

**ESTATE AND TRUST 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. Notice is also hereby given of the existence of the trusts of the deceased settlors set forth below for whom no personal representatives have been appointed within 90 days of death. All persons having claims or demands against said estates or trusts are requested to make known the same, and all persons indebted to said estates or trusts are requested to make payment, without delay, to the executors or administrators or trustees or to their attorneys named below.

**FIRST PUBLICATION****ALOGNA, JOHN A.,** dec'd.

Late of Bethlehem, Northampton County, PA

Personal Representative: Forrest G. Alogna c/o Kirby G. Upright, Esquire, King Spry Herman Freund & Faul LLC, One West Broad Street, Suite 700, Bethlehem, PA 18018

Attorneys: Kirby G. Upright, Esquire, King Spry Herman Freund & Faul LLC, One West Broad Street, Suite 700, Bethlehem, PA 18018

**BECHTEL, JOANN E. RAUB a/k/a**

**JOANN RAUB,** dec'd.

Late of the Borough of Wilson, Northampton County, PA

Administrator: Charles W. Bechtel, Jr., 2280 Freemansburg Avenue, Easton, PA 18042

Attorneys: Thomas L. Lightner, Esquire, Lightner Law Offices, P.C., 4652 Hamilton Blvd., Allentown, PA 18103

**EBERT, HELEN,** dec'd.

Late of the City of Bethlehem, Northampton County, PA

Executor: Jeffrey K. Ebert c/o Gail Weiner Shearer, Esquire, 70 E. Broad Street, P.O. Box 1426, Bethlehem, PA 18016-1426

Attorney: Gail Weiner Shearer, Esquire, 70 E. Broad Street, P.O. Box 1426, Bethlehem, PA 18016-1426

**KECK, EVELYN J.,** dec'd.

Late of Moore Township, Northampton County, PA

Administrator: Dennis G. Sell, 701 Sawkill Road, P.O. Box 54, Kingston, NY 12401

Attorneys: Lee A. Conrad, Esquire, Thomas, Conrad and Conrad, 2550 Brodhead Road, Bethlehem, PA 18020

**KING, ANNE E.,** dec'd.

Late of Easton Borough, Northampton County, PA

Personal Representative: Thomas C. King, 108 Wildernest Lane, Port Matilda, PA 16870

Attorney: Douglas C. Loviscky, Esquire, 1500 West College Avenue, State College, PA 16801

**LUMMIS, MARJORIE K.,** dec'd.

Late of Hellertown, Northampton County, PA

Administratrix: Cynthia L. Reccek, 2105 Mixsell Avenue, Bethlehem, PA 18015

Attorney: Charlene D. Rauscher, Esquire, P.O. Box 427, Fogelsville, PA 18051

**MOODY, WILLIAM C.,** dec'd.

Late of Palmer Township, Northampton County, PA

Executor: Wiley Phillip Moody c/o Barbara Rush Renkert, Esquire, 2120 Northampton Street, Easton, PA 18042

Attorney: Barbara Rush Renkert,  
Esquire, 2120 Northampton  
Street, Easton, PA 18042

**RETZLER, YVONNE J.**, dec'd.

Late of North Catasauqua,  
Northampton County, PA  
Executrix: Annette M. Filler, 753  
Stopp Lane, Coopersburg, PA  
18036

Attorney: Michael P. Gough,  
Esquire, P.O. Box 21222, Lehigh  
Valley, PA 18002

**SECOND PUBLICATION**

**ERDOGAN, BARBARA B.**, dec'd.

Late of Bethlehem, Northampton  
County, PA  
Co-Executors: Ann S. Erdogan-  
Tracy and Turan Erdogan c/o  
Noonan Law Office, 526 Walnut  
St., Allentown, PA 18101  
Attorneys: Noonan Law Office,  
526 Walnut St., Allentown, PA  
18101

**FOWLER, BARBARA L.**, dec'd.

Late of Lehigh Township, North-  
ampton County, PA  
Executor: Martin J. Fowler, Jr.  
c/o Paul A. Florenz, Esquire,  
Kolb, Vasiliadis and Florenz,  
LLC, 60 West Broad Street, Ste.  
303, Bethlehem, PA 18018-5721  
Attorneys: Paul A. Florenz,  
Esquire, Kolb, Vasiliadis and  
Florenz, LLC, 60 W. Broad St.,  
Ste. 303, Bethlehem, PA 18018-  
5721

**HAMERSTONE, ELIZABETH A.**,  
dec'd.

Late of Palmer Twp., North-  
ampton County, PA  
Executrix: Kara Hamerstone c/o  
William B. Cooper, III, Esquire,  
Fox Rothschild, LLP, P.O. Box  
673, Exton, PA 19341  
Attorneys: William B. Cooper, III,  
Esquire, Fox Rothschild, LLP,  
P.O. Box 673, Exton, PA 19341

**HOWELLS, GEORGE T., JR.**,  
dec'd.

Late of the City of Easton, North-  
ampton County, PA

Executrix: Dawn Y. Magilton c/o  
Robert C. Brown, Jr., Esquire,  
Fox, Oldt & Brown, 940 West  
Lafayette Street, Suite 100,  
Easton, PA 18042-1412

Attorneys: Robert C. Brown, Jr.,  
Esquire, Fox, Oldt & Brown, 940  
West Lafayette Street, Suite 100,  
Easton, PA 18042-1412

**LANDIS, TIMOTHY F.**, dec'd.

Late of the Township of Moore,  
Northampton County, PA  
Executors: Garry Phillip Landis,  
561 Monocacy Drive, Bath, PA  
18014 and Lynn Eugene Landis,  
2570 Beacon Road, Bath, PA  
18014

Attorney: Daniel G. Spengler,  
Esquire, 110 East Main Street,  
Bath, PA 18014

**MUNNERLEY, CHARLES  
MATTHEW**, dec'd.

Late of Williams Township,  
Northampton County, PA

Executor: Terry Hammerstone  
c/o Jay C. Glickman, Esquire,  
Rubin, Glickman, Steinberg &  
Gifford, 2605 N. Broad Street,  
P.O. Box 1277, Lansdale, PA  
19446

Attorneys: Jay C. Glickman,  
Esquire, Rubin, Glickman,  
Steinberg & Gifford, 2605 N.  
Broad Street, P.O. Box 1277,  
Lansdale, PA 19446

**STARK, HARVEY J.**, dec'd.

Late of Easton, Northampton  
County, PA

Administratrix: Carol T. Herring,  
Gateway Corp. Center, 225  
Wilmington-West Chester Rd.,  
Ste. 200, Chadds Ford, PA  
19317

Attorney: Carol T. Herring, Esquire, Gateway Corp. Center, 225 Wilmington-West Chester Rd., Ste. 200, Chadds Ford, PA 19317

**THIRD PUBLICATION**

**ASAKAVICH, STANLEY A.,** dec'd.

Late of Bethlehem, Northampton County, PA

Administratrix: Frances A. Roseman c/o Fitzpatrick Lentz & Bubba, P.C., 4001 Schoolhouse Lane, P.O. Box 219, Center Valley, PA 18034-0219

Attorneys: Fitzpatrick Lentz & Bubba, P.C., 4001 Schoolhouse Lane, P.O. Box 219, Center Valley, PA 18034-0219

**GRASER, HANNAH C.,** dec'd.

Late of the City of Bethlehem, Northampton County, PA

Executrix: Dorothea Graser

Attorney: Nicole M. Thomas, Esquire, Snyder & Wiles, P.C., 7731 Main Street, Fogelsville, PA 18051

**MAST, SHERRY ANN,** dec'd.

Late of the Township of East Allen, Northampton County, PA

Administrator: Scott R. Steirer, Esquire, 124 Belvidere Street, Nazareth, PA 18064

Attorneys: Scott R. Steirer, Esquire, Pierce & Steirer, LLC, 124 Belvidere Street, Nazareth, PA 18064

**MAURER, GEORGE P.,** dec'd.

Late of Hanover Township, Northampton County, PA

Executor: John O. Stover, Jr., Esquire, 537 Chestnut Street, Emmaus, PA 18049

Attorney: John O. Stover, Jr., Esquire, 537 Chestnut Street, Emmaus, PA 18049

**MEITZLER, ERWIN LEWIS, JR.,** dec'd.

Late of the Township of Hanover, Northampton County, PA

Executrix: Kathryn A. Tinsley c/o Alfred S. Pierce, Esquire, Pierce & Steirer, LLC, 124 Belvidere Street, Nazareth, PA 18064

