

# LEGAL NOTICES

## SHERIFF'S SALES

*By virtue of various executions issued out of the Court of Common Pleas of Berks County, Pa. to me directed there will be sold at Public Vendue or Outcry, on **November 9, 2017** at 10:00 o'clock A.M. .*

### **AUDITORIUM, SECOND FLOOR, BERKS COUNTY COURTHOUSE 633 COURT STREET, READING, PENNSYLVANIA.**

The following described Real Estate. To wit:

#### First Publication

No. 11-5536

Judgment Amount: \$116,073.49

Attorney: Phelan Hallinan Diamond & Jones, LLP

#### LEGAL DESCRIPTION

ALL THAT CERTAIN lot or piece of ground, together with the two-story stone and frame dwelling thereon erected, said lot being the Southwesterly sixty feet (60 feet) of Lot No. 39, as shown on the plan of Section No. 1 'Greenfields Manor', said plan recorded in Plan Book Volume 2, Page 74, Berks County Records, situate on the Southeasterly side of Morrison Road, Southwest of Bernville Road in the Township of Bern, County of Berks and Commonwealth of Pennsylvania, more fully bounded and described as follows, to wit:

BEGINNING at a point on the Southeasterly lot line of Morrison Road (fifty feet (50 feet) wide) Southwesterly a distance of seventy-one feet and ten hundredths of one foot (71.10 foot) from the point of curvature at the Southwesterly end of the curve having a radius on twenty feet (20 feet) a central angle of eighty-nine (89) degrees twenty-eight (28) minutes connecting the Southeasterly lot line of Morrison Road with the Southwesterly lot line of Bernville Road; thence extending in a Southeasterly direction along the Northeasterly ten feet (10 feet) of Lot No. 39 forming a right angle with the Southeasterly lot line of Morrison Road a distance of one hundred twenty-five feet (125 feet); thence extending in a Southwesterly direction along property now or late of The Stewart School forming a right angle with the last described line a distance of sixty feet (60 feet) to a point; thence extending in a Northwesterly direction along Lot No. 40 forming a right angle with the last described line, a distance of one hundred twenty-five feet (125 feet) to a point on the Southeasterly lot line of Morrison Road; thence extending in a Northeasterly direction along the Southeasterly lot line of Morrison Road forming a right angle with the last described line, a distance of sixty

feet (60 feet) to the place of Beginning.

CONTAINING in front along Morrison Road sixty feet (60 feet) and in depth of equal width one hundred twenty-five feet (125 feet).

TITLE TO SAID PREMISES IS VESTED IN Sussette Fontanez and Flor Garcia, by Deed from Barbara A. Sweigert, dated 11/28/2003, recorded 01/08/2004, in Book 3963, Page 978.

BEING KNOWN AS 434 Morrison Road, Reading, PA 19601-1163.

Residential property  
TAX PARCEL NO: 27439820914179  
TAX ACCOUNT: 270180250  
SEE Deed Book 3963 Page 978

To be sold as the property of Sussette Fontanez, Flor Garcia.

No. 12-20787

Judgment Amount: \$190,558.56

Attorney: Phelan Hallinan Diamond & Jones, LLP

#### LEGAL DESCRIPTION

ALL THAT CERTAIN lot or piece of ground, with the two and one-half story brick cement block and stucco dwelling house, also one-story garage, erected thereon, situate on the North side of Wayne Avenue, between Spruce Lane and Poplar Lane, being House No. 939 Wayne Avenue, in the Borough of Wyomissing, in the County of Berks and State of Pennsylvania, more particularly described as follows, to wit:

BEGINNING at the intersection of the North property line of Wayne Avenue, with the East property line of Poplar Lane for the southwest corner of this survey; thence North twenty-three degrees thirty-three minutes fourteen seconds West along said East property line of Poplar Lane, a distance of one hundred and thirty-six feet five and three-fourth inches to a point of curve; thence by a curve to the right, said curve having a radius of eleven feet one and three-eighths inches an angle of intersection of one hundred and six degrees fifty-eight minutes and a distance along said curve of twenty feet eight and three-quarters inches to a point of tangent in the South property line of a twenty feet wide alley; thence North eighty-three degrees twenty-four minutes forty-six seconds East along the said South property line of a twenty feet wide alley, a distance of one hundred and five feet eight and three-quarter inches to a point; thence South one degree fifty-six minutes East, a distance of one hundred and fifty feet eight and seven-eighths inches to a point in the aforesaid North property line of Wayne Avenue; thence South eighty-eight degrees four minutes West along said North property line of Wayne Avenue, a distance of sixty-four feet seven inches to the place of Beginning.

TAX ID: 4396-08-99-7393

TITLE TO SAID PREMISES IS VESTED IN

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Michael P. Giles and Stephanie J. Giles, husband and wife, by Deed from Frederick A. Spatz and Marion R. Spatz, husband and wife, dated 03/24/2000, recorded 04/04/2000, in Book 3186, Page 575.

BEING KNOWN AS 939 Wayne Avenue, Wyomissing, PA 19610.

Residential property  
TAX PARCEL NO. 96-4396-08-99-7393  
TAX ACCOUNT: 96126200  
SEE Deed Book 3186 Page 575

To be sold as the property of Michael P. Giles, Stephanie J. Giles.

No. 13-17598

Judgment Amount: \$205,939.44

Attorney: Phelan Hallinan Diamond & Jones, LLP

LEGAL DESCRIPTION

ALL THAT CERTAIN lot or piece of ground situate in Washington Township, County of Berks, Commonwealth of Pennsylvania bounded and described in accordance with a plan of lots for the Meadow Brook community, made by Wilkinson & Associates Inc dated 11/21/2007 as follows to wit:

BEGINNING at a point on the North right of way line of Sugar Maple Road, a corner of Lot 37 as shown on said plan, thence from said point of beginning along the North right of way line of Sugar Maple Road, the two following courses and distances (1) on the arc of a circle curving to the left radius 330 the arc distance of 9.65 feet to a point of tangent (2) South 87 degrees 47 minutes 47 seconds West 12.49 feet to a point a corner of Lot 39, thence along said Lot 39, North 04 degrees, 35 minutes 09 seconds East 111.97 feet to a point in line of open space a and the South right of way line of a mobil pipeline easement, thence along said open space a and said pipeline easement, South 77 degrees 01 minute 44 seconds East 22.24 feet to a point a corner of Lot 37, thence along Lot 37, South 04 degrees 35 minutes 09 seconds West 106.25 feet to the point and place of beginning.

BEING Lot 38

UNDER AND SUBJECT to a certain declaration of covenants, easements and restrictions for the Meadow Brook community as recorded in Record Book 05280 Page 1821.

TITLE TO SAID PREMISES IS VESTED IN Sandra L. Adams, by Deed from Meadowbrook Realty, LP, dated 12/12/2008, recorded 12/18/2008, Instrument No. 2008-060218.

BEING KNOWN AS 64 Sugar Maple Road, Barto, PA 19504-9148.

Residential property  
TAX PARCEL NO: 89539903417771  
TAX ACCOUNT: 89000544

SEE Deed Instrument No. 2008-060218  
To be sold as the property of Sandra L. Adams.

No. 13-1961

Judgment: \$115,780.83

Attorney Edward J. McKee, Esquire

ALL THAT CERTAIN lot or tract of land situate in the City of Reading, Berks County, Pennsylvania, bounded and described according to a final plan for Auman & Son Developers, Inc. recorded in Plan Book 199, Page 56, Berks County, Records, as follows:

BEGINNING at a point on the westerly side of Carbon Street (60' wide) a corner in common with Lot No. 2 on the abovementioned plan; thence westerly along Lot No. 2 on a line making an interior angle of 90 degrees 10' 40" with the line to be described last a distance of 115.00 feet to a point on the easterly side of a 15 feet wide stone alley; thence northerly along the same on a line making an interior angle of 89 degrees 58' 20" with the last describe line a distance of 35 feet to a point a corner in common with Lot No. 4 on the abovementioned plan; thence easterly along Lot No. 4 on a line making an interior angle of 90 degrees 01' 40" with the describe line a distance of 115.00 feet to a point on the aforementioned westerly side of Carbon Street; thence southerly along the same on a line making an interior angle of 89 degrees 58' 20" with the last described line a distance of 35.00 feet to a point the place of BEGINNING.

CONTAINING 4025 square feet

BEING LOT No. 3 on the abovementioned plan.

BEING THE SAME PREMISES which Michael D. Rhodes by Deed dated 11/29/1996 and recorded 12/12/1996 in the Office for the Recorder of Deeds in and for the County of Berks, and Commonwealth of Pennsylvania in Record Book 2790, Page 1236, granted and conveyed unto Charles K. Jackson and Brenda R. Jackson.

PARCEL NO. 19530737162800

BEING KNOWN AS 1326 Carbon Street, Reading, PA 19601

To be sold as the property of Charles K. Jackson and Brenda R. Jackson

No. 14-1581

Judgment Amount: \$224,000.06

Attorney: Phelan Hallinan Diamond & Jones, LLP

LEGAL DESCRIPTION

ALL THAT CERTAIN tract or piece of land, together with the two (2) story stone and frame dwelling and other improvements thereon erected, being known as No. 25 State Street, situate on the Northerly side of State Street, West of Front Street, in the Borough of Hamburg County of Berks and Commonwealth of Pennsylvania, more fully bounded and described as follows:

BEGINNING at a point on the Northerly building line of State Street (60 feet wide as shown on the topographical survey of the Borough of Hamburg), in line of land now or late of the Borough of Hamburg; thence extending along Northerly building line of State Street,

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South 75 degrees 50-3/4 minutes West, a distance of 157.00 feet to a point on the Southeasterly side of the Schuylkill River; thence extending along the Southeasterly side of the Schuylkill River, North 30 degrees 19-3/4 minutes East, a distance of 207.04 feet to a point; thence extending along land now or late of the Estate of John Bailey, North 83 degrees 9-1/4 minutes East, a distance of 57.50 feet to an iron pin; thence extending along land now or late of the Borough of Hamburg, the following three (3) courses and distances: (1) South 3 degrees 16-1/4 minutes West, a distance of 27.09 feet to an iron pin; (2) South 5 degrees 39-3/4 minutes West, a distance of 69.01 feet to an iron pin; and (3) South 1 degree 10 minutes West, a distance of 51.46 feet to the place of BEGINNING.

CONTAINING IN AREA 0 acres and 57.44 perches of land.

TITLE TO SAID PREMISES IS VESTED IN Brian J. Skiles, individually, by Deed from Bruce A. Skiles, by his POA/Agent Brian Skiles, dated 11/29/2011, recorded 12/09/2011, Instrument No. 2011046319.

BEING KNOWN AS 25 State Street, Hamburg, PA 19526-2011.

Residential property

TAX PARCEL NO: 46448408991670

TAX ACCOUNT: 46132600

SEE Deed Instrument No. 2011046319

To be sold as the property of Brian J. Skiles a/k/a Brian Skiles.

No. 14-16505

Judgment Amount: \$160,376.07

Attorney: Phelan Hallinan Diamond & Jones, LLP

LEGAL DESCRIPTION

ALL THOSE CERTAIN lots or pieces of ground situate in the Township of Muhlenberg, County of Berks and State of Pennsylvania, being Lot Nos. 37, 38, 39, and 40 in the plan of lots laid out by Frederick C. Hirsh and surveyed by William H. Dechant and Sons, C.E., May 1922, known as "Temple Terrace", which said plan of lots has been duly executed and recorded in the Office for Recording Deeds in and for the County of Berks in Plan Book 1 Page 47, situate on the South side of Mount Laurel Avenue, between Terrace and Hirsh Streets, bounded:

- ON the North by Mount Laurel Avenue;
- ON the East by Lot No. 41 on said plan;
- ON the South by a twenty foot alley; and
- ON the West by Lot No. 36 on said plan.

CONTAINING in front on said Mount Laurel Avenue, eighty feet and in depth one hundred and twenty-five feet.

TITLE TO SAID PREMISES IS VESTED IN Craig J. Miller and Renae L. Miller, h/w, by Deed from Michael J. Walter, single, dated 01/23/1995, recorded 09/28/1995, in Book 2670, Page 1143.

BEING KNOWN AS 1618 Mount Laurel Road, Temple, PA 19560-1317.

Residential property

TAX PARCEL NO: 66-5319-06-37-0847

TAX ACCOUNT: 66358050

SEE Deed Book 2670 Page 1143

To be sold as the property of Craig J. Miller, Renae L. Miller.

No. 14-17818

Judgment: \$305,266.39

Attorney: Samantha Gable, Esquire

ALL THAT CERTAIN lot or piece of ground together with the improvements thereon erected. Situate along the Westerly side of Township Road Route T-620, Earl Township, Berks County and State of PA, being more fully bounded and described as follows, to wit:

BEGINNING at a spike in the center of Township Road Route T-620, the said spike being a distance of 259.85 feet North of the Southerly property line of land now or late of Harry Y. Bechtel and wife and forming an angle of 90 degrees with the center line of the aforementioned Township Road Route T-620, a distance of 130 feet to an iron pin, thence in a Northerly direction along land now or late of Harry Y. Bechtel and wife and forming an interior angle of 90 degrees with the last described line a distance of 200 feet to an iron pin; thence in an Easterly direction along lands now or late of Harry Y. Bechtel and wife and forming an interior angle of 90 degrees with the last described line, a distance of 130 feet to a spike in the center of the aforementioned Township Road Route T-620, thence in a Southerly direction and the center of Township Road Route T-620 and forming an interior angles of 90 degrees with the last described line, a distance of 200 feet to the place of beginning.

CONTAINING 26,000.00 square foot of land, more or less.

BEING 118 Club Road. Lot on Township Road Route T-620 in the Township of Earl, County of Berks and Commonwealth of Pennsylvania.

BEING THE SAME PREMISES which Kathy Fry, formerly known as Kathy Nolan and Charles T. Fry, wife and husband, by Deed dated 7/30/2003 and recorded 7/30/2003, in the Office of the Recorder of Deeds in and for the County of Berks, in Deed Book 3823, Page 1871, granted and conveyed unto Kathy Fry and Charles T. Fry, wife and husband. AND the said Charles T. Fry hereby departed this life on or about November 6, 2010, thereby vesting titles solely in his wife, Kathy Fry.

TAX PARCEL NO. 42536802590774

BEING KNOWN AS 118 Club Road, Oley, PA 19547

Residential Property

To be sold as the property of Kathy Fry

No. 14-19174

Judgment: \$120,240.18

Attorney: Leon P. Haller, Esquire

ALL THAT CERTAIN tract of land situate on

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the Southeast side of Park Avenue, in the City of Reading, formerly Cumru Township, County of Berks and Commonwealth of Pennsylvania, and being Lot Nos. 262 and 263 on plan of lots laid out by said Martin M. Harnish and known as "Reading Heights", said plan of lots remaining of record in the Recorder's Office in and for Berks County in Plan Book 3, Page 31, and being more particularly bounded and described as follows, to wit:

BEGINNING at a point on the Southeast side of said Park Avenue, a corner of Lot No. 261 on said plan of lots; thence extending Southeastwardly along the Southwest side of said Lot No. 261, one hundred twenty (120) feet to a ten (10) feet wide common alley; thence extending Southwestwardly along the Northwest side of said alley thirty five (35) feet, more or less, to a point; thence extending in a Westwardly direction ten (10) feet more or less, to the Northeast side of ten (10) feet wide common alley; thence extending Northwestwardly along the Northeast side of said alley one hundred fifteen (115) feet, more or less, to the Southeast side of said Park Avenue; thence extending Northeastwardly along the Southeast side of said Park Avenue forty (40) feet to the place of beginning.

TOGETHER with and subject to the right to use, in common with others entitled thereto, the said ten (10) feet wide common alley running along the rear of the herein granted premises, and the said ten (10) feet wide common alley running along the Southwest side of the herein granted premises.

HAVING THEREON ERECTED A DWELLING HOUSE KNOWN AS: 308 Park Avenue, Reading, PA 19611

PARCEL I.D. 18530658649597

BEING THE SAME PREMISES which Stephen D. Kaufman et al by Deed dated 09/30/2010 and recorded 10/04/2010 in Berks County Instrument No. 2010038265, granted and conveyed unto Marybeth L. Lambert.

To be sold as the property of Marybeth L. Lambert

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No. 15-00052

Judgment Amount: \$764,214.75

Attorney: Roger Fay, Esquire

ALL THAT CERTAIN message or tenement and two adjoining tracts of land containing a two-story frame dwelling, frame barn and a frame garage, situate in the Township of Lower Heidelberg, County of Berks and Commonwealth of Pennsylvania, separately bounded and described as follows, to wit:

NO. 1: IN ACCORDANCE to a survey dated 4/25/1842:

BEGINNING at a point on the East side of a public road leading to Hain's Church, thence along said public road, by lands formerly of William Fisher, now Josiah Hollenbach, South fourteen and three-quarters (14-3/4) degrees,

West fifteen and six-tenths (15.6) perches to a point at the intersection of a public road, leading to Reading; thence by remaining land of now or late Laura Y. Applebee, deceased, along last mentioned public road, South seventy-seven and one-quarter (77-1/4) degrees East twenty-six (26) perches to a stone; thence by land formerly of William Fisher, now Fred G. Ham, North twenty-eight and one-half (28-1/2) degrees, East, sixteen and eight-tenths (16.8) perches to a point; and thence North seventy-eight and one-half (78-1/2) degrees West thirty and six-tenths (30.6) perches to the place of BEGINNING.

CONTAINING two (2) acres, one hundred twenty-six (126) perches.

NO. 2: ALL THAT CERTAIN piece, parcel or small tract of land situate in the Township of Lower Heidelberg, County of Berks and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point in a public road leading to Hain's Church four and eighty-eight one-hundredths (4.88) perches from a stone corner of land now or late of Josiah Hollenbach, at the intersection of the public road, leading to Robeson and Brownsville; thence along the first mentioned public road, land now or late of said Josiah Hollenbach, South fourteen and three-quarters (14-3/4) degrees, West eight and ninety-two one-hundredths (8.92) perches to a corner on the East side of said public road; thence by other land late of W. Fred Applebee, hereinabove described, South seventy-four (74) degrees East thirty and eight-tenths (30.8) perches to a post corner, thence by land now or late of Fred G. Hain and Ellen M. Hain, North thirty-three and three-quarter (33-3/4) degrees East eight and ninety-two one-hundredths (8.92) perches to a stake; and by same, North seventy-three (73) degrees West thirty three and six-tenths (33.6) perches to the place of BEGINNING.

CONTAINING one and three-quarters (1-3/4) acres of land.

TITLE TO SAID PREMISES vested in Christina M. Talarico by Deed from Kathy M. Scogna dated November 19, 2004 and recorded on March 28, 2005 in the Berks County Recorder of Deeds in Book 04551, Page 0747 as Instrument No. 2005015135.

BEING KNOWN AS: 695 North Church Road, Wernersville, PA 19565

TAX PARCEL NUMBER: 49-4367-04-72-5777

To be sold as the property of Moore Business Trust, Real Owner

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No. 15-00147

Judgment Amount: \$133,386.76

Attorney: KML Law Group, P.C

LEGAL DESCRIPTION

ALL THAT CERTAIN lot of land situate in the Village of Shartlesville, Township of Upper Bern, County of Berks and State of Pennsylvania, fronting on the North side of Main Street, together

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with the improvements thereon, consisting of a frame garage and a twenty-seven (27) by twenty-nine (29) foot four (04) inch two-story (Blue Mountain Stone Masonry) dwelling, bounded and described as follows:

BEGINNING at an iron pipe corner on the South side of a public alley, (formerly twenty (20) feet wide, now thirty (30) feet wide); thence along land late of Isabella Long, South eighteen (18) degrees thirty-five (35) minutes West two hundred (200) feet to a point on the North side of Main Street of Shartlesville (a seventy (70) foot wide street); thence along the North side of said street, North seventy-one (71) degrees forty-seven (47) minutes West fifty (50) feet to a point; thence along lot of Lester Feick, North eighteen (18) degrees thirty-five (35) minutes East two hundred (200) feet to a point on the South side of the above mentioned alley said point being in line of an iron stake set on line; thence along said alley South seventy-one (71) degrees forty-seven (47) minutes East fifty (50) feet to the place of Beginning.

CONTAINING in front along Main Street a width of fifty (50.00) feet, and extending of like width Northwardly two hundred (200.00) feet to the South side of the public alley.

THEREON ERECTED A DWELLING HOUSE KNOWN AS: 5706 West Main Street Shartlesville, PA 19554

TAX PARCEL #28445315645226

ACCOUNT: 28001850

SEE Deed Book/Page Instrument #2011024452

Sold as the property of: Leonard M. Starzmann a/k/a Leonard M. Starzmann, II

No. 15-02677

Judgment: \$474,311.30

Attorney: Meredith H. Wooters, Esquire

Scott A. Dietterick, Esquire

Kimberly A. Bonner, Esquire

Kimberly J. Hong, Esquire

Michael E. Carleton, Esquire

Justin F. Kobeski, Esquire

Matthew P. Curry, Esquire

Cristina L. Connor, Esquire

Holly N. Wolf, Esquire

Karina Velter, Esquire

LEGAL DESCRIPTION

ALL THAT CERTAIN tract or parcel of land being a portion of Phase I of the Brookfield Manor Subdivision in Plan Book Volume 310, Page 489, Berks County Records recorded 10/6/2005 being Lot #15, situate in the Borough of Sinking Springs, County of Berks, Commonwealth of Pennsylvania.

BEING No. Brookfield Manor, Lot #15, on the plan aforementioned.

BEING the same property conveyed to Bradley D. Hain, and Stephanie A. Hain, husband and wife, who acquired title by virtue of a Deed from NVR Inc. a Virginia Corporation trading as Ryan Homes, dated August 25, 2006, recorded October 11, 2006, at Instrument Number

2006079284, Book 4985, Page 415, Berks County, Pennsylvania Records.

HAVING ERECTED THEREON A DWELLING HOUSE KNOWN AS 28 Winding Brook Drive, Sinking Spring, PA 19608.

PARCEL NO: 437608978660

ACCOUNT: 79000607

SEE Deed Book Volume 4985, Page 415

INSTRUMENT NUMBER 2006079284

To be sold as the property of Bradley D. Hain and Stephanie A. Hain

No. 15-04042

Judgment Amount: \$24,756.72

Attorney: Roger Fay, Esquire

ALL THE FOLLOWING described real estate situate in the City of Reading, County of Berks, and Commonwealth of Pennsylvania; on the Westerly side of Ritter Street between West Greenwich and West Oley Streets, more particularly bounded and described as follows, to wit: On the North by property now or late of Kate Moyer; on the East by Ritter Street; on the South by property now or late of Morris Moyer, and on the West by a ten feet wide alley.

CONTAINING in front on said Ritter Street fourteen feet and in depth of uniform width one hundred twelve feet.

TITLE TO SAID PREMISES vested in Anna R. Petty by Deed from Patricia Roberts Harris, Secretary of Housing and Urban Development dated June 6, 1978 and recorded on June 20, 1978 in the Berks County Recorder of Deeds in Book 1738, Page 413 as Instrument No. 9501.

BEING KNOWN AS: 614 Ritter Street, Reading, PA 19601

TAX PARCEL NUMBER: 5307-56-43-6745

To be sold as the property of Anna R. Petty.

No. 15-13278

Judgment: \$ 347,937.48

Attorney: Udren Law Offices, PC

PROPERTY ID NO. 43-5326-18-21-9918

ALL THAT CERTAIN lot or piece of ground with the buildings and improvements thereon erected, hereditaments and appurtenances, situate in the Township of Exeter, County of Berks and State of Pennsylvania, and is described as follows:

ALL THAT CERTAIN parcel or piece of ground situate in the Township of Exeter, County of Berks and Commonwealth of Pennsylvania, lying on the northeastern side of Moyer Avenue between Thirty-ninth and Fortieth Streets, said parcel being composed of the southeastern most 55 feet of Lot Number 12 and the whole of Lot Number 11, as shown on Crestwood, Section Number 2 plan of lots, laid out by Richard H. Rimby dated March 24, 1960, recorded in Berks County Records in Plan Book Number 24, Page 27, being more fully bounded and described as follows, to wit:

BEGINNING AT A POINT in the northeastern

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building line of Moyer Avenue, said point being southeastwardly a distance of 68.83 feet along said building line of Moyer Avenue from a point of curve connecting said building line of Moyer Avenue with the southeastern building line of West Thirty-ninth Street; thence leaving said building line of Moyer Avenue and extending in a northeasterly direction along the northwestern most 10 feet of Lot Number 13 of said plan of lots, belonging to Elsie E. Stark, by a line making a right angle with the said building line of Moyer Avenue, a distance of 120.00 feet to a point in line of Lot Number 14 of said plan of lots, belonging to Eugene R. Killian and Mary Jane, his wife, thence extending in a southeasterly direction along said Lot Number 14, by a line making a right angle with the last described line, a distance of 120.00 feet to a point in line of Lot Number 9 of Crestwood Section Number 1 plan of lots, a portion of said lot belonging to John E. Kamm and Kathryn, his wife, thence extending in a southwesterly direction along Crestwood, Section Number 1 plan of lots, being along Lot Numbers 9 and 10 of said Section Number 1 and along properties belonging to the said John E. Kamm and Kathryn, his wife, and Leon A Bowman and Mildred D, his wife, respectively, by a line making a right angle with the last described line, a distance of 120.00 feet to a point in the aforesaid northeastern building line of Moyer Avenue; thence extending in a northwesterly direction along said building line of Moyer Avenue, by a line marking a right angle with the last described line, a distance of 120.00 feet to the place of beginning.

BEING THE SAME PREMISES which Meridian Trust Company, a Pennsylvania Banking Corporation, Executor of the Estate of Grace S Seidel, deceased, by Deed dated October 23, 1989 and recorded October 24, 1989 in Berks County in Deed Book Volume 2101, Page 731, conveyed unto Byard J. Ebling and Nancy H. Ebling, husband and wife, in fee.

BEING KNOWN AS: 3903 Moyer Avenue, Reading, PA 19606

PROPERTY ID NO. 43-5326-18-21-9918

TITLE TO SAID PREMISES IS VESTED IN Pascale Cherubin by Deed from Byard J. Ebling and Nancy H. Ebling, his wife, dated 08/28/2006 recorded 1/05/2007 in Deed Book 05048 Page 0927.

To be sold as the property of: Pascale Cherubin

No. 15-16851

Judgment Amount \$780,082.49

Attorney: Roger Fay, Esquire

ALL THAT CERTAIN tract or parcel of land, being a portion of Phase II of the Brookfield Manor Subdivision in Plan Book 301, Page 489, Berks County Records, recorded 10/06/2005, being Lot #17, situate in the Borough of Sinking Springs, County of Berks and Commonwealth of Pennsylvania.

