

NOTICES

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**CHANGE OF NAME NOTICE
IN THE COURT OF COMMON PLEAS
CHESTER COUNTY, PENNSYLVANIA
CIVIL ACTION - LAW
NO. 16-05505-NC**

NOTICE IS HEREBY GIVEN that the name change petition of Suma Viswanath Gupta Polepalli was filed in the above-named court and will be heard on September 12, 2016 at 9:30 AM, in Courtroom 3 at the Chester County Justice Center, 201 West Market Street, West Chester, Pennsylvania.

Date of filing the Petition: June 10, 2016

Name to be changed from: **Suma Viswanath Gupta Polepalli** to: **Suma Gupta**

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

Irene J. Levy

Attorney for Petitioner

134 N. Church St.

West Chester, PA 19380

ESTATE NOTICES

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

1st Publication

ACAMPORA, Frank a/k/a Francis Acampora, late of the township of West Whiteland, Chester County, PA. Ruth C. Adams, c/o DAVID B. BEEGHLEY, Esq., 314 S. Henderson Rd., Ste. G #339, King of Prussia, PA 19406, Executrix. DAVID B. BEEGHLEY, Beeghley and Beeghley, 314 S. Henderson Rd., Ste. G #339, King of Prussia, PA 19406, atty.

ALBRIGHT, Virginia Letitia, late of Valley Township. Lorna J Wohl, 103 Beacon Hill Rd., Landenberg, PA 19350, Executor. KATHLEEN GOOD, Esquire, Keen, Keen, and Good, 3460 Lincoln Highway East, Thorndale, PA 19372, atty.

APGAR, Margaretta, late of Sadsbury Township. Linda M. Werner, 97 Holstein Drive, Parkesburg, PA 19365, Executrix. KATHLEEN K. GOOD, Esquire, Keen Keen & Good, 3460 Lincoln Highway, Thorndale, PA 19372, atty.

CLAYTON, JR., Lewis Thomas, a/k/a Lewis T. Clayton, late of West Goshen Township. Gregory B. Zobel, care of JAMES F. CARNEY, Esquire, 610 W. Germantown Pike, Suite 400, Plymouth Meeting, PA 19462, Executor. JAMES F. CARNEY, Esquire, 610 W. Germantown Pike, Suite 400, Plymouth Meeting, PA 19462, atty.

DARONE, Elwood D., late of Kennett Square, Chester County, PA. Crystal Baker, care of EDWARD M. FOLEY, Esquire, 213 E. State Street, Kennett Square, PA 19348, Administratrix. EDWARD M. FOLEY, Esquire, Brutscher Foley Milliner & Land, LLP, 213 E. State Street, Kennett Square, PA 19348, atty.

DeMARCO, Giovannina, late of the township of East Goshen, Chester County, PA. Howard A DeMarco, Jr. and Donna Budzinski, c/o JOSEPH E. LASTOWKA, JR., Esq., The Madison Bldg., 108 Chesley Dr., Media, PA 19063-1712, Executors. JOSEPH E. LASTOWKA, JR., Abbott Lastowka & Overholt LLP, The Madison Bldg., 108 Chesley Dr., Media, PA 19063-1712, atty.

DETERLINE, Walter M., late of Honey Brook Township. Barbara Jeanne Pierce, 1770 Beaver Dam Road, Honey Brook, PA 19344, Executrix. VANCE E. ANTONACCI, Esquire, McNeese Wallace & Nurick LLC, 570 Lausch Lane, Suite 200, Lancaster, PA 17601, atty.

FANNING, Philip F.N., late of East Fallowfield Township. William J. Martin, III, Esq., 1020 N. Bancroft Parkway, Ste. 100, Wilmington, DE 19805, Executor. WILLIAM H. LUNGER, Esquire, Martin & Lunger, P.A., 1020 N. Bancroft Parkway, Ste. 100, Wilmington, DE 19805, atty.

FEGLEY, Virginia W., Late of the township of West Brandywine, Chester County, PA. Alan D. Fegley, c/o P. KRISTEN BENNETT, Esq., 3701 Kennett Pike, Wilmington, DE 19807, Executor. P. KRISTEN BENNETT, Gawthrop Greenwood, PC, 3701 Kennett Pike, Wilmington, DE 19807, atty.

GUCWA, Chester Leonard a/k/a Chester L. Gucwa, late of Spring City Borough, Chester County, PA. Donna L. Felker, c/o JOHN T. DOOLEY, Esq., 1800 Pennbrook Parkway, Ste. 200, Lansdale, PA 19446, Executrix. JOHN T. DOOLEY, Dischell, Bartle & Dooley, PC, 1800 Pennbrook Parkway, Ste. 200, Lansdale, PA 19446, atty.

JUDSON, Franklin S., a/k/a F. S. Judson, late of Pennsbury Township. Kenneth G. Judson, 1055 West Grove Court, Gibsonia, PA 15044, Executor. ROBERT P. STRUBLE, Esquire, Meyer Unkovic & Scott LLP, 535 Smithfield Street, Suite 1300, Pittsburgh, PA 15222, atty.

LYONS, Teresa M, late of West Chester. Christopher J. Lyons, 1136 Kolbe Lane, West Chester, PA 19382, Executor.

McCAFFREY, Carol, late of the township of Tredyffrin, Chester County, PA. Robert F. Jones, 3252 O Street, NW, Washington, DC 20007, Executor. HENRY M. LEVANDOWSKI, Levandowski & Darpino, LLC, 17 Mifflin Ave., Ste. 202, Havertown, PA 19083, atty.

MCCLUEN, Marilyn E., late of Borough of Phoenixville, Chester County. Joel G. McCluen, care of KENNETH R. WERNER, Esquire, 203 West Miner Street, West Chester, PA 19382-2924, Executor. KENNETH R. WERNER, Esquire, Werner & Wood, 203 West Miner Street, West Chester, PA 19382-2924, atty.

McDANIEL, Patricia C. a/k/a Patricia Cecelia McDaniel, late of the township of Westtown, Chester County, PA. Mary L. Dondero, c/o JONATHAN D. SOKOLOFF, Esq., 1608 Walnut St., Ste. 900, Philadelphia, PA 19103, Executrix. JONATHAN D. SOKOLOFF, Diamond, Polsky & Bauer, P.C., 1608 Walnut St., Ste. 900, Philadelphia, PA 19103, atty.

MILLER, III, George W. a/k/a George Miller, late of the township of Tredyffrin, Chester County, PA. PNC Bank, NA, Attn.: Peggy Feldman, V.P., 1600 Market Street, 7th Fl., Philadelphia, PA 19103, Executor, BRIAN GILBOY, Gilboy & Gilboy LLP, Two Logan Square, 100 N. 18th St., Ste. 730, Philadelphia, PA 19103, atty.

MORLANDO, Isabel M., late of Borough of Londonderry. Andrew Morlando, Jr., care of MARY R. LASOTA, Esquire, 101 Lindenwood Drive, Ste. 225, Malvern, PA 19355, Executor. MARY R. LASOTA, Esquire, LaSota Law, LLC, 101 Lindenwood Drive, Ste. 225, Malvern, PA 19355, atty.

MOURAR, Gertie A., a/k/a Gertie Ann Mourar, a/k/a Gertrude A. Mourar, late of Warwick Township. Mary Amarene McClune, 5920 South Bernard Street, Spokane, WA 99224, Executrix. LAWRENCE G. STROHM, JR., Esquire, The Hillhurst Professional Building, 216 S. Orange St., Media, PA 19063, atty.

POPMA, A. Jeane, late of the township of West Brandywine, Chester County, PA. Mark J. Lauer, Executor, c/o LOUIS N. TETI, Esq., 17 W. Miner St., West Chester, PA 19382, Executor. LOUIS N. TETI, MacElree Harvey, Ltd., 17 W. Miner St., West Chester, PA 19382, atty.

PUCCI, Donald J., late of Coatesville. Marcia A. Jacquette, 413 Walnut Hill Rd., West Chester, PA 19382, Executrix.

TAVONI, SR., Anthony J. late of the township of Kennett, Chester County, PA. Victoria A. Tavoni, c/o P. KRISTEN BENNETT, Esq., 3701 Kennett Pike, Wilmington, DE 19807, Executrix. P. KRISTEN BENNETT, Gawthrop Greenwood, PC, 3701 Kennett Pike, Wilmington, DE 19807, atty.

WALTERS, Mildred V., late of East Whiteland Township, Chester County, PA. Dianne C. Bell, care of DOUGLAS L. KAUNE, Esquire, 120 Gay Street, P. O. Box 289, Phoenixville, PA 19460, Executor. DOUGLAS L. KAUNE, Esquire, Unruh, Turner, Burke & Frees, P.C., 120 Gay Street, P. O. Box 289, Phoenixville, PA 19460, atty.

WARREN, Barbara A., late of the township of Valley, Chester County, PA. Susan E. Lewis, c/o PETER E. BORT, Esq., P.O. Box 311, Valley Forge, PA 19481, Executrix. PETER E. BORT, Bort Law, P.O. Box 311, Valley Forge, PA 19481, atty.

YARNALL, Jean Towner, a/k/a Jean Martha Towner, a/k/a Jean T. Yarnall, late of East Bradford Township. Joan M. Yarnall, 651 Sugars Bridge Road, West Chester, PA 19380 and Randall C. Yarnall, Jr., 1305 Ridgeview Circle, Downingtown, PA 19335, Executors

2nd Publication

CADMUS, Frances Natalie, a/k/a Cadmus, Natalie Z, late of Caln. Betty Cadmus, 12 Granger Lane, Coatesville, PA 19320, Executrix.

CULLEN, Jeffrey D., late of Lower Oxford Township, Chester County, Pennsylvania. Gary C. Cullen, P. O. Box 580 Syosset, NY, 11791, Executor. ANITA M. D'AMICO, Esquire, D'Amico Law, PC, 204 N. Union Street, Kennett Square, PA 19348, atty.

CUSTER, JR., Raymond T., late of Township of Upper Uwchlan, Chester County, PA. Rosemary C. Glazier, care of JANET M. COLLITON, Esquire, 790 E. Market St., Ste. 250, West Chester, PA 19382-4806, Executrix. JANET M. COLLITON, Esquire, Colliton Law Associates, P.C., 790 E. Market St., Ste. 250, West Chester, PA 19382-4806, atty.

DEPERSICO, H. Claire, a/k/a Claire DePersico, late of West Goshen Township. Victoria Brezak and Paul J. DePersico, 560 Grubbs Mill Road, West Chester, PA 19380 and Constance J. Beecher, 2427 N. Greenhill Road, Broomall, PA 19008, Executors. ALLAN B. GREENWOOD, Esquire, Siana, Bellwoar & McAndrew, LLP, 941 Pottstown Pike, Suite 200, Chester Springs, PA 19425, atty.

DIEM, Kathryn E., late of West Sadsbury Township. Dorothy C. Diem, 545 N. Octorara Trail, Parkesburg, PA 19365, Executrix. WILLIAM T. KEEN, Esquire, Keen Keen & Good, 3460 Lincoln Highway, Thorndale, PA 19372, atty.

DIENER, Audrey, a/k/a Audrey Marie Diener, late of East Bradford. Judd Diener, 920 Conner Road, West Chester, PA 19380, Executor. TOM MOHR, Esquire, 301 W. Market Street, West Chester, PA 19382, atty.

GALLAGHER, Norma, late of Honey Brook Township. Robyn Spirito, care of W. MARSHALL PEARSON, Esquire, 311 Exton Commons, Exton, PA 19341-2450, Administrator. W. MARSHALL PEARSON, Esquire, 311 Exton Commons, Exton, PA 19341-2450, atty.

GIERA, Helen G., late of the Borough of Spring City, Chester County, PA. Kathleen A. Beutler, 7 Coventry Dr., Spring City, PA 19475, Executrix. DAVID A. MEGAY, Esquire, O'Donnell, Weiss & Mattei, P.C., 41 East High St., Pottstown, PA 19464-5426, atty.

GOOD, JR., A. Wayne, late of East Caln Township. Michele L. Froelich, 370 Donofrio Dr., Downingtown, PA 19335, Executrix. KATHLEEN K. GOOD, Esquire, Keen Keen & Good, 3460 Lincoln Highway, Thorndale, PA 19372, atty.

GRAYBEAL, James W., late of Downingtown Borough. Michelle Graybeal care of WINIFRED MORAN SEBASTIAN, Esquire, P. O. Box 381, Oxford, PA 19363, Executrix. WINIFRED MORAN SEBASTIAN, Esquire, P. O. Box 381, 208 E. Locust Street, Oxford, PA 19363, atty.

HALES, Alexis, late of East Fallowfield. G. Elias Ganim, Esquire, 34 Darby Road, P O Box 494, Paoli, PA 19301, Administrator. G. ELIAS GANIM, Esquire, McLaughlin Law Offices, 34 Darby Road, P O Box 494, Paoli, PA 19301, atty.

HATLAN, JR., Michael V., a/k/a Michael Hatlan, Jr., late of West Goshen Township. Allen H. Tollen, Esq., 41 E. Front St., Media, PA 19063, Administrator. ALLEN H. TOLLEN, Esquire, 41 E. Front St., Media, PA 19063, atty.

HERY, Frances M., late of Parkesburg Borough, Chester County, PA. Jennifer L. Mellinger, care of GREGORY L. LATIMER, Esquire, 1755 Oregon Pike, Suite 110, Lancaster, PA 17601, Executrix. GREGORY L. LATIMER, Esquire, AE Young & Associates, PLLC, 1755 Oregon Pike, Suite 110, Lancaster, PA 17601, atty.

MCBRIDE, Elaine Erb, a/k/a Elaine E. McBride, a/k/a Elaine McBride, late of West Caln Township. Charles D. McBride, 145 Kaolin Road, Coatesville, PA 19320, Executor. THERESE L. MONEY, Esquire, Law Office Therese L. Money, LLC, 109 E. Evans St., Suite A, West Chester, PA 19380, atty.

MCGETTIGAN, Joan, late of Tredyffrin Township, Chester County, PA. Kathryn McCaslin, care of RICHARD L. COLDEN, JR., Esquire, 5030 State Road, Suite 2-600, P.O. Box 350, Drexel Hill, PA 19026, Executrix. RICHARD L. COLDEN, JR., Esquire, Stapleton & Colden, 5030 State Road-Suite 2-600, P.O. Box 350, Drexel Hill, PA 19026, atty.

MURPHY, Andrew, a/k/a Andrew C.D. Murphy, a/k/a Andrew C. Murphy, late of West Chester. Miriam I. Murphy, 1477 Lenape Road, West Chester, PA 19382, Executrix. WILLIAM S. RAVENELL, Esquire, 166 Allendale Road, King of Prussia, PA 19406, atty.

NICHOLS, Herbert L., a/k/a Herbert Lee Nichols, late of the Borough of Kennett Square, Chester County, PA. Janice N. Scales, care of WILLIAM J. GALLAGHER, Esquire, 211 E. State St., Kennett Square, PA 19348, Executrix. WILLIAM J. GALLAGHER, Esquire, MacElree Harvey, Ltd., 211 E. State St., Kennett Square, PA 19348, atty.

PULLEKINES, Betty G., late of West Chester, PA. Carol Pullekines, 6307 Thorndon Circle, Bradenton, FL 34201, Executrix.

SANDERS, James O., late of Tredyffrin Township. Keryn Rush, care of BYRON L. ANSTINE, Esquire, 1460 Russell Road #203, Paoli, PA 19301-1271, Executor. BYRON L. ANSTINE, Esquire, 1460 Russell Road #203, Paoli, PA 19301-1271, atty.

SMRKE, Henry Louis, late of Penn Township. Brian Smrke, care of DONALD B. LYNN, JR., Esquire, P. O. Box 384, Kennett Square, PA 19348, Administrator. DONALD B. LYNN, JR., Esquire, Larmore Scarlett LLP, P. O. Box 384, Kennett Square, PA 19348, atty.

TOMLINSON, E. Blake, a/k/a Elwyn B. Tomlinson, late of West Goshen Township, Chester County. Judith A. Myers, 300 Crum Creek Lane, Newtown Square, PA 19073, Executrix. DAVID C. PATTEN, Esquire, 306 N. Church St., West Chester, PA 19380, atty.

TROSINO, Dorothy M., late of Pennsbury Township. Lane Graden, care of DONALD B. LYNN, JR., Esquire, P. O. Box 384, Kennett Square, PA 19348, Executor. DONALD B. LYNN, JR., Esquire, Larmore Scarlett LLP, P. O. Box 384, Kennett Square, PA 19348, atty.

3rd Publication

BIELER, JR., Linwood F., late of North Coventry Township, County of Chester, PA. Mary M. Bieler care of JESSICA R. GRATER, Esquire, P. O. Box 444, Pottstown, PA 19464, Executrix. JESSICA R. GRATER, Esquire, Wolf, Baldwin & Associates, P.C., P. O. Box 444, Pottstown, PA 19464, atty.

CLINEFF, Mary Ann, late of Caln Township. Theodore D. Clineff, 249 Beacon Drive, Phoenixville, PA 19460, Executor.

CURTIS, Robert M., a/k/a Bob Curtis, late of Newlin Township. Virginia Gatch, care of STEPHANIE P. KALOGREDIS, Esquire, 14 S. Bryn Mawr Avenue, Ste. 210, Bryn Mawr, PA 19010, Executrix. STEPHANIE P. KALOGREDIS, Esquire, Lamb McErlane PC, 14 S. Bryn Mawr Avenue, Ste. 210, Bryn Mawr, PA 19010, atty.

