

Lebanon County Legal Journal

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containing the decisions rendered in the 52nd Judicial District

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Public Notices

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**Paul W. Kilgore, Esq., Chair
Stephanie Axarlis, Esq., Editor
Jennifer Wentzel, Esq., Editor**

DECEDENTS' ESTATES

NOTICE IS HEREBY GIVEN that Letters Testamentary or of Administration have been granted in the following estates. All persons indebted to the said estate are required to make payment, and those having claims or demands to present the same without delay to the administrators or executors named.

FIRST PUBLICATION

ESTATE OF BARBARA A. CRAMER, late of North Cornwall Township, Lebanon County, Pennsylvania, deceased. Letters Testamentary have been granted to the undersigned Executor.

Robert J. Cramer, Executor
c/o Weiss Burkett
802 Walnut Street
Lebanon, PA 17042

Loreen M. Burkett, Esquire
Attorney

ESTATE OF DENNIS E. CREEDEN, late of the County of Lebanon and Commonwealth of Pennsylvania, deceased. Letters Testamentary have been granted to the undersigned Executor.

Colin Regis Creeden, Executor
20685 SW Johnson St
Beaverton, OR 97003

Daryl J. Gerber, Esquire,
The Law Office of Daryl J. Gerber
46 E. Main Street
Palmyra, PA 17078

ESTATE OF ADA R. HOUSMAN, late of the County of Lebanon, PA, deceased. Letters Testamentary have been granted to the undersigned Executrix.

Cathy M. Housman, Executrix
220 S. Lincoln Street
Palmyra, PA 17078

Paul W. Kilgore, Esquire
Spitler, Kilgore & Enck, PC
522 South 8th Street
Lebanon, PA 17042
Attorney

ESTATE OF KENNETH R. KILMOYER, late of Annville Township, Lebanon County, PA, deceased. Letters Testamentary have been granted to the undersigned Co-Executors.

Gary A. Snyder, Co-Executor
Joanne S. Hubert, Co-Executrix

John E. Feather, Jr., Esquire
Feather and Feather, P.C.
22 West Main Street
Annville, PA 17003
Attorney

ESTATE OF HANS T. KLEINFELTER, late of Palmyra Borough, Lebanon County, Pennsylvania, deceased. Letters Testamentary have been granted to the undersigned Executrix.

Shannon M. Hoffman, Executrix
8 Villa Lane
Palmyra, PA 17078

OR

Joseph M. Farrell
201/203 South Railroad Street
P.O. Box 113
Palmyra, PA 17078
Attorney for Estate

ESTATE OF DOLORES I. OLDHAM, late of Millcreek Township, Lebanon County, PA, deceased May 10, 2017. Letters Testamentary have been granted to the undersigned Executor.

David D. Oldham, Executor
Attorney: Melissa Van Eck, Esquire
Daley Zucker Meilton & Miner, LLC
635 N. 12th Street, Suite 101
Lemoyne, PA 17043

ESTATE OF RUTH K. PAYNE, late of the County of Lebanon and Commonwealth of Pennsylvania, deceased. Letters Testamentary have been granted to the undersigned Executor.

Kenneth A. Pushnik, Executor
1801 Carlton Dr.
Lebanon, PA 17042

Daryl J. Gerber, Esquire,
The Law Office of Daryl J. Gerber
46 E. Main Street
Palmyra, PA 17078

ESTATE OF LYNN PAULA SCHOENER, AKA Lynn P. Schoener, late of Lebanon City, Lebanon County, Pennsylvania, deceased. Letters Testamentary have been granted to the undersigned Executrix.

Ann M. Schoener, Executrix
c/o Weiss Burkett
802 Walnut Street
Lebanon, PA 17042

Loreen M. Burkett, Esquire
Attorney

ESTATE OF ELEANOR L. SHAY, late of South Londonderry Township, Lebanon County, Pennsylvania, deceased. Letters Testamentary have been granted to the undersigned Executor.

Keith A. Shay, Executor
c/o Gerald J. Brinser
P. O. Box 323
Palmyra, PA 17078 – Attorney

ESTATE OF DOROTHY C. SUCHY, late of Palmyra Borough, Lebanon County, Pennsylvania, deceased. Letters Testamentary have been granted to the undersigned Executrix.

Lori E. Richards, Executrix
105 Kathy Drive
Lebanon, PA 17046

OR

Joseph M. Farrell
201/203 South Railroad Street
P.O. Box 113
Palmyra, PA 17078
Attorney for Estate

ESTATE OF SUZANN R. WEBSTER, a/k/a Suzann Ruth Webster, Cornwall Township, County of Lebanon and Commonwealth of Pennsylvania, deceased. Letters of Administration have been granted to the undersigned Administrator.

Mid Penn Bank, Administrator
Attn: Kimberly Arthur-Tressler
349 Union Street
Millersburg PA 17061

Todd F. Truntz, Esquire
Artell Law Group, LLC

ESTATE OF PATRICIA B. WILEY, late of Palmyra, Lebanon County, Pennsylvania, deceased May 19, 2017. Letters Testamentary have been granted to the undersigned Executor.