TITLE TO SAID PREMISES vested in

Richard E. Corson and Shirley J. Corson, husband and wife, by Deed from NVR, Inc., a Virginia Corporation, trading as Ryan Homes dated September 28, 2007 and recorded on October 11, 2007 in the Berks County Recorder of Deeds in Book 05237, Page 1093.

BEING KNOWN AS: 32 Winding Brook Drive, Sinking Spring, PA 19608

TAX PARCEL NUMBER: 79-4376-08-97-9819

To be sold as the property of Richard E. Corson and Shirley J. Corson

No. 15-18977

Judgment Amount: \$95,975.77

Attorney: Roger Fay, Esquire

ALL THOSE CERTAIN lots or ground, together with the dwelling erected thereon known as 1226 Carbon Street situate in the City of Reading, County of Berks and Commonwealth of Pennsylvania and being Lot No. 13 and Lot No. 14 of Block 17 on the plan of building lots known as Glenside surveyed by William H. Dechant, C.E. said plan being recorded in Plan Book 2 Page 47, Berks County Records, each of said lots being 20 feet front and rear for a total of 40 feet front and rear and 115 feet Deed bounded as follows, to wit:

BEGINNING AT A POINT on the West side of Carbon Street on the dividing line of Lot No. 14 and Lot No. 15 Block 17 of said plan, thence Northwardly along said alley 40 feet to the dividing line between Lot No. 12 and Lot No. 13 Block 17 said plan; thence Eastward along the said Lot No. 12, 115 feet to Carbon Street, thence Southward along the same 40 feet to the place of beginning.

TITLE TO SAID PREMISES vested in Alex B. Ng by Deed from Ali Dominguez dated April 1, 2005 and recorded on June 6, 2005 in the Berks County Recorder of Deeds in Book 4595, Page 901.

BEING KNOWN AS: 1226 Carbon Street, Reading, PA 19601

TAX PARCEL NUMBER: 19530738165279

To be sold as the property of Alex B. Ng

No. 15-20196

Judgment Amount: \$140,353.97

Attorney: Phelan Hallinan Diamond & Jones,

LLP

LEGAL DESCRIPTION

ALL THAT CERTAIN lot or piece of ground situate in the Cumru Township, Berks County, Pennsylvania bounded and described according to a final plan of Welsh Woods, Section #2, drawn by Robert B. Ludgate and Associates, Engineers-Surveyors-Planners, dated November 20, 1978 and last revised April 2, 1979, said plan recorded in Berks County in Plan Book 91, Page 3, as follows, to wit:

BEGINNING at a point on the Easterly side of Abercarn Road (60 feet wide) said point being

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measured the two following courses and distances from a point of curve on the Southwesterly side of Pembroke Drive; (1) leaving Pembroke Drive along the arc of a circle curving to the left having a radius of 20.00 feet, the arc distance of 41.89 feet to a point of tangent on the Easterly side of Abercarn Road; and (2) South 05 degrees 42 minutes 33 seconds East, 156.49 feet to the point of beginning, said point being a corner of Lot No. 14 on said plan; thence extending from said point of beginning along Lot No. 14 North 79 degrees 06 minutes 15 seconds East, 139.70 feet to a point on the Westerly side of Pembroke Drive; thence extending along same the two following courses and distances: (1) South 09 degrees 42 minutes 33 seconds East, 92.96 feet to a point of curve; and (2) Southwardly along the arc of a circle curving to the left having a radius of 250.00 feet, the arc distance of 7.39 feet to a point, a corner of Lot No. 12; thence extending along same South 78 degrees 35 minutes 49 seconds West, 142.07 feet to a point on the Easterly side of Abercarn Road; thence extending along the same the two following courses and distances: (1) Northwardly along the arc of a circle curving to the right having a radius of 270.00 feet, the arc distance of 35.67 feet to a point of tangent; and (2) North 05 degrees 42 minutes 33 seconds West, 30.00 feet to the first mentioned point and place of BEGINNING.

CONTAINING 9,184 square feet of land.

BEING Lot No. 13 as shown on the above-mentioned plan.

TITLE TO SAID PREMISES IS VESTED IN Paul A. Kowalenko and Patricia A. Kowalenko, h/w, by Deed from Dmytro Kowalenko and Patricia A. Kowalenko, dated 03/23/2001, recorded 03/30/2001, in Book 3313, Page 1083.

BEING KNOWN AS 213 Pembroke Drive, Shillington, PA 19607-2436.

Residential property

TAX PARCEL NO. 39-4395-09-27-1061

TAX ACCOUNT: 39192548

SEE Deed Book 3313 Page 1083

To be sold as the property of Paul A. Kowalenko, Patricia A. Kowalenko.

No. 15-21022

Judgment Amount: \$172,747.06

Attorney: Roger Fay, Esquire

ALL THAT CERTAIN lot or piece of ground situate on the Northern side of West Race Street, between Maple Street and the boundary line between the Borough of Fleetwood and Richmond Township, in the Borough of Fleetwood, County of Berks and State of Pennsylvania, being Lot No. N18 as shown on a revised plan of building lots as originally laid out by the Fleetwood Real Estate Company, now belonging to Otto E. Nygaard and Edna M. Nygaard, his wife, said revised plan of building lots being recorded in Misc. Book 198 Page 399, Berks County Records, bounded on the North by a twenty (20) feet wide alley known as Liberty Alley; on the East by Lot No. N17, property now or late of John R. Weidner

and Ethel K. Weidner, husband and wife; on the South by West Race Street; and on the West by Lot No. N19 and being more fully bounded and described as follows:

BEGINNING AT A CORNER on the Northern topographical building line of West Race Street, a distance of 100 feet no inches Westwardly from the Northwest topographical building corner of West Race Street and Maple Street; thence in a Westerly direction along the Northern topographical building line of the aforesaid West Race Street, a distance of 80 feet no inches to a corner; thence leaving and making a right angle with the aforesaid West Race Street and in a Northerly direction along Lot No. N19, a distance of 125 feet no inches to a corner on the Southern side of Liberty Alley; thence in an Easterly direction along the same, making a right angle with the last described line, a distance of 80 feet no inches to a corner; thence leaving and making a right angle with the aforesaid Liberty Alley and in a Southerly direction along Lot No. N17, property now or late of John R. Weidner and Ethel K. Weidner, husband and wife, a distance of 125 feet no inches and making a right angle with the aforesaid West Race Street at the place of beginning.

CONTAINING 10,000 square feet.

TITLE TO SAID PREMISES vested in Juan F. Cabrera and Amanda N. Cabrera, husband and wife, by Deed from Ruth S. Adams, by her agent Susan Adams Graves and Susan Adams Graves dated October 27, 2011 and recorded on January 13, 2012 in the Berks County Recorder of Deeds as Instrument No. 2012001837.

BEING KNOWN AS: 407 West Race Street, Fleetwood, PA 19522

TAX PARCEL NUMBER: 44-5431-15-54-0056

To be sold as the property of Amanda N. Cabrera and Juan F. Cabrera

No. 15-21881

Judgment Amount: \$171,547.19

Attorney: KML Law Group, P.C.

LEGAL DESCRIPTION

ALL THAT CERTAIN lot or piece of ground together with the one and one-half story frame bungalow type dwelling thereon erected, situate in the Borough of Birdsboro, County of Berks and Commonwealth of Pennsylvania, on the South side of West Second Street, between Jefferson and Madison Streets, and being known as 528 West Second Street, bounded and described as follows, to wit:

BEGINNING at a point in the southern building line of West Second Street, 270 feet West of the southwest building intersection of West Second Street and Jefferson Street; thence South 140 feet more or less, along property now or late of E.E. Keinard to the North curb line of Pear Alley; thence West 40 feet along the same to a corner; thence North 140 feet more or less, along property now or late of Sharp and Herb to

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the southern building line of West Second Street; thence East 40 feet along the same to the place of Beginning.

THEREON ERECTED A DWELLING HOUSE KNOWN AS: 528 West 2nd Street, Birdsboro, PA 19508

TAX PARCEL #31533416944906

ACCOUNT: 31007080

SEE Deed Book/Page

Instrument Number 2009055541

Sold as the property of: Shawn C. Lockhart and Kristin L. Lockhart

No. 16-02746

Judgment: \$111,982.97

Attorney: Udren Law Offices, PC

ALL THAT CERTAIN lot of ground, together with the improvements erected thereon, being No. 4410 Sylvan Drive, in the Township of Exeter, County of Berks, and Commonwealth of Pennsylvania, and shown as Lot No. 244 on the plan of Pheasant Run, Section 3, recorded in Plan Book 151, Page 22, Berks County Records, being more fully bounded and described as follows, to wit:

BEGINNING AT A POINT on the northeast line of Sylvan Drive, said point being 94.05 feet northwest of the westerly end of the curve connecting the northeast line of Sylvan Drive with the northwest line of Grouse Way and said point also being on the division line between Lot No. 243 and Lot No. 241 on the aforesaid plan; thence along the northeast line of Sylvan Drive, North 68 degrees 02 minutes 37 seconds West, 65 feet to Lot No. 245; thence along same, North 21 degrees 57 minutes 23 seconds East, 110.00 feet to a point in line of an open space; thence along same, South 68 degrees 02 minutes 37 seconds East 65.00 feet to a point thence along said open space and along Lot No. 243, South 21 degrees 57 minutes 23 seconds West, 110.00 feet to a point on the northeast line of Sylvan Drive, being the place of beginning.

CONTAINING 7,150.00 square feet of land.

BEING THE SAME PREMISES which Donald R. Badinger and Virginia A. Badinger, his wife, by Deed dated 05/31/1994 and recorded 06/10/1994 in Record Book Volume 2546, Page 1484, Berks County Records, granted and conveyed unto Beverly W. Fink.

BEING KNOWN AS: 4410 Sylvan Drive, Reading, PA 19606

PROPERTY ID NO.: 43532510460961

TITLE TO SAID PREMISES IS VESTED IN Michael K. Robinson and Tina M. Robinson, husband and wife, by Deed from Beverly W. Fink dated 08/31/2000 recorded 09/20/2000 in Deed Book 3244 Page 781.

To be sold as the property of: Michael K. Robinson and Tina M. Robinson, husband and wife.

No. 16-12209

Judgment: \$195,843.37

Attorney: Martha E. Von Rosenstiel, Esquire

LEGAL DESCRIPTION

ALL THAT CERTAIN lot or piece of land situate in Douglass Township, Berks County, Pennsylvania, as shown on final subdivision plan for Daniel P. and Joanne C. Stercula dated 6/11/74 last revised 4/6/88 made by John T. Aston, recorded in Plan Book Volume 155, Page 4, as follows, to wit:

BEGINNING AT A POINT on the title line in the bed of Colebrookdale Road (S.R. 06103) a corner of Lot #1 on said plan;

THENCE, extending from said beginning point and along said Colebrookdale Road South 32 minutes 39 minutes West, 163.84 feet to a point and South 43 minutes 01 minute 16 seconds West, 415.61 feet to a point,

THENCE, leaving said Colebrookdale Road and along lands now or late of John I. and Anna M. Eachus North 45 minutes 1 minute 19 seconds West, 430 04 feet to a point,

THENCE, North 24 minutes 17 minutes 56 seconds East, 585.00 feet to a point on the title line in the bed of Pine Forge Road,

THENCE, along the same South 69 minutes 20 minutes 42 seconds East 283.63 feet to a point a corner of Lot #1,

THENCE, along same and leaving said Pine Forge Road, South 31 minutes 32 minutes 50 seconds West, 178.52 feet to a point and South 61 minutes 42 minutes 23 seconds East, 000.16 feet to a Point of Beginning.

BEING Lot #2 on said plan.

CONTAINING 6 528 acres.

BEING THE SAME PREMISES which Beneficial Consumer Discount Company d/b/a Beneficial Mortgage Company of Pennsylvania by Deed dated May 23, 2005 and recorded May 23, 2005 in the Office of the Recorder of Deeds of Berks County, Pennsylvania in Record Book 4589, Page 653 granted and conveyed unto David Penberth, individually, in fee.

THE SAID David Penberth departed this life on 8/6/2015.

PARCEL IDENTIFICATION NO: 41-5385-01-26-7027

TAX ID #41069040

SEE Deed Book 4589, Page 653

To be sold as the property of David Penberth, deceased.

No. 16-12996

Judgment Amount: \$59,281.80

Attorney: KML Law Group, P.C.

LEGAL DESCRIPTION

ALL THAT CERTAIN lot or piece of ground, together with the dwelling house there in erected, being known as House No. 1055 Chestnut Street, situate on the Northern side of Chestnut Street, West of South Eleventh Street, in the



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City of Reading, County of Berks and State of Pennsylvania; more particularly bounded and described as follows:

ON the North by property of Raymond J. Basso and Miriam M. Basso;

ON the East by property of Oliver D. Brubaker and Eva T. Brubaker;

ON the South by Chestnut Street; and

ON the West by property of Walter A. Bialy and Anna H. Bialy.

CONTAINING in front on Chestnut Street, 15 feet 0 inches, and in depth of equal width 86 feet 4 inches.

THEREON ERECTED A DWELLING HOUSE KNOWN AS: 1055 Chestnut Street, Reading, PA 19602

TAX PARCEL #03531621190153

ACCOUNT: 03309380

SEE Deed Book 5355, Page 2127

Sold as the property of: Angel L. Ortiz-Reyes

No. 16-13001

Judgment: \$147,865.42

Attorney: Martha Von Rosenstiel, Esquire

LEGAL DESCRIPTION

ALL THAT CERTAIN Southern half of a two-story twin brick dwelling house situated on the East side of North Fifth Street in the Borough of Hamburg, Berks County, Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point in the East side of North Fifth Street and Northern boundary line of Mary A. Stoudt; thence by property of said Mary A. Stoudt, Eastwardly, one hundred and fifty-five (155) feet to Church Alley, thence by said alley, Northwardly, twenty-five (25) feet more or less to the property of Rebecca Rentschler, thence by the same Westwardly, one hundred and fifty-five (155) feet to said Fifth Street, being the division line of the twin dwelling house, thence by the said Fifth Street.

CONTAINING in front on said Fifth Street, twenty-five (25) feet more or less and of the width in depth one hundred and fifty-five (155) feet.

IT BEING the Southern half of a two-story twin brick dwelling house situated on the East side of North Fifth Street in the Borough of Hamburg, Berks County, Pennsylvania

BEING Parcel No. 4495-17-10-3824

BEING THE SAME PREMISES which Cartus Financial Corporation, a Delaware Corporation by Deed dated 8/10/2006 and recorded 9/5/2006 in Book 4959, Page 1137, granted and conveyed unto Bruce L. Barlip and Audrey M. Barlip, his wife.

To be sold as the property of Audrey M. Barlip and Bruce L. Barlip

No. 16-13272

Judgment: \$54,792.34

Attorney: Samantha Gable, Esquire

ALL THAT CERTAIN lot or piece of ground, together with the two-story brick, mansard roof

dwelling house erected thereon, situate on the West side of Pear Street, between Windsor and Spring Streets, being No. 938 Pear Street, in the City of Reading, County of Berks and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

ON the North by Number 112 Spring Street, property now or late of Andrew Lockhardt, Number 114 Spring Street, property now or late of Edward Rick, Number 116 Spring Street property now or late of William Lenson and Number 118 Spring Street, property now or late of Henry P. Spamuth;

ON the East by said Pear Street;

ON the South by Number 936 Pear Street, property now or late of Elmer Mull;

ON the West by Number 937 Front Street, property now or late of William K. Fisher.

CONTAINING in front on said Pear Street, in width or breadth, sixteen feet nine inches (16' 9") and in depth or length of equal width or breadth, one hundred feet (100').

BEING THE SAME PREMISES which Mohammed Jawed and Mohammed Ayub, by Deed dated 8/25/2006 and recorded 9/13/2006, in the Office of the Recorder of Deeds in and for the County of Berks, in Deed Book 4964, Page 2218, Instrument #2006072646, granted and conveyed unto Rafael M. Castillo.

TAX PARCEL NO. 15530749558585

BEING KNOWN AS 938 Pear Street, Reading, PA 19601

Residential Property

To be sold as the property of Rafael M. Castillo

No. 16-14134

Judgment: \$194,521.51

Attorney: Samantha Gable, Esquire

ALL THAT CERTAIN tract of ground, together with the improvements thereon erected, situate in the northern side of Lake Road, T729, in the Township of Ruscombmanor, County of Berks, Pennsylvania, and being known as Lot #1b of "Lakewood Heights" Subdivision, as shown on a plan prepared by Ludgate and Kent, Drawing #D-1197, dated August 10, 1977, and recorded in Plan Book Volume 69 Page 1, Berks County Records, and being bounded and described as follows, to wit:

BEGINNING at a railroad spike in Lake Road, a corner of Lot #1A, and in line of Lot #6, thence along Lot #1A, North 16 degrees 26 minutes 29 seconds West, 297.23 feet to an iron pin in concrete in line of lands of the plan of lots of "Laurel Ridge"; thence along lands of the same, North 52 degrees 54 minutes 28 seconds East, 178.00 feet to an iron pin; thence continuing along lands of the plan of lots of "Laurel Ridge"; and along lands about to be added to "Laurel Ridge", South 26 degrees 37 minutes 27 seconds East, 291.59 feet to a railroad spike in Lake Road and in line of Lot #5; thence in Lake Road, and along Lot #5, by a non-tangent curve to the left,

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having an initial radius bearing of South 14 degrees 45 minutes 49 seconds East, a central angle of 27 degrees 25 minutes 15 seconds, a radius of 257.85 feet, and an arc distance of 123.40 feet to a railroad spike in the pavement of Lake Road, a corner of Lot #6; thence in said road and along Lot #6, South 47 degrees 48 minutes 46 seconds West, 109.43 feet to a railroad spike, the place of beginning.

CONTAINING 1.28 acres.

BEING THE SAME PREMISES which Kevin J. Kjos and Shelly M. Klassen, his wife, by Deed dated 7/16/2004 and recorded 7/21/2004, in the Office of the Recorder of Deeds in and for the County of Berks, in Deed Book 4111, Page 585, granted and conveyed unto Cynthia S. Smith her heirs and assigns.

TAX PARCEL NO. 76544103014681

BEING KNOWN AS 202 Lake Road, Fleetwood, PA 19522

Residential Property

To be sold as the property of unknown heirs, successors, assigns and all persons, firms or associations claiming right, title or interest from or under Cynthia S. Smith, deceased

No. 16-14977

Judgment: \$136,446.30

Attorney: Martha E. Von Rosenstiel, Esquire  
LEGAL DESCRIPTION

ALL THAT CERTAIN lot or piece of land together with the dwelling thereon being No. 48 Canal Street, located on the West side of Canal Street, North of Wall Street and being Lot Number 7 as shown on the plan of 'Leesport Locks Townhouses', recorded in Plan Book Volume 136, Page 13, Berks County Records, situate in the Borough of Leesport, County of Berks and Commonwealth of Pennsylvania more fully bounded and described as follows, to wit:

BEGINNING at a point in the West topographical building line of Canal Street (30.00 feet wide) a corner in common with Lot Number 6 on said plan, said point of beginning located 181.82 feet southeasterly along said Canal Street at a steel pin located at a common corner of Lot No. 1 and the lands now or formerly of Fred B. Kline and Lottie E. Kline, his wife, said point being the northernmost corner of the herein described lot; thence extending in a southeasterly direction along the West topographical building line on Canal Street South 39 degrees, 01 minutes, 14 seconds East 20.00 feet to a point, a corner in common with Lot No. 8 on said plan; thence along same South 50 degrees 58 minutes, 46 seconds West 123.47 feet to a point in line of property belonging to Berks County Industrial Development Authority; thence along same, North 33 degrees, 58 minutes, 46 seconds East a distance of 121.37 feet to a point the place of beginning.

BEING THE SAME PROPERTY conveyed by Deed from Craig D. Noll unto Craig D. Noll and Patricia A. Noll, his wife, dated March 16, 2006 and recorded April 4, 2006 in Deed Book Volume 4842, Page 537 in the Deed Registry Office of Berks County, PA.

PARCEL IDENTIFICATION NO: 92-4491-1951-9020

TAX ID #92000277

SEE Deed Book 4842, Page 537

To be sold as the property of Craig D. Noll and Patricia Noll

No. 16-15055

Judgment: \$217,069.98

Attorney: Martha E. Von Rosenstiel, Esquire  
LEGAL DESCRIPTION

ALL THAT CERTAIN lot or piece of ground, situate in Amity Township, Berks County, Pennsylvania, bounded and described according to the final plan of Greenbriar Estates, Phase 4B drawn by Bursich Associates, Inc., dated 1/20/2000 and last revised 3/16/2000 and recorded in Plan Book Volume 246, Page 31, Berks County Records, as follows to wit:

BEGINNING at a point along the westerly side of West Morlatton Road, a corner in common with Lot #183; thence along same North 63 degrees 02 minutes 12 seconds West, a distance of 130.00 feet to a point along lands designated as 'Open Space Parcel J-4', thence along same North 28 degrees 01 minutes 58 seconds East, a distance of 100.00 feet to a point, a corner in common with Lot #185. Thence along same South 63 degrees 02 minutes 12 seconds East, a distance of 130.00 feet to a point along the westerly side of West Morlatton Road; thence along same South 26 degrees 57 minutes 48 seconds West, a distance of 100.00 feet to the point and place of beginning.

BEING Lot #184 on the above mentioned plan.

BEING part of the same premises which Greenbriar, L.P. a Pennsylvania Limited Partnership by Deed dated 6/28/2001, recorded 6/28/2001 in Record Book 3361 Page 143 conveyed unto Theodore Scott Fody and Sandra L. Fody, h/w.

TAX PARCEL: 24-5355-20-80-1657

To be sold as the property of Theodore Scott Fody and Sandra L. Fody

No. 16-16234

Judgment: \$109,609.45

Attorney: Meredith H. Wooters, Esquire  
Scott A. Diatterick, Esquire  
Kimberly A. Bonner, Esquire  
Kimberly J. Hong, Esquire  
Michael E. Carleton, Esquire  
Justin F. Kobeski, Esquire

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Matthew P. Curry, Esquire  
Cristina L. Connor, Esquire  
Holly N. Wolf, Esquire  
Karina Velter, Esquire  
LEGAL DESCRIPTION

ALL THAT CERTAIN lot or parcel of land together with the one-story bungalow thereon erected, situate in Melrose, Lower Alsace Township, Berks County, Pennsylvania, more particularly bounded and described as follows, to wit:

BEGINNING AT A POINT in the Southerly side of Melrose Avenue, fifty feet wide, said point being 325 feet (erroneously omitted in prior Deed) East of the Southeastly lot corner of the said Melrose Avenue and Roosevelt Avenue, fifty feet wide, each mentioned street as the same is laid out on the plan of lots known as Melrose, said plan being recorded in the Recorder's Office at Reading, Pennsylvania in Plan Book 2, Page 25, thence in an Easterly direction along the said Southerly side of Melrose Avenue, the distance of 40 feet to a point, thence in a Southerly direction along property formerly or now of Tobias Knoblauch by a line at right angles to the last described line, the distance of 105 feet to a point; thence in a Westerly direction along the Northerly side of a fifteen feet wide alley by a line at right angles to the last described line, the distance of 40 feet to a point, thence in a Northerly direction along other property now or late of Walter J. Gollub and Charles J. Gollub by a line at right angles to the last described line, the distance of 105 feet (erroneously omitted in prior Deed) to the place of beginning.

BEING the Easterly most 20 feet of Lot No. 240 and the Westerly most 20 feet of Lot No. 239 of the aforementioned plan of lots.

BEING the same property conveyed to Shawn A. Fenstermaker, no marital status shown who acquired title by virtue of a Deed from Shawn A. Fenstermaker and Rachel J. Fenstermaker, no marital status shown, dated September 24, 2013, recorded October 4, 2013, at Instrument Number 2013042674, Office of the Recorder of Deeds, Berks County, Pennsylvania.

HAVING ERECTED THEREON A DWELLING HOUSE KNOWN AS 222 Melrose Avenue, Reading, PA 19606.

PARCEL NO.: 23532714333064

ACCOUNT: 23140300

SEE Instrument Number 2013042674

To be sold as the property of Shawn A. Fenstermaker, no marital status shown

No. 309 Lombard Street, situate on the Eastern side of Lombard Street, between Elm Street and Buttonwood Street in the City of Reading, County of Berks and Commonwealth of Pennsylvania, more particularly bounded and described as follows, to wit:

BEGINNING at a point in the Eastern side of Lombard Street 83 feet 8-1/2 inches North of the Northeast corner of Elm Street and Lombard Street; thence in a Northerly direction along the Eastern side of Lombard Street, a distance of 13 feet to a point; thence in an Easterly direction at right angles to Lombard Street, a distance of 76 feet 3 inches to a point; thence in a Southeastly direction by a line making an interior angle of 154° 45' with the last described line, a distance of 30 feet 5-5/8 inches to a point; thence in a Westerly direction by a line making an interior angle of 25° 15' with the last described line, a distance of 103 feet 9-1/2 inches to the Eastern side of Lombard Street, the place of beginning, and making a right angle with same.

EXCEPTING AND RESERVING out of the above described tract a triangular lot or piece of ground in the rear of No. 309 Lombard Street, in the City of Reading, County of Berks and Commonwealth of Pennsylvania.

CONTAINING 61 square feet of ground.

BEING THE SAME PREMISES which Jose Mata by Deed dated January 2, 2013 and recorded January 2, 2013 in the Office of the Recorder of Deeds in and for Berks County in Instrument No. 2013001089, granted and conveyed unto Kevin J. Graybill, Jr. and Sandra E. Graybill.

BEING KNOWN AS 309 Lombard Street, Reading, PA 19604.

TAX PARCEL NO. 09-5317-70-22-0063

ACCOUNT:

SEE Instrument No. 2013001089

To be sold as the property of Kevin J. Graybill, Jr. and Sandra E. Graybill

No. 16-16285

Judgment Amount: \$155,138.86

Attorney: Roger Fay, Esquire

ALL THAT CERTAIN lot or piece of ground situate in Perry Township, Berks County, Pennsylvania, bounded and described according to the Subdivision Plan of Arenal Farms Extended, prepared by Ludgate Engineering Corporation, dated July 22, 1993, and recorded in Berks County in Plan Book 202, Page 40, as follows, to wit:

BEGINNING AT A POINT on the northeasterly side of Waxwood Road, said point being a corner of Lot No. 29 on said plan; thence extending from said point of beginning and along Lot No. 29 North 75 degrees 00 minutes 14 seconds East 125.00 feet to a point in line of Lot No. 31 on

No. 16-16271

Judgment: \$33,840.16

Attorney: Law Office of Gregory Javardian, LLC

ALL THAT CERTAIN lot or piece of ground, together with the two and one-half story brick dwelling house thereon erected, known as House

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said plan; thence extending along same South 14 degrees 59 minutes 46 seconds East 90.00 feet to a point on the northwesterly side of Clarence Avenue; thence extending along same South 50 degrees 45 minutes 15 seconds West 106.15 feet to a point of curve on the northwesterly side of Clarence Avenue; thence leaving said Clarence Avenue northwesterly along the arc of a circle curving to the right having a radius of 20.00 feet, an arc distance of 39.88 feet to a point on the northeasterly side of Waxwood Road; thence extending along the same North 14 degrees 59 minutes 46 seconds West 115.36 feet to the first mentioned point and place of BEGINNING.

