

NOTICES

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CLERK OF THE ORPHANS’ COURT
DIVISION OF THE COURT OF COMMON PLEAS
CHESTER COUNTY, PENNSYLVANIA

NOTICE OF FILING ACCOUNTS

ACCOUNTS LISTED FOR AUDIT ON
WEDNESDAY, JUNE 4, 2014

Courtroom 15 at 9:00 A.M. PREVAILING TIME

THE HONORABLE MARK L. TUNNELL

Notice is hereby given to all parties interested, that accounts in the following matters have been filed in the Office of the Clerk of the Orphans’ Court Division of the Court of Common Pleas of Chester County, Pennsylvania for AUDIT, CONFIRMATION AND DISTRIBUTION at the above date, time and place. At that time and place interested parties, claimants and objectors to the same will be heard.

IN RE: HEATHER SCHRUM, TRUST	1513-1719
FIRST ACCOUNT	
OF: CAROLYN SCHRUM, TRUSTEE	
ATTORNEY(S):	
FRANK WILLIAM HAYES, ESQUIRE	
ESTATE OF THERESA CRANE, DECEASED	1513-0764
FIRST AND FINAL ACCOUNT	
OF: TIMOTHY A. CRANE, EXECUTOR	
JOHN CRANE, EXECUTOR	
ATTORNEY(S):	
HUDSON L. VOLTZ, ESQUIRE	
ESTATE OF CLYDE A. MAUGER III, DECEASED	1510-0988
FINAL ACCOUNT	
OF: PHILLIP A. ROBINSON, ADMINISTRATOR DBN-CTA	
ATTORNEY(S):	
MATTHEW PAUL D’EMILIO, ESQUIRE	
ESTATE OF HELEN M. MORROW, DECEASED	1513-0308
FIRST AND FINAL ACCOUNT	
OF: THOMAS J. COLLINS, EXECUTOR	
ATTORNEY(S):	
MARIANNA FRANCES SCHENK, ESQUIRE	

ESTATE OF BILL N. GIANGIACOMO, DECEASED**1512-0527**

FIRST AND FINAL ACCOUNT

OF: KATHLEEN M. GIANGIACOMO-MULLMANN, EXECUTOR
ATTORNEY(S):

ALEXANDRA M. MCMAHAN, ESQUIRE

J AMES FRANCIS MANNION, ESQUIRE

IN RE: AUSTIN M. WORTLEY JR, TRUST**1514-0835**

FIRST AND FINAL ACCOUNT

FOR TRUST "D" UNDER THE WILL

OF: JOHN R. TWOMBLY, TRUSTEE

ATTORNEY(S):

JOHN R. TWOMBLY JR, ESQUIRE

CHANGE OF NAME NOTICE**IN THE COURT OF COMMON PLEAS
CHESTER COUNTY, PENNSYLVANIA****CIVIL ACTION - LAW****NO. 14-02707**

NOTICE IS HEREBY GIVEN that the name change petition of Kaydance Evans was filed in the above-named court and will be heard on June 16, 2014, at 9:30 AM, in Courtroom 8 at the Chester County Justice Center, 201 West Market Street, West Chester, Pennsylvania.

Date of filing the Petition: April 28, 2014

Name to be changed from: Kaydance Evans
to: Kaydance Shenberger

Any person interested may appear and show cause, if any they have, why the prayer of the said petitioner should not be granted.

CHANGE OF NAME NOTICE**IN THE COURT OF COMMON PLEAS
CHESTER COUNTY, PENNSYLVANIA****CIVIL ACTION - LAW****NO. 2014-04677**

NOTICE IS HEREBY GIVEN that the name change petition of Evelyn Ann Janos was filed in the above-named court and will be heard on August 18, 2014, at 9:30 AM, in Courtroom 10 at the Chester County Justice Center, 201 West Market Street, West Chester, Pennsylvania.

Date of filing the Petition: May 19, 2014

Name to be changed from: Evelyn Ann Janos
to: Eve Lynann Janos

Any person interested may appear and show cause, if any they have, why the prayer of the said petitioner should not be granted.

CHANGE OF NAME NOTICE**IN THE COURT OF COMMON PLEAS
CHESTER COUNTY, PENNSYLVANIA****CIVIL ACTION - LAW****NO. 14-04670**

NOTICE IS HEREBY GIVEN that the name change petition of Deborah Gail Alexander was filed in the above-named court and will be heard on August 18, 2014, at 9:30 AM, in Courtroom 10 at the Chester County Justice Center, 201 West Market Street, West Chester, Pennsylvania.

Date of filing the Petition: May 16, 2014

Name to be changed from: Deborah Gail
Alexander to: Deborah Gail Bird

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 the Department of State for XcellenceFirst, Inc., a business corporation organized under the Pennsylvania Business Corporation Law of 1988.

FOX ROTHSCHILD LLP, Solicitors

747 Constitution Drive, Ste. 100

P.O. Box 673

Exton, PA 19341-0673

CORPORATION NOTICE

NOTICE is hereby given that a Certificate of Organization has been filed with the Department of State of the Commonwealth of Pennsylvania at Harrisburg, Pennsylvania, for the purpose of obtaining a Certificate of Organization pursuant to the provisions of the Business Corporation Law of 1988, 15 Pa C.S. Section 8913.

The name of the corporation is: Aristos' Harvest, LLC and the Certificate of Organization was filed on: April 11, 2014.

The purpose or purposes for which it was organized are: The limited liability company shall have unlimited power to engage in and do any lawful act concerning any or all lawful business for which corporation may be incorporated under the Pennsylvania Business Corporation Law, as amended.

Tom Mohr Law Office, P.C.
301 W. Market Street
West Chester, PA 19382

CORPORATION NOTICE

NOTICE IS HEREBY GIVEN that Articles of Incorporation were filed with the Department of State of the Commonwealth of Pennsylvania at Harrisburg, Pennsylvania for Paoli Great American Pub Inc., in accordance with the provisions of the Pennsylvania Corporation Law of 1988.

MCCREESH, MCCREESH, MCCREESH &
CANNON, Solicitor
7053 Terminal Square
Upper Darby, PA 19082

DISSOLUTION NOTICE

NOTICE IS HEREBY GIVEN THAT the Mercer Restoration, Inc., a Pennsylvania corporation, with an address at 541 E. South Street, Kennett Square, Pennsylvania 19348, has elected to voluntarily dissolve, and the corporation is now engaged in winding-up and settling its affairs under the provision of Section 1975 of the Pennsylvania Corporation Law of 1988, as amended.

MICHAEL R. PERNA, Esquire

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

BECK, Emma E., late of East Fallowfield Township. Richard T. Beck, 135 S. 8th Avenue, Coatesville, PA 19320 and Laurie L. Flynn, 5 Lahawa Drive, Downingtown, PA 19335, Executors. WILLIAM T. KEEN, Esquire, Keen Keen & Good, 3460 Lincoln Highway, Thorndale, PA 19372, atty.

BOOKER, Ann R., late of Township of Westtown. Terri L. Rickards and Blake Stoffers, care of LISA COMBER HALL, Esquire, 27 S. Darlington Street, West Chester, PA 19382, Administrators. LISA COMBER HALL, Esquire, Hall Law Offices, A Professional Corporation, 27 S. Darlington Street, West Chester, PA 19382, atty.

DAILY, Joseph J., Jr., late of East Goshen Township. Margaret Weaver, care of DENISE M. ANTONELLI, Esquire, 17 E. Gay Street, Suite 100, P.O. Box 562, West Chester, PA 19381-0562, Executor. DENISE M. ANTONELLI, Esquire, Gawthrop Greenwood, P.C., 17 E. Gay Street, Suite 100, P.O. Box 562, West Chester, PA 19381-0562, atty.

EICHELBERGER, John Robert, late of West Grove Township. M. Marguerite Eichelberger, care of STANLEY E. LUONGO, JR., Esquire, 213-215 West Miner Street, West Chester, PA 19382, Administratrix. STANLEY E. LUONGO, JR., Esquire, Luongo Bellwoar LLP, 213-215 West Miner Street, West Chester, PA 19382, atty.

HARRISON, Ruth W., late of Kennett Township. Katherine H. Yerkes and Susan H. Podolin, care of L. PETER TEMPLE, Esquire, P.O. Box 384, Kennett Square, PA 19348, Co-Executrices. L. PETER TEMPLE, Esquire, Larmore Scarlett LLP, P.O. Box 384, Kennett Square, PA 19348, atty.

HIGGINS, Thomas Edward, late of Caln Township. Thomas M. Higgins, care of KEVIN HOLLERAN, Esquire, 17 E. Gay Street, Suite 100, P.O. Box 562, West Chester, PA 19381-0562, Executor. KEVIN HOLLERAN, Esquire, Gawthrop Greenwood, PC, 17 E. Gay Street, P.O. Box 562, West Chester, PA 19381-0562, atty.

JORDAN, Concetta E., late of Borough of West Grove. Sandra L. Jones, 125 Oak Avenue, Kennett Square, PA 19348, Executrix. WILLIAM E. HOWELL, JR., Esquire, 110 East State Street, Suite 19, Kennett Square, PA 19348, atty.

LANDIS, Betty Louise Jones, a/k/a Betty L. Landis, late of East Coventry Township. Mona Jean Orner and Donna Conrad, care of CHRISTOPHER P. MULLANEY, Esquire, 598 Main Street, P.O. Box 24, Red Hill, PA 18076-0024, Executors. CHRISTOPHER P. MULLANEY, Esquire, Mullaney Law Offices, 598 Main Street, P.O. Box 24, Red Hill, PA 18076-0024, atty.

MURPHY, Joan R., a/k/a Joan M. Murphy, late of Oxford Borough. Joan Smyth, care of MATTHEW J. CANAN, Esquire, 137 E. Locust St., P.O. Box 510, Oxford, PA 19363, Executrix. MATTHEW J. CANAN, Esquire, 137 E. Locust St., P.O. Box 510, Oxford, PA 19363, atty.

RIBSON, James E., Jr., late of West Pikeland Township. Susan Louise Risbon, care of J. MICHAEL RYAN, Esquire, 300 North Pottstown Pike, Suite 150, Exton, PA 19341, Administratrix. J. MICHAEL RYAN, Esquire, 300 North Pottstown Pike, Suite 150, Exton, PA 19341, atty.

SMOKER, Calvin L., late of Honeybrook. Ronald L. Smoker and C. Richard Smoker, care of DOUGLAS L. KAUNE, Esquire, 120 Gay Street, P.O. Box 289, Phoenixville, PA 19460, Executors. DOUGLAS L. KAUNE, Esquire, Unruh, Turner, Burke & Frees, P.C., 120 Gay Street, P.O. Box 289, Phoenixville, PA 19460, atty.

TEMPLE, Carolyn A., a/k/a Carolyn Temple, late of Township of East Bradford. Todd Temple and Rochelle Temple, care of MICHAEL V. NASEEF, Esquire, 6 Ponds Edge Drvie, Suite 1, Chadds Ford, PA 19317, Executors. MICHAEL V. NASEEF, Esquire, Lyons Dougherty LLC, 6 Ponds Edge Drvie, Suite 1, Chadds Ford, PA 19317, atty.

WRIGHT, Charles J., late of Township of Charlestown. Carole L. Wright, care of DUKE SCHNEIDER, Esquire, 17 W. Miner St., West Chester, PA 19382, Executrix. DUKE SCHNEIDER, Esquire, MacElree Harvey, Ltd., 17 W. Miner St., West Chester, PA 19382, atty.

2nd Publication

BARNETT, Gladys E., late of West Chester Borough. Cynthia Mayo, 709 So. Adams Street, West Chester, PA 19382, Administratrix.

BUTTS, Loretta Arlene, a/k/a Loretta Arlene Brown, late of West Chester. Jeffrey Tucker Brown, 449 Wellington Road, West Chester, PA 19380, Executor. WAVERLEY LILLIETH MADDEN, Esquire, Madden Law Firm, P.C., 21 S. 12th Street, Suite 100, Philadelphia, PA 19107, atty.

CAMPBELL, John F., III, late of Township of London Britain. Ellen M. Dowling, care of DUKE SCHNEIDER, Esquire, 17 West Miner Street, West Chester, PA 19382, Executrix. DUKE SCHNEIDER, Esquire, MacElree Harvey, Ltd., 17 West Miner Street, West Chester, PA 19382, atty.

CANNON, Michele, a/k/a Michelle Cannon, late of West Chester. John M. Cannon, care of Lachall, Cohen & Sagnor, 144 West Market Street, West Chester, PA 19382, Executor. JOHN L. LACHALL, Esquire, Lachall, Cohen & Sagnor LLP, 144 West Market Street, West Chester, PA 19382, atty.

CIARLETTA, Rudolph V., late of Township of Upper Uwchlan. Sharon C. Rafferty, care of ROBERT A. SARACENI, JR., Esquire, 548 1/2 East Main Street, Suite A, Norristown, PA 19401, Executrix. ROBERT A. SARACENI, JR., Esquire, 548 1/2 East Main Street, Suite A, Norristown, PA 19401, atty.

COBLE, Paul E., late of Coatesville. P. Michael Coble, care of DOUGLAS L. KAUNE, Esquire, 120 Gay Street, P.O. Box 289, Phoenixville, PA 19460, Executor. DOUGLAS L. KAUNE, Esquire, Unruh, Turner, Burke & Frees, P.C., 120 Gay Street, P.O. Box 289, Phoenixville, PA 19460, atty.

DEHDASHTY, Ahmad, late of East Bradford. Jeffrey M. Jones, 327 Twin Pond Drive, West Chester, PA 19382, Executor. TODD ALLEN ELLIOTT, Esquire, 835 West Chester Pike, 2nd Fl., West Chester, PA 19382-4863, atty.

DORAN, Estelle G., late of Westtown Township. Judith E. Spry, care of ROBERT S. SUPPLEE, Esquire, 329 South High Street, West Chester, PA 19382-3336, Executrix. ROBERT S. SUPPLEE, Esquire, 329 South High Street, West Chester, PA 19382-3336, atty.

GIMBERNAT, Rogers Wallace, a/k/a Rogers W. Gimbernath, late of Township of London Britain. Janice Chesney, Phyllis Roberts and Chris Gimbernath, care of SUSAN G. COLLINGS, Esquire, One Logan Square, Suite 2000, Philadelphia, PA 19103-6996, Executors. SUSAN G. COLLINGS, Esquire, Drinker Biddle & Reath LLP, One Logan Square, Suite 2000, Philadelphia, PA 19103-6996, atty.

GLEASON, Helen Eleanora, late of New London Township. Sherry Lee Monahan and Laurie Lauer, care of Larmore Scarlett LLP, P.O. Box 384, Kennett Square, PA 19348, Executors. L. PETER TEMPLE, Esquire, Larmore Scarlett, LLP, P.O. Box 384, Kennett Square, PA 19348, atty.

GRIFFIN, John T., Jr., a/k/a John Tyler Griffin, Jr., late of Township of Westtown. Mary B. Griffin, 192 Pheasant Run Road, West Chester, PA 19380-6668, Executrix. TRACY BLAKE DEVLIEGER, Esquire, Gadsen Schneider & Woodward LLP, 201 King of Prussia Road, Suite 100, Radnor, PA 19087-5152, atty.

