

NOTICES

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**CLERK OF THE ORPHANS' COURT
DIVISION OF THE COURT OF COMMON PLEAS
CHESTER COUNTY, PENNSYLVANIA**

NOTICE OF FILING ACCOUNTS

**ACCOUNTS LISTED FOR AUDIT ON WEDNESDAY, OCTOBER 3, 2018
Courtroom 5 at 9:00 A.M. PREVAILING TIME**

THE HONORABLE JOHN L. HALL

Notice is hereby given to all parties interested, that accounts in the following matters have been filed in the Office of the Clerk of the Orphans' Court Division of the Court of Common Pleas of Chester County, Pennsylvania for AUDIT, CONFIRMATION AND DISTRIBUTION at the above date, time and place. At that time and place interested parties, claimants and objectors to the same will be heard.

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| ESTATE OF DOROTHY MAGNACOTT, DECEASED | 1517-0082 |
| FIRST AND FINAL ACCOUNT | |
| OF: L. PETER TEMPLE, EXECUTOR | |
| ATTORNEY(S): | |
| DONALD B. LYNN JR, ESQUIRE | |

| | |
|---|------------------|
| IN RE: ROBERT P. HAUPTFUHRER AND BARBARA D. HAUPTFUHRER, TRUST | 1518-1717 |
| FIRST ACCOUNT | |
| FOR ROBERT P. HAUPTFUHRER AND BARBARA D. HAUPTFUHRER | |
| IRREVOCABLE DEED OF TRUST DATED NOVEMBER 16, 1990 | |
| OF: WELLS FARGO BANK, N.A., TRUSTEE | |
| GEORGE J. HAUPTFUHRER III, TRUSTEE | |
| ATTORNEY(S): | |
| MARISSA M. TRIBUIANI, ESQUIRE | |
| AMY S. UFBERG, ESQUIRE | |

| | |
|---|------------------|
| IN RE: ROBERT P. HAUPTFUHRER, TRUST | 1518-1716 |
| FIRST ACCOUNT | |
| FOR THE GST NON-EXEMPT RESIDUARY MARITAL TRUST UNDER ARTICLE VI | |
| OF: WELLS FARGO BANK, N.A., TRUSTEE | |
| BRYAN D. HAUPTFUHRER, TRUSTEE | |
| BRENDA HAUPTFUHRER HELBER, TRUSTEE | |
| BARBARA D. HAUPTFUHRER, TRUSTEE | |
| ATTORNEY(S): | |
| MARISSA M. TRIBUIANI, ESQUIRE | |
| AMY S. UFBERG, ESQUIRE | |

IN RE: ROBERT P. HAUPTFUHRER, TRUST **1518-1716**
 FIRST ACCOUNT
 FOR THE GST EXEMPT RESIDUARY MARITAL TRUST UNDER ARTICLE VI
 OF: WELLS FARGO BANK, N.A., TRUSTEE
 BRYAN D. HAUPTFUHRER, TRUSTEE
 BRENDA HAUPTFUHRER HELBER, TRUSTEE
 BARBARA D. HAUPTFUHRER, TRUSTEE
 ATTORNEY(S):
 MARISSA M. TRIBUANI, ESQUIRE
 AMY S. UFBERG, ESQUIRE

IN RE: ROBERT P. HAUPTFUHRER, TRUST **1518-1716**
 FIRST ACCOUNT
 FOR THE APPOINTIVE TRUST UNDER ARTICLE V
 OF: WELLS FARGO BANK, N.A., TRUSTEE GEORGE J. HAUPTFUHRER III, TRUSTEE
 ATTORNEY(S):
 MARISSA M. TRIBUANI, ESQUIRE
 AMY S. UFBERG, ESQUIRE

IN RE: PAUL D. GRIGGS, TRUST **1518-1725**
 FIRST AND FINAL ACCOUNT
 FOR THE MARITAL GST NON-EXEMPT TRUST
 OF: WILMINGTON TRUST, N.A., TRUSTEE
 ATTORNEY(S):
 BRADLEY D. TEREBELO, ESQUIRE

