

NOTICES

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**CHANGE OF NAME NOTICE
IN THE COURT OF COMMON PLEAS
CHESTER COUNTY, PENNSYLVANIA
CIVIL ACTION - LAW
NO. 2015-02435-NC**

NOTICE IS HEREBY GIVEN that the name change petition of **JIHAD ABDALLAH** a minor, by his natural mother Faraenti Athoumane Ibrahim, was filed in the above-named court and will be heard on April 27, 2015 at 9:30 AM, in Courtroom 3 at the Chester County Justice Center, 201 West Market Street, West Chester, Pennsylvania.

Date of filing the Petition: March 27, 2015

Name to be changed from: **JIHAD ABDALLAH** to: **JAED ABDALLAH**

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. 214-07641**

NOTICE IS HEREBY GIVEN that the name change petition of **MICHAEL CHAE**, a minor, by his natural mother, Wonhee Park, was filed in the above-named court and will be heard on April 27, 2015 at 9:30 AM in Courtroom 3 at the Chester County Justice Center, 201 West Market Street, West Chester, Pennsylvania.

Name to be changed from: **MICHAEL CHAE** to: **MICHAEL JIHOON PARK**

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

Angela Montgomery-Budd, Atty. for Petitioner
28 S. Darlington St.

West Chester, PA 19382

610.692.4608

**CHANGE OF NAME NOTICE
IN THE COURT OF COMMON PLEAS
CHESTER COUNTY, PENNSYLVANIA
CIVIL ACTION - LAW
NO. 15-02646**

NOTICE IS HEREBY GIVEN that the name change petition of **Beverly Jill Gaillard** was filed in the above-named court and will be heard on June 22, 2015 at 9:30 AM, in Courtroom 3 at the Chester County Justice Center, 201 West Market Street, West Chester, Pennsylvania.

Date of filing the Petition: March 27, 2015

Name to be changed from: **Beverly Jill Gaillard** to: **Jill Gaillard Wynn**

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 have been filed with the Pennsylvania Department of State to form a non-profit corporation under the name “**Northern Chester County Fire Chiefs Association**”, under the provisions of the Pennsylvania Non-Profit Corporation Law of 1988, as amended. The purpose of the corporation is to promote fire prevention and firefighting safety among members, and to further charitable and educational purposes within the meaning of Section 501 (c)(3) of the Internal Revenue Code of 1986 including, for such purposes, the making of distributions to organizations that qualify as exempt organizations thereunder.

UNRUH, TURNER, BURKE & FREES,
Solicitors

P.O. Box 515

West Chester, PA 19381-0515

CORPORATION NOTICE

NOTICE IS HEREBY GIVEN THAT Articles of Incorporation were filed for **Tree Top Builders, Inc.** with the Department of State of the Commonwealth of Pennsylvania, in Harrisburg, Pennsylvania, on January 6, 2004, pursuant to provisions of the Pennsylvania Business Corporation Law of 1988, as amended. GAWTHROP GREENWOOD, PC, Solicitors

17 E. Gay St., Ste. 100

West Chester, PA 19380

CORPORATION NOTICE

NOTICE IS HEREBY GIVEN THAT Articles of Incorporation were filed for **Treehouse Supplies, Inc.** with the Department of State of the Commonwealth of Pennsylvania, in Harrisburg, Pennsylvania, on September 14, 2009, pursuant to provisions of the Pennsylvania Business Corporation Law of 1988, as amended. GAWTHROP GREENWOOD, PC, Solicitors

17 E. Gay St., Ste. 100

West Chester, PA 19380

CORPORATION NOTICE

NOTICE IS HEREBY GIVEN THAT Articles of Incorporation were filed for **Treehouse World, Inc.** with the Department of State of the Commonwealth of Pennsylvania, in Harrisburg, Pennsylvania, on March 23, 2015, pursuant to provisions of the Pennsylvania Business Corporation Law of 1988, as amended.

GAWTHROP GREENWOOD, PC, Solicitors

17 E. Gay St., Ste. 100

West Chester, PA 19380

DISSOLUTION NOTICE

NOTICE IS HEREBY GIVEN that J. P. McElvenny Co., Inc., a Pennsylvania business corporation with its registered office located at 503 Lancaster Avenue, Frazer, Pennsylvania 19355, is now engaged in winding up and settling the affairs of the corporation. The corporation will be filing Articles of Dissolution with the Commonwealth of Pennsylvania at Harrisburg, Pennsylvania, so that its corporate existence shall be ended by issuance of a Certificate of Dissolution by the Department of State under the provisions of the Business Corporation Law of 1988 (as amended). LATSHA DAVIS & MCKENNA, P.C. 1700 Bent Creek Boulevard, Suite 140 Mechanicsburg, PA 17050

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

AMATO, Mafalda, late of Valley Township, Chester County, Pennsylvania. Marie A. Lentz and John F. Amato, Sr., care of ROBERT S. SUPPLEE, Esquire, 329 S. High St., West Chester, PA 19382-3336 Administrators. ROBERT S. SUPPLEE, Esquire, Robert S. Supplee, P.C., 329 S. High St., West Chester, PA 19382-3336, atty.

AUSTIN, Isabel D., late of Tredyffrin. Catherine Paski, 311 Tapestry Circle, Exton, 19341 and Elizabeth Disciascio, 536 E. St. Andrews Drive, Media, PA 19063 Executrices.

BRANSFORD, Stephen T., a/k/a Stephen Thomas Bransford, late of Downingtown, Downingtown Borough. Lori A. Buchanan, 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.

CALLAHAN, Lorraine F., late of the Township of Easttown, Chester County, PA. Laura Besecker, c/o MICHAEL C. MCBRATNIE, Esq., P.O. Box 673, Exton, PA 19341 Executrix. MICHAEL C. MCBRATNIE, Esquire, Fox Rothschild, LLP, P.O. Box 673, Exton, PA 19341, atty.

COLE, Roger W., late of Oxford Borough. Robert S. Cole, 1900 Hickory Hill Road, Chadds Ford, PA, 19317 Executor. JAMES C. KOVALESKI, Esquire, O'Donnell, Weiss & Mattei, P.C., 41 East High St., Pottstown, PA 19464-5426, atty.

DARGAY, George P., Late of the Township of West Goshen, Chester County, PA. Eileen T. Dargay, c/o JOSEPH E. LASTOWKA, JR., Esq., 108 Chesley Dr., Media, PA 19063-1712. Executrix JOSEPH E. LASTOWKA, JR., Esquire, Abbott Lastowska & Overholt, LLP, The Madison Building, 108 Chesley Dr., Media, PA 19063-1712.

DeFREES, Jesse a/k/a Jesse John Defrees, Late of the Township of New London, Chester County, PA. Charlene M. Defrees, care of JOSEPH P. CONNOR, III, Esq., 171 W. Lancaster Ave., Ste. 100, Paoli, PA 19301-1775, Executrix. JOSEPH P. CONNOR, III, Esq., Connor, Weber & Oberlies, P.C., 171 W. Lancaster Ave., Ste. 100, Paoli, PA 19301-1775, atty.

DIENER, Florence G., late of West Chester, East Goshen Township. Gail L. Toner, 606 Wexford Avenue, Downingtown, PA 19335 Executrix. DAVID P. GRAU, Esquire, 911 Easton Rd., P.O. Box 209, Willow Grove, PA 19090, atty.

FABIAN, John F., late of Honey Brook. John F. Fabian a/k/a John F. Fabian, Jr. 1451 Old Ridge Road, Pottstown, PA 19465 and Cynthia A. Johnson, 446 Prospect Avenue, West Berlin, NJ 08091 Executurs. ALLAN B. GREENWOOD, Esquire, Siana, Bellwoar & McAndrew, LLP, 941 Pottstown Pike, Suite 200, Chester Springs, PA 19425, atty.

FLINN, Sally M., a/k/a Sarah Mair Flinn, late of Kennett Square, PA. Robert B. Flinn, 903 Sills Mill Road, Kennett Square, PA 19348 Executor. WILLIAM B. DU PONT JR., Esquire, 15 Center Meeting Road, Wilmington, DE 19807, atty.

HILL, John Ronald, a/k/a John R. Hill, late of East Coventry Township, Chester County, Pennsylvania. Ruth Hill, 1056 School House Road, Pottstown, PA 19465 Administratrix. REBECCA A. HOBBS, Esquire, O'Donnell, Weiss & Mattei, P.C., 41 East High St., Pottstown, PA 19464 5426, atty.

HOLM, Maryanna Ward, late of West Grove, Chester County.. Megan Wolfe, care of EARL K. RIGLER, JR., Esquire, 128 E. State St., Kennett Square, PA 19348 Executrix. EARL K. RIGLER, JR., Esquire, Rigler & D'Amico, LLC, 128 E. State St., Kennett Square, PA 19348, atty.

KAUFFMAN, Joel Mervin, late of Chester County. Frances H. Pane, care of AMY W. SOSNOV, Esquire, 540 Sweede St., Norristown, PA 19401 Executor. AMY W. SOSNOV, Esquire, Sosnov and Sosnov, 540 Sweede St., Norristown, PA 19401, atty.

KELLY, Suzanne, late of North Coventry Township, County of Chester, PA. Gary Scott, care of JESSICA R. GRATER, Esquire, P. O. Box 444, Pottstown, PA 19464 Executor. JESSICA R. GRATER, Esquire, Wolf, Baldwin & Assoc., P. O. Box 444, Pottstown, PA 19464, atty.

LASKY, Burton S., late of Kennett Township. Michael Lasky, care of NEIL W. HEAD, Esquire, 218 W. Miner Street, West Chester, PA 19382 Executor. NEIL W. HEAD, Esquire, Klein, Head & Head, LLP, 218 W. Miner Street, West Chester, PA 19382, atty.

LUDMAN, Charlotte Marie, a/k/a Charlotte M. Ludman, late of Oxford. Patricia Ann Alvanitakis, 1420 Flint Hill Rd., Landenberg, PA 19350, Executrix.

MAHAN, James C., a/k/a James C. Mahan, Jr., late of West Goshen Township. Brenda A. Mahan, 1225 E. Strasburg Rd., West Chester, 19380 Executrix. **ROBERT J. BRESLIN, JR.**, Esquire, 3305 Edgmont Ave., Brookhaven, PA 19015, atty.

MAONE, Stephen F., late of Pottstown, North Coventry Township. Joann M. Laudadio, 2129 St. Peters Rd., Pottstown, 19465 Executrix. **H. CHARLES MARKOFSKI**, Esquire, Markofski Law Offices, 1258 East Philadelphia Ave., P. O. Box 369, Gilbertsville, PA 19525, atty.

MORTON, Byron P., a/k/a Phil, late of Township of West Brandywine. Michael P. Morton, Esquire, 3704 Kennett Pike, Suite 200, Greenville, DE 19807 Executor. **MICHAEL P. MORTON**, Esquire, Michael P. Morton, P.A., 3704 Kennett Pike, Suite 200, Greenville, DE 19807, atty.

NETHING, Walter, late of West Whiteland Township. Ursula M. Beren, care of **WILLIAM L. MCLAUGHLIN, JR.**, Esquire, 34 Darby Road, P O Box 494, Paoli, PA 19301-0494 Executrix. **WILLIAM L. MCLAUGHLIN, JR.**, Esquire, 34 Darby Road, P O Box 494, Paoli, PA 19301-0494, atty.

ORTLIP, Earl M., late of Wallace Township. Judy Stephens, 650 Marshall Rd., Glenmoore, PA 19343 and Selma Wells, 528 W. Broad St., New Holland, PA 17557 Executrices. **KATHLEEN K. GOOD**, Esquire, Keen Keen & Good, 3460 Lincoln Highway, Thorndale, PA 19372, atty.

PARKS, Regina K., late of Honey Brook Township. David S. Craig, care of **STEPEN P. LAGOY**, Esquire, 17 West Gay St., PO Box 515, West Chester, PA 19381 Executor. **STEPHEN P. LAGOY**, Esquire, Unruh, Turner, Burke & Frees, P.C., 17 West Gay St., PO Box 515, West Chester, PA 19381, atty.

PESTROCK, Helen, a/k/a Helen O. Pestrock, late of East Coventry Township, Chester County, Pennsylvania. Nancy Harding, care of **JACK F. WOLF**, Esquire, P. O. Box 444, Pottstown, PA 19464 Executrix. **JACK F. WOLF**, Esquire, Wolf, Baldwin & Assoc., P. O. Box 444, Pottstown, PA 19464, atty.

PIERI, Louis H., late of Coatesville, PA. Debra A. Pieri, 850 Reeceville Rd., Coatesville, PA 19320 Executrix.

PLANT JR., Albert Samuel, late of Coatesville. Alison L. Plant, 118 Wendy Cirle, Coatesville, PA 19382 Executrix. **MARK J. PONTZER**, Esquire, 969 West Miner Street, West Chester, PA 19382, atty.

SERIO, Barbara L., late of Willistown Township. Jill M. Lauricella, care of **ANDREW H. DOHAN**, Esquire, 460 E. King Road, Malvern, PA 19355 Executrix. **ANDREW H. DOHAN**, Esquire, Lentz, Cantor & Massey, Ltd., 460 E. King Road, Malvern, PA 19355, atty.

SINQUETT JR., Carroll E, late of East Goshen. Cynthia Bortle, 1325 Greenhill Rd, West Chester, PA 19380 Executrix.

SPERA, Joseph, late of Spring City, PA. Lucy Hodgson aka Lucy Ann Curtis, care of **MICHELLE C. BERK**, Esquire, 400 Maryland Drive, Suite 200, Fort Washington, PA 19034 Executrix. **MICHELLE C. BERK**, Esquire, Law Offices of Michelle C. Berk, P.C., 400 Maryland Drive, Suite 200, Fort Washington, PA 19034, atty.

VETTOREL, Cathryn A., late of Uwchlan. Laura L. Vettorel, 973 Marshall Drive, Pottstown, PA 19465 Administratrix.

2nd Publication

ADAM, Helen H., late of the Township of Wallace. Arlene Gail Adam, care of **WILLIAM B. COOPER, III**, Esquire, P. O. Box 673, Exton, PA 19341 Executrix. **WILLIAM B. COOPER, III**, Esquire, Fox Rothschild LLP, P. O. Box 673, Exton, PA 19341, atty.

BUGLIO, Michael D., late of West Goshen Township. Eugene J. Buglio, care of **KEVIN J. RYAN**, Esquire, 220 W. Gay St., West Chester, PA 19380-2917 Executor. **KEVIN J. RYAN**, ESQUIRE, Esquire, Ryan Morton & Imms LLC, 220 W. Gay St., West Chester, PA 19380-2917, atty.

DEVLIN, Joseph V., late of Uwchlan Township. Thomas J. Carson, 2428 Aquaduct Drive, Bedford, TX 76022 Executor. **DAVID A. MEGAY**, Esquire, O'Donnell, Weiss & Mattei, P.C., 41 East High St., Pottstown, PA 19464-5426, atty.

FLOCCO, Frances M., late of the Township of Easttown, Chester County, PA. **MARYMAR-GARET FRANCENE MOODY**, care of **EDWARD A. FOX**, Esquire, 808 Bethlehem Pike, Rear, Erdenheim, PA 19038 Executrix. **EDWARD A. FOX**, Esquire, 808 Bethlehem Pike, Rear, Erdenheim, PA 19038, atty.

GIANNOTTA, Elva K., late of Honey Brook Township. **Donald R. Kurtz**, P.O. Box 212, 5295 Mine Road, Gap, PA 17527 Executor. **LINDA KLING**, Esquire, **Kling & Fanning, LLP**, 131 West Main Street, New Holland, PA 17557, atty.

GREENWOOD, Elizabeth Annah, a/k/a Betty Ann Greenwood, late of Tredyffrin. Beth Greenwood, care of **CYNTHIA DENGLER**, Esquire, 43 East Marshall St., Norristown, PA 19401 Executor. **CYNTHIA DENGLER**, Esquire, **Murphy & Dengler**, 43 East Marshall St., Norristown, PA 19401, atty.

JONES, Susan E., a/k/a Susan Elizabeth Jones, late of East Coventry Township. **Craig R. Jones**, 4960 St. Croix Lane, #413, Naples, FL 34109 Executor. **GREGORY W. PHILIPS**, Esquire, **Yergey.Daylor.Allebach.Scheffey.Picardi**, 1129 E. High St., P. O. Box 776, Pottstown, PA 19464-0776, atty.

MARTELLI, Anthony J, late of Kennett Square. **Ernest P. Martelli**, 131 Magnolia St, Kennett Square, PA 19348 Executor.

MCDONALD, Majorie R., late of Westtown Township. **James Howard McDonald**, 700 Southern Drive, West Chester, PA 19380 Executor. **LAWRENCE E. WOOD**, Esquire, **Parke, Barnes, Spangler, Oeste & Wood**, 126 W. Miner St., West Chester, PA 19382-3281, atty.

MOLINO, Guiseppe, late of Malvern. **Francesco Molino**, care of **GARRETT C SPANGLER**, Esquire, 20 S Valley Rd St. 100, Paoli, PA 19301 Executor. **GARRETT C SPANGLER**, Esquire, **The Erb Law Firm PC**, 20 S Valley Rd St. 100, Paoli, PA 19301, atty.

OHANIAN, Alice, late of West Chester. **John Ohanian**, 113 West Hilltop Road, West Chester PA 19382, Executor.

QUAID, Michael C., a/k/a Michael Chevelier Quaid, late of West Brandywine Township. **Michael S. Quaid** and **Todd Ciemniecki**, care of **DAVID B. PUDLIN**, Esquire, One Logan Square, 27th Fl., Philadelphia, PA 19103-6933 Executors. **DAVID B. PUDLIN**, Esquire, **Hangley Aronchick Segal Pudlin & Schiller**, One Logan Square, 27th Fl., Philadelphia, PA 19103-6933, atty.

REGENER, Mary J., late of City of Coatesville. **Charles Murray Harris, III**, 143 Elkview Rd., West Grove, PA 19390 Executor. **WILLIAM T. KEEN**, Esquire, **Keen Keen & Good**, 3460 Lincoln Highway, Thorndale, PA 19372, atty.

SAUERS, Francis John, late of West Goshen, Chester County, PA.. **Jennifer Lea Longbottom**, care of **D. SELAINE KEATON**, Esquire, 21 W. Front St., P. O. Box 1970, Media, PA 19063 Executrix. **D. SELAINE KEATON**, Esquire, 21 W. Front St., P. O. Box 1970, Media, PA 19063, atty.

SMITH, Lucie G., late of Honey Brook Township. **Carolyn Ann Weston**, care of **STEPHANIE A. HENRICK**, Esquire, 40 E. Airy St., P. O. Box 671, Norristown, PA 19404-0671 Administratrix. **C.T.A. STEPHANIE A. HENRICK**, Esquire, **High Swartz LLP**, 40 E. Airy St., P. O. Box 671, Norristown, PA 19404-0671, atty.

STAUFFER, Muriel E., late of Penn Township. **Peter Edwards Fontaine**, care of **DONALD B. LYNN, JR.**, Esquire, P. O. Box 384, Kennett Square, PA 19348 Executor. **DONALD B. LYNN, JR.**, Esquire, **Larmore Scarlett LLP**, P. O. Box 384, Kennett Square, PA 19348, atty.

VIGORITA, Alfred, late of East Bradford Township. **Robert E. McNally**, care of **PETER E. BORT**, Esquire, 1260 Valley Forge Rd., Ste. 104, P. O. Box 311, Valley Forge, PA 19481 Executor. **PETER E. BORT**, Esquire, **Bort Law**, 1260 Valley Forge Rd., Ste. 104, P. O. Box 311, Valley Forge, PA 19481, atty.