KIMES, Raymond H., late of City of Coatesville. Hazel K. Dynesko, 120 S. 10th Avenue, Coatesville, PA 19320, Executrix. WILLIAM T. KEEN, Esquire, Keen Keen & Good, 3460 Lincoln Highway, Thorndale, PA 19372, atty.

LEWIS, Esther J., late of West Nottingham Township. Susan E. Simone, 102 John Stevens Drive, Coatesville, PA 19320 and Thomas D. Lewis, 502 Goshen Road, West Chester, PA 19380, Administrators.

LOCKE, Richard, late of Easttown Township. Roberta S. Locke, care of JONATHAN H. ELLIS, Esquire, 261 Old York Road, Suite 200, Jenkintown, PA 19046, Surviving Spouse. JONATHAN H. ELLIS, Esquire, Plotnick & Ellis, P.C., 261 Old York Road, Suite 200, Jenkintown, PA 19046, atty.

MCCORKLE, Patricia A., late of East Fallowfield Township. John D. McCorkle, Jr., 105 Everett Ct., Parkesburg, PA 19365, Executor. WILLIAM T. KEEN, Esquire, Keen Keen & Good, 3460 Lincoln Highway, Thorndale, PA 19372, atty.

MCCUE, Walter H., late of Downingtown. Victoria L. Taggart, care of JAY G. FISCHER, Esquire, 342 East Lancaster Avenue, Downingtown, PA 19335, Executrix. JAY G. FISCHER, Esquire, Valocchi & Fischer, 342 East Lancaster Avenue, Downingtown, PA 19335, atty.

MCDONOUGH, Thomas V., late of West Whiteland Township. West Chester. Joyce Simons, care of ANDREW H. DOHAN, Esquire, 460 E. King Road, Malvern, PA 19355-3049, Executrix. ANDREW H. DOHAN, Esquire, Lentz, Cantor & Massey, Ltd., 460 E. King Road, Malvern, PA 19355-3049, atty.

MCELWEE, Joseph F., Jr., late of Easttown Township. Joseph F. McElwee, III, 115 Carnoustie Way, Media, PA 19063, Executor. MATTHEW G. HAUBER, Esquire, Hauber Law, LLC, 601 Chadds Ford Drive, Suite 200, Chadds Ford, PA 19317, atty.

MCGINLEY, Frances V., a/k/a Frannie McGinley, late of Township of Pocopson. Christopher Connolly, care of JENNIFER W. LEVY-TATUM, Esquire, 803 West Market Street, West Chester, PA 19382, Executor. JENNIFER W. LEVY-TATUM, Esquire, Binder & Canno, LLC, 803 West Market Street, West Chester, PA 19382, atty.

NASH, Richard Horton, late of Hendersonville, NC. Janice P. Kane, care of JOHN A. SALING, Esquire, 442 North High Street, West Chester, PA 19380, Administrator C.T.A. JOHN A. SALING, Esquire, 442 North High Street, West Chester, PA 19380, atty.

SENSENIG, Gary Lee, late of West Fallowfield Township. Karen L. Sensenig, 104 Highview Drive, Cochranville, PA 19330, Administratrix. R. DOUGLAS GOOD, Esquire, Good & Harris, LLP, 132 West Main Street, New Holland, PA 17557, atty.

SHUNK, Elizabeth A., late of Schuylkill Township. John W. Shunk, 781 Ellis Woods Road, Pottstown, PA 19464, Executor. DAVID S. KAPLAN, O'Donnell, Weiss & Mattei, P.C., 41 East High Street, Pottstown, PA 19464-5426, atty.

STRAUSS, Jack G., a/k/a Jack Gordon Strauss, late of Chester Springs/West Pikeland Township. Jill Yablon, care of JAY G. FISCHER, Esquire, 342 East Lancaster Avenue, Downingtown, PA 19335, Executrix. JAY G. FISCHER, Esquire, Valocchi & Fischer, 342 East Lancaster Avenue, Downingtown, PA 19335, atty.

UMSTEAD, Susanne E., late of Township of Tredyffrin. William L. Myers, Jr., care of ELAINE T. YANDRISEVITS, Esquire, 30 Cassatt Avenue, Berwyn, PA 19312, Executor. ELAINE T. YANDRISEVITS, Esquire, McAndrews Law Offices, P.C., 30 Cassatt Avenue, Berwyn, PA 19312, atty.

WATTMAN, Kenneth E., a/k/a Kenneth Edmund Wattman, late of Township of Pennsbury. Bertram Wolfson, 259 North Radnor-Chester Road, Suite 160, Radnor, PA 19087, Executor. BERTRAM WOLFSON, Esquire, McCausland, Keen & Buckman, Radnor Court, 259 North Radnor-Chester Road, Suite 160, Radnor, PA 19087, atty.

YUHAS, James S., late of Township of East Goshen. Regina F. Yuhas, care of PAMELA S. DUMONT, Esquire, 100 Four Falls, Suite 300, West Conshohocken, PA 19428, Executrix. PAMELA S. DUMONT, Esquire, Heckscher, Teillon, Terrill & Sager, P.C., 100 Four Falls, Suite 300, West Conshohocken, PA 19428, atty.

3rd Publication

ADAMS, Patsy, late of Franklin Township. Denise Houghton, care of IRA D. BINDER, Esquire, 227 Cullen Road, Oxford, PA 19363, Executrix. IRA D. BINDER, Esquire, 227 Cullen Road, Oxford, PA 19363, atty.

CASEY, Gail, late of Parkesburg Borough. Norman J. Pine, 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.

DOYLE, Donald L., late of East Caln Township. Deborah A. Melnyk, care of WILLIAM J. WEBER, JR., Esquire, 171 W. Lancaster Ave., Ste. 100, Paoli, PA 19301, Executrix. WILLIAM J. WEBER, JR., Esquire, Connor, Weber & Oberlies, P.C., 171 W. Lancaster Ave., Ste. 100, Paoli, PA 19301, atty.

FANNING, Adele Arrowsmith, a/k/a Adele Ellis Fanning, late of East Fallowfield Township. William Brown McIlvaine, M.D., 7101 North Mesa Street, #370, El Paso, TX 79912, Executor. WILLIAM H. LUNGER, Esquire, Martin & Lunger, P.A., 1020 N. Bancroft Parkway, Ste. 100, Wilmington, DE 19085, atty.

GIONET, Gisela S., late of Phoenixville/Schuylkill Township. Lisa Ann Force, 170 E. 7 Stars Road, Phoenixville, PA 19460 and Rayomond E. Gionet, Jr., 640 E. Vine St., Stowe, PA 19464, Executors.

JOHNSON, Elizabeth Dewees, a/k/a Betty Johnson, late of Willistown Township. Catherine Biernacki, 3828 Luhmann Circle, Garnet Valley, PA 19060, Executrix. THOMAS E. WYLER, Esquire, 22 East Third Street, Media, PA 19063, atty.

JONES, Berniece E., a/k/a Berniece Elaine Jones, late of Willistown Township. Pamela Thomas and Deborah Weaver, care of JOHN A. WETZEL, Esquire, 101 E. Evans St., Ste. A, West Chester, PA 19380-2600, Executrices. JOHN A. WETZEL, Esquire, Wetzel, Gagliardi & Fetter LLC, 101 E. Evans St., Ste. A, West Chester, PA 19380-2600, atty.

LACK, Elaine A., late of Caln Township. Eleanor C. Michinok, 604 Whiteland Hunt Road, Downingtown, PA 19335, Administratrix C.T.A. ALAN J. JARVIS, Esquire, Highlands Corporate Center, 495 Highlands Boulevard, Suite 109, Coatesville, PA 19320, atty.

NIXON, Mark Robert, late of East Goshen Township. Steve Nixon, 128 Chestnut Street, Wakefield, MA 01880, Executor.

RAY, Jennifer K., late of Coatesville, West Brandywine Township. Anthony J. Ray, 613 South Burrowes Street, State College, PA 16801, Administrator. RODNEY BEARD, Esquire, 301 North Spring Street, Bellefonte, PA 16823, atty.

REASONS, Lila B., late of Kennett Square. Kent M. Reasons, 29 Sapling Drive, Kennett Square, PA 19348, Executor. DAVID J. BARTHOLF, Esquire, Bartholf Law Offices, LLC, 999 West Chester Pike, Suite 202, West Chester, PA 19382, atty.

SADLER, Eric R., late of Coatesville. Keith E. Proctor, 215 West Third Avenue, Coatesville, PA 19320, Executor. ALAN J. JARVIS, Esquire, Highlands Corporate Center, 495 Highlands Boulevard, Suite 109, Coatesville, PA 19320, atty.

VAUGHN, Robert A., Jr., late of Township of East Goshen. Gerald R. Vaughn, care of LISA COMBER HALL, Esquire, 27 S. Darlington Street, West Chester, PA 19382, Executor. LISA COMBER HALL, Esquire, Hall Law Offices, A Professional Corporation, 27 S. Darlington Street, West Chester, PA 19382, atty.

WALLACE, Evelyn M., late of East Fallowfield Township. Richard A. Wallace, 3430 Strasburg Road, Coatesville, PA 19320, Executor. ALAN J. JARVIS, Esquire, Highlands Corporate Center, 495 Highlands Boulevard, Suite 109, Coatesville, PA 19320, atty.

WRIGHT, June L., late of Honey Brook Township. Yvonne Purcell, 200 E. Main Street, Leola, PA 17540, Executrix. H. CHARLES BENNER, Esquire, 200 E. Main Street, Leola, PA 17540, 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 fictitious name shall register such name by filing an application 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

Bien Consulting, with its principal place of business at 1061 Westwood Drive, West Chester, PA 19382.

The application has been (or will be) filed on: May 14, 2014 .

The name(s) and address(es) of the individual(s) or entity(ies) owning or interested in said business: Teresa A. Bien, 1061 Westwood Drive, West Chester, PA 19382.

MBK Advantage, with its principal place of business at 342 Old Bailey Lane, West Chester, PA 19382.

The application has been (or will be) filed on: May 7, 2014 .

The name(s) and address(es) of the individual(s) or entity(ies) owning or interested in said business: Coldchem Inc., 342 Old Bailey Lane, West Chester, PA 19382.

NONPROFIT CORPORATION

Notice is hereby given that articles of incorporation were filed with the Department of State of the Commonwealth of Pennsylvania on May 10, 2014, for the purpose of forming a nonprofit corporation under the name WH McIntyre Never Forget Foundation, in accordance with the Pa. Business Corporation Law of 1988. The purpose for which it was organized: mitigating childhood bereavement.

Shannon McDonald, solicitor
27 S. Darlington Street
West Chester, PA 19382

TRUST NOTICE

Trust Estate of RUTH W. HARRISON, deceased, late of Kennett Township, Chester County, Pennsylvania. All persons having claims or demands against the Trust Estate of RUTH W. HARRISON are requested to make known the same and all persons indebted to the said decedent are requested to make payment without delay to:

Katherine H. Yerkes and Susan H. Podolin,
Co-Trustees
c/o Larmore Scarlett LLP
P.O. Box 384
Kennett Square, PA 19348

L. PETER TEMPLE, Esquire
Larmore Scarlett LLP
P.O. Box 384
Kennett Square, PA 19348

**NOTICE OF ACTION IN MORTGAGE FORECLOSURE
IN THE COURT OF COMMON PLEAS OF CHESTER COUNTY, PENNSYLVANIA
CIVIL ACTION – LAW**

PHH MORTGAGE CORPORATION
Plaintiff

vs.

ROBERT E. SUTTON
Defendant

COURT OF COMMON PLEAS

CIVIL DIVISION

CHESTER COUNTY
No. 13-09705

NOTICE

To ROBERT E. SUTTON

You are hereby notified that on October 2, 2013, Plaintiff, PHH MORTGAGE CORPORATION, filed a Mortgage Foreclosure Complaint endorsed with a Notice to Defend, against you in the Court of Common Pleas of CHESTER County Pennsylvania, docketed to No. 13-09705. Wherein Plaintiff seeks to foreclose on the mortgage secured on your property located at 132 DAYTON STREET, PHOENIXVILLE, PA 19460-3243 whereupon your property would be sold by the Sheriff of CHESTER County.

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

NOTICE

If you wish to defend, you must enter a written appearance personally or by attorney and file your defenses or objections in writing with the court. You are warned that if you fail to do so the case may proceed without you and a judgment may be entered against you without further notice for the relief requested by the plaintiff. You may lose money or property or other rights important to you.

YOU SHOULD TAKE THIS NOTICE TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER, GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW. THIS OFFICE CAN PROVIDE YOU WITH INFORMATION ABOUT HIRING A LAWYER.

IF YOU CANNOT AFFORD TO HIRE A LAWYER, THIS OFFICE MAY BE ABLE TO PROVIDE YOU WITH INFORMATION ABOUT AGENCIES THAT MAY OFFER LEGAL SERVICES TO ELIGIBLE PERSONS AT A REDUCED FEE OR NO FEE.

Lawyer Referral Service
Chester County Bar Association
15 West Gay Street.
2nd Floor
West Chester, PA 19380
(610) 429-1500

MARTHA E. VON ROSENSTIEL, P.C.
Martha E. Von Rosenstiel, Esquire / No. 52634
Heather Riloff, Esquire / No. 309906
649 South Avenue, Suite 7
Secane, PA 19018
(610) 328-2887
Attorneys for Plaintiff

33453CFC-AB

FEDERAL NATIONAL MORTGAGE
ASSOCIATION ("FANNIE MAE")
3900 Wisconsin Avenue, NW
Washington, DC 20016-2892
Plaintiff

COURT OF COMMON PLEAS OF
CHESTER COUNTY

v.

NO. 14-00498

EDWARD J. CALDERONI
502 East Nields Street
West Chester, PA 19382
Defendant

CIVIL ACTION – MORTGAGE FORECLOSURE

NOTICE

You have been sued in court. If you wish to defend against the claims set forth in the following pages, you must take action within twenty (20) days after this complaint and notice are served, by entering a written appearance personally or by attorney and filing in writing with the court your defenses or objections to the claims set forth against you. You are warned that if you fail to do so the case may proceed without you and a judgment may be entered against you by the court without further notice for any money claimed in the complaint or for any other claim or relief requested by the plaintiff. You may lose money or property or other rights important to you

YOU SHOULD TAKE THIS PAPER TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW. THIS OFFICE CAN PROVIDE YOU WITH INFORMATION ABOUT HIRING A LAWYER. IF YOU CANNOT AFFORD TO HIRE A LAWYER, THIS OFFICE MAY BE ABLE TO PROVIDE YOU WITH INFORMATION ABOUT AGENCIES THAT MAY OFFER LEGAL SERVICES TO ELIGIBLE PERSONS AT A REDUCED FEE OR NO FEE

ADVISO

Le han demandado a usted en la corte. Si usted quiere defenderse de estas demandas expuestas en las paginas siguientes, usted tiene veinte (20) dias de plazo al partir de la fecha de la demanda y la notificacion. Hace falta a sentar una comparencia escrita o en persona o con un abogado y entregar a la corte en forma escrita sus defensas o sus objeciones a las demandas en contra de su persona. Sea a visado que si usted no se defiende, la corte toma ra medidas y puede continuar la demanda en contra suya sin previo aviso o notificacion. Ademas, la corte puede decidir a favor del demandante y requiere que usted cumpla con todas las provisiones de esta demanda. Usted puede perder dinero o sus propiedades o otros de rechos importantes para usted.

