

Sheriff's Sale

Third and Final Publication

By virtue of a Writ of Execution to me directed, will be sold at public sale Friday, June 12, 2015 at 11 o'clock A.M., prevailing time, at the James Lorah Auditorium located at the corner of Broad and Main Streets, in the Borough of Doylestown, Bucks County, Pa., the following real estate to wit.

Judgment was recovered in the Court of Common Pleas of Bucks County Civil Action – as numbered above. No further notice of the filing of the Schedule of Distribution will be given.

BENSALEM TOWNSHIP

DOCKET #2010-03029

ALL THAT CERTAIN lot or piece of ground described according to a plan made thereof by Edward Pickering, Jr., Licensed Surveyor on the Second day of January A.D., 1924 called "Linconia" in **BENSALEM TOWNSHIP** Bucks County and State of Pennsylvania being Lot Number 304 on the said Plan recorded at Doylestown in Plan Book 1 page 174.

TAX PARCEL # 2-7-22.

PROPERTY ADDRESS: 2544 Buffalo Avenue, Feasterville Trevose, PA 19053.

IMPROVEMENTS: RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **RODNEY MOORE AND SHIRLEY MOORE.**

MARTHA E. VON ROSENSTIEL, Esquire
EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2012-04837

ALL THOSE CERTAIN lots or pieces of ground with the buildings and improvements thereon erected, situate in the **TOWNSHIP OF BENSALEM**, County of Bucks and State of Pennsylvania, bounded and described according to a Plan of Cornwells Manor, Section KII.

BEING Lots No. 13, 14, 15 and 16, prepared by Edward Pickering, Jr., dated 8/1/1923 and recorded in the Recorder of Deeds of Bucks County, Pennsylvania, in Plan Book 1 page 155.

Also know as the real property located at 2054 New York Avenue, Bensalem, PA 19020—Tax parcel IDs 02-060-041 and 02-060-040.

TAX PARCEL #02-060-041 and 02-060-040.
PROPERTY ADDRESS: 2054 New York Avenue, Bensalem, PA 19020.

IMPROVEMENTS: SPLIT LEVEL RESIDENTIAL HOME.

SOLD AS THE PROPERTY OF: **CHRISTINE ALLY BENTICK.**

ALYSON RICKER McBRIDE, Esquire
EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2012-06536

Bank of America, N.A. s/b/m to BAC Home Loans Servicing, LP f/k/a Countrywide Home Loans Servicing, LP v. Nadine A. Watson-Wilson, Byron D. Wilson owner(s) of property situate in **BENSALEM TOWNSHIP**, BUCKS County, Pennsylvania, being 1037 Bridge Road, Bensalem, PA 19020.

TAX PARCEL #02-085-025.

PROPERTY ADDRESS: 1037 Bridge Road, Bensalem, PA 19020.

JUDGMENT AMOUNT: \$447,097.35.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **NADINE A. WATSON-WILSON, BYRON D. WILSON. PHELAN HALLINAN**

EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2013-08647

Green Tree Servicing LLC. v. Nicholas A. Zavaglia a/k/a Nicholas Zavaglia, Amy P. Zavaglia a/k/a Amy Zavaglia owner(s) of property situate in **BENSALEM TOWNSHIP**, BUCKS County, Pennsylvania being 5113 Cadagan Court, Bensalem, PA 19020-2328.

TAX PARCEL #02-042-276.

PROPERTY ADDRESS: 5113 Cadagan Court, Bensalem, PA 19020-2328.

JUDGMENT AMOUNT: \$121,548.05.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **NICHOLAS A. ZAVAGLIA a/k/a NICHOLAS ZAVAGLIA, AMY P. ZAVAGLIA a/k/a AMY ZAVAGLIA.**

PHELAN HALLINAN

EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2014-02998

ALL THAT CERTAIN LOT OR PIECE OF GROUND WITH THE BUILDINGS

AND IMPROVEMENTS THEREON
ERECTED HEREDITAMENTS AND
APPURTENANCES SITUATE IN THE
TOWNSHIP OF BENSALEM, COUNTY
OF BUCKS AND COMMONWEALTH OF
PENNSYLVANIA.

TAX PARCEL #02-078-151.

PROPERTY ADDRESS: 845 Cliff Road,
Bensalem, Pennsylvania 19020.

IMPROVEMENTS: RESIDENTIAL
DWELLING.

SOLD AS THE PROPERTY OF: **JENNIFER
L. PETRO, MICHAEL J. PETRO.**

TERRENCE J. McCABE, Esquire

EDWARD J. DONNELLY, Sheriff

Sheriff's Office, Doylestown, PA

DOCKET #2014-06698

OCWEN Loan Servicing, LLC v. Andrew
Kossman owner(s) of property situate in
BENSALEM TOWNSHIP, BUCKS County,
Pennsylvania being 6360 Congress Court,
Bensalem, PA 19020-1905.

TAX PARCEL #02-089-518.

PROPERTY ADDRESS: 6360 Congress
Court, Bensalem, PA 19020-1905.

JUDGMENT AMOUNT: \$218,334.54.

IMPROVEMENTS: RESIDENTIAL
PROPERTY.

SOLD AS THE PROPERTY OF: **ANDREW
KOSSMAN.**

PHELAN HALLINAN

EDWARD J. DONNELLY, Sheriff

Sheriff's Office, Doylestown, PA

DOCKET #2014-08705

Wells Fargo Financial Pennsylvania, Inc. v.
Natalie S. Hopkins a/k/a Natalie F. Hopkins,
Kenneth W. Hopkins, Jr a/k/a Kenneth W.
Hopkins owner(s) of property situate in
BENSALEM TOWNSHIP, BUCKS County,
Pennsylvania being 1492 Rosalie Avenue,
Bensalem, PA 19020-4162.

TAX PARCEL #02-032-002-002.

PROPERTY ADDRESS: 1492 Rosalie
Avenue, Bensalem, PA 19020-4162.

JUDGMENT AMOUNT: \$451,740.01.

IMPROVEMENTS: RESIDENTIAL
PROPERTY.

SOLD AS THE PROPERTY OF: **NATALIE
S. HOPKINS a/k/a NATALIE F. HOPKINS,
KENNETH W. HOPKINS, JR a/k/a
KENNETH W. HOPKINS.**

PHELAN HALLINAN

EDWARD J. DONNELLY, Sheriff

Sheriff's Office, Doylestown, PA

BRISTOL BOROUGH

DOCKET #2011-00284

ALL THAT CERTAIN message and Lot of
land with the buildings and improvements
thereon erected situate in the Fifth Ward of
the **BOROUGH OF BRISTOL**, County of
Bucks and State of Pennsylvania.

TAX PARCEL #04-023-355.

PROPERTY ADDRESS: 403 Jefferson
Avenue, Bristol, Pennsylvania 19007.

IMPROVEMENTS: RESIDENTIAL
PROPERTY.

SOLD AS THE PROPERTY OF: **LARRY
ZYVONOSKI, CYNTHIA ZYVONOSKI.**

TERRENCE J. McCABE, Esquire

EDWARD J. DONNELLY, Sheriff

Sheriff's Office, Doylestown, PA

DOCKET #2014-05701

ALL THAT CERTAIN lot or piece of
ground, with the buildings and improvements
thereon erected located in the **BOROUGH
OF BRISTOL**, County of Bucks and
Commonwealth of Pennsylvania.

TAX PARCEL #04-023-191.

PROPERTY ADDRESS: 715 Wood Street,
Bristol, PA 19007.

IMPROVEMENTS: A SINGLE FAMILY
RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **JOHN
QUARTUCCI, LINDA QUARTUCCI.**

MICHAEL T. McKEEVER, Esquire

EDWARD J. DONNELLY, Sheriff

Sheriff's Office, Doylestown, PA

DOCKET #2014-06493

ALL THAT CERTAIN MESSAGE AND
LOT OF LAND SITUATE IN **BRISTOL
BOROUGH**, COUNTY OF BUCKS AND
COMMONWEALTH OF PENNSYLVANIA.

TAX PARCEL #04-018-142.

PROPERTY ADDRESS: 234 Mulberry Street,
Bristol, Pennsylvania 19007.

IMPROVEMENTS: RESIDENTIAL
DWELLING.

SOLD AS THE PROPERTY OF: **VICTOR
RODRIGUEZ, EVA M. RODRIGUEZ.**

TERRENCE J. McCABE, Esquire

EDWARD J. DONNELLY, Sheriff

Sheriff's Office, Doylestown, PA

DOCKET #2014-07606

ALL THAT CERTAIN message and lot
of land, situate in the First Ward of the
BOROUGH OF BRISTOL.

TAX PARCEL #4-18-63.

PROPERTY ADDRESS: 228 Market Street,
Bristol, PA 19007.

IMPROVEMENTS: SINGLE FAMILY
DWELLING.

SOLD AS THE PROPERTY OF: **DENISE
BASKERVILLE.**

KRISTINE M. ANTHOU, Esquire

EDWARD J. DONNELLY, Sheriff

Sheriff's Office, Doylestown, PA

BRISTOL TOWNSHIP

DOCKET #2012-01791

Wells Fargo Bank, N.A., s/b/m Wells
Fargo Home Mortgage, Inc. v. Rosemary
A. Yuch owner(s) of property situate in
the **TOWNSHIP OF BRISTOL**, BUCKS
County, Pennsylvania, being 4205 Sunset
Avenue, Newportville, PA 19056-3365.

TAX PARCEL #05-016-031.

PROPERTY ADDRESS: 4205 Sunset Avenue,
Newportville, PA 19056-3365.

JUDGMENT AMOUNT: \$192,099.05.

IMPROVEMENTS: RESIDENTIAL
PROPERTY.

SOLD AS THE PROPERTY OF:
ROSEMARY A. YUCH.

PHELAN HALLINAN

EDWARD J. DONNELLY, Sheriff

Sheriff's Office, Doylestown, PA

DOCKET #2012-03321

ALL THAT CERTAIN lot or piece of ground,
Situate in the **TOWNSHIP OF BRISTOL**,
County of Bucks, Commonwealth of
Pennsylvania.

TAX PARCEL #05-013-405.

PROPERTY ADDRESS: 604 Central Avenue,
Bristol Township, PA 19021.

IMPROVEMENTS: TWO STORY SINGLE
FAMILY RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **PAMELA
BURKETT, BRIAN BURKETT.**

BARBARA A. FEIN, Esquire

EDWARD J. DONNELLY, Sheriff

Sheriff's Office, Doylestown, PA

DOCKET #2013-09185

Wells Fargo Bank, N.A. v. Luis Acevedo,
Alla Acevedo owner(s) of property situate in
BRISTOL TOWNSHIP, BUCKS County,
Pennsylvania, being 1720 Sheldon Avenue,
Croydon, PA 19021-5548.

TAX PARCEL #05-009-099-002.

PROPERTY ADDRESS: 1720 Sheldon
Avenue, Croydon, PA 19021-5548.

JUDGMENT AMOUNT: \$207,118.41.

IMPROVEMENTS: RESIDENTIAL
PROPERTY.

SOLD AS THE PROPERTY OF: **LUIS
ACEVEDO, ALLA ACEVEDO.**

PHELAN HALLINAN

EDWARD J. DONNELLY, Sheriff

Sheriff's Office, Doylestown, PA

DOCKET #2013-09442

PROPERTY ADDRESS: 263 Dogwood Drive,
Levittown, PA 19055. MUNICIPALITY:
TOWNSHIP OF BRISTOL.

TAX PARCEL #05-042-261.

PROPERTY ADDRESS: 263 Dogwood
Drive, Levittown, PA 19055.

JUDGMENT AMOUNT: \$152,326.80.

IMPROVEMENTS: ONE (1) STORY
RANCH RESIDENTIAL DWELLING;
ZERO (0) BEDROOMS, ONE (10) BATH;
APPROX. 1,000 SW. FEET.

SOLD AS THE PROPERTY OF: **RAYMOND
S. BUCHEK, THE UNITED STATES OF
AMERICA DEPARTMENT OF JUSTICE,
THE UNITED STATES ATTORNEY'S
OFFICE.**

EMMANUEL J. ARGENTIERI, Esquire

EDWARD J. DONNELLY, Sheriff

Sheriff's Office, Doylestown, PA

DOCKET #2013-09689

ALL THAT CERTAIN LOT OR TRACT OF
GROUND, SITUATE IN THE **TOWNSHIP
OF BRISTOL**, COUNTY OF BUCKS, AND
COMMONWEALTH OF PENNSYLVANIA.

TAX PARCEL #05-024-067.

PROPERTY ADDRESS: 3118 Bath Road,
Bristol, PA 19007.

IMPROVEMENTS: Residential Real Estate.

SOLD AS THE PROPERTY OF: **FRANK
RICHARD DUBOIS.**

WILLIAM E. MILLER, Esquire

EDWARD J. DONNELLY, Sheriff

Sheriff's Office, Doylestown, PA

DOCKET #2013-09729

ALL THAT CERTAIN Lot, piece or parcel
of land with the building and improvements
thereon, situate, lying and being at Levittown
in the **TOWNSHIP OF BRISTOL**, County
of Bucks, Commonwealth of Pennsylvania,
shown and designated as Lot No. 1530 on
Subdivision Map of "Greenbrook", Levittown,
Section 4 filed in the Office of the Recorder of

Deeds of Bucks County, Pennsylvania on June 6, 1952 in Plan Book 4 page 69, more fully bounded and described as follows, to wit:

TAX PARCEL #05-043-552.

PROPERTY ADDRESS: 183 Greenbrook Drive, Levittown, PA 19055.

