
Bradford County Law Journal

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By requirement of Law and Order of Court the BRADFORD COUNTY LAW JOURNAL is made the medium for the publication of all Legal Advertisements required to be made in the County of Bradford, and contains all Notices of the Sheriff, Register, Clerk of the Courts, Prothonotary and all other Public Officers, Assignees, Administrators and Executors, Auditors, Examiners, Trustees, Insolvents, the formation and dissolution of Partnerships, Divorces &c., affording indispensable protection against loss resulting from want of notice. It also contains the Trial and Argument Lists of all the Courts in Bradford County, and selected Opinions and Decisions of the Courts of Bradford County.

All legal notices must be submitted in typewritten form and are published exactly as submitted by the advertiser. The Law Journal assumes no responsibility to edit, make spelling corrections, eliminate errors in grammar or make any changes in context.

Legal notices must be received before 10:30 A.M. on the Monday preceding publication or in the event of a holiday on the preceding work day.

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ESTATE AND TRUST NOTICES

Notice is hereby given that, in the estates of the decedents set forth below, the Register of Wills has granted letters testamentary or of administration to the persons named. Notice is also hereby given of the existence of the trusts of the deceased settlors set forth below for whom no personal representatives have been appointed within 90 days of death. All persons having claims or demands against said estates or trusts are requested to make known the same, and all persons indebted to said estates or trusts are requested to make payment, without delay, to the executors or administrators or trustees or to their attorneys named below.

FIRST PUBLICATION

Chilson, Clifford

Late of Bradford County
Executrix: Julie Schmeckenbecher c/o Ray DePaola, Esquire, Griffin, Dawsey, DePaola & Jones, P.C., 101 Main Street, Towanda, PA 18848
Attorneys: Ray DePaola, Esquire, Griffin, Dawsey, DePaola & Jones, P.C., 101 Main Street, Towanda, PA 18848

Kropf, Helen E. a/k/a Helen Kropf

Late of Granville Township (died April 10, 2017)
Executor: Joseph J. Kropf, 6322 Windfall Road, Granville Summit, PA 16926
Attorneys: Casandra K. Blaney, Esquire, Brann, Williams, Caldwell & Sheetz, 1090 West Main Street, Troy, PA 16947

Milarta, Michael

Late of Wyalusing Borough (died March 11, 2017)
Executor: Lindsey Clark, 73 Lenape Trail, Washington, NJ 07882
Attorney: Patrick J. Barrett, III, Esquire, 507 West Pine Street, Athens, PA 18810

Tower, Kenneth B. a/k/a Kenneth Burton Tower

Late of South Creek Township (died January 28, 2017)
Administrator DBNCTA: Jerry L. Sterling, 145 Seibert Road, Lancaster, NY 14086.

Attorneys: Richard D. Sheetz, Esquire, Brann, Williams, Caldwell & Sheetz, 1090 West Main Street, Troy, PA 16947

SECOND PUBLICATION

Alexander, Wayne J.

Late of Towanda, Burlington Township (died April 21, 2017)
Executors: Jay B. Alexander and Todd D. Alexander c/o J. Corey Reeder, Esquire, McNees Wallace & Nurick LLC, 330 Innovation Blvd., Suite 101, State College, PA 16803

Attorneys: J. Corey Reeder, Esquire, McNees Wallace & Nurick LLC, 330 Innovation Blvd., Suite 101, State College, PA 16803, (814) 867-8500

THIRD PUBLICATION

Howland, George E.

Late of Orwell Township (died March 13, 2017)
Executrix: Grace P. Howland, 2698 C.C. Allis Road, Wyalusing, PA 18853
Attorneys: R. Joseph Landy, Esquire, Landy & Rossettie, PLLC, 228 Desmond Street, P.O. Box 206, Sayre, PA 18840-0206

Sampson, Jean L.

Late of Windham Township (died August 24, 2016)
Executrix: Linda D. Crawford, 47 Rocking Horse Lane, Rome, PA 18837
Attorneys: Law Office of Robert W. Chappell, 926 Main Street, P.O. Box 156, Rome, PA 18837, (570) 247-2382

REGISTER'S NOTICE

0816-0164 FIRST AND FINAL ACCOUNT AND PROPOSED DISTRIBUTION OF MARGARET A. MILLER, Executrix of the Estate of Leon R. Piper, Jr., late of Wysox Township, Bradford Co., PA.

The same will be presented to the Orphans' Court on 6th day of June, 2017.