LLEVE ESTA DEMANDA A UN ABOGADO INMEDIATAMENTE. SI NO TIENE ABOGADO VAYA EN PERSONA O TELEFONA A LA OFICINA ESCRITA ABAJO . ESTA OFICINA LE PUEDE PROVEER INFORMACION SOBRE COMO CONTRATAR A UN ABOGADO. SI USTED NO TIENE EL DINERO SUFICIENTE PARA CONTRATAR A UN ABOGADO, LE PODEMOS DAR INFORMACION SOBRE AGENCIAS QUE PROVEEN SERVICIO LEGAL A PERSONAS ELEGIBLE PARA SERVICIOS A COSTO REDUCIDO O GRATUITO

LAWYER REFERRAL SERVICE
CHESTER COUNTY BAR ASSOCIATION
15 W. GAY STREET
WEST CHESTER, PA 19380
610-429-1500

**IN THE COURT OF COMMON PLEAS
CHESTER COUNTY, PENNSYLVANIA
ORPHANS' COURT DIVISION
No. AD-14-0032**

**In the Matter of B.L.H., born 6-28-1995, Prima County, Arizona
Re: ADOPTION OF B.L.H., daughter of Leticia Kathleen Baldwin**

To: John Doe

Whereas a petition has been filed as above captioned seeking to terminate your paternal rights to child B.L.H.. born 6-28-1995, you are directed to file a complete answer under oath to the averments of said petition on or before **Monday, June 30, 2014 at 2:30 p.m. in Courtroom 16**, Chester County Court of Common Pleas, Courtroom of The Honorable Katherine B.L. Platt, 201 W. Market Street, West Chester, PA 19380 and show cause, if any you have, why relief sought in the petition should not be granted.

If you wish to defend, you must enter a written appearance personally or by attorney and file your defenses or objections in writing with the court. You are warned that if you fail to do so the case may proceed without you and a judgment may be entered against you without further notice for the relief requested by the petitioner. You may lose money or property or other rights important to you.

YOU SHOULD TAKE THIS PAPER TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER, GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW. THIS OFFICE CAN PROVIDE YOU WITH INFORMATION ABOUT HIRING A LAWYER:

**The Chester County Lawyer Referral Service
15 W. Gay Street, 2nd Floor
West Chester, PA 19380
Phone (610) 429-1500**

IF YOU CANNOT AFFORD TO HIRE A LAWYER, THIS OFFICE MAY BE ABLE TO PROVIDE YOU WITH INFORMATION ABOUT AGENCIES THAT MAY OFFER LEGAL SERVICES TO ELIGIBLE PERSONS AT A REDUCED FEE OR NO FEE:

**Legal Aid of Southeastern Pennsylvania
222 N. Walnut Street, 2nd Floor
West Chester, PA 19380
Phone (610) 436-4510**

By: Leonard J. Rivera, Esquire
Attorney for John Richard Baldwin & Leticia Kathleen Baldwin, H/W
217 W. State Street, 3rd Floor
Kennett Square, PA 19348
(610) 444-1317

NOTICE

IN THE COURT OF COMMON PLEAS
OF CHESTER COUNTY, PA
NO. 13-11696-CU

TAMMY L. MCCUTCHEON

Plaintiff

vs.

KIMBERLY N. BOSSERMAN

Defendant

NOTICE

To Defendant: you have been sued in the Court of Common Pleas of Chester County, PA for custody of Robert Yoho, hearing date TBD.

If you wish to defend, you must enter a written appearance personally or by attorney and file your defenses or objections in writing with the court. You are warned that if you fail to do so the case may proceed without you and a judgment may be entered against you without further notice for the relief requested by the plaintiff. You may lose money or property or other rights important to you.

YOU SHOULD TAKE THIS PAPER TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER, GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW. THIS OFFICE CAN PROVIDE YOU WITH INFORMATION ABOUT HIRING A LAWYER.

IF YOU CANNOT AFFORD TO HIRE A LAWYER, THIS OFFICE MAY BE ABLE TO PROVIDE YOU WITH INFORMATION ABOUT AGENCIES THAT MAY OFFER LEGAL SERVICES TO ELIGIBLE PERSONS AT REDUCED FEE OR NO FEE.

Lawyer Referral Service
15 W. Gay Street
West Chester, PA 19380
(610) 429-1500

2nd Publication**PHOENIXVILLE AREA SCHOOL DISTRICT****Per Capita Tax Notice**

Notice is given pursuant to the Local Tax Enabling Act, Act 511, that the Board of School Directors of **Phoenixville Area School District** intends to adopt a resolution which will restate its previously adopted resolution imposing a per capita tax under the Local Tax Enabling Act. The new resolution will impose a tax of five dollars (**\$5.00**) on each resident of the School District over the age of eighteen (18) years and who is not enrolled in high school, for the school year beginning July 1, 2014, and for each year thereafter, and will establish discounts and penalties, including a penalty of ten percent (10%) of the tax for failure to make payment of the tax within four (4) months after the date of the tax notice. The tax will be collected by the elected tax collector, by another tax collector, or directly by the School District, as determined by the School District. The \$5.00 per capita tax levied under the Local Tax Enabling Act is in addition to the \$5.00 per capita tax levied under the School Code, to other taxes levied by the School District, and to any tax levied by any municipality.

The per capita tax is needed to produce revenue for general school purposes. The estimated revenue to be derived from the \$5.00 per capita tax levied under the Local Tax Enabling Act is \$71,375.

The resolution will be acted upon at a meeting of the Board of School Directors of **Phoenixville Area School District** to be held on June 19, 2014, at 7:00 p.m., in the Board Meeting Room, 386 City Line Avenue, Phoenixville, PA 19460. If for any reason the resolution is not acted upon at that meeting, it will be acted upon at the next Board of School Directors meeting. A copy of the full text of the proposed resolution may be obtained may be obtained by any citizen at the Business Office of the School District located at 386 City Line Avenue, Phoenixville, PA 19460, during regular business hours (Monday through Friday between 8:00 a.m. and 4:00 p.m.).

Kevin Pattinson, Secretary
Phoenixville Area School District

PHOENIXVILLE AREA SCHOOL DISTRICT**Occupation Assessment Tax Notice**

Notice is given pursuant to the Local Tax Enabling Act, Act 511, that the Board of School Directors of **Phoenixville Area School District** intends to adopt a resolution which will restate its previously adopted resolution imposing an occupation assessment tax under the Local Tax Enabling Act. The new resolution will impose a tax the rate of **346.55** mills on the assessed value of all occupations. The assessed value of occupations is established by the County of Chester Assessment Office. The tax applies to any person who resides within the School District at any time during the school year, who has an occupation, who is over the age of eighteen (18) at the time of such residence within the School District, and who is not enrolled in high school. The tax applies beginning July 1, 2014, and for each school year thereafter. The resolution will establish discounts and penalties, including a penalty of ten percent (10%) of the tax for failure to make payment of the tax within four (4) months after the date of the tax notice. The tax will be collected by the elected tax collector, by another tax collector, or directly by the School District, as determined by the School District.

The occupation assessment tax is needed to produce revenue for general school purposes. The estimated revenue to be derived occupation assessment tax during the next school year is \$1,215,000.

The resolution will be acted upon at a meeting of the Board of School Directors of **Phoenixville Area School District** to be held on June 19, 2014, at 7:00 p.m., in the Board Meeting Room, 386 City Line Avenue, Phoenixville, PA 19460. If for any reason the resolution is not acted upon at that meeting, it will be acted upon at the next Board of School Directors meeting. A copy of the full text of the proposed resolution may be obtained may be obtained by any citizen at the Business Office of the School District located at 386 City Line Avenue, Phoenixville, PA 19460, during regular business hours (Monday through Friday between 8:00 a.m. and 4:00 p.m.).

Kevin Pattinson, Secretary
Phoenixville Area School District

Sheriff Sale of Real Estate

By virtue of the within mentioned writ directed to Carolyn B. Welsh, Sheriff, will be sold at public sale, in the Chester County Justice Center, 201 West Market Street, West Chester, Pennsylvania, announced on **Thursday, June 19, 2014** at 11AM prevailing time the herein-described real estate.

Notice is given to all parties in interest and claimants that the Sheriff will file in her office located in the Chester County Justice Center, Office of the Sheriff's, 201 West Market Street, Suite 1201, West Chester, Pennsylvania a Schedule of Distribution on, **Monday, July 21, 2014**. Distribution will be made in accordance with the Schedule unless exceptions are filed hereto within ten (10) days thereafter.

N.B. Ten percent (10%) of the purchase money must be paid at the time and place of sale. **10% payment must be paid in cash, certified check or money order made payable to the purchaser or Sheriff of Chester Co. The final payment made payable to Sheriff of Chester Co. & due twenty-one (21) days from the date of sale by 2PM.**

1st Publication**CAROLYN B. WELSH, SHERIFF****SALE NO. 14-6-460****Writ of Execution No. 2013-11002****DEBT \$209,795.38**

PROPERTY situate in the Township of Valley, Chester County, Pennsylvania

BKR# 38-5G-60

Improvements thereon: Residential

Dwelling

PLAINTIFF: JPMorgan Chase Bank, National Association, successor by merger to Chase Home Finance, LLC

VS

DEFENDANT: **JULIE A. MOHR**

SALE ADDRESS: 62 Green Street, Coatesville, PA 19320-2858

PLAINTIFF ATTORNEY: **PHELAN HALLINAN, LLP, 215-563-7000**

SALE NO. 14-6-461**Writ of Execution No. 2012-07216****DEBT \$478,012.65**

PROPERTY situate in the Township of Westtown, Chester County, Pennsylvania

BKR# 67-2Q-13

Improvements thereon: Residential

Dwelling

PLAINTIFF: U.S. Bank National Association, as Trustee for Bear Stearns Asset Backed Securities I Trust 2006-AC2 Asset-Backed Certificates, Series 2006-AC2

VS

DEFENDANT: **JANET DATZ**

SALE ADDRESS: 1418 Johnnys Way, West Chester, PA 19382-7858

PLAINTIFF ATTORNEY: **PHELAN HALLINAN, LLP, 215-563-7000**

SALE NO. 14-6-462**Writ of Execution No. 2012-04824****DEBT \$357,397.87**

PROPERTY situate in the Township of London Grove, Chester County, Pennsylvania

Improvements thereon: Residential

Dwelling

Judgment Amount: \$357,397.87

BLR# 59-011-0050

By Writ of Execution No, 12-04824

PLAINTIFF: Deutsche Bank Trust Company Americas as Trustee for RALI 2007QS8

VS

DEFENDANT: **CINDY M. JOHNSTON**

SALE ADDRESS: 5 Butternut Lane, West Grove, PA 19390-9709

PLAINTIFF ATTORNEY: **PHELAN HALLINAN, LLP, 215-563-7000**

SALE NO. 14-6-463**Writ of Execution No. 2013-01871****DEBT \$283,855.71**

Owner(s) of property situate in the Township of Upper Uwchlan, County of Chester, Commonwealth of Pennsylvania

Improvements thereon Residential

Dwelling

Judgment Amount: \$283,855.71

By Writ of Execution No, 13-01871

PLAINTIFF: U.S. Bank National Association, as Trustee for Credit Suisse First Boston Mortgage Securities Corp., CSME Mortgage-Backed Pass-Through Certificates, Series 2007-1

VS

DEFENDANT: **ROBERT GULIVK a/k/a ROBERT C. GULICK**

SALE ADDRESS: 511 Driftwood Lane, Downingtown, PA 19334-4559

PLAINTIFF ATTORNEY: **PHELAN
HALLINAN, LLP, 215-563-7000**

SALE NO. 14-6-464
Writ of Execution No. 2013-10949
DEBT \$138,928.82

PROPERTY situated in the North
Coventry Township, Chester County, Pennsylvania
BLR# 17-3D-22

Improvements Thereon: Residential
Dwelling

PLAINTIFF: OCWEN Loan Servicing,
LLC

VS

DEFENDANT: **CAINNA TEALE
McGUIRK and RORY McGUIRK**

SALE ADDRESS: 145 West Main
Street, Pottstown, PA 19465-7045

PLAINTIFF ATTORNEY: **PHELAN
HALLINAN, LLP, 215-563-7000**

SALE NO. 14-6-465
Writ of Execution No. 2013-10070
DEBT \$251,471.28

PROPERTY situated in the Upper
Oxford Township, Chester County, Pennsylvania
BLR# 57-4-83.1

Improvements Thereon: Residential
Dwelling

PLAINTIFF: PENNYMAC Loan
Services, LLC

VS

DEFENDANT: **DAVID L. CUSTER
a/k/a DAVID CUSTER and LINDA M.
CUSTER a/k/a LINDA CUSTER**

SALE ADDRESS: 115 Cullen Road,
Oxford, PA 19363-1022

PLAINTIFF ATTORNEY: **PHELAN
HALLINAN, LLP, 215-563-7000**

SALE NO. 14-6-467
Writ of Execution No. 2012-12928
DEBT \$282,850.73

Property situate in the London Grove
Township, Chester County, Pennsylvania
BLR# 59-8-674

Improvements thereon Residential
Dwelling

PLAINTIFF Wells Fargo Bank

VS

DEFENDANT: **MICHELLE BOYD**

SALE ADDRESS: 853 Easkey Lane,
Avondale, PA 19311-9331

PLAINTIFF ATTORNEY: **PHELAN
HALLINAN, LLP, 215-563-7000**

SALE NO. 14-6-468
Writ of Execution No. 2012-02240
DEBT \$156,602.92

Property situate in the Borough of
Kennett Square, Chester County, Pennsylvania
BLR# 3-4-206.3

Improvements thereon Residential
Dwelling

PLAINTIFF: U.S. Bank National
Association, as Trustee for Citigroup Mortgage
Trust, Inc., Mortgage Pass-Through Certificates,
Series 2006-WF2

VS

DEFENDANT: **DIANE L. HALL**
SALE ADDRESS: 604 W. South St.,
Kennett Square, PA 19348-3473

PLAINTIFF ATTORNEY: **PHELAN
HALLINAN, LLP, 215-563-7000**

SALE NO. 14-6-469
Writ of Execution No. 2012-02187
DEBT \$214,822.43

ALL THAT CERTAIN lot or piece of
land with the buildings and improvements thereon
erected. SITUATE in the City of Coatesville,
County of Chester and Commonwealth of
Pennsylvania bounded and described according to
a Plan of "Millview" Subdivision Plan of Property
of Coatesville Communities Corporation made by
G. D. Houtman & Son, Inc., Civil Engineers &
Land Surveyors, Media, PA dated November 2,
1998 last revised November 8, 2001 and recorded
as Plan No. 16144 as follows to wit:

BEGINNING at a point on the Easterly
side of Marquis Drive (50 feet wide), a corner of
Lot No. 85 on said Plan; thence from said begin-
ning point extending along said side of Marquis
Drive north 17 degrees 17 minutes 42 seconds east
47.50 feet to a point, a corner of Lot No. 83; thence
leaving said side of Marquis Drive and extending
along said Lot No. 83 south 72 degrees 42 minutes
18 seconds east 110.00 feet to a point in line of Lot
No. 69; thence extending along said Lot No. 69
and Lot No. 68 south 17 degrees 17 minutes 42
seconds east 47.50 feet to a point, a corner of
aforesaid Lot. No. 85; thence extending along said
Lot No. 85 north 72 degrees 42 minutes 18 seconds
west 110.00 feet to the first mentioned point and
place of beginning.