CYPERSKI, Dorothy M. Haws, late of East Fallowfield Township. Barbara Ann Cyperski, 47 Longview Road, East Fallowfield, PA 19320, Executrix. JAYNE A. GARVER, Esquire, 1224 W. Lincoln Hwy., Coatesville, PA 19320, atty.

DONOVAN, Patricia A., late of West Chester. Ann G. Dalton, 1238 Hawthorne Lane, West Chester, PA 19380, Executrix. **Douglas E. Gregor**, Esq., Esquire, 16 Campus Boulevard, Newtown Square, PA 19073, atty.

GRUVER, Nancy F., late of West Chester, PA. Holly G. Franciamone, 3 Cobblestone Drive, Paoli, PA 19301, Executrix. L. THEODORE HOPPE, JR., Esquire, 2 South Orange Street, Ste. 215, Media, PA 19063, atty.

HALSEMA, Alice C., a/k/a Alice Cleveland Halsema, late of Wallace Township. Margaret H. Hedstrom, 14 Ellsworth Drive, Little Compton, RI 02837, Executrix. WILLIAM B. DUPONT JR., Esquire, Herdeg, du Pont & Dalle Pазze LLP, 15 Center Meeting Road, Wilmington, DE 19807, atty.

HEWITT, Gladys L., late of Spring City, East Coventry Township. Robert Hewitt, 460 Ridge Road, Spring City, PA 19475, Executor.

JOYCE, William C., late of West Chester. Shirley G. Joyce, 778 Inverness Drive, West Chester, PA 19380, Executrix. DONALD F. KOHLER, JR., Esquire, Kohler Law Offices, LLC, 27 S. Darlington St., West Chester, PA 19382, atty.

LANDIS, Robert E., late of the Township of Tredyffrin, Chester County. George Luskus, 745 Yorkway Place, Jenkintown, PA 19046, Administrator. GEORGE LUSKUS, Esquire, Luskus & Fuelleborn, P. C., 745 Yorkway Place, Jenkintown, PA 19046, atty.

MCGUIGAN, A. Mae, a/k/a Annie Mae McGuigan, late of the Township of Sadsbury, Chester County, PA. Beth A. McGuigan and N. Colleen Simmons, care of PATRICK C. O'DONNELL, Esquire, 17 E. Gay Street, Suite 100, P O Box 562, West Chester, PA 19382, Executrices. PATRICK C. O'DONNELL, Esquire, Gawthrop Greenwood, PC, 17 E. Gay Street, Suite 100, P O Box 562, West Chester, PA 19382, atty.

MERSHON, JR., George A., late of West Brandywine Township, Chester County, PA. Christina L. Nanni, care of WHITNEY PATIENCE O'REILLY, Esquire, 120 Gay Street, P. O. Box 289, Phoenixville, PA 19460, Executrix. WHITNEY PATIENCE O'REILLY, Esquire, Unruh, Turner, Burke & Frees, P.C., 120 Gay Street, P. O. Box 289, Phoenixville, PA 19460, atty.

MOONEY, Jeffrey Carl, late of Phoenixville, Pennsylvania, Chester County, East Pikeland Township. Lindsey Nicole Porter, 311 Horseshoe Ln., Downingtown, PA 19335, Administrator.

MUMMOLO, Karen A., late of Pottstown, North Coventry Township, Chester County. Nicole Mummolo and Brian Mummolo, care of MARY C. CROCKER, Esquire, 1296 East High Street, Pottstown, PA 19464, Administrators. MARY C. CROCKER, Esquire, 1296 East High Street, Pottstown, PA 19464, atty.

PELET, JR., John Michael, a/k/a J. Michael Pelet, late of Atglen, PA. Nancy L. Pelet, care of JOHN R. TWOMBLY, JR., Esquire, 224 E. Street Rd., Ste. 1, Kennett Square, PA 19348 Executrix. JOHN R. TWOMBLY, JR., Esquire, 224 E. Street Rd., Ste. 1, Kennett Square, PA 19348, atty.

PRICE, Louise H., late of New Garden Township. Sharon L. King, care of DONALD B. LYNN, JR., Esquire, P. O. Box 384, Kennett Square, PA 19348, Executrix. DONALD B. LYNN, JR., Esquire, Larmore Scarlett LLP, P. O. Box 384, Kennett Square, PA 19348, atty.

REDDITT, Barbara Ann, a/k/a Barbara A. Redditt, late of Westtown Township, Chester County, PA. James Redditt and Susan Deeney, care of CHARLES E. MCKEE, Esquire, 1100 W. Township Line Road, Havertown, PA 19083, Executors. CHARLES E. MCKEE, Esquire, Donohue, McKee & Mattson, 1100 W. Township Line Road, Havertown, PA 19083, atty.

RICHARDSON, Dorette, A., late of West Brandywine. Elise J. Richardson, care of NEIL W. HEAD, Esquire, 218 W. Miner Street, West Chester, PA 19382, Executrix. NEIL W. HEAD, Esquire, Klein, Head & Head, LLP, 218 W. Miner Street, West Chester, PA 19382, atty.

RUFF, Marcus, late of Chester County, Robin A. Hudson, 145 Irwin Drive, Lincoln University, PA 19352, Administratrix. **PAUL J. RUBINO**, Esquire, 50 Darby Road, Paoli, PA 19301, atty.

SCERNI, Anthony, late of Kennett Square, PA. Luise Scerni, care of JOHN R. TWOMBLY, JR., Esquire, 224 East Street Road, Ste. 1, Kennett Square, PA 19348 Executor. **JOHN R. TWOMBLY, JR.**, Esquire, 224 East Street Road, Ste. 1, Kennett Square, PA 19348, atty.

SCHNEIDER, Emily Stauffer, late of Kennett Square. Bartz Schneider, 440 Tuscarora Rd., Box 1396, Crystal Bay, NV 89402, Executor.

SHARP, Donald Leroy, late of East Goshen. Douglas Sharp Executor.

SOTO, Laura L., a/k/a Laura L. D'Ginto, late of West Pikeland Township. Pamela Butchkoski, 1550 Yellow Springs Road, Chester Springs PA 19425 and Nicholas Butchkoski, 1550 Yellow Springs Road, Chester Springs, PA 19425, Executors. **KEITH E. BOGGESE**, Esq., Esquire, 203 West Chestnut Street, 2nd Floor, West Chester, PA 19380, atty.

STETZLER, Arlan C., late of Caln Township. Pamela Stetzler, 264 Machamer Road, Douglassville, PA 19518, Executrix. **MATTHEW R. KESSLER**, Esquire, Law Offices of Matthew R. Kessler, L.L.C., 1008 Benjamin Franklin Highway - West, Douglassville, PA 19518, atty.

WISE, SR., William M., late of Valley Township, Chester County, Pennsylvania. Karen V. Griffy, 700 E. Marshall St., Apt. #A205, West Chester, PA 19380 Executrix.

FICTITIOUS NAME

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

Downingtown West Class of 2006, with its principal place of business at 1901 Berue Drive, Coatesville, PA 19320. The application has been (or will be) filed on: April 1, 2016. The name(s) and address(es) of the individual(s) or entity(ies) owning or interested in said business: Ann Armillie, 1901 Berue Drive, Coatesville, PA 19320. This was filed in accordance with 54 PaC.S. 311.

LuLaRoe Stephanie Piccini, with its principal place of business at 110 Windridge Drive, West Chester, PA 19380. The application has been (or will be) filed on: June 7, 2016. The name(s) and address(es) of the individual(s) or entity(ies) owning or interested in said business: Style in Elegance & Allure, LLC

Moldenhauer Mechanical, with its principal place of business at 261 Township Rd., Downingtown, PA 19335. The application has been (or will be) filed on: March 4, 2016. The name(s) and address(es) of the individual(s) or entity(ies) owning or interested in said business: Dean E. Moldenhauer, Jr., 261 Township Rd., Downingtown, PA 19335. This was filed in accordance with 54 PaC.S. 311.

P & A Brakes, with its principal place of business at 2001 Grenoble Road, Coatesville, PA 19320. The application has been (or will be) filed on: March 18, 2016. The name(s) and address(es) of the individual(s) or entity(ies) owning or interested in said business: Aaron Broudy and Pamela Coghlan, 2001 Grenoble Road, Coatesville, PA 19320. This was filed in accordance with 54 PaC.S. 311.

Ready Set Supplies, with its principal place of business at 641 Vassar Road, Wayne, PA 19087. The application has been (or will be) filed on: April 4, 2016. The name(s) and address(es) of the individual(s) or entity(ies) owning or interested in said business: Emily Clair and Helena Green, 641 Vassar Road, Wayne, PA 19087. This was filed in accordance with 54 PaC.S. 311.

SUN Meeting & Event Management, with its principal place of business at 12 Greenfield Lane, West Grove, PA 19390. The application has been (or will be) filed on: March 3, 2016. The name(s) and address(es) of the individual(s) or entity(ies) owning or interested in said business: Sandra Upsher-Nixon, 12 Greenfield Lane, West Grove, PA 19390. This was filed in accordance with 54 PaC.S. 311.

The Brow Bar, with its principal place of business at 121 E. Market Street, West Chester, PA 19382. The application has been (or will be) filed on: May 17, 2016. The name(s) and address(es) of the individual(s) or entity(ies) owning or interested in said business: Tara Giorgio, 121 E. Market Street, West Chester, PA 19382. This was filed in accordance with 54 PaC.S. 311.

NONPROFIT CORPORATION

NOTICE IS HEREBY GIVEN that Articles of Incorporation are in the process of being filed with the Department of State of the Commonwealth of Pennsylvania at Harrisburg, for the purpose of obtaining a Certificate of Incorporation for a non-profit corporation organized under the Business Corporation Law of 1988, Act of December 21, 1988, P.L. 1444, No. 177, as amended. The name of the corporation is: **Blue Dandelion by Tiffany, Inc.** This notice is given pursuant to Section 1307 of the Business Corporation Law of 1988.
 Aaron D. Martin, Esq.
 METTE, EVANS & WOODSIDE
 3401 North Front Street
 P.O. Box 5950
 Harrisburg, PA 17110-0950

NONPROFIT CORPORATION

NOTICE IS HEREBY GIVEN that an application was made to the Department of State of the Commonwealth of Pennsylvania, at Harrisburg, Pennsylvania, for the purpose of obtaining a charter of a Nonprofit Corporation which was organized under the provisions of the Pennsylvania Nonprofit Corporation law of 1988.

The name of the corporation is **Friends of Charlestown Township**

Articles of Incorporation were filed on May 13, 2016.

The purpose or purposes for which it was organized are as follows: To protect and enhance the quality of life for the residents of Charlestown Township and its neighbors.

R. Samuel McMichael, Esquire
I.D. #15687
P.O. Box 296
Oxford, PA 19363

IN THE COURT OF COMMON PLEAS OF CHESTER COUNTY, PA
NO. 2016-03504
LOUIS ARGYRIS, Plaintiff v OXFORD ACRES, INC., Defendant

NOTICE OF DEFAULT

TO: OXFORD ACRES, ITS SUCCESSORS OR ASSIGNS

You have been named as a defendant in a civil action instituted by plaintiff Louis Argyris against you in this Court. Plaintiff, Louis Argyris, alleges in the Complaint in this action that he has possessed a parcel of real property in the Borough of Oxford, Chester County, openly, exclusively, solely and continuously by maintenance and mowing, to the exclusion of all other persons, including but not limited to Oxford Acres, Inc., its successors and assigns.

IMPORTANT NOTICE

You are in default because you have failed to enter a written appearance personally or by attorney and file in writing with the Court your defenses or objections to the claims set forth against you. Unless you act within ten (10) days from the date of this notice, a judgment may be entered against you without a hearing and you may lose or property or other important rights. YOU SHOULD TAKE THIS NOTICE TO A LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER OR CANNOT AFFORD ONE, GO TO OR TELEPHONE THE FOLLOWING OFFICE TO FIND OUT WHERE YOU CAN GET LEGAL HELP. 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 Reference and Information Services
Chester County Bar Association
15 West Gay Street
West Chester, PA 19380
610-429-1500

Court of Common Pleas
Civil Division
Chester County, Pennsylvania
NO: 2016-00357
Notice of Action in Mortgage Foreclosure

Wells Fargo Bank, N.A. as trustee for WaMu Mortgage pass-through Certificates Series 2004-PR2 Trust, Plaintiff, vs. John P. Primiano, Defendant

To the Defendant, John P. Primiano: TAKE NOTICE THAT THE Plaintiff, Wells Fargo Bank, N.A. as trustee for WaMu Mortgage pass-through Certificates Series 2004-PR2 Trust has filed an action Mortgage Foreclosure, as captioned above.

NOTICE

IF YOU WISH TO DEFEND, YOU MUST ENTER A WRITTEN APPEARANCE PERSONALLY OR BY ATTORNEY AND FILE YOUR DEFENSES OR OBJECTIONS 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.

Chester County Lawyer Referral Service/Chester County Bar Assn.
15 W. Gay Street, 2nd Fl., West Chester, PA 19380

Christopher A. DeNardo, Kristen D. Little, Kevin S. Frankel, Regina Holloway, Sarah K. McCaffery, Leslie J. Rase, Alison H. Tulio & Katherine M. Wolf, Attys. for Plaintiff
Shapiro & DeNardo, LLC
3600 Horizon Dr., Ste. 150
King of Prussia, PA 19406
610-278-6800

SERVICE BY PUBLICATION

IN THE COURT OF COMMON PLEAS OF CHESTER COUNTY, PENNSYLVANIA
CIVIL DIVISION
NO. 2015 11147

DISCOVER BANK
6500 NEW ALBANY
NEW ALBANY, OH 43054 Plaintiff

v.
GERALD W KINION
2724 SHELBURNE RD
DOWNINGTOWN, PA 19335 Defendant

NOTICE OF CIVIL ACTION
COMPLAINT IN CIVIL ACTION

NOTICE TO: Gerald W Kinion
2724 Shelburne Rd
Downingtown, PA 19335

You have been sued in Court. NOTICE IS HEREBY GIVEN THAT Discover Bank.. filed a Complaint in Civil Action against you in the Court of Common Pleas of Chester County, Pennsylvania, Case No.2015 11147If 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 PAPER TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER, GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW. THIS OFFICE CAN PROVIDE YOU WITH INFORMATION ABOUT HIRING A LAWYER.

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

Lawyer Referral Service
Chester County Bar Association
15 West Gay Street
West Chester, PA 19380
610-696-5094

Further inquiry can be directed to counsel for Plaintiff as follows:

Michael J Dougherty, Esq.
PA ID No. 76046
Weltman, Weinberg & Reis Co., L.P.A.
325 Chestnut Street, Suite 501
Philadelphia, PA 19106
Tel. (215) 599-1500

IN THE COURT OF COMMON PLEAS
CIVIL DIVISION
CHESTER COUNTY, PENNSYLVANIA
NO. 10-07558

PNC Bank, National Association, Plaintiff vs. Unknown Heirs, Successors, Assigns and All Persons, Firms or Associations Claiming Right, Title or Interest From or Under Virgil H. Newman, Deceased and/or Marjorie May Newman, Deceased, Irene Ollie Newman and James P. Waltz, Defendants

NOTICE OF SHERIFF SALE OF REAL PROPERTY

TO: Unknown Heirs, Successors, Assigns and All Persons, Firms or Associations Claiming Right, Title or Interest From or Under Virgil H. Newman, Deceased and/or Marjorie May Newman, Deceased, Defendant(s), whose last known address is 1107 Scott Drive, Coatesville, PA 19320.

Your house (real estate) at 1107 Scott Drive, Coatesville, PA 19320, is scheduled to be sold at Sheriff's Sale on August 18, 2016 (Postponed from July 21, 2016) at 11:00 AM. at the Chester County Justice Center, 201 W. Market St., West Chester, PA 19380 to enforce the Court Judgment of \$120,715.89, obtained by Plaintiff above (the mortgagee) against you. If the sale is postponed, the property will be relisted for the Next Available Sale. Property Description:

ALL THAT CERTAIN lot or parcel of ground together with the improvements thereon situate in Caln Township, Chester County, Pennsylvania, being shown as Lot #31 and part of Lot #30 on plan of lots along Dogwood Lane and Acorn Street "Northwood" by Chester Valley Engineers, Inc. Consulting Engineers, Paoli, Pennsylvania, dated September 22, 1960 and being more fully described to wit: Beginning at a point in the Northeast line of Scott Avenue (60 feet wide) said point being North 57 degrees, 40 minutes West, 25.00 feet of the point marking the intersection of the Northeast line of Scott Avenue extended with the Northwest line of Dogwood Lane extended; Thence from said point of beginning along the Northeast line of Scott Avenue North 57 degrees, 40 minutes West, 150.00 feet to a point; thence along lands of various owners the following two courses and distances: (1) North 32 degrees, 20 minutes East, 139.01 feet to a point; (2) North 52 degrees, 44 minutes East, 59.62 feet to a point; Thence thru Lot #30 South 39 degrees, 40 minutes East, 176.38 feet to a point in the Northwest line of Dogwood Lane; Thence along the Northwest line of Dogwood Lane the following two courses and distances: (1) on a line curving to the left having a radius of 256.99 feet an arc distance of 80.74 feet and a chord bearing South 41 degrees, 20 minutes West, 80.40 feet to a point; (2) South 32 degrees, 20 minutes West, 36.27 feet to a point; Thence on a line curving to the right having a radius of 25.00 feet an arc distance of 39.27 feet and a chord bearing South 77 degrees 20 minutes West, 35.36 feet to point of beginning. Containing 29,981 square feet of land be the same more or less. Being parcel No. 39-3G-31. BEING KNOWN AS: 1107 Scott Dr., Coatesville, PA 19320. PROPERTY ID NO.: 39-03G-0031. TITLE TO SAID PREMISES IS VESTED IN Irene Ollie Newman, Virgil H. Newman, Marjorie May Newman and James P. Waltz BY DEED FROM Henry J. Tobelmann, Jr., and Catherine M. Tobelmann, H/W dated 05/31/1989 Recorded 06/06/1989 IN DEED BOOK 1567 PAGE 364. UDREN LAW OFFICES, P.C. IS A DEBT COLLECTOR AND THIS IS AN ATTEMPT TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. IF YOU ARE NOT OBLIGATED UNDER THE NOTE OR YOU ARE IN BANKRUPTCY OR YOU RECEIVED A DISCHARGE OF YOUR PERSONAL LIABILITY UNDER THE NOTE IN BANKRUPTCY, THIS COMMUNICATION IS NOT SENT TO COLLECT THE DEBT; RATHER, IT IS SENT ONLY TO PROVIDE INFORMATION WITH REGARD TO THE LENDER'S RIGHT TO ENFORCE THE LIEN OF MORTGAGE. Udren Law Offices, P.C., Attys. for Plaintiff, 111 Woodcrest Rd., Ste. 200, Cherry Hill, NJ 08003, 856.669.5400.

