

# Adams County Legal Journal


Vol. 58

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## IN THIS ISSUE

IN THE INTEREST OF A.R.W.



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ADAMS COUNTY LEGAL JOURNAL (USPS 542-600)

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CHANGE OF NAME NOTICE

NOTICE IS HEREBY GIVEN that, on February 10, 2017, a Petition for Change of Name of a Minor was filed in the Court Of Common Pleas of Adams County; Pennsylvania, requesting a Decree to change the name of the minor, Kelsey Diamond Reed, to Kelsey Diamond Farver.

The Court has affixed the 21st day of April, 2017 at 10:30 A.M. in Courtroom No. 4, Third Floor of the Adams County Courthouse, as the time and place for the hearing of said Petition, when and where all persons interested may appear and show cause, if any they have, why the request of the Petitioner should not be granted.

3/3

COURT OF COMMON PLEAS  
ADAMS COUNTY

TYPE OF ACTION: CIVIL ACTION/  
COMPLAINT IN MORTGAGE  
FORECLOSURE  
NO.: 16-SU-424

Springleaf Home Equity, Inc. Plaintiff,  
Vs.

Unknown heirs, successors, assigns,  
and all persons, firms, or associations  
claiming right, title, or interest from or  
under Carolyn L. Krichten, Deceased  
Mortgagor and Real Owner  
Defendants

TO: Unknown heirs, successors,  
assigns, and all persons, firms, or asso-  
ciations claiming right, title, or interest  
from or under Carolyn L. Krichten,  
Deceased Mortgagor and Real Owner

PREMISES SUBJECT TO  
FORECLOSURE: 12 N. 6th St.  
McSherrystown, PA 17344

NOTICE

If you wish to defend, you must enter a written appearance personally or by attorney and file your defenses or objections in writing to 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.

LAWYERS REFERRAL AND  
INFORMATION SERVICE  
Adams County Bar Association  
P.O. Box 186  
Harrisburg, PA 17108  
(800) 692-7375

Robert W. Williams, Esq.  
Milstead & Associates, LLC  
Attorney for Plaintiff  
1 E. Stow Rd.  
Marlton, NJ 08053 (856) 482-1400

3/3

NOTICE

NOTICE IS HEREBY GIVEN that DANIEL S. TOPPER, Esq., intends to apply in open court for admission to the Bar of the Court of Common Pleas of Adams County, Pennsylvania, on the 21st day of April, 2017 at 8:15 a.m., Courtroom Number 1, and that he intends to practice law as Assistant District Attorney in the Office of the District Attorney, County of Adams, Adams County Courthouse, 111 Baltimore Street, Room #6, Gettysburg, Pennsylvania.

3/3, 3/10, 3/17

## IN THE INTEREST OF A.R.W.

1. The rights of a parent in regard to a child may be terminated where the parent, by conduct continuing for a period of at least six months immediately preceding the filing of a termination petition, has evidenced a settled purpose of relinquishing parental claims to the child or has refused or failed to perform parental duties.

2. Although the six-month period immediately preceding the filing of the petition is most critical to the analysis, the court must consider the entire history of the case and not mechanically apply the six-month statutory provision.

3. In determining whether a parent has refused to perform parental duties, appellate courts have instructed that a parent must utilize all available resources to preserve the parental relationship, and must exercise reasonable firmness in resisting obstacles placed in the path of maintaining the parent-child relationship.

4. Thus, the performance of parental duties is a positive duty which requires affirmative performance. It is a duty that requires continuing interest in the child and a genuine effort to maintain communication and association with the child.

5. In weighing involuntary termination of parental rights, consideration must also be given to intangibles such as love, comfort, security, and stability.

IN THE COURT OF COMMON PLEAS OF ADAMS COUNTY,  
PENNSYLVANIA, ORPHANS COURT, RT-14-2016, IN THE  
INTEREST OF A.R.W.

Andrea M. Singley, Esq., Attorney for H.L.R. (Mother)

Tracy M. Sheffer, Esq., Attorney for A.R.W. (Child)

S.A.G., Jr., pro se Appellant

George, J., February 16, 2017

## OPINION PURSUANT TO PA. R.A.P. 1925(A)

Before the Court is a children's fast-track appeal from this Court's Order dated December 29, 2016, terminating Appellant's parental rights. As Appellant has failed to file a Concise Statement of Matters Complained of on Appeal concurrently with the Notice of Appeal as required by Pa. R.A.P. 905(a)(2), this Court is unable to meaningfully identify or address the issues intended to be raised by Appellant.<sup>1</sup> Although appellate courts have determined this requirement to be procedural, rather than jurisdictional, see *In Re K.T.E.L.*, 983 A.2d 745, 747 (Pa. Super. 2009), Appellant's current failure to comply with the rule goes beyond the mere noncompliance with a technical procedural requirement. To the contrary, failure to identify the issue on appeal has deprived this Court of any meaningful opportunity to address whatever issue may be presented.<sup>2</sup> Nevertheless, this Court will generally set forth the reason for its finding.

On November 14, 2016, H.L.R. (hereinafter "Mother") filed a Petition for Involuntary Termination of the Parental Rights of Appellant, S.A.G., Jr. Counsel was appointed to represent the child<sup>3</sup> and thereafter, at an evidentiary hearing held on December 29, 2016, the following factual background was developed:

Mother and Appellant are the natural parents of the child, A.R.W., who was born on January 12, 2008. Mother and Appellant were never married and have had a strained relationship for a significant period of time. Shortly after the child's birth, the parties separated and a custody order was subsequently entered in Carroll County, Maryland, in 2008. Although the custody schedule called for weekly contact between Appellant

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<sup>1</sup> Rule 905(a)(2) provides in pertinent part:

"If the appeal is a children's fast-track appeal, the concise statement of errors complained of on appeal...shall be filed with the notice of appeal and served in accordance with Rule 1925(b)(1)."

<sup>2</sup> Pa. R.A.P. 1925(a)(2)(ii) requires trial court to file a brief opinion of the reasons for the order entered in a children's fast-track appeal within 30 days of receipt of the notice of appeal.

<sup>3</sup> 23 Pa. C.S.A. § 2313(a) requires the court to appoint counsel to represent a child in an involuntary termination proceeding when the proceeding is being contested by one or both parents. Despite being advised of his right to counsel, Appellant never retained nor requested the Court to appoint counsel to represent his interests.

and child, Appellant conducted visitation with the child only two to three times per year through 2012. The last physical contact the Appellant had with the child occurred during the summer of 2012. In approximately the winter of 2014, Appellant did make a request to visit with the child, which was never consummated. Since that time, Appellant has had no physical contact nor direct communication with the child through correspondence, telephone, or any other means. In February of 2015, Appellant did forward a text message to Mother wishing both her and the child a happy Valentine's Day. There has been absolutely no communication since that date despite Appellant having contact information for Mother throughout the relevant time period. Additionally, Appellant has provided no financial support other than cooperating in obtaining social security payments. He has never actively participated in religious, medical, or educational needs of the child.

