
SHERIFF'S SALES

By virtue of various writs issued out of the Court of Common Pleas of Montgomery County, Pa. to me directed will be sold at public sale on August 27, 2014 at 1:00 o'clock P.M. prevailing time, in Court Room "A", Court House, Swede and Airy Streets, in the Borough of Norristown, said County, the following described Real Estate.

To all parties in interest and claimants:

Notice is hereby given the schedules of distribution by the Sheriff on September 24, 2014 and distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days thereafter.

All properties to be sold by **RUSSELL J. BONO, SHERIFF.**

Third and Final Publication

07-07248

ALL THOSE THREE CERTAIN lots or pieces of ground, situate in **Lower Providence Township**, County of Montgomery and Commonwealth of Pennsylvania, bounded and described in accordance with a plan of Collegeville Park (sometimes called "Norristown Park") made by James Cresson, Civil Engineers Norristown, Pennsylvania on 10/18/1919 and recorded in the Office for the Recording of Deeds in and for the said County of Montgomery at Norristown, Pennsylvania in Deed Book 810, Page 598, as follows, to wit:

BEGINNING at a point on the Southwesterly side of Main Street at the distance of two hundred feet measured Northwestwardly along said Southwesterly side of Main Street from its intersection with the Northwesterly side of Caswell Avenue (forty feet wide).

CONTAINING in front or breadth on said Southwesterly side of Main Street sixty feet (each lot being twenty feet wide) and extending of that width in length or depth Southwesterly between parallel lines at right angles to said Main Street one hundred twenty-five feet.

BEING Lots 11, 12 and 13, Section D on said plan.

TITLE TO SAID PREMISES IS VESTED IN Brian L. Hunsberger and Jeanne T. Hunsberger, his wife, as Tenants by Entireties, by Deed from Douglas C. Smith and Karen Ann Smith, his wife, dated 09/28/1984, recorded 10/11/1984, in Deed Book 4750, Page 34.

Parcel Number: 43-00-11740-00-7.

Location of property: 3606 Ridge Pike, Collegeville, PA 19426.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Brian L. Hunsberger and Jeanne T. Hunsberger** at the suit of Kondara Capital Corporation, as Separate Trustee of Matawin Ventures Trust, Series 2013-3. Debt: \$116,644.36.

Matthew Brushwood, Attorney. I.D. #310592

Above Property to be sold by **RUSSELL J. BONO, SHERIFF.**

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$2,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

08-03914

ALL THAT PARCEL of land in **Lower Providence Township**, Montgomery County, State of Pennsylvania, as more fully described in Deed Book 3718, Page 144, ID #43.00.04108.007, being known and designated as:

ALL THOSE lots or pieces of ground, situate in **Lower Providence Township**, County of Montgomery, Commonwealth of Pennsylvania, described in accordance with a plan of Provincetown Subdivision made by David Meixner, Civil Engineer and Surveyor, Collegeville, Pennsylvania, dated October 1, 1966 and last revised August 6, 1969, as follows, to wit:

BEGINNING on the Southerly side of Falcon Road (50 feet wide) said point being measured the six following courses and distances from a point of curve on the Northerly side of Park Avenue (80 feet wide): (1) on the arc of a circle curving to the right having a radius of 25 feet the arc distance of 39.27 feet to a point of tangent on the Southerly side of Falcon Road aforesaid; and (2) along the aforesaid road North 12 degrees, 57 minutes, 30 seconds East, 36.01 feet to a point of curve; thence (3) along same on the arc of a circle curving to the right having a radius of 200 feet the arc distance of 77.78 feet to a point of tangent on same; thence (4) North 35 degrees, 14 minutes, 30 seconds East; 296.38 feet to a point of curve on same; thence (5) on the arc of a circle curving to the right having a radius of 200 feet the arc distance of 115.98 feet to a point of tangent on same; thence (6) North 68 degrees, 27 minutes, 47 seconds East, 214.09 feet to the point of beginning; thence extending from said point of beginning along the aforesaid Falcon Road North 68 degrees, 27 minutes, 47 seconds East, 53.43 feet to a point of curve along same; thence on the arc of a circle curving to the left having a radius of 250 feet the arc distance of 30.47 feet to a point a corner of Lot #133 on said plan; thence extending along Lot #133 as shown on said plan South 28 degrees, 31 minutes, 15 seconds East, 199.91 feet to a point a corner of lands now or late of Samuel Phipps; thence extending along the aforesaid lands of Phipps and lands now or late of Herbert Radatti South 52 degrees, 10 minutes, 20 seconds West, 48.06 feet to a point a corner of lands now or late of Betty J. Law; thence extending along the aforesaid Law Lands South 88 degrees, 22 minutes West, 65.94 feet to a point a corner of Lot #131 as shown on said plan; thence extending along the aforesaid Lot #131 as shown on said plan North 21 degrees, 32 minutes, 13 seconds West, 187.61 feet to the Southerly side of Falcon Road aforesaid to the first mentioned point and place of beginning.

BEING known and designated as Lot No. 132 as shown on said plan.

Parcel Number: 43-00-04108-00-7.

Location of property: 508 Falcon Road, Audubon a/k/a Norristown, PA 19403.

The improvements thereon are: Single family dwelling.

Seized and taken in execution as the property of **Kenneth D. Apgar and Janet D. Apgar, his wife, as tenants by the entireties and United States of America** at the suit of Washington Mutual Bank. Debt: \$232,799.84.

Jamie R. Ackerman, Attorney.

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

09-14636

ALL THAT CERTAIN lot, or piece of ground, with the buildings and improvements thereon erected, situate in **Cheltenham Township**, County of Montgomery and Commonwealth of Pennsylvania, bounded and described in accordance with the plan made by William T. Muldrew, Registered Professional Engineer, Jenkintown, Pennsylvania and dated February 17, 1956, as follows, to wit:

BEGINNING at a point in the centerline of Kingston Road (forty feet wide) at the distance of two hundred seventy-one and fifty-four one-hundredths feet measured Northwestwardly along the said centerline from its intersection with the centerline of Hammond Road (forty feet wide); thence extending North nine degrees, forty-two minutes, thirty seconds East, two hundred ten feet to a point; thence extending North eighty degrees, seventeen minutes, thirty seconds West, seventy-five feet to a point; thence extending South nine degrees, forty-two minutes, thirty seconds West, two hundred ten feet to a point in the centerline of Kingston Road, aforesaid; thence extending along the said centerline of Kingston Road, South eighty degrees, seventeen minutes, thirty seconds East, seventy-five feet to the first mentioned point and place of beginning.

TITLE TO SAID PREMISES IS VESTED IN Sang H. Shim and Vivian Shim and Jimin Jeanne Haraski, as tenants by the entirety, by deed from Sang H. Shim and Vivian Shim, dated June 22, 2005, recorded December 21, 2005 in Book 5584, Page 96.

Parcel Number: 31-00-16174-00-4.

Location of property: 115 Kingston Road, Cheltenham Township, PA 19012.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Vivian Shim, Sang H. Shim, Jimin Jeanne Haraski a/k/a Jimin J. Haraski** at the suit of U.S. Bank National Association as Trustee on Behalf of BankUnited Trust 2005-1. Debt: \$287,112.20.

Paul Cressman, Attorney. I.D. #318079

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

09-20659

ALL THAT CERTAIN lot or piece of ground, situate in **Lower Merion Township**, County of Montgomery, State of Pennsylvania, being the front of Lots Numbered 418 and 419 on a certain plan of lots of the Estate of Davis Jones, deceased, surveyed and laid out by Streeper and Zuschnitt, dated 5/30/1902, revised 4/28/1906 and recorded at Norristown in Deed Book 493, Page 500, and described together as one lot, as follows:

BEGINNING at a point on the Northwestern side of Jefferson Street (40 feet wide) at the distance of 575 feet, 2 inches Northeastwardly from the Northeastly side of Highland Avenue (40 feet wide).

CONTAINING in front or breadth on said Jefferson Street 50 feet and extending of that width in length or depth Northwestwardly between parallel lines at right angles with said Jefferson Street, 100 feet.

BOUNDED Northwestwardly by the rear of Lots Nos. 418 and 419, Northeastwardly by Lot No. 420, Southwestwardly by Lot No. 417 on said plan and Southeastwardly by said Jefferson Street.

AND ALL THAT CERTAIN lot, situate on the North side of Jefferson Street (40 feet wide) in **Lower Merion Township**, County of Montgomery and State of Pennsylvania, aforesaid, beginning at a point on the said side of the said Jefferson Street at the distance of 525 feet Easterly from the Easterly side of Richland Avenue (40 feet wide).

CONTAINING in front or breadth on the said side of the said Jefferson Street 50 feet, and extending of that width in length or depth Northwardly 100 feet, bounded on the North by other ground of the Estate of Davis Jones, on the East by part of Lot No. 418, on the West by part of Lot No. 415 on said plan, and on the South by Jefferson Street, aforesaid.

EXCEPTING THEREOUT AND THEREFROM so much of the first above described premises, as had been conveyed to Virginia Sica, by the common owners of premises above described, prior to conveyance of said premises to predecessors in title of mortgagors herein, and being described, more or less, as follows, to wit:

BEGINNING at a point on the North side of Jefferson Street (40 feet wide), in Lower Merion Township, County of Montgomery and State of Pennsylvania, at the distance of 600 feet, 2 inches Easterly from the Easterly side of Highland Avenue (40 feet wide).

CONTAINING in front or breadth on the said side of Jefferson Street, 25 feet, more or less, and extending of that width in length or depth Northwardly 100 feet.

TITLE TO SAID PREMISES IS VESTED IN Joanne P. Demartino, by Deed from Marie R. Rotondo, dated 02/16/2007, recorded 03/19/2007 in Book 5639, Page 1209.

Parcel Number: 40-00-27720-00-5.

Location of property: 107 Jefferson Street, Bala Cynwyd, PA 19004-1816.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Joanne P. Demartino** at the suit of Bank of America, N.A., as Successor by Merger to BAC Home Loans Servicing, L.P., f/k/a Countrywide Home Loans Servicing, L.P. Debt: \$290,978.32.

Emily M. Phelan, Attorney. I.D. #315250

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

09-21012

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, hereditaments and appurtenances, situate in **Cheltenham Township**, County of Montgomery and State of Pennsylvania and described according to a survey and plan thereof made by Franklin and Lindsay, Registered Professional Engineers, dated 01/08/1941 and revised 04/14/1942, as follows, to wit:

BEGINNING at a point of curve on the Northwesterly side of Overhill Road (50 feet wide) which point is at the arc distances of 15.81 feet measured on the arc of a circle curving to the right with a radius of 15 feet from a point of tangent on the Southwesterly side of Sunnybrook Avenue (50 feet wide); thence extending from said point of beginning South 10 degrees, 58 minutes West along the said side of Overhill Road 45.70 feet to a point; thence extending North 79 degrees, 2 minutes West, 115 feet to a point; thence extending North 10 degrees, 48 minutes East, 119.74 feet to a point on the said Southwesterly side of Sunnybrook Avenue; thence extending South 49 degrees, 26 minutes, 20 seconds East along the said side of Sunnybrook Avenue 123.62 feet to a point; thence extending on the arc of a circle curving to the right with a radius of 15 feet the arc distance of 15.81 feet to the first mentioned point and place of beginning.

BEING the same premises that Federal National Mortgage Association, by Deed dated 3/27/1998 and recorded 4/13/1998 in the County of Montgomery (Book 5222, Page 150) granted and conveyed unto Cassandra L. Milton, his/her heirs and assigns, in fee.

Parcel Number: 31-00-21709-00-4.

Location of property: 7458 Overhill Road, Elkins Park, PA 19027.

The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **Cassandra L. Milton and John Wiggins** at the suit of Wells Fargo Bank, N.A., as Certificate Trustee (not in its Individual Capacity but Solely as Certificate Trustee) in Trust for Registered Holders VNT Trust, Series 2010-2. Debt: \$215,788.35.

Thomas M. Federman, Attorney. I.D. 64068

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

09-31355

ALL THAT CERTAIN message and lot or piece of land, situate in **Bridgeport Borough**, County of Montgomery and State of Pennsylvania, bounded and described according to a survey made by Will D. Hiltner, Civil Engineer, in February 1943, as follows:

BEGINNING at a point on the Northwesterly side of Bush Street at the distance of two hundred sixty and thirty-nine and one-hundredths feet Northeasterly from the Northerly corner of said Bush Street and Ninth Street; thence along the land of Filomena Matala, North twenty-six degrees, thirty-five minutes West, one hundred and ten feet to a point a corner of the Southeast side of a twenty feet wide alley known as Beach Alley; thence extending along the said side of said alley North sixty-three degrees, twenty-five minutes East, fifty-nine and sixty-one one-hundredths feet to a point a corner of land of Alfonsina and Cosimo Lamantes; thence extending along said land South twenty-six degrees, thirty-five minutes East, one hundred and ten feet to a point corner on the Northwesterly side of Bush Street aforesaid; thence extending along the said side of Bush Street, South, sixty-three degrees twenty-five minutes West, fifty-nine and sixty-one one-hundredths feet to first mentioned point in place of beginning.

TITLE TO SAID PREMISES IS VESTED IN Enrico J. Ross by deed from Kelly A. Brady and Enrico J. Ross dated September 25, 2003 and recorded November 18, 2003 in Deed Book 05481, Page 1907.

Parcel Number: 02-00-00476-00-8.

Location of property: 832 Bush Street, Bridgeport, PA 19405.

The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **Enrico J. Ross** at the suit of U.S. Bank National Association, as Trustee, Successor in Interest to Bank of America, National Association as Trustee as Successor by Merger to LaSalle Bank National Association, as Trustee for Certificateholders of Bear Stearns Asset Backed Securities I LLC, Asset Backed Certificates, Series 2007-HE2. Debt: \$229,413.27.

Marc S. Weisberg, Attorney.

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

10-01159

ALL THAT CERTAIN lot or piece of ground with the buildings and improvements thereon erected, situate in **West Norriton Township**, County of Montgomery and State of Pennsylvania, bounded and described according to a certain plan of a portion of Burnside Estates, made by John V. Hoey, Registered Engineer Norristown, PA dated December 15, 1950 and last revised April 11, 1952 which plan is recorded at Norristown in the aforesaid office on December 31, 1952 in Deed Book 1956, Page 601 bounded and described, as follows, to wit:

BEGINNING at a point on the Southwesterly side of Clearview Avenue (fifty feet wide) which point is at a corner of Lots 15 and 16 of said plan; thence extending along said Lot 15 Block C South degrees, 02 minutes, sixteen seconds West one hundred fifty-seven feet to a point a corner of Lots 8 and 18 Block C; thence extending partly along said Lot 18 North sixty-two degrees, 46 minutes East, sixty feet to a point a corner of Lot 17 Block C; thence extending along North 46 degrees, 02 minutes, 16 seconds East, one hundred thirty-seven feet to a point on the Southwesterly side of Clearview Avenue; thence extending along same North 43 degrees, 57 minutes, 44 seconds West, 58 feet and seventy-one one hundredths feet to the place of beginning.

BEING the same premises which Leo Griffith, by deed dated September 29, 2008 and recorded October 15, 2008 in the Office of the Recorder of Deeds in and for Montgomery County in Deed Book 5710, Page 02397, Instrument Number 200-810-1506, granted and conveyed unto Dennis Helman.

Parcel Number: 63-00-01384-00-2.

Location of property: 1972 Clearview Avenue, Norristown PA 19403.

The improvements thereon are: A single-family residential dwelling.

Seized and taken in execution as the property of **Dennis S. Helman** at the suit of Bayview Loan Servicing, LLC. Debt: \$245,188.51.

Salvatore Filippello, Attorney, I.D. #313897

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

10-02181

ALL THAT CERTAIN lot or parcel of land, situate in **Lower Merion Township**, Montgomery County, Pennsylvania, bounded and described, as follows, to wit:

BEGINNING at a point in the line dividing land of Reading Company from lands of Eastern Real Estate Company, said point being distant 32.99 feet at right angles in a Northeasterly direction from a point in the middle line of River Road, which later point is located from the intersection of the center line of the railroad of Reading Company and the middle line of Waverly Road (60 feet wide) by the 11 following courses, curves and distances as measured along the middle lines of Waverly and River Road: (1) North 58 degrees, 36 minutes, 53 seconds East, 27.94 feet to a point of curve; (2) by a curve to the right in a Northeasterly direction having a radius of 63 feet an arc distance of 90.93 feet to a point of tangent; (3) South 38 degrees, 41 minutes, 7 seconds East, 54.24 feet to a point of curve; (4) by a curve to the right in a Southeasterly direction having a radius of 372.75 feet an arc distance of 44.21 feet to a point of tangent; (5) South 31 degrees, 53 minutes, 23 seconds East, 48.91 feet to a point of curve; (6) by a curve to the left in a Southeasterly direction having a radius of 1,334.58 feet an arc distance of 98.99 feet to a point of tangent; (7) South 36 degrees, 8 minutes, 23 seconds East, 1,499.96 feet to a point of curve; (8) by a curve to the right in a Southeasterly direction having a radius of 11,459.19 feet an arc distance of 258.39 feet to a point of tangent; (9) South 34 degrees, 50 minutes, 52 seconds East, 466.81 feet to a point of curve; (10) by a curve to the left in a Southeasterly direction having a radius of 5,729.65 feet an arc distance of 169 feet to a point of tangent; (11) and South 36 degrees, 32 minutes, 16 seconds East, 158.78 feet to a point; thence continuing along the center line of River Road a distance of 212.19 feet more or less to a point; thence from said beginning point located in the center line of River Road in an Easterly direction, course South 53 degrees, 41 minutes, 44 seconds West, a distance of 62 feet more or less to the low water mark of the Westerly side of the Schuylkill River, also marked by a railroad spike imbedded in the stone retaining wall; thence in a Southeasterly direction, 114 feet more or less to a point in the center of a creek dividing lands of Millard C. Kanzinger and Charles W. Lister; thence in a Southwesterly direction South 54 degrees, 21 minutes, 29 seconds West, a distance of 51 feet more or less to a point in the center of River Road; thence in a Northwesterly direction along the center of River Road, North 36 degrees, 5 minutes, 46 seconds West, a distance of 113.40 feet to the point of beginning.

TITLE TO SAID PREMISES IS VESTED IN Beverly L. Snyder, by Deed from E. Andrew Barker, Jr. and Katie A. Barker, dated 07/17/2007, recorded 10/19/2009 in Book 5747, Page 1569.

Parcel Number: 40-00-50700-00-2.

Location of property: 200 River Road, Gladwyne, PA 19035-1240.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Beverly L. Snyder** at the suit of Bank of America, N.A., as Successor by Merger to BAC Home Loans Servicing, L.P. Debt: \$406,908.14.

Emily M. Phelan, Attorney, I.D. #315250

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

10-03946

ALL THAT CERTAIN message and lot or piece of ground, with the buildings and improvements thereon erected situated in **Lansdale Borough**, County of Montgomery and Commonwealth of Pennsylvania, bounded and described according to a plan of subdivision prepared for Angelo J. Christoforetti, by Urwiler & Walter, Inc., Sumneytown, Pennsylvania dated March 18, 1985, last revised July 9, 1986 and recorded in the Office of the Recorder of Deeds in Plan Book A-47, Page 304, as follows, to wit:

BEGINNING at a point on the Northwesterly side of Franconia Avenue a corner of Lot Number 22; thence extending from said point in place of beginning along said side of Franconia Avenue, South 37 degrees, 07 minutes, 30 seconds West, 70.66 feet to a point; thence extending North 45 degrees, 41 minutes, 24 seconds West, 307.84 feet to a point; thence extending North 46 degrees, 31 minutes, 30 seconds East, 31.60 feet to a point, a corner of Lot Number 22; thence extending along said lot passing through a partition wall, South 52 degrees, 52 minutes, 30 seconds East, 300.11 feet to the first mentioned point and place of beginning.

BEING Lot Number 23 on said plan.

TITLE TO SAID PREMISES IS VESTED IN Lassamy M. Phatsadavong and Noy Phatsadavong, tenants by the entirety, by deed from Ernard I. Santos, dated November 5, 2007 and recorded on November 26, 2007 in Book 5672, Page 2820. Parcel Number: 11-00-17528-00-2.

Location of property: 500 North Valley Forge Road, Lansdale, PA 19446-1957.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Lassamy M. Phatsadavong a/k/a Lassamy Phatsadavong and Noy Phatsadavong** at the suit of Bank of America, N.A. as Successor by Merger to BAC Home Loans Servicing, L.P. Debt: \$237,019.17.

Adam H. Davis, Attorney. I.D. #203034

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

10-05212

PREMISES "A"

ALL THAT CERTAIN lot of land, with the buildings and improvements thereon erected, situated in **Norristown Borough**, County of Montgomery and State of Pennsylvania, bounded and described, as follows, to wit:

BEGINNING at a stake on the Northwest side of DeKalb Street 30 feet Southwest from Elm Street, a corner of this and lot late as Samuel High and by said lot Northwest parallel with said Elm Street, 150 feet to a stake on the Southeast side of Willow Alley, laid out 20 feet wide and along said alley Southwest 30 feet to a stake; thence by land of Charles Munsicker Southeast parallel with Elm Street 150 feet to DeKalb Street, aforesaid and along the Northwest side thereof Northeast 30 feet to the place of beginning.

PREMISES "B"

ALL THAT CERTAIN message and piece or parcel of land, situate in **Norristown Borough**, County of Montgomery and State of Pennsylvania, bounded and described, as follows, to wit:

BEGINNING at a point on the West corner of DeKalb and Elm Streets; thence extending Southwesterly along the Northwest side of said DeKalb Street 30 feet to a stake, a corner of this and lot now or late of Harrison M. Lutz; thence by the same Northwesterly parallel to said Elm Street 150 feet to a stake on the Southeast side of Willow Alley, laid out 20 feet wide; and thence along said alley Northeasterly 30 feet to a stake on the Southwest side of said Elm Street; and thence along the said side thereof Southeasterly 150 feet to the place of beginning and known as 911 DeKalb Street.

Parcel Number: 13-00-10044-00-5.

Location of property: 911 DeKalb Street, Norristown, PA.

The improvements thereon are: Residential conversion to commercial property.

Seized and taken in execution as the property of **DeKalb Street, L.L.C.** at the suit of Municipality of Norristown. Debt: \$3,057.93.

James R. Wood, Attorney.

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$4,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

11-04465

ALL THAT CERTAIN lot, situate in **Upper Moreland Township**, County of Montgomery and State of Pennsylvania, bounded and described according to a plan thereof made by Edward Pickering, 3rd, Registered Surveyor, Woodbourne, Pennsylvania, on March 30, 1946, as follows, to wit:

BEGINNING at a point in the centerline of Davisville Road (33 feet wide) measured along the center line of said road South 72 degrees, 59 minutes West, 1,223.32 feet from a point where the said centerline of said Davisville Road (33 feet wide) intersects the centerline of Pioneer Road (33 feet wide); thence from said beginning point, South 16 degrees, 59 minutes East partly along lands now or date of Eugene and Helen G. Lutz and now or late of Edward Gustafson, 793.56 feet to a point; thence extending South 70 degrees, 38 minutes, 30 seconds West, 205.82 feet to a point; thence extending North 16 degrees, 59 minutes West along land now or late of John A. Stinson, 803.78 feet to the centerline of Davisville Road; thence extending along the said centerline of Davisville Road aforesaid, North 72 degrees, 59 minutes East, 205.64 feet to the first mentioned point and place of beginning.

THE ABOVE parcel of ground contains 3.776 acres more or less.

BEING the same premises which Trinity New Testament Church, a Pennsylvania Non-Profit Corporation, by deed dated November 8, 1996 and recorded November 15, 1996 at Norristown, Pennsylvania, in Deed Book 5167, Page 2067, granted and conveyed unto Association of Christian Training Services, Inc., in fee.

Parcel Number: 59-00-04702-00-9.

Location of property: 4005 Davisville Road, Hatboro, PA 19040.

The improvements thereon are: None.

Seized and taken in execution as the property of **The A.C.T.S., Inc. and Larry Clevenger** at the suit of Ciena Capital Funding, LLC f/k/a BLX Capital, LLC. Debt: \$1,839,500.85.

John J. Winter, Attorney.

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

11-05482

ALL THOSE CERTAIN lots or pieces of ground, with the buildings and improvements thereon erected, situate in **Hatfield Township**, County of Montgomery and Commonwealth of Pennsylvania, being Lots Numbered 9, 10, 11, 26, 27 and 28, and part of Lots Numbered 12, and 25, Section "A" on a plan of lots called "Lansdale Square" which plan is recorded in the Office for the Recording of Deeds at Norristown, in and for the County of Montgomery in Deed Book 862, Page 600, and described as one according to a plan thereof made by Francis W. Wack, Registered Surveyor, of Schwenksville, Pennsylvania, dated September 21, 1954, as follows, to wit:

BEGINNING at a point on the Northeast side of Main Street, (forty feet wide) at the distance of one hundred and thirty-five feet and nine hundred twenty-five one-thousandths of a foot measured South forty-three degrees, two minutes East along the said Northeast side of Main Street from its point of intersection on the Southeast side of Second Avenue (forty feet wide); thence extending from said point of beginning North forty-six degrees, fifty-eight minutes East, passing partly through the center of a party wall between this premises and the premises adjoining on the Northwest, two hundred and fifty feet to a point on the Southwest side of Harding Street (forty feet wide); thence extending along the said Southwest side of Harding Street South forty-three degrees, two minutes East, sixty-four feet and seventy-five one-thousandths of a foot to a point; thence extending South forty-six degrees, fifty eight minutes West, two hundred and fifty feet to a point on the Northeast side of Main Street aforesaid; thence extending along the said Northeast side of Main Street, North forty-three degrees, two minutes West, sixty-four feet and seventy-five feet one-thousandths of a foot to the first mentioned point and place of beginning.

TITLE TO SAID PREMISES IS VESTED IN James R. Clunk and Eleanor K. Clunk, husband and wife, as Tenants by the Entireties by Deed from James R. Clunk and Eleanor K. Clunk, (formerly Eleanor R. Kelly), husband and wife dated 06/10/1987, recorded 07/19/1987 in Deed Book 4841, Page 1027.

Parcel Number: 35-00-11281-00-6.

Location of property: 1525 Welsh Road a/k/a 1525 West Main Street, (Hatfield Township), Lansdale, PA 19446.

The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **James R. Clunk and Eleanor K. Clunk a/k/a Eleanor K. Kelly** at the suit of OneWest Bank, FSB. Debt: \$159,335.03.

Amanda Rauer, Attorney. I.D. #307028

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

11-10740

ALL THAT CERTAIN lot or piece of ground, situate in **Red Hill Borough**, County of Montgomery and Commonwealth of Pennsylvania described in accordance with the plan of subdivision made for Pro Pat, Inc. made by Urwiler and Walter, Inc., Sumneytown, PA, Registered Professional Engineers dated March 6, 1972, last revised January 16, 1973, as follows, to wit:

BEGINNING at a point on the Northwest side of Jefferson Street, said point being at the distance of 206.97 feet measured North 18 degrees, 48 minutes, 12 seconds East along the Northwesterly side of Jefferson Street from its intersection with the Northeast side of Stonehaven Drive, both lines produced; thence extending along Lot No. 72 and the rear of Lot No. 70 on said plan North 71 degrees, 11 minutes, 48 seconds West, 272.83 feet to a point in line of Lot No. 69 on said plan; thence extending along Lot No. 69 North 11 degrees, 24 minutes, 06 seconds East, 16.51 feet to a point in line of lands now or late of Donald P. Landis; thence extending along said land South 88 degrees, 08 minutes, 28 seconds East, 287.44 feet to a point on the Northwest side of Jefferson Street; thence extending along same South 18 degrees, 48 minutes, 12 seconds West, 100.14 feet to the first mentioned point place of beginning.

BEING lot and No. 73 and said plan.

BEING the same premises which Michael P. Coll and Paula A. Coll, by deed dated December 6, 2005 and recorded January 9, 2006 in and for Montgomery County, Pennsylvania, in Deed Book Volume 5586, Page 479, granted and conveyed unto Scott L. Grove and Kristen N. Dutko Grove.

Parcel Number: 17-00-00155-08-9.

Location of property: 361 Jefferson Street, Red Hill, PA 18073.

The improvements thereon are: Single family dwelling.

Seized and taken in execution as the property of **Scott L. Grove and Kristen N. Dutko-Grove a/k/a Kristen N. Dutko Grove a/k/a Kristen Dutko-Grove a/k/a Kristen Dutko Grove** at the suit of U.S. Bank National Association, as Trustee for Credit Suisse First Boston Mortgage Securities Corporation, Home Equity Asset Trust 2006-4, Home Equity Pass Through Certificates, Series 2006-4. Debt: \$270,876.06.

Jamie R. Ackerman, Attorney.

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

11-11595

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, situate in **Upper Merion Township**, County of Montgomery and State of Pennsylvania, bounded and described according to a subdivision plan for Lattanze Builders, Inc. prepared by A. W. Martin Associates Inc. Consulting Engineers dated 3/1/1973 recorded in the Office for the Recording of Deeds in and for the County of Montgomery, at Norristown, Pennsylvania, in Plan Book A-20, Page 96, as follows, to wit:

BEGINNING at a point on the Southeasterly side of Pershing Street (originally 33 feet wide, but since widened at this point to a width of forty-one and fifty one-hundredths feet by the addition of eight and fifty one-hundredths feet on the Southeasterly side thereof) (as shown on said plan); said point being at the distance of forty-four feet measured North 69 degrees, 12 minutes East along the said Southeasterly side of Pershing Street, from its point of intersection with the Northeastly side of Holstein Street (40 feet wide); thence extending from said point of beginning North 69 degrees, 12 minutes East along said Southeasterly side of Pershing Street the distance of 18 feet to a point a corner of Lot No. 21 as shown on said plan; thence extending South 20 degrees, 48 minutes East along Lot No. 21 and for a portion of the distance passing through the party wall of these premises with the party wall of the premises adjoining to the Northeast, the distance of ninety and sixty-five one-hundredths feet to a point a corner; thence extending South 74 degrees, 43 minutes, 30 seconds West the distance of eighteen and eight one-hundredths feet to a point a corner of Lot No. 23 as shown on said plan; thence extending North 20 degrees, 48 minutes West along Lot No. 23 and for a portion of the distance passing through the party wall of these premises with the party wall of the premises adjoining to the Southwest the distance of one hundred eighty-eight and ninety-one one-hundredths feet to a point on the said Southeasterly side of Pershing Street, being the first mentioned point and place of beginning.

BEING Lot No. 22 as shown on above mentioned plan.

TOGETHER with the free and common right, use, liberty and privilege of an easement over and across the Northeastly most two and one-half feet of Lot No. 19 and Southwesterly most two and one-half feet of Lot No. 18, and the Southeasterly most five feet of Lots No. 19, 20 and 21 as shown on said plan as a means of ingress, egress and regress to and from Pershing Street by foot, to the rear of the above described premises.

Parcel Number: 58-00-14506-02-5.

Location of property: 693 Pershing Street, Bridgeport, PA 19405.

The improvements thereon are: Single family dwelling.

Seized and taken in execution as the property of **Audrey M. Storey, as Sole Owner** at the suit of Wells Fargo Bank, N.A. Debt: \$151,632.42.

Jaime R. Ackerman, Attorney.

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

11-15656

ALL THAT CERTAIN message and tract of land, situate in **Lower Pottsgrove Township**, County of Montgomery, Commonwealth of Pennsylvania, bounded and described in accordance with a draft as prepared by Ralph E. Shaner & Son Engineering Company from deed descriptions, office records, etc. (not surveyed), and more fully described, as follows, to wit:

BEGINNING at a corner of lands previously conveyed by the late Pasquale Orlando to Warren D. Phelps and Evelyn D. Phelps, his wife, said point being in the bed of Orlando Road (formerly known as Great Swamp Road) leading from Pennsylvania State Highway Traffic Route #663 to North Keim Street having a legal width of 33 feet and an ultimate width of 50 feet; thence from said point of beginning along lands of aforesaid Warren D. Phelps, South 35 degrees, 45 minutes East, 156.58 feet to an iron pin, a corner of lands of George Lyndell Egolf and other lands now or formerly owned by Elmer M. Erb and Elizabeth H. Erb, his wife; thence along the latter lands, South 65 degrees, 15 minutes West, 121.95 feet to an iron pin, a corner on the Northerly right-of-way of a given road or street known as Kennedy Court; thence along the same, North 24 degrees, 45 minutes West, 5.05 feet to a point of deflection and continuing along the same North 36 degrees, 20 minutes West, 182.78 feet to a corner in the bed of the aforesaid Orlando Road; thence in and along the same North 78 degrees, 15 minutes East, 132.15 feet to a corner and place of beginning.

TITLE TO SAID PREMISES IS VESTED IN United States of America, c/o United States Attorney - Eastern Division and Kathleen F. Kissinger by Deed from Gerald B. Vermeesch and Rita A. Vermeesch by their Attorneys in Fact Brian G. Vermeesch and Gregory B. Vermeesch dated January 25, 2005 and recorded February 11, 2005 in Deed Book 05543, Page 1679.

Parcel Number: 42-00-03253-00-8.

Location of property: 1630 Orlando Road, Pottstown, PA 19464.

The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **Kathleen F. Kissinger and United States of America c/o United States Attorney - Eastern Division** at the suit of The Bank of New York Mellon, f/k/a The Bank of New York, as Trustee for The Certificateholders CWALT, Inc., Alternative Loan Trust 2006-18CB Mortgage Pass-Through Certificates, Series 2006-18CB. Debt: \$215,096.69.

Marc S. Weisberg, Attorney.

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

11-26093

ALL THAT CERTAIN lot or piece of ground, situate in **Upper Dublin Township**, Montgomery County Pennsylvania, and described according to two certain plans thereof, one plan thereof known as "Park View Gardens Section Number 2" dated October 1961 and recorded in the Office of the Recorder of Deeds for Montgomery County at Norristown, Pennsylvania in Plan Book A-6, Page 95 (for location only) and the other plan known as "Park View Gardens Section Number 4" dated September 25, 1964 and recorded in Plan Book A-8, Page 71 both plans made by Charles E. Shoemaker, Registered Professional Engineer, as follows, to wit:

BEGINNING at a point on the Southwesterly side of West Bruce Drive (fifty feet wide) said point being the four following courses and distance from a point of curve on the Southwesterly side of Alpin Drive (fifty feet wide): (1) leaving Alpin Drive on the arc of a circle curving to the left having a radius of twenty feet York distance of thirty-two and twenty-two one hundredths feet to a point of tangent on the Southeasterly side of Dundee Drive (fifty feet wide); (2) South thirty-five degrees, thirty-six minutes, one seconds West along the Southeasterly side of Dundee Drive one hundred eighteen and twenty-nine one hundredths feet to a point an angle; (3) South thirty-seven degrees fifty-four minutes West still along the Southeasterly side of Dundee Drive two hundred eleven and seventy-nine one hundredths feet to a point of curve on the same; and (4) Southwestwardly and Northwestwardly partly along the Southeasterly side of Dundee Drive and partly along the Southwesterly side of West Bruce Drive (fifty feet wide) on the arc of a circle curving to the right having a radius of one hundred seventy-five feet the arc distance of two hundred fifty-six and thirty-one one hundredths feet to the point of beginning; thence extending from said point of beginning South thirty-one degrees, forty-nine minutes, sixteen seconds West, two hundred fifteen and nine one hundredths feet to a point on the Northwestly side of Susquehanna Road, said point being at the distance of one hundred feet measured Northeastwardly from the centerline of Susquehanna Road as shown on said plan; thence extending North fifty-three degrees, twenty-three minutes, forty-five seconds West along the Northeastly side of Susquehanna Road aforesaid ninety and twenty-one hundredths feet to a point; thence extending North thirty-four degrees, forty-seven minutes, four seconds East, two hundred eleven and seventy-one hundredths feet East to a point on the Southwesterly side of West Bruce Drive aforesaid; thence extending along the Southwesterly side of West Bruce Drive the two following courses and distances: (1) South fifty-five degrees, twelve minutes, fifty-six seconds East, sixty-nine and ninety-eight one hundredths feet to a point of curve; and (2) Southeastwardly on the arc of a circle curving to the left having a radius of one hundred seventy-five feet the arc distance of nine and five one hundredths feet to the first mentioned point and place of beginning.

BEING Lot Number 406, as shown on the above-mentioned plan.

BEING the same premises which Herbert M. Bilofsky and Selma Bilofsky, his wife by deed dated May 11, 1995 and recorded in Montgomery County, in Deed Book 5113, Page 557 conveyed unto Selma Bilofsky, in fee.

TOGETHER with all and singular the buildings and improvements, ways, streets, alleys, driveways, passages, waters, watercourses, rights, liberties, privileges, hereditaments and appurtenances, whatsoever unto the hereby granted premises belonging, or in any ways appertaining and the revisions and remainders, rents, issues and profits thereof; and all the estate, right, title, interest, property claim and demand whatsoever of the said grantors, as well at law as an equity, of, in, and to the same.

Parcel Number: 54-00-02839-00-5.

Location of property: 3204 West Bruce Drive, Dresher, PA 19025.

The improvements thereon are: Single-family residence.

Seized and taken in execution as the property of **David Miller and Jo Ann Miller, h/w and H. Goldstein Company, Inc.** at the suit of Elias Goldstein. Debt: \$241,627.00.

Melvin C. McDowell, Attorney.

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$4,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

11-29345

ALL THAT CERTAIN lot or piece of ground, situate in **Cheltenham Township**, County of Montgomery and State of Pennsylvania, described according to a plan of part of Ashmead Village made by George B. Mebus, Registered Professional Engineer, Glenside, PA, dated the 7th day of July, A.D. 1947 which plan is recorded at Norristown in Deed Book 5599, Page 0001, as follows, to wit:

BEGINNING at a point on the Southeasterly side of Gilbert Road (40 feet wide) at the distance of one hundred fifty-five and thirty-eight one hundredths feet measured added Northeastly direction on the arc of a circle curving to the left having a radius of four hundred ninety feet from a point of curve in the same, which point of curve is at the distance of two hundred thirty-six and forty-one one hundredths feet measured North seventy-three degrees, fifty-five minutes,

forty-one seconds East from a point of tangent in the same, which point of tangent is at the distance of fifteen and sixty-one hundredths feet measured in a Northeasterly direction on the arc of a circle curving to the right having a radius of fifteen feet from a point of curve on the Southeasterly side of Ashmead Road (60 feet wide); thence extending along the said side of Gilbert Road in a Northeasterly direction on the arc of a circle curving to the left having a radius of four hundred ninety feet, the arc distance of seventy-three and seven one hundredths feet to a point; thence extending South fifty-one degrees, fifty-six minutes, fifty seconds East, one hundred forty-seven and fifty one hundredths feet to a point; thence extending South sixty degrees, twenty-two minutes, thirty-five seconds West, seventy-six and seventy-five one hundredths feet to a point; thence extending North fifty-one degrees, fifty-six minutes, forty seconds West, one hundred thirty-five and thirty-one hundredths feet to the first mention point in place beginning.

Parcel Number: 31-00-11185-00-7.

Location of property: 933 Gilbert Road, Cheltenham, PA 19012.

The improvements thereon are: Single-family dwelling.

Seized and taken in execution as the property of **Joseph Schmidt and Marianthi Ajazi** at the suit of Bank of America, National Association. Debt: \$226,225.64.

Jamie R. Ackerman, Attorney.

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

12-01957

ALL THAT CERTAIN lot or piece of ground, situate in **Plymouth Township**, County of Montgomery and Commonwealth of Pennsylvania, bounded and described according to a subdivision plan "Cardinal View" made by Chambers Associates, Consulting Engineers and Surveyors, dated 4/8/1987 and revised 11/16/1988 and recorded in Plan Book A-50, Page 307, as follows, to wit:

BEGINNING at a point on the Southwesterly side of Scarlet Drive (50.00 feet wide) said point being the Easternmost terminus of a round corner connecting the Southwesterly side of Scarlet Drive with the Southeasterly side of Colwell Lane (60.00 feet wide) and place of beginning; thence extending from said place of beginning and along the Southwesterly side of Scarlet Drive South 54 degrees, 09 minutes, 30 seconds East, 96.89 feet to a point, a corner of Lot No. 6; thence extending along Lot No. 6 South 35 degrees, 50 minutes, 30 seconds West, 125.00 feet to a point, in line of Lot No. 143; thence extending along Lot No. 143 North 54 degrees, 09 minutes, 30 seconds West, 113.66 feet to a point on the Southeasterly side of Colwell Lane; thence extending along the Southeasterly side of Colwell Lane, the two (2) following courses and distances, viz: (1) North 36 degrees, 30 minutes, 00 seconds East, 104.98 feet to a point of curve; and (2) distance of 31.43 feet to a point on the Southwesterly side of Scarlet Drive, being the first mentioned point and place of beginning.

TITLE TO SAID PREMISES IS VESTED IN Maryann Minor, Jr. by Deed from Maryann Minor dated December 10, 2005 and recorded October 6, 2006 in Deed Book 5618, Page 206.

Parcel Number: 49-00-11244-00-2.

Location of property: 101 Scarlet Drive, Conshohocken, PA 19428.

The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **Maryann Minor** at the suit of Bank of America, N.A. Debt: \$409,464.22.

Carol A. DiPrinzio, Attorney.

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

12-03586

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, hereditaments and appurtenances, situate in **Lower Merion Township**, County of Montgomery and State of Pennsylvania bounded and described according to a survey and plan thereof made by Milton R. Yerkes, Civil Engineers, Bryn Mawr, Pennsylvania on August 16, 1919, as follows, to wit:

BEGINNING at a stone set at the intersection of the middle lines of Kent Road (50 feet wide) and Mansion Lane (50 feet wide); thence extending Eastwardly along the middle line of said Kent Road on an arc of a circle curving to the left with a radius of 3,186 feet the distance of 130 feet to a point; thence extending South 12 degrees, 26 minutes West along ground now or late of George H. Boles 150.30 feet to a stake; thence extending North 75 degrees, 58 minutes West along the ground now or late of Robert Toland 135.40 feet to a spike set in the middle line of said Mansion Lane; and thence extending North 14 degrees, 30 minutes, 40 seconds East along the middle line of said Mansion Lane 150.71 feet to the first mentioned point and place of beginning.

TITLE TO SAID PREMISES IS VESTED IN Jane A. Doszpoly a/k/a Jane Miller by Deed from Benjamin Miller and Jane Miller now as Jane A. Doszpoly dated May 14, 2001 and recorded June 2, 2001 in Deed Book 5362, Page 1704.

Parcel Number: 40-00-28588-00-1.

Location of property: 306 Kent Road, Wynnewood, PA 19096.

The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **Jane A. Doszpoly** at the suit of The Bank of New York Mellon f/k/a The Bank of New York, as Trustee for The Certificateholders of CWALT, Inc., Alternative Loan Trust 2006-OA6, Mortgage Pass-Through Certificates, Series 2006-OA6. Debt: \$720,644.03.

Jennifer L. Wunder, Attorney.

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

12-07626

ALL THOSE CERTAIN lots of pieces of land, with the buildings thereon erected, situate in **Upper Moreland Township**, County of Montgomery and State of Pennsylvania, known as Lots 158 and 159 on Plan of Lots of "Willow Grove Annex" which plan is duly recorded in the Office for the Recording of Deeds in and for the County of Montgomery at Norristown in Deed Book 779, Page 600, more fully described, as follows, to wit:

SITUATE on the Northerly side of Warren Street at the distance of two hundred seventy-five feet from the Westerly side of Maple Street extending in width or breadth on said Warren Street the distance of fifty feet; thence extending Northerly of that width or breadth between two parallel lines at right angles to said Warren Street, the distance of one hundred five feet in length or depth.

ALSO being the same premises described according to a recent survey thereof made by Charles F. Mebus, Civil Engineer, on November 4, 1931, as follows, to wit:

BEGINNING at a point on the Northeasterly side of Warren Street (forty feet wide) at the distance of two hundred seventy-one and forty one-hundredths feet Northwest from the Northwesterly side of Maple Avenue (fifty feet wide); thence North nineteen degrees, two minutes, thirty seconds East, one hundred five feet to a point; thence North seventy degrees, fifty-seven minutes, thirty seconds West, fifty feet to a point; thence South nineteen degrees, two minutes, thirty seconds West, one hundred five feet to a point in the said Northeast side of Warren Street; thence along the same South seventy degrees, fifty-seven minutes, thirty seconds East, fifty feet to the first mentioned point and place of beginning.

BEING the same premises which Joseph F. Misson, Executor of the Estate of Ruth G. Misson, deceased by Deed dated 2/11/99 and recorded 2/13/99 in Montgomery County in Deed Book 5261, Page 1346, granted and conveyed unto Vincent E. Cirino.

Parcel Number: 59-00-18124-00-6.

Location of property: 221 Warren Street, Willow Grove, PA 19090.

The improvements thereon are: A single family residential dwelling.

Seized and taken in execution as the property of **Vincent E. Cirino** at the suit of Nationstar Mortgage, LLC. Debt: \$148,380.80.

