

LEGAL NOTICES

SHERIFF'S SALES

By virtue of various executions issued out of the Court of Common Pleas of Berks County, Pa. to me directed there will be sold at Public Vendue or Outcry, on April 19, 2020 at 10:00 o'clock A.M. .

AUDITORIUM, SECOND FLOOR, BERKS COUNTY COURTHOUSE 633 COURT STREET, READING, PENNSYLVANIA.

The following described Real Estate. To wit:

First Publication

No. 14-05835

Judgment: \$303,647.44

Attorney: Meredith H. Wooters, Esquire

Scott A. Dieterick, Esquire

Kimberly J. Hong, Esquire

Michael E. Carleton, Esquire

Justin F. Kobeski, Esquire

Matthew P. Curry, Esquire

Cristina L. Connor, Esquire

Holly N. Wolf, Esquire

Karina Velter, Esquire

LEGAL DESCRIPTION

All that certain lot or piece of ground situate in Ruscombmanor Township, Berks County, Pennsylvania bounded and described according to a Final Plan of Glenmar Estates, drawn by Thomas R. Gibbons, Professional Land Surveyor, dated July 26, 1991 and last revised September 17, 1992, said Plan recorded in Berks County in Plan Book 192, page 44, as follows, to wit:

Beginning at a point of curve on the Northerly side of Robin Lea Lane (53 feet wide), said point being a corner of Lot No. 18 on said plan; thence extending from said point of beginning along Lot No. 18 North 09 degrees 38 Minutes 22 Seconds West 207.66 feet to a point in the line of Lot No. 19 on said Plan; thence extending along same the three following courses and distances: (1) North 86 degrees 06 minutes 07 seconds East 40.00 feet to a point, a corner (2) North 30 degrees 46 minutes 15 seconds East 85.29 feet to a point, a corner, and (3) North 59 degrees 13 minutes 45 seconds West 32.90 feet to a point, a corner of Lot No. 15 on said Plan; thence extending along same North 30 degrees 46 minutes 15 seconds East 246.57 feet to a point on the Southwesterly side of Tammy Louise Drive (53 feet wide), said point being a corner of Lot No. 16 on said Plan; thence extending along Lot No. 16 South 12 degrees 47 minutes 15 seconds East 465.26 feet to a point on the Northwesterly side of Robin Lea Lane; thence extending along same South 77 degrees 12 minutes 45 seconds West 218.78 feet to a point of curve on the Northwesterly side of Robin Lea Lane; thence extending southwestwardly and

westwardly along the northwesterly and northerly side of Robin Lea Lane along the arc of a circle curving to the right having a radius of 678.50 feet the arc distance of 37.00 feet to the first mentioned point and place of Beginning.

Containing 80,316.48 square feet or 1.844 acres of land.

Being Lot No. 17 as shown on the abovementioned Plan.

Being the same property conveyed to Robert B. Miles who acquired title by virtue of a deed from Duane S. Knoll and Marilyn Sue Knoll, husband and wife, dated July 6, 2004, recorded August 11, 2004, at Official Records Volume 4124, Page 1825, Office of the Recorder of Deeds, Berks County, Pennsylvania.

HAVING ERECTED THEREON A DWELLING HOUSE KNOWN AS 34 ROBIN LEA LANE, FLEETWOOD, PA 19522.

Parcel No.: 76-5420-03-14-5197

Account: 76035650

See Deed Book Volume 4124, Page 1825

TO BE SOLD AS THE PROPERTY OF ROBERT B. MILES

No. 16-02681

Judgment Amount: \$54,846.80

Attorney: KML Law Group, P.C.

LEGAL DESCRIPTION

Long Legal: All That Certain Parcel or Tract of Land Situate In The Township of Cumru, County Of Berks, Commonwealth of Pennsylvania And Being The Same Real Property Conveyed To Lynette A Downey By Deed Recorded 7/31/2000 As Book 3225, Page 1854 Among The Official Records Of Berks County, Commonwealth Of Pennsylvania. Said Deed Reference Made Herein For A More Full Description.

BEING MORE FULLY DESCRIBED IN DEED AS THE FOLLOWING:

ALL THAT CERTAIN piece of ground and the townhouse erected thereon, being Townhouse Number 32, which is the third house Southwardly in the Townhouse Group Number 6, in the Development of Flying Hills, Section Number 6, together with a 10.00 feet wide strip of land to the West (street side) of said townhouse, a 15.00 feet wide strip of land to the East (rear) of said townhouse, situate on the Easterly side of Pinehurst Court, a 20.00 feet wide private drive in the Development of Flying Hills, Section Number 6, Cumru Township Berks County, Pennsylvania, being more fully bounded and described as follows, to wit:

BOUNDED on the East (rear) by common space;

BOUNDED on the North (side) by Townhouse Number 33;

BOUNDED on the West (front) by common space and Pinehurst Court; and

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BOUNDED on the South (side) by Townhouse Number 31.

CONTAINING a lot width of 20.50 feet, more or less, as measured from the center of the party wall between Townhouse Number 33 and the herein described Townhouse Number 32, in a Southwardly direction to a point in the center of the party wall between Townhouse Number 31 and the herein described Townhouse Number 32 and containing a lot depth of 62.00 feet, more or less, as measured from a point 10.00 feet Westwardly from the front of said townhouse to a point 15.00 feet Eastwardly from the rear of said townhouse.

THE Northwestern corner of the physical structure known as Townhouse Group Number 6 has a coordinate reference of Latitude 4261.108, Departure 3672.2344 with reference to a marble monument on the Northerly side of Green Number 17, which marble monument has a coordinate reference of latitude 4238.579, Departure 3202.931, as shown on Mast Engineering Co., Inc. Drawing Number B-3214-191.

THE herein described premises shall include full wall thickness of all external walls which enclose the townhouse referred to herein and shall not include any part of an exterior wall which encloses an adjoining townhouse unit.

THE above is more fully shown on Mast Engineering Co., Inc. Drawing Number B-3214-191.

Thereon erected a dwelling house known as: 32 Pinehurst Court, Reading, PA 19607

Tax Parcel #39531517106160

Account: 39541532

See Deed Book 3225, Page 1854

Sold as the property of: LYNETTE A. DOWNEY

BEGINNING at a railroad spike corner in the center of macadam Township road T-911 (Bloody Spring Road), said corner being in common with Lot #2 and being the northwest corner of herein described lot; thence along the center of T-911 with a curve bearing to the right, said curve having a radius of 1,164.58 feet, a central angle of 11 degrees 01 minute 8 seconds, an arc distance of 231.60 feet, and a chord having a bearing of north 71 degrees 27 minutes 20 seconds east, a distance of 231.22 feet to a spike in the center of T-911; thence leaving aforementioned T-911, and along residue property belonging to Kenneth L. Grimes and Barbara Ann Grimes, his wife, south 07 degrees 08 minutes 36 seconds east, 396.50 feet to an iron pin on the northern required right-of-way line of Interstate 78; thence along the northern required right-of-way line of Interstate 78, south 85 degrees 43 minutes 30 seconds west, 310.00 feet to an iron pin on the northern required right-of-way line of Interstate 78, a corner in common with Lot #2; thence along Lot #2, the two (2) following courses and distances, viz: (1) north 14 degrees 29 minutes 40 seconds east, 252.09 feet to an iron pin; thence (2) north 12 degrees 48 minutes west, 101.45 feet to the place of BEGINNING.

CONTAINING 2.129 acres.

Thereon erected a dwelling house known as: 358 Bloody Spring Road, Bernville, PA 19506

Tax Parcel #87444300413764

Account: 7000170

See Deed Book 3844, Page 0229

Sold as the property of: MAURINE P. ANTHONY, MICHELLE HOUCK a/k/a MICHELE M. SALEM a/k/a MICHELE M. ANTHONY and TRACEY SALEM

No. 16-12169

Judgment Amount: \$142,812.84

Attorney: KML Law Group, P.C.

LEGAL DESCRIPTION

All That Certain Property Situated In The Township of Upper Tulpehocken In The County of Berks And Commonwealth Of Pennsylvania. Being More Fully Described In A Deed Dated 08/27/1996 And Recorded 09/10/1996. Among The Land Records Of The County And State Set Forth Above. In Deed Volume 2764 And Page 1959. Tax Map Or Parcel Id No.: Dist. 87-170

BEING MORE FULLY DESCRIBED IN DEED AS THE FOLLOWING:

ALL THAT CERTAIN lot or parcel of land, known as Lot #3 in the "K. L. Grimes Subdivision", situate on the south side of macadam Township Road T-911 (Bloody Spring Road) and north of Interstate 78, in the Township of Upper Tulpehocken, County of Berks and State of Pennsylvania, being bounded and more fully described in accordance with a survey by Paul R. Grube Associates and designated on Plan Number 45-44, as follows, to wit:

No. 16-13099

Judgment Amount : \$31,154.88

Attorney: Roger Fay, Esquire

All that certain lot or piece of ground, together thereon, known as 1347 Mulberry Street, situate, lying and being in the City of Reading, County of Berks, Commonwealth of Pennsylvania, more particularly described as follows, to wit:

Beginning at a point in the easterly side of Mulberry Street one hundred twenty-three feet (123') southwardly from the point of intersection of the easterly side line of Mulberry Street with the southerly side line of Pike Street; thence eastwardly the distance of one hundred five feet (105') to a point on the westerly side line of a fourteen feet (14') wide alley; thence along the line of said alley southwardly, the distance of fourteen feet (14') to a point; thence, westwardly the distance of one hundred five feet (105') to the place of beginning.

Title to said Premises vested in Alex Belfort and Yvette Belfort, husband and wife by Deed from Michael Torres and Marilyn Torres, husband and wife dated September 24, 2004 and recorded on September 28, 2004 in the Berks County Recorder of Deeds in Book 4160, Page 1557.

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Being known as: 1347 Mulberry Street,
Reading, PA 19604

Tax Parcel Number: 5317-29-07-9711

To be sold as the property of Alex Belfort and
Yvette Belfort

No. 17-00603

Judgment: \$40,663.07

Attorney: Scott A. Dieterick, Esquire and
Kimberly A. Bonner, Esquire

LEGAL DESCRIPTION

EXHIBIT "A"

ALL THAT CERTAIN lot or tract of land together with a Brick and Frame Dwelling erected thereon known as Lot No. 188 Linden Street, as shown on the plan of the development of Leesport Gardens as laid out by J. Roy Wise, Inc. in May 1976 and recorded in Plan Book Volume 61, page 4, Berks County Records; situate on the Western side of Linden Street bounded on the East side by Linden St., bounded on the South by Lot No. 189, bounded on the West by Magnolia St., and bounded on the North by Lot No. 187 in the Borough of Leesport, County of Berks, Commonwealth of Pennsylvania being more fully bounded and described as follows, to wit:

BEGINNING at a steel pin on the Western Topographical building line of Linden St. (53 ft. wide) said pin being two hundred eight and sixty-five hundredths (208.65) feet South of a marble monument; thence along the Western topographical building line of Linden St. South nineteen degrees thirty-one minutes two seconds East (S. 19° 31' 02" E.) a distance of twenty and sixty-seven hundredths (20.67) feet to a steel pin; thence leaving the aforesaid Western topographical building line of Linden St. and along Lot No. 189 and passing through party wall of No. 517 and No. 519 Linden St. South seventy degrees twenty-eight minutes fifty-eight seconds West (S. 70° 28' 58" W.) a distance of one hundred and zero hundredths (100.00) feet to a steel pin on the Eastern topographical building line of Magnolia St.; thence along the Eastern topographical building line of Magnolia St. North nineteen degrees thirty-one minutes two seconds West (N. 19° 31' 02" W.) a distance of twenty and sixty-seven hundredths (20.67) feet to a steel pin; thence leaving the aforesaid Eastern topographical building line of Magnolia St. and along Lot No. 187 and passing through the party wall of House No. 517 and No. 515 Linden St. North seventy degrees twenty-eight minutes fifty-eight seconds East (N. 70° 28' 58" E.) a distance of one hundred and zero hundredths (100.00) feet to the Western topographical building line of Linden St., the place of beginning.

CONTAINING an area of two thousand sixty-seven square feet of land (2,067.00?)

BEING THE SAME PREMISES which Gary H. Damore and Dr. Francis J. Churgai, by Deed dated April 19, 1996 and recorded on May 21, 1996 for Berks County in Deed Book 2732, Page 1530, granted and conveyed unto Russell A. Clark and Mary L. Clark.

HAVING THEREON ERECTED A BRICK AND FRAME DWELLING KNOWN AS 17 Linden Street, Leesport, Pennsylvania 19533.

UPI/Property ID: 92449011574126

See Deed Book 2732, Page 1530

To be sold as the property of Russell A. Clark and Mary L. Clark

No. 17-15982

Judgment Amount: \$230,202.71

Attorney: KML Law Group, P.C.

LEGAL DESCRIPTION

ALL THAT CERTAIN lot or piece of ground situate in Exeter Township, Berks County, Pennsylvania, bounded and described according to a Final Plan of a Revision To a Fairview Park II, drawn by Stackhouse Bensinger, Inc., dated June 15, 2004 and last revised March 14, 2006, said Plan recorded in Berks County in Plan Book 303, page 229, as follows, to wit:

BEGINNING at a point of tangent on the Northwesterly side of Sherman Road (54 feet wide), said point being the arc distance of 15.31 feet measured along the arc of a circle curving to the right having a radius of 10.00 feet from a point of reverse curve on the Southwesterly side of Thayer Road (54 feet wide); thence extending from said point of beginning along the Northwesterly side of Sherman Road the two following courses and distances, (1) South 23 degrees 48 minutes 23 seconds West 64.12 feet to a point of curve and (2) Southwestwardly along the arc of a circle curving to the left having a radius of 177.00 feet the arc distance of 40.03 feet to a point, a corner of Lot No. 26 on said Plan; thence extending along same the two following courses and distances, (1) North 79 degrees 09 minutes 00 seconds West 230.59 feet to a point, a corner, and (2) North 01 degree 54 minutes 05 seconds East 109.81 feet to a point in line of Lot No. 20 on said Plan; thence extending partly along same and along Lot No. 24 South 88 degrees 05 minutes 55 seconds East 138.51 feet to a point, a corner of Lot No. 24 on said Plan; thence extending along same North 58 degrees 22 minutes 14 seconds East 52.27 feet to a point of curve on the Southwesterly side of Thayer Road; thence extending along same Southeastwardly along the arc of a circle curving to the left having a radius of 177.00 feet the arc distance of 99.77 feet to a point of reverse curve on the Southwesterly side of Thayer Road; thence leaving the Southwesterly side of Thayer Road along the arc of a circle curving to the right having a radius of 10.00 feet the arc distance of 15.31 feet to the first mentioned point and place of BEGINNING.

CONTAINING 32,020 square feet of Land.

BEING Lot No. 25 as shown on the abovementioned Plan.

SUBJECT TO a conservation easement extending through premises.

Thereon erected a dwelling house known as: 74 Sherman Road, Birdsboro, PA 19508

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Tax Parcel #43533519520194

Account: 43002726

See Deed Book/Page Instrument Number 2010025452

Sold as the property of: RICHARD S. ADAMS JR. a/k/a RICHARD S. ADAMS a/k/a RICHARD ADAMS and LORIA. TANHOUSER a/k/a LORI TANHOUSER

No. 18-00645

Judgment: \$251,566.40

Attorney: Meredith H. Wooters, Esquire

Scott A. Dietterick, Esquire

Kimberly J. Hong, Esquire

Michael E. Carleton, Esquire

Justin F. Kobeski, Esquire

Matthew P. Curry, Esquire

Cristina L. Connor, Esquire

Holly N. Wolf, Esquire

Karina Velter, Esquire

LEGAL DESCRIPTION

All That Certain lot or piece of ground situate in South Heidelberg Township, Berks County, Pennsylvania, bounded and described according to a Final Plan of Heidelberg Run East, drawn by Vitillo Group, Inc., Engineers, Surveyors, Planners and Managers, dated June 13, 1997 and last revised April 6, 1999, said Plan recorded in Berks County in Plan Book 234, page 33, as follows, to wit:

Beginning at a point of curve on the Southwesterly side of Shelly Drive (54 feet wide), said point being a corner of Lot No. 42 on said Plan, thence extending from said point of beginning along Lot No. 42 South 22 degrees 00 minutes 59 seconds West 106.27 feet to a point in line of Lot No. 49 on said Plan, thence extending along same North 68 degrees 54 minutes 02 seconds West 60.27 feet to a point, a corner of Lot No. 50 on said Plan, thence extending along same North 79 degrees 39 minutes 41 seconds West 26.83 feet to a point, a corner of Lot No. 40 on said Plan, thence extending same North 13 degrees 36 minutes 24 seconds East 106.31 feet to a point of curve on the Southwesterly side of Shelly Drive; thence extending along same Southeastwardly along the arc of a circle curving to the right having a radius of 698.00 feet the arc distance of 102.45 feet to the first mentioned point and place of Beginning.

Containing 10,001 square feet of land.

Being Lot No. 41 as shown on the above-mentioned Plan.

Subject to a portion of a 20 feet wide drainage easement extending along rear of premises.

Being the same property conveyed to Espequin Jeune and Rose H. Jeune, husband and wife who acquired title, with rights of survivorship, by virtue of a deed from Jacques C. Maitre, Espequin Jeune and Rose H. Jeune, dated May 1, 2012, recorded May 2, 2012, at Instrument Number 2012017747, Office of the Recorder of Deeds, Berks County, Pennsylvania.

HAVING ERECTED THEREON A DWELLING HOUSE KNOWN AS 13 SHELLY DRIVE, SOUTH HEIDELBERG TOWNSHIP, AKA READING, PA 19608.

Parcel No.: 51437603205888

Account: 51000791

See Instrument Number 2012017747

TO BE SOLD AS THE PROPERTY OF ESPEQUIN JEUNE AND ROSE H. JEUNE, HUSBAND AND WIFE

No. 18-12837

Judgment Amount: \$47,001.50

Attorney: Michael F. Boland, Esquire

ALL that certain lot or piece of ground situate on the west side of Church Street, between Marion and Perry Streets in the City of Reading, County of Berks and State of Pennsylvania, upon which is erected a 2 story mansard roof brick dwelling house, being city number 1236 Church Street, bounded and described as follows, to wit:

ON the north by property now or late of William E. Fisher, on the east by said Church Street, on the south by property now or late of William E. Fisher, and on the west by a 15 feet wide alley.