Shirley Rockefeller
Register of Wills

May 23, 30

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SHERIFF'S SALE

By virtue of a Writ of Execution issued out of the Court of Common Pleas of Bradford County, to me directed and delivered, I will expose to Public Sale at the Bradford County Courthouse in Towanda, PA on Wednesday, May 31, 2017 at 10:00 o'clock in the forenoon the following described property to wit:

LEGAL DESCRIPTION

ALL THAT CERTAIN lot, piece or parcel of land situate, lying and being in the Borough of New Albany, County of Bradford, and Commonwealth of Pennsylvania, bounded and described as follows:

BEGINNING at a point in the center of Front Street one hundred and seven (107) feet north of the iron pin marking the angle of said Front Street South of the bridge over Ladds Creek, said point being in the north line of the lot formerly owned by Malvina M. Hall; thence by the line of said lot East one hundred forty-one and thirteen hundredths (114.13) feet to piece of iron pipe set in the ground for a corner in the north line of said lot; thence north three (3) degrees east twenty-six and five tenths (26.5) feet to an iron pin for a corner in the range with the north line of the building in the therein described land formerly owned by Charles Schmeckenbecker; thence with the north side of said building north eighty-five (85) degrees twenty (20) minutes west one hundred forty-one and five tenths (141.5) feet to a point in the center of Front Street; thence along the center of Front Street South five (5) degrees West thirty-nine and twenty-five hundredths (39.25) feet to the place of beginning.

THE projection of eaves from the said two story building on the land conveyed will be allowed to hang over the land now owned or formerly owned by Maurice Brink, but this privilege will not be allowed for any building erected hereafter.

TITLE TO SAID PREMISES IS VESTED IN DUKE CHILSON AND LYNN R. CHILSON, H/W, AS TENANTS BY THE ENTIRETY, by Deed from LYNN R. LEWIS, MARRIED, Dated 08/31/2006, Recorded 09/14/2006, Instrument No. 200611603.

Tax Parcel: 2613402063000000.

Premises Being: 93 Front Street a/k/a 420 Front Street, New Albany, PA 18833.

Notice: To all parties in interest and claimants—A schedule of distribution will be filed by the Sheriff not later than thirty (30) days after sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days thereafter.

Seized and taken into execution at the suit of HSBC BANK vs. DUKE CHILSON & LYNN CHILSON.

Clinton J. Walters, Sheriff
Sheriff's Office
Towanda, PA
May 10, 2017

May 9, 16, 23

SHERIFF'S SALE

By virtue of a Writ of Execution issued out of the Court of Common Pleas of Bradford County, to me directed and delivered, I will expose to Public Sale at the Bradford County Courthouse in Towanda, PA on Wednesday, May 31, 2017 at 10:00 o'clock in the forenoon the following described property to wit:

LEGAL DESCRIPTION

ALL THAT CERTAIN lot or piece of ground situate in Athens Borough, County of Bradford, Commonwealth of Pennsylvania.

LOT NO. 1 On the North by Spruce Street; on the East by lot belonging to Rufus Mallory, now or formerly; on the South by lot of O.E. Kendall, now or formerly; on the West by lot of Herman and Barbara Bauer,

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now or formerly. The same being fifty (50) feet in width and one hundred and forty (140) feet in depth, being on South side of said Spruce Street. Survey by N.F. Walker, C.E.

LOT NO. 2 ON the North by Spruce Street; East by lands of R.K. Mallory, now or formerly; South by lands of David Segar and Benjamin Denton, now or formerly; West by lands intersected by lands of Michael Rothloff, now or formerly, same being fifty (50) feet in width by one hundred and sixty (160) feet in depth from center of Spruce Street, as survey by Rushton Smith.

TITLE TO SAID PREMISES IS VESTED IN KEVIN ELLIOT AND MARGARETT ELLIOT, H/W, by Deed from JOHN C. McCUTCHEON, II AND JAYNA K. McCUTCHEON, H/W, Dated 09/10/2012, Recorded 09/13/2012, Instrument No. 201225908.

KEVIN ELLIOTT was a co-record owner of the mortgaged premises as a tenant by the entirety. By virtue of KEVIN ELLIOTT's death on or about 11/09/2015, his ownership interest was automatically vested in the surviving tenant by the entirety.

Tax Parcel: 07-020.14-037-000-000.

Premises Being: 133 Spruce Street, Athens, PA 18810-1503.

Notice: To all parties in interest and claimants—A schedule of distribution will be filed by the Sheriff not later than thirty (30) days after sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days thereafter.

Seized and taken into execution at the suit of WELLS FARGO BANK vs. MARGARET ELLIOTT.

Clinton J. Walters, Sheriff
Sheriff's Office
Towanda, PA
May 10, 2017

May 9, 16, 23