

## NOTICES

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**CHANGE OF NAME NOTICE  
IN THE COURT OF COMMON PLEAS  
CHESTER COUNTY, PENNSYLVANIA  
CIVIL ACTION - LAW  
NO. 2017-01614**

NOTICE IS HEREBY GIVEN that the name change petition of Casey Macklin Megargee was filed in the above-named court and will be heard on May 15, 2017 at 9:30 AM, in Courtroom 3 at the Chester County Justice Center, 201 West Market Street, West Chester, Pennsylvania.

Date of filing the Petition: February 22, 2017

Name to be changed from: **Casey Macklin Megargee** to: **Casey Susan Cusumano**

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

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**CHANGE OF NAME NOTICE  
IN THE COURT OF COMMON PLEAS  
CHESTER COUNTY, PENNSYLVANIA  
CIVIL ACTION - LAW  
NO. 2017-02851**

NOTICE IS HEREBY GIVEN that the name change petition of Rajender Kumar, father of minor child, OSHEEN was filed in the above-named court and will be heard on June 5, 2017 at 9:30 AM, in Courtroom 7 at the Chester County Justice Center, 201 West Market Street, West Chester, Pennsylvania.

Date of filing the Petition: March 17, 2017

Name to be changed from: **OSHEEN** to: **OSHEEN ARYA**

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

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**CHANGE OF NAME NOTICE  
IN THE COURT OF COMMON PLEAS  
CHESTER COUNTY, PENNSYLVANIA  
CIVIL ACTION - LAW  
NO. 2017-03985**

NOTICE IS HEREBY GIVEN that the name change petition of Vikram Vamshi was filed in the above-named court and will be heard on July 10, 2017 at 9:30 AM, in Courtroom 7 at the Chester County Justice Center, 201 West Market Street, West Chester, Pennsylvania.

Date of filing the Petition: April 13, 2017

Name to be changed from: **Vikram Vamshi** to: **Vikram Pendli**

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

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**CHANGE OF NAME NOTICE  
IN THE COURT OF COMMON PLEAS  
CHESTER COUNTY, PENNSYLVANIA  
CIVIL ACTION - LAW  
NO. 2017-04430-NC**

NOTICE IS HEREBY GIVEN that the name change petition of Samantha Haas, mother of minor child Angelina Mayberry was filed in the above-named court and will be heard on June 26, 2017 at 9:30 AM, in Courtroom 3 at the Chester County Justice Center, 201 West Market Street, West Chester, Pennsylvania.

Date of filing the Petition: April 25, 2017

Name to be changed from: **Angelina Mayberry** to: **Angelina Haas**

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

**CORPORATION NOTICE**

NOTICE IS HEREBY GIVEN that Articles of Incorporation were filed with the Pennsylvania Department of State on April 20, 2017 for **Casaly Properties Inc.**, in accordance with the provisions of the Pennsylvania Business Corporation Law of 1988. The purpose or purposes for which it was organized are: The corporation shall have unlimited power to engage in and do any lawful act concerning any or all lawful business for which corporations may be incorporated under the PA Business Corporation Law of 1988.

**DISSOLUTION NOTICE**

NOTICE IS HEREBY GIVEN to all interested persons or to any party who may be affected by **Integrative Health Solutions, Inc.**, a Pennsylvania Professional Corporation with its registered office at 35 Seminary Road, Glenmoore, PA 19343, that it intends to file Articles of Dissolution with the Department of State of the Commonwealth of Pennsylvania pursuant to the Pennsylvania Business Corporation Law of 1988, as amended, and that the corporation is winding up its affairs in the manner prescribed by law so that its corporate existence shall cease upon the filing of Articles of Dissolution.

Attorney for Corporation Dissolution:

James B. Griffin, P.C.

James B. Griffin, Esquire, CPA

623 North Pottstown Pike

Exton, PA 19341

**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**

**CHRISTY**, Joseph Wayne, a/k/a Joseph W. Christy and J. Wayne Christy, late of West Goshen Township, Chester County, PA. Gary R. Christy, care of WHITNEY P. O'REILLY, Esquire, 120 Gay Street, P. O. Box 289, Phoenixville, PA 19460 Executor. WHITNEY P. O'REILLY, Esquire, Unruh, Turner, Burke & Frees, P.C., 120 Gay Street, P. O. Box 289, Phoenixville, PA 19460, atty.

**CROWTHER**, Bethany Gail, a/k/a Bethany G. Crowther, late of London Britain Township. Matthew Novacich, 122 Chesterville Road, Landenberg, PA 19350, Executor. SCUDDER G. STEVENS, Esquire, Lyons Dougherty, LLC, 6 Ponds Edge Drive, Suite 1, Chadds Ford, PA 19317, atty.

**DAVIS**, William P., a/k/a William Parke Davis late of Londonderry Twp. Carmella R. Davis, care of MATTHEW J. CANAN, Esq., P. O. Box 510, Oxford, PA 19363, Executrix. MATTHEW J. CANAN, Esq., P. O. Box 510, Oxford, PA 19363, atty.

**DONIA, JR.**, Peter Andrew, late of Spring City. Valerie G. Donia, 102 Helm Way, Downingtown, PA 19335, Administratrix. JAYNE GARVER, Esquire, Law Offices of Jayne Garver, 1224 W. Lincoln Hwy, Coatesville, PA 19320, atty.

**ENGEL**, Anne S., late of Tredyffrin Township, Chester County, PA. W. Steven Woodward, 201 King of Prussia Rd., Ste. 100, Radnor, PA 19087, Administrator. C.T.A. W. STEVEN WOODWARD, Esq., Gadsden Schneider & Woodward LLP, 201 King of Prussia Rd., Ste. 100, Radnor, PA 19087, atty.

**FAUST**, Doris O., late of County of Chester. William L. Faust, Jr., care of JOSEPH S. NESCIO, Esquire, 113 East Evans Street, Matlack Building, Suite D-2, West Chester, PA 19380, Executor. JOSEPH S. NESCIO, Esquire, Nescio & Seace, LLP, 113 East Evans Street, Matlack Building, Suite D-2, West Chester, PA 19380, atty.

**FORD**, John J., Borough of Spring City, Chester County, PA. Brian P. Ford and Keith J. Ford, care of RICHARD PARKER, Esq., 175 Strafford Ave., Ste. 230, Wayne, PA 19087, Executors. RICHARD C. PARKER, Esquire, Miles & Parker, LLP, 175 Strafford Ave., Ste. 230, Wayne, PA 19087, atty.

**GORDON**, Paul W., late of Valley Township. Rose Thomas, 2419 Yellow Springs Rd., Malvern, PA 19355, Executrix. WILLIAM T. KEEN, Esquire, Keen Keen & Good, LLC, 3460 Lincoln Highway, Thorndale, PA 19372, atty.

**GRAMICCIONI**, Angelo J., late of Uwchlan Township, Chester County, PA. Samuel Gramiccioni, care of SUSAN E. PIETTE, Esq., 375 Morris Rd., P. O. Box 1479, Lansdale, PA 19446-0773, Executor. SUSAN E. PIETTE, Esq., Hamburg, Rubin, Mullin, Maxwell & Lupin, PC, 375 Morris Rd., P. O. Box 1479, Lansdale, PA 19446-0773, atty.

**IRWIN**, Margaret M., late of Kennett Square, Chester County, PA. Marcia L. Case, care of EDWARD M. FOLEY, Esq., 213 E. State Street, Kennett Square, PA 19348, Executrix. EDWARD M. FOLEY, Esq., Brutscher, Foley Milliner & Land, LLP, 213 E. State Street, Kennett Square, PA 19348, atty.

**KACUR**, Mary J., a/k/a Mary Josephine Kacur, late of Uwchlan Township. Jason B. Drake, care of ROBERT J. BRESLIN, JR., Esquire, 3305 Edgmont Avenue, Brookhaven, PA 19015, Executor. ROBERT J. BRESLIN, JR., Esquire, Pappano & Breslin, 3305 Edgmont Avenue, Brookhaven, PA 19015, atty.

**KNOWLES, JR.**, George L., a/k/a George L. Knowles, George Knowles and George Knowles Jr., late of Kennett Square, Kennett Township, Chester County, PA. Charles S. Frazier, 337 W. Lancaster Avenue, P.O. Box 527 Wayne, PA 19087, Executor. CHARLES S. FRAZIER, Esquire, Frazier & Roberts, 337 W. Lancaster Ave., Box 527, Wayne, PA 19087, atty.

**MATHIAS**, Philip H., late of Kennett Township, Chester County, PA. Mark F. Mathias, 3640 Galloway Ct., #2812 Rochester Hills, MI 48309, Executor. WILLIAM R. BUNT, Esquire, P. O. Box 336, 109 South Carlisle Street, New Bloomfield, PA 17068, atty.

**MINNICK**, Shirley J., late of Birmingham Township. Gretchen Lee Howell, care of W. PETER BARNES, Esquire, 126 West Miner Street, West Chester, PA 19382, Executrix. W. PETER BARNES, Esquire, Parke Barnes Spangler Oeste & Wood, 126 West Miner Street, West Chester, PA 19382, atty.

**NAMBOODIRI**, Sankaran, late of West Pikeland Township, Chester County, PA. Krishnan Namboodiri and Ankit Aggarwal, care of BRADLEY S. COHEN, Esq., 20 Brace Rd., 4th Fl., Cherry Hill, NJ 08034, Administrators. BRADLEY S. COHEN, Esq., EARP Cohn P.C., 20 Brace Rd., 4th Fl., Cherry Hill, NJ 08034, atty.

**NEFF**, John R., late of Thornbury Township. Mark W. Neff, care of STEPHEN J. OSEN, Esq., 17 E. Gay St., Suite 100, P. O. Box 562, West Chester, PA 19381-0562, Executor. STEPHEN J. OSEN, Esq., Gawthrop Greenwood, P.C., 17 E. Gay St., Suite 100, P. O. Box 562, West Chester, PA 19381-0562, atty.

**NICOL**, Joel C., late of West Chester Borough, Chester County, PA. Rochelle B. Grossman, 707 Hemlock Hill Lane, West Chester, PA 19380, Executrix.

**PARRELLA**, Mary Anne, late of West Chester. Patricia A. Orlando, 204 Tower Road, Villanova, PA 19085, Executrix. **LEE R. ALLMAN**, Esquire, Allman, Kelly & Willner, LLC, Suite G, 41 Paoli Plaza, Paoli, PA 19301, atty.

**PIERSON**, Elizabeth Tayloe Beale, a/k/a Elizabeth Pierson, late of Chadds Ford. John Crumbaugh Pierson, III, care of **WILLIAM H. LUNGER**, Esquire, 1020 North Bancroft Parkway, Ste. 100, Wilmington, DE 19805, Executor. **WILLIAM H. LUNGER**, Esquire, Martin & Lunger, P.A., 1020 North Bancroft Parkway, Ste. 100, Wilmington, DE 19805, atty.

**REITER**, Dennis G., Late of West Goshen Township. Nathan C. Reiter, 391 Zynn Rd., Downingtown, PA 19335, Administrator. **PATRICIA T. BRENNAN**, Esquire, Law Firm of Patricia T. Brennan, 31 Turner Ln., West Chester, PA 19380, atty.