Jeffrey A. Bergey, by Deed from Barry Yerger and Linda A. Yerger, dated 11/22/2009, recorded 12/03/2009, Instrument No. 2009056083.

BEING KNOWN AS 214 North 7th Street, Bally, PA 19503-9640.

Residential property

TAX PARCEL NO: 25630909175492

TAX ACCOUNT: 25005000

SEE Deed Instrument No. 2009056083

To be sold as the property of Jeffrey A. Bergey.

CONTAINING 14,548 square feet.

BEING Lot No. 30.

TITLE TO SAID PREMISES vested in Paul A. Rubin and Barbara F. Rubin by Deed from Raul A. Rubin and Barbara F. Rubin dated April 19, 2004 and recorded on April 27, 2004 in the Berks County Recorder of Deeds in Book 4045, Page 1487 as Instrument No. 33735.

BEING KNOWN AS: 31 Waxwood Rd, Shoemakersville, PA 19555

TAX PARCEL NUMBER: 70-4493-03-42-0775

To be sold as the property of Paul A. Rubin and Barbara F. Rubin, deceased

No. 16-18526

Judgment Amount: \$246,319.54

Attorney: KML Law Group, P.C.

LEGAL DESCRIPTION

ALL THAT CERTAIN tract or land, together with the dwelling house thereon erected, being known as Lot 36 in development of Linstead Section 4 and Glamaur, situate in the Township of Exeter, County of Berks and Commonwealth of Pennsylvania, as shown on Drawing No. 50238, dated November 15, 1971 and revised April 1, 1972, prepared by Pannoni Associates, Inc.

BEGINNING AT A POINT in the Northerly right of way line of Glen Road (50 feet wide), said point being located the following two courses and distances from the most easterly point of a 20 foot radius curve connecting the Easterly right of way line of Pennsylvania Avenue (60 feet wide) with the aforesaid Northerly right of way line of Glen Road; (1) along the Northerly right of way line of Glen Road, in a Southeasterly direction, along a curve to the right with a radius of 394.78 feet, the arc distance of 123.93 feet to a point of tangency; (2) still along the Northerly right of way line of Glen Road, South 68 degrees 31 minutes East, a distance of 96.24 feet to aforesaid point of beginning; thence from said point of beginning, extending along Lot No. 35, North 21 degrees 29 minutes East a distance of 100 feet to a point, a corner; thence extending South 68 degrees 31 minutes East 87.50 feet to a point, a corner of Lot 37; thence extending along the same South 21 degrees 29 minutes West, a distance of 100 feet to a corner in the Northerly right of way line of Glen Road aforesaid; thence extending along the same South 21 degrees 29 minutes West a distance of 100 feet to a corner in the Northerly right of way line of Glen Road, aforesaid; thence extending along the Northerly right of way line of Glen Road, North 68 degrees 31 minutes West a distance of 87.50 feet to the place of beginning.

THEREON ERECTED A DWELLING HOUSE KNOWN AS: 6107 Glen Road, Reading, PA 19606

TAX PARCEL #43533510378194

ACCOUNT: 43015469

SEE Deed Book 5149, Page 0347

Sold as the property of: Helen Baron

No. 16-17075

Judgment Amount: \$188,224.70

Attorney: Phelan Hallinan Diamond & Jones, LLP

LEGAL DESCRIPTION

ALL THAT CERTAIN message and tract of land situate in the Borough of Bally, Berks County, Commonwealth of Pennsylvania, bounded and described according to a survey made in March, 1966, by Albert G. Newbold, Registered Engineer, as follows:

BEGINNING at an iron pipe in the right of way line of North Seventh Street, said pipe marking a corner of lands now or late of Joseph M. Reigner; thence by Reigner South 48 degrees 33 minutes 20 seconds West, 190.25 feet to an iron pipe in a line of lands now or late of William F. Adam; thence by same North 41 degrees 26 minutes 40 seconds West 75.34 feet to an iron pipe; thence South 40 degrees 50 minutes West 99.00 feet to an iron pipe in a line of lands now or late of Percival Bauer; thence by same North 42 degrees 10 minutes West 88.27 feet to an iron pipe, a corner of lands now or late of Frank W. Weller; thence by Weller North 40 degrees 50 minutes East 99.00 feet to an iron pipe in a line of lands about to be conveyed to Raymond C. Bennett; thence by same South 40 degrees 25 minutes 20 seconds East 23.70 feet to an iron pipe; thence North 48 degrees 24 minutes 30 seconds East 192.12 feet to an iron pipe in the right of way line of North Seventh Street; thence by said line South 41 degrees 19 minutes East 140.40 feet to the place of beginning.

TITLE TO SAID PREMISES IS VESTED IN

No. 16-18837

Judgment Amount \$131,889.27

Attorney: Roger Fay, Esquire

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ALL THAT CERTAIN two-story brick dwelling house and lot or piece of ground upon which the same is erected, situate on the North side of Sunset Road, between Third Avenue and Ann Street, being House Number 370 Sunset Road, in the Borough of West Reading, County of Berks and Commonwealth of Pennsylvania, more particularly described as follows:

BEGINNING at a point in the North property line of Sunset Road, whence the northeast intersection corner of Sunset Road and Ann Street bears, North sixty-five (65) degrees fifty-one and one-half (51-1/2) minutes East, four hundred and five (405) feet for this southwest corner of this survey; thence North sixty-five (65) degrees fifty-one and one-half (51-1/2) minutes East, forty (40) feet for the southeast corner of this survey, said corner being along North line of Sunset Road; thence North twenty-four (24) degrees eight and one-half (8-1/2) minutes West, along other lands of the Wyomissing Development Company, a distance of fifty-five (55) feet and eleven and one-quarter (11-1/4) inches to an angle in line of the abovementioned tract for a corner of this survey; thence North seventy-nine (79) degrees one (1) minute West still with the above-mentioned tract; a distance of twenty (20) feet five and one-quarter (5 1/4) inches to an angle in the South line of a twelve (12) feet wide alley, for a corner of this survey; thence South seventy-seven (77) degrees twenty-three and one-half (23-1/2) minutes West, with the South line of said twelve (12) feet wide alley, a distance of twenty-three (23) feet (9) inches for the northwest corner of this survey; thence South twenty-four (24) degrees eight and one-half (8-1/2) minutes East, with the dividing line between this survey and said house Lot No. 372, a distance of seventy-two (72) feet five and three-eighths (5-3/8) inches to the Beginning.

TITLE TO SAID PREMISES vested in Lora L. Weyandt by Deed from Leslie L. Weyandt dated July 30, 2013 and recorded on July 31, 2013 in the Berks County Recorder of Deeds as Instrument No. 2013032695.

BEING KNOWN AS: 370 Sunset Road, West Reading, PA 19611

TAX PARCEL NUMBER: 5306-06-38-0238

To be sold as the property of unknown heirs, successors, assigns and all persons, firms or associations claiming right, title or interest from or under Lora L. Weyandt, deceased

No. 16-18888

Judgment: \$200,469.67

Attorney: Martha E. Von Rosenstiel, Esquire

LEGAL DESCRIPTION

ALL THAT CERTAIN lot or parcel of land, situate on the Southeasterly corner of the intersection of Grant Avenue (53 feet wide) and Reeser Street (53 feet wide) in the Borough of Leesport County of Berks and Commonwealth of Pennsylvania, shown as Lot No. 133 on the revised final plan of Leesport Gardens, prepared

by Mast Engineering Co., Inc., (DWG No. E-3701-39), recorded at Plan Book Volume 165, Page 57 on September 8, 1989, Berks County Records and being more fully bounded and described as follows, to wit:

BEGINNING at a point on the Southerly side of Grant Avenue, at a corner of Lot No. 133 and Lot No. 134 as shown on said plan, thence extending in a Southerly direction along Lot No. 134 by a line forming an interior angle of 100 degrees 15 minutes 09 seconds with the line to be described last a distance of 92.24 feet to a point, a corner in common with Lot No. 132 as shown on said plan; thence extending in a Westerly direction along Lot No. 132 by a line forming an interior angle of 90 degrees with the last described line, a distance of 120.00 feet to a point on the Easterly side of Reeser Street; thence extending in a Northerly direction along Reeser Street by a line forming an interior angle of 90 degrees with the last described line, a distance of 90.00 feet to a point at the intersection of Reeser Street and Grant Avenue; thence along the same by the arc of a curve bearing to the right having a radius of 30.00 feet, a central angle of 100 degrees 15 minutes 10 seconds and a distance along the arc of 52.49 feet to a point on the Southerly side of Grant Avenue; thence extending in an Easterly direction along Grant Avenue by a line tangent to the last described curve, a distance of 98.00 feet to a point on Grant Avenue at a corner of Lot No. 134, the place of BEGINNING.

BEING THE SAME PREMISES which Matthew A. Reeser and Miranda B. Mengle, n/k/a Miranda B. Reeser, his wife, by Deed dated 1/20/2009, recorded 1/28/2009 as Instrument Number 2009003220 conveyed unto Susan E. Bentz.

THE SAID Susan E. Bentz departed this life 12/23/2015.

PARCEL/FOLIO #92-4490-11-57-7467

SEE Deed Instrument Number 2009003220

To be sold as the property of Susan E. Bentz, deceased

No. 16-19114

Judgment Amount: \$472,608.97

Attorney: Phelan Hallinan Diamond & Jones, LLP

LEGAL DESCRIPTION

ALL THAT CERTAIN lot or piece of ground situate in Cumru Township, Berks County, Pennsylvania, bounded and described according to a final plan of the Vineyards, drawn by Thomas R. Gibbons, Professional Land Surveyor, dated July 24, 1990 and last revised September 18, 1990, said plan recorded in Berks County in Plan Book 178 Page 9 as follows, to wit:

BEGINNING AT A POINT on the Northwesterly side of Bordeaux Drive (54 feet wide), said point being a corner of Lot No. 2 on said plan; thence extending from said point of beginning along Lot No. 2, North 33 degrees 19 minutes 37 seconds West, 234.32 feet to a point in

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line of Lot No. 46 on the plan of Angelica Woods; thence extending along same the two following courses and distances.

1. North 62 degrees 55 minutes 12 seconds East, 83.36 feet to a point, a corner; and

2. North 09 degrees 11 minutes 44 seconds West, 422.33 feet to a point in line of Lot No. 32 on the plan of Angelica Woods

THENCE EXTENDING along same, North 71 degrees 50 minutes 00 seconds East, 120.00 feet to a point; a corner of Lot No. 4 on said plan; thence extending along same, South 21 degrees 00 minutes 22 seconds East, 635.45 feet to a point of curve on the Northwesterly side of Bordeaux Drive; thence extending along same the two following courses and distances:

1. Southwestwardly along the arc of a circle curving to the left having a radius of 927.00 feet the arc distance of 199.34 to a point of tangent; and

2. South 56 degrees 40 minutes 23 seconds West, 46.54 feet to the first mentioned point and place of beginning.

CONTAINING 129,756.39 square feet or 2.979 acres of land.

BEING LOT NO. 3 as shown on the abovementioned plan.

TITLE TO SAID PREMISES IS VESTED IN David W. Allen and Charlie M. Allen, h/w, by Deed from Jere E. Moyer and Dixie R. Moyer, h/w, dated 01/13/1995, recorded 01/18/1995, in Book 2607, Page 2389.

CHARLINE M. ALLEN was a co-record owner of the mortgaged premises as a tenant by the entirety. By virtue of Charline M. Allen's death on or about 07/13/2012, her ownership interest was automatically vested in the surviving tenant by the entirety.

BEING KNOWN AS 6 Bordeaux Drive, Mohnton, PA 19540-8905.

Residential property

TAX PARCEL NO: 39530404501560

TAX ACCOUNT: 39304008

SEE Deed Book 2607 Page 2389

To be sold as the property of David W. Allen.

No. 16-19391

Judgment Amount: \$170,603.66

Attorney: Roger Fay, Esquire

PREMISES "A"

ALL THAT CERTAIN lot or piece of ground situate in Douglass Township, Berks County, and State of Pennsylvania, bounded and described as follows, to wit:

BEGINNING AT A CORNER in the bed of Douglass Drive: Thence along the same North 23 degrees 21 minutes 35 seconds East 150.00 feet to a corner of other lands of Newstell and Millicent C. Marable: Thence along the same South 66 degrees 11 minutes 28 seconds East 264.88 feet to a rail monument a corner of this and the land of Michael A. Yanos in the line of the land of Thomas E., Jr. and Betty E. Dipietro: Thence along the same South 84 degrees 10

minutes 40 seconds West 303.38 feet to the place of beginning, the line passing over an iron pin 75.38 feet from the first mentioned point containing 0.456 acres.

BEING PIN NO. 5364-16-83-8472

PREMISES "B"

ALL THAT CERTAIN lot or piece of ground situate in Douglass Township, Berks County and State of Pennsylvania, bounded and described as follows, to wit:

BEGINNING AT A CORNER in the bed of Douglass Drive; Thence along the same North 23 degrees 21 minutes 35 seconds East 161.53 feet to a corner of the lands of Donald E., Jr and Debra Studanas; Thence along the same South 78 degrees 38 minutes 54 seconds East 252.07 feet to a tack in a stake a corner in the line of the lands of Michael A. Yanos the line passing over an iron pin 50.07 feet from the last mentioned point; Thence along the same South 18 degrees 30 minutes 48 seconds West 216.82 feet to a rail monument a corner of other lands of Newstell and Millicent C. Marable; Thence along the same North 66 degrees 11 minutes 28 seconds West 264.88 feet to the point of beginning containing 1.1 14 acres.

BEING PIN NO. 5364-16-83-9515

TITLE TO SAID PREMISES vested in Newstell Marable and Millicent C. Marable, husband and wife, by Deed from Newstell Marable and Millicent C. Marable, husband and wife, dated October 1, 2003 and recorded on December 5, 2003 in the Berks County Recorder of Deeds in Book 3941, Page 604 as Instrument No. 2003097709.

BEING KNOWN AS: 81 Old Douglass Drive, Douglassville, PA 19518

TAX PARCEL NUMBER: 5364-16-83-8472 & 5364-16-83-9515

To be sold as the property of Millicent C. Marable

No. 16-20249

Judgment Amount: \$148,127.77

Attorney: Phelan Hallinan Diamond & Jones,

LLP

LEGAL DESCRIPTION

ALL THAT CERTAIN piece, parcel or tract of land situate on the western side of Bickel Drive, being Lot No. 34 as shown on plan of lots known as Hillside Manor, Section No. 2, in the Borough of Hamburg, County of Berks and Commonwealth of Pennsylvania, being more fully bounded and described as follows, to wit:

BEGINNING at a corner on the western side of Bickel Drive (50' wide), said corner being the southeastern corner of Lot No. 33 and the northeastern corner of the herein described lot; thence in a southerly direction along the aforesaid Bickel Drive, a distance of sixty-five feet (65') to a corner; thence leaving and making a right angle with the aforesaid Bickel Drive along Lot No. 35, in a westerly direction, a distance of ninety-four and forty-eight hundredths feet (94.48') to a corner in line of Lot No. 6; thence

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along Lot No. 6 and Lot No. 7 in a northerly direction, making an interior angle of ninety-one degrees eight minutes thirty seconds with the last described line a distance of sixty-five and one hundredths feet (65.01') to a corner; thence in an easterly direction along Lot No. 33, making an interior angle of eighty-eight degrees fifty-one minutes thirty seconds with the last described line, a distance of ninety-five and seventy-seven hundredths feet (95.77') to and making a right angle with the first described line, the place of BEGINNING.

BEING THE SAME PREMISES which Howard W. Cummings and Joanne M. Cummings, by Deed recorded 3/16/06, in the Office of the Recorder of Deeds in and for Berks County, in Book 4824, Page 134, granted and conveyed unto April L. Ulrich, in fee.

TITLE TO SAID PREMISES IS VESTED IN April L. Ulrich, single, by Deed from Howard W. Cummings and Joanne M. Cummings, h/w, dated 02/27/2006, recorded 03/16/2006, in Book 4824, Page 134.

BEING KNOWN AS 518 Bickel Drive, Hamburg, PA 19526-1332.

Residential property  
TAX PARCEL NO: 46449410372103  
TAX ACCOUNT: 46089395  
SEE Deed Book 4824, Page 134

To be sold as the property of April L. Ulrich a/k/a April L. Cooley.

No. 16-20314

Judgment: \$44,341.83

Attorney: Samantha Gable, Esquire

ALL THAT CERTAIN two-story brick dwelling house and the lot or piece of ground upon which the same is erected, situate on the West side of Locust Street, being Numbered 1040 between Spring and Robeson Streets, in the City of Reading, County of Berks and Commonwealth of Pennsylvania bounded:

ON the North by property now or late of William F. Trout and Catherine A Trout;

ON the East by said Locust Street;

ON the South by property now or late of Samuel Madera and Mary A. Madera; and

ON the West by a ten feet wide alley.

CONTAINING in front on said Locust Street 13 feet and in depth to said ten feet wide alley 105 feet.

BEING TAX PARCEL NUMBER: 5317-46-16-3016

BEING THE SAME PREMISES which Felix Lopez, by Deed dated 3/30/2007 and recorded 4/4/2007, in the Office of the Recorder of Deeds in and for the County of Berks, in Deed Book 5106, Page 1972, granted and conveyed unto Genli Marte.

TAX PARCEL NO. 13531746163016  
BEING KNOWN AS 1040 Locust Street, Reading, PA 19604

Residential Property  
To be sold as the property of Genli Marte

No. 16-20644

Judgment Amount: \$55,972.89

Attorney: Phelan Hallinan Diamond & Jones, LLP

LEGAL DESCRIPTION

ALL THAT CERTAIN two-story brick dwelling house with mansard roof and the lot or piece of ground upon which the same is erected, situate on the West side of North Twelfth Street, between Douglass and Windsor Streets, being No. 832 North Twelfth Street, in the City of Reading, County of Berks and Commonwealth of Pennsylvania, being more fully bounded and described as follows, to wit:

ON the North by property now or late of William Lone, No. 834 North Twelfth Street;

ON the East by said North Twelfth Street;

ON the South by property now or late of Charles H. Daniels, No. 830 North Twelfth Street; and

ON the West by a ten feet wide alley.

CONTAINING in front on said North Twelfth Street fourteen feet and in depth of uniform width to said ten feet wide alley on the West, one hundred ten feet and ten and one-half inches.

TOGETHER with the use of the joint alley between said House No. 832 and the adjoining house on the South, No. 830 North Twelfth Street, in common with the owners and occupiers of the adjoining house on the South.

TITLE TO SAID PREMISES IS VESTED IN Doreen D. Keppley, by Deed from Our City? Reading, Inc., a Non Profit Corporation, dated 01/06/2006, recorded 03/20/2006, in Book 4827, Page 499.

BEING KNOWN AS 832 North 12th Street, Reading, PA 19604 2429.

Residential property  
TAX PARCEL NO: 12531754145961  
TAX ACCOUNT: 12191875  
SEE Deed Book 4827 Page 499

To be sold as the property of Doreen D. Keppley.

No. 16-20815

Judgment: \$366,799.30

Attorney: Martha E. Von Rosenstiel, Esquire

LEGAL DESCRIPTION

ALL THAT CERTAIN lot or piece of ground situate in Cumru Township, Berks County, Commonwealth of Pennsylvania, bounded and described according to a final plan of Governor Pointe, drawn by John W. Hoffert, Professional Land Surveyor, dated April 14, 2003 and last revised April 30, 2004, said plan recorded in Berks County in Plan Book 300, Page 303, as follows, to wit:

BEGINNING at a point of tangent on the Southwesterly side of Frederick Street (50 feet wide), said point being the arc distance of 45.73 feet measured along the arc of a circle curving to the right having a radius of 25.00 feet from a

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point of compound curve on the Southeasterly side of Hilgert Avenue (54 feet wide); thence extending from said point of beginning along the Southwesterly side of Frederick Street the two following courses and distances, (1) South 21 degrees 08 minutes 02 seconds East 105.49 feet to a point, a corner, and (2) South 74 degrees 00 minutes 02 seconds East 73.55 feet to a point, a corner of lands now or late of Willard Eltz and Thomas Eltz; thence extending along said lands the two following courses and distances, (1) South 15 degrees 59 minutes 58 seconds West 97.13 feet to a point, a corner, and (2) South 21 degrees 08 minutes 02 seconds East 30.06 feet to a point, a corner of Lot No.22 on said plan; thence extending along same South 60 degrees 34 minutes 29 seconds West 73.19 feet to a point of curve on the Northeasterly side of Hilgert Avenue; thence extending along same Northwestwardly along the arc of a circle curving to the left having a radius of 177.00 feet the arc distance of 28.71 feet to a point of tangent on the Northeasterly side of Hilgert Avenue; thence extending along same North 38 degrees 43 minutes 12 seconds West 114.51 feet to a point of curve on the Northeasterly side of Hilgert Avenue; thence extending Northwestwardly, Northwardly and Northeastwardly along the Northeasterly, Easterly and Southeasterly side of Hilgert Avenue along the arc of a circle curving to the right having a radius of 123.00 feet the arc distance of 194.27 feet to a point of compound curve on the Southeasterly side of Hilgert Avenue; thence leaving the Southeasterly side of Hilgert Avenue along the arc of a circle curving to the right having a radius of 25.00 feet the arc distance of 45.73 feet to the first mentioned point and place of BEGINNING.

CONTAINING 0.7 19 acres of land.

BEING Lot No. 21 as shown on the abovementioned plan.

UNDER AND SUBJECT to the declaration of covenants, conditions and restrictions covering development known as Governor Pointe Subdivision, recorded in Record Book 4555 Page 249, Berks County Records.

BEING PART OF THE SAME PREMISES WHICH SECURDA & CO., INC., by Deed dated 11/1/2001 and recorded 2/1/2002 in the Office for the Recorder of Deeds in and for the County of Berks, and Commonwealth of Pennsylvania in Record Book 3475, Page 885, granted and conveyed unto Forino Co., L.P., a PA Limited Partnership.

PARCEL IDENTIFICATION NO: 39-4385-0898-8478

TAX ID #39000414

SEE Deed Book, 5218 Page 86

To be sold as the property of Scott A. Specht

ALL THAT CERTAIN tract or parcel of ground situate along the eastern side of Centre Avenue (L.R. 160) and the western side of Indian Manor Drive, both roads being 60 feet wide in the Borough of Leesport, Berks County, Pennsylvania, being Lot No. 2 of the "Issac J. Schwab" Subdivision, prepared by John W. Hoffert, P.L.S., Plan No. C-84-03, dated April 3, 1984, and being more fully bound and described as follows, to wit:

BEGINNING at a point on the eastern right-of-way line of Centre Avenue, a corner of Lot No. 1; thence along the eastern right-of-way line of Centre Avenue the two following courses and distances: (1) by a line curving to the right having a radius of 1,402.69 feet, a central angle of 04 degrees 12 minutes 16 seconds, an arc distance of 102.93 feet, and a chord bearing of North 30 degrees 14 minutes 25 seconds West, 102.91 feet to a point; (2) by a line tangent to the aforementioned curve, North 28 degrees 08 minutes 17 seconds West, 25.87 feet to a point, a corner of lands now or late of Franklin A. Brown; thence along lands now or late of Franklin A. Brown, passing through and iron pin, 20.04 feet from the last described corner, North 71 degrees 31 minutes 00 seconds East, 196.74 feet to a point on the western right-of-way line of Indian Manor Drive; thence along right-of-way line, South 14 degrees 20 minutes 00 seconds East 126.58 feet to a point, a corner of Lot No. 1; thence along Lot No. 1, South 71 degrees 31 minutes 00 seconds West, 162.27 feet to the place of BEGINNING.

TITLE TO SAID PREMISES vested in William E. Spayd, Jr. by Deed from Jeffrey Ibach dated March 31, 2006 and recorded on April 18, 2006 in the Berks County Recorder of Deeds in Book 04854, Page 0135 as Instrument No. 2006036203.

BEING KNOWN AS: 339 N Centre Ave, Leesport, PA 19533

TAX PARCEL NUMBER: 92449114427726

To be sold as the property of William E. Spayd, Jr.

No. 16-21495

Judgment: \$129,203.55

Attorney: Richard Brent Somach, Esquire

ALL THAT CERTAIN lot or piece of ground, together with the detached stucco dwelling house erected thereon, being No. 4243 Kutztown Road, situated in South Temple, in Muhlenberg Township, Berks County, Pennsylvania, being part of a tract of land shown by a map or plan of said South Temple, surveyed by E. Kurtz Wells of W. A. Sharp and duly recorded in the Recorder's Office of Berks County, Pennsylvania, in Plan Book Volume 7, Page 15, bounded and described as follows, to wit:

BEGINNING at a point in the East building line of Kutztown Road 464.01 feet North of the northeast intersection of the building lines of Park Avenue and Kutztown Road; thence at right angles East 150 feet to a point; thence at right

No. 16-21305

Judgment Amount: \$110,623.37

Attorney: Roger Fay, Esquire



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angles North sixty (60') feet to a point; thence at right angles West one hundred fifty feet (150') to a point in the East building line of Kutztown Road; thence South sixty feet (60') along the east building line of Kutztown Road, to the place of beginning.

BEING THE SAME PREMISES which Eddie A. Caballero, by his Deed dated February 21, 2014, and recorded February 26, 2014, in the Office of the Recorder of Deeds of Berks County, Pennsylvania in Instrument No. 2014005828, granted and conveyed unto Luis F. Diaz-Torres and Daisy Natal, h/w.

BEING PARCEL NO: 66530916937972

HAVING THEREON ERECTED A DWELLING HOUSE KNOWN AS: 4 2 4 3 K u t z t o w n R o a d , Temple, PA 19560

To be sold as the property of Luis F. Diaz-Torres and Daisy Natal.