1st Publication of 3

TRUST NOTICE

**THE LEWIS T. CLAYTON REVOCABLE
LIVING TRUST DTD 12/3/1998
AND ANY AMENDMENTS THERETO
NOW KNOWN AS THE LEWIS T. CLAY-
TON IRREVOCABLE TRUST**

Clayton, Lewis T. late of West Goshen Township. Gregory B. Zobel, care of JAMES F. CARNEY, Esq. 610 W. Germantown Pike, Suite 400, Plymouth Meeting, PA 19462, Trustee. JAMES F. CARNEY, Esq. 610 W. Germantown Pike, Suite 400, Plymouth Meeting, PA 19462, atty.

3rd Publication of 3

Estate of Constance Ann Brown, late of the Coatesville, Caln Township, Chester County, Pennsylvania

Letters Administration in the above estate have been granted to the undersigned. All persons indebted to the said estate are required to make payment and those having claims present the same without delay to:

Juliet Szyprowski
249 Monmouth Terrace
West Chester, PA 19380

Stephen Chowka
826 Pine Street
Kulpont, PA 17834

Or her attorney:
ROBERT L. DLUGE, JR. ESQUIRE
Diehl, Dluge, Michetti & Michetti
P. O. Box 304
Elysburg, PA 17824

Sheriff Sale of Real Estate

By virtue of the within mentioned writ directed to Carolyn B. Welsh, Sheriff, will be sold at public sale, in the Chester County Justice Center, 201 W Market Street, West Chester, Pennsylvania, announced on Thursday, July 21, 2016 at 11AM prevailing time the herein-described real estate.

Notice is given to all parties in interest and claimants that the Sheriff will file in her office located in the Chester County Justice Center, Office of the Sheriff, 201 W Market Street, Suite 1201, West Chester, Pennsylvania a Schedule of Distribution on Monday, August 22, 2016. Distribution will be made in accordance with the Schedule unless exceptions are filed hereto within ten (10) days thereafter.

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

CAROLYN B. WELSH, SHERIFF

1st Publication

SALE NO. 16-7-489
Writ of Execution No. 2015-11868
DEBT \$75,503.85

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

ALL THAT CERTAIN lot or piece of ground situate in West Bradford Township, County of Chester, Commonwealth of Pennsylvania bounded and described according to a Plan of Brandywine Greene for Creagh Knoll Associates, made by Henry S. Conrey, Inc., Division of Chester Valley Engineers Paoli PA dated May 16, 1977, as follows, to wit:

BEGINNING at a point on the north-easterly side of New Hampshire Lane, said point being measured along the arc of circle curving to

the left having a radius of 25 feet the arc distance of 35.72 feet from a point of curve on the south-easterly side of Creagh Knoll Lane; thence from said beginning point and extending along lands designated as open space the 2 following courses and distances: (1) north 00 degrees 9 minutes 30 seconds west 119.36 feet to a point and (2) south 88 degrees 45 minutes east 54.19 feet to a point a corner of Lot 36 shown on said Plan; thence extending south 1 degree 15 minutes west 120 feet to a point on the northeasterly side of New Hampshire Lane aforesaid; thence extending along the side of same the 2 following courses and distances: (1) north 88 degrees 45 minutes west 45.50 feet to a point of curve and (2) along the arc of a circle curving to the right having a radius of 25 feet the arc distance of 5.81 feet to the first mentioned point and place of beginning.

BEING UPI Number 50-6A-45
PARCEL No.: 50-6A-45
BEING known as: 1103 New Hampshire Lane, Downingtown, PA 19335
BEING the same property conveyed to Linda M. Campbell who acquired title by virtue of a Deed from Linda M. Campbell, dated May 8, 2006, recorded May 15, 2006, at official records Volume 6842, Page 1165, Chester County, Pennsylvania records.

PLAINTIFF: Nationstar Mortgage LLC
VS
DEFENDANT: **LINDA M. CAMPBELL**
SALE ADDRESS: 1103 New Hampshire Lane, Downingtown, PA 19335
PLAINTIFF ATTORNEY: **MANLEY DEAS KOCHALSKI, LLC, 614-220-5611**

SALE NO. 16-7-490
Writ of Execution No. 2015-03049
DEBT \$106,274.97

PROPERTY situate in the Kennett Township, Chester County, Pennsylvania
BLR# 62-1-14.1
IMPROVEMENTS thereon: residential dwelling

PLAINTIFF: Wells Fargo Bank, N.A. s/b/m to Wachovia Bank, N.A. f/k/a First Union National Bank
VS
DEFENDANT: **RONALD S. PIERCE, IN HIS CAPACITY AS EXECUTOR**

AND DEVISEE OF THE ESTATE OF DORIS R. PIERCE and DEBRA PIERCE ROLLINGS, IN HER CAPACITY AS DEVISEE OF THE ESTATE OF DORIS R. PIERCE

SALE ADDRESS: 1069 East Baltimore Pike, Kennett Square, PA 19348-2358

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

SALE NO. 16-7-491

Writ of Execution No. 2015-02110

DEBT \$267,963.71

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

TAX Parcel No.: 35-2-334

PLAINTIFF: Deutsche Bank National Trust Company, as Trustee for HSI Asset Securitization Corporation Trust 2006-OPT1, Mortgage Pass-Through Certificates, Series 2006-OPT1

VS

DEFENDANT: **AMY KENNEDY and MICHAEL J. KENNEDY**

SALE ADDRESS: 112 Jeffords Court #1601, Phoenixville, PA 19460

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

SALE NO. 16-7-492

Writ of Execution No. 2011-12328

DEBT \$235,153.68

ALL THAT CERTAIN tract of land, situate in the Township of West Brandywine, County of Chester, Commonwealth of Pennsylvania, bounded and described according to a survey made June 24, 1963, by De Armit and Hayes, Engineers and Surveyors, as follows:

BEGINNING at an iron pin at the centerline intersection of public road running east and west from Route No. 82 to L.P. 15123, and a public road running northwardly from the said public road to L.R. 15121 north 30 degrees 52 minutes west, 194.18 feet to a nail, a corner of land remaining of the grantor herein; thence leaving said public road and along the land remaining of the grantor herein the following 2 courses and distances to wit: (1) north 72 degrees 3 minutes 10 seconds east, 300 feet to an iron pin; thence (2) south 16 degrees 15 minutes 35 seconds west, 300

feet to a nail in the centerline of the first mentioned public road; thence along the same north 74 degrees 9 minutes west, 105.82 feet to the first mentioned point and place of beginning.

TAX Parcel: Parcel No. 29-7-66.2 on the Tax Map of the City of Coatesville, PA

PLAINTIFF: **SLM Financial Corporation**

VS

DEFENDANT: **HUGH F. McCAULEY, SR.**

SALE ADDRESS: 111 Union Road, Coatesville (West Brandywine Twp.), Chester County, PA.

PLAINTIFF ATTORNEY: **CAPEHART & SCATCHARD, P.A., 856-813-4144**

SALE NO. 16-7-493

Writ of Execution No. 2014-03041

DEBT \$1,774.62

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

TAX Parcel No. 58-4-102.92

PLAINTIFF: Penn Township

VS

DEFENDANT: **JOSEPH A. CHARLEY and LORRAINE V. CHARLEY**

SALE ADDRESS: 404 E. Glenview Drive, Penn Township, Pennsylvania

PLAINTIFF ATTORNEY: **PORTNOFF LAW ASSOCIATES, LTD., 484-690-9300**

SALE NO. 16-7-494

Writ of Execution No. 2014-06647

DEBT \$1,588.12

ALL THAT CERTAIN tract or lot or piece of land, hereditaments and appurtenances, situate in the Township of Caln, County of Chester, Commonwealth of Pennsylvania.

TAX Parcel No. 39-3R-175

PLAINTIFF: Caln Township Municipal Authority and Township of Caln

VS

DEFENDANT: **MARIA B. SAGE**
SALE ADDRESS: 354 Andrew Road, Caln Township, Pennsylvania

PLAINTIFF ATTORNEY: **PORTNOFF LAW ASSOCIATES, LTD., 484-690-**

9300

SALE NO. 16-7-495
Writ of Execution No. 2015-09440
DEBT \$329,047.83

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

TAX Parcel No.: 55-03J-0079.0000
PLAINTIFF: Deutsche Bank National

Trust Company, as Trustee for Ameriquest Mortgage Securities Inc., Asset-Backed Pass-Through Certificates, Series 2004-R3

VS
DEFENDANT: **BARRY MAYNARD a/k/a BARRY G. MAYNARD and KARIN N. MAYNARD a/k/a KARIN MAYNARD a/k/a KARIN G. MAYNARD**

SALE ADDRESS: 139 Chester Road, Devon, PA 19333

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

SALE NO. 16-7-496
Writ of Execution No. 2013-06832
DEBT \$374,829.32

PROPERTY situate in the Tredyffrin Township, Chester County, Pennsylvania

BLR# 43-9-406
IMPROVEMENTS thereon: residential

dwelling

PLAINTIFF: U.S. Bank National Association, as Trustee for Wells Fargo Asset Securities Corporation, Mortgage Pass-Through Certificates Series 2006-2

VS
DEFENDANT: **CARYN M. LINDSEY**

SALE ADDRESS: 207 Shoreline Drive, Berwyn, PA 19312-2512

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

SALE NO. 16-7-497
Writ of Execution No. 2013-07921
DEBT \$292,567.12

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

BLR# 22-3-61.16
IMPROVEMENTS thereon: residential dwelling

PLAINTIFF: Federal National Mortgage Association

VS
DEFENDANT: **JASON A. MARTIN**
SALE ADDRESS: 137 Whitehorse Drive, Honey Brook, PA 19344-1317

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

SALE NO. 16-7-498
Writ of Execution No. 2015-03027
DEBT \$1,293,457.64

PROPERTY situate in Township of Willistown

TAX Parcel #54-7-48.2
IMPROVEMENTS: a residential

dwelling.

PLAINTIFF: U.S. Bank National Association, as Trustee for Banc of America Funding Corporation Mortgage Pass-Through Certificates, Series 2007-C

VS
DEFENDANT: **JOHN A. ROGERS and MELISSA A. ROGERS**

SALE ADDRESS: 1000 Providence Road, Newtown Square, PA 19073

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

SALE NO. 16-7-500
Writ of Execution No. 2014-06603
DEBT \$1,616.72

ALL THAT CERTAIN lot or piece of ground, hereditaments and appurtenances, situate in the Township of West Bradford, County of Chester, and State of Pennsylvania.

TAX Parcel No. 50-6E-78
PLAINTIFF: West Bradford Township

VS
DEFENDANT: **DIONISIO MICHAEL FLORES and CYNTHIA LYNN FLORES**

SALE ADDRESS: 1108 Timberland Drive, West Bradford, Pennsylvania

PLAINTIFF ATTORNEY: **DIANE M. BOEHRET, ESQ., 484-690-9300**

SALE NO. 16-7-501
Writ of Execution No. 2015-05737
DEBT \$414,094.21

ALL THAT CERTAIN parcel of land situate in the Township of Wallace, County of Chester, Commonwealth of Pennsylvania, shown as Lot 15 on a Final Subdivision Plan for Marshall Pond, dated February 2, 1998 and last revised August 3, 1998 prepared by Commonwealth Engineers, Inc., Uwchland, PA and being more fully described as follows:

BEGINNING at a point in the cul-de-sac forming the northerly terminus of Messner Lane, typically 50 feet wide, which point is measured the following five courses and distances along the west line of Messner Lane from a point at the northerly terminus of the radius return curve forming the intersection of Messner Lane with Messner Circle as shown on said Plan; (1) on a curve to the right, having a radius of 145.00 feet an arc distance of 180.69 feet and a chord which bears north 22 degrees 19 minutes 40 seconds east 169.22 feet to a point of tangency; (2) north 58 degrees 01 minute 33 seconds east 100.00 feet to a point of curvature; (3) on a curve to the left having a radius of 475 feet the arc distance of 143.45 feet and a chord which bears north 49 degrees 22 minutes 28 seconds east 142.90 feet to a point of compound curvature; (4) on a curve to the left having a radius of 35.00 feet an arc distance of 33.89 feet and a chord which bears north 12 degrees 58 minutes 58 seconds east 32.58 feet to a point of reverse curvature; (5) on a curve to the right having a radius of 60.00 feet an arc distance of 105.18 feet to the point of beginning; thence from the point of beginning along the east line of Lot 14 as shown on said Plan, north 04 degrees 19 minutes 04 seconds west 188.24 feet to a point in the south line of Greenway Area as shown on said Plan thence along the south line of Greenway Area the following two courses and distances; (1) north 71 degrees 50 minutes 32 seconds east 50.72 feet to a point; (2) south 54 degrees 49 minutes 00 seconds east 193.97 feet to a north corner of Lot 16 as shown on said Plan; thence along the northwest line of Lot 16, south 51 degrees 07 minutes 43 seconds west 181.53 feet to a point in the cul de sac in the northern terminus in Messner Lane; thence along said line along a curve to the left, having a radius of 60.00 feet an arc distance of 58.06 feet and a chord which bears north 66 degrees 35 minutes 41 seconds west 55.82 feet to the point of beginning.

CONTAINING 0.617 acres be the same more or less.

PREMISES being: 150 Messner Lane, Glenmoore, PA 19343

PARCEL No. 31-4-129.15

BEING the same premises which Mark S. Eberhardt and Elizabeth P. Eberhardt, husband and wife, by Deed dated October 14, 2005 and recorded October 27, 2005 in the Office of the Recorder of Deeds in and for Chester County in Deed Book B-6663 Page 2277, granted and conveyed unto Mark S. Eberhardt

PLAINTIFF: Deutsche Bank Trust Company Americas, as Trustee for Residential Accredited Loans, Inc., Mortgage Asset-Backed Pass-Through Certificates, Series 2005-QS17 c/o Ocwen Loan Servicing LLC

VS

DEFENDANT: **MARK S. EBERHARDT**

SALE ADDRESS: 150 Messner Lane, Glenmoore, PA 19343

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

SALE NO. 16-7-502
Writ of Execution No. 2014-02196
DEBT \$301,460.52

PROPERTY situate in Township of North Coventry

TAX Parcel #17-6-34.5

IMPROVEMENTS: a residential dwelling.

PLAINTIFF: Pennymac Loan Services, LLC

VS

DEFENDANT: **CHARLES DIORIO**
 SALE ADDRESS: 2145 Coventryville Road, Pottstown, PA 19465

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

SALE NO. 16-7-503
Writ of Execution No. 2014-10813
DEBT \$224,081.11

ALL THAT CERTAIN Unit 244W situate in the Township of Caln, County of Chester, Commonwealth of Pennsylvania, as shown on plan "Foundation As-Built, Building 24, Bailey Station", prepared for Provident Homes, dated January 16, 2009, by Howell Kline Surveying,

LLC, West Chester, PA, being more particularly described as follows:

BEGINNING at a point, being a common corner of Unit 244W and lands now or late of Caln Nether Company, LP, as shown on said Plan, said point being located the following three (3) courses and distances from a remote point of beginning on the northwesterly right-of-way line of Shelburne Road (50 feet wide), opposite center-line station 7+50 as shown on said plan: (1) north 31° 10' 11" east, a distance of 28.79 feet to a point, a common corner of Unit 242W and 243W; (2) along Unit 243W, north 41° 36' 00" east, a distance of 24.00 feet to a point in line of Unit 244W; and (3) along said Unit, south 48° 24' 00" east, a distance of 2.00 feet to the true point of beginning; thence, from said true point of beginning along lands now or late of Caln Nether Company, LP, north 41° 36' 00" east, a distance of 24.00 feet to a point, a corner of Unit 245W; thence, along the middle of a party wall common to Unit 244W and Unit 245W, north 48° 24' 00" west, a distance of 40.00 feet to a point in line of lands now or late of Caln Nether Company, LP; thence, along said lands, south 41° 36' 00" west, a distance of 24.00 feet to a point in line of Unit 243W; thence, along the middle of a party wall common to Unit 243W and 244W, south 48° 24' 00" east, a distance of 40.00 feet to the point and place of beginning.