Jennifer Frechie, Attorney. I.D. #316160

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

12-08841

ALL THAT CERTAIN tract or parcel of land, located in **Pottstown Borough**, Montgomery County, Pennsylvania, being shown on a final site plan of Watchdog Storage, LLC, sheet number 1 of 8, prepared by Protracted Engineering, Inc., Pottstown, PA, dated December 20, 2005, as last revised August 15, 2006, and being more fully described, as follows:

BEGINNING at a point on the Northeasterly right-of-way line of Berks Street (25 foot ultimate half width), said point being the Northerly corner of lands of n/l Timothy S. Bartsch., said point being measured North 77 degrees, 35 minutes, 00 seconds West, 146.79 feet from an iron pin in line of lands of said Bartsch as shown and said plan; thence from said point of beginning and extending along said right-of-way North 03 degrees, 50 minutes, 08 seconds West, 307.29 feet to a point, said point being in line of lands of n/l Superior Metal Products Company, Inc.; thence leaving said right-of-way along lands of said n/l Superior Metal Products Company, Inc., the following (2) courses and distances: (1) North 86 degrees, 10 minutes, 00 seconds East, 525.02 feet to a point; (2) North 03 degrees, 50 minutes, 00 seconds West, 152.97 feet to a point in line of lands of n/l Videotek, Inc., thence along said lands of said n/l Videotek, Inc. and extending along lands of n/l Borough Pottstown, South 61 degrees, 46 minutes, 25 seconds East, 168.03 feet to a point, corner of lands of n/l John and Cheryl Hine; thence along lands of said n/l Hine and extending along lands of n/l Eugene M. and Nancy K. Harding, lands of n/l Edward J. Woyton and Scott Edward Woyton, lands of n/l Michael A. Mayes and lands of n/l Ralph E. Moyer South 12 degrees, 25 minutes, 00 seconds West, 276.15 feet to a point; thence continuing along lands of said n/l Moyer and extending along lands of n/l of Dorris W. Barret Rev. Trust, lands of n/l Rita Klingerman, lands of n/l Ronald B. and Christine M. Baumann, and lands of n/l William K. and Rachel A. Smith South 05 degrees, 00 minutes, 00 seconds West, 233.52 feet to a point; thence continuing along lands of said n/l Smith South 12 degrees, 26 minutes, 04 seconds West, 25.29 feet to a point in lands of n/l Harold G. and Beth A. Heacock; thence extending along lands of n/l Heacock, the two following courses and distances: (1) North 77 degrees, 35 minutes, 00 seconds West, 10.00 feet to a point; (2) South 12 degrees, 25 minutes, 00 seconds West, 10.00 feet to a point; thence continuing along said lands of n/l Heacock and extending along lands of n/l Robert S. Grady, lands of n/l Joel R. Lewis and Sherry Ann Long, lands of n/l Merle M. and Connie L. Browne, lands of n/l Derrick Perkins and Sonya Dinkins and land of n/l Timothy S. Burtch, North 77 degrees, 35 minutes, 00 seconds West, 557.05 feet to the point in place of beginning.

Parcel Number: 16-00-02424-00-8.

Location of property: 114-140 Berks Street, Pottstown, PA.

The improvements thereon are: Commercial multi-tenant mini-storage facility.

Seized and taken in execution as the property of **Watchdog Storage, L.L.C.** at the suit of Pottstown School District. Debt: \$46,113.21.

James R. Wood, Attorney.

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$4,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

12-09593

ALL THAT CERTAIN piece or parcel of land, and the buildings and improvements thereon erected, known as 326 Logan Avenue, situate in **Upper Dublin Township**, County of Montgomery and Commonwealth of Pennsylvania, and being more particularly described in a Deed recorded on August 3, 2006 in Book 5610, Page 2464 of the Montgomery County Land Records.

For title reference see Deed from Golf View Properties, L.P. recorded August 3, 2006 in Book 5610, Page 2464.
Parcel Number: 54-00-07321-00-5.

Location of property: 326 Logan Avenue, Glenside, PA 19038.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Deborah A. Bazinet and David Jancarski, as Trustee for Montgomery County, Upper Dublin Township, Logan Avenue Land Trust dated July 19, 2007** at the suit of U.S. Bank, N.A. ND. Debt: \$262,802.23.

Harry B. Reese, Attorney. I.D. #310501

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased..

12-10709

ALL THAT CERTAIN unit in the property known, named and identified as "Hampton Green Condominium" located in **Montgomery Township**, County of Montgomery and Commonwealth of Pennsylvania, which has heretofore been submitted to the Provisions of the Uniform Condominium Act 68, PA C.S. 3 101 et seq. by the Recording in the Montgomery County Recorder of Deeds Office of a Certain Declaration and Plan attached thereto dated 2/1/2000 and recorded 2/8/2000 in Deed Book 5306, Page 562 and re-recorded 3/29/2000 in Deed Book 5311, Page 1805 and a First Amendment to Declaration recorded 3/29/2000 in Deed Book 5311, Page 1999 and a Second Amendment recorded 4/18/2000 in Deed Book 5313, Page 2489 and Third Amendment recorded 7/21/2000 in Deed Book 5324, Page 598 and Fourth Amendment to Declaration recorded 8/2/2000 in Deed Book 5325, Page 2342 and Fifth Amendment to Declaration recorded 9/19/2000 in Deed Book 5332, Page 725 and re-recorded in Deed Book 5333, Page 954 and Sixth Amendment to Declaration recorded 10/3/2000 in Deed Book 5333, Page 2208 and Seventh Amendment to Declaration recorded in Deed Book 5338, Page 712 and Eighth Amendment to Declaration recorded in Deed Book 5340, Page 2443 and Ninth Amendment to Declaration recorded in Deed Book 5351, Page 263 and Tenth Amendment to Declaration recorded in Deed Book 5351, Page 271 and Eleventh Amendment to Declaration recorded in Deed Book 5354, Page 1542 and Twelfth Amendment to Declaration recorded in Deed Book 5355, Page 834 and Thirteenth Amendment to Declaration recorded in Deed Book 5369, Page 67 and Fourteenth Amendment to Declaration recorded in Deed Book 5369, Page 69 and Fifteenth Amendment to Declaration recorded in Deed Book 5370, Page 1929 and Sixteenth Amendment to Declaration recorded in Deed Book 5376, Page 1440 and Seventeenth Amendment to Declaration recorded in Deed Book 5379, Page 1150 and Eighteenth Amendment to Declaration recorded in Deed Book 5385, Page 636 and Nineteenth Amendment to Declaration recorded in Deed Book 5389, Page 1636, being designated as Unit No. 87 and Plats and Plans for Condominium dated 6/7/1999 and attached as part of the Declaration of "Hampton Green Condominium" a Condominium.

TOGETHER with the percentage interests in the Common Elements assigned to said Unit, as more fully set forth in the Declaration and Plats and Plans and any Amendments thereto, together with all right, title and interest in and to all limited Common Elements as to the Unit, as more fully set forth in the Declaration and Plats and Plans and any Amendments thereto.

BEING the same premises which Tina Graf by Deed dated 8/21/2006 and recorded 9/6/2008 in Montgomery County in Deed Book 5615, Page 293 granted and conveyed unto Myung Sook Ko, and Kathy S. Ko, mother and daughter.

Parcel Number: 46-00-04142-18-6.

Location of property: 217 Warwick Way, North Wales, PA 19454.

The improvements thereon are: A single family residential dwelling.

Seized and taken in execution as the property of **Kathy S. Ko and Myung Sook Ko** at the suit of The Bank of New York Mellon f/k/a The Bank of New York, as Trustee for the Certificateholders CWALT, Inc., Alternative Loan Trust 2006-33CB, Mortgage Pass-Through Certificates, Series 2006-33CB. Debt: \$334,813.57.

Jill P. Jenkins, Attorney. I.D. #306588

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

12-12383

ALL THAT CERTAIN lot or piece of land, with buildings and improvements erected thereon, situate in **Upper Dublin Township**, County of Montgomery and Commonwealth of Pennsylvania bounded and described according to a survey and plan thereof made by C. Raymond Weir, Registered Engineer, on April 28, 1961, as follows, to wit:

BEGINNING at a point on the Southwesterly side of Holmes Road (fifty feet wide) said point being measured the four following courses and distances from a point on the Northeasterly side of Bell Lane (fifty feet wide): (1) on the arc of a curve curving to the right having a radius of ten feet the arc distance of fifteen and seventy-one one-hundredths feet to a point on the Southeasterly side of Holmes Road; (2) North forty-seven degrees, eleven minutes East,

sixty-four and four one-hundredths feet to a point, a curve; (3) on the arc of a curve curving to the right, having a radius of one hundred fifty feet the arc distance of one hundred twenty-six and sixty-two one-hundredths feet to a point; and (4) South eighty-four degrees, twenty-seven minutes East, fifty-six and eighty-six one-hundredths feet to the place of beginning; thence extending from said beginning point: and extending along the Southwesterly side of Holmes Road South eighty-four degrees, twenty-seven minutes East, two hundred sixty-two and eighty six one-hundredths feet to a point a corner of Lot #14; thence extending along Lot #14 South five degrees, thirty-three minutes West, one hundred eighty-nine and forty-four one-hundredths feet to a point a corner in line of Lot #10; thence extending partly along Lot #10 and along Lot #11 North sixty-seven degrees, fifty minutes, thirty seconds West, two hundred fourteen and ninety-eight one-hundredths feet to a point a corner of Lot #12; thence extending along Lot #12 North five degrees, thirty-three minutes East, one hundred twenty-eight feet to a point on the Southwesterly side of Holmes Road the first mentioned point and place of beginning.

BEING Lot No. 13 on said plan.

BEING the same property as Doris R. Fournier and Rita M. Fournier, by their Deed dated January 29, 1993 and recorded March 1, 1993 in the Office of the Recorder of Deeds in and for Montgomery County, Pennsylvania at Book #5035, Page 811 did grant and convey unto Raymond Ross and Sandra D. Dixon-Ross, husband and wife.

Parcel Number: 54-00-08659-00-8.

Location of property: 1721 Holmes Road, Ambler, PA 19002.

The improvements thereon are: Real property.

Seized and taken in execution as the property of **Raymond Ross and Sandra D. Dixon-Ross** at the suit of AmeriChoice Federal Credit Union. Debt: \$113,998.57 plus interest and costs.

Darrell C. Dethlefs, Attorney.

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

12-15863

ALL THAT CERTAIN lot or piece of ground, situate in **Pennsburg Borough**, County of Montgomery and Commonwealth of Pennsylvania, bounded and described according to a final plan of subdivision, prepared for Montgomery Meadows by Urwiler & Walter, Inc., dated 01/12/1990 and last revised on 10/28/1997 and recorded in Plan Book A-57, Page 291, as follows, to wit:

BEGINNING at a point of curve on the Northwesterly side of Sixth Street (50.00 feet wide), said point being a corner of Lot No. 30 on the above mentioned plan and place of beginning; thence extending from said place of beginning and along Lot No. 30 North 39 degrees, 42 minutes, 54 seconds West, 150.00 feet to a point in line of Lot No. 29; thence extending along Lot No. 29 North 12 degrees, 52 minutes, 33 seconds West, 9.09 feet to a point in line of land of Pennsburg Associates; thence extending along same North 60 degrees, 43 minutes, 01 seconds East, 8.40 feet to a point a corner of Lot No. 32; thence extending along Lot No. 32 South 55 degrees 43 minutes, 47 seconds East, 152.92 feet to a point on the Northwesterly side of Sixth Street; thence extending along the Northwesterly side of Sixth Street, the two (2) following courses and distances, viz: (1) South 34 degrees, 16 minutes, 14 seconds West, 13.70 feet to a point; and thence (2) on the arc of a circle curving to the right, having a radius of 150.00 feet the arc distance of 41.93 feet to a point a corner of Lot No. 30; being the first mentioned point and place of beginning.

BEING Lot No. 31 as shown on the above mentioned plan.

UNDER AND SUBJECT to the following deed restrictions: (1) NO lot shall be occupied or used except for single family residential purposes. No part of the property shall be used for any business or commercial use. (2) NO animals, livestock or poultry of any kind shall be raised, bred or maintained for any commercial use. (3) NO Rubbish Trash, Garbage or other waste shall be permitted to accumulate on the lot except in sanitary containers. (4) NO cars, trucks, or other motor vehicles, which are not in an operable conditions and currently licensed and inspected, shall be permitted on the premises, nor shall any trailers, boats, campus, or other recreational vehicles be placed upon the premises. (5) NO mobile home or house trailers shall be placed or erected on the premises, the definition of mobile homes and/or house trailers shall be defined in the Pennsylvania municipalities planning code. (6) NO outbuildings of any type, shack, or shed, or any other building structure detached from the dwelling shall be placed, whether permanently or temporarily on the property, the land owner is to contact the building inspector for any additions to the building. (7) NO exterior radio or television antennas shall be permitted or installation of any satellite dishes. (8) NO fence shall be permitted to be installed within the front yard set back lines. Owner may have a fence installed per specifications. Any privacy fence to be installed on patio to be installed per specifications. For patio privacy fence - heritage vinyl products Fleetwood style, for lawn fences - heritage vinyl product classic picket style or a three-rail or two-rail vinyl fence with attached white vinyl coated wire, if desired. (9) EXCEPT for the builder's sample homes, no 'for sale' sign or other advertising sale device of any kind shall be displayed to the public view on any portion of the property, on any lot, or inside the window of any home. This restrictive covenant will automatically become Null and void on the date the last home in Montgomery meadows is placed under agreement of sale or the date of March 1, 1999, whichever date occurs first. (10) THESE covenants are to run with the land and shall be binding upon successors, heirs, and assigns of grantee. (11) ENFORCEMENT of these covenants shall be by proceedings at law or equity against any person or persons violating or attempting to violate any covenant either to restrain violation or to recover damages incurred as a result of the violation.

TITLE TO SAID PREMISES IS VESTED IN Frank I. Goldberg, by Deed from John J. Granahan, Jr. and Evelyn Granahan, husband and wife, dated 12/01/1999, recorded 01/04/1999, in Deed Book 5254, Page 1319.

Parcel Number: 15-00-02489-10-6.

Location of property: 355 West 6th Street a/k/a 355 West Sixth Street, Pennsburg, PA 18073-1555.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Frank Goldberg a/k/a Frank I. Goldberg and Lori Hoffman-Goldberg a/k/a Lori S. Hoffman-Goldberg** at the suit of U.S. Bank National Association, as Trustee for Structured Asset Investment Loan Trust, Mortgage Pass-Through Certificates, Series 2006-2. Debt: \$333,886.69.

Paul Cressman, Attorney. I.D. #318079

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

12-18181

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, situate in **Lower Providence Township**, County of Montgomery and State of Pennsylvania, bounded and described, as follows:

BEGINNING at a point in the middle line of Oaklyn Avenue, at the distance of 451.4 feet Southeastwardly from a point marking the intersection of the middle line of Oaklyn Avenue with the middle line of Ridge Pike, a corner of this and land now or late of Harry S. Morgan and Dorothy M. Morgan, his wife; thence extending along said land North 42 degrees, 20 minutes West, 200.00 feet to a point in line of land now or late of Samuel Duckworth; thence extending along said land South 47 degrees, 40 minutes West, 70.77 feet to a point a corner of land now or late of Walter O. Thompson and wife; thence extending along said land South 42 degrees, 20 minutes East, 200.00 feet to a spike, a corner in the middle line of Oaklyn Avenue, aforesaid; thence extending along the middle line they are of North 47 degrees, 40 minutes East, 70.77 feet to the place of beginning.

TITLE TO SAID PREMISES IS VESTED IN Christopher Guardino and Deborah Guardino, by deed from Peter L. Bruni and Michelle Bruni dated May 31, 2002, recorded July 19, 2002 in Book 5416, Page 1929.

Parcel Number: 43-00-09679-00-7.

Location of property: 17 Oaklyn Avenue, Norristown, PA 19403-1405.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Christopher Guardino and Deborah Guardino** at the suit of Bank of America, N.A., Successor by Merger to BAC Home Loans Servicing, L.P. f/k/a Countrywide Home Loans Servicing, L.P. Debt: \$251,163.66.

Paul Cressman, Attorney. I.D. #318079

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

12-19405

ALL THOSE TWO CERTAIN lots of pieces of ground, situate in **Upper Moreland Township**, County of Montgomery and Commonwealth of Pennsylvania, described according to a survey repair of made by R. H. Bryan, Civil Engineer, Jenkintown, Pennsylvania, for J. Walter Ruddach Estate, and recorded on December 10, 1910 at Norristown, Pennsylvania in Deed Book 636, Page 500, as follows:

THE FIRST THEREOF BEGINNING at a point on the Northeasterly side of Allison Road (as laid out fifty feet wide) said point being North forty-two degrees, forty-eight minutes East, four hundred twenty-four feet and sixty-three one hundredths of a foot and North thirteen degrees, thirty-seven minutes West, four hundred seventy-five feet from the Easterly corner of Moreland Road (as laid out forty-five feet wide) and Allison Road (as laid out fifty feet wide).

CONTAINING in front or breath on the said Allison Road twenty-five feet and extending of that with in length or depth Northeastwardly between lines at right angles to the said Allison Road one hundred twenty-five feet.

BEING Lot Numbered 125 on the said survey.

THE SECOND THEREOF BEGINNING at a point in the Northeasterly side of Allison Road (as laid out fifty feet wide) said point being North forty-two degrees, forty-eight minutes East, four hundred twenty-four feet and sixty-three one hundredths of a foot and North thirteen degrees, thirty-seven minutes West, four hundred fifty feet from the Easterly corner of Moreland Road (as laid out forty-five feet wide) and Allison Road (as laid out fifty feet wide).

CONTAINING in front or breath on the said Allison Road twenty-five feet and extending of that with the length or depth Northeastwardly between parallel lines it right angles to said Allison Road one hundred twenty-five feet.

BEING Lot Numbered 126 on said plan.

TITLE TO SAID PREMISES IS VESTED IN John Ziegler, by deed from Daniel D. Reedy, dated August 18, 2003, recorded December 23, 2003 in Book 5487, Page 237.

Parcel Number: 59-00-00397-00-3.

Location of property: 137 Allison Road, Willow Grove, PA 19090-3112.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **John Ziegler** at the suit of Citimortgage, Inc. Debt: \$163,729.18.

Jonathan Lobb, Attorney. I.D. #312174

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

12-24052

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, situate in **Montgomery Township**, Montgomery County, Pennsylvania bounded and described according to a Mallard Pond plan of subdivision prepared for Deluca Enterprises, Inc., made by Urwiler and Walter, Inc., Summerytown, Pennsylvania, dated May 30, 1986 and last revised October 9, 1987 said plan being recorded in the Office of the Recording of Deeds at Norristown, Montgomery County, Pennsylvania in Plan Book A-49, Page 387, as follows, to wit:

BEGINNING at a point on the Northeastly side of Mallard Drive East (50 feet wide) said point being measured the two following courses and distances from a point of curve on the Southeasterly side of Wren Court (50 feet wide): (1) leaving Wren Court on the arc of a circle curving to the left having a radius of 25.00 feet and the arc distance of 38.05 feet to a point of reverse curve on the Northeastly side of Mallard Drive East; (2) on the arc of a circle curving to the right having a radius of 275.00 feet and the arc distance of 205.08 feet to a point of beginning, said point of beginning being a point a corner of Lot No. 59 is shown on the above-mentioned plan; thence extending along the aforesaid lot North 46 degrees, 20 minutes, 23 seconds East and crossing a certain 20 feet wide drainage easement 236.00 feet to a point a corner of land now or late of James Scholes; thence extending along the aforesaid lands South 43 degrees, 39 minutes, 37 seconds East, 106.00 feet to a point a corner of Lot No. 57 as shown on the above-mentioned plan; thence extending along the aforesaid lot South 46 degrees, 20 minutes, to 23 seconds West and recrossing the aforementioned drainage easement 236.00 feet to a point on the Northeastly side of Mallard Drive East; thence extending along the same two following courses and distances: (1) North 43 degrees, 39 minutes, 37 seconds West, 94.16 feet to a point of curve; and (2) on the arc of a circle curving to the left having a radius of 275.00 feet and the arc distance of 11.85 feet to the first mentioned point and place of beginning.

CONTAINING in area 25, 017 square feet.

BEING Lot No. 58 as shown on the above-mentioned plan.

BEING the same premises which David Korn and Marcy Korn, husband-and-wife by Deed dated February 20, 2008 and recorded April 17, 2008 in the Office of the Recorder of Deeds in in for Montgomery County in Deed Book 5689, Page 02935, granted and conveyed unto Marcy Korn.

Parcel Number: 46-00-02578-54-4.

Location of property: 262 Mallard Drive East, North Wales, PA 19454-1197.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Marcy Korn** at the suit of Bank of America, N.A. s/b/m BAC Home Loans Servicing, L.P. f/k/a Countrywide Home Loans Servicing, L.P. Debt: \$238,008.26.

Katherine Knowlton Lopez, Attorney. I.D. #311713

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

12-24117

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, situate in **Abington Township**, County of Montgomery and State of Pennsylvania, described according to a Plan of Glenside Gardens, dated March 1924, approved by the Board of Township Commissioners of said Township on March 13, 1924, as follows:

BEGINNING at a point in the Southeast side of Easton Road (50 feet wide) 220 feet South 48 degrees, 47 minutes West from a point, said point being the beginning of a curve with a radius of 30 feet leading into Pleasant Avenue, as laid out on said plan; thence extending Southeastwardly on a line at right angles to Easton Road along the line dividing Lots 1 and 2 on said plan 200 feet to a point; thence Southwestwardly on a line parallel with Easton Road 81.75 feet to a point in the Southwest boundary line of said Glenside Gardens; thence by same in a Northwesterly direction 206.09 feet to a point in the Southeast side of Easton Road; thence extending along same North 48 degrees, 47 minutes East, 32.01 feet to the first mentioned point and place of beginning.

BEING Lot No. 1 on said plan of Glenside Gardens, recorded at Norristown in Deed Book No. 900, Page 600.

ALSO ALL THAT CERTAIN vacant lot or piece of ground, situate in Glenside, **Abington Township**, Montgomery County, Pennsylvania being known as Lot No. 2 on a certain plan of lots known as Glenside Gardens and described, as follows:

SITUATE on the Southeast side of Easton Road (50 feet wide) at a point in the line of Lot No. 3 on said plan, said point being at the distance of 170 feet Southwest from point of curve at the end of the curve in the Southeast side of Easton Road, which curve is on the arc of a circle 47.12 feet the radius distance of 30 feet from the beginning point of said arc of a circle on the Southwest side of Pleasant Avenue (70 feet wide).

CONTAINING in front or breadth on said Easton Road from the above mentioned beginning point 50 feet and extending of that width in depth Southeast between parallel lines at right angles to said Easton Road 200 feet bounded on the Northeast by Lot No. 3 on said plan, the Southeast by Lots Nos. 57 and 58 on said plan, on the Southwest by Lot No. 1 and on the Northwest by Easton Road aforesaid.

TITLE TO SAID PREMISES IS VESTED IN Robert J. Hamilton and Mary E. Hamilton, by Deed from Robert Lee Rauch and Joan Ann Rauch, dated 07/29/2005, recorded 11/30/2005 in Book 5581, Page 96.

Parcel Number: 30-00-14416-00-8.

Location of property: 643 Easton Road, Glenside, PA 19038-5117.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Robert J. Hamilton and Mary E. Hamilton** at the suit of Santander Bank, N.A., formerly known as Sovereign Bank, N.A. Debt: \$213,583.36.

Paul Cressman, Attorney. I.D. #318079

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

12-25851

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, hereditaments and appurtenances, situate in **Norristown Borough**, County of Montgomery and State of Pennsylvania, bounded and described in accordance with a plan made for Clinton and Francis Bishop by Will H. Hiltner, Registered Surveyor in February 1945, as follows, to wit:

BEGINNING at a point on the Northwestern side of Markley Street at the distance of 103.83 feet measured Southwestwardly along the Northwestern side of Markley Street from a point formed by its intersection with the Southwesterly side of Poplar Street, which point is also a corner of land now or late of Henry Kent; thence extending South 43°, West along the Northwestern side of Markley Street, 20 feet to a point, a corner of land now or late of William Bock; thence extending North 47°, West along said land now or late of Bock and crossing a certain 25 feet wide alley or point of land now or late of Harry L. Smith; thence extending North 43°, East along said land now or late of Smith, 20 feet to a point, a corner of land now or late of Henry Kent; thence extending South 47°, East along said land now or late of Kent recrossing the aforesaid alley or driveway and through the center of the partition wall between these premises and the premises adjoining to the Northeast, 179.5 feet to a point on the Northwestern side of Markley Street, the first mentioned point and place of beginning.

Parcel Number: 13-00-23808-00-2.

Location of property: 1313 Markley Street, Norristown, PA 19401.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Daniel E. Fox** at the suit of U.S. Bank National Association, ND. Debt: \$139,604.93.

Harry B. Reese, Attorney. I.D. #310501

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

12-30071

ALL THAT CERTAIN tract of land, situate along the South side of the Ridge Road and the West side of the Allentown Road, in Tylersport Village, in **Salford Township**, Montgomery County, Pennsylvania bounded and described according to a plan of properties dated August 22, 1956, by Stanley F. Moyer, Surveyor, as follows, to wit:

BEGINNING at a point in the center line of the Ridge Road said point being a corner of lands of Samuel G. Fitzgerald ninety-seven and fifty-three hundredths feet (97.53 feet) West of the centerline of the Allentown Road; thence along lands of Samuel G. Fitzgerald, South one degree, fifteen minutes West, the distance of one hundred thirty-one and onetenths feet (South 01 degree, 15 minutes West, 131.1 feet) to an iron pin; thence still along the same, South eighty-three degrees, East the distance of eighty-seven and seventy-six hundredths feet (South 83 degrees, East 87.76 feet) to a corner in the Allentown Road; thence along the same, South five degrees fifty-one minutes West the distance of thirty-three and eighty-four hundredths feet (South 05 degrees, 51 minutes West, 33.84 feet) to a corner; thence along lands conveyed by grantors to Russel Bolton and along the centerline of a twelve feet (12 feet) right-of-way, South eighty-seven degrees, twenty-eight minutes West, the distance of one hundred seven and twenty-five hundredths feet (South 87 degrees, 28 minutes West, 107.25 feet) to an iron pin; thence still along lands of Russel Bolton, the next two (2) courses and distances: North eighty-three degrees, thirty-two minutes West a distance of forty-seven and three hundredths feet (North 83 degrees, 32 minutes West, 47.03 feet) to an iron pin; thence South three degrees, thirty minutes West the distance of eighty-four and twenty-four hundredths feet (South 03 degrees, 30 minutes West, 84.24 feet) to an iron pin in line of lands of Joseph Young; thence along the same, North eighty-four degrees, forty-four minutes West a distance of fifteen feet (North 84 degrees, 44 minutes West, 15 feet) to an iron pin; thence still along lands of Joseph Young, South three degrees, thirty minutes West a distance of fifty-six and nine hundredths feet (South 03 degrees, 30 minutes West, 56.09 feet) to an iron pin, a corner; thence along lands of Louis Snyder, North eighty-two degrees, West a distance of ninety feet (North 82 degrees, West 90 feet) to a corner; thence along lands of the Tylersport Volunteer Fire Company, North four and one-half degrees, East the distance of three hundred twenty-six and ninety-nine hundredths feet (North 4 1/2 degrees, East 326.99 feet) to the centerline of the Ridge Road; thence along the same, South eighty-two degrees, thirty-two minutes East a distance of one hundred sixty-seven and thirty-seven hundredths feet (South 82 degrees, 32 minutes East, 167.37 feet) to the place of beginning.

Parcel Number: 44-00-01348-00-3.

Location of property: 112 Ridge Road, Salford Township, PA.

The improvements thereon are: Industrial property.

Seized and taken in execution as the property of **Mayhew Properties, L.L.C.** at the suit of Souderton Area School District. Debt: \$13,552.69.

James R. Wood, Attorney.

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$4,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

13-00085

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, situate in **Ambler Borough**, Montgomery County, Pennsylvania, and described according to a plan thereof made by C. Raymond Weir, Registered Professional Engineer, dated August 14, 1953, as follows, to wit:

BEGINNING at a point on the Southerly side of East Park Avenue (50 feet wide) at the distance of 152.07 feet measured on a bearing of South 86 degrees, 39 minutes East along the said side of East Park Avenue from a point of tangent in the same, said point of tangent being at the distance of 32.15 feet measured on the arc of a circle curving to the right having a radius of 17 feet from a point of reverse curve on the Easterly side of South Spring Garden Street (40 feet wide).

CONTAINING in front or breadth on the said side of East Park Avenue 16.11 feet and extending of that width in length or depth Southwestwardly between parallel lines at right angles to East Park Avenue crossing a certain 10 feet wide drainage easement 100 feet to the center line of a certain 15 feet wide driveway said driveway extending from South Spring Garden Street Southeastwardly.

TITLE TO SAID PREMISES IS VESTED IN William A. Pinyard, Jr. and Mary Pinyard, husband and wife, tenants by the entireties, by Deed from Christine Carotenuto dated February 17, 1998 and recorded October 27, 1998 in Deed Book 5246, Page 0801.

Parcel Number: 01-00-03841-00-1.

Location of property: 218 East Park Avenue, Ambler, PA 19002-4813.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **William A. Pinyard, Jr. and Mary Pinyard** at the suit of U.S. Bank, National Association, as Trustee for Structured Asset Investment Loan Trust, Mortgage Pass-Through Certificates, Series 2005-4. Debt: \$239,761.51.

Emily M. Phelan, Attorney. I.D. #315250

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

13-03228

ALL THAT CERTAIN brick message or tenement and lot of land, situate in the Sixth Ward of **Pottstown Borough**, Montgomery County, Pennsylvania on the North side of South Street between Price and Roland Streets, being No. 1133 South Street, bounded and described, as follows, to wit:

BEGINNING at a point on the North side of said South Street at the distance of 281 feet Westwardly from the Northwest corner of Roland Street and South Street, a corner of this and land of J. Raymond Strong; thence by the same Northwardly 140 feet to a 20 feet wide alley, passing in part of said course and distance through the middle of the concrete division or partition wall of this and house of said Strong; thence by said 20 feet wide alley Westwardly 19 feet to land of Harry L. Keen; thence by the same Southwardly 140 feet to the North side of South Street aforesaid; thence by the same Eastwardly 19 feet to the place of beginning.

BEING the same premises which Kyle T. McKerns and Leah B. Clouser, by Indenture bearing date 2/26/2002 and recorded 4/25/2002 in the Office of the Recorder of Deeds, in and for the County of Montgomery in Deed Book 5404, Page 1881 etc., granted and conveyed unto Kyle T. McKerns, in fee.

BEING the same premises conveyed to Joyce McKerns, by Deed from Kyle T. McKerns, dated 05/25/2007, recorded 06/06/2007 in Book 5649, Page 2756.

Parcel Number: 16-00-27100-00-1.

Location of property: 1133 South Street, Pottstown, PA 19464.

The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **Joyce McKerns** at the suit of Federal National Mortgage Association. Debt: \$122,437.68 plus interest to sale date.

Martha Von Rosenstiel, Attorney.

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

13-03950

ALL THAT CERTAIN message and lot of ground, situate in **Norristown Borough**, Montgomery County, Pennsylvania, bounded and described, as follows, to wit:

BEGINNING at a point on the Northwest side of Hamilton Street at the distance of 81 feet, 9 inches Northeasterly from the North corner of Hamilton Street and Oakwood Avenue, a corner of this and land of Benjamin F. Evans; thence along said Evans' land Northwesterly 150 feet to the Southeast side of a 20 feet wide alley; thence along the said side of said alley Southwesterly 21 feet to a point, a corner of this and land now or late of John B. Pratt; thence along said Pratt's land Southeasterly and passing through the middle of the partition wall between this and the house on said adjoining lot 150 feet to the Northwest side of said Hamilton Street; and thence along said side of said Hamilton Street Northeasterly 21 feet to the place of beginning.

TITLE TO SAID PREMISES IS VESTED IN Jeffrey P. Purdy, by Deed from Robert E. Swartz and Kerima M. Swartz, h/w, dated 11/15/1996, recorded 11/19/1996 in Book 5168, Page 178.

Parcel Number: 13-00-15092-00-6.

Location of property: 547 Hamilton Street, Norristown, PA 19401-4267.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Jeffrey P. Purdy and The United States of America c/o The United States Attorney for the Eastern District of Pennsylvania** at the suit of U.S. Bank National Association, as Trustee, Successor in Interest to Wachovia Bank, National Association, as Trustee for GSMPs Mortgage Loan Trust 2004-4. Debt: \$77,780.59.

Paul Cressman, Attorney. I.D. #318079

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

13-05053

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, situate in **Narberth Borough**, County of Montgomery and Commonwealth of Pennsylvania, described in accordance with a Subdivision Plan for Dr. Henry S. Cecil, made by Howard H. Doran, Newtown Square, Pennsylvania, dated April 23, 1984, and last revised May 4, 1984, as follows, to wit:

BEGINNING at a point formed by the intersection of the Southeasterly side of Sabine Avenue (fifty feet wide) with the Southwesterly side of Essex Avenue (fifty feet wide); thence extending from said point of beginning South nineteen degrees, forty-five minutes East along the Southwesterly side of Essex Avenue 75.00 feet to a point a corner of lands now or late of Charles P. and Carole A. Friel; thence extending along the last mentioned lands and also partly along lands now or late of Nahem and Jean Herzal South seventy degrees, fifteen minutes West, 130.00 feet to an iron pin set, a corner of Lot 2; thence extending along Lot 2 and Lot 1 North nineteen degrees, forty-five minutes West, 75.00 feet to an iron pin set, a corner of Lot 1; thence extending along the Southeasterly side of Sabine Avenue North seventy degrees, fifteen minutes East, 130.00 feet to the first mentioned point of intersection and place of beginning.

BEING Lot 3 as shown on the above plan.

TITLE TO SAID PREMISES IS VESTED IN Douglas A. Shimell and Karen E. Araiza, h/w, by Deed from Henry S. Cecil, dated 09/16/1996, recorded 09/24/1996 in Book 5162, Page 226.

Parcel Number: 12-00-01261-00-5.

Location of property: 428 North Essex Avenue, Narberth, PA 19072-2113.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Douglas A. Shimell and Karen E. Araiza** at the suit of U.S. Bank National Association, as Trustee for Structured Asset Securities Corporation, Mortgage Pass-Through Certificates, Series 2007-GEL2. Debt: \$490,763.99.

Emily M. Phelan, Attorney. I.D. #315250

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

13-06231

ALL THAT CERTAIN lot or piece of ground, situate in **Limerick Township**, County of Montgomery and State of Pennsylvania, bounded and described according to a Plan of Subdivision of "The Hamlet" made for Hamlet Development Company, Inc. by Carroll Engineering Corporation Consulting Engineers, dated 11/25/1988 and last revised 7/7/1992 recorded in Plan Book A-53, Page 373-378, as follows, to wit:

BEGINNING at a point of curve on the Southeasterly side of Victory Way (24.0 feet wide) at a corner of this and Lot No. 25 as shown on the above mentioned plan; thence extending from said point of beginning and along Lot No. 25 South 48 degrees, 49 minutes, 50 seconds East, 100.00 feet to a point a corner in line of Open Space; thence extending along the same South 57 degrees, 32 minutes, 30 seconds West, 101.47 feet to a point a corner in line of Lot No. 27; thence extending along the same North 16 degrees, 05 minutes, 10 seconds West, 100.00 feet to a point, a corner on the Southeasterly side of Victory Way; thence extending along the same on the arc of a circle curving to the left having a radius of 80 feet the arc distance of 45.72 feet to the first mentioned point and place of beginning.

BEING known as Lot No. 26 on the above mentioned plan.

TITLE TO SAID PREMISES IS VESTED IN Martin A. Kascavage and Tracy B. Kascavage, by Deed from Frederick Cianiulli and Cynthia Ann Cianiulli, dated 03/25/2004, recorded 04/02/2004 in Book 5502, Page 740.

Parcel Number: 37-00-05286-17-6.

Location of property: 69 Victory Way, Royersford, PA 19468-1341.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Martin A. Kascavage and Tracy B. Kascavage** at the suit of Bank of America, N.A., as Successor by Merger to BAC Home Loans Servicing, L.P. f/k/a Countrywide Home Loans Servicing, L.P. Debt: \$246,064.63.

Adam H. Davis, Attorney. I.D. #203034

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

13-08459

ALL THAT CERTAIN message and lot of land, situate in **Norristown Borough**, County of Montgomery and State of Pennsylvania, bounded and described, as follows:

BEGINNING at a point on the Westerly side of Swede Street, a corner of land late of Joseph Slingoff, now of the Estate of Miss A. Powell, beginning Northeast of Chestnut Street; thence Westwardly along said Powell's Lot, 116 feet more or less to the Easterly side of Maple Alley; thence Northwardly along said side of said alley 22 feet to a point a corner of land late of John E. Childs; thence by the Eastwardly 116 feet more or less to the Westerly side of said Swede Street; thence Southerly along the same, 22 feet to the place of beginning.

BEING the same premises that federal National Mortgage Group by deed dated September 21, 2000 and recorded September 25, 2000 and Montgomery County in Deed Book 5333, Page 61 conveyed unto R. Bruce Fazio.

BEING the same premises which R. Bruce Fazio by deed dated August 12, 2005 and recorded August 12, 2005 in Montgomery County Deed Book 5566, Page 1506 granted and conveyed unto Fazio properties, LLC.

Parcel Number: 13-00-36384-00-8.

Location of property: 711 Swede Street, Norristown, PA 19401.

The improvements thereon are: A single-family residential dwelling.

Seized and taken in execution as the property of **Fazio Properties, LLC and R. Bruce Fazio** at the suit of Deutsche Bank National Trust Company, as Trustee for Long Beach Mortgage Loan Trust 2005-WL3. Debt: \$171,777.71.

Salvatore Filippello, Attorney. I.D. #313897

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

13-11313

ALL THAT CERTAIN lot or piece of land, with the message thereon erected, situate at Ardmore in **Lower Merion Township**, County of Montgomery and Commonwealth of Pennsylvania, bounded and described according to a survey thereof made in 1904 by Ames W. Barnos, Civil Engineer, as follows, to wit:

BEGINNING at a point on the Southerly side of Grandview Road, as shown on said plan, at the distance of 880 feet Southwesterly from the Westerly line of Athens Avenue, it being a corner of this and land now or late of Norristown Trust Company; thence extending along said land, the line passing through the middle of the partition wall between the house erected hereon and the one on the adjoining lot, Southeasterly 150 feet to a point in line of land now or late of Howard A. Sutton; thence extending along said land, South 74 degrees, 35 minutes West, 40 feet to a point in line of other land now or late of the said Norristown Trust Company; thence extending along said land, Northwesterly 150 feet to a point on the Southerly side of Grandview Road aforesaid; thence extending along said side of said road, North 74 degrees, 35 minutes East, 40 feet to the place of beginning.

TITLE TO SAID PREMISES IS VESTED IN Paul A. Mariani, Jr. and Lisa Rose Mariani, husband and wife by Deed from Lisa Rose DeMarco now known as Lisa Rose Mariani dated 07/31/2000 recorded 09/18/2000 in Deed Book 5332, Page 416.

Parcel Number: 40-00-20036-00-3.

Location of property: 135 Grandview Road, Ardmore, PA 19003.

The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **Lisa Rose DeMarco a/k/a Lisa R. DeMarco a/k/a Lisa Rose Mariani a/k/a Lisa R. Mariani, Paul A. Mariani, Jr. and United States of America/U.S. Attorney for Eastern District of Pennsylvania** at the suit of OneWest Bank, FSB. Debt: \$245,362.71.

Amanda L. Rauer, Attorney. I.D. #307028

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

13-12128

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements they are on erected hereditaments and appurtenances, situate in **Norristown Borough**, County of Montgomery and State of Pennsylvania bounded and described according to a survey and plan thereof made by Will D. Hiltner, Registered Surveyor, dated May 1950, as follows, to wit:

BEGINNING at the point of intersection of the Northeasterly side of Wood Street with the Northwesterly side of DeKalb Street; thence along the Northeasterly side of Wood Street, North 36 degrees, 54 minutes West, 91 feet to a stake a corner of land conveyed to John Harvey Rex, Jr. and Wilma Jane, his wife; thence along said land North 53 degrees, West 40 feet to a stake in line of lands of Mary H. Beeyer; thence along said land the line for a part of the distance passing through the center of a 9 inch brick partition wall between the house erected and the house on the adjoining premises South 36 degrees, 54 minutes East, 91 feet to a point on the Northwesterly side of DeKalb Street; thence along said DeKalb Street South 53 degrees, West 40 feet to the place of beginning.

BEING the same premises which Brian Bedell by deed dated August 23, 2004 and recorded August 27, 2004 in Montgomery County in Deed Book 5523, Page 1394 granted and conveyed unto Jamil McCauley.

Parcel Number: 13-00-10152-00-5.

Location of property: 1301 DeKalb Street, Norristown, PA 19401.

The improvements thereon are: A single-family residential dwelling.

Seized and taken in execution as the property of **Jamil McCauley** at the suit of PNC Bank, National Association, Successor in Interest to National City Real Estate Services, LLC, Successor by Merger to National City Mortgage, Inc. f/k/a National City Mortgage Company, d/b/a Commonwealth United Mortgage Company. Debt: \$177,092.42.

Jennifer Lynn Frechie, Attorney. I.D. #316160

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

13-12264

ALL THAT CERTAIN tract of land with message thereon erected, situate along the West side of Melchoir Road extending Northwest from Church Road in **Franconia Township**, County of Montgomery and State of Pennsylvania, bounded and described according to a recent survey and plan dated March 27, 1951 with revision of February 22, 1957 as prepared by Stanley F. Moyer, Registered Engineer and Land Surveyor, Souderton, Pennsylvania, as follows, to wit:

BEGINNING at a spike in the centerline of Melchoir Road said spike being three hundred ninety-nine and forty-eight one hundredths feet Northwest of the original corner of lands now or late of Edwin L. Stover and Mary L. Souder; thence along other lands of now or date of Edwin L. Stover, of which this was a part, South forty-five degrees, fifty-eight minutes West, four hundred eighty-six and eighty-five one hundredths feet to an iron pin in line of lands now or late of Edwin Forrest; thence along the same North forty-six degrees, forty-five minutes West, ninety-nine and ninety-six one hundredths feet to an iron pin, corner; thence along lands now or late of Carmen M. Palmerio, North forty-five degrees, fifty-eight minutes East, four hundred eighty-six and four one hundredths feet to a spike in the centerline of Melchoir Road; thence along the same South forty-seven degrees, thirteen minutes East, one hundred feet to the place of beginning.

BEING Tract No. 3 and said plan.

CONTAINING 1.114 acres of land, more or less.

TITLE TO SAID PREMISES IS VESTED IN Margaret L. Glanzmann and Paul G. Glanzmann by deed from Margaret L. Glanzmann dated June 2, 2006 and recorded June 12, 2006 in Deed Book 5604, Page 0155.

Parcel Number: 34-00-03400-00-4.

Location of property: 614 Melvins Road, Telford, PA 18969.

The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **Margaret Glanzmann a/k/a Margaret L. Glanzmann and Paul Glanzmann, a/k/a Paul G. Glanzmann** at the suit of Federal National Mortgage Association. Debt: \$315,683.44.

Jennifer L. Wunder, Attorney.

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

13-13904

ALL THAT CERTAIN lot or piece of ground, situate in **Norristown Borough**, County of Montgomery and State of Pennsylvania, bounded and described, as follows, to wit:

BEGINNING at a point on the Southwesterly side of Minor Street at the distance of 291.87 feet Southeastwardly from Green Street a corner of this and property now or late of George Lever; thence Southwestwardly the line passing through the middle of a two feet wide alley and the partition wall above, at right angles to said Minor Street 100 feet to a twenty feet wide alley; thence along the Northeasterly side thereof, Southeastwardly 17 feet, 3 inches more or less to a point, a corner of this and other property now or late of Jacob H. Steelman; thence parallel with the first line, Northeastwardly line passing through the middle of the partition wall between this and said adjoining house now or late of Jacob H. Steelman, 100 feet to Minor Street aforesaid; and thence along the Southwesterly side thereof, Northwestwardly 17 feet, 3 inches more or less to the place of beginning.

BEING the same premises which Wedco Enterprises, Inc., Granted and conveyed unto Bradley Weldon by Deed dated February 20, 2004 and recorded March 5, 2004 in Montgomery County Deed Book 5948, Page 2037.

Parcel Number: 13-00-25844-00-9.

Location of property: 236 Minor Street, Norristown, PA 19401.

The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **Bradley Weldon** at the suit of Wells Fargo Bank, N.A. Debt: \$72,574.69 plus interest to sale date.

Martha E. Von Rosenstiel, Attorney.

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

13-14061

ALL THAT CERTAIN unit in the property known, named and identified as "Lafayette Greene" located in **Whitemarsh Township**, Montgomery County, Commonwealth of Pennsylvania, which has heretofore been submitted to the provision of the Uniform Condominium Act 68 PA C.S. 3101 et seq. by the recording in the Montgomery County Recorder of Deeds Office of a Declaration of Condominium dated November 26, 1984 and recorded November 29, 1984 in Deed Book 4753, Page 1700 being designated as Unit Number A-133 as more fully described in such Declaration and Plats and Plans, together with a proportionate undivided interest in the Common Elements, as defined in such Declaration and any and all Amendments thereto, as the same may change from time to time.

BEING the same premises which Thomas J. Maresca, by his attorney in fact John J. Giovanni, by indentured dated January 31, 1997 and recorded in the Recorder of Deeds, in and for the County of Montgomery, aforesaid, in Deed Book 5176, Page 1182 &c., granted and conveyed unto Susan A. Feldman, in fee.

UNDER AND SUBJECT to the covenants, restrictions, easements, terms, rights, agreements, conditions, exceptions and exclusions contained and set forth in such Declaration and Declaration Plats and Plans.

ALSO UNDER AND SUBJECT to easements, rights granted to public utility companies, agreements, covenants and restrictions as appear of record.

TITLE TO SAID PREMISES IS VESTED IN Thomas Powers by deed from Susan A. Feldman, dated June 28, 2002 and recorded August 16, 2002 in Deed Book 5420, Page 1434.

Parcel Number: 65-00-09976-64-2.

Location of property: 250 Ridge Pike, Apartment 133A, Lafayette Hill, PA 19444.

The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **Thomas Powers** at the suit of J.P. Morgan Chase Bank, National Association. Debt: \$140,311.37.

Marc S. Weisberg, Attorney.

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

13-14639

ALL THAT CERTAIN message or tenement and lot of land, situate in **West Pottsgrove Township**, County of Montgomery and State of Pennsylvania, bounded and limited and described, as follows, to wit:

BEGINNING at a stake in the Southerly line of Locust Street (or Race Street) a distance of 74 feet, 11 inches Easterly from the Easterly line of Venus (or Howard Street) at a corner of land conveyed to Joseph and Annie Pota; thence along the said land Southerly, passing through and along in the division wall of a double brick dwelling house 140 feet to a 20 feet wide alley; thence along said alley Easterly 25 feet, one inch to a corner of land conveyed to Wasyle and Maria Chomyn; thence along said land Northerly 140 feet to Locust Street; thence along said street Westerly 25 feet, 1 inch to the place of beginning.

TITLE TO SAID PREMISES IS VESTED IN Brad McMonagle and Jennifer Palella, by deed from Stewart F. Brodbeck and Doris E. Devine, dated June 13, 2006 recorded June 28, 2006 in Book 5606, Page 682.

Parcel Number: 64-00-04243-00-4.