**SMITH**, Norma J., late of East Caln, Downingtown, Chester County, PA. Sandra S. Ratliff, care of **ANDREW H. DOHAN**, Esq., 460 E. King Road, Malvern, PA 19355-3049, Executor. **ANDREW H. DOHAN**, Esq., Lentz, Cantor & Massey, Ltd., 460 E. King Road, Malvern, PA 19355-3049, atty.

**STOCKLER**, Ermine Jean, late of East Goshen Township (West Chester) (Chester County). Jonathan C. Stockler, care of **JAMES J. RUGGIERO, JR.**, Esquire, 16 Industrial Blvd., Suite 211, Paoli, PA 19301-1609, Executor. **JAMES J. RUGGIERO, JR.**, Esquire, Ruggiero Law Offices LLC, 16 Industrial Blvd., Suite 211, Paoli, PA 19301-1609, atty.

**TURNERY**, Robert J. a/k/a Robert J. Turney, Sr., late of Valley Township. Candice Lou Turney, 198 Country Club Road, Coatesville, PA 19320, Executrix. **JAY G. FISCHER**, Esq., 342 East Lancaster Avenue, Downingtown, PA 19335, atty.

**UTNE**, Priscilla, late of East Goshen Township. Eve Utne Sauter, 1369 Wisteria Drive, Malvern, PA 19355, Executrix. **DANA M. BRESLIN**, Esquire, Pappano and Breslin, 3305 Edgmont Avenue, Brookhaven, PA 19015-2801, atty.

**WALZ**, Alfred, late of Wayne, Chester County, PA. Gabriele Segletes, 504 Chesley Court, Bel Air, MD 21015, Executrix. **JAMES L. MARKOFOSKI**, Esquire, Markofski Law Offices, 1258 East Philadelphia Avenue, P. O. Box 369, Gilbertsville, PA 19525-0369, atty.

**WEICHERT**, Barbara F. a/k/a Barbara Fisher Weichert, late of East Goshen Township, Chester County, PA. Charles J. Horvath, Jr., care of **JANET M. COLLITON**, Esq., 790 E. Market St., Ste. 250, West Chester, PA 19382-4806, Executor. **JANET M. COLLITON**, Esq., Colliton Law Associates, P.C., 790 E. Market St., Ste. 250, West Chester, PA 19382-4806, atty.

**WHEATMAN**, Mary Ellen, late of Honey Brook. Levi E. Riehl and Penny L. Kenny, care of **LINDA KLING**, Esquire, 131 West Main Street, New Holland, PA 17557, Executors. **LINDA KLING**, Esquire, Kling & Fanning, LLP, 131 West Main Street, New Holland, PA 17557, atty.

**WILLIAMS**, Ruth P. Spellman., late of West Goshen Township. Susan S. Tiernan, care of **KEVIN HOLLERAN**, Esq., 17 E. Gay St., Suite 100, P. O. Box 562, West Chester, PA 19381-0562, Executor. **KEVIN HOLLERAN**, Esq., Gawthrop Greenwood, P.C., 17 E. Gay St., Suite 100, P. O. Box 562, West Chester, PA 19381-0562, atty.

## 2nd Publication

**ABERNETHY, SR.**, Robert M., a/k/a Robert Abernethy, late of Borough of West Chester. Marie M. Abernethy, 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.

**AGNELLO**, Betty Jane, late of Exton, Uwchlan Twp. Lucy A. Berkey, 40 Fleming Drive, Glenmoore, PA 19343, Executrix.

**ANDES**, Marian White, late of Downingtown. Jeffrey Andes and Michael Andes, care of LINDSEY CONAN, Esquire, Executors. LINDSEY CONAN, Esquire, Conan Law Offices, atty.

**BAKER**, Richard H., late of East Goshen Township, Chester County, PA. Dorothea A. Baker, care of ELAINE T. YANDRISSEVITS, Esquire, 30 Cassatt Ave., Berwyn, PA 19312, Personal Representative. ELAINE T. YANDRISSEVITS, Esquire, McAndrews Law Offices, P.C., 30 Cassatt Ave., Berwyn, PA 19312, atty.

**BEANE, III**, Harry E., late of Pocopson Township. Anna H. Beane, 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.

**BELL**, Suanne P., late of Westtown Township, Chester County, PA. Frederick N. Bell, Jr., care of DOUGLAS L. KAUNE, Esquire, 120 Gay Street, P. O. Box 289, Phoenixville, PA 19460, Executor. DOUGLAS L. KAUNE, Esquire, Unruh Turner Burke & Frees, P.C., 120 Gay Street, P. O. Box 289, Phoenixville, PA 19460, atty.

**BENDER, IV**, William A., late of Spring City Borough. William A. Bender, V, care of HELEN Z. STAUFFER, Esquire, 70 Hemlock Drive, Gilbertsville, PA 19525, Executor. HELEN Z. STAUFFER, Esquire, 70 Hemlock Drive, Gilbertsville, PA 19525, atty.

**BOSSERT**, Patricia Ruth, late of Borough of Phoenixville, Chester County, PA. Peggy Joyce Brown, care of KENNETH D. FEDERMAN, Esquire, 3103 Hulmeville Rd., Ste. 200, Bensalem, PA 19020, Executrix. KENNETH D. FEDERMAN, Esquire, Rothberg & Federman, P.C., 3103 Hulmeville Rd., Ste. 200, Bensalem, PA 19020, atty.

**CALVO**, Mary A., late of Paoli, Tredyffrin Township. Janis Calvo, 50 S. Valley Rd., A-1 Paoli, PA 19301, Executrix. E. ELIAS GANIM, Esquire, 34 Darby Rd., Paoli, PA 19301-0494, atty.

**CANALE**, Matthew J., late of Wallace Township, Chester County, PA. Laura Brooks and Pauline Slonaker, care of DAVID R. WHITE, JR., Esquire, Ten Penn Center, 1801 Market St., Ste. 1100, Philadelphia, PA 19103 Administratrices. DAVID R. WHITE, JR., Esquire, Fineman Krekstein & Harris, Ten Penn Center, 1801 Market St., Ste. 1100, Philadelphia, PA 19103, atty.

**COLLINS**, Michael W., late of East Fallowfield Township. Vicky Collins, a/k/a Vicky Peters, 18 Hannum Dr., Coatesville, PA 19320, Administratrix. GORDON W. GOOD, Esquire, Keen, Keen & Good, LLC, 3460 Lincoln Highway, Thorndale, PA 19372, atty.

**CONOLLY**, Charlotte Jane, late of Malvern. Cynthia Hanscom, 1106 Summerhill Drive, Malvern, PA 19355, Executrix.

**DAVIS**, Harry Lee, a/k/a Harry L. Davis, late of Borough of Oxford, Chester County, PA. John F. McKenna, 17 W. Miner St. West Chester PA 19382, Administrator. JOHN F. MCKENNA, Esquire, MacElree Harvey, LTD, 17 W. Miner St., West Chester, PA 19382, atty.

**EVANS**, Jared P., late of Oxford, PA. Beth W. Subach, care of ANITA M. D'AMICO, Esquire, 204 N. Union Street, Kennett Square, PA 19348, Administrator. ANITA M. D'AMICO, Esquire, D'Amico Law, PC, 204 N. Union Street, Kennett Square, PA 19348, atty.

**GROFF**, Virginia C., late of East Goshen Township, Chester County, PA. Linda A. Turoczi, 631 Ridge Rd., Spring City, PA 19475, Executrix. DAVID S. KAPLAN, Esquire, O'Donnell Weiss & Mattei, P.C., 41 E. High St., Pottstown, PA 19464-5426, atty.

**HAGNER**, Elizabeth, late of East Pikeland Township. William Hagner, 2932 Stoneycreek Road, Norristown, PA 19401, Executor. NEIL HILKERT, Esquire, 229 W. Wayne Avenue, Wayne, PA 19087, atty.

**IOPPOLO**, Isabel D., late of North Coventry Township. Concetta I. Hunt, care of MARY C. CROCKER, Esquire, 1296 East High Street, Pottstown, PA 19464, Executrix. MARY C. CROCKER, Esquire, 1296 East High Street, Pottstown, PA 19464, atty.

**KALB**, Kurt Richard, late of London Britain Township. Philip J. Penrose, care of DAVID B. MYERS, Esquire, 124 West State Street, Suite 102-B, Kennett Square, PA 19348, Administrator. DAVID B. MYERS, Esquire, 124 West State Street, Suite 102-B, Kennett Square, PA 19348, atty.

**MIRSHAK**, Geraldine Glaw, late of Chadds Ford/Pennsbury Township. Timothy S. Mirshak, Suite 1210, 699 Broad St., Augusta, GA 30901, Executor.

**MUSCHEK**, Eleanor K., a/k/a Eleanor Knell Wolf, late of Borough of West Chester, Chester County, PA. Pamela Hale, care of MICHAEL C. MCBRATNIE, Esquire, Eagleview Corporate Center, 747 Constitution Dr., Ste. 100, P. O. Box 673, Exton, PA 19341, Executrix. MICHAEL C. MCBRATNIE, Esquire, Fox Rothschild LLP, Eagleview Corporate Center, 747 Constitution Dr., Ste. 100, P. O. Box 673, Exton, PA 19341, atty.

**RITTENBAUGH, JR.**, Clarence L., late of Charlestown Township. Clarence L. Rittenbaugh III, 104 Develin Drive, Phoenixville, PA 19460, Executor. MARZIA P. TONGIANI MIRABILE, Esquire, 254 Bridge St., Phoenixville, PA 19460-3450, atty.

**SCIALLA**, Aniello, a/k/a Aniello Sciallo, late of Phoenixville Borough, Chester County. Cesare Sciallo, care of KENNETH R. WERNER, Esquire, 203 West Miner Street, West Chester, PA 19382-2924, Executor. KENNETH R. WERNER, Esquire, Werner & Wood, 203 West Miner Street, West Chester, PA 19382-2924, atty.

**SHANNON**, Sheila M M, late of East Goshen. Patrick Shannon, 610 Beaumont Circle, West Chester, PA 19380 and Michael Shannon, 1735 Hibberd Lane, West Chester, PA 19380 Executors.

**SHARTLE**, Eleanor Anne, late of Kimberton. Robert G. Elder, 111 W. Hillendale Rd., Kennett Square, Pa 19348, Executor.

**SLOAD**, Patricia L., late of West Chester Borough. Pamela Y. Sload, 517 Lakeside Drive, Exton, PA 19341-0673, Executrix. DANIEL P. MANNIX, V, Esquire, Butler, Griffen & Mannix, 18 W. Market St., West Chester, PA 19382, atty.

**ST. JOHN, JR.**, John R., late of New London Township. Carrie A. St. John and James M. St. John, care of JUSTIN J. BOLLINGER, Esq., P.O. Box 5349, Lancaster, PA 17606, Executors. JUSTIN J. BOLLINGER, Esq., Gibbel, Kraybill & Hess LLP, P.O. Box 5349, Lancaster, PA 17606.

