

Franklin County Legal Journal

Vol. 35, No. 17

October 27, 2017

Designated by Order of the Court for the publication of court and other legal notices, the Franklin County Legal Journal (USPS 378-950), 100 Lincoln Way East, Chambersburg, Franklin County, PA 17201-2291, contains reports of cases decided by the various divisions of the Franklin County Branch of the Court of Common Pleas of the 39th Judicial District of Pennsylvania and selected cases from other counties.

PUBLIC NOTICES

ESTATE NOTICES

Notice is hereby given that in the estates of the decedents set forth below, the Register of Wills has granted letters testamentary or of administration to the persons named. All persons having claims or demands against any of said estates are requested to make known the same, and all persons indebted to said estates are requested to make payment without delay, to the respective personal representatives thereof or their attorneys named below.

First Publication

Estate of Eva Jane Balint, a/k/a E. Jane Balint, late of Greene Township, Franklin County, Pennsylvania.

Personal Representative:

Douglas J. Balint

c/o R. Thomas Murphy & Associates, P.C.

237 East Queen Street

Chambersburg, PA 17201

Attorney:

Jared S. Childers

R. Thomas Murphy & Associates, P.C.

237 East Queen Street

Chambersburg, PA 17201

10/27, 11/3, 11/10/2017

Estate of Davis L. Baughman, a/k/a Davis Lee Baughman, late of Quincy Township, Franklin County, Pennsylvania.

Personal Representative:

David K. Biser

c/o R. Thomas Murphy & Associates, P.C.

237 East Queen Street

Chambersburg, PA 17201

Attorney:

Jared S. Childers

R. Thomas Murphy & Associates, P.C.

237 East Queen Street

Chambersburg, PA 17201

10/27, 11/3, 11/10/2017

Estate of William C. Bradley, late of Guilford Township, Franklin County, Pennsylvania.

Personal Representative:

Stephen C. Bradley

14811 Milton Brook Court

Sparks, MD 21152

Attorney:

Nancy H. Meyers

Salzmann Hughes, P.C.

79 St. Paul Drive

Chambersburg, PA 17201

10/27, 11/3, 11/10/2017

Estate of Naomi Feldman Cohen, late of Borough of Chambersburg, Franklin County, Pennsylvania.

Personal Representative:

Lawrence B. Cohen

c/o Hazen Law Group

2000 Linglestown Road, Suite 202

Harrisburg, PA 17110

Attorney:

Hazen Law Group

2000 Linglestown Road, Suite 202

Harrisburg, PA 17110

10/27, 11/3, 11/10/2017

Estate of Alverta L. Deneen, a/k/a Alverta Lorraine Deneen, late of Shippensburg, Franklin County, Pennsylvania.

Personal Representative:

Sherry L. Block

c/o Stacy Pineo Hurt

946 Lincoln Way East

Chamberburg, PA 17201

Attorney:

Stacy Pineo Hurt

946 Lincoln Way East

Chamberburg, PA 17201

10/27, 11/3, 11/10/2017

Estate of Clifford L. Ellis, late of Quincy Township, Franklin County, Pennsylvania.

Personal Representative:

Ronald L. Ellis

8713 Gap Road

Waynesboro, PA 17268

Attorney:

Timothy S. Sponseller

Sponseller/Graham, LLC

223 Lincoln Way East

Chambersburg, PA 17201

10/27, 11/3, 11/10/2017

Estate of Raymond L. Harry, late of Southampton Township, Franklin County, Pennsylvania.

Personal Representatives:

Andrew Harry

Craig Harry

c/o Thomas P. Gleason

49 West Orange Street, Suite 3

Shippensburg, PA 17257

Attorney:

Thomas P. Gleason

49 West Orange Street, Suite 3

Shippensburg, PA 17257

10/27, 11/3, 11/10/2017

PUBLIC NOTICES

Estate of Virginia D. John, late of Guilford Township,
Franklin County, Pennsylvania.

Personal Representatives:
Robert E. John
7430 Nyesville Road
Chambersburg, PA 17202
Ronald C. John
296 Church Road
Ortanna, PA 17353
Cynthia L. Morrison
975 Wilkson Road
Fayetteville, PA 17222

Attorney:
Mark T. Orndorf
Family First Estate Services
1110 Kennebec Drive
Chambersburg, PA 17201

10/27, 11/3, 11/10/2017

Estate of Peggy Jo Ann Martin, late of Waynesboro,
Franklin County, Pennsylvania.