Location of property: 324 West Race Street, Stowe, PA 19464-6730.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Brad McMonagle and Jennifer Palella** at the suit of Federal National Mortgage Association. Debt: \$96,197.32.

Emily M. Phelan, Attorney. I.D. #315250

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

13-21448

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, situate in **Upper Frederick Township**, County of Montgomery and Commonwealth of Pennsylvania, bounded and described according to a final plan of subdivision of "Rich-Land Farm" made by Aston Surveyors and Engineers dated April 7, 1988 last revised May 23, 1988 recorded in Plan Book A-49, Page 459, as follows, to wit:

BEGINNING at a point on the Southwesterly ultimate right-of-way line of Traffic Route 73 (L.R. 197) (req. right-of-way 33 feet, ultimate right-of-way 90 feet) a corner of Lot Number 14 of said plan which point is measured the 2 following courses and distances from a point of compound curve on the Northwesterly ultimate right-of-way line of Fagleysville Road (req. right-of-way 33 feet, ultimate right-of-way 60 feet): (1) along the arc of a circle curving to the left having a radius of 25 feet the arc distance of 39.27 feet; (2) North 46 degrees, 5 minutes, 00 seconds West, 234.47 feet; thence from said point of beginning extending along said Lot Number 14 South 43 degrees, 55 minutes West, 205 feet to a point in line of Lot Number 15 on said plan; thence extending along the same North 46 degrees, 5 minutes West, 210 feet to a point a corner of lands of W. Vernon and Doris Moyer; thence extending along the same North 43 degrees, 55 minutes East, 205 feet to a point on the Southwesterly ultimate right-of-way line of Route 73 aforesaid; thence extending along the same South 46 degrees, 5 minutes, 00 seconds East, 210 feet to the first mentioned point and place of beginning.

AND THE ABOVE mentioned Traffic Court 73 L.R. 197 is more commonly known in this area as "Big Road".

BEING Lot Number 13 on said plan.

TITLE TO SAID PREMISES IS VESTED IN Gary Heil and Nancy H. Heil, h/w, by deed from Joseph J. Sciacca and Caroline J. Sciacca, h/w, dated December 22, 1997, recorded August 26, 1998 in Book 5238, Page 208.

Parcel Number: 55-00-00278-30-6.

Location of property: 3002 Big Road, Zieglerville, PA 19492-9707.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Gary Heil and Nancy H. Heil** at the suit of Green Tree Servicing, LLC. Debt: \$297,209.20.

Adam H. Davis, Attorney. I.D. #203034

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

13-21462

ALL THAT CERTAIN lot or piece of ground, situate in **Whitemarsh Township**, Montgomery County, Pennsylvania, bounded and described according to a plan of Whitemarsh Meadows made by Howard S. Wishengrad, Professional Engineer, dated April 6, 1978 and last revised October 13, 1978 and recorded in and for the County of Montgomery at Norristown, Pennsylvania in Plan Book A34, Page 13B as amended by and as built survey made by Kissane-Leddy and Associates, Inc., C. E. dated April 20, 1979, as follows, to wit:

BEGINNING at a point a tangent on the Northeasterly side of a Aster Lane (50 feet wide) said point being at the distance of 31.42 feet measured on the arc of the circle curving to the right having a radius of 20.00 feet from a point of curve on the Northeasterly side of Woodbine Way (50 feet wide); thence extending from said point of beginning along the Northeasterly side of Aster Lane, North 12 degrees, 10 minutes, 18 seconds East, 70.00 feet to a point; thence extending along the same South 77 degrees, 49 minutes, 42 seconds East, 94.79 feet to a point; thence extending along the same, South 12 degrees, 10 minutes, 18 seconds West, 90.00 feet to a point on the Northeasterly side of Woodbine Way; thence extending along the same, North 77 degrees, 49 minutes, 42 seconds West, 74.79 feet to a point of curve; thence extending on the arc the circle curving to the right having a radius of 20.00 feet the arc distance of 31.42 feet to the first mentioned point of tangent and place of beginning.

BEING Lot 90 is shown on the above-mentioned plan.

BEING the same premises which James B. Kravitz by deed dated August 30, 1979 and recorded September 6, 1979 in Montgomery County in Deed Book 4449, Page 533 conveyed unto Alan Weber and Sandra Weber, husband and wife in fee. And the said Sandra Weber departed this life on December 9, 1998. And the said Alan Weber departed this life on June 6, 2012, vesting title solely and Bradley Craig Weber as Executor of the Estate of Alan Weber, deceased, as of the date of their death.

Parcel Number: 65-00-00197-14-3.

Location of property: 135 Woodbine Way, Plymouth Meeting, PA 19462.

The improvements thereon are: A single-family residential dwelling.

Seized and taken in execution as the property of **Bradley Craig Weber, as Executor of the Estate of Alan Weber, deceased and The United States of America** at the suit of Nationstar Mortgage, LLC d/b/a Champion Mortgage Company. Debt: \$246,277.57.

Salvatore Filippello, Attorney, I.D. #313897

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

13-21626

TRACT NO. 1:

ALL THAT CERTAIN message, tenement and two tracts of land, situate in **Pottstown Borough**, County of Montgomery and State of Pennsylvania bounded and described, as follows:

BEGINNING at a point from a corner on the Western side of Evans Street at a distance of 67 feet, 6 inches Northwardly from the Northwest corner of Evans and Oak Streets; thence Westwardly through the middle of the division wall of a double brick dwelling house, 140 feet to a twenty feet wide alley; thence Northwardly 22 feet, 6 inches more or less to lot now of late of Charles Wien; thence by the same Eastwardly and parallel with said first line 140 feet to Evans Street; thence by the same Southwardly 22 feet, 6 inches more or less to the place of beginning.

TRACT NO. 2:

BEGINNING at a point 229 feet, 7-1/2 inches South from the Southwest corner of West and Evans Streets, a corner of this and Lot No. 18; thence extending along Lot No. 18, Westwardly 140 feet to an alley; thence along said alley Southwardly 30 feet to Lot No. 20; thence along said Evans Street 30 feet Northwardly to the place of beginning.

BEING Lot No. 19 in a plan of lots as laid out by Franklin T. Weller.

BEING the same premises which David L. Garber and Virginia M. Garber, by Deed dated August 27, 2009 recorded in the Montgomery County Recorder of Deeds Office in Deed Book 5742, Page 668 as Deed Instrument No. 2009094535, granted and conveyed unto Lan My Luu.

Parcel Numbers: 16-00-08228-00-9 and 16-00-08227-00-1.

Location of property: 457 North Evans Street assessed as 457-459 North Evans Street, Pottstown, PA 19464.

The improvements thereon are: A residential dwelling.

Seized and taken in execution as the property of **Lan My Luu** at the suit of JP Morgan Chase Bank, National Association. Debt: \$176,912.86.

Caitlin M. Donnelly, Attorney.

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

13-22409

ALL THAT CERTAIN lot or piece of ground, situated in **Lower Gwynedd Township**, County of Montgomery and Commonwealth of Pennsylvania described according to a subdivision record plan "Springhouse Woods" to be developed by Dresher Valley Builders, Inc., by Stout, Tacconelli and Associates, Inc., Civil Engineering and Land Surveying, dated December 3, 1993 and last revised April 19, 1994 and recorded in Plan Book A-55, Page 74, as follows, to wit:

BEGINNING at a point on the Southwesterly side of Poplar Court (24.00 feet wide), said point being a corner of Lot No. 28 on the above-mentioned plan in place of beginning; thence extending from said place of beginning and along Lot No. 28 South 81 degrees, 30 minutes, 00 seconds West, 95.00 feet to a point in line of open space; thence extending along the same North 08 degrees, 30 minutes, 00 seconds West, 51.55 feet to a point in line of Lot Number 30; thence extending along the same North 81 degrees, 30 minutes, 00 seconds East, 95.00 feet to a point on the Southwesterly side of Poplar Court; thence extending along the same South 08 degrees, 30 minutes, 00 seconds East 51.55 feet to a point a corner of Lot Number 28; being the first mentioned point and place of beginning.

BEING Lot No. 29 on the above-mentioned plan.

TITLE TO SAID PREMISES IS VESTED IN Annette Miller, by deed from Stan Miller, dated July 12, 1997, recorded July 14, 1997 in Book 5192, Page 834. Mortgagor Annette Miller died on August 8, 2012, leaving a last will and testament dated November 20, 2009. Letters Testamentary were granted to Bonnie P. Miller on September 7, 2012 Montgomery County, 2012-X3189. The beneficiaries of the decedent's estate are Bonnie P. Miller and Fern Mitnick. By executed waiver, Fern Mitnick waived her right to be named as a defendant in the foreclose action.

Parcel Number: 39-00-03721-04-7.

Location of property: 806 Poplar Court, Lower Gwynedd, PA 19002-2536.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Bonnie P. Miller, in Her Capacity as Executrix and Devisee of the Estate of Annette Miller** at the suit of Wells Fargo Bank, N.A. Debt: \$217,585.00.

Adam H. Davis, Attorney. I.D. #203034

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

13-24281

ALL THAT CERTAIN lot or piece of ground, situate in **Lower Merion Township**, County of Montgomery and State of Pennsylvania bounded and described, as follows, to wit:

BEGINNING at a point in the middle of Remington Road (60 feet wide) said point is at the distance of 1028.29 feet, measured Northeastwardly and Southeastwardly along the middle of Remington Road from its intersection with the middle of William Road (leading to the South 50 feet wide) which point is at the distance of 220.42 feet measured North 45 degrees, 39 minutes, 20 seconds East along the middle of Remington Road from its intersection with the middle of Lancaster Avenue (80 feet wide); thence from the beginning point along the middle of Remington Road, South 72 degrees, 58 minutes East, 103.60 feet to a point; thence leaving Remington Road, South 46 degrees, 32 minutes West, 214.09 feet to a point; thence on a line curving to the right with a radius of 235.00 feet the arc distance of 75.05 feet the chord of said curved line has a bearing of North 15 degrees, 31 minutes, 53 seconds West, 74.69 feet to a point; thence by Lot Number 80 the two following courses and distances: (1) North 55 degrees, 59 minutes West, 20.25 feet to a point; (2) North 17 degrees, 02 minutes East, 117.50 feet to the place of beginning.

BEING Lot Number 81 Remington Road.

UNDER AND SUBJECT to certain conditions, restrictions and rights-of-way as of record.

TITLE TO SAID PREMISES IS VESTED IN Donna A. Kasman and Tomasz Kasman by Deed from Stephen M. Steingard in Sharon L. Steingard, dated October 10, 2002 and recorded January 13, 2003 in Deed Book 5442, Page 00438.

Parcel Number: 40-00-48908-00-3.

Location of property: 908 Remington Road, Wynnewood, PA 19096.

The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **Donna A. Kasman and Tomasz Kasman** at the suit of J.P. Morgan Chase Bank, N.A. Debt: \$359,404.50.

Jennifer L. Wunder, Attorney.

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

13-24961

ALL THAT CERTAIN lot or piece of ground, situate in **Collegeville Borough**, County of Montgomery and State of Pennsylvania, described according to a plan of subdivision of Glenwood Park, made for Cornerstone Communities by Hibben Engineering Company Consulting Engineers, North Wales, PA dated December 19, 1997 last revised June 8, 1998 and recorded in Plan Book A 58, Page 155 bounded and described, as follows, to wit:

BEGINNING at a point on the Southerly side of Glenwood Avenue (variable West) a corner of this and Lot No. 10 on the above-mentioned plan; thence extending along Glenwood Avenue the 3 following courses and distances: (1) North 78 degrees, 19 minutes, 48 seconds East, 59.33 feet to a point of curve; (2) along the arc of a circle curving to the right having a radius of 15.00 feet the arc distance of 21.01 feet to a point a reverse curve; (3) along the arc of a circle curving to the left having a radius of 50.00 feet the arc distance of 47.65 feet to a point in line of open space (Lot No. 13); thence extending along the same South 13 degrees, 58 minutes, 51 seconds West, 105.31 feet to a point; thence extending South 78 degrees, 19 minutes, 48 seconds West, 56.16 feet to a point a corner of Lot No. 10 aforesaid; thence extending along Lot No. 10 North 11 degrees, 40 minutes, 12 seconds West crossing a 10 feet wide utility easement 144.00 feet to a point on the aforesaid side of Glenwood Avenue the first mentioned point and place of beginning.

BEING Lot No. 9.

TITLE TO SAID PREMISES IS VESTED IN Eric S. Lookofsky and Kathy J. Lookofsky, h/w, by deed from Matthew Mizenko and Andrea Cooper, dated July 27, 2007, recorded August 6, 2007 in Book 5658, Page 2884.

Parcel Number: 04-00-00765-09-5.

Location of property: 180 Glenwood Avenue, Collegeville, PA 19426-2363.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Eric S. Lookofsky and Kathy J. Lookofsky** at the suit of PHH Mortgage Corporation. Debt: \$379,033.67.

Adam H. Davis, Attorney. I.D. #203034

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

13-25915

ALL THAT CERTAIN lot or piece of ground, situate in **Springfield Township**, County of Montgomery and Commonwealth of Pennsylvania, described according to a plan of subdivision made of "Dimuzio Tract" prepared for Cornerstone Communities by Hibben Engineering Company, Consulting Engineers, North Wales, Pennsylvania dated February 13, 1998 in revised August 19, 1998 and recorded in Plan Book A-58, Page 297, bounded and described, as follows, to wit:

BEGINNING at a point on the Southwesterly side of Road "A" (now Golf View Drive) on the above plan a corner of this and Lot No. 10; thence extending along said road the two following courses and distances: (1) South 49 degrees, 06 minutes, 10 seconds East, 62.05 feet to a point of curve; (2) along the arc of a circle curving to the left having a radius of 150.00 feet the arc distance of 32.56 feet to a point a corner of Lot No. 8 on the above plan; thence extending along Lot No. 8 South 28 degrees, 27 minutes, 41 seconds West through the bed of a stormwater facility easement to 220.79 feet to a point; thence extending North 57 degrees, 46 minutes, 26 seconds West, 143.54 feet to a point a corner of Lot No. 10 aforesaid; thence extending along Lot No. 10 North 40 degrees, 53 minutes, 50 seconds East, 233.73 feet to a point on the aforesaid side Road "A" the first mentioned point in place of beginning.

BEING Lot No. 9.

TITLE TO SAID PREMISES IS VESTED IN Montgomery Lunn and Kathleen Lunn, by Deed from S&H L and Development L.P., a Pennsylvania Limited Partnership, dated August 24, 2001, recorded September 5, 2001 in Book 5374, Page 796.

Parcel Number: 52-00-07421-11-4.

Location of property: 4 Golf View Drive, Lafayette Hill, PA 19444-1747.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Montgomery Lunn and Kathleen Lunn** at the suit of HSBC Bank USA, National Association as Trustee of J.P. Morgan Mortgage Trust 2007-A-2, Mortgage Pass Through Certificates, Series 2007-A2. Debt: \$848,745.14.

Emily M. Phelan, Attorney. I.D. #315250

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**. DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

13-26031

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, situate in **Lower Gwynedd Township**, Montgomery County, Pennsylvania bound and described according to a Record Plan of Enclave at Gwynedd made by Chambers Associates, Inc. dated 8/25/2004 last revised 1/3/2006 and recorded in Plan Book 26, Page 336, as follows, to wit:

BEGINNING at a point on the Northeasterly ultimate right-of-way line of Sumneytown Pike said point being a corner of land now or late of Foulkeways at Gwynedd; thence extending from said beginning point along the same North 45 degrees, 19 minutes, 00 seconds East, 206.74 feet to a point corner of Lot 2 as shown on the above mentioned plan; thence extending along the same the two following courses and distances: (1) South 44 degrees, 41 minutes, 00 seconds East, 280 feet to a point; and (2) South 45 degrees, 19 minutes, 00 seconds West, 205.28 feet to a point on the Northeasterly ultimate right-of-way line of Sumneytown Pike; thence extending along the same the two following courses and distances: (1) North 44 degrees, 59 minutes, 03 seconds West, 100 feet to a point; and (2) North 44 degrees, 58 minutes, 51 seconds West, 180 feet to the first mentioned point and place of beginning.

TITLE TO SAID PREMISES IS VESTED IN Frank Pileggi and Serafina Pileggi, by Deed from Ridge Acquisitions, L.P., a Pennsylvania Limited Partnership, dated 09/19/2006, recorded 10/27/2006 in Book 5621, Page 2467.

Parcel Number: 39-00-03973-00-2.

Location of property: 1421 Sumneytown Pike, Ambler, PA 19002.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Serafina Pileggi and Frank Pileggi** at the suit of Wells Fargo Bank, N.A. Debt: \$417,134.05.

Paul Cressman, Attorney. I.D. #318079

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

13-26939

ALL THAT CERTAIN lot or piece of ground, situate in **Whitemarsh Township**, County of Montgomery and Commonwealth of Pennsylvania, bounded and described according to a final plan made for "Garrison Greene" made by Anderson Engineering Associates, Inc. dated July 17, 1999 and last revised May 18, 2001 and recorded in Plan Book A-60, Page 91 to 95, as follows, to wit:

BEGINNING at a point on the Northeasterly side of Picket Post Court (width not given) at a corner of this and Lot No. 76 as shown on the above-mentioned plan and place of beginning; thence extending from said place of beginning and along Lot No. 76 North 80 degrees, 03 minutes, 17 seconds East, 78.23 feet to a point in line of Block 56 and Lot 22; thence extending along same South 09 degrees, 56 minutes, 43 seconds East, 20.00 feet to a point, a corner of Lot No. 78; thence extending along Lot No. 78 South 80 degrees, 03 minutes, 17 seconds West, 78.23 feet to a point on the Northeasterly side of Picket Post Court; thence extending along the Northeasterly side of Picket Post Court, North 09 degrees, 56 minutes, 43 seconds West, 20.00 feet to a corner of Lot No. 76, aforesaid; being the first mentioned point and place of beginning.

BEING known as Lot No. 77 on the above-mentioned plan.

ALSO BEING known as a/k/a 207 Picket Post Court.

TOGETHER WITH AND UNDER AND SUBJECT, inter alia to the covenants, restrictions, easements, terms, braids, agreements, conditions, exceptions, reservations, and exclusions as contained in set forth in that certain Declaration of Covenants, easements and restrictions of Garrison Greene Homeowners Association, recorded in the Office for the Recording of Deeds in and for the County of Montgomery at Norristown, Pennsylvania in Deed Book 5364, Page 2135 and Supplemental Declaration as in Deed Book 5393, Page 1304 and Deed Book 5403, Page 1267 and any amendments to the said Declaration as the same may be duly adopted from time to time.

TITLE TO SAID PREMISES IS VESTED IN Samuel S. Park by deed from Hao C. Du, dated September 30, 2005 and recorded October 24, 2005 in Deed Books 05576, Page 1594.

Parcel Number: 65-00-08846-02-6.

Location of property: 207 Picket Post Court, Fort Washington, PA 19034.

The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **Samuel S. Park** at the suit of Federal National Mortgage Association. Debt: \$276,066.75.

Mark S. Weisberg, Attorney.

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

13-26970

ALL THAT CERTAIN tract or piece of land, situate on the Westerly side of Main Street, in **Red Hill Borough**, Montgomery County, Pennsylvania, bounded and described according to a survey and plan dated May 8, 1950 as prepared by Francis W. Wack, R.S., Schwenksville, Pennsylvania, as follows, to wit:

BEGINNING at an iron pin in the bed of Main Street, also being a corner of land of Nathan G. Schwenk; thence along land of the said Nathan G. Schwenk North eighty-nine degrees, ten minutes West, two hundred feet to an iron pin a corner, said line crossing over an iron pin said twenty feet in from the point of beginning; thence along land formally of Mathias Lang, North one degree, ten minutes East, fifty feet to an iron pin; thence South eighty-nine degrees, ten minutes East, one hundred ninety-nine and twenty-three hundredths feet to a point a corner in the bed of Main Street, said line crossing an iron pin said nineteen and twenty-five hundredths feet in from the centerline of Main Street; thence in and along said Main Street South no degrees, seventeen minutes West, fifty feet to the point in place of beginning.

TITLE TO SAID PREMISES IS VESTED IN John W. Afflerbach and Dawn M. Afflerbach, by deed from Norma J. Weidner and Willing U. Weidner, Jr., dated November 24, 1997, recorded December 5, 1997 in Book 5209, Page 413.

BY virtue of the death of John W. Afflerbach on August 7, 2013, Dawn M. Afflerbach became the sole owner of the premises as surviving tenants by the entireties.

Parcel Number: 17-00-00505-00-9.

Location of property: 105 Main Street, Red Hill, PA 18076-1401.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Dawn M. Afflerbach** at the suit of J.P. Morgan Chase Bank, National Association s/b/m Chase Home Finance, LLC s/b/m to Chase Manhattan Mortgage Corporation. Debt: \$79,054.36.

Emily M. Phelan, Attorney. I.D. #315250

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

13-27717

ALL THAT CERTAIN lot or piece of ground, with the message and improvements thereon erected, situate in **Montgomery Township**, in the County of Montgomery, and State of Pennsylvania, more particularly bounded and described in accordance with the survey made by Herbert H. Metz, Registered Engineer, Lansdale, Pennsylvania, dated May 1, 1959, designated as Section No. 2, said lot being Lot No. 31 Sunset Drive, said plan being recorded in the Montgomery County Courthouse in Plan Book A-5, Page 30, as follows, to wit:

BEGINNING at a point situate on the Northwest side line of Sunset Drive, as laid out on said plan fifty feet wide, being a corner of this and Lot No. 30 on said plan; thence extending along the Northwest side line of Sunset Drive aforesaid along the line curving to the right having a radius of two hundred fifty feet, and arc distance of one hundred twenty-five feet and one one-hundredths of a foot to a point; thence then still continuing along the Northwest side line of Sunset Drive aforesaid North seventy-two degrees, nine minutes, thirty seconds West, forty-two feet and five one hundredths of a foot to a point a corner of this and Lot No. 32; thence along the same and crossing over a twenty foot wide right-of-way reserved for drainage located along the rear of the said lot North seventeen degrees, fifty minutes, thirty seconds East, two hundred fifty feet to the Northeast side line of said twenty foot right-of-way for drainage; thence along the same South seventy-two degrees, nine minutes, thirty seconds East, forty-two feet and five one hundredths of a foot to a point a corner of this and Lot No. 30; thence continuing along the same and passing through the said twenty foot right of way for drainage South ten degrees, forty-eight minutes, thirty seconds East, two hundred fifty feet to the first mentioned point and place of beginning.

CONTAINING 26,139 square feet of land, more or less.

TITLE TO SAID PREMISES IS VESTED IN Elizabeth M. Bach by deed from Harry F. Bach and Elizabeth M. Bach, dated January 19, 1981 and recorded February 17, 1981 in Deed Book 4605, Page 90.

Parcel Number: 46-00-03634-00-1.

Location of property: 102 Sunset Drive, Lansdale, PA 19446.

The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **Elizabeth M. Bach** at the suit of OneWest Bank, N.A. Debt: \$270,961.22.

Jennifer L. Wunder, Attorney.

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

13-29581

ALL THAT CERTAIN unit in the property known, named and identified in the Declaration Plan referred to below as "Beaver Hill", located in **Jenkintown Borough**, Montgomery County, Commonwealth of Pennsylvania which has heretofore been submitted to the Provisions of the Unit Property Act of Pennsylvania, Act of July 3, 1963, P.L. 196 by the recording in the Office of the Recorder of Deeds of Montgomery County of a Declaration dated February 11, 1980 recorded February 11, 1980 in Deed Book 4500, Page 332, as amended by a First Amendment thereto dated October 28, 1980 in Deed Book 4575, Page 390, and a Second Amendment thereto dated October 28, 1980 in recorded October 30, 1980 and recorded October 30, 1980 in Deed Book 4575, Page 435, and a Third Amendment thereto dated January 19, 1981 and recorded January 20, 1981 in Deed Book 4597, Page 507, and Declaration Plan dated January 31, 1980 and recorded February 11, 1980 in Condominium Plan Book 7, Page 53 as amended by a First Amendment thereto dated January 31, 1980, revised October 21, 1980 and recorded January 16, 1981 in Condominium Plan Book 8, Page 61, and a Code of Regulations dated February 11, 1980 recorded February 11, 1980 in Deed Book 4500, Page 385, as amended by a First Amendment thereto dated October 28, 1980 recorded October 30, 1980 in Deed Book 4575, Page 429, being and designated on the Declaration Plan as Unit Number 510-S as more fully described in the Declaration Plan and Declaration, together with the proportionate undivided interest in the Common Elements (as defined in such Declaration) of .167602 percent.

TITLE TO SAID PREMISES IS VESTED IN Herbert Sobel, single man and Bernice Sobel, single woman by deed from Herbert Sobel, single man, dated January 9, 1989, recorded January 8, 1990 in Book 4934, Page 2160. Herbert Sobel departed this life on or about July 4, 2012, at which time his ownership interest automatically vested in the surviving joint tenant.

Parcel Number: 10-00-04691-42-9.

Location of property: 100 West Avenue a/k/a 100 West Avenue, Condominium 510-S, Jenkintown, PA 19046-2625.

The improvements thereon are: Condominium unit.

Seized and taken in execution as the property of **Bernice Sobel** at the suit of Wells Fargo Bank, N.A., s/b/m to Wells Fargo Home Mortgage, Inc. f/k/a Norwest Mortgage, Inc. Debt: \$19,938.64.

Jonathan Lobb, Attorney. I.D. #312174

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

13-30218

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements to be erected thereon, situate in **Upper Merion Township**, County of Montgomery and State of Pennsylvania, and described on a plan of Hughes Park Homes made by Yerkes Engineering Company, Bryn Mawr, Pennsylvania, on the 14th day of July A.D. 1955 and last revised October 23, 1963, as follows:

BEGINNING at a point on the Northwesterly side of Westfall Avenue (33 feet wide) at the distance of 98.50 feet measured South 66 degrees, 34 minutes West along same from its intersection with the Southwesterly side of Lawndale Avenue (33 feet wide); thence extending from said beginning point South 66 degrees, 34 minutes West along said side of Westfall Avenue, 120 feet to a point; thence extending North 23 degrees, 46 minutes West, 98.50 feet to a point; thence extending North 66 degrees, 34 minutes East, 120 feet to a point; thence extending South 23 degrees, 46 minutes East, 98.50 feet to the point in place of beginning.

BEING Lot No. 83 on said plan.

TITLE TO SAID PREMISES IS VESTED IN Stephen Dudas and Mabel B. Dudas, Administrator of the Estate of Stephen Dudas, Deceased Mortgagor and Real Owner by Deed from William J. Bone and Barbara Bone, dated July 15, 1975 recorded July 17, 1975 in Deed Book 4041, Page 175.

Parcel Number: 58-00-20647-00-4.

Location of property: 230 Westfall Avenue, King of Prussia, PA 19406.

The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **Stephen Dudas, Jr., Administrator of the Estate of Stephen Dudas, Deceased Mortgagor and Real Owner** at the suit of Nationstar Mortgage, LLC, d/b/a Champion Mortgage Company. Debt: \$238,484.99.

Christine L. Graham, Attorney.

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

13-30457

"A" ALL THAT CERTAIN brick dwelling (being No. 340 Dotts Street) and lot or piece of land, situate on the East side of Dotts Street, in **Pennsburg Borough**, County of Montgomery and State of Pennsylvania, bounded and described, as follows, to wit:

BEGINNING at an iron pin on the centerline of said Dotts Street at the line now or late of Tobias Freed's land; thence along said Dotts Street, South 20 degrees, East 20 feet to a point in the line now or late of George W. Trumbore's land; thence by the same through the party or partition wall North 70 degrees, East 223 feet to a point in the centerline of West side alley; thence along the same North 20 degrees, West 20 feet to an iron pipe a corner now or late of Tobias Freed's land; thence by the same South 70 degrees, West 223 feet to the point of beginning.

"B" ALSO ALL THAT CERTAIN strip of land situate on the East side of Dotts Street, in **Pennsburg Borough**, County of Montgomery and State of Pennsylvania, bounded and described, as follows, to wit:

BEGINNING in the Westerly line of Dotts Street at a point of land now or late of Howard or Beard; thence North 16 degrees, West one (1) foot to a point; thence along the land now or late of Elinora Blank, North 75 1/4 degrees, East 222 feet to a point in the centerline of West side alley; thence along the same South 14 3/4 degrees, East one (1) foot to land now or late of Howard or Beard, South 75 1/4 degrees, West 222 feet to the aforesaid point on Dotts Street, the place of beginning.

BEING the same premises which vested in Kevin N. Blunt by Deed from Bruce Schaffer and Linda Schaffer, husband-and-wife, dated October 2, 2009 and recorded October 6, 2009 in Montgomery County Deed Book 5746, Page 00349. The Tax Claim Bureau of Montgomery County (Upset Sale) by Deed dated October 25, 2012 and recorded February 8, 2013 in Montgomery County Deed Book 5863, Page 01664, granted and conveyed the premises unto Lomas Ramnarine and Yvonne Ramnarine and Mangal Ramnarine.

Parcel Number: 15-00-00076-00-8.

Location of property: 340 Dotts Street, Pennsburg, PA 18073.

The improvements thereon are: A residential dwelling, as indicated above.

Seized and taken in execution as the property of **Kevin N. Bunt (Equitable Owner) and Lomas Ramnarine, Mangal Ramnarine and Yvonne Ramnarine (Real Owners)** at the suit of U.S. Bank National Association, as Trustee for the Pennsylvania Housing Finance Agency. Debt: \$186,645.04 (total amount of judgment).

Leon P. Haller, Attorney. I.D. #15700

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

13-30996

ALL THAT CERTAIN lot or piece of ground, situate in **Upper Frederick Township**, County of Montgomery and Commonwealth of Pennsylvania bounded and described according to a subdivision plan "Perkiomen Crossing" made for Gida, Inc., by Bursich Associates, Inc., Consulting Engineers, dated October 30, 1990 last revised March 19, 1997 and recorded in Plan Book A-57, Pages 66 to 68, as follows, to wit:

BEGINNING at a point on the Northeasterly side of Hunter Lane (24 feet wide) at a corner of this and Lot No. 145 is shown on the above-mentioned plan; thence extending along the Northeasterly side of Hunter Lane, North 49 degrees, 05 minutes, 08 seconds West, 36.34 feet to a point a corner in line of open space; thence extending along the same the following (2) courses and distances, as follows, to wit: (1) North 40 degrees, 54 minutes, 52 seconds East, 110 feet to a point, a corner; (2) South 49 degrees, 05 minutes, 08 seconds East, 36.34 feet to a point a corner of Lot No. 145; thence extending along Lot No. 145 South 40 degrees, 54 minutes, 52 seconds West, 110.00 feet to a point being the first mentioned point and place of beginning.

BEING Lot No. 146 on the above-mentioned plan.

TITLE TO SAID PREMISES IS VESTED IN Carlos L. Jimenez, by deed from Donald A. Riffel and Kerry Riffel, h/w, dated August 9, 2004, recorded October 12, 2004 in Book 5528, Page 1666.

Parcel Number: 55-00-00885-46-4.

Location of property: 1207 Hunter Lane, Perkiomenville, PA 18074-9484.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Carlos L. Jimenez** at the suit of Wells Fargo Bank, N.A. Debt: \$154,819.55.

Adam H. Davis, Attorney. I.D. #203034

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

13-31286

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, situate in **Upper Providence Township**, County of Montgomery and Commonwealth of Pennsylvania, bounded and described according to a plan of Cha-Mar Acres made by Meixner, Civil Engineers and Surveyors, Collegeville, Pennsylvania dated October 6, 1971 and recorded in Plan Book B-22, Page 74, as follows, to wit:

BEGINNING at a point on the Southeasterly side of Sixth Avenue (50 feet wide) which point is measured the three following courses and distances from a point of curve on the Northeasterly side of Fifth Avenue (50 feet wide): (1) on the arc of the circle curving to the right having a radius of 25 feet the arc distance of 39.27 feet to a point of tangent; (2) North 47 degrees, 12 minutes, 30 seconds East, 274.76 feet to a point of curve; and (3) on the arc of a circle

curving to the left having a radius of 200 feet the arc distance of 88.11 feet to the point of beginning; thence extending from said point of beginning along Parcel "D" on Plan of Parkland and along the centerline of a certain 20 feet wide drainage easement South 75 degrees, 12 minutes, 50 seconds East, 263.44 feet to a point a corner of Lot #2; thence extending South 47 degrees, 34 minutes West, 126.41 feet to a point a corner of Lot #61 and said plan; thence extending along the same North 57 degrees 14 minutes, 16 seconds West, 215.33 feet to a point on the Southeasterly side of Sixth Avenue, aforesaid; thence extending along the said side of Sixth Avenue, on the arc the circle curving to the left having a radius of 200 feet the arc distance of 37.85 feet to the first mentioned point and place of beginning.

TITLE TO SAID PREMISES IS VESTED IN Denise L. Higgins and Daniel J. Higgins her husband, by deed from Denise L. Oplinger, n/k/a Denise L. Higgins and Daniel J. Higgins, her husband, dated December 19, 2002, recorded January 22, 2003 in Book 5443, Page 939.

Parcel Number: 61-00-04738-01-6.

Location of property: 680 South 6th Avenue, Royersford, PA 19468-2622.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Daniel J. Higgins and Denise L. Higgins n/k/a Denise L. Oplinger** at the suit of Santander Bank, N.A. formally known as Sovereign Bank. Debt: \$173,079.46.

Paul Cressman, Attorney. I.D. #318079

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

13-32334

ALL THAT CERTAIN lot, parcel, or piece of ground, with improvements thereon erected, situate in **Upper Providence Township**, County of Montgomery, Commonwealth of Pennsylvania, as shown on a final plan of "River Bend" made by Robert E. Blue, Consulting Engineers, P.C., dated September 8, 1989 and last revised June 16, 1994, recorded at Norristown in Plan Book A- 55, Page 26, bounded and described, as follows, to wit:

BEGINNING at a point on the Southeasterly side of Vista Drive (50 feet wide) a corner of Lot 46 on said plan; thence extending along the Southeasterly side of Vista Drive, North twenty-six (26) degrees, fifty-seven (57) minutes, twenty-two (22) seconds East, fifty (50.00) feet to a point a curvature; thence still along the same on the arc of a circle curving to the right having a radius of three hundred fifty (350.00) feet and an arc distance of one hundred thirty-four and thirty-two hundredths (134.32) feet to a point; thence extending along Lot 48 on said plan, South forty-one (41) degrees, three (3) minutes, twenty (20) seconds East, two hundred thirty-one and thirty-seven hundredths (231.37) feet to a point; thence extending along Lot 65 on said plan, South twenty-six (26) degrees, fifty-seven (57) minutes, twenty-two (22) seconds West, ninety-four and forty-two hundredths (94.42) feet to a point; thence extending along Lot 46 aforementioned, North sixty-three (63) degrees, two (2) minutes, thirty-eight (38) seconds West, two hundred forty (240.00) feet to the point in place of beginning.

BEING Lot No. 47 on said plan.

TITLE TO SAID PREMISES IS VESTED IN Althaf M. Shaik and Umai Habiba Shaik, husband-and-wife by Deed from Umai Habiba Shaik dated April 5, 2002 recorded April 15, 2002 in Deed Book 5403, Page 1189.

Parcel Number: 61-00-05311-16-3.

Location of property: 333 Vista Drive, Phoenixville, PA 19460.

The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **Althaf M. Shaik and Umai H. Shaik a/k/a Umai Habiba Shaik** at the suit of Wells Fargo Bank, N.A. Debt: \$475,976.00 plus interest to sale date.

Martha E. Von Rosenstiel, Attorney.

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

13-33043

ALL THAT CERTAIN unit in the property known and identified in the Declaration Plan referred to below as Elkins Park House, located at the Northwest corner of Old York Road and Spring Avenue, **Cheltenham Township**, Montgomery County, Pennsylvania, which has heretofore been submitted to the provisions of The Unit Property Act of Pennsylvania, Act of July 3, 1963, P.L. 196, by the recording in the Office for the Recording of Deeds at Montgomery County of a Declaration dated June 29, 1973, recorded July 2, 1973 in Deed Book 3874, Page 161; Amendment to Declaration dated October 23, 1973, recorded December 19, 1973 in Deed Book 3911, Page 123; Second Amendment to Declaration dated July 25, 1978, recorded April 30, 1979 in Deed Book 4405, Page 461; Third Amendment to Declaration dated May 1, 1980, recorded August 25, 1980 in Deed Book 4554, Page 341; Fourth Amendment to Declaration dated April 2, 1982, recorded April 28, 1982 in Deed Book 4683, Page 709; Fifth Amendment to Declaration dated August 6, 1986 and recorded in Deed Book 4809, Page 335; Declaration Plan dated February 22, 1973, recorded July 2, 1973 in Condominium Plan Book 2, Page 1, Pages 1 and 2 revised December 12, 1973, recorded December 19, 1973 in Condominium Plan Book 2, Pages 44 and 45; Page 9 revised July 25, 1978, recorded April 30, 1979 in Condominium Plan Book 6, Page 49; revised August 9, 1979, recorded August 25, 1980 in Condominium Plan Book 8, Pages 32 and 33; Code of Regulations dated June 29, 1973 recorded July 2, 1973 in Deed Book 3874, Page 190; First Amendment to Code of Regulations dated and recorded on December 19, 1973 in Deed Book 3911, Page 151; Second Amendment to Code of Regulations dated December 19, 1973, recorded January 8, 1974 Deed Book 3915, Page 4; Third Amendment to Code of Regulations dated April 2, 1982, recorded April 28, 1982

in Deed Book 4683, Page 705; Fourth Amendment to Code of Regulations dated July 1, 1986, recorded August 12, 1986 and Deed Book 4809, Page 324; Fifth Amendment to Code of Regulations dated May 12, 1987, recorded July 6, 1987 in Deed Book 4843, Page 506; Sixth Amendment to Code of Regulations dated October 5, 1987, recorded November 18, 1987 in Deed Book 4857, Page 1838 and a Seventh Amendment to Code of Regulations dated November 14, 1988, recorded February 7, 1989 in Deed Book 4902, Page 292.

TITLE TO SAID PREMISES IS VESTED IN May Slawetsky, by deed from Barbara L. Bowman, dated September 5, 2007 recorded October 5, 2007 in Book 5667, Page 1658.

Parcel Number: 31-00-30005-05-1.

Location of property: 7900 York Road, 205-A a/k/a 7900 York Road, Unit 205-A, Elkins Park, PA 19027-2321.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **May Slawetsky** at the suit of Green Tree Servicing, LLC. Debt: \$127,719.27.

Paul Cressman, Attorney. I.D. #318079

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

13-33773

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, situate in **Norristown Borough**, County of Montgomery and State of Pennsylvania, bounded and described, as follows:

BEGINNING at a point on the Northwest side of Stanbridge Street at the distance of 239 feet, 10-1/2 inches Southwesterly from the Westerly corner of Stanbridge and Oak Streets, a corner of the land of Martha A. Fox; thence along the same line piercing through the middle of the partition wall of the house on this and the house of said Fox's adjoining land Northwest 170 feet to the Southeast side of a 20 feet wide alley called Rapp Alley; thence along said side of said alley Southwesterly 20 feet to a point, a corner of this and land of John S. Jones; thence along the same parallel with the first course Southeast 170 feet to Stanbridge Street aforesaid; thence along the Northwest side there of Northeast 170 feet to the place of beginning.

TITLE TO SAID PREMISES IS VESTED IN Michele Kushner, a/k/a Michelle Kushner by Deed from Nicholas P. Ganavazos and Demetra Ganavazos, husband-and-wife, dated July 30, 2001 and recorded August 8, 2001 and Deed Book 5370, Page 1774.

Parcel Number: 13-00-35484-00-8.

Location of property: 641 Stanbridge Street, Borough of Norristown, PA 19401.

The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **Michele Kushner a/k/a Michelle Kushner** at the suit of Wells Fargo Bank, N.A. Debt: \$81,449.84.

Jennifer L. Wunder, Attorney.

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

13-33868

ALL THAT CERTAIN lot or piece of land, situate in **Franconia Township**, County of Montgomery and State of Pennsylvania, bounded and described, as follows, to wit:

BEGINNING at an iron pin in the middle of Fourth Street at a distance of 342 feet Northwest from the center of the intersection of said Fourth Street and West Broad Street being a corner of this and other land of the said Frank H. Keller; thence along the said Frank H. Keller's other land, South 60 degrees, 34 minutes West, 185 feet to an iron pin, a corner in a line of land recently conveyed to J. B. Wolf Sons; thence along the same North 29 degrees, 26 minutes West, 50 feet to an iron pin, a corner of land of Henry Bossert; thence along the same, North 60 degrees, 34 minutes East, 185 feet to an iron pin, a corner in the middle of the said Fourth Street; thence along the middle of the same, South 29 degrees, 26 minutes East, 50 feet to the place of beginning.

CONTAINING 9,250 square feet of land, more or less.

TITLE TO SAID PREMISES IS VESTED IN Kevin J. McGinley, by deed from Robert A. Melhuish, Administrator of the Estate of Agnes Rose Janke, a/k/a Agnes R. Janke, deceased, dated August 26, 2004, recorded September 9, 2004 in Book 5524, Page 2661. Kevin J. McGinley departed this life on or about August 30, 2012 and, upon information and belief, his heirs are unknown.

Parcel Number: 34-00-01708-00-4.

Location of property: 474 North 4th Street a/k/a 474 Fourth Street, Telford, PA 18969-2129.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Unknown Heirs, Successors, Assigns, and all Persons, Firms, or Associations Claiming Right, Title or Interest from or Under Kevin J. McGinley, deceased** at the suit of Citimortgage, Inc. s/b/m to ABN AMRO Mortgage Group, Inc. Debt: \$122,411.87.

Adam H. Davis, Attorney. I.D. #203034

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

13-34007

ALL THAT CERTAIN Frame Tenement and lot of Land, situate in the Village of Mont Clare, **Upper Providence Township**, County of Montgomery and State of Pennsylvania, marked by Lot No. 1 on a plot of town lots laid out by David Bower, bounded and described in accordance with the survey made by E.F. Pennypacker, in September A.D. 1871, variation of the magnetic needle given being five degrees, nine minutes West, of the true meridian, as follows:

BEGINNING at a stake in the middle of Bridge Street and in line of Gertrude M. Thompson's land, also add a corner in line of another Street laid out forty feet wide between land formally of D.W. Bowman, now or late owned by Jardine, and they hereby premises; thence along the said side of said street and twenty feet from its centerline, North forty-three degrees and forty-five minutes West, two hundred seventy-seven feet into inches to a stake in the street laid out but not opened called Second Street or Avenue; thence along the center of said Second Avenue North forty-six degrees and fifteen minutes East, forty feet to a corner of Lot No. 2; thence along said Lot No. 2, South forty-three degrees and forty-five minutes East, two hundred seventy-seven feet and two inches to a corner in the middle of said Bridge Street (the aforesaid last course passing through a wall of water on the line dividing the said hereby conveyed premises from said Weder's adjoining land, also passing through the center of the partition dividing the two adjoining frame tenements on the two said lots of land); thence along the center of said Bridge Street and along lands now or late of Gertrude M. Thompson, South forty-six degrees, fifteen minutes West, forty feet to the place of beginning.

CONTAINING eleven thousand and eighty-seven square feet of land be the same more or less.

BEING the same premises which John Sedor and Barbara Sedor, husband-and-wife, by Deed dated May 23, 2007 recorded May 24, 2007 in the Office of the Recorder of Deeds in in for Montgomery County in Deed Book 5648 Page 1745 granted and conveyed unto our Irene Pappas and Richard A. Fogg, as joint tenants with right of survivorship and not as tenants in common.

Parcel Number: 61-00-00568-00-1.

Location of property: 501 Bridge Street, Mont Clare, PA 19453 a/k/a 501 Bridge Street, Mt Clare, PA 19453.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Irene Pappas and Richard A. Fogg** at the suit of Citimortgage, Inc. Debt: \$204,731.03.

Katherine Lopez, Attorney. I.D. #311713

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

13-34211

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, situate in **Upper Merion Township**, Montgomery County, Commonwealth of Pennsylvania, and described according to a plan of property of Viking Hill made for Viking Homes, Inc., by A. W. Martin Associates, Inc. Consulting Engineers, dated June 9, 1972, and last revised August 3, 1972, said plan being recorded in the Office for the Recording of Deeds in and for Montgomery County in Plan Book A-19, Page 90, as follows, to wit:

BEGINNING at the intersection of Flint Hill Road and B Street, West, at a spike; thence along the centerline of B Street West, South 68 degrees, 15 minutes, 35 seconds West, 110.98 feet to a point; thence North 21 degrees, 44 minutes, 25 seconds West, 20.00 feet to a point, being said point of beginning of Lot #8 of Viking Homes and being on the North right of way line of B Street West; thence South 68 degrees, 15 minutes, 35 seconds West, 17.00 feet along said right-of-way line to a point; thence North 21 degrees, 44 minutes, 25 seconds West, 94.80 feet to a point in the centerline of an alley having a right of way of 20.00 feet; thence North 68 degrees, 15 minutes, 35 seconds East, 17.00 feet along aforementioned centerline of an alley to a point; thence South 21 degrees, 44 minutes, 25 seconds East, 94.80 feet to the said point of beginning of Lot #8. Being the same premises which Viking Homes, Inc. by Deed dated October 15, 1973 and recorded October 16, 1973 in Montgomery County in Deed Book 3895, Page 494 conveyed unto Roger F. Veit and Reda M. Veit, his wife, as tenants by entireties, in fee. Being the same premises which Roger F. Veit and Reda M. Veit, his wife by Deed dated March 8, 1979 and recorded June 8, 1979 in Montgomery County Deed Book 4417, Page 554 conveyed unto Rita M. Veit, in fee.

TITLE TO SAID PREMISES IS VESTED IN Toni Marie Warner-Feeko, by deed from Anthony Capone, dated August 27, 2007, recorded September 10, 2007 in Book 5663, Page 2365, rerecorded January 23, 2008 in Book 5679, Page 2085.

Parcel Number: 58-00-00865-53-5.

Location of property: 590 B Street, King of Prussia, PA 19406-2752.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Toni Marie Warner-Feeko** at the suit of Federal National Mortgage Association. Debt: \$179,950.74.