IMPROVEMENTS: A RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **SARAH O'BRIEN**.

BRADLEY J. OSBORNE, Esquire

EDWARD J. DONNELLY, Sheriff

Sheriff's Office, Doylestown, PA

DOCKET #2014-01275

ALL THAT CERTAIN lot or piece of land located in the **TOWNSHIP OF BRISTOL**, County of Bucks and Commonwealth of Pennsylvania.

TAX PARCEL #05-048-217.

PROPERTY ADDRESS: 251 Holly Drive, Levittown, PA 19055.

IMPROVEMENTS: A SINGLE FAMILY RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **SUSAN E.**

KIEFFER, JOSEPH R. KIEFFER.

MICHAEL T. McKEEVER, Esquire

EDWARD J. DONNELLY, Sheriff

Sheriff's Office, Doylestown, PA

DOCKET #2014-06370

ALL THAT CERTAIN lot, piece or parcel of land with the building and improvements thereon located in the **TOWNSHIP OF BRISTOL**, County of Bucks and Commonwealth of Pennsylvania.

TAX PARCEL #05-039-624.

PROPERTY ADDRESS: 18 Coral Lane, Levittown, PA 19055.

IMPROVEMENTS: A SINGLE FAMILY RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **RACHEAL L. DEROSA, DONALD WANLESS**.

MICHAEL T. McKEEVER, Esquire

EDWARD J. DONNELLY, Sheriff

Sheriff's Office, Doylestown, PA

DOCKET #2014-06848

ALL THAT CERTAIN lot or piece of ground, Situate in the **TOWNSHIP OF BRISTOL**, County of Bucks Commonwealth of Pennsylvania.

TAX PARCEL #05-046-178.

PROPERTY ADDRESS: 372 Holly Drive, Bristol Township, PA 19055.

IMPROVEMENTS: DETACHED, 1-1/2 STORY, SINGLE FAMILY, RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **ERIC A. JENKINS, JESSICA L. JENKINS**.

BARBARA A. FEIN, Esquire

EDWARD J. DONNELLY, Sheriff

Sheriff's Office, Doylestown, PA

DOCKET #2014-06886

Christiana Trust, A Division of Wilmington Savings Fund Society, FSB, Not in Its Individual Capacity But as Trustee of Arlp Trust 3 v. Jo Ann Meadows, in Her Capacity as Heir of Lois Seader, Deceased, Unknown Heirs, Successors, Assigns and All Persons, Firms or Associations Claiming Right, Title or Interest From or Under Lois Seader, Deceased, owner(s) of property situate in the **BRISTOL TOWNSHIP**, BUCKS County, Pennsylvania, being 4 Plumtree Road, Levittown, PA 19056.

TAX PARCEL #05-021-071.

PROPERTY ADDRESS: 4 Plumtree Road, Levittown, PA 19056.

JUDGMENT AMOUNT: \$228,811.09.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **JO ANN MEADOWS, IN HER CAPACITY AS HEIR OF LOIS SEADER, DECEASED, UNKNOWN HEIRS, SUCCESSORS, ASSIGNS AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER LOIS SEADER, DECEASED**.

PHELAN HALLINAN

EDWARD J. DONNELLY, Sheriff

Sheriff's Office, Doylestown, PA

DOCKET #2014-07766

ALL THAT CERTAIN lot, piece or parcel of land with the building and improvements thereon, situate, lying and being at Levittown, in the **TOWNSHIP OF BRISTOL**, County of Bucks, Commonwealth of Pennsylvania, shown and designated as Lot #1035R on Subdivision Map of 'Red Cedar Hill', Levittown, Section 24, filed in the office of the Recorder of Deeds of Bucks County, Pennsylvania, on June 24, 1953, in Plan Book6 at page 34.

TAX PARCEL #05-038-417.

PROPERTY ADDRESS: 22 Ravine Lane, Levittown, PA 19055.

IMPROVEMENTS: RESIDENTIAL DWELLING.
SOLD AS THE PROPERTY OF: **MARK BECHT, JR. a/k/a MARK BECHT. MARTHA E. VON ROSENSTIEL**, Esquire
EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2014-07939

Wells Fargo Bank, N.A. v. Mark Coughlin owner(s) of property situate in the **BRISTOL TOWNSHIP**, BUCKS County, Pennsylvania, being 1106 Jangood Place, Bristol, PA 19007-3412.

TAX PARCEL #05-065-122.

PROPERTY ADDRESS: 1106 Jangood Place, Bristol, PA 19007-3412.

JUDGMENT AMOUNT: \$142,448.90.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **MARK COUGHLIN.**

PHELAN HALLINAN

EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2014-08102

ALL THAT CERTAIN lot, piece or parcel of land with the buildings and improvements thereon erected located in the **TOWNSHIP OF BRISTOL**, County of Bucks and Commonwealth of Pennsylvania.

TAX PARCEL #05-043-409.

PROPERTY ADDRESS: 79 Greenbrook Drive, Levittown, PA 19055.

IMPROVEMENTS: A SINGLE FAMILY RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **CHRISTINE O'BRIEN, WILLIAM O'BRIEN.**

MICHAEL McKEEVER, Esquire

EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2014-08253

Wells Fargo Bank, N.A. v. Gloria E. Bramble owner(s) of property situate in the **BRISTOL TWP.**, BUCKS County, Pennsylvania, being 5 Violet Road, Levittown, PA 19057-4208.

TAX PARCEL #05-041-204.

PROPERTY ADDRESS: 5 Violet Road, Levittown, PA 19057-4208.

JUDGMENT AMOUNT: \$174,172.04.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **GLORIA E. BRAMBLE.**

PHELAN HALLINAN

EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2014-08556

ALL THAT CERTAIN UNIT IN THE PROPERTY KNOWN, NAMED AND IDENTIFIED AS "CRESTWOOD CONDOMINIUM", LOCATED IN **BRISTOL TOWNSHIP**, BUCKS COUNTY, COMMONWEALTH OF PENNSYLVANIA. TAX PARCEL #05-025-082-615.

PROPERTY ADDRESS: 103 Pamela Court, Levittown, Pennsylvania 19057.

IMPROVEMENTS: CONDOMINIUM.

SOLD AS THE PROPERTY OF: **JOYCE TONEY, ADMINISTRATRIX OF THE ESTATE OF KASANDRA PROVIDENCE, DECEASED MORTGAGOR AND REAL OWNER.**

TERRENCE J. McCABE, Esquire

EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2014-08693

ALL THAT CERTAIN lot, piece or parcel of land with the buildings and improvements thereon, situate lying and being at Levittown in the **TOWNSHIP OF BRISTOL**, County of Bucks and Commonwealth of Pennsylvania.

TAX PARCEL #05-072-223.

PROPERTY ADDRESS: 5 Sunset Lane, Levittown, PA 19055.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **ALAN R. BROWN, SUSAN BROWN.**

GREGORY JAVARDIAN, Esquire

EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2014-08841

ALL THAT CERTAIN lot or parcel of land with the buildings and improvements thereon erected situate in the **BRISTOL TOWNSHIP**, County of Bucks and Commonwealth of Pennsylvania.

TAX PARCEL #05-042-083.

PROPERTY ADDRESS: 68 Verdant Road, Levittown, PA 19057.

IMPROVEMENTS: RESIDENTIAL REAL ESTATE.

SOLD AS THE PROPERTY OF: **RYAN M. MEISTER, SHANNON MEISTER.**

M. TROY FREEDMAN, Esquire
EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2014-08886

ALL THAT CERTAIN LOT OF LAND
SITUATE IN **TOWNSHIP OF BRISTOL**,
BUCKS COUNTY, PENNSYLVANIA:
BEING KNOWN AS 904 Newport Rd,
Bristol, PA 19007.

TAX PARCEL #5-026-192.

PROPERTY ADDRESS: 904 Newport Rd.,
Bristol, PA 19007.

IMPROVEMENTS: RESIDENTIAL HOUSE
DWELLING.

SOLD AS THE PROPERTY OF:
**LAWRENCE E. FUSARO, MICHELE J.
MARMERO.**

MARK J. UDREN, Esquire
EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2015-00119

Wells Fargo Financial Pennsylvania, Inc.
v. Alison Kabana, Vincent R. Kabana
owner(s) of property situate in the **BRISTOL
TOWNSHIP**, BUCKS County, Pennsylvania,
being 124 Red Cedar Drive, Levittown, PA
19055-1418.

TAX PARCEL #05-039-345.

PROPERTY ADDRESS: 124 Red Cedar
Drive, Levittown, PA 19055-1418.

JUDGMENT AMOUNT: \$220,726.99.

IMPROVEMENTS: RESIDENTIAL
PROPERTY.

SOLD AS THE PROPERTY OF: **ALISON
KABANA, VINCENT R. KABANA.**

PHELAN HALLINAN
EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2015-00433

ALL THAT CERTAIN lot, piece or parcel of
land, with the buildings and improvements
thereon, situate lying and being at Levittown
in the **TOWNSHIP OF BRISTOL**, County of
Bucks and Commonwealth of Pennsylvania,
shown and designated as Lot 4007-R on
Subdivision Map of Indian Creek, Levittown
Section 49, filed in the Office of the Recorder
of Deeds of Bucks County, Pennsylvania on
12/3/1953 in Plan Book 7 page 27.

TAX PARCEL #05-033-291.

PROPERTY ADDRESS: 35 Inland Road,
Levittown, PA 19057.

IMPROVEMENTS: A RESIDENTIAL
DWELLING.

SOLD AS THE PROPERTY OF: **DAVID S.
DICKSON, TANIA DICKSON.**

LEEANE O. HUGGINS, Esquire
EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2015-00509

ALL THAT CERTAIN Lot, piece or parcel
of land with the buildings and improvements
thereon, Situate, lying and being at Levittown,
in the **TOWNSHIP OF BRISTOL**, County of
Bucks and Commonwealth of Pennsylvania,
shown and designated as Lot Number 8176-
J on Subdivision Map of "Kenwood",
Levittown, Section 5-A, filed in the Office
of the Recorder of Deeds of Bucks County,
Pennsylvania, on February 17, 1956, in Plan
Book 9 page 23.

TAX PARCEL #5-75-79.

PROPERTY ADDRESS: 20 Keystone Lane,
Levittown, PA 19055.

IMPROVEMENTS: A RESIDENTIAL
DWELLING.

SOLD AS THE PROPERTY OF:
CHRISTINE FRANCES RAYMOND.

LEEANE O. HUGGINS, Esquire
EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

BUCKINGHAM TOWNSHIP

DOCKET #2013-09263

ALL THAT CERTAIN unit in the property
known, named and identified as Arbor
Point—Phase2, a condominium located in
the **TOWNSHIP OF BUCKINGHAM**,
County of Bucks and Commonwealth of
Pennsylvania.

TAX PARCEL #06-070-252-079.

PROPERTY ADDRESS: 3017 East Brighton
Street Unit #79, Furlong, PA 18925.

IMPROVEMENTS: A SINGLE FAMILY
RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF:
**SAMANTHA URBAN a/k/a SAMANTHA
L. URBAN.**

MICHAEL T. McKEEVER, Esquire
EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2013-09475

U.S. Bank National Association, as Trustee
for Wells Fargo Asset Securities Corporation,
Mortgage Pass-Through Certificates

Series 2006-2 v. Allen W. Gerace, Monica Gerace owner(s) of property situate in the **BUCKINGHAM TOWNSHIP**, BUCKS County, Pennsylvania, being 5710 Valley Stream Drive, Doylestown, PA 18901-9421. TAX PARCEL #06-041-047.

PROPERTY ADDRESS: 5710 Valley Stream Drive, Doylestown, PA 18901-9421.

JUDGMENT AMOUNT: \$897,349.72.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **ALLEN W. GERACE, MONICA GERACE.**

PHELAN HALLINAN

EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

CHALFONT BOROUGH

DOCKET #2014-01509

ALL THAT CERTAIN lot or piece of ground, SITUATE in the **BOROUGH OF CHALFONT**, County of Bucks and Commonwealth of Pennsylvania, being Lot 130 on Final Plan, Section 3A of Oxbow Meadows, by Edwin F. Faunce, Jr., Registered Professional Engineer, dated 07/01/1968 and recorded in Plan Book 65 page 39A, more fully bounded and described, as follows, to wit:

TAX PARCEL #07-005-051.

PROPERTY ADDRESS: 68 Skyline Drive, Chalfont, PA 18914.

IMPROVEMENTS: A RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **ADAM WEISBAUM.**

LEEANE O. HUGGINS, Esquire
EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2014-07735

ALL THAT CERTAIN lot or piece of ground with the buildings and improvements thereon erected, hereditaments and appurtenances, Situate in **CHALFONT BOROUGH**, County of Bucks, and Commonwealth of Pennsylvania.

TAX PARCEL #7-6-89.

PROPERTY ADDRESS: 13 North Main Street, Chalfont, PA 18914.

IMPROVEMENTS: A TWO STORY DWELLING APPROXIMATELY 90' X 231' WITH APPROXIMATELY 6 BEDROOMS, 2 FULL BATHROOMS AND GARAGE.

SOLD AS THE PROPERTY OF: **ROBERT WIPPLINGER, WALTER STUDLEY, GARY CHRISTENSEN.**

JANET L. GOLD, Esquire
EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOYLESTOWN TOWNSHIP

DOCKET #2013-08343

ALL THAT CERTAIN lot or piece of ground situate in **TOWNSHIP OF DOYLESTOWN**, County of Bucks, and Commonwealth of Pennsylvania.

TAX PARCEL #9-24-9.

PROPERTY ADDRESS: 450 Swamp Road, Doylestown, PA 18901.