BEING Unit 244W of Bailey Station as shown on said Plan.

BEING the same premises which B. Station Mews, LLC, by Deed dated July 30, 2009 and recorded August 4, 2009 in the Office of the Recorder of Deeds in and for Chester County in Deed Book Instrument No. 10950813, granted and conveyed unto James W Simms, Jr

BEING known as: 2745 Shelburne Road, Downingtown, PA 19335

PARCEL No.: 39-4-648

IMPROVEMENTS: residential property.

PLAINTIFF: Wells Fargo Bank, N.A.

VS

DEFENDANT: **JAMES W. SIMMS,**

JR.

SALE ADDRESS: 2745 Shelburne Road, Downingtown, PA 19335

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

SALE NO. 16-7-504

Writ of Execution No. 2015-07491

DEBT \$62,408.08

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

BLR# 42-3M-20

IMPROVEMENTS thereon: residential dwelling

PLAINTIFF: U.S. Bank National Association

VS

DEFENDANT: **CHRISTINE L. DANIHEL and EVELYN D. LANG**

SALE ADDRESS: 104 Kelmar Avenue, Frazer, PA 19355-1515

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

SALE NO. 16-7-505

Writ of Execution No. 2013-10283

DEBT \$518,013.43

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

BLR# 50-6-12.3

IMPROVEMENTS thereon: residential dwelling

PLAINTIFF: Wells Fargo Bank, N.A. s/b/m to Wachovia Bank, N.A.

VS

DEFENDANT: **M. HUNTER DAVIS a/k/a MATTHEW HUNTER DAVIS and CHRISTINE M. DAVIS a/k/a CHRISTINA DAVIS**

SALE ADDRESS: 1129 Highgrove Drive, West Chester, PA 19380-1677

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

SALE NO. 16-7-507

Writ of Execution No. 2016-00358

DEBT \$726,219.79

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

TAX Parcel No.: 31-4-12.2C

PLAINTIFF: Deutsche Bank National Trust Company, as Trustee for Ameriquest

Mortgage Securities Inc., Asset-Backed Pass-Through Certificates, Series 2004-R7

VS

DEFENDANT: **STEFANIE CUTILO and JOHN CUTILLO, JR.**

SALE ADDRESS: 40 Keldon Court
a/k/a 40 Keldon Street a/k/a 40 Kelden Court,
Glennmoore, PA 19343

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

SALE NO. 16-7-508

Writ of Execution No. 2014-01157

DEBT \$234,624.80

ALL THAT CERTAIN Unit designated as Unit 208, being a Unit in Paoli Pointe Condominium, situate in the Township of Tredyffrin, County of Chester and Commonwealth of PA, as designated in the Declaration of Condominium of Paoli Pointe Condominium, dated 12-9-1994 and recorded in the Office of the Recorder of Deeds of Chester County on 12-16-1994 in Record Book 3842 Page 1658 etc., together with any amendments thereto, heretofore or recorded hereafter in the Recorder of Deeds Office as so amended and the Condominium Plat/Plan for Paoli Pointe Condominium together with any amendments thereto, heretofore or recorded hereafter in the Recorder of Deeds Office as so amended, dated the 10th day of December 1993 and last revised 21st day of March 1994, and recorded as Exhibit "E" to the Declaration of Condominium.

BEING the same premises which Mary B. Stoud, by Deed dated 11/12/2002 and recorded 11/19/2002 in the Office of the Recorder of Deeds in and for Chester County in Deed Book 5463, Page 67, granted and conveyed unto Carmelita F. Biggie. And said Carmelita F. Biggie, departed this life 06/05/2014, vesting the title solely in Sarah Fanning, in her capacity as heir of Carmelita F. Biggie, deceased, Carmelita Nussbaum, in her capacity as heir of Carmelita F. Biggie, deceased, Mark T. Biggie, in his capacity as heir of Carmelita F. Biggie, deceased, Amelia Foltz, in her capacity as heir of Carmelita F. Biggie, deceased, and unknown heirs, successors, assigns and all person, firms or associations claiming right, title or interest from or under Carmelita F. Biggie, deceased, by rights of survivorship.

BEING known as: 208 Paoli Point Drive #208G, Paoli, PA 19301

PARCEL No.: 43-9M-248

IMPROVEMENTS: residential property.

PLAINTIFF: James B. Nutter & Company

VS

DEFENDANT: **SARAH FANNING, IN HER CAPACITY AS HEIR OF CARMELITA F. BIGGIE, DECEASED;**

CARMELITA NUSSBAUM, IN HER CAPACITY AS HEIR OF CARMELITA F. BIGGIE, DECEASED; MARK T. BIGGIE, IN HIS CAPACITY AS HEIR OF CARMELITA F. BIGGIE, DECEASED; AMELIA FOLTZ, IN HER CAPACITY AS HEIR OF CARMELITA F. BIGGIE, DECEASED; AMANDA LANGFORD, IN HER CAPACITY AS HEIR OF CARMELITA F. BIGGIE, DECEASED; UNKNOWN HEIRS, SUCCESSORS, ASSIGNS AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER CARMELITA F. BIGGIE, DECEASED

SALE ADDRESS: 208 Paoli Point Drive #208G, Paoli, PA 19301

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

SALE NO. 16-7-509

Writ of Execution No. 2015-06681

DEBT \$16,018.51

ALL THAT CERTAIN lot or piece of ground situate in the Township of Easttown, County of Chester and Commonwealth of Pennsylvania.

TAX Parcel No. 55-6-1.5

PLAINTIFF: Tredyffrin/Easttown School District

VS

DEFENDANT: **SAMUEL CLEMENT**

SALE ADDRESS: 2544 White Horse Road, Easttown Township, Pennsylvania

PLAINTIFF ATTORNEY: **DIANE M. BOEHRET, ESQ., 484-690-9300**

SALE NO. 16-7-510

Writ of Execution No. 2015-05767

DEBT \$23,568.63

ALL THAT CERTAIN lot or piece of ground, situate in Tredyffrin Township, Chester

County and State of PA.

TAX Parcel No. 43-5-12.6

PLAINTIFF: Tredyffrin/Easttown

School District

VS

DEFENDANT: NING SUN

SALE ADDRESS: 1865 Covered
Bridge Road, Tredyffrin Township, Pennsylvania

PLAINTIFF ATTORNEY: **DIANE M.
BOEHRET, ESQ., 484-690-9300**

SALE NO. 16-7-511

Writ of Execution No. 2015-11398

DEBT \$231,595.77

ALL THAT CERTAIN lot or piece of
ground situate in the Township of West Whiteland,
Chester County, Pennsylvania bounded and
described according to a Plan of Indian King Phase
V made by Herbert E. Macombe, Jr. dated
2/20/1987 and recorded in Chester County as Plan
No. 7635-7642 as follows to wit:

TAX I.D. #: 41-05L-0038

PLAINTIFF: Bank of America, N.A.

VS

DEFENDANT: **PATRICIA HOUSER**

MAHAFFEY

SALE ADDRESS: 468 Bala Terrace
East, West Whiteland Township, Pennsylvania
19380

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

SALE NO. 16-7-512

Writ of Execution No. 2016-00119

DEBT \$501,559.51

PROPERTY situate in East Nottingham
Township

TAX Parcel #69-03-0061.270

IMPROVEMENTS: a residential
dwelling.

PLAINTIFF: Deutsche Bank National
Trust Company, as Trustee for HSI Asset
Corporation Trust 2006-HE2 Mortgage Pass-
Through Certificates, Series 2006-HE2 c/o
Nationstar Mortgage LLC

VS

DEFENDANT: **BETH KATES and
ANTHONY R. KATES**

SALE ADDRESS: 174 Hillside Circle,
East Nottingham Township, PA 19362

PLAINTIFF ATTORNEY: **KML LAW**

GROUP, P.C., 215-627-1322

SALE NO. 16-7-513

Writ of Execution No. 2015-11671

DEBT \$128,849.74

ALL THAT CERTAIN tract or piece of
land with building thereon erected, situate in the
Borough of Phoenixville, County of Chester and
Commonwealth of Pennsylvania, bounded and
described according to a survey thereof made by
William Margarity, Jr., Civil Engineer and
Surveyor, dated August 8, 1929, as follows:

BEGINNING at a point on the north-
west side of Buchanan Street, laid out fifty feet
wide, at the distance of forty-one hundredths feet
northeasterly from the northeast side of
Washington Avenue, also laid out fifty feet wide;
thence north sixty-three degrees three minutes
west, along land now or late of Tillie G. Herman
for a portion of the distance passing through the
center of a partition wall dividing the house erected
on the property from that on the adjoining prop-
erty, seventy-nine and eighty-five hundredths feet
to a point, a corner of land now or late of Sadie M.
Winward; thence along said land now or late of
Sadie M. Winward north nineteen degrees fifty-
nine minutes east, passing for a portion of the dis-
tance through the center of a partition wall
dividing the outbuilding erected on this tract from
that of the adjoining tract, seventeen and fifty-five
hundredths feet to a point, a corner of land now or
late of the Isaac Baer Estate; thence along land
now or late of the Isaac Baer Estate south sixty-
three degrees three minutes east eighty-two feet to
appoint, a corner on the northwest side of
Buchanan Street aforesaid; thence along said of
Buchanan Street, south twenty-seven degrees west
seventeen and forty-two hundredths feet to the first
mentioned point and place of beginning.

BEING UPI# 15-13-57

BEING the same premises which Hiep
Cam Tran and Dung M. Tran, husband and wife,
by Deed dated 4/26/12 and recorded 5/1/12 in the
Office of the Recorder of Deeds in and for the
County of Chester, in Deed Book 8415, Page 105,
and Instrument #11177083, granted and conveyed
unto Linda Poulton, in fee.

PLAINTIFF: JPMorgan Chase Bank,
National Association

VS

DEFENDANT: **LINDA POULTON**
SALE ADDRESS: 142 Buchanan

Street, Phoenixville, PA 19460

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

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

SALE NO. 16-7-514
Writ of Execution No. 2015-11869
DEBT \$97,584.56

SALE NO. 16-7-515
Writ of Execution No. 2013-10885
DEBT \$398,735.70

ALL THAT CERTAIN lot or piece of ground situate in the Township of Upper Oxford, County of Chester, and Commonwealth of Pennsylvania, described according to a Final Subdivision Plan of Chamberlain Subdivision made by Concord Land Planners and Surveyors, Oxford, PA dated 3-7-1997 and recorded as Plan File #13910, bounded and described as follows, to wit:

BEGINNING at a point in the bed of Baltimore Pike (SR 3026) a corner of Lot 4 on said Plan, thence extending along and through said Baltimore Pike south 77 degrees 33 minutes 43 seconds west 280.03 feet to a point on the north-easterly side of Draper Lane access, thence extending along said side of Draper Lane access, thence extending along said side of Draper Lane access north 19 degrees 04 minutes 31 seconds east 535.74 feet to a point and corner of Lot 4 on said Plan, thence extending along said side of Lot 4, south 12 degrees 26 minutes 17 seconds east 456.73 feet to a point in the bed of said Baltimore Pike, said point being the first mentioned point and place of beginning.

CONTAINING 1.468 acres more or less

BEING Lot 1 on said Plan

BEING Chester County Tax Parcel part of 57-8-23

BEING the same premises which Joseph G. Chamberlain, by deed dated 3/26/98 and recorded 4/14/98 in the Office of the Recorder of Deeds in and for the County of Chester, in Deed Book 4332 Page 2012, granted and conveyed unto Stephanie D. Ross, in fee.

PLAINTIFF: JPMorgan Chase Bank, National Association successor by merger to Chase Home Finance LLC successor by merger to Chase Manhattan Mortgage Corporation

VS

DEFENDANT: STEPHANIE D. ROSS

SALE ADDRESS: 1526 Baltimore Pike fka Lot 1 Old Baltimore Pike, Lincoln University, PA 19352

ALL THAT CERTAIN parcel or tract of land, known as Lot No. 64 in the Development of Barton's Meadows, situate on the southern side of Wade Drive, bounded on the east by Lot No. 63; bounded on the south by property belonging to Sidney L. Smith; bounded on the west by Lot No. 65 as shown on a set of Plans prepared by C.L. Frantz and Associates, Inc., situate in East Vincent Township, Chester County and State of Pennsylvania, being more fully bounded and described as follows, to wit:

BEGINNING at a steep pin on the southern right of way line of Wade Drive, said point being the northeastern corner of the herein described tract; thence leaving Wade Drive and along the common property line of Lot No. 63, south 38 degrees, 47 minutes, 12 seconds west, a distance of 566.50 feet to a steel pin; thence along property belonging to Sidney L. Smith, north 64 degrees, 57 minutes, 58 seconds west, a distance of 249.07 feet to a steel pin; thence along the common property line of Lot No. 65, north 38 degrees, 57 minutes, 49 seconds east, a distance of 626.80 feet to a steel pin on the southern right of way line of Wade Drive; thence in and along said right of way south 50 degrees, 57 minutes, 15 seconds east, a distance of 240 feet to the first mentioned point and place of beginning.

BEING Lot No. 64 as shown on said Plan.

BEING Parcel No. 21-4-169.

CONTAINING 3.300 acres of land, more or less.

BEING the same premises which Michael Collilluori and Ann M. Colliluiori, husband and wife, by Deed dated 12/16/1996 and recorded 1/6/1997 in the Office of the Recorder of Deeds in and for the County of Chester, in Deed Book 4126 and Page 1231, granted and conveyed unto Christian N. Devol and Joyce R. Devol, husband and wife.

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

VS

DEFENDANT: **CHRISTIAN DEVOL a/k/a CHRISTIAN N. DEVOL and JOYCE DEVOL a/k/a JOYCE R. DEVOL**

SALE ADDRESS: 56 Wade Drive, Spring City, Pa. 19475

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

SALE NO. 16-7-516
Writ of Execution No. 2009-05488
DEBT \$109,886.75

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

ALL THAT CERTAIN unit in the property known, named and identified in Declaration Plan referred to below as Caines Creek Condominium Community Phase ____, located at Pothouse Road, Phoenixville Borough, Chester County, Pennsylvania, which has heretofore been submitted to the provisions of the Unit Property Act of Pennsylvania, which has heretofore been submitted to the provisions of the Unit Property Act of Pennsylvania Act of July 3, 1968, P.L. 196 by the recording in the Office of the Recorder of Deeds of Chester County, a Declaration of Condominium recorded on 12/28/77 in Miscellaneous Deed Book 396/176, and Amendment thereto dated 6/6/78 and recorded 6/7/78 in Miscellaneous Deed Book 409/132, a Declaration Plan dated 9/20/74 and last revised 12/5/77 and recorded on 12/28/77 to Plan No. 1456 and further revised 5/24/78 and recorded on 6/7/78 to Plan No. 1708, a Code of Regulations recorded on 12/28/77 in Miscellaneous Deed Book 396/218, and a Declaration of Community Restrictions dated 3/25/75 and recorded 3/26/75 in Miscellaneous Deed Book 276/76; being designated on Declaration Plan as revised as Building Group "U" Unit T-127 as more fully described in such Declaration Plan and declaration as amended.

TOGETHER with a proportionate undivided interest in the Common Elements (as defined in such Declaration) of 3.00447.

BEING UPI Number 15-11-167

PARCEL No.: 15-11-167

BEING known as: 143 Roskeen Court, Phoenixville, PA 19460

BEING the same property conveyed to Alice Vaughn, as sole owner, who acquired title by

Virtue of a Deed from Allison Vaughn, dated March 23, 2005, recorded March 29, 2005, at Deed Book 6446, Page 2264, Chester County, Pennsylvania Records.

PLAINTIFF: LSF8 Master Participation Trust

VS

DEFENDANT: **ALLISON VAUGHN, aka ALICE VAUGHN**

SALE ADDRESS: 143 Roskeen Court, Phoenixville, PA 19460

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

SALE NO. 16-7-517
Writ of Execution No. 2014-06332
DEBT \$241,826.18

ALL THAT CERTAIN tract or parcel of ground with the buildings and improvements thereon erected, situate in the Township of West Brandywine, County of Chester, State of Pennsylvania, bounded and described according to a Plan of Property of land belonging to Laura Baker Long Estate, dated 12/9/1968 and made by Howard H. Ranck, as follows, to wit:

BEGINNING at a spike marking the intersection of the title line in the bed of Telegraph Road (T435) and the southeasterly line of land of Philadelphia Electric Company; thence extending from said beginning point along said land, north 37 degrees 28 minutes east, 1,751.95 feet to a concrete monument on the title line in the bed of a former road; thence partly along said title and partly along land now or late of Elmer Zackary Estate, south 02 degrees 48 minutes west, 1,531.20 feet to a spike on the title line in the bed of Telegraph Road; thence along said title line the two (2) following courses and distance; (1) north 80 degrees 00 minutes west, 558.40 feet to a point and (2) north 87 degrees 18 minutes west, 462.65 feet to the first mentioned point and place of beginning. Excepting thereout and therefrom all those certain lots or piece of ground, situate in the Township of West Brandywine, County of Chester and State of Pennsylvania, bounded and described according to a subdivision of land for Crystal Johnson, made by Berger and Hayes, Inc., Civil Engineers, Thorndale, PA, dated 11/17/1987 and last revised 1/4/1988, s follows, to wit:

BEGINNING at a point on the northerly side of Telegraph Road (T-435) a corner of Lot No. 1 on said Plan; thence extending along same,

north 80 degrees 42 minutes 16 seconds west 207.73 feet to point, a corner of Lot 33; thence along same, north 09 degrees 17 minutes 44 seconds east, 321.96 feet to a point in line of Lot No. 1 on said Plan; thence along same, south 75 degrees 55 minutes 21 seconds east, 176.40 feet to a point; thence still along same, south 03 degrees 21 minutes 36 seconds west, 308.91 feet to the first mentioned point and place of beginning.