IN RE: PAUL D. GRIGGS, TRUST **1518-1726**
 FIRST AND FINAL ACCOUNT
 FOR THE MARITAL GST EXEMPT TRUST
 OF: WILMINGTON TRUST, N. A., TRUSTEE
 ATTORNEY(S):
 BRADLEY D. TEREBELO, ESQUIRE

**CHANGE OF NAME NOTICE
 IN THE COURT OF COMMON PLEAS
 CHESTER COUNTY, PENNSYLVANIA
 CIVIL ACTION - LAW
 NO. 2018-07364-nc**

NOTICE IS HEREBY GIVEN that the name change petition of Regina N. Dougherty, mother of minor child Nicholas Christian Golini Jr. was filed in the above-named court and will be heard on October 18, 2018 at 9:30 AM, in Courtroom 7 at the Chester County Justice Center, 201 West Market Street, West Chester, Pennsylvania.

Date of filing the Petition: July 18, 2018

Name to be changed from: **Nicholas Christian Golini Jr** to: **Nicholas Grinnell Dougherty**

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

**CHANGE OF NAME NOTICE
IN THE COURT OF COMMON PLEAS
CHESTER COUNTY, PENNSYLVANIA
CIVIL ACTION - LAW
NO. 2018-09014-NC**

NOTICE IS HEREBY GIVEN that the name change petition of Andrew Joseph Barnes was filed in the above-named court and will be heard on December 4, 2018 at 9:30 AM, in Courtroom 7 at the Chester County Justice Center, 201 West Market Street, West Chester, Pennsylvania.

Date of filing the Petition: September 4, 2018

Name to be changed from: **Andrew Joseph Barnes** to: **Andrew Joseph Traynor**

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

CORPORATION NOTICE

Civil and Stormwater Solutions, Inc. has been incorporated under the provisions of the Pennsylvania Business Corporation Law of 1988. REIDENBACH & ASSOCIATES
229 W. Wayne Avenue
Wayne, PA 19087

CORPORATION NOTICE

NOTICE IS HEREBY GIVEN that Articles of Incorporation were filed with the Pennsylvania Department of State on August 6, 2018, effective 8/6/2018, for **Cersell Company Inc.** in accordance with the provisions of the Pennsylvania Business Corporation Law of 1988. The purpose or purposes for which it was organized are: sales
DOUGLAS P. HUMES, Solicitor
Law Office of Douglas P. Humes
Millridge Manor House
975 Mill Road Suite 204
Bryn Mawr, Pennsylvania 19010

INCORPORATION NOTICE

NOTICE IS HEREBY GIVEN THAT Articles of Incorporation were filed with and approved by the Department of State of the Commonwealth of Pennsylvania on the 1st day of September, 2018, for the purpose of creating a business corporation which has been incorporated under the provisions of the Business Corporation Law of 1988. The name of the corporation is **LTS PA, INC.**

CORPORATION NOTICE

NOTICE IS HEREBY GIVEN that Articles of Incorporation were filed with the Pennsylvania Department of State on July 19, 2018, effective 9/1/2018, for **Pedante and Company, Inc.**, 1026 Warren Road, West Chester, PA 19382. The corporation has been incorporated under the provisions of the Pennsylvania Business Corporation Law of 1988, as amended.

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

BOARDMAN. Bryan John, late of Pennsbury Township. James H. Boardman, 10619 SW Cowan Rd., Vashon, WA 98070, Administrator. PATRICIA T BRENNAN, Esquire, 31 Turner Ln., West Chester, PA 19380, atty.

BOHON, Marlane Geldart, late of West Whiteland, Exton. Jeannie Fitzpatrick, 6 Glamorgan Terrace, West Chester, Pennsylvania 19380, Personal Representative.

