



Chester County Law Reporter

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Chester County Law Reporter

(USPS 102-900)

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Specialized Loan Servicing LLC vs. Poole

Sheriff sale postponement by sheriff – Notice of sheriff sale – Cost savings

1. The general rule requiring new notice when a sheriff sale of real property is stayed, continued, postponed or adjourned prevents a court from discharging a plaintiff's duty to provide additional notice of a sale for alleged cost-savings because the rules provide no limitation on the number of continuances or postponements available through direct request of the sheriff.
2. Accordingly, the Court Held Plaintiff's Emergency Motion for Postponement of Sheriff's Sale was denied without prejudice to Plaintiff's right to seek a postponement pursuant to the procedure established by the Chester County Sheriff.

R.E.M.

C.C.P. Chester County, Pennsylvania, Civil Action No. 2022-09743-RC; Specialized Loan Servicing LLC vs. Ronald S. Poole

Nicole C. Rizzo for Plaintiff

Ronald S. Poole, *pro se*

Binder, J., May 15, 2024:-

SPECIALIZED LOAN SERVICING LLC	IN THE COURT OF COMMON PLEAS
vs.	CHESTER COUNTY, PENNSYLVANIA
RONALD S. POOLE	NO. 2022-09743-RC
	CIVIL ACTION – LAW

ORDER and MEMORANDUM

AND NOW, this 15th day of May, 2024, upon consideration of Plaintiff’s Emergency Motion for Postponement of Sheriff’s Sale filed May 14, 2024, Plaintiff asking this court to postpone the Sheriff Sale presently scheduled for May 16, 2024 until July 18, 2024 and requesting no other relief, for the reasons set forth in the accompanying Memorandum it is hereby **ORDERED** that the Motion is **DENIED** without prejudice to Plaintiff’s right to seek a postponement pursuant to the procedure established by the Chester County Sheriff.

BY THE COURT:

/s/ **BRET M. BINDER, J.**

MEMORANDUM

On May 9, 2024, Plaintiff filed a Motion for Postponement of Sheriff's Sale alleging that loss mitigation efforts are ongoing and asking this court to postpone the Sheriff's Sale scheduled for May 16, 2024 to July 18, 2024. Motion, 5/9/2024, ¶¶ 1-2, 4 (wherefore clause). On May 9, 2024, this court denied Plaintiff's Motion "without prejudice to Plaintiff's right to seek a postponement pursuant to the procedure established by the Chester County Sheriff." Order, 5/9/2024, p. 1. This court noted that Plaintiff's Motion contained an averment that postponement of the Sheriff's Sale would necessarily discharge Plaintiff's duty to re-advertise pursuant to Pa.R.Civ.P. 3129.2 thus reducing costs. Order, 5/9/2024, p. 1, fn. 1.

On May 14, 2024, Plaintiff filed an Emergency Motion for Postponement of Sheriff's Sale alleging that loss mitigation efforts have ended and asking this court to postpone the Sheriff's Sale scheduled for May 16, 2024 to July 18, 2024. Emergency Motion, 5/14/2024, ¶ 7-8, 16 (wherefore clause). Plaintiff avers that it intends to bear (at least initially) the cost to re-advertise pursuant to Pa.R.Civ.P. 3129.2. *See* Emergency Motion, 5/14/2024, ¶¶ 10-12. *But see* Emergency Motion, 5/14/2024, ¶ 15 ("Plaintiff is seeking a Court Order to postpone Sheriff's sale of the Property as it has exhausted its two voluntary postponements accorded by Pa.R.Civ.P. 3129.3(b) (1)."); Proposed Order submitted 5/14/2024 (requesting an order specifying that "No further advertising or additional notice to lienholders or Defendant is required."). However, Plaintiff avers that postponement by court order will reduce costs in ways that postponement pursuant to the procedure established by the Chester County Sheriff will not, as follows:

In the event the Sheriff's sale is not postponed by Court Order, Plaintiff will "stay" (i.e., cancel) the Sheriff's sale of this Property. After that, Plaintiff would incur additional fees and costs associated with reissuing the Writ of Execution and relisting the Property for Sheriff's sale including, but not limited, to paying another filing fee with the Chester County Prothonotary and paying the Chester County Sheriff another Sheriff's sale deposit in the amount of \$3,000.00 – all of which will be assessed to Defendant's mortgage loan account. Therefore, a postponement of Sheriff's sale actually minimizes expenses that will ultimately be borne by Defendant.

Emergency Motion, 5/14/2024, ¶ 16.

Here, Plaintiff's averment does not warrant an order from this court postponing the Sheriff's Sale. First, Plaintiff has supplied this court with no evidence to support its claim. Second, Plaintiff has supplied this court with no legal support for its claim which is (1) unsupported by a plain reading of Pa.R.Civ.P. 3129.3(b)(1) which makes no distinction between relief obtained from the court and relief obtained from the Sheriff, and (2) unsupported by Pa.R.Civ.P. 3139(a)(1) which directs the Sheriff to

make a return to the Prothonotary upon, for example, “completion or abandonment of the execution proceedings,” but which does not direct the Sheriff to make a return to the Prothonotary when a sale is postponed by the Sheriff. *See* Pa.R.Civ.P. 3139(a)-(d).

Third, cost savings alone would not warrant postponement by court order as demonstrated by, for example, the general rule requiring new notice when “a sale of real property is stayed, continued, postponed or adjourned.” Pa.R.Civ.P. 3129.3(a). The Rule authorizes the court to discharge a Plaintiff’s duty to provide additional notice by special order, but cost-savings alone must be insufficient ground for a special order or else a special order would always be available. Similarly, it must be the case that cost savings alone would not warrant postponement by court order.

Finally, it is unclear why Plaintiff believes that it must cancel the sale rather than request further postponement or continuance directly with the Sheriff’s Office. The rules provide no limitation on the number of continuances or postponements available through direct request of the sheriff. As such, Plaintiff can receive the relief requested by following the available procedures in Chester County – namely, requesting postponement(s) of the sale rather than canceling the sale and incurring new notice fees if beyond the exceptions in the rule.

Accordingly, for the reasons set forth above this court will enter an order denying of Plaintiff’s Emergency Motion for Postponement of Sheriff’s Sale filed May 14, 2024.