CONTAINING in area 60210 square feet. Being Lot No. 2 on said Plan. Containing 1.382 acres.

BEGINNING at a point on the northerly side of Telegraph Road (T-435) a corner of Lot No. 2 on said Plan; thence extending along said side of Telegraph Road north 80 degrees 42 minutes 16 seconds west, 259.11 feet to a point, a corner of Lot No. 4; thence along same, north 14 degrees 50 minutes 39 seconds east, 342.47 feet to a point in line of Lot No. 1 on said Plan; thence along same, south 75 degrees 55 minutes 02 seconds east, 226.79 feet to a point a corner of Lot No. 2 on said Plan; thence along same, south 09 degrees 17 minutes 44 seconds west, 321.96 feet to the first mentioned point and place of beginning.

CONTAINING in area 80542.44 square feet. Being 1.849 acres. Being Lot No. 3 on said Plan.

BEGINNING at a point on the northerly side of Telegraph Road (T-435) a corner of Lot No. 3 on said Plan; thence extending along the same the two following courses and distances (1) measured along an arc of a circle curving to the left, a radius of 330 feet an arc distance of 39.56 feet to a point; and (2) north 87 degrees 34 minutes 24 seconds west 437.23 feet to a point on the southeasterly side of a 300 feet wide Peco right-of-way; thence along same, north 36 degrees 43 minutes 02 seconds east, 535.15 feet to a point, a corner of Lot No. 1 on said Plan; thence along same, south 75 degrees 55 minutes 21 seconds east, 266.71 feet to a point; thence extending south 14 degrees 50 minutes 39 seconds west, 400 feet to the first mentioned point and place of beginning.

CONTAINING in area 158,558.4 square feet. Being 3.640 acres. Being Lot No. 4 on said Plan.

BEING the same premises which Citicorp North America, Inc., by Deed dated September 19, 1996 and recorded September 19, 1996 in the Office of the Recorder of Deeds in and for Chester County in Deed Book 5920 Page 1510, granted and conveyed unto Sean P. Taylor and

Melanie H. Taylor, husband and wife, as tenants by the entirety. Sean P. Taylor has since departed this life on May 19, 2013.

PARCEL No. 29-03-0033.0200

PLAINTIFF: Deutsche Bank, National Trust Company, as Trustee for GSRPM Mortgage Loan Trust 2006-1 c/o Ocwen Loan Servicing, LLC

VS

DEFENDANT: **MELANIE H. TAYLOR**

SALE ADDRESS: 151 Telegraph Road, Coatesville, PA 19320

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

SALE NO. 16-7-518

Writ of Execution No. 2015-11701

DEBT \$218,827.98

ALL THE RIGHT, title, interest and claim of Marlene D. Humphrey of, in and to:

ALL THAT FOLLOWING described real estate situate in the Township of Caln, County of Chester Commonwealth of Pennsylvania. Having erected thereon a dwelling known and numbered as 610 Norma Drive, Thorndale, PA 19372 Deed Book M65, Page 59, Parcel Number 39-04C-0033.

PLAINTIFF: LSF8 Master Participation Trust

VS

DEFENDANT: **MARLENE D. HUMPHREY**

SALE ADDRESS: 610 Norma Drive, Thorndale, PA 19372

PLAINTIFF ATTORNEY: **KERI P. EBECK, ESQ., 412-434-7955**

SALE NO. 16-7-519

Writ of Execution No. 2014-00864

DEBT \$361,900.99

ALL THAT CERTAIN lot or piece of ground with the buildings and improvements thereon erected, situate in West Caln Township, Chester County, Commonwealth of Pennsylvania, bounded and described according to a Plan of Calnshire Estates, made by Edward B. Walsh and Associates, Inc., Civil Engineers and Surveyors, Downingtown, PA, dated 6/28/2000, last revised 8/22/2002 and recorded as Plan #16751, as follows, to wit:

BEGINNING at a point on the westerly side of Durham Drive, a corner of Lot #3; thence extending along line of same, north 82° 50' 33" west, 198.97 feet to a point in line of lands now or late of Kenneth R. and Katherine M. Hoffman; thence extending along line of same north 09° 54' 37" east, 130.45 feet to a point in line of Lot #5; thence extending along same, south 71° 50' 59" east, 160.51 feet to a point on the westerly side of Durham Drive, aforementioned; thence extending along same, on the arc of a circle curving to the left having a radius of 225.00 feet, the arc distance of 43.17 feet to a point of tangent; thence extending along line of same, south 07° 09' 27" west, 49.15 feet to the point and place of beginning.

BEING Lot #4 as shown on said Plan.

BEING the same premises that Calnshire Estates, LLC by Deed dated 10/19/2004 and recorded on 10/21/2004 in the Office of the Recorder of Deeds in and for Chester County, at Book 6314 and Page 1300, conveyed unto Anthony J. Mascherino, Jr. and Coleen T. Mascherino, husband and wife, grantees herein.

PARCEL No.28-5-209

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

VS

DEFENDANT: **ANTHONY MASCHERINO, JR. and COLEEN MASCHERINO**

SALE ADDRESS: 107 Durham Drive, Coatesville, PA 19320

PLAINTIFF ATTORNEY: **RICHARD M. SQUIRE AND ASSOCIATES, LLC, 215-886-8790**

SALE NO. 16-7-520

Writ of Execution No. 2015-11263

DEBT \$533,547.31

ALL THAT CERTAIN lot or parcel of land, situate in Easttown Township, Chester County, Commonwealth of Pennsylvania bounded and described according to a preliminary/final subdivision plan of Oak Meadow Lane, made by Durkin Associates, Inc., Erdenheim, PA dated October 14, 1996 and last revised May 27, 1997 and recorded as Plan No. 14029, as follows, to wit:

BEGINNING at a point on the southeasterly side of Oak Meadow Lane at a corner of Lot 8; thence extending from said beginning point

along Lot 8 the two following courses and distances (1) south 68 degrees 21 minutes 00 seconds east, 269.78 feet to a point and (2) north 59 degrees 45 minutes 30 seconds east 78.30 feet to a point in line of lands now or late of John C. and Chara Cooper Haas; thence extending along the same south 40 degrees 14 minutes 30 seconds east, 80.45 feet to a point a corner of Lot 6; thence extending along the same south 59 degrees 45 minutes 30 seconds west, 331.96 feet to a point on the easterly side of Oak Meadow Lane cul de sac thence extending around the same the two following courses and distances (1) on a line curving to the left having a radius of 60.00 feet, the arc distance of 91.93 feet to a point of reverse curve and (2) on a line curving to the right having a radius of 25.00 feet the arc distance of 28.17 feet to a point of compound curve on the easterly side of Oak Meadow Lane; thence extending along the easterly and southeasterly sides of Oak Meadow Lane the two following courses and distances (1) on a line curving to the right having a radius of 125.00 feet, the arc distance of 168.74 feet to a point of tangent; and (2) north 26 degrees 54 minutes 00 seconds east, 118.27 feet to the first mentioned point and place of beginning.

BEING Lot No. 7 as shown on said Plan.

BEING Parcel No. 55-05-0055.02G UPI 55-5-55.2G

TITLE is vested in Christopher F. Metz and Elizabeth O. Metz, as tenants by the entireties, in fee, by Deed from Castlehill Realty, L.P., dated 4/7/1999 and recorded 4/27/1999 in Chester County in Record Book 4552, Page 282.

PLAINTIFF: Penn Liberty Bank VS

DEFENDANT: **CHRISTOPHER F. METZ and ELIZABETH O. METZ**

SALE ADDRESS: 909 Castlehill Lane, Devon, PA 19333

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

SALE NO. 16-7-521

Writ of Execution No. 2011-07627

DEBT \$82,044.53

ALL THAT CERTAIN message or tract of ground situated in Sadsbury Township, Chester County, Pennsylvania, bounded and described particularly according to a plan for Lewis J. Prelop made by Edgar Laub, registered

surveyor, dated 8/4/79, last revised 12/21/77 and recorded as Plan No. 1519, as follows:

BEGINNING at a point in the southerly side of a 40 foot wide public right of way known as Hamond Road, as shown on said Plan, said point being the northeast corner of the about to be described tract; thence from said point of beginning and continuing along Lot 4 the following two courses and distances (1) south 4 degrees 59 minutes 20 seconds west 122.55 feet to a point, (2) south 61 degrees 57 minutes 20 seconds west 262.43 feet to a point in line of lands of the Eastern Mennonite College, thence along said lands north 76 degrees 37 minutes 40 seconds west 188.46 feet to an iron pipe in line of lands of Kenneth Mast; thence along said lands north 8 degrees 15 minutes 10 seconds east, 258.22 feet to a point in the southerly side of the aforementioned Hammond Road; thence along the southerly side of said road south 82 degrees 16 minutes 20 seconds east 390.50 feet to the first mentioned point and place of beginning.

BEING Lot B as shown on said Plan.

BEING the same premises which Michael G. Golway and Laura L. Golway, his wife, by their Deed dated June 17, 1988 and recorded in the Office of the Recorder of Deeds of Chester County in Record Book 1191 at Page 258, granted and conveyed unto John D. Hanaway and Connie D. Hanaway, in fee.

BEING the same premises which John D. Hanaway and Connie D. Hanaway, by Deed dated July 11, 1996 and recorded in the Office of the Recorder of Deeds of Chester County in Record Book 4057 at Page 1219, granted and conveyed unto John D. Hanaway, in fee.

BEING Tax Parcel #37-1-33.1A

PLAINTIFF: First Niagara Bank, N.A., a National Banking Association, successor by merger to Harleysville National Bank and Trust Company and Willow Financial Bank

VS

DEFENDANT: JOHN D. HANAWAY
SALE ADDRESS: 26 West Hammond Drive, Parkesburg, PA 19365

PLAINTIFF ATTORNEY: JEFFREY G. TRAUGER, ESQ., 215-257-6811

SALE NO. 16-7-522
Writ of Execution No. 2015-06927
DEBT \$444,143.87

ALL THAT CERTAIN lot of land, situ-

ate in the Township of Kennett, County of Chester, Commonwealth of Pennsylvania, bounded and described according to a Subdivision Plan made for Richard Senft et ux by George E. Register, Jr. and Sons, Inc., Registered Land Surveyors, dated August 22, 1973, last revised June 18, 1975 as follows, to wit:

BEGINNING at a spike in the bed of Hillendale Road (T-337), a corner of lands now or late of Conrad Corp.; thence extending from the beginning point through the bed of said road north 40 degrees 16 minutes 57 seconds east, 402.28 feet to an old spike; thence extending along same north 41 degrees 19 minutes 57 seconds east, 20.14 feet to a corner of Parcel B, said point being in the bed of a 20 feet wide Chester Municipal Authority Right of Way; thence leaving the bed of said road, crossing said right of way, and extending along Parcel B south 46 degrees 16 minutes 40 seconds east, 643.17 feet to a point in line of lands aforementioned Conrad Corp.; thence extending along said lands south 61 degrees 08 minutes 00 seconds west, 410.43 feet to a concrete monument; thence extending along same north 49 degrees 45 minutes 00 seconds west, 496.29 feet to the first mentioned point of beginning.

BEING Parcel A on said Plan.

BEING Parcel #62-4-254.1

BEING the same premises which Michael K Harlin, Executor of the Estate of Welda Jean Harlin, by Deed dated 11/20/13 and recorded 1/14/14 in the Office of the Recorder of Deeds in and for the County of Chester, in Deed Book 8874 Page 762, granted and conveyed unto Michael K. Harlin, unmarried, in fee.

PLAINTIFF: Nationstar Mortgage LLC

VS

DEFENDANT: MICHAEL K. HARLIN

SALE ADDRESS: 428 East Hillendale Road, Chadds Ford, PA 19317

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

SALE NO. 16-7-523
Writ of Execution No. 2013-02963
DEBT \$464,464.25

ALL THAT CERTAIN lot or piece of ground with the buildings and improvements thereon erected, hereditaments and appurtenances, situate in the Township of East Goshen, County of

Chester and State of Pennsylvania, bounded and described according to a Subdivision Plan "Culbertson Circle" for J. B. Brandolini, made by Pennoni Associates Inc., Haddon Heights, NJ 08035, dated 1/7/1997 and recorded in Plan File No. 14327, as follows:

BEGINNING at a point at the end of Culbertson Circle cul-de-sac, said point being a corner of Lot No. 10; thence extending from said beginning point along Lot No. 10, south 61 degrees 11 minutes 26 seconds east, 209.63 feet to a point in line of land of Dale and Debra Gentile; thence extending along same south 66 degrees 0 minutes 4 seconds west, 92.99 feet to a point, a corner of Lot No. 12; thence extending along same south 68 degrees 8 minutes 25 seconds west, 152.13 feet to a point on the easterly side of Culbertson Circle; thence extending along same the 4 following courses and distances: (1) on the arc of a circle curving to the right, having a radius of 230 feet, the arc distance of 117.99 feet to a point of tangent; (2) north 10 degrees 10 minutes 36 seconds east, 39.86 feet to a point of curve; (3) on the arc of a circle curving to the right, having a radius of 15 feet, the arc distance of 16.28 feet to a point of reverse curve and (4) on the arc of a circle curving to left, having a radius of 60 feet, the arc distance of 45.60 feet to the point and place of beginning.

BEING Lot No. 11 as shown on said Plan.

BEING UPI #53-1-34

BEING the same premises which Alan Leibowitz and Dawn Leibowitz, by Deed dated April 4, 2003 and recorded April 17, 2003 in the Office of the Recorder of Deeds in and for Chester County in Deed Book 5656, Page 2086, granted and conveyed unto Dawn Leibowitz

BEING known as: 1211 Culbertson Drive, West Chester, PA 19380-5830

PARCEL No.: 53-1-34

IMPROVEMENTS: Residential property

PLAINTIFF: Wells Fargo Bank, NA
VS

DEFENDANT: **DAWN LEIBOWITZ**
SALE ADDRESS: 1211 Culbertson

Drive, West Chester, PA 19380-5830

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

SALE NO. 16-7-524
Writ of Execution No. 2015-08378
DEBT \$392,235.00

PROPERTY situate in City of Coatesville

TAX Parcel #16-05-0360

IMPROVEMENTS: a residential dwelling.

PLAINTIFF: M&T Bank
VS

DEFENDANT: **LATADRA MOSLEY**
SALE ADDRESS: 353 Adams Drives, Coatesville, PA 19320

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

SALE NO. 16-7-525
Writ of Execution No. 2015-01455
DEBT \$149,507.56

PROPERTY situate in Kennett Township

TAX Parcel #62-02J-0003

IMPROVEMENTS: a residential dwelling.

PLAINTIFF: M&T Bank
VS

DEFENDANT: **DOROTHY N. CONNOLLY and FREDERICK P. MRAZ**

SALE ADDRESS: 9 Woodchuck Way Lot 9, Kennett Square, PA 19348

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

SALE NO. 16-7-526
Writ of Execution No. 2013-06611
DEBT \$189,130.83

ALL THAT CERTAIN lot or parcel of land situate on the easterly side of Baron Hills Road (T-364) in the Township of West Caln, County of Chester and Commonwealth of Pennsylvania, bounded and described according to a plan thereof by K. R. Comstock, Jr. Registered Land Surveyor, dated January 20, 1972 as follows, to wit:

BEGINNING at an iron pin in the bed of the unimproved public road known as Baron Hills Road (T-364), the southwestly corner of land of William Dick, which iron pin is located a distance of 1.278 feet, more or less, as measured along in said road, southwestwardly from the point

of intersection of the same with Telegraph Road (T-435) thence extending from the point of beginning, leaving the bed of Baron Hills Road by land of William Dick, south 79 degrees 40 minutes 30 seconds east, for a distance of 537.28 feet to an iron pin; thence by land of William Dick, south 32 degrees 25 minutes west, a distance of 175 feet to an iron pin; thence by the same land, north 79 degrees 40 minutes 30 seconds west for a distance of 537.28 feet to an iron pin in the westerly side of the bed of Baron Hills Road; thence along in the bed of the public road, north 32 degrees 25 minutes east, a distance of 175 feet to the first mentioned iron pin and place of beginning.

CONTAINING 2 acres of land be the same more or less.