On May 11, 2015, Mother married T.R. with whom she had been in a relationship since 2013. T.R. has subsequently filed notice of intention to adopt A.R.W. T.R. has essentially filled the role of father for A.R.W. and is referred to by the child as "Dad" or "Daddy." In addition to A.R.W., Mother and T.R. reside with their natural six-month-old daughter. Since their marriage, T.R. has provided financial and emotional support for the entire family.<sup>4</sup>

The rights of a parent in regard to a child may be terminated where the parent, by conduct continuing for a period of at least six months immediately preceding the filing of a termination petition, has evidenced a settled purpose of relinquishing parental claims to the child or has refused or failed to perform parental duties. 23 Pa. C.S.A. § 2511(a)(1). Although the six-month period immediately preceding the filing of the petition is most critical to the analysis, the court must consider the entire history of the case and not mechanically

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<sup>4</sup> Since the transcripts in this matter were not yet completed at the time of this writing, this factual background is derived from this Court's trial notes and is evidenced by the Findings of Fact entered on December 29, 2016.

apply the six-month statutory provision. *In Re I.J.*, 972 A.2d 5, 10 (Pa. Super. 2009). In determining whether a parent has refused to perform parental duties, appellate courts have instructed that “[a] parent must utilize all available resources to preserve the parental relationship, and must exercise reasonable firmness in resisting obstacles placed in the path of maintaining the parent-child relationship.” *In Re B., N.M.*, 856 A.2d 847, 855 (Pa. Super. 2004). Thus, the performance of parental duties is a positive duty which requires affirmative performance. *In Re C.M.S.*, 832 A.2d 457, 462 (Pa. Super. 2003). It is a duty that requires continuing interest in the child and a genuine effort to maintain communication and association with the child. **Id.** The performance of parental duties is best understood in relation to the needs of the child and requires that a parent exert himself or herself to take and maintain a place of importance in the child’s life. **Id.**

Unquestionably, the current record establishes Appellant’s failure to perform parental duties for well over six months. For all practical purposes, since 2012, Appellant has been non-existent in the child’s life. Although in weighing involuntary termination of parental rights, consideration must also be given to intangibles such as love, comfort, security, and stability, see *In Re K.M.*, 53 A.3d 781, 791 (Pa. Super. 2012); such a consideration currently is immaterial as Appellant simply has had no role in the life of the child. As such, there is no bond between the parent and child which will adversely affect the child by permanently severing the parental relationship with Appellant. Incidentally, that void has been filled by T.R. and, unquestionably, the child’s needs and welfare will be best met by furthering that relationship. In sum, the evidence is overwhelming that Appellant has abandoned his role as a parent for a period in excess of six months. Accordingly, any appeal in this matter is meritless.

For the reasons set forth herein above, it is respectfully requested that the Order terminating Appellant’s parental rights to A.R.W. be affirmed.

## SHERIFF SALES

IN PURSUANCE of writs of execution issuing out of the Court of Common Pleas of Adams County, Pennsylvania, and to me directed, will be exposed to Public Sale on Friday, March 17, 2017 at 10:00 AM in the 4th floor Jury Assembly room in the Adams County Court House, 117 Baltimore Street, Gettysburg, PA 17325 the following real estate, viz. :

**No. 15-SU-100****BANK OF NEW YORK MELLON, AS TRUSTEE FOR CIT HOME EQUITY LOAN TRUST 200**

vs.

**CLARENCE R. ALTICE, WENDY S. ALTICE**

PROPERTY ADDRESS: 139 GROUND OAK CHURCH ROAD, GARDNERS, PA 17324

By Virtue of Writ of Execution

No. 15-SU-100

The Bank of New York Mellon, as Trustee for CIT Home Equity Loan Trust 2003-1 vs.

Clarence R. Altice, Wendy S. Altice

Being known and numbered as 139 Ground Oak Church Road, Gardners, PA 17324

in Huntingdon Township, County of Adams, Commonwealth of Pennsylvania

Parcel No. 22-G04-0115

Improvements: Residential Dwelling

Judgment Amount: \$142,663.35

Attorney: Richard M. Squire & Associates, LLC

Bradley J. Osborne, Esquire

115 West Avenue, Suite 104,

Jenkintown, PA 19046

Phone: 215-886-8790

**No. 15-TL-585****ABBOTTSTOWN-PARADISE JOINT SEWER AUTHORITY**

vs.

**BRENDA LEE AVEY**

PROPERTY ADDRESS: 130 COUNTRY CLUB Rd., ABBOTTSTOWN, PA 17301

By Virtue of Writ of Execution

No. 15-TL-585

ABBOTTSTOWN-PARADISE JOINT

SEWER AUTHORITY vs.

BRENDA L. AVEY

130 COUNTRY CLUB ROAD

ABBOTTSTOWN, PA 17301

ABBOTTSTOWN BOROUGH

Parcel ID Number: 01-004-0075-000

IMPROVEMENTS THEREON:

Residential Dwelling JUDGMENT

AMOUNT: \$2,303.60

Attorneys for Plaintiff

Sharon E. Myers, Esquire CGA Law

Firm 135 North George Street

York, PA 17401

717-848-4900

**No. 16-SU-953****PNC BANK, NATIONAL ASSOCIATION vs.****RUSSELL JOSEPH BAUGHMAN**

PROPERTY ADDRESS: 390 SMITH

ROAD, GETTYSBURG, PA 17325

By Virtue of Writ of Execution

No. 16-SU-953

PNC Bank, National Association

Plaintiff

vs. RUSSELL J. BAUGHMAN,

Defendant

ALL THAT CERTAIN LOT OF LAND

SITUATE IN STRABAN TOWNSHIP,

ADAMS COUNTY, PENNSYLVANIA:

BEING KNOWN AS

390 Smith Rd., Gettysburg, PA 17325

PARCEL NUMBER: 38G12-0014A-000

IMPROVEMENTS: Residential Property

Attorney: UDREN LAW OFFICES, P.C.

WOODCREST CORPORATE CENTER

111 WOODCREST ROAD, SUITE 200

CHERRY HILL, NJ 08003-3620

856-669-5400

pleadings@udren.com

**No. 16-SU-943****PENNYMAC LOAN SERVICES, LLC vs.****JOHN JEFFREY BERCHOCK,****PAMELA DAWN BERCHOCK**

PROPERTY ADDRESS: 1077 PINE

GROVE ROAD, HANOVER, PA 17331

By Virtue of Writ of Execution

No. 16-SU-943 Pennymac Loan

Services, LLC

vs.

John J. Berchock a/k/a John Jeffrey

Berchock, Pamela D. Berchock

owner(s) of property situate in the

UNION TOWNSHIP, ADAMS COUNTY,

PENNSYLVANIA, being 1077 Pine

Grove Road, Hanover, PA 17331

Parcel No. 41K18-0055 (Acreage or

street address)

Improvements thereon: RESIDENTIAL

DWELLING

Judgment Amount: \$154,464.16

Attorneys for Plaintiff

Phelan, Hallinan, Diamond &amp; Jones,

LLP

**No. 16-SU-1038****NATIONSTAR MORTGAGE, LLC vs.****ADRIAN C. BUCCHIONI**

PROPERTY ADDRESS: 20 EWELL

DRIVE, EAST BERLIN, PA 17316

By Virtue of Writ of Execution

No. 16-SU-1038 NATIONSTAR

MORTGAGE, LLC vs.