CASTELLI, Curtis J., late of Easttown Township. Leigh D. Harvey, care of CAROL R. LIVINGOOD, Esquire, 130 W. Lancaster Ave., Wayne, PA 19087, Executrix. CAROL R. LIVINGOOD, Esquire, David Bennett Spiess & Livingood LLC, 130 W. Lancaster Ave., Wayne, PA 19087, atty.

CLINE, II, Henry J., a/k/a Henry J. Cline, late of East Goshen Township. Henry J. Cline, III, 219 Roberts Lane, Mount Laurel, NJ 08054, Executor. STEPHEN M. ASBEL, Esquire, 20 W. 3rd Street, Media, PA 19063, atty.

CULLUM, Jack, late of Spring City. Bradley F. Willauer, 763 Union Avenue, Pottstown, PA 19465, Executor. COURTNEY A. WIGGINS, Esquire, Mauger & Meter, 240 King Street, P. O. Box 698, Pottstown, PA 19464, atty.

DEVIRGILIO, William, late of East Goshen Township. Richard DeVirgilio, 25 Applewood Road, Malvern, PA 19355, Administrator. **PAUL RUBINO**, Esquire, Rubino Law, LLC, 50 Darby Road, Paoli, PA 19301, atty.

FERRARO, Francesco, late of North Coventry Township. Rita Ferraro, care of 1099 W. Cedarville Rd., Pottstown, PA 19465, Executrix. **JAMES C. KOVALESKI**, Esquire, OMW Law, 347 Bridge Street, Suite 200, Phoenixville, PA 19460, atty.

GEARS, Betty W., late of Penn Township. Robert L. Prettyman, Sr., care of R. SAMUEL MCMICHAEL, Esquire, P. O. Box 296, Oxford, PA 19363, Executor. R. SAMUEL MCMICHAEL, Esquire, McMichael Law Office, P. O. Box 296, Oxford, PA 19363, atty.

GORACCI, Constance L., late of Borough of West Grove. Grace Goracci, 120 Clonmell Upland Road, West Grove, PA 19390, Executrix. **GERALD E. DARLING**, Esquire, Archer & Greiner, P.C., One Continental Square, Haddonfield, NJ 08033, atty.

HAMMEL, Susan L., a/k/a Susan L. Cook Hammel, late of New Garden Twp. JoAnn Jenkins, care of CLARE MILLINER, Esquire, 213 E. State Street, Kennett Square, PA 19348, Executrix. CLARE MILLINER, Esquire, Brutscher Foley Milliner & Land, LLP, 213 E. State Street, Kennett Square, PA 19348, atty.

HARVEY, Gregory Merrill, late of East Coventry Township. Emily M. Wallace Harvey, care of MARGARET GALLAGHER THOMPSON, Esquire, 200 Four Falls Corporate Center, Suite 400, West Conshohocken, PA 19428, Administratrix. MARGARET GALLAGHER THOMPSON, Esquire, Cozen O'Connor, 200 Four Falls Corporate Center, Suite 400, West Conshohocken, PA 19428, atty.

HEMMER, Donald S., late of Caln Township. MaryAnn Carlson, care of BARRY S. RABIN, Esquire, 797 E. Lancaster Avenue, Suite 13, Downingtown, PA 19335, Personal Representative. BARRY S. RABIN, Esquire, The Law Office of Barry S. Rabin, 797 E. Lancaster Avenue, Suite 13, Downingtown, PA 19335, atty.

HUSTON, Jean Nichol Lewis, late of Chester County. Jonathan Huston, care of KARYN L. SEACE, Esquire, 113 East Evans St., Matlack Building, Suite D-2, West Chester, PA 19380, Executor. KARYN L. SEACE, Esquire, Nescio & Seace, LLP, 113 East Evans St., Matlack Building, Suite D-2, West Chester, PA 19380, atty.