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Chester County Court of Common Pleas

Orphans' Court Division

CALL OF THE AUDIT LIST

THE HONORABLE NICOLE R. FORZATO COURTROOM 11

WEDNESDAY, OCTOBER 02, 2024 09:00 AM

<hr/>	
<div>ANNA THERESA HOGAN</div> <div>CALL OF THE AUDIT LIST</div> <div>FIRST AND FINAL ACCOUNT</div>	1520-1103
MICHAEL F. SCHLEIGH	WILLIAM HOGAN, EXECUTOR
MICHAEL F. SCHLEIGH	THERESA ANNE SANTALUCIA, EXECUTOR
<hr/>	
<div>FRANKLIN C. MARKLE JR.</div> <div>CALL OF THE AUDIT LIST</div> <div>FIRST ACCOUNT</div>	1521-0278
ROBERT A BURKE	LOIS TAYMAN, RESPONDENT
<hr/>	
<div>CHRISTINE SIMCOX</div> <div>CALL OF THE AUDIT LIST</div> <div>FIRST AND FINAL ACCOUNT</div>	15-23-0172
EMILY TEMPLE ABELS	L. PETER TEMPLE, ADMINISTRATOR DBN-CTA
<hr/>	

NOTICES

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CHANGE OF NAME NOTICE
IN THE COURT OF COMMON PLEAS
CHESTER COUNTY, PENNSYLVANIA
CIVIL ACTION

LAW NO. 2024-05275-NC

NOTICE IS HEREBY GIVEN that the name change petition of Maria Sherry Sanabria was filed in the above-named court and will be heard on Monday, October 14, 2024 at 2:00:00 PM, in Courtroom 15 at the Chester County Justice Center, 201 West Market Street, West Chester, Pennsylvania.
Date of filing the Petition: Monday, June 24, 2024
Name to be changed from: Maria Sherry Sanabria to: Maria Valentin de Walker Chavis
Any person interested may appear and show cause, if any they have, why the prayer of the said petitioner should not be granted.

CORPORATION NOTICE

NOTICE IS HEREBY GIVEN THAT Articles of Incorporation were filed with and approved by the Department of State of the Commonwealth of Pennsylvania on the Friday, August 30, 2024, for LynnWise Health Solutions Inc. in accordance with the provisions of the Pennsylvania Business Corporation Law of 1988.

CORPORATION NOTICE

Notice is hereby given that Articles of Incorporation were filed with the Department of State of the Commonwealth of Pennsylvania, for a business corporation which has been incorporated under the provisions of the Business Corporation Law of

1988. The name of the corporation is: Riverstone Crossing Community Association, Inc. The date of incorporation is 9/4/24.

DISSOLUTION NOTICE

NOTICE IS HEREBY GIVEN that the shareholders and directors of **NSJD, Inc.**, a Pennsylvania corporation, with an address of 840 Springdale Drive, Exton, PA 19341, (Chester County), have unanimously approved a proposal that the corporation voluntarily dissolve and is now engaged in winding up and settling affairs of the corporation under the provisions of Section 1975 of the Pennsylvania Business Corporation Law of 1988, as amended.

ESTATE NOTICES

Letters Testamentary or of Administration having been granted in the following Estates, all persons having claims or demands against the estate of the said decedents are requested to make known the same and all persons indebted to the said decedents are requested to make payment without delay to the respective executors, administrators, or counsel.

1st Publication

BAROVICH, Patricia C., late of Phoenixville. Lisa M. O'Brien, 20 Kenneth Ave, Spring City, PA, 19475, Administratrix.

BOBBITT, Joyce E., late of Downingtown Borough. Jeanne Meikrantz, care of STEPHEN D. POTTS, Esquire, Strafford Office Bldg. #2, 200 Eagle Rd., Ste. 106, Wayne, PA 19087-3115, Executrix. STEPHEN D. POTTS, Esquire, Herr, Potts & Potts, LLC, Strafford Office Bldg. #2, 200 Eagle Rd., Ste. 106, Wayne, PA 19087-3115, atty.

BROWN, Francis L., late of West Fallowfield Township. Janet A. Brown, P.O. Box 163, Cochranville, PA 19330, care of ANITA M. D'AMICO, Esquire, 65 S. Third St., Oxford, PA 19363, Executrix. ANITA M. D'AMICO, Esquire, D'Amico Law, P.C., 65 S. Third St., Oxford, PA 19363, atty.

BYLER, Edria E., a/k/a Edria Elaine Byler, late of Valley Township. Donna L. Dunlap, 12 Linda Lane, Coatesville, PA 19320 and Linda B. Landes, 2891 Pleasant Valley Road, Rockingham, VA 22801, care of WILLIAM T. KEEN, Esquire, 3460 Lincoln Highway, Thorndale, PA 19372, Executors. WILLIAM T. KEEN, Esquire, Keen Keen & Good, LLC, 3460 Lincoln Highway, Thorndale, PA 19372, atty.

COLLINS, Mary C., a/k/a Mary Catherine Col-

lins, late of Willistown Township. Michael A. Collins, care of DENNIS C. McANDREWS, Esquire, 30 Cassatt Ave., Berwyn, PA 19312, Executor. DENNIS C. McANDREWS, Esquire, McAndrews, Mehalick, Connolly, Hulse and Ryan P.C., 30 Cassatt Ave., Berwyn, PA 19312, atty.

DELLAQUILA, Andrew P, late of East Vincent. Mr. Nicola A. Dellaquila 1075 Balfour Circle Phoenixville PA 19460, care of MICHAELANGELO L DIPPOLITO, Esquire, 712 Kimberton Road Chester Springs PA 19425, Administrator. MICHAELANGELO L DIPPOLITO, Esquire, ThePeoplesLawFirm.Com,LLC, 712 Kimberton Road Chester Springs PA 19425, atty.

GARCIA, Gloria R., a/k/a Gloria Rosalinda Garcia, late of Exton Township. Louis E. Garcia, care of CHRISTOPHER P. COVAL, Esquire, Five Neshaminy Interplex, Suite 315, Trevose, PA 19053, Executor. CHRISTOPHER P. COVAL, Esquire, Fenningham, Dempster & Coval LLP, Five Neshaminy Interplex, Suite 315, Trevose, PA 19053, atty.

GEIST, Merle Elaine, a/k/a Merle Elaine Davis Geist, Myrtle Elaine Geist and Myrtle Elaine Davis Geist, late of Downingtown Borough. Deborah Hepler, 1112 Bodine Road, Chester Springs, PA 19425, care of WILLIAM T. KEEN, Esquire, 3460 Lincoln Highway, Thorndale, PA 19372, Administrator C.T.A.. WILLIAM T. KEEN, Esquire, Keen Keen & Good, LLC, 3460 Lincoln Highway, Thorndale, PA 19372, atty.