ADRIAN C. BUCCHIONI

20 Ewell Drive, East Berlin, PA 17316

Parcel No: 36102-0048-000

(Acreage or street address)

IMPROVEMENTS THEREON:

RESIDENTIAL DWELLING JUDGMENT

AMOUNT: \$209,355.60

Attorneys for Plaintiff

**No. 16-SU-445****THE BANK OF NEW YORK MELLON TRUST COMPANY, NATIONAL ASSOCIATION F/K/A THE BANK OF NEW YORK TRUST COMPANY, N.A. vs.****DONALD E. COOL, SR., GAIL T. HUFF**

PROPERTY ADDRESS: 1906

CARRLOTS TRACT ROAD,

ORTTANNA, PA 17353

The Bank of New York Mellon Trust

Company, National Association f/k/a

The Bank of New York Trust Company,

N.A. as successor to JPMorgan Chase

Bank, as Trustee for Residential Asset

Securities Corporation, Home Equity

Mortgage Asset-Backed Pass Through

Certificates Series 2004-KS3 c/o

Ocwen Loan Servicing, LLC

vs.

Donald E. Cool, Sr., a/k/a Donald E.

Cool, Gail T. Huff

C.C.P. ADAMS COUNTY NO. 16-SU-

445 JUDGMENT AMOUNT: \$59,597.76

PROPERTY ADDRESS: 1906 Carrolls

Tract Road, Orttanna, PA 17353

PARCEL ID NUMBER: 20C12-0048-000

All that tract of land lying and situate in

Hamiltonban Township, Adams County,

Pennsylvania, with improvements

thereon consisting of Residential Real

Estate

Being the same premises which Goldie

I. Huff, Mother by Deed dated January

26, 2004 and recorded March 11, 2004

in the Office of the Recorder of Deeds

in and for Adams County in Deed Book

3493, Page 61, granted and conveyed

unto Goldie I. Huff and Gail

T. Huff, her Daughter and Donald E.

Cool, Sr., Son in Law, as Joint Tenants

with Right of Survivorship in fee simple.

Notice directed to all parties in interest and claimants that a schedule of distribution will be filed by the Sheriff in his office no later than (30) thirty days after the date of sale and that distribution will be made in accordance with that schedule unless exceptions are filed thereto within (10) ten days thereafter.

Purchaser must settle for property on or before filing date. ALL claims to property must be filed with Sheriff before sale date.

AS SOON AS THE PROPERTY IS DECLARED SOLD TO THE HIGHEST BIDDER 20% OF THE PURCHASE PRICE OR ALL OF THE COST, WHICHEVER MAY BE THE HIGHER, SHALL BE PAID FORTHWITH TO THE SHERIFF.

James W. Muller

Sheriff of Adams County

www.adamscounty.us

2/17, 2/24 &amp; 3/03

SHERIFF SALES

IN PURSUANCE of writs of execution issuing out of the Court of Common Pleas of Adams County, Pennsylvania, and to me directed, will be exposed to Public Sale on Friday, March 17, 2017 at 10:00 AM in the 4th floor Jury Assembly room in the Adams County Court House, 117 Baltimore Street, Gettysburg, PA 17325 the following real estate, viz. :

**No. 15-SU-1480  
DEUTSCHE BANK NATIONAL TRUST COMPANY, AS INDENTURE TRUSTEE, FOR NEW CENTURY HOME EQUITY LOAN TRUST**

**vs.**  
**JOHN D. CURTIS**  
PROPERTY ADDRESS: 236 NARROW DRIVE, HANOVER, PA 17331  
By Virtue of Writ of Execution No. 15-SU-1480  
Plaintiff,  
Deutsche Bank National Trust Company, as Indenture Trustee, for New Century Home Equity Loan Trust 2006-2,

**vs.**  
John D. Curtis, 236 Narrow Drive Hanover, PA 17331, Conewago Township Parcel No.: 08L160006-000  
Improvements thereon: Residential Dwelling Judgment Amount: \$154,247.60  
Milstead & Associates, LLC  
By: Robert W. Williams, Esquire ID No. 315501 1 E. Stow Road Marilton, NJ 08053  
(856) 482-1400  
Attorney for Plaintiff

**No. 16-SU-771  
WELLS FARGO BANK, NA**

**vs.**  
**JOYCE E. DEBOW**  
PROPERTY ADDRESS: 38 PRINCE STREET, LITTLESTOWN, PA 17340  
By Virtue of Writ of Execution No. 16-SU-771  
Wells Fargo Bank, NA

**vs.**  
Joyce E. Debow  
owner(s) of property situate in the LITTLESTOWN BOROUGH, ADAMS County, Pennsylvania, being 38 Prince Street, Littlestown, PA 17340-1323  
Parcel No. 27008-0110-000  
(Acreage or street address)  
Improvements thereon: RESIDENTIAL DWELLING Judgment Amount: \$157,618.95  
Attorneys for Plaintiff  
Phelan, Hallinan, Diamond & Jones, LLP

**No. 16-SU-832  
PNC BANK, NATIONAL ASSOCIATION**

**vs.**  
**LONNIE A. DIAZ, SANDI L. DIAZ**  
PROPERTY ADDRESS: 17 OXWOOD CIRCLE, NEW OXFORD, PA 17350  
By Virtue of Writ of Execution No. 16-SU-832  
PNC Bank, National Association  
Plaintiff  
**vs.**  
LONNIE A. DIAZ, A/K/A ALFONSO L. DIAZ, SANDI L. DIAZ

All that certain lot of land situate in borough of New Oxford, Adams County, Pennsylvania: being known as 17 Oxwood Circle  
New Oxford, PA 17350 PARCEL NUMBER: 34-0070093  
JUDGEMENT: \$129,377.33  
IMPROVEMENTS: Residential Property UDREN LAW OFFICES, P.C.  
WOODCREST CORPORATE CENTER 111 WOODCREST ROAD, SUITE 200 CHERY HILL, NJ 08003-3620  
856-669-5400  
pleadings@udren.com

**No. 16-SU-1006  
M&T BANK**

**vs.**  
**LOIS MARIE DOYLE**  
PROPERTY ADDRESS: 850 Myerstown Road, Gardners, PA 17324  
By Virtue of Writ of Execution No. 16-SU-1006  
M&T Bank  
**vs.**

Lois Marie Doyle, 850 Myerstown Road, Gardners, PA 17324, Huntington Township,  
Parcel No. 22002-0001-000.  
Improvements thereon consisting of a Residential Dwelling, sold to satisfy judgment in the amount of \$109,248.37.  
Attorneys for Plaintiff:  
Jessica N. Manis, Esquire Stern & Eisenberg, PC 1581 Main Street, Suite 200 The Shops at Valley Square Washington, PA 18976  
Phone: (215) 572-8111

**No. 15-SU-784  
CHRISTINA TRUST, A DIVISION OF WILMINGTON SAVINGS FUND SOCIETY, FSB, AS INDENTURE TRUSTEE, FOR THE CSMC**

**vs.**  
**RAYMOND F. FARBER, KAREN L. KOELLE-FARBER**  
PROPERTY ADDRESS: 40 MILL ROAD, BIGLERVILLE, PA 17307  
By Virtue of Writ of Execution No. 15-SU-784  
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, Plaintiff, vs.