**SUNDRO**, Mae N., late of Borough of Oxford, Chester County, PA. Christina Sundro Anderson and Linda Sundro, care of DUKE SCHNEIDER, Esquire, 17 W. Miner St., West Chester, PA 19382, Executrices. DUKE SCHNEIDER, Esquire, MacElree Harvey, Ltd, 17 W. Miner St., West Chester, PA 19382, atty.

**VAIDYANATHAN**, Geetha, late of Landenberg. Akhileswar Ganesh Vaidyanathan, 202 Dangina Drive, Landenberg, PA, 19350 Administrator. ROSIE SOTO, Esquire, 5 Germantown Pike, Plymouth Meeting, PA 19462, atty.

**WEAVER**, Donald E., late of East Bradford Township. Pamela W. Ring, 849 Connor Road, West Chester, PA 19380, care of MARY R. LASOTA, Esquire, 101 Lindenwood Drive, Suite 225, Malvern, PA 19355, Executrix. MARY R. LASOTA, Esquire, LaSota Law, LLC, 101 Lindenwood Drive, Suite 225, Malvern, PA 19355, atty.

**YOUNG**, Thomas U., late of Caln Township. Thomas William Young and Sally Ann Young Yacka, care of L. PETER TEMPLE, Esquire, 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.

**ZARRILLI**, David Louis, late of West Goshen Township, Chester County, PA. Sheryl Ronald, care of DENIS A. GRAY, Esquire, 115 Bloomingdale Ave., Carriage House, Ste. 100, Wayne, PA 19087, Administratrix. DENIS A. GRAY, Esquire, Palmer & Gray LLP, 115 Bloomingdale Ave., Carriage House, Ste. 100, Wayne, PA 19087, atty.

### 3rd Publication

**BENEKAM**, Charles Albert, late of Atglen Borough. Pamela P. Irwin, 31 Ashley Court, Lancaster, PA 17601, Executrix. ALAN J. JARVIS, Esquire, Highlands Corporate Center, 495 Highlands Blvd., Suite 109, Coatesville, PA 19320, atty.

**BLACK**, Gladys M., late of East Pikeland Township, Chester County, PA. Sandra B. Collins, care of JILL R. FOWLER, Esquire, 100 Four Falls, Ste. 300, West Conshohocken, PA 19428-2950, Executrix. JILL R. FOWLER, Esquire, Heckscher, Teillon, Terrill & Sager, P.C., 100 Four Falls, Ste. 300, West Conshohocken, PA 19428-2950, atty.

**D'INNOCENZO**, Rose T., late of East Goshen Township, Chester County, PA.. Gertrude D'Innocenzo, care of NIKOLAOS I. TSOUROS, Esquire, 661 Moore Rd., Ste. 105, King of Prussia, PA 19406, Executrix. NIKOLAOS I. TSOUROS, Esquire, Law Offices of Wendy F. Bleczynski, Valley Forge Square II, 661 Moore Rd., Ste. 105, King of Prussia, PA 19406, atty.

**ENNIS**, Frances Smedley, a/k/a Frances S. Ennis, late of Oxford Borough. Gail E. Tefft and Elizabeth E. Ward, care of WINIFRED MORAN SEBASTIAN, Esquire, P.O. Box 381, 208 E. Locust Street, Oxford, PA 19363, Executrices. WINIFRED MORAN SEBASTIAN, Esquire, P.O. Box 381, 208 E. Locust Street, Oxford, PA 19363, atty.

**ENTREKIN**, Elaine H., late of West Brandywine Township. Chales H. Entrekinn, Jr., 150 Foxgayte Lane, Pottstown, PA 19465, Executor. KATHLEEN K. GOOD, Esquire, Keen Keen & Good, LLC, 3460 Lincoln Highway, Thorndale, PA 19372, atty.

**FERNALD**, Charles C., late of Parkesburg Borough. Robert A. Worner, Jr., P.O. Box 87, 5867 Michele Drive, Narvon, PA 17555, Executor. ALAN J. JARVIS, Esquire, Highland Corporate Center, 495 Highlands Blvd., Suite 109, Coatesville, PA 19320, atty.

**FORBES**, Francis Cox, a/k/a Francis C. Forbes, late of Willistown Township, Chester County, PA. TENCH COXE FORBES, care of MONICA Z. MILNE, Esquire, 171 W. Lancaster Ave., Paoli, PA 19301-1775, Executor. MONICA Z. MILNE, Esquire, Connor, Weber & Oberlies, 171 W. Lancaster Ave., Paoli, PA 19301-1775, atty.

**HALDEMAN**, Richard Walter, late of West Whiteland. James Haldeman, 310 Misty Autumn Dr., Exton, PA 19341, Executor.

**HENNINGER**, Suzanne, a/k/a Suzanne Yeingst, late of North Coventry Township, Chester County, PA. Karyn Riti, care of STEPHEN H. KALIS, Esquire, P. O. Box 673, Exton, PA 19341, Administratrix. STEPHEN H. KALIS, Esquire, Fox Rothschild LLP, P. O. Box 673, Exton, PA 19341, atty.

**LAWRENCE**, Osmond Leonard, a/k/a Ozzie L. Lawrence, late of West Chester. Dawn R. Lawrence, 701 S. Adams Street West Chester PA 19382, Administratrix. L. ROBERT FRAME, JR., Esquire, 390 Waterloo Blvd., Suite 101, Exton, PA 19341, atty.

**LOHR**, Joan P., late of West Caln Township. Jeffrey P. Lohr, 521 Ridge Ave. Atglen, PA 19310 and Christopher K. Lohr, P.O. Box 115, Modena, PA 19358, Executors. KATHLEEN K. GOOD, Esquire, Keen Keen & Good LLC, 3460 Lincoln Highway, Thorndale, PA 19372, atty.

**LOGAN**, Harryet, late of West Chester Borough, Chester County, PA. 19380. George B. Logan, 443 West Gay Street, West Chester, PA 19380, Administrator, C.T.A. ALAN J. JARVIS, Esquire, Highlands Corporate Center, 495 Highlands Boulevard, Suite 109, Coatesville, PA 19320, atty.

**MANDICH**, Louis I., late of East Marlborough Township. Louis I. Mandich and Kathryn E. Aikman, care of DENISE ANTONELLI, Esquire, 17 East Gay Street, Suite 100, West Chester, PA 19380, Executors. DENISE ANTONELLI, Esquire, Gawthrop Greenwood, PC, 17 East Gay Street, Suite 100, West Chester, PA 19380, atty.

**MARCELLUS**, Robert L., late of Willistown Township, Chester County, PA. Joan E. Rementer, 204 Sussex Road, West Chester, PA 19380, Executrix, FRANK W. HAYES, Esquire, Hayes & Romero, 31 South High Street, West Chester, PA 19382, atty.

**O'BRIEN**, Thomas B., late of West Fallowfield Township, Chester County, PA. Heather A. Ruzsin, care of ELIZABETH Z. MILNE, Esquire, 171 W. Lancaster Ave., Paoli, PA 19301-1775, Executrix. ELIZABETH Z. MILNE, Esquire, Connor, Weber & Oberlies, 171 W. Lancaster Ave., Paoli, PA 19301-1775, atty.

**O'DONNELL**, Edward J., late of Penn Township, PA. Stella L. O'Donnell, care of ANITA M. D'AMICO, Esquire, 204 N. Union Street, Kennett Square, PA 19348, Executrix. ANITA M. D'AMICO, Esquire, D'Amico Law, PC, 204 N. Union Street, Kennett Square, PA 19348, atty.

**PATTON**, Lucy Jean, late of Honey Brook, PA. Jason Patton, care of DOUGLAS W. OLSHIN, Esquire, 442 N. High Street, West Chester, PA 19380, Executor. DOUGLAS W. OLSHIN, Esquire, Saling & Litvan, 442 N. High Street, West Chester, PA 19380, atty.

**RUSSELL**, Helen M., late of West Brandywine Township. Ronald David Russell, care of RICHARD MEANIX, Esquire, 301 W. Market Street, West Chester, PA 19382, Executor. RICHARD MEANIX, Esquire, 301 W. Market Street, West Chester, PA 19382, atty.

**SCOTT**, John L., late of Chester County. Thomas M. Davis, Esquire, Bldg. 7-36 - Fort Indiantown Gap Annville, PA 17003-5002, Administrator. THOMAS M. DAVIS, Esquire, Office of Chief Counsel - Department of Military and Veterans Affairs, Bldg. 7-36 - Fort Indiantown Gap, Annville, PA 17003-5002, atty.

**STOLTZ, JR.**, Carl F.W., late of Phoenixville, PA. Terri Ann Stoltz, care of ELIZABETH R. HOWARD, Esquire, 301 Gay Street, P.O. Box 507, Phoenixville, PA 19460, Executrix. ELIZABETH R. HOWARD, Esquire, 301 Gay Street, P.O. Box 507, Phoenixville, PA 19460, atty.

**THOMAS**, Edward F., a/k/a Edward Farley Thomas, late of Malvern Borough. Marjorie T. Alleva and Carole T. Buettner, care of WHITNEY P. O'REILLY, Esquire, 120 Gay Street, P.O. Box 289, Phoenixville, PA 19460, Executors. WHITNEY P. O'REILLY, Esquire, Unruh, Turner, Burke & Frees, P.C., 120 Gay Street, P.O. Box 289, Phoenixville, PA 19460, atty.

**WIBBENS**, Jacqueline R., late of Penn Township. Kurt M. Wibbens, 301 Chestnut Parkway, Wallingford, PA 19086, Executor. ROBERT A. CROWLEY, Esquire, The Crowley Law Firm, 3201-B Millcreek Road, Wilmington, DE 19808, atty.

**WICKSTROM**, Kenneth A, late of Schuylkill Township, PA. Keith A Wickstrom, 27 Flintlock Ln., Phoenixville, PA 19460, Executor.

## 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*

**Downingtown Animal Hospital**, with its principal place of business at 5033 Horseshoe Pike, Downingtown, PA 19335. The application has been (or will be) filed on: May 2, 2017. The name(s) and address(es) of the individual(s) or entity(ies) owning or interested in said business: Angela Anderson,

**Pickering Dental Partners**, with the principal place of business at 1150 Valley Forge Rd., Ste. 101, Phoenixville, PA 19460. The application has been (or will be) filed on: April 24, 2017. The names and addresses of the individuals in said business are Lon R. Kessler, 116 Spyglass Dr., Blue Bell, PA 19422 and Daniel H. Green, 142 3rd Ave., Phoenixville, PA 19460. J. EDMUND MULLIN, Solicitor Hamburg, Rubin, Mullin, Maxwell and Lupin, PC 375 Morris Rd., P.O. Box 1479 Lansdale, PA 19446-0773

**Rechic Decor**, with its principal place of business at 45 Fox Drive, Pottstown, PA 19465. The application has been (or will be) filed on: April 5, 2017. The name(s) and address(es) of the individual(s) or entity(ies) owning or interested in said business: Heather Carr, 45 Fox Drive, Pottstown, PA 19465 and Beth Nyce, 89 Linwood Circle, Pottstown, PA 19465.