IMPROVEMENTS: RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **WAYNE MIRACLE, LINDA MIRACLE.**

ROBERT W. WILLIAMS, Esquire
EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2014-03437

ALL THAT CERTAIN Unit in the property known, named and identified in the Declaration Plan referred to herein as "Chestnut Grove" Condominium, located on Lower State Road, in the **TOWNSHIP OF DOYLESTOWN**, County of Bucks, State of Pennsylvania.

TAX PARCEL #09-053-011-003.

PROPERTY ADDRESS: 11-3 Aspen Way, Doylestown, PA 18901.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **STEVEN M. LEAVENTON, JEAN L. LEAVENTON, UNITED STATES OF AMERICA.**

GREGORY JAVARDIAN, Esquire
EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2014-08675

JPMorgan Chase Bank, National Association v. Jesus Gonzalez, III a/k/a Jesus M. Gonzalez owner(s) of property situate in **DOYLESTOWN TOWNSHIP**, BUCKS County, Pennsylvania, being 8003 Birdie Lane, Doylestown, PA 18901-2875.

TAX PARCEL #09-020-202.

PROPERTY ADDRESS: 8003 Birdie Lane, Doylestown, PA 18901-2875.

JUDGMENT AMOUNT: \$257,666.21.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **JESUS GONZALEZ, III a/k/a JESUS M. GONZALEZ.**

PHELAN HALLINAN

EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DURHAM TOWNSHIP

DOCKET #2012-05195

US Bank National Association, as Trustee for Sasco Mortgage Loan Trust 2006-Wf3 v. Albert J. Harlow, Jr owner(s) of property situate in the **TOWNSHIP OF DURHAM**, BUCKS County, Pennsylvania, being 515 Summit Lane, Riegelsville, PA 18077-9732. TAX PARCEL #11-004-071.

PROPERTY ADDRESS: 515 Summit Lane, Riegelsville, PA 18077-9732.

JUDGMENT AMOUNT: \$749,642.05.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **ALBERT J. HARLOW, JR.**

PHELAN HALLINAN

EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

EAST ROCKHILL TOWNSHIP

DOCKET #2013-02510

ALL THAT CERTAIN messuage and lot or piece of ground, together with the dwelling now thereon erected, situate in **EAST ROCKHILL TOWNSHIP**, Bucks County, Pennsylvania, known as 2057 Buck Run Road, designated as Lot No. 1 on final plan of Subdivision made for Robert S. Damerjian and Jesse A. Shahbox by Urwiler and Walter, Inc., Registered Professional Engineers and Surveyors, dated June 11, 1976, last revised July 13, 1978 and recorded in plan Book 171, page 29, bounded and described as follows, to wit:

TAX PARCEL #12-006-034-004.

PROPERTY ADDRESS: 2057 Buck Run Road, Quakertown, PA 18951.

IMPROVEMENTS: A RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **DANIEL BALL.**

LEEANE O. HUGGINS, Esquire

EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2014-02988

CitiMortgage, Inc. s/b/m to Abn Amro Mortgage Group, Inc. v. Melissa A. Foster

a/k/a Melissa Foster, Joseph F. Foster a/k/a Joseph Foster a/k/a Joseph F. Foster, Jr owner(s) of property situate in **EAST ROCKHILL TOWNSHIP**, BUCKS County, Pennsylvania, being 1235 North Ridge Road a/k/a 1235 Ridge Road, Perkasio, PA 18944-2249.

TAX PARCEL #12-010-001.

PROPERTY ADDRESS: 1235 North Ridge Road a/k/a 1235 Ridge Road, Perkasio, PA 18944-2249.

JUDGMENT AMOUNT: \$453,323.20.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **MELISSA A. FOSTER a/k/a MELISSA FOSTER, JOSEPH F. FOSTER a/k/a JOSEPH FOSTER a/k/a JOSEPH F. FOSTER, JR.**

PHELAN HALLINAN

EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

FALLS TOWNSHIP

DOCKET #2013-00025

ALL THAT CERTAIN LOT OR PIECE OF LAND, SITUATE IN THE **TOWNSHIP OF FALLS**, COUNTY OF BUCKS AND COMMONWEALTH OF PENNSYLVANIA.

TAX PARCEL #13-4-274.

PROPERTY ADDRESS: 209 Chelsea Road, Fairless Hills, Pennsylvania 19030.

IMPROVEMENTS: RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **BARBARA E. KITCHERMAN.**

TERRENCE J. McCABE, Esquire

EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2013-04136

JPMorgan Chase Bank, N.A. v. Marjorie L. Darcy owner(s) of property situate in the **FALLS TOWNSHIP**, BUCKS County, Pennsylvania, being 357 Berkshire Road, Fairless Hills, PA 19030-2235.

TAX PARCEL #13-007-141.

PROPERTY ADDRESS: 357 Berkshire Road, Fairless Hills, PA 19030-2235.

JUDGMENT AMOUNT: \$200,645.45.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **MARJORIE L. DARCY.**

PHELAN HALLINAN

EDWARD J. DONNELLY, Sheriff
 Sheriff's Office, Doylestown, PA

DOCKET #2013-09229

ALL THAT CERTAIN parcel and tract of land situate in the **TOWNSHIP OF FALLS**, County of Bucks and Commonwealth of Pennsylvania known as 130 Trenton Road, bounded and described according to a Final Plan for William and Irving B. Levinson, made by William S. Erwin, Registered Professional Engineer dated April 17, 1962 and recorded in Plan Book 24 page 9, and described as and Parcel No. 13-001-011.

TAX PARCEL #13-001-011.

PROPERTY ADDRESS: 130 Trenton Road, Fairless Hills, PA 19030.

IMPROVEMENTS: COMMERCIAL.

SOLD AS THE PROPERTY OF: **WALTER J. MAULE, III.**

JENNIFER HILLER NIMEROFF, Esquire
 EDWARD J. DONNELLY, Sheriff
 Sheriff's Office, Doylestown, PA

DOCKET #2014-05171

ALL THAT CERTAIN lot or piece of land with the buildings and improvements thereon SITUATE lying and being at Levittown, in the **TOWNSHIP OF FALLS** County of Bucks and Commonwealth of Pennsylvania.

TAX PARCEL #13-019-392.

PROPERTY ADDRESS: 46 Village Lane, Levittown, Pennsylvania 19054.

IMPROVEMENTS: RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **DAVID PUGH, BARBARA PUGH.**

TERRENCE J. McCABE, Esquire
 EDWARD J. DONNELLY, Sheriff
 Sheriff's Office, Doylestown, PA

DOCKET #2014-08493

ALL THAT CERTAIN lot, piece or parcel of land with the buildings and improvements thereon, situate, lying and being at Levittown in the **TOWNSHIP OF FALLS**, County of Bucks, Pa., shown and designated as Lot 2136 on Subdivision Map of Willowood, Levittown, Section 10 filed in the Office of the Recorder of Deeds of Bucks County, Pa. on 6/2/1952 in Plan Book 5 page 33.

TAX PARCEL #13-025-005.

PROPERTY ADDRESS: 194 Willow Road, Levittown, PA 19054.

IMPROVEMENTS: RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **JILL AMBROZ.**

MARTHA E. VON ROSENSTIEL, Esquire
 EDWARD J. DONNELLY, Sheriff
 Sheriff's Office, Doylestown, PA

DOCKET #2015-00503

ALL THAT CERTAIN piece, or parcel of land with the Buildings and Improvements thereon located in the **TOWNSHIP OF FALLS**, County of Bucks and Commonwealth of Pennsylvania.

TAX PARCEL #13-022-052.

PROPERTY ADDRESS: 45 Buttonwood Lane, Levittown, PA 19054.

IMPROVEMENTS: A SINGLE FAMILY RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **DOLORES A. DAVIS.**

MICHAEL T. McKEEVER, Esquire
 EDWARD J. DONNELLY, Sheriff
 Sheriff's Office, Doylestown, PA

HILLTOWN TOWNSHIP

DOCKET #2009-03492

Wells Fargo Bank, NA v. Joseph F. Slider, Charlene M. Slider owner(s) of property situate in the **TOWNSHIP OF HILLTOWN**, BUCKS County, Pennsylvania, being 30 Yarrow Court, Perkasio, PA 18944-2408.

TAX PARCEL #15-015-017-019.

PROPERTY ADDRESS: 30 Yarrow Court, Perkasio, PA 18944-2408.

JUDGMENT AMOUNT: \$377,977.65.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **JOSEPH F. SLIDER, CHARLENE M. SLIDER.**

PHELAN HALLINAN

EDWARD J. DONNELLY, Sheriff
 Sheriff's Office, Doylestown, PA

LOWER MAKEFIELD TOWNSHIP

DOCKET #2014-04062

ALL THAT CERTAIN Unit in the property known, named and identified as Spruce Mill, a Condominium, located in **LOWER MAKEFIELD TOWNSHIP**, Bucks County, Commonwealth of Pennsylvania, which has heretofore been submitted to the provisions of the Uniform Condominium Act, 68 PA. C.S.A.

3101 et seq by the recording in the Office of the Recorder of Deeds of Bucks County of a Declaration of Condominium of Spruce Mill, a Condominium, dated 8/10/1989 and recorded 8/11/1989 in Land Record Book 81 page 571, et seq. and the First Amendment thereto in Land Record Book 93 page 727 and re-recorded in Land Record Book 102 page 2059, and the Second Amendment thereto in Land Record Book 109 page 1990, and the Third Amendment thereto in Land Record TAX PARCEL #20-76-4-582.

PROPERTY ADDRESS: 7403 SPRUCE MILL DRIVE 582 a/k/a 403 SPRUCE MILL DRIVE, YARDLEY, PA 19067-7239.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **STEPHEN R. LUTZ.**

POWERS, KIRN & ASSO.

EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2014-08097

ALL THAT CERTAIN lot or parcel of ground together with improvements thereon erected thereon, situate in the **TOWNSHIP OF LOWER MAKEFIELD**, County of Bucks, Pa.

TAX PARCEL #20-080-017.

PROPERTY ADDRESS: 1702 Clydesdale Circle, Yardley, Pennsylvania 19067.

IMPROVEMENTS: RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **ROBERTA ZARKOWSKI.**

TERRENCE J. McCABE, Esquire

EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

LOWER SOUTHAMPTON TOWNSHIP

DOCKET #2012-06373

ALL THAT CERTAIN lot or piece of ground situate in **LOWER SOUTHAMPTON TOWNSHIP**, County of Bucks, and Commonwealth of Pennsylvania.

TAX PARCEL #21-7-46.

PROPERTY ADDRESS: 1026 Lindbergh Avenue, Feasterville, PA 19053.

IMPROVEMENTS: RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **JOHN M. DROBECK a/k/a JOHN MICHAEL DROBECK.**

ROBERT W. WILLIAMS, Esquire
EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2014-02550

ALL THOSE THREE CERTAIN LOTS OR PIECES OF LAND WITH THE BUILDINGS AND IMPROVEMENTS THEREON ERECTED, SITUATE IN **LOWER SOUTHAMPTON TOWNSHIP**, BUCKS COUNTY, STATE OF PENNSYLVANIA.

TAX PARCEL #21-010-272.

PROPERTY ADDRESS: 120 Third Street, Feasterville, Pennsylvania 19053.

IMPROVEMENTS: RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **CHRISTINE M. HEMPSEY, UNITED STATES OF AMERICA, C/O UNITED STATES ATTORNEY FOR THE EASTERN DISTRICT OF PENNSYLVANIA.**

TERRENCE J. McCABE, Esquire

EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2014-06095

ALL THAT CERTAIN lot or piece of land, with the buildings and improvements thereon erected, SITUATE in the **TOWNSHIP OF LOWER SOUTHAMPTON**, in the County of Bucks and Commonwealth of Pennsylvania.

TAX PARCEL #21-23-130.

PROPERTY ADDRESS: 2031 Lockwood Lane, Feasterville, PA 19053.

JUDGMENT AMOUNT: \$409,640.74.

IMPROVEMENTS: SINGLE FAMILY HOME, 2,936 SF, 2 BR 1 BA.

SOLD AS THE PROPERTY OF: **DOLORES MANCINI a/k/a DOLORES L. MANCINI, JOHN MANCINI a/k/a JOHN MARGUERITE MANCINI, DAWN ZARENKIEWICZ a/k/a DAWN M. ZARENKIEWICZ.**

THOMAS M. FEDERMAN, Esquire

EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2014-08560

ALL THAT CERTAIN lot or piece of ground with the buildings and improvements (if any) thereon erected, located in the **TOWNSHIP OF LOWER SOUTHAMPTON**, County of Bucks and Commonwealth of Pennsylvania.

TAX PARCEL #21-032-103; 21-032-104.

PROPERTY ADDRESS: 1939 Fernbrook Avenue, Feasterville, PA 19053.

IMPROVEMENTS: A SINGLE FAMILY RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **CHRISTOPHER G. LONG, NICOLE R. LONG.**

MICHAEL T. McKEEVER, Esquire
EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

MIDDLETOWN TOWNSHIP

DOCKET #2013-09077

ALL THAT CERTAIN LOT, PIECE OR PARCEL OF LAND WITH THE BUILDINGS AND IMPROVEMENTS THEREON, SITUATE, LYING AND BEING AT LEVITTOWN, IN THE **TOWNSHIP OF MIDDLETOWN**, COUNTY OF BUCKS AND COMMONWEALTH OF PENNSYLVANIA.

TAX PARCEL #22-065-207.

PROPERTY ADDRESS: 2 Quickset Road, Levittown, Pennsylvania 19057.