No. 16-21626

Judgment Amount: \$82,679.56

Attorney: Phelan Hallinan Diamond & Jones, LLP

LEGAL DESCRIPTION

ALL THAT CERTAIN lot or piece of ground with the buildings and improvements thereon erected, situate on the Northern side of Oberlin Avenue, between Gernant Avenue and Weidman Avenue, known as House No. 141 Oberlin Avenue and being the Eastern portion of Lot No. 76 and all of Lot No. 77, as shown on plan of Milbeth Village, said plan being recorded in Plan Book Volume 19, Page 12, Berks County Records, in the Borough of Sinking Spring, County of Berks and Commonwealth of Pennsylvania, more particularly bounded and described, to wit:

BEGINNING at a point in the Northern side of Oberlin Avenue, 237 feet East of the Eastern terminus of the 15 feet radius corner connecting the Eastern side of Gernant Avenue with the Northern side of Oberlin Avenue; thence in a Northerly direction, at right angles to Oberlin Avenue, a distance of 110 feet to a point; thence in an Easterly direction, at right angles to the last described line, a distance of 90 feet to a point; thence in a Southerly direction, by a line making an interior angle of 90 degrees with the last described line, a distance of 110 feet to a point in the Northern side of Oberlin Avenue; thence in a Westerly direction along the same, by a line making an interior angle of 90 degrees with the last described line, a distance of 90 feet to the place of Beginning.

TITLE TO SAID PREMISES IS VESTED IN Barbara L. Hanlon, by Deed from Abdul W. Siddiqi and Hafisa Siddiqi, h/w, dated 08/31/2004, recorded 09/14/2004, in Book 4149, Page 695.

BEING KNOWN AS 141 Oberlin Avenue, Sinking Spring, PA 19608-1259.

Residential property

TAX PARCEL NO. 79-4386-10-37-6326

TAX ACCOUNT: 79044581

SEE Deed Book 4149 Page 695

To be sold as the property of Barbara L. Hanlon.

No. 16-21673

Judgment Amount: \$295,113.91

Attorney: Phelan Hallinan Diamond & Jones, LLP

LEGAL DESCRIPTION

SITUATED in Township of Rockland, County of Berks, State of Pennsylvania, and described as follows, to-wit:

ALL THAT CERTAIN lot or piece of ground situate on the westerly side of Forgedale Road (ultimate right of way 60 feet required right of way 33 feet) L.R. 0619 situated in the Township of Rockland, County of Berks and Commonwealth of Pennsylvania, described according to a plan and survey as prepared by John T. Aston, registered surveyor, Boyertown, Pennsylvania, Plan No. 1035-2B dated August 13, 1981, as last revised, recorded in Plan Book Volume 122, Page 26, bounded on the North by land of David W. Weber and Sherie R. Weber and Lot No. 1 of the above-mentioned plan, on the East by Forgedale Road, Bisber Creek, the land now or late of Arland F. Robitzer and Marjorie L. Robitzer, and the land of Calvin F. Bonawitz and Esther M. Bonawitz, on the South by Lot No. 3 of the above-mentioned plan, and on the West by Lot No. 1 of the above-mentioned plan.

BEING that parcel of land conveyed or assigned to Christopher Wright, as sole owner from owner of record by dated 06/15/2004 and recorded 07/08/2004 in Deed Volume 4102 on Page 019 of the Berks County, Pennsylvania Public Registry.

PARCEL NO. 5450-03-22-4004

TITLE TO SAID PREMISES IS VESTED IN, Christopher T. Wright by Deed from Christopher T. Wright and Sylvie J. Cote-Wright, dated 06/15/2004, recorded 07/08/2004, in Book 4102, Page 19.

BEING KNOWN AS 59 Forgedale Road, Fleetwood, PA 19522-9759.

Residential property

TAX PARCEL NO: 5450-03-22-4004

TAX ACCOUNT: 75016250

SEE Deed Book 4102 Page 19

To be sold as the property of Christopher Wright a/k/a Christopher T. Wright, The United States of America c/o The United States Attorney for The Eastern District of PA.

No. 16-2310

Judgment Amount: \$193,853.10

Attorney: Phelan Hallinan Diamond & Jones, LLP

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**LEGAL DESCRIPTION**

ALL THAT CERTAIN tract of land situate in the Borough of Bally, County of Berks, Commonwealth of Pennsylvania, being Lot No. 1 shown on plan of subdivision made for Twin County Company by Urwiler & Walter, Inc., dated July 12, 1976, last revised February 7, 1977 and recorded in Map Book 61, Page 16, as follows, to wit:

BEGINNING AT A POINT on the Southeasterly side of Walnut Street, said point being the terminus of an arc of a circle, connecting said Southeasterly side of Walnut Street with the Southwesterly side of 5th Street; thence extending along said arc of a circle, curving to the right, having a radius of 20.00 feet, the arc distance of 31.41 feet to a point on the Southwesterly side of 5th Street; thence extending along same South 56 degrees 43 minutes 56 seconds East 44.00 feet to a point, thence leaving the Southwesterly side of 5th Street and extending along Lot 2 South 33 degrees 16 minutes 04 seconds West 159.00 feet to a point in line of lands of R. Eugene Litwhiler; thence extending along same North 46 degrees 45 minutes West 64.98 feet to a point on the Southeasterly side of Walnut Street; thence extending along same North 33 degrees 16 minutes 04 seconds East 127.74 feet to the point and place of beginning.

CONTAINING 9,730 square feet of land, more or less.

BEING PARCEL NO. 6309-09-25-3543

TITLE TO SAID PREMISES IS VESTED IN Chad J. Perry, single man, and Deven Thomas, single woman, by Deed from Craig R. Dyer and Barbara A. Dyer, h/w, dated 03/24/2006, recorded 04/06/2006, in Book 4844, Page 1765.

BEING KNOWN AS 110 South 5th Street, Bally, PA 19503-9664.

Residential property

TAX PARCEL NO. 25-6309-09-25-3543

TAX ACCOUNT: 25003011

SEE Deed Book 4844 Page 1765

To be sold as the property of Deven Thomas, Chad J. Perry.

No. 17-01080

Judgment: \$115,477.37

Attorney: Samantha Gable, Esquire

ALL THAT CERTAIN message, tenement and tract of land situate partly in Strausstown Borough and partly in Upper Tulpehocken Township, Berks County, Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point in a public alley in the Borough of Strausstown, thence along said alley South eighty-three degrees West 14.4 perches; thence South forty degrees West 9.4 perches to a point in the public highway or the state road; thence along the same South forty-two and one-half degrees West 7 perches; thence South twenty-five and one-half degrees West 58.4 perches; thence South thirty-six degrees West 8.4 perches

to a stone; thence by land of late Henry S. Wagner South forty-nine and one-half degrees East 33.6 perches to a stone; thence North thirty-nine and one-half degrees East 20.5 perches to a stone; thence South fifty-eight degrees West 2.8 perches to a stone; thence by land of Joseph W. Reber North seventy-six and one-half degrees East 13 perches to a stone; thence by land of William J. Henne North one degree West 52 perches to a stone; thence by land of late Dianna Reber, now Florence Himmelberger, North thirteen degrees West 10.5 perches to the place of beginning.

CONTAINING 18 acres and 61 perches.

SUBJECT however to the following described parcel of land which is included in the foregoing description, but is reserved from this conveyance, bounded and described as follows, as wit:

BEGINNING at a point in the center of aforesaid state road, thence along the same South twenty- nine degrees West one hundred thirty-five feet to a point in said road; thence along the foregoing described tract South sixty-one degrees East seventy-eight feet to a stake; thence along the same North twenty-nine degrees East one hundred thirty-five feet to a stake; thence along the same north sixty-one degrees East seventy-eight feet to the place of beginning, containing 10,530 square feet.

ALSO EXCEPTING AND RESERVING thereout and therefrom all that certain message and tract of land situate partly in the Borough of Strausstown and partly in the Township of Upper Tulpehocken containing seventeen acres and one hundred twenty-four perches as conveyed in a Deed from Warren E. Furman and Irene E. Furman, his wife, to Raymond Bashore and Edna S. Bashore, his wife, dated April 13, 1945, and recorded in Deed Book Volume 924, Page 625.

BEING THE SAME PREMISES which Steven E. Malek and Marie T. Malek, husband and wife, by Deed dated 7/6/2012 and recorded 7/17/2012, in the Office of the Recorder of Deeds in and for the County of Berks, Instrument #2012029308, granted and conveyed unto Louis K. Mathes, III and Amanda L. Meixell.

TAX PARCEL NO 87443214446969

BEING KNOWN AS 22 Main Street, Strausstown, PA 19559

Residential Property

To be sold as the property of Louis K. Mathes, III and Amanda L. Meixell

No. 17-01272

Judgment: \$51,105.77

Attorney: Leon P. Haller, Esquire

ALL THAT CERTAIN two-story brick dwelling house and lot or piece of ground situate on the West side of North Twelfth Street, it being No. 1024, between Spring and Robeson Street, in the City of Reading, County of Berks and State of Pennsylvania, bounded:

ON the North by property now or late of William H. Moser;

ON the South by property now or late of

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Joseph J. Lerch;

ON the East by North Twelfth Street; and  
ON the West by a ten feet wide alley.

CONTAINING IN FRONT fourteen feet four inches, more or less, and in depth of that width one hundred five feet.

HAVING THEREON ERECTED a dwelling house known as: 1024 North 12th Street, Reading, PA 19604.

PARCEL I.D. 13531746155974

UNDER AND SUBJECT to all the easements, exceptions, rights, reservations, restrictions, covenants, conditions, privileges, etc., as may be either contained in or referred to in the prior deeds or other documents composing the chain of title, or as may be visible upon physical inspection of the premises.

BEING THE SAME PREMISES which Dylan Loaiza, by Deed dated December 27, 2005, recorded February 17, 2006 to Berks County Deed Book 4794, Page 719, granted and conveyed unto Yokasta Arias and Jose Castillo.

To be sold as the property of Yokasta Arias and Jose Castillo under Berks County Judgment 17-01272.

No. 17-01522

Judgment: \$128,469.32

Attorney: McCabe, Weisberg & Conway, P.C.

TAX I.D. #29445010458987

ALL THOSE CERTAIN 3 contiguous tracts or places of ground, together with the one and one-half story cement block dwelling thereon erected, situate in the Borough of Bernville (formerly Penn Township), County of Berks, Commonwealth of Pennsylvania, bounded and described as follows; to wit:

PURPART NO. 1

ALL THAT CERTAIN LOT OR PARCEL OF GROUND, situate in the Borough of Bernville (formerly Penn Township). County of Berks, Commonwealth of Pennsylvania, bounded and described as follows, to wit:

ON the East by the state road leading from Reading to Rehrersburg;

ON the North by a lot now or late of Benjamin Shade;

ON the West by the Bernville Foundry Race; and

ON the South by a lot now or late of Mary Andrews.

CONTAINING in front on said state road 36 feet, and in depth running from said state road back to said Race as aforesaid.

PURPART NO. 2

ALL THAT CERTAIN LOT OR PARCEL OF GROUND, situate in the Borough of Bernville (formerly Penn Township). County of Berks, Commonwealth of Pennsylvania, bounded and described as follows, to wit:

ON the East by the state road leading from Reading to Rehrersburg;

ON the North by a lot now or late of Magaret Weber;

ON the West by a 16 feet alley; and ON the South by Penn Township school lot.

CONTAINING in front on the Reading and Rehrersburg state road 30 feet, and in depth 260 feet.

PURPART NO. 3

ALL THAT CERTAIN message and lot or piece of grounds, situate in the Borough of Bernville (formerly Penn Township), County of Berks, Commonwealth of Pennsylvania, bounded:

ON the East by state road leading from Reading to Rehrersburg;

ON the North by lot now or late of Angelina Burns, deceased;

ON the West by the Bernville Foundry Race; and

ON the South by lot now or late of Sarah Greim.

CONTAINING in front 30 feet, and in depth extending with the two adjoining lots above mentioned respectively, back to said Foundry Race.

BEING KNOWN AS: 610 North Main Street, Bernville, Pennsylvania 19506.

TITLE TO SAID PREMISES is vested in Gertrud Maus by Deed from Gertrud Maus, erroneously spelled in Deed Book 1479, Page 1137 as Gertrude Maus dated September 19, 2007 and recorded October 5, 2007 in Deed Book 05234, Page 0934 Instrument Number 2007060939. The said Gertrud Maus died on September 6, 2016 without a will or appointment of an Administrator.

To be sold as the property of Patricia M. Clements, known surviving heir of Gertrud Maus, Andrea E. Deck, known surviving heir of Gertrud Maus, Kenneth L. Maus, known surviving heir of Gertrud Maus, and unknown surviving heirs of Gertrud Maus

No. 17-01758

Judgment: \$118,655.33

Attorney: Samantha Gable, Esquire

ALL THAT CERTAIN two-story mansard roof brick dwelling house with stone front and the lot or piece of ground whereon the same is erected situate on the West side of Weiser Street between Jameson Place and West Windsor Street, being No. 842 Weiser Street, in the City of Reading, County of Berks and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

ON the East by said Weiser Street,

ON the South by property now or late of Fredericka Flammer,

ON the West by a five feet wide alley, and

ON the North by property now or late of William M. Eagle.

CONTAINING IN FRONT on said Weiser Street, fifteen feet (15') and in depth one hundred and fourteen feet (114').

BEING THE SAME PREMISES which Peter C. Keller, by Deed dated 7/18/2005 and recorded

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9/7/2005, in the Office of the Recorder of Deeds in and for the County of Berks, in Deed Book 4661, Page 916, Instrument # 2005053056, granted and conveyed unto Luis A. Delgado and Santa Ortiz, as joint tenants with the right of survivorship and not as tenants in common.

TAX PARCEL NO 15530748459018  
BEING KNOWN AS 842 Weiser Street, Reading, PA 19601  
Residential Property  
To be sold as the property of Luis A. Delgado and Santa Ortiz

To be sold as the property of Abigail Smith, Jeffrey Smith, in his capacity as heir of Raymond Smith, deceased, unknown heirs, successors, assigns, and all persons, firms, or associations claiming right, title or interest from or under Raymond Smith.

No. 17-01830

Judgment Amount: \$213,372.30

Attorney: Phelan Hallinan Diamond & Jones, LLP

LEGAL DESCRIPTION

ALL THAT CERTAIN tract or piece of woodland situate in the Township of Albany, County of Berks and Commonwealth of Pennsylvania, more fully bounded and described according to a map or plan dated February 24, 1956 prepared by Glenn D. Packard, Registered Surveyor, as follows, to wit:

BEGINNING at an iron pipe in line of land of P. Costigan and the property of Edward Strickland; thence along line of lands of P. Costigan due West a distance of 350 feet to an iron pin and other land of Ella A. Liebars; thence along land of Ella A. Liebars North 4 degrees 28 minutes West a distance of 622 feet to an iron pin in the line of land of Morris Bausher; thence along the land of Morris Bausher due East a distance of 350 feet to an iron pin in line of land of Edward Strickland; thence along land of Edward Strickland South 4 degrees 28 minutes East a distance of 622 feet to a point, the place of Beginning.

CONTAINING an area of 5.03 acres.

PROVIDED, ALWAYS, that the parties of the second part, their heirs and assigns, shall have the right to use the private road running across the land of the party of the first from the township road the herein before described woodland for the purpose of gaining free ingress to and egress from the said premises.

TITLE TO SAID PREMISES IS VESTED IN Raymond Smith and Abigail Smith, by Deed from David C. Hinkle and Virginia E. Hinkle, h/w, dated 09/03/2003, recorded 09/26/2003, in Book 3882, Page 1304. Mortgagor Raymond Smith died on 09/06/2011, and upon information and belief, his surviving heirs are Jeffrey Smith, Grace Smith, and Cory Smith. By executed waivers, Grace Smith and Cory Smith waived their right to be named as a defendant in the foreclosure action.

BEING KNOWN AS 218 Sousley Road, Lenhartsville, PA 19534-9428.

Residential property  
TAX PARCEL NO: 21-5416-00-34-4854  
TAX ACCOUNT: 21021035  
SEE Deed Book 3882 Page 1304

No. 17-02715

Judgment Amount: \$17,817.30

Attorney: Phelan Hallinan Diamond & Jones, LLP

LEGAL DESCRIPTION

BEING PARCEL NO. 5317-77-00-1909

ALL THAT CERTAIN three-story brick dwelling house and store stand, and lot or piece of ground upon which the same is erected, situate on the East side of North Ninth Street, being No.119, between Washington and Walnut Streets, in the City of Reading, County of Berks, and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

ON the North by property now or late of Charles Souders;

ON the East by property now or late of O. Ritz; ON the South by property now or late of John Heilman; and

ON the West by said North Ninth Street.

CONTAINING in front on said North Ninth Street thirteen feet six inches, more or less, and in depth of that width one hundred and ten feet.

TITLE TO SAID PREMISES IS VESTED IN Pedro J. Rivera, by Deed from Lewis E. Hartenstine and Tina Marie Hartenstine, husband and wife , dated 10/18/2002, recorded 11/04/2002, in Book 3636, Page 2061.

BEING KNOWN AS 119 North 9th Street, Reading, PA 19601-3613.

Residential property  
TAX PARCEL NO. 08-5317-77-00-1909  
TAX ACCOUNT: 08114000  
SEE Deed Book 3636 Page 2061

To be sold as the property of Pedro J. Rivera.

No. 17-02971

Judgment Amount: \$117,245.90

Attorney: Phelan Hallinan Diamond & Jones, LLP

LEGAL DESCRIPTION

ALL THAT CERTAIN tract or piece of land situate on the South side of Sleepy Hollow Road, Township Road T-340, in the Township of Robeson, County of Berks and Commonwealth of Pennsylvania, and being more fully bounded and described as follows, to wit:

BEGINNING at a spike in Sleepy Hollow Road, Township Road T-340, said spike being a distance of 150.00 feet on a bearing of South 74 degrees 03 minutes 07 seconds West, from a railroad spike, a corner of lands of Carl M. Weidner and Dolores F. Weidner, his wife; thence leaving the aforementioned road and along other lands of Leroy Hildebrand, South 12 degrees 10 minutes 04 seconds East, 397.42 feet to an iron

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pipe, a line of lands Rufus L. Dickson and Juanita P. Dickson, his wife; thence along lands of the same the three following courses and distances: (1) South 74 degrees 03 minutes 07 seconds West, 88.80 feet to an iron pipe; (2) North 42 degrees 30 minutes 43 seconds West, 78.26 feet to an iron pipe; (3) North 15 degrees 56 minutes 53 seconds West, 326.55 feet to a spike in Sleepy Hollow Road; thence in said road, North 74 degrees 03 minutes 07 seconds East, 150.00 feet to a spike, the place of BEGINNING.

CONTAINING 1.218 acres.

TITLE TO SAID PREMISES IS VESTED IN William L. Reed, Jr. and Tina M. Reed, his wife, by Deed from Ricky G. Orlando and Janet M. Orlando, his wife, dated 03/06/1987, recorded 03/11/1987, in Book 1928, Page 66.

TINA M. REED was a co-record owner of the mortgaged premises as a tenant by the entirety. By virtue of Tina M. Reed's death on or about 03/24/2015, her ownership interest was automatically vested in the surviving tenant by the entirety.

BEING KNOWN AS 234 Westley Road, Mohnton, PA 19540-8013.

Residential property

TAX PARCEL NO: 73531303203164

TAX ACCOUNT: 73088530

SEE Deed Book 1928 Page 66

To be sold as the property of William L. Reed, Jr.

No. 17-03026

Judgment: \$44,235.27

Attorney: Law Office of Gregory Javardian, LLC

ALL THAT CERTAIN tract or piece of land, together with the improvements thereon erected, situate on the Westerly side of the public road leading from Danberville to Garfield, in the Township of Centre, County of Berks and Commonwealth of Pennsylvania, more fully bounded and described according to a plan of property prepared by Walter K. Spotts and Associates, dated April 1952, and recorded in Deed Book Volume 1108, Page 393, on October 16, 1952, Plan No. 1993-1-S, as follows, to wit:

BEGINNING at an iron pin in the public road loading from Danberville to Garfield, being a corner of land now or late of William E. Troutman; thence extending in and through said public road, the following four course and distances: (1) South 16° 21' West, a distance of 88 feet 1 inch to a spike; (2) North 45° 39' West, a distance of 6 feet 7-1/2 inches to a point; (3) South 38° 13' West, a distance of 34 feet 0 inch to a point; and (4) South 55° 8' 30" West, a distance of 102 feet 3-1/8 inches to a point; thence leaving said road and extending along land now or late of William E. Troutman, the following three courses and distances: (1) North 44° 30' West, a distance of 143 feet 0 inch to an iron pin; (2) North 38° 46' East, a distance of 235 feet 5-1/2 inches to an iron pin; and (3) South 35° 54' East, a distance

of 118 feet 0 inch to the place of BEGINNING.

CONTAINING in area 124.3 perches of land, more or less.

UNDER AND SUBJECT to, nevertheless, all easements, restrictions, reservations, covenants and conditions existing as a matter of record as of the date of this indenture, or shown on the aforesaid plan of property or evident upon an inspection of said premises.

BEING THE SAME PREMISES which Jose Mata by Deed dated December 18, 1986 and recorded December 24, 1986 in the Office of the Recorder of Deeds in and for Berks County in Deed Book 1915, Page 891, granted and conveyed unto Charles R. Mast, Sr. and Dolores F. Sawyer.

Charles R. Mast, Sr. departed this life on July 12, 2016.

BEING KNOWN AS 129 Garfield Road, Mohrsville, PA 19541.

TAX PARCEL NO. 36-4481-04-71-3738

ACCOUNT:

SEE Deed Book 1915 Page 891

To be sold as the property of Delores F. Sawyer a/k/a Dolores F. Sawyer

No. 17-03068

Judgment Amount \$194,417.31

Attorney: Roger Fay, Esquire

ALL THAT CERTAIN property situated in the County of Berks, and the Commonwealth of Pennsylvania, being described as follows:

ALL THAT CERTAIN two-story brick dwelling house and lot or piece of ground upon which the same is erected, situate along Normal Avenue, being No. 152 Normal Avenue, in the Borough of Kutztown, Berks County, Pennsylvania, bounded and described as follows, to wit:

BEGINNING AT A POINT at the intersection of Normal Avenue and Bieber Alley and extending thence along Bieber Alley southwardly 90 feet to an alley given by William Bieber for public use, thence along said alley eastwardly 24 feet to other property now or late of the said William Bieber, thence along the same northwardly and in and through the middle of the partition walls of the two adjoining brick dwelling houses 90 feet to a point in the curb line on Normal Avenue, thence along said Normal Avenue 24 feet to the place of beginning.

TITLE TO SAID PREMISES vested in Pamela Marie Angstadt and Robert Angstadt by Deed from Pamela Marie Angstadt and Robert Angstadt dated June 1, 2007 and recorded on July 16, 2007 in the Berks County Recorder of Deeds in Book 05179, Page 2037 as Instrument No. 2007043314.

BEING KNOWN AS: 152 Normal Ave, Kutztown, PA 19530

TAX PARCEL NUMBER: 55-5443-12-96-3320

To be sold as the property of Pamela Marie Angstadt a/k/a Pamela Angstadt and Robert

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Angstadt a/k/a Robert Angstadt, Jr.

Sold as the property of: Anna Readinger and Betty J. Schlessman

No. 17-03527

Judgment Amount: \$61,783.34

Attorney: KML Law Group, P.C.

LEGAL DESCRIPTION

LONG LEGAL ALL THAT CERTAIN parcel or tract of land situate in the City of Reading, County of Berks, Commonwealth of Pennsylvania and being the same real property conveyed to Anna Readinger and Betty J. Schlessman by Deed on 06/03/2005 in Book 4593 Page 2472 among the Official Records of Berks County, Commonwealth of Pennsylvania said Deed reference made herein for a more full description ALSO DESCRIBED AS:

ALL THAT CERTAIN lot or parcel of land with the improvements thereon erected, being known as 808 Upland Avenue, formerly known as 728 Upland Avenue, situate on the South side of Upland Avenue between St. Francis Street and Cameron Street and Numbered Block 22 Lots 549-554 in the City of Reading, Berks County, Pennsylvania, bounded:

ON the North by Upland Avenue, on the East by property now or late of Antonia Catalano; on the South by a 10 feet wide alley; on the West by property now or late of Trustees of Washington Camp 230 P.O.S. of A.

CONTAINING in front on Upland Avenue 120 feet more or less and in depth 110 feet more or less.

EXCEPTING THEROUT AND THEREFROM ALL THAT CERTAIN parcel of ground on the South side of Upland Avenue (80 feet wide) situate in the City of Reading, Berks County, Pennsylvania being shown on a final plan sketch plan for record "Saluk" prepared by Ludgate Engineering Corporation Plan No. D-1496, dated September 26, 1989 and being more fully bounded and described as follows to wit:

BEGINNING at a point on the Southern right of way line of Upland Avenue, a corner of lands of Carmel and Jennie Cambria; thence along lands of Cambria South 13 degrees 52 minutes 10 seconds East, 110.00 feet to a point on the Northern right of way line of 10 feet wide alley; thence along the said alley South 76 degrees 08 minutes 20 seconds West, 60.00 feet to a point a corner of Lot No. 2; thence along Lot No. 2 North 13 degrees 52 minutes 10 seconds West, 110.00 feet to a point on the Southern right of way line of Upland Avenue; thence along the Southern right of way line of Upland Avenue North 76 degrees 08 minutes 20 seconds East, 60.00 feet to a point the place of BEGINNING.

CONTAINING 0.15 acres.

THEREON ERECTED A DWELLING HOUSE KNOWN AS: 728 Upland Avenue, Reading, PA 19607

TAX PARCEL #18530619527360

ACCOUNT: 18668775

SEE Deed Book 4593, Page 2472

No. 17-03589

Judgment Amount: \$112,560.99

Attorney: Phelan Hallinan Diamond & Jones, LLP

LEGAL DESCRIPTION

PURPART NO.1

ALL THAT CERTAIN lot or piece of ground with a one-story frame building; thereon erected, situate on the Western side of a public road leading from Heckman's Hotel to Shalter's Church in the Township of Alsace, Berks County, Pennsylvania, and bounded and described as follows, to wit:

BEGINNING at a point, an iron pin along the Western side of said road, thence along said road in a Southerly direction a distance of 50 feet to a point, an iron pin; thence in a Westerly direction a distance of 65 feet to a point, an iron pin; thence in a Northerly direction a distance of 50 feet to a point an iron pin; thence in an easterly direction a distance of 65 feet, to a point, the place of Beginning.