IN THE COURT OF COMMON PLEAS OF  
CHESTER COUNTY, PENNSYLVANIA  
CIVIL DIVISION  
NO. 2015-06379-RC

**NOTICE OF ACTION IN MORTGAGE FORECLOSURE**

HSBC Bank USA, National Association, as Trustee for Fremont Home Loan Trust 2006-D, Mortgage-Backed Certificates, Series 2006-D, c/o Ocwen Loan Servicing, LLC, Plaintiff vs. The Estate of Paul Godlewski a/k/a Paul J. Godlewski a/k/a Paul Godleswski, c/o Robert Bowman, Executor, Robert Bowman, Executor of the Estate of Paul Godlewski a/k/a Paul J. Godlewski a/k/a Paul Godleswski, Adrianna Raquel Calaf, Known Heir of Paul Godlewski a/k/a Paul J. Godlewski a/k/a Paul Godleswski, Joseph Godlewski, Known Heir of Paul Godlewski a/k/a Paul J. Godlewski a/k/a Paul Godleswski, Joan Godlewski, Known Heir of Paul Godlewski a/k/a Paul J. Godlewski a/k/a Paul Godleswski, Karin Ricciardi, Known Heir of Paul Godlewski a/k/a Paul J. Godlewski a/k/a Paul Godleswski, Unknown Heirs, Successors, Assigns and All Persons, Firms or Associations Claiming right, Title or Interest From or Under Paul Godlewski a/k/a Paul J. Godlewski a/k/a Paul Godleswski and United States of America, Department of the Treasury – Internal Revenue Service, c/o U.S. Attorney for Eastern District of PA, Defendants

TO: Unknown Heirs, Successors, Assigns and All Persons, Firms or Associations Claiming right, Title or Interest From or Under Paul Godlewski a/k/a Paul J. Godlewski a/k/a Paul Godleswski, Defendant(s), whose last known address is 571 Summit House, West Chester, PA 19382,

**AMENDED COMPLAINT IN MORTGAGE FORECLOSURE**

You are hereby notified that Plaintiff, HSBC Bank USA, National Association, as Trustee for Fremont Home Loan Trust 2006-D, Mortgage-Backed Certificates, Series 2006-D, c/o Ocwen Loan Servicing, LLC, has filed an Amended Mortgage Foreclosure Complaint endorsed with a Notice to Defend, against you in the Court of Common Pleas of Chester County, Pennsylvania, docketed to NO. 2015-06379-RC wherein Plaintiff seeks to foreclose on the mortgage secured on your property located, 571 Summit House, West Chester, PA 19382, whereupon your property would 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 notice above, you must take action within twenty (20) days after this Complaint and Notice are served, by entering a written appearance personally or by attorney and filing in writing with the Court your defenses or objections to the claims set forth against you. You are warned that if you fail to do so the case may proceed without you and a judgment may be entered against you by the Court without further notice for any money claimed in the Complaint or for any other claim or relief requested by the Plaintiff. You may lose money or property or other rights important to you. **YOU SHOULD TAKE THIS 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 THE 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. LAWYERS REFERRAL SERVICE, Lawyer Referral Service, Chester County Bar Assn., 15 W. Gay St., 2nd Fl., West Chester, PA 19380, 610.429.1500. Udren Law Offices, P.C., Attys. for Plaintiff, 111 Woodcrest Rd., Ste. 200, Cherry Hill, NJ 08003, 856.669.5400**

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**Sheriff Sale of Real Estate**

By virtue of the within mentioned writ directed to Carolyn B. Welsh, Sheriff, will be sold at public sale, in the Chester County Justice Center, 201 W Market Street, West Chester, Pennsylvania, announced on **Thursday, May 18th, 2017** at 11AM prevailing time the herein-described real estate.

Notice is given to all parties in interest and claimants that the Sheriff will file in her office located in the Chester County Justice Center, Office of the Sheriff, 201 W Market Street, Suite 1201, West Chester, Pennsylvania a Schedule of Distribution on **Monday, June 19th, 2017**. Distribution will be made in accordance with the Schedule unless exceptions are filed hereto within ten (10) days thereafter.

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

**CAROLYN B. WELSH, SHERIFF**

**3rd Publication**

**SALE NO. 17-5-324**  
**Writ of Execution No. 2016-08570**  
**DEBT \$249,758.58**

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

BLR# 29-7L-82.9

IMPROVEMENTS thereon: residential dwelling

PLAINTIFF: Deutsche Bank National Trust Company, as Trustee under the Pooling and Servicing Agreement Relating to Impac Secured Assets Corp., Mortgage Pass-Through Certificates, Series 2006-4

VS

DEFENDANT: TIFFANY T. POWELL and PAMELA J. ROBINSON

SALE ADDRESS: 170 Old Spring Road, Coatesville, PA 19320

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

**SALE NO. 17-5-325**  
**Writ of Execution No. 2016-03353**  
**DEBT \$67,888.17**

PROPERTY situate in the Chester County, Pennsylvania

BLR# 16-10-18

IMPROVEMENTS thereon: residential dwelling

PLAINTIFF: Wells Fargo Bank, N.A., as Trustee for Option One Mortgage Loan Trust 2006-2 Asset-Backed Certificates, Series 2006-2

VS

DEFENDANT: MONICA K. YAN-NUZZI and BEATRICE WOODS

SALE ADDRESS: 346 South 1st Avenue, Coatesville, PA 19320-3703

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

**SALE NO. 17-5-326**  
**Writ of Execution No. 2014-12126**  
**DEBT \$8,030.98**

ALL THAT CERTAIN parcel of land situate in Willistown Township, Chester County, Pennsylvania, being shown as Unit 124 on As Built Plan of Units 116, 118, 120, 122, 124, 126 of Deerfield Knoll for Blair and Son, dated September 14, 1987 by Chester Valley Engineers, Inc., Paoli, Pennsylvania, and being more fully described herein.

TAX ID: 54-8-324

PLAINTIFF: Deerfield Homeowners Association

VS

DEFENDANT: DENNIS ANTONIOUS

SALE ADDRESS: 124 Hedgerow Lane, West Chester, PA 19380

PLAINTIFF ATTORNEY: BARROW and HOFFMAN, 215-956-9099

**SALE NO. 17-5-327**  
**Writ of Execution No. 2016-08148**  
**DEBT \$1,357,759.07**

ALL THAT CERTAIN lot or piece of ground, situate in the Township of Willistown, County of Chester and Commonwealth of Pennsylvania, bounded and described according to a Final Subdivision Plan for the Devereux Foundation of "Mapleton" Subdivision made by

Nave, Newell & Stampfl, Ltd., dated October 20, 1996, last revised September 18, 1997 and recorded as Plan#14140, as follows to wit:

BEGINNING at a point on the northerly side of Dovecote Lane, a corner of Lot 3; thence extending along same, north 25 degrees 51 minutes 28 seconds west 312.40 feet to a point in the line of lands N/L of Thomas C. Deignan; thence extending along same, and lanes N/L of Florence Cozzone, Angelo DiStalfo, and Charles P. Morelli, north 21 degrees 43 minutes 40 seconds west 825.23 feet to a point on the southerly side of School Lane; thence extending along same, north 81 degrees 48 minutes 50 seconds east 487.75 feet to a point in the line of lands N/L of James Matthews; thence extending along same, and lands N/L of Patrick Ward and Ralph Strawn, south 26 degrees 49 minutes 15 seconds east 604.13 feet to a point in the line of Lot 5; thence extending along same, south 63 degrees 10 minutes 45 seconds west 504.82 feet to a point, in the bed of a 45 feet wide utility easement; thence extending still along same, and in the bed of same, south 21 degrees 43 minutes 40 seconds east 63.56 feet to a point; thence extending still along same, and in the bed of same, south 25 degrees 51 minutes 28 seconds east 311.75 feet to a point on the northerly side of Dovecote Lane, aforementioned; thence extending along same, along the arc of a circle curving to the right with a radius of 225.00 feet, the arc distance of 25.02 feet to the point of beginning.

BEING Lot 4 on said Plan.  
CONTAINING 350,354 sq. ft.  
PLAINTIFF: National Capital

Management, L.P.  
VS  
DEFENDANT: DOVECOTE LANE, LLC

SALE ADDRESS: 7 Dovecote Lane, Malvern, PA 19355  
PLAINTIFF ATTORNEY: RON L. WOODMAN, ESQ., 215-635-7200

**SALE NO. 17-5-328**  
**Writ of Execution No. 2016-04629**  
**DEBT \$178,479.40**

PROPERTY situate in the Tredyffrin Township, Chester County, Pennsylvania  
BLR# 43-9R-46.30  
IMPROVEMENTS thereon: residential dwelling

PLAINTIFF: Federal National Mortgage Association ("Fannie Mae"), a Corporation Organized and existing under The

Laws of the United States of America  
VS  
DEFENDANT: FLOYD B. BRINGLE and KATHERINE G. BRINGLE  
SALE ADDRESS: 140 Woodgate Lane, Paoli, PA 19301  
PLAINTIFF ATTORNEY: PHELAN HALLINAN DIAMOND & JONES, LLP, 215-563-7000

**SALE NO. 17-5-329**  
**Writ of Execution No. 2016-12030**  
**DEBT \$30,672.36**

ALL THAT CERTAIN lot or piece of ground with the buildings and improvements thereon erected, situate in the Borough of Spring City, County of Chester and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point set for a corner in the middle of South Main Street, a corner of land now or formerly of Charles M. O. Smith and June Amelia Smith, his wife; thence along the middle line of South Main Street north thirty four degrees west twenty feet to a stake in line of Lot No. 9 now or formerly of John Wunder; thence along the same north fifty six degrees east two hundred feet to a stake on the margin line of an intended street; thence along the margin of the same, south thirty four degrees east; twenty feet to a point, a corner of land now or formerly of Charles M.O. Smith and June Amelia Smith; thence along the south fifty six degrees west the line for a part of the distance passing through the middle of the partition wall dividing the house hereon erected and the house on said adjoining lot two hundred feet the first mentioned point and place of beginning.

BEING known as No. 233 South Main Street.  
BEING the same premises which John J. Fischer and Nancy A. Fischer, husband and wife, by Deed dated 5/21/93 and recorded 5/25/93 in the Office of the Recorder of Deeds in and for the County of Chester, in Deed Book 3560, Page 620, and Instrument #037480, granted and conveyed unto Kenneth W. Waddell, in fee.

TAX Parcel #1 405 001 600 00  
PLAINTIFF: Nationstar Mortgage  
LLC  
VS  
DEFENDANT: KENNETH W. WADDELL  
SALE ADDRESS: 233 South Main

Street, Spring City, PA 19475

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

**SALE NO. 17-5-330**

**Writ of Execution No. 2016-07404**

**DEBT \$205,443.90**

ALL THAT CERTAIN message and lot of land situated in the Township of Pocopson, County of Chester and Commonwealth of Pennsylvania, described according to a plan of property of Section "C" of Molette & Murphy property plan, dated May 2, 1955 and last revised March 22, 1956 by G. D. Houtman & Son, Civil Engineers, Media, Pennsylvania, more particularly bounded and described as follows, to wit; (Being Lot 57 on said Plan).