Scott D. Wiley, Executor
100 Sandgate Court
Millersville, MD 21108

SECOND PUBLICATION

ESTATE OF ERNEST F. GROFF, SR., late of Lebanon City, Lebanon County, PA, deceased. Letters Testamentary have been granted to the undersigned Executor.

Lynnea Holler, Executor
3737 Nolt Road
Landisville PA 17538

ESTATE OF ALBERT C. HENRY, late of Palmyra Borough, Lebanon County, Pennsylvania, deceased. Letters Testamentary have been granted to the undersigned Executor.

Karl D. Koch, Executor
116 Community Dr.
Palmyra, PA 17078

OR

Joseph M. Farrell, Esq.
201/203 South Railroad Street
P.O. Box 113
Palmyra, PA 17078
Attorney for Estate

ESTATE OF ARTHUR V. HEWITT, SR., late of North Lebanon Township, Lebanon County, Pennsylvania, deceased. Letters Testamentary have been granted to the undersigned Executor.

Michael F. Hewitt, Executor
1829 Martin Drive
Lebanon, PA 17046

Edward J. Coyle, Esquire
Buzgon Davis Law Offices
P.O. Box 49
525 South Eighth Street
Lebanon, PA 17042

ESTATE OF JOHN M. ROWE, late of the Township of Jackson, County of Lebanon, PA, deceased. Letters Testamentary have been granted to the undersigned Executor.

Timothy J. Rowe, Executor
369 North Church Street
Robesonia, PA 19511

John D. Enck, Esquire, Attorney
Spitler, Kilgore & Enck, PC
522 South 8th Street
Lebanon, PA 17042

ESTATE OF LORRAINE B. WEABER, late of South Lebanon Township, Lebanon County, PA, deceased. Letters Testamentary have been granted to the undersigned Executor.

Thomas E. Weaver, Executor
c/o Reilly Wolfson Law Office
1601 Cornwall Road
Lebanon, PA 17042

THIRD PUBLICATION

ESTATE OF RUTH B. DIETZ, late of the County of Lebanon, Commonwealth of Pennsylvania, deceased. Letters Testamentary have been granted to the undersigned Executors.

Jeffrey L. Bohn
Hans Bohn
Executors

George E. Christianson
Attorney
Lebanon, PA

ESTATE OF WILLIAM G. DRESSEL, SR., late of South Lebanon Township, Lebanon County, Pennsylvania, deceased. Letters Testamentary have been granted to the undersigned Executor.

William G. Dressel, Jr., Executor
Kevin M. Richards, Esquire
P.O. Box 1140
Lebanon, PA 17042-1140

ESTATE OF LLOYD R. FIELDS, late of North Lebanon Township, Lebanon County, PA, deceased. Letters Testamentary have been granted to the undersigned Executrix.

Doris A. Ditzler, Executrix

Charles A. Ritchie, Jr., Esquire
Feather and Feather, P.C.
22 West Main Street
Annville, PA 17003
Attorney

ESTATE OF MILDRED F. MCCLELLAN, late of Palmyra, Lebanon County, Pennsylvania, deceased June 2, 2017. Letters Testamentary have been granted to the undersigned Executor.

E. Fletcher McClellan, Executor
428 West Maple Street
Palmyra PA 17078
717-228-6391

ESTATE OF COLLEEN L. MILLER, late of South Londonderry Township, Lebanon County, PA, deceased October 24, 2016. Letters of Administration have been granted to the undersigned Administrator.

David B. Blauch, Administrator
52 Bindnagle Road
Palmyra PA 17078

Or to:
Neil W. Yahn, Esquire
JSDC Law Offices
134 Sipe Avenue
Hummelstown PA 17036
717-533-3280

ESTATE OF MARY B. MILLER, late of North Londonderry Township, Lebanon County, Pennsylvania, deceased. Letters Testamentary have been granted to the undersigned Executor.

Jason A. Miller, Executor
c/o Keith D. Wagner, Attorney
P. O. Box 323
Palmyra, PA 17078

ESTATE OF MICHAEL E. PAIGE late of the County of Lebanon, Commonwealth of Pennsylvania, deceased. Certificate of Grant of Letters have been granted to the undersigned Executor.

Mary Ann Reich, Executor

Jeffrey F. Arnold
Attorney
Lebanon, PA

ESTATE OF FRANK G. SARVAS, late of Lebanon County, Pennsylvania, deceased. Letters Testamentary have been granted to the undersigned Executor.

Frank G. Sarvas, Jr., Executor
4200 Danor Dr.
Reading, PA 19605

Or to his attorney:

Philip J. Edwards, Esquire
Roland Stock, LLC
627 N. Fourth St
PO Box 902
Reading, PA 19603

ESTATE OF MARK D. SHEARER, late of South Londonderry Township, Lebanon County, Pennsylvania, deceased. Letters of Administration have been granted to the undersigned Administratrix.