CONTAINING 5,225 square feet of
land more or less.

BEING Lot No. 84 on said Plan
BEING KNOWN AS 108 Marquis
Drive, Coatesville, PA 19320

PARCEL NO. 16-4-364

BEING the same premises which
Coatesville Communities Corporation, A
Pennsylvania Corporation, by Deed dated
December 8, 2003 and recorded on December 12,
2003 in the Office of the recorder of Deeds in and
for Chester County in Deed Book 6007 Page 1568
& Instrument #10349671, granted and conveyed
unto Michael D. Carroll.

PLAINTIFF: GMAC Mortgage, LLC
VS

DEFENDANT: **MICHAEL D. CAR-**
ROLL a/k/a MICHAEL CARROLL

SALE ADDRESS: 108 Marquis Drive,
Coatesville, PA 19320

PLAINTIFF ATTORNEY: **STERN &**
EISENBERG, PC, 215-572-8111

SALE NO. 14-6-470

Writ of Execution No. 2012-11609

DEBT \$203,616.18

PROPERTY situate in the Parkesburg
Borough, Chester County, Pennsylvania

BKR# 8-4-42

Improvements thereon: Residential
Dwelling

PLAINTIFF: PHH Mortgage
Corporation

VS

DEFENDANT: **FRANCIS PHILLIPS**
and STASIA PHILLIPS

SALE ADDRESS: 111 Main Street,
Parkesburg, PA 19365-1127

PLAINTIFF ATTORNEY: **PHELAN**
HALLINAN, LLP, 215-563-7000

SALE NO. 14-6-471

Writ of Execution No. 2013-06767

DEBT \$318,168.65

PROPERTY situate in the Township of
West Goshen

TAX PARCEL #52-05C-0146.020

PROPERTY ADDRESS: 118
Chatwood Avenue, West Chester, PA 19382

IMPROVEMENTS: A Residential
Dwelling

SOLD AS THE PROPERTY OF:
Joseph Cirillo, Robin Cirillo and Marjorie Klunk

PLAINTIFF: Nationstar Mortgage,
LLC f/k/a Centex Home Equity Company LLC
VS

DEFENDANT: **JOSEPH CIRILLO,**
ROBIN CIRILLO, MARJORIE KLUNK

SALE ADDRESS: 118 Chatwood
Avenue, West Chester, PA 19382

PLAINTIFF ATTORNEY: **KLM LAW**
GROUP, P.C., 215-627-1322

SALE NO. 14-6-472

Writ of Execution No. 2012-10192

DEBT \$253,262.22

OWNER(S) of property situate in the
Township of Honey Brook, Chester County,
Commonwealth of Pennsylvania

Improvements thereon: Residential
Dwelling

Judgment Amount: \$253,262.22

By virtue of a Writ of Execution No.
12-10192

PLAINTIFF: Green Tree Servicing
LLC

VS

DEFENDANT: **JASON R. JUDY and**
DENISE JUDY

SALE ADDRESS: 334 Township Line
Road, Elverson, PA 19520-9124

PLAINTIFF ATTORNEY: **PHELAN**
HALLINAN, LLP, 215-563-7000

SALE NO. 14-6-473

Writ of Execution No. 2013-09520

DEBT \$140,587.99

ALL THAT CERTAIN unit in the prop-
erty known, named and identified as Glenhardie
Condominium, located in the Township of
Tredyffrin County of Chester, Commonwealth of
Pennsylvania, which has heretofore been submit-
ted to the provisions of the Uniform Condominium
Act, 68 PA, C.S. 3101, et seq., by the recording in
the Office of the Recorder of Deeds in and for the
County of Chester of a Declaration, including the
Plans attached thereto as an Exhibit, dated
6/17/1981, and recorded in Misc. Book 519, page
423, and as amended by an Amendment to
Declaration dated 7/22/1981 and recorded in Misc.
Deed Book 523, page 114, being and designated as
Unit No. 380, together with a proportionate undi-
vided interest in the Common Elements (as defined
in such Declaration) of .2375%.

UNDER AND SUBJECT to any and
all covenants, conditions, restrictions, rights-of-
way, easements and agreements of record in the
aforesaid office, contained in the aforesaid
Declaration, and as are shown on the plans and
plats accompanying such Declaration.

Being Parcel No. 43-06A-0580 UPI 43-6A-580

Being the same premises which Claudio Recchilungo by Deed dated 7/16/93 and recorded 7/26/93 in Chester County in Record Book 3594 Page 1856 conveyed unto Michael J. Thebado, in fee.

PLAINTIFF: Franklin Mint Federal Credit Union

DEFENDANT: **MICHAEL J. THEBADO**

SALE ADDRESS: 380 Drummers Lane, Wayne, PA 19087

PLAINTIFF ATTORNEY: **PRESSMAN & DOYLE, LLC, 610-532-4222**

SALE NO. 14-6-475

Writ of Execution No. 2013-04183

DEBT \$291,930.16

ALL THAT CERTAIN lot or piece of ground with the hereditaments and appurtenances, situate in the Township of East Caln, County of Chester and Commonwealth of Pennsylvania, bounded and described according to a Subdivision Plan of Fitzpatrick and Fanning Corp, a Final Title Plan known as "Chesterfield" now known as "Wytheburn" made by Henry S. Conrey, Inc., Division of Chester Valley Engineers, Paoli, Pa., dated 11-12-1982, last revised 9-9-1983 and recorded 12-17-1984 in Chester County Plan File #5340, as follows, to wit:

BEGINNING at a point on the south-east side of Weatherburn Drive, cul-de-sac, said point being the southwest corner of Lot #65 of said Plan and the northwest corner of this about to be described Lot; thence from said beginning point and along said Lot #65, south 70 degrees 15 minutes 14 seconds east 100 feet to a point a corner of open space; thence along the same south 35 degrees 44 minutes 56 seconds west, 88.22 feet to a point a corner of Lot 67 of said plan; thence along the same north 38 degrees 14 minutes 55 seconds west, 100 feet to a point of curve on the southeast side of said Weatherburn Drive; thence along the same on the arc of a circle curving to the left having a radius of 60 feet the arc distance of 33.52 feet to the first mentioned point and place of beginning.

BEING LOT #66 on the above mentioned Plan.

UPI NO. 40-2-865

BEING the same premises which Joseph L. Peleggi and Gelnda A. Peleggi, by Deed dated June 30, 2009 and recorded in the Chester County Recorder of Deeds Office on July 24, 2009

as Deed Page 7731, Page 2259 as Instrument No. 10947816 granted and conveyed unto Dennis P. McMichael and Jaclyn K. McMichael.

PLAINTIFF: EverBank

VS

DEFENDANT: **DENNIS P. McMICHAEL and JACYLN K. McMICHAEL**

SALE ADDRESS: 29 Wetherburn Drive, Downingtown, PA 19335

PLAINTIFF ATTORNEY: **SHAPIRO & DeNARDO, LLC, 610-278-9980**

SALE NO. 14-6-476

Writ of Execution No. 2013-08738

DEBT \$90,295.19

PROPERTY situate in the Borough of Downingtown

TAX PARCEL #11-7-24

PROPERTY ADDRESS: 327 William Street, Downingtown, PA 19335

IMPROVEMENTS: A Residential Dwelling

SOLD AS THE PROPEATY OF: Monica A. Koury-Salloum

PLAINTIFF: JPMorgan Chase Bank, National Association

VS

DEFENDANT: **MONICA A. KOURY-SALLOUM**

SALE ADDRESS: 327 William Street, Downingtown, PA 19335

PLAINTIFF ATTORNEY: **KLM LAW GROUP, P.C., 215-627-1322**

SALE NO. 14-6-478

Writ of Execution No. 2013-00148

DEBT \$125,268.80

PROPERTY situate in the Township of Caln, Chester County, Pennsylvania

BKR# 39-4G-18

Improvements thereon: Residential Dwelling

PLAINTIFF: The Bank of New York Mellon f/k/f The Bank of New York as Trustee for the Certificateholders of CWABS 2005-06

VS

DEFENDANT: **UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER RUTH A. GILL, DECEASED, and UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE**

OR INTEREST FROM OR UNDER JOYCE UNANGST, DECEASED HEIR OF RUTH A. GILL, DEDEASED and CHARLES RULON, IN HIS CAPACITY AS HEIR OF JOYCE UNANGST, DECEASED

SALE ADDRESS: 92 Embreeville Road, Downingtown, PA 19335-2072

PLAINTIFF ATTORNEY: **PHELAN HALLINAN, LLP, 215-563-7000**

SALE NO. 14-6-479

Writ of Execution No. 2013-12450

DEBT \$213,905.04

ALL THAT CERTAIN Lot of land situate in Township of Pennsbury, Chester County, Pennsylvania

TAX PARCEL NO.: 64-04J-0012

PLAINTIFF: PNC Bank, National Association

VS

DEFENDANT: **GERRY PIASECKI a/k/a GERALDINE PIASECKI and GEORGE PIASECKI a/k/a GEORGE PIASECKI III**

SALE ADDRESS: 1 Cannoneer Circle, Chaddsford, PA 19317

PLAINTIFF ATTORNEY: **UDREN LAW OFFICES, P.C., 856-669-5400**

SALE NO. 14-6-481

Writ of Execution No. 2013-10328

DEBT \$938,752.91

ALL THAT CERTAIN parcel of ground, Situate in the Township of West Whiteland, County of Chester and State of Pennsylvania, bounded and described according to a Plan of Clover Mill Business Park made by Roland A. Dunlap dated 12/20/1979, last revised 4/18/1980 and recorded in the Recorder of Deeds Office at West Chester, Pennsylvania, in Plan #3037 as follows to wit:

BEGINNING at a point on the Southeasterly side of Clover Mill Road, a corner of Lot #13, on said plan; thence from the beginning extending along said lot south 45 degrees 06 minutes 37 seconds east 329.93 feet to a point on the northwesterly side of Clover Mill Circle (50 feet wide); thence extending along same south 44 degrees 53 minutes 23 seconds west 239.55 feet to a point of curve; thence extending on the arc of a circle curving to the right having a radius of 125.00 feet the arc distance of 215.62 feet to a point of tangent; thence extending north 36 degrees 16 minutes 44 seconds west 163.07 feet to a point of curve; thence extending on the arc of a circle curving

to the right having a radius of 40.00 feet, the arc distance of 58.58 feet to a point of tangent on the southeasterly side of Clover Mill Road, aforesaid; thence extending along same north 47 degrees 38 minutes 00 seconds east 206.94 feet to the first mentioned point and place of beginning.

CONTAINING 2.633 acres more or less.

BEING Lot #12 on said Plan.

CHESTER COUNTY TAX PARCEL #41-4-34.

BEING the same premises which Central and Western Chester County Industrial Development Authority by Deed dated January 8, 1993, and recorded February 4, 1993, in the Recorder of Deeds Office, in and for Chester County, Pennsylvania, in Record Book 3496, Page 18, granted and conveyed unto Steven P. Keares and Catina S. Keares also known as Katina S. Keares, in fee.

PLAINTIFF: U.S. Bank National Association as Trustee for Lehman Brothers Small Balance Commercial Mortgage Pass-Through Certificates, Series 2007-2

VS

DEFENDANT: **STEVEN KEARES a/k/a STEVEN P. KEARES and CATINA KEARES a/k/a KATINA KEARES a/k/a KATINA S. KEARES a/k/a CATINA S. KEARES**

SALE ADDRESS: 633 Jeffers Circle, Exton, PA

PLAINTIFF ATTORNEY: **SARAH A. ELIA, ESQ., 267-295-3364**

SALE NO. 14-6-482

Writ of Execution No. 2013-05178

DEBT \$252,946.21

ALL THAT CERTAIN Lot or piece of ground situate in the Borough of Phoenixville, County of Chester, Commonwealth of Pennsylvania, described according to a subdivision plan for James E Evans, prepared by Conver & Smirh Engineering, Inc., dated January 23, 1996, and last revised December 22, 2003, recorded Plan Book 16915 as follows, to wit:

BEGINNING at a point on the southerly side of existing legal right of way line of Oak Street (20 feet wide) and a corner of Lot No. 1 as shown on said plan; thence extending from said point of beginning along the southerly side of Oak Street the 2 following courses and distances: (1) south 83 degrees 59 minutes 51 seconds east 104.38 feet to a point; (2) south 83 degrees 07 minutes 27 seconds east 72.26 feet to a point a corner, lands of Jane R. Green, Ellsworth S. Green, Jr. &

Tammy Green; thence crossing proposed ultimate right of way line south 9 degrees 07 minutes 01 seconds west 91.63 feet to a point; thence north 81 degrees 00 minutes 49 seconds west 8 feet to a point; thence north 9 degrees 07 minutes 01 seconds east 28.34 feet; thence north 84 degrees 00 minutes 04 seconds west 162.96 feet to an angle; thence north 7 degrees 00 minutes 00 seconds west 10.00 feet to a corner of Lot No. 1; thence extending along Lot Lo.a\1 and re-crossing proposed ultimate right of way line of Oak Street north 6 degrees 00 minutes 09 seconds west 54.15 feet to a point on the southerly side of existing right or way line of Oak Street, being the first mentioned point and place of beginning.

BEING LOT NO.2 on said Plan

BEING UPI NO. 15-5-348.1

BEING the same premises which Accolade Properties, Inc., by Deed dated February 2, 2006 and recorded in the Chester County Recorder of Deeds Office on February 23, 2006 in Deed Book 6771, Page 1477 as Deed Instrument No. 10626222, granted and conveyed unto John Odete.