TAX I.D. #: 63-04-0024

PLAINTIFF: American Advisors

Group

VS

DEFENDANT: BARBARA C.  
HOLMES

SALE ADDRESS: 1569 Rodney Drive, West Chester, Pennsylvania 19382

PLAINTIFF ATTORNEY: McCABE,  
WEISBERG & CONWAY, P.C., 215-790-1010

**SALE NO. 17-5-331**

**Writ of Execution No. 2016-08141**

**DEBT \$149,689.53**

PROPERTY situate in the South Coatesville Borough, Chester County, Pennsylvania

BLR# 9-3-19.3

IMPROVEMENTS thereon: residential dwelling

PLAINTIFF: Deutsche Bank National Trust Company, as Trustee for Ameriquist Mortgage Securities Inc., Asset-Backed Pass-Through Certificates, Series 2005-R10

VS

DEFENDANT: JOHN D. LONG, JR.  
a/k/a JOHN D. LONG and GLORIA M. LONG

SALE ADDRESS: 146 Modena Road,  
Coatesville, PA 19320-4040

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

**SALE NO. 17-5-332**

**Writ of Execution No. 2016-02525**

**DEBT \$184,759.56**

ALL THAT CERTAIN parcel of ground, situate in the Township of Sadsbury, County of Chester, Commonwealth of Pennsylvania, being shown and described on a 'Foundation As-Built Plan' for Sadsbury Associates, Building Unit "U", drawing number 2002219u111, dated September 7, 2003, prepared by Wilkinson Associates, Surveying/Engineering, as follows to wit:

BEING the same premises which Robert M. Frey and Cassandra A. Bartolomeo, by Deed dated 05/11/2012 and recorded 05/14/2012 in the Office of the Recorder of Deeds in and for Chester County in Deed Book 8426, Page 535, granted and conveyed unto Andrea T. Defelice.

BEING known as: 310 Fox Trail,  
Parkesburg, PA 19365

PARCEL No.: 37-4-40.11D

IMPROVEMENTS: residential property.

PLAINTIFF: Pennymac Loan Services, LLC

VS

DEFENDANT: ANDREA T. DEFELICE

SALE ADDRESS: 310 Fox Trail,  
Parkesburg, PA 19365

PLAINTIFF ATTORNEY: POWERS,  
KIRN & ASSOCIATES, LLC, 215-942-2090

**SALE NO. 17-5-333**

**Writ of Execution No. 2015-04767**

**DEBT \$41,242.64**

PROPERTY situate in the Coatesville City, Chester County, Pennsylvania

BLR# 16-01-0026

IMPROVEMENTS thereon: residential dwelling

PLAINTIFF: Citifinancial Servicing LLC

VS

DEFENDANT: CHARLES J. TRAMMELL

SALE ADDRESS: 306 Buchanan Drive, a/k/a 306 Buchanan Ave, Coatesville, PA 19320-3119

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

**SALE NO. 17-5-334**  
**Writ of Execution No. 2016-08959**  
**DEBT \$881,375.18**

ALL THAT CERTAIN lot or parcel of land, with the buildings and improvements thereon erected, situate in Easttown Township, County of Chester, Commonwealth of Pennsylvania, bounded and described according to a preliminary/final subdivision plan of Oak Meadow Lane, being Lot No. 7 as shown on said Plan, made by Durkin Associates, Inc., Erdenheim, Pennsylvania, dated October 14, 1996, and last revised May 27, 1997, and recorded as Plan #14029..

TAX Parcel No.: 55-5-55.2G

SOLD as the property of: Christopher F. Metz and Elizabeth O. Metz, h/w

PLAINTIFF: Emigrant Residential, LLC, f/k/a EMC, L.L.C.

VS

DEFENDANT: CHRISTOPHER F. METZ and ELIZABETH O. METZ, h/w

SALE ADDRESS: 909 Castlehill Lanes, Easttown Township, Chester County, PA 19333

PLAINTIFF ATTORNEY: FRIEDMAN SCHUMAN, P.C., 215-635-7200

**SALE NO. 17-5-335**  
**Writ of Execution No. 2015-11113**  
**DEBT \$1,672.63**

ALL THAT CERTAIN lot or piece of ground with the buildings and improvements thereon erected, situate in Valley Township, Chester County, Pennsylvania.

TAX Parcel No. 38-5B-20

PLAINTIFF: Township of Valley

VS

DEFENDANT: MICHAEL A. LAMBERT

SALE ADDRESS: 185 Grant Avenue, Coatesville, Pennsylvania 19320

PLAINTIFF ATTORNEY: JASON J. LEININGER, ESQ., 484-690-9300

**SALE NO. 17-5-336**  
**Writ of Execution No. 2012-11931**  
**DEBT \$9,300.42**

ALL THAT CERTAIN lot or piece of ground with the buildings and improvements thereon erected, situate in the Township of Westtown, County of Chester and Commonwealth of Pa.

TAX Parcel No. 67-4D-22

PLAINTIFF: Westtown Township

VS

DEFENDANT: JOSEPH STEPHEN WOLF and SANDRA WOLF

SALE ADDRESS: 630 Picket Way, West Chester, Pennsylvania

PLAINTIFF ATTORNEY: JASON J. LEININGER, ESQ., 484-690-9300

**SALE NO. 17-5-337**  
**Writ of Execution No. 2016-01906**  
**DEBT \$218,986.83**

ALL THAT CERTAIN lot or piece of ground with the buildings and improvements thereon erected, situate in the Township of Sadsbury, County of Chester, and State of PA, bounded and described according to a Plan of "Quarry Ridge", dated 11/3/1997 and recorded in Chester County Plan File No. 15071, as follows, to wit:

BEGINNING at a point on the northerly side of Bedrock Road, said point being a corner of Lot No. 80; thence extending from said beginning point along Lot No. 80 north 12 degrees 54 minutes 27 seconds west, 115.00 feet to a point in line of land of Phase No. 2; thence along the same the 2 courses and distances: (1) north 77 degrees 05 minutes 33 seconds east 108.73 feet to a point and (2) south 89 degrees 14 minutes 06 seconds east, crossing a 20 feet wide storm drainage easement, 31.62 feet to a point, a corner of Lot No. 82; thence along the same and through the aforesaid easement south 04 degrees 08 minutes 32 seconds east 110.86 feet to a point of curve on the northerly side of Bedrock Road; thence along the same the 2 courses and distances: (1) on the arc of a circle curving to the left, having a radius of 175.00 feet, the arc distance of 26.77 feet to a point of tangent and (2) south 77 degrees 05 minutes 33 seconds west, 99.89 feet to the first mentioned point and place of beginning.

BEING Lot #81 on said Plan. BEING UPI #37-4-53.51.

BEING the same premises which Alan C. Brown and Stacey Brown, also known as Stacy Brown, husband and wife, by Deed dated 5/22/07 and recorded 6/4/07 in the Office of the Recorder of Deeds in and for the County of Chester, in Deed Book 7176, Page 1376, and Instrument #10759438, granted and conveyed unto Sean W. O'Donnell, in fee.

PLAINTIFF: Nationstar Mortgage LLC

VS  
DEFENDANT: SEAN W. O'DON-  
NELL

SALE ADDRESS: 607 Bedrock Road,  
Coatesville, PA 19320

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

**SALE NO. 17-5-338**  
**Writ of Execution No. 2016-11302**  
**DEBT \$209,603.66**

ALL THAT CERTAIN lot or piece of ground with the buildings and improvements thereon erected, situate in the Borough of Downingtown, County of Chester, and Commonwealth of Pennsylvania, being more fully described according to a building As-Built Plan for S & S Development Co., Inc., said As Built Plan titled "Main Street Village" made by Edward B. Walsh & Associates, Inc., Civil Engineering & Surveyors dated 7/18/2000 and being more fully described as follows, to wit:

BEGINNING at an interior point, said point being the northeast corner of Lot No. 51 as shown on said Plan; thence extending from said point of beginning the 6 following courses and distances: (1) north 79 degrees, 55 minutes, 00 seconds east, 1.7 feet to a point; (2) south 10 degrees 05 minutes 00 seconds east, 3.0 feet to a point; (3) north 79 degrees, 55 minutes, 00 seconds east, 10.4 feet to a point; (4) south 10 degrees, 05 minutes, 00 seconds east, 37.2 feet to a point; (5) south 79 degrees, 55 minutes, 00 seconds, west 22.1 feet to a point; (6) north 10 degrees, 05 minutes, 00 seconds west, 40.2 feet to the first mentioned point and place of beginning.

BEING Lot No. 50 a shown on said Plan.

UNDER AND SUBJECT to covenants, easements and restrictions of record.

BEING UPI #11-8-324

BEING the same premises which Jeffrey Shimer and Susan Beth Shimer, husband and wife, by Deed dated 6/30/10 and recorded 7/28/10 in the Office of the Recorder of Deeds in and for the County of Chester, in Deed Book 7960, Page 1708, and Instrument #11028372, granted and conveyed unto Ashley Steffl, as sole owner, in fee.

PLAINTIFF: Nationstar Mortgage  
LLC

VS  
DEFENDANT: ASHLEY STEFFL  
SALE ADDRESS: 231 Jefferson

Avenue, Downingtown, PA 19335  
PLAINTIFF ATTORNEY: SHAPIRO  
& DeNARDO, LLC, 610-278-6800

**SALE NO. 17-5-339**  
**Writ of Execution No. 2015-08677**  
**DEBT \$55,394.04**

ALL THAT CERTAIN lot or piece of ground with the buildings and improvements thereon erected, situate in the Borough of Phoenixville, County of Chester, State of Pennsylvania, described according to a survey thereof made by David Meixner registered surveyor of Collegeville, Pennsylvania, dated May 9, 1958, entitled "Survey or Property of Michael Lisnoki" as follows, to wit:

BEGINNING at a point an existing iron pin on the southwesterly side of Cherry Street (50 feet wide), a corner of lands of Oliver Simmers at the distance of 200 feet measured south 56 degrees 45 minutes west along the southeasterly side of said Cherry Street from a point an existing stone at the intersection of the southeasterly side of Cherry Street and the southwesterly side of Columbia Avenue (50 feet wide); thence extending south 33 degrees 15 minutes east along lands of Oliver Simmers, a distance or 200 feet to a point on the northwesterly side of proposed Mulberry Street (50 feet wide); thence continuing along said course south 33 degrees 15 minutes east crossing proposed Mulberry Street; aforesaid, 50 feet to a point a new iron pin on the southeasterly side of said proposed Mulberry Street (50 feet wide) in line of land of Hardwick Manor, Incorporated; thence extending south 56 degrees 45 minutes west along line of land of Hardwick Manor Incorporated, 100 feet to a point an existing iron pin a corner of land now or late of Mrs. Robert Huston; thence extending north 33 degrees 15 minutes west along land now or late of Mrs. Robert Huston 250 feet to a point a new iron pin on the southeasterly side of Cherry Street; thence extending north 56 degrees 45 minutes east along the southeasterly side of Cherry Street 100 feet to the first mentioned point and place of beginning.

CONTAINING 25,000 square feet of land.