CONTAINING in front along said Church Street, thirteen (13?) feet and in length or depth of equal width one hundred (100?) feet to said 15 feet wide alley.

TOGETHER with the use of the joint alley on the South and the fifteen feet (15?) wide alley in the rear of said premissis, in common with the owners and occupiers of the properties adjacent thereto.

BEING the same fee simple property conveyed by deed from Bertha M. Fry, widowed to John G. Udrea and Kathy A. Udrea, husband and wife, dated 07/09/1981 recorded on 07/13/1981 in Book 1802, Page 366 in Berks County Records, Commonwealth of PA.

TO BE SOLD AS PROPERTY OF: John G. Udrea and Kathy A. Udrea

No. 18-15530

Judgment Amount: \$33,655.03

Attorney: Michael F. Boland, Esquire

ALL THAT CERTAIN two-story brick dwelling house and the lot or piece of ground upon which the same is erected, situate on the East side of Pear Street, between Walnut and Elm Streets, No. 239, in the City of Reading, County of Berks and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point, two hundred and eighty-six feet nine and three-quarter inches, North of and from the northeast corner of Walnut and Pear Streets, thence East along property of the West Reading Savings Fund and Loan Association No. 4, one hundred feet more or less to a ten feet wide alley; thence North along said alley,

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fourteen feet six inches; thence West along other property of the West Reading Savings Fund and loan Association No. 4, one hundred feet more or less to said Pear Street; thence South along said Pear Street fourteen feet six inches to the point of the beginning.

TOGETHER with the right and privilege of using the joint alley, two feet two inches in width and forty-three feet three inches in depth running along the South side of the premises herein described, in common with the owner or occupants of the adjoining premises on the South.

BEING THE SAME PREMISES which Gwendolyn Johnson by deed dated November 7, 1996 and recorded in deed book volume 2780 page 2324, Berks County Records granted and conveyed onto Morris Johnson.

TO BE SOLD AS PROPERTY OF: Carmen Ruiz a/k/a Carmen Cooper

No. 18-18663

Judgment: \$304,595.95

Attorney: LESLIE J. RASE, ESQUIRE

ALL THAT CERTAIN lot or piece of ground situate in Union Township, Berks County, Pennsylvania on the Eastern side of Woodglen Road, and being Lot 39 of Plan of Lots of "Forest Meadow", recorded in Plan Book volume 46, Page 24, Berks County Records and Commonwealth of Pennsylvania and being more fully bounded and described as follows, to wit:

BEGINNING at an iron pin in the Eastern edge of Woodglen Road, a corner of Lot 38; thence along Woodglen Road in a Northerly direction, 150.00 feet to an iron pin, a corner of Lot 40; thence along Lot 40 in Easterly direction by a line making a right angle with the last described line, 293.00 feet to an iron pin in line of Lot 46; thence along Lot 46 and Lot 47 in Southerly direction by a line making a right angle with the last described line, 150 feet to an iron pin, a corner of Lot 38; thence along Lot 38 in a Westerly direction by a line making a right angle with the last described line, and right angle with the first described line 293.00 feet to an iron pin, the place of BEGINNING.

BEING Lot 39, as shown on the abovementioned plan.

BEING known as 431 Woodglen Road, Birdsboro, Pennsylvania

Parcel ID No. 88533202990856

BEING THE SAME PREMISES which Roy L. Russell and Lana J. Russell, Husband and Wife, by Deed dated September 27, 2017 and recorded September 28, 2017 in the Office of the Recorder in and for the County of Berks, Pennsylvania in Instrument Number 2017035837, granted and conveyed unto Christopher M. Civiello, an Adult Individual, in fee.

AND THE SAID Christopher M. Civiello departed this life on or about May 1, 2018 thereby vesting title unto Carisa Civiello, C.J.C. Minor

and R.C. Minor, Known Heirs of Christopher M. Civiello, deceased, and Unknown Heirs, Successors, Assigns and All Persons, Firms or Associations Claiming Right, Title or Interest from or under Christopher M. Civiello, Deceased.

TAX PARCEL NO 88533202990856

BEING KNOWN AS 431 Woodglen Road, Birdsboro, PA 19508

Residential Property

To be sold as the property of Carisa Civiello, known Heir of Christopher M. Civiello, Deceased, C.J. C., Minor, known Heir of Christopher M. Civiello, Deceased, R. C., Minor, known Heir of Christopher M. Civiello, Deceased and Unknown Heirs, Successors, Assigns and All Persons, Firms or Associations Claiming Right, Title or Interest from or under Christopher M. Civiello, Deceased.

No. 18-20439

Judgment Amount: \$135,412.92

Attorney: RAS Citron, LLC

Attorneys for Plaintiff

Robert Crawley, Esq.

ID No. 319712

Legal Description

ALL THAT CERTAIN message, tenement and tract of land, situate in Washington Township, Berks County and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a stone corner of lands formerly of William Ehling, now or late Ferdinand A. Berger, and running, THENCE by the same, along a public road, the three first following courses, viz: North 32-1/2 degrees East, 33.2 perches to a stone; THENCE North 41-1/2 degrees East, 28-1/2 perches to a stone and North 39-3/4 degrees East, 18-1/2 perches to a stone corner of land now or late of Peter Kuser; THENCE by the same, South 49-3/4 degrees East, 17.8 perches to a stone corner of land now or late of John O. Stauffer; THENCE partly by the same and partly by land now or late of James Kummerer, South 41-1/2 degrees West, 78-1/2 perches to a stone; THENCE by land now or late of David Muthard, North 54-1/2 degrees West, 12.2 perches to the place of beginning.

CONTAINING 8 acres and 3 perches.

EXCEPTING THEREOUT AND THEREFROM THAT CERTAIN tract of land conveyed by Walter E. Harrold to Leroy E. Renson, by Deed dated 11-8-1996 and recorded in Record Book 2783, Page 745, described as follows:

ALL THAT CERTAIN lot or piece of ground, Situate in the Township of Washington, County of Berks and Commonwealth of Pennsylvania as shown on a minor subdivision plan for Walter Harrold, prepared by W. Richard Craig, P.L.S., dated 12-1-1992 and last revised 6-11-1993 and recorded in the Office of the Recorder of Deeds of Berks County in Plan Book 198 page 43, more fully described a follows, to wit:

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BEGINNING at a point at or near the center line of Wissinger Road (T-650, legal right of way 33 feet and an ultimate right of way of 60 feet) at a corner of land now or late of S.C. and F.M. Haydt; THENCE along the same, South 49 degrees 45 minutes East, a distance of 293.70 feet to a corner of land now or late of John Crosson; THENCE along the same, South 41 degrees 30 minutes West, a distance of 555.82 feet to a corner of Lot No. 2; THENCE along said lot, North 59 degrees 53 minutes 13 seconds West crossing and recrossing a certain existing driveway as shown on said plan, 290.25 feet to a corner at or near the center line of said Wissinger Road; THENCE in and along the same, the two following courses and distances, viz: (1) North 41 degrees 30 minutes East, a distance of 296.65 feet; and (2) North 39 degrees 45 minutes East, a distance of 310.07 feet to a corner of land now or late of the said S.C. and F.M. Haydt.

TOGETHER with the right, use, liberty and privilege of a certain easement along an existing driveway as it now exists from Wissinger Road over a portion of Lot No. 1 as shown on said Plan.

UNDER AND SUBJECT, however, to the proportionate part of expense of maintaining said driveway in good order, condition and repair as set out in deed from Walter E. Harrold to Leroy E. Rensen, dated 11/8/1996 and intended to be forthwith recorded.

BEING the remaining portion of the same premises which Gertrude H. Heim, by Deed dated 10/21/1983 and recorded at Berks County, Pennsylvania in Deed Book 2215, Page 15, granted and conveyed unto Walter E. Harrold, in fee.

ALSO BEING as to a portion of premises the same premises which Walter E. Harrold, by Deed dated 11/8/1996 and recorded 11/15/1996 at Berks County, Pennsylvania in Record Book 2783 page 742, granted and conveyed unto Walter E. Harrold, in fee.

BEING KNOWN AS: 221 WISSINGER ROAD BOYERTOWN, PA 19512

PROPERTY ID: 53-88-02-67-8196

TITLE TO SAID PREMISIS IS VESTED IN PAUL M. KUKOL BY DEED FROM WALTER E. HARROLD, DATED 05/31/2000 RECORDED 04/13/2000 IN BOOK NO. 3208, PAGE 1583

TO BE SOLD AS PROPERTY OF: PAUL M. KUKOL

NO. 19-02388

Judgment Amount: \$154,329.31

Attorney: Phelan Hallinan Diamond & Jones, LLP

LEGAL DESCRIPTION

ALL THAT CERTAIN parcel or piece of land situate along the northerly side of US Route No. 422 (Pennsylvania State Highway Route No. 149) westerly from the Borough of Robesonia together with the brick dwelling and other improvements erected thereon in the Township of Heidelberg, County of Berks, Commonwealth of Pennsylvania as follows, to wit:

BEGINNING at a point at the center line of the 36 feet wide pavement of said U.S. Route No. 422 leading from said Borough of Robesonia to Borough of Womelsdorf in the easterly line of lot conveyed to Oard Wolfe and Wilma Wolfe, his wife, and the westerly line produced of an eight feet (8?) wide water service main easement granted hereout for such purpose to J.J. Ravert and Catherine H. Ravert, his wife; thence along said property of Oard Wolfe and wife, North 17 degrees 57 minutes East 200 feet to a point in line of property about to be conveyed to J. J. Ravert and Catherine H. Ravert, his wife; thence along same crossing the width of said eight feet (8?) wide water service main easement South 76 degrees 04 minutes East 395.70 feet to appoint at or near the middle of a public township road leading from said U.S. Route 422 to Womelsdorf; thence along middle of same and property of Harry Keener, South 27 degrees 37 minutes West, 206.43 feet to a point in said center line of U.S. Route No. 422; thence along same North 75 degrees 54 minutes West, 361.88 feet to the place of BEGINNING.

TITLE TO SAID PREMISES IS VESTED IN MICHAEL NIHART AND AMANDA NIHART, ADULT INDIVIDUALS, by Deed from SCOTT L. METCALFE AND MELISSA A. METCALFE, H/W, Dated 09/28/2012, Recorded 10/01/2012, Instrument No. 2012041007.

Being known as 707 West Penn Avenue, Robesonia, PA 19551-9518.

Residential property

Tax Parcel No: 48-4347-01-46-7769

Tax Account: 48015930

See Deed Instrument No. 2012041007

To be sold as the property of Michael Nihart, Amanda Nihart.

No. 19-03206

Judgment: \$107,716.13

Attorney: Leon P. Haller, Esquire

PREMISES "A":

ALL that certain lot or piece of ground, together with the buildings erected thereon, and known as Lot #53 in the "Arenel Farms Development", situate in the Borough of Shoemakersville, formerly Township of Perry, County of Berks and State of Pennsylvania, and being more particularly bounded and described as follows, to wit:

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BEGINNING at a point in the eastern line of Pine Street (50 feet wide) as said Pine Street is about to be relocated and to be 339.43 feet east of and parallel to Chestnut Street as Chestnut Street is shown on the Topographical Survey of the Borough of Shoemakersville, and said point or place of beginning being 450 feet south of the intersection of the eastern line of said Pine Street with the northern line of Fifth Street and said point also being the southwestern corner of Lot #52 in Arenel Farms Development; thence eastwardly along said Lot #52 by a line making a right angle with the line of Pine Street a distance of 269.86 feet more or less to a point in the western line of the Pennsylvania State Highway Route #160 (100 feet wide); thence southwardly along same by a line curving to the right and having a radius of 2914.93 feet and a distance of 50.20 more or less to a point in line of Fourth Street; (the chord of last described line makes an interior angle of 95 degrees, 06 minutes, 22 seconds with the preceding line); thence westwardly along the northern line of said Fourth Street by a line making an interior angle of 84 degrees 53 minutes 38 seconds with the chord of the last described curved line a distance of 274.31 feet to a point in the eastern line of Pine Street aforementioned; thence northwardly along the eastern line of said Pine Street by a line making a right angle with last described line a distance of 50 feet more or less to the place of beginning. FROM 10 feet to 20 feet of the eastern portion of this lot as described is being used by the Pennsylvania State Highway Department as the required limits of slope for the embankment along said State Highway and is subject to their use.

UNDER AND SUBJECT to all the easements, exceptions, rights, reservations, restrictions, covenants, conditions, privileges, etc., as may be either contained in or referred to in the prior deeds or other documents composing the chain of title, or as may be visible upon physical inspection of the premises.

HAVING THEREON ERECTED A DWELLING HOUSE KNOWN AND NUMBERED AS: 401 PINE STREET, SHOEMAKERSVILLE, PA 19555

Property ID: 78449207697706

Mapped PIN: 4492-07-69-7706

Account #78-041100

BEING THE SAME PREMISES WHICH the Estate of Mary B. Sullivan, by deed dated April 14, 2013 and recorded April 18, 2018, Berks County Instrument No. 2013015960, granted and conveyed unto Janine M. Filippone.

TO BE SOLD AS THE PROPERTY OF JANINE M. FILIPPONE, BERKS COUNTY JUDGMENT NO. 2019-03206.

PREMISES "B":

ALL that certain lot or piece of ground situate on the eastern side of Pine Street between Fourth Street and Fifth Street, in the Borough of Shoemakersville, County of Berks and State of Pennsylvania, being Lot No. #50 as shown on a

map or plan of building lots known as "Arenel Farms Development", as laid out by Clarence R. Ritter and Esther H. Ludwig, in October 1950, bounded on the North by Lot No. 51, on the east by the 100 feet wide right-of-way of the concrete State Highway known as the Pottsville Pike leading from Reading to Pottsville, on the South by Lot No. 53; and on the West by the aforesaid Pine Street (50 feet wide), and being more fully bounded and described as follows, to wit:

BEGINNING at a corner in the eastern topographical building line of Pine Street, as laid out on the topographical survey of the Borough of Shoemakersville, a distance of 400 feet southwardly from the northeastern topographical building corner of the intersection of Fifth Street and the aforesaid Pine Street; thence leaving and making a right angle with the aforesaid Pine Street and in an easterly direction along Lot No. 51, distance of 264 feet 6-1/8 inches to a corner in the western right-of-way line of the 100-foot wide right-of-way of the concrete State Highway known as the Pottsville Pike leading from Reading to Pottsville; thence in a southerly direction along same, by a curve bearing to the right, having a radius of 2,814 feet, 11-1/8 inches and a distance along the arc of 50 feet 4 inches to a corner; thence leaving the aforesaid concrete State Highway and in a westerly direction along Lot No. 53, a distance of 269 feet 10-3/8 inches to a corner in the eastern topographical building line of the aforesaid Pine Street; thence in a northerly direction along same, making a right angle with the last-described line, a distance of 50 feet to the place of beginning.

CONTAINING 13,359.5 square feet.

UNDER AND SUBJECT to all the easements, exceptions, rights, reservations, restrictions, covenants, conditions, privileges, etc., as may be either contained in or referred to in the prior deeds or other documents composing the chain of title, or as may be visible upon physical inspection of the premises.

BEING A PARCEL OF LAND WITH DETACHED IMPROVEMENTS THEREON KNOWN AND NUMBERED AS: 403 PINE STREET, SHOEMAKERSVILLE, PA 19555

Property ID: 78449207696890

Mapped PIN: 4492-07-69-6890

Account #78-041125

BEING THE SAME PREMISES WHICH the Estate of Mary B. Sullivan, by deed dated April 14, 2013 and recorded April 18, 2018, Berks County Instrument No. 2013015960, granted and conveyed unto Janine M. Filippone.

TO BE SOLD AS THE PROPERTY OF JANINE M. FILIPPONE, BERKS COUNTY JUDGMENT NO. 2019-03206.

PREMISES "C":

ALL that certain lot or piece of ground situate on the eastern side of Pine Street at its intersection with Fourth Street, in the Borough of Shoemakersville, County of Berks and State

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of Pennsylvania, being Lot Nos. 54, 55, 56 and 57 as shown on a map or plan of building lots known as "Arenel Farms Development", as laid out by Clarence H. Ritter and Esther H. Ludwig, in October 1950, bounded on the North by Lot No. 53, on the east by the 100 feet wide right-of-way of the concrete State Highway known as the Pottsville Pike leading from Reading to Pottsville, on the South by property of D.S. Wolfe Realty Co., Inc.; and on the West by the aforesaid Pine Street (50 feet wide), and being more fully bounded and described as follows, to wit:

BEGINNING at a corner in the eastern topographical building line of Pine Street, as laid out on the topographical survey of the Borough of Shoemakersville, a distance of 500 feet southwardly from the northeastern topographical building corner of the intersection of Fifth Street and the aforesaid Pine Street; thence leaving the aforesaid Pine Street and along the southern side of Lot No. 53, South 86 degrees 11-1/2 minutes East a distance of 274 feet, 3-3/4 inches to a corner in the western right-of-way line of the 100 foot wide right-of-way of the concrete State Highway known as the Pottsville Pike leading from Reading to Pottsville; thence in a southerly direction along same, by a curve bearing to the right, having a radius of 2,814 feet, 11-1/8 inches, and a distance along the arc of 130 feet more or less to a corner; thence leaving the aforesaid concrete State Highway and along property belonging to D.S. Wolfe Realty Co., Inc., the following 2 courses and distances, viz: (1) South 70 degrees 10 minutes West, a distance of 135 feet more or less to a corner; and (2) South 62 degrees 48-1/2 minutes West, a distance of 181 feet to a corner in the eastern topographical building line of the aforesaid Pine Street; thence in a northerly direction along same, North 3 degrees 48-1/2 minutes East, a distance of 269 feet, 7-5/8 inches to the place of beginning.

UNDER AND SUBJECT to all the easements, exceptions, rights, reservations, restrictions, covenants, conditions, privileges, etc., as may be either contained in or referred to in the prior deeds or other documents composing the chain of title, or as may be visible upon physical inspection of the premises.