Raymond F. Farber, Karen L. Koelle-Farber  
40 Mill Rd., Biglerville, PA 17307  
Butler Township  
Parcel No.: 07-EOS-0047  
Improvements thereon: Residential Dwelling Judgment Amount: \$176,876.21  
Attorney for Plaintiff Milstead & Associates, LLC  
By: Robert W. Williams, Esquire ID No. 315501 1E. Stow Road Marilton, NJ 08053 (856) 482-1400

**No. 16-SU-983  
CITIMORTGAGE, INC.**

**vs.**  
**CHRISTINE L. GARRETT, DAVID F. GARRETT**  
PROPERTY ADDRESS: 406 RACETRACK ROAD, ABBOTTSTOWN, PA 17301  
By Virtue of Writ of Execution No. 16-SU-983 CitiMortgage, Inc.  
**vs.**

Christine L. Garrett, David F. Garrett  
Owner(s) of property situate in the BERWICK TOWNSHIP, ADAMS COUNTY, Pennsylvania, being 406 Racetrack Road, Abbottstown, PA 17301-9518  
Parcel No. 04KII-0097  
(Acreage or street address)  
Improvements thereon: RESIDENTIAL DWELLING Judgment Amount: \$132,885.74  
Attorneys for Plaintiff  
Phelan, Hallinan, Diamond & Jones, LLP

Notice directed to all parties in interest and claimants that a schedule of distribution will be filed by the Sheriff in his office no later than (30) thirty days after the date of sale and that distribution will be made in accordance with that schedule unless exceptions are filed thereto within (10) ten days thereafter.

Purchaser must settle for property on or before filing date. ALL claims to property must be filed with Sheriff before sale date.

AS SOON AS THE PROPERTY IS DECLARED SOLD TO THE HIGHEST BIDDER 20% OF THE PURCHASE PRICE OR ALL OF THE COST, WHICHEVER MAY BE THE HIGHER, SHALL BE PAID FORTHWITH TO THE SHERIFF.

James W. Muller  
Sheriff of Adams County  
www.adamscounty.us  
2/17, 2/24 & 3/03



SHERIFF SALES

IN PURSUANCE of writs of execution issuing out of the Court of Common Pleas of Adams County, Pennsylvania, and to me directed, will be exposed to Public Sale on Friday, March 17, 2017 at 10:00 AM in the 4th floor Jury Assembly room in the Adams County Court House, 117 Baltimore Street, Gettysburg, PA 17325 the following real estate, viz. :

**No. 16-SU-811**  
**WELLS FARGO BANK, NA**  
 vs.  
**ANTHONY M. GASKILL**  
 PROPERTY ADDRESS: 318 HANOVER STREET, NEW OXFORD, PA 17350  
 By Virtue of Writ of Execution  
 No. 16-SU-811  
 Wells Fargo Bank, NA  
 vs.  
 Anthony M. Gaskill  
 Owner(s) of property situate in the OXFORD TOWNSHIP, ADAMS COUNTY, PENNSYLVANIA, being 318 Hanover Street, New Oxford, PA 17350-9524 Parcel No. 35008-0078 (Acreage or street address)  
 Improvements thereon: RESIDENTIAL DWELLING Judgment Amount: \$93,781.48  
 Attorneys for Plaintiff  
 Phelan, Hallinan, Diamond & Jones, LLP

**No. 16-SU-895**  
**WELLS FARGO BANK, NA**  
 vs.  
**MARK E. GILLS, SARAH L. GILLS**  
 PROPERTY ADDRESS: 440 MOUNT HOPE ROAD, FAIRFIELD, PA 17320  
 By Virtue of Writ of Execution  
 No. 16-SU-895  
 Wells Fargo Bank, NA  
 vs.  
 Mark E. Gills, Sarah L. Gills  
 Owner(s) of property situate in the HAMILTONBAN TOWNSHIP, ADAMS COUNTY, PENNSYLVANIA, being 440 Mount Hope Road Fairfield, PA 17320-9440  
 Parcel No.: 18C14-0028 (Acreage or street address)  
 Improvements thereon: RESIDENTIAL DWELLING Judgment Amount: \$113,379.21  
 Attorneys for Plaintiff  
 Phelan, Hallinan, Diamond & Jones, LLP

**No. 12-SU-839**  
**BANK OF NEW YORK MELLON F/K/A BANK OF NEW YORK**  
 vs.  
**STEPHEN A GLASSMAN**  
 PROPERTY ADDRESS: 749 DICKS DAM ROAD, NEW OXFORD, PA 17350  
 By Virtue of Writ of Execution  
 No. 12-SU-839  
 The Bank of New York Mellon f/k/a The Bank of New York Successor Trustee to JPMorgan Chase Bank, NA, as Trustee for The Structured Asset Mortgage Investments II Trust, Mortgage Pass-Through Certificates, Series 2006-Ar7  
 vs.  
 Stephen A. Glassman  
 Owner(s) of property situate in the TOWNSHIP OF HAMILTON, ADAMS COUNTY, PENNSYLVANIA, being 749 Dicks Dam Road, New Oxford, PA 17350-9164 Parcel No.: 17-J09-0099 (Acreage or street address)  
 Improvements thereon: RESIDENTIAL DWELLING Judgment Amount: \$556,540.15  
 Attorneys for Plaintiff  
 Phelan, Hallinan, Diamond & Jones, LLP

**No. 16-SU-455**  
**SPRINGLEAF FINANCIAL SERVICES, INC.**  
 vs.  
**CHRISTINE A. HECKENDORN, JAMES E. HECKENDORN, JR.**  
 Property address: 77 Chapel Road Ext., Gettysburg, PA 17325  
 By Virtue of Writ of Execution  
 No. 16-SU-455  
 Springleaf Financial Services, Inc. (Plaintiff)  
 vs.  
 Christine A. Heckendorn and James E. Heckendorn (Defendant)  
 Property Address: 77 Chapel Road Extension, Gettysburg, PA 17325  
 Parcel ID No.: 09EI 7-0066H-OOO  
 Improvements thereon of the residential dwelling. Judgment Amount: \$162,548.42  
 Attorney for Plaintiff:  
 Stephen M. Hladik, Esquire, Hladik, Onorato & Federman, LLP 298 Wissahickon Avenue North Wales, PA 19454

**No. 15-SU-680**  
**WELLS FARGO BANK, NA**  
 vs.  
**WALTER LEROY HOOD, JR., TONYA R. HOOD**  
 PROPERTY ADDRESS: 209 MAIN STREET, MCSHERRYSTOWN, PA 17344  
 By Virtue of Writ of Execution  
 No. 15-SU-680 LSF9 Master Participation Trust  
 vs.  
 Tonya R. Hood, Walter L. Hood, Jr. Being known and numbered as 209 Main Street, McSherrystown, PA 17344 in McSherrystown Borough, County of Adams, Commonwealth of Pennsylvania  
 Parcel No.: 28-002-0119-000  
 Improvements: Residential Dwelling Judgment Amount: \$161,839.64  
 Attorney:  
 Richard M. Squire & Associates, LLC  
 Bradley J. Osborne, Esquire  
 115 West Avenue, Suite 104, Jenkintown, PA 19046  
 Phone: 215-886-8790

Notice directed to all parties in interest and claimants that a schedule of distribution will be filed by the Sheriff in his office no later than (30) thirty days after the date of sale and that distribution will be made in accordance with that schedule unless exceptions are filed thereto within (10) ten days thereafter.