WALL, Irma, a/k/a Irma E. Wall, late of East Vincent Township. **Sharon Mann**, 1018 Sunhigh Drive, West Chester, PA 19380 and **Susan Mijka**, 306 Brownback Church Road, Spring City, PA 19475 Executrices. **LEE F. MAUGHER**, Esquire, **Mauger & Meter**, 240 King Street, P.O. Box 698, Pottstown, PA 19464, atty.

WILLIAMS, Hersel Leon, late of East Pikeland Township, Chester County, Pennsylvania. Corlissie Simpson, care of WILLIAM B. COOPER, III, Esquire, P. O. Box 673, Exton, PA 19341 Executrix. WILLIAM B. COOPER, III, Esquire, Fox Rothschild LLP, P. O. Box 673, Exton, PA 19341, atty.

WOODBURN, Coleman, late of West Sadsbury Township. Robert Owens, 2052 W. Strasburg Road, Coatesville, PA 19320 Administrator. TIMOTHY H. KNAUER, Esquire, 218 W. Miner Street, West Chester, PA 19382, atty.

3rd Publication

BROWN, Melvin Lee, late of Westtown Township. Stephen W. Brown, care of STANLEY E. LUONGO, JR., Esquire, 213-215 West Miner Street, West Chester, PA 19382 Administrator. STANLEY E. LUONGO, JR., Esquire, Luongo Bellwoar LLP, 213-215 West Miner Street, West Chester, PA 19382, atty.

BROWN, Floyd, late of Honey Brook. Ivan Shomer, care of EUGENE H. GILLIN, Esquire, 123 South Broad Street, Suite 2102, Philadelphia, PA 19109-1090, Executor. EUGENE H. GILLIN, Esquire, Harkins and Harkins, 123 South Broad Street, Suite 2102, Philadelphia, PA 19109-1090, atty.

BROWN, Marian N., late of the Township of Easttown, Chester County, PA. Sandra B. Brown, care of CAROL R. LIVINGOOD, Esquire, 130 W. Lancaster Avenue, P.O. Box 191, Wayne, PA 19087-0191 Executrix. CAROL R. LIVINGOOD, Esquire, Davis Bennett Spiess & Livingood, LLC, 130 W. Lancaster Avenue, P.O. Box 191, Wayne, PA 19087-0191, atty.

CAGE, Edward, late of East Nantmeal Township. Charles Fillman, care of W. MARSHALL PEARSON, Esquire, 311 EXTON COMMONS, EXTON, PA 19341-2450, Executor. W. MARSHALL PEARSON, Esquire, 311 EXTON COMMONS, EXTON, PA 19341-2450, atty.

CASHMAN, Daniel V., late of the Township of Schuylkill, Chester County, PA. Donna L. Cashman, care of JOHN A. GAGLIARDI, Esquire, 101 E. Evans St., Walnut Bldg., Ste. A., West Chester, PA 19380-2600 Executrix. JOHN A. GAGLIARDI, Esquire, Wetzel, Gagliardi & Fetter, LLC, 101 E. Evans St., Walnut Bldg., Ste. A., West Chester, PA 19380-2600, atty.

COHEN, Lillian A., late of the Borough of West Chester, Chester County, PA. Marcy Barth, care of MILTON D. ABOWITZ, Esquire, 1420 Walnut St., Ste. 1012, Philadelphia, PA 19102 Executrix. MILTON D. ABOWITZ, Esquire, 1420 Walnut St., Ste. 1012, Philadelphia, PA 19102, atty.

HARDY, Mildred J., a/k/a Mildred J. Johnson Hardy, late of the Township of West Whiteland, Chester County, PA. Stacey I. Coles, care of JENNIFER W. LEVY-TATUM, Esquire, 803 W. Market St., West Chester, PA 19382 Executrix. JENNIFER W. LEVY-TATUM, Esquire, Binder & CannoLLC, 803 W. Market St., West Chester, PA 19382, atty.

IRONS, JR., Ernest E., late of Downingtown. Beverly Ann Webb, care of NEIL W. HEAD, Esquire, 218 W. Miner Street, West Chester, PA 19382 Executrix. NEIL W. HEAD, Esquire, Klein, Head & Head, LLP, 218 W. Miner Street, West Chester, PA 19382, atty.

JAMES, Bernard J., a/k/a Bernard James, late of the Township of East Caln, Chester County, PA. Diane J. Bosak, care of ROBERT B. SHOE-MAKER, JR., Esquire, 1800 E. Lancaster Ave., Paoli, PA 19301 Executrix. ROBERT B. SHOE-MAKER, JR., Esquire, 1800 E. Lancaster Ave., Paoli, PA 19301, atty.

LEE, Patricia L., late of the Borough of Phoenixville, Chester County, PA. John F. McKenna, 17 W. Miner Street, P. O. Box 660, West Chester, PA 19382 Administrator, C.T.A., JOHN F. MCKENNA, Esquire, MacElree Harvey, Ltd., 17 W. Miner Street, P. O. Box 660, West Chester, PA 19382, atty.

PAISLEY, Vernon Brice, late of Landenberg, Chester County, Pennsylvania. Julianne Corley, care of MICHAEL R. PERNA, Esquire, 610 Millers Hill, P. O. Box 96, Kennett Square, PA 19348 Executrix. MICHAEL R. PERNA, Esquire, 610 Millers Hill, P. O. Box 96, Kennett Square, PA 19348, atty.

PAPPAS, Peter G., a/k/a Peter George Pappas, late of East Vincent Township. Jeannie Pappas, care of KEVIN HOLLERAN, Esquire, 17 E. Gay Street, Suite 100, P O Box 562, West Chester, PA 19381-0562 Executrix. KEVIN HOLLERAN, Esquire, Gawthrop Greenwood, PC, 17 E. Gay Street, Suite 100, P O Box 562, West Chester, PA 19381-0562, atty.

PEACOCK, Barbara A., late of the Township of Uwchlan, Chester County, PA. Lillian Taliercio, care of SEAMUS M. LAVIN, Esquire, 101 E. Evans St., Walnut Bldg., Ste. A., West Chester, PA 19380-2600 Executrix. SEAMUS M. LAVIN, Esquire, Wetzel, Gagliardi & Fetter, LLC, 101 E. Evans St., Walnut Bldg., Ste. A., West Chester, PA 19380-2600, atty.

PODZIOMEK, Carmen, a/k/a Carmen A. Podziomek, late of Uwchlan. George S. Podziomek, 376 Devon Drive, Exton, PA 19341 Executor. DANTE W. RENZULLI, JR., Esquire, 120 John Robert Thomas Drive, Exton, PA 19341, atty.

SANTOS, Richard., late of the Township of Uwchlan, Chester County, PA. Mary Kay Bergan, care of KARA A. KLAIBER, Esquire, 130 W. Lancaster Ave., P.O. Box 191, Wayne, PA 19087-0191 Executrix. KARA A. KLAIBER, Esquire, Davis Bennett Spiess & Livingood LLC, 130 W. Lancaster Ave., P.O. Box 191, Wayne, PA 19087-0191, atty.

SATMARY, Eugene M., late of East Pikeland Township, Chester County, Pennsylvania. Barbara Trill, care of DOUGLAS L. KAUNE, Esquire, 120 Gay Street, P. O. Box 289, Phoenixville, PA 19460 Executrix. DOUGLAS L. KAUNE, Esquire, Unruh, Turner, Burke & Frees, P.C., 120 Gay Street, P. O. Box 289, Phoenixville, PA 19460, atty.

SULLIVAN, Adele K., late of the Township of Willistown, Chester County, PA. Robert Ward Sullivan and Cleo Natalie K. Sullivan, care of ALISSA B. GORMAN, Esquire, 30 Cassatt Ave., Berwyn, PA 19312 Executors. ALISSA B. GORMAN, Esquire, McAndrews Law Offices, P.C., 30 Cassatt Ave., Berwyn, PA 19312, atty.

TAYLOR, Dorothy J., a/k/a Dorothy Jane Taylor, late of the Township of Schuylkill, Chester County, PA. Kathe Taylor and Richard D. Taylor, care of MARK A. GIAMPIETRO, Esquire, P. O. Box 267, Phoenixville, PA 19460-0267 Executors. MARK A. GIAMPIETRO, Esquire, P. O. Box 267, Phoenixville, PA 19460-0267, atty.

TREGO, Joseph W., a/k/a Joseph Winfield Trego, late of Glenmoore. Michael J. Trego, 1881 Creek Road, Glenmoore, PA 19343 and Darryl C. Trego, 61 Bearview Lane, Thompsontown, PA 17094 Executors. JERRY L. JOHNSON, Esquire, P. O. Box 218, 114 W. Lancaster Avenue, Downingtown, PA 19335, atty.

TYSON, JR., Chester C., a/k/a Chester C. Tyson, late of Caln Township. Peter R. Tyson, 26 Woosamonsa Rd., Pennington, NJ 08534 Executor. WILLIAM T. KEEN, Esquire, Keen Keen & Good, 3460 Lincoln Highway, Thorndale, PA 19372, atty.

WEDEEN, Robert S., late of Highland Township. Kathleen M. Wedeen, care of HARRY W. FARMER, JR., Esquire, P. O. Box 118, Oxford, PA 19363 Executor. HARRY W. FARMER, JR., Esquire, P. O. Box 118, Oxford, PA 19363, atty.

WILEY, JR., Herbert H., late of the Township of West Goshen, Chester County, PA. Steven P. Wiley, 1524 Walton Dr., Downingtown, 19335 Executor.

WYLIE, Beatrice B, a/k/a Beatrice Browne Wylie, late of Kennett Square. Irene Rodgers, 32 Turner Court, Princeton, NJ 08540 Executrix.

ZURLO, Michalina Leona, late of West Chester, PA. Nancy Cross, care of THOMAS P. MCCABE, Esquire, 442 North High Street, West Chester, PA 19380, Administratrix. C.T.A. THOMAS P. MCCABE, Esquire, 442 North High Street, West Chester, PA 19380, 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.

The West Chester Therapy Group, with its principal place of business at 222 North Walnut Street, Suite LL, West Chester, Pennsylvania 19380. The application has been (or will be) filed on: 3/25/2015. The name(s) and address(es) of the individual(s) or entity(ies) owning or interested in said business: Caitlyn Carraciolo, Caitlyn Carraciolo MFT LLC, 222 North Walnut Street, Suite LL, West Chester, PA 19380 and Jennifer Chaiken, Jennifer Chaiken MFT LLC, 222 North Walnut Street, Suite LL, West Chester, PA 19380.

Residential Kendal at Longwood, with its principal place of business at 1109 East Baltimore Pike, Kennett Square, PA 19348. The application has been (or will be) filed on: February 17, 2015. The name(s) and address(es) of the individual(s) or entity(ies) owning or interested in said business: n/a,
LATSHA DAVIS & MCKENNA, P.C.,
Solicitors
1700 Bent Creek Boulevard, Suite 140
Mechanicsburg, PA 17050-1870

Residential Crosslands, with its principal place of business at 1660 East Street Road, Kennett Square, PA 19348. The application has been (or will be) filed on: February 17, 2015. The name(s) and address(es) of the individual(s) or entity(ies) owning or interested in said business: n/a,
LATSHA DAVIS & MCKENNA, P.C.,
Solicitors
1700 Bent Creek Boulevard, Suite 140
Mechanicsburg, PA 17050-1870

CORPORATION NOTICE

NOTICE is hereby given that Application For Registration of Fictitious Name have been filed with the Department of State of the Commonwealth of Pennsylvania at Harrisburg, Pennsylvania, for the purpose of obtaining a Application For Registration of Fictitious Name pursuant to the provisions of the Business Corporation Law of 1988, 15 Pa. C.S. Section 1101.

The Fictitious Name of the corporation is:
Loewen Windows Center.

Application for Registration of Fictitious Name was filed on March 17, 2015.

The purpose or purposes for which it was organized are: The corporation 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 West Market Street
West Chester, PA 19382

Chester County
Court of Common Pleas
Number: 14-10101

Notice of Action in Mortgage Foreclosure

Quicken Loans Inc., Plaintiff v. Brian Boggs, Known Surviving Heir of Clarissa M. Boggs a/k/a Clarissa F. Boggs, Deceased Mortgagor and Real Owner, Gerald J. Boggs, Known Surviving Heir of Clarissa M. Boggs a/k/a Clarissa F. Boggs, Deceased
Mortgagor and Real Owner, Letitia M. Durnell, Known Surviving Heir of Clarissa M. Boggs a/k/a Clarissa F. Boggs, Deceased
Mortgagor and Real Owner, Mark O. Boggs, Known Surviving Heir of Clarissa M. Boggs a/k/a Clarissa F. Boggs, Deceased
Mortgagor and Real Owner, Michael W. Boggs, Known Surviving Heir of Clarissa M. Boggs a/k/a Clarissa F. Boggs, Deceased
Mortgagor and Real Owner, Mitchell A. Boggs a/k/a Mitchell Anthony Boggs, Known Surviving Heir of Clarissa M. Boggs a/k/a Clarissa F. Boggs, Deceased
Mortgagor and Real Owner, Wayne D. Boggs, Jr., Known Surviving Heir of Clarissa M. Boggs a/k/a Clarissa F. Boggs, Deceased
Mortgagor and Real Owner and Unknown Surviving Heirs of Clarissa M. Boggs a/k/a Clarissa F. Boggs, Deceased
Mortgagor and Real Owner, Defendants

TO: Unknown Surviving Heirs of Clarissa M. Boggs a/k/a Clarissa F. Boggs, Deceased Mortgagor and Real Owner.

Premises subject to foreclosure: 217 Whiteland Avenue, Downingtown, Pennsylvania 19335.

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 W. Gay Street, P.O. Box 3191, West Chester, Pennsylvania 19381, (610) 429-1500.

McCabe, Weisberg & Conway, P.C., Attorneys for Plaintiff, 123 S. Broad St., Ste. 1400, Philadelphia., PA 19109, 215-790-1010

IN THE COURT OF COMMON PLEAS
OF CHESTER COUNTY
CIVIL DIVISION
NO. 12-06710
NOTICE OF ACTION IN MORTGAGE FORECLOSURE

Wells Fargo Bank, National Association, as Trustee for Asset backed Funding Corporation Asset-Backed Certificates, Series 2007-NC1, c/o Ocwen Loan Servicing, LLC, Plaintiff vs. Richard Legree, Last Record Owner, Rashion A. Legree-Garrett, Known Heir of Richard Legree, Rajon Legree, Known Heir of Richard Legree, Dana Cannon, Known Heir of Richard Legree, Dayshona Myers, Known Heir of Richard Legree, Sharicthie Myers, Known Heir of Richard Legree, Carletta Legree, Known Heir of Richard Legree, Rashia Myers, Known Heir of Richard Legree, Taneen Legree, Known Heir of Richard Legree, Sharae Legree, Known Heir of Richard Legree, Tyrone Legree, Known Heir of Richard Legree, India Legree, Known Heir of Richard Legree and Unknown Heirs, Successors, Assigns and all Persons, Firms or Associations Claiming Right, Title or Interest from or Under Richard Legree, Last Record Owner, Defendants

TO: Unknown Heirs, Successors, Assigns and all Persons, Firms or Associations Claiming Right, Title or Interest from or Under Richard Legree, Last Record Owner, Defendant(s), whose last known addresses are 230 Harlan Dr., Coatesville, PA 19320; 2118 16th Way N., Bessemer, AL 35020; P.O. Box 732, Downingtown, PA 19335; 4405 Union Deposit Rd., Apt. B, Harrisburg, PA 17110; 214 Loomis Ave., Coatesville, PA 19320; 1121 E. Lincoln Hwy., #3, Coatesville, PA 19320; 106 S. Bridge St., Christiana, PA 17509; 463 Main St., #23, Atglen, PA 19310; 926 Charles St., Coatesville, PA 19320 and 208 Jonathan Dr., Coatesville, PA 19320.

AMENDED COMPLAINT IN MORTGAGE FORECLOSURE

You are hereby notified that Plaintiff, Wells Fargo Bank, National Association, as Trustee for Asset Backed Funding Corporation Asset-backed Certificates, Series 2007-NC1, c/o Ocwen Loan Servicing, LLC, has filed an Amended Mortgage Foreclosure Complaint endorsed with a Notice to Defend, against you in the Court of Common Pleas of Chester County, Pennsylvania, docketed to 12-06710, wherein Plaintiff seeks to foreclose on the mortgage secured on your property located at 230 Harlan Dr., Coatesville, PA 19320, whereupon your property would be sold by the Sheriff of Chester County.

NOTICE

YOU HAVE BEEN SUED IN COURT. If you wish to defend against the claims set forth in the notice above, 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 THE 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.

Chester County Lawyer Referral Service, Chester County Bar Assoc., 15 W. Gay St., 2nd Fl., West Chester, PA 19381, 610.429.1500.

Udren Law Offices, P.C., Attys. For Plaintiff, 111 Woodcrest Rd., Ste. 200, Cherry Hill, NJ 08003, 856.669.5400.

MILSTEAD & ASSOCIATES, LLC
BY: Robert W. Williams, Esquire
ID No. 315501
1 E. Stow Road Marlton, NJ 08053
(856) 482-1400
Attorney for Plaintiff
File Number: 8.26772

NationsCredit Financial Services Corporation

Plaintiff,
vs.

Lydia B. Shelton f/k/a Lydia Bacon

Defendant

**COURT OF COMMON PLEAS
CHESTER COUNTY**

No.: 14-05669

**NOTICE OF SHERIFF'S SALE
OF REAL PROPERTY PURSUANT
TO P.A.R.C.P.3129**

TAKE NOTICE:

Your house (real estate) at 113 Leary Road, West Caln Township, PA 19344, is scheduled to be sold at sheriff's sale on **May 21, 2015 at 11:00 am** in the Chester County Justice Center, 201 West Market Street, West Chester, PA 19380 to enforce the Court Judgment of \$175,176.37 obtained by NationsCredit Financial Services Corporation.

NOTICE OF OWNER'S RIGHTS

YOU MAY BE ABLE TO PREVENT THIS SHERIFF'S SALE

To prevent this Sheriff's Sale you must take immediate action:

1. The Sale will be cancelled if you pay to Milstead & Associates LLC, Attorney for Plaintiff, back payments, late charges, costs and reasonable attorney's fees due. To find out how much you must pay, you may call 856-482-1400.

2. You may be able to stop the Sale by filing a petition asking the court to strike or open the Judgment, if the Judgment was improperly entered. You may also ask the Court to postpone the Sale for good cause.

3. You may also be able to stop the Sale through other legal proceedings. You may need an attorney to assert your rights. The sooner you contact one, the more chance you will have of stopping the Sale.

YOU MAY STILL BE ABLE TO SAVE YOUR PROPERTY AND YOU HAVE OTHER RIGHTS EVEN IF THE SHERIFF'S SALE DOES TAKE PLACE.

1. If the Sheriff's Sale is not stopped, your property will be sold to the highest bidder. You may find out the bid price by calling Milstead & Associates at 856-482-1400.

2. You may be able to petition the Court to set aside the Sale if the bid price was grossly inadequate compared to the market value of your property.

3. The Sale will go through only if the Buyer pays the Sheriff the full amount due on the Sale. To find out if this has happened, you may call Milstead and Associates at 856-482-1400.

4. If the amount due from the Buyer is not paid to the Sheriff, you will remain the owner of the property as if the Sale never happened.

5. You have a right to remain in the property until the full amount due is paid to the Sheriff and the Sheriff gives a Deed to the Buyer. At that time, the Buyer may bring legal proceedings to evict you.