PURPART NO. 2

ALL THAT CERTAIN plot or piece of ground situate on the Western side of a public road leading from Heckman's Hotel to Shalter's Church, in the Township of Alsace, Berks County, Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point, an iron pin along the Western side of said road, a corner of property now or late John S. Haas and Erma M. Haas, his wife, thence in a Westerly direction along said property now or late of John S. Haas and Erma M. Haas, his wife, a distance of sixty-five (65) feet to a point, an iron pin in line with other property of the Grantors; thence in a Northerly direction along said property now or late of Maybel (Y.) Scheidt and Thomas R. Scheidt, her husband, a distance of one hundred eighty-six (186) feet, more or less, to a point, a corner in line with property now or late of Alice Y. Leinbach; thence in an Easterly direction along said Leinbach property a distance of eighty-seven (87) feet, more or less, to a point along the Western side of said road; thence in a Southerly direction along said road a distance of one hundred and fifty-nine (159) feet, more or less, to a point, the place of Beginning.

PURPART NO. 3

ALL THAT CERTAIN plot or piece of ground situate on the Western side of a public road leading from Heckman's Hotel to Shalter's Church, in the Township at Alsace, Berks County, Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point, an iron pin along the Western side of said road, a corner of property now or late of John S. Haas and Erma M. Haas, his wife; thence in a Westerly direction along said property a distance of 87 feet to an iron pin,

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a corner of property now of Mabel Y. Scheidt and Thomas R. Scheidt, her husband, and property of Samuel T. Leinbach and Alice Y. Leinbach, his wife, a distance of 136 feet, more or less, to an iron pin along the Western side of said road; thence in a Southerly direction along said road a distance of 142 feet, more or less, to an iron pin the place of Beginning.

TITLE TO SAID PREMISES IS VESTED IN Tina M. Haas, by Deed from John M. Haas and Tina M. Haas, dated 09/09/2004, recorded 09/10/2004, in Book 4147, Page 1403.

BEING KNOWN AS 1992 Mount Laurel Road, Fleetwood, PA 19522-8702.

Residential property

TAX PARCEL NO. 22-5329-01-17-4210

TAX ACCOUNT: 22035400

SEE Deed Book 4147 Page 1403

To be sold as the property of Tina M. Haas.

No. 17-03745

Judgment Amount: \$19,450.79

Attorney: Roger Fay, Esquire

ALL THAT CERTAIN two-story brick mansard roof dwelling house and lot or piece of ground upon which the same is erected, situate on the West side of South Fifteenth Street, between Cotton and Fairview Streets, in the City of Reading, Berks County, Pennsylvania, being No. 512 South Fifteenth Street bounded and described as follows, to wit:

ON the North by property now or late of Joseph and Kristina Osoba;

ON the East by said South Fifteenth Street;

ON the South by an alley; and

ON the West by a three feet wide alley.

CONTAINING IN FRONT along Fifteenth Street, 15 feet 8 inches, more or less, and the depth of equal width, 77 feet.

TITLE TO SAID PREMISES vested in Robert J. Pehlman by Deed from April P. Yoder dated June 29, 1995 and recorded on July 11, 1995 in the Berks County Recorder of Deeds in Book 2648, Page 486.

BEING KNOWN AS: 512 South 15th Street, Reading, PA 19602

TAX PARCEL NUMBER: 16-5316-31-37-1698

To be sold as the property of Robert J. Pehlman

No. 17-03839

Judgment Amount: \$142,288.11

Attorney: Phelan Hallinan Diamond & Jones, LLP

LEGAL DESCRIPTION

ALL THAT CERTAIN message and tract of ground, shown as Lot No. 1 situate in Colebrookdale Township, Berks County, Commonwealth of Pennsylvania, bounded and described according to a Subdivision Plan 'Englebrook Apartments' dated September 19, 1977 and revised January 19, 1978 by Warren F. Gift, R.S., as follows:

BEGINNING at a point on the Northerly side of Englesville Road, T-660, said point marking a corner of lands now or late of Harold Y. Schoenly; thence by Schoenly the two following courses and distances: (1) North 46 degrees, 15 minutes, 34 seconds West, 204.41 feet to a point; (2) South 41 degrees, 03 minutes, 20 seconds West, 185.00 feet to a point; thence by Lot No. 2 the two following courses and distances: (1) North 44 degrees, 04 minutes, 20 seconds West, 316.00 feet to a point, (2) North 43 degrees, 50 minutes, 50 seconds East, 225.00 feet to a point, thence by lands now or late of Mary E. Mohn, South 61 degrees, 06 minutes, 38 seconds East, 43.00 feet to a point; thence by lands now or late of Susan Hartman and by lands now or late of Harry Sweinhart, South 44 degrees, 27 minutes, 34 seconds East, 264.00 feet to a point; thence by Sweinhart, North 42 degrees, 26 minutes, 15 seconds East, 15.00 feet to a point; thence by Lot No. 3, South 46 degrees, 15 minutes, 34 seconds East, 203.98 feet to a point on the Northerly side of Englesville Road, T- 660; thence by the Northerly side of said road, South 42 degrees, 11 minutes, 15 seconds West, 70.01 feet to the place of BEGINNING.

SUBJECT to a 20 foot wide easement for a right of way for sewer line purposes, granted to Berks Montgomery Municipal Authority, said easement leading from Englesville Road, T-660 by the Southerly boundary of the above described Lot No. 1 and Lot No. 2, being more fully described as follows:

BEGINNING at a point on the Northerly side of Englesville Road, T-660, said point marking the Easterly corner of lands now or late of Harold Y. Schoenly; thence by Schoenly, North 46 degrees, 15 minutes, 34 seconds West, 204.41 feet to a point; thence by same, South 41 degrees, 03 minutes, 20 seconds West, 185.00 feet to a point, thence by Lot No. 2, North 44 degrees, 04 minutes, 20 seconds West, 20.07 feet to a point; thence through Lot No. 1 the two following courses and distances: (1) North 41 degrees, 03 minutes, 20 seconds East, 204.25 feet to a point; (2) South 46 degrees, 15 minutes, 34 seconds East, 224.83 feet to a point on the Northerly side of Englesville Road; thence by the Northerly side of Englesville Road, South 42 degrees, 11 minutes, 15 seconds West, 20.01 feet to the place of BEGINNING.

BEING PARCEL #38538616749952

BEING THE SAME PREMISES WHICH Harold D. Cleaver, Executor of the Estate of Daniel E. Cleaver, deceased, by Deed dated January 19, 2009 and recorded January 22, 2009 in Berks County as Instrument #2009002481, granted and conveyed unto Bruce A. Cleaver, in fee.

TITLE TO SAID PREMISES IS VESTED IN Jason L. Kulp, by Deed from Cynthia L. Ferguson, Executrix of the Estate of Bruce A. Cleaver, deceased, dated 05/29/2013, recorded 05/29/2013, Instrument No. 2013022391.

BEING KNOWN AS 727 Englesville Road,

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Boyertown, PA 19512-8414.

Residential property  
TAX PARCEL NO. 38-5386-16-74-9952  
TAX ACCOUNT: 38008000  
SEE Deed Instrument Number 2013022391  
To be sold as the property of Jason L. Kulp.

No. 17-03902

Judgment: \$64,901.96

Attorney: McCabe, Weisberg & Conway, P.C.  
TAX I.D. #16-5316-41-57-5382

ALL THAT CERTAIN lot or piece of ground, together with the two-story dwelling house and garage thereon erected, situate on the East side of South Nineteenth Street, between Woodvale and Fairview Avenue, in the City of Reading, County of Berks and Commonwealth of Pennsylvania, said lot of ground being No. 63, as shown on plan of building lots, laid out for Gregory Heine, as surveyed by William H. Dechant, C.E., dated July, 1905, and recorded in the Recorder's Office at Reading, Pennsylvania, in Plan Book No. 5, Page 2, bounded and described as follows, to wit:

ON the North by property now or late of Matilda P. Herbst;

ON the East by a ten feet wide alley;

ON the South by other property of the said John W. Newman; and

ON the West by said South Nineteenth Street.

HAVING A FRONTAGE on said South Nineteenth Street and on the rear of 20 feet, and a depth to said alley 110 feet.

BEING KNOWN AS: 519 S 19th Street, Reading, Pennsylvania 19606.

TITLE TO SAID PREMISES is vested in Felix Rosario, Jr. by Deed from Jose Montalvo dated November 20, 2015 and recorded December 1, 2015 in Instrument Number 2015042166.

To be sold as the property of Felix Rosario, Jr.

No. 17-04195

Judgment: \$141,810.16

Attorney: Jessica N. Manis, Esquire

ALL THAT CERTAIN lot or piece of ground, with the improvements thereon erected, situate in the Borough of Bechtelsville, Berks County, State of Pennsylvania, bounded and described as follows, to wit:

BEGINNING AT A CORNER in the center of the public road leading from Mill Street to Chestnut Street, in the borough of Bechtelsville, Berks County, Pennsylvania, thence along the same, South 30 degree 45 minutes West 100 feet to a corner of other lands of Lawrence M. Imbody; thence North 72 degrees 30 minutes West 150 feet to a corner of other lands of Harvey K. Nester and wife; thence along same North 10 degrees 30 minutes East 110 feet to a corner; thence along same South 70 degrees 30 minutes East 189 feet to the place of beginning.

BEING THE SAME PREMISES which Charles A. Shouey and Laura L. Shouey, husband and wife by Deed dated May 21, 2010

and recorded May 28, 2010 in the Office of the Recorder of Deeds in and for Berks County in Deed Book 4089 Page 1263, granted and conveyed unto Charles A. Shouey, as sole owner.

TAX PARCEL: 26539813134846  
ACCOUNT: 26007125  
PIN NO. 539813134846

BEING KNOWN AS 8 Pheasant Lane a/k/a 8 Pheasant Road, Bechtelsville, PA 19505

To be sold as the property of Charles A. Shouey

No. 17-04393

Judgment Amount: \$112,395.85

Attorney: Phelan Hallinan Diamond & Jones, LLP

LEGAL DESCRIPTION

BEING PARCEL NUMBER 61-5420-05-18-5310

ALL THAT CERTAIN tract of land situate in Maiden Creek Township, Berks County, Pennsylvania, being known as Lot 2, on a plan of the Peters subdivision prepared by G. L. Kolh & Associates, of Leesport, Pennsylvania, said plan being recorded in the Office of the Recorder of Deeds of Berks County, Pennsylvania in Plan Book \_\_, Page \_\_, being more fully bounded and described as follows, to wit:

BEGINNING at a point, a corner, on or near the centerline of Township Road T-756 (known as Grove Drive), said point being a corner of lands of Richard D. Brown and Sandra M. Brown, his wife, and of Blandon Lions Club, and being the Northwest corner of the herein described property; thence in and along said road, North 48 degrees 16 minutes 59 seconds East a distance of 164.40 feet to a point, a corner; thence leaving said road and along the lot line of Lot 1 of the Peters subdivision, passing over an iron pin on the South existing right of way line of said road located a distance of 26.50 feet from the last described point, South 41 degrees 43 minutes 00 seconds East a distance of 153.50 feet to a point, a corner, marked by an iron pin; thence along the same South 48 degrees 17 minutes 00 seconds West a distance of 92.48 feet to a point, a corner, marked by an iron pin near an iron pipe in concrete; thence along the aforementioned lands of Richard D. Brown and Sandra M. Brown, his wife, passing over an iron pin in the South existing right of way line of the aforementioned road located a distance of 29.27 feet from the next described point, North 66 degrees 49 minutes 20 seconds West a distance of 169.52 feet to the point of BEGINNING.

TITLE TO SAID PREMISES IS VESTED in Michelle Peters and Denise Peters, by Deed from Eric T. Peters and Barbara A. Peters, dated 11/04/2002, recorded 12/26/2002, in Book 3662, Page 194.

BEING KNOWN AS 115 Grove Road, Blandon, PA 19510-9544.

Residential property  
TAX PARCEL NO. 61-5420-05-18-5310



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TAX ACCOUNT: 61042803  
SEE Deed Book 3662 Page 194

To be sold as the property of Michelle Peters,  
Denise Peters.

No. 17-04489

Judgment Amount: \$118,841.20

Attorney: Phelan Hallinan Diamond & Jones,  
LLP

LEGAL DESCRIPTION

ALL THAT CERTAIN two and one-half story brick and frame dwelling, and frame shed, being House No. 3118 Oley Turnpike Road together with the lot or piece of ground upon which the same are erected, situate on the southerly side of Oley Turnpike Road, East of Prospect Street, in the Borough of St. Lawrence, County of Berks and Commonwealth of Pennsylvania, more fully bounded and described as follows, to wit:

BEGINNING at an iron pin in Oley Turnpike Road, in line of land now or late of the Borough of St. Lawrence; thence in and along Oley Turnpike Road, North 80° 32' 26" East, passing through a railroad spike at a distance of 52.33 feet, a total distance of 166.75 feet to an iron pin; thence along land now or late of C. James Oxenford and Patricia A. Oxenford, his wife, South 16° 44' 3" East, partly crossing Oley Turnpike Road, passing through an iron pin on the southerly building line of Oley Turnpike Road at a distance of 21.96 feet, a total distance of 176.35 feet to an iron pin, thence along land now or late of Sarah E. Oxenford, South 77° 22' 26" West, a distance of 165.38 feet to an iron pipe, the last described line passing through an iron pin at a distance of 28.42 feet from said iron pipe; thence along land now or late of the Borough of St. Lawrence, North 16° 52' 25" West, a distance of 185.62 feet to the place of beginning. The last described line passing through an iron pin on the southerly building line of Oley Turnpike Road at a distance of 26.52 feet from said place of beginning.

CONTAINING in area 29,891.97 square feet of land.

TITLE TO SAID PREMISES IS VESTED IN Robert L. Smith, married, by Deed from Robert L. Smith and Rosanna Smith, h/w, dated 12/23/2008, recorded 01/06/2009, Instrument No. 2009000485.

BEING KNOWN AS 3118 Oley Turnpike Rd, Reading, PA 19066-2812.

Residential property  
TAX PARCEL NO. 81-5326-10-37-2154  
TAX ACCOUNT: 81009200  
SEE Deed Instrument No. 2009000485  
To be sold as the property of Robert L. Smith.

No. 17-04817

Judgment Amount: \$145,776.65

Attorney: Phelan Hallinan Diamond & Jones,  
LLP

LEGAL DESCRIPTION

ALL THAT CERTAIN tract or piece of ground

lying on the southeastern side of the macadam Pennsylvania State Highway Legislative U.S. Route No. 06100 leading from Berkley to the concrete state highway U.S. Route No. 222, situate in the Township of Ontelaunee, County of Berks and State of Pennsylvania, being more fully bounded and described as follows, to wit:

BEGINNING at a railroad spike in the middle of the aforementioned macadam state highway, in line of property now or formerly belonging to the said George H. Dunkel, et al., and a corner of other property now or formerly belonging to the said George H. Dunkel and Virginia M. Dunkel, his wife, of which the herein described tract was a part, said railroad spike being North sixty-three degrees East (N. 63° E.) a distance of thirty-three and no one-hundredths feet (33.00') from a spike marking a corner between property now or formerly belonging to Sabatino Gaspari and said property now or formerly belonging to George H. Dunkel and Virginia M. Dunkel, his wife, of which the herein described lot was a part; thence from the said place of beginning, extending along the middle of said macadam state highway and along the first mentioned property now or formerly belonging to George H. Dunkel, et al., North sixty-three degrees East (N. 63° E.) a distance of one hundred fifty feet and no one-hundredths feet (150.00') to a railroad spike; thence leaving said macadam state highway and extending along said residue property now or formerly belonging to George H. Dunkel and Virginia M. Dunkel, his wife, of which the herein described tract was a part, the three following courses and distances, viz: (1) South twenty-seven degrees East (S. 27° E.) passing through an iron pipe on line at distance of twenty-five and no one-hundredths feet (25.00') a total distance of one hundred eighty-nine and ninety-four one-hundredths feet (189.94') to an iron pipe, (2) South sixty-three degrees West (S. 63° W.) a distance of one hundred forty-nine and twenty-three one-hundredths feet (149.23') to an iron pipe, and (3) North twenty-seven degrees fourteen minutes West (N. 27° 14' W.) by a line thirty-three feet (33') northeastwardly from and parallel to the property line between the aforesaid Sabatino Gaspari and residue property now or formerly belonging to George H. Dunkel and Virginia M. Dunkel, his wife, a distance of one hundred eighty-nine and ninety-four one hundredths feet (189.94') to the place of beginning and passing through an iron pipe on line at a distance of twenty-five and no one-hundredths feet (25.00') from the said place of beginning.

CONTAINING IN AREA no and six hundred fifty-two one-thousandths (0.652) acres.

TITLE TO SAID PREMISES IS VESTED IN John R. Shermot and Loraine M. Shermot, by Deed from John J. Grenko, Esq. and Terry D. Weiler, Esq., successor Co-Administrators of the Estate of Helen R. Shermot, deceased, dated 09/04/2007, recorded 09/10/2007, in Book 5217,

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BEING KNOWN AS 365 Snyder Road, Reading, PA 19605-9246.

Residential property

TAX PARCEL NO. 68-5410-05-07-3716

TAX ACCOUNT: 68028775

SEE Deed Book 5217 Page 291

To be sold as the property of John R. Shermot, Loraine M. Shermot a/k/a Loraine Shermot.

No. 17-05002

Judgment: \$138,878.79

Attorney: McCabe, Weisberg & Conway, P.C.

TAX I.D. #73-5313-04-52-7725

THE LAND DESCRIBED herein is situated in the State of Pennsylvania, County of Berks, and is described as follows:

ALL THAT CERTAIN lot or piece of land being Lot #3 as shown on a plan of building lots prepared for Robert L. Deeds, said plan being unrecorded, together with the dwelling house thereon erected, situate on the southerly side of a 40 feet wide street known as Hillside Drive as shown on the same plan and being located South of Township Road No. T-325 known as "Golf Course Road" - 50 feet wide situate near the Village of Beckersville in the Township of Robeson, County of Berks and Commonwealth of Pennsylvania, being more fully bounded and described as follows:

BEGINNING AT A POINT on the center line of said 40 feet wide street the dividing point between Lots 2 and 3; thence extending in a southeasterly direction along Lot 2 on a line bearing South 8 degrees 25 minutes East a distance of 240.78 feet to a point in line of property now or late of Carl W. Shopp; thence extending in a southwesterly direction along property now or late of Carl W. Shopp on a line bearing South 65 degrees 49 minutes West a distance of 200 feet to a point a corner of Lot 4; thence extending in a northwesterly direction along Lot 4 on a line bearing North 8 degrees 25 minutes West, a distance of 240.78 feet to a point on the center line of said 40 feet wide street; thence extending in a northeasterly direction along the center line of a said street on a line bearing North 65 degrees 49 minutes East a distance of 200.00 feet to the place of beginning.

BEING KNOWN AS: 34 Golf Acres Road, Mohnton, Pennsylvania 19540.

TITLE TO SAID PREMISES is vested in Patricia Ann Lightner by Deed from Milton C. Lightner, III and Patricia Ann Lightner dated May 15, 2013 and recorded May 23, 2013 in Instrument Number 2013021652.

To be sold as the property of Patricia Ann Lightner

No. 17-05350

Judgment: \$69,651.08

Attorney: Jessica N. Manis, Esquire

THE LAND REFERRED TO in this

Instrument is described as follows:

ALL THAT CERTAIN three story brick dwelling house No. 958 and lot of ground on which the same is erected, situate on the West side of North Eleventh Street, between Windsor and Spring Streets, in the City of Reading, County of Berks and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point on the West side of North Eleventh Street, thence sixteen feet South of the southwest corner of Eleventh and Spring Streets; thence westwardly along property now or late of Richard Trethway, one hundred and ten feet to a fourteen feet wide alley; thence southwardly along said fourteen feet wide alley thirteen feet to property now or late of Sallie Rhoads; thence eastwardly along same, one hundred and ten feet to the West line of North Eleventh Street; thence northwardly along said North Eleventh Street thirteen feet to the place of beginning.

FEE SIMPLE TITLE VESTED Raul Donato by Deed from Rosa Caban, dated 8/28/03, recorded 10/09/03, in the Berks County Recorder of Deeds in Deed Book 3897, Page 170 Instrument No. 3897 0170.

PARCEL NO. 5317-45-15-0625

BEING KNOWN AS 958 North 11th Street, Reading, PA 19604

To be sold as the property of Raul Donato

No. 17-05541

Judgment Amount: \$201,310.87

Attorney: KML Law Group, P.C.

ALL THAT CERTAIN lot or piece of ground situate on the southeastern side of East Eighth Street between Elm Street and East Seventh Street in the Borough of Birdsboro, County of Berks and State of Pennsylvania; being Lot No. 8 in the development of Maple Spring Farms, Section No. 4A as laid out by Maple Springs Development, Inc. in September, 1971, and is recorded in Plan Book Volume 33, Page 60, Berks County Records; bounded on the northwest by the aforesaid East Eighth Street (60 ft. wide); on the northeast by Lot No. 7, residue property belonging to Maple Springs Development, Inc.; on the South by residue property belonging to Maple Springs Development, Inc., on the West by Lot No. 9, property belonging to Erwin Vonau and being more fully bounded and described as follows, to wit:

BEGINNING at a corner marked by an iron pin in the southern topographical building line of East Eighth Street, between Elm Street and East Seventh Street, the aforesaid point of beginning, being the most northwestern corner of the herein described property and the most northeastern corner of Lot No. 9, property belonging to Erwin Vonau and being a distance of fifteen feet (15') eastwardly from a point of curve in the aforesaid southern topographical building line of East Eighth Street; thence in a northeasterly direction along the aforesaid southern topographical

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building line of East Eighth Street, by a curve bearing to the left, having a radius of one hundred forty feet (140'), a central angle of twenty-nine degrees thirty-three minutes twenty-four seconds (29° 33' 24"), a tangent distance of thirty-six and ninety-three one hundredths feet (36.93'), and a distance along the arc of seventy-two and twenty-two one-hundredths feet (72.22') to a corner marked by an iron pin; thence leaving and making an interior tangent angle of ninety degrees (90°) with the aforesaid southern topographical building line of East Eighth Street and in a southeasterly direction by a line being radial to the aforesaid curve along Lot No. 7, residue property belonging to Maple Springs Development, Inc., passing through an iron pin ninety-six and twenty-three one-hundredths feet (96.23') from the last described corner, a distance of one hundred ninety-two and forty-six one-hundredths feet (192.46') to a corner marked by an iron pin; thence making an interior angle of fifty-four degrees eighteen minutes fourteen seconds (54° 18' 14") with the last described line and in a westerly direction along residue property belonging to Maple Springs Development, Inc., a distance of one hundred sixty-four and ninety-five one-hundredths feet (164.95') to a corner marked by an iron pin; thence making an interior angle of ninety-six degrees eight minutes twenty-two seconds (96° 08' 22") with the last described line and in a northerly direction by a line being radial to the aforesaid curve in East Eighth Street, along Lot No. 9, property belonging to Erwin Vonau, passing through an iron pin sixty-five and seventy-eight one hundredths feet (65.78') from the last described corner, a distance of one hundred thirty-one and fifty-six one-hundredths feet (131.56') to and making an interior tangent angle of ninety degrees (90°) with the aforesaid southern topographical building line of East Eighth Street at the place of Beginning.

CONTAINING seventeen thousand two hundred nine and forty-six one-hundredths (17,209.46) square feet.

**THEREON ERECTED A DWELLING HOUSE KNOWN AS:** 706 East Eighth Street, Birdsboro, PA 19508

**TAX PARCEL #**31534418319809  
**ACCOUNT:** 31011285

SEE Deed Book 1696, Page 579 Sold as the property of: Richard Astle, solely in his capacity as heir of Nancy C. Sherman, deceased and Leonard Sherman, Jr., solely in his capacity as heir of Nancy C. Sherman, deceased

No. 17-05607

Judgment: \$43,405.31

Attorney: Richard Brent Somach, Esquire

ALL THAT CERTAIN lot or piece of ground, together with the two-story brick dwelling house thereon erected, known as No. 104 Race Street, situate in the Borough of Bechtelsville, Berks County, Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a corner in the middle of Race Street; thence extending along an alley South 43-3/4 degrees West 142 feet to a corner of now or late Norman S. Scheiry's land; thence extending along the same North 41-1/2 degrees West 58 feet 4 inches to a corner of property of William S. Scheiry; thence along the same North 45 degrees East 137 feet to a point in the middle of Race Street; thence along the same South 45 degrees East 61 feet to the place of beginning.

CONTAINING 27.8 perches.

BEING THE SAME PREMISES which Leroy R. Eshbach and Grace S. Eshbach, h/w, by their Deed dated November 24, 1970, and recorded November 25, 1970, in the Office of the Recorder of Deeds of Berks County, Pennsylvania, in Book 1577, Page 531, granted and conveyed unto Robert L. Woodley and Celia M. Woodley, h/w.

BEING PARCEL NO: 26538802965390

HAVING THEREON ERECTED A DWELLING HOUSE KNOWN AS: 88 Race Street, f/k/a 104 Race Street, Bechtelsville, Berks County, Pennsylvania 19505

To be sold as the property of Robert L. Woodley, Deceased

No. 17-12203

Judgment: \$105,397.57

Attorney: Udren Law Offices, PC

ALL THAT CERTAIN parcel situated on the North side of Vine Street, in the Borough of Fleetwood, County of Berks, Commonwealth of Pennsylvania, bounded and described as follows:

ON the North by a ten feet wide alley;

ON the East by property now or late of Pius Schlegel;

ON the South by said Vine Street; and

ON the West by property now or late of Beulah Schlegel.

CONTAINING IN FRONT on said Vine Street forty-eight feet and in depth of equal width one hundred twenty-nine feet.

BEING THE SAME PROPERTY as conveyed from Barton D. Duncan to Teresa S. Bashore, her heirs and assigns, as described in Book 5067 Page 708, dated 01/26/2007, recorded 02/02/2007.

TAX ID #44543111763062

BEING KNOWN AS: 107 E. Vine Street, Fleetwood, PA 19522

PROPERTY ID NO. 44-5431-11-76-3062

TITLE TO SAID PREMISES IS VESTED IN Teresa S. Bashore by Deed from Barton D. Duncan dated 01/26/2007 recorded 02/02/2007 in Deed Book 05067 Page 0706 or at Instrument Number Instr. #2007007090.

To be sold as the property of: Teresa S. Bashore

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No. 17-12225

Judgment Amount: \$57,231.59

Attorney: Richard J. Weitzman, Esquire

ALL THAT CERTAIN lot or piece of ground, together with the 2-story brick building erected thereon, situate at the Southwest corner of South 17th Street and Cotton Street, in the City of Reading, County of Berks, and Commonwealth of Pennsylvania, being more fully bounded and described as follows, to wit:

BEGINNING at the Southwest corner of South 17th and Cotton Streets, thence extending from said point of beginning along the Western building line of the said South 17th Street 105.00 feet in a Southerly direction to a point, on the Northern side of a 10 feet wide alley; thence along said alley 51.20 feet in a westerly direction to a point, a corner of the said brick building; thence along the Westerly wall of the said brick building 105.00 in a Northerly direction to a point, on the Southern building line of Cotton Street, a corner of the said brick building; thence along the said Southern building line of Cotton Street 50.30 feet in an Easterly direction to the place of Beginning.