Personal Representative:
Robert Martin
c/o Andrew J. Benchoff
Kornfield and Benchoff, LLP
100 Walnut Street
Waynesboro, PA 17268

Attorney:
Andrew J. Benchoff
Kornfield and Benchoff, LLP
100 Walnut Street
Waynesboro, PA 17268

10/27, 11/3, 11/10/2017

Estate of Carrie R. Pomeroy, late of Borough of
Chambersburg, Franklin County, Pennsylvania.

Personal Representative:
Troy R. Pomeroy
c/o Thomas P. Gleason
49 West Orange Street, Suite 3
Shippensburg, PA 17257

Attorney:
Thomas P. Gleason
49 West Orange Street, Suite 3
Shippensburg, PA 17257

10/27, 11/3, 11/10/2017

Estate of Judy D. Portner, late of Washington Township,
Franklin County, Pennsylvania.

Personal Representative:
Jeffrey A. Coyle
c/o Andrew J. Benchoff
Kornfield and Benchoff, LLP
100 Walnut Street
Waynesboro, PA 17268

Attorney:
Andrew J. Benchoff
Kornfield and Benchoff, LLP
100 Walnut Street
Waynesboro, PA 17268

10/27, 11/3, 11/10/2017

Second Publication

Estate of Franklin H. Brosious, late of Guilford Township,
Franklin County, Pennsylvania.

Personal Representative:
Ben K. Brosious
c/o R. Thomas Murphy & Associates, P.C.
237 East Queen Street
Chambersburg, PA 17201

Attorney:
Jared S. Childers
R. Thomas Murphy & Associates, P.C.
237 East Queen Street
Chambersburg, PA 17201

10/20, 10/27, 11/3/2017

Estate of George H. Henschel, Jr., late of Fayetteville,
Franklin County, Pennsylvania.

Personal Representative:
Richardlee G. Henschel
15 Coldspring Road
Fayetteville, PA 17222
Attorney:
Aaron J. Neuhrath
P.O. Box 359
Chambersburg, PA 17201

10/20, 10/27, 11/3/2017

Estate of Lowell R. Mower, late of Borough of
Chambersburg, Franklin County, Pennsylvania.

Personal Representative:
Donald S. Mower
683 Mower Road
Chambersburg, PA 17202
Attorney:
Richard K. Hoskinson
Hoskinson & Wenger
147 East Washington Street
Chambersburg, PA 17201

10/20, 10/27, 11/3/2017

Estate of Mildred J. Niswander, late of Quincy Township,
Franklin County, Pennsylvania.

Personal Representative:
Thelma M. McLucas
8795 Willowdale Road
Greencastle, PA 17225
Attorney:
Thomas B. Steiger, Jr.
Steiger & Steiger
56 South Main Street
Mercersburg, PA 17236

10/20, 10/27, 11/3/2017

Estate of Louis J. Reagan, a/k/a Louis James Reagan,
late of Borough of Waynesboro, Franklin County,
Pennsylvania.

Personal Representative:
Sharon F. Reagan
743 Golden Spring Drive
Waynesboro, PA 17268
Attorney:
Wertime & Gómez LLP
35 North Carlisle Street, Suite A
Greencastle, PA 17225

10/20, 10/27, 11/3/2017

Estate of Patricia D. Snyder, late of Guilford Township,
Franklin County, Pennsylvania.

Personal Representatives:
Susan E. Schmidt
Panda J. Horne
c/o R. Thomas Murphy & Associates, P.C.
237 East Queen Street
Chambersburg, PA 17201
Attorney:
Jared S. Childers
R. Thomas Murphy & Associates, P.C.
237 East Queen Street
Chambersburg, PA 17201

10/20, 10/27, 11/3/2017

PUBLIC NOTICES

Third Publication

Estate of Charles J. Evans, Jr., late of Borough of Chambersburg, Franklin County, Pennsylvania.

Personal Representative:

Tawnya M. Evans
1614 Strohm Drive
Chambersburg, PA 17202

Attorney:

T. G. Johnson
30 South Second Street, Suite 100
Chambersburg, PA 17201

10/13, 10/20, 10/27/2017

Estate of George E. Keefer, late of Peters Township, Franklin County, Pennsylvania.

Personal Representatives:

Mary K. Hawbaker
4213 Parnell Drive
P.O. Box 17
Lemasters, PA 17231

Alisa S. Heinbaugh
528 Path Valley Road
Fort Loudon, PA 17224

Attorney:

Wertime & Gómez LLP
35 North Carlisle Street, Suite A
Greencastle, PA 17225

10/13, 10/20, 10/27/2017

Estate of Terry A. McKee, late of Borough of Chambersburg, Franklin County, Pennsylvania.