Amanda M. Shearer, Administratrix
c/o Keith D. Wagner
P. O. Box 323
Palmyra, PA 17078
Attorney

ESTATE OF DELLA M. SONNI a/k/a Della Marie Sonni, late of S. Londonderry Twp., Lebanon County, PA, deceased 6/10/17. Letters Testamentary on the above estate have been granted to the undersigned.

Lawrence R. Sonni, Executor
104 Dennis Dr.
Enola, PA 17025

Or to his Atty.:
Kathleen B. Murren
Skarlatos Zonarich LLC
17 S. 2nd St., 6th Fl.
Harrisburg, PA 17101-2039

NOTICE OF MORTGAGE FORECLOSURE

In The Court of Common Pleas of Lebanon County, Pennsylvania
Civil Action-Law No. 2017-00117

Notice of Action in Mortgage Foreclosure

Nationstar Mortgage, LLC, Plaintiff vs. Unknown Heirs, Successors, Assigns, and All Persons, Firms, or Associations Claiming Right, Title or Interest from or under Richard P. Dechert, deceased, Kim M. Cool, Known Heir of Richard P. Dechert, deceased, Jeanette Showers, Known Heir of Richard P. Dechert, deceased, Douglas Dechert, Known Heir of Richard P. Dechert, deceased, Audrey Birster, Known Heir of Richard P. Dechert, deceased and Stephanie McAbee, Known

Heir of Richard P. Dechert, deceased,
Defendants

NOTICE OF SHERIFF'S SALE OF REAL PROPERTY

TO: Unknown Heirs, Successors, Assigns, and All Persons, Firms, or Associations Claiming Right, Title or Interest from or under Richard P. Dechert, deceased, Defendant(s), whose last known address is 230 Perry Street, Lebanon, PA 17046.

Your house (real estate) at: 230 Perry Street, Lebanon, PA 17046, 27-2328823-375772-0000, is scheduled to be sold at Sheriff's Sale on 10/10/17, at 10:00 AM, at Lebanon County Sheriff's Office, Rm. 3, Municipal Bldg., 400 S. Eighth St., Lebanon, PA 17042, to enforce the court judgment of \$60,555.29, obtained by Nationstar Mortgage LLC (the mortgagee) against you. - NOTICE OF OWNER'S RIGHTS - YOU MAY BE ABLE TO PREVENT THIS SHERIFF'S SALE - To prevent this Sheriff's Sale you must take immediate action: 1. The sale will be cancelled if you pay back to Nationstar Mortgage LLC, the amount of the judgment plus costs or the back payments, late charges, costs, and reasonable attorneys fees due. To find out how much you must pay, you may call: 610-278-6800. 2. You may be able to stop the sale by filing a petition asking the Court to strike or open the judgment, if the judgment was improperly entered. You may also ask the Court to postpone the sale for good cause. 3. You may be able to stop the sale through other legal proceedings. 4. You may need an attorney to assert your rights. The sooner you contact one, the more chance you will have of stopping

the sale. (See notice below on how to obtain an attorney.) - YOU MAY STILL BE ABLE TO SAVE YOUR PROPERTY AND YOU HAVE OTHER RIGHTS EVEN IF THE SHERIFF'S SALE DOES TAKE PLACE - 5. If the Sheriff's Sale is not stopped, your property will be sold to the highest bidder. You may find out the price bid by calling 610-278-6800. 6. You may be able to petition the Court to set aside the sale if the bid price was grossly inadequate compared to the value of your property. 7. The sale will go through only if the buyer pays the Sheriff the full amount due in the sale. To find out if this has happened you may call 717.228.4410. 8. If the amount due from the buyer is not paid to the Sheriff, you will remain the owner of the property as if the sale never happened. 9. You have a right to remain in the property until the full amount due is paid to the Sheriff and the Sheriff gives a deed to the buyer. At that time, the buyer may bring legal proceedings to evict you. 10. You may be entitled to a share of the money, which was paid for your house. A schedule of distribution of the money bid for your house will be filed by the Sheriff no later than thirty days after the Sheriff Sale. This schedule will state who will be receiving the money. The money will be paid out in accordance with this schedule unless exceptions (reasons why the

proposed distribution is wrong) are filed with the Sheriff within ten (10) days after the date of filing of said schedule. 11. You may also have other rights and defenses or ways of getting your house back, if you act immediately after the sale.

YOU SHOULD TAKE THIS PAPER TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER OR CANNOT AFFORD ONE, GO TO OR TELEPHONE THE OFFICE LISTED BELOW TO FIND OUT WHERE YOU CAN GET LEGAL HELP Lebanon County Lawyers Referral Center/MidPenn Legal Services, 513 Chestnut St., Lebanon, PA 17042, 717.274.2834. PURSUANT TO THE FAIR DEBT COLLECTION PRACTICES ACT YOU ARE ADVISED THAT THIS LAW FIRM IS DEEMED TO BE A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.

Christopher A. DeNardo, Kristen D. Little, Kevin S. Frankel, Samantha Gable, Daniel T. Lutz, 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.