6. You may be entitled to a share of the money which was paid for your house. A Schedule of distribution of the money bid for your house will be filed by the Sheriff on a date specified by the Sheriff not later than thirty days after the sale. This schedule will state who will be receiving that money. The money will be paid out in accordance with this schedule unless exceptions (reasons why the proposed distribution is wrong) are filed with the Sheriff within ten (10) days after.

7. You may also have other rights and defenses, or ways of getting your house back, if you act immediately after the Sale.

YOU SHOULD TAKE THIS PAPER TO YOU LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER OR CANNOT AFFORD ONE, GO TO, OR TELEPHONE, THE OFFICE LISTED BELOW TO FIND OUT WHERE YOU CAN GET LEGAL HELP.

Lawyer Referral Service Chester County Bar Association
15 West Gay Street, 2nd Floor West Chester, PA 19381-3191
610-429-1500

2nd Publication

**IN THE COURT OF COMMON PLEAS OF
CHESTER COUNTY, PENNSYLVANIA
ORPHANS' COURT DIVISION**

IN RE: C.N.G.C.
Case Number: AD-15-0003

TO: Dennis Garcia

Petitions have been filed by Chester County Department of Children, Youth and Families asking the Orphans' Court to put an end to all rights you and Carrie Gay Church have to a male minor child, C.N.G.C. (d.o.b. 7/24/11), and to show cause why the parental rights to this child should not be terminated involuntarily. The Court has awarded Citations on these Petitions for Involuntary Termination of Parental Rights.

The Court has set a Call of the List for Monday, May 11, 2015, at 9:00 o'clock A.M., Honorable John L. Hall in Court Room No. 5, Chester County Justice Center, 201 West Market Street, West Chester, Pennsylvania, to determine which day your case will be heard, and to show cause, if any you have, why the relief sought in the Petition should not be granted. You or your lawyer should be present at the Call of the List to find out the specific date that your case will be heard.

If neither you nor your lawyer appears for the Call of the List, you may not find out when your hearing will be.

You are warned that even if you fail to appear at the scheduled hearing, the hearing will go on without you and your rights to this child may be ended by the court without your being present. You have a right to be represented at the hearing by a lawyer. You should take this paper to your lawyer at once. If you do not have a lawyer or cannot afford one, go to or telephone the Lawyer Reference Service, Chester County Bar Association, 15 West Gay Street, West Chester, PA 19380, Telephone No. (610) 429-1500 to find out where you can get legal help.

You have an important option that may be available to you under Pennsylvania Law. Act 101 of 2010 permits the adoptive parents, child, birth parents and/or relatives to enter into a voluntary Post-Adoption Contact Agreement for continuing contact or communication following a child's adoption. Contact Chester County Department of Children, Youth, 601 Westtown Road, St. 310, PO Box 2747, West Chester, PA 19380-0990 or phone 610-344-5800.

Lawrence J. Persick, Esq.
Attorney for Chester County
Department of Children, Youth and Families

2nd Publication

**IN THE COURT OF COMMON PLEAS OF
CHESTER COUNTY, PENNSYLVANIA
ORPHANS' COURT DIVISION**

IN RE: S.M.C.
Case Number: AD-15-0004

TO: Francisco Rodriguez

Petitions have been filed by Chester County Department of Children, Youth and Families asking the Orphans' Court to put an end to all rights you and Carrie Gay Church have to a female minor child, S.M.C. (d.o.b. 12/25/06), and to show cause why the parental rights to this child should not be terminated involuntarily. The Court has awarded Citations on these Petitions for Involuntary Termination of Parental Rights.

The Court has set a Call of the List for Monday, May 11, 2015, at 9:00 o'clock A.M., Honorable John L. Hall in Court Room No. 5, Chester County Justice Center, 201 West Market Street, West Chester, Pennsylvania, to determine which day your case will be heard, and to show cause, if any you have, why the relief sought in the Petition should not be granted. You or your lawyer should be present at the Call of the List to find out the specific date that your case will be heard.

If neither you nor your lawyer appears for the Call of the List, you may not find out when your hearing will be.

You are warned that even if you fail to appear at the scheduled hearing, the hearing will go on without you and your rights to this child may be ended by the court without your being present. You have a right to be represented at the hearing by a lawyer. You should take this paper to your lawyer at once. If you do not have a lawyer or cannot afford one, go to or telephone the Lawyer Reference Service, Chester County Bar Association, 15 West Gay Street, West Chester, PA 19380, Telephone No. (610) 429-1500 to find out where you can get legal help.

You have an important option that may be available to you under Pennsylvania Law. Act 101 of 2010 permits the adoptive parents, child, birth parents and/or relatives to enter into a voluntary Post-Adoption Contact Agreement for continuing contact or communication following a child's adoption. Contact Chester County Department of Children, Youth, 601 Westtown Road, St. 310, PO Box 2747, West Chester, PA 19380-0990 or phone 610-344-5800.

Lawrence J. Persick, Esq.
Attorney for Chester County
Department of Children, Youth and Families

2nd Publication**IN THE COURT OF COMMON PLEAS OF
CHESTER COUNTY, PENNSYLVANIA
ORPHANS' COURT DIVISION****IN RE: J.F.M.R.C.
Case Number: AD-15-0005****IN RE: J.C.M.C.
Case Number: AD-15-0006****TO:** Jose Fernand Martin Reyes, a/k/a
Jose Fernando Martin Reyes

Petitions have been filed by Chester County Department of Children, Youth and Families asking the Orphans' Court to put an end to all rights you and Carrie Gay Church have to two male minor children, J.F.M.R.C. (d.o.b. 6/29/10) and J.C.M.C. (d.o.b. 10/21/08), and to show cause why the parental rights to these children should not be terminated involuntarily. The Court has awarded Citations on these Petitions for Involuntary Termination of Parental Rights.

The Court has set a Call of the List for Monday, May 11, 2015, at 9:00 o'clock A.M., Honorable John L. Hall in Court Room No. 5, Chester County Justice Center, 201 West Market Street, West Chester, Pennsylvania, to determine which day your case will be heard, and to show cause, if any you have, why the relief sought in the Petition should not be granted. You or your lawyer should be present at the Call of the List to find out the specific date that your case will be heard.

If neither you nor your lawyer appears for the Call of the List, you may not find out when your hearing will be.

You are warned that even if you fail to appear at the scheduled hearing, the hearing will go on without you and your rights to these children may be ended by the court without your being present. You have a right to be represented at the hearing by a lawyer. You should take this paper to your lawyer at once. If you do not have a lawyer or cannot afford one, go to or telephone the Lawyer Reference Service, Chester County Bar Association, 15 West Gay Street, West Chester, PA 19380, Telephone No. (610) 429-1500 to find out where you can get legal help.

You have an important option that may be available to you under Pennsylvania Law. Act 101 of 2010 permits the adoptive parents, child, birth parents and/or relatives to enter into a voluntary Post-Adoption Contact Agreement for continuing contact or communication following a child's adoption. Contact Chester County Department of Children, Youth, 601 Westtown Road, St. 310, PO Box 2747, West Chester, PA 19380-0990 or phone 610-344-5800.

Lawrence J. Persick, Esq.
Attorney for Chester County
Department of Children, Youth and Families

2nd Publication**ESTATE NOTICE**

ESTATE OF JOSEPHINE B. VESER, late of West Goshen Township, Chester County, Pennsylvania, deceased.

Letters Testamentary on the Estate of the above named, JOSEPHINE B. VESER, deceased, having been granted to the undersigned on February 19, 2015, all persons having claims or demands against the Estate of the said decedent are requested to make known the same, and all persons indebted to the said decedent to make payment without delay to the undersigned Executrix or Counsel:

Judy V. MacRone
1017 Fairview Road
Swarthmore PA 19081

Frank W. Hayes, Esquire
Hayes & Romero
31 South High Street
West Chester, PA 19382

1st Publication

**TRUST NOTICE –
Grant of Letters Testamentary OR
Administration**

The John C. Chogich Living Trust
of December 2, 1999
Grantor, John C. Chogich,. Deceased
late of Berwyn (township/borough)

Anne S. Chogich is the Successor Trustee who request all persons having claims or demands against the Estate or Trust of the decedent to make known the same, and all persons indebted to the Estate or Trust of the decedent to make payment, without delay, to:

Anne S, Chogich, Trustee
c/o Kevin J. Ryan, Esquire
Ryan, Morton & Imms LLC
220 W. Gay Street
West Chester PA 19380-2917

IN THE COURT OF COMMON PLEAS OF CHESTER COUNTY, PENNSYLVANIA
IN RE: ARREST WARRANT PROCEDURES IN JUVENILE DELINQUENCY CASES
AND DESIGNATION OF ISSUING AUTHORITIES

ADMINISTRATIVE REGULATION NO. 2 - 2015

AND NOW, this 20th day of March, 2015, pursuant to Pennsylvania Rules of Juvenile Court Procedure Nos. 121 and 210.A, and consistent with prior Chester County Court of Common Pleas Administrative Regulation Nos. 1-2006 and 10-2010, it is hereby **ORDERED** and **DECREED** that juvenile court local rule L-210.A shall be rescinded in its entirety and replaced in its entirety by the following, also numbered juvenile court local rule L-210.A.

All magisterial district judges of Chester County (Fifteenth Judicial District) are hereby designated as issuing authorities for arrest warrants for juveniles in delinquency cases.

Applications for Chester County juvenile arrest warrants made pursuant to Pa.R.J.C.P. 210.A, with approval of an attorney for the Commonwealth pursuant to Pa.R.J.C.P.-210.B and 231.B when required, shall be submitted to the local magisterial district judge during business hours and to the "on-call" magisterial district judge after business hours.

Pursuant to Pa.R.J.C.P. Nos. 121.C, the number of this local rule is keyed to Pa.R.J.C.P. 210.A, pertaining to arrest warrant procedures in juvenile delinquency cases and designation of issuing authorities.

Effective Date

In accordance with Pa.R.J.C.P. 121.F(4), this Administrative Regulation shall become effective thirty (30) days after publication of this order in the *Pennsylvania Bulletin*.

Publication

In accordance with Pa.R.J.C.P. 121.F, G and H, the Chester County Court Administrator is hereby directed to immediately perform the following tasks:

(1) One (1) certified copy of this Administrative Regulation shall be filed with the Administrative Office of the Pennsylvania Courts;

(2) One (1) copy of this Administrative Regulation shall be published on the UJS portal at: <http://ujportal.pacourts.us/localrules/ruleselection.aspx>;

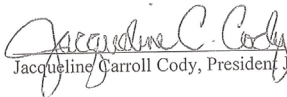
(3) Two (2) certified copies of this Administrative Regulation, a copy of this Administrative Regulation on a computer diskette, CD-ROM, or as an electronic copy that complies with the requirements of 1 Pa.Code §13.11(b)-(f), and a copy of the written notification received from the Juvenile Court Procedural Rules Committee providing that this Administrative Regulation is not inconsistent with the Pennsylvania Rules of Juvenile Court

Procedure, shall be submitted to the Legislative Reference Bureau for publication in the *Pennsylvania Bulletin*;

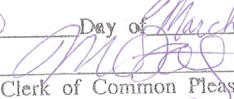
(4) One certified copy of this Administrative Regulation shall be sent to the Chester County Law Library and the Editor of the *Chester County Law Reporter* for publication;

(5) One certified copy of this Administrative Regulation shall be filed with the Chester County Clerk of Courts Office and kept continuously available by that office for public inspection and copying.

BY THE COURT:


Jacqueline Carroll Cody, President Judge


John L. Hall, Juvenile Court
Supervising Judge

Certified From The Record	
This <u>20</u>	Day of <u>March</u> 20 <u>15</u>
	
Deputy Clerk of Common Pleas Court	

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, April 16, 2015 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, May 18, 2015. 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.

CAROLYN B. WELSH, SHERIFF

3rd Publication

SALE NO. 15-4-242

Writ of Execution No. 2012-01923

DEBT \$879,927.66

ALL THAT CERTAIN lot or piece of ground situated in the Township of Tredyffrin, County of Chester, Commonwealth of Pennsylvania, bounded and described according to a Plan of Subdivision for Daniel Michie, Jr., dated March 15, 1973 and last revised March 26, 1973 and made by Henry S. Corney, Inc., division of Chester Valley Engineers, Paoli, Pennsylvania, as follows, to wit:

BEGINNING at a point in the center line of Berwyn Baptist Road, a corner of lands of Thomas M. Grant III, thence extending along said land south 76 degrees 19 minutes west 308.23 feet to a point thence extending north 7 degrees 11 minutes 35 seconds west, 231.97 feet to a point on the southwest side of a 40 feet wide driveway; thence extending along the same north 71 degrees 43 minutes east, 383.33 feet to a point on the center line of Berwyn Baptist Road aforesaid; thence extending along the same south 8 degrees 20 minutes west, 264.06 feet to a point; thence extending

along the same south 10 degrees 54 minutes east 15.61 feet to the place of beginning.

BEING Chester County Tax Parcel 43-10D-11.2

BEING the same premises which Cornerstone Financial Corporations, by Deed dated 8/5/97 and recorded in the Chester County Recorder of Deeds Office on 1/7/98 in Deed Book 4285, page 167, granted and conveyed unto Joel A. Harden.

PLAINTIFF: JPMorgan Chase Bank, National Association

VS

DEFENDANT: **JOEL A. HARDEN**

SALE ADDRESS: 430 Berwyn Baptist Road, Berwyn, PA 19312

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

SALE NO. 15-4-243

Writ of Execution No. 2013-10878

DEBT \$118,828.36

PROPERTY situate in East Brandywine Township, Chester County, Pennsylvania

BLR# 30-2N-46-23

IMPROVEMENTS thereon: residential dwelling

PLAINTIFF: HSBC Bank USA, National Association, as Trustee for Sasco 2008-Rf1

VS

DEFENDANT: **KELLE MERICLE**

SALE ADDRESS: 12 Delancey Place, Downingtown, PA 19335-1031

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

SALE NO. 15-4-244

Writ of Execution No. 2012-06320

DEBT \$350,075.42

PROPERTY situate in the Borough of Atglen, Chester County, Pennsylvania

UPI# 7-4-49

IMPROVEMENTS thereon: residential dwelling

PLAINTIFF: US Bank National Association as Trustee for Residential Asset Securities Corporation, Home Equity Mortgage Asset-Backed Pass-Through Certificates, Series 2006-Emx9

VS

DEFENDANT: **SEAN MERRITT and KRISTIN MERRITT a/k/a KRISTIN S.**

MERRITT

SALE ADDRESS: 207 Green Street,
Atglen, PA 19310-9716

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

SALE NO. 15-4-246

Writ of Execution No. 2014-06251

DEBT \$502,585.00

ALL THAT CERTAIN lot or piece of ground with the buildings & improvements thereon erected situate in the Township of East Bradford, County of Chester, PA, bounded & described according to a Final Plan of "the Wilderness" made by Ramesh C. Batta Associates, Consulting Engineers, Wilmington, DE, dated 07/20/84 & recorded as Chester County Plan #5225, as follows to wit:

BEGINNING at a point on the south-westerly side of Wilderness Road (50 feet wide) at the northwesterly corner of Lot #1, said point being measured the two following (2) courses & distances from a point on the westerly right of way line of Skelp Level Road (50 feet wide right of way); 1) along the arc of a circle curving to the left having a radius of 25 feet through arc distance of 39.852 feet to a point of tangent on the south westerly side of said Wilderness Road & 2) south 74 degrees 50 minutes 00 seconds west 188.06 feet to the said beginning point as shown on said Plan. Thence leaving said road, extending along said Lot #1 south 15 degrees 10 minutes 00 seconds, east 210.00 feet to a point at the southeasterly corner of this about to be described lot to the southwesterly corner of said lot #1 in line of land n/l Sonoco Products Co. as shown on said Plan, thence extending along the same south 74 degrees 50 minutes 00 seconds west, 208.00 feet to a point at the southeasterly corner of Lot #3 as shown on said Plan, thence extending along the same north 15 degrees 10 minutes 00 seconds west 225.82 feet to a point at the northeasterly corner of said Lot #3 on the southwesterly side of said Wilderness Road, as shown on said Plan, thence extending along the same arc of a circle curving to the left having a radius of 200.00 feet the arc distance of 80.080 feet to a point of tangent & north 74 degrees 50 minutes 00 seconds east 130.04 feet to the first mentioned point & place of beginning.

BEING Lot #2 as shown on said Plan.

TITLE to said premises vested in Donald Lammey by Deed from Abdul Mughes Chaudhri and Saima Hameed dated 11/27/2006 and recorded 12/01/2006 in the Chester County Recorder of Deeds in Book 7022, Page 897.

PLAINTIFF: Wilmington Trust, National Association, as Successor Trustee to Citibank, N.A., as Trustee for Merrill Lynch Mortgage Investors Trust, Mortgage Loan Asset-Backed Certificates, Series 2007-HE2

VS

DEFENDANT: **DONALD LAMMEY
a/k/a DONALD LAMMEY, JR.**

SALE ADDRESS: 1102 Wilderness Trail, Downingtown, PA 19335

PLAINTIFF ATTORNEY: **ROBERT
W. WILLIAMS, ESQ., 856-482-1400**

SALE NO. 15-4-247

Writ of Execution No. 2013-04963

DEBT \$308,447.63

ALL THAT CERTAIN tract, piece or parcel of land, situate in South Conventry Township, Chester County, Pennsylvania, bounded and described according to a survey made thereof by George F. Shaner, Registered Engineer, as follows, to wit:

BEGINNING at a corner of lands now or about to be conveyed to Linwood Romig, said point in the middle of the Conventry Road (33 feet wide) leading from Cedarville to Conventryville; thence along the middle of said road by other lands of Paul E. Loomis north 2 degrees 31 minutes east 31.84 feet and north 35 degrees 01 minutes east 75.26 feet to a corner of lands now or about to be conveyed to Paul E. Loomis to Robert G. Whitlatch;

THENCE along the same north 79 degrees 24 minutes west 226.64 feet to a corner of other lands of Paul E. Loomis,

THENCE along the same south 10 degrees 36 minutes west 100 feet 0 inches to a corner of lands of Linwood Romig;

THENCE along the same south 79 degrees 24 minutes east 200 feet 0 inches to a corner in the middle of the aforesaid Conventry Road and place of beginning.

BEING Parcel No: 20-3-29

BEING the same premises which William M. Swartz, Jr., and Tara L. Swartz, husband and wife by Indenture dated 10/25/2002, and recorded in the Office for Recording of Deeds, in and for the County of Chester, aforesaid, in Record Book 5478 and Page 814, granted and conveyed unto Douglas S. Clipsham and Andrea W. Clipsham, husband and wife, in fee.

BEING the same premises which Douglas S. Clipsham and Andrea W., h/w by Deed dated September 28, 2009 and recorded October 7, 2009 in the Office of the Recorder of Deeds in and

for Chester County in Deed Book 7786, Page 1045, granted and conveyed unto Scott K. Robertson

BEING known as: 3361 Coventryville Rd., Pottstown, PA 19465

PARCEL No.: 20-3-29

IMPROVEMENTS: residential property.

PLAINTIFF: SunTrust Mortgage, Inc.
VS

DEFENDANT: **SCOTT K. ROBERTSON**

SALE ADDRESS: 3361 Coventryville Rd., Pottstown, Pa 19465

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

SALE NO. 15-4-248

Writ of Execution No. 2009-10206

DEBT \$316,765.19

PROPERTY situate in the Township of East Goshen, Chester County, Pennsylvania

BLR# 53-4Q-33

IMPROVEMENTS thereon: residential dwelling

PLAINTIFF: Bayview Loan Servicing, LLC

VS

DEFENDANT: **RICHARD E. SID- DONS and MAUREEN D. SIDDONS**

SALE ADDRESS: 1533 Anne Drive, West Chester, PA 19380-6318

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

SALE NO. 15-4-249

Writ of Execution No. 2012-12928

DEBT \$319,680.25

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

BLR# 59-8-674

IMPROVEMENTS thereon: residential dwelling

PLAINTIFF: Wells Fargo Bank, N.A.