Personal Representative:

Gloria Jean McKee
279 Stonegate Circle South
Chambersburg, PA 17201

Attorney:

Elliott B. Sulcove
Black & Davison
1110 Kennebec Drive
Chambersburg, PA 17201

10/13, 10/20, 10/27/2017

Estate of Donald S. Mellinger, late of Southampton Township, Franklin County, Pennsylvania.

Personal Representative:

Gerald A. Groce
9631 Mowersville Road
Newburg, PA 17240

Attorney:

Suzanne M. Trinh
Zullinger-Davis-Trinh, PC
74 North Second Street
Chambersburg, PA 17201

10/13, 10/20, 10/27/2017

Estate of Willa Lea Ricketts, a/k/a Willa Lee Ricketts, a/k/a Willa L. Ricketts, late of Washington Township, Franklin County, Pennsylvania.

Personal Representative:

David A. Ricketts
c/o R. Thomas Murphy & Associates, P.C.
237 East Queen Street
Chambersburg, PA 17201

Attorney:

Jared S. Childers
R. Thomas Murphy & Associates, P.C.
237 East Queen Street
Chambersburg, PA 17201

10/13, 10/20, 10/27/2017

Estate of Lois A. Yeakle, late of St. Thomas Township, Franklin County, Pennsylvania.

Personal Representative:

Brenda Y. Englerth
c/o R. Thomas Murphy & Associates, P.C.
237 East Queen Street
Chambersburg, PA 17201

Attorney:

R. Thomas Murphy
R. Thomas Murphy & Associates, P.C.
237 East Queen Street
Chambersburg, PA 17201

10/13, 10/20, 10/27/2017

Estate of Russell E. Yeakle, late of St. Thomas Township, Franklin County, Pennsylvania.

Personal Representative:

Brenda Y. Englerth
c/o R. Thomas Murphy & Associates, P.C.
237 East Queen Street
Chambersburg, PA 17201

Attorney:

R. Thomas Murphy
R. Thomas Murphy & Associates, P.C.
237 East Queen Street
Chambersburg, PA 17201

10/13, 10/20, 10/27/2017

NAME CHANGE NOTICE

In the Court of Common Pleas of the 39th Judicial District of Pennsylvania – Franklin County Branch, No. 2017 - 3922, In re Change of Name of Tierra Lynnae Shelton

NOTICE IS HEREBY GIVEN that on October 12, 2017, the Petition of Brad Shelton and Carolyn Shelton was filed in the above named Court requesting an order to change the name of Tierra Lynnae Shelton to Jason Cameron Shelton.

The Court has fixed December 28, 2017, at 1:30 p.m. in Courtroom 5 of the Franklin County Courthouse, 157 Lincoln Way East, Chambersburg, Pennsylvania, as the time and place for the hearing thereon, when and where all interested parties may appear and show cause, if any, why the request of the Petitioners should not be granted.

Cayla E. Amsley
Attorney for Petitioners
DORSETT LAW FIRM
39 North Second Street
Chambersburg, PA 17201
(717) 267-2921

10/27/2017

PUBLIC NOTICES

SHERIFF'S SALE November 17, 2017

By virtue of certain Writs of Execution, issued out of the Court of Common Pleas of Franklin County, Pennsylvania, and to me directed, I will expose at public sale by public venue or outcry in the Franklin County Courthouse, 3rd floor, Jury Assembly Room, Chambersburg, Pennsylvania, promptly at 1:00 P.M. on the above date, the hereinafter mentioned Real Estate. All parties in interest and claimants are hereby notified that a schedule of distribution will be filed by the Sheriff on DECEMBER 18, 2017 and that distribution will be made in accordance with said schedule unless exceptions are filed thereto, within ten (10) days thereafter. Sheriff James W. Brown

SALE # 1, 2017-2110 U.S. BANK NATIONAL ASSOCIATION AS INDENTURE TRUSTEE FOR CIM TRUST 2015-3AG MORTGAGE-BACKED NOTES, SERIES 2015-3AG ATTY: SHAPIRO & DENARDO V. SANDRA L. ELLIOTT A/K/A SANDRA L. REIHART

All that parcel of land laying and being situate in Greene Township, Franklin County, Pennsylvania, with an address of 4981 Treher Road, Fayetteville, PA 17222, UPI # 09-0C23R-006.-000000, Franklin County Deed Book Volume 1853, Page 376

SALE # 2, 2017-1925 PHH MORTGAGE CORPORATION F/K/A PHH MORTGAGE SERVICES ATTY: PHELAN HALLINAN DIAMOND & JONES V. MICHAEL J. FINNEGAN