GUIZZETTI, SR., Gildo D., late of New Garden Township. Linda DiLuzio and Victor A. Guizzetti, care of WILLIAM J. GALLAGHER, Esquire, 209 E. State St., Kennett Square, PA 19348, Executors. WILLIAM J. GALLAGHER, Esquire, MacElree Harvey, LTD., 209 E. State St., Kennett Square, PA 19348, atty.

HALL, Todd Jeffrey, a/k/a Todd J. Hall, late of West Goshen Township. Heather M. Kalck, care of LISA COMBER HALL, Esquire, 27 S. Darlington Street, West Chester, PA 19382, Administratrix. LISA COMBER HALL, Esquire, Hall Law Offices, A Professional Corporation, 27 S. Darlington Street, West Chester, PA 19382, atty.

HARRIS, Dorothy B., a/k/a Dorothy Bodner Harris, late of Tredyffrin Township. Elizabeth Harris Hyams, care of RYAN M. BORNSTEIN, Esquire, 800 Lancaster Ave., Ste. T-2, Berwyn, PA 19312, Executrix. RYAN M. BORNSTEIN, Esquire, Harvey Ballard & Bornstein, LLC, 800 Lancaster Ave., Ste. T-2, Berwyn, PA 19312, atty.

KARKOSAK, Frank J., late of Elverson. David C. Karkosak, care of MARY C. CROCKER, Esquire, 1296 East High Street, Pottstown, PA 19464, Executor. MARY C. CROCKER, Esquire, 1296 East High Street, Pottstown, PA 19464, atty.

KUHNS, Paul J., a/k/a Paul Joseph Kuhns, late of Schuylkill Township. Mary Ellen Nattle, 341 Pawlings Rd., Phoenixville, PA 19460, care of TIMOTHY G. DALY, Esquire, 630 Freedom Business Center, Dr., 3rd Fl., King of Prussia, PA 19406, Executrix. TIMOTHY G. DALY, Esquire, Daly and Clemente, P.C., 630 Freedom Business Center, Dr., 3rd Fl., King of Prussia, PA 19406, atty.

MCCOY, Nancy R., late of Kennett Square. Darlene Bailey, 226 Duncan Avenue, Wilmington, DE 19803, care of NELSON J. SACK, Esquire, 221 N. Olive Street, Media, PA 19063, Executrix. NELSON J. SACK, Esquire, 221 N. Olive Street, Media, PA 19063, atty.

McCUCU, Janet Louise, a/k/a Janet McCuch, late of Honey Brook Township. Jacalyn S. McCuch, 600 Cambridge Rd., Narrow, PA 17555, care of ANGELINA C. WILLIAMS, Esquire, 317 Swede St., Norristown, PA 19401, Executrix. ANGELINA C. WILLIAMS, Esquire, Solomon, Berschler, Campbell & Thomas PC, 317 Swede St., Norristown, PA 19401, atty.

MENKINS, Marian E., late of Phoenixville. Belinda L. Lindsay, care of DOUGLAS W. OLSHIN, Esquire, 442 North High Street, West Chester, PA 19380, Executor. DOUGLAS W. OLSHIN, Esquire, 442 North High Street, West Chester, PA 19380, atty.

NOTHSTINE, Kenneth Thompson, a/k/a Kenneth T. Nothstine, late of Uwchlan Township. Dorcas A. Northstine, 51 Hogan Place, Coatesville, PA 19320, care of GORDON W. GOOD, Esquire, 3460 Lincoln Highway, Thorndale, PA 19372, Executor. GORDON W. GOOD, Esquire, Keen Keen & Good, LLC, 3460 Lincoln Highway, Thorndale, PA 19372, atty.

PACZESNIAK, Kimberly Y., a/k/a Kimberly Paczesniak, Kim Yee Paczesniak and Kim K. Paczesniak, late of Tredyffrin Township. Mark J. Paczesniak, 208 Anthony Wayne Dr., Wayne, PA 19087, care of LINDSEY HOELZLE, Esquire, 1255 Drummers Ln., Ste. 105, Wayne, PA 19087, Executor. LINDSEY HOELZLE, Esquire, Palmarella & Raab, PC, 1255 Drummers Ln., Ste. 105, Wayne, PA 19087, atty.

POTOPA, Stephen M, late of East Pikeland Township. Robert J. Potopa, 140 Coldstream Road,

Phoenixville, PA 19460, Administrator.

STEPHENS, Judith Ortlip, a/k/a Judy, late of Glenmoore, Wallace Township. Abraham C. Stephens, 108 Shoreline Drive, Downingtown, PA 19335, Executor.

STEPHENS, SR., Robert Lee, a/k/a Bob, late of Glenmoore, Wallace Township. Abraham C. Stephens, 108 Shoreline Drive, Downingtown, PA 19335, Executor.

STERN, Joan M., late of West Chester Borough. Emily K. Ore, care of LESLEY M. MEHALICK, Esquire, 30 Cassatt Ave., Berwyn, PA 19312, Executrix. LESLEY M. MEHALICK, Esquire, McAndrews, Mehalick, Connolly, Hulse and Ryan P.C., 30 Cassatt Ave., Berwyn, PA 19312, atty.

THOMPSON, III, John M., late of West Goshen Township. Karen L. Thompson, care of MICHAEL C. McBRATNIE, Esquire, P.O. Box 673, Exton, PA 19341-0673, Executrix. MICHAEL C. McBRATNIE, Esquire, Fox Rothschild LLP, P.O. Box 673, Exton, PA 19341-0673, atty.

WALTERS, Donald K., late of Elk Township. Estace K. Walters, care of R. SAMUEL McMICHAEL, Esquire, P.O. Box 296, Oxford, PA 19363, Executor. R. SAMUEL McMICHAEL, Esquire, P.O. Box 296, Oxford, PA 19363, atty.

WARREN, James, late of Valley Township. Dorothy Shuler, care of VINCENT CAROSELLA, JR., Esquire, 822 S. Matlack Street, Suite 101, West Chester, PA 19382, Administratrix. VINCENT CAROSELLA, JR., Esquire, Carosella & Associates, P.C., 822 S. Matlack Street, Suite 101, West Chester, PA 19382, atty.