Attorneys: Alfred S. Pierce, Esquire, Pierce & Steirer, LLC, 124 Belvidere Street, Nazareth, PA 18064

**MELNICK, KATHLEEN MARIA,** dec'd.

Late of the Township of Upper Mt. Bethel, Northampton County, PA

Executrix: Susan E. Hartmann, 220 Howard Street, Stroudsburg, PA 18360

Attorneys: Ronold J. Karasek, Esquire, Karasek Law Offices, L.L.C., 641 Market Street, Bangor, PA 18013

**MILLER, FRIEDA E.,** dec'd.

Late of Bethlehem, Northampton County, PA

Executrix: Susan R. Miller a/k/a Susan Roberta Miller c/o Sarah M. Andrew, Esquire, Schoffstall Elder Law, 2987 Corporate Court, Suite 200, Orefield, PA 18069

Attorney: Sarah M. Andrew, Esquire, Schoffstall Elder Law, 2987 Corporate Court, Suite 200, Orefield, PA 18069

**PAYNE, GEORGE A.,** dec'd.

Late of the Township of Upper Nazareth, Northampton County, PA

Executors: Tara Marie Warnke, Erin Elizabeth Bowman and Brian Gerard Payne c/o Alfred S. Pierce, Esquire, Pierce & Steirer, LLC, 124 Belvidere Street, Nazareth, PA 18064

Attorneys: Alfred S. Pierce, Esquire, Pierce & Steirer, LLC, 124 Belvidere Street, Nazareth, PA 18064

**SCHWARZ, VICTOR F.,** dec'd.  
 Late of 4250 Butternut Drive,  
 Walnutport, Northampton  
 County, PA  
 Executrix: Jane Anne Schwarz,  
 4250 Butternut Drive, Walnut-  
 port, PA 18088  
 Attorneys: Joshua D. Shulman,  
 Esquire, Shulman & Shabbick,  
 1935 Center Street, Northamp-  
 ton, PA 18067

**SULLIVAN, JOSEPH ALLEN,** dec'd.  
 Late of Bethlehem, Northampton  
 County, PA  
 Executor: Jonathan Sullivan c/o  
 Paul A. Florenz, Esquire, Kolb,  
 Vasiliadis and Florenz, LLC, 60  
 West Broad Street, Ste. 303,  
 Bethlehem, PA 18018-5721  
 Attorneys: Paul A. Florenz,  
 Esquire, Kolb, Vasiliadis and  
 Florenz, LLC, 60 W. Broad St.,  
 Ste. 303, Bethlehem, PA 18018-  
 5721

**WHITE, ANNA M.,** dec'd.  
 Late of the Township of Forks,  
 Northampton County, PA  
 Co-Executors: Donald J. White  
 and Michael L. White c/o Robert  
 C. Brown, Jr., Esquire, Fox, Oldt  
 & Brown, 940 West Lafayette  
 Street, Suite 100, Easton, PA  
 18042-1412  
 Attorneys: Robert C. Brown, Jr.,  
 Esquire, Fox, Oldt & Brown, 940  
 West Lafayette Street, Suite 100,  
 Easton, PA 18042-1412

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**NOTICE OF NONPROFIT  
 INCORPORATION**

NOTICE IS HEREBY GIVEN that  
 Articles of Incorporation have been  
 filed and approved on November 9,  
 2017, with the Department of State  
 of the Commonwealth of Pennsylvania,  
 Harrisburg, Pennsylvania, for the  
 purpose of incorporating a nonprofit  
 corporation pursuant to the provi-

sions of the Nonprofit Corporation  
 Law of the Commonwealth, December  
 21, 1988, P.L. 1444, No. 177, Section  
 103, as amended.

The name of the corporation is:

**STONE HARVEST  
 ESTATES PLANNED COMMUNITY  
 ASSOCIATION**

The purpose for which this corpo-  
 ration has been organized is as  
 follows: To do any lawful act concern-  
 ing any and all business for which  
 corporations may be incorporated  
 under the Non-Profit Corporation Law  
 of Pennsylvania including the  
 management and maintenance of  
 common areas within Stone Harvest  
 Estates Planned Community Asso-  
 ciation and the imposition and collec-  
 tion of assessments to further that  
 purpose.

JOSEPH J. PIPERATO, III,  
 ESQUIRE

PIPERATO LAW OFFICE, LLC  
 3894 Courtney Street  
 Suite 105  
 Bethlehem, PA 18017  
 (610) 625-3878

Nov. 30

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**LIMITED LIABILITY COMPANY  
 NOTICE**

NOTICE IS HEREBY GIVEN that  
 a Certificate of Organization—  
 Domestic Limited Liability Company  
 has been filed and approved with the  
 Department of State, Harrisburg,  
 Pennsylvania, on November 10, 2017,  
 under the Business Corporation Law  
 of 1988, as amended, for the organi-  
 zation of:

**GRAFF REALTY, LLC**

Mark A. Primrose, Esquire  
 17 North Sixth Street  
 Stroudsburg, PA 18360

Nov. 30

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**NOTICE FOR CHANGE OF NAME**

NOTICE IS HEREBY GIVEN that  
 on November 7, 2017 the Petition of

Nicole Taylor Lawson was filed in Northampton County Court of Common Pleas at No. C-48CV2017-10130 seeking to change the name of Petitioner from Nicole Taylor Lawson to Nicole Taylor. The Court has fixed Tuesday, January 2, 2018 at 10:00 a.m. in courtroom 4 at Northampton County Courthouse for hearing of the Petition. All persons interested in the proposed change may appear and show cause, if any they have, why the prayer of the Petitioner should not be granted.

Nov. 30

**NOTICE FOR CHANGE OF NAME**

NOTICE IS HEREBY GIVEN that on November 6, 2017, the Petition of Shelley Sue Lippincott was filed in Northampton County Court of Common Pleas at No. C-48-CV-2017-9141, seeking to change the name of petitioner from Shelley Sue Lippincott to Shelley Sue Soto. The court has fixed Monday, January 8, 2018 at 9:00 a.m., in courtroom #4 at the Northampton County Courthouse as the date for hearing of the Petition. All persons interested in the proposed change of name may appear and show cause, if any they have, why the prayer of the petitioner should not be granted.

Nov. 30

**NORTHAMPTON COUNTY  
COURT OF COMMON PLEAS**

NOTICE OF ACTION IN  
MORTGAGE FORECLOSURE  
Broad Street Funding Trust I,  
Plaintiff

v.

Dennis Santini, Known Surviving  
Heir of Regina V. Spencer and  
Unknown Surviving Heirs of  
Regina V. Spencer,  
Defendants

**NUMBER: C-48-CV-2017-08837**

TO: Unknown Surviving Heirs of  
Regina V. Spencer

Premises subject to foreclosure:  
518 Debbie Lane, Nazareth, Pennsylv-  
ania 18064. NOTICE: If you wish to  
defend, you must enter a written  
appearance personally or by attorney  
and file your defenses or objections  
in writing with the court. You are  
warned that if you fail to do so the  
case may proceed without you and a  
judgment may be entered against you  
without further notice for the relief  
requested by the Plaintiff. You may  
lose money or property or other rights  
important to you. You should take  
this 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 infor-  
mation about hiring a lawyer. If you  
cannot afford to hire a lawyer, this  
office may be able to provide you with  
information about agencies that may  
offer legal services to eligible persons  
at a reduced fee or no fee.

Lawyer Referral Service  
P.O. Box 4733  
Easton, PA 18043-4733  
(610) 258-6333

McCABE, WEISBERG &  
CONWAY, LLC  
Attorneys for Plaintiff

123 S. Broad St.  
Ste. 1400  
Philadelphia, PA 19109  
(215) 790-1010

Nov. 30

**IN THE COURT OF COMMON  
PLEAS OF NORTHAMPTON  
COUNTY, PENNSYLVANIA  
CIVIL ACTION—LAW**

NOTICE OF ACTION IN  
MORTGAGE FORECLOSURE  
U.S. BANK NATIONAL  
ASSOCIATION, AS TRUSTEE  
FOR GSMPS MORTGAGE LOAN  
TRUST 2006-RP1,  
Plaintiff

vs.

