ADDRESS: 1418 Johnnys Way, West Chester, PA 19382-7858

PLAINTIFF ATTORNEY: **PHELAN HALLINAN DIAMOND & JONES, LLP, 215-563-7000**

SALE NO. 18-6-373
Writ of Execution No. 2017-10508
DEBT \$109,757.20

ALL THAT CERTAIN lot of land situate in Borough of Atglen, Chester County, Pennsylvania

TAX Parcel No.: 07040039020

PLAINTIFF: U.S. Bank National Association, as Trustee for the CMLTI Asset-Backed Pass-Through Certificates, Series 2007-AMC3

VS

DEFENDANT: **SHEILA GREDZINSKI and CHRISTOPHER GREDZINSKI**

SALE ADDRESS: 156 Dallas Street, Atglen, PA 19310

PLAINTIFF ATTORNEY: **UDREN LAW OFFICES, P.C., 856-669-5400**

SALE NO. 18-6-374
Writ of Execution No. 2016-09183
DEBT \$210,114.32

ALL THAT CERTAIN, message, lot or piece of land situate on, in the Township of East Vincent, County of Chester, State of Pennsylvania, bounded and described, as follows, to wit:

TRACT #1

ALL THAT CERTAIN message or tenement and tract of land situate in the Township of East Vincent, Chester County, Pennsylvania, bounded and described as follows:

BEGINNING at an iron pin the public road leading from the Schuylkill Road past the Stony Run School House, a corner of the hereby demised premises and lands of Isaac I. Funk; thence along said lands of Isaac I. Funk, north twenty five degrees, forty minutes east, one hundred and fifty nine feet to a post; thence still along the same, south sixty seven degrees, fifteen minutes east, one hundred and seven and one-tenth feet to a point in the Stony Run Road, a corner of the hereby demised premises and the Creamery property heretofore conveyed to Manassas C. Clemens, trading as the Clemens Creameries; thence along said Creamery property, south twenty five degrees, forty minutes west, one hundred and sixty four and eight-tenths feet to an iron pin in the aforesaid public road (being the same public road described in previous

deeds as leading from Rees Mill to Brownback's Store); thence along the same, north sixty five degrees, fifty four minutes west, five feet to a point and still along the same public road north sixty three degrees, fifty four minutes west, one hundred and two feet to the place of beginning. (Same more or less).

TRACT #2

ALL THAT CERTAIN lot, tract, piece or parcel of land situate on the northerly side of Stony Run Road (Legislative Route #15101) in East Vincent Township, Chester County, Pennsylvania, bounded and described in accordance with survey made by Earl R. Ewing, Registered Surveyor, in March 1959, as follows, to wit:

BEGINNING at a spike in the center line of the aforesaid Stony Run Road (Legislative Route #15101, as the same extends in a westerly direction from Route #83) said point of beginning being a corner of other lands of said James A. Smith, et ux; thence, from said point of beginning and extending in and along said road and at or near the center line thereof, north 67 degrees, 04 minutes, 20 seconds west, 44.11 feet to a spike, a corner of remaining lands of said Clarence E. Opperman, et ux: thence leaving said road and extending alongsaid other lands of Clarence E. Opperman, et ux, passing through an iron pin at the side of said road and 16.50 feet distant, north 22 degrees, 56 minutes east, 181.02 feet to an iron pin at or near the northerly bank of a small stream; thence continuing along said remaining lands of Clarence E. Opperman, et ux, and recrossing said small stream, south 38 degrees, 33 minutes east, 46.06 feet an iron pin on or near the southerly bank of said stream, south 38 degrees, 33 minutes east, 46.06 feet to an iron pin on or near the southerly bank of said stream, a corner of other lands of said James A. Smith, et ux; thence along said other lands of James A. Smith, et ux, south 21 degrees, 58 minutes, 40 seconds west, 159.00 feet to the first mentioned spike in the center line of said Stony Run Road, the first mentioned point and place of beginning.