BEING the same premises which Robert W. Martin, by Deed dated 08/25/1995 and recorded 08/31/1995 in the Office of the Recorder of Deeds in and for Chester County in Deed Book 3932, Page 1780, granted and conveyed unto John L. Jackomin, III.

BEING known as: 1008 Cherry Street,

Phoenixville, PA 19460  
PARCEL No.: 15-12-329  
IMPROVEMENTS: residential property.

PLAINTIFF: Wells Fargo Bank, N.A.  
S/B/M to Wachovia Bank, N.A.

VS  
DEFENDANT: JOHN L. JACKOMIN,  
III

SALE ADDRESS: 1008 Cherry Street,  
Phoenixville, PA 19460

PLAINTIFF ATTORNEY: POWERS,  
KIRN & ASSOCIATES, LLC, 215-942-2090

**SALE NO. 17-5-340**  
**Writ of Execution No. 2016-00373**  
**DEBT \$18,863.77**

ALL THAT CERTAIN lot or piece of ground situate in Penn Township, Chester County, Pennsylvania, bounded and described according to a Final Plan of "3 Lot Subdivision" drawn for Emiline B. Gray, by N. M. Lake, Inc., Engineers-Surveyors, dated 9/17/87, and revised 1/6/86, said Plan recorded in Chester County as Plan No. 6173, as follows, to wit:

BEGINNING at a P.K. Nail on the title line in the bed of Ewing Road (LR 15031) (133 feet wide), said point being a corner of lands now or late of Earl M. Cole; thence extending from said point of beginning along said lands, south 17 degrees 32 minutes 42 seconds west and crossing the southwesterly side of Ewing Road, 221.58 feet to a point, a corner of Lot No. 2 on said Plan; thence extending along same, north 74 degrees 50 minutes 14 seconds west 310.51 feet to an iron pin on the southwesterly side of a 50 feet wide right-of-way; thence extending along same the three following courses and distances, (1) north 15 degrees 08 minutes 46 seconds east 191.70 feet to a point of curve, (2) northeastwardly along the arc of a circle curving to the right having a radius of 125.00 feet the arc distance of 47.65 feet to a point of tangent, and (3) north 37 degrees 00 minutes 12 seconds east and recrossing the southwesterly side of Ewing Road, 100.00 feet to a point on the title line in the bed of same; thence extending along same, south 52 degrees 59 minutes 48 seconds east 294.70 feet to the first mentioned point and place of beginning.

CONTAINING 2.000 acres of land  
BEING Lot No. 1 as shown on the abovementioned Plan.

TAX Parcel No. 58-1-12.1  
BEING the same premises which John

A. Wilson and Nicole Gray-Wilson, husband and wife, by Deed dated August 25, 2004 and recorded October 26, 2004 in the Office of the Recorder of Deeds, in and for the County of Chester, Pennsylvania as Document ID 10472711, in Book 6317 Page 897, granted and conveyed unto Nicole Gray, a/k/a Nicole Gray-Wilson and James E. Davidson, in fee.

IMPROVEMENTS: Land (Mobile Home located on premises)

BEING known as 729 Ewing Road, Cochranville, Pennsylvania 19330

PLAINTIFF: National Loan Investors, L.P., assignee of National Penn Bank, successor to The Peoples Bank of Oxford

VS  
DEFENDANT: NICOLE GRAY-WILSON a/k/a NICOLE ALLEN, JOHN A. WILSON, and JAMES E. DAVIDSON

SALE ADDRESS: 729 Ewing Road, Cochranville, Pennsylvania 19330

PLAINTIFF ATTORNEY: CHARLES N. SHURR, JR., ESQ., 610-670-2552

**SALE NO. 17-5-341**  
**Writ of Execution No. 2016-07520**  
**DEBT \$294,358.82**

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

BLR# 42-4-238

IMPROVEMENTS thereon: residential dwelling

PLAINTIFF: Wells Fargo Bank, N.A.  
VS

DEFENDANT: NEAL WESLEY SPIKER a/k/a NEAL W. SPIKER and JANINE ANN SPIKER

SALE ADDRESS: 7 Roberts Road, Malvern, PA 19355-1714

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

**SALE NO. 17-5-342**  
**Writ of Execution No. 2016-10428**  
**DEBT \$105,954.07**

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

BLR# 28-5-115.1

IMPROVEMENTS thereon: residential dwelling

PLAINTIFF: Ditech Financial LLC

f/k/a Green Tree Servicing LLC  
 VS  
 DEFENDANT: SUSAN F. MOBILE  
 and JAMES A. MOBILE  
 SALE ADDRESS: 821 W Kings  
 Highway, Coatesville, PA 19320  
 PLAINTIFF ATTORNEY: PHELAN  
 HALLINAN DIAMOND & JONES, LLP, 215-  
 563-7000

**SALE NO. 17-5-344**  
**Writ of Execution No. 2016-00489**  
**DEBT \$350,877.29**

PROPERTY situate in Township of  
 North Coventry  
 TAX Parcel #17-04-0116  
 IMPROVEMENTS: a residential  
 dwelling.

PLAINTIFF: Bank of America, N.A.  
 VS  
 DEFENDANT: **WINIE A. CARTER**  
**and STEWART J. CARTER**  
 SALE ADDRESS: 1015 Cedar Ridge  
 Drive, Pottstown, PA 19465  
 PLAINTIFF ATTORNEY: KML LAW  
 GROUP, P.C., 215-627-1322

**SALE NO. 17-5-345**  
**Writ of Execution No. 2016-00897**  
**DEBT \$144,862.27**

PROPERTY situate in Township of  
 East Pikeland  
 TAX Parcel #26-01J-0021  
 IMPROVEMENTS: a residential  
 dwelling.

PLAINTIFF: Nationstar Mortgage  
 LLC DBA Champion Mortgage Company  
 VS  
 DEFENDANT: **KATHLEEN M.**  
**WADSWORTH and ELMER W.**  
**WADSWORTH, JR.**

SALE ADDRESS: 427 Lee Avenue,  
 Spring City, PA 19475  
 PLAINTIFF ATTORNEY: KML LAW  
 GROUP, P.C., 215-627-1322

**SALE NO. 17-5-346**  
**Writ of Execution No. 2016-09323**  
**DEBT \$235,625.33**

PROPERTY situate in the Westtown  
 Township, Chester County, Pennsylvania  
 BLR# 67-3-392

IMPROVEMENTS thereon: residential  
 dwelling

PLAINTIFF: Wells Fargo Bank, N.A.  
 VS  
 DEFENDANT: **BRADFORD J.**  
**SOMMER and MELISSA M. SOMMER**  
 SALE ADDRESS: 1203 Halifax Court,  
 West Chester, PA 19382-7973  
 PLAINTIFF ATTORNEY: PHELAN  
 HALLINAN DIAMOND & JONES, LLP, 215-  
 563-7000

**SALE NO. 17-5-347**  
**Writ of Execution No. 2016-09913**  
**DEBT \$212,728.46**

ALL THAT CERTAIN lot or piece of  
 ground with the buildings and improvements  
 thereon erected, situate in Township of West  
 Whiteland, County of Chester, PA, bounded and  
 described according to a survey of Highland Glen,  
 Section 4, for William Van Roden by Hottinger,  
 Smith, Chatman, Royce Associates, Civil  
 Engineers, Paoli, PA, as follows, to wit:

TAX I.D. #: 41-8B-82  
 PLAINTIFF: The Bryn Mawr Trust  
 Company

VS  
 DEFENDANT: **JOHN A. FERRIE**  
 SALE ADDRESS: 1306 Murdock  
 Drive, West Chester, Pennsylvania 19380  
 PLAINTIFF ATTORNEY: **McCABE,**  
**WEISBERG & CONWAY, P.C., 215-790-1010**

**SALE NO. 17-5-348**  
**Writ of Execution No. 2015-11315**  
**DEBT \$322,154.61**

PROPERTY situate in the Sadsbury  
 Township, Chester County, Pennsylvania  
 BLR# 37-4-26  
 IMPROVEMENTS thereon: residential  
 dwelling

PLAINTIFF: Wells Fargo Bank, N.A.  
 VS  
 DEFENDANT: **DEBORAH L.**  
**McCLASKEY a/k/a DEBBIE McCLASKEY**  
**a/k/a DEBORAH McCLASKEY and LEWIS**  
**McCLASKEY, SR. a/k/a LEWIS E.**  
**McCLASKEY, SR.**

SALE ADDRESS: 63 Octorara Road,  
 Parkesburg, PA 19365-9175  
 PLAINTIFF ATTORNEY: PHELAN  
 HALLINAN DIAMOND & JONES, LLP, 215-  
 563-7000



**SALE NO. 17-5-349**  
**Writ of Execution No. 2015-07344**  
**DEBT \$133,406.94**

PROPERTY situate in the  
 Downingtown Borough, Chester County,  
 Pennsylvania

BLR# 11-04-0126

IMPROVEMENTS thereon: residential  
 dwelling

PLAINTIFF: Wilmington Savings  
 Fund Society, FSB, d/b/a Christiana Trust, not  
 individually but as Trustee for Carlsbad Funding  
 Mortgage Trust

VS

DEFENDANT: **THOMAS J. WAGNER**  
**and LISA A. WAGNER**

SALE ADDRESS: 356 East Lancaster  
 Avenue, Downingtown, PA 19335-2946

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

**SALE NO. 17-5-350**  
**Writ of Execution No. 2016-06128**  
**DEBT \$111,623.35**

PROPERTY situate in the Tredyffrin  
 Township, Chester County, Pennsylvania

BLR# 4306A04210000

IMPROVEMENTS thereon: residential  
 dwelling

PLAINTIFF: Hsbc Bank USA,  
 National Association as Trustee for Sequoia  
 Mortgage Trust 2005-1

VS

DEFENDANT: **COURTNEY L.**  
**MONASTERO and SALVATORE L. MONAS-**  
**TERO a/k/a SALVATORE MONASTERO**

SALE ADDRESS: 221 Drummers  
 Lane, Wayne, PA 19087-1533

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

**SALE NO. 17-5-351**  
**Writ of Execution No. 2015-11493**  
**DEBT \$469,393.35**

PREMISES address of 121 Warwick  
 Chase, aka 121 Warwick Chase Road, Pottstown,  
 PA 19465 with the property situate in Chester  
 County, PA at Parcel #19-06-0054.090 UPI 19-6-  
 54.9 with improvements being a single family res-

idential dwelling

PLAINTIFF: The Bryn Mawr Trust  
 Company

VS

DEFENDANT: **JAMES M. GILLI-**  
**GAN and SHERRI A. GILLIGAN and UNIT-**  
**ED STATES OF AMERICA**

SALE ADDRESS: 121 Warwick  
 Chase, aka 121 Warwick Chase Road, Chester  
 County, Pottstown, PA 19465

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

**SALE NO. 17-5-352**  
**Writ of Execution No. 2013-03324**  
**DEBT \$674,740.28**

ALL THAT CERTAIN lot or piece of  
 ground situate in Wallace Township, County of  
 Chester, Commonwealth of Pennsylvania, bound-  
 ed and described in accordance with a Final Plan  
 for Mrs. H. Parke Bernard, made by K.R.  
 Comstock, Jr., surveyor dated July 17, 1979 and  
 recorded in Chester County as Plan #2594 as fol-  
 lows, to wit:

BEGINNING at a point on the title line  
 in the bed of Lippitt Road (T-457) a corner of Lot  
 4, as shown on said Plan, thence through the bed of  
 said Lippitt Road, north 86 degrees 48 minutes  
 east 53.61 feet to a point a corner of Lot 3, thence  
 along Lot 3 and Lot 2 the following courses and  
 distances (1) south 17 degrees 57 minutes west  
 439.64 feet (2) south 81 degrees 00 minutes east  
 525.47 feet to a point a corner of the lands of Mrs.  
 Earl McLaughlin, thence along said lands south 11  
 degrees 51 minutes 270 feet to a point a corner of  
 Lot 6, thence along Lot 6 the following courses  
 and distances (1) north 81 degrees 00 minutes west  
 435 feet (2) south 58 degrees 21 minutes west  
 crossing said 50 feet wide right of way 678.63 feet  
 to a point in line of lands of Frank Sommer, thence  
 along the same north 15 degrees 59 minutes 30  
 seconds west 264.61 feet to a point a corner of Lot  
 5, thence along Lot 4 the following courses and  
 distances (1) north 58 degrees 21 minutes east  
 647.28 feet (2) north 17 degrees 57 minutes east  
 479.06 feet to the point and place of beginning.