BEING A VACANT PARCEL OF LAND KNOWN AND NUMBERED AS: 401A PINE STREET, SHOEMAKERSVILLE, PA 19555

Property ID: 78449207697624
 Mapped PIN: 4492-07-69-7624
 Account #78-041101

BEING THE SAME PREMISES WHICH the Estate of Mary B. Sullivan, by deed dated April 14, 2013 and recorded April 18, 2018, Berks County Instrument No. 2013015960, granted and conveyed unto Janine M. Filippone.

TO BE SOLD AS THE PROPERTY OF JANINE M. FILIPPONE, BERKS COUNTY JUDGMENT NO. 2019-03206.

NO. 19-03214

Judgment Amount: \$100,673.87

Attorney: Phelan Hallinan Diamond & Jones, LLP

LEGAL DESCRIPTION

ALL THAT CERTAIN tract of land situate North of Legislative Route #06129 leading from traffic Route #143 to Eckville, in the Township of Albany, the County of Berks and the Commonwealth of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a railroad spike located in the center line of the said Legislative Route; thence extending along the same South 72 degrees 04 minutes 10 seconds East 300.00 feet to a railroad spike; thence extending along other lands of Stanley C. and Marilyn B. Bond the next two courses and distances, North 17 degrees 55 minutes 50 seconds East 300.00 feet to an iron pin; thence North 72 degrees 04 minutes 10 seconds West 287.05 feet to an iron pin; thence extending along the land of George Hamm, South 20 degrees 24 minutes 08 seconds West 300.28 feet to the place of BEGINNING.

CONTAINING 2.0215 acres.

TITLE TO SAID PREMISES IS VESTED IN Leo J. Stelzman and Faye E. Stelzman, by Deed from Leo J. Stelzman, Dated 03/20/1985, Recorded 03/22/1985, in Book 1870, Page 1220.

Being known as 659 Hawk Mountain Road, Kempton, PA 19529-8802.

Residential property

Tax Parcel No: 21-5417-00-08-8387

Tax Account: 21051440

See Deed Book 1870, Page 1220

To be sold as the property of Leo J. Stelzman, Faye E. Stelzman.

No. 19-03935

Judgment Amount: \$19,103.91

Attorney: Joseph P. Schalk, Esquire

ALL THAT CERTAIN tract or piece of land, together with the dwelling house and garage thereon erected, situate on the East side of Luzerne Street (formerly Cameron Street) between Warren Street and Lackawanna Street, in the Nineteenth Ward, formerly the Fifteenth Ward of the City of Reading (formerly Glenside), County of Berks and Commonwealth of Pennsylvania, being House No. 1417 Luzerne Street, and also being Lots Nos. 36 and 37 and the Southern one-half of Lot No. 38 in Block 4, on the plan of Lots known as "Glenside" recorded in Plan Book Volume 2, page 46 and 47, Berks County records, being more fully bounded and described as follows, to wit:

On the North be a Northern one-half of Lot No. 38 in Block 4;

On the East by a fifteen feet (15') wide alley;

On the South by Lot No. 35 in Block 4; and

On the West by Luzerne Street (formerly Cameron Street).

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CONTAINING a frontage on Luzerne Street, of fifty feet (50') and a depth of one hundred and fifteen feet (115').

BEING THE SAME PREMISES which Caroline Baker by Deed dated February 16, 2007 and recorded on April 30, 2007 in the Office of the Recorder of Deeds of Berks County in Record Book 5124, Page 461 granted and conveyed unto Caroline Baker, Trustee under the Caroline Baker Revocable Trust Agreement.

TO BE SOLD AS THE PROPERTY OF CAROLINE BAKER, INDIVIDUALLY AND CAROLINE BAKER, TRUSTEE UNDER THE CAROLINE BAKER REVOCABLE TRUST COMPANY.

No. 19-03937

Judgment Amount: \$135,032.40

Attorney: RAS Citron, LLC

Attorneys for Plaintiff

Robert Crawley, Esq.

ID No. 319712

Legal Description

ALL THAT CERTAIN lot or piece of ground, together with the one and one-half story flame dwelling house thereon erected, known as House No. 2310 Lincoln Avenue, situate on the Southern side of Lincoln Avenue between West Wyomissing Boulevard and Harrison Avenue, being known as the Western 10 feet of Lot No. 306, and all of Lot Nos. 308 and 310, as shown on Plan of West Wyomissing, said Plan being recorded in Plan Book Volume 2., page 44, Berks County Records; in the County of Berks and Commonwealth of Pennsylvania; more particularly bounded and described as follows, to wit:

BEGINNING at a point in the Southern side of Lincoln Avenue, 215 feet 0 inches West of the Western side of West Wyomissing Boulevard;

THENCE in a Southerly direction, at right angles to Lincoln Avenue, a distance of 125 feet 0 Inches to a point in the Northern side a 12 feet wide alley;

THENCE in a Westerly direction along the same, at right angles to last described line, a distance of 125 feet 0 inches to a point in the Southern side of Lincoln Avenue;

THENCE in an Easterly direction along the same, at right angles to last described line, a distance of 50 feet 0 inches to the place of BEGINNING.

Parcel ID: 80-4386-16-94-3393

BEING THE SAME PREMISES WHICH Nanette Hain and David R. Hain, Jr., by Deed dated June 9, 2000 and recorded June 28, 2000 in Book 3213, Page 1600, Berks County Records, granted and conveyed unto David It. Hain, Jr., in fee.

AND THE SAID David R. Hain, Jr. married Karen M. Haim.

AND THE SAID Karen M. Hain is joining in the deed to remove any right, title, or interest in subject property that she may have a result of being married to David R. Hain, Jr.

TOGETHER WITH all and singular the buildings and improvements, ways, streets, alleys, driveways, passages, waters, water-courses, rights, liberties, privileges, hereditaments and appurtenances, whatsoever unto the hereby granted premises belonging, or in anywise appertaining, and the reversions and remainders, rents, issues, and profits thereof; and all the estate, right, title, interest, property, claim and demand whatsoever of him, the said grantor, as well at law as in equity, of, in and to the same.

TO HAVE AND TO HOLD the said lot or piece of ground described above, with the buildings and improvements thereon erected, hereditaments and premises hereby granted, or mentioned and intended so to be, with the appurtenances, unto the said Grantee, its successors and assigns, to and for the only proper use and behoof of the said Grantee, its successors and assigns, forever.

BEING KNOWN AS: 2310 LINCOLN AVENUE READING, PA 19609

PROPERTY ID: 80-4386-16-94-3393

TITLE TO SAID PREMISIS IS VESTED IN MARIA GARRO BY DEED FROM DAVID R. HAIN, JR., DATED 12/21/2006 RECORDED 09/20/2007 IN BOOK NO. 5223 PAGE 2276. MARIA GARRO DEPARTED THIS LIFE ON 05/21/2016.

TO BE SOLD AS PROPERTY OF: MARIA GARRO

No. 19-13313

Judgment Amount: \$39,933.82

Attorney: Michael S. Bloom, Esquire

PRESSMAN & DOYLE, LLC

Legal Description

ALL THAT CERTAIN lot or piece of ground, with the brick dwelling house thereon erected, lying and being on the South side of and being No. 14 East High Street, East of Front Street, in the Borough of Womelsdorf, Berks County, Commonwealth of Pennsylvania, bounded and described as follows:

ON the East by property now or late of Harry I. Fidler; on the West by property now or late of Levina Fidler; on the South by an alley; and on the North by said East High Street.

CONTAINING on East High Street in breadth, East and West, 16-1/2 feet, more or less, and in depth or length 264 feet.

Being the same premises which Linda D. Gross by Deed dated 4/15/2011 and recorded 4/19/2011 in Berks County in Instrument No. 2011015107 conveyed unto Linda D. Gross and Patricia A. Sechrist, in fee.

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Being the same premises which Patricia A. Sechrist by Deed dated 12/20/2018 and recorded 12/21/2018 in Berks County in Instrument No. 2018044038 conveyed unto Linda D. Gross, in fee.

Tax ID/Parcel No. 95022400; PIN: 4337-07-68-2704

Parcel ID: 95433707682704

TO BE SOLD AS THE PROPERTY OF:
Linda D. Gross

NO. 19-13853

Judgment Amount: \$32,464.38

Attorney: Phelan Hallinan Diamond & Jones,

LLP

LEGAL DESCRIPTION

ALL THAT CERTAIN lot of ground, situate on the east side of Weiser Street, between West Oley Street and West Douglass Street, being city number 729, in the City of Reading, County of Berks and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

ON the north by property now or late of Simon P. O'Reilly; on the east by a ten feet wide alley; on the south by property now or late of Augustus W. Weidner; and on the west by said Weiser street.

CONTAINING in front on said Weiser Street, north and south fifteen feet (15') to the middle of a joint alley two feet and two inches (02' 02") wide on the north side of said house, and in depth east and west of equal width one hundred and thirty-four feet six inches (134' 06") to said ten feet wide alley.

TITLE TO SAID PREMISES IS VESTED IN 830 WISER TRUST, R RIMPEL, AS TRUSTEE, by Deed from CHASITY CALDWELL, Dated 03/01/2016, Recorded 03/15/2016, Instrument No. 2016008478.

Being known as 729 Weiser Street, Reading, PA 19601-2421.

Residential property

Tax Parcel No: 15-5307-57-54-0398

Tax Account: 15682900

See Deed Instrument: 2016008478

To be sold as the property of Chasity C. Caldwell a/k/a Chasity Caldwell, 830 Wiser Trust, Ricardo Rimpel a/k/a R. RIMPEL AS TRUSTEE OF THE 830 WISER TRUST.

No. 19-14099

Judgment: \$108,378.59

Attorney: Meredith H. Wooters, Esquire

Scott A. Dietterick, Esquire

Kimberly J. Hong, Esquire

Michael E. Carleton, Esquire

Justin F. Kobeski, Esquire

Matthew P. Curry, Esquire

Cristina L. Connor, Esquire

Holly N. Wolf, Esquire

Karina Velter, Esquire

LEGAL DESCRIPTION

All That Certain one-story brick bungalow dwelling and the tract or piece of land on which it is erected, consisting of the Southwestern 20 feet of Lot No. 14 and the northeastern 20 feet of Lot No. 15, making a total width of 40 feet, as shown on Plan of "First Section of Ridge Park Addition", surveyed and laid out by the Wells Engineering Company for the Berks County Real Estate Company in November 1927 and filed in the Recorder's Office at Reading in Plan Book No. 8, page 17, situate on the Southeastern side of New Holland Road between Haig Boulevard and the 20 feet wide walk running between said New Holland Road and Fayette Avenue, in the Borough of Kenhorst (formerly Cumru Township), County of Berks and Commonwealth of Pennsylvania, bounded on the Northeast by the residue 20 feet of said Lot No. 14, now the property of Berks County Real Estate Company, on the Southeast by a fifteen feet (15') wide alley, on the Southwest by the residue portion of said Lot No. 15 now the property of the Berks County Real Estate Company, and on the Northwest by New Holland Road and described more fully as follows, to wit:

Beginning at a point in the Southeastern building line of New Holland Road 359 feet 10-7/8 inches southwest of the Southeastern building corner of said New Holland Road and the 20 feet wide walk running between said New Holland Road and Fayette Avenue, as shown on said Plan "First Section of Ridge Park Addition", said point being a corner of the residue Northeastern 20 feet of Lot No. 14, still the property of the Berks County Real Estate Company, thence Southeastwardly along the same, through the middle of said Lot No. 14, at right angles to said New Holland Road, a distance of 119 feet 8-7/8 inches to a corner in the Northwestern side of a 15 feet wide alley, thence Southwestwardly along the same, making an interior angle of 90 degrees 2-1/2 minutes with the last described line, a distance of 40 feet 0 inches to a corner, thence Northwestwardly along the residue portion of said Lot No. 15, being other property of the said Berks County Real Estate Company by a line 20 feet Southwest of and parallel to the division line between aforesaid Lots Nos. 14 and 15 and making an interior angle of 89 degrees 57-1/2 minutes with said 15 feet wide alley, a distance of 119 feet 9-1/2 inches to a corner in the aforesaid

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Southeastern building line of new Holland Road, thence Northeastwardly along the same at right angles to last described line a distance of 40 feet to the Place of Beginning.

Containing in width along said New Holland Road forty (40) feet and in depth of equal width along the residue portion of Lot No. 14 a distance of one hundred and nineteen feet eight and seven-eighths inches (119' 8-7/8") and along the residue portion of Lot No. 15 a distance of one hundred and nineteen feet nine and a quarter inches (119' 9-1/4") and an area of four thousand seven hundred and ninety square feet (4,790 sq. ft.).

Being the same property conveyed to Kevin C. Gallinot who acquired title by virtue of a deed from Giuseppe Ruggeri, Executor of the Last Will and Testament of Maria C. Ruggeri, deceased, dated May 25, 2001, recorded May 30, 2001, at Document ID 28402, and recorded in Book 3341, Page 1431, Office of the Recorder of Deeds, Berks County, Pennsylvania.

HAVING ERECTED THEREON A DWELLING HOUSE KNOWN AS 1440 NEW HOLLAND ROAD, READING, PA 19607.

Parcel No.: 54530506390901
Account: 54102000

See Deed Book Volume 3341, Page 1431

TO BE SOLD AS THE PROPERTY OF KEVIN C. GALLINOT

No. 19-15032

Judgment: \$72,496.61

Attorney: Law Office of Gregory Javardian, LLC

PURPART NO. 1

ALL THAT CERTAIN Southern half of a double two-story frame mansard roof dwelling house and the lot of ground upon which the same is erected, situate on the Eastern side of Wyomissing Avenue, in the Village of Pennwyn, Township of Cumru, County of Berks and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

On the North by property now or late of A. F. Kachel and wife;

On the South by property late of C. Jacob Stoudt;

On the East by a 20 feet wide alley; and
On the West by Wyomissing Avenue.

PURPART NO. 2

ALL THAT CERTAIN lot or piece of ground situate on the Eastern side of Wyomissing Avenue in the Village of Pennwyn, Cumru Township, Berks County, Pennsylvania, (adjoining Purpart No. 1), bounded and described as follows, to wit:

BEGINNING at a point in Wyomissing Avenue; thence East along lands of Raymond D. Stoudt, 179 feet 6 inches to a point in a 20 feet wide alley; thence North along said alley 21 feet 4 ? inches to a point in other lands of C. Jacob Stoudt; thence West along said lands 179 feet to a point in Wyomissing Avenue; thence South along Wyomissing Avenue 25 feet to the place of BEGINNING.

BEING THE SAME PREMISES which Elizabeth M. Stoudt, Widow, by Deed dated May 1, 1989 and recorded in Record Book Volume 2067, Page 326, Berks County Recorder of Deeds Office, granted and conveyed unto Elizabeth M. Stoudt and Mary C. Kurtz, as joint tenants with the right of survivorship, and not as tenants in common.

BEING THE SAME PREMISES which Elizabeth M. Stoudt by Deed dated May 9, 1998 and recorded May 14, 1998 in the Office of the Recorder of Deeds in and for Berks County in Deed Book 2939, Page 523, granted and conveyed unto Mary C. Kurtz.

BEING KNOWN AS 219 Pennwyn Place, Reading, PA 19607.

TAX PARCEL NO. 39-4395-14-44-5629

ACCOUNT:

See Deed Book 2939, Page 523

To be sold as the property of Mary C. Kurtz

No. 19-15244

Judgment Amount: \$72,954.76

Attorney: Roger Fay, Esquire

All that certain two-story brick dwelling house with basement garage, together with the lot or piece of ground upon which the same is erected, situate on the North side of Fairview Avenue between Nineteenth and Twentieth Streets, being Number 1953 Fairview Avenue, in the borough of Mt. Penn, County of Berks and State of Pennsylvania, bounded and described, as follows, to wit:

Beginning at a point on the Northern building line of said Fairview Avenue (a fifty feet wide street as laid out on the topographical survey of the said Borough of Mt. Penn), said point being a distance of two hundred ninety-six feet, eleven and one-half inches (296' 11-1/2") West of and from the Northwestern building corner of said Fairview Avenue and Twentieth Street (a sixty feet wide street, also as laid out on the said topographical survey of the said Borough of Mt. Penn), thence in a Westerly direction along the said Northern building line of said Fairview Avenue, a distance of fourteen feet eight and seven-eighths inches (14' 8-7/8") to a point; thence at right angles with the last described line in a Northerly direction along premises Number 1951 Fairview Avenue, by a line passing through the middle of the party wall between said premises Number 1951 Fairview Avenue and the herein described premises, a distance of one hundred twenty feet (120') to a point on the Southern side of a twenty feet (20') wide alley; thence at right angles with the last described line in an Easterly direction along the said Southern side of said twenty feet (20') wide alley, a distance of fourteen feet eight and seven-eighths inches (14' 8-7/8") to a point; thence at right angles with the last described line in a Southerly direction along premises, Number 1955 Fairview Avenue, by a line passing through the middle of the party wall

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between said premises Number 1955 Fairview Avenue and the herein described premises, a distance of one hundred and twenty feet (120') to a point on the Northerly building line of said Fairview Avenue, being the place of beginning.

Title to said Premises vested in Robert Silcox a/k/a Robert J. Silcox and Kimberly Silcox a/k/a Kimberly D. Silcox by Deed from Kimberly D. Coolbaugh et al dated February 11, 2003 and recorded on February 14, 2003 in the Berks County Recorder of Deeds in Book 3698, Page 0902.