WARTER, Brian Johnson, late of Downingtown Borough. Timothy J. Holman, care of KAREN M. STOCKMAL, Esquire, 1235 Westlakes Dr., Ste. 320, Berwyn, PA 19312, Administrator. KAREN M. STOCKMAL, Esquire, KMS Law Offices, LLC, 1235 Westlakes Dr., Ste. 320, Berwyn, PA 19312, atty.

WILLIAMS, Ethel Fletcher, late of Charlestown Township. Rena Williams Walsh, 414 Lincoln Rd., Phoenixville, PA 19460, care of JOSEPH K. KOURY, Esquire, 41 E. High St., Pottstown, PA 19464, Executrix. JOSEPH K. KOURY, Esquire, OWM Law, 41 E. High St., Pottstown, PA 19464, atty.

WRIGHT, SR., Harry A, late of East Whiteland. Harry A Wright, Jr, care of JENNIFER H WALKER, Esquire, 31 S. High Street Suite 200, West Chester, PA 19382, Executor. JENNIFER H WALKER, Esquire, Peak Legal Group, Ltd., 31 S. High Street

Suite 200, West Chester, PA 19382, atty.

WYNN, Charles, a/k/a Charles William Wynn, late of West Goshen Township. Michelle Vullings, care of JOSEPH A. BELLINGHIERI, Esquire, 17 W. Miner St., West Chester, PA 19382, Executrix. JOSEPH A. BELLINGHIERI, Esquire, MacElree Harvey, LTD., 17 W. Miner St., West Chester, PA 19382, atty.

2nd Publication

ABELE, Eileen C., late of West Whiteland Township. Richard Abele and Maliya K. Piergalline, care of SEAMUS M. LAVIN, Esquire, 122 S. Church St., West Chester, PA 19382, Executors. SEAMUS M. LAVIN, Esquire, Wetzel Gagliardi Fetter & Lavin LLC, 122 S. Church St., West Chester, PA 19382, atty.

ANDERSON, Donald C., late of Valley Township. Paul R. Anderson, care of W. MARSHALL PEARSON, Esquire, 311 Exton Commons, Exton, PA 19341-2450, Executor. W. MARSHALL PEARSON, Esquire, 311 Exton Commons, Exton, PA 19341-2450, atty.

BAUERLEIN, Paul Andrew, late of West Pike-land Township. Agnes G. Orthey, 1446 Clover Mill Rd., Chester Springs, PA 19425, Executrix.

BERTRANDO, William E., late of New Garden Township. Cynthia E. Bertrando, care of WILLIAM J. GALLAGHER, Esquire, 17 W. Miner St., West Chester, PA 19382, Executrix. WILLIAM J. GALLAGHER, Esquire, MacElree Harvey, LTD., 17 W. Miner St., West Chester, PA 19382, atty.

BURKE, JR., William Michael Burke, a/k/a William M. Burke, Jr., late of Honey Brook Township. William Michael Burke, III, care of MICHELLE C. POWER, Esquire, 60 W. Boot Rd., Ste. 201, West Chester, PA 19380, Executor. MICHELLE C. POWER, Esquire, The Charleston Firm, 60 W. Boot Rd., Ste. 201, West Chester, PA 19380, atty.

BURNS, James J., late of Spring City. Terry L. Frey, 126 Adams Street, Royersford, PA 19468, care of GARY P. LEWIS, Esquire, 372 N. Lewis Rd., PO Box 575, Royersford, PA 19468, Executrix. GARY P. LEWIS, Esquire, Lewis & McIntosh, LLC, 372 N. Lewis Rd., PO Box 575, Royersford, PA 19468, atty.

CATTLETT, Alan Craig, late of West Goshen Township. Claude Osgood, 318 Pennsylvania Ave., Avondale, PA 19311, care of ANITA M. D'AMICO, Esquire, 65 S. Third St., Oxford, PA 19363, Executor. ANITA M. D'AMICO, Esquire, D'Amico Law, P.C.,

65 S. Third St., Oxford, PA 19363, atty.

CHENGER, Barbara G., a/k/a Barbara Chenger, late of East Fallowfield Township. David Wayne Chenger, care of NICHOLAS T. GARD, Esquire, 121 E. Main Street, New Holland, PA 17557, Executor. NICHOLAS T. GARD, Esquire, Smoker Gard Associates LLP, 121 E. Main Street, New Holland, PA 17557, atty.

CLARK, James Ross, late of West Goshen Township. Laura L. Scebelo, care of W. MARSHALL PEARSON, Esquire, 311 Exton Commons, Exton, PA 19341-2450, Executor. W. MARSHALL PEARSON, Esquire, 311 Exton Commons, Exton, PA 19341-2450, atty.

CONRAD, Kathryn Marie, late of Sadsbury Township. Douglas Allen Conrad and Wendy Lynn Fisher, care of J. MICHAEL RYAN, Esquire, 300 North Pottstown Pike, Suite 150, Exton, PA 19341, Co-Executors. J. MICHAEL RYAN, Esquire, 300 North Pottstown Pike, Suite 150, Exton, PA 19341, atty.

CRONE, Mary L., late of Borough of Honey Brook. Dennis C. Crone, care of J. MICHAEL RYAN, Esquire, 300 North Pottstown Pike, Suite 150, Exton, PA 19341, Executor. J. MICHAEL RYAN, Esquire, 300 North Pottstown Pike, Suite 150, Exton, PA 19341, atty.

FORD, Rosemary, late of East Goshen Township. James J. Ford, care of LESLEY M. MEHALICK, Esquire, 30 Cassatt Ave., Berwyn, PA 19312, Executor. LESLEY M. MEHALICK, Esquire, McAndrews, Mehalick, Connolly, Hulse and Ryan P.C., 30 Cassatt Ave., Berwyn, PA 19312, atty.

GIFT, June L., a/k/a June Louise Gift, late of London Britain Township. Patricia L. Harper, care of THOMAS G. BELLWOAR, JR., Esquire, 126 West Miner Street, West Chester, PA 19382, Executor. THOMAS G. BELLWOAR, JR., Esquire, Luongo Bellwoar LLP, 126 West Miner Street, West Chester, PA 19382, atty.

HARVEY, Elizabeth Raney, a/k/a Elizabeth R. Harvey, late of Easttown Township. Julia Rouvina, 32 Sheffield Court Collegeville, PA 19426, care of JUDITH STUTMAN IZES, Esquire, 30 W. Airy Street Norristown, PA 19401, Executrix. JUDITH STUTMAN IZES, Esquire, Gazan & John, P.C., 30 W. Airy Street Norristown, PA 19401, atty.