CONTAINING 7,086.71 square feet of land be the same more or less.

BEING UPI Number 21-5-54

PARCEL No.: 2105 00540000

BEING known as: 215 Stony Run Road, Spring City, PA 19475

BEING the same property conveyed to William A. Jones who acquired title by Virtue of a Deed from James A. Smith, no marital status shown, dated November 8, 2013, recorded December 4, 2013, at Document ID 11320551, and

recorded in Book 8854, Page 2273, Office of the Recorder of Deeds, Chester County, Pennsylvania.

PLAINTIFF: Wells Fargo Bank, NA
VS

DEFENDANT: **WILLIAM JONES, aka WILLIAM A. JONES**

SALE ADDRESS: 215 Stony Run Road, Spring City, PA 19475

PLAINTIFF ATTORNEY: **MANLEY DEAS KOCHALSKI, LLC, 614-220-5611**

SALE NO. 18-6-375
Writ of Execution No. 2016-09845
DEBT \$27,365.55

ALL THAT CERTAIN, message, lot or piece of land situate on, in the City of Coatesville, County of Chester, State of Pennsylvania, bounded and described, as follows, to wit:

ALL THAT CERTAIN lot or tract of land, hereditaments and appurtenances, with the north side of a double brick house thereon erected, known as No. 32 South Eighth Avenue, situated in the Fourth Ward of the City of Coatesville, County of Chester and State of Pennsylvania, and which said Lot is the north half of Lot No. 128 on Plan of Building Lots of A.D. Harlan, more particularly bounded and described as follows:

FRONTING 20 feet on the west curb line of South Eighth Avenue, formerly Columbia Avenue, and extending back between parallel lines at right angles from said curb line 160 feet to Stone Alley.

BOUNDED on the north by Lot No. 127, now or late of W. Ralph Hackett and Katharine Hackett, husband and wife; on the east by the west curb line of South Eighth Avenue, formerly Columbia Avenue; on the south by the south half of said Lot No. 128, and which said south line runs through the center of the division wall between the house hereby conveyed and the house adjoining it on the south; and on the west by the east line of Parmer Avenue, formerly Stone Alley.

BEING UPI Number 16-6-598
PARCEL No.: 1606 05980000

BEING known as: 32 South 8th Avenue, Coatesville, PA 19320

BEING the same property conveyed to George H. Lawson, no marital status shown who acquired title by Virtue of a Deed from Czeslawa A. Filoromo, also known as Sara A. Filoromo, no marital status shown, by her attorney-in-fact J. John Filoromo, dated June 2, 1999, recorded June 7, 1999, at Instrument Number 46483, and recorded in Book 4575, Page 1720, Office of the Recorder

of Deeds, Chester County, Pennsylvania.

PLAINTIFF: Wells Fargo Bank, NA
VS

DEFENDANT: **LYNN ANN LAWSON, AS EXECUTRIX OF THE ESTATE OF GEORGE H. LAWSON**

SALE ADDRESS: 32 South 8th Avenue, Coatesville, PA 19320

PLAINTIFF ATTORNEY: **MANLEY DEAS KOCHALSKI, LLC, 614-220-5611**

SALE NO. 18-6-376
Writ of Execution No. 2013-05089
DEBT \$823,524.28

PROPERTY situate in West Pikeland Township

TAX Parcel #34-4-260

IMPROVEMENTS: A residential dwelling.