Paul Cressman, Attorney. I.D. #318079

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

13-34533

ALL THAT CERTAIN message and lot or piece of land, situate in **Norristown Borough**, in the County of Montgomery and State of Pennsylvania, bounded and described, as follows, to wit:

BEGINNING at a point on the Southeasterly side of Noble Street at the distance of two hundred and thirteen feet, nine inches Southwesterly from the South corner of Noble Street and Haws Alley; a corner of this land now or late of Chauncey Jamison and Elizabeth Jamison; thence by the same at right angles to said Noble Street the line passing through the middle of the partition wall between this and the adjoining house now or late of Chauncey Jamison and Elizabeth Jamison Southeastwardly one hundred and seventy feet to Rapp Alley; thence along the Northwesterly side of said alley Southwestwardly sixteen feet, three inches to a point a corner of this land of Elvin S. Yocum and Emma L. Yocum; thence by said plan Northwestwardly the line passing through the middle of the partition wall between this and the adjoining house of said Elvin S. Yocum and Emma L. Yocum one hundred and seventy feet to Noble Street aforesaid; and along the Southeasterly side thereof Northeastwardly sixteen feet, three inches to the place of beginning.

BEING the same premises which Tracey Jackson by Deed dated March 13, 2003 and recorded February 9, 2005 in Montgomery County in Deed Book 5543, Page 862, granted and conveyed under Tracey Jackson and Agnes E. Carter-Jackson.

Parcel Number: 13-00-27436-00-1.

Location of property: 552 Noble Street, Norristown, PA 19401.

The improvements thereon are: A single-family residential dwelling.

Seized and taken in execution as the property of **Agnes E. Carter-Jackson and Tracey Jackson** at the suit of Green Tree Servicing, LLC. Debt: \$80,556.96.

Jennifer Lynn Frechie, Attorney. I.D. #316160

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

13-34622

ALL THAT CERTAIN message and lot or piece of ground, situate in **West Norriton Township**, County of Montgomery and State of Pennsylvania, bounded and described, as follows, to wit:

BEGINNING at a point on the Southeasterly side of Liberty Avenue laid out thirty-three feet wide, seven hundred forty-four and seven one-hundredths feet Northeastly from the intersection of the Southeasterly side of Liberty Avenue with the Northeasterly side of Ridge Turnpike Road; thence along said side of Liberty Avenue, North fifty-three degrees, eleven minutes East, forty feet to a point, corner of other land of Bertha P. Finn, et al.; thence along the same, South thirty-six degrees, forty-nine minutes East, one hundred feet and nine tenths of a foot to a point, a corner of the land of E. Baldwin, et al.; thence along the same South fifty-three degrees, eleven minutes West, forty feet to a point, a corner of other land of Bertha P. Finn, et al.; thence along the same, nor thirty-six degrees, forty-nine minutes West, one hundred feet and nine tenths of a foot to the point, the place of beginning.

AND ALSO ALL THAT CERTAIN lot or piece of land, situate in **West Norriton Township**, County of Montgomery and State of Pennsylvania, bounded and described, as follows, to wit:

BEGINNING at a point in the line dividing Lots 22 and 23 on a plan of lots laid out by Hiltner and Hitchcock, Civil Engineers, dated September 1920 for William M. Rogers Estate, said point being at the distance of one hundred feet and nine tenths of a foot Southeastwardly from the Southeasterly side of Liberty Avenue. Being also a point in line of land conveyed by John T. Burns and wife, to Joseph Royle, by D dated April 1, 1929, recorded in Deed Book Number 1076, Page 306; thence extending by said Joseph Royle's Land, South thirty-six degrees, forty-nine minutes East, fifty feet to a point of land of other land of John T. Burns; thence by the same Southwestwardly parallel with the Southeasterly side of Liberty Avenue, aforesaid, forty feet, more or less, two other land of John T. Burns; thence by lands of said Burns, North thirty-six degrees, forty-nine minutes West, fifty feet, more or less, to a point in line dividing Lots 23 and 24 on the aforementioned plan; thence along the rear line of Lot 23 and said plan Northeastwardly parallel with the Southeasterly side of Liberty Avenue, aforesaid, forty feet to the place of beginning.

TITLE TO SAID PREMISES IS VESTED IN Thomas Haruch by deed from David Haruch, Marianne Airey and Thomas Haruch, dated July 24, 2004 recorded August 24, 2004 in Deed Book 5522, Page 02369.

Parcel Number: 63-00-04417-00-2.

Location of property: 50 Liberty Avenue, Norristown, PA 19403.

The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **Thomas Haruch** at the suit of J.P. Morgan Chase Bank, National Association. Debt: \$136,488.07.

Jennifer L. Wunder, Attorney.

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

13-35626

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, situate in Rowland Park, **Cheltenham Township**, County of Montgomery and State of Pennsylvania bounded and described according to a plan thereof made by William T. Muldrew, C. E. of Jenkintown, Pennsylvania, dated January 27, 1927, as follows, to wit:

BEGINNING at a point on the Southwesterly side of Boyer Road (40 feet wide) at the distance of 44.31 feet measured North 24 degrees, 45 minutes West from a point on the said Southwesterly side of Boyer Road, which said point is at the distance of 14.14 feet Northwest from the beginning point of a radial road corner from Rowland Avenue

formally Pitt Road (40 feet wide); thence extending along the Southwesterly side of Boyer Road North 24 degrees, 45 minutes West, 30 feet to a point; thence South 65 degrees, 15 minutes West, 118.23 feet to a point; thence South 51 degrees, 45 minutes East, 33.67 feet to a point; thence extending North 65 degrees, 15 minutes East, 102.94 feet to the first mentioned point and place of beginning, and known as No. 402 Boyer Road.

BEING the same premises which Mary S. Ashton, by her agent, Craig E. Ashton, by power of attorney dated March 26, 2004 by deed dated March 26, 2004 and recorded April 14, 2004 in Montgomery County in Deed Book 5503, Page 2419 conveyed unto John D. Winton and Kimberly Winton.

Parcel Number: 31-00-03055-00-1.

Location of property: 402 Boyer Road, Cheltenham, PA 19012.

The improvements thereon are: A single-family residential dwelling.

Seized and taken in execution as the property of **Kimberly Winton and John D. Winton** at the suit of Green Tree Servicing, LLC. Debt: \$206,952.94.

Jennifer Lynn Frechie, Attorney. I.D. #316160

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

13-35851

ALL THOSE TWO CERTAIN lots or pieces of land, known as Lots Numbered 541 and 542 on the revised plan of Davis Jones Estate which plan is recorded at Norristown in the Office for the Recording of Deeds in Deed Book 1127, Page 600, situate in **Lower Merion Township**, County of Montgomery and State of Pennsylvania, bounded and described, as follows, to wit:

BEGINNING at a point in the Southwesterly side of Madison Avenue (40 feet wide) which point is at the distance of 885 feet measured South 9 degrees, 37 minutes, 30 seconds East from the point of intersection of the said side of Madison with the Southeasterly side of Ashland Avenue (40 feet wide), a corner of this and Lot No. 540 on said plan; thence along the said side of Madison Avenue South 9 degrees, 37 minutes, 30 seconds East, 50 feet to a point, a corner of this and Lot No. 543 on said plan; thence extending along Lot No. 543, South 80 degrees, 22 minutes, 30 seconds West, 124 feet, 5-1/4 inches to a point; thence North 9 degrees, 39 minutes, 30 seconds West, 50 feet to a point, corner of this and Lot No. 540 on said plan; thence along Lot No. 540 North 80 degrees, 22 minutes, 30 seconds East, 124 feet 5-5/8 inches to the said Southwesterly side of said Madison Avenue, the first mentioned point and place of beginning.

BEING the same premises which Sandra S. Turner by Deed dated December 15, 1986 and recorded in Montgomery County, in Deed Book 4824, Page 2119 conveyed unto Sandra S. Turner and Frank J. Peta, in fee.

Parcel Number: 40-00-33872-00-9.

Location of property: 68 Madison Avenue, Bala Cynwyd, Lower Merion Township, Montgomery County, PA.

The improvements thereon are: See attached legal description.

Seized and taken in execution as the property of **Frank J. Peta, Jr. and Anna Marie Peta** at the suit of VIST Bank, a Tompkins Community Bank f/k/a Allegiance Bank. Debt: \$111,988.40 plus interest and costs.

Joseph L. Haines, Attorney.

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

13-36189

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, situate in **Upper Moreland Township**, County of Montgomery, State of Pennsylvania and described according to a plan of Sycamore Gardens made for Moger Construction Company, by George B. Mebus, Registered Professional Engineer, Glenside, Pennsylvania, on September 2, 1952 (said plan being recorded at Norristown in the Office for the Recording of Deeds &c., in in for the said County in Deed Book 2002, Page 601 &c.) as follows, to wit:

BEGINNING at a point on the Southeast side of Sycamore Avenue (50 feet wide) at the distance of 204.21 feet measured along the same North 42 degrees, 1 minutes, 10 seconds East from its point of intersection with the Northeast side of Vesar Lane (50 feet wide) (both lines produced). Containing in front or breadth on the said Sycamore Avenue 60 feet measured North 42 degrees, 1 minutes, 10 seconds East from the said beginning point in extending of that width in length or depth South 47 degrees, 58 minutes, 40 seconds East between parallel lines at right angles to the said Sycamore Avenue crossing in the rear thereof a certain 15 feet wide right of way for storm draining and surface watercourse 161.64 feet of a foot.

TITLE TO SAID PREMISES IS VESTED IN Sharon Brown, by deed from Tyler Clauser and Danielle Clauser, dated November 30, 2004, recorded January 12, 2005 in Book 5540, Page 365.

Parcel Number: 59-00-16801-00-6.

Location of property: 1505 Sycamore Avenue, Willow Grove, PA 19090-1021.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Sharon Brown** at the suit of J.P. Morgan Mortgage Trust 2005-A3, Mortgage Pass-Through Certificates, U.S. Bank National Association, as Trustee, Successor in Interest to Wachovia Bank, National Association, as Trustee. Debt: \$250,074.80.

Emily M. Phelan, Attorney. I.D. #315250

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

13-37066

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, situate in **Whitpain Township**, Montgomery County, Pennsylvania, bounded and described according to a site plan made for Whitpain Hills, Homeowners Association, dated June 5, 1976 and recorded in Plan Book A-27, Page 42, as follows, to wit:

BEING Building Number 15, East Side Drive.

BEING Unit Number 13, East Side Drive.

TOGETHER with the free in common use, right, liberty and privilege of a certain 86 feet wide right-of-way extending in a Southwesterly direction from a point on the title line in the bed of Pennsylvania Route 73, known as "Skippack Pike" said centerline of said right-of-way is measured the two following courses and distances from a point a corner of lands now or late of David M. Law: (1) along the title line in the bed of Skippack Pike, North 49 degrees, 50 minutes West, a distance of 353.45 feet to a point; and (2) North 48 degrees, 52 minutes West, 112.50 feet to the point of beginning; thence extending along the centerline of said 86 feet wide right-of-way and through the property now or late of Thomas Meehan Estate, South 46 degrees, 47 minutes, 56 seconds West, 730.04 feet to a point.

SUBJECT to the proportionate part of the expense of maintaining said 86 feet wide right-of-way.

TITLE TO SAID PREMISES IS VESTED IN Jason Matthew Cowan by deed from Pamela R. Clifton dated March 25, 2010 and recorded March 30, 2010 in Deed Book 5762, Page 1213.

Parcel Number: 66-00-06408-50-1.

Location of property: 1513 Whitpain Hills, Blue Bell, PA 19422-1361.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Jason Matthew Cowan** at the suit of Ocwen Loan Servicing, LLC.
Debt: \$166,995.70.

Jonathan Lobb, Attorney. I.D. #312174

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

14-00378

ALL THAT CERTAIN frame message or tenement and 2 tracks of land in **West Pottsgrove Township**, Montgomery County, Pennsylvania, bounded and described, as follows, to wit:

Tract No. 1 - Beginning at a point in the middle of a public road now known as Berks Street leading to Pottstown, 90 feet Westerly from lot now or late of Irwin W. Wentzel; thence along land now or late of William Harp, South 30 degrees, West 170 feet to a stake a corner at a proposed alley; thence by said proposed alley and South 54 degrees, and a half degrees East, 30 feet to a stake a corner of this and lands now or late of William Harp; thence along said land of William Harp, North 38 degrees, East 170 feet to the middle of said Berks Street; thence along the middle of said street North 54 1/2 degrees West, 30 feet to the place of beginning.

Tract No. 2 - Beginning at a point in the middle of the public road leading from the Perkiomen and Reading Turnpike to the Manatawny Creek, said public road now known as Berks Street, a corner of this and land now or late of John Dengler; thence by the same South 38 degrees, West 170 feet to a stake a 12 feet wide alley; by said private alley North 54 1/2 degrees West to a stake a corner of this and other land of the said Martha L. Harp; thence along the same North 38 degrees, East 170 feet to the middle of the public road (Berks Street) aforesaid; thence in the same South 54 1/2 degrees, 30 feet to the place of beginning.

BEING the same premises which Raymond J. Collins and Jodi J. Widdicombe, by Indenture dated August 29, 2000 and recorded September 12, 2000 and the Office of the Recorder of Deeds in in for the County of Montgomery in Deed Book 5331, Page 159, granted and conveyed unto Johnny R. S. Wilson.

TITLE TO SAID PREMISES IS VESTED IN Johnny R. S. Wilson by Deed from Raymond J. Collins and Jodi J. Widdicombe, dated August 29, 2000, recorded September 12, 2000 in Book 5331, Page 159.

Parcel Number: 64-00-00406-00-7.

Location of property: 117 Berks Street, Stowe, PA 19464-6281.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Johnny R. S. Wilson** at the suit of Green Tree Servicing, LLC.
Debt: \$36,466.29.

Adam H. Davis, Attorney. I.D. #203034

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

14-00626

ALL THAT CERTAIN message and tract of land together with the dwelling now thereon erected, known as 33 Green Street, situate in **Souderton Borough**, Montgomery County, Pennsylvania bounded and described, as follows, to wit:

BEGINNING at an iron pin for a corner in line of now or late William D. Detweiler's Land and in line of a public road known as Green Street along said road, South 50 degrees, West 50 feet, nine inches to an iron pin, a corner in line of now or late Joseph Frederick's land; thence by the same North 40 degrees, West 140 feet to an iron pin four corner; thence by land now or late of John D. Moyer North 50 degrees, East 50 feet, 9 inches to an iron pin for corner line of William D. Detweiler's Land; thence extending along the same South 40 degrees, East 140 feet to the place of beginning.

CONTAINING 7,105 square feet of land, more or less.

BEING the same premises which Michael T. Gallo and Caitlin M. Weinberger, n/b/m Caitlin M. Gallo, husband-and-wife, by deed dated January 23, 2009 and recorded March 12, 2009 in the Office of the Recorder of Deeds of Montgomery County at Deed Book 5724, Page 00662, granted and conveyed unto Michael T. Gallo and Caitlin M. Gallo, husband and wife.

Parcel Number: 21-00-03516-00-9.

Location of property: 33 Green Street, Souderton, PA 18964.

The improvements thereon are: A single-family residential dwelling.

Seized and taken in execution as the property of **Caitlin M. Gallo and Michael T. Gallo** at the suit of PNC Bank, National Association, Successor by Merger to National City Mortgage, a Division of National City Bank. Debt: \$200,857.68.

Jennifer Lynn Frechie, Attorney. I.D. #316160

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

14-01133

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, situate in **Marlborough Township**, County of Montgomery and Commonwealth of Pennsylvania, bounded and described according to a plan of subdivision made for Lawrence J. Conway made by Urwiler & Walter, Inc., Registered Professional Engineer dated November 1, 1977, as follows, to wit:

BEGINNING at a point in the bed of original centerline of Campbell Road (33 feet wide) (to be widened at a future date) said point being a corner of Lot #2 on the aforesaid (at the future day) said point being a corner of Lot #2 on the aforesaid plan, also said point being measured South 43 degrees, 30 minutes, 41 seconds West, 290.03 feet from the original centerline of Hendricks Road (33 feet wide) (to be widened an additional 30 feet at a future date); thence extending from said point of beginning along the bed of the aforesaid Campbell Road North 51 degrees, 04 minutes, 41 seconds West, 471.49 feet to an iron pin said in a corner of lands now or late of Donald R. Wallace; thence extending along part of lands of Donald R. Wallace, and along lands now or late of Ralph McKelvey North 42 degrees, 51 minutes, 55 seconds East, 162.47 feet to an iron pin said a corner of Lot #1 on the aforesaid plan; thence extending along Lot #1 and along part of Lot #2 on said plan, South 57 degrees, 53 minutes, 57 seconds East, 315.03 feet to a point, still in a corner of Lot #2 on said plan; thence extending along part of Lot #2 on said plan and recrossing the aforesaid Campbell Road, South 51 degrees, 04 minutes, 41 seconds East, 163.53 feet to the first mentioned point and place of beginning.

TITLE TO SAID PREMISES IS VESTED IN Carol Ann Duncan by Deed from Carol Ann Duncan dated August 18, 2006 and recorded September 11, 2006 in Deed Book 05615, Page 2512.

Parcel Number: 45-00-00235-00-8.

Location of property: 4082 East Campbell Road, Pennsburg, PA 18073.

The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **Carol Ann Duncan** at the suit of Nationstar Mortgage, LLC. Debt: \$283,760.68.

Marc S. Weisberg, Attorney.

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

14-01190

ALL THAT CERTAIN lot or piece of land, situate in the Ninth Ward of **Pottstown Borough**, Montgomery County, Pennsylvania, bounded and described, as follows, to wit:

BEGINNING at a point of the West side of Manatawny Street, a corner of this and Lot #24 of Harry H. Wolf; thence along the west side of said Manatawny Street West 50 feet to a corner of Lot #26; thence by the same South 130 feet to a 20 foot wide alley; thence by the same east 50 feet to Lot #24 of Harry H. Wolf; thence by the same North 130 feet to Manatawny Street the place of beginning. Being Lot #25 on plan of lots of Franklin B. Davidheiser.

TOGETHER with an easement or right to use an existing laterals or pipes were sanitary sewage purposes in and through a joining real estate known as 487 North Manatawny Street, front, for the benefit of the dwelling or residential unit located hereon. The expense of maintaining the lateral or pipes shall be paid by the respective owners of the property service thereby; the expense of maintaining the laterals or pipes servicing both properties shall be shared equally by the respective owners.

ALSO TOGETHER with an easement of approximately 3 feet in width by 30 feet in depth for encroachment of side porch and flower bed on the South side of dwelling or residential unit located here on unto real estate known as 487 Manatawny Street, front.

TITLE TO SAID PREMISES IS VESTED IN Sharon L. Chrisman, by Deed from Carlos J. Caneda and Mary Louise Caneda, dated August 20, 2001, recorded September 17, 2001 in Book 5376, Page 1279.

Parcel Number: 16-00-20208-00-8.

Location of property: 489 Manatawny Street, Pottstown, PA 19464-5140.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Sharon L. Chrisman** at the suit of Santander Bank, N.A. Debt: \$63,673.93.

Emily M. Phelan, Attorney. I.D. #315250

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

14-01478

ALL THAT CERTAIN lot or piece of ground, situate in **New Hanover Township**, Montgomery County, Commonwealth of Pennsylvania, described according to a subdivision plan of Cianciulli Tract prepared for Heritage Construction Company by Stout, Tacconelli & Associates, Inc. dated June 30, 2000, last revised October 22, 2001 recorded in Plan Book A-60, Page 285, as follows, to wit:

BEGINNING at the point on the Southeasterly side of Annetto Drive and corner of Lot No. 118 which point is in the bed of a 20 feet wide storm sewer easement as shown on said plan; thence extending along said Annetto Drive and crossing aforesaid storm sewer easement, South 65 degrees, 30 minutes West, 72 feet to a point, a corner of Lot No. 116; thence extending along a line of Lot No. 116, South 24 degrees, 30 minutes East, 110 feet to a point in line of land of Lot No. 111, thence along a line of Lot 111 and partially along a line of Lot No. 110 and recrossing aforesaid storm sewer easement South 65 degrees, 30 minutes, 72 feet to a point on said easement and a corner of Lot No. 118; thence along corner of Lot No. 118 and within said easement North 24 degrees, 30 minutes, 110 feet to a point on the Southeasterly side of said Annetto Drive being the first mentioned point and place of beginning.

BEING Lot No. 117 on said plan.

TITLE TO SAID PREMISES IS VESTED IN Love Ortiz by deed from Barclays Capital Real Estate, Inc., d/b/a HomEq Servicing as attorney in fact Wells Fargo Bank, N.A. as Trustee Under the Pooling and Servicing agreement dated as of October 1, 2004 Asset Back Pass through Certificates, Series 2004-MHO by Power of Attorney, dated March 2, 2007 and recorded March 29, 2007 in Deed Book 5641 Page 303.

Parcel Number: 47-00-00001-18-5.

Location of property: 2420 Annetto Drive, Pottstown, PA 19464.

The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **Love Ortiz** at the suit of Nationstar Mortgage, LLC. Debt: \$237,090.28.

Mark S. Weisberg, Attorney.

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

14-01497

ALL THAT CERTAIN lot or piece of ground, situate in **Upper Pottsgrove Township**, County of Montgomery and Commonwealth of Pennsylvania, described according to a subdivision of Soco/Skardek Properties, made by Bursich Associates, Inc., dated January 23, 2002 last revised November 1, 2005, and recorded in Plan Book 27, Pages 412-415, bounded and described, as follows, to wit:

BEGINNING at a point on the Northeasterly side of Green View Drive (50 feet wide), said point being a corner of Lot No. 115 as shown on said plan; thence, extending from said point of beginning along the Northeasterly side of Green View Drive, North 41 degrees, 26 minutes, 13 seconds West, 24.00 feet to a point, a corner of Lot 117 as shown on said plan; thence extending along the same, North 48 degrees, 33 minutes, 47 seconds East, 115.84 feet to a point in line of Open Space "B" as shown and said plan; thence extending along the same South 34 degrees, 30 minutes, 05 seconds East, 24.18 feet to a point, a corner of Lot No. 115 as shown and said plan; thence extending along the same, South 48 degrees, 33 minutes, 47 seconds West, 112.92 feet to the first mentioned point in place of beginning.

BEING Lot No. 116 as shown on said plan.

TITLE TO SAID PREMISES IS VESTED IN Rachid J. Benssy, by deed from T.H. Properties, a PA Limited Partnership, dated April 28, 2008, recorded May 16, 2008 in Book 5692, Page 2760.

Parcel Number: 60-00-02596-43-6.

Location of property: 58 Green View Drive, Pottstown, PA 19464-7501.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Rachid J. Benssy** at the suit of Wells Fargo Bank, N.A. Debt: \$254,564.04.

Jonathan Lobb, Attorney. I.D. #312174

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

14-01529

ALL THAT CERTAIN lot or piece of ground, situate **Lower Merion Township**, County of Montgomery and State of Pennsylvania, bounded and described, as follows, to wit:

BEGINNING at a point on the Westerly side of Highland Avenue, said point of beginning being further described as being North ten degrees, nineteen minutes, thirty seconds West, one hundred twenty-six feet, three in one quarter inches measured from the intersection of the Westerly side of Highland Avenue (forty feet wide) and the Northerly side of Ashland Avenue (forty feet wide) both Township Roads; thence South seventy-nine degrees, forty minutes, thirty seconds West, one hundred and four feet three and five-eighths inches to a point in line of lands of Albert Lee; thence along said lands North eight degrees, twenty-six minutes, thirty seconds West, sixty-one and thirty-eight inches to a point of lands of Davis Jones Estate; thence North seventy-nine degrees, forty minutes, thirty seconds East, one hundred and two feet and four and three-quarter inches to a point in the Westerly side line of Highland Avenue; thence extending along same South ten degrees, nineteen minutes, thirty seconds East, sixty-one feet to the point and place of beginning.

TITLE TO SAID PREMISES IS VESTED IN Ronald J. Bongi, by deed from Ronald J. Bongi and Alexandra Nardone, h/w, dated June 27, 2006, recorded January 5, 2007 in Book 5630, Page 405.

Parcel Number: 40-00-25104-00-2.

Location of property: 14 Highland Avenue, Belmont Hills, PA 19004-1812.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Ronald J. Bongi** at the suit of Santander Bank, N.A. Debt: \$340,687.27.

Adam H. Davis, Attorney. I.D. #203034

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

14-01559

ALL THAT CERTAIN piece of land, situate in in **Upper Hanover Township**, County of Montgomery and Commonwealth of Pennsylvania, being designated and shown as Lot No. 8 on a subdivision survey, dated August 20, 1965, revised May 15, 1966, prepared by H. Roy Whittaker, Registered Civil Engineer, bounded and described, as follows, to wit:

BEGINNING at a point on the centerline of Edge View Road, said point located North thirty-two degrees, West two hundred forty feet from the intersection of the centerlines of Edgeview Road and extension of Fourth Street; thence South thirty-two degrees, East along the centerline of the said Edgeview Road one hundred twenty feet to a point a corner; thence North fifty-eight degrees, East along the property of Hugh Custer, et ux, one hundred eighty-nine and five one-hundredths feet to a point, a corner; thence North thirty-two degrees, West along lands of Clarence Holteman one hundred twenty feet to a point, a corner; thence South fifty-eight degrees West along the property line of James Galley one hundred eighty-nine and five one-hundredths feet to the first mentioned point and place of beginning.

CONTAINING twenty-two thousand six hundred and eighty square feet of land.

TITLE TO SAID PREMISES IS VESTED IN Earle R. Kramer, Jr. and Linda J. Kramer, h/w, by deed from Anthony C. Shellaway and Sandra E. Shellaway, h/w, dated July 26, 1983, recorded July 28, 1983 in Book 4713, Page 789. Parcel Number: 57-00-00412-00-8.

Location of property: 1403 Edgeview Street, East Greenville, PA 18041-1105.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Earle R. Kramer, Jr. and Linda J. Kramer a/k/a Linda Kramer** at the suit of Wells Fargo Bank, N.A. s/b/m to Wachovia Bank, N.A. Debt: \$107,825.68.

Jonathan Lobb, Attorney. I.D. #312174

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

14-02676

ALL THAT CERTAIN message and lot or piece of land, situate in **Bridgeport Borough**, County of Montgomery and state of Pennsylvania, bounded and described, as follows, viz:

BEGINNING at a point on the Northeasterly side of Rambo Street at the distance of 33 feet Southeasterly from the East corner of Rambo Street and Prospect Avenue said point being opposite to the middle of the partition wall between the house hereby conveyed and the adjoining house on the Northwest side hereof formally belonging to Amon W. Geiger, which said partition wall is to be used and maintained as a common and party wall between the said adjoining houses by the owners and occupiers thereof, their heirs and assigns, as a common and party wall forever; thence through the middle of said partition wall and by ground of George W. Moran, Northeasterly at right angles to said Rambo Street 95 feet to a corner of a 4 feet wide alley laid out to be kept open for the use of this and other lots bounding thereon; thence along the Southwesterly side of said alley Southeasterly parallel to Rambo Street 22 feet to a corner; thence by ground now or late of Saml Anguita, Southwesterly parallel to the first line 95 feet to a corner at said Rambo Street; and thence along the Northeast side thereof Northwesterly 22 feet to the place of beginning.

TOGETHER with the right of use of said partition wall and of said alley as hereinbefore set forth forever.

Parcel Number: 02-00-05112-00-7.

Location of property: 405 East Rambo Street, Bridgeport, PA 19405.

The improvements thereon are: Single-family dwelling.

Seized and taken in execution as the property of **Estate of Robert P. Steiger, deceased, and all known and unknown individuals, heirs, successors, assigns, business entities, non-profit entities, and/or charitable Entities having and/or claiming any right, title, and/or interest therein, therefrom and/or thereunder and Jennifer M. Jennings, solely as Executrix of the Estate of Robert P. Steiger, deceased** at the suit of Caliber Home Loans, Inc. f/k/a Vericrest Financial, Inc. Debt: \$88,027.22.

Craig Oppenheimer, Attorney.

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

14-02697

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, hereditaments and appurtenances, situate in **Towamencin Township**, Montgomery County Pennsylvania described according to a survey and plan made of Lot #95 on Plan of Inglewood Manner, Section #3, made by Herbert H. Metz, Registered Engineer, Lansdale, Pennsylvania, on November 9, 1956, as follows, to wit:

BEGINNING at a point on the Northerly side of Nash Avenue, which point is measured on the arc of a circle curving to the right having a radius of 350 feet the arc distance of 59.01 feet from a point, which point is measured South 75 degrees, 40 minutes West, 24.56 feet from a point, which point is measured on the arc of the circle curving to the right having a radius of 20 feet the arc distance of 31.42 feet from a point on the Westerly side of Pioneer Road (50 feet wide); thence extending from said beginning point, along the Northerly side of Nash Avenue, on the arc of a circle curving to the right having a radius of 350 feet the arc distance of 90 feet to a point; thence extending North 10 degrees, 3 minutes, 35 seconds East, 140 feet to a point; thence extending South 61 degrees, 13 minutes East, 64.01 feet to a point; thence extending South 4 degrees, 40 minutes, 25 seconds East, 111.61 feet to a point on the Northerly side of Nash Avenue, the first mention point in place of beginning.

BEING Lot #95 Inglewood Manner.

TITLE TO SAID PREMISES IS VESTED IN William R. Kirschner, Jr., by deed from Jeffrey F. Kratz, II, dated July 10, 1991, recorded July 12, 1991 in Book 4981, Page 76.

Parcel Number: 53-00-05492-00-8.

Location of property: 1031 Nash Avenue, Lansdale, PA 19446-4218.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **William R. Kirschner, Jr.** at the suit of Wells Fargo Bank, N.A. s/b/m to Wachovia Bank, N.A. Debt: \$29,227.48.

Jonathan Lobb, Attorney. I.D. #312174

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

14-02717

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, hereditaments and appurtenances, situate in **Norristown Borough**, County of Montgomery and Commonwealth of Pennsylvania, bounded and described, as follows, to wit:

BEGINNING at a point on the North corner of Chain and Elm Streets; thence extending along the Northwestern side of Chain Street, Northerly 100 feet to the Southwesterly side of an alley laid out 20 feet in width; thence extending along said side of said alley, Northwesterly 16.4 feet to a point in line of land now or late of James S. Baxter; thence extending along the same, parallel to the first line passing through the middle of the partition wall between the house erected hereon and the one on the adjoining lot now or late of James S. Baxter, Southwesterly 100 feet to the Northeasterly side of Elm Street aforesaid; thence extending along said side of said Elm Street Southeasterly 16.4 feet to the place of beginning.

BEING the same premises which M. Catherine Skindeleski by deed dated March 10, 2009 and intended to be forthwith recorded March 19, 2009 in the Office of the Recorder of Deeds in in for the County of Montgomery, Instrument #200-902-4873, conveyed unto Dawn Brown-Dawkins.

Parcel Number: 13-00-10940-00-9.

Location of property: 501 West Elm Street, Norristown, PA 19401.

The improvements thereon are: A single-family residential dwelling.

Seized and taken in execution as the property of **Dawn Brown-Dawkins** at the suit of Nationstar Mortgage, LLC. Debt: \$136,667.94.

Jennifer Lynn Frechie, Attorney. I.D. #316160

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

14-02855

ALL THAT CERTAIN lot, piece or parcel of land lying and being situated in **Hatboro Borough**, County of Montgomery and State of Pennsylvania, bounded and described by a survey made by Herbert H. Metz, Civil Engineer on July 6, 1924, as follows, to wit:

BEGINNING at a point on the West side of New Street (40 feet wide) being a corner of land formally of Hollowell; thence along said side of News Street, South three degrees, ten minutes West, fifty feet to a point, corner of other land of Milton B. Marple (whereof this was a part); thence by said one hundredths feet to a stone and South eighty-three degrees, fifteen minutes West, ninety-five and thirty-eight degrees and fifteen minutes East, forty-three and seventy-nine one hundredths feet to a stone a corner of land formally of Simon Efferts; thence by said land and land formally of Hollowell North eighty-three degrees, fifteen minutes East, one hundred thirty-nine and ten one hundredths feet to the place of beginning.

TOGETHER with the free, use, right, liberty and privilege in connecting with the said Milton B. Marple, his heirs and assigns, owners of said adjoining property, to the use of a driveway herebefore constructed by the said Milton B. Marple, leading from New Street Westwardly to the rear of said lot, having a width of 11 feet and said driveway to be maintained in good order and repair at the point expense of the owners the said adjoining property pending case the said owners cannot agree upon repair and maintenance thereof the same shall be put in repair and maintained by the owner of the servient tenement and one half cost thereof shall be recoverable from the owner of the dominant tenant as debts in line amount are at that time recoverable by law.

TITLE TO SAID PREMISES IS VESTED IN Harry G. Hight and Cheryl Anne Hight by deed from Secretary of Veterans Affairs, dated October 21, 1999 and recorded December 14, 1999 in Deed Book 5300, Page 645.

Parcel Number: 08-00-04645-00-9.

Location of property: 16 South New Street, Hatboro, PA 19040.

The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **Harry G. Hight a/k/a Harry F. Hight and Cheryl Anne Hight a/k/a Cheryl A. Hight** at the suit of Household Finance Consumer Discount Company. Debt: \$325,450.14.

Marc S. Weisberg, Attorney.

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

14-03225

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, situate in **Lower Salford Township**, Montgomery County, Pennsylvania, described according to plan a survey of property of John W. and Esther Lewellen, Jr., made by John G. Burkhardt & Associates, Lansdale, Pennsylvania, dated November 25, 1957, as follows, to wit:

BEGINNING at a spike in the title line of Mainland Road at the distance of 809.48 feet measured North 42 degrees, 30 minutes East from a spike at the intersection of said title line with the title line in Rittenhouse Road; thence continuing along the title line in Mainland Road, North 42 degrees, 30 minutes East, 150 feet to a corner of land now or late of G. Emig; thence along said land South 49 degrees, 26 minutes East, 300 feet to a point; thence along land now or late of John W. Lewellen, Jr., and Esther, his wife, South 42 degrees, 30 minutes West, 150 feet to a point; thence along land of Olin Leidy, Jr. of which this was a part North 49 degrees, 26 minutes West, 300 feet to the first mentioned point and place of beginning.

TITLE TO SAID PREMISES IS VESTED IN Charles S. Montague and Christine M. Montague, his wife, by deed from Charles S. Montague, dated March 2, 2005, recorded April 4, 2005 in Book 5548, Page 2535.

Parcel Number: 50-00-04207-00-9.

Location of property: 460 Store Road, Harleysville, PA 19438-2502.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Charles S. Montague and Christine M. Montague** at the suit of Wells Fargo Bank, N.A. Debt: \$345,511.72.

Jonathan Lobb, Attorney. I.D. #312174

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

14-03676

ALL THAT CERTAIN lot or piece of ground, situate in **Horsham Township**, County of Montgomery, and Commonwealth of Pennsylvania, described according to a Final Plan of Section I-A Sawmill Valley dated September 14, 1974 last revised March 16, 1977 and recorded in Plan Book A-29, Page 24 A&B, described, as follows, to wit:

BEGINNING at a point on the Northwestern side of Green Woods Drive (40 feet wide) said point being measured the two following courses and distances from a point of curve on the Southwesterly side of Sawyers Way (80 feet wide): (1) leaving said Sawyers Way on the arc of a circle curbing to the right having a radius of 30,000 feet the arc distance of 49.58 feet to a point on the said Northwestern side of Green Woods Drive; (2) thence along same South 71 degrees, 55 minutes, 23 seconds West, 322.33 feet to said point of beginning; thence extending from said point of beginning and along the said Northwestern side of Green Woods Drive South 71 degrees, 55 minutes, 23 seconds West, 31.33 feet to a point a corner of Lot #3; thence along same in leaving said Green Woods Drive, North 16 degrees, 04 minutes, 37 seconds East, 167.00 feet to a point on the Southeasterly side of Norristown Road; thence along same North 71 degrees, 55 minutes, 23 seconds East, 31.33 feet to a point a corner of Lot #5; thence along same leaving said Norristown Road South 18 degrees, 04 minutes, 37 seconds East, 167.00 feet to the first mentioned point and place of beginning.

BEING the same premises which Lesterle F. Smith, by deed dated August 14, 1998 and recorded September 25, 1998 in the Office of the Recorder of Deeds in in for Montgomery County in Deed Book 5241, Page 1618, granted and conveyed unto Kenneth E. Savage and Yanae I. Savage.

Parcel Number: 36-00-04814-03-7.

Location of property: 85 Green Woods Drive, Horsham, PA 19044.

The improvements thereon are: Residential real estate.

Seized and taken in execution as the property of **Kenneth E. Savage and Yanae I. Savage** at the suit of HSBC Bank USA, N.A., as Indenture Trustee for the Registered Noteholders of Renaissance Home Equity Loan Trust 2006-3, by its Servicer Ocwen Loan Servicing, LLC. Debt: \$223,341.30.

Andrew J. Marley, Attorney.

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

14-04506

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, hereditaments and appurtenances, described according to a lot plan and survey thereof, made on July 26, 1924 by William T. Muldrew, Esquire, Borough Engineer of Jenkintown and recorded at Norristown in the County of Montgomery in the State of Pennsylvania in Plan Book Number Page , as follows, to wit:

BEGINNING at a point on the Southeasterly side of Church Road (50 feet wide) at the distance of 403.56 feet Southwestwardly from the Southwesterly side of Fox Chase and Huntingdon Turnpike (54 feet wide) in **Rockledge Borough**, County of Montgomery and State of Pennsylvania; thence extending South 50 degrees, 45 minutes East, 133.65 feet to a point; thence extending South 39 degrees, 15 minutes West, 33.37 feet to a point; thence extending North 50 degrees, 45 minutes West, 135.09 feet to a point on the said Southeasterly side of Church Road; and thence extending North 41 degrees, 42 minutes, 30 seconds East along the same, 33.45 feet to the first mentioned point in place of beginning.

UNDER AND SUBJECT to restrictions of record.

TITLE TO SAID PREMISES IS VESTED IN Doris Dellinger by deed from Lua Kim dated January 28, 2010 and recorded February 3, 2010 in Deed Book 5758, Page 932.

Parcel Number: 18-00-00781-00-2.

Location of property: 7941 Church Road, Jenkintown, PA 19046-4323.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Doris Dellinger** at the suit of Ocwen Loan Servicing, LLC. Debt: \$243,242.90.

Jonathan Lobb, Attorney. I.D. #312174

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

14-04518

ALL THOSE SIX CERTAIN lots or pieces of ground, situate in **Upper Dublin Township**, County of Montgomery and state of Pennsylvania, being Lots Nos. 6, 7, 8, 37, 38 and 39 and a plan of lots called "Tyson Terrace" as recorded at Norristown in Deed Book 1027, Page 600 and bounded and described together as one lot in accordance with the survey and plan thereof made by Charles F. Mebus, Engineer, Glenside, Pennsylvania, on the 5th day of September 1940, as follows:

BEGINNING at a point on the Northwesterly side of Fitzwatertown Road (36.5 feet wide) at the distance of 436.02 feet Southwestwardly from the Southwesterly side of Tyson Lane (40 feet wide) thence extending North 47 degrees, 38 minutes, 20 seconds West, 300 feet to a point on the Southeasterly side of Bernard Avenue (40 feet wide); thence extending along the same, South 42 degrees, 21 minutes, 40 seconds West, 150 feet to a point; thence extending South 47 degrees, 38 minutes, 20 seconds East, 300 feet to a point on the aforesaid side of Fitzwatertown Road; thence extending along the same North 42 degrees, 21 minutes, 40 seconds East, 150 feet to the first mention point in place of beginning.

EXCEPTING THERE OUT AND THEREFROM:

ALL THAT CERTAIN lot or piece of ground, situate in **Upper Dublin Township**, Montgomery County, Pennsylvania bounded and described, as follows, to wit:

BEGINNING at a point on the Southeasterly side of Bernard Avenue (40 feet wide) a corner of Lot 36 on a plan of Tyson Terrace; said point being at the distance of 318.10 feet measured South 42 degrees, 21 minutes, 40 seconds West from a point of intersection which the said southeasterly side of Bernard Avenue makes with the Southerly side of Tyson Lane (40 feet wide); thence along the Southwesterly line of Lot 36 South 47 degrees, 38 minutes, 20 seconds East, 140 feet to a point; thence crossing Lots 37, 38, and 39 of which this is a part South 42 degrees, 21 minutes, 40 seconds West, 150 feet to a point in the Northeastly line of Lot 40; thence along the Northeastly line of Lot 40 North 47 degrees, 38 minutes, 20 seconds West, 140 feet to a point on the aforementioned Southeasterly side of Bernard Avenue; thence along the said Southeasterly side of Bernard Avenue, North 42 degrees, 21 minutes, 40 seconds East, 150 feet to a point, the place of beginning.

BEING part of Lots Nos. 37, 38 and 39 on plan of lots called "Tyson Terrace" recorded at Norristown in Deed Book 102, Page 600.

SUBJECT TO covenants, restrictions, easements of record and taxes for the current year.

TITLE TO SAID PREMISES IS VESTED IN James Fox and Karen Fox h/w by deed from Glenn Conradi, dated July 18, 2003, recorded August 4, 2003 in Book 5467, Page 1083.

Parcel Number: 54-00-06415-00-2.

Location of property: 1358 Fitzwatertown Road, Roslyn, PA 19001-2815.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **James J. Fox, IV a/k/a James Fox and Karen T. Fox a/k/a Karen Fox** at the suit of Wells Fargo Bank, N.A. Debt: \$148,318.94.

Jonathan Lobb, Attorney. I.D. #312174

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

14-04556

ALL THAT CERTAIN brick and frame message and lot or piece of land, No. 2 in a plan of lots, situate in **Lansdale Borough**, County of Montgomery and State of Pennsylvania, bounded and described, as follows, to wit:

BEGINNING at a point on the Southwest side of Third Street, 50 feet Southeast from the edge of Chestnut Street; thence from said beginning point, Southeast 51 feet along said Third Street; thence extending Southwest between parallel lines 180 feet to Second Street.

BOUNDED by Third Street as recently laid out on the Northeast; Lot No. 1 on the Northwest; Second Street on the Southwest; and Lot No. 3 Land of Fred E. Burner, et al. on the Southeast.

UNDER AND SUBJECT to restrictions as of record.

BEING the same premises which Diane Snyder and Richard W. Snyder by Deed dated August 8, 1984 and recorded with the Montgomery County Recorder of Deeds Office on August 14, 1984 in Deed Book 4744 Page 2464, granted and conveyed unto Stephen G. Beckman and Susan K. Aiken-Beckman.

Parcel Number: 11-00-17152-00-9.

Location of property: 108 East Third Street, Lansdale, PA 19446.

The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **Susan K. Aiken-Beckman a/k/a Susan Aiken and Stephen G. Beckman** at the suit of Citizens Bank of Pennsylvania. Debt: \$124,295.20, plus interest at \$15.98/per day and costs from April 24, 2014.

Lauren Berschler Karl, Attorney.

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

14-04557

ALL THAT CERTAIN brick and frame message and lot or piece of land, No. 2 in a plan of lots, situated in **Lansdale Borough**, County of Montgomery and State of Pennsylvania, bounded and described, as follows, to wit:

BEGINNING at a point on the Southwest side of Third Street, 50 feet Southeast from the edge of Chestnut Street; thence from said beginning point, Southeast 51 feet along said Third Street; thence extending Southwest between parallel lines 180 feet to Second Street.

BOUNDED by Third Street as recently laid out on the Northeast; Lot No. 1 on the Northwest; Second Street on the Southwest; and Lot No. 3 Land of Fred E. Burner, et al. on the Southeast.

UNDER AND SUBJECT to restrictions as of record.

BEING the same premises which Diane Snyder and Richard W. Snyder by Deed dated August 8, 1984 and recorded with the Montgomery County Recorder of Deeds Office on August 14, 1984 in Deed Book 4744 Page 2464, granted and conveyed unto Stephen G. Beckman and Susan K. Aiken-Beckman.

Parcel Number: 11-00-17152-00-9.

Location of property: 108 East Third Street, Lansdale, PA 19446.

The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **Susan K. Aiken-Beckman a/k/a Susan Aiken and Stephen G. Beckman** at the suit of Citizens Bank of Pennsylvania. Debt: \$59,208.22 plus interest at \$8.73/per day and costs from April 24, 2014.

Lauren Berschler Karl, Attorney.

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

14-04573

ALL THAT CERTAIN lot or piece of ground, hereditaments and appurtenances, situate in **Limerick Township**, County of Montgomery and State of Pennsylvania, bounded and described according to a final plan of "The Glen at Greenfields," by Komley-Horn and Associates, Inc., dated April 1993 latest revised February 28, 1989 and recorded at Norristown, Pennsylvania in Plan Book A-51, Page 175, as follows, to wit:

BEGINNING at a point on the Northeasterly side of Laura Lane (50 feet wide), a corner of Lot No. 16 on said plan; thence from said beginning point along line of Lot No. 16, North 80 degrees, 7 minutes, 6 seconds East, 200 feet to a point in line of land now or late of Spring City Industrial Park Partnership; thence along said land, South 8 degrees, 52 minutes, 54 seconds East, 100 feet to a point, corner of Lot No. 14 on said plan; thence along Lot No. 14, South 80 degrees, 7 minutes, 6 seconds West, 200 feet to a point on the Northeasterly side of Laura Lane, aforesaid; thence along said Laura Lane, North 9 degrees, 52 minutes, 54 seconds West, 100 feet to a point, a corner of Lot No. 16 on said plan, the first mentioned point and place of beginning.

BEING Lot Number 15 as shown on said plan.

UNDER AND SUBJECT to certain restrictions of record.

TITLE TO SAID PREMISES IS VESTED IN Eric R. Householder and Dawn householder by Deed from Darren F. DeVoue and Yvette V. DeVoue, husband-and-wife, dated September 28, 2000 and recorded October 5, 2000 in Deed Book 5334, Page 0877.

Parcel Number: 37-00-01448-16-2.

Location of property: 111 Laura Lane, Royersford, PA 19468.

The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **Eric R. Householder and Dawn Householder** at the suit of Beneficial Consumer Discount Company d/b/a Beneficial Mortgage Company of Pennsylvania. Debt: \$457,267.40.

Joseph I. Foley, Attorney.

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

14-04659

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, situate in **Lower Merion Township**, County of Montgomery, and State of Pennsylvania, and described according to a plan of lots in part of Blocks 18 and 19 "Overbrook Hills in Merion" made by Over and Tingley, Civil Engineers, Havertown, Pennsylvania, on March 16, 1948, as follows, to wit:

BEGINNING at a point at the intersection of the Northeastly side of Trent Road (forty-five feet wide) and the Northwestly side of City Line Avenue (eighty feet wide).