VS

DEFENDANT: **MICHELLE BOYD**

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

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

SALE NO. 15-4-250

Writ of Execution No. 2010-03304

DEBT \$188,993.02

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

BLR# 28-5-109

IMPROVEMENTS thereon: residential dwelling

PLAINTIFF: Fannie Mae ("Federal National Mortgage Association")

VS

DEFENDANT: **WILLARD H. YARNALL and AMY K. THOMPSON**

SALE ADDRESS: 995 West Kings Highway, Coatesville, PA 19320-1751

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

SALE NO. 15-4-251

Writ of Execution No. 2014-06896

DEBT \$311,012.16

ALL THAT CERTAIN piece or parcel of land situate in Franklin Township, Chester County, Commonwealth of Pennsylvania, being Lot No. 13 Carriage Run, bounded and described as follows, to wvrit:

TAX I.D. #: 72-04L-17

PLAINTIFF: LSF8 Master Participation Trust, by Caliber Home Loans, Inc.

VS

DEFENDANT: **JOSEPH L. BEITLER, JR., and KRISTI D. MIZENKO**

SALE ADDRESS: 126 Carriage Run Drive, Lincoln University, Pennsylvania 19352

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

SALE NO. 15-4-252

Writ of Execution No. 2014-00955

DEBT \$92,423.01

PROPERTY situate in the Coatesville City, Chester County, Pennsylvania

BLR# 16-2-98.2

IMPROVEMENTS thereon: residential dwelling

PLAINTIFF: CitiMortgage, Inc.

VS

DEFENDANT: **NATASHIA C. MILLER a/k/a NATASHIA MILLER f/k/a NATASHIA BOOKMAN and JOHN R. MILLER a/k/a JOHN MILLER**

SALE ADDRESS: 749 Coates Street, Coatesville, PA 19320-3322

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

SALE NO. 15-4-253

Writ of Execution No. 2013-07639

DEBT \$163,109.98

PROPERTY situate in West Nottingham Township, Chester County, Pennsylvania

BLR# 68-6-1.21

IMPROVEMENTS thereon: residential dwelling

PLAINTIFF: Wells Fargo Bank, N.A.
VS

DEFENDANT: **ANDREW J. STONE, IN HIS CAPACITY AS EXECUTOR AND DEVISEE OF THE ESTATE OF BARBARA STONE**

SALE ADDRESS: 2202 Buck Rub Drive, Nottingham, PA 19362-9107

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

SALE NO. 15-4-254

Writ of Execution No. 2013-06326

DEBT \$147,766.21

ALL THAT CERTAIN tract of ground known as Parcel "A" on a plan of property now or late of Frederick C. Breitenbach et ux situated in West Fallowfield Township, Chester County, Pennsylvania, bounded and described according to a survey made by George E. Regester, Jr. & Sons, Inc. dated November 29, 1973.

BEGINNING at a spike set in the title line of Public Road T-372 leading in the northeasterly division to T-332 and southwesterly direction to Lancaster County, said spike marking the southeasterly corner of this about to be described tract and southwesterly corner of land now or late of L. H. Schoff; thence leaving said spike of beginning and by said title line T-372, south seventy-one degrees thirty-two minutes twenty one seconds west (S. 71° 32' 21" W.) two hundred eighty-five (285) feet to a spike marking the southwesterly corner of this and southeasterly corner of land of Parcel "B" on said Plan under option to M.A. Reinhart, Jr. et ux., grantee herein; thence by said land of Parcel "B" north ten degrees fifty-six minutes two seconds west (N. 10° 56' 2" W.), three hundred fifteen and eighty one-hundredths (315.80) feet to an iron pin marking the northwesterly corner of this and set in line of land now or late of S. Q. Pepple; thence by said land now or late of Pepple north sixty-one degrees nine minutes

fourteen seconds east (N. 61° 9' 14" E.) two hundred eighty-five (285) feet to an old iron pin marking the northeasterly corner of this and northwesterly corner of said land now or late of L. H. Schoff; thence by said land south twelve degrees forty-two minutes thirty-nine seconds east (S. 12° 42' 39" E.) three hundred sixty-six and thirty one-hundredths (366.30) feet to a spike, being the first mentioned point and place of beginning.

UPI # 44-03-0002.02A

BEING known as Road #1 Box 181 a/k/a 2067 Schoff Road, Atglen, PA 19310

BEING the same premises which Helen M. Breitenbach, by Deed dated January 11, 1974 and recorded June 18, 1974 in the Office of the Recorder of Deeds in and for Chester County in Book R42 Page 328, granted and conveyed unto Maris A. Reinhart Jr. and Rebecca P. Reinhart, his wife, as tenants by the entireties. Maris A. Reinhart Jr. has since departed this life on 12/01/2011 and Rebecca P. Reinhart departed this life on 12/18/2010.

PLAINTIFF: Ocwen Loan Servicing, LLC

VS

DEFENDANT: **UNKNOWN HEIRS, DEVISEES AND EXECUTORS OF THE ESTATE OF MARIS A. REINHART**

SALE ADDRESS: Road #1 Box 181 a/k/a 2067 Schoff Road, Atglen, PA 19310

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

SALE NO. 15-4-255

Writ of Execution No. 2013-08099

DEBT \$6,701.84

PROPERTY situate in Westtown Township

TAX Parcel #67-2-220

IMPROVEMENTS: A residential dwelling

PLAINTIFF: Westtown Mews Condominium Association

VS

DEFENDANT: **THERESA ANNE SASSA**

SALE ADDRESS: 1518 Manley Road, A-21, Westtown Township, Pennsylvania 19382

PLAINTIFF ATTORNEY: **JOSEPH S. NESCIO, ESQ., 610-436-1676**

SALE NO. 15-4-256
Writ of Execution No. 2014-08656
DEBT \$247,713.84

PROPERTY situate in Coatesville City,
 Chester County, Pennsylvania
 BLR# 16-7-47

IMPROVEMENTS thereon: residential
 dwelling

PLAINTIFF: Matrix Financial Services
 Corporation
 VS

DEFENDANT: **ABDALLAH M.**
HAWA

SALE ADDRESS: 1230 East Lincoln
 Highway, Coatesville, PA 19320-3544

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

SALE NO. 15-4-257
Writ of Execution No. 2014-07250
DEBT \$99,706.27

ALL THAT CERTAIN lot or piece of
 land, hereditaments and appurtenances, situate in
 the East Ward of the Borough of Downingtown,
 County of Chester, Commonwealth of
 Pennsylvania, bounded and described as follows,
 to wit:

TAX I.D. #: 11-8-54

PLAINTIFF: Nationstar Mortgage
 LLC

VS

DEFENDANT: **WILLIAM K.**
GILCHRIST and ERIN E. GILCHRIST

SALE ADDRESS: 114 Brandywine
 Avenue, Downingtown, Pennsylvania 19335

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

SALE NO. 15-4-258
Writ of Execution No. 2014-08617
DEBT \$437,643.57

PROPERTY situate in London Grove
 Township

TAX Parcel #59-9-1.1

IMPROVEMENTS: a residential
 dwelling.

PLAINTIFF: Green Tree Servicing
 LLC

VS

DEFENDANT: **CLINTON G.**
HEFFNER and SHERRI A. SPINA

SALE ADDRESS: 100 South
 Williamson Road, Avondale, PA 19311

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

SALE NO. 15-4-259
Writ of Execution No. 2010-08542
DEBT \$323,457.43

PROPERTY situate in the New Garden
 Township, Chester County, Pennsylvania
 BLR# 60-4-378

IMPROVEMENTS thereon: residential
 dwelling

PLAINTIFF: Christiana Trust, a
 Division of Wilmington Savings Fund Society,
 FSB, not in its individual capacity but as Trustee of
 Arlp Trust 3

VS

DEFENDANT: **AJAY K. BHAN and**
CINDY BHAN a/k/a CINDY D. BHAN

SALE ADDRESS: 344 Carlisle Drive,
 Avondale, PA 19311-1439

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

SALE NO. 15-4-260
Writ of Execution No. 2014-09416
DEBT \$88,722.41

PROPERTY situate in Township of
 West Whiteland

TAX Parcel #41-5M-259

IMPROVEMENTS: a residential
 dwelling.

PLAINTIFF: JPMorgan Chase Bank,
 N.A., S/B/M Chase Home Finance LLC, S/B/M to
 Chase Manhattan Mortgage Corporation

VS

DEFENDANT: **CONSTANCE M.**
WINDSCHMITT

SALE ADDRESS: 261 Walnut Springs
 Court, Unit #261, West Whiteland Township, PA
 19380

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

SALE NO. 15-4-261
Writ of Execution No. 2013-08711
DEBT \$176,373.72

PROPERTY situate in Tredyffrin Twp
 TAX Parcel #43-9L-124

IMPROVEMENTS: a residential
 dwelling.

PLAINTIFF: The Bank of New York
 Mellon, f/k/a The Bank of New York as Trustee for
 the Certificateholders of the CWABS, Inc., Asset-

Backed Certificates, Series 2003-1

VS

DEFENDANT: **ALTHEA SIEFERT
and RICHARD SIEFERT**

SALE ADDRESS: 114 Biddle Road,
Paoli, PA 19301

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

SALE NO. 15-4-262

Writ of Execution No. 2013-02141

DEBT \$783,354.45

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

UPI# 61-5-195.20

IMPROVEMENTS thereon: residential
dwelling

PLAINTIFF: U.S. Bank, National
Association, as Trustee for the Holders of The
GSR Mortgage Loan Trust 2007-4F

VS

DEFENDANT: **PATRICK A.
GLEAN**

SALE ADDRESS: 110 Hadleys Mill
Road, a/k/a 110 Hadleys Mill Run, Kennett
Square, PA 19348-1780

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

SALE NO. 15-4-263

Writ of Execution No. 2014-04325

DEBT \$114,859.64

ALL THAT CERTAIN lot or piece of
ground, hereditaments and appurtenances, situate
in the City of Coatesville, County of Chester and
State of Pennsylvania, on which is located the
south house of a block of two brick dwelling hous-
es designated as No. 144 South Fifth Avenue,
bounded and described as follows:

BEGINNING at a point on the west
curb line of South Fifth Avenue opposite the center
of the middle dividing partition in said block of
two brick houses, and distance 368 feet south of
the south curb line of Walnut Street measuring on
the west curb line of South Fifth Avenue; thence
along the west curb line of South Fifth Avenue
southwardly 25 feet and extending westwardly
between parallel lines of that width at right angles
to the west curb line of South Fifth Avenue 150
feet to the west side of a 15 feet wide alley desig-
nated as Thompson Place.

BOUNDED on the north by land now
or late of Marcus Margolis, the north line passes

through the center of the middle dividing partition
in said block of two brick dwelling houses, on the
east by the west curb line of South Fifth Avenue,
on the south by land now or late of William
Commons, on the west by the east line of a 15 feet
wide alley designated as Thompson Place.

BEING UPI #16-6-908

BEING the same premises which
Marian D. Yudof, nka Marian D. Rogers, and
Gregory L. Rogers, husband and wife, by Deed
dated April 27, 2005 and recorded in the Chester
County Recorder of Deeds Office on May 10,
2005 in Deed Book 6487, Page 729, granted and
conveyed unto Kamel Benali.

PLAINTIFF: Nationstar Mortgage,
LLC

VS

DEFENDANT: **KAMEL BENALI**
SALE ADDRESS: 144 South 5th
Avenue, Coatesville, PA 19320

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

SALE NO. 15-4-264

Writ of Execution No. 2014-09877

DEBT \$177,773.12

PROPERTY situate in Borough of West
Grove

TAX Parcel #05-06-0039

IMPROVEMENTS: a residential
dwelling.

PLAINTIFF: PNC Bank, National
Association, Successor by Merger to National City
Mortgage, a Division of National City Bank

VS

DEFENDANT: **LAWRENCE J.
COOKE**

SALE ADDRESS: 11 Goldenrod Lane,
West Grove, PA 19390

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

SALE NO. 15-4-265

Writ of Execution No. 2014-07655

DEBT \$120,141.45

ALL THAT CERTAIN east side of a
double brick message and lot or tract of ground,
hereditaments and appurtenances, situate on the
north side of Jefferson Avenue in the East Ward of
the Borough of Downingtown, County of Chester,
and State of Pennsylvania, being No. 363 on said
Avenue, bounded and described as follows, to wit:

TAX I.D. #: 11-4-177

PLAINTIFF: HSBC Bank USA, N.A.

VS
 DEFENDANT: **DARRELL V. KNIGHT, JR.**
 SALE ADDRESS: 363 Jefferson Avenue, Downingtown, Pennsylvania 19335
 PLAINTIFF ATTORNEY: **McCABE, WEISBERG & CONWAY, P.C., 215-790-1010**

SALE NO. 15-4-266
Writ of Execution No. 2014-08496
DEBT \$129,005.97

ALL THAT CERTAIN lot of land situate in City of Coatesville, Chester County, Pennsylvania

TAX Parcel No.: 16-6-72
 PLAINTIFF: Bank of America, N.A.
 VS

DEFENDANT: **AMANDA FRANCIS a/k/a AMANDA BRAKE-FRANCIS and CHARLES FRANCIS a/k/a CHARLES FRANCIS, JR.**

SALE ADDRESS: 597 East Chestnut Street, Coatesville, PA 19320

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

SALE NO. 15-4-267
Writ of Execution No. 2012-09511
DEBT \$229,366.97

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

TAX Parcel No.: 54-1P-120
 PLAINTIFF: Bank of America, N.A.
 VS

DEFENDANT: **JOSEPH D. CARPENTER**

SALE ADDRESS: 48 Grubb Road, Malvern, PA 19355

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

SALE NO. 15-4-269
Writ of Execution No. 2014-07394
DEBT \$187,762.32

PROPERTY situate in the Sadsbury Township, Chester County, Pennsylvania
 UPI # 37-4-86.1

IMPROVEMENTS thereon: residential dwelling

PLAINTIFF: Citifinancial Services, Inc. a Pennsylvania Corporation
 VS

DEFENDANT: **CARL W. LONDON a/k/a CARL N. LONDON and JUDITH A. LONDON**

SALE ADDRESS: 25 Virginia Avenue a/k/a, 2054 Virginia Avenue, Parkesburg, PA 19365-2181

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

SALE NO. 15-4-270
Writ of Execution No. 2013-04407
DEBT \$614,791.34

ALL THAT CERTAIN lot or piece of ground situate in West Caln Township, County of Chester, Commonwealth of Pennsylvania, bounded and described according to a Plan for Beechnut Glen, made by Commonwealth Engineers Inc. dated 12/12/2003 and last revised 05/13/2004 and recorded in Chester County as Plan # 17101 as follows to wit:

TAX I.D. #: 28-08-0100.03E

PLAINTIFF: U.S. Bank National Association, as Trustee, Successor in interest to Bank of America, National Association as Successor by Merger to LaSalle Bank National Association, as Trustee for Certificateholders of Bear Stearns Asset Backed Securities I LLC, Asset-Backed Certificates, Series 2007-HE2

VS

DEFENDANT: **UNITED STATES OF AMERICA and JOHN DAVIDSON**

SALE ADDRESS: 1368 Airport Road, Coatesville, Pennsylvania 19320

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

SALE NO. 15-4-271
Writ of Execution No. 2014-02376
DEBT \$167,563.80

PROPERTY situate in Caln Township, Chester County, Pennsylvania

BLR# 39-4E-256

IMPROVEMENTS thereon: residential dwelling

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

VS

DEFENDANT: **TIMOTHY CORCORAN and WANDA I. RODRIGUEZ**

SALE ADDRESS: 2532 Clothier Street, Coatesville, PA 19320-2306

PLAINTIFF ATTORNEY: **PHELAN**

HALLINAN, LLP, 215-563-7000

SALE NO. 15-4-272
Writ of Execution No. 2009-13815
DEBT \$179,506.91

ALL THAT CERTAIN lot of land situate in Borough of Spring City, Chester County, Pennsylvania

TAX Parcel No.: 14-04-168

PLAINTIFF: LSF8 Master

Participation Trust

VS

DEFENDANT: **UNITED STATES OF AMERICA and DARICE S. VALLADARES and LUIS B.M. VALLADARES a/k/a LUIS B. M. VALLADARES a/k/a LUIS M. VALLADARES**

SALE ADDRESS: 250 Yost Ave, Spring City, PA 19475

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

SALE NO. 15-4-273
Writ of Execution No. 2013-12529
DEBT \$196,255.77

Caln Twp, Cty of Chester & Cmwlt of PA. HET a dwg k/a 1315 Blackhorse Hill Road, Coatesville, PA 19320.

PARCEL No. 39-3-86.

PLAINTIFF: Kondaur Capital Corporation, as Separate Trustee of Matawin Ventures Trust Series

VS

DEFENDANT: **CAROLYN PRESCOTT and JESSICA LYNNE PRESCOTT**

SALE ADDRESS: 1315 Blackhorse Hill Road, Coatesville, PA 19320

PLAINTIFF ATTORNEY: **VITTI & VITTI & ASSOCIATES, PC, 412-281-1725**

SALE NO. 15-4-274
Writ of Execution No. 2014-10172
DEBT \$281,787.10

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

TAX Parcel No.: 72-2-71.7

PLAINTIFF: HSBC Bank USA, National Association, as Trustee for Fremont Home Loan Trust 2006-D, Mortgage-Backed Certificates, Series 2006-D

VS

DEFENDANT: **PAULA FERRANTO a/k/a PAULA J. FERRANTO and JOHN SMITH A/K/A JOHN D. SMITH**

SALE ADDRESS: 308 Heather Hills Drive, Landenberg, PA 19350

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

SALE NO. 15-4-276
Writ of Execution No. 2013-01861
DEBT \$462,300.76

ALL THAT CERTAIN lot or tract of land with the dwelling and other improvements thereon situate on the southeasterly side of State Road in the Township of Schuylkill, County of Chester, State of Pennsylvania bounded and described in accordance with a survey and plan dated December 18, 1978 made for Frank D. Showalter by Ralph E. Shaner & Son Engineering Co. Pottstown, Pa. as follows, to wit:

BEGINNING at a corner of other lands of the grantors, Frank Showalter, single man and Russell W. Showalter and Gertrude Showalter, his wife, said point being in the middle of State Road, Pennsylvania, Traffic Route #29 and Legislative Route #202, (legal width variable 33 feet to 50 said point being distant along and in State Road from a corner of others lands of the grantors and lands previously conveyed to Russell W. Showalter and Gertrude Showalter, his wife, at the centerline intersection of State Road and another public road known as Pothouse Road the following two courses and distances: (1) south 12 degrees 53 minutes west, 468.78 feet and (2) south 46 degrees 08 minutes west, 266.20 feet; thence along other lands of the grantors the following four (4) courses and distances: (1) leaving State Road, south 38 degrees 49 minutes east, 506.25 feet to a corner; (2) south 53 degrees 28 minutes west, 223.50 feet to a corner; (3) north 38 degrees 49 minutes west, 489.93 feet to a point in the middle of the aforesaid State Road; and (4) along and in State Road, north 44 degrees 11 minutes east, 225.00 feet to the place of beginning.

CONTAINING 109,000 square feet or 2.502 acres of land, more or less.

BEING known as 1510 State Road, Phoenixville, PA 19460

BEING Parcel #27-05-0046.010

BEING UPI #27-5-46.1

BEING the same premises which James Baldwin and Jean Baldwin, husband and wife, granted and conveyed unto Louise Symington by Deed dated January 10, 2003 and recorded January 22, 2003 in Chester County

Record Book 5542, Page 1932.