KENNEDY, Donald Ogden, a/k/a Donald O. Kennedy, late of West Brandywine Township. David A. Kennedy, care of BRIDGET La ROSA, Esquire, 1650 Market St., One Liberty Place, Ste. 1800, Phil-

adelphia, PA 19103-7395, Executor. BRIDGET La ROSA, Esquire, White and Williams, LLP, 1650 Market St., One Liberty Place, Ste. 1800, Philadelphia, PA 19103-7395, atty.

KILLINGER, Charles R., late of Sadsbury Township and Valley Township. Dianne L. Grande, care of DENNIS B. YOUNG, Esquire, 430 W. First Ave., Parkesburg, PA 19365, Administratrix CTA. DENNIS B. YOUNG, Esquire, 430 W. First Ave., Parkesburg, PA 19365, atty.

KINKAID, Roy, a/k/a Roy R. Kinkaid, late of Spring City Borough. Peter Bartko, care of THOMAS G. WOLPERT, Esquire, 527 Main St., Royersford, PA 19468, Executor. THOMAS G. WOLPERT, Esquire, Wolpert Schreiber McDonnell P.C., 527 Main St., Royersford, PA 19468, atty.

LaPENTA, Carol May, a/k/a Carol May Ebright, Carol May Haas, and Carol May Harsch, late of West Goshen Twp.. Michele R. Carr, 1323 Bayview Rd., Middletown, DE 19709, Administratrix.

MARSILI, Sandra Marie, late of Devon, Easttown Township. Philip Marsili, care of DANIEL F. MONAHAN, Esquire, 535 N Church St., Suite 170, West Chester, PA 19380, Executor. DANIEL F. MONAHAN, Esquire, Brandywine Estate and Elder Law, 535 N Church St., Suite 170, West Chester, PA 19380, atty.

MARTIN, Hugh Lenox Dick, late of Upper Oxford Township. Christopher W. Martin, care of L. PETER TEMPLE, Esquire, P.O. Box 384, Kennett Square, PA 19348, Executor. L. PETER TEMPLE, Esquire, Larmore Scarlett LLP, P.O. Box 384, Kennett Square, PA 19348, atty.

MARTIN, Meredith Jane, late of Upper Oxford Township. Christopher W. Martin, care of L. PETER TEMPLE, Esquire, P.O. Box 384, Kennett Square, PA 19348, Executor. L. PETER TEMPLE, Esquire, Larmore Scarlett LLP, P.O. Box 384, Kennett Square, PA 19348, atty.

McCARTHY, Mary Jean, late of Tredyffrin Township. Michael McCarthy, 2 Patterson Place, Newtown Square, PA 19073, care of JANNA M. PELLETIER, Esquire, 535 N. Church St., Ste. 115, West Chester, PA 19380, Administrator. JANNA M. PELLETIER, Esquire, 535 N. Church St., Ste. 115, West Chester, PA 19380, atty.

McCOMBE, Elisabeth Ann, late of West Pikeland Township. Elisabeth F. McCombe, care of DANIEL F. MONAHAN, Esquire, 535 N Church St., Suite 170, West Chester, PA 19380, Executrix. DANIEL F. MONAHAN, Esquire, Brandywine Estate and Elder

Law, 535 N Church St., Suite 170, West Chester, PA 19380, atty.

McNEAL, Corri, late of Parkesburg Borough. Norman J. Pine, Esq., 104 S. Church St., West Chester, PA 19382, care of NORMAN J. PINE, Esquire, 104 S. Church St., West Chester, PA 19382, Administrator. NORMAN J. PINE, Esquire, Pine & Pine LLP, 104 S. Church St., West Chester, PA 19382, atty.

NAGEL, Frances, late of Westtown. Annette Tyler, care of MARY KAYE ANTHONY, Esquire, 3305 Edgmont Avenue, Brookhaven, PA 19015, Executor. MARY KAYE ANTHONY, Esquire, Breslin, Murphy & Roberts, 3305 Edgmont Avenue, Brookhaven, PA 19015, atty.

NEWBERRY, Mary Josephine, a/k/a Mary J. Newberry, late of Malvern Borough. Robert H. Newberry, care of MICHELLE E. POWER, Esquire, 60 W. Boot Rd., Ste. 201, West Chester, PA 19380, Executor. MICHELLE E. POWER, Esquire, The Charleston Firm, 60 W. Boot Rd., Ste. 201, West Chester, PA 19380, atty.

NINA, JR., Driscoll Anthony, a/k/a Driscoll A. Nina, Jr. and Deke A. Nina, late of West Vincent Township. Jane F. Nina, care of PATRICK C. O'DONNELL, Esquire, 17 E. Gay St., Ste. 100, West Chester, PA 19381-0562, Administratrix. PATRICK C. O'DONNELL, Esquire, Gawthrop Greenwood, P.C., 17 E. Gay St., Ste. 100, West Chester, PA 19381-0562, atty.

PETERS, Lisa, a/k/a Lisa J. Peters, late of Phoenixville Borough. Jacquelynn Alicea, 40 Britton St., Douglassville, PA 19518 and Jonathan Alicea, 740 Eaton Rd., Drexel Hill, PA 19026, care of LATISHA BERNARD SCHUENEMANN, Esquire, 2755 Century Blvd., Wyomissing, PA 19610, Executors. LATISHA BERNARD SCHUENEMANN, Esquire, Barley Synder, LLP, 2755 Century Blvd., Wyomissing, PA 19610, atty.

ROSATI, Joan A., late of East Brandywine Township. Christopher L. Rosati, 41 Chapel Way, Malvern, PA 19355, care of DAVID A. MEGAY, Esquire, 41 E. High St., Pottstown, PA 19464, Executor. DAVID A. MEGAY, Esquire, OWM Law, 41 E. High St., Pottstown, PA 19464, atty.

SAMBUCO, Frank John, a/k/a Frank J. Sambuco, Jr., late of Berwyn. Bonnie Sperling, 240 Dayleview Rd., Berwyn, PA 19312, Executrix.

SATTERTHWAITE, Karen H., a/k/a Karen Havbro Satterthwaite and Karen Satterthwaite, late of Pennsbury Township. Kristian Satterthwaite, 316 Parke Hollow Ln., West Chester, PA 19380, care of

STACEY WILLITS McCONNELL, Esquire, 24 E. Market St., P.O. Box 565, West Chester, PA 19381-0565, Executor. STACEY WILLITS McCONNELL, Esquire, Lamb McErlane, PC, 24 E. Market St., P.O. Box 565, West Chester, PA 19381-0565, atty.