CONTAINING in front or breadth on the said Trent Road sixty-four feet in extending of that width in length or depth Northeastwardly between parallel lines at right angles to said Trent Road one hundred feet to the centerline of these certain eight feet wide, common driveway which extends Southeastwardly into City Line Avenue.

Being known as Lot No. 6 on above mentioned plan.

BEING the same premises which George Athanasiadis, Nafsika Athanasiadis and Efthimia Effie Tagkalidis by Deed dated November 6, 2009 and recorded December 3, 2009 in Montgomery County in Deed Book 5752, Page 1498 granted and conveyed unto Greta Coles.

Parcel Number: 40-00-62120-00-3.

Location of property: 1 Trent Road, Wynnewood, PA 19096.

The improvements thereon are: A single-family residential dwelling.

Seized and taken in execution as the property of **Greta Coles** at the suit of Lakeview Loan Servicing, LLC. Debt: \$403,081.27.

Salvatore Filippello, Attorney. I.D. #313897

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

14-04991

ALL THAT CERTAIN lot or piece of ground, situate in **Hatfield Borough**, County of Montgomery and Commonwealth of Pennsylvania bounded and described according to a Plan of Subdivision of Lapio-Hatfield made by Schlosser & Clauss dated April 15, 2002 in last revised October 17, 2002 and recorded in the Office of the Recorder of Deeds at Norristown, Pennsylvania in Plan Book A-61, Page 78, as follows, to wit:

BEGINNING at a point on the Northeastly side of South Girard Terrace (40.28 feet wide), said point being a corner of this and Lot No. 4; thence extending from said point in place of beginning and extending along Lot No. 4 North 48 degrees, 17 minutes, 20 inches East, 110 feet to a point in corner of lines now or late of North Penn Water Authority; thence extending along the same South 41 degrees, 42 minutes, 40 seconds East, 38.60 feet to a point a corner in line of Lot No. 6; thence extending along the same South 48 degrees, 17 minutes, 20 seconds West, 110 feet to a point a corner on the Northeastly side of South Girard Terrace; thence extending along the same North 41 degrees, 42 minutes, 40 seconds West, 38.60 feet to the point in place of beginning.

BEING Lot No. 5 as shown on said plan.

Parcel Number: 09-00-00622-04-4.

Location of property: 109 South Girard Terrace, Hatfield, PA 19440.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Rajesh R. Patel and Pragna R. Patel** at the suit of Citizens Bank of Pennsylvania. Debt: \$240,482.28.

Gregory Javardian, Attorney. I.D. #55669

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

14-05290

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, hereditaments and appurtenances, situate in **Springfield Township**, County of Montgomery and Commonwealth of Pennsylvania, described according to a certain plan of George B. Mebus, Registered Professional Engineer, Glenside, Pennsylvania, dated March 24, 1948, which plan is recorded in the Office for the Recording of Deeds &c., in and for the County of Montgomery at Norristown, in Deed Book 1905, Page 600, as follows, to wit:

BEGINNING at a point on the Northeastly side of Hunters Lane (50 feet wide) at the distance of 160 feet measured South 50 degrees, 47 minutes East from a point of tangent in the same, which point of tangent is at the distance of 23.56 feet measured on the arc of a circle curving to the left having a radius of 15 feet from a point of curve on the Southeastly side of Heather Road (50 feet wide).

CONTAINING in front or breadth on the said side of Hunters Lane 77.80 feet in extending of that width in length or depth Northeastwardly between parallel lines at right angles to the said Hunters Lane 150 feet.

BEING Lot No. 355 and said plan.

BEING the same premises which James E. Conley by Deed dated September 16, 1994 and recorded October 4, 1994 in the Office of the Recorder of Deeds in in for Montgomery County, Pennsylvania in Record Book 5093, Page 151, granted and conveyed unto Lawrence J. Clark, III, his heirs and assigns.

UNDER AND SUBJECT to conditions and restrictions as of record.

Parcel Number: 52-00-09280-00-1.

Location of property: 911 Hunters Lane, Oreland, PA 19075.

The improvements thereon are: Colonial residential dwelling.

Seized and taken in execution as the property of **Lawrence J. Clark, III** at the suit of Fulton Bank, N.A. Debt: \$55,633.31.

Keith Mooney, Attorney.

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

14-05365

ALL THAT CERTAIN unit designated as Unit Number C-301, being a unit in 1600 Church Road Condominium, situate in **Cheltenham Township**, County of Montgomery and Commonwealth of Pennsylvania, as designated in Declaration of Condominium of 1600 Church Road Condominium bearing date the 14th day of January A.D., 1982 and recorded in the Office for the Recording of Deeds, in in for the County of Montgomery at Norristown, Pennsylvania on the 19th day of January A.D., 1982 in Deed Book 4676, Page 443, etc., and plats and plans for 1600 Church Road Condominium bearing date the 14th day of January A.D., 1982 and recorded as Exhibit "B" of the Declaration of Condominium of 1600 Church Road Condominium in Deed Book 4676, Page 443.

TOGETHER with all rights, title and interest, being a 5197 percent undivided interest of, in, and to the Common Elements as set forth in the aforesaid Declaration of Condominium.

TITLE TO SAID PREMISES IS VESTED IN Kevin Danner and Michele Danner by Deed from Kevin Danner and John Winterberger, dated November 7, 2003 and recorded January 29, 2004 in Deed Book 5492 Page 2222.

Parcel Number: 31-00-06895-30-1.

Location of property: 1600 Church Road, Unit C-301, Wyncote, PA 19095.

The improvements thereon are: Condominium.

Seized and taken in execution as the property of **Kevin Danner and Michele Danner** at the suit of U.S. Bank National Association, as Trustee, for Residential Asset Securities Corporation, Home Equity Mortgage Asset-Backed Pass-Through Certificates, Series 2006-EMX5. Debt: \$56,146.90.

Carol A. DiPrinzio, Attorney.

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

14-05410

ALL THAT CERTAIN unit in the property known, named and identified as Providence View Condominium, located in **Upper Providence Township**, Montgomery County, Commonwealth of Pennsylvania, which has heretofore been submitted to the Provisions of the Uniform Condominium Act, 68 PA C.S. 3101 et seq. by the recording in the Montgomery County Department of Records of a Declaration dated November 4, 1996 and recorded on November 5, 1996 in Deed Book 5166, Page 1832, being and designated as Unit No. 38 together with a proportionate undivided interest in the common elements (as defined in such Declaration) of .125%.

TITLE TO SAID PREMISES IS VESTED IN Richard L. Yeager and Vicki Jean Yeager by Deed from Granor Price Homes at Providence View, L. P., dated November 26, 1996 and recorded November 27, 1996 in Deed Book 5168, Page 2436.

Parcel Number: 61-00-00896-11-4.

Location of property: 238 Cobblestone Court, Collegeville, PA 19426.

The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **Richard L. Yeager and Vicki Jean Yeager** at the suit of Beneficial Consumer Discount Company d/b/a Beneficial Mortgage Company of Pennsylvania. Debt: \$153,727.49.

Christine L. Graham, Attorney.

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

14-05875

ALL THAT CERTAIN lot or piece of land, situate in **Limerick Township**, County of Montgomery and Commonwealth of Pennsylvania, bounded and described according to a preliminary subdivision plan of "The Oaks at Limerick" made by Barry Isett & Associates, P.C., dated October 25, 1988, mast revised November 16, 1988, as follows, to wit:

BEGINNING at a point on the Southerly ultimate right-of-way line of Gerloff Road (25 feet from the centerline thereof), a corner of Lot No. 2 on said plan, which point is measured along the said Southerly and Southeasterly side of Gerloff Road the 3 following courses and distances from a point of land of Walter K. F. Aldinger and Emma Aldinger, as shown on said plan: (1) South 49 degrees, 41 minutes, 1 seconds West, 42.80 feet; (2) along the arc of a circle curving to the right, having a radius of 354.91 feet, the arc distance of 146.04 feet; (3) along the arc of a circle curving to the right having a radius of 750.97 feet, the arc distance of 227.29 feet; thence from said point of beginning, extending along said Lot No. 2, and partly through the bed of a Mobile Pipeline and Open Space Easement, (50 feet wide), South 0 degrees, 36 minutes, 6 seconds West, 321.49 feet to an iron pin (found) a corner of lands of Charles I. Dahms and Caroline B. Dahms, as shown on said plan; thence extending along the same, South 40 degrees, 56 minutes, 29 seconds West, crossing the Westerly side of said easement, 297.51 feet to an iron pin found, a corner of lands of Francis R. Hartmaier and Elizabeth E. Hartmaier, shown and said plan; thence extending along the same the 3 following courses and distances:

(1) North 51 degrees, 10 minutes, 41 seconds West, 215.95 feet to an iron pin (found), a corner; (2) North 39 degrees, 47 minutes, 30 seconds East, 382.44 feet to an iron pin (found), a corner, North 47 degrees, 53 minutes, 29 seconds West, 209.02 feet to a point on the Southerly ultimate right-of-way line of Gerloff Road, aforesaid; thence extending along the same, the 3 following courses and distances: (1) South 87 degrees, 54 minutes, 58 seconds East, 8.92 feet; (2) along the arc of a circle curbing to the left, having a radius of 1581.38 feet, the arc distance of 169.29 feet crossing the Westerly side of said easement; (3) along the arc of a circle curving to the left, having a radius of 750.97 feet the arc distance of 99.82 feet crossing the Easterly side of easement to the first mention point in place of beginning.

BEING Lot No. 3 on said plan.

CONTAINING 111,725 square feet or 2.565 acres of land more or less.

BEING the same premises which Dennis Hunsicker and Christina M. Hunsicker, husband-and-wife, by Indenture bearing date May 24, 1995 and recorded May 30, 1995 in the Office of the Recorder of Deeds, in and for the County of Montgomery in Deed Book 5113, Page 1445 etc., granted and conveyed unto Dennis Hunsicker, in fee.

BEING the same property conveyed by virtue of a Deed from Dennis Hunsicker, dated October 8, 2004 and recorded November 12, 2004 in the Office of the Recorder of Deeds for the County of Montgomery, in Book 5532, at Page 1390.

Parcel Number: 37-00-00919-20-5.

Location of property: 544 Gerloff Road, Schwenksville, Limerick Township, Montgomery County, PA 19473.

The improvements thereon are: A single family, residential dwelling.

Seized and taken in execution as the property of **Herbert Scott Hoffman and Susan Wesolowski** at the suit of First Niagara Bank, N.A. Debt: \$204,307.69.

Jeffrey G. Trauger, Attorney.

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

14-06183

ALL THAT CERTAIN message and lot or piece of land, situate in **East Norriton Township**, County of Montgomery and State of Pennsylvania, and being a part of No. 49 on a plan of Washington Square Gardens made by James Cresson, C.E., on April 27, 1925 on said plan and recorded in the Office for the Recording of Deeds in and for Montgomery County at Norritown in Deed Book No. 895, Page 600 and more particularly bounded and described, as follows, to wit:

BEGINNING at a point a corner on the Southwest side of Washington Avenue as laid out 50 feet wide, at the distance of 324.79 feet Northwest of the Southwest side of an alley 20 feet wide, being a corner of Lot No. 48 on said plan; thence extending along the Southwest side of Said Washington Avenue, North 46 degrees, 12 minutes West, 75 feet to a point a corner of other land of said Henry G. Troxel and extending of that width between parallel lines South 43 degrees, 48 minutes West, 145 feet to other lands of the said Henry G. Troxel, bounded on the Northeast by Washington Avenue, on the Southeast by Lot No. 48 on the Southwest by Lots Nos. 38 and 37 on the Northwest by other lands of the said Henry G. Troxel, being a part of said Lot No. 49.

TITLE TO SAID PREMISES IS VESTED IN Ronald Falco and Linda Falco by Deed from David Fowlkes, Jr. dated April 6, 2006 and recorded April 17, 2006 in Deed Book 5597, Page 1302.

Parcel Number: 33-00-10303-00-5.

Location of property: 10 Washington Avenue, Norritown, PA 19401.

The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **Ronald Falco and Linda Falco** at the suit of Wells Fargo Bank, N.A. as Trustee, for Carrington Mortgage Loan Trust, Series 2006-NC2 Asset-Backed Pass-Through Certificates. Debt: \$400,426.38.

Jennifer L. Wunder, Attorney.

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

14-06196

ALL THAT CERTAIN lot or piece of land with the buildings and improvements to be erected thereon, situate in **Limerick Township**, County of Montgomery and Commonwealth of Pennsylvania, bounded and described according to a master subdivision plan entitled "Bradford Woods" (Phase I-A, Phase I-B and Master Lot only), drawn by Richard C. Mast Associates, P.C., Consulting Engineers, Lederach, Pennsylvania, Project No. 1041, dated March 9, 1998, last revised June 1, 1999 and recorded in Plan Book A-58, Pages 337, 340, as follows, to wit:

BEGINNING at a point on the Southwesterly side of Tanglewood Drive, said point of beginning as being at a point a corner of Lot No. 6 as shown and said plan; thence extending from said point of beginning and extending along the line of said Lot No. 6, South 43 degrees, 09 minutes, 02 seconds West, 150.13 feet to a point in line of open space area as shown on said plan; thence extending along the line of said open space area, North 45 degrees, 33 minutes, 08 seconds West, 102.72 feet to a point a corner of Lot No. 8 as shown on said plan; thence extending along the line of said Lot No. 8, North 44 degrees, 26 minutes, 52 seconds East, 150.00 feet to a point on the Southwesterly side of Tanglewood Drive, aforesaid; thence extending along the said Southwesterly side of Tanglewood Drive the two following courses and distances, viz: (1) South 45 degrees, 33 minutes, 08 seconds East, 90.83 feet to a point of curve; and (2) measuring in a Southeasterly direction along the arc of a circle curving to the left having a radius of 375.00 feet the arc distance of 8.49 feet to a point a corner of Lot No. 6, aforesaid, being the first mentioned point and place of beginning.

BEING Lot No. 7 on said plan.

UNDER AND SUBJECT to restrictions of record.

TITLE TO SAID PREMISES IS VESTED IN Thu M. Nguyen by Deed from Phong V. Nguyen, dated August 1, 2005 and recorded February 23, 2006 in Deed Book 05592, Page 2172.

Parcel Number: 37-00-05026-17-5.

Location of property: 38 Tanglewood Drive, Schwenksville, PA 19473.

The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **Thu M. Nguyen a/k/a Thu Thiminh Nguyen-Tran** at the suit of Harleysville Savings Bank. Debt: \$251,943.90.

Christine L. Graham, Attorney.

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

14-06415

ALL THAT CERTAIN lot or piece of ground, situate in **Douglass Township**, Montgomery County, Pennsylvania, and described according to a final plan of Subdivision of Summer Hill made by Bursich Associates, Inc., dated July 27, 1998 and last revised December 5, 2000 and recorded in Montgomery County in Plan Book A-59, Pages 435 and 436, as follows, to wit:

BEGINNING at a point on the Northeasterly side of Ava Circle (50 feet wide) which point of beginning is common to this lot and Lot No. 63 as shown and said plan; thence extending from said point of beginning, along Lot No. 63, North 41 degrees, 14 minutes, 51 seconds East, crossing the Southwesterly side of a certain 20 feet wide storm sewer easement, 150.00 feet to a point in the bed of said easement, also being a corner of Lot No. 75 as shown and said plan; thence extending along the same, South 48 degrees, 45 minutes, 09 seconds East through the bed of said storm sewer easement, 150.00 feet (incorrectly listed as 100.00 feet in prior Deed) to a point of curve on the Northwesterly side of Ava Circle; thence extending along the same Southwestwardly on the arc of a circle curving to the right having a radius of 150.00 feet the arc distance of 235.62 feet to the first mentioned point and place of beginning.

BEING Lot No. 62 as shown on said plan.

TITLE TO SAID PREMISES IS VESTED IN Anthony P. Derkotch and Suzanne E. Derkotch by Deed from Michael J. Creeden and Jo Ann Creeden, dated July 20, 2005 recorded July 22, 2005 in Book 5563, Page 824.

Parcel Number: 32-00-02531-13-7.

Location of property: 65 Ava Circle, Gilbertsville, PA 19525-8885.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Suzanne Derkotch a/k/a Suzanne E. Derkotch and Anthony Derkotch a/k/a Anthony P. Derkotch** at the suit of Wells Fargo Bank, N.A. Debt: \$282,171.30.

Adam H. Davis, Attorney. I.D. #203034

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

14-06480

ALL THAT CERTAIN lot or piece of ground, situate in **East Norriton Township**, County of Montgomery and Commonwealth of Pennsylvania, bounded and described in accordance with the subdivision plan for Kimberly Knoll, Inc. prepared by Yerkes Associates, Inc., Surveyors dated March 26, 1979 the last revised June 8, 1979 and recorded in Plan Book A-37, Page 46, as follows, to wit:

BEGINNING at a point of reverse curve on the Northerly side of the cul-de-sac (50 feet radius) at the terminus of Kristin Court (50 feet wide), said point being measured the three following courses and distances from a point of curve on the Westerly side of Kimberly Drive (50 feet wide): (1) on the arc of a circle curving to the right having a radius of 15.00 feet the arc distance of 23.56 feet to a point of tangent on the Northerly side of Kristin Court; (2) measured along the same North 88 degrees, 39 minutes West, 70.78 feet to a point of curve therein; (3) on the arc of a circle curving to the right measured along the said side of Kristin Court having a radius of 45.00 feet the arc distance of 33.41 feet to the point of beginning, said point being a corner of Lot No. 20 on said plan; thence extending from said point of beginning along the Northerly and Northwesterly sides of the aforesaid cul-de-sac of Kristin Court, on the arc of the circle curving to the left having a radius of 50.00 feet the arc distance of 65.35 feet to a point, a corner of Lot No. 18 on said plan; thence extending along the same North 31 degrees, 00 minutes West, 105.81 feet to a point in line of lands now or late of Domino Sergie; thence extending along the same and along lands now or late of Anthony Longo and lands now or late of Everett Wier North 46 degrees, 21 minutes East, 165.70 feet to a point, a corner of Lot No. 21 on said plan; thence extending along the same and along Lot No. 20 on said plan South 01 degree, 21 minutes West, 211.96 feet to the first mentioned point and place of beginning.

CONTAINING in area 14,545 square feet of land, more or less.

TITLE TO SAID PREMISES IS VESTED IN Mark Mcilvaine and Laura Mcilvaine, by Deed from Margaret M. Szalejko, dated July 19, 2004 recorded August 12, 2004 in Book 5521, Page 2003.

Parcel Number: 33-00-05009-04-3.

Location of property: 3303 Kristin Court, Norristown, PA 19401-1566.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Mark Mcilvaine and Laura Mcilvaine** at the suit of Citimortgage, Inc. Debt: \$200,144.59.

Paul Cressman, Attorney. I.D. #318079

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

14-06526

ALL THAT CERTAIN brick message tenement house and lot or piece of land, situate on the North side of Queen Street, in **Pottstown Borough**, Montgomery County, Pennsylvania, bounded and described, as follows, to wit: BEGINNING at a point for a corner on the North side of Queen Street, a corner or line dividing a double buildings; thence by and through the middle of said double brick building now or late of John Hoffman Northwardly 140 feet to a 20 feet wide alley; thence Eastwardly along the same 17 feet, 6 inches to land now or late of John H. Fillman; thence Southwardly 140 feet to said Queen Street; thence Westwardly 17 feet, six inches to the place of beginning.

TITLE TO SAID PREMISES IS VESTED IN Matthew Thies and Michael Dawn Thies, his wife, by Deed from James J. Boyd and David A. Waldt, dated December 10, 2007, recorded January 4, 2008 in Book 5677, Page 2441.

Parcel Number: 16-00-23812-00-4.

Location of property: 885 Queen Street, Pottstown, PA 19464-6024.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Matthew Thies and Michael Dawn Thies** at the suit of Bank of America, N.A., as Successor by Merger to BAC Home Loans Servicing, L.P. f/k/a Countrywide Home Loans Servicing, L.P. Debt: \$137,009.01.

Jonathan Lobb, Attorney. I.D. #312174

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

14-06554

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, situate in **Plymouth Township**, Montgomery County, Pennsylvania, described according to a survey and plan made by Charles E. Shoemaker, Registered Professional Engineer, Abington, Pennsylvania, on November 11, 1953 and revised February 17, 1954, as follows, to wit:

BEGINNING at a point on the Southeast side of Church Road (fifty feet wide) which point is measured North 45 degrees, 41 minutes East, 236.18 feet from a point, which point is measured on the arc of a circle curving to the right having a radius of 475 feet the arc distance of 130.51 feet from a point, which point is measured North 29 degrees, 56 minutes, 30 seconds East, 183.69 feet from a point, which point is measured on the arc of a circle curving to the right having a radius of 30 feet the arc distance of 47.12 feet from a point on the Northeast side of Valley Road (50 feet wide).

CONTAINING in front or breadth on said Church Road 75 feet in extending of that width in length or depth Southeast between parallel lines at right angles to said Church Road, 130 feet to a point in the centerline of a 20 foot right-of-way for sanitary sewers.

BEING Lot No. 50 Church Road.

TITLE TO SAID PREMISES IS VESTED IN Christopher G. Reynolds, by Deed from Christopher G. Reynolds and Jody L. Reynolds, dated November 19, 2008, recorded December 30, 2008 in Book 5718, Page 822.

Parcel Number: 49-00-01921-00-1.

Location of property: 14 East Church Road a/k/a 14 Church Road, Plymouth Meeting, PA 19462-7138.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Christopher G. Reynolds a/k/a Christophe G. Reynolds** at the suit of Wells Fargo Bank, N.A. Debt: \$202,091.55.

Jonathan Lobb, Attorney. I.D. #312174

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

14-06579

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, situate in **Norristown Borough**, County of Montgomery, Commonwealth of Pennsylvania, bounded and described in accordance with the survey thereof made June 30, 1945 by Will D. Hiltner, as follows, to wit:

BEGINNING at a point on the Northwest side of Stanbridge Street at the distance of two hundred thirty-nine and sixty-seven hundredths feet Northeasterly from the Northeast side of James Street; thence extending North 43 degrees, West one hundred seventy feet to a point on the Southeast side of an alley twenty-one and thirty-three hundredths feet wide (incorrectly written as twenty feet wide and previous Deed); thence extending along the Southeast side of said alley North 47 degrees, East thirty-two and ninety-three hundredths feet to a point a corner; thence extending South 43 degrees, East the line for a portion of the distance passing through the middle of the partition wall dividing the house erected on these premises from the one on the adjoining premises one hundred seventy feet to a point on the Northwest side of Stanbridge Street aforesaid; thence extending along the said Northwest side of Stanbridge Street, South 47 degrees, West thirty-two and ninety-three hundredths feet to the first mentioned point and place of beginning.

TITLE TO SAID PREMISES IS VESTED IN Kristin L. Binde, by Deed from Evelyne J. Braxton, dated February 7, 2003, recorded March 12, 2003 in Book 5449, Page 1087.

Parcel Number: 13-00-35716-00-1.

Location of property: 1019 Stanbridge Street, Norristown, PA 19401-3665.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Kristen L. Valenti a/k/a Kristen L. Binde** at the suit of Wells Fargo Bank, N.A. Debt: \$140,773.79.

Jonathan Lobb, Attorney. I.D. #312174

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

14-06580

ALL THAT CERTAIN, lot or piece of ground, with the buildings and improvements thereon erected, situate in **Lower Moreland Township**, County of Montgomery and State of Pennsylvania, bounded and described according to a Final Plan, Section 2 of Justa Farms, made by Engineering and Planning Associates, Inc., Registered Professional Engineers dated April 15, 1963 last revised September 23, 1963 and recorded in Plan Book A-8, Montgomery County Records, as follows, to wit:

BEGINNING at a point on the Southwest side of Mettler Road (50 feet wide) at the distance of 20 feet measured North 62 degrees, 39 minutes, 30 seconds West from a point on the Northwest side of Marquis Lane (50 feet wide) both side line extended; thence extending from said point of beginning along said side of Mettler Road on the arc of a circle curving to the right in a Southwesterly direction having a radius of 20 feet the arc distance of 31.42 feet to a point of tangent on said Northwest side of Marquis Lane; thence extending along the same South 27 degrees, 20 minutes, 30 seconds West, 130 feet to a point in line of Lot No. 117; thence extending along the same North 62 degrees, 39 minutes, 30 seconds West, 130 feet to a point; thence extending North 27 degrees, 20 minutes, 30 seconds East, 150 feet to a point on the said side of Mettler Road; thence extending along the same South 62 degrees, 39 minutes, 30 seconds East, 110 feet to the first mentioned point and place of beginning.

TITLE TO SAID PREMISES IS VESTED IN Geri Ellen Fishman and Reide Fishman, by Deed from Leonard Kaufman and Rochelle Kaufman, dated September 28, 2000, recorded October 25, 2000 and Book 5336, Page 1240.

Parcel Number: 41-00-05524-00-6.

Location of property: 3794 Marquis Lane, Huntingdon Valley, PA 19006-2734.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Reide Fishman and Geri Ellen Fishman** at the suit of JP Morgan Chase Bank, N.A. Debt: \$68,955.46.

Emily M. Phelan, Attorney. I.D. #315250

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

14-06715

ALL THAT CERTAIN message and lot or piece of ground, together with the buildings and improvements now thereon erected, situate in **Hatfield Township**, Montgomery County, Pennsylvania, bounded and described according to a survey thereof made by Herbert H. Metz, Registered Engineer dated May 4, 1937, as follows, to wit:

BEGINNING at a point in the centerline of Orvilla Road (thirty-three feet (33 feet) wide), at the distance of seventy feet (70 feet) Northeastwardly from a corner of land conveyed to Norman Appel and Maple Appel, husband-and-wife; thence along the centerline of Orvilla Road North forty-two degrees, forty-two minutes East, seventy feet (North 42 degrees, 42 minutes East, 70 feet) to a point a corner of land conveyed to Harvey C. Brunner and Annie Brunner, husband-and-wife; thence along said land South forty-four degrees, fifty-seven minutes East, three hundred eighty-four and eighteen one-hundredths feet (South 44 degrees, 57 minutes East, 384.18 feet) to a point; thence extending South forty-two degrees, forty-two minutes West, seventy feet (South 42 degrees, 42 minutes, West 70 feet) to a corner of land conveyed to Norman Appel and Maple Appel, husband-and-wife; thence along the same North forty-four degrees, fifty-seven minutes West, three hundred eighty-four and eighteen one-hundredths feet (North 44 degrees, 57 minutes West, 384.18 feet) to the first mentioned point and place beginning.

BEING the same premises which Alice G. Dudzinski, by Deed dated December 12, 2002 recorded January 7, 2003 in Montgomery County in Deed Book 5441, Page 1343, granted and conveyed unto Chester J. Dudzinski, III and Elizabeth Dudzinski, husband-and-wife, in fee.

Parcel Number: 35-00-07810-00-3.

Location of property: 1149 West Orvilla Road, Hatfield, Hatfield Township, Montgomery County, PA 19440.

The improvements thereon are: A single-family residential dwelling.

Seized and taken in execution as the property of **Chester J. Dudzinski and Elizabeth Dudzinski** at the suit of QNB Bank, formerly known as The Quakertown National Bank. Debt: \$149,820.77.

Jeffrey G. Trauger, Attorney.

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

14-06955

ALL THAT CERTAIN tract of land, with the buildings and improvements thereon erected, situate in **Upper Hanover Township**, County of Montgomery, and State of Pennsylvania, known and designated as Lot No. 3 on a survey and plan of lots prepared by H. Roy Whittaker, Registered Civil Engineer dated September 3, 1969, and revised December 10, 1969, and January 5, 1970, bounded and described, as follows, to wit:

BEGINNING at a point in the bed of Newman Road said point located 231.2 feet Southeastwardly from the intersection of the projected centerlines of curvature of Markley Road; thence South 60 degrees East along Newman Road 200 feet to a point, a corner; thence North 30 degrees East along the Westerly boundary line of Lot No. 5 of the Newman Subdivision 294 feet to a point, a corner; thence nor 74 degrees, 35 minutes West along the lands now or late of William C. Schuma 205 feet to a point, a corner; thence South 30 degrees, West along the Easterly boundary line of Lot No. 1, of the said Newman Subdivision 245.9 feet to the first mentioned point and place of beginning.

TITLE TO SAID PREMISES IS VESTED IN Randall N. Tinsley and Angela B. Tinsley, his wife, by Deed from Randall N. Tinsley and Angela B. Tinsley, his wife, dated February 13, 1992 recorded February 24, 1992 in Book 4999, Page 1929. Angela B. Tinsley departed this life on or about August 5, 1999, at which time her ownership interest automatically vested in the surviving tenant by the entirety.

Parcel Number: 57-00-02644-22-4.

Location of property: 1406 Newman Road, Pennsburg, PA 18073-1926.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Randall N. Tinsley** at the suit of Wells Fargo Bank, N.A. Debt: \$88,002.54.

Jonathan Lobb, Attorney. I.D. #312174

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

14-07159

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, hereditaments and appurtenances, situate in **Horsham Township**, County of Montgomery and Commonwealth of Pennsylvania, bounded and described according to a plan of subdivision prepared for "Country Springs Phase III" made by Urwiler and Walter, Inc., Summerytown, PA dated December 21, 1984, last revised January 18, 1985 and recorded in the Office of the Recorder of Deeds in Plan Book A-46, Pages 136 and 173, as follows, to wit:

BEGINNING at a point in the cul-de-sac of Steeplechase Circle measured the eight following courses and distances from a point of curve on the Southeasterly side of Hunt Drive 50 feet wide: (1) on the arc of a circle curving to the right having a radius of 25 feet the arc distance of 34.70 feet to a point of tangent; (2) North 84 degrees, 32 minutes, 00 seconds East, 93.14 feet to a point of curve; (3) on the arc of a circle curving to the right having a radius of 280 feet the arc distance of 162.08 feet to a point of tangent; (4) South 61 degrees, 58 minutes, 0 seconds East, 71.21 feet to a point of curve; (5) on the arc of a circle curving to the right having a radius of 220 feet the arc distance of 147.06 feet to a point of tangent; (6) North 79 degrees, 44 minutes, 0 seconds, 11.14 feet to a point of curve; (7) on the arc of the curve curving to the right having a radius of 50 feet the arc distance of 59.77 feet to a point of reverse curve; (8) on the arc of a circle curving to the right having a radius of 50 feet the arc distance of 129.93 feet to a point; thence extending from said point in place of beginning along said cul-de-sac on the arc of a circle curving to the left having a radius of 50 feet the arc distance of 19.74 feet to a point, a corner of Lot No. 237; thence extending along said lot North 43 degrees, 48 minutes, 12 seconds East, 135.09 feet to a point, a corner of Lot No. 270; thence extending along said lot and also long Lots Nos. 271, 272 and 273, South 31 degrees, 23 minutes, 12 seconds East, 71.85 feet to a point, a corner of Lot No. 235; thence extending along said lot passing through a partition wall South 66 degrees, 25 minutes, 24 seconds West, 130.62 feet to the first mentioned point and place of beginning.

BEING Lot No. 236 on said plan.

TITLE TO SAID PREMISES IS VESTED IN Bruce Potter, by Deed from David J. Wells and Eleonora T. Pileggi, n/k/a Eleonora T. Wells, his wife, dated August 14, 2006, recorded August 26, 2006 in Book 5614, Page 707.

Parcel Number: 36-00-10717-86-6.

Location of property: 28 Steeplechase Circle, Horsham, PA 19044-1147.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Bruce Potter** at the suit of Wells Fargo Bank, N.A. Debt: \$188,485.38.

Jonathan Lobb, Attorney. I.D. #312174

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

14-07217

ALL THAT CERTAIN message and lot of land, situate in **Norristown Borough**, County of Montgomery and Commonwealth of Pennsylvania, bounded and described, as follows, to wit:

BEGINNING at a point on the South side of Wayne Avenue, at the distance of 210.95 feet East from the Southeast side of Markley Street; thence at right angles to the Wayne Avenue, in a Southerly direction, the line passing through the middle of the partition wall between this and the adjoining message, known as 124 Wayne Avenue, the distance of 83.50 feet to the Northeast side of Scott Alley (20 feet wide); thence along said side of said alley, South 60 degrees, East 20.80 feet to a point a corner of this and the adjoining message, known as 120 Wayne Avenue; thence in a Northerly direction parallel to the first line 87.90 feet, more or less, to the South side of Wayne Avenue, aforesaid; and thence along said side of Wayne Avenue, North 71 degrees, 56 minutes West, 20.38 feet to the place of beginning.

BEING the same premises which Robert Sassi by Deed dated November 19, 2001 and recorded March 7, 2002 in Montgomery County in Deed Book 5398, Page 2437 granted and conveyed unto Marya Wisniewski.

Parcel Number: 13-00-38376-00-5.

Location of property: 122 Wayne Avenue, Norristown, PA 19401.

The improvements thereon are: A single family residential dwelling.

Seized and taken in execution as the property of **Mary A. Wisniewski** at the suit of Green Tree Servicing, LLC. Debt: \$60,470.80.

Salvatore Filippello, Attorney. I.D. #313897

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

14-07363

ALL THAT CERTAIN tract or land and improvements thereon erected, situate in **Royersford Borough**, (formerly Limerick Township) Montgomery County, State of Pennsylvania:

BEGINNING at a point in the centerline of Walnut Street at a distance of 303 and 15 hundredths feet from a point at the intersection of the centerline of said Walnut Street and Ninth Avenue; thence along said centerline of Walnut Street, North 49 degrees, East 25 and 35 hundredths feet to a point; thence South 41 degrees, East 200 feet along land now or late of Emma Buckwalter to a point marked by an iron pipe; thence South 49 degrees, West 25 and 35 hundredths feet to another point marked by an iron pipe; thence North 41 degrees, West 200 feet to the place of beginning, said course passing through the centerline of the party wall of the double house erected upon these premises and the premises adjacent thereto.

BEING the same premises which John W. Grosso, married and Barbara Ann Grosso, his wife by Deed dated August 20, 1999 and recorded August 26, 1999 in the Office of the Recorder of Deed in and for Montgomery County in Deed Book 5285, Page 1095, granted and conveyed unto Maryann Grisoff.

Parcel Number: 19-00-04484-00-6.

Location of property: 934 Walnut Street, Royersford, PA 19468.

The improvements thereon are: Residential real estate.

Seized and taken in execution as the property of **Maryann Grisoff** at the suit of Deutsche Bank National Trust Company, as Trustee for Argent Securities, Inc., Asset-Backed Pass-Through Certificates, Series 2004-W10, by its Servicer Ocwen Loan Servicing, LLC. Debt: \$142,203.18.

Andrew J. Marley, Attorney.

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

14-07386

ALL THAT CERTAIN lot or piece of ground, situate in **Horsham Township**, Montgomery County, Pennsylvania, and described according to a certain plan thereof known as plan of subdivision "Oak Hill Farms" Sections 1, 2 and 3 made for Solida Corporation by Russell S. Lyman, Registered Professional Engineer, dated June 7, 1962 and last revised August 2, 1967, as follows:, to wit:

BEGINNING at a point on the Southeasterly side of Gerstley Road (50 feet wide), said point being the six following courses and distances from a point of curve on the Northeasterly side of Moonflower Road (formerly known as Mimosa Lane) (50 feet wide): (1) leaving Moonflower Road on the arc of a circle curving to the right having a radius of 20.00 feet the arc distance of 31.42 feet to a point of tangent on the Southeasterly side of Gerstley Road; (2) North 43 degrees, 00 minutes East along the Southeasterly side of Gerstley Road 85.63 feet to a point of curve; (3) Northeastwardly along the Southeasterly side of Gerstley Road on the arc of a circle curving to the left having a radius of 400.00 feet the arc distance of 115.19 feet to a point of tangent; (4) North 26 degrees, 30 minutes East still along the Southeasterly side of Gerstley Road 243.71 feet to a point of curve on the same; (5) Northeastwardly still along the Southeasterly side of Gerstley Road on the arc of a circle curving to the right having a radius of 275.00 feet the arc distance of 73.59 feet to a point of tangent; and (6) North 41 degrees, 50 minutes East still along the Southeasterly side of Gerstley Road 5.24 feet to the point of beginning.

CONTAINING in front or breadth Northeastwardly along the Southeasterly side of Gerstley Road 80.00 feet in extending of that width in length or depth Southeastwardly between parallel lines at right angles to Gerstley Road 175.00 feet.

BEING Lot Number 168, Section Number 3 is shown on the above-mentioned plan.

TITLE TO SAID PREMISES IS VESTED IN William H. Randel, an individual, by Deed from Linda M. Hell Showaker, an individual, dated July 19, 2005, recorded September 26, 2005 in Book 5572, Page 1569.

Parcel Number: 36-00-04642-00-2.

Location of property: 105 Gerstley Road, Hatboro, PA 19040-1910.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **William Henry Randel a/k/a William H. Randel** at the suit of Wells Fargo Bank, N.A. s/b/m to Wachovia Bank, N.A. Debt: \$247,913.41.

Adam H. Davis, Attorney. I.D. #203034

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

14-07433

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, hereditaments and appurtenances, situate in **Ambler Borough**, Montgomery County, Pennsylvania and described according to a plan thereof made by C. Raymond Weir, Registered Professional Engineer dated August 14, 1953, as follows, to wit:

BEGINNING at a point on the Southerly side of East Park Avenue (50 feet wide) at the distance of 281.39 feet measured on the bearing of South 86 degrees, 39 minutes East along the said side of East Park Avenue from a point of tangent in the same said point of tangent at the distance of 32.15 feet measured on the arc of a circle curving to the right having a radius of 17 feet from a point of reverse curve on the Easterly side of South Spring Garden Street (40 feet wide).

CONTAINING in front or breadth on the said side of East Park Avenue 16.13 feet in extending of that width in length or depth Southwestwardly between parallel lines at right angles to East Park Avenue crossing a certain 10 feet wide drainage easement 100 feet to the centerline of these certain 15 feet wide driveway and said driveway extending from South Spring Garden Street Southeastwardly.

BEING the same premises which Stephen P. Bogarde, by Deed dated November 12, 2004 and recorded December 27, 2004 in the Office of the Recorder of Deeds in and for Montgomery County in Deed Book 5537, Page 2355, granted and conveyed unto Robert Vetter and Theresa Chiodo, as joint tenants with the right of survivorship.

Parcel Number: 01-00-03817-00-7.

Location of property: 234 East Park Avenue, Ambler, PA 19002.

The improvements thereon are: Residential real estate.

Seized and taken in execution as the property of **Robert Vetter and Theresa Chiodo** at the suit of HSBC Bank USA, National Association, as Trustee for Ace Securities Corporation Home Equity Loan Trust, Series 2005-HE1, Asset-Backed Pass-Through Certificates. Debt: \$205,299.48.

Andrew J. Marley, Attorney.

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

14-07441

ALL THAT CERTAIN lot of land, situate in **West Norriton Township**, County of Montgomery and State of Pennsylvania, bounded and described according to a supplemental plan of West Norriton Gardens as rearranges by H. D. Herbert, Reg. July 16, 1947, as follows, to wit:

BEGINNING at the intersection of the Northwest side of Montgomery Avenue and the Southwest side of Sterigere Street; thence along the Northwest side of Montgomery Avenue, South 41 degrees, 54 minutes West, 80 feet to a point; thence North 48 degrees, 6 minutes West, 130 feet to the line of Lot No. 14; thence along Lot No. 14, North 41 degrees, 34 minutes East, 80 feet to the Southwest side of Sterigere Street, aforesaid; and thence along the said side of said street, South 45 degrees, 6 minutes East, 130 feet to the place of beginning.

BEING Lot No. 1 Block on said plan.

PREMISES B:

ALSO ALL THAT CERTAIN lot or piece of ground, situate in **West Norriton Township**, County of Montgomery and Commonwealth of Pennsylvania, described in accordance with a survey and plan made by William W. Reeder, Registered Engineer, Upper Darby, Pennsylvania, on January 20, 1950, as follows, to wit:

BEGINNING at a point on the Northwest side of Montgomery Avenue, 50 feet wide measured North 41 degrees, 54 minutes East, 194.98 feet from a corner formed by the intersection of the said side of James Street (50 feet wide) both extended; thence extending North 48 degrees, 6 minutes West, 130 feet to a point; thence extending North 41 degrees, 54 minutes East, 10 feet to a point; thence extending South 48 degrees, 6 minutes East, 130 feet to a point, in the said side of Montgomery Avenue; thence extending along the same, South 41 degrees, 54 minutes West, 10 feet to the first mentioned point and place of beginning.

BEING the Northeasternmost 10 feet of Lot No. 44.

BEING same premises which Jan G. Novia and Caroline J. Watson Novia, husband-and-wife by indenture bearing date September 30, 1994 and recorded October 4, 1994 at Norristown in the Office for the Recording of Deeds in and for the County of Montgomery in Deed Book 5093, Page 147 etc. granted and conveyed unto Lawrence F. Destefano, in fee.

BEING the same premises which Jan G. Novia and Caroline J. Watson Novia, husband-and-wife by Deed dated September 30, 1994 and recorded October 4, 1994 in Montgomery County in Deed Book 5093 Page 147 granted and conveyed unto Lawrence F. Destefano.

Parcel Numbers: 63-00-08056-00-8 and 63-00-05341-00-5.

Location of property: 1500 Sterigere Street, Norristown, PA 19403.

The improvements thereon are: A single-family residential dwelling.

Seized and taken in execution as the property of **Lawrence F. Destefano** at the suit of Green Tree Servicing, LLC. Debt: \$90,818.73.

Jennifer Lynn Frechie, Attorney. I.D. #316160

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

14-07627

ALL THAT CERTAIN unit in the property known, named and identified in the Declaration Plan referred to below as Kenrick Hills, a condominium located on Johnson Highway, **Norristown Borough**, Montgomery County, Pennsylvania, which heretofore has been submitted to the provisions of the Unit Property Act of Pennsylvania, Act of July 3, 1963, P.L. 196, by the Recording in the Office of the Recorder of Deeds for Montgomery County, Pennsylvania, of a Declaration of Kenrick Hills Condominium, dated April 17, 1974 and recorded April 17, 1974 in Deed Book 3935, Page 28; and the Declaration Plan dated March 7, 1974 and recorded April 17, 1974 in Condominium Plan Book 3, Page 1; and the Code of Regulations dated April 17, 1974 and recorded April 17, 1974 in Deed Book 3935, Page 38 being designated on said Declaration Plan as Unit No. 9, as more fully described in such Declaration Plan and Declaration, together with a proportionate undivided interest in the common elements (as defined in such Declaration) of 2.28%.

FEE SIMPLE TITLE VESTED IN Rosalee Weinman by Deed from Joseph Nicolo and Luray Nicolo, husband-and-wife, dated July 31, 1986, recorded August 2, 1986 in them Montgomery County Recorder of Deeds in Deed Book 4808, Page 228.

Parcel Number: 13-00-39782-00-3.

Location of property: 9 Zummo Way, Norristown, PA 19401.

The improvements thereon are: Residential real estate.

Seized and taken in execution as the property of **Rosalie Weinman, and the said Rosalie Weinman departed this life on August 4, 2013 leaving a Will dated May 2, 2007 to No. 2013-x3227 for whose Estate Letters of Testamentary were duly granted on August 26, 2013 unto Marsha J. Scheer; wherein said Will she did devise the above premises unto Marsha J. Scheer for life** at the suit of LoanCare, a Division of FNF Servicing, Inc., n/k/a LoanCare, LLC. Debt: \$122,255.10.

Christina C. Viola, Attorney.

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

14-07654

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, situate in **Norristown Borough**, County of Montgomery, Commonwealth of Pennsylvania, bounded and described according to a plan of property of the Mohican Realty Company, made by Donald H. Schurr, Registered Surveyor, Norristown, Pennsylvania, on April 11, 1954, as follows, to wit:

BEGINNING at a point on the Southwesterly side of Fornance Street, 66 feet wide, at the distance of 90 feet measured Southeastwardly from its intersection with the Southeasterly side of Cook Street; thence extending along the said side of Fornance Street South 49 degrees, 24 minutes East, 100.79 feet to a point in line of land now or late of Paola Raffeo; thence extending along Raffeo's land South 56 degrees, 2 minutes West, 134.86 to a point; thence extending North 49 degrees, 24 minutes West, 64.67 feet to a point; thence extending North 40 degrees, 30 minutes East, 130 feet to the first mentioned point and place of beginning.

UNDER AND SUBJECT to certain conditions and restrictions that may appear of record.

TITLE TO SAID PREMISES IS VESTED IN William Murphy and Pandora Murphy, by Deed from Joseph C. Teti, Jr. and Paul C. Teti, dated June 11, 2007, recorded July 9, 2007 in Book 5654, Page 963.

Parcel Number: 13-00-11808-00-5.

Location of property: 814 East Fornance Street, Norristown, PA 19401-2667.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Pandora Murphy a/k/a Pandora C. Murphy and William Murphy** at the suit of Wells Fargo Bank, N.A. Debt: \$172,783.70.

Adam H. Davis, Attorney. I.D. #203034

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

14-07657

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, situate in **East Norriton Township**, County of Montgomery, State of Pennsylvania, described according to a plan of lots of DeKalb Mannor for DeKalb Homes Company by Damon and Foster, Civil Engineers, Sharon Hill, Pennsylvania, on July 31, 1952, and last revised November 12, 1953 and recorded in the Office for the Recording of Deeds in and for the County of Montgomery in Deed Book 2331, Page 601, as follows, to wit:

BEGINNING at a point on the Southeast side of Springview Road (50 feet wide) measured the 2 following courses and distances from a point of tangent on the Northeast side of Lawnton Road (50 feet wide): (1) on the arc of a circle curving to the right having a radius of twenty-five feet the arc distance of forty-three feet and twenty-eight one hundredths of a foot to a point of curve on the Southeast side of Springview Road; (2) North forty-three degrees, forty-one minutes East along the Southeast side of Springview Road two hundred five feet and sixty-four one hundredths of a foot to the point in place of beginning; thence extending from the said beginning point North forty-three degrees, forty-one minutes East along the Southeast side of Springview Road sixty feet to a point; thence extending South forty-six degrees, nineteen minutes East, one hundred twenty-five feet to a point; thence extending South forty-three degrees, forty-one minutes West, sixty feet to a point; thence extending North forty-six degrees, nineteen minutes West, one hundred twenty-five feet to a point on the Southeast side of Springview Road, the point in place of beginning.