BLR# 27-05-0046.010

PLAINTIFF: Wells Fargo Bank N.A.

VS

DEFENDANT: **LOUISE SYMING-**

TON

SALE ADDRESS: 1510 State Road,
Phoenixville, PA 19460

PLAINTIFF ATTORNEY: **MARTHA
E. VON ROSENSTIEL, P.C., 610-328-2887**

SALE NO. 15-4-277

Writ of Execution No. 2014-07496

DEBT \$187,080.15

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

ALL THAT CERTAIN parcel of ground, situate in the Township of Sadsbury, County of Chester, Commonwealth of Pennsylvania, being shown and described on a "Fountain As-Built Plan" for Sadsbury Associates, Building Unit "0", drawing number 2002219u75, dated June 28, 2004, prepared by Wilkinson Associates, Survey/Engineering and recorded as instrument number 10432363 in Plan File Number 17095 as follows to wit:

BEING UPI Number 37-4-40.20A

BLR No.: 37-4-40.20A

BEING known as: 409 Broad Meadow Drive, Parkesburg, PA 19365.

BEING the same premises which Brett T. Nelson and Jill A. Tursi, by Deed dated April 24, 2009 and recorded June 16, 2009 in and for Chester County, Pennsylvania, in Deed Book Volume 7695, Page 1344, granted and conveyed unto Donna Van Dyne.

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

VS

DEFENDANT: **DONNA M. VAN-DYNE a/k/a DONNA VANDYNE**

SALE ADDRESS: 409 Broad Meadow Drive, Parkesburg, PA 19365

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

SALE NO. 15-4-279

Writ of Execution No. 2013-07627

DEBT \$297,237.40

PROPERTY situate in the Borough of West Chester, Chester County, Pennsylvania
BLR# 1-5-167

IMPROVEMENTS thereon: residential dwelling

PLAINTIFF: Nationstar Mortgage, LLC

VS

DEFENDANT: **MARIA S. CHAPIS and ANDREW CHAPIS**

SALE ADDRESS: 124 East Biddle Street, West Chester, PA 19380-2618

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

SALE NO. 15-4-280

Writ of Execution No. 2014-02643

DEBT \$782,833.69

PROPERTY situate in the West Vincent Township, Chester County, Pennsylvania
BLR# 25-3-104.2

IMPROVEMENTS thereon: residential dwelling

PLAINTIFF: Wells Fargo Bank, N.A., s/b/m to Wells Fargo Bank, Minnesota, N.A., f/k/a Norwest Bank Minnesota, N.A., solely as Trustee for Structured Asset Mortgage Investment II, Inc., Bear Stearns Mortgage Funding Trust 2006-Ar5, Mortgage Pass Through Certificates, Series 2006-Ar5

VS

DEFENDANT: **RICHARD DLUHY a/k/a RICHARD M. DLUHY and AMY LORRAINE DLUHY**

SALE ADDRESS: 916 Birchrun Road, a/k/a 916 Birch Run Road, Chester Springs, PA 19425-2912

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

SALE NO. 15-4-281

Writ of Execution No. 2013-08545

DEBT \$291,809.93

PROPERTY situate in Upper Uwchlan Township, Chester County, Pennsylvania
BLR# 32-1-9.6

IMPROVEMENTS thereon: residential dwelling

PLAINTIFF: Wells Fargo Bank, N.A.
VS

DEFENDANT: **MADALENE F. ROHDE and JOHN R. ROHDE**

SALE ADDRESS: 2 East Indian Springs Drive, Glenmoore, PA 19343-8938

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

SALE NO. 15-4-282

Writ of Execution No. 2012-12388

DEBT \$119,728.68

PROPERTY situate in the Downingtown Borough, Chester County, Pennsylvania

BLR# 11-7-30.45

IMPROVEMENTS thereon: residential dwelling

PLAINTIFF: Bayview Loan Servicing LLC

VS

DEFENDANT: **BRENDA ANGELINI**

SALE ADDRESS: 335 Mary Street, Downingtown, PA 19335-2517

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

SALE NO. 15-4-283

Writ of Execution No. 2013-05019

DEBT \$231,189.60

ALL THAT CERTAIN lot or piece of land with the hereditaments and appurtenances thereon, situate in the Borough of Parkesburg, County of Chester and State of Pennsylvania, bounded and described according to a subdivision of land for George Mitchell, Bellevue Park, made by Berger and Hayes, Inc., Consulting Engineers and Surveyors, dated March 10, 1968, and last revised October 23, 1971, as follows, to wit:

BEGINNING at a point on the northerly side of Eighth Avenue which point is measured south 78 degrees, 31 minutes west, 85.44 feet from a point of intersection of the northerly side of Eighth Avenue, (40 feet wide), with the title line in the bed of Chestnut Hill Road (as shown on said plan), thence extending from said beginning point, along the northerly side of Eighth Avenue, south 78 degrees, 31 minutes west, 90 feet to a point in the bed of a 15 feet wide sewage easement; thence extending north 11 degrees, 29 minutes west, through the bed of said 15 feet wide sewage easement, 150 feet to a point; thence extending south north 78 degrees, 31 minutes east, crossing the easterly side of said 15 feet wide sewage easement, 90 feet to a point; thence extending south 11

degrees, 29 minutes west, 150 feet to the first mentioned point and place of beginning.

CONTAINING 13,500 square feet of land, be the same more or less.

BEING Lot No. 21 as shown on said plan.

TITLE to said premises vested in Brian K. Taylor, a married man by Deed from Brian K. Taylor and Charlotte L. Taylor, n/k/a Charlotte L. Taylor Ruby dated 07/02/1999 and recorded 07/27/1999 in the Chester County Recorder of Deeds in Book 4606, Page 1150.

PLAINTIFF: CitiMortgage, Inc.
VS

DEFENDANT: **KELLY D. TAYLOR, Original Mortgagor and BRIAN K. TAYLOR, Original Mortgagor and Real Owner**

SALE ADDRESS: 707 8th Avenue, Parkesburg, PA 19365

PLAINTIFF ATTORNEY: **ROBERT W. WILLIAMS, ESQ., 856-482-1400**

SALE NO. 15-4-284

Writ of Execution No. 2013-08047

DEBT \$328,188.91

PROPERTY situate in Township of West Caln

TAX Parcel #28-2-93.26 and 28-2-93.27

IMPROVEMENTS: a residential dwelling.

PLAINTIFF: PNC Bank, National Association, Successor by Merger to National City Mortgage, a Division of National City Bank

VS

DEFENDANT: **BERNICE LAWSON and EUGENE LAWSON**

SALE ADDRESS: 115 Brandywine Drive, Coatesville, PA 19320

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

SALE NO. 15-4-285

Writ of Execution No. 2013-10513

DEBT \$133,856.49

PROPERTY situate in the Oxford Borough, Chester County, Pennsylvania

BLR# 6-5-40.2

IMPROVEMENTS thereon: residential dwelling

PLAINTIFF: Wells Fargo Bank, N.A.
VS

DEFENDANT: **LINDA SNYDER**

SALE ADDRESS: 440 Park Street,

Oxford, PA 19363-1536

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

SALE NO. 15-4-286

Writ of Execution No. 2014-09494

DEBT \$68,323.38

PROPERTY situate in Easttown
Township, Chester County, Pennsylvania
BLR# 55-2L-31

IMPROVEMENTS thereon: residential
dwelling

PLAINTIFF: Wells Fargo Bank, N.A.
VS

DEFENDANT: **LINDA L. FERRER**
SALE ADDRESS: 45 Walnut Avenue,
Berwyn, PA 19312-1729

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

SALE NO. 15-4-287

Writ of Execution No. 2012-04936

DEBT \$175,123.09

ALL THAT CERTAIN, message, lot or
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 jot or piece of
ground, hereditaments and appurtenances, situate
in the Borough of Parkesburg, County of Chester
and State of Pennsylvania, bounded and described
according to a subdivision of land for David Carr
made by Berger & Hayes, Inc., Consulting
Engineers and Surveyors, Thorndale, PA dated
March 10, 1992, last revised 11/17/1992 and filed
in Chester County as Plan #11924, as follows, to
wit:

BEGINNING at a point on the southerly
side of Catherine Drive, said point being a corner
of Lot #16; thence extending from said
beginning point along Catherine Drive the (2) following
courses and distances: (1) north 84 degrees,
21 minutes, s8 seconds east, 24.96 feet to a point
of curve and (2) on the arc of a circle curving to the
left, having a radius of so feet the arc distance of
26.23 feet to a point, a corner of Lot #18; thence
extending along the same south 5 degrees 38 minutes,
2 seconds east, 156.72 feet to a point, a corner
of Lot #8; thence extending along same south
84 degrees 21 minutes s8 seconds west, so feet to
a point, a corner of Lot #16; thence extending
along same north 5 degrees 38 minutes 2 seconds
west, 150 feet to the first mentioned point and

place of beginning.

BEING Lot No. 17 as shown on said
Plan.

UNDER and subject to the following
restrictions:

REQUIRED storm water and erosion
control maintenance by house (lot) owner it is the
responsibility of the individual lot owner to properly
maintain the storm water and sediment control
facilities located on their property, excluding those
contained in public easement which are to be
maintained by the local municipality. Maintenance
shall include, but not be limited to, keeping pipes
clean and free of obstruction, mowing and grooming
of embankments and swales, and replacement
of any damaged or eroded materials in connection
therewith. Maintenance shall be to the degree considered
satisfactory by the local municipality. This
responsibility must be included in the deed as a
perpetual covenant. The removal of and storm
water control facilities or controls during construction
shall be prohibited by deed restriction. All
storm water management facilities must be completely
installed as designed and in proper operation,
as determined by the municipality prior to the
issuance of a certificate of occupancy permit.

BEING UPI Number 8-3-266

BLR No.: 8-3-266

BEING known as: 490 Catherine
Drive, Parkesburg, PA 19365.

BEING the same premises which
Joseph E. Dagney and Janice M. Dagney, husband
and wife, by Deed dated August 23, 2010 and
recorded August 30, 2010 in and for Chester
County, Pennsylvania, in Deed Book Volume
7981, Page 2243, granted and conveyed unto Sara
L. Lyons, a married woman.

PLAINTIFF: Wells Fargo Bank, N.A.,
VS

DEFENDANT: **SARA L. LYONS**

SALE ADDRESS: 490 Catherine
Drive, Parkesburg, PA 19365

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

SALE NO. 15-4-288

Writ of Execution No. 2014-06294

DEBT \$432,537.84

ALL THAT CERTAIN lot or tract of
ground situate in Uwchlan Township, Chester
County, Pennsylvania, described according to a
Plan of Subdivision of the Martin Tract by Chester
Valley Engineers, Inc., Paoli, PA, dated 7/6/1987
last revised 3/9/1988 and recorded as Plan Nos.

8009-8056 as follows, to wit:

BEGINNING at a point on the southerly side of Taylor Road, a corner of Lot No. 189 on said Plan; thence extending along Taylor Road the two following courses and distances: (1) extending along an arc of a circle curving to the left having a radius of 380.00 feet and crossing the Allegheny and Laurel Pipeline Easements the arc distance of 75.26 feet to a point of tangent; and (2) north 87 degrees 03 minutes 09 seconds east 55.78 feet to a point of curve on the southwesterly side of Willow Drive; thence extending along same the two following courses and distances: (1) extending along an arc of a circle curving to the right having a radius of 30.00 feet the arc distance of 42.72 feet to a point of reverse curve; and (2) extending along an arc of a circle curving to the left having a radius of 380.00 feet the arc distance of 40.64 feet to a point, a corner of Lot No. 187 on said Plan; thence extending south 72 degrees 30 minutes 34 seconds west along same and recrossing said Pipeline Easements 145.62 feet to a point in line of Lot No. 186 on said Plan; thence extending north 87 degrees 29 minutes 43 seconds west along same 48.62 feet to a point, a corner of Lot No. 189 on said Plan; thence extending north 08 degrees 24 minutes 02 seconds east along same and crossing a 30 feet wide sanitary sewer easement 106.89 feet to the point of beginning.

CONTAINING in area 15,294 square feet.

TITLE to said premises vested in Frances Schafer by Deed from Rouse/Chamberlin, Inc. (a PA corporation) by: Sarah E. Peck, president dated 05/12/1989 and recorded 05/16/1989 in the Chester County Recorder of Deeds in Book 1538, Page 460.

PLAINTIFF: Deutsche Bank National Trust Company, as Trustee, in trust for Registered Holders of Soundview Home Loan Trust 2005-DO1, Asset-Backed Certificates, Series 2005-DO1 VS

DEFENDANT: **FRANCES SCHAFFER**

SALE ADDRESS: 428 Taylor Road, Exton, PA 19341

PLAINTIFF ATTORNEY: **ROBERT W. WILLIAMS, ESQ., 856-482-1400**

SALE NO. 15-4-289

Writ of Execution No. 2013-07518

DEBT \$152,264.96

ALL THAT CERTAIN lot or piece of ground with the buildings and improvements thereon erected, situate in the City of Coatesville

County of Chester and State of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point in the east curb line of South Fifth Avenue a corner of land now or late of Margaret Worth, distant 93.47 feet northwardly from the point of intersection of the north curb line thence along the east curb line of South Fifth Avenue, north 5 degrees 30 minutes west 54.6 feet to a point the intersection of the east curb line of South Fifth Avenue with the south line of Speakman Place (now Penrose Lane) thence along the south line of Speakman Place and land now or late of Charles H. Brown, north 84 degrees 30 minutes east 100 feet to a point a corner or remaining land of Thelma E. Mailalieu, thence still along remaining land of Thelma E. Mailalieu, south 05 degrees 30 minutes east 54.6 feet thence along land now or late of said Margaret Worth south 84 degrees 30 minutes west 100 feet to the first mentioned point and place of beginning.

TOGETHER with and under and subject to certain water rights and sewer line rights as more particularly set forth in Deed Book S 22 Page 149

TRACT No. 2

ALL THAT CERTAIN lot of land, situate in the City of Coatesville, Chester County, Pennsylvania, bounded and described as follows:

BEGINNING at a point in the south line of Speakman Place (now Penrose Lane) a corner of other land of grantors conveyed herein as Tract No. 1; thence along the south line of Speakman Place north 84 degrees 30 minutes east 22.71 feet to a point a corner of land now or late of Thelma E. Mailalieu; thence along said land south 05 degrees 30 minutes east, 54.6 feet to a point in line of land now or late of Margaret Worth; thence along said land south 84 degrees 30 minutes west 22.71 feet to a corner of the other tract of land conveyed herein, being Tract No. 1; thence along said other land, north 05 degrees 30 minutes west, 54.6 feet to the point and place of beginning.

COUNTY Parcel No. 16-6-954.1

BEING the same premises which Edwin Ramirez and Tiffany Ramirez, his wife by Deed dated 5/14/04 and recorded 8/13/04 at Chester Co., in Record Book 6252, Page 27 granted and conveyed unto Tiffany Ramirez, in fee.

TOGETHER with all and singular the buildings and improvements, ways, streets, alleys, driveways, passages, waters, water-courses, rights, liberties, privileges, hereditaments and appurtenances, whatsoever unto the hereby granted premises belonging, or in anywise appertaining, and the reversions and remainders, rents, issues, and profits thereof; and all the estate, right, title, interest,

property, claim and demand whatsoever of her, the said grantor, as well at law as in equity, or, in and to the same.

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

AND the said grantor, for herself and her heirs, executors and administrators, does, by these presents, covenant, grant and agree, to and with the said grantee, her heirs and assigns, that she, the said grantor, and her heirs, all and singular the hereditaments and premises herein described and granted, or mentioned and intended so to be, with the appurtenances, unto said grantee, her heirs and assigns, against her, the said grantor, and her heirs, will warrant and defend against the lawful claims of all persons claiming by through or under the said grantor but not otherwise.

TITLE to said premises vested in Wildris Romero by Deed from Tiffany Ramirez dated 02/28/2007 and recorded 05/14/2007 in the Chester County Recorder of Deeds in Book 7159, Page 667.

PLAINTIFF: CitiMortgage, Inc.

VS

DEFENDANT: **WILDRIS ROMERO**

SALE ADDRESS: 145 South 5th Avenue, Coatesville, PA 19320

PLAINTIFF ATTORNEY: **ROBERT W. WILLIAMS, ESQ., 856-482-1400**

SALE NO. 15-4-290

Writ of Execution No. 2014-09656

DEBT \$440,423.80

PROPERTY situate in the Wallace Township, Chester County, Pennsylvania

UPI# 31-3-29.18, 31-3-29.17

IMPROVEMENTS thereon: residential dwelling

PLAINTIFF: Wells Fargo Bank, NA

VS

DEFENDANT: **STEVEN HUGHES and PAULA HUGHES**

SALE ADDRESS: 50 Glen Manor Lane, Glenmoore, PA 19343-1344

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

SALE NO. 15-4-292

Writ of Execution No. 2014-10725

DEBT \$224,775.39

ALL THAT CERTAIN lot or piece of ground with the buildings and improvements thereon erected, hereditaments and appurtenances, situate in the Township of East Whiteland, County of Chester and State of Pennsylvania, bounded and described according to a final plan of "Hilltop" made by G.D. Houtman and Son, Media, PA., dated 8-19-1977 and last revised 8-2-1984, as follows, to wit:

BEGINNING at a point on the easterly side of Kelmar Avenue (50 feet wide) measured the 2 following courses and distances from a point of curve on the southeasterly side of Moores Road (T-415) (various widths): (1) on a line curving to the left having a radius of 25 feet the arc distance of 31.98 feet to a point of tangent on the easterly side of Kelmar Avenue; and (2) south 04 degrees 42 minutes 20 seconds east, 877.04 feet to the point and place of beginning; thence extending from said beginning point along said side of Kelmar Avenue, south 04 degrees 42 minutes 20 seconds east, 18.00 feet to a point, a corner of Lot #72; thence extending along same, north 85 degrees 17 minutes 40 seconds east, 100 feet to a point in the bed of 20 feet wide driveway; thence extending along same, north 04 degrees 42 minutes 20 seconds west, 18.00 feet to a point, a corner of Lot #74; thence extending along same, south 85 degrees 17 minutes 40 seconds west, 100 feet to the first mentioned point and place of beginning.

BEING Lot #73, as shown on said Plan.

TOGETHER with the free and common use, right, liberty and privilege of the aforesaid 20 feet wide driveway, as well as a certain 10 feet wide maintenance and access easement between Lots Nos. 109 and 110 on said Plan, as for driveways, passageways and watercourses at all times hereafter. Forever, in common with the owners, tenants and occupiers of the lots of ground bounding thereon and entitled to the use thereof. Subject, however, To the proportionate part of the expense of keeping said driveway in good order, condition and repair at all times, hereafter, forever.

BEING the same premises which David P. O'Flaherty, by Deed dated December 30, 2005 and recorded January 4, 2006 in the Office of the Recorder of Deeds in and for Chester County in Deed Book 6728 Page 2395, granted and conveyed unto John V. Woodland.