PLAINTIFF: Deutsche Bank National Trust Company, as Trustee of the IndyMac INDX Mortgage Loan Trust 2006-AR7, Mortgage Pass-Through Certificates, Series 2006 AR7 Under Pooling and Servicing Agreement dated March 1, 2006

VS

DEFENDANT **JOHN ODETE**

SALE ADDRESS: 46 Oak Street, Phoenixville, PA 19460

PLAINTIFF ATTORNEY: **SHAPIRO & DeNARDO, LLC, 610-278-6800**

SALE NO. 14-6-484

Writ of Execution No. 2013-12547

DEBT \$158,982.12

ALL THAT CERTAIN Lot of land situate in Sadsbury Township, Chester County, Pennsylvania:

TAX PARCEL: 37-4-63

PLAINTIFF: Wells FargoBank, National Association, as Trustee for Option One Mortgage Loan Trust 2005-2, Asset Backed Certificates, Series 2005-2

VS

DEFENDANT: **KEITH WALKER a/k/a KEITH A. WALKER, SR. and UNITED STATES OF AMERICA**

SALE ADDRESS: 48 Stone Pipe Hill Road, Sadsbury Township, PA 19367

PLAINTIFF ATTORNEY: **UDREN**

LAW OFFICES, P.C. 856-669-5400

SALE NO. 14-6-485

Writ of Execution No. 2013-02342

DEBT \$244,650.39

PROPERTY situate in the East Brandywine Township, Chester County, Pennsylvania

BKR# 30-5-200.2

Improvements thereon: Residential Dwelling

PLAINTIFF: Bank of America, N.A., as Successor by Merger to BAC Home Loans Servicing, LP f/k/a Countrywide Home Loans Servicing, LP

VS

DEFENDANT: **JEREMY MULVANEY and ELIZABETH A. MULVANEY**

SALE ADDRESS: 1632 Bondsville Road, Downingtown, PA 19335-1320

PLAINTIFF ATTORNEY: **PHELAN HALLINAN, LLP, 215-563-7000**

SALE NO. 14-6-486

Writ of Execution No. 2013-00146

DEBT \$141,136.77

PROPERTY situate in Coatesville City, Chester County, Pennsylvania

BLR# 16-9-204

Improvements thereon: Residential Dwelling

PLAINTIFF: JPMorgan Chase Bank, National Association

VS

DEFENDANT: **SANDRA JACKSON**

SALE ADDRESS: 132 Strode Avenue, Coatesville, PA 19320-3030

PLAINTIFF ATTORNEY: **PHELAN HALLINAN, LLP, 215-563-7000**

SALE NO. 14-6-487

Writ of Execution No. 2011-13553

DEBT \$184,755.87

ALL THAT CERTAIN, message, lot of piece of land situate on, in the Borough of Parkesburg, County of Chester, State of Pennsylvania, bounded and described, as follows, to wit:

ALL THAT CERTAIN lot or piece of ground in Parkesburg Borough, County of Chester, Commonwealth of Pennsylvania being known as Lot 3 shown on a plan for Chesmoi Estate, a/k/a Towns Edge, prepared by Berger & Hayes, Inc.

dated May 6, 1978 drawing no. 3380-87 recorded in Office of Recorder of Deeds in and for Chester County in Subdivision Plan File 8682 through 8689, being more fully bounded and described as follows, to wit:

BEGINNING at a point on the northern right of way line of Sixth Avenue, said point being the southeast corner of Lot 2.

THENCE extending along north [] degrees 29 minutes west a distance 139.00 feet to a point in line of lands now or late of Madeline J. Swyerski;

THENCE extending along land now or late of Madeline J. Swyerski and Charles H. Dale, north 78 degrees 31 minutes east a distance of 107.92 feet to a point, said point being a corner of Lot 4;

THENCE extending along Lot 4 south 11 degrees 29 minutes east 139.00 feet to a point on the northern right of way of Sixth Avenue south 78 degrees 31 minutes west a distance of 107.92 feet to a point; said point being the place of beginning.

CONTAINING 15,000 square feet more or less.

BEING UPI Number 8-5-324.9C

BLR: 8-5-324.9C

BEING KNOWN AS: 809 West 6th Avenue, Parkesburg, PA 19365-1300.

BEING the same premises which Donna M. Smaltz and Joseph M. Smaltz, by deed dated August 2, 2004 and recorded August 9, 2004 in and for Chester County, Pennsylvania, in Deed Book Volume 6244, page 1887 granted and conveyed unto Russell E. Widger, Jr. and Donna M. Pearson.

PLAINTIFF: Wells Fargo Bank, NA

VS

DEFENDANT: **RUSSELL F. WIDGER, JR.**

SALE ADDRESS: 809 West 6th Avenue, Parkesburg, PA 19365-1300

PLAINTIFF ATTORNEY: **ZUCKER, GOLDSBERG & ACKERMAN, LLC, 908-233-8500**

SALE NO. 14-6-488

Writ of Execution No. 2012-02190

DEBT \$122,137.10

ALL THAT CERTAIN lot or tract of land situated in the First Ward of the City of Coatesville, County of Chester and State of Pa., bounded and described according to a new survey thereof made by J.W. Harry, C.E. dated April 16, 1946, as follows:

BEGINNING at a stake in the south curb line of Madison Street, a corner of and of Craig Ridgway and Son Company and distant 324 feet westwardly measuring along the said south curb line of Madison Street, from a spike at the point of intersection of the west curb line of Strode Avenue with the said south curb line of Madison Street; thence along said land of Craig Ridgway and Son Company, south 13 degrees 05 minutes east 169.50 feet to a stake in the north line of Lemon Street south 76 degrees 55 minutes west 177.04 feet to a spike at the point of intersection of the said north line of Lemon Street with the east line of Ridge Avenue (20 feet wide); thence along the east line of Ridge Avenue north 13 degrees 05 minutes west 169.50 feet to a stake at the point of intersection of the east line of Ridge Avenue with the south curb line of Madison Street, aforesaid; thence along the said south curb line of Madison Street north 76 degrees 77 minutes east 177.04 feet to the place of beginning.

The above conveyance does not include these parcels which have been heretofore conveyed out of the aforesaid tract and being:

(a) tract consisting of 9322.5 square feet of land conveyed by Charles Herbert Hufnell and Mary C. Hufnell, his wife by Michael W. Krchnar and Evelyn M. Kurchnar, his wife by Deed dated Feb. 28, 1949 and duly recorded in the Office for the Recording of Deed in and for Chester County, Pa. in Deed Book P32 Volume 562 page 262.

(b) tract consisting of 7627.5 square feet of land conveyed by Charles Herbert Hufnell and Mary C. Hufnell, his wife to Robert J. Came and Mary E. Came, his wife by Deed dated Feb. 28, 1949 and duly recorded in the Office for the Recording of Deeds in and for Chester County, Pa. in Deed Book P-23 Volume 562 page 251, said property presently vests in William I. Burnite and Maninj C. Burnite, his wife.

PLAINTIFF: Deutsch Bank National Trust Company, as Trustee for the Certificateholders of the Morgan Stanley ABS Capital I Inc. Trust 2007-NC1, Mortgage Pass-Through Certificates, Series 2007

VS

DEFENDANT: **CARRIE SHARPLES and JOHN SHARPLES**

PLAINTIFF ATTORNEY: **McCABE, WEISBERG and CONWAY, P.C., 215-790-1010**

SALE NO. 14-6-489
Writ of Execution No. 2013-10588
DEBT \$237,720.56

ALL THAT lot or piece of ground with the buildings and improvements thereon erected, situate in the Willistown Township, County of Chester, Commonwealth of Pennsylvania. Having erected thereon a Detached, Split Level, Single Family Residential Dwelling. Being more fully described in Chester County Deed Book Volume 6701, at Page 757.

TAX PARCEL No. 54-3-350

PLAINTIFF: Eagle National Bank
VS

DEFENDANT: **JEFFREY B. BROMLEY and MONICA B. BROMLEY**

SALE ADDRESS: 6 Valley Brooke Road, Paoli, PA 19301

PLAINTIFF ATTORNEY: **BARBAR A. FEIN, P.C., 215-653-7450**

SALE NO. 14-6-490
Writ of Execution No. 2013-09731
DEBT \$142,656.33

PROPERTY situate in the Valley Township, Chester County, Pennsylvania
BLR# 38-2K-18
IMPROVEMENTS thereon: residential dwelling

PLAINTIFF: Wells Fargo Financial Pennsylvania, Inc.
VS

DEFENDANT: **WILLIAM M. ROBINSON and MICHELE L. ROBINSON a/k/a MICHELE ROBINSON**

SALE ADDRESS: 22 Turnberry Court, Coatesville, PA 19320-1983

PLAINTIFF ATTORNEY: **PHELAN HALLINAN, LLP, 215-563-7000**

SALE NO. 14-6-492
Writ of Execution No. 2013-11690
DEBT \$309,992.27

PROPERTY situate in the Westtown Township, Chester County, Pennsylvania
BLR# 67-1-4.53
IMPROVEMENTS thereon: residential dwelling

PLAINTIFF: Caliber Home Loans, Inc.
VS

DEFENDANT: **EFFIE TZOUANOPOULOS and ALEXANDER TZOUANOPOULOS**

SALE ADDRESS: 924 Sage Road, West Chester, PA 19382-7574

PLAINTIFF ATTORNEY: **PHELAN HALLINAN, LLP, 215-563-7000**

SALE NO. 14-6-493
Writ of Execution No. 2012-10403
DEBT \$264,540.80

PROPERTY situate in the Township of Coatesville City, Chester County, Pennsylvania
BLR# 16-4-347

IMPROVEMENTS thereon: residential dwelling

PLAINTIFF: Bank of America, N.A., Successor by Merger to BAC Home Loans Servicing, LP FKA Countrywide Home Loans Servicing LP
VS

DEFENDANT: **ADRIANA M. BRUSCHI and JOHN MAXWELL STEPHENS**

SALE ADDRESS: 121 Wesley Lane, Coatesville, PA 19320-3074

PLAINTIFF ATTORNEY: **PHELAN HALLINAN, LLP, 215-563-7000**

SALE NO. 14-6-494
Writ of Execution No. 2013-00641
DEBT \$164,866.87

ALL THAT CERTAIN, message, lot or piece of land situate on, in the City of Coatesville, County of Chester, State of Pennsylvania, bounded and described, as followed, to wit:

BEGINNING at a point in the north curb line of Chestnut Street at a corner of land now or late of Anne E. Harlan and 560 feet east of the east curb line of Third Avenue, thence eastward along the north curb line of said Chestnut Street 50 feet to a corner of land now or late of J. Ashbridge Perkins, thence northward at right angles to said Chestnut Street by land now or late of J. Ashbridge Perkins 150 feet to Lumber Street, thence westward along the south side of Lumber Street 50 feet to another corner of land now or late of Anna E. Harlan, thence southward along land now or late of Anna E. Harlan, 150 feet to the north line of Chestnut Street, the place of beginning.

CONTAINING 7,500 square feet of land, be the same more or less

BLR: 16-5-136

BEING known as: 361 East Chestnut Street a/k/a 361 Chestnut Street, Coatesville, PA 19320-3202.

BEING the same premises which

Francis J. Ward and Jane C. Ward husband and wife, by Deed dated April 25, 1995 and recorded May 1, 1995 in and for Chester County, Pennsylvania, in Deed Book Volume 3886, Page 0352, granted and conveyed unto Nadir J. Asadi.,

PLAINTIFF: Wells Fargo Bank, N.A.
VS

DEFENDANT: **NADIR J. ASADI**

SALE ADDRESS: 361 East Chestnut Street a/k/a 361 Chestnut Street, Coatesville, PA 19320-3202

PLAINTIFF ATTORNEY: **ZUCKER, GOLDBERG & ACKERMAN, LLC, 908-233-8500**

SALE NO. 14-6-495

Writ of Execution No. 2013-12489

DEBT \$157,102.47

PROPERTY situate in Schuylkill Township, Chester County, Pennsylvania
BLR# 27-6B-34
IMPROVEMENTS thereon: residential dwelling

PLAINTIFF: Wells Fargo Bank, N.A.
S/B/M to Wachovia Bank, National Association
F/K/A First Union National Bank S/B/M to Corestates Bank, N.A. S/B/M to Meridian Bank
VS

DEFENDANT: **STANLEY J. CONOVER**

SALE ADDRESS: 918 Valley Forge Road, Phoenixville, PA 19460-2654

PLAINTIFF ATTORNEY: **PHELAN HALLINAN, LLP, 215-563-7000**

SALE NO. 14-6-496

Writ of Execution No. 2010-10150

DEBT \$203,590.17

PROPERTY situate in East Bradford Township
TAX Parcel #51-5R-45
IMPROVEMENTS: a residential dwelling

PLAINTIFF: Beal Bank S.S.B.
VS

DEFENDANT: **DANA BRINTON**

SALE ADDRESS: 731 Price Street, West Chester, PA 19382

PLAINTIFF ATTORNEY: **KML LAW GROUP, P.C., 215-627-1322**

SALE NO. 14-6-497

Writ of Execution No. 2013-12064

DEBT \$239,112.24

PROPERTY situate in Township of West Caln
TAX Parcel #28-7-15.2

IMPROVEMENTS: a residential dwelling.

PLAINTIFF: Ocwen Loan Servicing, LLC

VS

DEFENDANT: **ANTHONY SANDOR**

SALE ADDRESS: 102 Dutchmans Lane, Coatesville, PA 19320

PLAINTIFF ATTORNEY: **KML LAW GROUP, P.C., 215-627-1322**

SALE NO. 14-6-498

Writ of Execution No. 2013-09673

DEBT \$354,889.40

PROPERTY situate in East Whiteland Township, Chester County, Pennsylvania
BLR# 42-4-153
IMPROVEMENTS thereon: residential dwelling

PLAINTIFF: Wells Fargo Bank, NA
VS

DEFENDANT: **MARGARET M. RICHARDSON**

SALE ADDRESS: 2 Beth Circle, Malvern, PA 19355-1703

PLAINTIFF ATTORNEY: **PHELAN HALLINAN, LLP, 215-563-7000**

SALE NO. 14-6-500

Writ of Execution No. 2011-07197

DEBT \$193,861.56

ALL THAT CERTAIN lot or piece of ground, situate in the Township of Valley, County of Chester, Commonwealth of Pennsylvania, bounded and described according to a Subdivision Plan for Valley Consulting Engineers & Land Surveyors, dated 7/30/01, last revised 2/4/02, and recorded in Chester County as Plan #16238, as follows, to wit:

BEGINNING at a point on the south-easterly side of Danielle Lane (50 feet wide) said point being a corner of Lot No. 95, as shown on said Plan; thence extending from said beginning point and along the southeasterly side of Danielle Lane south 69 degrees 59 minutes 20 seconds west 20.00 feet to a point, a corner of Lot No. 93; thence

extending along said Lot No. 93, south 20 degrees 00 minutes 40 seconds east 106.44 feet to a point; thence extending north 69 degrees 59 minutes 20 seconds east 20.00 feet to a point, a corner of the aforementioned Lot No. 95; thence extending along Lot No. 95, north 20 degrees 00 minutes 40 seconds west 106.44 feet to the first mentioned point and place of beginning.,

PARCEL No.: 38-4-253

BEING the same premises which Valley Crossing Development, LLC, a PA Limited Partnership, by its managing member Valley Development Partners, LLC, a PA Limited Company, by its managing Member Valley Crossing Construction Co., Inc., by Deed dated December 13, 2002 and recorded in the Chester County Recorder of Deeds Office on December 31, 2002 in Deed Book 5514, Page 1188, as well as, Instrument Number 10168520, granted and conveyed unto Beverly Mims.