BEING Lot No. 26 on said plan.

TITLE TO SAID PREMISES IS VESTED IN Frank J. Guerin and Amy E. Robertson, by Deed from Margaret Fitchett, dated October 3, 2005, recorded October 24, 2005 in Book 5576, Page 1420.

Parcel Number: 33-00-08116-00-5.

Location of property: 2506 Springview Road, Norristown, PA 19401-1850.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Amy E. Robertson a/k/a Amy R. Guerin a/k/a Amy Robertson and Frank J. Guerin** at the suit of Bank of America, N.A. Debt: \$165,142.55.

Adam H. Davis, Attorney. I.D. #203034

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

14-07682

ALL THAT CERTAIN lot or piece of ground, situate in **Horsham Township**, County of Montgomery, Commonwealth of Pennsylvania as shown on a plan made for Annette Norcero by Charles E. Shoemaker, Inc. dated January 13, 1986 and recorded at Norristown in Plan Book A-47, Page 287, bounded and described, as follows, to wit:

BEGINNING at a point on the Northwesterly side of Columbia Avenue (50 feet wide) which point is measured South 42 degrees, 49 minutes, 00 seconds West, 91.00 feet from the point of intersection of the Northwesterly side of Columbia Avenue and the Southwesterly side of Watson Avenue (40 feet wide); thence extending along the Northwesterly side of Columbia Avenue, South 42 degrees, 49 minutes, 00 seconds West, 83.24 feet to a point; thence extending along lands now or formerly of Joseph and Eva Ritter North 47 degrees, 11 minutes, 00 seconds West, 125.00 feet to a point; thence extending along Lot No. 1 on said plan North 41 degrees, 49 minutes, 00 seconds East, 83.24 feet to a point; thence extending along lands now or formerly of Robert and Sylvia Miller South 47 degrees, 13 minutes, 00 seconds East, 125.00 feet to the point and place of beginning.

BEING Lot No. 2 on said plan.

BEING the same premises which John T. Roethke and Lisa C. Roethke, his wife, by Deed dated June 17, 1991 and recorded June 24, 1991 in Montgomery County in Deed Book 4979, Page 437 granted and conveyed unto John T. Roethke.

Parcel Number: 36-00-02383-00-2.

Location of property: 212 Columbia Avenue, Horsham, PA 19044.

The improvements thereon are: A single-family residential dwelling.

Seized and taken in execution as the property of **John T. Roethke** at the suit of Firsttrust Bank. Debt: \$56,754.54.

Jennifer Lynn Frechie, Attorney. I.D. #316160

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

14-08372

ALL THAT CERTAIN lot or piece of ground with one half of a twin dwelling erected thereon, situate on the Southeasterly side of Washington Street, in **Pottstown Borough**, County of Montgomery and State of Pennsylvania, being known as Lot No. 13 on a plan of lots laid out for Hillside Homes, Inc., by David Meixner, Registered Professional Engineer, on plan dated June 23, 1967, more fully bounded and described, as follows, to wit:

BEGINNING at a point on the Southerly side of Washington Street (45 feet wide) said point of beginning being measured the two following courses and distances from a point of curvature on the Northeasterly side of Butler Avenue: (1) along the arc of a circle curving to the right having a radius of 15 feet, the arc distance of 23.56 feet to a point of tangent on the Southeasterly side of Washington Street; and (2) North 42 degrees, 17 minutes, 30 seconds East, 112.88 feet to the first mentioned point and place of beginning; thence along said side of Washington Street, North 42 degrees, 17 minutes, 30 seconds East, 30.25 feet to a point a corner of Lot No. 14; thence extending along Lot No. 14 and passing through the party wall of the twin dwelling erected on the herein described premises and Lot No. 14 South 47 degrees, 42 minutes, 30 seconds East, 100.00 feet to a point in line of Lot No. 15; thence extending along Lot No. 15 South 42 degrees, 17 minutes, 30 seconds West, 30.25 feet to a corner of Lot No. 12; thence extending along Lot No. 12, North 47 degrees, 42 minutes, 30 seconds West, 100.00 feet to the first mentioned point and place of beginning.

BEING the same premises which James E. Miller and Sharon A. Miller, by Deed dated June 27, 2003 and recorded July 10, 2003 in Montgomery County in Deed Book 5465, Page 1826 conveyed unto Danny Sinclair, Sr.

Parcel Number: 16-00-32076-00-2.

Location of property: 470 North Washington Street, Pottstown, PA 19464.

The improvements thereon are: A single-family residential dwelling.

Seized and taken in execution as the property of **Danny Sinclair, Sr.** at the suit of J.P. Morgan Chase Bank, N.A. Debt: \$83,063.93.

Jennifer Lynn Frechie, Attorney. I.D. #316160

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

14-08685

ALL THAT CERTAIN lot or piece of land, with the buildings and improvements thereon erected, situate in the Third Ward in **Pottstown Borough**, in the County of Montgomery, in the State of Pennsylvania, and bounded and described according to a plan made by George F. Shaner, Registered Engineer of Pottstown, Pennsylvania, in July 1953 and developed by Pottsgrove Manor, Inc. and known and designated as Lot No. 195 as indicated on the plan of Pottsgrove Manor, said plan being recorded in the Office for the Recording of Deeds in and for the County of Montgomery, State of Pennsylvania, on December 8, 1953 in Plan Book A-1, Page P-1, as follows:

BEGINNING at the Northwesterly corner of Lot #123, said point being on the Southerly property line of West Walnut Street (50 feet wide) and distant along the same from a point marking the Southwesterly property line intersection as projected of Gable Avenue and the aforesaid West Walnut Street, North 63 degrees, 39 minutes West, 90.0 feet; thence along the Westerly side of Lot #123 and a portion of Lot #124, South 26 degrees, 21 minutes West, 100 feet to a corner of Lot #126; thence along the same North 63 degrees, 39 minutes West, 55.0 feet to a corner Lot #196; thence along the same North 26 degrees, 21 minutes East, 100.00 feet to a corner on the Southerly property line of West Walnut Street; thence along the same South 63 degrees, 39 minutes East, 55.0 feet to a corner place of beginning.

BEING all of Lot #195 on a plan of lots.

RESERVING therefrom and thereout unto the owners, tenants and occupiers of the adjoining premises to the West the free and unobstructed use, right, liberty and privilege of entrance and exit of a width of 5 feet into and from the Garrard erected or to be erected on the width and described premises of one or more private automobiles used exclusively for pleasure, but no commercial automobiles or other vehicles whatsoever over and along the driveway to and from the garages now or hereafter to be erected on each of said premises, in common with the owners, tenants, and occupiers of the premises herein described at all times hereafter forever or until such time hereafter as such right of user shall be abolished by the then owners of both of said premises, but not otherwise, each owner to pay one half of the proper charges, costs and expenses of keeping said driveway in good order, condition and repair and free from snow and ice in the winter season, so that such automobiles shall be able to have the use of said passageway as planned for a total width of 10 feet.

TOGETHER with the free and unobstructed use, right, liberty and privilege of entrance and exit of a width of 5 into and from the Garrard erected or to be erected on the width and described premises, of one or more private automobiles used exclusively for pleasure but no commercial automobiles or other vehicles whatsoever over and along the driveway as above mentioned and set forth in common with the owners, tenants and occupiers of the adjoining premises to the West at all times hereinafter or until such time hereafter as such right of use or shall be abolished by the then owner of said premises, but not otherwise and subject to the payment of one half of the costs, charges, and expenses of keeping driveway in good order, condition and repair and free from snow and ice in the winter season so that such automobiles shall be able to have the use of passageway as planned for a total width of 10 feet.

TITLE TO SAID PREMISES IS VESTED IN Lori McLeod, by Deed from Janet Flack, dated January 30, 2009, recorded February 3, 2009 in Book 5720, Page 02569.

Parcel Number: 16-00-31216-00-7.

Location of property: 260 West Walnut Street, Pottstown, PA 19464-6424.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Lori McLeod** at the suit of Wells Fargo Bank, N.A. Debt: \$126,426.27.

Adam H. Davis, Attorney. I.D. #203034

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

14-16739

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, situate in **Lower Providence Township**, County of Montgomery and Commonwealth of Pennsylvania, bounded and described, as follows, to wit:

BEGINNING at a point at the intersection of the title lines of Trooper Road (50.00 feet wide), also called Valley Forge Road and Van Buren Avenue (60.00 feet wide); thence extending along said title line in the bed of Van Buren Avenue, North 48 degrees West, a distance of 250.00 feet to a point; thence extending North 42 degrees East, 247.50 feet to a point; thence extending South 48 degrees, East 250.00 feet to a point in the title line in the bed of Trooper Road (Valley Forge Road); thence extending along the title line in the bed of Trooper Road (Valley Forge Road) South 42 degrees, West 247.50 feet to the first mentioned point and place of beginning.

Parcel Number: 43-00-15130-00-1.

Location of property: 945 South Trooper Road, Lower Providence, Montgomery County, PA.

The improvements thereon are: Commercial - office: one story under 15,000 square feet.

Seized and taken in execution as the property of **Trooper Road Lower Providence, LP n/k/a Rosedon Reserve, LP, Trooper Road Lower Providence GP, LLC n/k/a Rosedon Reserve GP, LLC and Bruce P. Earle** at the suit of 945 South Trooper Road LLC and Companion Life Insurance Company. Debt: \$1,086,524.81.

Walter Weir, Jr., Attorney.

Above Property to be sold by **RUSSELL J. BONO, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$4,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

To all parties in interest and claimants:

Notice is hereby given the schedules of distribution by the Sheriff on September 24, 2014 and distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days thereafter.

All properties to be sold by
Russell J. Bono, **Sheriff**

CHANGE OF NAME

IN THE COURT OF COMMON PLEAS OF
MONTGOMERY COUNTY, PENNSYLVANIA
CIVIL ACTION - LAW
NO. 2014-22203

NOTICE IS HEREBY GIVEN that the Petition of Amal Salahedin was filed in the above named Court, praying for a Decree to change her name to AMY SAUNDERS.

The Court has fixed September 24, 2014, at 9:30 AM in Courtroom "A" of the Montgomery County Courthouse, Norristown, Pennsylvania, 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 prayer of said Petition should not be granted.

IN THE COURT OF COMMON PLEAS OF
MONTGOMERY COUNTY, PENNSYLVANIA
CIVIL ACTION - LAW
NO. 2014-19918

NOTICE IS HEREBY GIVEN that on July 9, 2014, the Petition of Clara Flores a/k/a Clara Flores Tello was filed in the above named Court, praying for a Decree to change her name to CLARY LEE MATOS.

The Court has fixed September 10, 2014, at 9:30 AM in Courtroom "A" of the Montgomery County Courthouse, Norristown, Pennsylvania, 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 prayer of said Petition should not be granted.

Craig B. Bluestein, Esquire
Montgomery County Public Defenders Office
Montgomery County Courthouse, 2nd Floor
P.O. Box 311
Norristown, PA 19404-0311

IN THE COURT OF COMMON PLEAS OF
MONTGOMERY COUNTY, PENNSYLVANIA
CIVIL ACTION - LAW
NO. 2014-21099

NOTICE IS HEREBY GIVEN that on July 21, 2014, the Petition of Sarah Elise Hakes was filed in the above named Court, praying for a Decree to change the name to SHAWN EMERSON HAKES.

The Court has fixed September 17, 2014, at 9:30 AM in Courtroom "A" of the Montgomery County Courthouse, Norristown, Pennsylvania, 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 prayer of said Petition should not be granted.

CHARTER APPLICATION

Notice is hereby given that a corporation is to be or has been incorporated under the Business Corporation Law of 1988, approved December 21, 1988, P.L. 1444, No. 177, effective October 1, 1989, as amended.

Cornerstone Services Group, Inc. has been incorporated under the provisions of the Pennsylvania Business Corporation Law of 1988, approved December 21, 1988, P.L. 1444, No. 177, effective October 1, 1989, as amended.

Joseph J. Pizonka, Esquire
Pizonka, Reilley, Bello & McGrory, P.C.
144 E. DeKalb Pike, Suite 200
King of Prussia, PA 19406

G & G Cleaning and Flooring Services, Inc. has been incorporated under the provisions of the Pennsylvania Business Corporation Law of 1988, approved December 21, 1988, P.L. 1444, No. 177, effective October 1, 1989, as amended.

Magerks Horsham, Inc. has been incorporated under the provisions of the Pennsylvania Business Corporation Law of 1988, approved December 21, 1988, P.L. 1444, No. 177, effective October 1, 1989, as amended.

Michael J. Clement, Esquire
Wisler Pearlstine, LLP
Blue Bell Executive Campus, Suite 110
460 Norristown Road
Blue Bell, PA 19422

Party Dollar Avenue Inc. has been incorporated under the provisions of the Pennsylvania Business Corporation Law of 1988, approved December 21, 1988, P.L. 1444, No. 177, effective October 1, 1989, as amended.

Starpont General Agency, Inc. has been incorporated under the provisions of the Pennsylvania Business Corporation Law of 1988, approved December 21, 1988, P.L. 1444, No. 177, effective October 1, 1989, as amended.

ZK Consulting, Inc. has been incorporated under the provisions of the Pennsylvania Business Corporation Law of 1988, approved December 21, 1988, P.L. 1444, No. 177, effective October 1, 1989, as amended.
Friedman Schuman, P.C.
101 Greenwood Avenue, Fifth Floor
Jenkintown, PA 19046

CHARTER APPLICATION NONPROFIT

Notice is hereby given that Articles of Incorporation have been filed with the Department of State of the Commonwealth of Pennsylvania, at Harrisburg, PA, for the purpose of obtaining a charter of a nonprofit corporation organized under the Nonprofit Corporation Law of the Commonwealth of Pennsylvania.

The name of the corporation is: **Carillon Hill Community Association**

The purposes for which it was organized are: to manage, maintain, care for, preserve and administer a planned unit community to be known as the Carillon Hill Planned Community, located in the Borough of Sellersville, Bucks County, Pennsylvania.

Carl N. Weiner, Solicitor
Hamburg, Rubin, Mullin, Maxwell & Lupin, P.C.
375 Morris Road
P.O. Box 1479
Lansdale, PA 19446-0773

Notice is hereby given that Articles of Incorporation have been filed with the Department of State of the Commonwealth of Pennsylvania, at Harrisburg, PA, on July 17, 2014, for the purpose of obtaining a charter of a nonprofit corporation organized under the Nonprofit Corporation Law of the Commonwealth of Pennsylvania.

The name of the corporation is: **Spring Mill Station Homeowner's Association**

The purposes for which it was organized are: to maintain, manage, care for, preserve and administer a residential community known as Spring Mill Station located in Whitemarsh Township, Montgomery County, PA and to enforce covenants and restrictions and levy, collect and disburse assessments and charges in promoting the health, safety and welfare of all residents of the community.

George J. Ozorowski, Esquire, Solicitor
1250 Germantown Pike, Suite 205
Plymouth Meeting, PA 19462

Notice is hereby given that Articles of Incorporation have been filed with the Department of State of the Commonwealth of Pennsylvania, at Harrisburg, PA, on July 7, 2014, for the purpose of obtaining a charter of a nonprofit corporation organized under the Nonprofit Corporation Law of the Commonwealth of Pennsylvania.

The name of the corporation is: **The Academy Community Concerts Association, Inc.**

The purposes for which it was organized are: exclusively for educational purposes within the meaning of Section 501(c)(3) of the Internal Revenue Code of 1986, as amended, or the corresponding provisions of any future Internal Revenue Law, particularly to promote the study, sponsorship, support, production and presentation of vocal and instrumental music by and for the general public.

George F. Bihn, III, LLC
3035 Franks Road
Huntingdon Valley, PA 19006-4216

CIVIL ACTION

IN THE COURT OF COMMON PLEAS OF
MONTGOMERY COUNTY, PENNSYLVANIA
CIVIL ACTION - LAW
CIVIL DIVISION
NO. 2014-04070

**NOTICE OF ACTION
IN MORTGAGE FORECLOSURE**

NATIONSTAR MORTGAGE LLC,
Plaintiff

vs.

**DOROTHY M. FRAME, Individually and in her capacity
as Heir of BRUCE A. FRAME, Deceased,**
Defendant

**NOTICE TO: UNKNOWN HEIRS, SUCCESSORS,
ASSIGNS, AND ALL PERSONS, FIRMS,
OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR
INTEREST FROM OR UNDER BRUCE A. FRAME,
DECEASED**

You are hereby notified that on February 25, 2014, Plaintiff, NATIONSTAR MORTGAGE LLC, filed a Mortgage Foreclosure Complaint endorsed with a Notice to Defend against you in the Court of Common Pleas of MONTGOMERY County, Pennsylvania, docketed to No. 14-04070. Wherein, Plaintiff seeks to foreclose on the mortgage secured on your property located at 844 GLASGOW STREET, POTTSTOWN, PA 19464-6332, whereupon your property would be sold by the Sheriff of MONTGOMERY 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 paper 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 can not 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
Montgomery Bar Association
100 West Airy Street
Norristown, PA 19401
610-279-9660, ext. 201

IN THE COURT OF COMMON PLEAS OF
MONTGOMERY COUNTY, PENNSYLVANIA
CIVIL ACTION - LAW
NO. 2014-20206

IN THE MATTER OF PETITION FOR CHANGE OF
NAME OF MINOR SAID AN KHALIL NOVITSKI AND
KAYLA ASHLYN NOVITSKI

SERVICE BY PUBLICATION

To: James Novitski. Pursuant to an Order of Court dated August 1, 2014, permitting service by publication in this matter, take notice that a Petition for Change of Name has been filed on July 11, 2014, which requests the name change of minors, Aidan Khalil Novitski and Kayla Ashlyn Novitski, as follows:

Petitioner is Mona Khalil ("Mother"), who currently resides at 401 Westover Road, Collegeville, PA 19426. Mother is the mother of the subjects of this Petition, Aidan Khalil Novitski ("Aidan") and Kayla Ashlyn Novitski, ("Kayla") both of whom reside with Mother.

Mother and Aidan wish to change Aidan's name from Aidan Khalil Novitski to Aidan Ryan Khalil, so that Aidan shares the same last name with his Mother. Given that Aidan's middle name would be the same as his desired last name, Mother and Aidan wish to change Aidan's middle name to Ryan, a name selected by Aidan.

Mother and Kayla wish to change Kayla's name from Kayla Ashlyn Novitski to Kayla Ashlyn Khalil, so that Kayla shares the same last name with her Mother.

James Novitski ("Father") is the father of Aidan and Kayla. His last known address is 1045 Ford Street, Apt. 3, Bridgeport, PA 19405. Father, by his choice, has not seen Aidan or Kayla, and has otherwise had no contact with Aidan or Kayla, since November of 2010, just shortly after his divorce from Mother was final. Father further has not paid any child support since September, 2011, other than funds derived from an asset seizure undertaken by Domestic Relations on December of 2011.

By virtue of an Order issued by this Court, by the Honorable R. Stephen Barrett, in August of 2012, Mother was granted sole legal custody of Aidan and Kayla. A true and correct copy of that Order is attached hereto, marked Exhibit "A," and made a part hereof.

The current residence of Father is unknown. Through internet searches, and a search conducted by a professional investigator, Mother obtained five (5) possible residence addresses for Father as follows: 1045 Ford Street, Apt. 3, Bridgeport, PA 19405; 9 Tanglewood Court, Norristown, PA 19403; 2269 E High Street, Apt B, Pottstown, PA 19464; 715 Flint Hill Road, King of Prussia, PA 19406; 400 S Park Ave, Norristown, PA 19403. By correspondence sent to Father at all of the above addresses, Mother sought to obtain Father's consent to change the name of Aidan and Kayla. A true and correct copy of the correspondence from counsel for Mother to Father to each of the above addresses making the request is attached hereto as Exhibits B-1-B-5 and made a part hereof.

The above referenced correspondence to Father mailed to the Ford Street, Bridgeport and Tanglewood Court, Norristown addresses was returned as undeliverable. A Mr. James Novitski who does live at the East High Street, Pottstown contacted the office of Mother's counsel and advised that he was not the correct James Novitski. The correspondence sent to the S. Park Avenue, Norristown and Flint Hill Road, King of Prussia, has not been returned or responded to.

There are no judgments or decrees of like record against either Aidan or Kayla.

WHEREFORE, Petitioner, respectfully requests this Court for the following relief:

- a. To fix a hearing on this Petition;
- b. To direct that notice be given of this Petition and hearing by publication and that said publication serve as sufficient notice to Father; and
- c. To enter decrees changing the name of Aidan Khalil Novitski to Aidan Ryan Khalil and Kayla Ashlyn Novitski to Kayla Ashlyn Khalil.

A hearing on said Petition has been scheduled on September 3, 2014, at 9:30 a.m., before the Honorable Bernard A. Moore, Courtroom A, Montgomery County Courthouse, Norristown, Pennsylvania,

DOUGLAS I ZEIDERS, ESQUIRE
IDENTIFICATION NO. 38807
HAMBURG, RUBIN, MULLIN, MAXWELL & LUPIN
 375 MORRIS ROAD
 P.O. BOX 1479
 LANSDALE, PA 19446-0773
 (215) 661-0400

IN THE COURT OF COMMON PLEAS OF
 MONTGOMERY COUNTY, PENNSYLVANIA
 CIVIL ACTION - LAW
 CIVIL DIVISION
 NO. 2014-12146

**NOTICE OF ACTION IN
 MORTGAGE FORECLOSURE**

**JPMORGAN CHASE BANK NA, S/B/M
 CHASE HOME FINANCE LLC, S/B/M TO
 CHASE MANHATTAN MORTGAGE
 CORPORATION,**
 Plaintiff

vs.

**UNKNOWN HEIRS, SUCCESSORS, ASSIGNS,
 AND ALL PERSONS, FIRMS, OR ASSOCIATIONS
 CLAIMING RIGHT, TITLE OR INTEREST
 FROM OR UNDER RONALD V. LANE,
 DECEASED,**
 Defendant(s)

**NOTICE TO: UNKNOWN HEIRS, SUCCESSORS,
 ASSIGNS, AND ALL PERSONS, FIRMS,
 OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR
 INTEREST FROM OR UNDER RONALD V. LANE,
 DECEASED**

You are hereby notified that on May 29, 2014, Plaintiff, JPMORGAN CHASE BANK NA, S/B/M CHASE HOME FINANCE LLC, S/B/M TO CHASE MANHATTAN MORTGAGE CORPORATION, filed a Mortgage Foreclosure Complaint endorsed with a Notice to Defend against you in the Court of Common Pleas of MONTGOMERY County, Pennsylvania, docketed to No. 2014-12146. Wherein, Plaintiff seeks to foreclose on the mortgage secured on your property located at 414 DIVISION STREET, JENKINTOWN, PA 19046-3217, whereupon your property would be sold by the Sheriff of MONTGOMERY 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 paper 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 can not 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
 Montgomery Bar Association
 100 West Airy Street
 Norristown, PA 19401
 610-279-9660, ext. 201

DISSOLUTION

NOTICE IS HEREBY GIVEN, pursuant to Section 1975(b) of the Pennsylvania Business Corporation Law of 1988, 15 Pa.C.S. Section 1101, et seq., as amended, that the sole officer, director and shareholder of **George F. Bihn, III, P.C.**, a Pennsylvania Professional Corporation formed and existing for the exclusive purpose of rendering professional legal services, with an address of 3035 Franks Road, Huntingdon Valley, Pennsylvania 19006-4216, has adopted and approved a resolution that the corporation voluntarily dissolve and file Articles of Dissolution pursuant to 15 Pa. C.S. Section 1977. The corporation is now engaged in winding up and settling its affairs under the provisions of 15 Pa. C.S. Section 1975.

George F. Bihn, III, LLC
3035 Franks Road
Huntingdon Valley, PA 19006-4216

Notice is hereby given to all creditors and claimants of **Solar Atmospheres Southeast, Inc.**, a business corporation, with a registered office at 1969 Clearview Rd., Souderton, PA 18964, that the shareholders have approved a proposal that the corporation dissolve voluntarily and that the board of directors is now engaged in winding up and settling the affairs of the corporation under the provisions of Section 1975 of the Pennsylvania business Corporation Law of 1988.

ESTATE NOTICES

Notice is Hereby Given that, in the estate of the decedents set forth below, the Register of Wills has granted letters, testamentary or administration, to the persons named. All persons having claims against said estate are requested to make known the same to them or their attorneys and all persons indebted to said decedents are requested to make payment without delay, to the executors or administrators named below.

First Publication

ARBOGAST, MABEL A., dec'd.

Late of Borough of Lansdale.
Executor: ALBERT J. ARBOGAST,
200 E. 4th Street,
Lansdale, PA 19446.
ATTORNEY: MARK S. HARRIS,
KRAUT HARRIS, P.C.,
VIST Financial Building, Suite 311,
1767 Sentry Parkway West,
Blue Bell, PA 19422

BAKER, COURTNEY FREDERICK also known as COURTNEY F. BAKER, dec'd.

Late of Horsham Township.
Executrix: MELISSA V. BOND,
16 North Franklin Street, Suite 300A,
Doylestown, PA 18901.
ATTORNEY: MELISSA V. BOND,
BOND & McCULLOUGH,
16 North Franklin Street, Suite 300A,
Doylestown, PA 18901

BALLARD, CATHARINE I., dec'd.

Late of Lower Salford Township.
Executrix: PATRICIA B. HAINES,
1825 Flintlock Circle,
Lansdale, PA 19446.

BLOCK, RITA G., dec'd.

Late of Lower Gwynedd Township.
Executor: GEORGE T. BLOCK,
c/o Michael J. Maransky, Esquire,
10 Sentry Parkway, Suite 200,
P.O. Box 3001,
Blue Bell, PA 19422-3001.
ATTORNEY: MICHAEL J. MARANSKY,
FOX ROTHSCHILD LLP,
10 Sentry Parkway, Suite 200,
P.O. Box 3001,
Blue Bell, PA 19422-3001

CUNNINGHAM, RUTH G., dec'd.

Late of Douglass Township.
Executor: JAMES A. CUNNINGHAM,
c/o Jack F. Wolf, Esquire,
Wolf, Baldwin & Assoc.,
P.O. Box 444,
Pottstown, PA 19464.

DiBLASIO, SALVATORE, dec'd.

Late of Borough of Norristown.
Executrix: TERESA M. DiBLASIO,
c/o Frederic M. Wentz, Esquire,
1250 Germantown Pike, Suite 207,
Plymouth Meeting, PA 19462.
ATTORNEY: FREDERIC M. WENTZ,
1250 Germantown Pike, Suite 207,
Plymouth Meeting, PA 19462

DOUGLAS, GERTRUDE L., dec'd.

Late of Borough of Lansdale.
Executor: GEORGE D. DOUGLAS,
c/o Susan E. Piette, Esquire,
375 Morris Road,
P.O. Box 1479,
Lansdale, PA 19446-0773.
ATTORNEY: SUSAN E. PIETTE,
HAMBURG, RUBIN, MULLIN, MAXWELL &
LUPIN, P.C.,
375 Morris Road,
P.O. Box 1479,
Lansdale, PA 19446-0773

DZIUBAN, JOHN S. also known as JOHN DZIUBAN, dec'd.

Late of Whitemarsh Township.
Executrix: BARBARA CANTARELLA,
c/o Nina B. Stryker, Esquire,
One Penn Center, 19th Floor,
1617 John F. Kennedy Boulevard,
Philadelphia, PA 19103-1895.
ATTORNEY: NINA B. STRYKER,
OBERMAYER, REBMANN, MAXWELL &
HIPPEL, LLP,
One Penn Center, 19th Floor,
1617 John F. Kennedy Boulevard,
Philadelphia, PA 19103-1895

ETTINGER, VIRGINIA M., dec'd.

Late of Borough of Lansdale.
Executor: BRUCE ETTINGER,
560 W. Main Street,
Trappe, PA 19426.
ATTORNEY: JEFFREY K. LANDIS,
BRICKER, LANDIS, HUNSBERGER &
GINGRICH, LLP,
114 East Broad Street,
P.O. Box 64769,
Souderton, PA 18964

**FARLEY, THOMAS JOHN also known as
TOM FARLEY, dec'd.**

Late of Montgomery Township.
 Executor: JOHN FARLEY,
 125 Gwynedd Lea Drive,
 North Wales, PA 19454.

**FEDERMAN, RUTH S. also known as
RUTH FEDERMAN, dec'd.**

Late of Whitmarsh Township.
 Executrix: MARJORIE BELL,
 c/o Marc L. Davidson, Esquire,
 290 King of Prussia Road, Suite 110,
 Radnor, PA 19087.
 ATTORNEY: MARC L. DAVIDSON,
 LAW OFFICES OF MARC L. DAVIDSON, LLC,
 Radnor Station Two, Suite 110,
 290 King of Prussia Road,
 Radnor, PA 19087

FRAME, DOLORES ANN, dec'd.

Late of Upper Moreland Township.
 Executrix: AMY BRITT,
 2715 Militia Road,
 Hatboro, PA 19040.

FUSCO SR., ANTHONY T., dec'd.

Late of Borough of Ambler.
 Co-Executrices: MICHELLE PELLECHIO AND
 MARY LYNN KUHN,
 c/o Smith, Aker, Grossman & Hollinger, LLP,
 60 East Penn Street,
 P.O. Box 150,
 Norristown, PA 19404-0150.
 ATTORNEY: JAMES L. HOLLINGER,
 60 East Penn Street,
 P.O. Box 150,
 Norristown, PA 19404-0150

**GOSHEN SR., F. WAYNE also known as
FRANKLIN WAYNE GOSHEN, SR., dec'd.**

Late of Whitmarsh Township.
 Administrator: FRANKLIN W. GOSHEN, JR.,
 69 Main Street,
 Bloomsbury, NJ 08804.
 ATTORNEY: PETER GEORGE MYLONAS,
 2725 West Chester Pike,
 Broomall, PA 19008

JEDE, LYDIA, dec'd.

Late of Horsham Township.
 Administrator: JOHANN JEDE,
 3217 Marilyn Avenue,
 Norristown, PA 19403.

**KELLY, FLORENCE also known as
FLORENCE E. KELLY, dec'd.**

Late of Borough of Lansdale.
 Executor: THOMAS A. KELLY, III,
 c/o John H. Filice, Esquire,
 Rubin, Glickman, Steinberg & Gifford,
 2605 N. Broad Street,
 P.O. Box 1277,
 Lansdale, PA 19446.
 ATTORNEY: JOHN H. FILICE,
 RUBIN, GLICKMAN, STEINBERG & GIFFORD,
 2605 N. Broad Street,
 P.O. Box 1277,
 Lansdale, PA 19446

KENWORTHY, GRACE CLEMENS, dec'd.

Late of Franconia Township.
 Executor: STEVEN BUCHER,
 222 Maple Avenue,
 Harleysville, PA 19438.

KLIMCZAK, MARGARET T., dec'd.

Late of Lower Merion Township.
 Administratrix: CATHERINE E. KLIMCZAK,
 c/o 400 Maryland Drive,
 P.O. Box 7544,
 Fort Washington, PA 19034-7544.
 ATTORNEY: THOMAS A. BOULDEN,
 TIMONEY KNOX, LLP,
 400 Maryland Drive,
 P.O. Box 7544,
 Fort Washington, PA 19034-7544

KLIMCZAK, STANISLAW T., dec'd.

Late of Upper Frederick Township.
 Administratrix: CATHERINE E. KLIMCZAK,
 c/o 400 Maryland Drive,
 P.O. Box 7544,
 Fort Washington, PA 19034-7544.
 ATTORNEY: THOMAS A. BOULDEN,
 TIMONEY KNOX, LLP,
 400 Maryland Drive,
 P.O. Box 7544,
 Fort Washington, PA 19034-7544

LEIDY, ARLENE Y., dec'd.

Late of Towamencin Township.
 Executor: JEFFREY B. LEIDY,
 2 Highgate Lane,
 Blue Bell, PA 19422.
 ATTORNEY: DOROTHY K. WEIK,
 BRICKER, LANDIS, HUNSBERGER &
 GINGRICH, LLP,
 114 East Broad Street,
 P.O. Box 64769,
 Souderton, PA 18964

LEIDY, ARTHUR W., dec'd.

Late of Towamencin Township.
 Executor: DOUGLAS K. LEIDY,
 c/o David W. Conver, Esquire,
 1800 Pennbrook Parkway, Suite 200,
 Lansdale, PA 19446.
 ATTORNEY: DAVID W. CONVER,
 DISCHELL, BARTLE & DOOLEY, PC,
 1800 Pennbrook Parkway, Suite 200,
 Lansdale, PA 19446

RATH, ELIZABETH C., dec'd.

Late of Upper Providence Township.
 Executrix: MICHELE BLANK,
 c/o Harold D. Borek, Esquire,
 1995 Morris Road, Suite 100,
 Blue Bell, PA 19422-1422.
 ATTORNEY: HAROLD D. BOREK,
 1995 Morris Road, Suite 100,
 Blue Bell, PA 19422-1422,
 215-661-0800

RISLEY JR., ALBERT D., dec'd.

Late of Franconia Township.
 Executor: CURTIS S. RISLEY,
 69 Chatham Place,
 Newtown, PA 18940.
 ATTORNEY: ROBERT C. GERHARD, III,
 GERHARD & GERHARD,
 222 South Easton Road, Suite 104,
 Glenside, PA 19038,
 215-885-6785

ROWLAND, RUTH K., dec'd.

Late of Towamencin Township.
 Executrix: KATHLEEN R. WONG,
 5 Drift Way,
 Florham Park, NJ 07932.
 ATTORNEY: CHARLOTTE A. HUNSBERGER,
 BRICKER, LANDIS, HUNSBERGER &
 GINGRICH, LLP,
 114 East Broad Street,
 P.O. Box 64769,
 Souderton, PA 18964

SHIELDS, WILLIAM E., dec'd.

Late of Lower Gwynedd Township.
 Executor: WILLIAM A. SHIELDS,
 c/o James L. Hollinger, Esquire,
 60 E. Penn Street,
 Norristown, PA 19401.
 ATTORNEY: JAMES L. HOLLINGER,
 SMITH, AKER, GROSSMAN & HOLLINGER, LLP,
 60 E. Penn Street,
 P.O. Box 150,
 Norristown, PA 19404

TIERNEY, PHYLLIS B., dec'd.

Late of Upper Merion Township.
 Executrix: KATHLEEN A. TIERNEY,
 169 Green Hill Road,
 King of Prussia, PA 19406.

WANAMAKER SR., WILLIAM L., dec'd.

Late of Borough of Conshohocken.
 Executrix: CATHERINE L. WANAMAKER,
 c/o Beeghley and Beeghley,
 3038 Butler Pike,
 Conshohocken, PA 19428.

Second Publication**ADAMS, MARIE JOSE also known as****MARIE ADAMS and
MARIE JO ADAMS, dec'd.**

Late of Skippack Township.
 Executor: KEVIN P. ADAMS,
 c/o William H. Bradbury, III, Esquire,
 1250 Germantown Pike, Suite 300,
 Plymouth Meeting, PA 19462-2444.
 ATTORNEY: WILLIAM H. BRADBURY, III,
 1250 Germantown Pike, Suite 300,
 Plymouth Meeting, PA 19462-2444

AUERBACH, MARTIN, dec'd.

Late of Plymouth Township.
 Executors: JONATHAN AUERBACH AND
 MARC B. AUERBACH,
 c/o Jonathan H. Ellis, Esquire,
 261 Old York Road, Suite 200,
 Jenkintown, PA 19046.
 ATTORNEY: JONATHAN H. ELLIS,
 PLOTNICK & ELLIS, P.C.,
 261 Old York Road, Suite 200,
 Jenkintown, PA 19046

CRESSMAN, CATHERINE, dec'd.

Late of Montgomery County, PA.
 Co-Administrators: THOMAS E. CRESSMAN AND
 LOUISE M. BARTLETT.
 ATTORNEY: CHRISTOPHER H. MEINZER,
 516 Main Street,
 Pottsville, PA 17873,
 215-679-4554

DiCILLO, NICHOLAS, dec'd.

Late of Borough of Norristown.
 Administratrix: WENDY ASHBY, ESQUIRE,
 246 West Broad Street, Suite 3,
 Quakertown, PA 18951.

ELDER, ANNE F., dec'd.

Late of Abington Township.
 Executor: GILBERT P. HIGH, JR.,
 40 East Airy Street,
 Norristown, PA 19401.
 ATTORNEY: GILBERT P. HIGH, JR.,
 HIGH SWARTZ LLP,
 40 East Airy Street,
 P.O. Box 671,
 Norristown, PA 19401

**JONES, BERNICE VIOLA also known as
BERNICE VIOLA IRENE JONES and
BERNICE JONES, dec'd.**

Late of Upper Merion Township.
 Administratrix: SAUNDRA L.J.
 HENDERICKSON,
 c/o Judson H. Shutt, Esquire,
 167 Conestoga Road, Suite A,
 Wayne, PA 19087.
 ATTORNEY: JUDSON H. SHUTT,
 167 Conestoga Road, Suite A,
 Wayne, PA 19087

**KELEMEN, PAULINE A. also known as
PAULINE KELEMEN, dec'd.**

Late of Upper Gwynedd Township.
 Executrix: ROBYNE J. KELEMEN,
 87 Mathews Avenue,
 New Britain, PA 18901.
 ATTORNEY: SAMUEL W.B.
 MILLINGHAUSEN, III,
 180 S. Main Street, Suite 204,
 Ambler, PA 19002

KENDALL, GINA MARIE, dec'd.

Late of Upper Moreland Township.
 Administratrix: MARIS C. LANGFORD,
 70 W. Oakland Street, Suite 200,
 Doylestown, PA 18901.
 ATTORNEY: JACK J. HETHERINGTON,
 1700 Horizon Drive, Suite 104,
 Chalfont, PA 18914

KEVIC, BRIAN C., dec'd.

Late of Upper Frederick Township.
 Administrator: JOHN T. DOOLEY,
 1800 Pennbrook Parkway, Suite 200,
 Lansdale, PA 19446.
 ATTORNEY: JOHN T. DOOLEY,
 DISCHELL, BARTLE & DOOLEY, PC,
 1800 Pennbrook Parkway, Suite 200,
 Lansdale, PA 19446

LURIE, BARBARA also known as

BARBARA J. LURIE, dec'd.
 Late of Abington Township.
 Executrix: ELLEN D. MELLMAN.
 ATTORNEY: DOUGLAS MADANICK,
 KULZER & DiPADOVA,
 76 E. Euclid Avenue, Suite 300,
 Haddonfield, NJ 08033

MAGUIRE, ELIZABETH A. also known as

ELIZABETH MAGUIRE, dec'd.
 Late of Hatfield Township.
 Executor: PHILIP F. MAGUIRE,
 c/o Joseph P. Caracappa, Esquire,
 312 Oxford Valley Road,
 Fairless Hills, PA 19030.
 ATTORNEY: JOSEPH P. CARACAPPA,
 JACKSON, COOK, CARACAPPA & SCOTT, P.C.,
 312 Oxford Valley Road,
 Fairless Hills, PA 19030

MAZER, MARY JANE also known as

**MARY J. MAZER and
MARY MAZER, dec'd.**
 Late of Whitpain Township.
 Executor: JAY W. BLUMENTHAL,
 c/o Paul Baker Bartle, Esquire,
 794 Penllyn Pike,
 Blue Bell, PA 19422.
 ATTORNEY: PAUL BAKER BARTLE,
 FLAMM WALTON PC,
 794 Penllyn Pike,
 Blue Bell, PA 19422

McCARRICK, KATHLEEN, dec'd.

Late of Borough of West Conshohocken.
 Executors: GEORGE J. McDERMOTT, JR. AND
 DAVID R. FRANKENFIELD, JR.,
 c/o Beeghley and Beeghley,
 3038 Butler Pike,
 Conshohocken, PA 19428.

MEST JR., RAYMOND H., dec'd.

Late of Borough of Pennsburg.
 Administratrix: LOUISE M. MEST,
 c/o Tomlinson & Gerhart,
 414 Main Street,
 P.O. Box 14,
 East Greenville, PA 18041.
 ATTORNEY: BARRY J. TOMLINSON,
 TOMLINSON & GERHART,
 414 Main Street,
 P.O. Box 14,
 East Greenville, PA 18041

MEYERS, E. BELLE, dec'd.

Late of Franconia Township.
 Executrix: JODELLE BRYAN,
 c/o Grim, Biehn & Thatcher,
 P.O. Box 215,
 Perkasio, PA 18944.
 ATTORNEY: GREGORY E. GRIM,
 GRIM, BIEHN & THATCHER,
 104 South Sixth Street,
 P.O. Box 215,
 Perkasio, PA 18944

**MILLIKEN, MAUREEN also known as
MAUREEN BRODERICK, dec'd.**

Late of Borough of Rockledge.
 Executrix: NANCY BORS,
 1816 Lukens Avenue,
 Willow Grove, PA 19090.
 ATTORNEY: MICHAEL F. DUNN,
 162 South Easton Road,
 Glenside, PA 19038

**MUSCARA, JOSEPH also known as
JOSEPH VINCENT MUSCARA,
JOSEPH MUSCARA, SR. and
JOSEPH V. MUSCARA, dec'd.**

Late of Upper Moreland Township.
 Executors: MARK V. MUSCARA AND
 ROBERT K. MUSCARA,
 c/o Lisa A. Shearman, Esquire,
 375 Morris Road,
 P.O. Box 1479,
 Lansdale, PA 19446-0773.
 ATTORNEY: LISA A. SHEARMAN,
 HAMBURG, RUBIN, MULLIN, MAXWELL &
 LUPIN, P.C.,
 375 Morris Road,
 P.O. Box 1479,
 Lansdale, PA 19446-0773

OESTERLE, JEAN M., dec'd.

Late of Lower Gwynedd Township.
 Executor: JOHN P. GALLAGHER, ESQUIRE,
 121 S. Broad Street, 20th Floor,
 Philadelphia, PA 19107.
 ATTORNEY: JOHN P. GALLAGHER,
 SCHUBERT, GALLAGHER, TYLER &
 MULCAHEY,
 121 S. Broad Street, 20th Floor,
 Philadelphia, PA 19107

RATH, ELIZABETH C., dec'd.

Late of Upper Providence Township.
 Executrix: MICHELE BLANK,
 c/o Harold D. Borek, Esquire,
 1995 Morris Road, Suite 100,
 Blue Bell, PA 19422-1422.
 ATTORNEY: HAROLD D. BOREK,
 1995 Morris Road, Suite 100,
 Blue Bell, PA 19422-1422,
 215-661-0800

**RIM, YOUNG WOON also known as
YOUNG RIM, dec'd.**

Late of Upper Dublin Township.
 Administrator: DONG M. RIM,
 c/o Jonathan H. Ellis, Esquire,
 261 Old York Road, Suite 200,
 Jenkintown, PA 19046.
 ATTORNEY: JONATHAN H. ELLIS,
 PLOTNICK & ELLIS, P.C.,
 261 Old York Road, Suite 200,
 Jenkintown, PA 19046

RUGART JR., KARL F., dec'd.

Late of Lower Merion Township.
 Executor: CYNTHIA D. RUGART,
 c/o David M. Frees, III, Esquire,
 Unruh, Turner, Burke & Frees, P.C.,
 120 Gay Street,
 P.O. Box 289,
 Phoenixville, PA 19460.
 ATTORNEY: DAVID M. FREES,
 UNRUH, TURNERS, BURKE & FREES, P.C.,
 120 Gay Street,
 P.O. Box 289,
 Phoenixville, PA 19460

SCHULTZ, BLANCHE B., dec'd.

Late of Upper Gwynedd Township.
 Executrix: JANET MASTERS REID,
 c/o Paul Baker Bartle, Esquire,
 794 Penllyn Pike,
 Blue Bell, PA 19422.
 ATTORNEY: PAUL BAKER BARTLE,
 FLAMM WALTON PC,
 794 Penllyn Pike,
 Blue Bell, PA 19422

**STUART, MARY S. also known as
MARY STUART, dec'd.**

Late of Lower Merion Township.
 Executor: FRANCIS P. CONNOR,
 c/o Louis F. Ballezzi, Esquire,
 20 West Third Street, 2nd Floor,
 Media, PA 19063.
 ATTORNEY: LOUIS F. BALLEZZI,
 20 West Third Street, 2nd Floor,
 Media, PA 19063

SUTOR, JAMES F., dec'd.

Late of Lower Merion Township.
 Executors: PNC BANK, NATIONAL
 ASSOCIATION,
 PETER V. SUTOR AND
 GEORGE W. HELME, IV,
 c/o Stephen T. Elinski, Esquire,
 510 Township Line Road, Suite 150,
 Blue Bell, PA 19422.
 ATTORNEY: STEPHEN T. ELINSKI,
 SALVO ROGERS & ELINSKI,
 510 Township Line Road, Suite 150,
 Blue Bell, PA 19422

SWEITZER, JO ANN also known as**JOANN SWEITZER, dec'd.**

Late of Limerick Township.
 Executor: MARK PHILIP SWEITZER,
 560 Spruce Street, Apt. E-10,
 Royersford, PA 19468.
 ATTORNEY: EDWARD A. SKYPALA,
 224 King Street,
 Pottstown, PA 19464

TERSZORSKI, ROSE, dec'd.

Late of Borough of Lansdale.
 Administratrix: LINDSEY J. CONAN,
 755 N. Monroe Street,
 Media, PA 19063.
 ATTORNEY: LINDSEY J. CONAN,
 CONAN LAW OFFICES, LLC,
 755 North Monroe Street,
 Media, PA 19063

THATCHER, SUSAN J., dec'd.

Late of Whitpain Township.
 Executor: RICHARD W. THATCHER, JR.,
 260 Plymouth Road,
 Gwynedd Valley, PA 19437.
 ATTORNEY: STEVEN M. SMITH.,
 Two Liberty Place, Suite 3200,
 50 S. 16th Street,
 Philadelphia, PA 19102

TOLAND, MARGARET V., dec'd.

Late of Lower Merion Township.
 Executrix: ANN M. MURRAY,
 591 Greenview Lane,
 Havertown, PA 19083.
 ATTORNEY: L. FRANCIS MURPHY,
 MURPHY and MURPHY,
 801 Old Lancaster Road,
 Bryn Mawr, PA 19010

TOMARCHIO, ALDORA C., dec'd.