Being known as: 1953 Fairview Avenue, Borough of MT. Penn, Reading, PA 19606

Tax Parcel Number: 64531641670139

To be sold as the property of Kimberly Silcox a/k/a Kimberly D. Silcox and Robert Silcox a/k/a Robert J. Silcox

NO. 19-05297

Judgment: \$110,643.60

Attorney: JAMES BUCK, ESQUIRE

PARCEL NO.: 43533703403028/(43) 024389

ALL THAT CERTAIN lot or piece of ground, together with the one-story brick ranch type dwelling house thereon erected, situate on the southern side of the Macadam State Highway known as the Oley Turnpike Road, leading from Jacksonwald to Limekiln, in the Township of Exeter, County of Berks and State of Pennsylvania, bounded On the North by the northern one-half of the aforesaid Macadam State of Highway known as the Oley Turnpike Road; On the East and South by property now or late of Harry S. Renninger and Sallie E. Renninger, his wife; and on the west by property now or late of Dan E. Mast and Mildred Mast, his wife, and being more fully bounded and described as follows, to wit:

BEGINNING at a corner marked by an iron pin in the center line of the Macadam State Highway known as the Oley Turnpike Road, said corner being the northwestern corner of the herein described property, the northeastern corner of other property belonging to Dan E. Mast and Mildred Mast, his wife, and being north fifty-nine degrees thirty-nine minutes east (N. 59 degrees 39' E.) a distance of one hundred twenty-five feet no inches (125' 0") measured along the center line of the aforesaid Macadam State Highway from a corner marked by an iron pin on the northeastern corner of property now or late of Ralph S. Mast and Dorothy E. Mast, his wife, thence in and along the aforesaid Macadam State Highway known as the Oley Turnpike Road, north sixty-four degrees fortyfour minutes east (N. 64 degrees 44' E.) a distance of one hundred twenty-five feet no inches (125' 0") to a corner marked by an iron pin in the center line of the aforesaid Macadam State Highway; thence leaving the aforesaid Macadam State Highway known as the Oley Turnpike Road and along property now or late of Harry S. Renninger and Sallie E. Renninger, his wife, the two (2) following courses

and distances, viz: (1) passing through an iron pin twenty feet no inches (20' 0") from the last described corner, south twenty-three degrees fifty-four minutes east (S. 23 degrees 54' E.) a distance of three hundred twenty-six feet four and one-half inches (326' 4-1/2") to a corner marked by an iron pin, and along the center line of a ten feet (10') wide reservation for public utilities south sixty- nine degrees thirty-four and one-half minutes west (69 degrees 34 1-1/2" W.) a distance of eighty-nine feet two and one-half inches (89' 2-1/2") to a corner marked by and iron pin, thence along property now or late of Dan E. Mast and Mildred Mast, his wife; passing through an iron pin twenty feet no inches (20' 0") from the next described corner, north thirty degrees twenty-one minutes west (N. 30 degrees 21' W.) a distance of three hundred twenty feet no inches (320' 0") to the place of Beginning.

CONTAINING thirty-four thousand four hundred fifty-one and ninety-eight one-hundredths (34,451.98) square feet.

Fee Simple Title Vested in Vincent M. Demming by deed from Suzan J. Keuscher, Executrix of the Estate of Timothy J. Roller, deceased, dated 5/20/2016, recorded 5/23/2016, in the Berks County Clerk's Office in Deed Instrument No. 2016017049.

ALSO KNOWN AS 5111 Oley Turnpike Road, Reading, PA 19606

TO BE SOLD AS THE PROPERTY OF Vincent M. Demming

No. 19-15318

Judgment Amount: \$37,692.78

Attorney: Kaitlin D. Shire, Esquire

LEGAL DESCRIPTION

ALL THAT CERTAIN two (2) story brick dwelling being House No. 226 Sycamore Road, together with the lot or piece of ground upon which the same is erected, situate on the northwesterly side of Sycamore Road between Linden Lane and Parkview Road, in the Borough of West Reading, County of Berks and Commonwealth of Pennsylvania, more fully bounded and described as follows:

BEGINNING at a point on the northwesterly building line of Sycamore Road sixty (60) feet wide northeastwardly a distance of 225.87 feet from the intersection of the northwesterly building line of Sycamore Road with the northeasterly building line of Parkview Road (sixty (60) feet wide); thence extending along House No. 228 Sycamore Road the two (2) following directions and distances; (1) in a northwesterly direction forming an interior angle of 96 degrees 20 minutes 31 seconds with the tangent to the curve in the northwesterly building line of Sycamore Road passing through the wall between House No. 226 and House No. 228 Sycamore Road, a distance of 78.21 feet to a point; (2) continuing in a northwesterly direction forming an interior angle of 183 degrees 13-1/2 minutes with the

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last described line a distance of 63.72 feet to a point; thence extending along the southeasterly side of a 20 feet wide alley, the two (2) following directions and distances: (1) in a northeasterly direction forming an interior angle of 81 degrees with the last described line a distance of 8.89 feet to the angle in the southeasterly side of said 20 feet wide alley; (2) continuing in the northeasterly direction forming an interior angle of 189 degrees with the last described line a distance of 11.19 feet to a point; thence extending along House No. 224 Sycamore Road, the two (2) following directions and distances: (1) in the southeasterly direction forming a right angle with the easterly side of said 20 feet wide alley a distance of 63.46 feet to a point; (2) continuing in a southeasterly direction forming an interior angle of 176 degrees 46-1/2 minutes with the last described line passing through the wall between House NO. 224 and House No. 226 Sycamore Road a distance of 79.76 feet to a point on the northwesterly building line of Sycamore Road; thence extending in a southwesterly direction along the northwesterly building line of Sycamore Road being along the arc of a curve deflecting to the right having a radius of 300 feet, a central angle of 3 degrees 49 minutes 54 seconds, the tangent to said curve forming an interior angle of 87 degrees 29 minutes 23 seconds with the last described line a distance along the arc of 20.06 feet to the place of beginning.

BEING THE SAME PREMISES WHICH Jack. C. Moyer and Elaine Moyer, by Deed Dated September 22, 1989, and recorded September 27, 1989, in the Office of the Recorder of Deeds in and for the County of Berks in Record Book 2095, Page 1430, granted and conveyed unto Donna J. Moser.

PIN NO. 93530606384274

To be sold as the property of: DONNA J. MOSER

No. 19-16360

Judgment: \$9,679.34

Attorney: Meredith H. Wooters, Esquire

- Scott A. Dietterick, Esquire
 - Kimberly J. Hong, Esquire
 - Michael E. Carleton, Esquire
 - Justin F. Kobeski, Esquire
 - Matthew P. Curry, Esquire
 - Cristina L. Connor, Esquire
 - Holly N. Wolf, Esquire
 - Karina Velter, Esquire
- LEGAL DESCRIPTION

All that certain two-story brick dwelling house and lot or piece of ground upon which the same is erected situate on the north side of Chestnut Street, being the Northeast corner of Pearl and Chestnut Street, and numbered 523 Chestnut Street between Fifth and Sixth Streets, in the City of Reading, County of Berks and Commonwealth of Pennsylvania, bounded and described as follows to wit:

On the North by Property now or late of Henry Kerper; on the East by property now or late of Robert Wenrich; on the South By Said Chestnut Street; and on the West by said Pearl Street.

Containing in front on said Chestnut Street, thirteen (13) feet six (06) inches more or less, and in depth sixty (60) feet, more or less.

Being the same property conveyed to George E. Tucker who acquired title by virtue of a deed from William J. Fisher, dated March 23, 1993, recorded March 30, 1994, at Document ID 18561, and recorded in Book 2534, Page 1376, Office of the Recorder of Deeds, Berks County, Pennsylvania.

HAVING ERECTED THEREON A DWELLING HOUSE KNOWN AS 523 CHESTNUT STREET, READING, PA 19602.

Parcel No.: 04530627891142

Account: 04305550

See Deed Book Volume 2534, Page 1376

TO BE SOLD AS THE PROPERTY OF GEORGE E. TUCKER

No. 19-16555

Judgment: \$134,078.95

Attorney: McCabe, Weisberg & Conway, LLC

ALL THAT CERTAIN LOT OR PIECE OF GROUND WITH ONE TWO-STORY BRICK DWELLING ERECTED THEREON SITUATE ON WALNUT STREET, IN THE BOROUGH OF KUTZTOWN, COUNTY OF BERKS AND COMMONWEALTH OF PENNSYLVANIA, BOUNDED AND DESCRIBED AS FOLLOWS, TO WIT:

BEGINNING AT A POINT ON SAID WALNUT STREET NORTHWARDLY FIFTY-NINE FEET (59') FROM THE DIVISION LINE OF PROPERTY NOW OR LATE OF THE NAZARETH BUILDING AND LOAN ASSOCIATION AND PROPERTY NOW OR LATE OF CHARLES S. FRY; THENCE ALONG SAID WALNUT STREET NORTHWARDLY A DISTANCE OF FOURTEEN FEET (14') AND EXTENDING OF THE SAME WIDTH WESTWARDLY BETWEEN LINES PARALLEL TO SAID DIVISION LINE ONE HUNDRED SIXTY FEET (160') TO AN ALLEY, BOUNDED ON THE NORTH BY PROPERTY NOW OR LATE OF THE NAZARETH BUILDING AND LOAN ASSOCIATION, ON THE EAST BY SAID WALNUT STREET, ON THE SOUTH BY PROPERTY NOW OR LATE OF THE NAZARETH BUILDING AND LOAN ASSOCIATION, AND ON THE WEST BY AN ALLEY.

Being known and numbered as: 443 West Walnut Street Kutztown, PA 19530

Being parcel number: 55544311761316

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BEING THE SAME PREMISES CONVEYED TO Michael Dise FROM Matthew C. Welsh and Kathleen Welsh by Deed Dated 12/5/2017 AND RECORDED 12/6/2017 instrument number: 2017045307

TO BE SOLD AS THE PROPERTY OF MICHAEL DISE

NO. 19-16704

JUDGMENT: \$201,125.51

ATTORNEY: PHILIP G. CURTIN, ESQUIRE.

ALL THAT CERTAIN LOT or tract of land with 2 story frame dwelling and attached garage thereon erected and known as Lot #1 of Plan Book Volume 124, page 83, Berks County Records, situate on the Eastern side of Old Spies Church Road, T-606, in the Township of Lower Alsace, Berks County, Pennsylvania, and being more fully bounded and described as follows, to wit:

BEGINNING at PK nail found in the centerline of Old Spies Church Road, T-606, and being the Northwestern corner of herein lot; thence along the center line of T-606, the 3 following courses and distances viz:

1. North 67° 06' 0" East, 84.00' to a PK nail;
2. North 57° 32' East, 121.10' to a PK nail; and
3. North 48° 49' 00 East, 205.60' to a PK nail.

Thence crossing over T-606 and along lands of James Reed, et ux, South 53° East, 185.19' to a steel pin set; thence along Lot #2, the 4 following courses and distances, viz:

1. South 26° 44' 20" West, 504.00' to a steel pin;
2. South 49° 09' 59" West 155.90' to a 15" painted tree
3. North 43° 51' 54" West 211.20' to a 15" painted tree; and
4. North 01° 41' 37" East, 277.90' to a PK nail in the centerline of T-606.

The point and place of BEGINNING.

PARCEL NO. 23-5327-08-79 5086

THEREON ERECTED A DWELLING HOUSE KNOWN AS : 113 Old Spies Church Rd., Reading, PA 19606

TAX PARCEL: 23-5327-08-79 5086

ACCOUNT: 23045025

SEE DEED BOOK: 2005031013

TO BE SOLD AS THE PROPERTY OF LINDA L. PRUSSMAN

No. 19-17541

Judgment: \$219,746.64

Attorney: Patrick J. Wesner, Esquire.

ALL THAT CERTAIN lot or piece of ground, Situate on the Southerly side of a public Macadam Road, Township Route Number 315, leading from Knauers towards Gouglersville and also being a distance Westerly from another public Macadam Road, Township Route Number 316, leading toward Adamstown, in the Township of Brecknock, County of Berks and Commonwealth of Pennsylvania and also being more particularly described as follows, to wit:

BEGINNING at a point in the centerline of a public Macadam Road, Township Route Number 315, said point being a distance of 452 feet, more or less, measured Westerly in and along the said centerline of Township Route Number 315, from its intersection with the centerline of another public Macadam Road, Township Route Number 316, said point of beginning, being a corner common to property of George E. Rinehart and Liane R. Rinehart, husband and wife and also being the most Northeasterly corner of the herein described lot; thence in a Southerly direction along property of the said George E. Rinehart and Liane R. Rinehart, at right angles to the said Township Route Number 315 and passing through an iron pin 16.5 feet from the place of beginning, a distance of 166.5 feet to an iron pin in line of residue property of Harry Leroy Shurr and Dorothy E. Shurr, husband and wife; thence by the same in a Westerly direction at right angles to the last described line, a distance of 100 feet to an iron pin; thence still by the same in a Northerly direction at right angles to the last described line and passing through an iron pin 16.5 feet from the next described corner, a distance of 166.5 feet to a point in the centerline of the said Township Route Number 315; thence in and along the centerline of the said road, in an Easterly directions, at right angles to the last described line, a distance of 100 feet to the place of beginning.

CONTAINING 16,650 square feet of land.

Tax ID: 34-4384-03-30-7739

Title to said premises is vested in Daniel Lloyd and Susan Lloyd, husband and wife, by deed from Shawn I. McCord and Debra A. McCord, husband and wife, dated 02/26/05, recorded 03/02/05, Page 04540, Page 0588 as Instrument Number 2005010817.

No. 19-17592

Judgment: \$93,468.02

Attorney: Meredith H. Wooters, Esquire

Scott A. Dieterick, Esquire

Kimberly J. Hong, Esquire

Michael E. Carleton, Esquire

Justin F. Kobeski, Esquire

Matthew P. Curry, Esquire

Cristina L. Connor, Esquire

Holly N. Wolf, Esquire

Karina Velter, Esquire

LEGAL DESCRIPTION

All that certain two-story frame dwelling house and the lot or piece of ground upon which the same is erected, situate on the North side of Ruth Street, between Robesonia and Brooke Streets, in the Borough of Robesonia, County of Berks and Commonwealth of Pennsylvania, said lot being more particularly bounded and described as follows, to wit:

Beginning at a point in the northern building line of Ruth Street in line of property no or late of Morris Smith; thence Eastward along said line of Ruth Street, thirty (30) feet to a point in line of property now or late of George W. Gerhart; thence

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Northward along property now or late of George W. Gerhart, one hundred fifty (150) feet to a point in the Southern building line of Oak Alley; thence Westward along Oak Alley thirty (30) feet to a point in line of property now or late of the said Morris Smith; thence along said property now or late of Morris Smith one hundred fifty (150) feet to a point in the Northern building line of said Ruth Street, the place of Beginning.

Containing in front on said Ruth Street thirty (30) feet, and in depth of equal width one hundred and fifty (150) feet to said Oak Alley.

Being the same property conveyed to Tyler E. Hohl who acquired title by virtue of a deed from Michael E. Kocher, dated May 22, 2015, recorded June 2, 2015, at Instrument Number 2015018334, Office of the Recorder of Deeds, Berks County, Pennsylvania.

HAVING ERECTED THEREON A DWELLING HOUSE KNOWN AS 33 WEST RUTH AVENUE, ROBESONIA, PA 19551.

Parcel No.: 74-4347-16-94-6936

Account: 74047100

See Deed Book Instrument Number 2015018334

TO BE SOLD AS THE PROPERTY OF TYLER E. HOHL

No. 19-17788

Judgment Amount: \$110,600.35

Attorney: KML Law Group, P.C.

LEGAL DESCRIPTION

ALL THAT CERTAIN lot, together with two (2) dwelling houses and other improvements erected thereon; situate on the northwesterly side of Unger's Lane, T-656 and the northeasterly side of Weisstown Road, T-613 in Colebrookdale Township, Berks County, Commonwealth of Pennsylvania, bounded and described according to a survey and plat #1853-2436, dated 7/26/1977 and Albert G. Newbold, R.P.E. as follows:

BEGINNING at a point in the bed of Ungers Lane, T-656; said point being the easterly corner of the herein described lot and being in a line of lands now or late of Unger's Fruit Farms, Inc.; thence by the bed of Ungers Lane the 2, following courses and distances; (1) South 25 degrees 08 minutes 20 seconds West 245.85 feet to a point; (2) South 35 degrees 12 minutes West 336.60 feet to a point in the intersection of Ungers Lane with Weisstown Road T-613; thence by the bed of Weisstown Road North 60 degrees 30 minutes West 433.30 feet to a corner of lands now or late of Irwin Gruber; thence by the same the 2 following courses and distances; (1) North 21 degrees 30 minutes East 82.50 feet to a point; (2) North 46 degrees 08 minutes 20 seconds East 626.39 feet to a corner in a line of lands now or late of Unger Fruit Farms, Inc. thence by the same South 40 degrees 53 minutes 40 seconds East 303.33 feet to the point of beginning. Containing 5.768 Acres. Excepting And Reserving Thereout And Therefrom All That Certain Lot Or Piece Of

Ground With A Dwelling House Erected Thereon Situate In Colebrookdale Township, Berks County, And State Of Pennsylvania, Bounded And Described As Follows, To Wit:

Beginning At A Point In The Public Road Leading From State Highway Traffic Route No. 10C To State Highway Traffic Route No. 73 (Said Point Being 150 Feet South West Of A Line Of Lands Of Daniel Unger) Thence Along Said Road South 24 degrees 10 Minutes West 61 Feet To A Corner Of Other Lands Of Nelson G. Yoder And Wife, Thence Along The Same North 65 Degrees 30 Minutes East 150 Feet To A Corner, Thence North 24 Degrees 30 Minutes East 61 Feet To A Corner; Thence South 65 Degrees 30 Minutes East 150 Feet To The Place Of Beginning. Containing 33.6 Perches. Also Excepting And Reserving thereout And Therefrom All That Certain Tract Or Strip Of Land, Together With The Improvements Erected Thereon, Situate In Colebrookdale Township, Berks County, Commonwealth Of Pennsylvania, Bounded And Described According To A Subdivision Plan "Yore" Dated 7/26/77 By Albert G. Newbold. P.E. As Follows:

Beginning At A Point In The bed Of Ungers Lane, T-656, Said Point 141.95 Feet Distant From A Point Marking A Corner Of Lands Now Or Late Of Unger Fruit Farms, Inc. Measured South 25 Degrees 06 Minutes 20 Seconds West; Thence By The Bed Of Ungers Land South 25 Degrees 08 Minutes 20 Seconds West; 12.03 Feet To A Point; Thence By Other Lands Of The Grantee North 60 Degrees 26 Minutes 30 Seconds West 150.00 Feet To A Point, Thence By Lot No. 2 Of Other Lands Of The Grantor North 28 Degrees 46 Minutes 30 Seconds East 12.00 Feet To A Point; Thence By Same South 60 Degrees 26 Minutes 30 Seconds East 149.24 Feet To The Place Of Beginning. James A Dodson, As Sole Owner Name(S):

Containing 1,794 Square Feet.