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James W. Muller  
 Sheriff of Adams County  
 www.adamscounty.us  
 2/17, 2/24 & 3/03

SHERIFF SALES

IN PURSUANCE of writs of execution issuing out of the Court of Common Pleas of Adams County, Pennsylvania, and to me directed, will be exposed to Public Sale on Friday, March 17, 2017 at 10:00 AM in the 4th floor Jury Assembly room in the Adams County Court House, 117 Baltimore Street, Gettysburg, PA 17325 the following real estate, viz :

**No. 16-SU-133  
QUICKEN LOANS INC.**

**vs.  
KRISTINE A. HUFF, JEFFREY F. HUFF**  
PROPERTY ADDRESS: 511 LAKE MEADE DRIVE, EAST BERLIN, PA 17316

By Virtue of Writ of Execution  
No. 16-SU-133  
QUICKEN LOANS INC.

**vs.  
KRISTINE A. HUFF & JEFFREY F. HUFF**  
511 Lake Meade Drive East Berlin, PA 17316

Parcel No.: 36-114-0042-000  
(Acreage or street address)  
IMPROVEMENTS THEREON:  
RESIDENTIAL DWELLING JUDGMENT  
AMOUNT: \$147,187.90  
Attorneys for Plaintiff  
KML Law Group, P.C.

**No. 16-SU-772  
MERIDIAN BANK**

**vs.  
RYAN D. KEENEY**  
PROPERTY ADDRESS: 6 WINTER TRAIL, FAIRFIELD, PA 17320

By Virtue of Writ of Execution  
No 16-SU-772

Merdian Bank vs.  
Ryan D. Keeney,  
6 Winter Trail, Fairfield,  
Carroll Valley Borough, Pennsylvania,  
Parcel No.: 43-034-0170.  
Improvements thereon of the residential dwelling or lot.

Judgment dated September 19, 2016 in the principal amount of \$174,078.54 plus interest \$3,254.58 (through 11/21/2016) and costs.

Attorney for Plaintiff, Laurence A. Mester, Mester & Schwartz, P.C., 1333 Race Street, Philadelphia, PA 19107, (267) 909-9036.

**No. 16-SU-543  
FEDERAL NATIONAL MORTGAGE ASSOCIATION ("FANNIE MAE")**

**vs.  
LISA M. KNIGHT**

PROPERTY ADDRESS: 44 MAPLE DRIVE, HANOVER, PA 17331  
By virtue of Writ of Execution No.: 16-SU-543 Plaintiff:  
Federal National Mortgage Association ("Fannie Mae")

**vs.**  
Defendant(s): Lisa M. Knight  
Defendant's Property Address:  
44 Maple Drive,  
Hanover, PA 17331  
Township or Borough: Conewago Township  
PARCEL NO.: 08022-0006C-000  
IMPROVEMENTS THEREON:  
Residential Dwelling JUDGMENT AMOUNT: \$112,270.30  
ATTORNEYS FOR PLAINTIFF:  
Martha E. Von Rosenstiel, P.C

**No. 07-SU-597  
HAMILTON TOWNSHIP**

**vs.  
DAVID LEASE**  
PROPERTY ADDRESS: 170 GUN CLUB ROAD, NEW OXFORD, PA 17350  
By Virtue of Writ of Execution

No. 07-SU-597  
Hamilton Township

**vs.**  
David Lease, Defendant  
Of property situate in Hamilton Township, Adams County, Pennsylvania, being known as 170 Gun Club Road,  
New Oxford, PA 17350 Parcel No.: 17J10-00438-000

Improvements thereon: Dwelling known as 170 Gun Club Road, New Oxford, PA 17350 Judgment Amount \$47,798.32  
Ronald T. Tomasko, Esquire JSDC Law Offices PO Box 650  
Hershey, PA 17033  
(717) 533-3280

**No. 16-SU-887  
WELLS FARGO BANK, NA**

**vs.  
STEPHANIE M. MEO**  
PROPERTY ADDRESS: 619 MOUNT CARMEL ROAD, ORRTANNA, PA 17373  
By Virtue of Writ of Execution

No. 16-SU-887  
Wells Fargo Bank, NA  
**vs.**  
Stephanie M. Meo, a/k/a Stephanie McIntosh  
Owners of property situation in the FRANKLIN TOWNSHIP, Adams County, Pennsylvania 619 Mount Carmel Road Orrtanna, PA 17353-9703  
Parcel No.: 12C12-0017A (Acreage or street address)  
Improvements thereon: Residential

Dwelling Judgment Amount \$148,793.64  
Attorneys for Plaintiff  
Phelan, Hallinan, Diamond & Jones, LLP

**No. 16-SU-911  
ACNB BANK, FORMERLY KNOWN AS ADAMS COUNTY NATIONAL BANK**

**vs.  
JOSEPH DANIEL MILLER, DORRIS PAULINE MILLER**  
PROPERTY ADDRESS: 1865 HILLTOWN RD, BIGLERVILLE, PA 17307

By Virtue of Writ of Execution  
No. 16-SU-911  
ACNB Bank, formerly known as Adams County National Bank, Plaintiff

**vs.**  
Joseph D. Miller and Dorris P. Miller, Defendants.  
Defendants' Property Address: 1865 Hilltown Road  
Biglerville, PA 17307  
Franklin Township Parcel No.: 12-CIO-OIOA  
Improvements Thereon: Residential Dwelling Judgment Amount: \$25,336.44  
Attorneys for Plaintiff:  
Puhl, Eastman & Thrasher  
220 Baltimore Street  
Gettysburg, PA 17325

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James W. Muller  
Sheriff of Adams County  
www.adamscounty.us  
2/17, 2/24 & 3/03

SHERIFF SALES

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No. 14-SU-1170
CARRINGTON MORTGAGE SERVICES, LLC

vs.
LISA A. MILLER-STOVER, ROBERT A. STOVER
PROPERTY ADDRESS: 4010 CARLISLE PIKE, NEW OXFORD, PA 17350
By virtue of Writ of Execution
No. 16-SU-1170 Carrington Mortgage Service, LLC

vs.
Lisa A. Miller-Stover, Robert A. Stover Being known and numbered as 4010 Carlisle Pike New Oxford, PA 17350 Hamilton Township, County of Adams, Commonwealth of Pennsylvania Parcel No.: 17K10-0004-000
Improvements: Residential Dwelling Judgment Amount \$130,040.91
Attorney:
Richard M. Squire & Associates, LLC
Bradley J. Osborne, Esquire
115 West Avnue, Suite 104
Jenkintown, PA 19046
Phone 215-886-8790
Fax 215-886-8791

No. 16-SU-1053
WILMINGTON SAVINGS FUND SOCIETY, FSB, D/B/A CHRISTIANA TRUST

vs.
CHARLES E. NICHOLSON
PROPERTY ADDRESS: 33 RED BIRD LANE, GETTYSBURG, PA 17325
By Virtue of Writ of Execution
No. 16-SU-1053
Wilmington Savings Fund Society, FSB, d/b/a Christiana Trust,
not individually but as trustee for Pretium Mortgage Acquisition Trust
vs.