PLAINTIFF: The Bank of New York Mellon, as Trustee for CIT Mortgage Loan Trust 2007-1

DEFENDANE: **BEVERLY MIMS**

VS

SALE ADDRESS: 209 Danielle Lane, Coatesville, PA 19320

PLAINTIFF ATTORNEY: **SHAPIRO & DeNARDO, LLC, 610-278-6800**

SALE NO. 14-6-501

Writ of Execution No. 2013-08715

DEBT \$617,510.31

ALL THAT CERTAIN lot or piece of ground situate in East Brandywine Township, Chester County, Pennsylvania, bounded and described according to a Plan of Subdivision of Cumberland Ridge, made by Edward B. Walsh and Associates, Inc., Civil Engineers and Surveyors, 55 Country Club, Drive, Suite 100, Downingtown, Pennsylvania, (610) 518-1360, dated 10/16/2001, last revised 6/19/2002 and recorded in Chester County as Plan No. 16613, as follows, to wit:

BEGINNING at a point on the southerly side of Road A, a corner of Lot #34, thence extending along said side of Road A along the arc of a circle curving to the left having a radius of 275.00 feet the arc distance of 110.49 feet to a point of tangent and corner of Lot #32, thence extending along said side of Lot #32 south 35 degrees 31 minutes, 40 seconds east 278.98 feet to a point on the northerly side of lands of Open Space and the northerly side of a Transcontinental Gas Pipeline Corp, right of way, thence extending along said side of Land of Open Space and said

right of way the following (2) courses and distance, (1) south 69 degrees 58 minutes, 29 seconds west 102.20 feet to a point, (2) south 65 degrees 50 minutes, 03 seconds west 117.75 feet to a point and corner of Lot #34, thence extending along said side of Lot #34 north 12 degrees 30 minutes, 25 seconds west 272.03 feet to the first mentioned point and place of beginning.

CONTAINING 43,627 square feet more or less.

BEING Lot #33 on said Plan

BEING UPI #30-6-50.33

PLAINTIFF: The Bank of New York Mellon formerly known as The Bank of New York, as successor-in-interest to JPMorgan Chase Bank, N.A., as Trustee for Structured Asset Mortgage Investments II Trust 2005-AR2 Mortgage Pass-Through Certificates Series 2005

VS

DEFENDANT: **CHRISTINE B. WEST and RICHARD W. WEST**

SALE ADDRESS: 67 Margil Farm Drive, Downingtown, Pennsylvania 19335

PLAINTIFF ATTORNEY: **McCABE, WEISBERG AND CONWAY, P.C., 215-790-1010**

SALE NO. 14-6-502

Writ of Execution No. 2009-05488

DEBT \$109,886.75

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

ALL THAT CERTAIN Unit in the property known, named and identified in Declaration Plan referred to below as Caines Creek Condominium Community Phase ___, located at Poulhouse Road, Phoenixville Borough, Chester County, Pennsylvania, which has heretofore been submitted to the provisions of the Unit Property Act of Pennsylvania Act of July 3, 1968, P.L. 196 by the Recording in the Office of the Recorder of Deeds of Chester County, a Declaration of Condominium recorded on 12/28/77 in Miscellaneous Deed Book 396/176, and Amendment thereto dated 6/6/78 and recorded 6/7/78 in Miscellaneous Deed Book 409/132, a Declaration Plan dated 9/20/74 and last revised 12/5/77 and recorded on 12/26/77 to Plan No. 1456 and further revised 5/24/78 and recorded on 6/7/78 to Plan No. 1708, a code of regulations recorded on 12/28/77 in Miscellaneous Deed Book 396/218, and a Declaration of Community

Restrictions dated 3/25/75 and recorded 3/26/75 and recorded 3/26/75 in Miscellaneous Deed Book 276/76; being designated on Declaration Plan as revised as Building Group "U" Unit T-127 as more fully described in such Declaration Plan and Declaration as amended. Together with a proportionate undivided interest in the common elements (as defined in such Declaration) of 3.00447.

BLR NO.: 15-11-167

BEING known as: 143 Roskeen Court, Phoenixville, PA 19460.

BEING the same premises which Allison Vaughn, by Deed dated March 23, 2005 and recorded March 29, 2005 in and for Chester County, Pennsylvania, in Deed Book Volume 6446, Page 2264, granted and conveyed unto Alice Vaughn.

PLAINTIFF: JPMorgan Chase Bank, National Association

VS

DEFENDANT: ALICE VAUGHN

SALE ADDRESS: 143 Roskeen Court, Phoenixville, PA 19460

PLAINTIFF ATTORNEY: ZUCKER, GOLDBERG & ACKERMAN, LLC, 908-233-8500

SALE NO. 14-6-503

Writ of Execution No. 2013-04870

DEBT \$132,449.45

PROPERTY situate in Malvern Borough, Chester County, Pennsylvania

BLR# 2-4-32

IMPROVEMENTS thereon: residential dwelling

PLAINTIFF: Wells Fargo Bank, N.A.

VS

DEFENDANT: UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER HAROLD SCOTT BUNTING, DECEASED

SALE ADDRESS: 232 Miner Street, Malvern, PA 19355-2528

PLAINTIFF ATTORNEY: PHELAN HALLINAN, LLP, 215-563-7000

SALE NO. 14-6-504

Writ of Execution No. 2009-07337

DEBT \$276,903.04

PROPERTY situate Township of Valley Tax Parcel #38-05-0013

IMPROVEMENTS: a residential dwelling

PLAINTIFF: U.S. Bank National Association as Trustee for Truman ACM Grantor Trust 2013, Series 2013-1

VS

DEFENDANT: CHARLES G. CRAWFORD and RAYMOND PHILLIP WARFIELD a/k/a RAY P. WARFIELD

SALE ADDRESS: 1331 Valley Road, Coatesville, PA 19320

PLAINTIFF ATTORNEY: KML LAW GROUP, P.C., 215-627-1322

SALE NO. 14-6-505

Writ of Execution No. 2012-09081

DEBT \$240,919.71

PREMISES A

ALL THAT CERTAIN piece, parcel or tract of land with a stone dwelling erected thereon, situate in Caln Township, County of Chester, Commonwealth of Pennsylvania, more particularly bounded and described by a survey thereof made by J.W. Harry, C.E. April 24, 1945, as follows:

BEGINNING at a point in the center of the Kings Highway a corner of remaining land of Albert C. Kimes; thence extending along the same south thirteen degrees fifty minutes east passing over a stake set along said line at a point twenty and fifty four one-hundredths feet southward from the point of beginning, two hundred fifty six and eighteen one-hundredths feet to a stake in the line remaining land of Albert C. Kimes; thence along same south seventy two degrees twelve minutes west one hundred twenty nine and forty two one-hundredths feet to another stake in line of land of Albert C. Kimes; thence along said land north twenty eight degrees forty six minutes west one hundred thirty seven and seventeen one hundredth feet to a stake and still along same north thirteen degrees fifty minutes west passing over a stake set twenty one and twenty five one-hundredths feet southward from the center line of Kings Highway aforesaid, one hundred fifty eight and seventy one one-hundredths feet to a point in said center line; thence along the said center line of said Kings Highway north eighty five degrees six minutes east one hundred and sixty six and seventy five one-

hundredths feet to the point and place of beginning.

CONTAINING forty two thousand eight hundred five square feet of land, be the same more or less.

TOGETHER with the right and privilege of using and maintaining the present cess pool serving the within described premises a portion of which is located beyond the southern boundary of the within described premises a portion of which is located beyond the southern boundary of the within described premises on adjoining premises of Albert C. Kimes with the right of using and maintaining connections thereto and therefrom on said adjoining property, if any and together with the right of ingress, egress and regress thereto for the purpose of cleaning and maintaining same on condition that the Grantees their heirs and assigns, maintain the surface of the ground of the adjoining premises in a level and safe conditions.

PREMISES B

ALL THAT CERTAIN tract of land situate in Caln Township, Chester County, Pennsylvania bounded and described according to a new description made by J.W. Harry, C.E. May 16, 1950, as follows:

BEGINNING at a point in the middle of the Kings Highway at the northwest corner of land now or formerly of E.L. Hackett; thence along said Hackett's land passing over a stake on line nineteen and fifty one-hundredths feet from the point of beginning, south thirteen degrees fifty minutes east two hundred fifty six and twenty eight one-hundredths feet to a point a corner of remaining land of the Grantor herein; thence along same for the 2 following courses and distances south seventy two degrees twelve minutes west one hundred thirty and twenty two one-hundredths feet to a point; thence north eighty two degrees twenty one minutes twenty seconds west forty one and eight-tenths feet to a point in the southerly line of other land of Grantee herein; thence along same north seventy two degrees twelve minutes east ninety feet to a stake; thence still along same and passing over a stake in line twenty and fifty four one-hundredths feet from the next mentioned point, north thirteen degrees fifty minutes west two hundred fifty six and eighteen one-hundredths feet to a point in the middle of Kings Highway aforesaid; thence along the middle of Kings Highway north eighty five degrees six minutes east eight feet to the place of beginning

CONTAINING twenty two thousand two hundred seventy square feet of land, more or less.

PREMISES C

ALL THAT CERTAIN tract of land situate in Caln Township, Chester County, Pennsylvania bounded and described as follows:

BEGINNING at a stake a corner of land, previously conveyed by the Grantor herein to the Grantees herein, said point of beginning being on a course north seventy two degrees twelve minutes east one hundred twenty one and seventy nine one-hundredths feet from stake on the east side of public road and being located from a point the middle of the seventy one one-hundredths feet to a stake; thence south twenty eight degrees forty six minutes east one hundred thirty seven and seventeen one-hundredths feet to a stake; the place of beginning; thence from said point of beginning along said land previously conveyed to the Grantees north seventy two degrees twelve minutes east thirty nine and forty two one-hundredths feet to a point a corner of another tract of land previously conveyed by Grantor to the Grantees; thence along said last mentioned tract south eighty two degrees twenty one minutes twenty seconds east forty one and eight tenths feet to a point in line of remaining land of Grantor; thence along said last mentioned land south seventy two degrees twelve minutes west approximately seventy seven feet to a point; thence still along remaining land of Grantor north twenty eight degrees forty six minutes west approximately eighteen feet to the point and place of beginning.

THE third course of the tract herein above described is an extension of the second course set forth in Deed from the Grantor to Grantees of Record in Deed Book H 24 Vol. 580 Page 229, and fourth mentioned course is an extension of the third course set forth in Deed from Grantors to the Grantees of Record in Deed Book D 23 Vol. 551 Page 335,. And the point of joinder of the third and fourth courses of the premises hereinabove described is the point of intersection of the above mentioned courses set forth in previous deeds, as extended.

BEING the same premises which Robert B. Hanna and Mary Katherine Amster, Co-Executors of est., by Deed dated 12/8/2005 and recorded 12/23/2005 in the Office of the Recorder of Deeds in and for Chester County in Deed Book 6720, Page 1916, granted and conveyed unto Jay E. Griffith and Stephanie Griffith

BEING known as: 2116 East Kings Highway, Coatesville, PA 19320-2139

PARCEL No.: 39-3-36

IMPROVEMENTS: residential property.

PLAINTIFF: Citimortgage, Inc.
VS

DEFENDANT: **JAY E. GRIFFITH
and STEPHANIE GRIFFITH**

SALE ADDRESS: 2116 East Kings
Highway, Coatesville, PA 19320-2139

PLAINTIFF ATTORNEY: **POWERS,
KIRN & JAVARDIAN, LLC, 215-942-2090**

SALE NO. 14-6-506
Writ of Execution No. 2014-00134
DEBT \$66,545.16

PROPERTY situate in Coatesville City,
Chester County, Pennsylvania

BLR# 16-4-51

IMPROVEMENTS thereon: residential
dwelling

PLAINTIFF: JPMorgan Chase Bank,
National Association

VS

DEFENDANT: **CHRISTOPHER
COBLE and AUDRA COBLE**

SALE ADDRESS: 237 West Diamond
Street, Coatesville, PA 19320-3014

PLAINTIFF ATTORNEY: **PHELAN
HALLINAN, LLP, 215-563-7000**

SALE NO. 14-6-507
Writ of Execution No. 2011-10348
DEBT \$345,440.28

PROPERTY situate in the East
Pikeland Township, Chester County, Pennsylvania

BLR# 26-2-191.17

IMPROVEMENTS thereon: residential
dwelling

PLAINTIFF: Citimortgage, Inc. S/B/M
to ABN Amro Mortgage Group, Inc.

VS

DEFENDANT: **STEVEN C.
McGILVERY and CELESTE V. McGILVERY**

SALE ADDRESS: 1204 Carriage Hill,
a/k/a 1204 Carriage Hill Drive, Kimberton, PA
19442

PLAINTIFF ATTORNEY: **PHELAN
HALLINAN, LLP, 215-563-7000**

SALE NO. 14-6-508
Writ of Execution No. 2014-00177
DEBT \$198,955.65

ALL THAT CERTAIN lot of land situ-
ate in Borough of West Grove, Chester County,
Pennsylvania:

TAX Parcel No.: 5-4-516

PLAINTIFF: Bank of America, N.A.

VS

DEFENDANT: **MARIA TERESA
CANO DE OLIVERA a/k/a MARIA T. CANO
DE OLIVERA and JUVINAL OLIVERA-
ARREGUIN**

SALE ADDRESS: 41 Townview
Drive, West Grove, PA 19390

PLAINTIFF ATTORNEY: **UDREN
LAW OFFICES, P.C., 856-669-5400**

SALE NO. 14-6-509
Writ of Execution No. 2012-01038
DEBT \$231,174.18

ALL THAT CERTAIN lot or piece of
ground with the buildings and improvements
thereon erected, hereditaments and appurtenances,
situate in the Township of Caln, Chester County,
Pennsylvania, bounded and described according to
a Plan a Subdivision for Ingleside Village Inc.,
made by Henry S. Conrey, Inc., dated 7/1/77, last
revised 8/15/77 as follows, to wit:

TAX I.D. #: 39-046-0117-0000

PLAINTIFF: The Bank of New York
Mellon formerly known as The Bank of New York,
as Trustee for the Certificateholders of the
CWABS, Inc., Asset-Backed Certificates, Series
2007-7 c/o Select Loan Servicing

VS

DEFENDANT: **ANDREW J. HAMA-
RA and MARSHA HAMARA**

SALE ADDRESS: 10 Lisa Drive,
Thorndale, Pennsylvania 19372

PLAINTIFF ATTORNEY: **McCABE,
WEISBERG AND CONWAY, P.C., 215-790-
1010**

SALE NO. 14-6-510
Writ of Execution No. 2013-11933
DEBT \$174,893.34

PROPERTY situate in East Fallowfield
Township

TAX Parcel #47-4-42

IMPROVEMENTS: a residential
dwelling

PLAINTIFF: PNC Mortgage, a
Division of PNC Bank, National Association

VS

DEFENDANT: **WILLIAM B.
McBETH, JR., and KATHLEEN J. McBETH**

SALE ADDRESS: 2665 Strasburg
Road, Coatesville, PA 19320

PLAINTIFF ATTORNEY: **KML LAW
GROUP, P.C., 215-627-1322**

SALE NO. 14-6-511
Writ of Execution No. 2011-01295
DEBT \$184,885.67

ALL THAT CERTAIN lot or piece of land with the buildings and improvements thereon erected, situate in the Township of South Coventry, County of Chester and Commonwealth of Pennsylvania, described according to a Plan of "Northview" made by T. G. Colesworthy, County Surveyor, dated 2/10/1958 and revised 3/11/1958 and recorded in Plan Book #7, Page 39, as follows to wit:

BEGINNING at a point on the southwest side of Robin Lane (40 feet wide), at the distance of 180.53 feet measured south 03 degrees, 35 minutes, 50 seconds east, along said side of Robin Lane from its intersection with the southeast side of Township Road leading to Route #100 (unnamed on said Plan) (both lines produced); thence extending along the southwest side of Robin Lane, south 03 degrees, 35 minutes, 50 seconds east, 120 feet to a point, a corner of Lot #17; thence along Lot #17, south 86 degrees, 24 minutes, 10 seconds west 167 feet to a corner of Lot #9; thence along Lot #9, north 03 degrees, 35 minutes, 50 seconds west, 120 feet to a corner of Lot #15; thence along Lot #15, north 86 degrees, 24 minutes, 10 seconds east 167 feet to the first mentioned point and place of beginning.