Thereon erected a dwelling house known as: 1124 Weisstown Road, Boyertown, PA 19512

Tax Parcel #38538708883482

Account: 38081000

See Deed Instrument Number 2009002799

Sold as the property of: JAMES ALLEN DODSON a/k/a JAMES A. DODSON a/k/a JAMES DODSON

NO. 19-17839

Judgment: \$127,911.00

Attorney: Leslie J. Rase, Esquire

PREMISES A:

ALL THOSE CERTAIN two (2) triangular lots or places of ground situate on the southeastern side of the macadam state Highway leading from Birdsboro to Hopewell, in the Township of Union, County of Berks and Commonwealth of Pennsylvania, and being more fully bounded and described as follows, to wit:

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PURPART NO. 1

BEGINNING at a corner marked by a spike to the corner line of the Macadam State Highway leading from Birdsboro to Hopewell in line of property belonging to The John T. Dyer Quarry Company, said corner being the most western corner of the herein-described property, thence in and along the center line of the aforesaid macadam State Highway leading from Birdsboro to Hopewell, along property belonging to the E & G Brooke Land Company, the two (2) following courses and distances, viz: (1) North 50 degrees 03 minutes 10 seconds East, a distance of 67.55 feet to a corner marked by a spike, and (2) North 57 degrees 31 minutes 10 seconds East, a distance of 83.98 feet to a corner marked by a spike, thence continuing along the aforesaid property belonging to The E & G Brooke Land Company, in and along the old macadam road leading to Hopewell, the two (2) following courses and distance viz: (1) leaving the aforesaid macadam State Highway leading from Birdsboro to Hopewell, South 10 degrees 09 minutes 40 seconds West, a distance of 86.00 feet to a corner marked by a spike; and (2) South 28 degrees 44 minutes 40 seconds West, a distance of 62.76 feet to a corner marked by a spike, thence along property belonging to Frank Davidheiser and Ruth A. Davidheiser, his wife, continuing in and along the aforesaid old macadam road, South 38 degrees 57 minutes 40 seconds West, a distance of 83.69 feet to a corner marked by an iron pin, thence along property to be conveyed by The John T. Dyer Quarry Company to Harold H. Hohl and Betty M. Hohl, his wife, North 10 degrees 01 minute 10 seconds West, a distance of 122.83 feet to the place of BEGINNING.

CONTAINING, 11, 946.81 square feet.

PURPART NO. 2

BEGINNING at a corner marked by a spike in the center line of the macadam State Highway leading from Birdsboro to Hopewell, said corner being the northeastern corner of the herein described property, thence along property to be conveyed by the John T. Dyer Quarry Company to Harold H. Hohl and Betty M. Hohl, his wife, the two (2) following courses and distances, viz: (1) leaving the aforesaid macadam State Highway, South 10 degrees 01 minute 10 seconds East, a distance East, a distance of 117.81 feet to a corner marked by an iron pin, and (2) North 57 degrees 43 minutes 40 seconds East, a distance of 8.01 feet to a corner marked by an iron pin; thence along property belonging to Frank Davidheiser and Ruth A. Davidheiser, his wife, South 02 degrees 59 minutes 20 seconds East, a distance of 9.53 feet to a corner marked by a marble stone, thence along other property belonging to Harold H. Hohl and Betty M. Hohl, his wife, the two (2) following courses and distances, (1) South 58 degrees 22 minutes 40 seconds West, a distance of 130.27 feet to a corner marked by a marble stone, and (2) South 73 degrees 07 minutes 40 seconds West, a distance of 69.46 feet to a

corner marked by a spike in the center line of the aforesaid macadam State Highway leading from Birdsboro to Hopewell, thence in and along same and along property belonging to The E & G Brooke Land Company, the three (3) following courses and distances, viz: (1) North 27 degrees 07 minutes 40 seconds East, a distance of 61.25 feet to a corner marked by a spike in the center line, (2) North 34 degrees 11 minutes 40 seconds East a distance of 90.97 feet to a corner marked by a spike in the center line, and (3) North 42 degrees 12 minutes 10 seconds East, a distance of 97.73 feet to the place of BEGINNING.

CONTAINING 14,636.36 square feet.

PREMISES B

ALL THAT CERTAIN lot or piece of ground, upon which is erected a two (2) story and attic frame dwelling house, situate on the western side of the macadam State Highway leading from Birdsboro to Hopewell, in the Township of Union, County of Berks and Commonwealth of Pennsylvania, bounded on the North by residue property belonging to The E & G Brooke Land Company (Hampton Furnace Tract) and a former Public Township Road known as Old Joanna Road, now vacated, on the East by the foresaid macadam State Highway leading from Birdsboro to Hopewell, on the South by residue property belonging to The E & G Brooke Land Company, formerly the Estate of A. Louise C. Brooke, deceased, and on the West by residue property belonging to The E & G Brooke Land Company (Hampton Furnace Tract), and property belong to Charles E. Kennedy and Lillian Kennedy, his wife, formerly the Estate of A. Louise C. Brooke, deceased, and being more fully bounded and described, as follows, to wit:

BEGINNING at a corner marked by a marble stone on the western side of the macadam State Highway leading from Birdsboro to Hopewell, said corner also being the southern side of a former Public Road known as Old Joanna Road, now vacated, thence along the western side of the aforesaid Macadam State Highway the two (2) following courses and distances, viz: (1) South 02 degrees 59 minutes 20 seconds East, a distance of 56 feet 09 inches to a corner marked by a stone in the division line between the Hampton Furnace Tract and the former property belonging to the Estate of A. Louise C. Brooke, deceased, and (2) South 08 degrees 04 minutes 20 seconds East, a distance of 43 feet 03 inches to a corner marked by a marble stone, thence leaving the aforesaid macadam State Highway and along residue property belonging to The E & G Brooke Land Company formerly the Estate of A. Louise C. Brooke, deceased, South 63 degrees 18 minutes 40 seconds West, a distance of 194 feet 08 inches to a corner marked by a marble stone in line of property belonging to Charles E. Kennedy and Lillian Kennedy, his wife, thence along same, North 01 degree 49 minutes 40 seconds East, a distance of 33 feet 2-1/2 inches to a corner

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marked by a planted sandstone, thence along residue property belonging to The E & G Brooke Land Company (Hampton Furnace Tract) the three (3) following courses and distances viz: (1) North 11 degrees 47 minutes 20 seconds West, a distance of 66 feet 9-1/2 inches to a corner marked by marble stone on the southern side of the aforesaid Old Joanna Road, now vacated, and (2) along the southern side of the aforesaid Old Joanne Road, now vacated, North 73 degrees 07 minutes 40 seconds East, a distance of 69 feet 5-1/2 inches to a corner marked by a marble stone, and (3) continuing along the southern side of the aforesaid Old Joanna Road, now vacated, North 58 degrees 22 minutes 40 seconds East, a distance of 133 feet 3-1/4 inches to the place of BEGINNING.

CONTAINING 61.81 perches.
PREMISES C

ALL THAT CERTAIN lot or piece of ground situate on the southern side of the macadam State Highway leading from Birdsboro to Hopewell in the Township of Union, County of Berks, and Commonwealth of Pennsylvania, and being more fully bounded and described as follows, to wit:

BEGINNING at a corner marked by a spike in the center line of the macadam State Highway leading from Birdsboro to Hopewell, said corner being the northwestern corner of the herein described property, thence in and along the aforesaid macadam State Highway and along residue property belonging to The John T. Dyer Quarry Company, North 50 degrees 03 minutes 10 seconds East, a distance of 34.70 feet to a corner marked by a spike, thence along property to be conveyed by The E & G Brooke Land Company to Harold H Hohl and Betty M. Hohl, his wife, leaving the aforesaid Macadam State Highway, South 10 degrees 01 minute 10 seconds East, a distance of 122.83 feet to a corner marked by an iron pin, thence along property, belonging to Frank Davidheiser and Ruth A Davidheiser, his wife, and along property to be conveyed by the E & G Brooke Land Company to Harold H Hohl and Betty M Hohl, his wife, passing through an iron pin 8.01 feet from the next described corner, South 57 degrees 43 minutes 40 seconds West, a distance of 32.45 feet to a corner marked by an iron pin, thence continuing along the aforesaid property to be conveyed to The E & G Brooke Land Company to Harold H. Hohl mid Betty M. Hohl, his wife, North 10 degrees 01 minute 10 seconds West, a distance of 117.81 feet to the place of BEGINNING.

CONTAINING 3,616 square feet.

BEING TAX PARCEL NO. 88534300465909
BEING KNOWN AS: 8 Davidheiser Road,
Douglassville, PA 19518

BEING the same premises in which John M. Rodland and Lori Favinger, by deed dated 03/19/2004 and recorded 11/15/2005 in the Office of the Recorder of Deeds, in and for the County of Berks, Commonwealth of Pennsylvania, in

Deed Book 4710, Page 977, and in Instrument No. 2005069333, granted and conveyed unto John M. Rodland.

TAX PARCEL NO 88534300465909
BEING KNOWN AS 8 Davidheiser Road,
Douglassville, PA 19518
Residential Property
To be sold as the property of John M. Rodland

No. 19-17848

Judgment: \$194,311.25

Attorney: Meredith H. Wooters, Esquire

Scott A. Dieterick, Esquire

Kimberly J. Hong, Esquire

Michael E. Carleton, Esquire

Justin F. Kobeski, Esquire

Matthew P. Curry, Esquire

Cristina L. Connor, Esquire

Holly N. Wolf, Esquire

Karina Velter, Esquire

LEGAL DESCRIPTION

All that certain two-story tile and stucco dwelling house and lot or piece of ground on which the same is erected, situate on the North side of Garfield Avenue, between Lake and Forest Avenues, being property numbered 1333 in the Borough of Wyomissing, County of Berks and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

On the North by a twelve (12) feet wide alley;
On the East by property now or late of Clarence B. Seidel;

On the South by said Garfield Avenue; and
On the west by property now or late of Edwin Purcelle.

Containing in front on said Garfield Avenue, thirty-five (35) feet and in depth of equal width North and South one hundred and fifteen (115) feet. Said premises comprising 15 feet of Lot No. 217 and 20 feet of Lot No. 218 in Block 19 shown on a Map or Plan of Wyomissing recorded in the office of the Recorder of Deeds of Berks County in Plan Book Volume 1, Page 1.

Being the same property conveyed to Juan C. Camacho who acquired title by virtue of a deed from R. Michael Lazarchick and Danelle Lazarchick, husband and wife, dated February 25, 2016, recorded February 29, 2016, at Instrument Number 2016006501, Office of the Recorder of Deeds, Berks County, Pennsylvania.

HAVING ERRECTED THEREON A DWELLING HOUSE KNOWN AS 1333 GARFIELD AVENUE, READING, PA 19610.

Parcel No.: 96439607679652

Account: 96045700

See Deed Book Volume 1, Page 1

TO BE SOLD AS THE PROPERTY OF JUAN C. CAMACHO

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No. 19-18001

Judgment Amount: \$15,134.67
 Attorney: KML Law Group, P.C.

LEGAL DESCRIPTION

ALL THAT CERTAIN lot or piece of ground, together with the three-story brick dwelling house erected thereon, known and numbered as 915 Spruce Street, in the City of Reading, County of Berks and State of Pennsylvania, bounded:

On the North by property now or late of John L. Diehl;

On the South by said Spruce Street;

On the East by property now or late of Isadora Nesenson; and

On the West by a 10' wide alley.

CONTAINING in front 14', and in depth, 80'.

Thereon erected a dwelling house known as: 915 Spruce Street, Reading, PA 19602

Tax Parcel #02531629081579

Account: 02647250

See Deed Instrument No. 2010028080

Sold as the property of: KASIMERE F. REYES Individually and as Administratrix of the Estate of Tamara Y. Reyes, Deceased

CONTAINING in area 8,755.83 square feet.

Under and subject to the declaration of the conditions, reservations and restrictions for Tree Tops subdivision recorded in Record Book 2316, page 901 and to the terms and conditions of the Trust Deed and Agreement for Tree Tops Subdivision-Common Space, recorded in Record Book 2326, Page 550.

TITLE TO SAID PREMISES IS VESTED IN JOSEPH L. FRYZOL AND MARGARET P. FRYZOL, H/W, by Deed from NORTH AMERICAN LAND COMPANY, A PENNSYLVANIA CORPORATION, Dated 09/28/1994, Recorded 10/04/1994, in Book 2580, Page 1729.

Being known as 106 Hill Road, Blandon, PA 19510-9511.

Residential property

Tax Parcel No: 61-5420-05-28-4275

Tax Account: 61000585

See Deed Book 2580 Page 1729

To be sold as the property of Joseph L. Fryzol, Margaret P. Fryzol.

NO. 19-18077

Judgment Amount: \$174,344.67
 Attorney: Phelan Hallinan Diamond & Jones, LLP

LEGAL DESCRIPTION

ALL THAT CERTAIN parcel or tract of land situate on the southern side of Hill Road, T-754, known as Lot NO. 124 in the development of Tree Tops, Phase I, as shown on a plan prepared by C.L. Frantz and Associates, Inc., being drawing number 6-35-17-D-2 and recorded in Plan Book 189, page 21, Berks County Records, said tract being situate in the Township of Maiden creek, County of Berks and Commonwealth of Pennsylvania, being more fully bounded and described as follows, to wit:

BEGINNING at a monument on the southern ultimate right of way line of Hill Road, T-754, said point being a common corner of Lot No. 125 and the herein described tract; thence leaving said right of way and along the common property line of Lot No. 125 in Tree Tops, Phase I and the herein described tract South 15 degrees 25 minutes 50 seconds West a distance of 141.03 feet to a steel pin; thence along the common property line of Lot No. 116 and the herein described tract, the following two courses and distances, viz: (1) South 83 degrees 04 minutes 54 seconds West, a distance of 12.23 feet to a steel pin; (2) South 76 degrees 31 minutes 15 seconds West a distance of 12.27 feet to a steel pin; thence along the common property line of Lot No. 123 and the herein described tract North 14 degrees 18 minutes 46 seconds West, a distance of 143.86 feet to a steel pin on the southern ultimate right of way line of Hill Road, T-754; thence in and along the said right of way along a curve deflecting to the right having a central angle to 30 degrees 26 minutes 56 seconds, a radius of 185.00 feet and an arc length of 98.32 feet to the point and place of Beginning.

No. 19-18587

Judgment Amount: \$174,553.48
 Attorney: RAS Citron, LLC

Robert Crawley, Esq.

ID No. 319712

Legal Description

ALL THAT CERTAIN one and one-half story brick and frame dwelling and the lot or piece of ground upon which the, same is erected, being known as 3808 Rosewood Road, between Floret and Grandell Avenues, as shown on the Plan of "Riverview Park", Section 2, (said plan recorded in Plan Book Volume 7, Page 32, Barks County Records), in the Township of Muhlenberg, County of Berks and Commonwealth of Pennsylvania, more fully bounded and described as, follows, to wit:

BEGINNING at a point on the westerly building line of Rosewood Road sixty feet (60') northwardly from a point of curve in the westerly building line of Rosewood Road at Floret Avenue, thence in a westerly direction, forming a right angle with the westerly building line of Rosewood Road, a distance of one hundred eighty feet and thirty-six hundredths of one foot (180'.36') to a point on the easterly building line of Grandell Avenue, thence in a northeasterly direction along the easterly building line of Grandell Avenue, forming an interior angle of forty-one degrees fifteen minutes (41° 15') with the last described line, a distance of one hundred ninety-five feet and seventy-five hundredths of one foot (195'.75') to a point of curve, thence by the aforesaid curve bearing to the right having a radius of twenty feet (20'), a central angle of one hundred thirty-one degrees fifteen minutes (131° 15'), a tangent distance of forty-four feet and fourteen hundredths of one foot (44'.14')

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and a distance of forty-five feet and eighty-two hundreds at one foot (45 82') along the arc to a point of tangency in the westerly building line of Rosewood Road, thence in a southerly direction along the westerly building line of Rosewood Road a distance of one hundred fourteen feet and three hundreds of one foot (114' .03') to the place of BEGINNING.

SUBJECT to the restrictions governing the Development of "Riverview Park", Section 2, as recorded in Miscellaneous Book Volume 158, Page 305, Berks County Records.

UNDER AND SUBJECT TO RESTRICTIONS, EASEMENTS, RIGHTS OF WAY AND EXCEPTIONS AS SHOWN ON PRIOR INSTRUMENTS OF RECORD.

TOGETHER WITH all and singular the buildings, and improvements, ways, streets, alleys, driveways, passages, waters, water-courses, rights, liberties, privileges, hereditaments and appurtenances, whatsoever unto the hereby granted premises belonging, or in anywise appertaining, and the reversions and remainders, rents, issues, and profits thereof, and all the estate, right; title, interest, property, claim and demand whatsoever of them, the said granters, as well at law as in equity, of, in and to the same.

TO HAVE AND TO HOLD the said lot or piece of ground described above, with the buildings and improvements thereon erected, hereditaments and premises hereby granted, or mentioned and intended so to be, with the appurtenances, unto the said grantees, their heirs and assigns, to and for the only proper use and behoof of the said grantees, their heirs and assigns, forever.

BEING KNOWN AS: 3808 ROSEWOOD AVENUE READING, PA 19605

PROPERTY ID: 66439920906602

TITLE TO SAID PREMISIS IS VESTED IN JILL M. LEVAN AND DAMON WEBER, AS JOINT TENANTS WITH RIGHT OF SURVIVORSHIP, BY DEED FROM MARIAN R. DUNKELBERGER, WIDOW DATED 07/29/2005 RECORDED 09/07/2005 IN BOOK NO. 04661 PAGE 1634. DAMON WEBER DEPARTED THIS LIFE ON 03/01/2019.

TO BE SOLD AS PROPERTY OF: JILL M. LEVAN

NO. 19-18682

Judgment: \$206,595.17

Attorney: James Buck, Esquire

ALL THAT CERTAIN parcel or tract of land situated on the Southeastern side of East Wessner Road T-777, known as Lot No. 18 in the Development of Golden Manor, as shown on a plan prepared by C.L. Frantz & Associates, Inc., being Drawing No. 6-35-8-D-5 and recorded in Plan Book 155 Page 18, Berks County Records, said tract being situated in the Township of Maiden creek, County of Berks and Commonwealth of Pennsylvania, being more fully bounded and described as follows, to wit:

BEGINNING at a P.K. nail in the center of East Wessner Road T-777, thence in and along said Roadway South 41 degrees 12 minutes 46 seconds East a distance of 103.50 feet to a P.K. nail; thence leaving East Wessner Road T-777 and along the common property line of Lot No. 19 and the herein described tract South 48 degrees 47 minutes 14 seconds West a distance of 175.00 feet to steel pin; thence along Lot No. 90 and the herein described Tract North 41 degrees 12 minutes 46 seconds West a distance of 103.50 feet to a steel pin; thence along Lot No. 17 and the herein described tract North 48 degrees 47 minutes 14 seconds East a distance of 175.00 feet to the point and place of beginning.