All the following described real estate lying and being situate in the Borough of Chambersburg, Franklin County, Pennsylvania, with an address of 643 South Fourth Street, Chambersburg, PA 17201, UPI # 06-1E26-.035B-000000, Franklin County Deed Book Volume 2656, Page 256

SALE # 3, 2014-1817 OCWEN LOAN SERVICING, LLC ATTY: PHELAN HALLINAN DIAMOND & JONES V. MICHELLE R. DAVIS

All that certain lot or piece of ground situate in St. Thomas Township, Franklin County, Pennsylvania, with an address of 837 Hade Road, Chambersburg, PA 17202, UPI # 20-0M18.-072.-000000, Franklin County Deed Book Volume 2599, Page 387

SALE # 4, 2017-2064 U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE, SUCCESSOR IN INTEREST TO WACHOVIA BANK, NATIONAL ASSOCIATION, AS TRUSTEE FOR GSAMP TRUST 2004-SD1 MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2004-SD1 ATTY: UDREN LAW OFFICES V. RICHARD D. SAUNDERS

All the following described two tracts of Real estate lying and being situate in Hamilton Township, Franklin County, Pennsylvania, with an address of 3818 Edenville Road, Chambersburg, PA 17202, UPI # 11-0E-09.-034.000000, Franklin County Deed Book Volume 1326, Page 528

SALE # 5, 2017-2350 DOLLAR BANK, FEDERAL SAVINGS BANK ATTY: GRENE & BARSIC V. ALAN G. SNIDER AND JUSTINE L. HARTMAN

All the following described Real estate lying and being situate in Greene Township, Franklin County, Pennsylvania, with an address of 436 Franklin Square Drive, Chambersburg, PA 17201, UPI # 09-0C12-340-000000, Franklin County Deed Book Volume 1241, Page 218

SALE # 6, 2017-569 NATIONSTAR MORTGAGE LLC ATTY: SHAPIRO & DENARDO V. DONALD E. JONES, JR AND JAMIE L. JONES

All the following described real estate lying and being situate in Hamilton Township, Franklin County, Pennsylvania, with an address of 745 Sollenberger Road, Chambersburg, PA 17201, UPI # 11-0E13.-199.-000000, Franklin County Deed Book Volume 3036, Page 570

SALE # 7, 2017-1185 LAKEVIEW LOAN SERVICING, LLC ATTY: STERN & EISENBERG V. MICHAEL P. QUIGLEY

All that certain piece of land situate in Washington Township, Franklin County, Pennsylvania, with an address of 11562 Buhman Drive West, Waynesboro, PA 17268, UPI# 23-0Q07.-421.-000000, Deed Instrument # 201018322

SALE # 8, 2017-2008 PNC BANK, NATIONAL ASSOCIATION, SUCCESSOR IN INTEREST TO NATIONAL CITY REAL ESTATE SERVICES, LLC, SUCCESSOR BY MERGER TO NATIONAL CITY MORTGAGE, INC., FORMERLY KNOWN AS NATIONAL CITY MORTGAGE CO., DOING BUSINESS AS ACBANC MORTGAGE ATTY: KML LAW GROUP V. ERNEST L. SNYDER

All the following real estate lying and being situate in Guilford Township, Franklin County, Pennsylvania, with an address of 3491 Wayne Road, Chambersburg, PA 17202, UPI # 10-0D14Q-019A-000000, Franklin County Deed Book Volume 1637, Page 630

SALE # 9, 2017-1361 U.S. BANK TRUST NATIONAL ASSOCIATION, AS TRUSTEE OF THE PRESTON RIDGE PARTNERS INVESTMENTS TRUST ATTY: STERN & EISENBERG V. ROBIN LINDSEY AND BRIAN LINDSEY

All the following described real estate lying and being situate in Southampton Township, Franklin County, Pennsylvania, with an address of 9798 Molly Pitcher Highway, Shippensburg, PA 17257, UPI # 21-0N10.-067.-000000, Franklin County Deed Book Volume 3296, Page 314

PUBLIC NOTICES

**SALE # 10, 2016-3858
FREEDOM MORTGAGE CORPORATION
ATTY: VITTI & VITTI & ASSOCIATES
V. JOSHUA TRACEY AND CHELSEA TRACEY**

All the following described real estate lying and being situate in Hamilton Township, Franklin County, Pennsylvania, with an address of 1843 Leedy Drive, Chambersburg, PA 17202, UPI # 11-0E10Q-035A-000000, Franklin County Deed Book Volume 287A, Page 111