KEEN, Edith P., late of West Brandywine Township. Catherine P. Tomlinson and Robert P. Pierce, care of ANDREW H. DOHAN, Esquire, 460 E. King Road, Malvern, PA 19355-3049, Executors. ANDREW H. DOHAN, Esquire, Lentz, Cantor & Massey, Ltd. 460 E. King Road, Malvern, PA 19355-3049, atty.

LANDIS, Elvin B., late of Honey Brook Township. Mary Ellen Groff, 718 Quaker Lane, Gap, PA 17527 and Vida Jean Landis, 1850 Goosetown Road, Coatesville, PA 19320, Executors. ALAN J. JARVIS, Esquire, Highlands Corporate Center, 495 Highlands Boulevard, Suite 109, Coatesville, PA 19320, atty.

LEVAN, Virginia Elaine, late of Honey Brook. James S. LeVan, 10945 Bucknell Drive, Wheaton, MD 20902, Executor.

LINCICOME, Daniel Louis, a/k/a Danny Lincicome, late of Tredyffrin Township. Francine T. Lincicome and Brian L. Lincicome, care of MARGARET GALLAGHER THOMPSON, Esquire, 200 Four Falls Corporate Center, Suite 400, West Conshohocken, PA 19428, Administrators. MARGARET GALLAGHER THOMPSON, Esquire, Cozen O'Connor, 200 Four Falls Corporate Center, Suite 400, West Conshohocken, PA 19428, atty.

LOMAX, Kenneth M., a/k/a Kenneth Mitchell Lomax, late of New London Township. Nancy B. Lomax, care of KRISTEN R. MATTHEWS, Esquire, 17 W. Miner Street, West Chester, PA 19382, Executrix. KRISTEN R. MATTHEWS, Esquire, MacElree Harvey, LTD., 17 W. Miner Street, West Chester, PA 19382, atty.

MARCANTONIO, Samuel G., late of Easttown Township. Sherry A. Marcantonio, 6123 Creekside Drive, Flourtown, PA 19031, Executrix. DONALD F. KOHLER, JR., Esquire, 27 South Darlington Street, West Chester, PA 19382, atty.

PAULSON, Elizabeth Gray, late of Downingtown. Lisa A. Vercauteran, care of BARRY S. RABIN, Esquire, 797 E. Lancaster Avenue, Suite 13, Downingtown, PA 19335, Personal Representative. BARRY S. RABIN, Esquire, The Law Firm of Barry S. Rabin, 797 E. Lancaster Avenue, Suite 13, Downingtown, PA 19335, atty.

POLLINI, Tindra, a/k/a Dina Pollini, late of Borough of Downingtown. Agata P. Butler, 1500 Caln Meetinghouse Rd., Coatesville, PA 19320, Executor. KATHLEEN K. GOOD, Esquire, Keen Keen & Good, LLC, 3460 Lincoln Highway, Thorndale, PA 19372, atty.

WAUSNOCK, Theresa Jean, a/k/a Theresa J. Wausnock, and Theresa Wausnock, late of Sadsbury, PA. Therese L. Money, 109 East Evans Street, Suite A, West Chester, PA 19380, Administrator. THERESE L. MONEY, Esq., Law Office Therese L. Money, LLC, 109 East Evans Street, Suite A, West Chester, PA 19380, atty.

YOCUM, Leah C., late of West Goshen Township. Phillip Yocum and Sara Blagg, care of E. CRAIG KALEMJIAN, Esquire, 535 N. Church Street, West Chester, PA 19380, Executors. E. CRAIG KALEMJIAN, Esquire, The Barclay, 535 N. Church Street, West Chester, PA 19380, atty.

2nd Publication

FELLNER, Herta, late of West Grove. William Fellner, 50 Morgan Hollow Way, Landenberg, PA 19350, Executor.

FORSLUND, Eleanor S., late of East Goshen Township. Nancy F. Martin and Jill E. Leone, care of ANDREW H. DOHAN, Esquire, 460 E. King Rd., Malvern, PA 19355-3049, Executrices. ANDREW H. DOHAN, Esquire, Lentz, Cantor & Massey, Ltd., 460 E. King Rd., Malvern, PA 19355-3049, atty.