UPI #28-2-84.3

BEING the same premises which David L. Weibley, by Deed dated November 14, 1988 and recorded November 17, 1988 in the Office of the Recorder of Deeds in and for Chester County in Deed Book 1348, Page 301, granted and conveyed unto Robert E. Groves and Carol A. Buckel, as tenants by entireties, in fee

PLAINTIFF: HSBC Bank USA, National Association, as Indenture Trustee for the Registered Noteholders of Renaissance Home Equity Loan Trust 2006-4, by its search, Ocwen Loan Servicing LLC

VS

DEFENDANT: **ROBERT R. GROVES and CAROL A. BUCKEL**

SALE ADDRESS: 614 North Sandy Hill Road, Coatesville, PA 19320

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

SALE NO. 16-7-527

Writ of Execution No. 2015-01773

DEBT \$259,491.32

ALL THAT CERTAIN tract or piece of ground.

SITUATE in the Township of West Whiteland, County of Chester and Commonwealth of Pennsylvania bounded and described according to a site plan of Phase I of Bonnie Blink, made by Yerkes Associates, Inc., dated 10/23/80 last revised 5/14/81 and recorded at Chester City as Plan No. 3813 as follows, to wit:

BEGINNING at an interior point on the west curb line of Smallwood Court; said point being a corner of No. 207 Smallwood Court;

thence extending from said point of beginning and along the said curb line south 2 degrees 30 minutes west 20 feet to a corner of No. 209 Smallwood Court; thence extending along the same north 7 degrees 30 minutes west crossing a 15 feet wide common access and utility easement and a 20 feet wide sanitary sewer easement, 100 feet to a point; thence extending north 2 degrees 30 minutes east 20 feet to a corner of No. 287 Smallwood Court; thence extending along the same south 87 degrees 30 minutes east recrossing the aforesaid easements 100 feet to a point on the west curb line of Smallwood Court being the first mentioned point and place of beginning.

BEING known as 208 Smallwood Court, West Chester, PA 19380

PARCEL No. 41-5M-206

BEING the same premises which Dean Adams and Carole Jeanne Albany n/k/a Carole Jeanne Adams, husband and wife by Deed dated November 17, 2005 and recorded December 6, 2005 in the Office of the Recorder of Deeds in and for Chester County in Deed Book 6702 Page 522, granted and conveyed unto Dean Adams and Carole Jeanne Adams, husband and wife.

PLAINTIFF: U.S. Bank National Association, as Trustee for Morgan Stanley Mortgage Loan Trust 2007-8XS, Mortgage Pass-Through Certificates, Series 2007-8XS, by its servicer Ocwen Loan Servicing, LLC

VS

DEFENDANT: **CAROLE JEANNE ADAMS and DEAN ADAMS**

SALE ADDRESS: 208 Smallwood Court, West Chester, PA 19380

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

SALE NO. 16-7-528

Writ of Execution No. 2016-00172

DEBT \$271,677.70

ALL THAT CERTAIN lot or piece of ground situate in Upper Uwchlan Township, Chester County, Pennsylvania, bounded and described according to a Plan of Property of Bernard Hankin, Builders, Final Subdivision for Mellhenny Property made by Landward Engineers, Exton, Pennsylvania, dated March 12, 1987 and last revised September 15, 1987 and recorded in the Office of the Recorder of Deeds, Chester County as Plan Nos. 7560 to 7562 as follows to wit:

BEGINNING at a point on the southerly side of Heather Hill Drive, a corner of Lot No. 2; thence extending along the line of same, south 22 degrees 31 minutes 50 seconds west, crossing the line of a 50 feet wide Columbia Gas Corp, right of way, 265.75 feet to a point in the line of lands now or formerly of Pennsylvania Turnpike; thence extending along the line of same, along the arc of a circle curving to the right with a radius of 933.27 feet the arc distance of 190.59 feet to a point in the line of Lot No. 4; thence extending along the line of same, north 40 degrees 31 minutes 50 seconds east, 246.63 feet to a point on the southerly side of Heather Hill Drive, aforementioned; thence extending along same, along the arc of a circle curving to the left with a radius of 350.00 feet the arc distance of 109.96 feet to the point of beginning.

BEING Lot No. 3 on said Plan.

BEING Parcel No. 32-3-62.3

UNDER AND SUBJECT TO the same rights, privileges, agreements, rights-of-way, easements, conditions, exceptions, restrictions, and reservations as exist by virtue of prior recorded instruments, plans, Deeds and Conveyances, or visible on ground.

BEING known and numbered as 106 Heather Hill Drive, Downingtown, Pennsylvania.

BEING the same premises which Beltway Capital, LLC, a Maryland Limited Liability Company, by Deed dated 6/14/11 and recorded 6/30/11 in the Office of the Recorder of Deeds in and for the County of Chester, in Deed Book 8203, Page 584, and Instrument #11107718, granted and conveyed unto Brian Meenan, single man, in fee.

PLAINTIFF: Nationstar Mortgage
LLC

VS

DEFENDANT: **BRIAN MEENAN**

SALE ADDRESS: 106 Heather Hill Drive, Downingtown, PA 19335

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

SALE NO. 16-7-529

Writ of Execution No. 2015-01588

DEBT \$253,247.06

PREMISES "A"

ALL THAT CERTAIN lot of land situate in the City of Coatesville County of Chester and State of Pennsylvania, on which is located the

west house of a block of two frame dwelling houses, bound and described as follows:

BEGINNING at a point on the south curb line of East Lincoln Highway between Sixth Avenue and Pennsylvania Avenue, a corner of land now or late of Lydia McGibbon; thence measuring along said south curb line of East Lincoln Highway westwardly twenty-five feet and extending back southwardly between parallel lines of that width two hundred feet to the north line of Cherry Street.

BOUNDED on the north by the south line of East Lincoln Highway; on the east by land now or late of Lydia McGibbon (this line passes through the center of the middle dividing partition in said block of two frame dwelling houses); on the south by Cherry Street and on the west by land now or late of Elmer Stuber.

BEING Tax Parcel Nos. 16-6-453

PREMISES "B"

ALL THAT CERTAIN lot or land situate in the City of Coatesville, County of Chester and State of Pennsylvania, on which is located the east house of a block of two frame dwelling houses designated as No. 620 East Lincoln Highway, bounded and described as follows:

BEGINNING at a point on the south curb line of East Lincoln Highway between Sixth Avenue and Pennsylvania Avenue a corner of land now or late of Anna M. Grubb; thence measuring along said south curb line of East Lincoln Highway westwardly twenty-five feet and extending southwardly between parallel lines of that width two hundred feet to the north line of Cherry Street.

BOUNDED on the north by the south curb line of East Lincoln Highway, on the east by land now or late of Anna M. Grubb, on the south by Cherry Street and on the west by land now or late of Thomas E. Walker.

BEING Tax Parcel Nos. 16-6-454

PLAINTIFF: Coatesville Savings Bank
VS

DEFENDANT: **RUSSELL T.**

FLAMER and LINDA FLAMER

SALE ADDRESS: 618 East Lincoln Highway, Coatesville, Chester County, Pennsylvania and 620 East Lincoln Highway, Coatesville, Chester County, Pennsylvania

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

SALE NO. 16-7-530
Writ of Execution No. 2015-01465
DEBT \$360,906.00

ALL THAT CERTAIN lot or piece of ground with the buildings and improvements thereon erected, hereditaments and appurtenances, situate in the Township of Upper Uwchlan, County of Chester, State of Pennsylvania, bounded and described according to a Plan of Subdivision for Gilbert W. Cornog, made by Henry S. Conrey, Inc., a Division of Chester Valley Engineers, dated 5-8-1980 last revised 7-11-1980.

BEING Lot #5 as shown on said Plan. Containing 1.162 acres, more or less.

BEING the same property conveyed to Norman John Cogliati and Melissa A. Cogliati, husband and wife, as tenants by the entirety by Deed from Raphael N. D'Angelo and Francine R. D'Angelo, husband and wife as recorded 12/26/2002 in Book 5507 at Page 220 as Document 10166302.

TAX ID: 32-3-11.4E

PLAINTIFF: Citizens Bank of Pennsylvania

VS

DEFENDANT: **NORMAN JOHN COGLIATI and MELISSA A. COGLIATI and UNITED STATES OF AMERICA c/o U.S. ATTORNEY FOR EASTERN DISTRICT OF PENNSYLVANIA; UNITED STATES OF AMERICA c/o U.S. ATTORNEY GENERAL**

SALE ADDRESS: 15 Seabury Ln, Downingtown, PA 19335

PLAINTIFF ATTORNEY: **MATTLEMAN, WEINROTH & MILLER, P.C., 856-429-5507**

SALE NO. 16-7-531
Writ of Execution No. 2014-11890
DEBT \$46,031.05

ALL THAT RIGHT, title, interest and claims of Thomas J. Wagner a/k/a Thomas Wagner and Lisa A. Wagner a/k/a Lisa Wagner in and to the following described property:

ALL THAT CERTAIN parcel situate in the Borough of Downingtown.

HET a dwelling k/a 356 E. Lancaster Avenue, Downingtown, PA 19935.

BEING the same premises which Kenneth R. Dunn and Karen L. Dunn, by Deed dated May 25, 2001 and recorded June 1, 2001 in

the Office of the Recording of Deeds in and for the County of Chester, in Deed/Record Book 4971 Page 1, granted and conveyed unto Thomas J. Wagner a/k/a Thomas Wagner and Lisa A. Wagner a/k/a Lisa Wagner and husband and wife.

UNIFORM Parcel Identifier Tax Parcel No. 11-4-126.

PLAINTIFF: PNC BANK NATIONAL ASSOCIATION

VS

DEFENDANT: **THOMAS J. WAGNER a/k/a THOMAS WAGNER and LISA A. WAGNER a/k/a LISA WAGNER**

SALE ADDRESS: 356 E. Lancaster Avenue, Downingtown, PA 19335

PLAINTIFF ATTORNEY: BRETT A. SOLOMON, ESQ., 412-566-1212

SALE NO. 16-7-532
Writ of Execution No. 2015-09130
DEBT \$1,581,785.69 plus interest at the rate of \$358.17 per diem from and after September 30, 2015

ALL THAT CERTAIN lot or piece of ground with the buildings and improvements thereon, situate in the Township of Tredyffrin, County of Chester and State of Pennsylvania, bounded and described according to a Record Plan #16520 – Lot #2, proposed development for R.J. Schmidt, made by Medveczky Associates, Consulting Engineers – Land Planners, dated 4/4/2002 and last revised 12/2/2002 as follows, to wit:-

BEGINNING at a point on the southerly side of ultimate right of way line of Yellow Springs Road SR-1016, a corner of lands of now or late of Edward & Mary Bethel Finn; thence extending from said beginning along the southerly ultimate right of way line of Yellow Springs Road SR-1016, south 77 degrees 15 minutes 46 seconds east 251.82 feet to a point, a corner of Lot No. 1; thence extending along same the two following courses and distances: (1) south 12 degrees 46 minutes 43 seconds west 201.39 feet to a point; and (2) south 10 degrees 51 minutes 46 seconds east 27.71 feet to a point; thence extending south 77 degrees 49 minutes 18 seconds west 150.04 feet to a point in line of lands now or late Edward and Mary Bethel Finn; thence extending along same north 10 degrees 51 minutes 46 seconds west 316.46 feet to the first mentioned point and place of beginning.

BEING Lot #2 on said Plan.
 BEING UPI No. 43-3-42.1
 BEING known s 2350 Yellow Springs
 Road, Malvern, PA 19355

BEING the same premises which
 XOXIDE, Inc., by Deed dated September 19, 2007
 and recorded September 21, 2007 in Chester
 County in Record Book 7269, Page 2280, con-
 veyed unto 2350 Yellow Springs Road Associates,
 L.P.

PLAINTIFF: CRE/ADC Venture 2013-
 1, LLC, as successor-in-interest to Nova Savings
 Bank

VS

DEFENDANT: **2350 YELLOW
 SPRINGS ROAD ASSOCIATES, L.P.**

SALE ADDRESS: 2350 Yellow
 Springs Road, Malvern, PA 19355

PLAINTIFF ATTORNEY:
**BENESCH, FRIEDLANDER, COPLAN &
 ARONOFF, LLP, 302-442-7006**

SALE NO. 16-7-533

Writ of Execution No. 2015-11856

DEBT \$194,328.18

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

BLR# 4706 0039020

IMPROVEMENTS thereon: residential
 dwelling

PLAINTIFF: OCWEN Loan Servicing,
 LLC

VS

DEFENDANT: **WILLIAM E. SUP-
 PLEE, JR.**

SALE ADDRESS: 310 Trotters Way,
 Coatesville, PA 19320-4620

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

SALE NO. 16-7-534

Writ of Execution No. 2016-00428

DEBT \$90,290.46

PROPERTY situate in Borough of West
 Chester

TAX parcel #01-05-0428

PLAINTIFF: Midfirst Bank

VS

DEFENDANT: **TONOA T. JACOBS**

SALE ADDRESS: 235 East Market
 Street a/k/a 235 Market Street, West Chester, PA
 19382

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

SALE NO. 16-7-535

Writ of Execution No. 2015-04787

DEBT \$301,459.53

ALL the following described parcel of
 land, and improvements and appurtenances thereto
 the County of Chester, State of Pennsylvania

DESCRIPTION of property: PROPER-
 TY #013006700 Rectangular /5.912(area)/.14 acre

ALL THAT CERTAIN parcel or tract
 of land located in a Subdivision on the western
 side of Brick Land, a public street, in the Borough
 of Elverson, County of Chester and
 Commonwealth of Pennsylvania, entitled
 "Summerfield at Elverson, Phase 3" being Lot #36
 of said Subdivision, prepared by R.E. Coleman
 Associates, Inc., Exton, PA, for Stolfus
 Enterprises, Ltd and being more fully bounded and
 described as follows, to wit:

TAX I.D. #: 13-04-0075.560

PLAINTIFF: Federal National
 Mortgage Association ("Fannie Mae"), a
 Corporation organized and existing under the laws
 of the United States of America

VS

DEFENDANT: **TAWANA COT-
 TRIES**

SALE ADDRESS: 12 Stable Drive,
 Elverson, Pennsylvania 19520

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

SALE NO. 16-7-536

Writ of Execution No. 2015-00650

DEBT \$217,595.19

ALL THAT CERTAIN lot or piece of
 ground with the hereditaments and appurtenances,
 thereon erected, situate in the Township of East
 Whiteland, County of Chester and State of
 Pennsylvania, bounded and described according to
 a final plan of property of Richard G. Kelly and
 Sons, Inc., known as Hilltop made by G.D.
 Houtman and Sons, Inc., Civil Engineers, Media,
 PA dated 8/19/1977 revised 4/4/1978 and recorded
 5/18/1978 in Plan File #1690 and also by Plan last
 revised 5/14/1979 as follows, to wit:

TAX I.D. #: 42-03M-0132
PLAINTIFF: Weichert Financial Services

VS
DEFENDANT: **JANIE M. HORN-ING**

SALE ADDRESS: 56 Markel Road, Malvern, Pennsylvania 19355
PLAINTIFF ATTORNEY: **McCABE, WEISBERG & CONWAY, P.C., 215-790-1010**

SALE NO. 16-7-537
Writ of Execution No. 2010-05745
DEBT \$391,363.54

PROPERTY situate in the Township of Pennsbury, Chester County, Pennsylvania
BLR# 64-1-2.12
IMPROVEMENTS thereon: residential dwelling

PLAINTIFF: CitiMortgage, Inc.
VS
DEFENDANT: **PERRY CAMER-LENGO, JR. and ZAROUHI SARA CAMER-LENGO**

SALE ADDRESS: 1608 Cheryl Lane, Kennett Square, PA 19348-2036
PLAINTIFF ATTORNEY: **PHELAN HALLINAN DIAMOND & JONES, LLP, 215-563-7000**

SALE NO. 16-7-538
Writ of Execution No. 2015-11669
DEBT \$50,899.58

PROPERTY situate in Township of Caln
TAX Parcel #39-3G-9
IMPROVEMENTS: a residential dwelling.

PLAINTIFF: JPMorgan Chase Bank, National Association
VS
DEFENDANT: **KIM D. FULMER and EDMUND F. FULMER**

SALE ADDRESS: 1104 Scott Drive f/k/a 1216 Blackhorse Hill Road, Coatesville, PA 19320
PLAINTIFF ATTORNEY: **KML LAW GROUP, P.C., 215-627-1322**

SALE NO. 16-7-539
Writ of Execution No. 2015-11875
DEBT \$376,237.19

PROPERTY situate in the Tredyffrin Township, Chester County, Pennsylvania
BLR# 43-07N-0009.030
IMPROVEMENTS thereon: residential dwelling

PLAINTIFF: Santander Bank, N.A.
VS
DEFENDANT: **DANIEL J. SULLIVAN a/k/a DANIEL J. McMANUS-SULLIVAN and ROSEMARY SULLIVAN**

SALE ADDRESS: 1324 Karen Lane, Wayne, PA 19087-2707
PLAINTIFF ATTORNEY: **PHELAN HALLINAN DIAMOND & JONES, LLP, 215-563-7000**

SALE NO. 16-7-540
Writ of Execution No. 2014-10172
DEBT \$281,787.10

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

TAX Parcel No.: 72-2-71.7
PLAINTIFF: HSBC Bank USA, National Association, as Trustee for Fremont Home Loan Trust 2006-D, Mortgage-Backed Certificates, Series 2006-D

VS
DEFENDANT: **PAULA FERRANTO a/k/a PAULA L. FERRANTO and JOHN SMITH a/k/a JOHN D. SMITH**

SALE ADDRESS: 308 Heather Hills Drive, Landenberg, PA 19350
PLAINTIFF ATTORNEY: **UDREN LAW OFFICES, P.C., 856-669-5400**

SALE NO. 16-7-541
Writ of Execution No. 2012-00863
DEBT \$160,808.27

ALL THAT CERTAIN lot or piece of ground, situate in the Township of East Whiteland, County of Chester and Commonwealth of Pennsylvania, and being designated as Lot 6, on a Plan thereof made by Chester V Engineers, Inc., Civil Engineers and Surveyors, Paoli, Pennsylvania, dated 8-15-1957 and last revised 8-22-1958.