PARCEL No. ID #42-03M-0070/UPI#42-3M-70

PLAINTIFF: The Bank of New York Mellon Trust Company, National Association fka The Bank of New York Trust Company, N.A. as Successor to JPMorgan Chase Bank, N.A., as Trustee for Residential Asset Mortgage Products, Inc., Mortgage Asset-Backed Pass-Through Certificates, Series 2006-RS2, by its servicer Ocwen Loan Servicing, LLC

VS

DEFENDANT: **JOHN V. WOODLAND**

SALE ADDRESS: 89 Kelmar Avenue, Malvern, PA 19355

PLAINTIFF ATTORNEY: **STERN & EISENBERG, P.C., 215-572-8111**

SALE NO. 15-4-293

Writ of Execution No. 2010-06693

DEBT \$278,204.53

ALL THAT CERTAIN lot or piece of ground, situate in the Township of East Coventry, County of Chester and Commonwealth of Pennsylvania, bounded and described according to a Final Plan of Coventry Glen, prepared by Gilmore & Associates, Inc., consulting engineers and land surveyors, dated August 30, 2000, last revised September 16, 2006 and recorded in Chester County as Plan #17957, as follows to wit:

TAX I.D. #: 18-01-04-22-00000

PLAINTIFF: Bank of America, N.A.

VS

DEFENDANT: **ANTHONY DUSTIN LOCKLEAR**

SALE ADDRESS: 199 S Savanna Drive, Pottstown, Pennsylvania 19465

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

SALE NO. 15-4-294

Writ of Execution No. 2013-12417

DEBT \$200,661.77

ALL THAT CERTAIN lot or piece of ground in the Borough of Elverson, County of Chester and Commonwealth of Pennsylvania, as shown on the Plan of Gene Yelk, prepared by Yerkes Associates, Inc., being Plan No. C-13-3-26, dated 4/6/2000 and being more fully bounded and described as follows, to wit:

TAX I.D. #: 13-3-26.4

PLAINTIFF: Astoria Federal Savings and Loan Association

VS

DEFENDANT: **STEVEN M. WARREN and CHRYSTYNA M. WARREN**

SALE ADDRESS: 35 West Main Street, Elverson, Pennsylvania 19520

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

SALE NO. 15-4-295

Writ of Execution No. 2011-10013

DEBT \$220,711.25

PROPERTY situate in the Borough of Atglen, Chester County, Pennsylvania

BLR# 7-6-1.21

IMPROVEMENTS thereon: residential dwelling

PLAINTIFF: GMAC Mortgage, LLC

VS

DEFENDANT: **JAMES J. GRAMLICH**

SALE ADDRESS: 602 Cattail Road, Atglen, PA 19310-9739

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

SALE NO. 15-4-297

Writ of Execution No. 2013-01541

DEBT \$1,599.62

ALL THOSE TWO CERTAIN lots of land situate in Valley Township, Chester County, Pennsylvania.

TAX Parcel No. 38-2P-28

PLAINTIFF: Township of Valley

VS

DEFENDANT: **JANEALMA P. EDINGER**

SALE ADDRESS: 158 Rainbow Road, Coatesville, Pennsylvania 19320

PLAINTIFF ATTORNEY: **JAMES R. WOOD, ESQ., 484-690-9300**

SALE NO. 15-4-298

Writ of Execution No. 2013-07524

DEBT \$414,261.32

ALL THAT CERTAIN lot or parcel of ground situate in the Township of Londonderry, County of Chester, Commonwealth of Pennsylvania, bounded and described according to a 22 Lot residential subdivision titled Country Walk made by Lake Roeder Hillard & Associates, dated March 17, 2004, last revised June 16, 2005 recorded in Chester County Recorder of Deeds Office as Plan #17492 as follows, to wit:

TAX I.D. #: 46-02-0182

PLAINTIFF: Nationstar Mortgage, LLC

VS

DEFENDANT: **ARLENE K. RAMOS**SALE ADDRESS: 154 Hemlock drive,
Cochranville, Pennsylvania 19330PLAINTIFF ATTORNEY: **McCABE,
WEISBERG & CONWAY, P.C., 215-790-1010****SALE NO. 15-4-299****Writ of Execution No. 2013-01841****DEBT \$1,694.92**

ALL THAT CERTAIN piece or parcel of land, together with the buildings and improvements thereon erected and the appurtenances thereto, situate in East Fallowfield Township County of Chester Commonwealth of Pennsylvania.

TAX Parcel No. 47-4-567

PLAINTIFF: East Fallowfield
Township

VS

DEFENDANT: **RAYMOND E.
REED and NIKKIA K. REED**SALE ADDRESS: 127 Magpie Lane,
E. Fallowfield, Pennsylvania 19320PLAINTIFF ATTORNEY: **JAMES R.
WOOD, ESQ., 484-690-9300****SALE NO. 15-4-302****Writ of Execution No. 2014-10690****DEBT \$301,412.63**

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 survey thereof made by M.R. Yerkes, C.E., October 14th, 1926, as follows, to wit:

BEGINNING at a point in the center line of Circular Avenue, at the southwest corner of other land of Carrie C. Alcorn; thence along the same and by land of Ella Harbinson, north eighty two degrees, twenty one minutes east, two hundred thirty and six-tenths feet to an iron pin in the west line of a private avenue, known as Spring Street thence south eight degrees, forty four minutes east, forty two feet to an iron pin, a corner of land conveyed by the Paoli water company to Anna Van Houten; thence by the said land seventy eight degrees, eight minutes west, two hundred sixteen and forty five one hundredths feet to a point in the center line of Circular Avenue; thence along said center line north twenty three degrees, forty eight minutes, thirty feet to a point; thence still along said center line north twenty one degrees, twenty

eight minutes, thirty feet to the place of beginning.

Premises being: 107 West Circular
Avenue, Paoli, PA 19301

PARCEL No. 43-9L-249

BEING the same premises which John R. Campbell, by Deed dated December 7, 1994 and recorded December 7, 1994 in the Office of the Recorder of Deeds in and for Chester County in Deed Book3839 Page 432, granted and conveyed unto John R. Campbell and Noreene E. Campbell, husband and wife, as tenants by the entirety.

PLAINTIFF: U.S. Bank National Association, as Trustee for Residential Asset Securities Corporation, Home Equity Mortgage Asset-Backed Pass-Through Certificates, Series 2006-KS7, by its servicer Ocwen Loan Servicing, LLC

VS

DEFENDANT: **JOHN R. CAMP-
BELL and NOREENE E. CAMPBELL a/k/a
NOREENE CAMPBELL**SALE ADDRESS: 107 West Circular
Avenue, Paoli, PA 19301PLAINTIFF ATTORNEY: **STERN &
EISENBERG, P.C., 215-572-8111****SALE NO. 15-4-306****Writ of Execution No. 2014-04430****DEBT \$283,271.03**PROPERTY situate in Township of
East Vincent

TAX Parcel #21-5-5.5

IMPROVEMENTS: a residential
dwelling.PLAINTIFF: Green Tree Servicing
LLC

VS

DEFENDANT: **DEBRA A. JEF-
FRIES**SALE ADDRESS: 416 Reitnour Road,
Spring City, PA 19475PLAINTIFF ATTORNEY: **KML LAW
GROUP, P.C., 215-627-1322****SALE NO. 15-4-307****Writ of Execution No. 2013-10726****DEBT \$110,723.35**PROPERTY situate in Caln Township,
Chester County, Pennsylvania

BLR# 39-4J-27

IMPROVEMENTS thereon: residential
dwelling

PLAINTIFF: Wells Fargo Bank, N.A.

VS

**DEFENDANT: MICHAEL HOFF-
NAGLE and JULIA HOFFNAGLE****SALE ADDRESS: 2290 Miller
Avenue, Coatesville, PA 19320-2334****PLAINTIFF ATTORNEY: PHELAN
HALLINAN, LLP, 215-563-7000****SALE NO. 15-4-308****Writ of Execution No. 2012-09658****DEBT \$283,930.48**

PI #60-3-1313

ALL THAT CERTAIN lot, piece or parcel of land known as Lot No. 1 situated in New Garden Township, Chester County, State of Pennsylvania, more particularly bounded and described as follows according to a survey made by Manley N. White, dated July 24, 1970, bounded and described as follows, to wit:

BEGINNING at a point in the center of Vine Street in Toughkenamon, said point being a corner of land of Mario Rao, thence along the center of Vine Street south 75 degrees 47 minutes west 154.55 feet to a point; thence the following (2) courses and distances separating land of Thomas J. Mattoscio, Jr. from land about to be conveyed; (1) north 0 degrees sixteen minutes 40 seconds west 290.40 feet to a pipe; (2) thence north 75 degrees 47 minutes east 154.55 feet to a pipe in line of land of Mario Pao, thence thereby along same south 0 degrees 15 minutes 40 seconds east 290.40 feet to the place of beginning.

CONTAINING 1.0 acre of land, more or less.

UPI # 60-3-131.5

ALL THAT CERTAIN tract of ground situate in New Garden Township, Chester County, State of Pennsylvania, based on a prior survey made by Manley N. White, Registered Surveyor, as taken from Plan of George E. Regester, Jr. and Sons, Inc., Registered Land Surveyors, Number M-383, dated August 8, 1979, being fully bounded and described as follows, to wit:

BEGINNING at a point marking the northeasterly corner of this about to be described tract, a corner of lands of Joel F. Schlichter and set in line of lands of Frank A. Ferranto; thence leaving said point of beginning and along said lands of Frank A. Ferranto south 00 degrees 16 minutes 40 seconds east 229.10' to a point marking the south-easterly corner of this and the northeasterly corner of other lands of Thomas J. Mattoscio, Jr., et ux; thence along said other lands of Thomas J. Mattoscio, Jr., et ux, and partly by lands of Albert J. Ragozzo, et ux, south 75 degrees 47 minutes 00

seconds west 194.15' to a point marking the south-easterly corner of this and a corner of other lands of Thomas J. Mattoscio, Jr., to be conveyed unto Ruth M. Mattoscio, being Tract A on said Plan; thence along said Tract A north 00 degrees 16 minutes 40 seconds west, 234.25' to a point mentioned Joel F. Schlichter; thence along said lands of Joel F. Schlichter north 77 degrees 16 minutes 07 seconds east 192.97' to the first mentioned point and place of beginning.

CONTAINING 1.002 acres of land be the same more or less.

BEING Parcel B on said Plan.

BEING the same premises which Thomas Mattoscio, JR. and Angela M. Mattoscio by Deed dated May 3, 2006 and recorded August 15, 2006 in the Office of the Recorder of Deeds in and for Chester County in Deed Book 6926, Page 2201, granted and conveyed unto Brian T. Mattoscio and Eymorfia K. Mattoscio

BEING known as: 209 Maple Lane, Toughkenamon, PA 19374

PARCEL No.: 60-3-131.3 and 60-3-131.5

IMPROVEMENTS: residential property.

PLAINTIFF: Federal National Mortgage Association

VS

**DEFENDANT: BRIAN T. MAT-
TOSCIO and EYMORFIA K. MATTOSCIO****SALE ADDRESS: 209 Maple Lane,
Toughkenamon, PA 19374****PLAINTIFF ATTORNEY: POWERS,
KIRN & ASSOCIATES, LLC, 215-942-2090****SALE NO. 15-4-309****Writ of Execution No. 2013-08413****DEBT \$118,361.74**

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

TAX Parcel No.: 38-2Q-96

PLAINTIFF: Wilmington Trust National Association, as Successor Trustee to Citibank, N.A., as Trustee for BNC Mortgage Loan Trust Series 2007-3

VS

**DEFENDANT: UNITED STATES
OF AMERICA and ANDREW HOLMES a/k/a
ANDREW E. HOLMES****SALE ADDRESS: 902 High Street,
Coatesville, PA 19320****PLAINTIFF ATTORNEY: UDREN
LAW OFFICES, P.C., 856-669-5400**

SALE NO. 15-4-310
Writ of Execution No. 2014-08295
DEBT \$263,509.28

ALL THAT CERTAIN, message, lot or piece of land situate on, in the Township of Upper Uwchlan, 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 the declaration referred to below as "The Mews at Byers Station", a Condominium, located in the Township of Upper Uwchlan County of Chester and Commonwealth of Pennsylvania, which as heretofore been submitted to the provisions of the Pennsylvania Uniform Condominium Act, 68 P.S.A. 3101, et seq, by the recording in the Chester County Department of Records of a Declaration recorded 03/29/2006 in Record Book 6800 page 1979, being designated in such Declaration as unit 8 Building 3, as more fully described in such Declaration, together with proportionate undivided interest in the Common Elements (as defined in such Declaration).

BEING UPI Number 32-4-521

BLR No.: 32-4-521

BEING known as: 239 Flagstone Road, Unit 8, Chester Springs, PA 19425.

BEING the same premises which Orleans at Upper Uwchlan, L.P., by Deed dated June 28, 2010 and recorded July 12, 2010 in and for Chester County, Pennsylvania, in Deed Book Volume 7949, Page 1975, granted and conveyed unto Kelly Mitchell, as sole owner.

PLAINTIFF: Bank of America, N.A.

VS

DEFENDANT: **KELLY L. MITCHELL**

SALE ADDRESS: 239 Flagstone Road, Unit 8, Chester Springs, PA 19425

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

SALE NO. 15-4-311
Writ of Execution No. 2014-00855
DEBT \$305,450.33

PROPERTY situate in the East Coventry Township, Chester County, Pennsylvania UPI# 18-6-36.3A

IMPROVEMENTS thereon: residential dwelling

PLAINTIFF: Bank of America, N.A.

VS

DEFENDANT: **RODNEY L. MILLER, JR., and DIANA K. MILLER**

SALE ADDRESS: 1222 Bethel Church Road, Spring City, PA 19475-9653

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

SALE NO. 15-4-312
Writ of Execution No. 2014-04050
DEBT \$245,157.90

ALL THAT CERTAIN message and lot of land, known as No. 335 Marshall Street, situate on the east side of said street, between Emmett Street and Grant Street, in the 4th Ward of the Borough of Phoenixville, County of Chester and State of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a corner of lands now or late of the heirs of Mary C. Hennessey, deceased, 390 feet from the center of Emmett Street and 15 feet from the center of Marshall Street; thence along the lands of the said Mary C. Hennessey, north 75° east, 150 feet to a corner of lands, now or late of Jeremiah and Ida Hennessey; thence along the latter lands, north 15° west, 25 feet to a corner of lands now or late of the estate of John Vanderslice, deceased; thence along the latter lands, north 75° west, 150 feet to a corner, 15 feet from the center of Marshall Street; thence along the latter street and 15 feet from the center thereof, south 15° east, 25 feet to the place of beginning.

BEING known as 335 Marshall Street, Phoenixville, PA 19460

BEING the same premises which Holly A. Sutter, as Specific Devisee and as Executrix of the Estate of Gloria A. Augustine a/k/a Gloria A. Augustine Pindjak, deceased, Michael Pindjak, Life Estate Devisee, Scott C. Augustine, Specific Devisee and Kerry M. Augustine, Specific Devisee, by Deed dated 7/17/2007 and recorded 7/30/2007 in the Office of the Recorder of Deeds in and for Chester County in Deed Book 7225, Page 114, granted and conveyed unto William B. Carey, as sole owner.

PARCEL No.: 15-5-145

IMPROVEMENTS: residential property.

PLAINTIFF: Green Tree Servicing LLC

VS

DEFENDANT: **WILLIAM B. CAREY**

SALE ADDRESS: 335 Marshall Street, Phoenixville, PA 19460

PLAINTIFF ATTORNEY: **GREGO-**

RY JAVARDIAN, ESQ., 215-942-9690

**SALE NO. 15-4-313
Writ of Execution No. 2014-10151
DEBT \$101,831.92**

ALL THAT CERTAIN lot or parcel of ground with the buildings and improvements thereon erected, situate in the Township of East Goshen, County of Chester, Commonwealth of Pennsylvania, bounded and described according to a Plan of Marydell Farm, made by Robert F. Harsch, Consulting Engineer, dated 4/14/1972, last revised 6/20/1972, as follows, to wit:

TAX I.D. #: 53-4K-60

PLAINTIFF: Bayview Loan Servicing,

LLC

VS

DEFENDANT: **CHERYL R. O'CONNELL and JOHN P. O'CONNELL, and UNITED STATES OF AMERICA c/o UNITED STATES ATTORNEY FOR THE EASTERN DISTRICT OF PENNSYLVANIA**

SALE ADDRESS: 603 Marydel Drive, West Chester, Pennsylvania 19380

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

**SALE NO. 15-4-314
Writ of Execution No. 2014-09717
DEBT \$307,117.31**

ALL THAT CERTAIN tract or parcel of land located in the Township of Lower Oxford, County of Chester and Commonwealth of Pennsylvania, bounded and described as follows:

BEGINNING at a point in the bed of Rayesville-Lincoln Road, a corner of lands now or late of Hooper Vines; thence from the beginning point, through the bed of said road, north 46 degrees 47 minutes 53 west, 127.07 feet to a corner of Lot #2 on said Plan; thence leaving the bed of said road, along said lands, north 28 degrees 52 minutes 26 seconds east, 320.17 feet; thence extending along same, south 46 degrees 47 minutes 53 seconds east, 154.82 feet to a point in line of lands now or late of Ethel Cullen; thence along said lands, south 28 degrees 52 minutes 26 seconds west, 289.71 feet to a corner of lands of Hooper Vines, aforesaid, said point also being in the bed of aforementioned road; thence along said lands, north 89 degrees 36 minutes 50 seconds west, 30.59 feet to the first mentioned point and place of beginning.

BEING Lot #1 on said Plan.

CONTAINING 1.096 acres, more or

less.

TAX ID: 56-4-13.1

TITLE is vested in Kathy N. Stringer a/k/a Kathy N. Boddy as personal representative for the Estate of Lawrence W. Boddy, Jr. by virtue of letters testamentary and the Estate opened in Register of Wills of Chester County, Pennsylvania, Case No. 1512-0362, the for the late Lawrence W. Boddy, Jr., the original Grantee by Deed dated 06/15/2005 from Lawrence W. Boddy, Jr. and Brenda A. Boddy, his wife, and recorded 07/11/2005 in Deed Book 6545, Page 628 in the Chester County Recorder's Office.

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 2006-22

VS

DEFENDANT: **KATHY N. STRINGER a/k/a KATHY N. BODDY as PERSONAL REPRESENTATIVE FOR THE ESTATE OF LAWRENCE W. BODDY, JR.**

SALE ADDRESS: 231 Township Road, Oxford, PA 19363

PLAINTIFF ATTORNEY: **PARKER McCAY, PA, 856-596-8900**

**SALE NO. 15-4-315
Writ of Execution No. 2014-00759
DEBT \$297,795.49**

PROPERTY situate in the Parkesburg Borough, Chester County, Pennsylvania

UPI# 8-5-363.9

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: **WILLIAM MCLERNON and LISA MCLERNON**

SALE ADDRESS: 425 5th Avenue, Parkesburg, PA 19365-1440

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

**SALE NO. 15-4-316
Writ of Execution No. 2013-06830
DEBT \$379,117.65**

ALL THAT CERTAIN lot or piece of ground, situate in the Township of Valley, County of Chester and Commonwealth of Pennsylvania, described according to a Overall Subdivision for

Oakcrest made by Vollmer Associates, LLC, dated 7-30-2003 last revised 12-16-2004 and recorded as Plan File No. 17294, bounded and described as follows to wit:

BEGINNING at a point on the south-westerly side of Proctor Lane, a corner of Lot 60 on said Plan, thence extending along said Lot, south 37 degrees 15 minutes 54 seconds west 125.00 feet to a point in line of Open Space, thence extending along same the two following courses and distances, (1) north 60 degrees 52 minutes 17 seconds west 62.42 feet to a point, and (2) north 21 degrees 44 minutes 55 seconds east 125.00 feet to a point on the southerly side of Proctor Lane, thence extending along same on the arc of a circle curving to the right having a radius of 345.00 feet, the arc distance of 93.43 feet to the first mentioned point and place of beginning.

CONTAINING 10,037 square feet more or less

BEING Lot 59 on said Plan.