CONTAINING IN AREA 5328.75 square feet of land, more or less.

TOGETHER with the free and uninterrupted right of ingress and egress over the adjacent property to the West of the herein described premises for the purpose of access to the upper level of the herein described brick building by means of an exterior stairway located at the Southwest corner of the herein described premises, said stairway extending 4 feet Westerly into the adjacent property and 7 feet Northerly from the heretofore described 10 feet wide alley.

TAX PARCEL NO.. 16-5316-32-47-3656

BEING THE SAME PREMISES which Vito F. Spinosa and Cheryl Ann Spinosa, husband and wife, by Deed dated September 17, 2010, and recorded in the Office of the Recorder of Deeds of Berks County on September 17, 2010, in Instrument No. 2010035768, granted and conveyed unto Andres Acuna, in fee.

To be sold as the property of: Andres Acuna

No. 17-12498

Judgment Amount: \$109,301.45

Attorney: Phelan Hallinan Diamond & Jones, LLP

LEGAL DESCRIPTION

ALL THAT CERTAIN lot or piece of ground together with the dwelling house and other improvements erected thereon situate on the North side of Chestnut Avenue in the Borough of Robeson, County of Berks and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point on the North side of Chestnut Avenue, a corner of property now or late of Albert D. Wenrich, thence by the said property in a northerly direction one hundred eighty-five feet to a sixteen feet wide alley, thence in a westerly direction forty-five feet to a point,

thence along other property now or late of Harvey L. Bechtel in a southerly direction one hundred eighty-five feet to a point in the northern line of Chestnut Avenue, thence along said Chestnut Avenue eastwardly forty-five feet to the place of beginning.

CONTAINING IN FRONT ON SAID Chestnut Avenue forty-five feet and in depth of equal width one hundred eighty-five feet to said sixteen feet wide alley.

TITLE TO SAID PREMISES IS VESTED IN George Welker and Betsy Boone, by Deed from Edward A. Warner, III and Hope R. McDowell, n/k/a Hope R. Warner, dated 09/28/2001, recorded 10/10/2001, in Book 3409, Page 1825.

BEING KNOWN AS 119 Chestnut Avenue, Robeson, PA 19551-1203.

Residential property

TAX PARCEL NO: 74434712957923

TAX ACCOUNT: 74001900

SEE Deed Book 3409 Page 1825

To be sold as the property of George Welker, Betsy Boone.

No. 17-12604

Judgment Amount: \$176,682.66

Attorney: Phelan Hallinan Diamond & Jones, LLP

LEGAL DESCRIPTION

ALL THAT CERTAIN lot or piece of ground, together with the 1-1/2 story brick and frame dwelling house erected thereon, situate on the Northeastern corner of South Second Street and Walnut Street, in the Borough of Bally, County of Berks and State of Pennsylvania, bounded on the Northwest by the aforesaid Walnut Street (46 feet wide), on the Northeast by property now or late belonging to Leonard A. Gehringer and Jane L. Gehringer, husband and wife, on the Southeast by property now or late belonging to James H. Albits and Julia P. Albits, husband and wife, and on the Southwest by the aforesaid South Second Street (46 feet wide), and being more fully bounded and described as follows, to wit:

BEGINNING at an iron pin in the Northeastern topographical building line of South Second Street at the beginning of a curve connecting the Southeastern topographical building line of Walnut Street with the Northeastern topographical building line of aforesaid South Second Street, as laid out on the topographical survey of the Borough of Bally; thence in a Northeasterly direction along the aforesaid curve bearing to the right, having a radius of 20 feet, a central angle of 77 degrees 54 minutes and a distance along the arc of 27 feet 2-1/4 inches to a corner marked by an iron pin in the Southeastern topographical building line of the aforesaid Walnut Street; thence continuing in a Northeasterly direction along same, a distance of 137 feet 3-1/8 inches to a corner marked by an iron pin; thence leaving the aforesaid Walnut Street in a Southeasterly direction along property now or late belonging to Leonard A. Gehringer and Jane L. Gehringer,

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husband and wife, making an interior angle of 77 degrees 54 minutes with the aforesaid Walnut Street, a distance of 102 feet 1-7/8 inches to corner marked by an iron pin; thence in a Southwesterly direction along property now or late belonging to James H. Albitz and wife, marking an interior angle of 90 degrees with the last described line, a distance of 150 feet 0 inches to a corner marked by an iron pin; thence in the Northwesterly direction along same, making an interior angle of 90 degrees with the last described line, a distance of 53 feet 10-1/8 inches to the place of beginning.

CONTAINING 12,861.47 square feet.

TITLE TO SAID PREMISES IS VESTED IN Denni Ann Schmehl, by Deed from Denni Ann Schmehl and Cathy E. Moyer, dated 03/22/2016, recorded 03/29/2016, Instrument No. 2016009941.

BEING KNOWN AS 103 S 2nd St, Bally, PA 19503-9657.

Residential property

TAX PARCEL NO: 25630903149409

TAX ACCOUNT: 25000800

SEE Deed Instrument No. 2016009941

To be sold as the property of Denni Ann Schmehl.

No. 17-12671

Judgment Amount: \$180,891.85

Attorney: KML Law Group, P.C.

LEGAL DESCRIPTION

ALL THAT CERTAIN lot or piece of ground, together with the improvements thereon erected, lying on the Northwesterly corner of Duke Street and Mannerchor Road, both fifty feet wide streets, said lot being known as Lot No. 4 as shown on the addition to Laurel Hill plan of lots laid out for Stanley G. Kilyk and Catherine Kilyk, his wife, dated June 10, 1976, and recorded in Berks County Records in Plan Book No. 75, Page 23, situate mostly in the Borough of Laureldale and a small Northerly portion situate in the Township of Muhlenberg, County of Berks and Commonwealth of Pennsylvania, being more fully bounded and described as follows, to wit:

BEGINNING at an iron pipe in the Northern building line of Duke Street, being a corner between Lots Numbered 3 and 4 of said plan of lots; thence leaving said building line of Duke Street and extending along said Lot No. 3, North sixteen degrees nineteen minutes thirty seconds West a distance of one hundred sixty-two and forty-six one-hundredths feet to an iron pipe, a corner of Lot No. 5 of said plan of lots; thence extending along said Lot No. 5, South sixty-eight degrees forty-one minutes East a distance of one hundred sixty-two and twenty-nine one-hundredths feet to an iron pipe in the Western building line of Mannerchor Road; thence along the Western building line of Mannerchor Road, South twenty-one degrees nineteen minutes West a distance of eighty and no one-hundredths feet to an iron pipe on the Northwestern corner

of Mannerchor Road and Duke Street; thence extending along the Northern building of Duke Street, South seventy-three degrees forty minutes thirty seconds West a distance of seventy-nine and sixty-five one hundredths feet to the place of BEGINNING.

THEREON ERECTED A DWELLING HOUSE KNOWN AS: 2107 Duke Street, Reading, PA 19605

TAX PARCEL #57531918309091

ACCOUNT: 57027835

SEE Deed Book/Page Instrument #2016001000

Sold as the property of: Christina M. Delong and Donovan J. Lorah, Sr.

No. 17-12858

Judgment: 232,855.42

Attorney: Richard M. Squire & Associates, LLC

ALL THOSE CERTAIN two lots or pieces of ground, hereinafter described as shown by plan of Fleetwood Real Estate Company, recorded in the Office for the Recording of Deeds in and of Berks County, Pennsylvania in Plan Book 6, Page 40, etc. and being South Richmond Street, in the Borough of Fleetwood, County of Berks, and Commonwealth of Pennsylvania, bounded and more fully described as follows to wit:

BEGINNING at the northeastern intersection of the building lines of Pine and Richmond Streets as a starting point; thence North along said Richmond Streets as a distance of fifty-six feet one and three? fourths inches to a point; thence East along other property of said Walter M. Noll, a distance of one hundred eighty feet to a twenty feet wide alley; thence South along said twenty feet wide alley a distance of forty one feet one and one eighth inches to a point in the building line of Pine Street, thence West along said Pine Street a distance of one hundred eighty feet one and one eighth inches to the place of the beginning.

EXCEPTING THEREOUT AND THEREFROM all those certain tracts or parcel of land, being the southerly 20 feet of Lot No. 234, the whole of Lot No. 235, and the northerly five feet of Lot No. 236 as shown on a map or plan No. 1647-6-8, as laid out by William H. Dechant & Sons, entitled "Building Lots Belonging to Fleetwood Real Estate Company, "situate in the Borough of Fleetwood, County of Berks, and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at an iron pin in the easterly boundary line of a 50 feet wide street known as Richmond Street, said iron pin being distant 230 feet, measured in a southeasterly direction along said easterly boundary line of Richmond Street from the intersection of the said easterly boundary line of Richmond Street and the northerly boundary line a 50 foot wide street known as Cedar Street; thence in a northeasterly direction forming an interior angle of 90 degrees with the said easterly boundary line of Richmond Street

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and along lands of Arthur J. Heckman and Addie C. Heckman, his wife, a distance of 180.00 feet to an iron pin in the westerly boundary line of a 20 foot wide alley; thence along the said westerly boundary line of the 20 foot wide alley forming an interior angle of 90 degrees with the last described line in a southeasterly direction, a distance of 50.0 feet to an iron pin; thence along other lands of Walter H. Noll and Edna M. Noll, his wife, forming an interior angle of 90 degrees with the last described line in a southwesterly direction, a distance of 100.00 feet to an iron pin in the aforesaid easterly boundary line of Richmond Street, forming an interior angle of 90 degrees with the last described line in a northwesterly direction, a distance of 50.00 feet to the iron pin, the place of beginning.

BEING known and numbered at 323 S. Richmond Street, Fleetwood, PA 19522

BEING THE SAME PREMISES in which Rickey A. Odegaard by Deed dated October 23, 2000 and recorded in the Office of Recorder of Deeds in and for Berks County on November 21, 2000, Book 3266, Page 1715 conveyed unto Robin Calm and Bret Knarr.

TAX PARCEL 44-5431-20-72-9390

ACCOUNT NO. 44066600

SEE Deed Book 3266, Page 1715

To be sold as the property of Robin Calm and Bret Knarr

No. 17-12939

Judgment Amount: \$45,220.58

Attorney: KML Law Group, P.C.

LEGAL DESCRIPTION

ALL THAT CERTAIN lot or piece of ground which the frame bungalow thereon erected, situate in the Township of Spring, County of Berks and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point in the public road leading from Montello to Wernersville and a fifteen (15) feet wide alley, one hundred twenty-three and four tenths feet (123.4') from the western right-of-way lines of the Reading and Columbia Railroad; thence along said fifteen (15) feet wide alley two hundred seventy-five feet (257') to a fifteen (15) feet wide alley in the rear; thence along the same one hundred fifty-eight and four tenths feet (158.4') to a point in line of land now or late of Edwin Weitzel; thence along the same two hundred seventy feet (270') to a point in said public road; thence along said public road one hundred seventy-five feet (175') to the place of BEGINNING.

CONTAINING one (1) acre of ground, and having a frontage along said public road of one hundred fifty-eight and four tenths feet (158.4') and a depth of equal width of two hundred seventy-five feet (275') to a fifteen (15) feet wide alley.

THEREON ERECTED A DWELLING HOUSE KNOWN AS: 31 Montello Road, Reading, PA 19608

TAX PARCEL #80437619618726  
 ACCOUNT: 80402000  
 SEE Deed Book 2650, Page 0258  
 Sold as the property of: Kenneth L. Rothenberger

No. 17-12978

Judgment Amount: \$57,786.48

Attorney: Phelan Hallinan Diamond & Jones, LLP

LEGAL DESCRIPTION

ALL THAT CERTAIN three-story semi-detached dwelling house and the lot of ground upon which the same is erected, situate on the eastern side of Pennwyn Place, being No. 227 Pennwyn Place, formerly known as 227 East Wyomissing Avenue, in the Village of Pennwyn, Township of Cumru, County of Berks and State of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point 44 feet 3 inches northward from an iron pin in line with the property now or late of Pierce Artz of Pennwyn Place, formerly Wyomissing Avenue; thence extending eastward South 89 degrees 30 minutes East 180 feet to a 20 feet wide alley; thence along said alley North distance of 19 feet 2 inches; thence westward North 89 degrees 30 minutes West 123 feet 4 inches to an iron pin; thence westward North 87 degrees 15 minutes West 57 feet through the middle of the two story mansard frame dwelling house property now or late of Raymond D. Stoudt; thence South along Pennwyn Place, formerly Wyomissing Avenue, 20 feet 10 inches to the place of Beginning.

TITLE TO SAID PREMISES IS VESTED IN Scott Williams, by Deed from Jamie Shaffer, Executor under the Will of Shirley Ehrnfeltd, dated 08/27/2009, recorded 10/05/2009, Instrument No. 2009046928.

BEING KNOWN AS 227 Pennwyn Place, Reading, PA 19607-3244.

Residential property

TAX PARCEL NO: 39439514445623

TAX ACCOUNT: 39245115

SEE Instrument No. 2009046928

To be sold as the property of Scott Williams.

No. 17-12987

Judgment: \$34,050.29

Attorney: Martha E. Von Rosenstiel, P.C.

LEGAL DESCRIPTION

ALL THAT CERTAIN two-story brick dwelling house and the lot or piece of ground upon which the same is erected, situate on the East side of Moss Street between Robeson and Marion Streets, in the City of Reading, Berks County, Commonwealth of Pennsylvania, and Numbered 1121 Moss Street, bounded;

ON the North by property now or late of Annie Rudolff;

ON the East by an alley;

ON the South by property now or late of

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Charles F. Suender; and

ON the West by Moss Street.

CONTAINING in front on Moss Street in width 14 feet more or less and in depth East and West 100 feet more or less.

BEING THE SAME PREMISES WHICH Sarah P. Bond granted and conveyed unto Domingos Martins deCarvalho and Lucia Maria F. deCarvalho, his wife, by Deed dated September 28, 1989, and recorded in Record Book 2096, Page 501, Berks County Records.

TAX PARCEL:13-5317-37-06-3466

To be sold as the property of Harry S. Leshar

No. 17-13019

Judgment Amount: \$62,872.06

Attorney: Phelan Hallinan Diamond & Jones, LLP

LEGAL DESCRIPTION

ALL THAT CERTAIN two-story brick house with mansard roof, No. 1809, and lot or piece of ground, situate on the North side of Perkiomen Avenue, between Eighteenth and Nineteenth Streets, in the City of Reading, Berks County, Pennsylvania, bounded and described as follows, to wit:

ON the North by a ten feet wide alley;

ON the East by property now or late of Emily A. Dreas and Charles E. Dreas;

ON the South by said Perkiomen Avenue; and ON the West by property now or late of Lottie Irene Helfrich.

CONTAINING in front on said Perkiomen Avenue fifteen (15) feet) and in depth one hundred and four feet two inches (104' 2") to a ten feet wide alley.

TITLE TO SAID PREMISES IS VESTED IN Steven Nieves, by Deed from Hector H. DeLeon, dated 08/04/2006, recorded 04/10/2007, in Book 5108, Page 2313.

BEING KNOWN AS 1809 Perkiomen Avenue, Reading, PA 19606-1722.

Residential property

TAX PARCEL NO: 5316-33-58-1004

TAX ACCOUNT: 16593125

SEE Deed Book 5108 Page 2313

To be sold as the property of Steven Nieves.

No. 17-13207

Judgment Amount: \$12,303.25

Attorney: KML Law Group, P.C.

LEGAL DESCRIPTION

ALL THAT CERTAIN two-story brick dwelling house and lot of ground on which the same is erected, situate on the East side of North Tenth Street, between Amity and Union Streets, and numbered Fifteen Hundred and Forty-Nine, in the City of Reading, County of Berks and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

ON the North by property now or late of David R. Shearer;

ON the East by a twenty (20) feet wide alley,

known as Hickory Alley;

ON the South by property now or late of Charles Zacharias; and

ON the West by said North Tenth Street.

CONTAINING in front on said North Tenth Street, North and South, fifteen (15) feet and in depth of equal width, extending to said Hickory Alley, one hundred (100) feet.

THEREON ERECTED A DWELLING HOUSE KNOWN AS: 1549 North 10th Street, Reading, PA 19604

TAX PARCEL #17531729086743

ACCOUNT: 17153000

SEE Deed Book 2242, Page 1093

Sold as the property of: Michael S. Werich

No. 17-13324

Judgment: \$114,940.31

Attorney: Martha E. Von Rosenstiel, Esquire

LEGAL DESCRIPTION

LAND SITUATED in the Township of Exeter in the County of Berks in the State of PA

PURPART NO. 1: All that certain tract, lot or piece of ground, together with the buildings and improvements thereon erected, known as No. 151 East Baumstown Road, situated in the Township of Exeter, County of Berks and State of Pennsylvania, along the Philadelphia and Reading highway, in the village of Baumstown, County of Berks and Commonwealth of Pennsylvania, more fully described as follows, to wit:

BEGINNING at a point on the North side of the state highway known as Route No. 422, leading from Reading to Philadelphia, said point being the southwest corner of property now or late owned by Paul W. Phillips and Marie G. Phillips, his wife; thence along the North side of the state highway known as Route No. 422, North 61 degrees 54 minutes West 45 feet to a corner of other land now or late of David Weaver and Cora Weaver, his wife, thence along property now or late of David Weaver and Cora Weaver, his wife, North 21 degrees East 406 feet 9-1/2 inches to a corner in line of lands now or late of David Weaver and Cora Weaver, his wife, and land owned by Louise Bertolette; thence along land now or late of Louise Bertolette, South 76 degrees 50 minutes East 45 feet 1-1/8 inches to the northwest corner of property now or late owned by Paul W. Phillips and Marie G. Phillips, his wife; thence along said property South 21 degrees West 418 feet 6 inches to the place of beginning.

PURPART NO. 2: All that certain lot or piece of ground situate in the Township of Exeter, County of Berks and State of Pennsylvania, said lot being more particularly bounded and described as follows, to wit:

BEGINNING at a point on the North side of the state highway leading from Reading to Philadelphia, a corner of property now or late of David Weaver and Cora Weaver, his wife; thence along the same North 21 degrees East 425-2/3 feet, more or less, to a point, in line of property

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now or late of Louise Bertolette; thence along said property now or late of Louise Bertolette South 76 degrees 50 minutes East 117 feet, more or less, to a corner of property now or late of John Andes; thence along property now or late of said John Andes South 21 degrees 16 minutes West 273 feet 4-1/2 inches to a corner of property now or late of Horace Lott; thence along property now or late of said Horace Lott North 74 degrees 26 minutes West 60 feet to a point; thence along the same South 21 degrees West 171 feet 1-1/2 inches to a point on the North side of said highway; thence along said highway North 63 degrees 40 minutes West 55 feet to the place of beginning.

EXCEPTING AND RESERVING thereout and therefrom a tract of ground conveyed from Paul Phillips and Marie Phillips, his wife, to Horace S. Lott and Edna I. Lott, his wife, on June 30, 1930, in Deed Book Volume 721, Page 103 Berks County Records.

COMMONLY KNOWN AS: 151 E Baumstown Road, Birdsboro, PA 19058

BEING THE SAME PREMISES which Joseph A. Martel and Sarah E. Martel, f/k/a Sarah Elizabeth Bacon, as joint tenants with rights of survivorship and not as tenants in common by Deed dated 3/22/2012, recorded 6/27/2012 as Instrument Number 2012026477 conveyed unto Joseph A. Martel and Sarah E. Martel, h/w, as joint tenants with the right of survivorship and not as tenants in common.

TAX PARCEL: 43-5345-18-30-0930

To be sold as the property of Joseph A. Martel and Sarah E. Martel

No. 17-13411

Judgment: \$153,719.77

Attorney: Samantha Gable, Esquire

ALL THAT CERTAIN part of parcel or lot of ground with the two and a half story frame dwelling house thereon erected, situated on the South side of Penn Avenue, being No. 378 West Penn Avenue, in the Borough of Robeson, County of Berks and Commonwealth of Pennsylvania, more particularly bound and described as follows, to wit:

BOUNDED on the East by property now or late of the Leiss Estate; on the South by Oak Alley; on the West by land of William Yoder; and on the North by Penn Avenue. It being Lot No. 11 of a plan of building lots laid out by S.R. Deppen as an annex to the town of Robeson, containing in front along said Penn Avenue thirty-five (35) feet in depth or length of equal width, one hundred fifty (150) feet.

BEING THE SAME PREMISES which was conveyed to Keenan P. Engle and Mollie A. Engle, husband and wife, by Deed of D&R Assets Management, a Pennsylvania Partnership, dated 12.01.2014 and recorded 12.03.2014 as Instrument 2014039885 in the Berks County Recorder of Deeds Office.

TAX PARCEL NO 74434712757854

(PIN: 434712757854)

BEING KNOWN AS 378 West Penn Avenue, Robeson, PA 19551 Residential Property

To be sold as the property of Keenan P. Engle and Mollie A. Engle

No. 17-13454

Judgment Amount: \$117,632.24

Attorney: KML Law Group, P.C.

LEGAL DESCRIPTION

ALL THAT CERTAIN two-and-one-half story stucco and brick dwelling house and the lots or pieces of ground on which the same is erected, situate on the North side of Garfield Avenue, between Wyoming and Evans Avenues, and being known as House No. 1527 Garfield Avenue, in the Borough of Wyomissing, County of Berks and State of Pennsylvania comprising Lot No. 141 and the western five feet (5') of Lot No. 142 in Block 17 as shown on a map or plan of the Borough of Wyomissing, which plan is on record in the Recorder's Office of Berks County, in Plan Book No. 1 Page 1, and being more particularly bounded and described as follows, to wit:

ON the South by said Garfield Avenue;

ON the East by the remaining portion of Lot No. 142 on said map or plan;

ON the North by a twelve feet (12') wide alley, and

ON the West by Lot No. 140 on said map or plan.

CONTAINING in front on said Garfield Avenue thirty feet (30') and extending in depth or length of equal width one hundred and fifteen feet (115').

THEREON ERECTED A DWELLING HOUSE KNOWN AS: 1527 Garfield Avenue, Wyomissing, PA 19610

TAX PARCEL #96439611670165

ACCOUNT: 96049700

SEE Deed Book 1306, Page 0042

Sold as the property of: David S. Sobotka as Administrator of the Estate of Helen N. Grookett, deceased

No. 17-13671

Judgment Amount: \$138,354.64

Attorney: KML Law Group, P.C.

LEGAL DESCRIPTION

ALL THAT CERTAIN lot or piece of ground, together with the improvements erected thereon, located on the Southern side of Quince Drive (60.00 feet wide) and being Lot No. 208, as shown on plan of lots known as "Lorane Orchards", recorded in Plan Book Volume 33, Page 58, Berks County Records, situate in the Township of Exeter, County of Berks and Commonwealth of Pennsylvania, being more fully bounded and described as follows, to wit:

BEGINNING at a point on the Southern building line of Quince Drive, a corner in common of the herein described lot with Lot No. 209; thence extending in a Southwesterly direction along Lot No. 209, on a line forming



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an interior angle of 90 degrees with the Southern building line of Quince Drive, a distance of 107.01 feet to a point in line of Lot No. 198; thence extending in a Northwesterly direction partially along Lot No. 198 and Lot No. 199, on a line forming an interior angle of 89 degrees 56 minutes 08 seconds with the last described line, a distance of 71.00 feet to a point, a corner of Lot No. 207; thence extending in a Northeasterly direction along Lot No. 207, on a line, forming an interior angle of 90 degrees 03 minutes 52 seconds with the last described line, a distance of 106.93 feet to a point, on the Southern building line of Quince Drive; thence extending in a Southeasterly direction along the Southern building line of Quince Drive, on a line forming an interior angle of 90 degrees with the last described line, a distance of 71.00 feet to the place of BEGINNING.

CONTAINING in area 7,594.782 square feet of land.

THEREON ERECTED A DWELLING HOUSE KNOWN AS: 4972 Quince Drive, Reading, Exeter Twp., PA 19606

TAX PARCEL #43532512769217

ACCOUNT: 43417620

SEE Deed Book/Page #2009008766

Sold as the property of: Trevor M. Gilmore solely in its capacity as heir of Diane M. Gilmore, deceased

side of Crestwood Court; thence extending along same South 50 degrees 30 minutes 54 seconds West 102.65 feet to the first mentioned point and place of beginning. Containing 12,000 square feet of land. Being Lot No. 2 as shown on the abovementioned plan.

TITLE TO SAID PREMISES IS VESTED IN Joan M. Tiller, by Deed from Greth Construction, Inc., a Pennsylvania Corporation, dated 02/26/1999, recorded 03/04/1999, in Book 3046, Page 2297.

JOAN M. TILLER died on 07/18/2016, leaving a Last Will and Testament dated 12/14/2015. Letters Testamentary were granted to Mark C. Tiller on 08/03/2016 in Berks County, No. 0616-1154. The Decedent's surviving devisees are Mark C. Tiller and Jessica Tiller.

BEING KNOWN AS 103 Crestwood Court, Douglassville, PA 19518-1253.

Residential property

TAX PARCEL NO: 24-5364-06-48-9922

TAX ACCOUNT: 24001034

SEE Deed Book 3046 Page 2297

To be sold as the property of Gary Tiller a/k/a Gary M. Tiller, Mark C. Tiller, in his capacity as Executor and Devisee of The Estate of Joan M. Tiller, Jessica Tiller, in her capacity as Devisee of The Estate of Joan M. Tiller.

No. 17-13943

Judgment: \$92,499.51

Attorney: McCabe, Weisberg & Conway, P.C.