BEING lot 5 as shown on said Plan.

CONTAINING 7.603 acres more or  
 less.

TITLE is vested in David K. Guggeis  
 and Lisa A. Guggeis, as tenants by the entireties by  
 Deed from Edgemoor Run L.P., dated October 21,  
 2005 and recorded October 26, 2005 in Book 6663  
 and Page 1028.

BEING P.O. UPI No. 31-3-67.

PLAINTIFF: Wells Fargo Bank, N.A., as Trustee, and on behalf of the holders of the Mortgage Pass-Through Certificates, Series 2005-12

VS

DEFENDANT: **DAVID K. GUGGEIS, LISA A. GUGGEIS, and UNITED STATES OF AMERICA**

SALE ADDRESS: 12 Edgemoor Lane, Edgemoor Lane, Honeybrook, PA 19344

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

**SALE NO. 17-5-353**  
**Writ of Execution No. 2016-08325**  
**DEBT \$213,071.66**

ALL THAT CERTAIN lot or tracts of land, situate in the Township of Valley, County of Chester and State of Pennsylvania, being Lots No. 40 and 41 Block No. 4, on a plan of Lots known as "Lincoln Park", on the Lincoln Highway in Valley Township, County and State aforesaid, developed by Harry A. Nachols, bounded and described as follows, to wit:

BEGINNING at a stake in the southerly line of Walnut Street (forty feet wide) a corner of Lot No. 39; thence north eight degrees and twenty minutes east one hundred and two feet to a stake a corner of Lot No. 42; thence along line of Lot No. 42, south twenty degrees and forty-eight minutes east three hundred and thirty-one feet to a stake in the northerly line of a twenty feet wide alley, the corner of Lot No. 42; thence along the northerly line of said alley, south sixty-nine degrees and twelve minutes west, one hundred feet to a stake, a corner of Lot No. 39; thence by Lot No. 39, north twenty degrees and forty-eight minutes west, three hundred and fifty-one and three tenths feet to the first mentioned point and place of beginning.

CONTAINING thirty-four thousand, one hundred and fifty square feet of land, be the same more or less.

TITLE to said premises vested in Gregg D. Smith, Sr. by Deed from Gregg D. Smith Sr. and Rhonda J. Smith dated January 14, 2004 and recorded January 22, 2004 in the Chester County Recorder of Deeds in Book 6047, Page 997 as Instrument Number 10370954.

PLAINTIFF: The Bank of New York Mellon f/k/a The Bank of New York, as Successor in Interest to JPMorgan Chase Bank, as Trustee for

Centex Home Equity Loan Trust 2004-B

VS

DEFENDANT: **GREGG D. SMITH, SR. aka GREGG SMITH**

SALE ADDRESS: 1214 Willow Street, Coatesville, PA 19320

PLAINTIFF ATTORNEY: **MILSTEAD & ASSOCIATES, LLC, 856-482-1400**

**SALE NO. 17-5-354**  
**Writ of Execution No. 2015-06203**  
**DEBT \$121,364.48**

ALL THAT CERTAIN lot or piece of ground with the buildings and improvements thereon erected situate in the Township of West Nottingham, County of Chester, Commonwealth of Pennsylvania bounded and described according to a Final Plan of Property of W. Ronald Ried, made by Concord Land Planners & Surveyors of Oxford, Pa., dated 9/12/1988, as follows to wit:

BEGINNING at the point on the title line in the bed of Pa Route #272 at the southwest-erly corner of land at Owen W. Hastings; thence along the said title line north 50 degrees 28 minutes 00 seconds west 50.13 feet to a point a corner of Parcel "A"; thence along Parcel "A" the three following courses and distances: (1) north 35 degrees 20 minutes 00 seconds east crossing the northwesterly side of Pa. Route #272 286.59 feet to a point; (2) north 12 degrees 33 minutes 00 seconds east 50.00 feet to an iron pin set and (3) north 59 degrees 15 minutes 18 seconds east 316.92 feet to an 48-inch oak stump in line of land of Evertt Jackson and also a corner of other land of Evertt Jackson; thence along the second mentioned Jackson land the 4 following courses and distances: (1) south 01 degree 16 minutes 13 seconds west 116.86 feet to a point; (2) south 61 degrees 57 minutes seconds east 45.54 feet to a point; (3) south 09 degrees 02 minutes and 56 seconds west 50.16 feet to a point; (4) south 35 degrees 02 minutes 56 minutes 56 seconds west 50.16 feet to an iron pin set for a corner of land of Owen W. Hastings, aforesaid; thence along Hastings' land the 2 following courses and distances: (1) along a fence line north 50 degrees 35 minutes 01 seconds west 116.86 feet to a point; (2) south 61 degrees 57 minutes 04 seconds east 45.54 feet to a point (3) south 09 degrees 02 minutes 56 seconds west 50.16 feet to a point and; (4) south 35 degrees 02 minutes 56 seconds west 278.83 feet to an iron pin set for a corner of land of Owen W. Hastings, aforesaid; thence along said Hastind's land the 2 following courses and distances: (1) along a fence

line north 50 degrees 35 minutes 01 second west 193.86 feet to a corner post and; (2) still along the said fence line south 35 degrees 20 minutes 00 seconds west recrossing the northwesterly side of Pa. #272 225.03 feet to a point on the title line in the bed thereof, being the first mentioned point and place of beginning.

BEING Lot 2 as shown on the above mentioned plan.

BEING Chester County UPI #68-2-55.1C

BEING Parcel #68-2-55.1C-E  
BLR# 68-2-55.1C

BEING the same premises which Alan T. Redsicker and Karen B. Elder a/k/a Karen B. Redsicker, husband and wife, granted and conveyed unto Alan T. Redsicker by Deed dated May 8, 2003 and recorded May 19, 2003 in Chester County Record Book 5701, Page 1805 for the consideration of \$1.00.

PLAINTIFF: PROF-2013-M4 Legal Title Trust II, by U.S. Bank National Association, as Legal Title Trustee

VS

DEFENDANT: **RICHARD REDSICKER, IN HIS CAPACITY AS HEIR OF ALAN T. REDSICKER, DECEASED AND UNKNOWN HEIRS, SUCCESSORS, ASSIGNS AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER ALAN T. REDSICKER, DECEASED**

SALE ADDRESS: 482 West Christine Road, Nottingham, PA 19362

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

**SALE NO. 17-5-355**

**Writ of Execution No. 2016-11203**

**DEBT \$613,340.14**

ALL THAT CERTAIN lot or parcel of land with building and improvements thereon erected situate in the Township of North Coventry, County of Chester and State of Pennsylvania, bounded and described according to a Subdivision Plan for Coventry Lake Estates made by Robert H. McKinney, Jr., Pottstown, PA dated 10/6/1999, last revised 2/10/2003 and recorded 3/11/2003 as Plan #16536 as follows, to wit:

BEGINNING at a point of curve on the easterly side of the cul-de-sac of Marshall Drive, said point being a corner of Lot #3 (as shown on said Plan); thence from said point of beginning extending along said cul-de-sac on a line curving

to the left having a radius of 70.00 feet an arc distance of 75.30 feet to a point, being a corner of Lot #1; thence leaving said cul-de-sac extending along Lot #1 and through a 20 feet wide utility easement north 02 degrees 41 minutes 38 seconds east 80.88 feet to a point, being a common corner of Lot #1 and Open Space; thence leaving said easement extending along said Open Space the 3 following courses and distances: 1) south 62 degrees 05 minutes 55 seconds east 79.50 feet to a point, thence 2) south 28 degrees 01 minute 00 second west 151.59 feet to a point, thence 3) south 75 degrees 17 minutes 10 seconds west 80.00 feet to a point, being a corner of Lot #3; thence leaving said Open Space extending along Lot #3 north 17 degrees 34 minutes 05 seconds west 124.09 feet to the first mentioned point and place of beginning.

BEING Parcel Number 17-7-429

BEING known as 906 Nottingham Road, Pottstown, PA 19465

BEING the same premises which Heritage-Coventry Lake, L.P., by Deed dated April 27, 2007, and recorded May 2, 2007, in the Chester County Recorder of Deeds in Book 7148, Page 198, Instrument #10750342, granted and conveyed unto Harry C. Foreman and Dolores L. Foreman.

PLAINTIFF: Wilmington Savings Fund Society, FSB, d/b/a Christiana Trust, not individually but as Trustee for Pretium Mortgage Acquisition Trust

VS

DEFENDANT: **HARRY C. FOREMAN and DOLORES L. FOREMAN**

SALE ADDRESS: 906 Nottingham Road, Pottstown, PA 19465

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

**SALE NO. 17-5-357**

**Writ of Execution No. 2015-06499**

**DEBT \$307,897.40**

ALL THAT CERTAIN lot or piece of ground situate in the Township of Uwchlan, County of Chester, State of Pennsylvania, and described according to a Plan of Property for Kent Homes, Inc., known as Marchwood Section Five said Plan made by Henry S. Conrey, Inc. Registered Engineers, Division of Chester Valley Engineers dated October 22, 1965 and recorded in the Office of the Recorder of Deeds in and for the County of Chester at West Chester, Pennsylvania in Plan Book 25, Page 17 on February 3, 1967 as follows, to wit: -

BEGINNING at a point on the north-

easterly side of Concord Avenue (50 feet wide), said point being measured the three following courses and distances from a point of curve on the northwesterly side of Devon Drive (50 feet wide): (1) leaving Devon Drive on the arc of a circle curving to the right having a radius of 25 feet the arc distance of 39.27 feet to a point of tangent on the northeasterly side of Concord Avenue (the two remaining courses and distances being along the said side of Concord Avenue); (2) north 15 degrees 56 minutes 20 seconds west 270.96 feet to a point of curve on same; and (3) northwestwardly on the arc of a circle curving to the left having a radius of 200 feet the arc distance of 89.75 feet to a point a corner of Lot No. 112 and the point of beginning; thence extending from said beginning point along the northeasterly side of Concord Avenue the two following courses and distances: (1) northwestwardly on the arc of a circle curving to the left having a radius of 200 feet the arc distance of 2.95 feet the chord of said arc bearing north 42 degrees 04 minutes 22 seconds west 2.95 feet to a point of tangent on same; and (2) north 42 degrees 29 minutes 44 seconds west 97.05 feet to a point a corner of Lot No. 110; thence extending along Lot No. 110 north 47 degrees 30 minutes 16 seconds east crossing the bed of a 20 feet wide sanitary sewer easement 228.65 feet to a point in line of land of Kent Homes, Inc. of which this was a part; thence extending south 59 degrees 27 minutes 50 seconds east along the last mentioned land 104.55 feet to a point a corner of Lot No.112; thence extending along Lot No. 112 south 47 degrees 30 minutes 16 seconds west re-crossing the bed of the 20 feet wide sanitary sewer easement aforesaid 259.19 feet to the first mentioned point and place of beginning.