FLORENCE WERKISER, in her capacity as Heir of ROXANNE FREDERICK, Deceased  
UNKNOWN HEIRS, SUCCESSORS, ASSIGNS AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER ROXANNE FREDERICK, DECEASED,

Defendants

**NO. C-48-CV-2017-4101**

**NOTICE**

To: UNKNOWN HEIRS, SUCCESSORS, ASSIGNS AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER ROXANNE FREDERICK, DECEASED

You are hereby notified that on May 9, 2017, Plaintiff, U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR GSMPs MORTGAGE LOAN TRUST 2006-RP1, filed a Mortgage Foreclosure Complaint endorsed with a Notice to Defend, against you in the Court of Common Pleas of NORTHAMPTON County, Pennsylvania, docketed to No. C-48-CV-2017-4101. Wherein Plaintiff seeks to foreclose on the mortgage secured on your property located at 1159 LEHIGH STREET, EASTON, PA 18042-4150 whereupon your property would be sold by the Sheriff of NORTHAMPTON County.

You are hereby notified to plead to the above referenced Complaint on or before 20 days from the date of this publication or a Judgment will be entered against you.

**NOTICE**

If you wish to defend, you must enter a written appearance personally or by attorney and file your defenses or objections in writing with the court. You are warned that if you fail to do so the case may proceed

without you and a judgment may be entered against you without further notice for the relief requested by the plaintiff. You may lose money or property or other rights important to you.

YOU SHOULD TAKE THIS 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.

Lawyer Referral Service  
P.O. Box 4733  
Easton, PA 18043-4733  
Telephone (610) 258-6333

Nov. 30

**SHERIFF'S SALE OF VALUABLE REAL ESTATE**

The following real estate will be sold by the Sheriff of Northampton County, Pennsylvania, on DECEMBER 8, 2017, at ten o'clock a.m. in the COUNCIL CHAMBERS, THIRD FLOOR, of the Northampton County Government Center, within the City of Easton, County of Northampton and State of Pennsylvania, to wit:

PLEASE TAKE NOTICE that the sale price will include only the outstanding taxes certified to the Sheriff's Office. Any taxes not reported to the Sheriff are the responsibility of the purchaser.

**No. C-48-CV-2010-01428**  
WILMINGTON SAVINGS  
FUND SOCIETY, FSB d/b/a  
CHRISTIANA TRUST ET AL.

vs.



JEAN F. ROSSI

**Property Address:**

2895 Pheasant Drive, Northampton, PA 18067

**UPI/Tax Parcel Number:**

J5/19/3B/0520

ALL THAT CERTAIN tract, lot or piece of ground situate on the south side of Pheasant Drive, Pennsylvania Route 248 in Moore Township, Northampton County, Pennsylvania.

TITLE TO SAID PREMISES is vested in Jean F. Rossi a/k/a Jean Rossi, by Deed from Reno Land Development, Inc., said deed recorded 8/8/2003 in Deed Book 2003-1, Page 320317.

THEREON BEING ERECTED a two-story single dwelling with vinyl siding, shingle roof and an attached two-car garage.

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**No. C-48-CV-2011-00746**

WELLS FARGO BANK, N.A.

vs.

ERIC D. SIMMONS, MIA SIMMONS

**Property Address:**

130 Lower Way Road, Easton, PA 18045

**UPI/Tax Parcel Number:**

K8/15/2-19/0324

ALL THAT CERTAIN lot or piece of ground situate in Palmer Township, Northampton County, Pennsylvania.

BEING THE SAME PROPERTY conveyed to Eric D. Simmons and Mia Simmons, h/w, who acquired title by virtue of a deed from Satyam J. Patel and Roshni Patel, h/w. Said deed recorded 10/1/2008 in Deed Book 2008-1, Page 270940.

THEREON BEING ERECTED a two-story single dwelling with brick exterior, shingle roof and an attached two-car garage.

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**No. C-48-CV-2011-03134**

WELLS FARGO BANK, N.A.

vs.

BRIAN HUMPHREYS,  
VIRGINIA HUMPHREYS

**Property Address:**

2253 Linden Street, Bethlehem, PA 18017

**UPI/Tax Parcel Number:**

N6NE3D/3/1/0204

ALL THAT CERTAIN tract, piece or parcel of land, together with the buildings erected thereon, situate, lying and being in the 14th Ward of Bethlehem City, Northampton County, Pennsylvania.

BEING THE SAME PROPERTY conveyed to Virginia L. Humphreys, who acquired title by virtue of a deed from Virginia L. Albrecht a/k/a Virginia L. Humphreys, said deed recorded 10/23/1992 in Deed Book 877, Page 649.

THEREON BEING ERECTED a cape cod-style single dwelling with brick exterior, shingle roof and an attached one-car garage.

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**No. C-48-CV-2012-07672**

LSF9 MASTER

PARTICIPATION TRUST

vs.

BRIAN E. SAMAYOA

**Property Address:**

1540 Spring Garden Street, Easton, PA 18042-3156

**UPI/Tax Parcel Number:**

L9SW2B/6/2D/0837

ALL THE FOLLOWING described properties situate in Wilson Borough, Northampton County, Pennsylvania.

TITLE TO SAID PREMISES is vested in Brian E. Samayoa by deed from Randy J. Gingrich and Marianella C. Gingrich, h/w, said deed recorded 11/15/2007 in Deed Book 2007-1, Page 414023.

THEREON BEING ERECTED a two-story row home dwelling with brick exterior and shingle roof.

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**No. C-48-CV-2013-03459**

U.S. BANK

NATIONAL ASSOCIATION, AS  
TRUSTEE ET AL.

vs.

DANA SHETAYH,  
SAMUEL JOSEPH SHETAYH

**Property Address:**

481 Savage Road, Northampton,  
PA 18067-9009

**UPI/Tax Parcel Number:**

L4SE1/3/9/0501

ALL THAT CERTAIN lot or piece of ground situate in Allen Township, Northampton County, Pennsylvania.

TITLE TO SAID PREMISES is vested in Samuel Shetayh and Dana Shetayh, h/w, by deed from Samuel Shetayh, said deed recorded 11/3/2005 in Deed Book 2005-1, Page 439344.

THEREON BEING ERECTED a bi-level single dwelling with vinyl siding, shingle roof, an attached two-car garage and a shed.

**No. C-48-CV-2014-04550**

NATIONSTAR MORTGAGE LLC

vs.

RENEE R. DeFRANCO

**Property Address:**

710 Pennsylvania Avenue, Roseto,  
PA 18013-1132

**UPI/Tax Parcel Number:**

D9SE1A/4/6/0128

ALL THOSE TWO CERTAIN tracts, pieces or parcels of land lying and being situate in Roseto Borough, Northampton County, Pennsylvania.

BEING THE SAME PREMISES granted and conveyed unto Lucian DeFranco and Renee DeFranco, his wife, by deed from Antonette Falcone and Michael R. Falcone, her husband, said deed recorded 12/30/1966 in Deed Book 285, Page 519. Lucian DeFranco was a co-record owner of the mortgaged premises as a tenant by the entirety. By virtue of Lucian DeFranco's death on or about 3/11/2013, his ownership interest was automatically vested in the surviving tenant by the entirety.

THEREON BEING ERECTED a split-level single dwelling with brick exterior, shingle roof and an attached two-car garage.

**Property Address:**

Pennsylvania Avenue, Roseto, PA  
18013-1132

**UPI/Tax Parcel Number:**

D9SE1A/4/5/0128

ALL THOSE CERTAIN lots, pieces, or parcels of land lying and being situate in Roseto Borough, Northampton County, Pennsylvania.

BEING THE SAME PREMISES granted and conveyed unto Lucian DeFranco and Renee DeFranco, his wife, by deed from Duane Policelli, Marc Pollicelli and Richard Pagotto, said deed recorded 4/15/1982 in Deed Book 636, Page 804. Lucian DeFranco was a co-record owner of the mortgaged premises as a tenant by the entirety. By virtue of Lucian DeFranco's death on or about 3/11/2013, his ownership interest was automatically vested in the surviving tenant by the entirety.

THEREON BEING vacant land.

**Property Address:**

Webster Street, Roseto, PA 18013-1132

**UPI/Tax Parcel Number:**

D9SE1A/4/9B/0128

ALL THOSE CERTAIN pieces, parcels or tracts of land lying and being situate in Roseto Borough, Northampton County, Pennsylvania.