IMPROVEMENTS: RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **LAURA HOLZWORTH, CHARLES HOLZWORTH.**

TERRENCE J. McCABE, Esquire
EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2014-02637

OCWEN Loan Servicing, LLC v. Herb D. Newborg a/k/a Herbert David Newborg, Cynthia Newborg a/k/a Cynthia Anne Passanante owner(s) of property situate in **MIDDLETOWN TOWNSHIP**, BUCKS County, Pennsylvania, being 902 Ithan Lane, Langhorne, PA 19047-8511.

TAX PARCEL #22-085-162.

PROPERTY ADDRESS: 902 Ithan Lane, Langhorne, PA 19047-8511.

JUDGMENT AMOUNT: \$277,504.15.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **HERB D. NEWBORG a/k/a HERBERT DAVID NEWBORG, CYNTHIA NEWBORG a/k/a CYNTHIA ANNE PASSANANTE.**

PHELAN HALLINAN

EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2014-03302

ALL THAT CERTAIN lots or pieces of land located in the **TOWNSHIP OF MIDDLETOWN**, County of Bucks and Commonwealth of Pennsylvania.

TAX PARCEL #22-020-049.

PROPERTY ADDRESS: 827 Hulmeville Road, Langhorne, PA 19047.

IMPROVEMENTS: A SINGLE FAMILY RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **CHRIS CINKAJ.**

MICHAEL McKEEVER, Esquire
EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2014-04285

ALL that certain parcel of land lying and being situate in the **TOWNSHIP OF MIDDLETOWN**, County of Bucks and Commonwealth of Pennsylvania, bounded and described as follows:

BEING more fully described in a Deed dated November 1, 2007, among the land records of the County and State set forth above, in Deed Volume 6560, Page 790.

TAX PARCEL #22-060-256.

PROPERTY ADDRESS: 48 Lower Orchard Drive, Levittown, PA 19056-2724.

IMPROVEMENTS: SINGLE FAMILY DWELLING.

SOLD AS THE PROPERTY OF: **NICOLINO P. DiDONATO.**

SCOTT A. DIETTERICK, Esquire
EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2014-05396

Wells Fargo Bank, N.A. s/b/m to Wachovia Bank, N.A. v. Unknown Heirs, Successors, Assigns and All Persons, Firms or Associations Claiming Right, Title or Interest From or Under Janet M. Maar a/k/a Janet Maar, Deceased owner(s) of property situate in the **MIDDLETOWN TOWNSHIP**, BUCKS County, Pennsylvania being 148 South Hawthorne Avenue, Langhorne, PA 19047-2553.

TAX PARCEL #22-013-149.

PROPERTY ADDRESS: 148 South Hawthorne Avenue, Langhorne, PA 19047-2553.

JUDGMENT AMOUNT: \$50,581.68.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **UNKNOWN HEIRS, SUCCESSORS, ASSIGNS AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER JANET M. MAAR a/k/a JANET MAAR, DECEASED.**

PHELAN HALLINAN

EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2014-06655

U.S. Bank National Association, as Trustee for Securitized Asset Backed Receivables LLC Trust 2006-NC1, Mortgage Pass-Through Certificates, Series 2006-NC1 v. Jill M. Kohler, Michael A. Kohler owner(s) of property situate in **MIDDLETOWN TOWNSHIP**, BUCKS County, Pennsylvania being 2267 Langhorne Yardley Road, Langhorne, PA 19047-8244.

TAX PARCEL #22-031-055-002-010.

PROPERTY ADDRESS: 2267 Langhorne Yardley Road, Langhorne, PA 19047-8244.

JUDGMENT AMOUNT: \$370,859.29.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **JILL M. KOHLER, MICHAEL A. KOHLER.**

PHELAN HALLINAN

EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

MILFORD TOWNSHIP

DOCKET #2014-08153

Plaintiff: M&T Bank, also known as Manufacturers and Traders Trust Company, as assignee from Wilmington Trust FSB, a federal savings bank, successor in interest by virtue of the merger of Wilmington Trust of Pennsylvania with and into Wilmington Trust FSB v. Clymer-Rush Landis, LLC.

ADDRESS OF PROPERTY: Old Bethlehem Pike also known as Old Bethlehem Road and Pumping Station Road and West Pumping Station Road, **MILFORD TOWNSHIP**, Pennsylvania.

The above advertisement does not constitute a full legal description of the real estate. The full legal description may be found at the Office of the Sheriff of Bucks County, Pennsylvania during regular business hours.

TAX PARCEL #23-015-036; 23-015-037 and 23-015-039.

Subject to Mortgage(s): Yes, subject to mortgage lien in favor of M&T Bank recorded in Bucks County, Pennsylvania Recorder of Deeds in Land Record Book 4948, Page 1990, as Instrument No. 2006054860 (mortgage assignment recorded as Instrument Nos. 2012078174 and 2012107114).

JUDGMENT AMOUNT: \$2,241,385.31 plus accruing interest and costs.

IMPROVEMENTS: VACANT LOTS.

SOLD AS THE PROPERTY OF: **CLYMER-RUSH LANDIS, LLC.**

MICHAEL A. SULETA, Esquire
EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

MORRISVILLE BOROUGH

DOCKET #2014-05780

Newlands Asset Holding Trust Care of U.S. Bank Trust National Association v. Colin Coryell, Maria Coryell owner(s) of property situate in **MORRISVILLE BOROUGH**, BUCKS County, Pennsylvania being 625 Hamilton Boulevard, Morrisville, PA 19067-2131.

TAX PARCEL #24-002-143.

PROPERTY ADDRESS: 625 Hamilton Boulevard, Morrisville, PA 19067-2131.

JUDGMENT AMOUNT: \$333,604.99.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **COLIN CORYELL, MARIA CORYELL.**

PHELAN HALLINAN

EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2014-08682

JPMorgan Chase Bank, N.A. v. Janiece Williams owner(s) of property situate in **MORRISVILLE BOROUGH**, BUCKS County, Pennsylvania being 628 Rutland Road, Morrisville, PA 19067-7515.

TAX PARCEL #24-004-063.

PROPERTY ADDRESS: 628 Rutland Road, Morrisville, PA 19067-7515.

JUDGMENT AMOUNT: \$203,930.06.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **JANIECE WILLIAMS.**

PHELAN HALLINAN

EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

NEW BRITAIN TOWNSHIP

DOCKET #2013-02738

ALL THAT CERTAIN lot or piece of ground with the buildings and improvements thereon erected, hereditaments and appurtenances, situate in the **TOWNSHIP OF NEW BRITAIN**, County of Bucks, Commonwealth of Pennsylvania, as shown on Subdivision Plan of "The Highland" made by A. W. Martin Associates, Inc., Consulting Engineers, dated April 9, 1975 and last revised August 1, 1975 and recorded in Bucks County in Plan Book 138 Page 16-A and 16-B being known and designated as Lot Number 47 on said Plan, also known as 57 Applecross Circle, Chalfont, Pennsylvania.

TAX PARCEL #26-007-278.

PROPERTY ADDRESS: 57 Applecross Circle, Chalfont, PA 18914.

IMPROVEMENTS: A RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **CHERYLNE NEWMAN**.**LEEANE O. HUGGINS**, EsquireEDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2013-04990

ALL that certain parcel of land lying and being situate in the **TOWNSHIP OF NEW BRITAIN**, County of Bucks and Commonwealth of Pennsylvania, bounded and described as follows:

BEING more fully described in a Deed dated September 3, 2010, among the land records of the County and State set forth above, in Deed Volume 6506, Page 322.

TAX PARCEL #26-007-499.

PROPERTY ADDRESS: 108 Galway Circle, Chalfont, PA 18914.

IMPROVEMENTS: SINGLE FAMILY DWELLING.

SOLD AS THE PROPERTY OF: **MICHAEL LUTHER a/k/a MICHAEL J. LUTHER, MICHAEL McNAIR**.**SCOTT A. DIETTERICK**, EsquireEDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA**NOCKAMIXON TOWNSHIP**

DOCKET #2013-09579

U.S. Bank N.A., as Legal Title Trustee, etc. vs. Elmer R. Lewis, Jr. and Lisa R. Manwaring-Lewis a/k/a Lisa R. Lewis.

TAX PARCEL #30-015-035-001.

PROPERTY ADDRESS: 212 Beaver Run Road, Ottsville, PA 18942, **TOWNSHIP OF NOCKAMIXON**.

JUDGMENT AMOUNT: \$316,822.70.

IMPROVEMENTS: ONE (1) STORY SINGLE RESIDENTIAL DWELLING WITH FOUR (4) BEDROOMS, THREE (3) BATHS; APPROX. 2,940 TOTAL SQUARE FEET.

SOLD AS THE PROPERTY OF: **ELMER R. LEWIS, JR., LISA R. MANWARING-LEWIS a/k/a LISA R. LEWIS**.**EMMANUEL J. ARGENTIERI**, EsquireEDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA**NORTHAMPTON TOWNSHIP**

DOCKET #2011-06773

ALL THAT CERTAIN LOT OF LAND SITUATE IN **TOWNSHIP OF NORTHAMPTON**, BUCKS COUNTY, PENNSYLVANIA, BEING KNOWN AS 481 Bridgetown Pike, Langhorne, PA 19053.

TAX PARCEL #31-26-85.

PROPERTY ADDRESS: 481 Bridgetown Pike, Langhorne, PA 19053.

IMPROVEMENTS: RESIDENTIAL HOUSE DWELLING.

SOLD AS THE PROPERTY OF: **JOSEPH P. SCOTT, RENEE M. SCOTT**.**MARK J. UDREN**, EsquireEDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2013-04010

Pennymac Corp. v. David C. Kenney owner(s) of property situate in **NORTHAMPTON TOWNSHIP**, BUCKS County, Pennsylvania being 6 Lehigh Drive, Richboro, PA 18954-1928.

TAX PARCEL #31-044-151.

PROPERTY ADDRESS: 6 Lehigh Drive, Richboro, PA 18954-1928.

JUDGMENT AMOUNT: \$242,815.54.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **DAVID C. KENNEY**.**PHELAN HALLINAN**EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2013-06561

ALL THAT CERTAIN lot or piece of ground with the buildings and improvements thereon erected.

TAX PARCEL #31-063-023.

PROPERTY ADDRESS: 14 Delft Drive,
Holland, PA 18966, **NORTHAMPTON**
TOWNSHIP.

IMPROVEMENTS: A RESIDENTIAL
DWELLING.

SOLD AS THE PROPERTY OF: **THAI VU**
NGUYEN, TUYET KIM THI NGUYEN.

LEEANE O. HUGGINS, Esquire
EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2014-00640

ALL THAT CERTAIN UNIT IN THE
PROPERTY KNOWN, NAMED AND
IDENTIFIED AS CANTERBURY CROFT,
LOCATED IN **NORTHAMPTON**
TOWNSHIP, BUCKS COUNTY,
COMMONWEALTH OF PA.

TAX PARCEL #31-36-360-2-5.

PROPERTY ADDRESS: 1501 POTTERS
PLACE, HOLLAND, PA 18966.

IMPROVEMENTS: RESIDENTIAL
PROPERTY.

SOLD AS THE PROPERTY OF: **PATRICIA**
M. MANNINO.

POWERS, KIRN & ASSOCIATES

EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2014-04240

U.S. Bank National Association, as Trustee,
Successor in Interest to Bank of America,
National Association as Trustee as Successor
by Merger to Lasalle Bank National
Association as Trustee for Emc Mortgage
Loan Trust 2005-B, Mortgage Pass-Through
Certificates, Series 2005-B v. Robert B. Russo
a/k/a Robert Russo a/k/a Robert Brian Russo,
Merna L. Russo a/k/a Merna Murton a/k/a
Merna L. Murton owner(s) of property situate
in **NORTHAMPTON TOWNSHIP**, BUCKS
County, Pennsylvania being 31 East Julianna
Drive, Southampton, PA 18966-1211.

TAX PARCEL #31-008-185.

PROPERTY ADDRESS: 31 East Julianna
Drive, Southampton, PA 18966-1211.

JUDGMENT AMOUNT: \$372,102.49.

IMPROVEMENTS: RESIDENTIAL
PROPERTY.

SOLD AS THE PROPERTY OF: **ROBERT**
B. RUSSO a/k/a ROBERT RUSSO a/k/a
ROBERT BRIAN RUSSO, MERNA L.
RUSSO a/k/a MERNA MURTON a/k/a
MERNA L. MURTON.

PHELAN HALLINAN

EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

PERKASIE BOROUGH

DOCKET #2014-04193

All that certain parcel of land situated in
BOROUGH OF PERKASIE, Bucks County,
Commonwealth of Pennsylvania, being
known and designated as recorded in Book
5130, Page 490, metes and bounds property.
TAX PARCEL #33-004-014-001.

PROPERTY ADDRESS: 621 South 9th Street,
Perkasie, PA 18944.

IMPROVEMENTS: RESIDENTIAL
PROPERTY.

SOLD AS THE PROPERTY OF: **CLAUDINE**
N. ALVAREZ.

POWERS, KIRN & ASSO.

EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2014-06102

ALL THAT CERTAIN messuage and tract
of land, together with the dwelling now
therein erected, situate in **BOROUGH OF**
PERKASIE, Bucks County, and State of
Pennsylvania, known as 132 South Third
Street, bounded and described as follows, to
wit:

TAX PARCEL #33-005-227-001.

PROPERTY ADDRESS: 123 South Third
Street, Perkasie, Pennsylvania 18944.

IMPROVEMENTS: A COMMERCIAL
STRUCTURE WITH RELATED
IMPROVEMENTS.