15.7. BEING County Parcel Number 42-7-

BEING Lot No. 6.
BEING known and designated as 1049 King Road.

TAX I.D. #: 42-07-0015-070
PLAINTIFF: Bank of America, N.A.,
Successor by Merger to BAC Home Loans
Servicing, LP f/k/a Countrywide Home Loans
Servicing, LP
VS

DEFENDANT: **LAURIE A. SMITH
a/k/a LAURI A. SMITH**

SALE ADDRESS: 1049 West King
Road, Malvern, Pennsylvania 19355

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

**SALE NO. 16-7-542
Writ of Execution No. 2012-13358
DEBT \$171,780.73**

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

BLR# 68-6-11.2
IMPROVEMENTS thereon: residential
dwelling

PLAINTIFF: Mtglg Investors, L.P.
VS

DEFENDANT: **MARGARET B.
BALL and GUY G. BALL, SR.**

SALE ADDRESS: 40 Park Road,
Nottingham, PA 19362-9104

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

**SALE NO. 16-7-543
Writ of Execution No. 2015-04562
DEBT \$63,287.98**

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

ALL THAT CERTAIN lot of ground,
situate in West Whiteland, Chester County,
Pennsylvania, shown as Unit No. 8, Court 11,
Metro Court on Plan of Exton Station, Phase IV,
dated 4-19-1989 last revised 09-05-1990 as pre-
pared by Momenee-King Associates, Surveyors-

Consulting Engineers, Bryn Mawr, PA and more
fully described as follows, to wit:

BEGINNING at a point a corner of
Unit 7 and Unit 8, said point being measured the
four following courses and distances from the
intersection of the center line of Metro Court
(width varies) and the center line of North Pullman
Drive 950 feet wide (1) along the center line of
Metro Court, south 11 degrees 00 minutes 22 seconds
east, 124.14 feet to a point (2) along the
same, south 09 degrees 46 minutes 00 seconds
west, 10.87 feet to a point (3) along the same,
south 80 degrees 14 minutes 00 seconds east,
161.68 feet to a point and (4) leaving the center
line of Metro Court, north 9 degrees 46 minutes
east 50.90 feet to the point and place of beginning,
thence from said beginning point, along Unit 7 and
through a party wall dividing Unit 7 from Unit 8,
north 9 degrees 46 minutes 00 seconds east, 38 feet
to a point, a corner of Unit 7 thence along Unit 8,
south 80 degrees 14 minutes 00 seconds east, 16
feet to a point, a corner of Unit 9, thence along
Unit 9 an din and through a party wall dividing
Unit 8 from Unit 9, south 09 degrees 45 minutes
00 seconds west, 38 feet to a point, a corner of Unit
8, thence along Unit 8, north 80 degrees 14 min-
utes 00 seconds west. 16 feet to the first mentioned
point and place of beginning.

BEING UPI Number 41-005-
1489.0000

PARCEL No.: 41-005-1489.0000
BEING known as: 692 Metro Court,
West Chester, PA 19380

BEING the same property conveyed to
Michael G. Taylor who acquired Title by Virtue of
a Deed from James C. Schemmer, dated August
28, 2000, recorded September 5, 2000, at Deed
Book 4812, Page 769, Chester County,
Pennsylvania Records.

PLAINTIFF: Wells Fargo Bank, N.A.
VS

DEFENDANT: **OLGA J. TAYLOR,
ADMINISTRATIX OF THE ESTATE OF
MICHAEL G. TAYLOR a/k/a MICHAEL TAY-
LOR**

SALE ADDRESS: 692 Metro Court,
West Chester, PA 19380

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

SALE NO. 16-7-544
Writ of Execution No. 2015-00659
DEBT \$304,555.84

ALL THAT CERTAIN lot or piece of ground situate in the Township of Penn, County of Chester and Commonwealth of Pennsylvania, described according to a Plan for Ovations at Elk View, made by Kelly Engineers, dated 4-19-2002 last revised 5-18-2003 and recorded as Plan File No. 16691, bounded and described as follows to wit;

BEGINNING at a point on the south-westerly side of Road E, a corner of Lot No. 257, thence extending along said of Road E 56 degrees 52 minutes, 26 seconds east 45.00 feet to a point and corner of Lot No. 255, thence extending along said side of Lot No. 25 south 33 degrees 07 minutes, 34 seconds west 110.00 feet to a point and corner of lands of open space as shown on said Plan, thence extending along said side of lands of open space north 56 degrees 52 minutes, 26 seconds west 45.00 feet to a point and corner of Lot No. 257, thence extending along said side of Lot No. 257 north 33 degrees 07 minutes, 34 seconds east 110.00 feet to the first mentioned point and place of beginning.

CONTAINING 4,950 square feet more or less.

BEING Lot No. 256 on said Plan
PARCEL Number 58-03-0325

BEING the same premises which Baker Residential of Pennsylvania, LLC, a Delaware Limited Liability Company, by Deed dated January 23, 2006 and recorded January 25, 2006 in the Office of the Recorder of Deeds in and for Chester County in Deed Book 6748, Page 735, granted and conveyed unto Thomas Littleton and Janellen Littleton, husband and wife.

BEING known as: 520 Hodgson Circle, West Grove, PA 19390

PARCEL No.: 58-3-325

IMPROVEMENTS: Residential property.

PLAINTIFF: U.S. Bank National Association

VS

DEFENDANT: **THOMAS LITTLETON and JANELLEN LITTLETON**

SALE ADDRESS: 520 Hodgson Circle, West Grove, PA 19390

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

SALE NO. 16-7-545
Writ of Execution No. 2014-05857
DEBT \$127,563.80

ALL THAT CERTAIN tract of land, together with the improvements thereon erected, situate in the Township of West Caln, County of Chester and Commonwealth of Pennsylvania, bounded and described according to a survey made March 24, 1965 by Dearmit and Hayes, Consulting Engineers and Surveyors, as follows:

TAX I.D. #: 28-3-18-E

PLAINTIFF: Finance of America Reverse LLC

VS

DEFENDANT: **JOANNE L. TOWBER a/k/a JOANNE LYNN TOWBER, KNOWN SURVIVING HEIR OF MICHAEL TOWBER, JR., DECEASED MORTGAGOR AND REAL OWNER, TERRY A. TOWBER a/k/a TERRY A. GULICK, KNOWN SURVIVING HEIR OF MICHAEL TOWBER, JR., DECEASED MORTGAGOR AND REAL OWNER, ANTONIA V. TOWBER, KNOWN SURVIVING HEIR OF MICHAEL TOWBER, JR., DECEASED MORTGAGOR AND REAL OWNER AND UNKNOWN SURVIVING HEIRS OF MICHAEL TOWBER, JR., DECEASED MORTGAGOR AND REAL OWNER**

SALE ADDRESS: 131 Martins Corner Road, Coatesville, Pennsylvania 19320

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

SALE NO. 16-7-546
Writ of Execution No. 2010-14766
DEBT \$45,011.16

ALL THAT CERTAIN lot of land, hereditaments and appurtenances, situated in the City of Coatesville, County of Chester and State of Pennsylvania, which is located on the east end of a block of two brick dwelling homes, designated as No. 354 Walnut Street bounded and described as follows:

BEGINNING at a point on the south curb line of Walnut Street 103 feet and 1/4 of an inch of the west curb line of 4th Avenue, a corner of land of Randolph N. Millard, thence by said Millard's land south 9° 15' east, 114 feet and 1 1/2 inches to land now or late of H. Graham Rambo;

thence by the same south 80° 45' west, 20 feet 5 5/8 inches to a corner of land of Frank B. Keyser; thence by said Keyser's land and passing through the center of the middle dividing partition in said block of two brick dwelling houses north 9° 15' west, 114 feet 1 1/2 inches to the south curb line of Walnut Street; thence by the same north 80° 45' east, 25 feet 5/8 inches to the place of beginning.

CONTAINING 2,336 square feet, more or less.

BEING the same premises which Lisa E. Moore, by Deed dated July 21, 1997 and recorded July 24, 1997 in the Office of the Recorder of Deeds in and for Chester County in Deed Book 4207, Page 1, granted and conveyed unto Bryan A. Clark

BEING known as: 354 Walnut Street, Coatesville, PA 19320

PARCEL No.: 16-5-343

IMPROVEMENTS: residential property.

PLAINTIFF: James B. Nutter & Company

VS

DEFENDANT: **BRYAN A. CLARK**

SALE ADDRESS: 354 Walnut Street, Coatesville, PA 19320

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

SALE NO. 16-7-547

Writ of Execution No. 2014-09180

DEBT \$447,718.35

ALL THAT CERTAIN lot or piece of land with the buildings and improvements thereon erected, hereditaments and appurtenances, situate in the Township of Willistown, County of Chester, State of Pennsylvania, bounded and described according to a Plan of Lots of Old Covered Bridge Estates for Clarence S. Staats, Jr., by Chester Valley Engineers, Inc., Consulting Engineers, Paoli, Pennsylvania, dated 4-14-1959, recorded 9-13-62 in Plan Book 14, Page 8, last revised 4-1-1968 as follows to wit:

TAX I.D. #: 54-7-20.1

PLAINTIFF: Bayview Loan Servicing, LLC

VS

DEFENDANT: **JAMES O. KRUHLY**

SALE ADDRESS: 6024 Goshen Road, Newtown Square, Pennsylvania 19073

PLAINTIFF ATTORNEY: **McCABE,**

WEISBERG & CONWAY, P.C., 215-790-1010

SALE NO. 16-7-548

Writ of Execution No. 2016-00649

DEBT \$118,040.52

ALL THOSE THREE CERTAIN tracts of pieces of land, with the buildings and improvements thereon erected situate in the Village of Lincoln University, Lower Oxford Township, Chester County, Pennsylvania, bounded and described as follows:

TRACT #1

BOUNDED on the north by land of John Miller, on the east by lands of Franklin Darlington on the west by lands of Sarah Jane Buckalow and Alexander Null, and on the south by First Avenue.

CONTAINING 10,600 square feet more or less. Having a front of 106 feet on First Avenue, and extending back of that width a depth of 100 feet.

TRACT #2

BEGINNING at a stake on the south line of a laid out street which runs eastward and at right angles of the public road leading from Lincoln University Station to Lincoln University 310 feet from the middle of said road; thence eastward along the line of said laid out street 25 feet; thence southward at right angles from said street 100 feet; thence westward at right angle 25 feet; thence at another right angle northward in a straight line to the place of beginning.

CONTAINING 2,500 square feet, more or less

TRACT #3

BEGINNING at a stake, the southeast corner of lot of land belonging to late Connor Kelly and running thence in an easterly direction on a straight line 141 feet to a stake; thence at right angle from said line in a northerly direction 130 feet to a stake standing on the north side of a public highway known as Second Avenue; thence in a westerly direction along said avenue, 24 feet to a stake; thence at a right angle in a northerly direction 100 feet to a stake, thence at a right angle in a westerly direction 5 feet to a stake; thence at a right angle in a southerly direction 100 feet to the north line of said Second Avenue; thence in a westerly direction along said Avenue 72 feet to a stake; and thence in a southerly direction in a straight line 130 feet to the place of beginning, making two united parallelograms.

BLR# 56-10A-5 and 56-10A-8.1

BEING the same premises which Darien E. White Administrator of the Estate of James M. Skerrett granted and conveyed unto Darien E. White, by Deed dated February 18, 2010 and recorded March 4, 2010 in Chester County Record Book 7875, Page 1715 for the consideration of \$1.00

AND

BEING the same premises which James M. Skerrett, singleman granted and conveyed unto James M. Skerrett and Darien E. White, as tenants in common by Deed dated October 30, 1991 and recorded October 31, 1991 in Chester County Record Book 2648, Page 43 for the consideration of \$1.00.

JAMES M. Skerrett departed this life on November 15, 2007.

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

VS

DEFENDANT: **DARIEN E. WHITE**

SALE ADDRESS: 140 Second Avenue, Lincoln University, PA 19352

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

SALE NO. 16-7-549

Writ of Execution No. 2014-07467

DEBT \$436,268.23

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

ALL THAT CERTAIN lot or piece of ground, situate in the Township of London Grove, County of Chester and Commonwealth of Pennsylvania, bounded and described on a Plan of Lots for Inniscrone, Phases III-VI and recorded in Chester County as Plan No. 18662, as follows to wit:

BEING Lot #31, Phase V, as shown on said Plan.

BEING UPI Number 59-008-0665-0000

PARCEL No.: 59-008-0665-0000

BEING known as: 936 Aringa Way, Avondale, PA 19311

BEING the same property conveyed to Christina M. Wanner, unmarried woman, who acquired title by Virtue of a Deed from NVR, Inc.,

a Virginia Corporation Trading as NV Homes, dated March 28, 2012, recorded March 29, 2012, at Deed Book 8390, Page 1803, Chester County, Pennsylvania Records.

PLAINTIFF: Wells Fargo Bank, N.A.

VS

DEFENDANT: **CHRISTINA M. WANNER**

SALE ADDRESS: 936 Aringa Way, Avondale, PA 19311

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

SALE NO. 16-7-550

Writ of Execution No. 2014-09697

DEBT \$225,256.31

ALL THAT CERTAIN Unit, designated as Building Number 5, Unit Number 213, being a Unit in the Paddock at Chesterbrook a Condominium, situate in the Township of Tredyffrin and County of Chester and Commonwealth of Pennsylvania.

BEING known as 213 Carriage Court, Chesterbrook, PA 19087

PARCEL No. 43-5-1632

PLAINTIFF: LSF8 Master Participation Trust

VS

DEFENDANT: **DENNIS N. HAGEL, SOLELY AS EXECUTOR OF THE ESTATE OF DEBORAH A. HAGEL and DONNA K. WEAVER, SOLELY AS EXECUTRIX OF THE ESTATE OF DEBORAH A. HAGEL**

SALE ADDRESS: 213 Carriage Court, Chesterbrook, PA 19087

PLAINTIFF ATTORNEY: **RICHARD M. SQUIRE AND ASSOCIATES, LLC, 215-886-8790**

SALE NO. 16-7-551

Writ of Execution No. 2015-02636

DEBT \$47,505.67

ALL THAT CERTAIN lot or piece of land with the buildings and improvements thereon erected, hereditaments and appurtenances, situate the Township of Warwick, County of Chester and State of Pennsylvania, bounded and described according to a Plan of Property of Elsie Carlier made by Leon A. Leshner, Registered Land Surveyor, Sinking Spring, Pennsylvania, dated September 1, 1966, as follows, to wit:

BEGINNING at a point on the southerly side of Township Route No. 519 (as shown on said Plan) which point is at a distance of 316 feet, measured south 82 degrees 09 minutes west, along the same from a point, a corner of lands now or late of St. Mary's Church; thence extending from said beginning point south 07 degrees 51 minutes east, 200 feet to a point; thence extending south 82 degrees 09 minutes west, 150 feet to a point; thence extending north 07 degrees 51 minutes west, 200 feet to a point on the southerly side of Township Route No. 519 aforesaid; thence extending along same, north 82 degrees 09 minutes east, 150 feet to the first mentioned point and place of beginning.

BEING Lot No. 3 as shown on said Plan.

BEING Parcel No. 19-04-0136.030
UPI 19-4-136.3

BEING the same premises which Mabel F. Williams by Deed dated 9/18/2001 and recorded 10/16/2001 in Chester County in Record Book 5087 Page 2334 conveyed unto David H. Kercher and Jennifer A. Kercher, husband and wife, in fee.

PLAINTIFF: Santander Bank, N.A.
VS

DEFENDANT: **DAVID H. KERCHER and JENNIFER A. KERCHER**

SALE ADDRESS: 124 Mine Hole Road (Warwick Township), Elverson, PA 19520

PLAINTIFF ATTORNEY: **PRESSMAN & DOYLE, 610-532-4222**

SALE NO. 16-7-552
Writ of Execution No. 2015-06768
DEBT \$213,183.07

PROPERTY situate in the Penn Township, Chester County, Pennsylvania
BLR# 58-3-33.99
IMPROVEMENTS thereon: residential dwelling

PLAINTIFF: Wells Fargo Bank, N.A.
VS

DEFENDANT: **UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER SATISH C. GANGISETTY a/k/a G. SATISH CHANDRA, DECEASED**

SALE ADDRESS: 12 Allsmeer Drive, West Grove, PA 19390-8801

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

SALE NO. 16-7-553
Writ of Execution No. 2014-05680
DEBT \$148,548.99

PROPERTY situate in East Coventry Township
TAX Parcel #18-1-21
IMPROVEMENTS: a residential dwelling.

PLAINTIFF: M&T Bank
VS

DEFENDANT: **DAVID DELANEY aka DAVID B. DELANEY**

SALE ADDRESS: 355 Sanatoga Road, Pottstown, PA 19465

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

SALE NO. 16-7-554
Writ of Execution No. 2016-00845
DEBT \$170,848.99

PROPERTY situate in West Whiteland Township
TAX Parcel #41-05-1445
IMPROVEMENTS: a residential dwelling.