BEING THE SAME PREMISES granted and conveyed unto Lucian DeFranco and Renee R. DeFranco, his wife, by deed from Jean Merlo and Anthony Merlo, her husband, said deed recorded 10/13/1961 in Deed Book 159, Page 4. Lucian DeFranco was a co-record owner of the mortgaged premises as a tenant by the entirety. By virtue of Lucian DeFranco's death on or about 3/11/2013, his ownership interest



was automatically vested in the surviving tenant by the entirety.

THEREON BEING vacant land.

**No. C-48-CV-2014-06486**

U.S. BANK  
NATIONAL ASSOCIATION, AS  
TRUSTEE ET AL.

vs.

LAURA E. ARNOLD,  
ROBERT L. HARRISON, JR.

**Property Address:**

3003 Appian Way, Easton, PA  
18040

**UPI/Tax Parcel Number:**

K9/27A/15/0311

ALL THAT CERTAIN tract or parcel of land and premises located in Forks Township, Northampton County, Pennsylvania.

BEING THE SAME PROPERTY conveyed to Laura E. Arnold, single, (5/6 interest) and Robert L. Harrison, Jr., Single, (1/6 interest), tenants in common by deed from Peter Breen and Ines Almendarez-Breen, h/w, said deed recorded 6/3/2002 in Deed Book 2002-1, Page 142833.

THEREON BEING ERECTED a two-story single dwelling with vinyl siding, shingle roof and an attached two-car garage.

**No. C-48-CV-2014-08646**

LSF9 MASTER  
PARTICIPATION TRUST

vs.

NICHOLAS VISCOMI,  
REGINA VISCOMI

**Property Address:**

810 Sheridan Drive, Easton, PA  
18045-5048

**UPI/Tax Parcel Number:**

M8SE1/3/24/0324

ALL THOSE THREE CERTAIN lots, tracts or pieces of land situate in Palmer Township, Northampton County, Pennsylvania.

TITLE TO SAID PREMISES is vested in Nicholas Viscomi and Regina Viscomi, h/w, by deed from

Marie Pologruto, power of attorney for Anthony La Rosa, said deed recorded 5/2/2001 in Deed Book 2001-1, Page 74043.

THEREON BEING ERECTED a two-story single dwelling with vinyl siding, shingle roof and a detached two-car garage.

**No. C-48-CV-2015-00976**

STRUCTURED ASSET  
SECURITIES CORPORATION  
MORTGAGE ET AL.

vs.

MARIAN DWORAKOWSKI

**Property Address:**

812 Main Street, Hellertown, PA  
18055

**UPI/Tax Parcel Number:**

Q7SW2D/2/1/0715

ALL THAT CERTAIN messuage or tenement and lot of land situate on the western side of Main Street between Hampton Avenue and Depot Street in Hellertown Borough, Northampton County, Pennsylvania.

TITLE TO SAID PREMISES is vested in Marian Dworakowski, unmarried, by deed from Hazel D.K. Jones, unmarried, said deed recorded 6/4/2004 in Deed Book 2004-1, Page 214462.

THEREON BEING ERECTED a two-story half-double dwelling with vinyl siding/brick exterior/wood exterior and slate roof.

**No. C-48-CV-2015-03304**

FEDERAL NATIONAL  
MORTGAGE ASSOCIATION

vs.

RYAN A. WIDA, SARAH K. WIDA

**Property Address:**

419 Cherry Street, Hellertown, PA  
18055

**UPI/Tax Parcel Number:**

Q7SW3B/3/11/0715

ALL THAT CERTAIN piece or parcel of land situated, lying and

being in Hellertown Borough, Northampton County, Pennsylvania.

TITLE TO SAID PREMISES is vested in Ryan A. Wida and Sarah K. Wida, h/w, by deed from Nicole L. Seifert and Tina Caputo, Jtwros, said deed recorded 3/27/2007 in Deed Book 2007-1, Page 110105.

THEREON BEING ERECTED a two-story half-double dwelling with vinyl siding/stucco exterior and shingle roof.

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**No. C-48-CV-2015-08085**

NORTHAMPTON BOROUGH

vs.

Gael STERNER

**Property Address:**

1629 Washington Avenue,  
Northampton, PA 18067-1553

**UPI/Tax Parcel Number:**

L4SW4C/11/24/0522

ALL THAT CERTAIN message or tenement half of a double frame house situate on the east side of Washington Avenue between 18th and 17th Streets in the 2nd Ward of Northampton Borough, Northampton County, Pennsylvania.

BEING THE SAME PREMISES granted and conveyed unto Gael Sterner by deed from Greater Lehigh Valley Property Management, said deed recorded 1/14/2005 in Deed Book 2005-1, Page 19730.

THEREON BEING ERECTED a two-story with attic half-double dwelling with asbestos shingles facade and slate roof.

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**No. C-48-CV-2015-10939**

THE BANK OF  
NEW YORK MELLON TRUST  
COMPANY, N.A. ET AL.

vs.

SANDRA SUDZIARSKI

**Property Address:**

642 Broadway, Bethlehem, PA  
18015

**UPI/Tax Parcel Number:**

P6SW2C/17/3/0204

ALL THAT CERTAIN message, tenement and lot or piece of land, with improvements thereon erected, situated in Bethlehem City, Northampton County, Pennsylvania.

BEING THE SAME PREMISES which James Generoso, granted and conveyed unto Sandra Sudziarski, by deed recorded 3/11/2005 in Deed Book 2005-1, Page 89881.

THEREON BEING ERECTED a two-story half-double dwelling with brick exterior, shingle/slate roof and a detached two-car garage.

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**No. C-48-CV-2015-11861**

NATIONSTAR MORTGAGE LLC

vs.

MARGIE SMITH

**Property Address:**

722 Pine Street, Easton, PA 18042

**UPI/Tax Parcel Number:**

L9SE1B/28/5/0310

ALL THAT CERTAIN frame, message or tenement and lot or piece of ground situate on the south side of Pine Street in Easton City, Northampton County, Pennsylvania.

BEING THE SAME PREMISES granted and conveyed unto Margie Smith, a single woman, by deed from Timothy P. Nicholson and Elizabeth A. Nicholson, h/w, said deed recorded 4/10/2006 in Deed Book 2006-1, Page 141736.

THEREON BEING ERECTED a two-story row home dwelling with vinyl siding and shingle roof.

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**No. C-48-CV-2016-00556**

U.S. BANK NATIONAL  
ASSOCIATION ET AL.

vs.

VICTOR RYZHIY,  
TETYANA V. YEVTUSHENKO

**Property Address:**

2114 Butler Street, Easton, PA  
18042

**UPI/Tax Parcel Number:**

L9SW4B/11/11/0837

ALL THAT CERTAIN parcel of land, with the eastern half of a double dwelling house thereon erected, situate on the south side of Butler Street, in Wilson Borough, Northampton County, Pennsylvania.

TITLE TO SAID PREMISES is vested in Tetyana V. Yevtushenko and Victor Ryzhiy, wife and husband, as tenants by the entirety by deed from Tetyana V. Yevtushenko and Marina Yuditsky, said deed recorded 2/21/2008 in Deed Book 2008-1, Page 47770.

THEREON BEING ERECTED a two-story half-double dwelling with vinyl siding/brick exterior and shingle roof.

**No. C-48-CV-2016-02907**

U.S. BANK TRUST  
NATIONAL ASSOCIATION, AS  
TRUSTEE ET AL.

vs.

AMY MARCIGLIANO

**Property Address:**

106 West Grant Street, Easton, PA 18042

**UPI/Tax Parcel Number:**

M9NE2B/9/9/0310

ALL THAT CERTAIN parcel of land situate in Easton City, Northampton County, Pennsylvania.

BEING THE SAME PREMISES which Traci Fernsler conveyed unto Amy B. Voorhees by deed recorded 6/12/2007 in Deed Book 2007-1, Page 215319.

THEREON BEING ERECTED a two-story half-double dwelling with aluminum siding, shingle roof and a shed.

**No. C-48-CV-2016-03759**

BAYVIEW LOAN SERVICING, LLC

vs.

ERROL HAZLEWOOD,  
MARION A. HAZLEWOOD

**Property Address:**

103 West 4th Street, Bethlehem, PA 18015

**UPI/Tax Parcel Number:**

P6SE1A/18/5/0204

ALL THAT CERTAIN lot, piece or parcel of land, with improvements erected thereon, located in Bethlehem City, Northampton County, Pennsylvania.