Containing in gross area 18,112 square feet (gross)

Parcel No. 61542118421392 Map PIN 542118421392

Commonly known as: 521 East Wesner Road, Blandon, PA 19510

BEING the same premise which Berks Constructions Company, Inc. by Deed dated March 11, 2003 and recorded in Berks County in Record Book 3754, page 39, granted and conveyed unto Brian L. Miller and Kimberly A. Miller, h/w, as tenants by the entireties, in fee.

TO BE SOLD AS THE PROPERTY OF Brian L. Miller and Kimberly A. Miller

NO. 19-18906

Judgment Amount: \$60,661.78

Attorney: Phelan Hallinan Diamond & Jones, LLP

LEGAL DESCRIPTION

ALL THAT CERTAIN lot or piece of ground upon which is erected a three-story brick dwelling house, being No. 1037 Madison Avenue, situate on the East side of said Madison Avenue, between Spring and Robeson Streets, in the City of Reading, County of Berks, and Commonwealth of Pennsylvania, being more fully bounded and described as follows, to wit:

ON the North by property now or late of Samuel F. Blatt;

ON the East by a five feet (5') wide alley;

ON the South by property now or late of James Reedy; and

ON the West by said Madison Avenue.

CONTAINING in front on said Madison Avenue, in width or breadth, fourteen feet two inches (14' 2") and in depth or length of equal width or breadth, ninety six feet six inches (96' 6") to said five feet (5') wide alley.

TOGETHER with the free and uninterrupted use forever of the said five feet (5') wide alley on the East in common with the owners and occupiers of the premises adjacent to said alley; and together with the use of the joint alley on the North side of the herein before described premises in common with the owners and occupiers of the adjoining premises on the North.

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TITLE TO SAID PREMISES IS VESTED IN Felix Roman, by Deed from Grist Mill Development Co., LLC, Dated 01/05/2007, Recorded 01/12/2007, in Book 5054, Page 115.

Being known as 1037 Madison Avenue, Reading, PA 19601-1405.

Residential property

Tax Parcel No: 14530751766041

Tax Account: 14480450

See Deed Book 5054, Page 115

To be sold as the property of Felix Roman.

No. 19-19207

Judgment Amount: \$284,064.98

Attorney: RAS Citron, LLC

Attorneys for Plaintiff

Robert Crawley, Esq.

ID No. 319712

Legal Description

ALL THAT CERTAIN tract or piece of land together with the frame, two story and attic dwelling house thereon erected, lying on the Southwesterly corner of the Pennsylvania State Highway Legislative Route No. 06020 and Township Road T-489, situate mostly in the Township of North Heidelberg, with a small strip between the Tulpehocken Creek and Route No. 06020 situate in the Township of Jefferson, County of Berks and Commonwealth of Pennsylvania, being more fully bounded and described as follows, to wit:

BEGINNING at a point on the Southeasterly side of the macadam state highway Legislative Route No. 06020 leading from Womelsdorf to Bernville, being in line of property belonging to Melvin S. Allgyer and Nancy K. Allgyer, his wife; thence extending along the Southeasterly side of said state highway which was the top of the bank of the Union Canal, and along said property belonging to Melvin S. Allgyer and Nancy K. Allgyer, his wife, the two following courses and distances, viz: (1) North forty-two degrees thirty-nine minutes thirty seconds East (N. 42° 39' 30" E.) a distance of One hundred eighteen and no one-hundredths feet (118.00') to a point, and (2) North sixty-seven degrees twenty-one minutes fifteen seconds East (N. 67° 21' 15" E.) a distance of Two hundred thirty-two and seventy-eight one-hundredths feet (232.78') to a point on the Western line of township road T-489 known as Mill Road, leading from said state highway to North Heidelberg; thence along the Western line of said township road and along property belonging to John H. Gassert and Anna R. Gassert, his wife, South twenty degrees fifty-two minutes forty-five seconds East (S. 20° 52' 45" E.) crossing over the former Union Canal, a distance of fifty-five and forty-eight one-hundredths feet (55.48') to an iron pin, a corner of residue property belonging to Thomas P. Handwerk, of which the herein described tract was a part; thence along said residue property belonging to Thomas P. Handwerk, the four following courses and distances, viz: (1)

South twenty-eight degrees forty-six minutes forty seconds East (S. 28° 46' 40" E.) crossing Krick's Mill Bridge over the Tulpehocken Creek, being in, along and through said township road known as Mill Road, a distance of One hundred thirty-nine and forty-eight one-hundredths feet (139.48') to a point near the Westerly line of said road, (2) South seventy-five degrees five minutes fifteen seconds East (S. 75° 05' 15" E.) diagonally crossing to the middle of said Mill Road, a distance of Two hundred sixty-four and eighty-three one-hundredths feet (264.83') to a point near the middle of said Mill Road, (3) leaving said Mill Road, South fifty-two degrees forty-three minutes twenty seconds West (S. 52° 43' 20" W.) passing through a concrete stone on line at a distance of thirty-eight and forty-five one hundredths feet (38.45'), a total distance of Three hundred sixty and no one-hundredths feet (360.00') to a concrete stone, and (4) North fifty-one degrees two minutes forty-five seconds West (N. 51° 02' 45" W.) recrossing the Tulpehocken Creek and Union Canal, a distance of Four hundred fifty-one and fifty-five one-hundredths feet (451.55') to the Place of Beginning.

CONTAINING in area: 3.002 Acres.

EXCEPTING AND RESERVING unto the Grantors, their heirs, successors and assigns, the full, free liberty and right at all times hereafter, forever to have and use a right-of-way thirty feet (30') wide along the Southeasterly side of the Tulpehocken Creek for access to and from Mill Road to the residue of property owned by the Grantor, Thomas P. Handwerk, adjoining the land hereby granted and conveyed, for egress, regress and ingress by the Grantors herein, their heirs, successors and assigns, as per plan prepared by Lewis E. Hart, P.E., dated April 5, 1973.

Together with all and singular the buildings, improvements, ways, streets, alleys, driveways, passages, waters, water-courses, rights, liberties, privileges, hereditaments and appurtenances, whatsoever unto the hereby granted premises belonging, or in anywise appertaining, and the reversions and remainders, rents, issues, and profits thereof; and all the estate, right, title, interest, property, claim and demand whatsoever of the said Grantor(s), as well at law as in equity, of, in and to the same.

To have and to hold the said lot or piece of ground above described, hereditaments and premises hereby granted, or mentioned and intended so to be, with the appurtenances, unto the said Grantee(s), his, her, their, heirs, personal representatives, its successors and assigns, to and for the only proper use and benefit of the said Grantee(s), his, her, their, heirs, personal representatives, its successors and assigns, forever.

BEING KNOWN AS: 10 KRICKS MILL ROAD WOMELSDORF, PA 19567

PROPERTY ID: 50433900974182

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TITLE TO SAID PREMISIS IS VESTED IN ROBERT L. KINSKY AND EDGAR L. KINSKY AS JOINT TENANTS WITH THE RIGHT OF SURVIVORSHIP AND NOT AS TENANTS IN COMMON BY DEED FROM RONALD P. GEORGE AND MARY K. GEORGE DATED 04/27/2006 RECORDED 05/30/2006 IN BOOK NO. 4887 PAGE 1916. EDGAR L. KINSKY DEPARTED THIS LIFE ON 07/13/2008

TO BE SOLD AS PROPERTY OF: ROBERT L. KINSKY

NO. 19-19231

Judgment Amount: \$100,040.50

Attorney: Phelan Hallinan Diamond & Jones, LLP

ALL THAT CERTAIN lot or piece of ground with the buildings and improvements thereon erected, being No. 5216 Allentown Pike, situate in the Township of Muhlenberg, County of Berks, in the State of Pennsylvania, bounded and described according to a Plan made by Arthur L. Weisenberger Associates, Consulting Engineers of Allentown, Pennsylvania, on November 15, 1949, and developed by The Collins Corp., and known and designated as Lot No. 90 as indicated on the Plan of Cherokee Ranch North Range, Section ?C?, ?D? and ?E?, said Plan being recorded in the Office for the Recording of Deeds in the County of Berks, State of Pennsylvania, on September 29, 1950, in Plan Book Volume 9, page 59.

CONTAINING in front on Allentown Pike 54.66 feet and in depth 110 feet.

TITLE TO SAID PREMISES IS VESTED IN JOANNA SMOYER, by Deed from JOAN SANDERS, Dated 01/23/2015, Recorded 01/27/2015, Instrument No. 2015002778.

Being known as 5216 Allentown Pike, Temple, PA 19560-1214.

Residential property

Tax Parcel No: 66530908777854

Tax Account: 66013500

See Deed Instrument #2015002778

To be sold as the property of Joanna Smoyer.

No. 19-19438

Judgment Amount: \$151,784.77

Attorney: KML Law Group, P.C.

LEGAL DESCRIPTION

ALL THAT CERTAIN tract or parcel of land, together with the dwelling house erected thereon situate in Douglass Township, County of Berks and Commonwealth of Pennsylvania, bounded and described in accordance with a Survey as previously made by Ralph E. Shaner and Son, Engineering Co., as follows, to wit:

BEGINNING at the Northwesterly corner of lands now or late of Robert Sterner, said point being on the Southerly property line of Peach Drive (33 feet wide) and distant along the same from a point marking the intersection of said property line with the center line of Englesville Road (33 feet wide) North 46 degrees 45 minutes 00 seconds West 220.00 feet; thence from said point of beginning, continuing along the Westerly side of lands now or late of Robert Sterner, South 43 degrees 15 minutes 00 West 160.00 feet to a corner on line of other lands now or late of the grantor; thence along the same, North 46 degrees 45 minutes 00 seconds West 70.00 feet to a corner of lands now or late of Robert Horner; thence along the same, North 43 degrees 15 minutes 00 seconds East 160.00 feet to a corner on the Southerly property line of Peach Drive; thence along the same, South 46 degrees 45 minutes 00 seconds East 70.00 feet to the place of beginning.

Thereon erected a dwelling house known as: 12 Peach Drive a/k/a RD #1 Box 276, Peach Drive, Boyertown, PA 19512

Tax Parcel #41538615732551

Account: 41028375

See Deed Book 1708, Page 0380

Sold as the property of: MARGUERITE HARNER

No. 19-19487

Judgment Amount: \$172,441.36

Attorney: KML Law Group, P.C.

LEGAL DESCRIPTION

All That Certain Tract or Lot of Ground Situate On The Southern Side of Chaser Court In The Township of Cumru, Berks County, Pennsylvania, Being Known A Townhouse Unit 4 Of The DEERFIELD, Phase 4, Revised Subdivision, Intended To Be Recorded, And Being More Fully Bounded And Described As Follows, To Wit:

Beginning at a Point, A Corner of Lands of The Deerfield Homeowner’s Association, Said Point Being The Northeastern Most Corner Of The Herein Described Lot;

Thence Along The Party Wall of Unit 5 South 31 Degrees 42 Minutes 55 Seconds West, Passing Through The Front Party Wall 10.00 Feet From The Last Described Corner And Through The Rear Party Wall 15.00 Feet From The Next Described Corner, A Total Distance of 83.00 Feet To A Point;

Thence Continuing along Live Homeowner’s Association, North 58 Degrees 17 Minutes 05 Seconds West, 24.00 Feet To A Point;

Thence along The Party Wall of Unit 3, North 31 Degrees 42 Minutes 55 Seconds East, Passing Through The Rear Party Wall 15.00 Feet From The Last Described Corner And Through The Front Party Wall 10.00 Feet From The Next Described Corner, A Total Distance of 83.00 Feet To A Point;

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Thence along The Homeowner’s Association, South 58 Degrees 17 Minutes 05 Seconds East, 24.00 Feet The Place of Beginning.

Thereon erected a dwelling house known as: 4 Chaser Court, Reading, PA 19607

Tax Parcel #39530502775461

Account: 39000504

Instrument Number 2015042920

Sold as the property of: GREGORY BUCHANAN

No. 19-19755

Judgment Amount: \$43,526.46

Attorney: KML Law Group, P.C.

LEGAL DESCRIPTION

ALL THAT CERTAIN lot or piece of ground, together with the two-story brick, mansard roof dwelling house erected thereon, situate on the west side of Kutztown Road, in the Township of Muhlenberg, County of Berks and Commonwealth of Pennsylvania, being No. 2134 Kutztown Road, bounded and described as follows to wit:

On the North by property now or late of Milton Wiedenhammer;

On the East by said Kutztown Road;

On the South by property now or late of David E. Gring; and

On the West by a ten feet (10’) wide alley.

CONTAINING in front on said Kutztown Road a width of thirteen feet four inches (13’ 4”) and in depth of equal width to said ten feet (10’) wide alley, one hundred ten feet (110’).

Thereon erected a dwelling house known as: 2134 Kutztown Road, Reading, PA 19605

Tax Parcel #66530876928030

Account: 6306500

See Deed Book 3358, Page 1431

Sold as the property of: MELISSA A. ALLEND and GARY L. ALLEND

Taken in Execution and to be sold by

ERIC J. WEAKNECHT, SHERIFF

N.B. To all parties in interest and claimants: A schedule of distribution will be filed by the Sheriff, May 8, 2020 and distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days thereafter. No further notice of the filing of the schedule of distribution will be given. All claims to funds realized from the real estate sold by the Sheriff shall be filed by the respective Claimants with the Sheriff within five (5) days after the time of said Sheriff’s Sale.

ARTICLES OF DISSOLUTION

Notice is hereby given that the **Berks Community Health Alliance**, a Pennsylvania nonprofit corporation registered with the Commonwealth of Pennsylvania at the following address: 237 Court Street, Reading, PA 19601 is being dissolved and is now engaged in winding up proceedings so that its corporate existence shall be ended pursuant to Section 1975 of the Business Corporation Law of 1988, as amended.

Jay R. Wagner, Esq.

STEVENS & LEE

111 N. Sixth Street

Reading, PA 19601

NOTICE OF WINDING UP PROCEEDINGS OF KOST CORPORATION

TO ALL CREDITORS OF KOST CORPORATION

This is to notify you that **KOST CORPORATION**, a Pennsylvania corporation, doing business at 1501 Mineral Spring Road, Reading Pennsylvania 19602-2226, is dissolving and winding up its business.

Andrew S. George, Esq.

KOZLOFF STOUTD

2640 Westview Drive
Wyomissing, PA 19610

AUDIT LIST

First Publication

ORPHANS’ COURT DIVISION
COURT OF COMMON PLEAS
OF BERKS COUNTY, PA.

Notice of Audit of Fiduciaries Accounts

To Claimants, Beneficiaries, Heirs and Kin, and to all other parties in interest.

NOTICE is hereby given that the following accounts have been filed and may be examined in the Clerk of the Orphans’ Court office. If you desire to object, you must file objections in writing with the Clerk on or before the close of business of the last business day (March 31, 2020) before submission to the Court. The accounts will be filed by the Clerk of the Orphans’ Court Division with the Court for adjudication and confirmation on April 1, 2020 and distribution may be ordered or authorized without further notice if no objections are filed prior to that date.

LASH, WAYNE EDWARD a/k/a LASH,
WAYNE E. - Theresa Michele Lash, Admx., Paul L. Kutcher, Esq.

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MEMMO, SR., NICHOLAS - Wells Fargo Bank, N.A. (formerly American Bank and Trust Company), Trustee Under the Will F/B/O Nicholas Memmo, Jr., Adam G. Silverstein, Esq.

MYERS, ELEANOR - Kristina M. Buono, Extx., Susan N. Denaro, Esq.

SADOWSKI, GERTRUDE D. - Carol A. Hartman, Extx., Betsy H. Sprow, Esq.

Last day for filing Accounts for May 2020 is April 6, 2020.

Larry Medaglia
Register of Wills and
Clerk of the Orphans' Court
Berks County, Pennsylvania

CERTIFICATE OF ORGANIZATION

Notice is hereby given that a Certificate of Organization was filed on February 28, 2020 with the Pennsylvania Department of State for **LETTERING INK, LLC.**

The company has been organized under the provisions of the Pennsylvania Uniform Limited Liability Company Act of 2016.

Mahlon J. Boyer, Esq.
Bingaman, Hess, Coblentz & Bell, P.C.

Treeview Corporate Center,
2 Meridian Boulevard, Suite 100
Wyomissing, PA 19610

CHANGE OF NAME

IN THE COURT OF
COMMON PLEAS OF
BERKS COUNTY,
PENNSYLVANIA
CIVIL ACTION - LAW
NO. 20-1209

NOTICE IS HEREBY GIVEN that the Petition of Daniel Joseph Angstadt was filed in the above named Court, praying for a Decree to change his name to BAILEY SONY ANGSTADT.

The Court has fixed April 1, 2020, at 9:00 a.m. in Courtroom "4C" of the Berks County Courthouse, Reading, 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.

Daniel Angstadt
264 Schlouch Road
Mohnton, PA 19540

ESTATE NOTICES

Letters Testamentary or Letters of Administration have been granted in the estates set forth below. All persons having claims against the estate of any decedent named below are requested to present the same and all persons indebted to any of the said decedents are requested to make payment, without delay, to the executor or administrator, or his, her or their attorney indicated.

First Publication

BARTH, RICHARD R., dec'd.

Late of Borough of Laureldale.
Executrix: LORE J. Z. STEPHAN,
3139 Chestnut Street,
Reading, PA 19605.

ATTORNEY: MAHLON J. BOYER, ESQ.,
BINGAMAN, HESS, COBLENTZ &
BELL, P.C.,
Treeview Corporate Center,
2 Meridian Boulevard, Suite 100,
Wyomissing, PA 19610

BOYER, RICHARD F., dec'd.

Late of Cumru Township.
Executrix: JANE L. EDDINGER,
47 Pheasant Run Road,
Boyetown, PA 19512.

ATTORNEY: JEFFREY C. KARVER,
ESQ.,
BOYD & KARVER, P.C.,
7 East Philadelphia Avenue, Ste. 1,
Boyetown, PA 19512

BURKHOLDER, EUGENE B., dec'd.