HERNANDEZ-DECASTRO, late of New Garden Township. Teresa Castro, care of ANITA M. D'AMICO, Esq., 204 N. Union St., Kennett Square, PA 19348, Executrix. ANITA M. D'AMICO, Esq., D'Amico Law PC, 204 N. Union St., Kennett Square, PA 19348, atty.

JOHNSON, Pauline H., a/k/a Pauline Johnson, late of West Goshen Township. Julia A. Riccardo, 229 Stoughton Circle, Exton, PA 19341 and Robert B. Shoemaker, Jr., 1800 East Lancaster Avenue, Suite L, Paoli, PA 19301, Executors. ROBERT B. SHOEMAKER, JR., Esquire, 1800 East Lancaster Avenue, Suite L, Paoli, PA 19301, atty.

3rd Publication

ARMENTROUT SR, George Louis, late of Exton. George L. Armentrout Jr., 435 Chestnut Oak Rd., Narvon, PA 17555, Administrator.

BOTJE, Marcha Lee, a/k/a Marcha L. Botje and Marcha Botje, late of Berwyn, Tredyffrin. Anna Marina Ketterman, 423 Churchill Dr., Berwyn, PA 19312, Executrix.

CRANSTON, Mary, late of West Chester. Bart F. Cranston, III, 119 Augusta Dr., West Chester, PA 19382, Executor. The Erb Law Firm, PC, 20 S. Valley Road, Suite 100, Paoli, PA 19301, atty.

DUNWOODY, Charles P., late of Uwchlan. Barbara D. Cramer, care of J. MICHAEL RYAN, Esquire, 300 North Pottstown Pike, Suite 150, Exton, PA 19341, Executrix. J. MICHAEL RYAN, Esquire, 300 North Pottstown Pike, Suite 150, Exton, PA 19341, atty.

FRY, C. Herbert, late of Easttown Township. Ann E. Fry, care of LOUIS N. TETI, Esquire, 17 W. Miner St., West Chester, PA 19382, Executrix. LOUIS N. TETI, Esquire, MacElree Harvey, Ltd., 17 W. Miner St., West Chester, PA 19382, atty.

GERVASONI, Adele, late of West Whiteland Township. Peter J. Gervasoni, care of ANITA M. D'AMICO, Esquire, 204 N. Union St., Kennett Square, PA 19348, Executor. ANITA M. D'AMICO, Esquire, D'Amico Law PC, 204 N. Union St., Kennett Square, PA 19348, atty.

HARRIS, David L., late of Exton. Debra H. Grear and David L. Harris, care of VINCENT CAROSELLA, JR., Esquire, 882 South Matlack Street, Suite 101, West Chester, PA 19382, Executors. VINCENT CAROSELLA, JR., Esquire, Carosella & Associates, P.C., 882 South Matlack Street, Suite 101, West Chester, PA 19382, atty.

HOELZLE, Edna R, late of West Vincent Township. Frederic W Hoelzle, Jr., 562 Red Bone Road, Chester Springs, PA 19425, Executor.

NICHOLS, William B., late of Kennett Square. James W. Nichols, care of L. PETER TEMPLE, Esquire, P.O. Box 384, Kennett Square, PA 19348, Executor. L. PETER TEMPLE, Esquire, Larmore Scarlett LLP, P. O. Box 384, Kennett Square, PA 19348, atty.

PALMER, James O., late of West Brandywine Township. James D. Palmer, 306 Quarry Point Road, Malvern, PA 19355, Executor. JAMES D. PALMER, Esquire, Palmer & Barr, 607 Easton Road, Suite D, Willow Grove, PA 19090, atty.