BEING THE SAME PREMISES which Steve Mohle conveyed unto Errol Hazlewood and Marion A. Hazlewood by deed recorded 6/4/2007 in Deed Book 2007-1, Page 205206.

THEREON BEING ERECTED a 3-story half-double dwelling with brick exterior and shingle/slate roof.

**No. C-48-CV-2016-03943**

WELLS FARGO BANK, N.A.

vs.

WAYNE F. CARDINALLI

**Property Address:**

1506 Spruce Street, Easton, PA 18042

**UPI/Tax Parcel Number:**

L9SW2C/15/9/0837

ALL THAT CERTAIN message, tenement and tract or piece of land situate in Wilson Borough, Northampton County, Pennsylvania.

BEING THE SAME PROPERTY conveyed to Wayne F. Cardinalli by deed from Wayne F. Cardinalli and Cindy M. Cardinalli, h/w, said deed recorded 1/18/2002 in Deed Book 2002-1, Page 19211.

THEREON BEING ERECTED a two-story half-double dwelling with aluminum siding and shingle roof.

**No. C-48-CV-2016-04846**

WELLS FARGO BANK, N.A.

vs.

GUS N. MAKKAS,  
SHERRY MAKKAS,  
LAFAYETTE AMBASSADOR BANK

**Property Address:**

4711 Conway Court, Easton, PA  
18045-8109

**UPI/Tax Parcel Number:**

M8SW3/2/5/0205

ALL THAT CERTAIN lot or piece of ground, situate in Bethlehem Township, Northampton County, Pennsylvania.

TITLE TO SAID PREMISES is vested in Lafayette Ambassador Bank by deed from David J. Dalrymple, Sheriff of the County of Northampton, said deed recorded 5/5/2016 in Deed Book 2016-1, Page 85342.

THEREON BEING ERECTED a two-story single dwelling with vinyl siding/brick exterior, shingle roof and an attached two-car garage.

**No. C-48-CV-2016-05578**

CITY OF EASTON

vs.

PARADISE CLUB OF EASTON, INC.

**Property Address:**

508 Canal Street, Easton, PA  
18042

**UPI/Tax Parcel Number:**

L9SE4B/8/3/0310

ALL THAT CERTAIN parcel of land situate in Easton City, Northampton County, Pennsylvania.

BEING THE SAME PREMISES granted and conveyed unto Paradise Club of Easton, Inc. by deed recorded 3/23/1973 in Deed Book Volume 453, Page 425.

THEREON BEING ERECTED a commercial building with brick exterior and flat roof.

**No. C-48-CV-2016-07194**

U.S. BANK

NATIONAL ASSOCIATION

vs.

VARINDER JEET SINGH,  
SUKHWINDER KAUR

**Property Address:**

256 Cobblestone Lane, Bethlehem,  
PA 18020-8915

**UPI/Tax Parcel Number:**

L7/6/12-24/0418

ALL THAT CERTAIN lot or parcel of land situate in Lower Nazareth Township, Northampton County, Pennsylvania.

TITLE TO SAID PREMISES is vested in Varinder Jeet Singh and Sukhwinder Kaur by deed from Sukhwinder Kaur said deed recorded 2/20/2012 in Deed Book 2012-1, Page 38116.

THEREON BEING ERECTED a two-story single dwelling with stucco exterior/stone veneer, shingle roof and an attached three-car garage.

**No. C-48-CV-2016-08374**

PENNSYLVANIA HOUSING  
FINANCE AGENCY

vs.

JEFFREY D. KEPHART,  
KATHERYN V. KEPHART

**Property Address:**

19 West 27th Street, Northampton, PA 18067

**UPI/Tax Parcel Number:**

L4NW4A/9/2/0522

ALL THAT CERTAIN lot or piece of ground situate on the north side of West 27th Street in the first ward of Northampton Borough, Northampton County, Pennsylvania.

BEING THE SAME PREMISES granted and conveyed unto Jeffrey D. Kephart and Katheryn V. Kephart, h/w, by deed from Janet L. Hagenbuch, Individually and As Executrix of the Estate of George E. Strohl, said corrective deed recorded 4/18/2006 in Deed Book 2006-1, Page 151043.

THEREON BEING ERECTED a two-story with attic half-double dwelling with vinyl siding and shingle roof.

**No. C-48-CV-2016-08702**

DEUTSCHE BANK  
NATIONAL TRUST COMPANY,  
AS TRUSTEE ET AL.

vs.

RITA F. JORDAN

**Property Address:**

535 W. Berwick Street, Easton, PA  
18042

**UPI/Tax Parcel Number:**

L9SE4C/25/9/0310

ALL THAT CERTAIN message, tenement and lot of land, with the improvements thereon erected, situate in Easton City, Northampton County, Pennsylvania.

TITLE TO SAID PREMISES is vested in Bernice Jordan and Rita F. Jordan, h/w, by deed from Bernice Jordan and Rita F. Jordan, his wife, said deed recorded 3/14/1980 in Deed Book 612, Page 524. The said Bernice Jordan passed on 9/11/2015 thereby vesting title solely to Rita F. Jordan.

THEREON BEING ERECTED a two-story single dwelling with aluminum siding and shingle roof.

**No. C-48-CV-2016-08953**

BANK OF AMERICA, N.A.

vs.

DAVID T. KUBISEK,  
KELLY J. KUBISEK

**Property Address:**

246 Cherry Street, Hellertown, PA  
18055

**UPI/Tax Parcel Number:**

Q7SW3B/12/4/0715

THE LAND HEREINAFTER referred to is situated in Hellertown Borough, Northampton County, Pennsylvania.

BEING THE SAME PREMISES which David T. Kubisek and Kelly J. Kubisek, h/w, granted and conveyed unto David T. Kubisek, by deed recorded 11/17/2016 in Deed Book 2016-1, Page 250677.

THEREON BEING ERECTED a cape cod-style single dwelling with aluminum siding and shingle roof.

**No. C-48-CV-2016-09343**

NATIONSTAR MORTGAGE LLC

vs.

GORDON SINIFT, SUSAN F.  
BOSNICK-SINIFT, THE UNITED  
STATES OF AMERICA,  
DEPARTMENT OF TREASURY,  
INTERNAL REVENUE SERVICE

**Property Address:**

2205 4th Street, Bethlehem, PA  
18020

**UPI/Tax Parcel Number:**

N7NE1/19/1/0205

ALL THOSE CERTAIN lots or pieces of ground and tenement situate in Bethlehem Township, Northampton County, Pennsylvania.

BEING THE SAME PROPERTY conveyed to Gordon Sinift, husband, who acquired title by virtue of a deed from Gordon Sinift and Susan F. Bosnick-Sinift, h/w, said deed recorded 6/23/2016 in Deed Book 2016-1, Page 125850.

THEREON BEING ERECTED a ranch-style single dwelling with vinyl siding/brick exterior, shingle roof and an attached one-car garage.

**No. C-48-CV-2016-09535**

DEUTSCHE BANK

NATIONAL TRUST COMPANY,  
AS TRUSTEE ET AL.

vs.

KATHY J. HOUGH

**Property Address:**

1679 Pleasant View Road,  
Bethlehem, PA 18015-5834

**UPI/Tax Parcel Number:**

R7NW4/4/8/0719

ALL THAT CERTAIN message or tract of land situate in Lower Saucon Township, Northampton County, Pennsylvania.

TITLE TO SAID PREMISES is vested in David W. Hough and Kathy J. Hough, h/w, by deed from Wilmer E. Hough and Beverly J. Hough, h/w, said deed recorded 2/4/2002 in Deed

Book 2002-1, Page 31003. By virtue of David W. Hough's death on or about 1/1/2013, his ownership interest was automatically vested in the surviving tenant by the entirety.

THEREON BEING ERECTED a ranch-style single dwelling with brick exterior, shingle roof and an attached two-car garage.

**No. C-48-CV-2016-10144**

BANK OF AMERICA, N.A.

vs.

ISABEL CARABALLO

**Property Address:**

651 Hayes Street, Bethlehem, PA 18015

**UPI/Tax Parcel Number:**

P6SE2D/16/5/0204

ALL THAT CERTAIN lot, tract of land, parcel or piece of ground, with the buildings and improvements thereon erected, situate in Bethlehem City, Northampton County, Pennsylvania.