Charles E. Nicholson
Being known and number as
33 Red Bird Lane Gettysburg, PA 17325 in Borough of Bonneauville, County of Adams, Commonwealth of Pennsylvania Parcel No.: 06002-0016-000
Improvements: Residential Dwelling Judgment Amount: \$118,921.53
Attorney:
Richard M. Squire & Associates, LLC
Bradley J. Osborne, Esquire 115 West Avenue, Suite 104,
Jenkintown, PA 19046
Phone: 215-886-8790

No. 16-SU-1039
COLONIAL SAVINGS, F.A.

vs.
ROBERTA A. PETRO
PROPERTY ADDRESS: 398 CEDAR ROAD, NEW OXFORD, PA 17350
By Virtue of Writ of Execution
No. 16-SU-1039
COLONIAL SAVINGS F.A.

vs.
ROBERTA A. PETRO
398 Cedar Road
New Oxford, PA 17350
Parcel No.: 17K09-0047C-000
(Acreage or street address)
IMPROVEMENTS THEREON:
RESIDENTIAL DWELLING JUDGMENT AMOUNT: \$122,832.92
Attorneys for Plaintiff
KML Law Group, P.C.

No. 14-SU-980
US BANK NATIONAL ASSOCIATION

vs.
TRAVIS R. REED, KANDACE J. KREIGLINE
PROPERTY ADDRESS: 3246 OLD HWY. 30, ORRTANNA, PA 17353
By Virtue of Writ of Execution
No. 14-SU-980
US BANK NATIONAL ASSOCIATION AS TRUSTEE FOR CRMSI REMIC SERIES 2006-01

REMIC PASS-THROUGH CERTIFICATES SERIES 2006-01, Plaintiff, vs.
Travis R. Reed,
Kandace J. Kreigline, a/k/a Kandace J. Reed
3246 Old Hwy. 30,
Orrtanna, PA 17353 Franklin Township
Parcel No.: 12-609-0135
Improvements thereon: Residential Dwelling Judgment Amount: \$244,121.25
Milstead & Associates, LLC
By: Robert W. Williams, Esquire ID No. 315501 1E. Stow Road Marlton, NJ 08053
(856) 482-1400
Attorney for Plaintiff

No. 16-SU-265
WELLS FARGO BANK, NA

vs.
KENNETH W. SHULTZ
PROPERTY ADDRESS: 25 OXWOOD CIRCLE, NEW OXFORD, PA 17350
By Virtue of Writ of Execution
No. 16-SU-265
WELLS FARGO BANK, NA
vs.
KENNETH W. SHULTZ
Property address
25 OXWOOD CIRCLE NEW OXFORD, PA 17350
PARCEL NO.: 34007-0097-00
IMPROVEMENTS THEREON:
RESIDENTIAL DWELLING. JUDGMENT AMOUNT: \$67,409.07

ATTORNEYS FOR PLAINTIFF
POWERS, KIRN & ASSOCIATES, LLC

No. 16-SU-910
AMERICAN ADVISORS GROUP

vs.
CAROL S. SILIEZAR, GIOVANNI O. SILIEZAR
PROPERTY ADDRESS: 180 MUNICIPAL ROAD, HANOVER, PA 17331
By Virtue of Writ of Execution
No. 16-SU-910 American Advisors Group
vs.
Carole S. Siliezar Giovanni O. Siliezar
All that certain piece or parcel or Tract of land situate in the Township of Berwick, Adams County, Pennsylvania. and being known as:
180 Municipal Road,
Hanover, Pennsylvania 17331.
TAX MAP AND PARCEL NUMBER: 04 KI 2-0093-000
THE IMPROVEMENTS THEREON ARE: Residential Dwelling REAL DEBT: \$79,800.65
SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: Carole S. Siliezar
McCabe, Weisberg and Conway, P.C.
123 South Broad Street, Suite 1400
Philadelphia, PA 19109

Notice directed to all parties in interest and claimants that a schedule of distribution will be filed by the Sheriff in his office no later than (30) thirty days after the date of sale and that distribution will be made in accordance with that schedule unless exceptions are filed thereto within (10) ten days thereafter.

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James W. Muller
Sheriff of Adams County
www.adamscounty.us
2/17, 2/24 & 3/03

SHERIFF SALES

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**No. 16-SU-606**  
**NATIONSTAR MORTGAGE LLC**  
**vs.**  
**RICHARD E. SLOAN**  
 PROPERTY ADDRESS: 2941 TRACT ROAD, FAIRFIELD, PA 17320  
 By Virtue of Writ of Execution  
 No.: 16-SU-606  
 Nationstar Mortgage, LLC Plaintiff vs. Richard E. Sloan Defendant(s)  
 Defendant's Property Address 2941 Tract Road, Fairfield, PA 17320  
 Township or Borough: Liberty Township  
 PARCEL No.: 25D-18-0043-000  
 IMPROVEMENTS THEREON: A RESIDENTIAL DWELLING JUDGMENT AMOUNT: \$179,768.66  
 ATTORNEYS FOR PLAINTIFF Shapiro & DeNardo, LLC

**No. 15-SU-671**  
**WELLS FARGO BANK, NA**  
**vs.**  
**DOUGLAS M. SMITH, TRACY M. SMITH**  
 PROPERTY ADDRESS: 32 BIRCH DRIVE, HANOVER, PA 17331  
 By Virtue of Writ of Execution  
 No. 15-SU-671  
 Bayview Loan Servicing, LLC vs. Douglas M. Smith, Tracy M. Smith a/k/a Tracy M. Mooningham  
 Owner(s) of property situate in the CONEWAGO TOWNSHIP, ADAMS County, Pennsylvania, being 32 Birch Drive, Hanover, PA 17331-9421  
 Parcel No.: 08021-0232-000  
 (Acreage or street address)  
 Improvements thereon: RESIDENTIAL DWELLING Judgment Amount: \$223,752.64  
 Attorneys for Plaintiff  
 Phelan, Hallinan, Diamond & Jones, LLP

**No. 16-SU-364**  
**PNC BANK, NATIONAL ASSOCIATION**  
**vs.**  
**KEITH E. SNYDER**  
 PROPERTY ADDRESS: 46 CROUSE PARK, LITILESTOWN, PA 17340  
 By Virtue of Writ of execution  
 No. 16-SU-364  
 PNC Bank, National Association Plaintiff  
 vs.  
 KEITH E. SNYDER  
 Defendant(s) All that certain lot of land situate in Borough of Littlestown, Adams County, Pennsylvania: BEING KNOWN AS 46 Crouse Park, Littlestown, PA 17340  
 PARCEL NUMBER: 27005-0150-000  
 IMPROVEMENTS: Residential Property UDREN LAW OFFICES, P.C  
 WOODCREST CORPORATE CENTER 111 WOODCREST ROAD, SUITE 200 CHERRY HILL, NJ 08003-3620  
 856-669-5400