RING, James C., late of Chester County. James Ring, care of KARYN L. SEACE, Esquire, 113 East Evans Street, Matlack Building, Suite D-2, West Chester, PA 19380, Administrator. KARYN L. SEACE, Esquire, Nescio & Seace, LLP, 113 East Evans Street, Matlack Building, Suite D-2, West Chester, PA 19380, atty.

SPIKER, Vergie Gillespie, late of Pennsbury Township. Daniel A. Lee, care of L. PETER TEMPLE, Esquire, P.O. Box 384, Kennett Square, PA 19348, Executor. L. PETER TEMPLE, Esquire, Larmore Scarlett LLP, P. O. Box 384, Kennett Square, PA 19348, atty.

TUCKER, Craig, late of West Whiteland Township. Eric D. Tucker, P. O. Box 327, Gradyville, PA 19039, Executor. DAVID T. VIDEON, Esquire, Baratta, Russell & Baratta 1000 N. Providence Rd., Media, PA 19063, atty.

FICTITIOUS NAME

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

34 Paws Consulting, with its principal place of business at 1217 Karen Lane, West Chester, PA 19380. The application has been (or will be) filed on: August 30, 2018. The name(s) and address(es) of the individual(s) or entity(ies) owning or interested in said business: William G. Gifford, 1217 Karen Lane, West Chester, PA 19380.

LUONGO LAW CENTER, P.C., Solicitor
15 Paoli Plaza, Suite H
Paoli, PA 19301

Combat Development LLC, with its principal place of business at 310 Mayfield Avenue, West Chester, PA 19380. The application has been (or will be) filed on: August 1, 2018. The name(s) and address(es) of the individual(s) or entity(ies) owning or interested in said business: Richard Hunsinger, 310 Mayfield Avenue, West Chester, PA 19380.

PATRICIA BISWANGER, Solicitor
217 North Monroe Street
Media, PA 19063

Cox Blox, with its principal place of business at 21 Church Road, Malvern, PA 19355. The application has been (or will be) filed on: July 24, 2018. The name(s) and address(es) of the individual(s) or entity(ies) owning or interested in said business: James D. Cox, 21 Church Road, Malvern, PA 19355.

MJ Rogan Training, with its principal place of business at 343 E. Biddle St, West Chester, Pennsylvania 19380. The application has been (or will be) filed on: September 9, 2018. The name(s) and address(es) of the individual(s) or entity(ies) owning or interested in said business: Mary Jane Rogan, 343 E. Biddle St, West Chester, Pennsylvania 19380.

Phoenix Karate, with its principal place of business at 316 Bridge Street, Phoenixville, PA 19460. The application has been (or will be) filed on: July 25, 2018. The name(s) and address(es) of the individual(s) or entity(ies) owning or interested in said business: Neil Thomas Phelan, 317 Bridge Street, Phoenixville, PA 19460.

FOREIGN BUSINESS CORPORATION

NOTICE IS HEREBY GIVEN that a Foreign Registration Statement has been filed with the Department of State of the Commonwealth of Pennsylvania, at Harrisburg, PA on or about 9/17/2018, for a foreign corporation with a registered address in the State of Pennsylvania as follows: **Lensa, Inc.**, Chester County

This corporation is incorporated under the laws of Delaware. The address of its principal office is 160 Greentree Drive, Suite 101, Dover, DE 19904. The corporation has been qualified in Pennsylvania under the Provisions of the Business Corporation Law of 1988, as amended.
 JAMES URIE, Atty.
 Clarion Law, LLC
 PO Box 3169
 West Chester PA 19381

NONPROFIT CORPORATION

NOTICE IS HEREBY GIVEN that Articles of Incorporation Nonprofit(by Statement of Conversion) have been filed with the Department of State of the Commonwealth of Pennsylvania, at Harrisburg, PA on or about August 29, 2018 and effective September 1, 2018 for: **The Company Theatre, Inc.**, 4151 Crescent Drive, Chester Springs, PA 19425.

The entity's original filing date was February 27, 2018. The corporation has been incorporated under the provisions of the Pennsylvania Nonprofit Corporation Law of 1988, as amended.