BEING THE SAME PREMISES granted and conveyed unto Isabel Caraballo by deed from Isabelle Caraballo n/k/a Isabel Caraballo, said deed recorded 1/29/2007 in Deed Book 2007-1, Page 37361.

THEREON BEING ERECTED a two-story single dwelling with aluminum siding, shingle roof and a detached one-car garage.

**No. C-48-CV-2016-10423**

WELLS FARGO BANK, N.A.

vs.

JOHN M. WALKER,

TARA M. WALKER

**Property Address:**

1227 1st Avenue, Hellertown, PA 18055-1335

**UPI/Tax Parcel Number:**

Q7NW3D/6/8/0715

ALL THAT CERTAIN tract of land situate in Hellertown Borough, Northampton County, Pennsylvania.

TITLE TO SAID PREMISES is vested in Tara M. Walker by deed from John M. Walker, said deed recorded 2/2/2017 in Deed Book 2017-1, Page 25446.

THEREON BEING ERECTED a two-story single dwelling with aluminum siding, shingle roof and a detached two-car garage.

**No. C-48-CV-2017-00392**

WILMINGTON SAVINGS FUND SOCIETY, FSB d/b/a CHRISTIANA TRUST ET AL.

vs.

AMI A. MASLONKA

**Property Address:**

119 South Cedar Street, Nazareth, PA 18064

**UPI/Tax Parcel Number:**

J7SE3B/5/4/0421

ALL THAT CERTAIN messuage or tenement and lot or piece of land situate on the east side of South Cedar Street in Nazareth Borough, Northampton County, Pennsylvania.

TITLE TO SAID PREMISES is vested in Ami Maslonka by deed from Jason G. Snyder and Jacqueline M. Snyder, h/w, said deed recorded 8/5/2011 in Deed Book 2011-1, Page 161555.

THEREON BEING ERECTED a two-story half-double dwelling with aluminum siding and shingle roof.

**No. C-48-CV-2017-01107**

WELLS FARGO BANK, N.A.

vs.

MARSHA L. CODE

**Property Address:**

2213 Gruver Avenue, Easton, PA 18045

**UPI/Tax Parcel Number:**

L9NW4D/1/1A/0324

ALL THAT CERTAIN piece, parcel or tract of land situate in Palmer Township, Northampton County, Pennsylvania.



TITLE TO SAID PREMISES is vested in Marsha L. Code and Algia R. Miller a/k/a Algia Miller, as joint tenants with rights of survivorship and not as tenants in common, by deed from James J. Frank and Karen S. Shoenberger n/k/a Karen S. Frank, h/w, said deed recorded 11/21/2001 in Deed Book 2001-1, Page 248464. The said, Algia R. Miller a/k/a Algia Miller passed on 11/25/2003, whereby title was vested solely to Marsha L. Code.

THEREON BEING ERECTED a two-story single dwelling with vinyl siding and shingle roof.

**No. C-48-CV-2017-01445**

PNC BANK, NATIONAL ASSOCIATION ET AL.

vs.

MICHAEL A. KWIATKOWSKI

**Property Address:**

250 Wagner Avenue, Hellertown, PA 18055

**UPI/Tax Parcel Number:**

Q7NW2C/6/1/0715

ALL THOSE TWO CERTAIN lots or pieces of land, lying and being in Hellertown Borough, Northampton County, Pennsylvania.

BEING THE SAME PREMISES conveyed to Michael A. Kwiatkowski by deed from Miguel E. Rodriguez and Kimberly Hatter, said deed recorded 10/25/2005 in Deed Book 2005-1, Page 421398.

THEREON BEING ERECTED a cape cod-style single dwelling with vinyl siding/stone exterior, shingle roof and an attached one-car garage.

**No. C-48-CV-2017-01501**

BANK OF AMERICA, N.A.

vs.

KATHLEEN J. BAKER

**Property Address:**

1237 Ferry Street, Easton, PA 18042-4165

**UPI/Tax Parcel Number:**

L9SE1D/1/4/0310

ALL THAT CERTAIN lot or piece of ground, with the dwelling house thereon erected, situate on the north side of Ferry Street in Easton City, Northampton County, Pennsylvania.

TITLE TO SAID PREMISES is vested in Richard W. Baker and Kathleen J. Baker, h/w, by deed from Donald J. Engelhardt and Lisa M. Engelhardt, h/w, said deed recorded 11/18/1996 in Deed Book 1996-1, Page 120950. Richard W. Baker was a co-record owner of the mortgaged premises as a tenant by the entirety. By virtue of Richard W. Baker's death on or about 8/18/2013, his ownership interest was automatically vested in the surviving tenant by the entirety.

THEREON BEING ERECTED a two-story half-double dwelling with vinyl siding and shingle roof.

**No. C-48-CV-2017-01706**

U.S. BANK  
NATIONAL ASSOCIATION, AS TRUSTEE ET AL.

vs.

MARTIN SCOTT KELLISH,  
ARTHUR R. TALBOT,  
BRYAN MacARTHUR

**Property Address:**

724 Hillside Avenue, Bethlehem, PA 18015

**UPI/Tax Parcel Number:**

P6SE2D/26/3/0204

ALL THAT CERTAIN message, tenement and lot or piece of ground situate on the southwest side of Hillside Avenue in Bethlehem City, Northampton County, Pennsylvania.

BEING THE SAME PREMISES which Michael L. Schonberger and Beth S. Schonberger, h/w, granted and conveyed unto Martin Scott Kellish, Bryan MacArthur and Arthur R. Talbot, by her agent Michael L. Schonberger as set forth in power of attorney dated 5/26/2006 in Book

2006-1. Page 248569, by deed recorded 6/21/2006 in Deed Book 2006-1, Page 248599.

THEREON BEING ERECTED a 3-story single dwelling with brick exterior/stone exterior and slate roof.

**No. C-48-CV-2017-01707**

JPMORGAN CHASE BANK,  
NATIONAL ASSOCIATION

vs.

ROBERT B. SULEWSKI,  
VIRGINIA G. SULEWSKI

**Property Address:**

1027 1st Avenue, Hellertown, PA  
18055

**UPI/Tax Parcel Number:**

Q7SW2A/3/19/0715

ALL THAT CERTAIN parcel of land situate in Hellertown Borough, Northampton County, Pennsylvania.

BEING THE SAME PREMISES conveyed to Robert B. Sulewski and Virginia G. Sulewski, h/w, by deed from Corey J. Snyder, said deed recorded 9/9/2002 in Deed Book 2002-1, Page 238062.

THEREON BEING ERECTED a two-story/A-frame single dwelling with aluminum siding, shingle roof and a detached two-car garage.

**No. C-48-CV-2017-02117**

BANK OF AMERICA, N.A.

vs.

LISA M. CRISTI, STEPHEN CRISTI

**Property Address:**

200 Chestnut Street, Pen Argyl,  
PA 18072

**UPI/Tax Parcel Number:**

E8NE3B/2/10/0625

ALL THAT CERTAIN lot, tract or piece of ground, with the improvements erected thereon, situated in Pen Argyl Borough, Northampton County, Pennsylvania.

BEING THE SAME PREMISES conveyed to Stephen Cristi and Lisa M. Tramutola by deed of Donald Meehan, said deed recorded

9/9/2005 in Deed Book 2005-1, Page 348695.

THEREON BEING ERECTED a two-story single dwelling with vinyl siding and shingle roof.

**No. C-48-CV-2017-02215**

WELLS FARGO BANK, N.A.

vs.

THOMAS TANCIN

**Property Address:**

1418 Newport Avenue, Northampton, PA 18067

**UPI/Tax Parcel Number:**

M4NW1B/16/2/0522

ALL THAT CERTAIN messuage or tenement and parcel or piece of land situate in the Fourth Ward of Northampton Borough, Northampton County, Pennsylvania.

BEING THE SAME PROPERTY conveyed to Carl M. Tancin and Elizabeth A. Tancin, h/w, by deed from Michael Demko, said deed recorded 5/2/1986 in Deed Book Volume 700, Page 79. Carl M. Tancin died on 9/25/2009 and pursuant to the survivorship language in the above-mentioned deed, all his interest passed to Elizabeth A. Tancin.

THEREON BEING ERECTED a two-story with attic half-double dwelling with aluminum siding and shingle roof.

**No. C-48-CV-2017-02324**

WELLS FARGO BANK, N.A.

vs.