**SALE # 11
CANCELLED**

**SALE # 12, 2017-1898
PENNYMAC LOAN SERVICES, LLC
ATTY: PHELAN HALLINAN DIAMOND & JONES
V. GEORGE R. WOLF A/K/A GEORGE WOLF AND
AMANDA L. WOLF A/K/A AMANDA WOLF**

All that certain lot or tract of land lying and being situate in Greene Township, Franklin County, Pennsylvania, with an address of 3052 Sundown Drive, Chambersburg, PA 17202, UPI # 09-0C19.-456.-000000, Deed Instrument # 201324453

**SALE # 13, 2016-2937
PINGORA LOAN SERVICING, LLC
ATTY: PHELAN HALLINAN DIAMOND & JONES
V. THOMAS T. PEARCE AND JENIFER M. PEARCE
A/K/A JENNIFER M. PEARCE**

All the following real estate lying and being situate in Antrim Township, Franklin County, Pennsylvania, with an address of 878 Joy Drive, Greencastle, PA 17225, UPI # 01-0A22A-014.-000000, Deed Instrument # 200920215

**SALE # 14, 2017-236
WELLS FARGO BANK, N.A.
ATTY: PHELAN HALLINAN DIAMOND & JONES
V. JOHN S. NOEL**

All the following real estate lying and being situate in Sant Thomas Township, Franklin County, Pennsylvania, with an address of 1206 Apple Way, Saint Thomas, PA 17252, UPI # 20-0M13.-207C-000000, Franklin County Deed Book Volume 2839, Page 137

**SALE # 15, 2017-2253
MID AMERICA MORTGAGE INC
ATTY: PHELAN HALLINAN DIAMOND & JONES
V. KELLY SCHADE A/K/A KELLY R. SCHADE
AND ARTHUR SCHADE, JR A/K/A ARTHUR W.
SCHADE, JR**

All that certain piece of land lying and being situate in Antrim Township, Franklin County, Pennsylvania, with an address of 588 South Carlisle Street, Greencastle, PA 17225, UPI # 08-2B52.-060.-000000, Deed Instrument # 2008-015935

**SALE # 16, 2017-1532
PNC BANK, NATIONAL ASSOCIATION,
SUCCESSOR BY MERGER TO NATIONAL CITY
BANK, SUCCESSOR BY MERGER TO ACCUBANC
MORTGAGE, A DIVISION OF NATIONAL CITY
BANK OF INDIANA
ATTY: PHELAN HALLINAN DIAMOND & JONES
V. ELLA M. HALL**

All the following real estate lying and being situate in Saint Thomas Township, Franklin County, Pennsylvania, with an address of 71 Edgewater Drive, Chambersburg, PA 17202, UPI # 20-0M15.-107.-000000, Franklin County Deed Book Volume 3009, Page 5

**SALE # 17
CANCELLED**

**SALE # 18, 2017-2191
WILMINGTON SAVINGS FUND SOCIETY, FSB,
D/B/A CHRISTIANA TRUST, NOT INDIVIDUALLY
BUT AS TRUSTEE FOR PRETIUM MORTGAGE
ACQUISITION TRUST % RUSHMORE LOAN
MANAGEMENT SERVICES LLC
ATTY: KML LAW GROUP
V. STEVE E MILLER AND NANCY ZENTNER**

All the following described two tracts of land lying and being situate in Montgomery Township, Franklin County, Pennsylvania, with an address of 10539 West Buchanan Trail, Mercersburg, PA 17236, UPI # 17-0J03.-084.-000000, Franklin County Deed Book Volume 3382, Page 334

**SALE # 19, 2017-552
M&T BANK S/B/M TO ALLFIRST BANK
ATTY: KML LAW GROUP
V. MARY M. WAGNER A/K/A MARY M.
WOODHAMS A/K/A MARY WOODHAMS-WAGNER
AND KENNETH P WAGNER**

All the following described real estate lying and being situate in Antrim Township, Franklin County, Pennsylvania, with an address of 4044 Coesytown Road, Greencastle, PA 17225, UPI # 01-0A31.-011.-000000, Franklin County Deed Book Volume 1096, Page 194

**SALE # 20, 2014-3263
M&T BANK
ATTY: KML LAW GROUP
V. NORMAN E. GAMBLE**

All that certain tract of land situate in Fannett Township, Franklin County, Pennsylvania, with an address of 16001 Path Valley Road, Willow Hill, PA 17271, UPI # 07-0B28.-023A-000000, Franklin County Deed Book Volume 3030, Page 399