UPI #20-4D-13

BEING Lot #16 on said Plan.

TAX I.D. #: 2004D001300

PLAINTIFF: SPMorgan Chase
National Association

VS

DEFENDANT: **MAUREEN TRACY**

SALE ADDRESS: 2107 Robin Lane,
Pottstown, Pennsylvania 19465

PLAINTIFF ATTORNEY: **McCABE,
WEISBERG & CONWAY, P.C., 215-790-1010**

SALE NO. 14-6-512
Writ of Execution No. 2013-07560
DEBT \$1,776,246.64

ALL THAT CERTAIN, lot or piece of ground with the buildings and improvements thereon erected, situate in the Township of Tredyffrin, County of Chester and Commonwealth of Pennsylvania, bounded and described according to a Plan of Property for John L. Alliger made by Henry S. Conrey, Inc., dated May 15, 1973 and last revised July 29, 1975 and recorded in Plan Card 93 Page 93-A as follows, to wit:

BEGINNING at a point, the intersection of the title line in the bed of Central Avenue (60 feet wide) with the title line in the bed of Fennerton Road (40 feet wide); thence extending along the title line in the bed of Fennerton Road, south 2 degrees, 27 minutes, 0 seconds west, 150 feet to a corner of Parcel "A" on said Plan; thence leaving Fennerton Road and crossing the northwest side thereof and extending along Parcel "A", north 87 degrees, 24 minutes, 0 seconds west, 106.38 feet, having passed through a portion of an existing stucco and frame building marked "portion to be removes"; thence extending still along Parcel "A", north 2 degrees, 36 minutes, 0 second east crossing the southwest side of Central Avenue, 150 feet to a point on the title line in the bed of Central Avenue, thence extending along the same, south 87 degrees, 24 minutes, 0 seconds east, 105.99 feet to the first mentioned point and place of beginning.

BEING Parcel No. 43-9M-92 and
Parcel "B" on said Plan.

BEING 13 East Central Avenue, Paoli,
Pennsylvania.

BEING the same premises which the
Hansen Paper Company, a Pennsylvania General
Partnership by Deed dated December 23, 2008 and
recorded December 31, 2008 in Chester County
Recorder of Deeds in Deed Book 7565, Page 1924
granted and conveyed unto Sue G. Hansen, in fee.

PLAINTIFF: Customers Bank F/K/A
New Century Bank

VS

DEFENDANT: **SUE G. HANSEN
a/k/a MARY SUE G. HANSEN**

SALE ADDRESS: 13 East Central
Avenue, Paoli, Tredyffrin Township, PA

PLAINTIFF ATTORNEY: **PHILLIP
D. BERGER, ESQ., 610-688-0800**

SALE NO. 14-6-513
Writ of Execution No. 2010-14635
DEBT \$249,111.39

PREMISES "A"

ALL THOSE TWO CERTAIN adjoining frame dwelling houses and lots or pieces of ground, situate on the northerly side of High Street, in the Borough of Phoenixville, County of Chester and Commonwealth of Pennsylvania, bounded and described together according to a survey by William J. Magarity on November 5, 1931, as follows, to wit:—

BEGINNING at a point on the northerly side of High Street, at a distance of 110.86 feet measured northeastwardly from an angle point opposite Main Street; thence continuing along the northerly side of High Street, at a distance of 10.00 feet parallel with the curb, north 64 degrees 30 minutes east, a distance of 22.24 feet to lands now or late of Herman Phillips; thence along said lands now or late of Herman Phillips north 23 degrees 00 minutes west, a distance of 116.50 feet to a corner of other lands now or late of Tessie Siegel; thence south 69 degrees 00 minutes west, a distance of 25.69 feet to other lands now or late of Tessie Siegel; thence still among the latter lands, south 24 degrees 40 minutes east, a distance of 118.42 feet to the first mentioned point and place of beginning.

BEING known as 213 and 215 High Street

BEING as to premises "A" UPI #15-5-512

PREMISES "B"

ALL THAT CERTAIN one-half of a double stone plastered house, situate in the Borough of Phoenixville, County of Chester and Commonwealth of Pennsylvania, bounded and described according to a survey made by Earl R. Ewing, R.S. on May 22, 1946, as follows, to wit:—

BEGINNING at a point on the northerly side of High Street (53.00 feet wide), opposite the extended division line between House Numbers 215 and 217 High Street; thence extending along the northerly side of High Street south 64 degrees 30 minutes west 15.48 feet to a point opposite the center line of House Numbers 217 and 219 High Street; thence through the division wall north 25 degrees 17 minutes west 40.62 feet to a point in the rear wall; thence on a line cutting through the center line of a twin outhouse, north 20 degrees 58 minutes west 77.65 feet to an iron pipe; thence along other lands of previous grantors, north 64 degrees 16 minutes east 9.64 feet to an iron pipe; thence along lands of House Number 215 High Street, running through the division wall

between House Numbers 215 and 217 High Street, south 25 degrees 17 minutes east 118.05 feet to the first mentioned point and place of beginning.

BEING known as 217 High Street
 BEING as to premises "B" UPI #15-5-

511

PREMISES "C"

ALL THAT CERTAIN stone dwelling house and lot or piece of ground, situate on the northerly side of High Street, in the Borough of Phoenixville, County of Chester and Commonwealth of Pennsylvania, bounded and described according to a Survey thereof made by Earl R. Ewing, Registered Surveyor, No. 6015, under date of May 22, 1946, as follows, to wit:—

BEGINNING at a point on the northerly side of High Street (laid out 53.00 feet wide), 15.48 feet westwardly of the division wall between Numbers 215 and 217 High Street; thence along the northerly side of High Street south 64 degrees 30 minutes west 16.52 feet to a point; thence along a wall of Number 221 High Street north 25 degrees 00 minutes west 52.91 feet to a point; thence along another wall north 64 degrees 30 minutes east 5.00 feet to a point; thence along a building and a fence line in the three following courses and distances, viz: (1) north 25 degrees 00 minutes west 11.40 feet; (2) north 11 degrees 00 minutes west 4.12 feet; and (3) north 24 degrees 12 minutes west 48.74 feet to a fence post; thence north 64 degrees 16 minutes east 14.67 feet to an iron pipe; thence on a line cutting through the center line of a twin outhouse south 20 degrees 58 minutes east 77.64 feet to the rear wall of the house; thence through the house south 25 degrees 17 minutes east 40.62 feet to the first mentioned point and place of beginning.

BEING known as 219 High Street
 BEING as to Premises "C" UPI #15-5-

510

BEING as to Premises "A" "B" and "C", Lee F. Erb by Deed dated May 7, 2004, recorded in the Office for the Recording of Deeds in and for the County of Chester at West Chester, Pennsylvania in Record Book 6161 Page 2102, granted and conveyed unto Andrew Duren Jr., and Craig Atkins, their heirs and assigns as tenants in common

PLAINTIFF: TD Bank, N.A.,
 Successor by Merger to Commerce Bank
 VS

DEFENDANT: **ANDREW DUREN JR. and CRAIG ATKINS**

SALE ADDRESS: 213-219 High Street, Phoenixville, PA 19460

PLAINTIFF ATTORNEY: **JOEL S.**

TODD, ESQ., 484-318-7582

SALE NO. 14-6-514
Writ of Execution No. 2012-10228
DEBT \$261,403.95

PROPERTY situate in East Caln Township, Chester County, Pennsylvania
 BLR# 39-5-17
 IMPROVEMENTS thereon: residential dwelling

PLAINTIFF: Deutsche Bank National Trust Company, as Trustee for Holders of the Harborview 2006-5 Trust

VS

DEFENDANT: **ROBERT R. SAUCIER**

SALE ADDRESS: 4206 Hazelwood Avenue, Downingtown, PA 19335-2215

PLAINTIFF ATTORNEY: **PHELAN HALLINAN, LLP, 215-563-7000**

SALE NO. 14-6-515
Writ of Execution No. 2012-05938
DEBT \$123,579.86

PROPERTY situate in West Caln Township, Chester County, Pennsylvania
 BLR# 28-5-27.9
 IMPROVEMENTS thereon: residential dwelling

PLAINTIFF: Wells Fargo Bank, N.A.

VS

DEFENDANT: **HARVEY M. PITKAPAASI and MINDY ELLIOTT ADELMAN**

SALE ADDRESS: 103 Lentz Way, Honey Brook, PA 19344-9057

PLAINTIFF ATTORNEY: **PHELAN HALLINAN, LLP, 215-563-7000**

SALE NO. 14-6-516
Writ of Execution No. 2013-09707
DEBT \$218,209.29

PROPERTY situate in East Nottingham Township, Chester County, Pennsylvania
 BLR# 69-3-29.9
 IMPROVEMENTS thereon: residential dwelling

PLAINTIFF: Wells Fargo Bank, N.A.

VS

DEFENDANT: **SUZANNE L. DRILL and JASON DRILL**

SALE ADDRESS: 119 East Ruddy Duck Circle, Oxford, PA 19363-4210

PLAINTIFF ATTORNEY: **PHELAN HALLINAN, LLP, 215-563-7000**

SALE NO. 14-6-517
Writ of Execution No. 2012-10400
DEBT \$231,521.04

PROPERTY situate in the Township of Upper Oxford, Chester County, Pennsylvania
 BLR# 57-8.38.33
 IMPROVEMENTS thereon: residential dwelling

PLAINTIFF: Metlife Home Loans, a Division of Metlife Bank, N.A.

VS

DEFENDANT: **BRIAN T. KLECKO and STEPHANIE KLECKO**

SALE ADDRESS: 250 Turners Pond Drive, Lincoln University, PA 19352-1756

PLAINTIFF ATTORNEY: **PHELAN HALLINAN, LLP, 215-563-7000**

SALE NO. 14-6-518
Writ of Execution No. 2012-05402
DEBT \$191,175.12

ALL THAT CERTAIN tract of land with the hereditaments and appurtenances, thereon erected, situated in the Borough of Parkesburg, County of Chester, Commonwealth of Pennsylvania, bounded and described according to a Plan dated November 22, 1969, by Berger & Hayes, Inc., Consultant Engineers and Surveyors as follows to wit:

TAX I.D. #: 08-02-0012.030

PLAINTIFF: Nationstar Mortgage LLC DBA Champion Mortgage Company

VS

DEFENDANT: **TIMOTHY MORRIS, KNOWN SURVIVING HEIR OF BEVERLY A. MORRIS, DECEASED MORTGAGOR AND REAL OWNER, LORRIE MARTIN, KNOWN SURVIVING HEIR OF BEVERLY MORRIS, DECEASED MORTGAGOR AND REAL OWNER AND ALL UNKNOWN SURVIVING HEIRS OF BEVERLY A. MORRIS, DECEASED MORTGAGOR AND REAL OWNER**

SALE ADDRESS: 14 Oaklawn Drive, Parkesburg, Pennsylvania 19365

PLAINTIFF ATTORNEY: **McCABE, WEISBERG, & CONWAY, P.C., 215-790-1010**

SALE NO. 14-6-519
Writ of Execution No. 2013-10396
DEBT \$200,924.76

ALL THAT CERTAIN lot or parcel of ground situate in West Bradford Township, County of Chester, Commonwealth of Pennsylvania, being shown as Lot #81 on Plan of Property of Section 3, Crestmont Farms, dated November 28, 1956, by Chester Valley Engineers, Inc., Civil Engineers and Land Surveyors, Paoli, Pennsylvania, and being more fully described, to wit:

TAX I.D. #: 50-5-111.6

PLAINTIFF: Nationstar Mortgage
LLC D/B/A Champion Mortgage Company
VS

DEFENDANT: **PETER SINKLER**

SALE ADDRESS: 1334 Piedmont
Drive, Downingtown, Pennsylvania 19335.

PLAINTIFF ATTORNEY: **McCABE,
WEISBERG, & CONWAY, P.C., 215-790-1010**

SALE NO. 14-6-520
Writ of Execution No. 2013-06069
DEBT \$319,903.25

PROPERTY situate in Kennett
Township, Chester County, Pennsylvania
BLR# 62-2J-21
IMPROVEMENTS thereon: residential
dwelling

PLAINTIFF: Wells Fargo Bank, N.A.
VS

DEFENDANT: **ANGUS R. BLAKEY,
III and CHERYL C. BLAKEY**

SALE ADDRESS: 71 Deer Path, a/k/a
71 Deer Path Lane, Kennett Square, PA 19348-
2345

PLAINTIFF ATTORNEY: **PHELAN
HALLINAN, LLP, 215-563-7000**

SALE NO. 14-6-521
Writ of Execution No. 2012-13358
DEBT \$147,244.35

OWNER(S) of property situate in West
Nottingham Township, Chester County,
Pennsylvania

IMPROVEMENTS thereon: residential
dwelling

JUDGMENT amount: \$147,244.35

BY virtue of a Writ of Execution No.
12-13358

BLR# 68-6-11.2

RESIDENTIAL property

PLAINTIFF: Wells Fargo Bank, N.A.

VS

DEFENDANT: **MARGARET B.
BALL and GUY G. BALL, SR.**

SALE ADDRESS: 40 Park Road,
Nottingham, PA 19362-9104

PLAINTIFF ATTORNEY: **PHELAN
HALLINAN, LLP, 215-563-7000**

SALE NO. 14-6-522
Writ of Execution No. 2012-07505
DEBT \$197,204.90

ALL THAT CERTAIN message, tene-
ment and tract of land situate in North Coventry
Township, Chester County, Pennsylvania, bounded
and described as follows, to wit:

BEGINNING at a stone in the middle
of the public road leading through the Village of
Cedarville in a line of land now or late of Frank
Brookes; thence along the middle of said road
south sixty-one and one-half degrees west, six
perches and fifty-seven hundredths to a stone, a
corner of land now or late of Abram E. Levay;
thence along said land north twenty-five and three
quarter degrees west, eleven perches and forty-five
hundredths to a stake in line of land now or late of
Clarence M. Shaner; thence by said land south sev-
enty-five degrees east, eight perches to a post;
thence by land now or late of Daniel Kerlin south
twenty-eight degrees east, five perches and nine-
tenths to the place of beginning.