Late of Lower Moreland Township.
 Executor: JACK T. TOMARCHIO,
 4103 Meadow Lane,
 Newtown Square, PA 19073.
 ATTORNEY: TARA H. ZANE,
 ARCHER & GREINER, P.C.,
 1650 Market Street, 32nd Floor,
 Philadelphia, PA 19103

WALTMAN, LINDA R., dec'd.

Late of East Norriton Township.
 Executor: S. SOTIRCHOS,
 c/o David J. Henry, Esquire,
 222 S. Manoa Road,
 Havertown, PA 19083.
 ATTORNEY: DAVID J. HENRY,
 222 S. Manoa Road,
 Havertown, PA 19083

WOLF, FRIEDA B., dec'd.

Late of Upper Moreland Township.
 Executrix: SUSAN J. TALBUTT,
 c/o Bruce D. Hess, Esquire,
 2444 Huntingdon Pike,
 Huntingdon Valley, PA 19006.
 ATTORNEY: BRUCE D. HESS,
 HOWLAND, HESS, GUINAN, TORPEY,
 CASSIDY & O'CONNELL, LLP,
 2444 Huntingdon Pike,
 Huntingdon Valley, PA 19006

YOUNGFLEISCH, HOWARD A., dec'd.

Late of Horsham Township.
 Executor: JOSEPH WILSON,
 c/o William B. Eagan, Esquire,
 410 N. Easton Road,
 P.O. Box 459,
 Willow Grove, PA 19090-0459.
 ATTORNEY: WILLIAM B. EAGAN,
 EAGAN & EAGAN LAW OFFICES,
 410 N. Easton Road,
 P.O. Box 459,
 Willow Grove, PA 19090-0459

Third and Final Publication**ALBERT, ROBERT WAKEFIELD also known as****ROBERT ALBERT, dec'd.**

Late of Borough of Lansdale.
 Executrix: ERNESTINE M. ALBERT,
 c/o Vance G. Price, Esquire,
 1816 West Point Pike, Suite 126,
 Lansdale, PA 19446.
 ATTORNEY: VANCE G. PRICE,
 FRANCIS BRYANT & PRICE,
 1816 West Point Pike, Suite 126,
 Lansdale, PA 19446

BENNIS, DORIS, dec'd.

Late of Springfield Township.
 Executor: EDWARD BENNIS,
 c/o Michael W. Cassidy, Esquire,
 2444 Huntingdon Pike,
 Huntingdon Valley, PA 19006.
 ATTORNEY: MICHAEL W. CASSIDY,
 HOWLAND, HESS, GUINAN, TORPEY,
 CASSIDY & O'CONNELL, LLP,
 2444 Huntingdon Pike,
 Huntingdon Valley, PA 19006

BERNSTEIN, JANICE, dec'd.

Late of Cheltenham Township.
 Executor: MICHAEL C. RICHMAN,
 c/o Nina B. Stryker, Esquire,
 One Penn Center, 19th Floor,
 1617 John F. Kennedy Boulevard,
 Philadelphia, PA 19103-1895.
 ATTORNEY: NINA B. STRYKER,
 OBERMAYER REBMANN MAXWELL &
 HIPPEL, LLP,
 One Penn Center, 19th Floor,
 1617 John F. Kennedy Boulevard,
 Philadelphia, PA 19103-1895

BOETTGER, RAMONA M. also known as**RAMONA BOETTGER and
RAMONA MAE BOETTGER, dec'd.**

Late of Borough of Pottstown.
 Executrices: SUSAN B. EISENHAUER AND
 KIM A. HENNING.
 ATTORNEY: LAURALEE F. DAMBRINK,
 110 Ellis Woods Road,
 Pottstown, PA 19465

**CRAIG, DORIS M. also known as
DORIS M. KISH-CRAIG, dec'd.**

Late of Montgomery Township.
 Executors: CHRISTOPHER CRAIG,
 16320 SE 15th Street,
 Bellevue, WA 98008,
 PAUL CRAIG,
 3058 Mill Road,
 Doylestown, PA 18902.
 ATTORNEY: DAVID P. GRAU,
 911 N. Easton Road,
 P.O. Box 209,
 Willow Grove, PA 19090

DEPEW JR., CHAUNCEY M., dec'd.

Late of Franconia Township.
 Executor: BARRY A. DEPEW,
 1033 Welsh Ayres Way,
 Downingtown, PA 19335.

DZWIL, JOHN H. also known as JOHN DZWIL, dec'd.

Late of Whitpain Township.
 Executrix: DIANE DZWIL,
 c/o Michael J. Maransky, Esquire,
 10 Sentry Parkway, Suite 200,
 P.O. Box 3001,
 Blue Bell, PA 19422-3001.
 ATTORNEY: MICHAEL J. MARANSKY,
 FOX ROTHSCHILD LLP,
 10 Sentry Parkway, Suite 200,
 P.O. Box 3001,
 Blue Bell, PA 19422-3001

EDRIS, GRACE E. also known as GRACE D. EDRIS, dec'd.

Late of New Hanover Township.
 Executor: ROBERT W. EDRIS,
 2616 Cotton King,
 Schertz, TX 78154.
 ATTORNEY: BRIAN R. OTT,
 BARLEY SNYDER,
 50 North Fifth Street, 2nd Floor,
 P.O. Box 942,
 Reading, PA 19603-0942

GORMLEY, JAMES J., dec'd.

Late of Borough of Hatboro.
 Executrix: LISE G. SEGER,
 c/o Barbara R. Flacker, Esquire,
 2000 Market Street, 20th Floor,
 Philadelphia, PA 19103-3222.
 ATTORNEY: BARBARA R. FLACKER,
 FOX ROTHSCHILD LLP,
 2000 Market Street, 20th Floor,
 Philadelphia, PA 19103-3222

GOTTLIEB, TOBIN, dec'd.

Late of Lower Merion Township.
 Executrix: ELAYNE GOTTLIEB,
 c/o Andrew L. Miller, Esquire,
 15 St. Asaph's Road,
 Bala Cynwyd, PA 19004.
 ATTORNEY: ANDREW L. MILLER,
 ANDREW MILLER & ASSOCIATES, P.C.,
 15 St. Asaph's Road,
 Bala Cynwyd, PA 19004

HEMLER, LYNN PATRICK, dec'd.

Late of Limerick Township.
 Executrix: DEBBIE S. HEMLER,
 c/o Gilbert P. High, Esquire,
 40 E. Airy Street,
 Norristown, PA 19404.
 ATTORNEY: GILBERT P. HIGH,
 HIGH SWARTZ LLP,
 40 E. Airy Street,
 P.O. Box 671,
 Norristown, PA 19404

HOCH, JARED L., dec'd.

Late of Borough of Pottstown.
 Executor: JOHN HOCH,
 547 Pioneer Circle,
 Harleysville, PA 19438.
 ATTORNEY: NEIL HILKERT,
 1008 Upper Gulph Road, Suite 300,
 Wayne, PA 19087

HOFFMAN, SARA M. also known as SARA MAE HOFFMAN, dec'd.

Late of Limerick Township.
 Co-Executrices: BARBARA H. MACE,
 1079 Clemmers Mill Road,
 Schwenksville, PA 19473,
 DEBORAH C. OBERHOLTZER,
 84 Neiffer Road,
 Royersford, PA 19468.
 ATTORNEY: LEE F. MAUGER,
 MAUGER & METER,
 240 King Street,
 P.O. Box 698,
 Pottstown, PA 19464

JAMISON, MACK, dec'd.

Late of Springfield Township.
 Executrix: VALERIE JAMISON,
 c/o Steven J. Fromm, Esquire,
 1420 Walnut Street, Suite 300,
 Philadelphia, PA 19102.
 ATTORNEY: STEVEN J. FROMM,
 1420 Walnut Street, Suite 300,
 Philadelphia, PA 19102

LEFLAR, BENJAMIN J., dec'd.

Late of Borough of West Conshohocken.
 Executors: KIMBERLY A. KENDERDINE AND
 BENJAMIN LEFLAR,
 c/o William J. Weber, Jr., Esquire,
 171 W. Lancaster Avenue, Suite 100,
 Paoli, PA 19301.
 ATTORNEY: WILLIAM J. WEBER, JR.,
 CONNOR WEBER & OBERLIES, P.C.,
 171 W. Lancaster Avenue, Suite 100,
 Paoli, PA 19301

LEISHER, ROBERT DeFORREST, dec'd.

Late of Upper Merion Township.
 Co-Executors: PATRICIA A. DALZELL,
 186 Gypsy Lane,
 King of Prussia, PA 19406,
 COLIN G. LEISHER,
 1362 Merry Hill Ct.,
 Bel Air, MD 21015.

LOUGHERY, PAUL also known as**PAUL R. LOUGHERY and PAUL R. LOUGHERY SR., dec'd.**

Late of West Norriton Township.
 Administratrix: KAREN D. COSTELLO,
 c/o Leslie K. Heffernan, Esquire,
 1854 Sandy Hill Road,
 P.O. Box 773,
 Plymouth Meeting, PA 19462.
 ATTORNEY: LESLIE K. HEFFERNAN,
 HEFFERNAN LAW OFFICES,
 1854 Sandy Hill Road,
 P.O. Box 773,
 Plymouth Meeting, PA 19462

LUCAS, MARIE A., dec'd.

Late of Plymouth Township.
 Executrix: CATHERINE URIG.
 ATTORNEY: THOMAS J. SPEERS,
 651 West Germantown Pike,
 Plymouth Meeting, PA 19462

MacANDREW, JAMES GEORGE also known as JAMES MacANDREW and JAMES G. MacANDREW, dec'd.

Late of Hatfield Township.
 Executrix: SANDRA G. MUSOLENO,
 1664 Forest Hills Drive,
 Hatfield, PA 19440.

**MARINO, PATRICIA also known as
PATRICIA R. MARINO and
PATRICIA ROBERTA MARINO, dec'd.**

Late of Skippack Township.
Co-Executors: MARK MARINO AND
DREW MARINO,
c/o 54 East Penn Street,
Norristown, PA 19401.
ATTORNEY: BARRY M. MILLER,
54 East Penn Street,
Norristown, PA 19401

McMASTER, CAROLINE, dec'd.
Late of Upper Gwynedd Township.
Co-Executors: MARY K. ANTES AND
JOHN B. McMASTER,
c/o Smith, Aker, Grossman & Hollinger, LLP,
60 East Penn Street,
P.O. Box 150,
Norristown, PA 19404-0150.
ATTORNEY: JAMES L. HOLLINGER,
SMITH, AKER, GROSSMAN & HOLLINGER, LLP,
60 E. Penn Street,
P.O. Box 150,
Norristown, PA 19404-0150

NERENBERG, SHIRLEY, dec'd.
Late of Abington Township.
Executrix: LISA CAROL NERENBERG,
c/o David A. Applebaum, Esquire,
101 Greenwood Avenue, 5th Floor,
Jenkintown, PA 19046.
ATTORNEY: DAVID A. APPLEBAUM,
FRIEDMAN SCHUMAN,
101 Greenwood Avenue, 5th Floor,
Jenkintown, PA 19046

**PERICOLA, MARY JANE also known as
MARY J. PERICOLA, dec'd.**
Late of Towamencin Township.
Executrix: GLENNA GEBHARD,
c/o John T. Dooley, Esquire,
1800 Pennbrook Parkway, Suite 200,
Lansdale, PA 19446.
ATTORNEY: JOHN T. DOOLEY,
DISCHELL, BARTLE & DOOLEY, PC,
1800 Pennbrook Parkway, Suite 200,
Lansdale, PA 19446

**RICE, MARY F. also known as
MARY RICE, dec'd.**
Late of New Hanover Township.
Executor: LEONARD MARK RICE,
73 Laver Road,
Schwenksville, PA 19473.
ATTORNEY: JOHN A. KOURY, JR.,
O'DONNELL, WEISS & MATTEI, P.C.,
41 East High Street,
Pottstown, PA 19464-5426

**RING, ANNIE MARIE also known as
ANNA M. RING, dec'd.**
Late of Upper Moreland Township.
Executor: JAMES H. RING,
2021 Maplewood Avenue,
Abington, PA 19001.

**ROSNER, SHERYL A. also known as
SHERYL ROSNER and
SHERYL ADLER ROSNER, dec'd.**
Late of Lower Moreland Township.
Executor: MICHAEL J. ROSNER,
3929 Robin Road,
Huntingdon Valley, PA 19006.
ATTORNEY: DANIELLE FRIEDMAN,
PALMARELLA & CURRY, P.C.,
1255 Drummers Lane, Suite 105,
Wayne, PA 19087

SHRIVER, LILLIAN L., dec'd.
Late of Abington Township.
Executor: THOMAS JOHN SHARP,
c/o Joseph H. Wagner, Esquire,
332 N. Main Street,
Doylestown, PA 18901.
ATTORNEY: JOSEPH H. WAGNER,
332 North Main Street,
Doylestown, PA 18901

**STEWART JR., JOHN TODD also known as
JOHN T. STEWART, JR., dec'd.**
Late of Whitpain Township.
Executor: F. HARRY SPIESS, JR.,
c/o Carol R. Livingood, Esquire,
130 West Lancaster Avenue,
P.O. Box 191,
Wayne, PA 19087-0191.
ATTORNEY: CAROL R. LIVINGOOD,
DAVIS BENNETT SPIESS & LIVINGOOD LLC,
130 West Lancaster Avenue,
P.O. Box 191,
Wayne, PA 19087-0191

WATSON, MARIE T., dec'd.
Late of Borough of Lansdale.
Executor: BRENT T. GERGES,
229 S. 6th Street,
North Wales, PA 19454.
ATTORNEY: J. OLIVER GINGRICH,
BRICKER, LANDIS, HUNSBERGER &
GINGRICH, LLP,
114 East Broad Street,
P.O. Box 64769,
Souderton, PA 18964

WILLIAMS, JOHN J., dec'd.
Late of Borough of Gilbertsville.
Administratrix: AMY WILLIAMS,
c/o Lewis Goodman, Esquire,
Rubin, Glickman, Steinberg & Gifford,
2605 N. Broad Street,
P.O. Box 1277,
Lansdale, PA 19446.
ATTORNEY: LEWIS GOODMAN,
RUBIN, GLICKMAN, STEINBERG & GIFFORD,
2605 N. Broad Street,
P.O. Box 1277,
Lansdale, PA 19446

**WILT, BRUCE P. also known as
BRUCE PAUL WILT,
BRUCE P. WILT, SR.,
BRUCE PAUL WILT, SR.,
BRUCE WILT and
BRUCE WILT, SR., dec'd.**
Late of Hatfield Township.
Administrators: BRUCE WILT, JR. AND
JENNIFER WILT,
c/o Andrew P. Peltzman, Esquire,
1012 N. Bethlehem Pike, Suite 220,
Lower Gwynedd, PA 19002.
ATTORNEY: ANDREW B. PELTZMAN,
1012 N. Bethlehem Pike, Suite 220,
Lower Gwynedd, PA 19002

**WRONA, JANET also known as
JANET ANN WRONA, dec'd.**
Late of East Norriton Township.
Administrator: DENNIS MARTELLO, JR.,
2936 North Wales Road,
Norristown, PA 19403.
ATTORNEY: PATRICIA LEISNER CLEMENTS,
516 Falcon Road,
Audubon, PA 19403

ZUCK, RAY A., dec'd.

Late of Worcester Township.
 Executor: DALE A. ZUCK,
 10323 Hampshire Ct.,
 Munster, IN 46321.

FICTITIOUS NAME

Notice is Hereby Given pursuant to the provisions of Act of Assembly, No. 295, effective March 16, 1983, of intention to file in the office of the Department of State of the Commonwealth of Pennsylvania, at Harrisburg, Pennsylvania, an application for the conduct of a business in Montgomery County, Pennsylvania under the assumed or fictitious name, style or designation of

awm concepts N beads with its principal place of business at 2735 North Charlotte Street, Gilbertsville, PA 19525.

The name and address of the person owning or interested in said business is: Abby Melcher, 2735 North Charlotte Street, Gilbertsville, PA 19525.

The application was filed on July 25, 2014.

East Coast Wings with its principal place of business at 301 Washington Street, Unit 1201, Conshohocken, PA 19428.

The name and address of the entity owning or interested in said business is: Kickin' Wings, Inc., 301 Washington Street, Unit 1201, Conshohocken, PA 19428.

The application was filed on July 16, 2014.

Reger Rizzo & Darnall, LLP, Solicitors

Cira Centre, 13th Floor
 2929 Arch Street
 Philadelphia, PA 19104

Gilbertsville Body Shop with its principal place of business at 1055 E. Philadelphia Avenue, Gilbertsville, PA 19525.

The name and address of the entity owning or interested in said business is: Gilbertsville Auto Body, LLC, 1055 E. Philadelphia Avenue, Gilbertsville, PA 19525.

The application was filed on July 16, 2014.

**Eugene Orlando, Jr., Esquire
Orlando Law Offices, PC**

2901 St. Lawrence Avenue, Suite 202
 Reading, PA 19606

MISCELLANEOUS**NOTICE OF DISBARMENT**

Notice is hereby given that by Order of the Supreme Court of Pennsylvania dated July 28, 2014, **Brett B. Weinstein** from 705 West DeKalb Pike, King of Prussia in Montgomery County, PA, has been **DISBARRED** from the practice of law in this Commonwealth, to be effective August 27, 2014.

Elaine M. Bixler
 Secretary of the Board
 The Disciplinary Board of the
 Supreme Court of Pennsylvania

TRUST NOTICES**First Publication**

PHYLLIS J. MALONE TRUST
Trust Under Agreement 10/19/2000,
PHYLLIS J. MALONE, DECEASED 05/21/14
Late of Towamencin Township,
Montgomery County, PA

All persons having claims or demands against said Trust or Phyllis J. Malone, deceased, are requested to make known the same and all persons indebted to said trust or the decedent to make payment without delay to:

Trustee: Janice C. Allem
 47 Adams Avenue
 Souderton, PA 18964

Trustee's Attorney: Dorothy K. Weik, Esquire
Bricker, Landis, Hunsberger & Gingrich, LLP
 114 East Broad Street, P.O. Box 64769
 Souderton, PA 18964
 215-723-4350

HAROLD E. RISING
IRREVOCABLE DEED OF TRUST
FBO MARIAN RISING

Notice is hereby given of the death of Marian Rising, late of Upper Dublin Township, Montgomery County, Pennsylvania, as beneficiary and co-trustee of the Harold E. Rising Irrevocable Deed of Trust fbo Marian Rising. All persons having claims or demands against the Harold E. Rising Irrevocable Deed of Trust are requested to make them known to the Surviving Trustee or the Surviving Trustee's attorney and all persons indebted to said decedent or his Trust are requested to make payment without delay to:

Surviving Trustee: Paul Rising
 c/o 400 Maryland Drive
 P.O. Box 7544
 Fort Washington, PA 19034

Trustee's Attorney: Michael O'Hara Peale, Jr., Esquire
Timoney Knox, LLP
 400 Maryland Drive
 P.O. Box 7544
 Fort Washington, PA 19034-7544

EXECUTIONS ISSUED**Week Ending August 5, 2014****The Defendant's Name Appears
First in Capital Letters**

BECK, MARY: MICHAEL: DEVERY, ANDREA -
 M&T Bank; 201404641.
 BECKY, RAYMOND: RAYMOND - Flagstar Bank Fsb;
 201409752: \$101,263.46.
 BLOX SUSTAINABLE BUILDING SYSTEMS:
 FULTON BANK, GRNSH. - Pennsylvania
 Unemployment Compensation Fund; 201336059;
 \$21,129.24.
 BOLIS PROPERTIES, L.P.: UNIVEST
 NATIONAL BANK & TRUST COMPANY, GRNSH. -
 Davis Bowen & Friedel, Inc.; 201422286;
 \$119,254.21.

- BOLIS PROPERTIES, L.P.: BOLIS, GARY:
UNIVEST NATIONAL BANK & TRUST COMPANY,
GRNSH. - Davis Bowden & Friedel, Inc.; 201422252;
\$272,679.05.
- BOLIS PROPERTIES, L.P.: UNIVEST
NATIONAL BANK & TRUST COMPANY, GRNSH. -
Davis Bowen & Friedel, Inc.; 201422267; \$8,710.94.
- BOLIS, JR. D/B/A COLD SPRING, GARY:
UNIVEST NATIONAL BANK & TRUST, GRNSH. -
Davis Bowen & Friedel, Inc.; 201422301; \$145,431.64.
- BUGAR, ERICA: CATANICI, MARIUS: JEAN, ET AL. -
Wells Fargo Bank Na; 201305370; \$281,366.72.
- BURG, ROBERT - Wells Fargo Bank Na; 201408681;
\$186,372.61.
- CAMPBELL, CHERICE: WELLS FARGO, GRNSH. -
Capital One Bank Na; 201133945; \$3,537.65.
- CARROLL, STEPHEN - Jmmmpc Co, et al.; 200825923;
WRIT/EXEC.
- CARTER, KAREN - Hsbc Bank Usa Na; 201408737.
- CEDAR CREEK DE, LLC: UNIVEST
NATIONAL BANK & TRUST COMPANY, GRNSH. -
Davis Bowen & Friedel, Inc.; 201422274; \$26,107.75.
- CORBITT, VIKI: WELLS FARGO BANK, GRNSH. -
Montgomery Place Condominium Association;
201404054; WRIT/EXEC.
- CRANE, CAROL - Us Bank National Association, et al.;
201407677; \$162,653.86.
- CROSLEY, DEBORAH: DEBORAH: JOHN, ET AL. -
Wells Fargo Bank Na; 201406169; \$232,369.44.
- DANIELS, SEAN: ESTATE OF ROBERT C DANIELS:
DANIELS, SAMANTHA, ET AL. - Jpmorgan
Chase Bank National Association, et al.; 201311452;
\$1,001,863.97.
- DERAGON, KERRIE: PNC BANK, GRNSH. -
Lvnv Funding, LLC; 201124380; \$1,755.56.
- DICK, LISA: ESTATE OF GAIL MCGUIRE:
ESTATE OF GAIL P MCGUIRE, ET AL. -
Citimortgage, Inc., et al.; 201405550; \$57,035.27.
- DUDZINSKI, ELIZABETH: UNIVEST
NATIONAL BANK AND TRUST COMPANY,
GRNSH. - American Express Centurion Bank
An Industrial Bank Organize; 201406198; WRIT/EXEC.
- ELASRI, HOMMAD: ASRI, HOMMAD -
Wells Fargo Bank Na; 201409769; \$112,764.30.
- FREEMAN, EMANUEL: EMANUEL: EMANUEL,
ET AL. - Bank Of America Na, et al.; 201308077;
\$532,096.99.
- GOODMAN, SHERMAN: CITIZENS BANK, GRNSH. -
Wells Fargo Bank Na Successor By Merger To
Wachovia Bank Na; 201127382; \$218,378.72.
- HAMILTON, DAVID: POLICE AND FIRE
FEDERAL CREDIT UNION, GRNSH. -
High Swartz Llp; 201422768; \$12,148.50.
- HART, DONALD - Deutsche Bank National
Trust Company; 201401286.
- HILCO CORPORATION - Ingberman-Ginsberg
Company, LLC, et al.; 201422559; \$920,538.88.
- HORROCKS, BRIAN: STACEY - Branch
Banking And Trust Company; 201409194; \$193,897.33.
- JMK PLASTERING, INC.: JMK POOLS:
JMK SWIMMING POOLS: JMK CONSTRUCTION, INC.,
GRNSH. - Morehouse, Todd, et al.; 201228953;
\$44,865.74.
- JOHNSON, CHRISTOPHER: JAMIE - Jpmorgan
Chase Bank National Association; 201406906.
- KNOX, FRANCES - Phh Mortgage Corporation;
201412147; \$71,589.77.
- LEE, HYUN: BANK OF AMERICA, GRNSH. -
Asset Acceptance, LLC, et al.; 201112708;
WRIT/EXEC.
- LICHTENSTEIN, ELLEN: CITIZENS BANK OF
PENNSYLVANIA, GRNSH. - Ffpm Carmel
Holdings I, LLC, et al.; 200916921; \$2,799.79.
- MINUTEMAN PRESS - Ohio Addressing Machine Co;
201416692; WRIT/EXEC.
- MORGAN, MICHAEL: JOHANNA:
ANTHONY, JOHANNA - Jpmorgan Chase Bank
National Association; 201411843.
- MROZ, MELISSA: TRI COUNTY AREA
FEDERAL CREDIT UNION, GRNSH. -
Lvnv Funding, LLC; 200803215; \$8,652.35.
- RAMEY, ROBERT - Bank Of America Na, et al.;
201216949; \$316,950.55.
- RICHARDS, DONALD - Cach, LLC; 201302509;
\$8,766.98.
- ROBINSON, MYDERA: ESTATE OF PHYLLIS A
COLE: ESTATE OF PHYLLIS COLE, ET AL. -
Bank Of America Na, et al.; 201405596; \$222,783.33.
- SANDY, CONSTANCE: CONSTANCE: KENNETH,
ET AL. - Ocwen Loan Servicing, LLC; 201331783;
\$151,263.12.
- SEHENUK, HELEN - Nationstar Mortgage, LLC, et al.;
201403769.
- SPRING HALL DE, LLC: UNIVEST
NATIONAL BANK & TRUST COMPANY, GRNSH. -
Davis Bowen & Friedel, Inc.; 201422304; \$69,052.70.
- TAAMILO, TALAITUPU: FUAIFALE -
Citimortgage, Inc.; 201334313.
- TINCKNELL, THOMAS: THOMAS: BARBARA -
Bank Of America Na; 201407285; \$155,072.62.
- TOLL NAVAL ASSOCIATES: J J DELUCA
CONSTRUCTION MANAGEMENT CO, LLC,
GRNSH. - J J Deluca Company, Inc.; 201422704;
\$237,616,199.00.
- UNITED STATES OF AMERICA:
GRUBB, ANNABELL: PARKER, DEBORAH,
ET AL. - Hsbc Bank Usa Na; 201325792.
- UNITED STATES OF AMERICA: EBERL, PETER:
PETER - Wells Fargo Bank National Association;
201416660.
- UNKNOWN HEIRS OF MARIE E HEFFERNAN
DECEASED: CONWAY, THERESA:
HEFFERNAN, JOHN, ET AL. - Reverse Mortgage
Solutions, Inc.; 201308900.
- UPCHURCH, ROBIN: SIDNEY - Jpmorgan Chase
Bank Na; 201321819; ORDER/133,646.05.
- VANIVER, BRAD: JACQUELINE: JACQUELINE,
ET AL. - Wells Fargo Bank Na; 201402996;
\$436,633.32.
- VINICUR, SAMUEL: LISA - Citizens Bank Of
Pennsylvania; 201128901; \$479,591.28.
- VU, DAT - Jpmorgan Chase Bank National Association,
et al.; 201406693; \$285,652.18.
- WHITNEY, BARRY: KIM - Us Bank
National Association, et al.; 201417122; \$99,372.72.
- WILDE, H.: M&T BANK, GRNSH. -
Silversword Capital Investments, LLC; 201403720;
\$865,996.06.
- WITMAN, DAMIAN - Citimortgage, Inc.; 201219411;
\$233,752.65.
- WOOD, DAVID: WELLS FARGO BANK NA, GRNSH. -
Montgomery Place Condominium Association;
201402932; WRIT/EXEC.
- WRENFROW, DAWN - Pnc Bank National Association;
201417524.
- ZOZULA, MICHAEL - Nationstar Mortgage, LLC;
201400825.

JUDGMENTS AND LIENS ENTERED**Week Ending August 5, 2014****The Defendant's Name Appears
First in Capital Letters**

ALLEN, KENDRA: LONNELL - Heuer, William;
201421934; Judgment fr. District Justice; \$7,510.10.

ARDSLEY GROUP INC - Larry M Carroll Cpa Pc;
201422222; Judgment fr. District Justice; \$9847.67.

ASSEMBLY TECHNOLOGIES INC:
TEHRANI, MAHMOD - Sovereign Bank Na;
201421175; Certification of Judgment; \$139,746.75.

BECK, GEORGE - Discover Bank; 201422190;
Judgment fr. District Justice; \$4809.04.

BENITZ, RICK - Jp Mascaro & Sons; 201421144;
Judgment fr. District Justice; \$671.43.

BETCHKER, LORETTA - Capital One Bank Usa Na;
201422275; Judgment fr. District Justice; \$2,498.46.

BETZ, MONICA - Lvnv Funding Llc; 201421172;
Judgment fr. District Justice; \$3372.96.

BRADY, BRANDON: DONALD - National Collegiate
Student Loan Trust 2007-3; 201421120;
Certification of Judgment; \$15,608.42.

BURG, PHILIP - America Express Centurion Bank;
201422254; Certification of Judgment; \$6970.00.

CHOMITZKY, ELLEN - Capital One Bank Usa Na;
201422371; Judgment fr. District Justice; \$2146.60.

COLLIER, AMEENA - Heuer, William; 201421935;
Judgment fr. District Justice; \$3,458.20.

CZERNSKI, MARY - Lvnv Funding Llc; 201422173;
Judgment fr. District Justice; \$1470.51.

CZERPAK, SANDRA - Discover Bank; 201422219;
Judgment fr. District Justice; \$2375.82.

FIORINI, SHARON - Capital One Bank Usa Na;
201422225; Judgment fr. District Justice; \$2259.25.

FIORINI, SHARON - Capital One Bank Usa Na;
201422378; Judgment fr. District Justice; \$1773.84.

FISHER, BILL - Solid Waste Services Inc;
201421149; Judgment fr. District Justice; \$721.36.

FONDI, THOMAS - Serwinski, David; 201421875;
Judgment fr. District Justice; \$WRIT/EXEC.

FORD, RUCHELLE: WILKERSON, JOHN:
LONG, MANYAE - King, Ronald; 201422181;
Judgment fr. District Justice; \$4798.29.

FRYE, NANITA - Capital One Bank Usa Na;
201422164; Judgment fr. District Justice; \$3093.60.

GALLUPPI, CHRISTINA: WITHEROW, THOMAS -
Lafayette Ambassador Bank; 201421161;
Certification of Judgment; \$6,987.70.

GENTILE, MARGARET - Solid Waste Services Inc;
201421143; Judgment fr. District Justice; \$794.55.

GIBSON, STERLING - Spring Hill Realty Inc;
201422361; Judgment fr. District Justice; \$619.04.

HAVILAND, MATT - Capital One Bank Usa Na;
201422344; Judgment fr. District Justice; \$1692.65.

HORGAN, MELISSA - Lvnv Funding Llc;
201422154; Judgment fr. District Justice; \$1558.03.

HUNTER, I. - Monument Bank; 201420997;
Complaint In Confession of Judgment; \$124,304.66.

JAM UTILITIES & EXCAVATING LLC - Teletrac Inc;
201422327; Judgment fr. District Justice; \$5204.89.

JOHNSON, MARK - Jp Mascaro & Sons;
201421142; Judgment fr. District Justice; \$820.60.

JONES, JAMES: MELODY - Erie Insurance Group;
201422010; Judgment fr. District Justice; \$4,756.89.

JONES, RICHARD: JANET - Pellegrino, Frank;
201422028; Mechanics Lien Claim; \$5500.00.

KARPINSKI, EDWARD - Diamond Credit Union;
201422291; Judgment fr. District Justice; \$2461.71.

KIRTZ, REGINALD - Capital One Bank Usa Na;
201422175; Judgment fr. District Justice; \$2078.49.

KOPECKI, STEVEN - Capital One Bank Usa Na;
201422234; Judgment fr. District Justice; \$1999.39.

LANNUTTI, ANDREW - Rahill, Kimberly;
201422369; Judgment fr. District Justice; \$290.40.

LAPRINCE, DESTONEE - Solid Waste Services Inc;
201421140; Judgment fr. District Justice; \$674.77.

LAROSA, CHERYL - Lvnv Funding Llc; 201422188;
Judgment fr. District Justice; \$1887.59.

LEETS, BRYAN - Capital One Bank Usa Na;
201422335; Judgment fr. District Justice; \$5208.62.

LEHMAN, JEREMY - Capital One Bank Usa Na;
201422270; Judgment fr. District Justice; \$2970.25.

LESZCZYNSKI, FRANK - Capital One Bank Usa Na;
201422182; Judgment fr. District Justice; \$1434.39.

LIBERTY TATTOO LLC: MENARDI, SHERRY -
Hibu Inc; 201422316; Judgment fr. District Justice;
\$2245.59.

LIGHT-PARKER FURNITURE CO -
Henkel-Harris Company Inc; 201422044;
Foreign Judgment; \$WRIT/EXEC.

MANNY FOOD STORE INC: TEHRANI, MAHMOD:
SHARYN - Sovereign Bank Na; 201421026;
Certification of Judgment; \$91659.96.

MASLEH, GREGORY - Capital One Bank Usa Na;
201422249; Judgment fr. District Justice; \$6284.33.

MASLEH, GREGORY - Capital One Bank Usa Na;
201422365; Judgment fr. District Justice; \$2337.44.

MCCRAY, JACQUE - Michaels Louis & Associates Inc;
201422271; Judgment fr. District Justice; \$1312.94.

MCINTYRE, JASON - Discover Bank; 201422227;
Judgment fr. District Justice; \$2788.80.

NUNEZ, JOSE - Discover Bank; 201422223;
Judgment fr. District Justice; \$4,492.28.

OLLIS, JEFFREY - Capital One Bank Usa Na;
201422364; Judgment fr. District Justice; \$1,579.45.

ORTIZ, JUAN - Capital One Bank Usa Na;
201422331; Judgment fr. District Justice; \$4167.27.

OVERDORF, RYAN: BACON, CRYSTAL -
Heuer, William; 201421936; Judgment fr.
District Justice; \$3,052.65.

OWENS, PAUL - Jp Mascaro & Sons; 201421139;
Judgment fr. District Justice; \$658.67.

PEKRUL, JASON - Capital One Bank Usa Na;
201422244; Judgment fr. District Justice; \$1560.34.

PUCO, LAURA - Capital One Bank Usa Na;
201422240; Judgment fr. District Justice; \$2602.03.

REESE, DELLA - Spring Hill Realty Inc; 201422305;
Judgment fr. District Justice; \$2,426.45.

REEVES, CHRISTINE - Capital One Bank Usa Na;
201422241; Judgment fr. District Justice; \$1965.91.

RODGERS, JEFFREY - Solid Waste Services Inc;
201421136; Judgment fr. District Justice; \$476.74.

ROHRBACH, TROY - J&M Windows Inc;
201421918; Mechanics Lien Claim; \$6,476.00.

ROSELLI, STEPHEN: MELINDA - Pellegrino, Frank;
201422030; Mechanics Lien Claim; \$6000.00.

SACKS, CRISTY - Atlantic Credit & Finance Inc;
201421531; Judgment fr. District Justice; \$3,077.24.

SANDERS, RAUSHEL - Capital One Bank; 201422269;
Judgment fr. District Justice; \$3,797.32.

SAUERWALD, ERIKA - Capital One Bank Usa Na;
201422228; Judgment fr. District Justice; \$5928.16.
SCHWARTZ, CHARLES - Msw Capital Llc;
201421794; Judgment fr. District Justice; \$1,666.05.
SIM, TAMERA: OUTSHINE DANCE &
FITNESS LLC - Hibu Inc; 201422320;
Judgment fr. District Justice; \$2077.57.
SIMMONS, LISA - Capital One Bank Usa Na;
201422268; Judgment fr. District Justice; \$5068.46.
SPEC PAK LLC: INFINITY PAPER - Poly Plastics
Products Of Pennsylvania Inc; 201422084;
Certification of Judgment; \$5,148.30.
STAFFORD, DAVID - Capital One Bank Usa Na;
201422259; Judgment fr. District Justice; \$5960.46.
STEWART, JAMES - Discover Bank; 201422198;
Judgment fr. District Justice; \$9521.96.
TEXEIRA, CHERYL - Capital One Bank Usa Na;
201422257; Judgment fr. District Justice; \$1668.01.
TILLOTSON, ASHLEY - Discover Bank; 201422217;
Judgment fr. District Justice; \$2914.93.
TOWNSEND, VERNITA - Midland Funding Llc;
201422200; Judgment fr. District Justice; \$3111.65.
UDDOH, CHRISTOPHER: CHRISTOPHER:
CORDELLA - Efficient Home Products; 201421880;
Mechanics Lien Claim; \$37280.00.
VECCHIO, STEPHEN: LIGHT-PARKER
FURNITURE CO - Henkel-Harris Company Inc;
201422047; Foreign Judgment; \$65,019.91.
WARGO, DAVID - Security Credit Services Llc;
201421902; Judgment fr. District Justice; \$5,499.60.
WEST, JOE: JENNIFER - Cdi Properties; 201422204;
Judgment fr. District Justice; \$2724.80.
WHICHARD, GREGORY - Condor Capital Corp;
201422314; Judgment fr. District Justice; \$7031.85.
WILLIAMS, LATĒEFA - Neighborhood
Restoration Lp Xii; 201421160; Certification of
Judgment; \$3217.00.
WILSON, DEREK - Capital One Bank Usa Na;
201422239; Judgment fr. District Justice; \$1536.98.
ZEPP, ASHLEY - Drexel University; 201421887;
Judgment fr. District Justice; \$4,872.61.

**ABINGTON TWP. -
entered municipal claims against:**

Beggin, John: Carla; 201422153; \$104.50.
Campbell, Eric: Wilson, Jamie; 201422146; \$239.50.
Federal National Mortgage Assoc; 201422155; \$104.50.
Federal National Mortgage Assocs; 201422151; \$119.50.
Mcginley, Margarita: Anne; 201422057; \$1085.74.
Mendelsohn, Scott; 201422161; \$59.50.
Morales, Christopher: Sara; 201422149; \$199.50.
Premier Capital Llc; 201422162; \$374.50.
Secretary Of Veterans Affairs; 201422144; \$319.50.
Sherwood, Daniel; 201422143; \$329.50.
Taylor, Jeffrey: Lynn; 201422024; \$780.85.
Waks, Michael: Lazovsky, Rakefet; 201422158; \$299.50.

**LOWER MERION TWP. -
entered municipal claims against:**

Askow, Irving: Mendelsohn, Scott: Rosenwald, Glen;
201422002; \$609.00.
Berkowitz, Steven: Iris; 201421979; \$305.00.
Colameco, Robert: Bacharach, Anne; 201421993;
\$426.00.
Felix, Paul: Marion; 201422001; \$305.00.
High Profile Properties Llc; 201421985; \$305.00.
High Profile Properties Llc; 201421996; \$305.00.
High Profile Properties Llc; 201421997; \$305.00.
High Profile Properties Llc; 201421998; \$305.00.
High Profile Properties Llc; 201421999; \$305.00.

Jackson, Lillian: Leroy; 201421981; \$305.00.
James, Thomas: Pheronette; 201421994; \$215.00.
Kasman, Tomasz: Donna; 201421987; \$426.00.
Kelley, Patrick: Wolfington-Kelly, Judith; 201421988;
\$305.00.
Lonesome, Ira: Josephine; 201421982; \$305.00.
Marcus, Jerome: Lori: Stephen; 201421989; \$426.00.
Marriner, Frank: Cirelli, Susan; 201421984; \$215.00.
Morse, Christopher: Wendy; 201421983; \$426.00.
Obuz, Vedat: Ozlem; 201421978; \$136.00.
Scarlato, Paul: Nancy; 201421980; \$366.00.
Shein, Robert: Jayne; 201421992; \$365.00.
Smukler, Kenneth: Urban, Shelly; 201421986; \$305.00.
Stewart, Allen: Frances; 201421995; \$365.00.
Tr Suburban Lp; 201421990; \$215.00.
Tr Suburban Lp; 201421991; \$215.00.
Vance, Heywood: Valerie; 201422000; \$305.00.

**PENNA. DEPT. OF REV. -
entered claims against:**

Arizin, Timothy; 201462232; \$18269.72.
Beauchamp, Eddie: Ginnara; 201462264; \$856.08.
Burrell, Gregory: Maria; 201462237; \$20978.55.
Collins, Xaras; 201462228; \$374.02.
Davis, Bryn; 201462251; \$843.62.
Estate Of Nils N Deceased; 201462240; \$3357.50.
Foster, Victor; 201462257; \$6794.72.
Gabor, Michael; 201462268; \$2487.44.
Gabor, Michael: Katherine; 201462248; \$2221.06.
Gholami-Bazehhour, Kazem; 201462246; \$844.48.
Gordon, Solomon; 201462270; \$964.54.
Gordon, Solomon: Aira; 201462254; \$134.53.
Haslett, Walter; 201462249; \$917.57.
Hibbert, Albert: Hibberts Inc; 201462235; \$39,599.83.
Hibbert, Robert: Hibberts Inc; 201462236; \$39,599.83.
Jablokov, Barbara: Applexpress Inc; 201462244; \$33848.81.
James, Glenn: Patricia; 201462269; \$1,272.15.
Jamison, Jack: Geanine; 201462263; \$1650.50.
Kennedy, Robert; 201462252; \$954.99.
Kornusko, Brian; 201462233; \$1443.00.
Logan, Christopher; 201462238; \$2522.96.
Lopez, Evangelista; 201462241; \$15478.72.
Mcfadden, Julian: Katelin; 201462229; \$366.81.
Mckay, Eileen; 201462266; \$871.11.
McNutt, Gary: Debbie; 201462247; \$828.03.
Miller, Kimberly: Gordon; 201462262; \$1627.65.
Mills, Glen; 201462234; \$549.74.
Nelligan, Shane; 201462260; \$1715.76.
Park, Jong: Oh, Seung; 201462250; \$1091.70.
Perkins, Timothy; 201462230; \$3830.10.
Quinn, Thomas; 201462239; \$22943.22.
Rodriguezcampos, Felipe; 201462265; \$979.65.
Smith, Darrell: Bethany; 201462259; \$1073.39.
Smith, Mitchell; 201462258; \$1540.22.
Snook, R.: Elsie; 201462267; \$3946.09.
Spiller, Cathy; 201462243; \$9584.12.
Stewart, David: Total Comm Systems Inc;
201462245; \$39321.82.
Studevan, Bernard; 201462261; \$1030.26.
Walker, Holli; 201462231; \$1418.54.
Watson, Roderick; 201462253; \$952.50.
Weinroth, Bruce: Linda; 201462255; \$2856.82.
White, Daniel; 201462242; \$5035.80.
Wickes, David; 201462256; \$972.24.

**PENNA. UNEMP. COMP. FUND -
entered claims against:**

Acute Care Medical Transports Inc; 201462278; \$2336.11.
 Agape Precision Manufacturing Llc; 20146219; \$629.25.
 Atb Electric Inc; 201462279; \$17787.05.
 Auto Doctor Of Warninster Inc; 201462202; \$2272.04.
 Bala City Line Llc; 201462193; \$4217.97.
 Better Together Llc; 201462226; \$537.86.
 Bgl Flooring Inc; 201462222; \$502.95.
 Cardiacare Ambulance Service Inc; 201462213; \$944.68.
 Cognis It Advisors Llc; 201462271; \$11,572.35.
 David J Andrien Concrete Inc; 201462183; \$1320.47.
 Delaware Valley Restoration Llc: Marblelife Of
 Delaware Valley; 201462276; \$1408.97.
 Drainmen Plumbing Inc; 201462181; \$526.63.
 Elite Iron Services Llc; 201462195; \$1390.61.
 Exclusive Hand Car Wash And Express Detail;
 201462188; \$1017.86.
 Fidelity Home Inspectors Inc; 201462205; \$1489.64.
 Finpago Inc; 201462207; \$1446.35.
 Firearm Fax; 201462184; \$1158.79.
 Florzam Enterprises Llc: Keystone Cleaning Systems;
 201462211; \$531.39.
 Fluehr & Allen Inc; 201462204; \$601.96.
 Get It Done Inc; 201462199; \$2707.04.
 Global Merchant Services; 201462217; \$3348.25.
 Gmacb Asset Management Corp; 201462209; \$2729.69.
 Greener Partners; 201462227; \$1,918.21.
 Halloran Foundation; 201462210; \$506.26.
 Harleysville Pediatric Home Care Inc; 201462280;
 \$2061.32.
 Home Choice Companion Care; 201462220; \$12409.79.
 Hope Contracting Llc; 201462225; \$1053.38.
 Ink And Essence Inc; 201462197; \$1265.24.
 J & A Restaurant Consult; 201462187; \$1482.63.
 John Mckelvey Jr Llc; 201462224; \$3892.12.
 Kmn Contractors Inc; 201462200; \$4968.86.
 L&D Inc: Commerce Equities Corporation; 201462201;
 \$1946.33.
 Lafayette Gulf Fragrance Mania Inc; 201462215;
 \$839.13.
 Lees Asian Gourmet Inc; 201462212; \$798.71.
 Lgcc Llc; 201462275; \$661.90.
 Lucky Dogz Llc; 201462182; \$1024.61.
 Main Chicken Inc: Churchs Chicken; 201462221;
 \$4155.10.
 Medical Alarm Concepts Llc; 201462218; \$6247.02.
 Michael Wink Plumbing Heating & Air Condition
 Inc; 201462282; \$2369.28.
 Neulight & Company Inc; 201462206; \$743.81.
 Newroads Inc; 201462194; \$1000.00.
 Nikos Koudis Home Remodeling Inc; 201462274;
 \$510.08.
 Old Town Buffet Of Abington Llc; 201462216; \$2837.49.
 Party City Of The Lehigh Valley Inc; 201462185;
 \$2174.03.
 Patagonia Inc; 201462277; \$2299.03.
 Pottstown Diner Llc; 201462223; \$4662.95.
 Pottstown Oasis Inc; 201462281; \$535.64.
 Riteimage Inc; 201462192; \$540.66.
 Rm Sons Llc: Slacks Hoagie Lansdale; 201462186;
 \$586.53.
 Robert Ellis Auto Inc; 201462198; \$4967.17.
 Short Insurance Agency Llc; 201462190; \$794.92.
 Simple Brandz Inc; 201462272; \$956.99.
 Smart Build Inc; 201462189; \$981.17.

Tamarack Assocites Inc; 201462283; \$1484.52.
 Tender Care Phlebotomy Llc; 201462208; \$3982.56.
 Timothy Lord Builders Llc; 201462273; \$918.36.
 Topix Construction Company Inc; 201462214; \$42115.04.
 Trueblood Company Llc; 201462203; \$21062.14.
 Woulfe Framing Service Inc; 201462196; \$565.76.
 Xtium Inc; 201462191; \$33991.10.