SOLD AS THE PROPERTY OF: **WAYNE**
OULDSCOTT.

JEFFREY G. TRAUGER, Esquire

EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

PLUMSTEAD TOWNSHIP

DOCKET #2014-04695

ALL THAT CERTAIN lot or piece of ground
with the buildings and improvements thereon
erected, Hereditaments and Appurtenances,
SITUATE in the **TOWNSHIP OF**
PLUMSTEAD, County of Bucks and State
of Pennsylvania, bounded and described
according to a "Final Plan of Lots for Helen
L. Cooper", dated October 2, 1981 made by
Harris, Henry and Potter, Inc., Consulting
Engineers, and recorded in the Office for the

Recording of Deeds, in and for Bucks County, at Doylestown, Pennsylvania, in Plan Book No. 22 page 31.

COUNTY PARCEL NUMBER 34-18-65.
IMPROVEMENTS: RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **MICHAEL C. BITNEY a/k/a MICHAEL C. BITNEY-SHLAHTO.**

PHILLIP D. BERGER, Esquire
EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

QUAKERTOWN BOROUGH

DOCKET #2013-05448

Newlands Asset Holding Trust Care of U.S. Bank Trust National Association v. Jonathan Rascher a/k/a Jonathan Knight, Amity Knight owner(s) of property situate in **QUAKERTOWN BOROUGH**, BUCKS County, Pennsylvania, being 124 South 14th Street, Quakertown, PA 18951-1149.

TAX PARCEL #35-004-011-002.

PROPERTY ADDRESS: 124 South 14th Street, Quakertown, PA 18951-1149.

JUDGMENT AMOUNT: \$185,678.89.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **JONATHAN RASCHER a/k/a JONATHAN KNIGHT, AMITY KNIGHT.**

PHELAN HALLINAN

EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2014-07141

ALL THAT CERTAIN message and tract of land, together with the dwelling now therein erected, situate in **BOROUGH OF QUAKERTOWN**, Bucks County, and State of Pennsylvania, known as 1013 Brookfield Circle, bounded and described as follows, to wit:

TAX PARCEL #35-5-4-10.

PROPERTY ADDRESS: 1013 Brookfield Circle, Quakertown.

IMPROVEMENTS: A SINGLE FAMILY RESIDENTIAL DWELLING WITH RELATED IMPROVEMENTS.

SOLD AS THE PROPERTY OF: **JOSEPH GUY POLICARE, JR.**

JEFFREY G. TRAUGER, Esquire

EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

RICHLAND TOWNSHIP

DOCKET #2012-04120

ALL THAT CERTAIN LOT OR TRACT OF LAND SITUATE IN THE **TOWNSHIP OF RICHLAND**, COUNTY OF BUCKS, COMMONWEALTH OF PA.

TAX PARCEL #36-21-170.

PROPERTY ADDRESS: 1203 Cobblestone Way, Quakertown, PA 18951.

IMPROVEMENTS: A TWO STORY DWELLING APPROXIMATELY 2304 SQ. FEET LIVING AREA, 4 BEDROOMS, 2 BATH.

SOLD AS THE PROPERTY OF: **FRANCIS PROBITION, MELISSA PROBITION.**

POWERS, KIRN & ASSOCIATES

EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2012-07054

PROPERTY BEING KNOWN AS: 751 North West End Boulevard, **RICHLAND TOWNSHIP**, County of Bucks, Commonwealth of Pennsylvania.

TAX PARCEL #36-005-070.

PROPERTY ADDRESS: 751 North West End Boulevard, RICHLAND TOWNSHIP, County of Bucks, Commonwealth of Pennsylvania.

IMPROVEMENTS: ONE-STORY, RESIDENTIAL STYLE BUILDING.

SOLD AS THE PROPERTY OF: **ETHAN L. GOOD, CAROL JOY GOOD, SMALL TRUST, U/D/T DATED SEPTEMBER 3, 2010.**

JOHN F. HACKER, Esquire

EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2013-07522

Newlands Asset Holding Trust Care of U.S. Bank Trust National Association v. Brian Merrill Freed, Jr., Dolly Freed owner(s) of property situate in **RICHLAND TOWNSHIP**, BUCKS County, Pennsylvania, being 23 Mimosa Court, Quakertown, PA 18951-2759.

TAX PARCEL #36-025-064.

PROPERTY ADDRESS: 23 Mimosa Court, Quakertown, PA 18951-2759.

JUDGMENT AMOUNT: \$205,375.91.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **BRIAN MERRILL FREED, JR., DOLLY FREED.**

PHELAN HALLINAN

EDWARD J. DONNELLY, Sheriff
 Sheriff's Office, Doylestown, PA

DOCKET #2014-05527

ALL THAT CERTAIN lot or piece of ground situate in **RICHLAND TOWNSHIP**, Bucks County, Pennsylvania, described by a Plan of Subdivision made for "Quakers Green," by Urwiler and Walter, Inc., dated 06/11/1974 and last revised 12/15/1980 and recorded 12/08/1981 at Doylestown, Pennsylvania in Plan Book 312 page 12 as follows to wit:

TAX PARCEL #36-25-123.

PROPERTY ADDRESS: 99 Laurel Court, Quakertown, PA 18951.

IMPROVEMENTS: A RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **NATALE VIVIAN, MAE VIVIAN.**

LEEANE O. HUGGINS, Esquire

EDWARD J. DONNELLY, Sheriff
 Sheriff's Office, Doylestown, PA

DOCKET #2014-06251

Wells Fargo Bank, N.A. v. Ruth C. Hacker a/k/a Ruth Hacker a/k/a Ruth C. Schaefer owner(s) of property situate in the **RICHLAND TOWNSHIP**, BUCKS County, Pennsylvania, being 89 Laurel Court, Quakertown, PA 18951-2762.

TAX PARCEL #36-025-136.

PROPERTY ADDRESS: 89 Laurel Court, Quakertown, PA 18951-2762.

JUDGMENT AMOUNT: \$167,081.64.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **RUTH C. HACKER a/k/a RUTH HACKER a/k/a RUTH C. SCHAEFER.**

PHELAN HALLINAN

EDWARD J. DONNELLY, Sheriff
 Sheriff's Office, Doylestown, PA

RICHLANDTOWN BOROUGH

DOCKET #2013-09580

U.S. Bank N.A., as Legal Title Trustee, etc. vs. Dedre J. Stein. PROPERTY ADDRESS: 101 South Linda Court, Richlandtown, PA 18955. MUNICIPALITY: **BOROUGH OF RICHLANDTOWN.**

TAX PARCEL #37-001-126.

PROPERTY ADDRESS: 101 South Linda Court, Richlandtown, PA 18955.

JUDGMENT AMOUNT: \$134,107.45.

IMPROVEMENTS: TWO (2) STORY TOWNHOUSE WITH THREE (3) BEDROOMS, 1-1/2 BATHS; APPROX. 1690 SQ. FEET TOTAL LIVING SPACE.

SOLD AS THE PROPERTY OF: **DEDE J. STEIN.**

EMMANUEL J. ARGENTIERI, Esquire

EDWARD J. DONNELLY, Sheriff
 Sheriff's Office, Doylestown, PA

SPRINGFIELD TOWNSHIP

DOCKET #2013-07797-25-5

ALL THAT CERTAIN lot or piece of ground with the buildings and improvements thereon erected, situate in the **TOWNSHIP OF SPRINGFIELD**, County of Bucks and Commonwealth of Pennsylvania.

TAX PARCEL #42-009-032.

PROPERTY ADDRESS: 2192 Richlandtown Pike, Springfield Twp., Pennsylvania.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **WILLIAM E. NEIS.**

JAMES R. WOOD, Esquire

EDWARD J. DONNELLY, Sheriff
 Sheriff's Office, Doylestown, PA

DOCKET #2014-08276

ALL THAT CERTAIN tract or piece of land situate in the **TOWNSHIP OF SPRINGFIELD**, County of Bucks and State of Pennsylvania, bounded and described according to a survey and plan prepared by Kenneth J. Heller, Register Surveyor of Coopersburg, PA.

BEING KNOWN AS Lot No. 1 of Minor Subdivision for Charles Laslo recorded 3/4/02 in Plan Book 265, Page 70.

BEING KNOWN AS 2406 Route 412.

TAX PARCEL #42-7-3.

PROPERTY ADDRESS: 2406 Route 412, Hellertown, Pennsylvania.

IMPROVEMENTS: RESIDENTIAL DWELLING CONTAINING 2.325 ACRES MORE OR LESS.

SOLD AS THE PROPERTY OF: **CHARLES LASLO AND CECELIA LASLO.**

STEPHEN M. HLADIK, Esquire

EDWARD J. DONNELLY, Sheriff
 Sheriff's Office, Doylestown, PA

UPPER MAKEFIELD TOWNSHIP

DOCKET #2008-06438

ALL THAT CERTAIN lot or piece of ground situate in the **UPPER MAKEFIELD**

TOWNSHIP, Bucks County, Pennsylvania.
TAX PARCEL #47-027-026.
PROPERTY ADDRESS: 103 Bruce Road,
 Washington Crossing, Pennsylvania 18977.
IMPROVEMENTS: RESIDENTIAL
 DWELLING.
SOLD AS THE PROPERTY OF: STEVEN D.
CATALANO, RENEE CATALANO.
TERRENCE J. McCABE, Esquire
 EDWARD J. DONNELLY, Sheriff
 Sheriff's Office, Doylestown, PA

UPPER SOUTHAMPTON TOWNSHIP

DOCKET #2012-04603
 ALL THAT CERTAIN LOT OF LAND
 SITUATE IN **UPPER SOUTHAMPTON**
TOWNSHIP, BUCKS COUNTY,
 PENNSYLVANIA:
 BEING KNOWN AS 1364 Cushmore Road,
 Southampton, PA 18966.
TAX PARCEL #48-20-77.
PROPERTY ADDRESS: 1364 Cushmore
 Road, Southampton, PA 18966.
IMPROVEMENTS: RESIDENTIAL HOUSE
 DWELLING.
SOLD AS THE PROPERTY OF: RAE-ANN
M. RAVERT, WILLIAM RAVERT.
MARK J. UDREN, Esquire
 EDWARD J. DONNELLY, Sheriff
 Sheriff's Office, Doylestown, PA

DOCKET #2013-08566
 ALL THAT CERTAIN lot or piece of ground,
 situate in the **TOWNSHIP OF UPPER**
SOUTHAMPTON, County of Bucks, Pa.
TAX PARCEL #48-19-71.
PROPERTY ADDRESS: 79 Elfreth Road,
 Huntingdon Valley, Pennsylvania 19006.
IMPROVEMENTS: RESIDENTIAL
 DWELLING.
SOLD AS THE PROPERTY OF: JAMES
LOREN HAUS, JR., CATHERINE MARIE
HAUS, UNITED STATES OF AMERICA
c/o UNITED STATES ATTORNEY
FOR THE EASTERN DISTRICT OF
PENNSYLVANIA.
TERRENCE J. McCABE, Esquire
 EDWARD J. DONNELLY, Sheriff
 Sheriff's Office, Doylestown, PA

DOCKET #2014-06216
 Wells Fargo Bank, N.A. v. Kathleen Neider, in
 Her Capacity as Executrix and Devisee of The

Estate of Joan M. Ziemek a/k/a Joan Ziemek
 a/k/a Joan Mae Ziemek owner(s) of property
 situate in **UPPER SOUTHAMPTON**
TOWNSHIP, BUCKS County, Pennsylvania,
 being 703 Steamboat Station #703, a/k/a 703
 Steamboat Station, Southampton, PA 18966-
 4174.

TAX PARCEL #48-016-091-703.
PROPERTY ADDRESS: 703 Steamboat
 Station #703, a/k/a 703 Steamboat Station,
 Southampton, PA 18966-4174.
JUDGMENT AMOUNT: \$175,394.81.
IMPROVEMENTS: CONDOMINIUM UNIT.
SOLD AS THE PROPERTY OF: KATHLEEN
NEIDER, IN HER CAPACITY AS
EXECUTRIX AND DEVISEE OF THE
ESTATE OF JOAN M. ZIEMEK a/k/a
JOAN ZIEMEK a/k/a JOAN MAE
ZIEMEK.
PHELAN HALLINAN
 EDWARD J. DONNELLY, Sheriff
 Sheriff's Office, Doylestown, PA

WARMINSTER TOWNSHIP

DOCKET #2014-02999
 PHH Mortgage Corporation v. Valerie M.
 McLaughlin, in Her Capacity as Heir of Nancy
 C. Ward, Deceased, Joseph P. Ward, III, in His
 Capacity as Heir of Nancy C. Ward, Deceased,
 Unknown Heirs, Successors, Assigns and All
 Persons, Firms or Associations Claiming
 Right, Title or Interest From or Under Nancy
 C. Ward, Deceased owner(s) of property
 situate in **WARMINSTER TOWNSHIP**,
 BUCKS County, Pennsylvania, being 10206
 Centennial Station, Warminster, PA 18974-
 5461.
TAX PARCEL #49-024-041-010-206.
PROPERTY ADDRESS: 10206 Centennial
 Station, Warminster, PA 18974-5461.
JUDGMENT AMOUNT: \$117,431.35
IMPROVEMENTS: CONDOMINIUM UNIT.
SOLD AS THE PROPERTY OF: VALERIE
M. McLAUGHLIN, IN HER CAPACITY
AS HEIR OF NANCY C. WARD,
DECEASED, JOSEPH P. WARD, III, IN
HIS CAPACITY AS HEIR OF NANCY C.
WARD, DECEASED, UNKNOWN HEIRS,
SUCCESSORS, ASSIGNS AND ALL
PERSONS, FIRMS OR ASSOCIATIONS
CLAIMING RIGHT, TITLE OR
INTEREST FROM OR UNDER NANCY
C. WARD, DECEASED.