Late of Bethel Township.
Executor: MILAGROS M.
BURKHOLDER,

7934 Lancaster Avenue,
Myerstown, PA 17067.
ATTORNEY: KENNETH C. SANDOE,
ESQ.,
STEINER & SANDOE ATTORNEYS AT
LAW, LLC,

36 West Main Avenue,
Myerstown, PA 17067

CALDERON, JULIA, dec'd.

Late of Windsor Township.
Executrix: NORMA I. ESTERLY,
313 S. 3rd St.,
Hamburg, PA 19526.

ATTORNEY: RICHARD L.
GESCHWINDT, ESQ.,
203 East Noble Avenue,
Shoemakersville, PA 19555

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CROUSE, JAY C. also known as**CROUSE, JAY, dec'd.**

Late of Borough of Wyomissing.
 Executor: GLENN C. CROUSE,
 1413 Sandys Lane,
 North Wales, PA 19454.
 ATTORNEY: DOUGLAS A. GIFFORD,
 ESQ.,
 Clemens, Nulty and Gifford,
 510 E. Broad Street,
 P.O. Box 64439,
 Souderton, PA 18964

DAVIS, DOROTHY LAMAR, dec'd.

Late of City of Reading.
 Administratrix: BETTY DAVIS,
 316 W. Atlantic St.,
 Shenandoah, PA 17976.
 ATTORNEY: JENNIFER M. MERX, ESQ.,
 Skarlatos Zonarich,
 320 Market St., Ste. 600W,
 Harrisburg, PA 17101

DIGUARDI, JANET A., dec'd.

Late of 200 Tranquility Lane, Reading.
 Executor: CHRISTOPHER K. DIGUARDI,
 226 Old Croton Road,
 Flemington, NJ 08822.
 ATTORNEY: JOHN T. FORRY, ESQ.,
 FORRY ULLMAN,
 540 Court Street,
 P.O. Box 542,
 Reading, PA 19603

DOUGHERTY, CORINNE C., dec'd.

Late of 339 Scenic Drive,
 Cumru Township.
 Executor: RAYMOND T. DOUGHERTY,
 1483 Railroad Road,
 Leesport, PA 19533.
 ATTORNEY: ROBERT R. KREITZ, ESQ.,
 KREITZ GALLEN-SCHUTT,
 1210 Broadcasting Road, Suite 103,
 Wyomissing, PA 19610

FAKE, GRACE I., dec'd.

Late of Tulpehocken Township.
 Executor: DANIEL B. KLOHR,
 510 Woleber Road,
 Myerstown, PA 17067.
 ATTORNEY: KENNETH C. SANDOE,
 ESQ.,
 STEINER & SANDOE ATTORNEYS AT
 LAW, LLC,
 36 West Main Avenue,
 Myerstown, PA 17067

FOLK, ARLENE F., dec'd.

Late of 7 SW Railroad Street,
 Lyon Station, Maxatawny Township.
 Executrix: MELAIN A. SWARD,
 124 S. Haas Street,
 Topton, PA 19562.
 ATTORNEY: ERIC J. FABRIZIO, ESQ.,
 BINGAMAN, HESS, COBLENTZ &
 BELL, P.C.,
 Treeview Corporate Center,
 2 Meridian Boulevard, Suite 100,
 Wyomissing, PA 19610

GARRY, THEODORE SAMUEL, SR. also known as**GARRY, THEODORE S., SR., dec'd.**

Late of Doublass Township.
 Executrix: CHARLOTTE J. REIDNAUER,
 127 Village Drive,
 Boyertown, PA 19512.
 ATTORNEY: JEFFREY C. KARVER,
 ESQ.,
 BOYD & KARVER, P.C.,
 7 East Philadelphia Avenue, Ste. 1,
 Boyertown, PA 19512

GEISLER, DOROTHY K., dec'd.

Late of One South Home Avenue,
 Topton, Longswamp Township.
 Executrix: BARBARA L. KLINE
 GEISLER,
 330 Madison Street,
 Shillington, PA 19607.
 ATTORNEY: REBECCA BATDORF
 STONE, ESQ.,
 301 E. Lancaster Avenue,
 Shillington, PA 19607

GONZALEZ, JUSTIN K., SR., dec'd.

Late of Borough of W. Reading.
 Administratrix: JENNIFER A. EHRGOOD,
 110 S. 6th Ave.,
 W. Reading PA 19611.
 ATTORNEY: DAVID A. MEGAY, ESQ.,
 O'DONNELL, WEISS & MATTEI, P.C.,
 41 E. High Street,
 Pottstown, PA 19464

HILBERT, LEONA R., dec'd.

Late of 1 S. Home Avenue,
 Longswamp Township.
 Executors: PAUL T. ESSIG,
 1025 Berkshire Blvd., Suite 700,
 Wyomissing, PA 19610 and
 THEODORE FOLK,
 212 Spies Church Road,
 Reading, PA 19606.
 ATTORNEY: PAUL T. ESSIG, ESQ.,
 HARTMAN VALERIANO MAGOVERN &
 LUTZ, P.C.,
 1025 Berkshire Boulevard, Suite 700,
 P.O. Box 5828,
 Wyomissing, PA 19610

HIVNER, RICHARD ANTHONY, dec'd.

Late of 3257 State Hill Rd.,
 Borough of Sinking Spring.
 Executor: RICHARD ALLEN HIVNER,
 357 W. Walnut Tree Dr.,
 Blandon, PA 19510.
 ATTORNEY: FREDERICK M. NICE,
 ESQ.,
 LEISAWITZ HELLER ABRAMOWITZ
 PHILLIPS, P.C.,
 2755 Century Boulevard,
 Wyomissing, PA 19610

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KAKAS, MARGARET A., dec'd.

Late of 224 Yocom Road,
Douglassville, Union Township.
Executrix: DONNA HEASLIP.
811 Addison Street, Unit B,
Philadelphia, PA 19147

KOSIKOWSKI, DOROTHY S., dec'd.

Late of 9 Colin Court,
Exeter Township.
Executrix: PATRICIA A. ANDRZEWSKI,
c/o ATTORNEY: J. WILLIAM WIDING,
III, ESQ.,
KOZLOFF STOUDT,
2640 Westview Drive,
Wyomissing, PA 19610

**LESKO, KURT ANDREW also known as
LESKO, KURT A., dec'd.**

Late of Spring Township.
Administrator: BRION R. LESKO,
c/o ATTORNEY: ANN L. MARTIN, ESQ.,
GIBBEL KRAYBILL & HESS, LLP,
2933 Lititz Pike,
P.O. Box 5349,
Lancaster, PA 17606

MCCARTHY, ROBERT P., dec'd.

Late of Borough of West Reading.
Executor: DONALD P. MCCARTHY,
429 Oak Terrace,
West Reading, PA 19611.
ATTORNEY: SEAN J. O'BRIEN, ESQ.,
526 Court Street,
Reading, PA 19601

MILLER, LOUISE C., dec'd.

Late of 1253 North 10th Street,
City of Reading.
Administrator: CLAIRE L. STEDNITZ,
c/o ATTORNEY: SCOTT G. HOH, ESQ.,
LAW OFFICE OF SCOTT G. HOH,
606 North 5th Street,
Reading, PA 19601

MONGRAIN, GEORGE JAMES, dec'd.

Late of Borough of Laureldale.
Executrix: JAMIE J. MONGRAIN,
c/o ATTORNEY: SARAH RUBRIGHT
MCCAHERN, ESQ.,
BARLEY SNYDER LLP,
50 N. 5th Street, 2nd Fl.,
P.O. Box 942,
Reading, PA 19603-0942

**REIDER, BETTY J. also known as
REIDER, BETTY JUNE, dec'd.**

Late of 120 W. 5th Street,
Borough of Boyertown.
Administratrix C.T.A.: KRISTI M.
ANGSTADT,
122 Smoketown Road,
Mertztown, PA 19539.
ATTORNEY: JILL M. SCHEIDT, ESQ.,
MASANO BRADLEY, LLP,
1100 Berkshire Boulevard, Suite 201,
Wyomissing, PA 19610

**SINK, DONNA LEA also known as
SINK, DONNA L., dec'd.**

Late of Amity Township.
Executor: DAVID JAMES SINK,
c/o E. Kenneth Nyce Law Office, LLC,
105 East Philadelphia Avenue,
Boyertown, PA 19512.
ATTORNEY: NICOLE MANLEY, ESQ.,
E. KENNETH NYCE LAW OFFICE, LLC,
105 E. Philadelphia Avenue,
Boyertown, PA 19512

STRICKER, GLORIA MAE, dec'd.

Late of 122 N. Sterley Street,
Borough of Shillington.
Executrix: RUTHY HEYDT,
109 Washington Rd., Unit 112,
Bechtelsville, PA 19505.
ATTORNEY: BRIAN R. OTT, ESQ.,
BARLEY SNYDER LLP,
50 N. 5th Street, 2nd Fl.,
Reading, PA 19601

TURNER, KEVIN MICHAEL, dec'd.

Late of Tilden Township.
Executrix: KARLA TURNER,
232 Bachmoll Rd.,
Hamburg, PA 19526.
ATTORNEY: CHARLES A. RICK, ESQ.,
RRS LEGAL, LLC,
933 N. Charlotte Street, Suite 3-B,
Pottstown, PA 19464

VAN HORN, JUNE R., dec'd.

Late of Borough of Wyomissing.
Executor: HENRY T. ZALE,
1015 Belleview Ave.,
Pottstown, PA 19464.
ATTORNEY: HENRY T. ZALE, ESQ.,
O'DONNELL, WEISS & MATTEL, P.C.,
41 East High Street,
Pottstown, PA 19464

WESSNER, ARLAN R., dec'd.

Late of 1646 Hex Highway,
Hamburg.
Executrix: LINDA F. WESSNER,
1646 Hex Highway,
Hamburg, PA 19526.
ATTORNEY: JAMES E. SHER, ESQ.,
SHER & ASSOCIATES, P.C.,
15019 Kutztown Road,
Kutztown, PA 19530

WIEN, RAY L., JR., dec'd.

Late of Spring Township.
Executor: RAY L. WIEN, III,
1125 Parkside Drive N.,
Wyomissing, PA 19610.
ATTORNEY: VICTORIA A. GALLEN
SCHUTT, ESQ.,
KREITZ GALLEN-SCHUTT,
1210 Broadcasting Road, Suite 103,
Wyomissing, PA 19610

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Second Publication**ANTONINI, ANTOINETTE L., dec'd.**

Late of 903 Lexington Way,
Morgantown, Caernarvon Township.
Executrix: SUSAN S. LEGAR,
158 Orchard Rd.,
Hamburg, PA 19526.
ATTORNEY: ROBERT R. KREITZ, ESQ.,
KREITZ GALLEN-SCHUTT,
1210 Broadcasting Road, Suite 103,
Wyomissing, PA 19610

BROADBELT, RICHARD B., dec'd.

Late of 1122 Union Street, Reading.
Executor: DANIEL A. BROADBELT,
300 West Meadow Avenue,
Robesonia, PA 19551 or
CONSTANCE A. IMPINK,
57 Pacific Avenue,
Reading, PA 19608.
ATTORNEY: KEVIN A. MOORE, ESQ.,
LEISAWITZ HELLER ABRAMOWITZ
PHILLIPS, P.C.,
2755 Century Boulevard,
Wyomissing, PA 19610

CASTRO, MIRTA CLAUDIO also known as

CLAUDIO, MIRTA, dec'd.
Late of City of Reading.
Administratrix: ANA M. RODRIGUEZ,
1027A Cotton Street,
Reading, PA 19602.
ATTORNEY: MICHAEL D. DAUTRICH,
ESQ.,
526 Court Street,
Reading, PA 19601

DELPE, EARL W., dec'd.

Late of Rockland Township.
Executor: SCOTT A. GUINThER,
19 Calais Drive,
Reading, PA 19605.
ATTORNEY: PHILIP J. EDWARDS, ESQ.,
KOCH & KOCH,
217 N. 6th Street,
P.O. Box 8514,
Reading, PA 19603

GALLAHER, JANAET A., dec'd.

Late of Borough of Bechtelsville.
Executors: WILLIAM H. LORENTZ, SR.,
1 Nuthatch Court East,
Bechtelsville, PA 19505 and
KEITH J. GALLAHER,
441 Kingsford Road,
Fayetteville, NC 28314.
ATTORNEY: EUGENE ORLANDO, JR.,
ESQ.,
ORLANDO LAW OFFICES, P.C.,
2901 St. Lawrence Avenue, Suite 202,
Reading, PA 19606

GREEN, JOAN L., dec'd.

Late of Douglass Township.
Administrator: EUGENE S. GREEN,
1263 2nd Ave.,
Gilbertsville, PA 19525.
ATTORNEY: JEFFREY R. BOYD, ESQ.,
BOYD & KARVER, P.C.,
7 East Philadelphia Avenue, Ste. 1,
Boyertown, PA 19512

HARTMAN, HANNEGRET M. also known as

HARTMAN, HANNEGRET, dec'd.
Late of Douglass Township.
Administrator: DERRICK C. HARTMAN,
2030 Ridge Run Rd.,
Mt. Joy, PA 17552.
ATTORNEY: KATHLEEN M. MARTIN,
ESQ.,
Martin, O'Donnell, Weiss & Mattei, P.C.,
41 E. High St.,
Pottstown, PA 19464

HARTMAN, RICHARD H., dec'd.

Late of 3706 Rosewood Avenue,
Muhlenberg Township.
Executor: JEFFREY S. HARTMAN,
500 Acorn Lane,
Reading, PA 19605.
ATTORNEY: LAWRENCE J.
VALERIANO, JR., ESQ.,
HARTMAN VALERIANO MAGOVERN &
LUTZ, P.C.,
1025 Berkshire Boulevard, Suite 700,
Wyomissing, PA 19610

HOFFMAN, NECIA RAE, dec'd.

Late of 2900 Lawn Terrace,
Muhlenberg Township.
Executor: WAYNE LARISH, SR.,
3130 Noble Street,
Reading, PA 19605.
ATTORNEY: DAVID S. SOBOTKA, ESQ.,
519 Walnut Street,
Reading, PA 19601

KAHLER, ELAINE PATRICIA also known as

KAHLER, ELAINE P., dec'd.
Late of 140 Oley Line Road,
Douglassville, Exeter Township.
Executrices: KIMBERLY L. KAHLER-
DIBBLE,
63 Pine Avenue,
Birdsboro, PA 19508, and
KELLY E. SCHAPPELL,
15 Hayden Circle,
Reading, PA 19606.
ATTORNEY: REBECCA BATDORF
STONE, ESQ.,
301 E. Lancaster Avenue,
Shillington, PA 19607

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KLEIN, RUTH M., dec'd.

Late of 1180 Ben Franklin Highway East,
Amity Township.
Executrix: SUSAN L. STULTZ,
c/o ATTORNEY: KENNETH E. PICARDI,
ESQ.,
1129 E. High Street, P.O. Box 776,
Pottstown, PA 19464

LUFT, ANNA S., dec'd.

Late of Borough of Boyertown.
Executors: LESTER W. LUFT,
512 Hill Church Rd.,
Boyertown, PA 19512 or
HERBERT D. LUFT,
125 Wegman Rd.,
Reading, PA 19606.
ATTORNEY: JEFFREY C. KARVER,
ESQ.,
BOYD & KARVER, P.C.,
7 East Philadelphia Avenue, Ste. 1,
Boyertown, PA 19512

MILLER, JOLENE B., dec'd.

Late of 213 Wood Lane,
Exeter Township.
Executrix: BLANCHE UPDEGRAVE,
211 Wood Lane,
Reading, PA 19606.
ATTORNEY: ERIC L. B. STRAHN, ESQ.,
STRAHN LAW OFFICES, P.C.,
5341 Perkiomen Avenue,
Reading, PA 19606

MOTIKA, STEPHEN A., dec'd.

Late of 817 Noble Street, Kutztown.
Administratrix: KARYN NOLL,
424 Golden Drive,
Blandon, PA 19510.
ATTORNEY: WILLIAM R. BLUMER,
ESQ.,
LEISAWITZ HELLER ABRAMOWITZ
PHILLIPS, P.C.,
2755 Century Boulevard,
Wyomissing, PA 19610

MURPHY, JUDITH A., dec'd.

Late of Longswamp Township.
Executor: BERNARD T. MURPHY,
70 Springstone Hollow Lane,
Mertztown, PA 19539

PIOTROWSKI, ANTHONY C., dec'd.

Late of 327 Main St., C2N,
Borough of Shoemakersville.
Administratrix: JERI PIOTROWSKI,
2635 Fairview Avenue,
Reading, PA 19606.
ATTORNEY: RUSSELL E. FARBIARZ,
ESQ.,
ANTANAVAGE FARBIARZ, PLLC,
64 N. 4th Street,
Hamburg, PA 19526

POLLINOTZ, MAXINE M., dec'd.

Late of Amity Township.
Administratrix: CHRISTINE BONO,
43A Fir House,
Douglassville, PA 19518.
ATTORNEY: REBECCA L. BELL, ESQ.,
ALLERTON BELL, P.C.,
1095 Ben Franklin Hwy East,
Douglassville, PA 19518

QUICK, WESLEY A., dec'd.

Late of Douglassville, Amity Township.
Executrix: KATHLEEN M. QUICK,
c/o ATTORNEY: RICHARD T. CURLEY,
ESQ.,
50 E. Philadelphia Avenue,
P.O. Box 357,
Boyertown, PA 19512

RAMIREZ, ELAINE K. ORTIZ, dec'd.

Late of City of Reading.
Administratrix: ROSE RAMIREZ VEGA,
1045 Patton Avenue,
Reading, PA 19611.
ATTORNEY: MICHAEL D. DAUTRICH,
ESQ.,
526 Court Street,
Reading, PA 19601

**ROBERTSON, CHARLES A. also known as
ROBERTSON, CHARLES AUGUSTUS,
dec'd.**

Late of 560 Rugby Road,
Birdsboro, Exeter Township.
Executrix: CHRISTINE L. LANDIS,
273 Westley Road,
Mohnton, PA 19540.
ATTORNEY: ROBERT R. KREITZ, ESQ.,
KREITZ GALLEN-SCHUTT,
1210 Broadcasting Road, Suite 103,
Wyomissing, PA 19610

**ROTH, MARILYN J. also known as
ROTH, MARILYN ANN, dec'd.**

Late of Muhlenberg Township.
Executor: THOMAS E. ROTH,
c/o ATTORNEY: KAREN F.
LONGENECKER, ESQ.,
P.O. Box 12496,
Reading, PA 19612

SCHMIDTKE, DOLORES ANN, dec'd.