CONTAINING fifty-four perches of
land, more or less.

BEING Parcel No. 17-3-51

BEING the same premises which
David B. Foltz and Nancy D. Wade, now by mar-
riage Nancy D. Foltz, by Deed dated 1/23/1998
and recorded 2/9/1998 in Record Book Volume
4298, Page 2370, Chester County Records, grant-
ed and conveyed unto David B. Foltz and Nancy D.
Foltz, husband and wife.

TITLE to said premises vested in
Robert G. Roberts and Kristina K. Roberts, hus-
band and wife by Deed from David B. Foltz and
Nancy D. Foltz, husband and wife dated 07/19/00
and recorded 07/21/00 in the Chester County
Recorder of Deeds in Book 4788, Page 2037.

PLAINTIFF: Wells Fargo Bank,
National Association, as Trustee for the Holders of
Morgan Stanley ABS Capital I Inc., Trust 2007-
HE4, Mortgage Pass-Through Certificates, Series
2007-HE4

VS

DEFENDANT: **ROBERT G.
ROBERTS and KRISTINA K. ROBERTS**

SALE ADDRESS: 983 West

Cedarville Road, Pottstown, PA 19465
PLAINTIFF ATTORNEY: **ROBERT
W. WILLIAMS, ESQ., 856-482-1400**

SALE NO. 14-6-523
Writ of Execution No. 2013-07789
DEBT \$202,704.03

ALL THAT CERTAIN lot of land situate in Valley Township, Chester County, Pennsylvania:

TAX Parcel No.: 38-2Q-38

PLAINTIFF: Wells Fargo Bank, National Association, as Trustee for the Pooling and Servicing Agreement dated as of February 1, 2006 Securitized Asset Backed Receivables LLC Trust 2006-FR1 Mortgage Pass-Through Certificates, Series 2006-FR1

VS

DEFENDANT: **R. EDWARD
CARTER III a/k/a R. EDWARD CARTER IIII**
SALE ADDRESS: 957 W. Lincoln Hwy, Coatesville, PA 19320

PLAINTIFF ATTORNEY: **UDREN
LAW OFFICES, P.C., 856-669-5400**

SALE NO. 14-6-524
Writ of Execution No. 2010-14585
DEBT \$83,164.97

ALL THAT CERTAIN lot or piece of ground with the buildings and improvements thereon erected, situate on the south side of Elm or 3rd Avenue in the Borough of Parkesburg, County of Chester and Commonwealth of Pennsylvania, bounded and described as follows:

TAX I.D. #: 08-05-0293

PLAINTIFF: Everhome Mortgage Company

VS

DEFENDANT: **JENNIFER HAT-
TON**

SALE ADDRESS: 414 West 3rd Street, Parkesburg, Pennsylvania 19365

PLAINTIFF ATTORNEY: **McCABE,
WEISBERG, & CONWAY, P.C., 215-790-1010**

SALE NO. 14-6-525
Writ of Execution No. 2012-13357
DEBT \$220,260.06

BY virtue of a Writ of Execution No. 12-13357

OWNERS of property situate in the Township of West Sadsbury, Chester County, Pennsylvania, being 18 Church Road, a/k/a 4991

Church Road, Atglen, West Sadsbury Township, PA 19310,

UPI No. 36-4-37.1

IMPROVEMENTS thereon: residential dwelling

PLAINTIFF: First Resource Bank
VS

DEFENDANT: **DEBORAH L. KING**
SALE ADDRESS: 18 Church Road, a/k/a 4991 Church Road, Atglen, West Sadsbury Township, PA 19310

PLAINTIFF ATTORNEY: **J. TIMO-
THY ARNDT III, ESQ., 610-436-9300**

SALE NO. 14-6-526
Writ of Execution No. 2013-09851
DEBT \$202,596.69

ALL THAT CERTAIN parcel of land situate in the Township of Uwchlan, Chester County, Commonwealth of Pennsylvania, being known and designated as Lot 453, Final Subdivision Plan Phase IV, VII, VIII of Rhonda, as recorded in Book 5552, Page 175.

BEING the same premises which Angel M. Stickler and Jack Azat, by Deed dated October 9, 1981 and recorded October 9, 1981 in the Office of the Recorder of Deeds in and for Chester County in Deed Book 7415, Page 2227, granted and conveyed unto Jack A. Azat and Angel M. Strickler n/k/a Angel M. Azat

BEING known as: 119 Conway Court, Exton, PA 19341

PARCEL No.: 33-5e-197

IMPROVEMENTS: residential property.

PLAINTIFF: Green Tree Servicing, LLC

VS

DEFENDANT: **JACK A. AZAT and
ANGEL M. STRICKLER n/k/a ANGEL M.
AZAT**

SALE ADDRESS: 19 Conway Court, Exton, PA 19341

PLAINTIFF ATTORNEY: **POWERS,
KIRN & JAVARDIAN, LLC, 215-942-2090**

SALE NO. 14-6-527
Writ of Execution No. 2012-10280
DEBT \$112,139.73

ALL THAT CERTAIN Unit in the property known, named and identified in the Declaration Plan referred to below as Goshen Valley III Condominium, situate in the Township of East Goshen, County of Chester and State of

Pennsylvania, which has heretofore been submitted to the provision of the Uniform Condominium Act, by recording in the Office for the Recording of Deeds, in and for the County of Chester, Pennsylvania, of the Declaration dated 12/07/1984 and recorded 12/07/1984, in Miscellaneous Deed Book 633 Page 352, and an Amendment to said Declaration dated 12/31/1984 and recorded 1/10/1985 in Misc. Deed Book 669 Page 29, and First Supplemental Declaration of Condominium of Goshen Valley III as set forth in Record Book 257 Page 178 and a Second Supplementary Declaration as set forth in Record Book 656 Page 183 being and designated on such Declaration Plan as Unit No. 2208 as more fully described in such Declarations Plan and Declaration, as the same have been, or shall from time to time hereafter, be amended together with an initial proportionate undivided interest in the Common Elements (as defined in such Declaration) as set forth in said Declaration and amendments thereto.

UNDER and subject to the Covenants, Restrictions, Easements, Terms, Rights, Agreements, Conditions, Exceptions, Reservations and Exclusions as contained and set forth in such Declaration and Declaration Plan and Amendments thereto.

UNDER and subject to easements of roads and to certain building restrictions, right granted to the Utilities Companies and other rights, covenants and restrictions of record.

TAX ID # 53-6-768

BEING the same premises which Robert J. Rafferty and Deborah A. Rafferty, husband and wife, by Deed dated March 29, 1991 and recorded in the Office of the Recorder of Deeds of Chester County on April 1, 1991 in Deed Book Volume 2357, Page 520, granted and conveyed unto Joseph P. Yori, Jr.

PLAINTIFF: U.S. Bank National Association, N.D.

VS

DEFENDANT: **JOSEPH P. YORI, JR.**

SALE ADDRESS: 2208 Eagle Road, West Chester, PA 19382

PLAINTIFF ATTORNEY: **KRISTINE M. ANTHOU, ESQ., 412-281-7650**

SALE NO. 14-6-528

Writ of Execution No. 2012-08174

DEBT \$340,886.37

ALL THAT CERTAIN tract or parcel of land situate in East Nottingham Township, Chester County, PA, described according to the

Final Subdivision Plan of Twin Ponds – Phase III prepared by Regester Associates, Inc., dated February 16, 2000 and last revised February 18, 2002, being Drawing Number T-423 and being Lot 68 on the said Plan, to wit:

TAX I.D. #: 69-6-517

PLAINTIFF: Bank of America, N.A.

VS

DEFENDANT: **MATTHEW BAUMGARDNER and AMELIA BAUMGARDNER**

SALE ADDRESS: 352 Redbud Road, Oxford, Pennsylvania 19363

PLAINTIFF ATTORNEY: **McCABE, WEISBERG, & CONWAY, P.C., 215-790-1010**

SALE NO. 14-6-529

Writ of Execution No. 2013-10202

DEBT \$97,644.78

ALL THAT CERTAIN message and tract of land, situate in the Township of Kennett, County of Chester and State of Pennsylvania, bounded and described, according to a survey made July, 1944, by George E. Regester, Reg. Surveyor, as follows, viz:

TAX I.D. #: 2-04-0192

PLAINTIFF: Wells Fargo Bank, N.A., as Successor by Merger to Wachovia Bank, N.A.,

VS

DEFENDANT: **BRUCE VARNEY a/k/a BRUCE E. VARNEY and ANGELA VARNEY a/k/a ANGELA L. VARNEY**

SALE ADDRESS: 551 Hillendale Road, Chadds Ford, Pennsylvania 19317

PLAINTIFF ATTORNEY: **McCABE, WEISBERG & CONWAY, P.C., 215-790-1010**

SALE NO. 14-6-530

Writ of Execution No. 2013-08620

DEBT \$166,862.52

ALL THAT CERTAIN tract of land, together with the buildings erected thereon, situate in East Fallowfield Township, Chester County, Pennsylvania, bounded and described according to a survey made by J.W. Harry, C.E., February 19, 1946, as follows:

BEGINNING at a spike at the intersection of a public road leading from Strasburg Road to Brinton's Wall Mill with another public road called the Wilmington Road, leading to Ercildoun; thence along the Wilmington Road diagonally crossing the same south twenty-two degrees thirty minutes east, three hundred and twenty and ninety-three one-hundredths feet to a stake near the west-erly side thereof, a corner of land now or formerly

of A. Hunter Bond and wife; thence along the same south forty-three degrees forty-eight minutes west, ninety-seven and seventy-six one-hundredths feet to a stake, a corner of remaining land now or late of A. Hunter Bond and wife; thence along the same north forty-three degrees no minutes west, three hundred and six and six one-hundredths feet to a stake in or near the middle of said first mentioned public road leading from the Strasburg Road to Brinton's Mill; thence along the same in or near the middle thereof north forty-seven degrees no minutes east, two hundred and ten feet to the place of beginning.

CONTAINING one and sixty-eight one-thousandths acres of land, be the same more or less.

TITLE to said premises is vested in David M. MacDonald and Amy S. MacDonald, husband & wife, by Deed from Kenneth D. MacDonald and Dawn M. MacDonald dated July 18, 2003 and recorded July 31, 2014

PREMISES being known as: 77 South Park Avenue, Coatesville, Pennsylvania 19320.

TAX I.D. #: 47-4-116

PLAINTIFF: CENEAR

VS

DEFENDANT: **DAVID M. and AMY S. MACDONALD**

SALE ADDRESS: 77 South Park Avenue, Coatesville, PA 19320

PLAINTIFF ATTORNEY: **McCABE, WEISBERG & CONWAY, 215-790-1010**

SALE NO. 14-6-531

Writ of Execution No. 2011-09184

DEBT \$432,475.67

ALL THAT CERTAIN parcel or tract of land situate in North Coventry Township, Chester County, Commonwealth of Pennsylvania.

TAX I.D. #: 17-06-0058.080

PLAINTIFF: Queen's Park Oval Asset Holding Trust

VS

DEFENDANT: **JOHN PATRICK SULLIVAN and JENNIFER SULLIVAN**

SALE ADDRESS: 1885 Chestnut Hill Road, Pottstown, Pennsylvania 19465

PLAINTIFF ATTORNEY: **McCABE, WEISBERG, & CONWAY, P.C., 215-790-1010**

SALE NO. 14-6-532

Writ of Execution No. 2012-04542

DEBT \$238,137.95

ALL THAT CERTAIN lot, piece or

parcel of land with the buildings and improvements thereon erected, situate in New Garden Township, Chester County and State of Pennsylvania, more particularly bounded and described as follows, in accordance with survey made by Manley N. White, R.S., dated October 30, 1958:

TAX I.D. #: 60-06-0049.010

PLAINTIFF: The Bank of New York Mellon FKA The Bank of New York, as Trustee for the Certificateholders of the CWABS, Inc., Asset-Backed Certificates, Series 2007-13

VS

DEFENDANT: **MARK J. LAFFERTY and SUSAN M. LAFFERTY**

SALE ADDRESS: 6620 Limestone Road, Avondale, Pennsylvania 19311

PLAINTIFF ATTORNEY: **McCABE, WEISBERG & CONWAY, P.C., 215-790-1010**

SALE NO. 14-6-533

Writ of Execution No. 2013-08624

DEBT \$129,742.48

ALL THAT CERTAIN lot or piece of ground with the buildings and improvements thereon erected, situate in the Township of Caln, County of Chester and State of Pennsylvania, bounded and described according to a Plan of Edgewood Manor, made by Slack, DeArmit and Hayes, Engineers and Surveyors, Coatesville, Pennsylvania, dated January 2, 1963, as follows to wit:

TAX I.D. #: 39-4G-77

PLAINTIFF: Federal National Mortgage Association

VS

DEFENDANT: **MICHELLE L. MOSES**

SALE ADDRESS: 3208 Windsor Lane, Thorndale, Pennsylvania 19372

PLAINTIFF ATTORNEY: **McCABE, WEISBERG, & CONWAY, P.C., 215-790-1010**

SALE NO. 14-6-534

Writ of Execution No. 2013-03956

DEBT \$205,954.00

ALL THOSE 2 CERTAIN lots of land with improvements thereon erected, designated as Lot #184 and 185 on a Plan of Lots called "Lincoln Heights" on the Lincoln Highway in the Township of Valley, County of Chester and State of Pennsylvania, developed by Harry A. Nichols and more particularly bounded and described as follows:

BEGINNING at a stake on the north line of George Street, a corner of Lot #186 now owned by the Grantor herein; thence along the said north line of George Street south 70 degrees 07 minutes west 100 feet to a stake, a corner of Lot #183 now owned by the Grantor herein; thence by said Lot #183 north 19 degrees 53 minutes west 150 feet to a stake in the south line of Ross Street north 70 degrees 07 minutes east 100 feet to a stake, a corner of said Lot #186; thence by said Lot #186 south 19 degrees 53 minutes east 150 feet to the place of beginning.

BEING UPI No. 38-5C-47

BEING the same premises which Glenn E. Reeves, Jr. and Joyce L. Reeves, husband and wife, by Deed dated May 25, 2005 and recorded June 1, 2005 in Chester County in Book 6506, Page 824, et seq., granted and conveyed unto Con-Lyn Properties of Pennsylvania, LLC, in fee.

TO be sold as the property of Con-Lyn Properties of Pennsylvania, LLC.

BLR# 38-5C-47

PLAINTIFF: HCNP 1 LLC, Assignee
of National Penn Bank

VS

DEFENDANT: **CON-LYN PROPERTIES OF PENNSYLVANIA LLC**

SALE ADDRESS: 937-939 George Street, Valley Township, Coatesville, PA 19320

PLAINTIFF ATTORNEY: **KURT ALTHOUSE, ESQ., 610-374-8377**