**No. 15-SU-1322**  
**FULTON BANK, N.A.**  
**vs.**  
**JOSEPH E. STAUB, SANDRA J. STAUB**  
 PROPERTY ADDRESS: 630 STONE BRIDGE ROAD, NEW OXFORD, PA 17350  
 By Virtue of Writ of Execution  
 No. 15-SU-1322  
 Fulton Bank, NA  
 vs.  
 Joseph Staub and Sandra J. Staub a/k/a Sandra Staub  
 all that certain piece or parcel or tract of land situate in the Township or Borough of MT. Pleasant Township, Adams County, Pennsylvania and being known as 630 Stonebridge Road, New Oxford, Pennsylvania, 17350  
 Tax Map and Parcel number: 32-113-0034G-000  
 The Improvements there on are:  
 Residential Dwelling Real Debt \$330,119.21  
 Seized and taken in execution as the property of: Joseph E. Staub and Sandra J. Staub a/k/a Sandra Straub McCabe, Weisberg and Conway, PC 123 South Broad Street, Suite 1400 Philadelphia, PA 19109

**No. 16-SU-827**  
**NEWLANDS ASSET HOLDING TRUST**  
**vs.**  
**WILLIAM D. STEM, JR., DIANE M. STEM, THE UNITED STATES OF AMERICA C/O THE UNITED STATES ATTORNEY FOR THE MI**  
 PROPERTY ADDRESS: 33 DIANE TRAIL, FAIFIELD, PA 17320  
 By Virtue of Writ of Execution  
 No. 16-SU-827  
 Newlands Asset Holding Trust vs. William D. Stem, Jr. a/k/a William Stem, Jr., Diane M. Stem a/k/a Diana Stem owner(s) of property situate in the Liberty Township, Adams County, Pennsylvania, being 33 Diane Trail Fairfield, PA 17320-8301  
 Parcel No.: 43027-0015-000  
 (Acreage or street address)  
 Improvements thereon: RESIDENTIAL DWELLING Judgment Amount: \$341,037.51  
 Attorneys for Plaintiff  
 Phelan, Hallinan, Diamond & Jones, LLP

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 2/17, 2/24 & 3/03

SHERIFF SALES

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**No. 16-SU-450**  
**CAPITAL ONE, NA, S/B/M ING BANK, FSB**  
vs.  
**THE UNKNOWN HEIRS OF ROBERT J. SNEERINGER DECEASED, MICHAEL SNEERINGER, EDWARD SNEERINGER, DANIEL SNEERINGER, LAURA GILES**

PROPERTY ADDRESS: 6979 CHAMBERSBURG ROAD, FAYETTEVILLE, PA 17222  
By Virtue of Writ of Execution No. 16-SU-450  
Capital One, NA, S/B/M ING Bank, FSB., Plaintiff,  
vs.  
Laura Giles, Solely in Her Capacity as Heir of Robert J. Sneeringer, Deceased Michael Sneeringer, Solely in His Capacity as Heir of Robert J. Sneeringer, Deceased Edward Sneeringer, Solely in His Capacity as Heir of Robert J. Sneeringer, Deceased Daniel Sneeringer, Solely in His Capacity as Heir of Robert J. Sneeringer, Deceased  
6979 Chambersburg Rd., Fayetteville, PA 17222, Franklin Township  
Parcel No.: 12A09-0008-000  
Improvements thereon: Residential Dwelling Judgment amount: \$38,441.97  
Milstead & Associates, LLC  
By: Robert W. Williams, Esquire ID No. 315501 1E. Stow Road Marlton, NJ 08053  
(856) 482-1400  
Attorney for Plaintiff

**No. 16-SU-166**  
**CARRINGTON MORTGAGE SERVICES, LLC**  
vs.  
**MICOLE R. TRIMMER**  
PROPERTY ADDRESS: 437 PEAK VIEW ROAD, YORK SPRINGS, PA 17372  
By Virtue of Writ of Execution No.: 16-SU-166 Carrington Mortgage Services, LLC Plaintiff vs. Micole R. Trimmer Defendant(s) Defendant's Property Address 437 Peak View Road, York Springs, PA 17372  
Township or Borough: Latimore Township PARCEL No.: 23H010001A-000  
IMPROVEMENTS THEREON: A RESIDENTIAL DWELLING JUDGMENT AMOUNT: \$176,800.01  
ATTORNEYS FOR PLAINTIFF Shapiro and Denardo King of Prussia, PA 19406  
610-278-6800  
ATTORNEYS FOR PLAINTIFF 437 Peak View Road, York Springs, PA 17372

**No. 16-SU-999**  
**LAKEVIEW LOAN SERVICING, LLC**  
vs.  
**MARGARET O. WARNER**  
PROPERTY ADDRESS: 75 RED BRIDGE ROAD, GETTYSBURG, PA 17325  
By Virtue of Writ of Execution No. 16-SU-999  
LAKEVIEW LOAN SERVICING, LLC vs.  
MARGARET O. WARNER  
75 Red Bridge Road Gettysburg, PA 17325  
Parcel No: 38021-0036-000 (Acreage or street address)  
IMPROVEMENTS THEREON: RESIDENTIAL DWELLING JUDGMENT AMOUNT: \$122,949.89  
Attorneys for Plaintiff KML Law Group, P.C.

**No. 11-SU-317**  
**21ST MORTGAGE CORPORATION**  
vs.  
**TIMOTHY L. WILKINSON, CHRISTINE M. WILKINSON**  
PROPERTY ADDRESS: 757 GABLERS ROAD, GARDNERS, PA 17324  
By Virtue of Writ of Execution No. 2011-SU-317  
21ST MORTGAGE CORPORATION vs.  
TIMOTHY L. WILKINSON & CHRISTINE M. WILKINSON  
757 Gablers Road Gardners, PA 17324  
Parcel No: 29-F404-0047A-000 (Acreage or street address)  
IMPROVEMENTS THEREON: RESIDENTIAL DWELLING JUDGMENT AMOUNT: \$266,208.90  
Attorneys for Plaintiff KML Law Group, P.C.