BEING Lot No. 111 as shown on the above mentioned Plan.

CONTAINING 24,391 square feet of land.

BEING Parcel #33-5K-11

BLR# 33-5K-11

BEING the same premises which Valerie A. Zakrzewski granted and conveyed unto Hussein R. Abdelhalim and Connie Griffith, husband and wife, by Deed dated May 27, 2005 and recorded June 7, 2005 in Chester County Record Book 6511, Page 1702 for the consideration of \$300,000.00.

PLAINTIFF: PROF-2013-S3 Legal Title Trust II, by U.S. Bank National Association, as Legal Title Trustee

VS

DEFENDANT: **HUSSEIN R.**

**ABDELHALIM and CONNIE GRIFFITH**

SALE ADDRESS: 453 Concord Avenue, Exton, PA 19341

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

**SALE NO. 17-5-358**

**Writ of Execution No. 2015-05934**

**DEBT \$268,121.93**

ALL THAT CERTAIN lots or pieces of ground with the buildings and improvements thereon erected, hereditaments and appurtenances,

SITUATE in the Township of East Pikeland, County of Chester and State of Pennsylvania, and bounded and described according to a Subdivision Plan of "Southill" made by E. Raymond Ewing, Registered Surveyor, dated 3/27/1980, last revised 11/13/1980 as follows, to

BEGINNING at a point on the southwesterly side of Taylor Circle, said point also being a corner of Lot # 57; thence extending from said beginning point and along Lot # 57 south 55 degrees 13 minutes 30 seconds west 227.30 feet to a point in line of Lot #73; thence extending along same north 34 degrees 46 minutes 30 seconds west 145 feet to a 3 point on the southeasterly side of Taylor Circle; thence extending along the south-east, southerly and southeasterly side of 2 following courses and distances: (1) north 55 degrees 13 minutes 30 seconds east 24.02 feet to a point of curve; and (2) on the arc of a circle curving to the right having a radius of 215 feet the arc distance of 266.42 feet to the first mentioned point and place of beginning.

CONTAINING 25,007.79 square feet of land, be the same more or less.

BEING Lot #56 as shown on said Plan.

TITLE to said Premises vested in John D. Logan and Nancy L. Logan by Deed from French Creek Estates, Inc. dated March, 31 1987 and recorded April 10, 1987 in the Chester County Recorder of Deeds in Book 691, Page 461.

PLAINTIFF: Wells Fargo Bank, N.A., Successor by Merger to Wachovia Bank, National Association

VS

DEFENDANT: **JOHN D. LOGAN and NANCY L. LOGAN**

SALE ADDRESS: 429 Saint Anns Cir., Phoenixville, PA 19460

PLAINTIFF ATTORNEY: **ROBERT W. WILLIAMS, ESQ., 856-482-1400**

**SALE NO. 17-5-359**  
**Writ of Execution No. 2013-06623**  
**DEBT \$759,381.70**

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

ALL THAT CERTAIN lot or piece of ground situate in Birmingham Township, Chester County, Pennsylvania, bounded and described according to a Final Subdivision Plan of Radley Run, Phase III prepared by George E. Regester, Jr. and Sons, Inc., Registered Land Surveyors dated 4/13/82 and revised 5/14/1982 and recorded in Chester County as Plan Number 4010-18 as follows, to wit:

BEGINNING at a point on the south-easterly side of a cul-de-sac at the end of Bottom Lane (50 feet wide), a corner of Lot 89 on said Plan; thence from the beginning extending along said Lot south 76 degrees 46 minutes 17 seconds east 210.00 feet to a point, in line of open space on said Plan; thence extending along said Open Space the two following courses and distance (1) south 54 degrees 24 minutes 49 seconds west 344.34 feet to a point, and (2) north II degrees 02 minutes 16 seconds east 116.00 feet to a point on the south-easterly side of aforesaid cul-de-sac at the end of Bottom Lane; thence extending along said cul-de-sac on the arc of a circle curving to the left having a radius of 50.00 feet the arc distance of 52.36 feet to the first mentioned post and place of beginning.

CONTAINING 30,313 square feet more or less.

BEING lot 90 on said Plan.

BEING UPI Number 65-04E-0051.0000

PARCEL No.: 65-04E-0051.0000

BEING known as: 1008 Bottom Lane, West Chester, PA 19382

BEING the same property conveyed to Robert J. Hughes, Jr. and Mary Ann Hughes, his wife, as tenants by the entireties, who acquired title by virtue of a Deed from John H. Thompson, dated April 16, 1985, recorded April 23, 1985, at Document ID 030328, and recorded in Book L65, Page 524, Chester County, Pennsylvania Records.

PLAINTIFF: HSBC Bank USA, National Association, as Trustee for Wells Fargo Home Equity Trust 2005-3

VS

DEFENDANT: MARY ANN HUGHES

SALE ADDRESS: 1008 Bottom Lane, West Chester, PA 19382

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

**SALE NO. 17-5-360**  
**Writ of Execution No. 2013-06188**  
**DEBT \$387,148.48**

PROPERTY situate in Township of London Britain

TAX Parcel #73-06-0021.400

IMPROVEMENTS: a residential dwelling.

PLAINTIFF: U.S. Bank National Association, as Indenture Trustee, Successor in Interest to Bank of America, National Association, as Indenture Trustee, Successor by Merger to LaSalle Bank National Association, as Indenture Trustee for AFC Trust Series 1998-1

VS

DEFENDANT: CHARLOTTE A. COSSABOON and ROBERT N. COSSABOON

SALE ADDRESS: 40 Morgan Hollow Way, Landenberg, PA 19350

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

**SALE NO. 17-5-361**  
**Writ of Execution No. 2016-10291**  
**DEBT \$164,810.47**

ALL THAT CERTAIN lot of land, with the buildings and improvements thereon erected, on the plot or lots of the Yost and Finkbinder Farm, situate in the Borough of the Spring City County of Chester and State of Pennsylvania, and marked No. 13 on West Bridge Street bounded and described as follows, to wit;

BEGINNING at a point in the center of West Bridge a corner of Lot No. 12 on said Plot at the distance of 160.1 feet northwesterly from an iron pin at the intersection of the centerline of West Bridge Street and Church Street, thence along Lot No. 12, south 11 degrees 40 minutes west, 200 feet to the margin of Plum Alley; thence along the margin of Plum Alley north 78 degrees 20 minutes west 45 feet to a corner of Lot No. 14 on said Plot, thence by Lot No. 14 north 11 degrees 40 minutes east 200 feet to a point in the center of the aforesaid west Bridge Street, thence along the center of said West Bridge Street south 78 degrees 20 minutes east 45 feet to the point and place of beginning.

COUNTY Parcel Number 14-04-0068.

BLR# 14-4-68

TITLE to said premises vested in Marie Kearns by Deed from Aaron T. Taney and Kelli L. Taney, his wife, dated 12/15/2006 and recorded 12/27/2006 in Book 7042 Page 2365.

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

VS

DEFENDANT: **MARIE KEARNS**

SALE ADDRESS: 220 Bridge Street, Spring City, PA 19475

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

**SALE NO. 17-5-362****Writ of Execution No. 2016-06811****DEBT \$134,572.43**

ALL THAT CERTAIN parcel or real property situate in East Goshen Township, Chester County, Commonwealth of Pennsylvania, being House No. 14 as more fully defined and described in (A) that certain Declaration of Covenants and Easements for the Village of Ashton dated 4/24/1978, made by Granter and recorded in the Recorder of Deeds Office of Chester County, Pennsylvania, in Deed Book 405 Page 236, (hereinafter the "Village Declaration") and (B) that certain of Village of Ashton made by Howard W. Doran, Inc., dated 4/3/1978 and recorded in the aforesaid Recorder's Office as Plan No. 1635 (hereinafter the "Village Plan"), together with an undivided 1/100 interest in the Common Area as more fully described in the Village Declaration and the Village Plan (hereinafter called the "Premises").

TAX ID/Parcel No. 53-2P-102

BLR# 53-2P-102

TITLE to said premises vested in James B. Farrelly by Deed from Elizabeth S. Chamblin by Attorney-in-Fact Wendy Gunselman, dated 12/19/2008 and recorded 1/23/2009 in Book 7576 Page 1971

PLAINTIFF: Member Advantage Mortgage LLC

VS

DEFENDANT: **JAMES B. FARRELLY**

SALE ADDRESS: 14 Chandler Drive, Unit 14, West Chester, PA 19380

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

**SALE NO. 17-5-363****Writ of Execution No. 2015-08858****DEBT \$179,257.10**

ALL THAT CERTAIN parcel of land situate in the Township of Honey Brook, County of Chester and Commonwealth of Pennsylvania, being Lot 2, described according to a Subdivision of Property for David Nippers, made by Merger & Hayes, Inc., dated 10/1/1986 and last revised 3/3/1987 and recorded in Chester County as Plan No. 7042, bounded and described as follows:

BEGINNING at a point on the northerly side of U.S. Route No. 322 (L.R. 137), being the Horseshoe Pike (80 feet wide), said point being a corner of Lot No. 3 as shown on said Plan; thence extending from said point of beginning and extending along Lot No. 3, the three following courses and distances, (1) north 20° 39' 32" east, 217.80 feet to a point; (2) south 69° 20' 28" east, 200 feet; and (3) south 20° 39' 32" west, 217.80 feet to a point on the northerly side of U.S. Route (L.R. 137), being the Horseshoe Pike; thence extending along the same, north 69° 20' 28" west, 200 feet to a point, being the first mentioned point and place of beginning.

TITLE to said Premises vested in April L. Weston by Deed from Avon Robinette dated December 3 2009 and recorded December 16, 2009 in the Chester County Recorder of Deeds in Book 7831, Page 1243 as Instrument Number10982936.

PLAINTIFF: Wells Fargo Bank, N.A.

VS

DEFENDANT: **APRIL L. WESTON**

SALE ADDRESS: 3429 Horseshoe Pike, Honeybrook, PA 19344

PLAINTIFF ATTORNEY: **ROBERT W. WILLIAMS, ESQ. 856-482-1400**