NOTICE

A Legal Notice is hereby given to the owner, lienholder or other interested parties in the unclaimed 1948 Chevy Stylemaster Coupe Blue/Tan, VIN 14FJB3214, Title 07275082 7 Located at 581 Cullen Road, Lincoln University, PA. Should you have a legal right to this vehicle, please contact James at 484.888.0746.

**IN THE COURT OF COMMON PLEAS OF
CHESTER COUNTY, PENNSYLVANIA
ORPHANS' COURT DIVISION**

IN RE: C.L.B.

Case Number: AD-18-0056

TO: John Doe

Petitions have been filed by Chester County Department of Children, Youth and Families asking the Orphans' Court to put an end to all rights you, Teresa Marie Moon and Michele Brooks have to a minor child, C.L.B. (d.o.b. 6/17/16), and to show cause why the parental rights to this child should not be terminated involuntarily. The Court has awarded Citations on these Petitions for Involuntary Termination of Parental Rights.

The Court has set a Call of the List for Monday, October 29, 2018, at 9:00 o'clock A.M., Honorable John L. Hall in Court Room No. 5, Chester County Justice Center, 201 West Market Street, West Chester, Pennsylvania, to determine which day your case will be heard, and to show cause, if any you have, why the relief sought in the Petition should not be granted. You or your lawyer should be present at the Call of the List to find out the specific date that your case will be heard.

If neither you nor your lawyer appears for the Call of the List, you may not find out when your hearing will be.

You are warned that even if you fail to appear at the scheduled hearing, the hearing will go on without you and your rights to this child may be ended by the court without your being present. You have a right to be represented at the hearing by a lawyer. You should take this paper to your lawyer at once. If you do not have a lawyer or cannot afford one, go to or telephone the Lawyer Reference Service, Chester County Bar Association, 15 West Gay Street, West Chester, PA 19380, Telephone No. (610) 429-1500 to find out where you can get legal help.

You have an important option that may be available to you under Pennsylvania Law. Act 101 of 2010 permits the adoptive parents, child, birth parents and/or relatives to enter into a voluntary Post-Adoption Contact Agreement for continuing contact or communication following a child's adoption. Contact Chester County Department of Children, Youth, 601 Westtown Road, St. 310, PO Box 2747, West Chester, PA 19380-0990 or phone 610-344-5800.

Lawrence J. Persick, Esq.
Attorney for Chester County
Department of Children, Youth and Families

**IN THE COURT OF COMMON PLEAS
CHESTER COUNTY, PENNSYLVANIA**

Wells Fargo Bank, NA successor by merger to Wachovia Bank, National Association
Plaintiff,

vs.

Tenesia D. Wilson Martinez, AKA Tenesia D. Wilson, as believed Heir and/or Administrator to the Estate of Benerando Martinez, Jr.; Laila Martinez, as believed Heir and/or Administrator to the Estate of Benerando Martinez, Jr.; Unknown Heirs and/or Administrators to the Estate of Benerando Martinez, Jr.
Defendants.

CIVIL DIVISION

Docket No.: 2015-03902-RC

**NOTICE OF SHERIFF’S SALE OF REAL PROPERTY
PURSUANT TO PENNSYLVANIA RULE OF CIVIL PROCEDURE 3129**

TO: Unknown Heirs and/or Administrators to the Estate of Benerando Martinez, Jr.

19 Townview Drive
West Grove, PA 19390

TAKE NOTICE:

The Sheriff’s Sale of Real Property (Real Estate) will be held at the Chester County Sheriff’s Office, at the Chester County Sheriff’s Office, 201 West Market Street, Suite 1201, West Chester, PA 19380 on November 15, 2018 at 11:00AM prevailing local time.

THE PROPERTY TO BE SOLD is delineated in detail in a legal description consisting of a statement of the measured boundaries of the property, together with a brief mention of the buildings and any other major improvements erected on the land.