**SALE # 21, 2017-2402
PNC BANK, NATIONAL ASSOCIATION
ATTY: UDREN LAW OFFICES
V. BRIEN D. MCDANIEL**

All the following described real estate lying and being situate in the Borough of Waynesboro, Franklin County, Pennsylvania, with an address of 52 West Third Street, Waynesboro, PA 17268, UPI # 26-5C16-120-000000, Deed Instrument # 2008-019965

PUBLIC NOTICES

SALE # 22, 2017-1581
WILMINGTON SAVINGS FUND SOCIETY,
FSB, D/B/A CHRISTIANA TRUST, NOT IN ITS
INDIVIDUAL CAPACITY, BUT SOLELY AS
TRUSTEE FOR RMAC TRUST, SERIES 2015-5T
ATTY: RICHARD M. SQUIRE & ASSOCIATES
V. BRENDA K. OBERHOLZER AND SAMUEL E.
OBERHOLZER, SR.

All that certain tract of ground lying and being situate in Quincy Township, Franklin County, Pennsylvania, with an address of 9026 Gap Road, Waynesboro, PA 17268, UPI # 19-0L18-.035-.000000, Franklin County Deed Book Volume 1409, Page 291

SALE # 23, 2016-183
WILMINGTON SAVINGS FUND SOCIETY, FSB,
D/B/A CHRISTIANA TRUST, NOT INDIVIDUALLY
BUT AS TRUSTEE FOR PRETIUM MORTGAGE
ACQUISITION TRUST
ATTY: MILSTEAD & ASSOCIATES
V. JAMES B. ADDLESBERGER AND MARY
ADDLESBERGER

All the following described two parcels of real estate lying and being situate in Greene Township, Franklin County, Pennsylvania, with an address of 2632 Williamsburg Circle, Chambersburg, PA 17202, UPI # 09-0C19-.230-.000000, Franklin County Deed Book Volume 1477, Page 191

SALE # 24, 2015-2347
BAYVIEW LOAN SERVICING, LLC, A DELAWARE
LIMITED LIABILITY COMPANY
ATTY: MILSTEAD & ASSOCIATES
V. MICHAEL A. SCHUCHMAN, JR. HEIR OF
MICHAEL A. SCHUCHMAN A/K/A MICHAEL
A. SCHUCHMAN, SR. A/K/A MICHAEL
ALLEN SCHUCHMAN, SR., DECEASED,
KARI SCHUCHMAN, HEIR OF MICHAEL A.
SCHUCHMAN A/K/A MICHAEL A. SCHUCHMAN,
SR. A/K/A MICHAEL ALLEN SCHUCHMAN, SR.,
DECEASED, JODY HOOTEN, HEIR OF MICHAEL
A. SCHUCHMAN A/K/A MICHAEL A. SCHUCHMAN,
SR. A/K/A MICHAEL ALLEN SCHUCHMAN, SR.,
DECEASED, DANIEL SCHUCHMAN, HEIR OF
MICHAEL A. SCHUCHMAN A/K/A MICHAEL
A. SCHUCHMAN, SR. A/K/A MICHAEL ALLEN
SCHUCHMAN, SR., DECEASED, AND UNKNOWN
HEIRS, SUCCESSORS, ASSIGNS AND ALL
PERSONS, FIRMS OR ASSOCIATIONS CLAIMING
RIGHT, TITLE OR INTEREST FROM OR UNDER
MICHAEL A. SCHUCHMAN A/K/A MICHAEL
A. SCHUCHMAN, SR. A/K/A MICHAEL ALLEN
SCHUCHMAN, SR., DECEASED

All that certain described real estate lying and being situate in Fannett Township, Franklin County, Pennsylvania, with an address of 19031 Back Road, Dry Run, PA 17220, UPI # 07-0B18-010-000000, Franklin County Deed Book Volume 1489, Page 37

SALE # 25, 2015-4610
NATIONSTAR MORTGAGE LLC
ATTY: MILSTEAD & ASSOCIATES
V. CAROLTTA A. WORLEY, UNKNOWN HEIRS,
SUCCESSORS ASSIGNS AND ALL PERSONS,
FIRMS OR ASSOCIATIONS CLAIMING RIGHT,
TITLE OR INTEREST FROM OR UNDER PATRICIA
A. ADAMS, DECEASED MORTGAGOR AND REAL
OWNER AND PATRICIA A. ADAMS, DECEASED

All the following described real estate lying and being situate in Antrim Township, Franklin County, Pennsylvania, with an address of 3652 Rolling Hills Drive, Greencastle, PA 17225, UPI # 01-0A16B-025A-000000, Franklin County Deed Book Volume 3318, Page 193