PHELAN HALLINAN

EDWARD J. DONNELLY, Sheriff
 Sheriff's Office, Doylestown, PA

DOCKET #2014-08023

ALL THAT CERTAIN LOT OR PIECE OF GROUND, SITUATE IN **TOWNSHIP OF WARMINSTER**, COUNTY OF BUCKS, AND COMMONWEALTH OF PENNSYLVANIA.

TAX PARCEL #49-026-217.

PROPERTY ADDRESS: 283 Lea Lane, Warminster, PA 18974.

IMPROVEMENTS: RESIDENTIAL REAL ESTATE.

SOLD AS THE PROPERTY OF: **MANRIQUE ALEXI ARQUETA-DIAZ a/k/a MANRIQUE A. ARQUETA-DIAZ a/k/a MANRIQUE ALEXI ARGUETA-DIAZ a/k/a MANRIQUE A. ARGUETA-DIAZ.**

M. TROY FREEDMAN, Esquire
 EDWARD J. DONNELLY, Sheriff
 Sheriff's Office, Doylestown, PA

WARWICK TOWNSHIP

DOCKET #2007-04921-31-1

Hsbc Bank USA, National Association for The Benefit of Ace Securities Corp. Home Equity Loan Trust, Series 2006-NC3, Asset Backed Pass-Through Certificates v. Richard Barone, Donna Barone a/k/a Donna L. Barone a/k/a Donna L. Evans owner(s) of property situate in **WARWICK TOWNSHIP**, BUCKS County, Pennsylvania, being 986 Gates Place, Warminster, PA 18974-1131.

TAX PARCEL #51-014-045.

PROPERTY ADDRESS: 986 Gates Place, Warminster, PA 18974-1131.

JUDGMENT AMOUNT: \$278,786.34.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **RICHARD BARONE, DONNA BARONE a/k/a DONNA L. BARONE a/k/a DONNA L. EVANS.**

PHELAN HALLINAN

EDWARD J. DONNELLY, Sheriff
 Sheriff's Office, Doylestown, PA

DOCKET #2011-07764

Pennymac Holdings, LLC f/k/a Pennymac Mortgage Investment Trust Holdings I, LLC v. D. Dexter Watson, Morgan A. Watson owner(s) of property situate in **WARWICK TOWNSHIP**, BUCKS County, Pennsylvania, being 1856 Augusta Drive, Jamison, PA 18929-1083.

TAX PARCEL #51-030-085.

PROPERTY ADDRESS: 1856 Augusta Drive, Jamison, PA 18929-1083.

JUDGMENT AMOUNT: \$647,939.74.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **D. DEXTER WATSON, MORGAN A. WATSON.**

PHELAN HALLINAN

EDWARD J. DONNELLY, Sheriff
 Sheriff's Office, Doylestown, PA

DOCKET #2014-01523

ALL THAT CERTAIN LOT OR PIECE OF GROUND, SITUATE IN THE **TOWNSHIP OF WARWICK**, COUNTY OF BUCKS AND COMMONWEALTH OF PENNSYLVANIA.

TAX PARCEL #51-020-018.

PROPERTY ADDRESS: 2126 Chapman Circle, Jamison, Pennsylvania 18929.

IMPROVEMENTS: RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **LOIS P. SCHAAF, KARL G. SCHAAF, UNITED STATES OF AMERICA.**

TERRENCE J. McCABE, Esquire

EDWARD J. DONNELLY, Sheriff
 Sheriff's Office, Doylestown, PA

TO ALL PARTIES IN INTEREST AND CLAIMANTS: A schedule of distribution will be filed by the Sheriff within 30 days of date of sale and the distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten days thereafter.

The above properties are to be sold by EDWARD J. DONNELLY, Sheriff, Doylestown, Pennsylvania.

May 21, 28; June 4

Change of Name

IN THE COURT OF COMMON
PLEAS OF BUCKS COUNTY
CIVIL ACTION – LAW
NO. 2015-02542

NOTICE IS HEREBY GIVEN THAT the Petition for the Change of Name has been filed in the above named Court, praying for a Decree to change the name(s) of **JESSICA KAREN MILROY** to **HUNTER GALLOWAY MILROY**.

The Court has fixed the 25 day of June, 2015 at 9:30 a.m. in Courtroom No. 430, Bucks County Justice Center, Doylestown, Pennsylvania, as the time and place for the hearing of said Petitioner, when and where all persons interested may appear and show cause, if any they have, why the prayer of said Petition should not be granted.

June 4

Charter Application

NOTICE IS HEREBY GIVEN THAT Articles of Incorporation have been filed with the Department of State of the Commonwealth of Pennsylvania at Harrisburg, Pennsylvania, for the purpose of obtaining a Certificate of Incorporation pursuant to the provisions of the Pennsylvania Business Corporation Law of 1988, approved December 21, 1988, P.L. 1444, No. 177, effective October 1, 1989, as amended.

Trash Daddy, Inc. has been incorporated under the provisions of the Pennsylvania Business Corporation Law of 1988, as amended.

Ernest R. Closser, III, Solicitor
Curtin & Heefner LLP
250 North Pennsylvania Avenue
Morrisville, PA 19067

June 4

Classified Ad

Solo practitioner seeks a one-room office, 150 square feet in Doylestown Boro. No staff. Please send all responses to: Bucks County Bar Association, Ad #70; P.O. Box 300, Doylestown, PA 18901.

May 28—July 2

OFFICE FOR RENT

Large Office with access to Conference Room in Legal Office Suite one block from Justice Center.

Desk, sofa, coffee table and Dedicated Parking space provided.

Utilities and Phone line included.

Please call Brad Jackman at (215) 348-1511 if interested.

May 14, 21, 28; June 4

Estate Notice

Notice is hereby given that in the estates of the decedents set forth below the Register of Wills has granted letters testamentary or of administration to the person named. All persons having claims or demands against said estates are requested to make known the same, and all person indebted to said estates are requested to make payment without delay, to the executors or administrators or their attorneys named below.

First Publication

BELLET, JOAN DIANNE, dec'd.

Late of Southampton, Bucks County, PA.
Executor: **CARL SCHMIDT**, 28
Schoolhouse Rd., Sellersville, PA 18960.

BUBECK, ALFREDA M., dec'd.

Late of Ivyland Borough, Bucks County, PA.

Executrix: **LINDA M. SCHAEFER**,
494 Springfield Drive, Southampton, PA
18966.

Attorney: **ANNE SCHEETZ DAMON**.

DOUGHERTY, MARIE J. FITZMYER
a/k/a **MARIE F. DOUGHERTY**, dec'd.

Late of the Township of Doylestown,
Bucks County, PA.

Executor: **JOSEPH A. DOUGHERTY**
c/o Steven W. Smith, Esquire, 2
Liberty Place, 50 S. 16th St., Ste. 3200,
Philadelphia, PA 19102.

Attorney: **STEVEN W. SMITH**,
Buchanan Ingersoll & Rooney, P.C., 2
Liberty Place, 50 S. 16th St., Ste. 3200,
Philadelphia, PA 19102.

GAMEL, ETHEL I., dec'd.

Late of the Township of Bristol, Bucks
County, PA.

Executrix: **JOAN LESLIE PARKS**
a/k/a **JOAN LESLIE**, 4090 Carmen Rd.,
Middleport, NY 14105.

Attorney: **DARRELL M. ZASLOW**,
Walder Zaslow, P.C., 312 One Oxford
Valley, Langhorne, PA 19047.

HOLCOMBE, MARTHA, dec'd.

Late of Doylestown, Bucks County, PA.
Executrix: **EILEEN DuBELL**, 1640
Franklynn Dr., Furlong, PA 18925.

HUTTON, ELVIRA a/k/a **VERA HUTTON**,
dec'd.

Late of Warrington, Bucks County, PA.
Executor: **GARY HUTTON**, 230 New
Rd., Southampton, PA 18966.

KOCH, ELIZABETH A., dec'd.

Late of Newtown, Bucks County, PA.
Executrix: **JANET A. KOCH HEIDE**
c/o Don Marshall, Esquire, Stuckert and
Yates, P.O. Box 70, Newtown, PA 18940.
Attorney: **DON MARSHALL**, Stuckert
and Yates, P.O. Box 70, Newtown, PA
18940.

MANN, JAMES A., dec'd.

Late of the Township of Newtown, Bucks
County, PA.
Executrix: **DORIS MANN** c/o Alice
Hart Hughes, Esquire, 27 S. State St.,
Newtown, PA 18940.
Attorney: **ALICE HART HUGHES**, 27
S. State St., Newtown, PA 18940.

MANNING, ROSE MARY T., dec'd.

Late of Penns Park, Wrightstown, Bucks
County, PA.
Executrix: **VALERIE COOLBAUGH**,
48 Hallowell Drive, P.O. Box 3, Penns
Park, PA 18943.

MOORE, ANNE E., dec'd.

Late of the Township of Lower Makefield,
Bucks County, PA.
Executor: **ALAN J. MITTELMAN**,
1635 Market St., 7th Fl., Philadelphia, PA
19103.
Attorney: **ALAN J. MITTELMAN**,
Spector Gadon & Rosen, P.C., Seven
Penn Center, 1635 Market St., 7th Fl.,
Philadelphia, PA 19103.

MUELLER, FREDERICK P., JR., dec'd.

Late of Langhorne, Upper Southampton
Township, Bucks County, PA.
Executrix: **DONNA LEE BORUTA**, 539
Melrose Ave., Southampton, PA 18966.

PANACCIO, JULIA, dec'd.

Late of Washington Crossing, Bucks
County, PA.

Co-Executors: **ELINOR ETTORRE**
and **ROBERT PANACCIO** c/o D. Keith
Brown, Esquire, Stuckert and Yates, P.O.
Box 70, Newtown, PA 18940.

Attorney: **D. KEITH BROWN**, Stuckert
and Yates, P.O. Box 70, Newtown, PA
18940.

SCHMITT, RITA T., dec'd.

Late of Bensalem, Bucks County, PA.
Executor: **MICHAEL H. SCHMITT**,
8208 Honeysuckle Road, Manassas, VA
20112.

SEARS, RAY J., JR., dec'd.

Late of Lower Southampton Township,
Bucks County, PA.
Executrix: **BEVERLY ANDERSON-SEARS**
c/o Bowen & Burns, 530 Street,
Road, P.O. Box 572, Southampton, PA
18966.
Attorney: **GERALD L. BOWEN, JR.**,
Bowen & Burns, 530 Street Road, P.O.
Box 572, Southampton, PA 18966.

THOMAS, ALEYAMMA, dec'd.

Late of the Township of Warminster,
Bucks County, PA.
Executors: **LEBU A. THOMAS**, 8
Stone Bridge Court, Langhorne, PA
19047, **LEJU V. THOMAS**, 13001
Stevens Rd., Philadelphia, PA 19116
and **LENO THOMAS**, 9967 Hardy Rd.,
Philadelphia, PA 19115.
Attorney: **KATHLEEN A. MALOLES**,
Solomon & Berschler, P.C., 522 Swede
St., Norristown, PA 19401.

WAGENHEIM, SANDRA, dec'd.

Late of the Township of Warminster,
Bucks County, PA.
Executor: **MARC WAGENHEIM** c/o
William J. Benz, Esquire, 307 Lakeside
Drive, Southampton, PA 18966.
Attorney: **WILLIAM J. BENZ**, 307
Lakeside Drive, Southampton, PA 18966.

WEHR, MARTHA A. a/k/a **MARTHA A. TURNER**, dec'd.

Late of Chalfont, Bucks County, PA.
Executor: **JOSEPH WEHR**, 4014 Joshua
Road, Lafayette Hill, PA 19444.

WILEY, J. BRADFORD a/k/a **JAMES B. WILEY**, dec'd.

Late of Plumstead Township, Bucks
County, PA.
Executor: **BRUCE R. JAROSE**, 5
Temple Avenue, Sellersville, PA 18960.

Attorney: **RONALD R. BOLIG**, Robert A. Lechowicz Law Offices, 5 Temple Avenue, Sellersville, PA 18960.

WILEY, JAMES A., dec'd.

Late of the Township of Northampton, Bucks County, PA.

Executor: **PHILLIP STEPHEN HOUSER, JR.** a/k/a **P. STEPHEN HOUSER, JR.** c/o Michael J. Saile, Esquire, Saile & Saile LLP, 403 Executive Dr., Langhorne, PA 19047.

Attorney: **MICHAEL J. SAILE**, Saile & Saile LLP, 403 Executive Dr., Langhorne, PA 19047.

Second Publication

BECK, NEWTON L., dec'd.

Late of Solebury Township, Bucks County, PA.

Executrix: **ANN VASEY BECK** c/o Richard D. Magee, Jr., Esquire, 11 Duane Road, Doylestown, PA 18901.

Attorney: **RICHARD D. MAGEE, JR.**

BENDER, HELEN V., dec'd.

Late of Sellersville, Bucks County, PA.

Executor: **STEPHEN C. BENDER**, 705 Roslyn Avenue, Glenside, PA 19038.

Attorney: **PHILIP L. GAZAN**, Gazan & John, P.C., 30 West Airy Street, Norristown, PA 19401.

BRANNAN, SYLVIA A., dec'd.

Late of Warminster Township, Bucks County, PA.