**POTTSGROVE SCHOOL DIST. -
entered municipal claims against:**

Mack, Karen: Estate Of Gary W Rossman: Vail, Eric;
 201422211; \$7540.79.

**POTTSTOWN BORO. AUTH. -
entered municipal claims against:**

Bradley, David: Walker-Bradley, Pamela; 201422063;
 \$254.21.
 Buscok, Pamela; 201422058; \$239.10.
 Cao, Ping: Wilmot, Kevin; 201422215; \$832.24.
 Elston, Michael; 201422045; \$561.17.
 Goodman, D.; 201422065; \$294.43.
 Keane, Michael: Corrine; 201422061; \$823.84.
 Malbec Horizons Llc; 201422288; \$509.55.
 Powers, Carolyn; 201422221; \$609.79.
 Shoffstall, Joshua; 201422042; \$654.08.
 Washington, Tammy; 201422213; \$771.26.
 Wilmot, Kevin: Cao, Ping: Wilmot, Maryann; 201422212;
 \$1025.47.

**POTTSTOWN BORO. -
entered municipal claims against:**

Cao, Ping; 201422210; \$783.78.
 Trexler, Michael: Audra; 201422216; \$643.66.
 Unknown Heirs Successors Assigns Of Mary S
 Hettrick; 201422060; \$348.84.
 Wilmot, Kevin: Cao, Ping; 201422214; \$609.79.
 Wilmot, Kevin: Ping, Cao; 201422064; \$610.11.

**POTTSTOWN SCHOOL DIST. -
entered municipal claims against:**

Di Domenico, Leonard: Kathleen; 201422207; \$1458.58.
 Hackett, Charles; 201422290; \$1458.65.

**SOUDERTON BORO. -
entered municipal claims against:**

Melrath, Kyle: Lynette; 201422051; \$367.64.

**SPRINGFIELD TWP. -
entered municipal claims against:**

Vogler, Anne; 201421894; \$866.70.
 Vogler, Anne; 201421895; \$585.43.

**UNITED STATES INTERNAL REV. -
entered claims against:**

Aezen, Jack; 201470614; \$32898.84.
 Aezen, Jack; 201470620; \$51232.82.
 Albert, Louis: Robin; 201470605; \$52000.00.
 Arno, Andrew; 201470618; \$145347.93.
 Begley, John: Carol; 201470609; \$171410.44.
 Catanese, William; 201470632; \$16,513.38.
 Coptl Lp; 201470608; \$35361.08.
 David Chandler Design Studio Llc; 201470624;
 \$246333.92.
 Debro, Torrey; 201470629; \$21,589.18.
 Enviropitics Inc; 201470630; \$79,049.69.
 Foster-Redmond Llc: Foster, Jeffrey; 201470615;
 \$3120.00.

Gaillard, David; 201470613; \$5920.69.
 Gillespie, John: Susan; 201470635; \$50545.55.
 Gradwell Home Remodeling Inc; 201470611; \$9108.55.
 Greger, Stephen: Stockdale; 201470604; \$1354.08.
 Hughes, Olivia; 201470617; \$5204.30.
 Integrity Cleaning And Janitorial; 201470616; \$106482.46.
 Kelly, Thomas; 201470634; \$130,346.23.
 Kilstein, Martin; 201470607; \$99635.28.
 Maier, Edward; 201470625; \$24289.03.
 Mansfield, David; 201470637; \$45,866.05.
 Nancy Smith Company Inc; 201470631; \$1,221.53.
 Platz, Robert; 201470627; \$96692.33.
 Rao, Robert; 201470612; \$72766.47.
 Ricketts, Raymond; 201470622; \$20065.16.
 Salvatore J Frangioso Retriever Services; 201470633; \$156.60.
 Spagnolia, Cheryl; 201470638; \$9,298.68.
 Stuard Funeral Directors Inc; 201470628; \$10,784.14.
 Sweitzer, Thomas: Erin; 201470610; \$17422.58.
 Tarquini, Joseph; 201470626; \$176759.02.
 Towarnicki, Lance: Nicole; 201470606; \$7947.95.
 Triad Organizations Corp; 201470621; \$4487.05.
 Universal Capital Services Inc; 201470636; \$3,003.54.
 Wright, Terrance; 201470619; \$2660.01.
 Yondura, Andrew; 201470623; \$10965.48.

**UPPER MORELAND TWP./HATBORO BORO.
 JOINT SEWER AUTH. -
 entered municipal claims against:**

Arena, Adriana; 201422066; \$730.60.
 Ashe, Claude: Tierra; 201422299; \$1099.49.
 Cjs Enterprises Llc; 201422294; \$798.39.
 Creeden, Judd: Allison; 201422318; \$696.04.
 Garner, Michael; 201422295; \$1080.43.
 Mahoney, Joan; 201422296; \$827.29.
 McGurk, Marian; 201422330; \$970.65.
 Parrella, Vincent: Penelope; 201422292; \$634.89.
 Roberts, Richard; 201422323; \$939.89.
 Sheets, James: Christine; 201422322; \$1072.01.
 Sletten, Daniel; 201422293; \$609.21.
 Spare, Philip: Katherine; 201422206; \$103.17.

**UPPER PERKIOMEN SCHOOL DIST. -
 entered municipal claims against:**

Carter, Thomas; 201422319; \$8438.59.
 Moser, Joshua: Andrew: Charlotte, Et.AL; 201422300; \$4191.81.
 Schneider, Mark: Henry, Meghan; 201422303; \$16103.21.
 Smith, Mark: Andrea; 201422297; \$674.36.

**UPPER POTTS GROVE TWP. -
 entered municipal claims against:**

Nyce, Eric: Katherine; 201422218; \$486.00.

**UPPER PROVIDENCE TWP. -
 entered municipal claims against:**

Hopkins, Gary; 201422332; \$570.90.
 Ramirez, Peter: Ivette; 201422334; \$266.75.
 Stewart, Ryan: Sandra; 201422333; \$266.75.

**WASTE SYSTEM AUTH. OF EASTERN MONTCO. -
 entered municipal claims against:**

Stimpson, Warren: Adrienne; 201421876; \$62.00.

**WEST NORRITON TWP. -
 entered municipal claims against:**

Mccollum, James: Denise; 201422026; \$1037.36.

**WISSAHICKON SCHOOL DIST. -
 entered municipal claims against:**

Alexy, Timothy: Monica; 201422347; \$587.69.
 Beall, William: Donna; 201422343; \$2,468.16.
 Bevivino, Salvatore: Patricia; 201422208; \$3840.39.
 Cherokee Investments Llc; 201422355; \$2780.17.
 Cherokee Investments Llc; 201422357; \$2306.06.
 Cutler Group Inc; 201422351; \$6346.12.
 Hong, Hyun; 201422312; \$5880.30.
 Macmaster, Douglas: Maureen; 201422310; \$8978.75.
 Nidus Lp; 201422353; \$18,168.99.
 Pileggi, Frank: Serafina; 201422309; \$3083.89.
 Tashman, Richard: Patricia; 201422307; \$3472.33.

LETTERS OF ADMINISTRATION

Granted Week Ending August 5, 2014

**Decedent's Name Appears First,
 Then Residence at Death, and
 Name and Address of Administrators**

CRESSMAN, CATHERINE G. - East Greenville Borough;
 Bartlett, Louise M., 123 Rhodomoyer Road
 Millville, PA 17846; Cressman, Thomas E.,
 1855 Buttonwood Lane Quakertown, PA 18951-9321.
 GOSHEN, F. W. SR. - Whitemarsh Township;
 Goshen, Franklin W., Jr., 69 Main Street
 Bloomsbury, NJ 08804.
 HALL, JONATHAN W. - Limerick Township;
 Hall, Janet, Newtown Towers #402C
 Newtown Square, PA 19073-4627.
 HERBIN-SMITH, VANESSA - Lower Moreland Township;
 Smith, Sheldon L., 142 Magnolia Drive
 Pennsville, NJ 08070.
 KEVIC, BRIAN C. - Upper Frederick Township;
 Dooley, John T., 1800 Pennbrook Parkway
 Lansdale, PA 19446.
 KLIMCZAK, MARGARET T. - Lower Merion Township;
 Klimczak, Catherine E., Rising Sun Road
 Ardmore, PA 19003.
 KLIMCZAK, STANISLAW T. - Upper Frederick Township;
 Klimczak, Catherine E., Rising Sun Road
 Ardmore, PA 19003.
 LANDELLS, JAMES M. - Ambler Borough;
 Landells, Michael B., 105 Hillcrest Lane
 Lower Gwynedd, PA 19002.
 MEST, GLORIA J. - Limerick Township;
 Hoffman, Tammy S., 458 Swamp Pike
 Schwenksville, PA 19473.
 MEST, RAYMOND H., JR. - Pennsburg Borough;
 Mest, Louise M., 105 Penn Street
 Pennsburg, PA 18073.
 OHLS, JOHN - Upper Merion Township;
 Ohls, Henry G., 250 Tanglewood Lane
 King Of Prussia, PA 19406; Ohls, Jacqueline D.,
 668 Crestwood Road Wayne, PA 19087.
 RIM, YOUNG W. - Upper Dublin Township;
 Rim, Dong M., 2200 Arch Street
 Philadelphia, PA 19103.
 ROOT, MARGUERITE M. - Lower Gwynedd Township;
 Mowatt, Bernadette, 3001 Meyer Avenue
 Ardsley, PA 19038.

ROTHKOPF, HELEN L. - Horsham Township;
Rothkopf, Celia N., 1421 Garrison Drive
Ambler, PA 19002.
SCHMELTZER, MARC - Cheltenham Township;
Schmeltzer, Jill, 2001 Hamilton Street
Phila, PA 19130.
STANHOPE, DAVID L. - Pottstown Borough;
Stanhope, Brian G., 120 N. Woodstock Drive
Cherry Hill, NJ 08034.
TERESA, M. A - Springfield Township;
Obrien, Marie, 9701 Germantown Avenue
Philadelphia, PA 19118.
WAITKUS, AGNES - Abington Township;
Kaufman, Patricia J., 1333 Michael Road
Abington, PA 19046.

SUITS BROUGHT

Week Ending August 5, 2014

The Defendant's Name Appears First in Capital Letters

ACCORDINO, DAVID - Portfolio Recovery
Associates Llc; 201421158; Civil Action;
Brown, Carrie A.
ALMONTE, JOSE - Almonte, Alenny; 201421903;
Complaint for Custody/Visitation.
AMANTRAN VENTURES INC - Montgomery County
Tax Claim Bureau; 201422163; Petition;
Dinstel, Dyan E.
ANGELY, MARRIA - Favors, Edward; 201420778;
Complaint for Custody/Visitation.
BEAGLE, JAMES - Portfolio Recovery Associates Llc;
201422387; Civil Action; Brown, Carrie A.
BEGUM, TASLIMA - Portfolio Recovery
Associates Llc; 201422379; Civil Action;
Brown, Carrie A.
BENSON, TERESA - Reod Corp; 201422090;
Defendants Appeal from District Justice.
BERG, CYNTHIA - Berg, Edwin; 201422231;
Complaint Divorce; Crocker, H. Christopher.
BLUMENFELD, ERIC: ERIC: JACQUELINE -
Etrade Bank; 201422031; Complaint In
Mortgage Foreclosure; Lobb, Jonathan.
BOU, CHRISTOPHER - Bou, Somanith; 201421046;
Complaint for Custody/Visitation.
BRANDEL, CLINTON - Gibble, Timothy;
201421941; Civil Action; Murphy, Frank P.
BRICK, ZEHRA: TUCKER, ZEHRA -
Brick, Charles; 201422115; Complaint Divorce;
Semisch, Mark R.
BRISCOE, DEBORAH - Montgomery County
Tax Claim Bureau; 201422174; Petition;
Dinstel, Dyan E.
BROWN, SOLOMON - Montgomery County
Tax Claim Bureau; 201422168; Petition;
Dinstel, Dyan E.
BRYANT, ALPHA - Montgomery County
Tax Claim Bureau; 201422103; Petition;
Dinstel, Dyan E.
BUCHERT, NORMAN - Buchert, Jennifer; 201422377;
Complaint Divorce; Brand, Deborah.
BUCKS COUNTY INTERNATIONAL INC -
All The Way Towing Llc; 201421889;
Foreign Subpoena.
CARR, CHRISTINE - Portfolio Recovery
Associates Llc; 201421156; Civil Action;
Brown, Carrie A.
CARRION, FERDINAND - Portfolio Recovery
Associates Llc; 201421167; Civil Action;
Brown, Carrie A.
CAVALRY PORTFOLIO SERVICES LLC -
Lewis, Stephen; 201421930; Civil Action;
Piontek, Vicki.
CROFT, RITA: RITA: OCCUPANTS -
Pennymac Loan Services Llc; 201421896;
Complaint in Ejectment; Osborne, Bradley J.
CROWLEY, JOHN - Zimmermann, Elsie;
201421042; Complaint for Custody/Visitation;
Visco, Joseph D.
DAY, PRESSLY - Montgomery County
Tax Claim Bureau; 201422133; Petition;
Dinstel, Dyan E.
DEKALB STREET LLC - Montgomery County
Tax Claim Bureau; 201422109; Petition;
Dinstel, Dyan E.
DEKALB STREET LLC - Montgomery County
Tax Claim Bureau; 201422111; Petition;
Dinstel, Dyan E.
DIEHL, CAROL - Portfolio Recovery Associates Llc;
201422345; Civil Action; Brown, Carrie A.
DOBSON, KARLA - Portfolio Recovery
Associates Llc; 201421874; Civil Action;
Brown, Carrie A.
DORMAN, HEATHER - Portfolio Recovery
Associates Llc; 201421885; Civil Action;
Brown, Carrie A.
EARLY LEARNING ENTERPRISES INC -
440 Virginia Drive Lp; 201422366;
Defendants Appeal from District Justice.
FEGELY, SHAWN - Renninger, Stephanie;
201420318; Complaint for Custody/Visitation.
FERKO, RICKY - Levonuk, Caroline; 201420621;
Complaint for Custody/Visitation;
Hollister, Victoria S.
FISHER, RICHARD - Fisher, Gail; 201422388;
Complaint Divorce; Seth, Anita M.
FLORES, TULIO - Chiaro, Josephine; 201420664;
Complaint for Custody/Visitation;
Mullaney, Christopher P.
FRANCISCO, JENNY: CARMONA, BERNARDO:
UNITED STATES OF AMERICA -
Nationstar Mortgage Llc; 201422201; Complaint In
Mortgage Foreclosure; Lobb, Jonathan.
FREEDOM MORTGAGE CORPORATION
LOANCARE SERVICING CENTER -
Dennis, Patricia; 201422247; Civil Action.
GEARHART, ASHLEIGH - Anthony, Sean;
201421053; Complaint for Custody/Visitation.
GILMAN, DAVID - Gilman, Jill; 201422385;
Complaint Divorce; Mittman, Norman.
GILMORE, JORDAN - Gilmore, Shannon;
201421956; Complaint Divorce.
GINDLESPERGER, JOHN - Portfolio Recovery
Associates Llc; 201421890; Civil Action;
Brown, Carrie A.
GLEBE, JUSTIN: WALSH, MICHELE: MICHELLE -
Wells Fargo Bank Na; 201421915; Complaint In
Mortgage Foreclosure; Ackerman, Jaime R.
GODSHALL, ROBERT - Discover Bank;
201421913; Civil Action; Cawley, Jonathan Paul.

- GOLDEN, REBECCA - Gallagher, Torry;
201422078; Complaint for Custody/Visitation.
- GONZALEZ, EVELYN - Montgomery County
Tax Claim Bureau; 201422171; Petition;
Dinstel, Dyan E.
- GREAT NORTHERN INSURANCE COMPANY -
Memackin, Linda; 201422110; Foreign Subpoena.
- GRIMM BROTHERS REALTY CO -
Montgomery County Tax Claim Bureau;
201422100; Petition; Dinstel, Dyan E.
- GRIMM BROTHERS REALTY CO -
Montgomery County Tax Claim Bureau;
201422101; Petition; Dinstel, Dyan E.
- GRIMM BROTHERS REALTY CO -
Montgomery County Tax Claim Bureau;
201422114; Petition; Dinstel, Dyan E.
- GRIMM BROTHERS REALTY CO -
Montgomery County Tax Claim Bureau;
201422117; Petition; Dinstel, Dyan E.
- GRUBB, MARC; KATZ, CAL: WOOD WORKS -
Thomas, Steven; 201422075; Plaintiffs
Appeal from District Justice; Quinn, Michael P.
- GULTANOFF, BARRY - Montgomery County
Tax Claim Bureau; 201422150; Petition;
Dinstel, Dyan E.
- HALL, PAUL - Savannah, Jamila; 201421057;
Support/Exceptions.
- HALLMAN, JENNIFER - Hallman, Michael;
201421907; Complaint Divorce; Semisch, Scot W.
- HARWANKO, ULANA - Montgomery County
Tax Claim Bureau; 201422136; Petition;
Dinstel, Dyan E.
- HAUGHTON, FLOYD - Diakon Lutheran
Social Ministries; 201421871; Civil Action;
Zellner, Brian K.
- HAWTHORNE, CLAYBON - Montco C And Y;
201420399; Support/Exceptions.
- HCL TECHNOLOGIES LIMITED - Thakker, Priti;
201421881; Foreign Subpoena.
- HEAYN, MATTHEW - Portfolio Recovery
Associates Llc; 201421544; Civil Action;
Brown, Carrie A.
- HENRY, WESLY - Portfolio Recovery Associates Llc;
201422363; Civil Action; Brown, Carrie A.
- HERB, BRENT - Griffin-Herb, Jennifer; 201422368;
Complaint Divorce.
- HIGH, ANDREA: DONALD - Wells Fargo Bank Na;
201422189; Complaint In Mortgage Foreclosure;
Fridfinnsdottir, Jana.
- HORNE, MELANIE - Horne, Eric; 201421151;
Complaint Divorce; Perry, Allan C.
- HURLEY, COY - Hurley, Randi; 201422014;
Complaint for Custody/Visitation.
- HUSK, LINDA - Montgomery County Tax Claim Bureau;
201422135; Petition; Dinstel, Dyan E.
- JAIN, ROSY - Jain, Sanjiv; 201421878;
Complaint Divorce.
- JOHNSON & JOHNSON: NOVARTIS
INTERNATIONAL AG: TAKEDA
CHEMICAL INDUSTRIES LTD, ET.AL. -
Plumbers Local Union 690 Health Plan; 201420466;
Petition; Haviland, Donald E., Jr.
- JOHNSON, SARAI - Johnson, Nathan; 201421897;
Complaint Divorce.
- JOSEPH, MICHELE: SNOW KING INC:
SNOW KING MOBILE HOME ROOFS -
Hibu Inc; 201422083; Defendants Appeal from
District Justice.
- JUNG, WOO - Portfolio Recovery Associates Llc;
201422391; Civil Action; Brown, Carrie A.
- K2 COM LTD: K2 COMMUNICATIONS:
KRUMPHOLZ, KURT - Raginsky, Alexander;
201422180; Defendants Appeal from District Justice.
- KELLY, AUTUMN - Kelly, Jaems; 201420360;
Complaint for Custody/Visitation; Donoghue, Jason.
- KIRBY, LAUREN: COOPER, LUKE -
Montgomery County Tax Claim Bureau; 201422145;
Petition; Dinstel, Dyan E.
- KURTZ, LISA - Citimortgage Inc; 201421921;
Complaint In Mortgage Foreclosure; Lobb, Jonathan.
- LANG, PHILIP: PHILIP - Bank Of New York Mellon
Trust Company Na; 201422272; Complaint In
Mortgage Foreclosure; Marin, Ashleigh Levy.
- LATTANZE, ELIZABETH - Lattanze, Michael;
201422205; Complaint for Custody/Visitation;
Badali, Christian V.
- LEBIEDZINSKI, MICHAEL - Lebedzinski, Rachel;
201421165; Complaint Divorce; Sommar, James C.
- LINES, DAVID - Lines, Susan; 201422232;
Complaint Divorce; Crocker, H. Christopher.
- LYNCH, JAMES - Stevens, Gary; 201422273;
Civil Action; Mege, Alan R.
- MAERSCH, JOHN - Portfolio Recovery Associates Llc;
201421893; Civil Action; Brown, Carrie A.
- MAIN LINE REFORM TEMPLE - Blatt, Marc;
201422199; Civil Action; Bailey, Gary.
- MARCHESE, JERRY: JERRY: SHORE, DANIELLE -
Flora, Louis; 201421909; Complaint in Ejectment;
Lechowicz, Robert A.
- MARKAKIS, MARIA - Wells Fargo Bank Na;
201422264; Complaint In Mortgage Foreclosure;
Wooters, Meridith H.
- MARSHALL, JAMES: ERIN - Wells Fargo Bank Na;
201421166; Complaint in Ejectment; Salvia, Ralph M.
- MASH, DEREK - State Farm Mutual Automobile
Insurance Company; 201422238; Civil Action;
Gluck, James.
- MCINERNEY, RICHARD - Portfolio Recovery
Associates Llc; 201422381; Civil Action;
Brown, Carrie A.
- MCNEAL, KELLI - Nationstar Mortgage Llc;
201422370; Complaint In Mortgage Foreclosure;
Denardo, Christopher A.
- MENSCH, MICHAEL: DEANN - Susquehanna Bank;
201421180; Complaint In Mortgage Foreclosure;
Mooney, Keith.
- MERRITT, BRIAN - Portfolio Recovery Associates Llc;
201422389; Civil Action; Brown, Carrie A.
- MICHEL, IMMACULA - Wells Fargo Bank Na;
201422263; Complaint In Mortgage Foreclosure;
Wooters, Meridith H.
- MILLER, SCOTT: TULLY, LAUREN -
Montgomery County Tax Claim Bureau;
201422118; Petition; Dinstel, Dyan E.
- MILLIKEN, ANDREW: OCCUPANTS -
Jpmorgan Chase Bank National Association;
201421164; Complaint in Ejectment;
Ackerman, Jaime R.
- MOORE, MICHAEL - Moore, Kimberly; 201420341;
Complaint for Custody/Visitation.
- NEELY, JASON - Portfolio Recovery Associates Llc;
201422362; Civil Action; Brown, Carrie A.
- NESTORAS, PANAYOTA - Discover Bank;
201422202; Civil Action; Dougherty, Michael J.

- OBRIEN, LAUREN - Portfolio Recovery Associates Llc; 201421888; Civil Action; rown, Carrie A.
- OCONNOR, MICHAEL - State Farm Mutual Automobile Insurance Company; 201422209; Civil Action; Lawrence, Benjamin W.
- OSTAFI, RACHEL - Ostafi, Douglas; 201422179; Complaint Divorce.
- PATCHELL, DIANA - Patchell, David; 201422329; Complaint Divorce; Keagy, Bonnie-Ann B.
- PAUL KNAUER AND SHIRLEY J KNAUER FAMILY TRUST - Montgomery County Tax Claim Bureau; 201422169; Petition; Dinstel, Dyan E.
- PAULINE LONGSTRETH IRREVOCABLE TRUST - Montgomery County Tax Claim Bureau; 201422172; Petition; Dinstel, Dyan E.
- PENNSYLVANIA DEPARTMENT OF TRANSPORTATION - Ou, Jyouyong; 201421916; Appeal from Suspension/Registration/Insp; Goodman, Michael B.
- PENNSYLVANIA DEPARTMENT OF TRANSPORTATION - Hasan, Rodney; 201421939; Appeal from Suspension/Registration/Insp.
- PENNSYLVANIA DEPARTMENT OF TRANSPORTATION - Landolfi, Jacquelyn; 201422017; Appeal from Suspension/Registration/Insp.
- PENNSYLVANIA DEPARTMENT OF TRANSPORTATION - Mcelewee, Craig; 201422082; Appeal from Suspension/Registration/Insp; Gitman, Eugene.
- PENNSYLVANIA DEPARTMENT OF TRANSPORTATION - Paik, Natalie; 201422195; Appeal from Suspension/Registration/Insp; Borum, Trevan P.
- PENNSYLVANIA DEPARTMENT OF TRANSPORTATION - Salvatore, Giuseppe; 201422321; Appeal from Suspension/Registration/Insp.
- PENNSYLVANIA DEPARTMENT OF TRANSPORTATION - Goldwesser, Riva; 201422372; Appeal from Suspension/Registration/Insp.
- PENNSYLVANIA DEPARTMENT OF TRANSPORTATION - Keys, Michelle; 201422390; Appeal from Suspension/Registration/Insp; Prosmushkin, Greg.
- PETERSON, ROBERT: OCCUPANTS - Federal National Mortgage Association; 201420826; Complaint in Ejectment; Davis, Adam H.
- PETTIS, BOBBY - Quinn, Christianne; 201421006; Petition; Mcgohon, Mary.
- PICKFORD, MATTHEW - Pickford, Catherine; 201421933; Complaint Divorce; Boyd, Tina M.
- QUARTON, CHARLES: MICHELE - Wells Fargo Bank Na; 201422280; Complaint In Mortgage Foreclosure; Federman, Thomas M.
- RACHLIN, KOHL: DOE, JOHN: HITCHENS, ELI - Blamo, Deddeh; 201421926; Civil Action; Phillips, Tanya.
- RADCLIFF, SHEILA: AUSTIN, BRENTIN - Radcliff, C.; 201420501; Complaint for Custody/Visitation; Semisch, Scot W.
- RAIMONDO, DONNA: CHRISTOPHER - Nationstar Mortgage Llc; 201422183; Complaint In Mortgage Foreclosure; Denardo, Christopher A.
- RENAISSANCE HOME SOLUTIONS LLC - Montgomery County Tax Claim Bureau; 201422107; Petition; Dinstel, Dyan E.
- RENAISSANCE HOME SOLUTIONS LLC - Montgomery County Tax Claim Bureau; 201422140; Petition; Dinstel, Dyan E.
- RILEY, OWEN - Montgomery County Tax Claim Bureau; 201422098; Petition; Dinstel, Dyan E.
- RILEY, OWEN - Montgomery County Tax Claim Bureau; 201422156; Petition; Dinstel, Dyan E.
- RILEY, OWEN - Montgomery County Tax Claim Bureau; 201422176; Petition; Dinstel, Dyan E.
- ROBERTS, ANTHONY - Schott, Brittany; 201421949; Complaint for Custody/Visitation.
- ROSS, BERLE: WHITBY, BERLE: BR, ET.AL. - Wells Fargo Bank; 201422287; Complaint In Mortgage Foreclosure; Lobb, Jonathan.
- ROSSI, SIMONA - Skop, Neal; 201422102; Complaint Divorce; Young, Cheryl L.
- ROWLEY, DONNA - Portfolio Recovery Associates Llc; 201421877; Civil Action; Brown, Carrie A.
- SAFT, STEPHEN: ELLYN - Bank Of America; 201422230; Complaint In Mortgage Foreclosure; Dingerdisen, Michael.
- SALIB, AMIR - Portfolio Recovery Associates Llc; 201422350; Civil Action; Brown, Carrie A.
- SCHADE, AIMEE: POLLICK, MARY - Quinn, Sean; 201422062; Civil Action; Caffier, Roger H.
- SCHIELE, JOSEPH: DOROTHY - Montgomery County Tax Claim Bureau; 201422167; Petition; Dinstel, Dyan E.
- SEEDS INC - Montgomery County Tax Claim Bureau; 201422105; Petition; Dinstel, Dyan E.
- SEN, SHEMUL - Seal, Lucky; 201422166; Complaint Divorce.
- SHEEHAN, JOHN - Sheehan, Christina; 201421967; Complaint Divorce; Solomon, Don J.
- SIERACKI, ROBERT - Montgomery County Tax Claim Bureau; 201422104; Petition; Dinstel, Dyan E.
- SMITH, CHRISTOPHER: CHRISTOPHER - Pennymac Loan Services Llc; 201422258; Complaint In Mortgage Foreclosure; Dingerdisen, Michael.
- SMOYER, THOMAS - Portfolio Recovery Associates Llc; 201421891; Civil Action; Brown, Carrie A.
- SPM GLOBAL SERVICES INC: SYNYGY INC - Whitmarsh Township; 201422177; Civil Action; Kilkenny, Sean P.
- STRUNK, SUSAN - State Farm Mutual Automobile Insurance Company; 201422229; Civil Action; Lawrence, Benjamin W.
- TARTOUR, ALI - Peco Energy Company; 201422386; Civil Action; Eisenberg, Todd.
- TEAMSTERS LOCAL 384 - Upper Merion Area School District; 201422079; Petition; Fitzgerald, Mark W.
- TENORIO, VICTOR: CITIBANK SOUTH DAKOTA NA: TENORIO, MERCEDITAS, ET.AL. - Monument Street Funding-Ii Llc; 201421912; Complaint in Quiet Title; Tabas, Lauren.
- THEES, ROSE: CANE, BARBARA: VINCENT, ET.AL. - Dobson, Morris; 201422186; Civil Action; Edelberg, Andrew J.
- THOMAS, CHRISTOPHER - Thomas, Marquerite; 201421914; Complaint Divorce; Shaffer, Kurt J.
- TICKNER, JULES - Tickner, Anne; 201422029; Complaint Divorce; Picker, David J.

TORNATORE, JANE: ESTATE OF JOSEPH BACH JR - Federal National Mortgage Association; 201421920; Complaint In Mortgage Foreclosure; Lobb, Jonathan.

UNKNOWN HEIRS OF DANIEL LUTZ JR: OCCUPANTS - Everbank; 201422035; Complaint in Ejectment; Osborne, Bradley J.

VADERA, SUNEET: KANIKA - Wells Fargo Bank Na; 201422373; Complaint In Mortgage Foreclosure; Denardo, Christopher A.

WEHRLI, MARC: SUZANNE - Portfolio Recovery Associates Llc; 201422349; Civil Action; Brown, Carrie A.

WELLS FARGO DEALER SERVICES - Campbell, Leroy; 201422382; Civil Action; Meshkov, Adam D.

WELLS, MICHAEL - Stevens, Denise; 201421928; Complaint for Custody/Visitation.

WINDISH, ANGELA - Portfolio Recovery Associates Llc; 201421892; Civil Action; Brown, Carrie A.

WU, ANDREW: MICHAEL - Wells Fargo Bank Na; 201422260; Complaint In Mortgage Foreclosure; Wooters, Meridith H.

YANULEVICH, JOS - Discover Bank; 201422235; Civil Action; Dougherty, Michael J.

YUN, CHI - Yun, Kyung; 201422242; Complaint Divorce.

ZAZZARINO, GREGORY - Hinckle, Kathleen; 201421148; Complaint Divorce.

WILLS PROBATED

Granted Week Ending August 5, 2014

Decedent's Name Appears First, Then Residence at Death, and Name and Address of Executors

ALGEO, RUTH M. - Upper Providence Township; Algoe, Patricia L., 203 Yocum Road Oaks, PA 19456.

ASKO, ALESSANDRA S. - Skippack Township; Wolf, Richard F., 4019 Ottawa Court Skippack, PA 19474.

BAKER, COURTNEY F. - Horsham Township; Bond, Melissa V., 16 North Franklin Street Doylestown, PA 18901.

BRUST, CHARLES E. - Lower Gwynedd Township; Barber, Virginia E., 5162 Briarwood Drive Macungie, PA 18062.

BUI, XUONG V. - ; Bui, Dat D., 1500 Friends Lane Maple Glen, PA 19002.

CAMPMAN, LUCILLE N. - Whitpain Township; Ashmore, George J., 221 Kulp Road Harleysville, PA 19438; Mcgarritty, Sandra A., 1550 Chalk Avenue Blue Bell, PA 19422.

CHARLICK, RICHARD - Lower Moreland Township; Horvitz, Carol, 3832 Mettler Lane Huntingdon Valley, PA 19006.

CLOSSON, WILLIAM C. II - Jenkintown Borough; Closson, Thomas G., 419 Highland Avenue Jenkintown, PA 19046.

CRAIG, DORIS M. - Montgomery Township; Craig, Christopher, 16320 Se 15th Street Bellevue, WA 98008; Craig, Paul, 3058 Mill Road Doylestown, PA 18902.

DAWKINS, GLORIA J. - Cheltenham Township; Williams, Daniel C., 201 Liberty Road Elkins Park, PA 19027.

DEEGAN, JOHN E. - Abington Township; Deegan, Joseph J., 2305 Birch Court Warrington, PA 18976.

DZIUBAN, JOHN S. - Whitmarsh Township; Cantarella, Barbara, 305 Parke Hollow Lane West Chester, PA 19380.

ELDER, ANNE F. - Abington Township; High, Gilbert P., Jr., 40 East Airy Street Norristown, PA 19404-0671.

ELLIS, DAVID M. - Whitmarsh Township; Ellis, Adrienne S., 4606 Lenape Lane Lafayette Hill, PA 19444; Shrager, Henry L., 103 Sibley Avenue Ardmore, PA 19003-2311.

GAASCHE, DALE A. - Upper Providence Township; Gaasche, Theodore J., 1521 Green Valley Drive Collegeville, PA 19426.

GOODMAN, SHIRLEY - Cheltenham Township; Goodman, Stanford, The Towers Of Wyncote Wyncote, PA 19095.

GOTTLIEB, TOBIN - Lower Merion Township; Gottlieb, Elayne, 1001 City Avenue Wynnewood, PA 19096.

HALTEMAN, GARY D. - Lower Salford Township; Halteman, Joanne G., 749 Cross Road Lederach, PA 19450.

HARACZKA, MARY E. - Limerick Township; Hoffman, Tammy S., 482 Swamp Pike Schwenksville, PA 19473.

HENSLER, MYRTLE A. - Upper Dublin Township; Keller, Carole H., 219 Cornwall Drive Chalfont, PA 18914.

HOCH, JARED L. - Lower Pottsgrove Township; Hoch, John E., 547 Pioneer Circle Harleysville, PA 19438.

HOPKINS, DOROTHY M. - Hatfield Township; Diehl, Cynthia M., 32 Eagles Watch N. Bechtelsville, PA 19505-9072.

JUDGE, JOSEPH P., SR. - Pottstown Borough; Judge, Joseph P., Jr., 41670 Amberly Street Indio, CA 92203.

KENT, JANE L. - West Pottsgrove Township; Kent, Chad L., 306 Fairview Street Pottstown, PA 19464.

LODZUK, EVA M. - Limerick Township; Shaner, Michael A., 1013 Ebelhare Road Pottstown, PA 19465.

MAMO, GRACE B. - West Norriton Township; Mamo, Jerome J., 2734 E. County Line Road Ardmore, PA 19003.

MCCAULEY, DOROTHY M. - Montgomery Township; Mccauley, Edward J., 769 Roslyn Avenue Glenside, PA 19038; Mccauley, Timothy J., 833 Edgehill Road Glenside, PA 19038.

MCLAUGHLIN, JAMES J. - Limerick Township; Orouke, Eileen, 43 Weiss Avenue Flourtown, PA 19031-1913.

MEYERS, E. B. - Franconia Township; Bryan, Jodelle, 137 South Main Street Dublin, PA 18917.

MOST, JANE S. - Abington Township; Townsend, Jane M., 1619 Par Causeway Allentown, PA 18106.

PANFILE, ELEANOR R. - West Pottsgrove Township; Panfile, Peter A., 64 Longview Road Boyertown, PA 19512.

RAUENZAHN, DORIS S. - Upper Moreland Township; Amicone, Edward, 2742 Tolbut Street Phila, PA 19152; Konopka, Walter D., 770 Maple Avenue Ardsley, PA 19038.

ROBERTO, MARY R. - Springfield Township;
Roberto, James T., 14695 Triple Eagle Court
Fort Myers, FL 33912.

RUTH, ALMA M. - Upper Dublin Township;
Kerns, Barbara A., 119 Sloan Road
Phoenixville, PA 19460.

SCHULTZ, BLANCHE B. - Upper Gwynedd Township;
Reid, Janet M., 1216 Stump Road
Chalfont, PA 18914.

SCOTT, FLORENCE S. - Lansdale Borough;
Saba, Linda L., 211 Fernwood Court
Harleysville, PA 19438-2922.

SILBERG, CLAIRE F. - Upper Dublin Township;
Silberg, Terry, 136 Fisher Road
Jenkintown, PA 19046.

TOLAND, MARGARET V. - Lower Merion Township;
Murray, Ann M., 591 Greenview Lane
Havertown, PA 19083.

TRIMBER, F. R., JR. - Upper Moreland Township;
Trimber, Jane P., 675 E. Street Road
Warminster, PA 18974.

WOOD, SUSANNE V. - Abington Township;
Wood, Joseph H., 72-38 113Th Street
Forest Hills, NY 11375-4660; Wood, S. B C.,
7507 Woodlawn Avenue Elkins Park, PA 19027-2910.

RETURN DAY LIST

**September 2, 2014
COURT ADMINISTRATOR**

All motions "respecting discovery" in civil cases are subject to the provisions of Local Rule 4019* - Discovery Master. If such a motion is answered in opposition on or before the rule return date, the matter is automatically listed for argument before the Discovery Master at 9:00 a.m. on the Friday of the week in which the rule was made returnable. Check the MCCCH electronic directory for assigned courtroom.

- Allstate Insurance Company v. Haber - Motion to Compel Answers to Interrogatories and Request for Production of Documents (Seq. 5 D) - **P. Sandler - R. McDivitt.**
- BAC Home Loans Servicing, L.P. v. Elliott - Motion to Reassess Damages (Seq. 30) - **A. Zuckerman.**
- Baker v. Cheltenham Township - Motion to Compel Answers to Interrogatories and Production of Documents (Seq. 11 D) - **C. Weiss - G. Knoell, III.**
- Bank of New York Mellon v. McMullen - Motion to Reassess Damages (Seq. 8) - **M. Wooters.**
- Boyle v. Mirabile - Amended Motion to Compel More Specific Answers to Interrogatories and Responses to Request for Production of Documents (Seq. 12 D) - **J. Logue - M. D'Aniello.**
- Burner v. Sciadra - Defendant's Motion to Compel Plaintiff to Sign Social Security Administration Consent for Information and Authorization, et al. (Seq. 49 D) - **P. Munsing - C. Dos Santos.**
- Bux v. Miloby Design, LLC - Plaintiff's Motion to Compel Discovery from Defendant Matthew J. Coscia (Seq. 23 D) - **J. Cianciulli - W. Brennan.**
- Caldas Concrete, Inc. v. Versatile Construction, Inc. - Motion to Compel Answers to Discovery (Seq. 11 D) - **G. Marchesini - R. Cherwony.**
- Carras v. Scutti - Petition to Withdraw as Counsel (Seq. 7) - **L. Brown - G. Shoemaker.**
- Citimortgage, Inc. v. Bagdis - Combined Motion to Strike or Vacate Default Judgment (Seq. 30) - **G. Javardian - H. Reese.**
- Commonwealth Financial Systems v. Graham - Motion to Compel (Seq. 26 D) - **A. Mege.**
- Depree v. Upper Moreland Township - Defendant's Motion to Compel Production of Plaintiff's Discovery Responses (Seq. 14 D) - **J. McNally - J. McNulty.**
- Deutsche Bank National Trust Company v. Pham - Motion to Reassess Damages (Seq. 33) - **M. Brushwood - P. McDonnell.**
- Federal National Mortgage Association v. Dority - Defendant's Motion for Extension of Time (Seq. 5) - **H. Reese.**
- Fortin v. Skinny Nutritional Corporation - Motion to Break and Enter (Seq. 17) - **M. Himsworth.**
- Freedom Enterprise, Inc. v. Brown - Plaintiff's Motion to Compel Arbitration and for Stay of Judicial Proceedings Pending Arbitration (Seq. 16) - **T. Kreiser - W. Brown.**
- Gaynor v. Don Rosen Imports - Plaintiff's Amended Motion for the Deposition of Joseph Ginkowicz, Service Manager of Don Rosen Imports, et al. (Seq. 436-D) - **R. Schatz.**
- Hall v. Goraczko - Petition to Reinstate (Seq. 4).
- Horan v. HCR Manorcare, LLC - Plaintiff's Motion to Compel Discovery from the Dietrich Defendants (Seq. 80 D) - **W. Murray - M. Granaudo.**
- Jeffrey E. Perelman and JEP Management Inc., as Equitable Subrogee v. Cozen O'Connor, P.C. a Professional Corporation - Motion to Consolidate Actions (Only Docket #201403343) - **M. Turetsky - H. Fiebach.**
- JP Morgan Chase Bank, N.A. v. Nguyen - Motion to Reassess Damages (Seq. 6) - **J. Lobb.**
- Johnson v. Quigley - Motion to Compel Discovery of Defendants (Seq. 20 D) Only Docket #201217007 - **M. Greenfield - J. Hainz.**
- JP Morgan Chase Bank, N.A. v. Stouch - Motion to Reassess Damages (Seq. 9) - **J. Krohn.**
- Kanehann v. Lankenau Medical Center - Motion to Compel Deposition of Thomas J. Meyer, M.D. (Seq. 65 D) - **A. Freiwald - D. Brooks - L. Nowicki - M. McGilvery.**
- Karol v. Martin - Petition to Withdraw as Counsel (Seq. 9) Only Docket #20090086-2 - **M. Patterson.**
- Kuestner v. O'Keefe - Defendants' Motion to Compel Plaintiff's Deposition (Seq. 19-D) - **R. Heleniak - K. Blake.**
- Lakeview Loan Servicing, LLC v. Blythe - Motion to Reassess Damages (Seq. 9) - **M. Dingerdisen - R. Birch.**
- Lieber v. Klein - Plaintiff's Motion to Break and Enter (Seq. 34) - **J. Lee.**
- Magill v. Malantonio - Motion to Compel Co-Defendant Scott Malantonio's Answers to Interrogatories and Request for Production of Documents, of Borough of Conshohocken (Seq. 14 D) - **M. Brownstein - J. Searfoss - M. Cook - M. Saltzman.**
- Metlife Home Loans v. Campbell - Motion to Reassess Damages (Seq. 38) - **A. Zuckerman - J. Kolesnik.**
- MJF Electrical Contractors, Inc. v. Souderton Area School District - Plaintiff's Motion to Compel Arbitration and Stay Judicial Proceedings (Seq. 25) - **J. Graham - B. Subers.**
- Muscarella v. Muscarella - Petition to Withdraw as Counsel (Seq. 27) - **C. Consolo - C. Badali.**
- Philadelphia Indemnity Insurance Company v. Kratz Enterprises, Inc. - Plaintiff's Motion for Leave to File Amended Complaint (Seq. 12) - **E. Rostick.**
- Ramsey v. Genesis Healthcare, LLC - Plaintiff's Motion for Leave of Court to File an Amended Complaint (Seq. 14) - **R. Krisztal - A. Mihalko.**

35. Rex Lumber Company v. Roberts Custom Stairs, Inc. - Motion to Compel Discovery (Seq. 9 D) - **S. Mensing - K. Williams.**
36. Roberts v. Molko - Motion to Compel Answers to Discovery (Seq. 7 D) - **A. Krantz - J. Gilman.**
37. Rockstone Capital, LLC v. Lorenzo - Plaintiff's Motion to Compel Deposition of Defendant (Seq. 47-D) - **A. Tabasso.**
38. Roeun v. Strachan - Defendant's Motion to Compel Plaintiffs' Depositions (Seq. 19 D) - **M. Simon - A. Zabicki.**
39. Santander Bank, N.A. v. Wasko - Motion to Reassess Damages (Seq. 5) - **J. Krohn.**
40. Santander Bank, N.A. v. Yarnall - Motion to Reassess Damages (Seq. 5) - **J. Krohn.**
41. Santander Bank, N.A. v. Yoder - Motion to Reassess Damages (Seq. 9) - **J. Krohn.**
42. Silversword Capital Investment v. Wilde - Motion to Compel Responses to Plaintiff's Written Discovery (Seq. 21 D) - **N. Poduslenko - M. Zaid.**
43. SKF USA, Inc. v. Tyson Bearing Company, Inc. - Defendants' Motion to Compel the Deposition of Raymond Eames (Seq. 226 D) - **D. Richman - D. Callahan.**
44. SKF USA, Inc. v. Tyson Bearing Company, Inc. - Defendants' Motion to Strike Objections, Compel Answers to Interrogatories and Compel Production of Documents (Seq. 227 D) - **D. Richman - D. Callahan.**
45. SKF USA, Inc. v. Tyson Bearing Company, Inc. - Defendants' Motion to Strike Objections to the Notice for a Designee Deposition (Seq. 228 D) - **D. Richman - D. Callahan.**
46. Stewart v. Steier - Motion to Compel Discovery (Seq. 2 D) - **M. Simon - M. Hamel.**
47. Stovall v. Global Healthcare Services Group - Motion for Admission Pro Hac Vice on Behalf of Mark A. Humphrey (Seq. 29) - **M. Stone - D. Reavey - G. Dugan.**
48. Tech Review Management, LLC v. Dent - Motion to Compel Answer to Interrogatories and Production of Documents (Seq. 16 D) - **G. Lewis - C. Knapp.**
49. The Bank of New York Mellon v. Skalecki - Plaintiff's Motion for Leave to File a Reply in Support of Preliminary Objections (Seq. 13) - **S. Filippello - A. Cotlar - R. Warring.**
50. Wachovia Mortgage Corporation v. Barbera - Plaintiff's Motion for Protective Order as to Defendants' Notices of Deposition (Seq. 123 D) - **L. Tabas - R. Emerson - D. Wieand.**
51. Walker v. Genesis Healthcare, LLC - Plaintiff's Motion to Compel Full and Complete Responses to Plaintiff's Discovery Requests (Seq. 26 D) - **I. Norris - M. Thirkell.**
52. Wells Fargo Bank, N.A. v. Barrett - Motion to Reassess Damages (Seq. 8) - **M. Wooters.**
53. Wells Fargo Bank, N.A. v. Benner - Motion to Reassess Damages (Seq. 16) - **J. Lobb - A. Tuttle.**
54. Wells Fargo Bank, N.A. v. McGinnis - Motion to Reassess Damages (Seq. 9) - **A. Davis.**
55. Wells Fargo Bank, N.A. v. Rae - Motion to Reassess Damages (Seq. 19) - **J. Lobb.**
56. Wells Fargo Bank, N.A. v. Sombers - Motion to Reassess Damages (Seq. 18) - **A. Davis.**
57. Wells Fargo Bank, N.A. v. Tucker - Motion to Reassess Damages (Seq. 13) - **M. Wooters.**
58. Zemble v. Armento - Motion for Admission Pro Hac Vice (Seq. 9 D) - **M. Bryant - A. Vetrini.**