SHAY, Margaret, a/k/a Margaret B. Shay, late of Honey Brook Township. Lawrence F. Shay, 2312 W. Deerfield Dr., Media, PA 19063, care of CHARI M. ALSON, Esquire, 206 State Rd., Media, PA 19063, Executor. CHARI M. ALSON, Esquire, Anderson Elder Law, 206 State Rd., Media, PA 19063, atty.

SILCHENKO, Svitlana, a/k/a Svetlana Silchenko and Svetlana Siltchenko, late of Exton, Uwchlan Township. Maryna Silchenko, 1696 S Oneida St., Denver, Co 80224, Executor.

STANZIONE, Kathryn E., late of Birmingham Township. Frank C. Stanzone, 330 Lea Dr., West Chester, PA 19382, care of STACEY WILLITS McCONNELL, Esquire, 24 E. Market St., P.O. Box 565, West Chester, PA 19381-0565, Executor. STACEY WILLITS McCONNELL, Esquire, Lamb McErlane, PC, 24 E. Market St., P.O. Box 565, West Chester, PA 19381-0565, atty.

STOLTZFUS, Malinda Z., late of Honey Brook Township. Aden Stoltzfus, care of JAMES R. CLARK, Esquire, 277 Millwood Road, Lancaster, PA 17603, Executor. JAMES R. CLARK, Esquire, Law Office of James Clark, 277 Millwood Road, Lancaster, PA 17603, atty.

SUGAR, Philip A., late of Easttown Township. Carol J. Altrichter and Philip M. Sugar, care of ANDREW H. DOHAN, Esquire, 460 E. King Rd., Malvern, PA 19355-3049, Executors. ANDREW H. DOHAN, Esquire, Wisler Pearlstine, LLP, 460 E. King Rd., Malvern, PA 19355-3049, atty.

VALENTIN, Mark L., late of Warwick Township. Cyrus M. Valentin, 902 Saginaw Rd., Oxford, PA 19363, care of SCUDDER G. STEVENS, Esquire, P.O. Box 1156, Kennett Square, PA 19348, Administrator. SCUDDER G. STEVENS, Esquire, Scudder G. Stevens, P.A., P.O. Box 1156, Kennett Square, PA 19348, atty.

WALSH, Martin V., late of West Goshen Township. Denise A. Curran and Kevin M. Walsh, care of DANIEL R. COLEMAN, Esquire, 300 W. State St., Ste. 300, Media, PA 19063, Executors. DANIEL R. COLEMAN, Esquire, Eckell, Sparks, Levy, Auerbach, Monte, Sloane, Matthews & Auslander, P.C., 300 W. State St., Ste. 300, Media, PA 19063, atty.

WENDT, Sylvia Scarlett, a/k/a Sylvia Scarlett Hooper Wendt and Scarlett H. Wendt, late of West

Chester, East Goshen Twp.. Michelle D. Wendt, PO Box 7308, Rancho Santa Fe, CA 92067, Executrix.

3rd Publication

ABERNETHY, Marie M., late of Borough of Kennett Square. Barry J. Abernethy, care of L. PETER TEMPLE, Esquire, P.O. Box 384, Kennett Square, PA 19348, Executor. L. PETER TEMPLE, Esquire, Larmore Scarlett LLP, P.O. Box 384, Kennett Square, PA 19348, atty.

BISSETT, Marie T., late of Downingtown. Joseph A. Bissett, Jr., 211 Roberts Lane, Coatesville, PA 19320, care of GORDON W. GOOD, Esquire, 3460 Lincoln Highway, Thorndale, PA 19372, Executor. GORDON W. GOOD, Esquire, Keen Keen & Good, LLC, 3460 Lincoln Highway, Thorndale, PA 19372, atty.

BRENNER, Jesse, late of Tredyffrin Township. Mark Brenner, care of NANCY W. PINE, Esquire, 104 S. Church St., West Chester, PA 19382, Administrator. NANCY W. PINE, Esquire, Pine & Pine, LLP, 104 S. Church St., West Chester, PA 19382, atty.

CRAIN, Lena C, late of Phoenixville, Charles-town Township. Clarissa Crain Pugh, 329 Buckwalter Rd., Phoenixville PA 19460, care of JEFFREY R. BELLOMO, Esquire, 3198 East Market Street, York PA 17402, Executrix. JEFFREY R. BELLOMO, Esquire, Bellomo & Associates, LLC, 3198 East Market Street, York PA 17402, atty.

DESTEFANO, John M, a/k/a John Michael Destefano Jr., late of West Whiteland. Gina D. Keeler, 22 Beaver Run Road, Downingtown, PA 19335, care of SHILPA KHARVA, Esquire, 175 Strafford Avenue, Suite 1, #202 Wayne, PA 19087, Executrix. SHILPA KHARVA, Esquire, Kharva Law Office, LLC, 175 Strafford Avenue, Suite 1, #202 Wayne, PA 19087, atty.

EWING, III, George M, a/k/a George M. Ewing, late of Coatesville. James Peter Funk, care of ROSANA I. CHIPLE, Esquire, 158 W. Gay Street, Ste 204, West Chester, PA 19380, Executor. ROSANA I. CHIPLE, Esquire, Fink and Buchanan Law Offices, LLC, 158 W. Gay Street, Ste 204, West Chester, PA 19380, atty.

FARMER, Lois H., late of East Nottingham Township. Martin D. Farmer, care of R. SAMUEL McMICHAEL, Esquire, P.O. Box 296, Oxford, PA 19363, Executor. R. SAMUEL McMICHAEL, Esquire, P.O. Box 296, Oxford, PA 19363, atty.

FREED, Mark Alan, a/k/a Mark A. Freed, late of Franklin Township. Kimberly Freed, care of JENNI-

FER ABRACHT, Esquire, 610 Millers Hill, P.O. Box 96, Kennett Square, PA 19348, Executor. JENNIFER ABRACHT, Esquire, Perna & Abracht, LLC, 610 Millers Hill, P.O. Box 96, Kennett Square, PA 19348, atty.