Executrix: **MARY E. MOLLER**, 1721 Triumph Way, Warrington, PA 18976.

Attorney: **JOHN S. BENSON**.

DOUGLAS, ALICE D. a/k/a **ALICE LOUISE DETTRA**, dec'd.

Late of Warrington Township, Bucks County, PA.

Executors: **SUSAN DOUGLAS PRETTYMAN**, 998 Garfield Court, Warrington, PA 18976 and **WALLACE S. DOUGLAS**, 139 Cambridge Drive, Glen Mills, PA 19342.

HANNAH, BRIDGET ANN, dec'd.

Late of Warwick Township, Bucks County, PA.

Executrix: **CAROL ANN ARDITO**, 3 McCann Drive, Ottsville, PA 18942-1767.

Attorney: **BRIAN R. KEYES**.

HEINE, MILDRED a/k/a **MILDRED E. HEINE**, dec'd.

Late of Warwick Township, Bucks County, PA.

Executrix: **MILDRED E. WIGGINS**, 902 Harrison Lane, Warwick, PA 18974.

LAVIN, KENNETH R., dec'd.

Late of Morrisville Borough, Bucks County, PA.

Administratrix: **MARGARET M. KNOX** c/o Douglas G. Thomas, Esquire, 104 N. York Rd., Hatboro, PA 19040.

Attorney: **DOUGLAS G. THOMAS**, 104 North York Road, Hatboro, PA 19040.

MacDONALD, ROBERT W., dec'd.

Late of the Township of Middletown, Bucks County, PA.

Executrix: **CATHERINE MARRIOTT** c/o Ashleigh M. Morales, Esquire, 2617 Huntingdon Pike, Huntingdon Valley, PA 19006-5125.

Attorney: **ASHLEIGH M. MORALES**, Semanoff, Ormsby, Greenberg & Torchia, LLC, 2617 Huntingdon Pike, Huntingdon Valley, PA 19006-5125.

MANDEL, WILLIAM H., dec'd.

Late of Buckingham Township, Bucks County, PA.

Executor: **ALEXANDER A. GRASSO** c/o Grim, Biehn & Thatcher, 104 South Sixth Street, P.O. Box 215, Perkasio, PA 18944-0215.

Attorney: **GREGORY E. GRIM**, Grim, Biehn & Thatcher, 104 South Sixth Street, P.O. Box 215, Perkasio, PA 18944-0215.

MATTHEWS, JOSEPH PAUL, JR. a/k/a **JOSEPH P. MATTHEWS, JR.**, dec'd.

Late of Lower Makefield, Bucks County, PA.

Administrators: **ROBERT A. MATTHEWS**, **THOMAS ERNEST MATTHEWS** and **PAULA MARIE A. MATTHEWS** c/o Harry J. Agzigian, Esquire, 2750 Trenton Road, Levittown, PA 19056.

Attorney: **HARRY J. AGZIGIAN**.

MITOS, JOHN J., dec'd.

Late of Morrisville, Bucks County, PA.

Administratrix cta: **KATHERINE G. WEISS**, P.O. Box 6157, Philadelphia, PA 19115.

MONTGOMERY, PATRICIA A. a/k/a **PATRICIA MONTGOMERY**, dec'd.

Late of Middletown Township, Bucks County, PA.

Co-Administrators: **KELLY BOTHUR** and **WILLIAM MONTGOMERY** c/o Richard C. Osterhout, Esquire, 1744

Bridgetown Pike, Feasterville, PA 19053 and **ROBERT T. MONTGOMERY, JR.** c/o Gregory C. McCarthy, Esquire, 87 North Broad Street, Doylestown, PA 18901.

Attorneys: **RICHARD C. OSTERHOUT**, 1744 Bridgetown Pike, Feasterville, PA 19053 and **GREGORY C. McCARTHY**, 87 North Broad Street, Doylestown, PA 18901.

O'CONNOR, JAMES F., dec'd.

Late of Warminster, Bucks County, PA.
Executrix: **PATRICIA A. SNYDER**, 506 Penrose Lane, Warminster, PA 18974.

PENNABAKER, BILLIE JO a/k/a **BJ PENNABAKER**, dec'd.

Late of Middletown Township, Bucks County, PA.

Executrix: **COLLEEN MARTIN**, 1589 Brownsville Road, Langhorne, PA 19047.

Attorney: **SCOTT A. PETRI**, Begley, Carlin & Mandio, LLP, 680 Middletown Blvd., Langhorne, PA 19047.

POWELL, ARTHUR A., dec'd.

Late of the Township of Lower Southampton, Bucks County, PA.

Executors: **MICHAEL POWELL** and **ELIZABETH McFADDEN** c/o Alice J. Tillger, Esquire, 271 Bethlehem Pike, Ste. 202, Colmar, PA 18915.

Attorney: **ALICE J. TILLGER**, 271 Bethlehem Pike, Ste. 202, Colmar, PA 18915.

PURDY, DOLORES M. a/k/a **GINGER PURDY**, dec'd.

Late of 99 Barclay Street, Newtown, Bucks County, PA.

Executor: **JAMES F. PURDY**, 7413 Rosewood Manor Lane, Gaithersburg, MD 20882.

RABINOWITZ, ELEANOR M., dec'd.

Late of Doylestown, Bucks County, PA.
Executrix: **GAIL L. UPSHALL**, 274 Tulip Tree Ct., Blue Bell, PA 19422.

RESHETAR, MARY ANN, dec'd.

Late of New Britain Township, Bucks County, PA.

Executrix: **DIANE SCHMELICK** c/o Steven A. Cotlar, Esquire, 23 West Court Street, Doylestown, PA 18901.

Attorney: **STEVEN A. COTLAR**, 23 West Court Street, Doylestown, PA 18901.

RIGHTER, EDMOND J. a/k/a **EDMOND J. RIGHTER, JR.**, dec'd.

Late of the Township of Bensalem, Bucks County, PA.

Executrix: **CATHERINE REPICI** c/o Karen Conn Mavros, Esquire, 2444 Huntingdon Pike, Huntingdon Valley, PA 19006.

Attorney: **KAREN CONN MAVROS**, Howland, Hess, Guinan, Torpey, Cassidy & O'Connell, LLP, 2444 Huntingdon Pike, Huntingdon Valley, PA 19006.

ROBERTS, ELEANOR a/k/a **ELEANOR M. ROBERTS**, dec'd.

Late of Haycock Township, Bucks County, PA.

Executors: **KURTIS M. ROBERTS** and **KAREN M. STUMP** c/o Grim, Biehn & Thatcher, 104 South Sixth Street, P.O. Box 215, Perkasio, PA 18944-0215.

Attorney: **DIANNE C. MAGEE**, Grim, Biehn & Thatcher, 104 South Sixth Street, P.O. Box 215, Perkasio, PA 18944-0215.

ROEDER, MYRTLE KATHRYN a/k/a **MYRTLE K. ROEDER**, dec'd.

Late of Warminster, Bucks County, PA.

Executrix: **KATHLEEN M. ROEDER**, 301 Bangor La., Lower Gwynedd, PA 19002.

SCHIAVONE, RAYMOND CHARLES a/k/a **RAYMOND SCHIAVONE** and **RAYMOND C. SCHIAVONE**, dec'd.

Late of Perkasio Borough, Bucks County, PA.

Executor: **JOHN CHARLES SCHIAVONE**, 220 E. Summit Ave., Apt. A-9, Telford, PA 18969.

Attorney: **LEE F. MAUGER**.

SHOTZ, GERALD, dec'd.

Late of Warwick, Bucks County, PA.

Executrices: **CATHY SHOTZ**, 1041 Conway Ct., Warwick, PA 18974 and **AUDREY PONZIO**, 14 Amaryllis Lane, Newtown, PA 18940.

Attorney: **JOSEPH E. SCOCCA**, Greer Scocca & Lau LLC, 525 Rt. 73 N., Ste. 309, Marlton, NJ 08053.

SINON, CHARLOTTE A., dec'd.

Late of Falls Township, Bucks County, PA.

Executors: **ELIZABETH M. WHITE**, 16130 Forest Rd., Forest, VA 24551 and **MICHAEL T. SINON**, 14 Butterfly Lane, Levittown, PA 19054.

Attorney: **LONNY S. CADES**.

SLIFKO, GEORGE, JR., dec'd.

Late of Middletown Township, Bucks County, PA.

Executrix: **AUDREY KATZ** c/o Financial Assist Inc., P.O. Box 46, Flemington, NJ 08822.

SPIRA, JOEL a/k/a **JOEL S. SPIRA,** dec'd.

Late of Springfield Township, Bucks County, PA.

Executrix: **RUTH SPIRA** c/o Maxwell E. Davison, Esquire, Davison & McCarthy, P.C., 702 Hamilton Street, Suite 300, Allentown, PA 18101.

Attorney: **MAXWELL E. DAVISON,** Davison & McCarthy, P.C., 702 Hamilton Street, Suite 300, Allentown, PA 18101.

TRUMBAUER, WILLIAM A., dec'd.

Late of Sellersville Borough, Bucks County, PA.

Executrix: **KIMBERLY LEAR** c/o Jay C. Glickman, Esquire, Rubin, Glickman, Steinberg & Gifford, 2605 N. Broad Street, P.O. Box 1277, Lansdale, PA 19446.

Attorney: **JAY C. GLICKMAN,** Rubin, Glickman, Steinberg & Gifford, 2605 N. Broad Street, P.O. Box 1277, Lansdale, PA 19446.

VADERS, S. JANE a/k/a **SARAH J. VADERS,** dec'd.

Late of the Borough of Ivyland, Bucks County, PA.

Executor: **RONALD W. KELLY** c/o Robert G. Hess, Esquire, 2444 Huntingdon Pike, Huntingdon Valley, PA 19006.

Attorney: **ROBERT G. HESS,** Howland, Hess, Guinan, Torpey, Cassidy & O'Connell, LLP, 2444 Huntingdon Pike, Huntingdon Valley, PA 19006.

WILSON, LESTER JOSEPH, dec'd.

Late of Southampton, Bucks County, PA.

Administratrix: **LINDA J. TUS,** 10 Charter Circle, Ivyland, PA 18974.

YERGER, ANNA M., dec'd.

Late of W. Rockhill Township, Bucks County, PA.

Executrix: **LOIS J. REIM,** 482 Cowpath Road, Telford, PA 18969.

Attorney: **R. KURTZ HOLLOWAY,** 635 E. High Street, POB 657, Pottstown, PA 19464.

*Third and Final Publication***AMBROSE, CATHERINE V.** a/k/a **CATHERINE VIRGINIA AMBROSE,** dec'd.

Late of the Township of Bensalem, Bucks County, PA.

Executor: **ROBERT AMBROSE** c/o William J. Benz, Esquire, 307 Lakeside Drive, Southampton, PA 18966.

Attorney: **WILLIAM J. BENZ,** 307 Lakeside Drive, Southampton, PA 18966.

BARNHART, MIRIAM C., dec'd.

Late of Bedminster Township, Bucks County, PA.

Executrix: **LINDA L. McCONNELL,** 265 Lake Anna Dr., Bumpass, VA 23024.

BECKER, MARY M. a/k/a **MARY MARGARET BECKER,** dec'd.

Late of Levittown, Bucks County, PA.

Executrix: **MADELINE M. GALINAT** a/k/a **MADELINE GALINAT** c/o Edward Benoff, Esquire, 5 Neshaminy Interplex, Suite 205, Trevose, PA 19053.

Attorney: **EDWARD BENOFF,** 5 Neshaminy Interplex, Suite 205, Trevose, PA 19053.

BLAKE, GERTRUDE D., dec'd.

Late of Southampton Township, Bucks County, PA.

Executrix: **KATHERINE MARRIOTT,** 48 S. Main Street, Lambertville, NJ 08530.

Attorney: **SCOTT A. PETRI,** Begley, Carlin & Mandio, LLP, 680 Middletown Blvd., Langhorne, PA 19047.

DiBIASE, JOAN E., dec'd.

Late of the Township of Upper Southampton, Bucks County, PA.

Executor: **CHRISTOPHER M. DiBIASE** c/o William J. Benz, Esquire, 307 Lakeside Drive, Southampton, PA 18966.

Attorney: **WILLIAM J. BENZ,** 307 Lakeside Drive, Southampton, PA 18966.

DIVER, ARLENE, dec'd.

Late of the Township of Warwick, Bucks County, PA.

Executor: **SEAN M. DIVER** c/o Leonard L. Shober, Esquire, 308 N. Main St., Ste. 400, Chalfont, PA 18914.

Attorney: **LEONARD L. SHOBER,** Shober & Rock, P.C., 308 N. Main St., Ste. 400, Chalfont, PA 18914.

DIVER, CHARLES J., JR. a/k/a CHARLES DIVER, dec'd.

Late of the Township of Warwick, Bucks County, PA.

Executor: **SEAN M. DIVER** c/o Leonard L. Shober, Esquire, 308 N. Main St., Ste. 400, Chalfont, PA 18914.

Attorney: **LEONARD L. SHOBER**, Shober & Rock, P.C., 308 N. Main St., Ste. 400, Chalfont, PA 18914.

EWING, KENNETH E., dec'd.

Late of the Township of Lower Southampton, Bucks County, PA.

Executrix: **CAROLYN M. POTTER** a/k/a **CAROL M. POTTER** c/o Peter E. Bort, Esquire, 1260 Valley Forge Rd., P.O. Box 311, Valley Forge, PA 19481.

Attorney: **PETER E. BORT**, Bort Law, 1260 Valley Forge Rd., P.O. Box 311, Valley Forge, PA 19481.

GOURLEY, JUDY C., dec'd.