The LOCATION of your property to be sold is: 19 Townview Drive, West Grove, PA 19390

The JUDGMENT under or pursuant to which your property is being sold is docketed to:

No. 2015-03902-RC

THE NAME(S) OF THE OWNER(S) OR REPUTED OWNER(S) OF THIS PROPERTY ARE:

Tenesia D. Wilson Martinez, AKA Tenesia D. Wilson, as believed Heir and/or Administrator to the Estate of Benerando Martinez, Jr.; Laila Martinez, as believed Heir and/or Administrator to the Estate of Benerando Martinez, Jr.; Unknown Heirs and/or Administrators to the Estate of Benerando Martinez, Jr.

A SCHEDULE OF DISTRIBUTION, being a list of the persons and/or governmental or corporate entities or agencies being entitled to receive part of the proceeds of the sale received and to be disbursed by the Sheriff (for example to banks that hold mortgages and municipalities that are owed taxes), will be filed by the Sheriff thirty (30) days after the sale, and distribution of the proceeds of sale in accordance with this schedule will, in fact, be made unless someone objects by filing exceptions to it, within ten (10) days of the date it is filed. Information about the Schedule of Distribution may be obtained from the Sheriff of the Court of Common Pleas of Chester County, at the Chester County Sheriff’s Office, 201 West Market Street, Suite 1201, West Chester, PA 19380.

THIS PAPER IS A NOTICE OF THE TIME AND PLACE OF THE SALE OF YOUR PROPERTY.

It has been issued because there is a Judgment against you. It may cause your property to be held, to be sold or taken to pay the Judgment. You may have legal rights to prevent your property from being taken. A lawyer can advise you more specifically of these rights. If you wish to exercise your rights, you must act promptly.

YOU SHOULD TAKE THIS PAPER TO YOUR LAWYER AT ONCE. GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW TO FIND OUT WHERE YOU CAN GET FREE LEGAL ADVICE.

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

THE LEGAL RIGHTS YOU MAY HAVE ARE:

1. You may file a petition with the Court of Common Pleas of Chester County to open the Judgment if you have a meritorious defense against the person or company that has entered judgment against you. You may also file a petition with the same Court if you are aware of a legal defect in the obligation or the procedure used against you.
2. After the Sheriff's Sale, you may file a petition with the Court of Common Pleas of Chester County to set aside the sale for a grossly inadequate price or for other proper cause. This petition must be filed before the Sheriff's Deed is delivered.
3. A petition or petitions raising the legal issues or rights mentioned in the preceding paragraphs must be presented to the Court of Common Pleas of Chester County. The petition must be served on the attorney for the creditor or on the creditor before presentation to the Court and a proposed order or rule must be attached to the petition. If a specific return date is desired, such date must be obtained from the Court Administrator's Office, Chester County Courthouse, 201 West Market Street, Suite 1400, West Chester, PA 19380, before presentation of the petition to the Court.

Dated: 7/9/18

Meredith H. Wooters, Esquire (307207)

Manley Deas Kochalski LLC

P. O. Box 165028

Columbus, OH 43216-5028

Telephone: 614-222-4921

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Attorney for Plaintiff

3rd Publication of 3**ESTATE AND REVOCABLE DEED OF TRUST NOTICE**

Let all persons be on notice that **Vivian H. Davies**, late of the Township of London Britain, died on June 12, 2018 leaving an Estate and a Revocable Deed of Trust. The Executor/Trustee is David H. Davies. All persons having claims or demands against the Estate or Trust of the said decedent are requested to make known the same and all persons indebted to the said decedent to make payment without delay to:

David H. Davies, Executor/ Trustee
c/o HALL LAW OFFICES
A Professional Corporation
27 S. Darlington Street
West Chester, PA 19382

Lisa Comber Hall, Esquire
c/o HALL LAW OFFICES
A Professional Corporation
27 S. Darlington Street
West Chester, PA 19382