FREES, Robert Brinton, late of Phoenixville. Susan K. Thomas, care of DAVID M. FREES, III, Esquire, 120 Gay St., P.O. Box 289, Phoenixville, PA 19460, Executor. DAVID M. FREES, III, Esquire, Unruh, Turner, Burke & Frees, P.C., 120 Gay St., P.O. Box 289, Phoenixville, PA 19460, atty.

GEIGER, III, George A., late of Charlestown Township. Eileen S. Geiger, care of CYNTHIA J. RAYMOND, Esquire, 1255 Drummers Ln., Ste. 105, Wayne, PA 19087, Executrix. CYNTHIA J. RAYMOND, Esquire, 1255 Drummers Ln., Ste. 105, Wayne, PA 19087, atty.

HAW, Alice M., late of Kennett Township. Marie Elizabeth Haw, care of EMILY T. ABELS, Esquire, P.O. Box 384, Kennett Square, PA 19348, Executrix. EMILY T. ABELS, Esquire, Larmore Scarlett LLP, P.O. Box 384, Kennett Square, PA 19348, atty.

HENRIQUES, Margaret S., late of West Goshen Township. Patricia C.M. Henriques, care of ANTHONY MORRIS, Esquire, 118 W. Market Street, Suite 300, West Chester, Pennsylvania 19382-2928, Executor. ANTHONY MORRIS, Esquire, Buckley Brion McGuire & Morris LLP, 118 W. Market Street, Suite 300, West Chester, Pennsylvania 19382-2928, atty.

HOVSEPIAN, Alice Chinian, a/k/a Alice C. Hovsepian, late of Paoli, Tredyffrin Twp. Lynn Lowrey, 1400 Continental Circle Phoenixville PA 19046, care of JOSEPH PIUNTI, Esquire, 1565 Elkins Ave Abington PA 19001, Administratrix. JOSEPH PIUNTI, Esquire, 1565 Elkins Ave Abington PA 19001, atty.

HSIEH, Sonya, late of East Goshen Township. Kwok Sing Wong, care of PATRICIA LEISNER CLEMENTS, Esquire, 516 Falcon Road, Audubon, PA 19403, Executor. PATRICIA LEISNER CLEMENTS, Esquire, 516 Falcon Road, Audubon, PA 19403, atty.

HYDE, Emma J., late of Pottstown. Marcia Hyde, 410 Fricks Lock Road, Pottstown, PA 19465, care of H. CHARLES MARKOFSKI, Esquire, 1258 East Philadelphia Avenue, P.O. Box 369, Gilbertsville, PA 19525-0369, Executrix. H. CHARLES MARKOFSKI, Esquire, Markofski Law Offices, 1258 East Philadelphia Avenue, P.O. Box 369, Gilbertsville, PA 19525-0369, atty.

JUDGE, Daniel Patrick, late of West Pikeland

Township. James William Judge, 75 Fairfield Lane, Chester Springs, PA 19425, Administrator.

LAWLESS, John F., late of Parkesburg. Curry L. Hagerty, care of JOHN R. TWOMBLY, JR., Esquire, 224 East Street Road, Suite 1, Kennett Square, PA 19348, Administratrix. JOHN R. TWOMBLY, JR., Esquire, 224 East Street Road, Suite 1, Kennett Square, PA 19348, atty.

MacNEAL, Margaret L., a/k/a Margaret MacNeal, late of West Whiteland Township. Suzanne Smith, care of MICHAEL T. IMMS, Esquire, 999 West Chester Pike, Suite 201, West Chester, PA 19382, Executrix. MICHAEL T. IMMS, Esquire, Ryan Morton & Imms LLC, 999 West Chester Pike, Suite 201, West Chester, PA 19382, atty.

MAY, Louise, late of West Nottingham Township. David May, care of R. SAMUEL McMICHAEL, Esquire, P.O. Box 296, Oxford, PA 19363, Executor. R. SAMUEL McMICHAEL, Esquire, P.O. Box 296, Oxford, PA 19363, atty.

NUNN, SR., Norman S., a/k/a Norman S. Nunn, late of New Garden Township. Gwendolyn Grace Oscar, care of L. PETER TEMPLE, Esquire, P.O. Box 384, Kennett Square, PA 19348, Executrix. L. PETER TEMPLE, Esquire, Larmore Scarlett LLP, P.O. Box 384, Kennett Square, PA 19348, atty.

POLLOCK, William H., late of West Whiteland Township. Gregory C. Taylor, care of WILLIAM B. COOPER, III, Esquire, P.O. Box 673, Exton, PA 19341-0673, Executor. WILLIAM B. COOPER, III, Esquire, Fox Rothschild LLP, P.O. Box 673, Exton, PA 19341-0673, atty.

POOLE, Darielle Olson, late of Willistown Township. Jere E. Poole, Jr., care of RONALD A. LUONGO, Esquire, 904 Saratoga Dr., West Chester, PA 19380, Executor. RONALD A. LUONGO, Esquire, Luongo Law Center, P.C., 904 Saratoga Dr., West Chester, PA 19380, atty.

REICHSTEIN, Toby Maxine, a/k/a Toby C. Reichstein, late of West Chester. Melissa Rothstein, 1610 N. 72nd Street, Philadelphia, PA 19151, Executor.

REILEY, Helene L., late of Westtown Township. Anthony Morris, 118 W. Market Street, Suite 300, West Chester, Pennsylvania 19382-2928, care of ANTHONY MORRIS, Esquire, 118 W. Market Street, Suite 300, West Chester, Pennsylvania 19382-2928, Executor. ANTHONY MORRIS, Esquire, Buckley Brion McGuire & Morris LLP, 118 W. Market Street, Suite 300, West Chester, Pennsylvania 19382-2928, atty.

REYNOLDS, Lee C., a/k/a Lee Charles Reynolds, late of West Caln Township. Dorothy L. Reynolds, 136 Martins Corner Road, Coatesville, PA 19320, care of WILLIAM T. KEEN, Esquire, 3460 Lincoln Highway, Thorndale, PA 19372, Executor. WILLIAM T. KEEN, Esquire, Keen Keen & Good, LLC, 3460 Lincoln Highway, Thorndale, PA 19372, atty.

RICE, Howard M., a/k/a Howard Martin Rice, late of Easttown Township. Cheryl Rice Wohlstetter, care of NATHAN EGNER, Esquire, Radnor Station Two, 290 King of Prussia Rd., Ste. 110, Radnor, PA 19087, Executrix. NATHAN EGNER, Esquire, Davidson & Egner, Radnor Station Two, 290 King of Prussia Rd., Ste. 110, Radnor, PA 19087, atty.