SALE # 26, 2017-833
BANK OF AMERICA, N.A.
ATTY: MILSTEAD & ASSOCIATES
V. ANNE M. AVEY AND ROBERT A AVEY

All the following described real estate lying and being situate in the Borough of Waynesboro, Franklin County, Pennsylvania, with an address of 242 Walnut Street, Waynesboro, PA 17268, UPI # 24-5C32-.038-.000000, Franklin County Deed Book Volume 1849, Page 249

SALE # 27, 2015-4374
EVERBANK
ATTY: PHELAN HALLINAN DIAMOND & JONES
V. STEVEN H. COOK

All the following described lying and being situate in Hamilton Township, Franklin County, Pennsylvania, with an address of 605 Kittatinny Drive, Chambersburg, PA 17202, UPI # 11-0E16.-275-.000000, Deed Instrument # 201015129

SALE # 28, 2017-276
MIDFIRST BANK
ATTY: PURCELL KRUG & HALLER
V. HEATHER M. DRUMHELLER AND STEPHEN
M. DRUMHELLER AND THE SECRETARY OF
HOUSING AND URBAN DEVELOPMENT

All the following described real estate lying and being situate in Washington Township, Franklin County, Pennsylvania, with an address of 12171 Snyder Avenue, Waynesboro, PA 17268, UPI # 23-0Q19F-096-.000000, Franklin County Deed Book Volume 3092, Page 275

SALE # 29, 2017-2005
WELLS FARGO BANK, NA
ATTY: PHELAN HALLINAN DIAMOND & JONES
V. MICHAEL ERDMAN

All that certain piece of ground situate in Greene Township, Franklin County, Pennsylvania, with an address of 3978 Lincoln Street, Chambersburg, PA 17220, UPI # 09-0C13H-037-.000000, Deed Instrument # 200925780

PUBLIC NOTICES

**SALE # 30, 2017-784
PENNYMAC LOAN SERVICES, LLC
ATTY: POWERS KIRN & ASSOCIATES
V. JENNIFER A. UNKLE**

All that certain piece of ground situate in Guilford Township, Franklin County, Pennsylvania, with an address of 2251 Springfield Drive, Chambersburg, PA 17202, UPI # 10-0D09G-062.-000000, Deed Instrument # 201516593

**SALE # 31, 2016-4387
NATIONSTAR MORTGAGE LLC D/B/A CHAMPION
MORTGAGE COMPANY
ATTY: MCCABE WEISBERG & CONWAY
V. VERA A. NICHOLS**

All the following described tract of real estate lying and being situate in Washington Township, Franklin County, Pennsylvania, with an address of 10625 Buena Vista Drive, Waynesboro, PA 17268, UPI # 23-0Q18.-101A-000000, Deed Instrument # 200928575

**SALE # 32, 2015-1103
U.S. BANK NATIONAL ASSOCIATION, NOT IN
ITS INDIVIDUAL CAPACITY BUT SOLELY AS
TRUSTEE OF OWS REMIC TRUST 2015-1
ATTY: PHELAN HALLINAN DIAMOND & JONES
V. PAMELA L. BURD BEARD AND SHARON M.
BURD**

All the following described real estate lying and being situate in the Borough of Waynesboro, Franklin County, Pennsylvania, with an address of 49 Clayton Avenue, Waynesboro, PA 17268, UPI # 24-5D17.-068.-000000, Franklin County Deed Book Volume 2635, Page 245

**SALE # 33, 2016-2985
WELLS FARGO BANK, N.A.
ATTY: MILSTEAD & ASSOCIATES
V. JOHN C. DYLEWSKI**

All the following described real estate lying and being situate in Washington Township, Franklin County, Pennsylvania, with an address of 13365 Seibert Avenue, Waynesboro, PA 17268, UPI # 23-0Q20-129.-000000, Deed Instrument # 201216954

**SALE # 34, 2016-4417
CHRISTIANA TRUST, A DIVISION OF WILMINGTON
SAVINGS FUND SOCIETY, FSB, AS INDENTURE
TRUSTEE, FOR THE CSMC 2014-RPL3 TRUST,
MORTGAGE-BACKED NOTES, SERIES 2014-RPL3
ATTY: MILSTEAD & ASSOCIATES
V. UNKNOWN HEIRS, SUCCESSORS ASSIGNS
AND ALL PERSONS, FIRMS OR ASSOCIATIONS
CLAIMING RIGHT, TITLE OR INTEREST FROM
OR UNDER JAY E. TRUETT, SR. DECEASED
MORTGAGOR AND REAL OWNER**

All the following described real estate lying and being situate in the Borough of Chambersburg, Franklin County, Pennsylvania, with an address of 130 East Liberty Street, Chambersburg, PA 17201, UPI # 04-1E09.-068.-000000, Franklin County Deed Book Volume 1103, Page 415