Late of Trumbauersville, Milford Twp., Bucks County, PA.

Executor: **GLENN J. GOURLEY**, P.O. Box 178, Trumbauersville, PA 18970.

HALLGREN, LYNDAL., dec'd.

Late of the Township of Warrington, Bucks County, PA.

Executor: **KARL D. HALLGREN** c/o Leonard L. Shober, Esquire, 308 N. Main St., Ste. 400, Chalfont, PA 18914.

Attorney: **LEONARD L. SHOBER**, Shober & Rock, P.C., 308 N. Main St., Ste. 400, Chalfont, PA 18914.

HELMS, DORIS Z., dec'd.

Late of Warminster, Bucks County, PA.

Executrix: **KAREN O'KEEFE**, 31 Curry Lane, Horsham, PA 19044.

HOOVEN, HOWARD G., dec'd.

Late of Doylestown Township, Bucks County, PA.

Co-Executrices: **MARIE C. JAMES** and **BARBARA H. GILLIGAN** c/o Brian R. Price & Associates, Pinehill Professional Center, 140 East Butler Avenue, Chalfont, PA 18914.

Attorney: **JOHN T. ORT**, Brian R. Price & Associates, Pinehill Professional Center, 140 East Butler Avenue, Chalfont, PA 18914.

KRUPNICK, MARVIN, dec'd.

Late of Falls Township, Bucks County, PA.

Executor: **BARRY J. ABRAMOWITZ**, 36 Phillips Ave., Lawrenceville, NJ 08648.

LASKY, MARIAM, dec'd.

Late of the Township of Middletown, Bucks County, PA.

Executors: **LOREN LASKY**, 6 Forrest Central Dr., Titusville, NJ 08560 and **CAREN LASKY**, 20 White Pine Dr., Medford, NJ 08055.

Attorney: **PATRICIA U. HERST**, Goldstein & Herst, 601 Ewing St., Ste. B-9, Princeton, NJ 08540.

LAVAN, JOHN V., JR., dec'd.

Late of Morrisville Borough, Bucks County, PA.

Executor: **JEFFREY V. PHILLIPS**, 143 Hedgerow Drive, Morrisville, PA 19067.

Attorney: **JOY DICKSTEIN**.

LEONE, GEORGE J. a/k/a GEORGE LEONE, SR., dec'd.

Late of Bensalem, Bucks County, PA.

Executor: **GEORGE J. LEONE, JR.**, 1628 W. Ritner St., Philadelphia, PA 19145.

MacPHEE, MALCOLM J., dec'd.

Late of Holland, Northampton Township, Bucks County, PA.

Executor: **DONALD J. MacPHEE**, 157 Cameron Drive, Holland, PA 18966.

MAKAR, JAROSLAW a/k/a JERRY MAKAR, dec'd.

Late of the Township of Bensalem, Bucks County, PA.

Administrator: **WASYL MAKAR** c/o Nicholas D. Maxymuik, Esquire, 521 Kenwood Rd., Drexel Hill, PA 19026.

Attorney: **NICHOLAS D. MAXYMUİK**, 521 Kenwood Rd., Drexel Hill, PA 19026.

MANES, PAUL, dec'd.

Late of the Township of Bristol, Bucks County, PA.

Executors: **PAUL F. MANES** and **PAULA COYLE** c/o Thomas M. Guinan, Esquire, 2444 Huntingdon Pike, Huntingdon Valley, PA 19006.

Attorney: **THOMAS M. GUINAN**, Howland, Hess, Guinan, Torpey, Cassidy & O'Connell, LLP, 2444 Huntingdon Pike, Huntingdon Valley, PA 19006.

MAUER, WILLIAM C., dec'd.

Late of Middletown Township, Bucks County, PA.

Administratrix: **VALERIE MAUER**, 14 Steeplebush Road, Levittown, PA 19056. Attorney: **WILLIAM M. COWAN, JR.**, 402 Middletown Blvd., Suite 202, Langhorne, PA 19047.

McGORTY, SEAN F., dec'd.

Late of Bensalem Township, Bucks County, PA.

Administrator: **PATRICK J. McGORTY**, 2501 Valley View Road, Bensalem, PA 19020.

McGRAW, LOUISE H. a/k/a LOUISE HELWIG McGRAW, dec'd.

Late of Doylestown, Buckingham Township, Bucks County, PA.

Co-Executors: **THOMAS M. McGRAW** and **MAUREEN L. McGRAW** c/o Mark S. Pinnie, Esquire, Barnard, Mezzanotte, Pinnie and Seelaus, LLP, 218 West Front Street, Media, PA 19063.

Attorney: **MARK S. PINNIE**.

McKEVITT, TIMOTHY J., dec'd.

Late of Warminster Township, Bucks County, PA.

Executrix: **HELEN McKEVITT** c/o Jessica L. VanderKam, Esquire, Stuckert and Yates, 2 North State Street, P.O. Box 70, Newtown, PA 18940.

Attorney: **JESSICA L. VanderKAM**, Stuckert and Yates, 2 North State Street, P.O. Box 70, Newtown, PA 18940.

NUSKEY, GRACE E., dec'd.

Late of Southampton, Bucks County, PA. Executor: **CARL E. NUSKEY**, 2000 Cambridge Ave., Apt. 63, Wyomissing, PA 19610.

POHLE, REINER K. a/k/a REINER POHLE, dec'd.

Late of the Township of Northampton, Bucks County, PA.

Executor: **UWE POHLE** c/o Michael J. Saile, Esquire, Saile & Saile LLP, 403 Executive Dr., Langhorne, PA 19047.

Attorney: **MICHAEL J. SAILE**, Saile & Saile LLP, 403 Executive Dr., Langhorne, PA 19047.

RAFTER, FRANCES, dec'd.

Late of Plumstead Township, Bucks County, PA.

Executrix: **LORRAINE R. GRAYBILL** c/o Peter L. Reiss, Esquire, 107 E. Oakland Avenue, Doylestown, PA 18901.

Attorney: **PETER L. REISS**, Clemons, Richter & Reiss, P.C., 107 E. Oakland Avenue, Doylestown, PA 18901.

SAKOWSKI, TERESA L., dec'd.

Late of Bristol, Bucks County, PA.

Administratrix: **KATHRYN T. SAKOWSKI**, 2 Devonshire Court, Mt. Laurel, NJ 08054.

Attorney: **MORGAN E. KELLY**, 18 Kings Highway West, Haddonfield, NJ 08033.

SCHEFFEL, EDWARD J. a/k/a EDWARD SCHEFFEL, dec'd.

Late of Bristol Twp., Bucks County, PA.

Executrix: **NANCY WHITE**, 27 Rose Arbor Lane, Levittown, PA 19055.

Attorney: **RUSSELL P. SACCO**.

SCHOFIELD, HELEN K., dec'd.

Late of Warminster, Bucks County, PA.

Executor: **NEIL SCHOFIELD**, 816 Downs Rd., Glenside, PA 19038.

SMITH, HELENE M., dec'd.

Late of the Township of Warminster, Bucks County, PA.

Executrix: **CYNTHIA SILVESTRI** c/o E. Garrett Gummer, III, Esquire, 1260 Bustleton Pike, Feasterville, PA 19053.

Attorney: **E. GARRETT GUMMER, III**, Gummer Elder Law, 1260 Bustleton Pike, Feasterville, PA 19053.

VanVOSSEN, ANNA PHYLLIS a/k/a ANNA P. VanVOSSEN, dec'd.

Late of Langhorne, Bucks County, PA.

Executrix: **PATRICIA JOHNSON** c/o D. Keith Brown, Esquire, Stuckert and Yates, P.O. Box 70, Newtown, PA 18940.

Attorney: **D. KEITH BROWN**, Stuckert and Yates, P.O. Box 70, Newtown, PA 18940.

YOUNG, JAY F., JR. a/k/a JAY FREDERICK YOUNG, dec'd.

Late of the Township of Falls, Bucks County, PA.

Co-Administrators c.t.a.: **CHRISTINE LOUISE YOUNG** and **JAY AARON YOUNG**, 129 Paul Road, Morrisville, PA 19067.

Miscellaneous

IN RE: NATHAN COLE BURKE
NO. 2015-9022

TO: **MATTHEW LAMONTE a/k/a MATTHEW ALLEN LAMONTE a/k/a MATTHEW LAMONTE, JR. a/k/a MATTHEW KEYAK a/k/a MATTHEW KEYAK LAMONTE a/k/a JOHN A. ALTOPEDIA**

A Petition has been filed by the Bucks County Children and Youth Social Services Agency to Involuntarily Terminate your Parental Rights with respect to the child NATHAN COLE BURKE. A Hearing on the Petition has been fixed for 10:00 a.m., July 1, 2015 in Courtroom 260 of the Bucks County Justice Center, 100 N. Main Street, Doylestown, Pennsylvania. Should you wish to defend this Petition, you should take this Notice to your lawyer at once. If you do not have a lawyer or cannot afford one, call the Bucks County Bar Association at (215) 348-9413.

Take notice of an option that may be available to you to have Post-Adoption contact with your birth child pursuant to Act 101 of 2010. Under the law, it is possible for a written agreement for continuing contact entered into voluntarily by a birth parent, birth relative, adoptive parent(s) and children age 12 or older to be enforced by the Court. Such contact may take different forms. To consider this option you must immediately contact Marlyn Gershman-Gelb, your caseworker from the Bucks County Children and Youth Social Services Agency at (215) 348-6900.

Brad M. Jackman, Esquire

Jackman Law
Attorneys for Petitioner
107 N. Broad Street
Doylestown, PA 18901
(215) 348-1511

June 4

IN THE COURT OF COMMON PLEAS OF
BUCKS COUNTY, PENNSYLVANIA
ORPHANS' COURT DIVISION
NO. 2015-9014

INVOLUNTARY TERMINATION OF
PARENTAL RIGHTS CONCERNING
KAYDENCE LEIGH PETERSON

TO: **Amanda Cottrell**

RE: **Kaydence Leigh Peterson**

A hearing has been scheduled asking the Court to involuntarily terminate your parental rights regarding the above named child. The Court has set a hearing to consider this petition. That hearing will be held on Thursday, June 25, 2015 at 9:45 a.m., Courtroom 260, Bucks County Justice Center, Doylestown, Pennsylvania. You have a right to appear at this hearing if you so desire. However, if you do not appear, the Court will

be asked to terminate any parental rights that you might have had. You have a right to be represented at this hearing by a lawyer. If you do not have a lawyer or cannot afford one, go to or telephone the office set forth below to find out where you can get legal help:

Bucks County Lawyer Referral Service
135 E. State St.
P.O. Box 300
Doylestown, PA 18901
(215) 348-3277

Chris Little Simcox, Solicitor
We Care Legal Services, PLLC
Attys. for Petitioner
3907 Newportville Rd.
Newportville, PA 19056
(215) 788-8089

June 4

IN THE COURT OF COMMON PLEAS OF
BUCKS COUNTY, PENNSYLVANIA
ORPHANS' COURT DIVISION
NO. 2015-9014

INVOLUNTARY TERMINATION OF
PARENTAL RIGHTS CONCERNING
KAYDENCE LEIGH PETERSON
NOTICE REQUIRED BY ACT 101 OF 2010
23 Pa. C.S. §§2731-2742

TO: **AMANDA COTTRELL**

This is to inform you of an important option that may be available to you under Pennsylvania Law. Act 101 of 2010 allows for an enforceable voluntary agreement for continuing contact or communication following an adoption between an adoptive parent, a child, a birth parent and/or a birth relative of the child, if all parties agree and the voluntary agreement is approved by the court. The agreement must be signed and approved by the court to be legally binding. A birth relative is defined only as a parent, grandparent, stepparent, sibling, uncle or aunt of the child's birth family, whether the relationship is by blood, marriage or adoption. This voluntary agreement may allow you to have continuing contact or communication, including but not limited to:

Letters and/or e-mails;
Photos and/or videos;
Telephone calls and/or text messages; or
Supervised or unsupervised visits.

If you are interested in learning more about this option for a voluntary agreement,

contact the below attorney, or your attorney if you have one.

Chris Little Simcox, Solicitor
We Care Legal Services, PLLC
Attys. for Petitioner
3907 Newportville Rd.
Newportville, PA 19056
(215) 788-8089

June 4

Trust Notice

Notice is hereby given that the settlor of the revocable trust set forth below has died, and no personal representative has been appointed for said decedent's estate. All persons having claims or demand against said decedent are requested to make known the same and all persons indebted to said decedent are requested to make payment without delay to the trustee or the trustee's attorney as named below:

First Publication

THE **ROBERT L. McCLENDON**
REVOCABLE LIVING TRUST DATED
FEBRUARY 21, 2005
ROBERT L. McCLENDON, deceased
Late of the Township of Bensalem, Bucks
County, PA.
Trustee: **WILLIAM D. McCLENDON**,
4575 Magnolia Ave., Trevoese, PA 19053.
Attorney: **RENATA T. PABISZ**, Dorian,
Goldstein, Wisniewski & Orchinik, P.C.,
Neshaminy Valley Commons, 2410
Bristol Rd., Bensalem, PA 19020.

Third and Final Publication

TRUST OF **SOPHIE F. ALBRIGHT**
Late of Bristol, Bucks County, PA.
Trustees: **SONYA FRANCESCANGELI**,
THOMAS GEORGE ALBRIGHT and
JOHN FRANK ALBRIGHT, 29 Inwood
Road, Levittown, PA 19057.
Attorney: **ANN R. LEVIN, JD**, 1021 W.
8th Avenue, King of Prussia, PA 19406.