MARGARET M. D'IMPERIO,  
JOSEPH P. D'IMPERIO

**Property Address:**

2327 Park Avenue, Easton, PA  
18045-2810

**UPI/Tax Parcel Number:**

L8NE3/7/8/0324

ALL THAT CERTAIN lot or piece of ground situate in Palmer Township, Northampton County, Pennsylvania.

TITLE TO SAID PREMISES is vested in Joseph P. D'Imperio and

Margaret M. D'Imperio, h/w, by deed from Joseph P. D'Imperio and Margaret M. Koskey n/b/m Margaret M. D'Imperio, said deed recorded 3/15/2002 in Deed Book 2002-1, Page 70751.

THEREON BEING ERECTED a two-story single dwelling with vinyl siding/brick exterior and shingle roof.

**No. C-48-CV-2017-02361**

HOMEBRIDGE FINANCIAL SERVICES, INC.

vs.

MICHAEL A. KEIPER

**Property Address:**

139 West Central Avenue, East Bangor, PA 18013

**UPI/Tax Parcel Number:**

D10SW1C/6/10/0109

ALL THAT CERTAIN message, tenement and lot of land lying and being in East Bangor Borough, Northampton County, Pennsylvania.

BEING THE SAME PREMISES conveyed to Michael A. Keiper by deed from Merchants Bank of Bangor f/k/a Merchants National Bank of Bangor, said deed recorded 11/27/2013 in Deed Book 2013-1, Page 306920.

THEREON BEING ERECTED a two-story single dwelling with wood siding exterior and shingle roof.

**No. C-48-CV-2017-02860**

CARRINGTON MORTGAGE SERVICES, LLC

vs.

CHRISTIAN W. HORVATH,

MISTY L. HORVATH

**Property Address:**

1116 North New Street, Bethlehem, PA 18018

**UPI/Tax Parcel Number:**

N6SE4D/6/6/0204

ALL THAT CERTAIN lot or piece of land with the message or tenement thereon erected, situate, lying and being in the ninth ward in Bethlehem

City, Northampton County, Pennsylvania.

BEING THE SAME PREMISES which Albert R. DeAngelis, Jr. and Sharon DeAngelis, granted and conveyed unto Christian W. Horvath and Misty L. Horvath, by deed recorded 10/24/2008 in Deed Book 2008-1, Page 289529.

THEREON BEING ERECTED a two-story half-double dwelling with brick exterior, shingle roof and a detached one-car garage.

**No. C-48-CV-2017-02890**

WELLS FARGO BANK, N.A.

vs.

FREDERICK L. DIAMOND, JR.,

KERRI L. SCHAFFER

**Property Address:**

3943 Birch Drive, Bethlehem, PA 18020-4527

**UPI/Tax Parcel Number:**

N7NE3/3/16/0205

ALL THAT CERTAIN lot or piece of land lying and being in Bethlehem Township, Northampton County, Pennsylvania.

BEING THE SAME PROPERTY conveyed to Frederick L. Diamond, Jr. who acquired title by virtue of a deed from Kerri L. Schaffer, single, said deed recorded 3/26/2015 in Deed Book 2015-1, Page 46552.

THEREON BEING ERECTED a ranch-style single dwelling with vinyl siding, shingle roof and an attached one-car garage.

**No. C-48-CV-2017-03292**

WELLS FARGO BANK, N.A.

vs.

JOYCE DIAN FREY

**Property Address:**

220 Somerset Street, Freemansburg, PA 18017-7260

**UPI/Tax Parcel Number:**

P7NW1B/4/5/0212

ALL THOSE THREE CERTAIN lots or tracts of land, with improvements

erected thereon, situate in Freemansburg Borough, Northampton County, Pennsylvania.

TITLE TO SAID PREMISES is vested in Joyce D. Frey, individually by deed from Joyce D. Frey, Administratrix of the Estate of Larry J. Haas, deceased, said deed recorded 7/2/2014 in Deed Book 2014-1, Page 109291.

THEREON BEING ERECTED a two-story half-double dwelling with brick exterior, shingle roof and a detached two-car garage.

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**No. C-48-CV-2017-03296**

PNC BANK,  
NATIONAL ASSOCIATION

vs.

TIMOTHY S. KICHLINE

**Property Address:**

495 Berger Road, Easton, PA  
18042-9534

**UPI/Tax Parcel Number:**

M9/21/22C/0813

ALL THAT CERTAIN tract or parcel of land situate on the northwesterly side of Berger Road in Glendon Borough, Northampton County, Pennsylvania.

BEING THE SAME PREMISES conveyed to Timothy S. Kichline by deed from Timothy S. Kichline, Administrator of the Estate of Jo Ann Kichline, deceased, said deed recorded 6/17/2010 in Deed Book 2010-1, Page 117123.

THEREON BEING ERECTED a ranch-style single dwelling with vinyl siding and shingle roof.

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**No. C-48-CV-2017-03536**

EMBRACE HOME LOANS, INC.

vs.

PAMELA J. HOLUBOWSKI

**Property Address:**

4004 Charles Drive, Danielsville,  
PA 18038-9534

**UPI/Tax Parcel Number:**

H3/7/13E/0516

ALL THAT CERTAIN lot or parcel of land located in Lehigh Township, Northampton County, Pennsylvania.

TITLE TO SAID PREMISES is vested in Joseph S. Holubowski and Pamela J. Holubowski, his wife, by deed from Administrator of Veterans Affairs, an Officer of the United States of America, said deed recorded 3/26/1987 in Deed Book 722, Page 230. Joseph S. Holubowski was a co-record owner of the mortgaged premises as a tenant by the entirety. By virtue of Joseph S. Holubowski's death on or about 12/30/2011, his ownership interest was automatically vested in the surviving tenant by the entirety.

THEREON BEING ERECTED a ranch-style single dwelling with vinyl siding, shingle roof and a detached two-car garage.

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**No. C-48-CV-2017-03554**

WELLS FARGO BANK, N.A.

vs.

CLARISSA A. DeGROFF

**Property Address:**

1430 Newport Avenue, Northampton, PA 18067

**UPI/Tax Parcel Number:**

M4NW1B/16/1A/0522

ALL THAT CERTAIN lot, parcel or tract of land situate along the westerly side of Newport Avenue in Northampton Borough, Northampton County, Pennsylvania.

BEING THE SAME PROPERTY conveyed to Clarissa A. DeGross, who acquired title by virtue of a deed from Jason Grantham, said deed recorded 6/3/2014 in Deed Book 2014-1, Page 87702.

THEREON BEING ERECTED a two-story with attic single dwelling with brick and asbestos shingles exterior, and shingle roof.

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**No. C-48-CV-2017-03874**

BANK OF AMERICA, N.A.

vs.

BRIAN C. HARTMAN

**Property Address:**

410 Liberty Avenue, Roseto, PA  
18013-1230

**UPI/Tax Parcel Number:**

D9SE1D/1/6/0128

ALL THOSE CERTAIN messuages, tracts, pieces or parcels of land situate in Roseto Borough, Northampton County, Pennsylvania.

TITLE TO SAID PREMISES is vested in Brian C. Hartman by deed from Brian C. Hartman, said deed recorded 9/8/2000 in Deed Book 2000-1, Page 117736.

THEREON BEING ERECTED a colonial-style single dwelling with aluminum siding, slate roof, detached one-car garage and a studio.

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**No. C-48-CV-2017-03903**

FEDERAL NATIONAL  
MORTGAGE ASSOCIATION

vs.

RONNIE LEON LABAR,  
LYNN ELLEN LABAR

**Property Address:**

992 Buck Drive, Nazareth, PA  
18064

**UPI/Tax Parcel Number:**

G9/11/7D/0626

ALL THAT CERTAIN tract, piece or parcel of land situate in Plainfield Township, Northampton County, Pennsylvania.

TITLE TO SAID PREMISES is vested in Ronnie Leon Labar a/k/a Ronnie L. Labar and Lynn Ellen Labar a/k/a Lynn E. Labar, by deed from Reen Development Company, LLC, said deed recorded 10/11/2002 in Deed Book 2002-1, Page 277791.

THEREON BEING ERECTED a two-story single dwelling with vinyl siding/stucco exterior/stone masonry, shingle roof, an attached three-car garage and an in-ground pool.

**No. C-48-CV-2017-04089**

WELLS FARGO BANK, N.A.

vs.