BEING UPI #38-2-144.1 (part of)

BEING the same premises which DHL-P-Oakcrest, LP, a Pennsylvania Limited Partnership, by Deed dated September 14, 2006 and recorded in the Chester County Recorder of Deeds Office on September 21, 2006 in Deed Book 6961, Page 361, granted and conveyed unto Sandra Boateng.

PLAINTIFF: Deutsche Bank National Trust Company, as Trustee for Lang Beach Mortgage Loan Trust 2006-9

VS

DEFENDANT: SANDRA BOATENZ

SALE ADDRESS: 603 Proctor Lane, Coatesville, PA 19320

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

SALE NO. 15-4-317

Writ of Execution No. 2014-08621

DEBT \$168,158.82

ALL THAT CERTAIN lot or parcel of land with buildings and improvements thereon erected situate in the Borough of South Coatesville, County of Chester and State of Pennsylvania, bounded and described according to a Subdivision Plan for "Branford Woods" made by Lake, Roeder, Hillard & Beers, Oxford, Pennsylvania, dated 08/10/2001, last revised 05/20/2003 and recorded 08/29/2003 as Plan No. 16725 as follows, to wit:

BEGINNING at a point of curve on the northwesterly side of the cul-de-sac of Branford Way, said point being a corner of Lot No.27 (as

shown on said Plan); thence from said point of beginning extending along said road on a line curving to the left having a radius of 50.00 feet an arc distance of 20.25 feet to a point, being a corner of Lot Nos.25; thence leaving said cul-de-sac extending along Lot No. 25 passing through the partition wall dividing the buildings on Lots No. 25 and No. 26 north 09 degrees 52 minutes 13 seconds west 91.21 feet to a point in line of Open Space, being a corner of Lot No. 25; thence extending partially a long said Open Space north 80 degrees 07 minutes 47 seconds east 20.00 feet to a point, being a corner of Lot No. 27; thence leaving said open space extending along Lot No. 27 passing through the partition wall dividing the buildings on Lots No. 26 and No. 27 south 09 degrees 52 minutes 13 seconds east 89.10 feet to the first mentioned point and place of beginning.

BEING Lot No. 26 on the above-mentioned Plan.

TITLE to said premises vested in Charles J. Hines and Faith M. Musee, husband and wife as tenants by the entirety by Deed from Harkins Property, LLC dated 11/07/2003 and recorded 04/06/2004 in the Chester County Recorder of Deeds in Book 6111, Page 1132.

PLAINTIFF: CitiMortgage, Inc.

VS

DEFENDANT: **CHARLES J. HINES and FAITH M. MUSEE-HINES a/k/a FAITH M. MUSEE**

SALE ADDRESS: 13 Branford Way, Coatesville, PA 19320

PLAINTIFF ATTORNEY: **ROBERT W. WILLIAMS, ESQ., 856-482-1400**

SALE NO. 15-4-318

Writ of Execution No. 2014-06366

DEBT \$290,336.18

ALL THAT CERTAIN lot or piece of ground, situate in the Township of Uwchlan, County of Chester and Commonwealth of Pennsylvania, bounded and described according to a Plan of Subdivision of Martin Tract by Rouse/Chamberlin, Inc., made by Chester Valley Engineers, Inc., 159 West Lancaster Avenue, Paoli, Pa., 19301, dated 7/5/1987, last revised 8/30/1986, and recorded 0826-8528, as follows, to wit:

BEGINNING at a point on the north-easterly side of Deep Willow Drive, a corner of Lot No. 86; thence extending along Deep Willow Drive the two following courses and distances: (1) thence extending along an arc of a circle curving to the right having a radius of 320.00 feet the arc distance of 158.00 feet to a point of compound curve,

and (2) still extending along an arc of a circle curving to the right having a radius of 30.00 feet the arc distance of 45.79 feet to a point of reverse curve on the southeasterly side of Fairweather Drive; thence extending along an arc of a circle curving to the left having a radius of 275.00 feet the arc distance of 78.63 feet to a point, a corner of Lot No. 83; thence extending south 20 degrees 53 minutes 03 seconds east along same 106.92 feet to a point, a corner of Lot No. 85; thence extending south 45 degrees 06 minutes 10 seconds west along same and crossing the Allegheny and Laurel Pipeline Co. Rights of Way 139.58 feet to the point of beginning.

CONTAINING in area 17,732 square feet, more or less.

BEING Lot 84 on said Plan.

BEING Chester County Uniform Parcel Identifier Number: 33-4K-86, being known and referred to as 428 Deep Willow Drive, Exton, Pa.

BEING the same premises which Joseph E. Brake and Mary Pat Brake, by Deed dated August 15, 2002 and recorded in the Chester County Recorder of Deeds Office on August 19, 2002 in Deed Book 5360, Page 1841, granted and conveyed unto Nicholas Cacchione and Jennifer Cacchione, husband and wife.

PLAINTIFF: JPMorgan Chase Bank, NA

VS

DEFENDANT: **NICHOLAS CACCHIONE and JENNIFER CACCHIONE**

SALE ADDRESS: 428 Deep Willow Drive, Exton, PA 19341

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

SALE NO. 15-4-319

Writ of Execution No. 2014-10503

DEBT \$280,113.43

ALL THAT CERTAIN lot or tract of ground with the buildings and improvements thereon erected, hereditaments and appurtenances, situate in the Township of Upper Oxford, County of Chester and State of Pennsylvania, described in accordance with a Plan of Lots of Dora M. Brown and Elnora A. Ward, made by Arthur Crowell dated October 31, 1942, as follows, to wit:

BEGINNING at a point on the south-westerly side of U.S. Route #1, a corner of land of Josiah Jay; thence from the beginning point and extending along U.S. Route #1 north 70 degrees 45 minutes east, 95.7 feet to a spike, a corner of land of Elnora A. Ward; thence extending along same

south 07 degrees 17 minutes west, crossing a well, 695.20 feet to an iron pin, a corner of Lincoln University; thence extending along same north 84 degrees 34 minutes west, 121.50 feet to an iron pipe on the north side of Cherry Tree; thence extending along same and land of Josiah Jay north 10 degrees 28 minutes east, 657.4 feet to the point and place of beginning.

CONTAINING in area 1.6 acres of land, be the same more or less.

BEING Parcel #57-7-54.

BEING the same premises which Carmen Ramos a/k/a Carmen Martinez, by Deed dated August 4, 2006 and recorded in the Chester County Recorder of Deeds Office on August 23, 2006 in Deed Book 6933, Page 2331, granted and conveyed unto Robert Comroe.

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 2006-18

VS

DEFENDANT: **ROBERT COMROE**

SALE ADDRESS: 1491 Baltimore Pike, Lincoln University, PA 19352

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

SALE NO. 15-4-320

Writ of Execution No. 2014-02993

DEBT \$217,446.77

ALL THAT CERTAIN lot or piece of ground situate in the Township of West Goshen, County of Chester, State of Pennsylvania, and described according to a Plan of Property belonging to Mrs. Ada B. Hagerty, said plan made by J. Vernon Keech, Registered Surveyor, dated July 7, 1962 and revised October 29, 1964, as follows, to wit:-

TAX I.D. #: 52-2L-106.2

PLAINTIFF: Reverse Mortgage Solutions, Inc.

VS

DEFENDANT: **JUNE P. GIVLER**

SALE ADDRESS: 10 Sunset Hollow Road, West Chester, Pennsylvania 19380

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

SALE NO. 15-4-321

Writ of Execution No. 2014-10213

DEBT \$257,478.61

PROPERTY situate in the Tredyffrin Township, Chester County, Pennsylvania

UPI# 43-10B-8
IMPROVEMENTS thereon: residential

dwelling

PLAINTIFF: Bank of America, N.A.
VS

DEFENDANT: **TIMOTHY LENT
and LOUISE LENT**

SALE ADDRESS: 465 Irish Road,
Berwyn, PA 19312-1013

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

SALE NO. 15-4-322
Writ of Execution No. 2014-02461
DEBT \$259,135.65

BY virtue of a Writ of Execution No.
14-02461

OWNER of property situate in the
Township of West Caln, Chester County,
Pennsylvania, being 175 Old Wilmington Road,
Parcel 1 on Plan No. 18622-1, Coatesville,
Pennsylvania 19320.

UPI No. 28-4-122.1, now known as 28-
4-122.010.

IMPROVEMENTS: residential
dwellings.

JUDGMENT amount: \$259,135.65
PLAINTIFF: Malvern Federal Savings

Bank

VS
DEFENDANT: **SETH E. WEAVER**

SALE ADDRESS: 175 Old
Wilmington Road, Coatesville, PA 19320

PLAINTIFF ATTORNEY: **ELLIOT
H. BERTON, ESQ., 610-889-0700**

SALE NO. 15-4-323
Writ of Execution No. 2012-07315
DEBT \$1,425.88

ALL THAT CERTAIN piece or parcel
of land, together with the buildings and improve-
ments thereon erected and the appurtenances
thereto, situate in East Fallowfield Township,
County of Chester, Commonwealth of
Pennsylvania.

TAX Parcel No. 47-4-504

PLAINTIFF: East Fallowfield
Township

VS
DEFENDANT: **THOMAS A.**

**MADONNA, JR., and SUZANNE J. MADON-
NA**

SALE ADDRESS: 101 S. Inverness
Way, E. Fallowfield, Pennsylvania 19320

PLAINTIFF ATTORNEY: **JAMES R.
WOOD, ESQ., 484-690-9300**

SALE NO. 15-4-325
Writ of Execution No. 2012-07395
DEBT \$1,402.26

ALL THAT CERTAIN tract of land
known as South Ridge Development with the
hereditaments and appurtenances, thereon, situate
in the Township of East Fallowfield, County of
Chester, State of Pennsylvania.

TAX Parcel No. 47-1Q-11.1

PLAINTIFF: East Fallowfield
Township

VS

DEFENDANT: **BELINDA L.
DEVEAUX**

SALE ADDRESS: 1408 Cardinal
Drive, E. Fallowfield, Pennsylvania 19320

PLAINTIFF ATTORNEY: **JAMES R.
WOOD., ESQ., 484-690-9300**

SALE NO. 15-4-326
Writ of Execution No. 2013-01535
DEBT \$1,377.91

ALL THAT CERTAIN piece or parcel
of land, together with the buildings and improve-
ments thereon erected and the appurtenances
thereto, situate in East Fallowfield Township,
County of Chester, Commonwealth of
Pennsylvania

TAX Parcel No. 47-4-270

PLAINTIFF: East Fallowfield
Township

VS

DEFENDANT: **JASON MARSHALL**
SALE ADDRESS: 159 Milbury Road,

E. Fallowfield, Pennsylvania 19320

PLAINTIFF ATTORNEY: **JAMES R.
WOOD, ESQ., 484-690-9300**

SALE NO. 15-4-328
Writ of Execution No. 2014-00417
DEBT \$397,252.78

PROPERTY situate in Uwchlan
Township, Chester County, Pennsylvania

BLR #33-4E-58

IMPROVEMENTS thereon: residential
dwelling

PLAINTIFF: Santander Bank, N.A.
VS

DEFENDANT: **CHRISTINE R.
BERNSTEIN**

SALE ADDRESS: 600 Perimeter Drive, Downingtown, PA 19335-4800

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

SALE NO. 15-4-329

Writ of Execution No. 2013-09710

DEBT \$183,452.21

PROPERTY situate in Valley Township, Chester County, Pennsylvania
BLR# 38-5F-101

IMPROVEMENTS thereon: residential dwelling

PLAINTIFF: Wells Fargo Bank, N.A.

VS

DEFENDANT: **PAUL D. SAVAGE a/k/a P. S. and TANYA R. SAVAGE**

SALE ADDRESS: 1312 Valley Road, Coatesville, PA 19320-2877

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

SALE NO. 15-4-330

Writ of Execution No. 2014-09657

DEBT \$195,200.10

PROPERTY situate in the Valley Township, Chester County, Pennsylvania
UPI# 38-2-325

IMPROVEMENTS thereon: residential dwelling

PLAINTIFF: Wells Fargo Bank, N.A.

VS

DEFENDANT: **SHARLENE JOSEPH-BROWN and DELTO I. BROWN**

SALE ADDRESS: 21 Kimberly Circle, Valley Township, PA 19320-5907

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

SALE NO. 15-4-331

Writ of Execution No. 2014-05907

DEBT \$78,884.89

PARCEL NO. 8-5-159

ALL THAT CERTAIN lot or piece of land with the building thereon erected, situated on the north side of Second Avenue, in the Borough of Parkesburg, Chester County, Pennsylvania, being Lot No. 15 on a Plan of "Smith's Addition to Parkesburg Borough" as recorded in Chester County Miscellaneous Deed Docket No. 23, Page 51. Having thereon erected a dwelling house known as 424 Walnut Street, Parkesburg, PA 19365.

BEING UPI No. 8-5-159

REFERENCE Chester County Record Book 7894, Page 2180.

PLAINTIFF: U.S. Bank National Association, as Trustee for the Pennsylvania Housing Finance Agency

VS

DEFENDANT: **ROBERT J. NORWOOD**

SALE ADDRESS: 424 Walnut Street, Parkesburg, PA 19365

PLAINTIFF ATTORNEY: **LEON P. HALLER, ESQ., 717-234-4178**

SALE NO. 15-4-332

Writ of Execution No. 2012-01972

DEBT \$362,429.40

ALL THAT CERTAIN lot or parcel of ground situate in the Township of Uwchlan, County of Chester, Commonwealth of Pennsylvania, bounded and described according to a Subdivision Plan of Marchwood West – Section III made by Henry S. Conrey, Inc dated January 15, 1970 and last revised September 28, 1971 as follows, to wit:

BEGINNING at a point on the southerly side of Louis Drive (50 feet wide), a corner of Lot No. 172 on said Plan, said point being measured the two following courses and distances from a point of curve on the easterly side of Biddle Drive (50 feet wide); (1) leaving Biddle Drive on the arc of a circle curving to the right having a radius of 25.00 feet the arc distance of 37.78 feet to a point of tangent on the southerly side of Louis Drive, and (2) along Louis Drive south 86 degrees 25 minutes 20 seconds east 240.00 feet to the place of beginning; thence extending from said beginning point along Louis Drive the three following courses and distances: (1) south 86 degrees 25 minutes 20 seconds east 40.97 feet to a point of curve, (2) on the arc of a circle curving to the right having a radius of 200.00 feet the arc distance of 28.08 feet to a point of tangent, and (3) south 78 degrees 22 minutes 38 seconds east 60.38 feet to a point a corner of Lot No. 170; thence along Lot No. 170 and Lot No. 169 south 17 degrees 54 minutes 20 seconds west 237.75 feet to a point in line of Lot No. 162; thence along Lot Nos. 162 and 161 the two following courses and distances; (1) north 31 degrees 47 minutes 28 seconds west 50.00 feet to a point; and (2) north 45 degrees 54 minutes 57 seconds west 53.89 feet to a point, a corner of Lot No. 172 on said Plan; thence along Lot No. 172 north 03 degrees 34 minutes 40 seconds east 165.00 feet to the first mentioned point and place

of beginning.

BEING Lot No. 171 on said Plan.

CONTAINING 20,856 square feet

BEING UPI #33-4R-39

PREMISES being: 206 Louis Drive,
Exton, PA 19341

BEING the same premises which
Dolores H. Smith, by Deed dated June 19, 2002
and recorded July 11, 2002 in the Office of the
Recorder of Deeds in and for Chester County in
Instrument No. 10104028, granted and Richard H.
Covatta, Jr. and Jacqueline L. Covatta, husband
and wife

PLAINTIFF: Deutsche Bank National
Trust Company as Trustee for Novastar Mortgage
Funding Trust, Series 2006-6

VS

DEFENDANT: **RICHARD H. COV-
ATTA, JACQUELINE L. COVATTA, UNITED
STATES OF AMERICA**

SALE ADDRESS: 206 Louis Drive,
Exton, PA 19341

PLAINTIFF ATTORNEY: **STERN &
EISENBERG, P.C., 215-572-8111**

SALE NO. 15-4-333

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 sec-
onds east 47.50 feet to a point, a corner of afore-
said 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, P.C., 215-572-8111**

SALE NO. 15-4-334

Writ of Execution No. 2014-00456

DEBT \$136,995.36

ALL THOSE TWO CERTAIN lots of
land situate, lying and being in the Township of
Valley, County of Chester and Commonwealth of
Pennsylvania, known and designated as Lots #108
and #109 on a tract designated as steel city addi-
tion #2 on map or plan of which is recorded in Plan
Book #1, Page 94, bounded and described as fol-
lows: beginning fronting on the south line of
Spruce Street about 44.5 feet and extending back
southwardly a distance of 120 feet to north side of
15 foot wide alley, measuring on north side of said
alley 39 feet, more or less, bounded on north by
south line of Spruce Street and on east by west line
of Birch Street; on south by north line of 15 foot
wide alley and on west by Lot #107 owned now or
late by William Amole, being and intending to
describe the same land as set forth in the con-
veyance from Beulah H. Davidson, Executrix of
the Will of Mary E. Nunemaker, deceased, to
Samuel B. Gehring, by Deed dated June 1, 1944,
and recorded June 5, 1944, in Chester County
Deed Book L-21, No. 508, Page 243, subject to
restrictions, reservations, easements, covenants,
oil, gas or mineral rights of record if any.

BEING the same premises conveyed to
Ruthann Gehring Smith from Samuel B. Gehring
and Margaret M. Gehring, his wife by Deed dated
11/18/1974, and recorded on 12/03/1974, at Book
44, Page 178, in Chester County, Pa.

BEING Parcel Number 38-5F-190.

PLAINTIFF: First Niagara Bank, N.A.,
a National Banking Association, Successor by
Merger to Harleysville National Bank and Trust
Company

VS

DEFENDANT: **THE ESTATE OF
RUTHANN M. SMITH, a/k/a RUTHANN
GEHRUNG SMITH, c/o THEODORE A.
SMITH, SR., ADMINISTRATOR**

SALE ADDRESS: 40 West Birch
Street, Coatesville, PA 19320

PLAINTIFF ATTORNEY: **JEFFREY
G. TRAUGER, ESQ., 215-257-6811**

SALE NO. 15-4-335

Writ of Execution No. 2014-06982

DEBT \$304,209.51

ALL THAT CERTAIN lot situate in
Warwick Township, Chester County, PA, designat-
ed as Lot No. 2 on a Minor Subdivision Plan dated
12/1/99, last revised 3/14/00, made by Earl and
Betty Myers, prepared by Hopkins and Scott, Inc.,
Professional Land Surveyors, Kimberton, PA and
recorded at West Chester on 5/15/2000, said lot
being more fully described as follows to wit:

BEGINNING at a point in the bed of
Hill Camp Road (T-464) (proposed 41.50 feet
wide) a corner of lands now or formerly of
Dorothy Seel and David Knauer; thence along the
bed of Hill Camp Road south 3° 30' east, 158.86
feet to a point a corner of Lot No. 1 on above men-
tioned subdivision plan; thence leaving the bed of
Hill Camp Road and along Lot No. 1 south 86° 30'
west, 256.26 feet to an iron pin in line of lands now
or formerly of Donald Robinson; thence along the
same the two following courses and distances: (1)
north 4° 0' 55" west, 187.66 feet to an iron pin; (2)
north 84° 12' 4" east, 146.85 feet to a concrete
monument a corner of lands now or formerly of
Dorothy Seel and David Knauer; thence along the
same south 76° 10' 47" east, 116.50 feet to the first
mentioned point and place of beginning.

BEING Lot No. 2 on said Plan.

BEING known as 2817 South Hill
Camp Road, Pottstown, PA 19465

BEING the same premises which Earl
F. Myers and Betty Ann Myers, by Deed dated
6/23/2000 and recorded 6/23/2000 in the Office of
the Recorder of Deeds in and for Chester County
in Deed Book 4774, Page 42, granted and con-
veyed unto Anthony C. Porco, Jr. and Bonnie L.
Porco.