PLAINTIFF: U.S. Bank National Association, as Trustee for Harborview Mortgage Loan Trust 2005-3, Mortgage Loan Pass-Through Certificates, Series 2005-3

VS

DEFENDANT: **TRACY E. BEAVER-McKEON and MICHAEL McKEON**

SALE ADDRESS: 1707 Chantilly Lane, Chester Springs, PA 19425

PLAINTIFF ATTORNEY: **KML LAW GROUP, P.C., 215-627-1322**

SALE NO. 18-6-377
Writ of Execution No. 2017-00552
DEBT \$155,289.83

ALL THAT CERTAIN lot or piece of ground situate in the Township of Uwchlan, Chester County, Pennsylvania, bounded and described according to a final subdivision plan of "Rhondda" phase II made by Robert F. Harsch & Associates, Inc. dated July 22, 1977 and recorded in the Recorder of Deeds Office at West Chester, PA, in Plan # 1436, as follows, to wit:

BEGINNING at a point on the southwesterly side of Brecknock Drive (50 feet wide right of way) a corner of Lot 125;

THENCE from the beginning and extending along Brecknock Drive the 2 following courses and distances to wit: (1) south 35 degrees 22 minutes 45 seconds east 9.00 feet to a point of curve, (2) on the arc of a circle curving to the right having a radius of 760.00 feet the arc distance 72.54 feet to a point, a corner of Lot 127;

THENCE leaving Brecknock Drive and

extending along said Lot 127, south 60 degrees 05 minutes 23 seconds west 165.00 feet to a point in line of Open Space;

THENCE extending along the same north 28 degrees 41 minutes 17 seconds west 66.16 feet to a point, a corner of Lot 125,

THENCE extending along said Lot, north 54 degrees 37 minutes 15 seconds east 160.00 feet to the first mentioned point and place of beginning.

BEING Lot 126 on said Plan.

PROPERTY address (for informational purposes only): 610 Brecknock Drive, Exton, PA
UPI: 33-05K-0139

BEING the same premises which Aurora I. Fillippo, now known by marriage Aurora I. Woodruff, joined by her husband Bruce B. Woodruff, be Deed dated 12/11/03 and recorded 12/18/03 in the Office of the Recorded of Deeds in and for the County of Chester, in Deed Instrument No. 10352977, granted and conveyed unto Aurora I. Woodruff and Bruce B. Woodruff. And the said Aurora I. Woodruff, hereby departed this life on or about December 13, 2015, thereby vesting title solely unto her husband, Bruce B. Woodruff.

PLAINTIFF: Nationstar Mortgage, LLC

VS

DEFENDANT: **BRUCE B. WOODRUFF**

SALE ADDRESS: 610 Brecknock Drive, Exton, PA 19341

PLAINTIFF ATTORNEY: **SHAPIRO & DeNARDO, LLC, 610-278-6800**

SALE NO. 18-6-378

Writ of Execution No. 2017-06772

DEBT \$52,928.43

PROPERTY situate in the Coatesville City, Chester County, Pennsylvania

BLR# 16-5-312

IMPROVEMENTS thereon: residential dwelling

PLAINTIFF: Deutsche Bank Trust Company Americas, as Trustee for Residential Accredited Loans, Inc., Mortgage Asset-Backed Pass-Through Certificates, Series 2004-QS7

VS

DEFENDANT: **ANITA M. ROBBINS**

SALE ADDRESS: 209 Walnut Street, Coatesville, PA 19320-3718

PLAINTIFF ATTORNEY: **PHELAN HALLINAN DIAMOND & JONES, LLP, 215-563-7000**

SALE NO. 18-6-379

Writ of Execution No. 2017-07347

DEBT \$216,402.50

PROPERTY situate in the Tredyffrin Township, Chester County, Pennsylvania

BLR# 43-5-3170

IMPROVEMENTS thereon: residential dwelling

PLAINTIFF: Nationstar Mortgage LLC d/b/a Champion Mortgage Company

VS

DEFENDANT: **UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER JAMES DOUGHERTY a/k/a JAMES R. DOUGHERTY, DECEASED**

SALE ADDRESS: 703 Mountainview Drive, Wayne, PA 19087

PLAINTIFF ATTORNEY: **PHELAN HALLINAN DIAMOND & JONES, LLP, 215-563-7000**