Late of 1152 Ben Franklin Highway,
Douglassville, .
Executrix: HALI L. ZIEGLER,
c/o ATTORNEY: SCOTT G. HOH, ESQ.,
LAW OFFICE OF SCOTT G. HOH,
606 North 5th Street,
Reading, PA 19601

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SCHUCKER, CLARA M. also known as**SCHUCKER, CLARA MAY and
SCHUCKER, CLARA, dec'd.**Late of Maxatawny Township.
Administratrix C.T.A.: STACIA A.
RENTSCHLER,176 Pear Rd.,
Mohrsville, PA 19541.ATTORNEY: ERIC J. FABRIZIO, ESQ.,
BINGAMAN, HESS, COBLENTZ &
BELL, P.C.,Treeview Corporate Center,
2 Meridian Boulevard, Suite 100,
Wyomissing, PA 19610**SEIDEL, THOMAS C., JR., dec'd.**Late of 733 Cold Run Road,
Robeson Township.Executor: WILLIAM F. COLBY, JR.,
50 N. 5th Street, 2nd Fl.,
Reading, PA 19601.ATTORNEY: EMMAROSE BOYLE, ESQ.,
BARLEY SNYDER LLP,
50 N. 5th Street, 2nd Fl.,
Reading, PA 19601**SPADAFORA, JOYCE H., dec'd.**

Late of City of Reading.

Executor: CHRISTOPHER S.
SHOEMAKER,c/o ATTORNEY: BRIAN R. OTT, ESQ.,
BARLEY SNYDER LLP,
50 N. 5th Street, 2nd Fl.,
P.O. Box 942,
Reading, PA 19603-0942**SPRINGER, RUTH E. also known as****SPRINGER, RUTH ELIZABETH, dec'd.**Late of 10 Tranquility Lane,
Shillington, Cumru Township.
Executrix: PATRICIA P. FORESTER,
640 Willow Valley Square, Apt. I-104,
Lancaster, PA 17602.ATTORNEY: HEIDI B. MASANO, ESQ.,
MASANO BRADLEY, LLP,
1100 Berkshire Boulevard, Suite 201,
Wyomissing, PA 19610**SWARTZ, JEANIE L. also known as****SWARTZ, JEAN L., dec'd.**Late of Borough of Hamburg.
Executor: BRAD L. EDWARDS,
c/o ATTORNEY: KAREN F.
LONGENECKER, ESQ.,P.O. Box 12496,
Reading, PA 19612**WERNER, IRWIN G., JR. also known as****WERNER, IRWIN G., dec'd.**Late of 450 Edison Street,
South Heidelberg Township.
Administrator: SCOTT A. WERNER,
192 Huntzinger Road,
Wernersville, PA 19565.ATTORNEY: SCOTT C. PAINTER, ESQ.,
906 Penn Avenue,
P.O. Box 6269,
Wyomissing, PA 19610**WERTZ, LEON C., dec'd.**Late of 205 George Street, Muhlenberg
Township.Executor: JARED STOUdT,
c/o ATTORNEY: PAUL H. HERBEIN,
ESQ.,2601 Centre Avenue,
Reading, PA 19605**YULISH, EUGENE NORMAN also known
as****LONDON, GENE, dec'd.**

Late of City of Reading.

Executor: JOHN THOMAS,
318 N. 5th Street,
Reading, PA 19601.ATTORNEY: SOCRATES J.
GEORGEADIS, ESQ.,
GEORGEADIS SETLEY,
Four Park Plaza, Second Floor,
Wyomissing, PA 19610**Third and Final Publication****BREITENSTEIN, HAROLD R., SR. also
known as****BREITENSTEIN, HAROLD
RAYMOND, SR., dec'd.**

Late of Amity Township.

Executors: JERI LYNN LEMANEK and
HAROLD R. BREITENSTEIN, JR.,
c/o ATTORNEY: BRIAN R. OTT, ESQ.,
BARLEY SNYDER LLP,
50 N. 5th Street, 2nd Fl.,
P.O. Box 942,
Reading, PA 19603-0942**BUSHINSKI, MARY ANNE, dec'd.**

Late of Borough of Shillington.

Administratrix: MARIE T. SZURGOT,
2428 Filbert Avenue,
Mount Penn, PA 19606.ATTORNEY: EUGENE ORLANDO, JR.,
ESQ.,
ORLANDO LAW OFFICES, P.C.,
2901 St. Lawrence Avenue, Suite 202,
Reading, PA 19606**DALMASO, AMELIA M., dec'd.**Late of 213 Tower Court, Topton.
Personal Representative: DONNA M.
GENAY,c/o ATTORNEY: R. NICHOLAS
NANOVIC, ESQ.,
Gross McGinley, LLP,
33 South 7th Street,
P.O. Box 4060,
Allentown, PA 18105-4060**DRIESBACH, WILLARD L., JR., dec'd.**

Late of 424 Pine Road, Hamburg.

Executos: LORI A. BAILEY,
424 Pine Road,
Hamburg, PA 19526 or
JASON L. DRIESBACH,
208 Focht Lane,
Hamburg, PA 19526.

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ATTORNEY: ALLEN R. SHOLLENBERGER, ESQ.,
LEISAWITZ HELLER ABRAMOWITCH PHILLIPS, P.C.,
2755 Century Boulevard,
Wyomissing, PA 19610

ECKEL, EVAN A., dec'd.

Late of Lower Alsace Township.
Administrator: MARK A. ECKEL,
107 Mayer Street,
Reading, PA 19606.
ATTORNEY: TIMOTHY B. BITLER,
ESQ.,
3115 Main Street,
Birdsboro, PA 19508-8319

EVERHART, PATRICIA A. also known as EVERHART, PATRICIA ANNE, dec'd.

Late of Shillington.
Executrix: SHARON M. BRUNNER,
5053 Lakewood Drive,
Mohnton, PA 19540.
ATTORNEY: PHILIP J. EDWARDS, ESQ.,
KOCH & KOCH,
217 N. 6th Street,
P.O. Box 8514,
Reading, PA 19603

FLEMMING, CLAIRE D., dec'd.

Late of 1 Reading Drive,
Borough of Wernersville.
Executor: BRIAN R. OTT,
50 N. 5th Street, 2nd Floor,
Reading, PA 19601.
ATTORNEY: EMMAROSE BOYLE, ESQ.,
BARLEY SNYDER LLP,
50 N. 5th Street, 2nd Fl.,
Reading, PA 19601

FOUST, DAVID W., dec'd.

Late of Caernarvon Township.
Executor: MEGGAN M. SWISHER,
c/o Kling and Deibler, LLP,
131 W. Main Street,
New Holland, PA 17557.
ATTORNEY: PATRICK A. DEIBLER,
ESQ.,
Kling & Deibler, LLP,
131 W. Main Street,
New Holland, PA 17557

FRY, MAE E., dec'd.

Late of 2604 Shartlesville Road,
Upper Bern Township.
Executrices: REBECCA S. STRONG,
2608 Shartlesville Rd.,
Mohrsville, PA 19541 and
KAREN L. HARTMAN,
55 Meadow Lane,
Bernville, PA 19506.
ATTORNEY: FREDERICK M. NICE,
ESQ.,
LEISAWITZ HELLER ABRAMOWITCH
PHILLIPS, P.C.,
2755 Century Boulevard,
Wyomissing, PA 19610

HOYER, PATRICIA A., dec'd.

Late of 53 W. Wyomissing Avenue,
Borough of Mohnton.
Administratrix: KIMBERLY S. LOEB,
1804 Mountain Road,
Hamburg, PA 19526.
ATTORNEY: SCOTT C. PAINTER, ESQ.,
906 Penn Avenue,
P.O. Box 6269,
Wyomissing, PA 19610

IBACH, JANET L., dec'd.

Late of Cumru Township.
Executrix: CAROL I. DUFFY,
1988 East Road,
Shafsbury, VT 05262.
ATTORNEY: H. CHARLES MARKOFSKI,
ESQ.,
MARKOFSKI LAW OFFICES,
1258 E. Philadelphia Avenue,
P.O. Box 369,
Gilbertsville, PA 19525-0369

JOHNSON, ROBERT B. also known as JOHNSON, ROBERT BLAIR, dec'd.

Late of 1 Heidelberg Dr., #146A,
Borough of Wernersville.
Executrix: LAURA J. JOHNSON,
292 West Langhorne Avenue,
Bethlehem, PA 18017.
ATTORNEY: COLLEEN R. STUMPF,
ESQ.,
Quinn Law Firm,
2222 W. Grandview Boulevard,
Erie, PA 16506

KERN, JACQUELINE F., dec'd.

Late of 105 Day Lily Drive,
Sinking Spring, Spring Township.
Executor: MICHAEL S. KERN,
327 Mail Route Road,
Sinking Spring, PA 19608.
ATTORNEY: ROBERT R. KREITZ, ESQ.,
KREITZ GALLEN-SCHUTT,
1210 Broadcasting Road, Suite 103,
Wyomissing, PA 19610

KRICK, EARL HENRY also known as KRICK, EARL H., dec'd.

Late of Spring Township.
Executor: SCOTT C. PAINTER,
906 Penn Avenue,
Wyomissing, PA 19610.
ATTORNEY: SCOTT C. PAINTER, ESQ.,
906 Penn Avenue,
P.O. Box 6269,
Wyomissing, PA 19610

LAVIGNA, DOLORES A., dec'd.

Late of 120 Trexler Avenue, Kutztown.
Executor: MR. JOSEPH D. ALBRIGHT,
20 Rapp Road,
Fleetwood, PA 19522.
ATTORNEY: SCOTT C. PAINTER, ESQ.,
906 Penn Avenue,
P.O. Box 6269,
Wyomissing, PA 19610

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SHOWALTER, JEANETTE H., dec'd.

Late of 1508 Greenvew Avenue,
City of Reading.

Executor: R. GLENN HALTEMAN,
229 B North 14th Street,
Reading PA 19604.

ATTORNEY: ROBERT R. KREITZ, ESQ.,
KREITZ GALLEN-SCHUTT,
1210 Broadcasting Road, Suite 103,
Wyomissing, PA 19610

STERBA, JANET R., dec'd.

Late of Borough of Hamburg.

Executor: WILLIAM RHODES,
249 S. 3rd Street,
Hamburg, PA 19526.

ATTORNEY: RUSSELL E. FARBIARZ,
ESQ.,

ANTANAVAGE FARBIARZ, PLLC,
64 N. 4th Street,
Hamburg, PA 19526

STUFFLET, GREGORY S., dec'd.

Late of 6A Fairway Road,
Cumru Township.

Administrator: BRIAN R. STUFFLET,
1905 Fairview Avenue,
Reading, PA 19606.

ATTORNEY: DAVID S. SOBOTKA, ESQ.,
519 Walnut Street,
Reading, PA 19601

FICTITIOUS NAME

NOTICE IS HEREBY GIVEN, pursuant to the provisions of Act of Assembly, No. 295, approved December 16, 1982, effective March 16, 1983, of intention to file in the office of the Department of State of the Commonwealth of Pennsylvania, at Harrisburg, Pennsylvania, a Certificate for the conduct of a business in Berks County, Pennsylvania under the assumed or fictitious name, style or designation:

Lords and Ladies with its principal place of business at 4290 Painted Sky Road, Reading, PA 19606.

The name and address of the person owning or interested in said business is: LL Salons Generation II, LLC, Ashley Derr Grande, 4290 Painted Sky Road, Reading, PA 19606.

The application was Filed on March 3, 2020.

Salvatore Folino, Esq.

2 Woodland Road
Wyomissing, PA 19610

Modern & Traditional Barbering with its principal place of business at 2024 Cleveland Avenue, Reading, PA 19609.

The names and addresses of the persons owning or interested in said business are: Ryan Terreson, 2024 Cleveland Avenue, Reading PA 19609 and Terreson's Modern and Traditional Barbering, LLC (same address).

The application was Filed on January 28, 2020.
Salvatore Folino, Esq.
2 Woodland Road
Wyomissing, PA 19610

Persephone Painting and Improvements with its principal place of business at 1556 Krumsville Rd., Lenhartsville, PA 19534.

The name and address of the person owning or interested in said business is: Shannon Heiter, 1556 Krumsville Rd., Lenhartsville, PA 19534.

The application was Filed on February 13, 2020.

Shannon Heiter

1556 Krumsville Road
Lenhartsville, PA 19534

MISCELLANEOUS

Electronically Filed
3/4/2020
12:41 PM

Steven D. Grierson,
CLERK OF THE COURT
ORDER

PETER L. CHASEY, ESQ.

Nevada Bar No. 007650

CHASEY LAW OFFICES

3295 N. Fort Apache Road, Suite 110

Las Vegas, Nevada 89129

Tel.: (702) 233-0393

Fax: (702) 233-2107

email: peter@chaseylaw.com

Attorney for Custodian

CUSTODIAN VENTURES, LLC

EIGHTH JUDICIAL DISTRICT COURT

CLARK COUNTY, NEVADA

CASE NO.: A-19-798298-B

DEPT NO.: XXVII

ORDER REQUIRING PROOFS OF CLAIM

In the Matter of:

USA RECYCLING INDUSTRIES, INC., a Nevada Corporation, (Custodian Ventures, LLC)

THIS COURT, having considered Custodian Ventures, LLC's Motion to Require Proofs of Claim, proper notice having been given, no opposition having been received, and good cause appearing,

IT IS ORDERED, ADJUDGED, AND DECREED that:

1. Pursuant to NRS 78.675, all claimants and creditors of USA Recycling Industries, Inc., a Nevada Corporation, shall have thirty (30) days from the date of Notice of Entry of this Order to submit a written Proof of Claim to the Custodian:

Custodian Ventures, LLC

c/o Chasey Law Offices

3295 N. Fort Apache Road, Ste. 110

Las Vegas, NV 89129

2. Pursuant to NRS 78.680, all claimants and creditors of USA Recycling Industries, Inc. shall make their claim on the Proof of Claim form attached here as Exhibit A.

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3. Pursuant to NRS 78.680, all claimants and creditors shall submit to examination at the Custodian’s discretion, and shall produce documentation of the claim as required by the Custodian.

4. Pursuant to NRS 78.675, the Custodian shall give notice to all possible and potential claimants and creditors of USA Recycling Industries, Inc. by publishing this Order once a week for four (4) consecutive weeks in the Nevada Legal News and in the Berks County Journal in Pennsylvania.

5. Pursuant to NRS 78.675, the Custodian shall serve Notice of Entry of this Order via U.S. Mail, postage prepaid, to:

Cathy A. Persin
3525 S. Cass Court-505
Oak Brook, IL 60523

6. Pursuant to NRS 78.590(1), NRS 78.635(2) (c) and NRS 78.675, any claimants and creditors of USA Recycling Industries, Inc. who fail to timely submit Proof Claim as set forth in this Order shall be barred from later presenting their claim to USA Recycling Industries, Inc.

7. Pursuant to NRS 78.685, within 30 days of the deadline to submit Proofs of Claim, the Custodian shall respond in writing to all claimants and creditors with the Custodian’s decision concerning the claim, and all claimants and creditors whose claims are disputed may appeal the decision to the District Court within 30 days following receipt of the Custodian’s written decision.

Dated this 28th day of February, 2020.

DISTRICT COURT
HON. NANCY ALLF, JD /S/
Submitted by:
CHASEY LAW OFFICES
PETER L. CHASEY, ESQ.
Nevada Bar No. 007650
Attorney for Custodian

EXHIBIT A

EIGHTH JUDICIAL DISTRICT COURT
CLARK COUNTY, NEVADA
CASE NO.: A-19-798298-B
DEPT NO.: XXVII
PROOF OF CLAIM

In the Matter of:

USA RECYCLING INDUSTRIES, INC., a Nevada Corporation, (Custodian Ventures, LLC)

Name of Claimant: _____
Mailing Address: _____
City, State, Zip Code: _____

I hereby certify, under penalty of perjury under the laws of the State of Nevada, that the above identified Claimant has a valid claim against USA Recycling Industries, Inc. in the principal amount of \$ _____. Do not include attorneys’ fees, costs, interest, late fees and penalties (if applicable).

I further certify that Claimant is entitled to \$ _____ in attorneys’ fees, costs, interest, late fees, and penalties (attach additional documentation if necessary).

I further certify that I have attached to this Proof of Claim, true and authentic documents that I believe establish the validity and amount of this claim. I understand additional documents and/or examination may be required by the custodian.

Dated this ____ day of _____, 2020.
Print Name: _____
Signature: _____
Telephone No.: _____
Email Address: _____

TRUST NOTICES

First Publication

TRUSTEE’S NOTICE

Janet A. DiGuardi, Deceased
Janet A. DiGuardi Revocable Trust
200 Tranquility Lane
Reading, PA 19609

Christopher K. DiGuardi, Trustee of the above Trust, does hereby notify all persons who have claims against the Janet A. DiGuardi Revocable Trust are requested to present the same and all persons indebted to said trust are requested to make payment and those having claims to present the same without delay to:

Trustee: Christopher K. DiGuardi
226 Old Croton Road
Flemington, NJ 08822
or to his Attorney:
John T. Forry, Esquire
Forry Ullman
540 Court Street
P.O. Box 542
Reading, PA 19603

Third and Final Publication

NOTICE OF TRUSTEE

Janet R. Sterba, Deceased
Late of Borough of Hamburg
Berks County, Pennsylvania

NOTICE is hereby given that the Janet R. Sterba Revocable Living Trust dated July 17, 2017, Janet R. Sterba, Trustor is in existence and is being administered by the Trustee.

All persons indebted to the Trust or to the above-named Decedent are requested to make payment, and those having claims or demands against the Trust or the Decedent to present the same without delay to:

Trustee: WILLIAM A. RHODES
249 S. 3rd Street
Hamburg, PA 19526
Or to his attorney:
Russell E. Farbiarz, Esquire
Antanavage Farbiarz, PLLC
64 North Fourth Street
Hamburg, PA 19526