PARCEL No.: 19-3-123

IMPROVEMENTS: residential proper-

ty.

PLAINTIFF: Bank of America, N.A.
S/B/M to BAC Home Loans Servicing, LP F/K/A
Countrywide Home Loans Servicing, LP c/o
Carrington Mortgage Services, LLC

VS

DEFENDANT: **ANTHONY C.
PORCO, JR. and BONNIE L. PORCO**

SALE ADDRESS: 2817 South Hill
Camp Road, Pottstown, PA 19465

PLAINTIFF ATTORNEY: **GREGO-
RY JAVARDIAN, ESQ., 215-942-9690**

SALE NO. 15-4-337

Writ of Execution No. 2014-00548

DEBT \$160,919.16

ALL THAT CERTAIN lot or tract of
land being situate in the Borough of South
Coatesville County of Chester and the
Commonwealth of Pennsylvania said tract being
shown as Lot 5S on a Final Subdivision/Land
Development Plan prepared for Coatesville Area
Hope VI Project Cambria Park prepared by D C
Gohn Associates Inc on 5/24/2001 and last revised
11/21/2002 bounded and described as follows to
wit:

BEGINNING at a point on the north
right of way line of Montclair Avenue at the inter-
section with the west line of Cambria Heights Lane
as shown on the above references Final
Subdivision/Land Development Plan thence along
the same on a line curving to the left having a
radius of 3,492.32 feet and an arc length of 60.95
feet to a point at the southeast corner of lands of
now or formerly Nickolas and Lena Dematteo
thence along the same north 33 degrees 59 minutes
53 seconds west 127.06 feet to a point in the south
line of Lot 10S thence along same and along Lot
11S north 56 degrees 00 minutes 07 seconds east
60.86 feet to a point in the west line of Cambria
Heights Lane thence along same south 33 degrees
59 minutes 53 seconds east 123.89 feet to a point
on the north side of Montclair Avenue at the inter-
section with the west line of Cambria Heights Lane
the point or place of beginning.

BEING Lot 5S on said Plan

BEING UPI Number 9-2-78.1F

BLR No.: 9-2-78.1F

BEING known as: 38A Montclair
Avenue (a/k/a 38 Montclair Avenue), Coatesville,
PA 19320.

BEING the same premises which CJD
Group, LLC, by Deed dated November 8, 2011
and recorded March 29, 2012 in and for Chester
County, Pennsylvania, in Deed Book Volume

8390, Page 1328, granted and conveyed unto Andre Figueroa and Tia M. Lawson.

PLAINTIFF: Wells Fargo Bank, N.A.
VS

DEFENDANT: **ANDRE FIGUEROA
and TIA M. LAWSON**

SALE ADDRESS: 38A Montclair Avenue (a/k/a 38 Montclair Avenue), Coatesville, PA 19320

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

SALE NO. 15-4-338

Writ of Execution No. 2014-10045

DEBT \$169,358.30

BY virtue of a Writ of Execution No.14-10045

OWNERS of property situate in the City of Coatesville, Chester County, Pennsylvania, being 744 Merchant Street, Coatesville, PA 19320

UPI No. 16-2-284

IMPROVEMENTS thereon: commercial building

PLAINTIFF: First Resource Bank
VS

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

SALE ADDRESS: 744 Merchant Street, City of Coatesville, PA 19320

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

SALE NO. 15-4-339

Writ of Execution No. 2014-03530

DEBT \$185,908.47

ALL THAT CERTAIN tract of land, situated on the northwesterly side of Slate Hill Drive in the Township of East Nottingham, County of Chester and Commonwealth of Pennsylvania as the same appears at Lot #91 on a Final Plan of "Wiltshire at Oxford" Subdivision numbered 404202 prepared by Lake Roeder Hillard & Beers, Civil Engineers & Land Surveyors, Oxford, PA and recorded in the Office of the Recorder of Deeds in and for Chester County, PA as Plan #14559, bounded and described as follows:

BEGINNING at a 3/4" rebar set at the northwesterly right-of-way line of Slate Hill Drive and southeasterly corner of Lot #90 of the above-references Plan; thence (1) along Lot #90, north 02 degrees 09 minutes 04 seconds west, 169.61 feet to a 3/4" rebar set in line of land of the Oxford Recreation Association at the northeasterly corner

of Open Space of the above-references Plan; thence (2) along northeasterly corner of Open Space of the above-referenced Plan; thence (2) along the line of land of the Oxford Recreation Association, south 73 degrees 09 minutes 15 seconds east, 140.61 feet to a 3/4" rebar set in the southwesterly corner of Lot #92; thence (3) along Lot #92, south 21 degrees 49 minutes 59 seconds west, 152.08 feet to a 3/4" rebar set on the northwesterly right of way line of Slate Hill Drive; thence (4) along the northwesterly right of way line of Slate Hill Drive, along the arc of a 175.00 feet radius curve to the left 73.26 feet to a 3/4" rebar, the point of beginning, said curve having a chord distance of 72.72 feet and bearing north 80 degrees 09 minutes 33 seconds west.

BEING the same premises which Oxford Land L.P., a Pennsylvania Limited Partnership, by Indenture dated 11/30/01 and recorded 12/14/01 in the Office of the Recorder of Deeds in and for the County of Chester in Record Book 5142 Page 275, granted and conveyed unto Leland Thomas and Sharon Thomas, in fee.

BEING UPI No. 69-3-64.29

ASSESSMENT: \$202,740.00

PLAINTIFF: Citadel Federal Credit Union

VS

DEFENDANT: **LELAND S. THOMAS and SHARON D. THOMAS**

SALE ADDRESS: 724 Slate Hill Drive, Oxford, PA 19363

PLAINTIFF ATTORNEY: **CHRISTOPHER J. PIPPETT, ESQ., 610-458-7500**

SALE NO. 15-4-340

Writ of Execution No. 2013-11998

DEBT \$1,444,155.00

BY virtue of a Writ of Execution No. 11-11998

OWNERS of properties situated in the Borough of Downingtown, Chester County, Pennsylvania, being 119 W. Lancaster Ave., 115 W. Lancaster Ave and 66-68 W. Lancaster Ave, Downingtown, PA 19335

UPI Nos. 11-7-308; 11-7-307; 11-7-307.1 and 11-7-496

PLAINTIFF: Customers Bank
VS

DEFENDANT: **S&T REALTY, A PA GENERAL PARTNERSHIP CONSISTING OF SAUL BARSH and TONI IOPPOLO BARSH**

SALE ADDRESS: 119 W. Lancaster Ave., Downingtown, PA 19335 and 115 W. Lancaster Ave., Downingtown, PA 19335 and 66-

68 W. Lancaster Ave., Downingtown, PA 19335
PLAINTIFF ATTORNEY: **J. TIMOTHY ARNDT III, ESQ., 610-436-9300**

SALE NO. 15-4-341
Writ of Execution No. 2014-01625
DEBT \$46,269.91

ALL THAT message and lot of land, situate in the Borough of West Grove, County of Chester and State of Pennsylvania, bounded and described as follows, viz:

TAX I.D. #: 5-4-26
PLAINTIFF: First Horizon Home Loans a Division of First Tennessee Bank National Association c/o Nationstar Mortgage LLC

VS
DEFENDANT: **EDUARDO DOMINGUEZ, a/k/a EDWARD DOMINQUEZ and MARY L. ALMONY**

SALE ADDRESS: 125 West Evergreen Street, West Grove, Pennsylvania 19390

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

SALE NO. 15-4-342
Writ of Execution No. 2013-10210
DEBT \$190,048.88

ALL THAT CERTAIN lot or tract of land with improvements known as 804 West Sixth Avenue, situate in the Borough of Parkesburg, County of Chester and Commonwealth of Pennsylvania, and being known as Lot No. 10, as shown on a Plan for Chestnut Estates, a/k/a TownsEdge, prepared by Berger and Hayes, Inc., dated May 6, 1987, Drawing No. 3380-87, and recorded in the Office of the Recorder of Deeds in and for Chester County, Pennsylvania, bounded and described as follows, to wit:

TAX I.D. #: 8-5-324.9K
PLAINTIFF: M&T Bank
VS
DEFENDANT: **FRANCIS DeJESSE**
SALE ADDRESS: 804 Sixth Avenue, Parkesburg, Pennsylvania 19365
PLAINTIFF ATTORNEY: **McCABE, WEISBERG & CONWAY, P.C., 215-790-1010**

SALE NO. 15-4-343
Writ of Execution No. 2008-03009
DEBT \$196,556.83

ALL THAT CERTAIN message and lot or piece of land with the building and improvements erected thereon, hereditaments and appurte-

nances situate in the Township of North Coventry, County of Chester, State of Pennsylvania, bounded and described as follows, to wit:

TAX I.D. #: 17-7-1C
PLAINTIFF: Nationstar Mortgage LLC

VS
DEFENDANT: **ORVILLE R. MARCH, JR a/k/a ORVILLE R. MARCH, III**
SALE ADDRESS: 903 Cherry Hill Lane, Pottstown, Pennsylvania 19465
PLAINTIFF ATTORNEY: **McCABE, WEISBERG & CONWAY, P.C., 215-790-1010**

SALE NO. 15-4-344
Writ of Execution No. 2014-04920
DEBT \$1,586.05

ALL THAT lot or piece of ground, hereditaments and appurtenances, situate in the Township of West Bradford, County of Chester and Commonwealth of Pennsylvania

TAX Parcel No. 50-8-34
PLAINTIFF: West Bradford Township
VS
DEFENDANT: **MARVIN STEWART and PHYLLIS STEWART**

SALE ADDRESS: 730 Shagbark Drive, West Bradford Township, Pennsylvania
PLAINTIFF ATTORNEY: **JAMES R. WOOD, ESQ., 484-690-9300**

SALE NO. 15-4-346
Writ of Execution No. 2013-10252
DEBT \$1,682.47

ALL THAT CERTAIN lot or piece of ground with the buildings and improvements thereon erected, hereditaments and appurtenances, situate in West Bradford Township, Chester County, PA

TAX Parcel No. 50-5D-63
PLAINTIFF: West Bradford Township
VS
DEFENDANT: **TODD M. SOCKET and KIMBERLY SOCKET**

SALE ADDRESS: 1219 Delaware Lane, West Bradford, Pennsylvania
PLAINTIFF ATTORNEY: **JAMES R. WOOD, ESQ., 484-690-9300**

SALE NO. 15-4-347
Writ of Execution No. 2010-01395
DEBT \$431,255.87

TAX Parcel: #38-4-40; 38-5-43; 38-5-43.1; 38-5-44

PLAINTIFF: Lititz Properties, LLC,
Successor to Susquehanna Bank, Successor to
First National Bank of Chester County

VS

DEFENDANT: **J & P JARAMILLO**
TRUST and CHARLES F. JARAMILLO

SALE ADDRESS: 649-653 Old
Lincoln Highway, Valley Township, Chester
County, Pennsylvania 19320

PLAINTIFF ATTORNEY: **WILLIAM**
F. COLBY, JR., 610-895-7181

SALE NO. 15-4-348
Writ of Execution No. 2008-01046
DEBT \$114,050.30

ALL its interest in the following
described real estate situated in the County of
Chester, State of Pennsylvania, 706 West 8th
Avenue, Parkesburg, Pennsylvania, to wit:

TAX I.D. #: 8-7-16

PLAINTIFF: JPMorgan Chase Bank,
National Association

VS

DEFENDANT: **UNKNOWN SUR-**
VIVING HEIRS OF DEBORAH LAMBERT,
DECEASED MORTGAGOR AND REAL
OWNER, EUGENE H. LAMBERT, KNOWN
SURVIVING HEIR OF DEBORAH LAM-
BERT, DECEASED MORTGAGOR AND
REAL OWNER AND KEITH LAMBERT,
KNOWN SURVIVING HEIR OF DEBORAH
LAMBERT, DECEASED MORTGAGOR AND
REAL OWNER

SALE ADDRESS: 706 West 8th
Avenue, Parkesburg, Pennsylvania 19365

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

SALE NO. 15-4-349
Writ of Execution No. 2013-11224
DEBT \$189,660.08

ALL THAT CERTAIN lot or piece of
ground together with the buildings and improve-
ments thereon erected, hereditaments and appurte-
nances, situate in the Township of West Bradford,
County of Chester, Commonwealth of
Pennsylvania, bounded and described in accor-
dance with a Subdivision Plan of Bradford Glen

made by Henry S. Conrey, Inc., Division of
Chester Valley Engineers, Paoli, PA, dated July 28,
1977, last revised December 2, 1977 and recorded
May 24, 1978 at West Chester, in Plan File No.
1680 (erroneously cited as 1778), as follows, to
wit:

BEGINNING at a point on the south-
westerly side of Lawson Lane (36 feet wide) said
point being a corner of Lot No.28; thence extend-
ing from said beginning point along Lot No. 28,
south 33 degrees 15 minutes 48 seconds west, 100
feet to a point in line of land designated as Non
Dedicated Open Space; thence extending along the
same the two following courses and distances: (1)
north 56 degrees 44 minutes 12 seconds west,
61.88 feet to a point and (2) north 42 degrees 17
minutes 2 seconds east, 101.25 feet to a point on
the southwesterly side of Lawson Lane; thence
extending along the same south 56 degrees 44 min-
utes 12 seconds east 46 feet to the first mentioned
point and place of beginning.

BEING Lot No. 29, Phase I.

BEING UPI #50-5A-28

BEING Parcel #50-50A-0028

BLR# 50-5A-28

BEING the same premises which
Frederick C. Braun, Jr. and Suzanne Braun,
Executrix of the Estate of Christopher Braun a/k/a
Christopher T. Braun, deceased, granted and con-
veyed unto Suzanne M. Braun by Deed dated
November 5, 2003 and recorded November 25,
2003 in Chester County Record Book 5991, Page
339 for the consideration of \$1.00.

PLAINTIFF: Federal National
Mortgage Association

VS

DEFENDANT: **SUZANNE M.**
BRAUN

SALE ADDRESS: 1314 Lawson Lane,
Downingtown, PA 19335

PLAINTIFF ATTORNEY: **MARTHA**
E. VON ROSENSTIEL, ESQ., 610-328-2887

SALE NO. 15-4-350
Writ of Execution No. 2014-10954
DEBT \$214,166.39

ALL THAT CERTAIN lot of land situ-
ate in the Borough of Kennett Square shown as
Lots No. ____ and No. ____ on Plan of Building Lots
of "Kennett Heights" as recorded in the Recorder's
Office of Chester County and being bounded and
described as follows:

BEGINNING at a point on the souther-
ly side of Richard Road as originally laid out, said
point of beginning being a corner of Parcel B and

being marked by the following 2 courses and distances, from an iron marking the intersection of the northerly side of Richards Road (45 feet wide) with the westerly side of Bloomfields Avenue (50 feet wide) to wit: (1) south 18 degrees 42 minutes 00 seconds east 43.10 feet (2) north 71 degrees 18 minutes 00 seconds east 50 feet to said point of beginning and along the southerly side of Richards Road as originally laid out north 71 degrees 18 minutes 00 seconds east 50 feet to a point in a common driveway marking a corner of the lands of Donald R. and Patricia A. Farmer, thence along the same south 18 degrees 42 minutes 00 seconds east 1.90 feet to a point on the southerly side of Richards Road as presently laid out; thence continuing along the lands of Donald R. and Patricia A. Farmer leaving Richards Road passing through the aforementioned common drive and passing through a garage 148.10 feet to a point in line with the lands of Marvin B. and Willa Mae Claycomb; thence along same north 18 degrees 42 minutes 00 seconds west 148.10 feet to an iron pin on the southerly side of Richards Road as presently laid out thence continuing along Parcel B north 18 degrees 42 minutes 00 seconds west 1.90 feet to the first mentioned point and place of beginning.

BEING UPI #3-3-111

BLR# 3-3-111

BEING the same premises which Gary R. Clark and Suzanne J. Clark, husband and wife, granted and conveyed unto Teresa Mitchell by Deed dated August 30, 2004 and recorded September 3, 2004 in Chester County Record Book 6272, Page 416 for the consideration of \$197,200.00

PLAINTIFF: Wells Fargo Bank, N.A.
VS

DEFENDANT: **TERESA MITCHELL**

SALE ADDRESS: 530 Richards Road, Kennett Square, PA 19348

PLAINTIFF ATTORNEY: **MARTHA E. VON ROSENSTIEL, ESQ., 610-328-2887**

SALE NO. 15-4-351

Writ of Execution No. 2013-09697

DEBT \$342,399.65

ALL THAT CERTAIN Unit designated as Unit No. 18 in the Condominium known as Hunters Run at Willistown Condominium situate in Upper Uwchlan Township, Chester County, Commonwealth of Pennsylvania which has heretofore been submitted to the provisions of the Uniform Condominium Act 68 PA C.S. 3101 et seq. by the recording in the Chester County

Recorder of Deeds Office which Unit is designated on the Declaration of Condominium of Hunters Run at Willistown Condominium dated December 3, 2002 and recorded in the Office of the Recorder of Deeds in and for Chester County in Record Book 5483 Page 2264 and as in unrecorded Bylaws of hunters Run at Willistown Condominium filed as Plan No. 16427

TOGETHER with a percentage interest in the Common Elements (as defined in said Declaration of Condominium of Hunters Run at Willistown Condominium and any future amendments thereto).

PREMISES known as 12 Fawn Court
BEING UPI Number 54-8-2153

UNDER AND SUBJECT to all agreements, conditions, easements and restrictions of record and current taxes and to the provisions easements and covenants contained in the Declaration of Condominium.

The grantees, for and on behalf of the Grantees and the Grantees heirs, personal representatives, successors and assigns by the acceptance of this Deed, covenants and agrees to pay such charges for the maintenance of, repairs to, replacements of and expenses in connection with the Common Elements as may be assessed from time to time by the Executive Board in accordance with the Uniform Condominium Act of Pennsylvania and further covenant and agree that the Unit conveyed by this Deed shall be subject to a charge for all amounts so assessed and that this covenant shall run with and bind the Unit hereby and all subsequent owners thereof.

BLR# 54-8-2153

BEING the same premises which Eve S. Chin granted and conveyed unto Joseph Degnan and Deborah B. Willis, as joint tenants with right of survivorship and not as tenants in common, by Deed dated August 19, 2005 and recorded September 1, 2005 in Chester County Record Book 6605, Page 1066 for the consideration of \$450,000.00.

PLAINTIFF: Federal National Mortgage Association

VS

DEFENDANT: **JOSEPH DEGNAN and DEBORAH B. WILLIS**

SALE ADDRESS: 12 Fawn Court, West Chester, PA 19382

PLAINTIFF ATTORNEY: **MARTHA E. VON ROSENSTIEL, ESQ., 610-328-2887**

SALE NO. 15-4-352
Writ of Execution No. 2013-12629
DEBT \$165,874.13

ALL THOSE TWO CONTIGUOUS
lots or pieces of land, known as Lots #9 and 10 on
the Plan of Lots laid out by John Latshaw, with the
buildings and improvements thereon erected,
located on the north side of Pikeland Avenue, in
the Borough of Spring City, County of Chester and
Commonwealth of Pennsylvania, being known as
329 Pikeland Ave, Spring City, PA 19475

PLAINTIFF: Caliber Home Loans, Inc.
VS

DEFENDANT: **KATHERINE E.**
GLOWACKI and MARK A. GLOWACKI

SALE ADDRESS: 329 Pikeland Ave.,
Spring City, PA 19475

PLAINTIFF ATTORNEY: **ROBERT**
W. CUSICK, ESQ., 215-886-8790