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Sheriff of Adams County  
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2/17, 2/24 & 3/03



**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 administration to the persons named. All persons having claims or demands against 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 executors or administrators or their attorneys named below.**

**FIRST PUBLICATION****ESTATE OF CATHERINE CHARNLEY, DEC'D**

Late of Silver Spring, Montgomery County, Maryland

Executrix: Virginia Manzione, 136 Old Forest Circle, Winchester, VA 22602

Attorney: John A. Wolfe, Esq., Wolfe, Rice & Quinn, LLC, 47 West High Street, Gettysburg, PA 17325

**ESTATE OF SUSAN DAWN DUDEK, DEC'D**

Late of Reading Township, Adams County, Pennsylvania

Christopher G. Dudek, 23 Lake Meade Drive, East Berlin, PA 17316

Attorney: Thomas R. Nell, Esq., 130 W. King Street, PO Box 1019, East Berlin, PA 17316

**ESTATE OF JESSIE A. GARVER, DEC'D**

Late of Conewago Township, Adams County, Pennsylvania

Jessie Brenda Bosley, 7135 Wolfgang School Road, Glen Rock, PA 17327-8877; Billie Carlisle-Young, 21960 Crested Quail Drive, Ashburn, VA 20148-7126

**ESTATE OF MILDRED H. GEORGIUS, DEC'D**

Late of the Borough of Littlestown, Adams County, Pennsylvania

Co-Executors: Charles R. Georgius, 7616 Anamosa Way, Derwood, MD 20855; Alice Ann Caltrider, 851 Muller Road, Westminster, MD 21157

Attorney: Jeffery M. Cook, Esq., 234 Baltimore St., Gettysburg, PA 17325

**ESTATE OF WILLIAM A. SMITH, DEC'D**

Late of the Mt. Pleasant Township, Adams County, Pennsylvania

Administrator: Veronica Smith, 1815 Center Mills Road, Apt. 2, Aspers, PA 17304

Attorney: Clayton A. Ling, Esq., Mooney & Associates, 230 York Street, Hanover, PA 17331

**ESTATE OF JAMES E. WAGNER, DEC'D**

Late of Oxford Township, Adams County, Pennsylvania

Executor: Joi Lynn Wagner, c/o Sharon E. Myers, Esq., CGA Law Firm, PC, PO Box 606, East Berlin, PA 17316

Attorney: Sharon E. Myers, Esq., CGA Law Firm, PCPO Box 606, East Berlin, PA 17316

**SECOND PUBLICATION****ESTATE OF MARY E. BOEGER, a/k/a MARY ELIZABETH BOEGER, DEC'D**

Late of Oxford Township, Adams County, Pennsylvania

Executrix: Mary Archer Oakes, 301 Moulstown Rd., Abbottstown, PA 17301

Attorney: Keith R. Nonemaker, Esq., Guthrie, Nonemaker, Yingst & Hart, LLP, 40 York Street, Hanover, PA 17331

**ESTATE OF KARL L. BURKHARDT, DEC'D**

Late of Cumberland Township, Adams County, Pennsylvania

Lisa A. Riffle, 26 Vista Ave., Thurmont, MD 21788

Attorney: David K. James, III, Esq., 234 Baltimore St., Gettysburg, PA 17325

**ESTATE OF ELLEN M. HAWK, DEC'D**

Late of Mount Joy Township, Adams County, Pennsylvania

James C. Stine, 386 Coleman Road, Gettysburg, PA 17325

Attorney: David K. James, III, Esq., 234 Baltimore St., Gettysburg, PA 17325

**ESTATE OF JEFFREY ALAN NOBLE, DEC'D**

Late of the Borough of Gettysburg, Adams County, Pennsylvania

Administrator: Colton Jeffrey Noble, 47 West Hanover, Street Apt., #8, Gettysburg, PA 17325

**ESTATE OF FRANCES C. REBMANN, DEC'D**

Late of Cumberland Township, Adams County, Pennsylvania

Executor: Christopher R. Rebmann, 21 Table Rock Road, Gettysburg, PA 17325

Attorney: Puhl, Eastman & Thrasher, 220 Baltimore Street, Gettysburg, PA 17325

**ESTATE OF ROSE A. SENTZ a/k/a ROSE A. WYATT, DEC'D**

Late of Oxford Township, Adams County, Pennsylvania

Executor: Ronald Sentz, 16 Oxen Lane, New Oxford, PA 17350

Attorney: Gary E. Hartman, Esq., Hartman & Yannetti, 126 Baltimore Street, Gettysburg, PA 17325

**ESTATE OF MELVIN E. STARNER, DEC'D**

Late of Reading Township, Adams County, Pennsylvania

Co-Executors: Susan K. Noble, c/o Stonesifer and Kelley, P.C., 209 Broadway, Hanover, Pennsylvania 17331; Timothy C. Starnier, c/o Stonesifer and Kelley, P.C., 209 Broadway, Hanover, Pennsylvania 17331; Deborah J. Thoman, c/o Stonesifer and Kelley, P.C., 209 Broadway, Hanover, Pennsylvania 17331

Attorney: Stonesifer and Kelley, P.C., 209 Broadway, Hanover, Pennsylvania 17331

**ESTATE OF LINDA D. VAN FOSSEN, DEC'D**

Late of Germany Township, Adams County, Pennsylvania

Darlene A. Green, 315 Bishop Court, Westminster, MD 21157

Attorney: David K. James, III, Esq., 234 Baltimore St., Gettysburg, PA 17325

**ESTATE OF ANNABELLE WERNER, DEC'D**

Late of Oxford Township, Adams County, Pennsylvania

Executor: John Henry Werner, 2680 Mt. Venus Road, Manchester, MD 21102

Attorney: Elinor Albright Rebert, Esq., 515 Carlisle Street, Hanover, Pennsylvania 17331

**THIRD PUBLICATION**

## ESTATE OF JOHN H. BAUGHER, DEC'D

Late of Menallen Township, Adams  
County, Pennsylvania

Executrix: Nadine J. Baugher, 260  
Aspers North Road, Aspers, PA  
17304

Attorney: Robert L. McQuaide, Esq.,  
Suite 204, 18 Carlisle Street,  
Gettysburg, PA 17325

ESTATE OF RAY C. FITZ, JR., a/k/a RAY  
FITZ, DEC'D

Late of the Borough of Fairfield,  
Adams County, Pennsylvania

Executrix: Linda Fitz, 131 West Main  
Street, Fairfield, PA 17320

Attorney: Puhl, Eastman & Thrasher,  
Attorneys at Law, 220 Baltimore  
Street, Gettysburg, PA 17325

ESTATE OF GEORGE A. GOULD, III,  
DEC'D

Late of Oxford Township, Adams  
County, Pennsylvania

Executrix: Sara M. Cinibulk, 1325  
Laurel Street, Apt. 1, Menlo Park, CA  
94025

Attorney: Gary E. Hartman, Esq.,  
Hartman & Yannetti, 126 Baltimore  
Street, Gettysburg, PA 17325

## ESTATE OF EMORY J. HELLER, DEC'D

Late of Tyrone Township, Adams  
County, Pennsylvania

Randy E. Heller, 760 Schoolhouse  
Road, Aspers, PA 17304

Attorney: Phillips & Phillips, 101 W.  
Middle Street, Gettysburg, PA 17325

ESTATE OF KUM P. LAWRENCE a/k/a  
KUM PUN LAWRENCE., DEC'D

Late of Conewago Township, Adams  
County, Pennsylvania

Executor: Thomas A. Storms, Jr., c/o  
Samuel A. Gates, Esq., Gates &  
Gates, P.C., 250 York Street,  
Hanover, PA 17331

Attorney: Samuel A. Gates, Esq.,  
Gates & Gates, P.C., 250 York Street,  
Hanover, PA 17331