TAX I.D. #61541008978818

ALL THAT CERTAIN northeastern portion of a double frame dwelling house and the lot or piece of ground whereupon the same is erected, situate on the southeastern side of the public road leading from Fleetwood to Reading, just southwest of its intersection with the public road leading to Blandon Railroad Station, now known as 9 West Wesner Road, in the Village of Blandon, Township of Maidencreek, County of Berks and State of Pennsylvania, bounded on the northwest by said public road leading from Fleetwood to Reading, on the northeast by property now or late of Henry Bossler, on the southeast by a road or alley, and on the southwest by other property of the said estate of Alfred D. Wesner, deceased, and described more fully as follows, to wit:

BEGINNING AT A POINT in the middle of said public road leading from Fleetwood to Reading, said point being a corner of other property of the said estate of Alfred D. Wesner, deceased; thence southeastwardly along the same at right angles to said public road, passing through the middle of the partition wall between the said house on the herein described premises and the house adjoining on the southwest, a distance of 98 feet 3 inches to a corner in the northwestern side of a road or alley; thence northeastwardly along same, making an interior angle of 70 degrees 22 minutes with last described line, a distance of 38 feet 3 inches to a corner of property now or late of Henry Bossler; thence northwestwardly along

No. 17-13722

Judgment Amount: \$234,722.63

Attorney: Phelan Hallinan Diamond & Jones, LLP

LEGAL DESCRIPTION

LAND referred to in this commitment is described as all that certain property situated in Township of Amity in the County of Berks, and State of PA and being described in a Deed dated 02/26/1999 and recorded 03/04/1999 in Book 3046 Page 2297 among the land records of the county and state set forth above, and referenced as follows:

ALL THAT CERTAIN lot of ground situate in Amity Township, Berks County, Pennsylvania, bounded and described according to a final plan of Amity Gardens, Section IV, drawn by John T. Aston, III, Professional Land Surveyor, dated December 19, 1994 and last revised May 3, 1995, said plan recorded in Berks County in Plan Book 209, Page 17, as follows, to wit: Beginning at a point on the northwesterly side of Crestwood Court (50 feet wide), said point being a corner of Lot No. 3 on said plan; thence extending from said point of beginning along Lot No. 3 North 39 degrees 29 minutes 06 seconds West 116.90 feet to a point, a corner of lands now or late of MRCO, a Co-Partnership; thence extending along said lands North 50 degrees 30 minutes 54 seconds East 102.65 feet to a point, a corner of Lot No. 1 on said plan; thence extending along same South 39 degrees 29 minutes 06 seconds East 116.90 feet to a point on the northwesterly

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the same making an interior angle of 106 degrees 16 minutes with said road or alley, a distance of 85 feet 8 inches to a corner in the middle of the aforesaid public road leading from Fleetwood to Reading; thence southwestwardly along same, making an interior angle of 93 degrees 22 minutes with the last described line, a distance of 31 feet 1-1/4 inches to the place of beginning.

CONTAINING IN WIDTH along said public road 31 feet 1-1/4 inches and along said alley or road 38 feet 3 inches, and in depth along other property of said estate of Alfred D. Wesner, deceased, 98 feet 5 inches, and along property now or late of Henry Bossler 85 feet 8 inches, and an area of 3,103-1/4 square feet.

BEING KNOWN AS: 9 West Wesner Road, Brandon, Pennsylvania 19510.

TITLE TO SAID PREMISES is vested in Brian D. Cooper by Deed from Kimberly A. Wentzel dated December 10, 2015 and recorded December 30, 2015 in Instrument Number 2015045747.

To be sold as the property of Brian D. Cooper

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No. 17-13945

Judgment: \$210,663.30

Attorney: Andrew J. Marley, Esquire

ALL THAT CERTAIN lot or piece of ground together with the split level brick veneer dwelling house thereon erected, known as No. 3113 Linda Lane, situate on the Northwestern side of Linda Lane (53 feet wide), in the Township of Spring, County of Berks and State of Pennsylvania, being Lot No. 100 on plan of Wilshire Hills, Section 4, recorded in Plan Book Volume 24, Page 14, Berks County Records, bounded on the Northeast by Lot No. 99, on the Southeast by the aforesaid Linda Lane, on the Southwest by Lot No. 101, and on the Northwest by Lots Nos. 106 and 105, and being more fully bounded and described as follows, to wit:

BEGINNING at a corner in the Northwestern building line of the aforesaid Linda Lane, said corner also being in the center of a ten feet (10') wide reservation for public utilities, said corner being three hundred thirty feet (330') from the P.C. of a twenty (20) foot radius joining in the Northwestern building line of Linda Lane with the Southwestern building line of Sunset Drive measured in a Southwesterly direction; thence leaving the aforesaid Northwestern building line of Linda Lane and along the center line of a ten feet (10') wide reservation for public utilities in a Northwesterly direction, fanning an angle of ninety degrees (90°) with the last described line, a distance of one hundred forty-three and forty-one hundredths feet (143.40') to a corner in the center line of another ten feet (10') wide reservation for public utilities, thence in a Northeasterly direction along the same and Lot No. 106, forming an angle of seventy-three degrees forty-six minutes nine seconds (73° 46' 09") with the last described line, a distance of sixty-five and eighty-two one-hundredths feet

(65.82') to a corner, thence still in a Northeasterly direction along Lot No. 105, forming an interior angle of one hundred ninety-six degrees thirteen minutes fifty-one seconds (196° 13' 51") with the last described line, a distance of sixteen and eighty one-hundredths feet (16.80') to a corner, thence in a Southeasterly direction along Lot No. 99, forming an angle of ninety degrees (90°) with the last described line, a distance of one hundred twenty-five feet (125') to a corner in the aforesaid Northwestern building line of Linda Lane, thence in a Southwesterly direction, forming an interior angle of ninety degrees (90°) with the last described line, a distance of eighty feet (80') to the place of beginning.

CONTAINING ten thousand five hundred eighty-one and forty-four one-hundredths (10,581.44) square feet.

FEE SIMPLE TITLE VESTED in Edgar Weitzel and Jennifer Weitzel, husband and wife, by Deed from, E. Willard Filer, dated 6/27/2005, recorded 9/16/2005, in the Berks County Recorder of Deeds in Deed Book 4667, Page 1362 Instrument No. 2005055199.

PARCEL NO. 4386 06 38 7353

BEING KNOWN AS 3113 Linda Lane, Sinking Spring, PA 19608

To be sold as the property of Edgar Weitzel and Jennifer Weitzel

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No. 17-14110

Judgment Amount: \$52,553.98

Attorney: Phelan Hallinan Diamond & Jones, LLP

**LEGAL DESCRIPTION**

ALL THAT CERTAIN lot or piece of ground on which the same are erected consisting of a portion of Lot No. 17 and a portion of Lot No. 18 as shown on plan of Boyer Heights laid out in 1906 and filed in the Recorder's Office at Reading in Plan Book No. 3, Page 11, situate on the southeastern side of Lancaster Avenue between Grace and Carroll Streets as laid out on the topographical survey of the first section of the Eighteenth Ward, Cumru annexation of Reading, in said City of Reading, County of Berks and Commonwealth of Pennsylvania, bounded on the northwest by said Lancaster Avenue, on the northeast by the remaining portion of Lot No. 17, property now or late of John W. Wolfskill and wife, on the southeast by a twenty (20 feet) feet wide alley and on the southwest by the residue portion of Lot No. 18, property now or late of J. E. Fehl.

CONTAINING IN WIDTH along Lancaster Avenue twenty-two feet six inches and along the twenty feet wide alley twenty-two feet six and five-eighths inches, and in depth along residue of Lot No. 17 now or late the property of John W. Wolfskill and wife, one hundred ninety feet nine and one-fourth inches, and along the residue of Lot No. 18, now or late the property of J. E. Fehl, one hundred and eighty-nine feet, one and one half inches.

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UNDER AND SUBJECT TO all exceptions, reservations, restrictions, conditions, easements, rights and rights-of-way as contained in prior Deeds and instruments of record.

TITLE TO SAID PREMISES is vested in Timothy Palatucci and Kelsey Palatucci, by Deed from Fannie Mae, a/k/a Federal National Mortgage Association organized and existing under the laws of the United States of America, dated 09/05/2012, recorded 09/26/2012, Instrument No. 2012040260.

BEING KNOWN AS 432 Lancaster Avenue, Reading, PA 19611-1632.

Residential property

TAX PARCEL NO: 18-5306-57-64-0623

TAX ACCOUNT: 18441525

SEE Deed Instrument No. 2012040260

To be sold as the property of Timothy Palatucci, Kelsey Palatucci.

No. 17-14357

Judgment Amount: \$55,264.44

Attorney: Phelan Hallinan Diamond & Jones,

LLP

#### LEGAL DESCRIPTION

ALL THAT CERTAIN piece, parcel or tract of land, together with the buildings erected thereon, situate on the western side of the macadam state highway, leading from Gibraltar to White Bear or Green Hills Lake, in the Township of Robeson, County of Berks and State of Pennsylvania, bounded on the North and West by residue property belonging to Henry Davidow and Eleanor Davidow, his wife, on the East by the aforesaid macadam state highway and property belonging to Samuel J. Mountz and Frances M. Mountz, his wife, and on the South by property belonging to Ammon A. Schweitzer and Edna K. Schweitzer, his wife, and being more fully bounded and described as follows, to wit:

BEGINNING at a corner marked by an iron pin in the center line of the macadam state highway leading from Gibraltar to White Bear or Green Hills Lake, said corner being the southeastern corner of the herein described property, being a corner of property belonging to Samuel J. Mountz and Frances M. Mountz, his wife, and being in line of property belonging to Ammon A. Schweitzer and Edna K. Schweitzer, his wife, thence leaving the aforesaid macadam state highway, along the aforesaid property belonging to Ammon A. Schweitzer and Edna K. Schweitzer, his wife, crossing Allegheny Creek and along residue property belonging to Henry Davidow and Eleanor Davidow, his wife, South fifty-nine degrees West (S. 59 degrees W.) a distance of two hundred thirty-four ten and one-half inches (234 feet 10-1/2 inches) to a corner marked by an iron pin, thence continuing along residue property belonging to Henry Davidow and Eleanor Davidow, his wife, the two (2) following courses and distances, vie (1) North fifteen degrees four and one-half minutes West (N. 15 degrees 04-1/2 minutes W.) a distance of

four hundred twenty feet two inches (420 feet 2 inches) to a corner marked by an iron pin and (2) recrossing the aforesaid Allegheny Creek, North sixty-seven degrees fifty-nine and one-half minutes East (N. 67 degrees 59-1/2 minutes E.) a distance of one hundred sixty-two feet three and one-half inches (162 feet 3-1/2 inches) to a corner marked by an iron pin in the center line of the aforesaid macadam state highway and in line of property belonging to Samuel J. Mountz and Frances M. Mountz, his wife thence in and along the aforesaid macadam state highway and along the aforesaid property belonging to Samuel J. Mountz and Frances M. Mountz, his wife, the two (2) following courses and distances, vie (1) South nine degrees five and one-half minutes East (S. 9 degrees 5-1/2 minutes E.) a distance of one hundred sixty-nine feet nine inches (169 feet 9 inches) to a corner marked by an iron pin and (2) South thirty-six degrees fifty and one-half minutes East (S. 36 degrees 50-1/2 minutes E.) a distance of two hundred twenty-two feet four inches (222 feet 4 inches) to the place of Beginning.

CONTAINING one (1) acres, ninety-five and three hundred ninety-five one-thousandth perches (95.395) perches.

TITLE TO SAID PREMISES IS VESTED IN Abraham. E. Ehrgood and Sherry A. Ehrgood, as tenants by the entireties, by Deed from Evelyn Ehrgood, surviving spouse of William Ehrgood, who died September 29, 1982, dated 12/05/1996, recorded 12/06/1996, in Book 2788, Page 2266.

BEING KNOWN AS 1315 Green Hills Road, a/k/a 1315 Greenhills Road, Birdsboro, PA 19508-8201.

Residential property

TAX PARCEL NO: 73532401184635

TAX ACCOUNT: 73027740

SEE Deed Book 2788 Page 2266

To be sold as the property of Abraham E. Ehrgood, Sherry A. Ehrgood.

No. 17-3168

Judgment Amount: \$168,973.55

Attorney: Phelan Hallinan Diamond & Jones,

LLP

#### LEGAL DESCRIPTION

ALL THAT CERTAIN lot or piece of ground with a frame house erected thereon situate in Earl Township, Berks County, and State of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a corner in the center line of the public road leading from State Highway Traffic Route No. 73 to Earlville, thence along the same South 28 degrees 45 minutes West 100 feet to a corner in the center line of a twenty feet wide driveway dedicated by the parties of the first part for the use of the adjoining property owners, thence along the center line of said driveway, North 43 degrees West 119 feet and 10 inches to a corner in a line of lands of Charles Seidel, thence along the same North 32 degrees 30

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minutes East 100 feet to a corner, thence South 42 degrees East 112 feet and 2 inches to the place of BEGINNING.

CONTAINING 38.5 perches.

AND

ALL THAT CERTAIN lot of piece of ground or piece of ground situate in Earl Township, Berks County, Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a corner in the center line of a public highway leading from State Highway Traffic Route No. 73 to Earlville, and a corner of other land now or late of Leroy W. Wentzel and Beatrice Wentzel, his wife; thence along said highway South 28 degrees 45 minutes West 100 feet to a corner of land now or late of Virgie M. Gasser; thence along the same North 43 degrees 30 minutes West 128 feet to a corner in a line of land now or late of Charles Seidel; thence along the same North 32 degrees 30 minutes East 100 feet to a corner of aforesaid other land now or late of Leroy W. Wentzel and Beatrice Wentzel, his wife; thence along the same South 43 degrees East 119 feet 10 inches to the place of BEGINNING.

TITLE TO SAID PREMISES IS VESTED IN Beatrice Becker, by Deed from Paul W. Becker and Beatrice Becker, his wife, dated 06/14/1979, recorded 08/17/1979, in Book 1766, Page 588.

TITLE TO SAID PREMISES IS VESTED IN Beatrice Becker, by Deed from Paul W. Becker and Beatrice Becker, his wife, dated 06/01/1979, recorded 08/17/1979, in Book 1766, Page 581. MORTGAGOR Beatrice Becker a/k/a Beatrice M. Becker died on 04/18/2016, and upon information and belief, her surviving heirs are Linda Mae Wentzel, Barry Wentzel, and Randy Wentzel.

BY EXECUTED WAIVERS, Linda Mae Wentzel, Barry Wentzel, and Randy Wentzel waived their rights to be named as defendants in the foreclosure action.

BEING KNOWN AS 260 Manatawny Road, Boyertown, PA 19512-8062.

Residential property

TAX PARCEL NO: 42536803345671

TAX ACCOUNT: 42004700

SEE Deed Book 1766, Page 588 and Book 1766, Page 581

To be sold as the property of unknown heirs, successors, assigns, and all persons, firms, or associations claiming right, title or interest from or under Beatrice Becker a/k/a Beatrice M. Becker, deceased.

No. 17-4681

Judgment Amount: \$21,403.93

Attorney: KML Law Group, P.C.

LEGAL DESCRIPTION

ALL THAT CERTAIN lot or piece of ground together with the two and one-half story brick dwelling house erected thereon, situate on the Eastern side of Raymond Street, South of Bernhart Avenue, being No. 127 Raymond Street,

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in Hyde Park, Township of Muhlenberg, County of Berks and State of Pennsylvania, bounded and described as follows:

BEGINNING at a point in the Eastern side of Raymond Street, said point being 47 feet South of the Southeast corner of Raymond Street and Bernhart Avenue; thence Southwardly along Raymond Street 21 feet to a point in line of property of No. 125 Raymond Street; thence Eastwardly along said No. 125 Raymond Street 120 feet to a point in the Western side of a 10 feet wide alley; thence Northwardly along the Western side of said 10 feet wide alley 21 feet to a point in line of property No. 129 Raymond Street; thence Westwardly along said property No. 129 Raymond Street 120 feet to a point, the place of BEGINNING; the said lot being 13 feet of the Southern portion of Lot No. 177 and 8 feet of the Northern portion of Lot No. 176 in a plan of building lots in Hyde Park, laid out by Henry Bernhart and recorded in the Office of the Recorder of Deeds of Berks County, at Reading, Pennsylvania, in Plan Book Volume 2, Page 36.

THEREON ERECTED A DWELLING HOUSE KNOWN AS: 127 Raymond Street, Reading, PA 19605

TAX PARCEL #66530816930991

ACCOUNT: 66387200

SEE Deed Book 2933, Page 2214

Sold as the property of: Andrew Fegley, solely in her capacity as heir of Jeffrey L. Fegley, deceased, Barbara Fegley solely in her capacity as heir of Jeffrey L. Fegley, deceased, Laura Fegley solely in her capacity as heir of Jeffrey L. Fegley, deceased and the unknown heirs of Jeffrey L. Fegley deceased

Taken in Execution and to be sold by

**ERIC J. WEAKNECHT, SHERIFF**

N.B. To all parties in interest and claimants: A schedule of distribution will be filed by the Sheriff, December 8, 2017 and distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days thereafter. No further notice of the filing of the schedule of distribution will be given. All claims to funds realized from the real estate sold by the Sheriff shall be filed by the respective Claimants with the Sheriff within five (5) days after the time of said Sheriff's Sale.

**ARTICLES OF INCORPORATION**

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

**Gonzalez Distribution Inc.** hereby gives notice that articles of incorporation were filed with the Department of State of the Commonwealth

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of Pennsylvania, under the provision of the Pennsylvania Business Corporation Law of 1988, approved December 21, 1988, P.L. 1444, No. 177, effective October 1, 1989, as amended.

**Good Impressions**  
**c/o Blumberg Excelsior**  
236 Broadway  
Menands, NY 12204

BERKS COUNTY  
CIVIL ACTION-LAW  
No. 17-16673  
NOTICE OF ACTION IN  
MORTGAGE FORECLOSURE  
THE SECRETARY OF VETERAN AFFAIRS  
FKA ADMINISTRATOR OF VETERAN  
AFFAIRS, AN OFFICER OF THE UNITED  
STATES OF AMERICA, Plaintiff

vs.

UNKNOWN HEIRS, SUCCESSORS,  
ASSIGNS, AND ALL PERSONS, FIRMS, OR  
ASSOCIATIONS CLAIMING RIGHT, TITLE  
OR INTEREST FROM OR UNDER DANIEL  
E. REIGEL, DECEASED, Defendant

To: UNKNOWN HEIRS, SUCCESSORS,  
ASSIGNS, AND ALL PERSONS, FIRMS, OR  
ASSOCIATIONS CLAIMING RIGHT, TITLE  
OR INTEREST FROM OR UNDER DANIEL  
E. REIGEL, DECEASED

You are hereby notified that on August 24, 2017, Plaintiff, THE SECRETARY OF VETERAN AFFAIRS F/K/A ADMINISTRATOR OF VETERAN AFFAIRS, AN OFFICER OF THE UNITED STATES OF AMERICA, filed a Mortgage Foreclosure Complaint endorsed with a Notice to Defend, against you in the Court of Common Pleas of BERKS County Pennsylvania, docketed to No. 17-16673. Wherein Plaintiff seeks to foreclose on the mortgage secured on your property located at 20 LENAPE LANE, DOUGLASSVILLE, PA 19518-1576 whereupon your property would be sold by the Sheriff of BERKS 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:**  
**Berks County Bar Association**  
544 Court Street  
P.O. Box 1058  
Reading, PA 19603

**AUDIT LIST**

**First Publication**

ORPHANS' COURT DIVISION  
COURT OF COMMON PLEAS  
OF BERKS COUNTY, PA

Notice of Audit of Fiduciaries Accounts

To Claimants, Beneficiaries, Heirs and Kin, and to all other parties in interest.

NOTICE is hereby given that the fiduciaries of the following estates have filed respectively, their accounts and statements of the proposed distribution in the Office of the Register of Wills or Clerk of the Orphans' Court as the case may be, in and for the County of Berks, Commonwealth of Pennsylvania and that these accounts will be presented to the Orphans' Court of said County at the Court House in Reading, Pennsylvania, on Wednesday, November 1, 2017 at 9:00 A.M. for audit, confirmation and distribution. At that time and place parties interested and claimants against the respective estates will be heard.

- 65. BEARSTLER, GLEEN D. - Gail E. Byberg, Extx., Jill M. Scheidt, Esq.
- 66. FENNELL, HELENE M. - Susan H. Rutter, Co-Extx., Brian R. Ott, Esq.
- 67. HIMMELBERGER, WALTER H. - Diane M. Davis, Extx., Russell E. Farbiarz, Esq.
- 68. KEIM, SUSAN D. - Jesse A. Keim, Admr., C.T.A., Sean J. O'Brien, Esq.
- 69. KELL, JOHN B. - John K. Kell, Exr., Jonathan B. Batdorf, Esq.
- 70. PHILLIPS, MONROE K. - Suzanne L. Baylor and Lorie L. Phillips-Galvin, Execs., Richard L. Geschwindt, Esq.
- 71. SPANG, MARY ANN - Bryan J. Spang, Exr., Christopher A. Spang, Esq.

Last day for filing Accounts for December 2017 is November 6, 2017.

Larry Medaglia  
Register of Wills and  
Clerk of the Orphans' Court  
Berks County, Pennsylvania

**CIVIL ACTION**

IN THE COURT OF  
COMMON PLEAS OF

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Telephone (610) 375-4591  
Alternate Telephone (800) 326-9177

IN THE COURT OF  
COMMON PLEAS  
BERKS COUNTY  
CIVIL ACTION-LAW  
NO. 17-17292

NOTICE OF ACTION IN  
MORTGAGE FORECLOSURE  
COMMUNITY FIRST FUND, Plaintiff  
v.

THE UNKNOWN HEIRS, SUCCESSORS,  
ASSIGNS, AND ALL PERSONS, FIRMS OR  
ASSOCIATIONS CLAIMING RIGHT, TITLE,  
OR INTEREST FROM OR UNDER ELSA M.  
LOPEZ-DE ROSA, DECEASED, Defendants

To: The Unknown Heirs, Successors, Assigns,  
and All Persons, Firms or Associations claiming  
right, title, or interest from or under Elsa M.  
Lopez-De Rosa, Deceased, Mortgagor and Real  
Owner of 433 South 11th Street, Reading, PA  
19602, whose last known address was 601 South  
19th Street, Reading, Pennsylvania 19606. 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,  
Community First Fund, has filed an Action in  
Foreclosure Complaint endorsed with a notice  
to defend against you in the Court of Common  
Pleas of Berks County, PA, docketed to No. 17-  
17292, where in Plaintiff seeks to foreclose on  
the mortgage secured on your property located  
at 433 South 11th Street, Reading, PA 19602,  
whereupon your property will be sold by the  
Sheriff of Berks County.

Notice: You have been sued in Court. If you  
wish to defend against the claim set forth in the  
following pages, you must take action within (20)  
days after the Complaint and notice are served,  
by entering a written appearance personally or  
by an 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. 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 TO FIND OUT WHERE  
YOU CAN GET LEGAL HELP.**

Lawyer Referral Service  
**Berks County Bar Assn.**  
544 Court Street  
Reading, PA 19601  
(610) 375-4591  
**Reese, Samley, Wagenseller, Mecum &**

**Longer, PC**  
**Matthew C. Samley, Esq.,**  
ID No. 65442  
120 North Shippen Street  
Lancaster, PA 17602  
717-393-0671  
**Attys. for Plaintiff**

IN THE COURT OF  
COMMON PLEAS  
BERKS COUNTY  
CIVIL ACTION-LAW  
NO. 17-17302

NOTICE OF ACTION IN  
MORTGAGE FORECLOSURE  
COMMUNITY FIRST FUND, Plaintiff  
v.

THE UNKNOWN HEIRS, SUCCESSORS,  
ASSIGNS, AND ALL PERSONS, FIRMS OR  
ASSOCIATIONS CLAIMING RIGHT, TITLE,  
OR INTEREST FROM OR UNDER ELSA M.  
LOPEZ-DE ROSA, DECEASED, Defendants

To: The Unknown Heirs, Successors, Assigns,  
and All Persons, Firms or Associations claiming  
right, title, or interest from or under Elsa M.  
Lopez-De Rosa, Deceased, Mortgagor and Real  
Owner of 1201 North 10th Street, Reading, PA  
19602, whose last known address was 601 South  
19th Street, Reading, Pennsylvania 19606. 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,  
Community First Fund, has filed an Action in  
Foreclosure Complaint endorsed with a notice  
to defend against you in the Court of Common  
Pleas of Berks County, PA, docketed to No. 17-  
17302, where in Plaintiff seeks to foreclose on  
the mortgage secured on your property located  
at 1201 North 10th Street, Reading, PA 19602,  
whereupon your property will be sold by the  
Sheriff of Berks County.

Notice: You have been sued in Court. If you  
wish to defend against the claim set forth in the  
following pages, you must take action within (20)  
days after the Complaint and notice are served,  
by entering a written appearance personally or  
by an 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. 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 TO FIND OUT WHERE  
YOU CAN GET LEGAL HELP.**

Lawyer Referral Service

10/19/2017

**Berks County Bar Assn.**544 Court Street  
Reading, PA 19601  
(610) 375-4591**Reese, Samley, Wagenseller, Mecum & Longer, PC****Matthew C. Samley, Esq.**ID No. 65442  
120 North Shippen Street  
Lancaster, PA 17602  
717-393-0671**Attys. for Plaintiff**


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IN THE COURT OF  
COMMON PLEAS  
BERKS COUNTY  
CIVIL ACTION-LAW  
NO. 17-17306

NOTICE OF ACTION IN  
MORTGAGE FORECLOSURE  
COMMUNITY FIRST FUND, Plaintiff

v.

THE UNKNOWN HEIRS, SUCCESSORS,  
ASSIGNS, AND ALL PERSONS, FIRMS OR  
ASSOCIATIONS CLAIMING RIGHT, TITLE,  
OR INTEREST FROM OR UNDER ELSA M.  
LOPEZ-DE ROSA, DECEASED, Defendants

To: The Unknown Heirs, Successors, Assigns,  
and All Persons, Firms or Associations claiming  
right, title, or interest from or under Elsa M.  
Lopez-De Rosa, Deceased, Mortgagor and Real  
Owner of 431 South 11th Street, Reading, PA  
19602, whose last known address was 601 South  
19th Street, Reading, Pennsylvania 19606. 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,  
Community First Fund, has filed an Action in  
Foreclosure Complaint endorsed with a notice  
to defend against you in the Court of Common  
Pleas of Berks County, PA, docketed to No. 17-  
17306, where in Plaintiff seeks to foreclose on  
the mortgage secured on your property located  
at 431 South 11th Street, Reading, PA 19602,  
whereupon your property will be sold by the  
Sheriff of Berks County.

Notice: You have been sued in Court. If you  
wish to defend against the claim set forth in the  
following pages, you must take action within (20)  
days after the Complaint and notice are served,  
by entering a written appearance personally or  
by an 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. 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**

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HAVE A LAWYER OR CANNOT AFFORD  
ONE, GO TO OR TELEPHONE THE OFFICE  
SET FORTH BELOW TO FIND OUT WHERE  
YOU CAN GET LEGAL HELP.