ROSS, Murray L., a/k/a Murray Louis Ross, late of Westtown Township. Linda Ross, care of RICK MORTON, Esquire, 999 West Chester Pike, Suite 201, West Chester, PA 19382, Executrix. RICK MORTON, Esquire, Ryan Morton & Imms LLC, 999 West Chester Pike, Suite 201, West Chester, PA 19382, atty.

SADLER, Dennis, a/k/a Dennis J. Sadler, late of West Brandywine Township. Maximillian Sadler, care of NICOLE B. LaBLETТА, Esquire, 200 Barr Harbor Dr., Ste. 400, Conshohocken, PA 19428, Executor. NICOLE B. LaBLETТА, Esquire, LaBletta & Walters LLC, 200 Barr Harbor Dr., Ste. 400, Conshohocken, PA 19428, atty.

SMITH, Carol, a/k/a Carol A. Smith, late of Honey Brook Township. Robert W. Ault, 101 S. 17th Avenue, Coatesville, PA 19320, care of GORDON W. GOOD, Esquire, 3460 Lincoln Highway, Thorndale, PA 19372, Executor. GORDON W. GOOD, Esquire, Keen Keen & Good, LLC, 3460 Lincoln Highway, Thorndale, PA 19372, atty.

SPITZ, Patsy Ann, late of West Caln Township. Robert E. Spitz, care of NANCY W. PINE, Esquire, 104 S. Church St., West Chester, PA 19382, Administrator. NANCY W. PINE, Esquire, Pine & Pine, LLP, 104 S. Church St., West Chester, PA 19382, atty.

VanDENBURG, Dale O., late of East Goshen Township. Gretchen M. Armstrong, 1710 Lenni Dr, West Chester, PA 19382, Executrix.

VERMILLION, JR., James S., a/k/a James Vermillion, Jr., late of East Pikeland Township. Robert K. Vermillion, 12 Clover Lane, Downingtown, PA 19335 and Eric A. Vermillion, 701 N. Whitford Road, Exton, PA 19341, care of GORDON W. GOOD, Esquire, 3460 Lincoln Highway, Thorndale, PA 19372, Executors. GORDON W. GOOD, Esquire, Keen

Keen & Good, LLC, 3460 Lincoln Highway, Thorn-
dale, PA 19372, atty.

WARREN, Frances Margaret, late of Phoenix-
ville. Martin Perez, 1120 Rapps Dam Rd Phoenix-
ville PA 19460, Executor.

YAGER, Patricia Anne, a/k/a Patricia Yager and
Patricia A. Yager, late of West Vincent Township.
Sarah Yager, 216 Trego Road, Glenmoore, PA 19343,
Executrix.

ZIMMERMAN, Nancy C., late of Tredyffrin
Township. Henry Kurt Wolter, care of NATHAN
EGNER, Esquire, Radnor Station Two, 290 King of
Prussia Rd., Ste. 110, Radnor, PA 19087, Administra-
tor. NATHAN EGNER, Esquire, Davidson & Egner,
Radnor Station Two, 290 King of Prussia Rd., Ste.
110, Radnor, PA 19087, atty.

FICTITIOUS NAME

*NOTICE is hereby given, pursuant to Fictitious
Names Act of 1982, 54 Pa.C.S. Section 301 et seq.,
which repealed prior laws on the subject, any entity
or entities (including individuals, corporations,
partnership or other groups, which conduct any
business in Pennsylvania under an assumed or ficti-
tious name shall register such name by filing an ap-
plication for registration of fictitious name with the
Department of State for the conduct of a business in
Chester County, Pennsylvania under the assumed or
fictitious name, style or designation of*

Griffen Enterprises, with its principal place of
business at 234 Griffen Street, Phoenixville, PA
19460. The application has been (or will be) filed
on: Tuesday, September 10, 2024. The name(s) and
address(es) of the individual(s) or entity(ies) owning
or interested in said business: Jonathan Looper, 234
Griffen St., Phoenixville, PA 19460.

NONPROFIT CORPORATION NOTICE

*NOTICE IS HEREBY GIVEN that an applica-
tion was made to the Department of State of the
Commonwealth of Pennsylvania, at Harrisburg,
Pennsylvania, for the purpose of obtaining a charter
of a Nonprofit Corporation which was organized
under the provisions of the Pennsylvania Nonprofit
Corporation Law of 1988.*

The name of the corporation is Great Valley Chapter
NSDAR.
Articles of Incorporation were filed on Monday,

August 19, 2024.
The purpose or purposes for which it was organized
are: Great Valley Chapter NSDAR has filed Articles
of Incorporation under the Nonprofit Corporation
Law of 1988. The objects of this corporation shall
be to promote the objects of the National Society
Daughters of the American Revolution.

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NOTICE
CHESTER COUNTY –
ORPHANS’ COURT DIVISION
Case No. 15-24-1713

Case Caption: IN RE: GEORGE E. PILGRIM,
DECEASED.
To: All persons claiming an interest in the real estate
located at 12 N Ithan Street, Philadelphia, PA as an
heir or devisee of the Estate of George E. Pilgrim,
deceased, through the Estate of George E. Pilgrim,
deceased, or through an heir or devisee of the Estate
of George E. Pilgrim, deceased, creditors that do not
have liens of record, and all other persons and par-
ties holding or claiming a lien, title, claim or other
interest in the property.
NOTICE: Notice is hereby given that the Philadel-
phia Community Development Coalition has filed a
Petition to Determine Title to Real Estate located
at 12 N Ithan Street, Philadelphia, PA (OPA/BRT:
042066800), pursuant to 20 Pa. C.S. § 3546. You
are hereby notified to file a written response to the
Petition for Determination of Title to Real Estate or
the court may deem that you have no objection to
the relief requested therein and may grant such relief
without further notice to you. Such requested relief
includes an adjudication of the interest of Dece-
dent, Estate of George E. Pilgrim, deceased, in the
property located at 12 N Ithan Street, Philadelphia,
PA to be in Petitioner, Philadelphia Community
Development Coalition. If you do not have a lawyer,
you should contact: Lawyer Referral Service Phila-
delphia Bar Association, 1101 Market St, 11th Floor,
Phila., PA 19107 (215) 238-1701.
By: ORPHANIDES & TONER LLP, Attorneys for
Petitioner, 1500 John F. Kennedy Blvd., Suite 800,
Philadelphia, PA. 19102; 267-236-7500.