**SALE # 35, 2017-1354
WILMINGTON TRUST, NATIONAL ASSOCIATION,
NOT IN ITS INDIVIDUAL CAPACITY, BUT SOLELY
AS TRUSTEE FOR MFRA TRUST 2015-1
ATTY: SHAPIRO & DENARDO
V. VINCENT A. CANTONE AND VICTORIA A.
CANTONE AND UNITED STATES OF AMERICA,
DEPARTMENT OF TREASURY - INTERNAL
REVENUE SERVICE AND DEFENDANT**

All the following described real estate located in Antrim Township, Franklin County, Pennsylvania, with an address of 17022 Castle Hill Road, Antrim Township, PA 17225, UPI # 01-0A31.-023C-000000, Franklin County Deed Book Volume 1464, Page 528

**SALE # 36, 2016-3546
U.S. BANK, N.A., SUCCESSOR TRUSTEE TO
LASALLE BANK NATIONAL ASSOCIATION, ON
BEHALF OF THE HOLDERS OF BEAR STEARNS
ASSET BACKED SECURITIES I TRUST 2006-
HE10, ASSET-BACKED CERTIFICATES SERIES
2006-HE10
ATTY: MILSTEAD & ASSOCIATES
V. ANGELA I. WEAGLEY A/K/A ANGELA
WEAGLEY**

All the following described real estate lying and being situate in Washington Township, Franklin County, Pennsylvania, with an address of 8718 Picadilly Circle, Waynesboro, PA 17268, UPI # 23-0Q07K-023F-000000, Franklin County Deed Book Volume 1138, Page 454

**SALE # 37, 2017-1310
CITIMORTGAGE, INC., SUCCESSOR BY MERGER
WITH CITIFINANCIAL MORTGAGE COMPANY,
INC.
ATTY: POWERS KIRN & ASSOCIATES
V. PHILIP G. HOOVER**

All that following described lot of ground lying and being situate in Chambersburg Borough, Franklin County, Pennsylvania, with an address of 259 East Liberty Street, Chambersburg, PA 17201, UPI # 04-1E10-005-000000, Franklin County Deed Book Volume 2324, Page 267

**SALE # 38, 2017-2367
M&T BANK A/K/A MANUFACTURERS AND
TRADERS TRUST COMPANY
ATTY: KML LAW GROUP
V. ROBIN L. HILL AS ADMINISTRATRIX OF THE
ESTATE OF HAZEL B. HILE DECEASED**

All the following described real estate lying and being situate in the Borough of Chambersburg, Franklin County, Pennsylvania, with an address of 348 West King Street, Chambersburg, PA 17201, UPI # 05-1B56.-066.-000000, Franklin County Deed Book Volume 542, Page 458

PUBLIC NOTICES

**SALE # 39, 2017-1553
AMERICAN ADVISORS GROUP
ATTY: MCCABE WEISBERG & CONWAY
V. KEVIN BUMBAUGH, KNOWN SURVIVING
HEIR OF LINDA M. BUMBAUGH AND UNKNOWN
SURVIVING HEIRS OF LINDA M. BUMBAUGH**

All the following described two lots of land situate in the Borough of Waynesboro, Franklin County, Pennsylvania, with an address of 221 Dickinson Avenue, Waynesboro, PA 17268, UPI #'s 24-5D10.-051.-000000 and 24-5D10.-052.-000000, Deed Instrument # 201306499

TERMS

Upon completion of the auction, 10% of the purchase price or 10 % of all costs whichever may be higher, shall be delivered to the Sheriff. The balance due shall be paid NO LATER THAN NOVEMBER 27, 2017 AT 4:00 PM prevailing time. If the 10% payment is not made the day of the sale or the balance due is not made, all money previously paid will be forfeited and the property will be resold on FRIDAY DECEMBER 1, 2017 at 1:00 pm prevailing time, in the Franklin County Court House, Jury Assembly Room, unless otherwise stated, Chambersburg, Franklin County, Pennsylvania, at which time the full purchase price or all costs, whichever may be the higher, shall be paid in full. Deeds will be recorded in the name of the successful bidder.

SHERIFF SALE DATES 2017

CUT OFF	SALE DATES
NOV 4, 2016	JAN 13, 2017
JAN 5, 2017	MAR 10 2017
MAR 3, 2017	MAY 12 2017
MAY 5, 2017	JUL 14 2017
JUL 7 2017	SEPT 8 2017
SEPT 1 2017	NOV 17 2017
	10/27, 11/3, 11/10/2017