Lawyer Referral Service  
**Berks County Bar Assn.**

544 Court Street  
Reading, PA 19601  
(610) 375-4591**Reese, Samley, Wagenseller, Mecum & Longer, PC****Matthew C. Samley, Esq.,**ID No. 65442  
120 North Shippen Street  
Lancaster, PA 17602  
717-393-0671**Attys. for Plaintiff****ESTATE NOTICES**

*Letters Testamentary or Letters of  
Administration have been granted in the estates  
set forth below. All persons having claims  
against the estate of any decedent named  
below are requested to present the same and all  
persons indebted to any of the said decedents  
are requested to make payment, without delay,  
to the executor or administrator, or his, her or  
their attorney indicated.*

**First Publication****BERLIN, BRUCE A., dec'd.**

Late of Borough of Wyomissing.  
Executor: BERNARD B. KEENEY  
c/o ATTORNEY: JOHN S. HIBSCHMAN,  
ESQ.,  
BARLEY SNYDER, LLP,  
50 N. 5th Street, 2nd Fl.,  
P.O. Box 942,  
Reading, PA 19603-0942

**BRIGHT, KENNETH W., dec'd.**

Late of 525 Chestnut Street,  
Birdsboro.  
Executors: MICHAEL J. GOMBAR, JR.,  
1100 Berkshire Boulevard,  
Suite 201,  
Wyomissing, PA 19610 and,  
BRANCH BANKING AND TRUST  
COMPANY  
as successor to NATIONAL PENN  
INVESTORS TRUST COMPANY,  
One North High Street,  
West Chester, PA 19380.  
ATTORNEY: CHRISTOPHER C. MUVDI,  
ESQ.,  
MASANO BRADLEY, LLP,  
1100 Berkshire Boulevard,  
Suite 201,  
Wyomissing, PA 19610-1221

**BURFORD, CHARLES L., dec'd.**

Late of City of Reading,  
Executor: MARK BURFORD

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c/o ATTORNEY: SCOTT G. HOH, ESQ.,  
LAW OFFICE OF SCOTT G. HOH,  
606 North 5th Street,  
Reading, PA 19601

**CONRAD, RITA M., dec'd.**

Late of City of Reading.  
Executors: KATHLEEN C. HAFER,  
2327 Limekiln Road,  
Douglassville, PA 19518 and  
JOSEPH P. CONRAD,  
826 North 13th Street,  
Reading, PA 19604.  
ATTORNEY: VICTORIA A. GALLEN  
SCHUTT, ESQ.,  
ROLAND STOCK, LLC,  
627 North Fourth Street,  
P.O. Box 902,  
Reading, PA 19603-0902

**CWIKLINSKI, JESS F.**

**also known as CWIKLINSKI, JESSIE  
F., dec'd.**  
Late of 51 Seminary Avenue,  
Muhlenberg Township.  
Executrix: DIANN M. CONNOR,  
1936 Palm Street,  
Reading, PA 19604.  
ATTORNEY: CLIFFORD B. LEPAGE, JR.,  
ESQ.,  
AUSTIN, BOLAND, CONNOR &  
GIORGI,  
44 N. 6th Street,  
P.O. Box 8521,  
Reading, PA 19603-8521

**GILL, RAYMOND A., dec'd.**

Late of Union Township.  
Executrices: RAY ANN K. KORNOSKI,  
258 Maple Spring Drive,  
Birdsboro, PA 19508 and,  
LINDA MARIE MUTERSBAUGH,  
31 Wren Drive,  
Bechtelsville, PA 19505.  
ATTORNEY: LEE F. MAUGER, ESQ.,  
Mauger & Meter,  
240 King Street,  
P.O. Box 698,  
Pottstown, PA 19464

**HALL, DORIS S., dec'd.**

Late of Rittenhouse,  
2900 Lawn Terrace,  
Muhlenberg Township.  
Executrix: PAMELA H. WAUN,  
512 Langwater Drive,  
Newark, DE 19711.  
ATTORNEY: EDWIN L. STOCK, ESQ.,  
ROLAND STOCK, LLC,  
627 North Fourth Street,  
P.O. Box 902,  
Reading, PA 19603-0902

**HEFFNER, ALVERA G., dec'd.**

Late of 890 Baldy Road,  
Kutztown.  
Executors: JEFFREY GIERINGER and  
CAROL A. GIERINGER,

890 Baldy Road,  
Kutztown, PA 19530.  
ATTORNEY: JAMES E. SHER, ESQ.,  
SHER & ASSOCIATES, P.C.,  
15019 Kutztown Road,  
Kutztown, PA 19530

**HOWARD LEROY E.**

**also known as HOWARD, LEROY  
ELMER, dec'd.**

Late of 215-B Jefferson Street,  
Oley Township.  
Executor: KEVIN D. HOWARD,  
267 Jefferson Street,  
Oley PA 19547.  
ATTORNEY: ROBERT R. KREITZ, ESQ.,  
ROLAND STOCK, LLC,  
627 North Fourth Street,  
P.O. Box 902,  
Reading, PA 19603-0902

**HRACHO, MARGARET T., dec'd.**

Late of Borough of Wyomissing.  
Executrix: REGINA M. DELILLO,  
3202 Nash Road,  
Sinking Spring, PA 19608.  
ATTORNEY: WILLIAM R. BLUMER,  
ESQ.,  
LEISAWITZ HELLER ABRAMOWITZ  
PHILLIPS, P.C.,  
2755 Century Boulevard,  
Wyomissing, PA 19610-3346

**JACK, JACQUELINE D., dec'd.**

Late of 413 Fairview Drive,  
Borough of Kutztown.  
Executor: CURTIS A. JACK,  
52 High View Lane,  
Mertztown, PA 19539.  
ATTORNEY: RICHARD N. BELTZNER,  
ESQ.,  
661 Krumsville Road,  
P.O. Box 158,  
Kutztown, PA 19530

**KELL, MARYANN J., dec'd.**

Late of 404 Troy Drive,  
Maidencreek Township.  
Executor: JOHN K. KELL,  
1303 NW 5th Avenue,  
Camas, WA 98607.  
ATTORNEY: JONATHAN B. BATDORF,  
ESQ.,  
JONATHAN B. BATDORF, ESQ., P.C.,  
317 East Lancaster Avenue,  
Shillington, PA 19607

**KISTLER, EUGENE G., dec'd.**

Late of 3317 Holtry Street,  
Borough of Laureldale.  
Administratrix: MARLENE R. PADILLA,  
3317 Holtry Street,  
Reading, PA 19605.  
ATTORNEY: VICTORIA A. GALLEN  
SCHUTT, ESQ.,  
ROLAND STOCK, LLC,



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5 Hearthstone Court, Suite 201,  
Reading, PA 19606

**KISTLER, ROSALIE C., dec'd.**

Late of 3317 Holtry Street,  
Borough of Laureldale.  
Executrix: MARLENE R. PADILLA,  
3317 Holtry Street,  
Reading, PA 19605.  
ATTORNEY: VICTORIA A. GALLEN  
SCHUTT, ESQ.,  
ROLAND STOCK, LLC,  
5 Hearthstone Court, Suite 201,  
Reading, PA 19606

**KOSTZEWA, ROBERT J., dec'd.**

Late of Muhlenberg Township.  
Executor: ROBERT L. KOSTZEWA,  
6211 Rehobeth Road,  
Waxhaw, NC, 28173.  
ATTORNEY: GARY R. SWAVELY, JR.,  
ESQ.,  
38 North Sixth Street,  
P.O. Box 1656,  
Reading, PA 19603-1656

**LOTT, ANNA D., dec'd.**

Late of 4710 Perkiomen Avenue,  
Exeter Township.  
Executor: TERRY D. WEILER,  
1136 Penn Avenue,  
Wyomissing, PA 19610.  
ATTORNEY: ROBIN S. LEVENGOOD,  
ESQ.,  
HUCKABEE, WEILER & LEVENGOOD,  
P.C.,  
1136 Penn Avenue,  
Wyomissing, PA 19610

**MCGLINN, TERENCE J., dec'd.  
also known as MCGLINN, TERENCE  
JOSEPH, SR.**

Late of 562 Brownsville Road,  
Lower Heidelberg Township.  
Executors: BARBARA T. MCGLINN,  
DANIEL R. LANGDON and  
C. THOMAS WORK,  
c/o STEVENS & LEE,  
111 N. Sixth Street,  
P.O. Box 679,  
Reading, PA 19603-0679.  
ATTORNEY: C. THOMAS WORK, ESQ.,  
Stevens & Lee,  
111 N. Sixth Street,  
P.O. Box 679,  
Reading, PA 19603-0679

**OSWALD, HAROLD L., dec'd.**

Late of South Heidelberg Township.  
Executrix: DEBORAH SHAFFER,  
2146 George Rd.,  
Temple, PA 19560  
ATTORNEY: BARBARA KERN  
DIETRICH, ESQ.,  
22 Hilgert Avenue,  
Reading, PA 19607

**REESER, MARGARET E.****also known as REESER, MARGARET  
ELIZABETH, dec'd.**

Late of Borough of Birdsboro.  
Executor: JAMES D. REESER,  
226 South Walnut Street,  
Birdsboro, PA 19508.  
ATTORNEY: EUGENE ORLANDO, JR.,  
ESQ.,  
ORLANDO LAW OFFICES, P.C.,  
2901 St. Lawrence Avenue,  
Suite 202,  
Reading, PA 19606

**ROTHERMEL, MARY L.****also known as ROTHERMEL, MARY  
LOUISE, dec'd.**

Late of Colebrookdale Township.  
Executrices: LOUISE A. HOCH,  
26 Kay Street,  
Boyertown, PA 19512,  
LORETTA SCHWARTZ,  
1916 Alsace Road, Apt B,  
Reading, PA 19604 and  
LORI L. WITMAN,  
2325 Old Route 100,  
Barto, PA 19504.  
ATTORNEY: JEFFREY C. KARVER,  
ESQ.,  
BOYD & KARVER, P.C.,  
7 East Philadelphia Avenue,  
Boyertown, PA 19512-1154

**SCHÖLL, ISADORE E., dec'd.**

Late of Exeter Township.  
Executor: VICTORIA A. GALLEN  
SCHUTT, ESQ.,  
ROLAND STOCK, LLC,  
5 Hearthstone Court,  
Suite 201  
Reading, PA 19606

**WAGNER, THOMAS H., III, dec'd.**

Late of Borough of Bally.  
Executrix: ANGELA FRANCES WAGNER,  
also known as ANGELA F. PIO WAGNER,  
c/o ATTORNEY: RICHARD T. CURLEY,  
ESQ.,  
50 E. Philadelphia Avenue,  
P.O. Box 357,  
Boyertown, PA 19512

**WHISKEYMAN, GAIL A., dec'd.**

Late of 9 Heidelberg Drive,  
Wernersville, .  
Executrix: REBECCA WHISKEYMAN-  
SMITH,  
467 Kenney Drive,  
Sinking Spring, PA 19608.  
ATTORNEY: BRETT M. FEGELY, ESQ.,  
HARTMAN VALERIANO MAGOVERN &  
LUTZ, P.C.,  
1100 Berkshire Boulevard,  
Suite 301,  
P.O. Box 5828,  
Wyomissing, PA 19610

**Second Publication****ARMISTEAD, CAROLA., dec'd.**

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Late of 1023 Commonwealth Boulevard,  
Borough of Kenhorst.  
Executrix: H. DWIGHT ARMISTEAD,  
1023 Commonwealth Boulevard,  
Reading, PA 19607.  
ATTORNEY: VICTORIA GALLEN  
SCHUTT, ESQ.,  
ROLAND STOCK, LLC,  
5 Hearthstone Court, Suite 201,  
Reading, PA 19606

**BIEHL, WILLIAM H., JR., dec'd.**

Late of 220 Skyline Drive,  
Alsace Township.  
Executrix: PEGGY A. BIEHL,  
220 Skyline Drive,  
Reading, PA 19606.  
ATTORNEY: REBECCA BATDORF  
STONE, ESQ.,  
301 East Lancaster Avenue,  
Shillington, PA 19607

**DAUERTY, CHARLES V.R., II, dec'd.**

Late of 158 Quaker City Road,  
Albany Township.  
Administratrix: CHRISTEL B. BOYD,  
c/o O'Keefe, Miller & Thielen, P.C.,  
22 E. Main Street,  
Fleetwood, PA 19522.  
ATTORNEY: AMY J. MILLER, ESQ.,  
O'KEEFE, MILLER & THIELEN, P.C.,  
22 E. Main Street,  
Fleetwood, PA 19522

**FITZGERALD, JANET A., dec'd.**

Late of 148 Main Street, Blandon,  
Maidencreek Township.  
Executrix: KIMBERLY LUTZ,  
c/o O'Keefe, Miller & Thielen, P.C.,  
22 E. Main Street,  
Fleetwood, PA 19522.  
ATTORNEY: AMY J. MILLER, ESQ.,  
O'KEEFE, MILLER & THIELEN, P.C.,  
22 E. Main Street,  
Fleetwood, PA 19522

**HENRY, ALMA L., dec'd.**

Late of 2409 Andrew Court,  
Sinking Spring.  
Executrix: DONNA M. ORLOSKY,  
2409 Andrew Court,  
Sinking Spring, PA 19608.  
ATTORNEY: DAVID SCHACHTER, ESQ.,  
1528 Walnut Street, Suite 1507,  
Philadelphia, PA 19102

**KAUCHER, ANNA M. also known as  
KAUCHER, ANNA MARIE, dec'd.**

Late of 1926 Mt. Laurel Road,  
Alsace Township.  
Executors: PATRICIA A. CLAWGES,  
2209 Fenwick Ave.,  
Mechanicsburg, PA 17055;  
TIMOTHY CLAWGES,  
2209 Fenwick Ave.,  
Mechanicsburg, PA 17055 and  
KATIE L. TROXEL,  
6722B Boyertown Pike,  
Douglassville, PA 19518.

ATTORNEY: BRIAN R. OTT, ESQ.,  
BARLEY SNYDER, LLP,  
50 N. 5th Street, 2nd Fl.,  
P.O. Box 942,  
Reading, PA 19603-0942

**LINDERMAN, GLENN W., dec'd.**

Late of Cumru Township.  
Executrix: MYRTLE COUNCIL,  
25 King's Blvd.,  
Shillington, PA 19607.  
ATTORNEY: RICHARD L.  
GESCHWINDT, ESQ.,  
203 East Noble Avenue,  
Shoemakersville, PA 19555

**MILLER, JOSEPH F., dec'd.**

Late of 212 Sherwood Drive,  
Exeter Township.  
Executrix: DOLORES E. MILLER,  
212 Sherwood Drive,  
Reading, PA 19606.  
ATTORNEY: C. THOMAS WORK, ESQ.,  
STEVENS & LEE,  
111 N. Sixth Street,  
P.O. Box 679,  
Reading, PA 19603-0679

**OXENREIDER, BRENDA L., dec'd.**

Late of 554 S. Fourth St., Hamburg.  
Executrix: ANGELA L. RUSSAK,  
115 S. Girard Terrace,  
Hatfield, PA 19440.  
ATTORNEY: REBECCA BATDORF  
STONE, ESQ.,  
301 East Lancaster Avenue,  
Shillington, PA 19607

**REBER, JEAN W., dec'd.**

Late of 4813 Kutztown Road, Temple.  
Executrix: JENNIFER R. MAULICK,  
4022 Willow Grove Avenue,  
Reading, PA 19605.  
ATTORNEY: JACK G. MANCUSO, ESQ.,  
BRUMBACH, MANCUSO & FEGLEY,  
P.C.,  
50 N. 5th Street,  
P.O. Box 8321,  
Reading, PA 19603-8321

**REPPERT, DOLORES H. also known as  
REPPERT, DOLORES M., dec'd.**

Late of Boyertown,  
Colebrookdale Township.  
Executrix: NADINE K. GRASTY,  
5 Maxwell Court,  
Warren, NJ 07059.  
ATTORNEY: EUGENE ORLANDO, JR.,  
ESQ.,  
ORLANDO LAW OFFICES, P.C.,  
2901 St. Lawrence Avenue, Suite 202,  
Reading, PA 19606

**RIEGEL, ANNA MARIE, dec'd.**

Late of 725 Lehigh Street, Reading.  
Executrix: JEAN L. RIEGEL,  
c/o ATTORNEY: ANDREW S. GEORGE,  
ESQ.,  
KOZLOFF STOUT,  
2640 Westview Drive,

10/19/2017

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Wyomissing, PA 19610  
**SCHEARER, JAMES E., dec'd.**  
 Late of Lutheran Home at Topton,  
 1 S. Home Ave., Topton,  
 Longswamp Township.  
 Administrator C.T.A.: FRED E. SCHAICH,  
 JR.,  
 222 SE 30th Pl.,  
 Portland, OR 97214.  
 ATTORNEY: ROBERT R. KREITZ, ESQ.,  
 ROLAND STOCK, LLC,  
 627 North Fourth Street,  
 P.O. Box 902,  
 Reading, PA 19603

**SCHWARTZ, ZACHARY T., dec'd.**  
 Late of 36 N. Centre Street,  
 Borough of Leesport.  
 Administratrix: CAROL L. SCHWARZ,  
 413 Frystown Road,  
 Myerstown, PA 17067.  
 ATTORNEY: LAWRENCE J.  
 VALERIANO, JR., ESQ.,  
 HARTMAN VALERIANO MAGOVERN &  
 LUTZ, P.C.,  
 1100 Berkshire Boulevard, Suite 301,  
 Wyomissing, PA 19610

**SENDECKI, SOPHIE E., dec'd.**  
 Late of Douglass Township.  
 Executrix: KATHLEEN M. MOTZER.  
 c/o ATTORNEY: ROBERT M. ROMAIN,  
 ESQ.,  
 Baer Romain, LLP,  
 1288 Valley Forge Road, Suite 63,  
 P.O. Box 952,  
 Valley Forge, PA 19482-0952

**ZINTAK, ELEANOR LYNN also known as  
 ZINTAK, ELLEN LYNN and  
 ZINTAK, ELLEN L., dec'd.**  
 Late of 1934 Meadow Lane, Wyomissing.  
 Executor: STEPHEN R. MCMULLEN,  
 101 Jessica Meadows Lane,  
 Oley, PA 19547.  
 ATTORNEY: JOHN T. FORRY, ESQ.,  
 FORRY ULLMAN,  
 540 Court Street,  
 P.O. Box 542,  
 Reading, PA 19603

### **Third and Final Publication**

**DANKS, LINDA RAE, dec'd.**  
 Late of 306 West Oley Street, Reading.  
 Administratrix: SHARON TOUSCHNER-  
 LAMBERT,  
 c/o ATTORNEY: BRIAN F. BOLAND,  
 ESQ.,  
 KOZLOFF STOUTT,  
 2640 Westview Drive,  
 Wyomissing, PA 19610

**GRAUL, MARY JANE, dec'd.**  
 Late of Maidencreek Township.  
 Administrator C.T.A.: ROBERT L. GRAUL,  
 JR., ESQUIRE,  
 c/o ATTORNEY: STEPHEN G. WELZ,  
 ESQ.,

999 Berkshire Boulevard, Suite 290,  
 Wyomissing, PA 19610  
**GRAUL, ROBERT L., SR., dec'd.**  
 Late of City of Reading.  
 Administrator D.B.N.C.T.A.: ROBERT L.  
 GRAUL, JR., ESQUIRE,  
 c/o ATTORNEY: STEPHEN G. WELZ,  
 ESQ.,

999 Berkshire Boulevard, Suite 290,  
 Wyomissing, PA 19610  
**GRAUL, TERRENCE M. also known as  
 GRAUL, TERRENCE MICHAEL, dec'd.**  
 Late of City of Reading.  
 Administrator: ROBERT L. GRAUL, JR.,  
 Esquire,  
 c/o ATTORNEY: STEPHEN G. WELZ,  
 ESQ.,

999 Berkshire Boulevard, Suite 290,  
 Wyomissing, PA 19610  
**HELM, JAMES C., dec'd.**  
 Late of Muhlenberg Township.  
 Executor: CHARLES L. WAITKUS.  
 c/o ATTORNEY: ERIC R. STRAUSS,  
 ESQ.,  
 WORTH, MAGEE & FISHER, P.C.,  
 2610 Walbert Avenue,  
 Allentown, PA 18104

**HOPKINS, ROBERT DANIEL, dec'd.**  
 Late of 1152 Ben Franklin Highway E,  
 Douglassville, Amity Township.  
 Executrix: BARBARA ANNE MILLER,  
 407 Mullen Hollow Road,  
 Birdsboro, PA 19508.  
 ATTORNEY: ZACHARY A. MOREY,  
 ESQ.,  
 536 Court Street,  
 Reading, PA 19601

**KENNEDY, MARY E., dec'd.**  
 Late of Borough of Birdsboro.  
 Executor: RODNEY L. KENNEDY,  
 1105 Chestnut Street,  
 Douglassville, PA 19518.  
 ATTORNEY: TIMOTHY B. BITLER,  
 ESQ.,  
 3115 Main Street,  
 Birdsboro, PA 19508-8319

**KERLIN, FREDERICK G., JR., dec'd.**  
 Late of Amity Township.  
 Administrator: JEFFREY S. KERLIN,  
 186 Sycamore Road,  
 Douglassville, PA 19518.  
 ATTORNEY: FREDERICK R. MOGEL,  
 ESQ.,  
 MOGEL, SPEIDEL, BOBB &  
 KERSHNER,  
 520 Walnut Street,  
 Reading, PA 19601

**KERSHNER, ROBERT C., dec'd.**  
 Late of 38 East Noble Avenue,  
 Shoemakersville.  
 Administratrix: KAREN L. KERSHNER,  
 38 East Noble Avenue,  
 Shoemakersville, PA 19555.  
 ATTORNEY: RUSSELL E. FARBIARZ,

10/19/2017

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ESQ.,  
 ANTANAVAGE FARBIARZ, PLLC,  
 64 N. 4th Street,  
 Hamburg, PA 19526  
**MANSKE, BARBARA CAIN also known as  
 MANSKE, BARBARA C. and  
 MANSKE, BARBARA, dec'd.**  
 Late of Lower Heidelberg Township.  
 Executor: JOHN EDWIN MANSKE,  
 681 Heidelberg Road,  
 Wernersville, PA 19565.  
 ATTORNEY: THOMAS S. NANOVIC,  
 ESQ.,  
 Nanovic Law Offices,  
 57 Broadway,  
 P.O. Box 359,  
 Jim Thorpe, PA 18229-0359  
**REED, BILLY A., dec'd.**

Late of 104 Orchard Road,  
 Fleetwood.  
 Administratrix: BERNITA I. L. REED,  
 104 Orchard Road,  
 Fleetwood, PA 19522.  
 ATTORNEY: JAMES E. SHER, ESQ.,  
 SHER & ASSOCIATES, P.C.,  
 15019 Kutztown Road,  
 Kutztown, PA 19530

**SASSAMAN, LARRY MICHAEL also  
 known as  
 SASSAMAN, L. MICHAEL and  
 SASSAMAN, MICHAEL, dec'd.**  
 Late of 71 Kutz Road, Temple.  
 Administratrix: TERRA L. SASSAMAN,  
 71 Kutz Road,  
 Temple, PA 19560.  
 ATTORNEY: SHAWN J. LAU, ESQ.,  
 LAU & ASSOCIATES, P.C.,  
 4228 St. Lawrence Avenue,  
 Reading, PA 19606  
**SHEROW, MARVIN, dec'd.**

Late of Boyertown.  
 Executor: GERALD KAPLAN,  
 c/o Carosella & Associates, P.C.,  
 882 South Matlack Street, Suite 101,  
 West Chester, PA 19382.  
 ATTORNEY: GARY E. THOMPSON,  
 ESQ.,  
 Carosella & Associates, P.C.,  
 882 South Matlack Street, Ste. 101,  
 West Chester, PA 19382  
**SHOBER, KAY WILLIAM, dec'd.**

Late of Phoebe Berks Village,  
 1 Reading Drive, Wernersville.  
 Executor: DAVID K. SMITHER,  
 c/o Law Office of Alan S. Readinger,  
 645 Penn Street, Suite 501,  
 Reading, PA 19601.  
 ATTORNEY: ALAN S. READINGER,  
 ESQ.,  
 645 Penn Street, Suite 501,  
 Reading, PA 19601

**SZAFRANSKI, JOAN E. also known as  
 SZAFRANSKI, JOAN ELAINE, dec'd.**  
 Late of 760 Shoemakersville Road,

Shoemakersville, .  
 Executor: EMMETT W. SZAFRANSKI,  
 760 Shoemakersville Road,  
 Shoemakersville, PA 19555.  
 ATTORNEY: RUSSELLE E. FARBIARZ,  
 ESQ.,

ANTANAVAGE FARBIARZ, PLLC,  
 64 N. 4th Street,  
 Hamburg, PA 19526-1508  
**TESON, MARY A., dec'd.**  
 Late of Lower Heidelberg Township.  
 Executors: SUSAN M. KIDRON,  
 MARY F. BRADLEY and  
 MARK J. TESON,  
 c/o ATTORNEY: SCOTT G. HOH, ESQ.,  
 Law Office of Scott G. Hoh,  
 606 North 5th Street,  
 Reading, PA 19601

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## FICTITIOUS NAME

*NOTICE IS HEREBY GIVEN, pursuant to the provisions of Act of Assembly, No. 295, approved December 16, 1982, effective March 16, 1983, of intention to file in the office of the Department of State of the Commonwealth of Pennsylvania, at Harrisburg, Pennsylvania, a Certificate for the conduct of a business in Berks County, Pennsylvania under the assumed or fictitious name, style or designation:*

**SnJ Buck Contracting Services** with its principal place of business at 94 Deysher Road, Fleetwood, PA 19522.

The name and address of the person owning or interested in said business is: Joshua Buck, 94 Deysher Road, Fleetwood, PA 19522.

The application was filed on September 6, 2017.

**Joshua Buck**  
 94 Deysher Road  
 Fleetwood, PA 19522

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**Tino's Pizzeria & Bar** with its principal place of business at 1 Wellington Blvd., Wyomissing, PA 19610.

The name and address of the person owning or interested in said business is: One Wellington, Ltd., 1 Wellington Blvd., Wyomissing, PA 19610.

The application was filed on September 28, 2017.

**Barley Snyder Attorneys at Law**  
 126 East King Street  
 Lancaster, PA 17602

**TRUST NOTICES****Second Publication****Legal Notice**

Letters Testamentary in the Estate of Ronald G. Phile, Sr., deceased, late of Muhlenberg Township, Berks County, Pennsylvania, have been granted to the undersigned.

Notice of the death of Ronald G. Phile, Sr., Settlor of The Ronald G. Phile, Sr. and Joyce Phile Living Trust is also hereby given.

All persons indebted to said Estate and/or Trust are requested to make prompt payment and those having claims to present the same, without delay to:

**Executrix/Trustee:** Stephany Diane Beebe

**Care of:**

**Attorney:** David A. Peckman, Esq.  
Peckman Chait LLP  
29 Mainland Road  
Harleysville, PA 19438