JULIA ANN SCHOENENBERGER

**Property Address:**

2011 Leithsville Road, Hellertown,  
PA 18055-3006

**UPI/Tax Parcel Number:**

R7SW2/3/4/0719

ALL THAT CERTAIN messuage or tenement and tract of land situate in Leithsville Village, Lower Saucon Township, Northampton County, Pennsylvania.

TITLE TO SAID PREMISES is vested in Julia Ann Schoenenberger by deed from Larry L. Schoenenberger and Julia Ann Schoenenberger, his wife, said deed recorded 7/31/1986 in Deed Book 706, Page 110.

THEREON BEING ERECTED a two-story single dwelling with aluminum siding, shingle roof and a detached two-car garage.

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**No. C-48-CV-2017-04255**

DEUTSCHE BANK  
NATIONAL TRUST COMPANY,  
AS TRUSTEE ET AL.

vs.

MARY F. MULLIN

**Property Address:**

303 State Street, Bethlehem, PA  
18015

**UPI/Tax Parcel Number:**

P6SE2A/15/14/0204

ALL THAT CERTAIN lot or piece of land, hereditaments and appurtenances, situate on the eastward side of State Street in Bethlehem City, Northampton County, Pennsylvania.

TITLE TO SAID PREMISES is vested in Mary F. Mullin by deed from Victor Merced and Luz Merced, h/w, said deed recorded 2/10/2005 in Deed Book 2005-1, Page 53272.

THEREON BEING ERECTED a two-story row home dwelling with brick exterior and shingle roof.

**No. C-48-CV-2017-04256**  
 DEUTSCHE BANK TRUST  
 COMPANY AMERICAS, AS  
 TRUSTEE ET AL.

vs.

LARRY SCHAFFHAUSER

**Property Address:**

1510 Railroad Street, Northampton, PA 18067

**UPI/Tax Parcel Number:**

M4NW1B/12/1C/0522

ALL THAT CERTAIN lot, parcel or tract of land, situate along the westerly side of Railroad Street in Northampton Borough, Northampton County, Pennsylvania.

TITLE TO SAID PREMISES is vested in Larry Schaffhauser, single, by deed from Vladimir G. Zarayko and Carole J. Zarayko, h/w, said deed recorded 10/5/1999 in Deed Book 1999-1, Page 151530.

THEREON BEING ERECTED a two-story half-double with aluminum siding/block exterior, shingle roof and a detached 4-car garage.

**No. C-48-CV-2017-04342**  
 FEDERAL NATIONAL  
 MORTGAGE ASSOCIATION

vs.

KARL W. WILSON

**Property Address:**

616 North Westbrook Avenue, Pen Argyl, PA 18072

**UPI/Tax Parcel Number:**

D8SE3D/5/7/0625

ALL THAT CERTAIN lot or piece of ground situate in Pen Argyl Borough, Northampton County, Pennsylvania.

TITLE TO SAID PREMISES is vested in Robert J. Wilson and Helen E. Wilson by deed from Mary Lou Pysker, now by marriage Mary Lou Pysker-Corby and Arlene Pysker, single, life tenant, said deed recorded 9/5/2003 in Deed Book 2003-1, Page 364495. The said Robert J. Wilson and Helen E. Wilson both died on 12/19/2015. On 3/18/2016, Letters

of Administration were granted to Karl W. Wilson, nominating and appointing him as the administrator of the estate of Robert J. Wilson and Helen E. Wilson.

THEREON BEING ERECTED a ranch-style single dwelling with stone exterior, shingle roof and an attached one-car garage.

**No. C-48-CV-2017-04499**  
 PENNSYLVANIA HOUSING  
 FINANCE AGENCY

vs.

JACQUELINE SANTIAGO

**Property Address:**

1856 2nd Street, Bethlehem, PA 18020-5606

**UPI/Tax Parcel Number:**

N7NE4/37/14A/0205

ALL THOSE CERTAIN lots or pieces of land situate in Bethlehem Township, Northampton County, Pennsylvania.

TITLE TO SAID PREMISES is vested in Jacqueline Santiago by deed from Sha-Kirra Smith, said deed recorded 7/20/2006 in Deed Book 2006-1, Page 292421.

**No. C-48-CV-2017-04647**  
 DEUTSCHE BANK  
 NATIONAL TRUST COMPANY,  
 AS TRUSTEE ET AL.

vs.

MARCOS DE LA ROSA

**Property Address:**

611 Pawnee Street, Bethlehem, PA 18015-1429

**UPI/Tax Parcel Number:**

P6SW2C/14/20/0204

ALL THAT CERTAIN lot or piece of ground with the appurtenances thereon situate on the southeast side of Pawnee Street in Bethlehem City, Northampton County, Pennsylvania.

TITLE TO SAID PREMISES is vested in Marcos DelaRosa by deed from Eleanor A. Braxmeier, widow, said deed recorded 1/19/2007 in Deed Book 2007-1, Page 25298.



THEREON BEING ERECTED a two-story single dwelling with brick exterior/shingle exterior and shingle roof.

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**No. C-48-CV-2017-04651**

U.S. BANK  
NATIONAL ASSOCIATION,  
AS TRUSTEE ET AL.

vs.

JEFFREY M. WYANT

**Property Address:**

2125 East Boulevard, Bethlehem,  
PA 18017-5031

**UPI/Tax Parcel Number:**

N7NW4B/10/2A-3/0204

ALL THAT CERTAIN message, tenement and lot or piece of ground, with the building and improvements thereon erected, situate on the westerly side of East Boulevard in the 14th ward, in Bethlehem City, Northampton County, Pennsylvania.

TITLE TO SAID PREMISES is vested in Jeffrey M. Wyant by deed from John J. Scully, III, said deed recorded 1/2/2004 in Deed Book 2004-1, Page 1309.

THEREON BEING ERECTED a two-story row home dwelling with vinyl siding and shingle roof.

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**No. C-48-CV-2017-04868**

DITECH FINANCIAL LLC

vs.

WILLIAM G. CHARLES,  
KIMBERLEE L. CHARLES

**Property Address:**

306 Hester Road, Bangor, PA  
18013

**UPI/Tax Parcel Number:**

F10/2/1D/0134

ALL THAT CERTAIN tract, piece or parcel of land situate partly in Lower Mount Bethel Township and partly in Washington Township, Northampton County, Pennsylvania.

BEING THE SAME PREMISES conveyed to William G. Charles and Kimberlee L. Charles, his wife, by

deed from Richard L. Simpson, said deed recorded 9/2/2003 in Deed Book 2003-1, Page 358782.

THEREON BEING ERECTED a ranch-style single dwelling with stucco exterior, shingle roof and a detached studio with 2 garages.

**Property Address:**

Delaware Avenue a/k/a Delaware Drive, Bangor, PA 18013

**UPI/Tax Parcel Number:**

F11/1/2/0134

ALL THAT CERTAIN tract, piece or parcel of land situate in Washington Township, Northampton County, Pennsylvania.

BEING THE SAME PREMISES conveyed to William G. Charles and Kimberlee L. Charles, his wife, by deed from Richard L. Simpson, said deed recorded 9/2/2003 in Deed Book 2003-1, Page 358782.

THEREON BEING ERECTED vacant land.

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**No. C-48-CV-2017-05529**

U.S. BANK

NATIONAL ASSOCIATION,  
AS TRUSTEE ET AL.

vs.

JUSTIN J. LABAR

**Property Address:**

745 Jennings Street, Bethlehem,  
PA 18017

**UPI/Tax Parcel Number:**

P6NE2B/18/1/0204

ALL THOSE TWO CERTAIN contiguous lots or pieces of land, with improvements thereon erected, situated on the west side of Jennings Street in Bethlehem City, Northampton County, Pennsylvania.

BEING THE SAME PREMISES which was conveyed to Justin J. Labar by deed from Elizabeth A. Johnson, widow, said deed recorded 9/13/2007 in Deed Book 2007-1, Page 337762.

THEREON BEING ERECTED a cape cod-style single dwelling with shingle siding and shingle roof.

A Schedule of Distribution will be filed by the Sheriff thirty days from the date of the sale and distribution will be made in accordance with the

schedule unless exceptions are filed thereto within ten days from the date of filing the Schedule of Distribution.

DAVID J. DALRYMPLE  
Sheriff

Northampton County,  
Pennsylvania

DAVID J. CERAUL, ESQUIRE  
Solicitor to the Sheriff

Nov. 16, 23, 30