PLAINTIFF: Nationstar Mortgage LLC

VS

DEFENDANT: **BRENDA M. SHEA**
SALE ADDRESS: 546 Astor Square Unit 20, West Chester, PA 19380

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

SALE NO. 16-7-555
Writ of Execution No. 2016-00729
DEBT \$117,699.60

PROPERTY situate in the City of Coatesville, Chester County, Pennsylvania
BLR# 16-6-69
IMPROVEMENTS thereon: residential dwelling

PLAINTIFF: American Financial Resources, Inc.

VS

DEFENDANT: **JOSEPH F. OWENS**

SALE ADDRESS: 584 Elm Street,
Coatesville, PA 19320-3216

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

SALE NO. 16-7-556
Writ of Execution No. 2015-08229
DEBT \$536,442.96

PROPERTY situate in the Uwchlan
Township, Chester County, Commonwealth of
Pennsylvania

BLR# 33-5F-366

IMPROVEMENTS thereon: residential
dwelling

PLAINTIFF: Bayview Loan Servicing,
LLC

VS

DEFENDANT: **JOHN MONT-
GOMERY a/k/a JOHN M. MONTGOMERY,
IN HIS CAPACITY AS HEIR OF NANCY J.
MONTGOMERY a/k/a NANCY MONT-
GOMERY f/k/a NANCY GOFF, DECEASED
and JOHN GOFF, IN HIS CAPACITY AS
HEIR OF NANCY J. MONTGOMERY a/k/a
NANCY MONTGOMERY f/k/a NANCY
GOFF, DECEASED and ROBERT MONT-
GOMERY, IN HIS CAPACITY AS HEIR OF
NANCY J. MONTGOMERY a/k/a NANCY
MONTGOMERY f/k/a NANCY GOFF,
DECEASED and ERIN GOFF, IN HER
CAPACITY AS HEIR OF NANCY J. MONT-
GOMERY a/k/a NANCY MONTGOMERY
f/k/a NANCY GOFF, DECEASED and AMAN-
DA MONTGOMERY, IN HER CAPACITY AS
HEIR OF NANCY J. MONTGOMERY a/k/a
NANCY MONTGOMERY f/k/a NANCY
GOFF, DECEASED and SHAWNA MONT-
GOMERY, IN HER CAPACITY AS HEIR OF
NANCY J. MONTGOMERY a/k/a NANCY
MONTGOMERY f/k/a NANCY GOFF,
DECEASED and UNKNOWN HEIRS, SUC-
CESSORS, ASSIGNS, AND ALL PERSONS,
FIRMS, OR ASSOCIATIONS CLAIMING
RIGHT, TITLE OR INTEREST FROM OR
UNDER NANCY J. MONTGOMERY a/k/a
NANCY MONTGOMERY f/k/a NANCY
MONTGOMERY, DECEASED**

SALE ADDRESS: 214 Woodward
Drive, Exton, PA 19341-1426

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

563-7000

SALE NO. 16-7-557
Writ of Execution No. 2015-11857
DEBT \$183,350.43

PROPERTY situate in the West
Bradford Township, Chester County, Pennsylvania
BLR# 50-5D-75

IMPROVEMENTS thereon: residential
dwelling

PLAINTIFF: Wells Fargo Bank, NA
VS

DEFENDANT: **ZACHARIAH ALAN
BEZINQUE a/k/a ZACHARIAH BEZINQUE
and JEANNETTE MARIE BEZINQUE a/k/a
JEANNETTE BEZINQUE**

SALE ADDRESS: 1204 Rhode Island
Lane, Downingtown, PA 19335-3845

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

SALE NO. 16-7-559
Writ of Execution No. 2013-01236
DEBT \$402,885.87

ALL THAT CERTAIN lot or piece of
ground, being known as Lot Number 16, situate in
West Brandywine Township, Chester County,
Commonwealth of Pennsylvania, as shown on a
Subdivision Plan of Wynne-Wood Hollows made
by Lester R. Andres, P.R., Thorndale,
Pennsylvania, dated February 16, 1987 and last
revised February 15, 1988 and recorded in Chester
County Recorder of Deeds Office as Plan Number
7135, and more particularly described as follows,
to wit:

BEGINNING at a point on the southerly
line of Monacy Road (50 feet wide) said point
being the total tangent distance of 117.58 feet from
the easterly end of a 13 foot radius curve (18.89
feet long) connecting said Monacy Road with
Man-Lin Drive (50 feet wide); thence north 89
degrees 11 minutes 05 seconds east, 54.83 feet to a
point; thence north 88 degrees 41 minutes 48 sec-
onds east, 78.31 feet to a point, a corner; thence
south 05 degrees 30 minutes 51 seconds west,
245.46 feet to a point, a corner; thence north 05
degrees 43 minutes 27 seconds east 244.46 feet to
the first mentioned point and place of beginning.

TITLE to said premises is vested in
Kemberly Rucker, by Deed from Kemberly

Nichols, a/k/a Kemberly Rucker and April Nichols, her mother, dated 03/28/2012, recorded 04/11/2012 in Book 8401, Page 506.

BLR No. 29-7-151.1R

RESIDENTIAL property

SEIZED in execution as the property of

Kemberly Nichols a/k/a Kemberly Rucker and Sherita Thompson on No. 2013-01236-RC

PLAINTIFF: SRMOF II 2012-1 Trust, U.S. Bank, Trust National Association, not in its individual capacity but solely as Trustee

VS

DEFENDANT: **KEMBERLY**

NICHOLS a/k/a KEMBERLY RUCKER and SHERITA THOMPSON

SALE ADDRESS: 248 Monacy Road, Coatesville, PA 19320-1448

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

SALE NO. 16-7-560

Writ of Execution No. 2015-07494

DEBT \$319,184.69

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

BLR# 52-7-26.2

Improvements thereon: residential dwelling

PLAINTIFF: The Bank of New York Mellon, fka The Bank of New York, as Successor-in-Interest to JPMorgan Chase Bank, N.A., as Trustee for Structured Asset Mortgage Investments II Inc, Bear Stearns Alt-A Trust, Mortgage Pass Through Certificates Series 2005-4

VS

DEFENDANT: **SARA J. FRANCO a/k/a SARA JEAN FRANCO and ALEJANDRO FRANCO**

SALE ADDRESS: 205 Larchwood Road, West Chester, PA 19382-7325

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

SALE NO. 16-7-561

Writ of Execution No. 2014-12423

DEBT \$183,457.82

ALL THAT CERTAIN tract of unimproved land, hereditaments and appurtenances, situate on the southwesterly side of Log House Road in Upper Oxford Township, County of Chester,

Commonwealth of Pennsylvania as the same appears as Lot No. 10 on a Final Plan numbered 880105 prepared by Lake Roeder Hillard & Beers, Civil Engineers & Land Surveyors, Oxford, Pennsylvania, as Subdivision Plan No. 15499, bounded and described as follows:

BEGINNING at a 3/4 inch rebar set on the southwesterly right-of-way line of Log House Road at the northwesterly corner of Lot 9 of the above referenced plan, thence along Lot No. 9 the following 2 courses and distances (1) south 23 degrees 16 minutes 14 seconds west, 60 feet to a point; and (2) south 43 degrees 27 minutes 18 seconds west, 254.11 feet to a 3/4 inch rebar set in line of land of Joseph K. IV and Katherine Ann McCammon; thence (3) along the line of land of McCammon, north 46 degrees 32 minutes 42 seconds west, 150 feet to a 3/4 inch rebar set at the southwesterly corner of Lot No. 11; thence (4) along Lot No. 11, north 43 degrees 27 minutes 18 seconds east, 295.08 feet to a 3/4 inch rebar set on the southwesterly right-of-way line of Log House Road; thence along the southwesterly right-of-way line of Log House Road the 2 following courses and distances: (5) south 46 degrees 32 minutes 43 seconds east, 43.03 feet to a point; and (6) along the arc of a 250 foot radius curve to the left 88.07 feet, said curve having a chord distance of 87.62 feet and bearing south 56 degrees 38 minutes 14 seconds east to a 3/4 inch rebar set, the point of beginning.

UPI No. 57-4-85.8C

PARCEL No. 57-04-0085.08C

BEING the same premises which Robert J. Scarlett by Indenture dated May 20, 2004 and recorded in the Recorder of Deeds, in and for the County of Chester, aforesaid, in Record Book 6169 Page 766, granted and conveyed unto Charles Wood and Pamela Wood, husband and wife, in fee.

IMPROVEMENTS: residential dwelling

BEING known as 142 Log House Road, Oxford, Pennsylvania 19363

PLAINTIFF: Conestoga Bank, successor by merger to Transnational Mortgage Corporation

VS

DEFENDANT: **CHARLES M. WOOD and PAMELA L. WOOD**

SALE ADDRESS: 142 Log House Road, Oxford, Pennsylvania 19363

PLAINTIFF ATTORNEY: **CHARLES**

N. SHURR, JR., ESQ., 610-670-2552

SALE NO. 16-7-562
Writ of Execution No. 2015-11374
DEBT \$341,470.20

PROPERTY situate in the North Coventry Township, Chester County, Pennsylvania
 BLR# 17-02-0011

IMPROVEMENTS thereon: residential dwelling

PLAINTIFF: Wells Fargo Bank, National Association as Trustee for Abfc 2006-Opt3 Trust, Asset Backed Funding Corporation Asset-Backed Certificates, Series 2006-Opt3

VS

DEFENDANT: **DAVID D. MILLER and KAREN L. DELANEY**

SALE ADDRESS: 1225 Shenkel Road, Pottstown, PA 19465-7215

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

SALE NO. 16-7-563
Writ of Execution No. 2015-11506
DEBT \$200,329.61

PROPERTY situate in the Schuylkill Township, Chester County, Pennsylvania
 BLR# 27-2N-34

IMPROVEMENTS thereon: residential dwelling

PLAINTIFF: Wells Fargo Bank, N.A.

VS

DEFENDANT: **SANDRA J. PACELL**
 SALE ADDRESS: 1198 Laurel Lane, Phoenixville, PA 19460-2212

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

SALE NO. 16-7-564
Writ of Execution No. 2016-00873
DEBT \$192,255.65

ALL THAT CERTAIN tract or piece of land, situate in the Borough of Downingtown (formerly Caln Township), Chester County, Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point in the center of Pennsylvania Avenue, said point being one hun-

dred seventy-five feet in an easterly direction from the center of Lloyd Avenue, and also being a corner of land recently conveyed to Edmund D. Lear and Ethel E. Lear, his wife; thence along the middle of the said Pennsylvania Avenue north eighty-six degrees thirty minutes east seventy-five feet to a point in the middle thereof; thence along land of S. Earl Entreklin, Jr., south one and one-half degrees east one hundred forty feet to a point; thence south eighty-six degrees thirty minutes west west seventy-five feet to a point, another corner of land of Edmund D. Lear, et ux; thence along said land north one and one-half degrees west one hundred forty feet to the first mentioned point and place of beginning.

BEING Chester County UPI 11-6-44
 BLR# 11-006-0044.0000

TITLE vested in Elizabeth Martin and Dean Martin, husband and wife by Deed from Jean R. Harrison and Susan C. Parker, dated 1/28/2008 and recorded 1/31/2008 in Book 7357 Page 1322

PLAINTIFF: U.S. Bank National Association (Trustee for the Pennsylvania Housing Finance Agency)

VS

DEFENDANT: **DEAN MARTIN and ELIZABETH MARTIN**

SALE ADDRESS: 704 West Pennsylvania Avenue, Downingtown, PA 19335

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

SALE NO. 16-7-565
Writ of Execution No. 2010-07558
DEBT \$120,715.89

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

TAX Parcel No.: 39-03G-0031

PLAINTIFF: PNC Bank, National Association

VS

DEFENDANT: **UINKNOWN HEIRS, SUCCESSORS, ASSIGNS AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER VIRGIL H. NEWMAN, DECEASED AND/OR MARJORIE MAY NEWMAN, DECEASED and IRENE OLLIE NEWMAN and JAMES P. WALTZ**

SALE ADDRESS: 1107 Scott Dr., Coatesville, PA 19320

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

**SALE NO. 16-7-566
Writ of Execution No. 2015-10841
DEBT \$12,751.18**

ALL the right, title, interest and claims of Barry C. Sproul in and to the following described property:

ALL THAT CERTAIN parcel situate in the Borough of West Chester.

HET a dwelling k/a 137 East Barnard Street, West Chester, PA 19382.

BEING the same property which Barry C. Sproul and Doris Myers, granted and conveyed unto Barry C. Sproul by Deed dated May 8, 2000 and recorded May 12, 2000 in the Recorder's Office of said County in Deed Book 4753 Page 1175.

UNIFORM Parcel Identifier Tax Parcel No. 01-09-0540.

PLAINTIFF: PNC Bank, National Association

VS

DEFENDANT: **BARRY C. SPROUL**

SALE ADDRESS: 137 East Barnard Street, West Chester, PA 19382

PLAINTIFF ATTORNEY: **BRETT A. SOLOMON, ESQ., 412-566-1212**

**SALE NO. 16-7-567
Writ of Execution No. 2015-02241
DEBT \$253,544.14**

PROPERTY situate in the Penn Township, Chester County, Pennsylvania BLR# 58-4-46.9

IMPROVEMENTS thereon: residential dwelling

PLAINTIFF: Citifinancial Servicing LLC

VS

DEFENDANT: **JEFFREY M. BROWN and SUZANNE M. WHITE**

SALE ADDRESS: 482 West Baltimore Pike, West Grove, PA 19390-9101

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

**SALE NO. 16-7-568
Writ of Execution No. 2016-00777
DEBT \$150,010.88**

PROPERTY situate in the Caln Township, Chester County, Pennsylvania BLR# 39-5E-47

IMPROVEMENTS thereon: residential dwelling

PLAINTIFF: PHH Mortgage Corporation

VS

DEFENDANT: **MICHAEL J. BASSETT**

SALE ADDRESS: 157 Appledore Drive, Downingtown, PA 19335

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

**SALE NO. 16-7-569
Writ of Execution No. 2015-10991
DEBT \$257,371.98**

PROPERTY situate in West Bradford Township, Chester County, Pennsylvania BLR# 5005A005200

IMPROVEMENTS thereon: residential dwelling

PLAINTIFF: Bayview Loan Servicing, LLC, a Delaware Limited Liability Company

VS

DEFENDANT: **ANDREW BACCILE**

SALE ADDRESS: 1646 Ithan Circle, Downingtown, PA 19335-3544

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

**SALE NO. 16-7-570
Writ of Execution No. 2012-09656
DEBT \$676,276.23**

PROPERTY situate in the West Pikeland Township, Chester County, Pennsylvania BLR# 34-03-0022.110

IMPROVEMENTS thereon: residential dwelling

PLAINTIFF: Deutsche Bank National Trust Company as Trustee for Harborview Mortgage Loan Trust Mortgage Loan Pass-Through Certificates, Series 2007-2

VS

DEFENDANT: **BRIAN JARRATT a/k/a BRADFORD J. JARRATT a/k/a JAMES BRIAN JARRATT and JENNIFER A. JARRATT**

SALE ADDRESS: 1728 Valley Lane, Chester Springs, PA 19425-2200

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

SALE NO. 16-7-571

Writ of Execution No. 2014-06973

DEBT \$1,083,173.62

ALL THAT CERTAIN lot or piece of ground situate in West Goshen Township, County of Chester, Commonwealth of Pennsylvania bounded and described according to a Plan of Subdivision for Paul F. Kummer, drawn by Henry S. Conrey, Inc. 2/5/1979 last revised 2/13/1979 recorded as Plan #2856, as follows.

BEGINNING at a point on the northerly side of Sunset Hollow Road (T-387) said point being the southeasterly corner of Lot 1 as shown on said plan and the southwesterly corner of the about to be described lot; thence from said point of beginning and extending along Lot 1 and Lot 2, north 3 degrees 15 minutes 0 seconds west 279 feet to a point; thence continuing along Lot 2 the following 2 courses and distances: (1) north 21 degrees 20 minutes 0 seconds west 161 feet to a point; (2) north 32 degrees 0 minutes 0 seconds west 188.39 feet to a point of land now or late of E. DeMarco; thence along said lands of DeMarco and others, north 65 degrees 45 minutes 50 seconds east 376.95 feet to a found iron pin in lands now or late of Theodore D. and Gladys B. Rogers; thence along said lands the 2 following courses and distances: (1) south 12 degrees 40 minutes 0 seconds west 570 feet to a found iron pin; (2) south 6 degrees 15 minutes 0 seconds east 169 feet to a point on the aforementioned northerly side of Sunset Hollow Road; thence along said northerly side south 69 degrees 54 minutes 32 seconds west 51.52 feet to the first mentioned point and place of beginning.

BEING the same premises which Kathleen T. Burkett, by Deed dated 11/30/2005 and recorded 12/06/2005 in the Office of the Recorder of Deeds in and for Chester County in Deed Instrument No. 10602980, granted and conveyed unto Thomas B. Ives.

BEING known as: 403 Sunset Hollow

Road, West Chester, PA 19380

PARCEL No.: 52-2-5.1A

IMPROVEMENTS: residential property.

PLAINTIFF: Wells Fargo Bank, N.A. VS

DEFENDANT: **THOMAS B. IVES**

SALE ADDRESS: 403 Sunset Hollow Road, West Chester, PA 19380

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