
SHERIFF'S SALES

By virtue of various writs issued out of the Court of Common Pleas of Montgomery County, Pa. to me directed will be sold at public sale on October 31, 2012 at 1:00 o'clock P.M. prevailing time, in Court Room "A", Court House, Swede and Airy Streets, in the Borough of Norristown, said County, the following described Real Estate.

To all parties in interest and claimants:

Notice is hereby given the schedules of distribution by the Sheriff on November 28, 2012 and distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days thereafter.

All properties to be sold by **EILEEN WHALON BEHR, SHERIFF**.

First Publication

00-22224

ALL THAT CERTAIN lot or piece of ground with the buildings and improvements thereon erected, situate in **East Norriton Township**, County of Montgomery and Commonwealth of Pennsylvania, bounded and described according to a survey and plan of "Trotter's Hills" made by Donald H. Schurr, Civil Engineer and Surveyor, Norristown, Pennsylvania, on the 2nd day of December, A.D., 1963, as revised in part on April 15, 1965, as follows, to wit:

BEGINNING at a point on the Southwesterly side of a cul-de-sac located at the Northwesterly end of Pacer Lane which point is measured on the arc of a curve, curving to the left, having a radius of fifty feet the arc distance of forty-five and fifty one-hundredths feet from a point of reverse curve therein, which point of reverse curve is measured on the arc of a curve, curving to the right, having a radius of fifty feet the arc distance of thirty-six and fourteen one-hundredths feet from a point of curve on the Southwesterly side of Pacer Lane (fifty feet wide) which last mentioned point of curve on the Southwesterly side of Pacer Lane (fifty feet wide) is at the distance of one hundred sixty-nine and sixty one-hundredths feet measured North eighty-eight degrees, thirty-three minutes West, along said side of Pacer Lane from a point of tangent therein which point of tangent is on the arc of a curve, curving to the left having a radius of four hundred twenty-five feet the arc distance of one hundred forty and twenty-nine one-hundredths feet from a point of curve, which said curve is on the arc of a curve, curving to the right having a radius of twenty feet, the arc distance of twenty-nine and thirty-eight one-hundredths feet to a point on the Southwesterly side of Meadowbrook Road (fifty feet wide); thence from said point of beginning along Lot No. 21, as shown on said plan and passing through a twenty foot wide sanitary sewer easement and a twenty foot wide sanitary sewer right-of-way and crossing a forty foot wide drainage easement, South seventeen degrees, eleven minutes, thirty seconds West, two hundred eighteen and thirty one-hundredths feet to a point; thence North forty-two degrees, nine minutes West extending through and crossing a certain forty foot wide drainage easement and crossing a twenty-five foot wide access right-of-way and driveway and passing under a bridge, all as shown on said plan, two hundred and fifty-two and sixty one-hundredths feet to a point; thence North seventy-four degrees, twenty-nine minutes, thirty seconds East along Lot No. 23, repassing under the said bridge and recrossing the said twenty-five foot wide access right-of-way and said driveway as shown on said plan and passing through a twenty foot wide drainage easement, two hundred eight and twenty-one one-hundredths feet to a point on the Southwesterly side of said cul-de-sac; thence along the same on the arc of a curve, curving to the left, having a radius of fifty feet the arc distance of fifty feet to the first mentioned point and place of beginning.

UNDER AND SUBJECT to building restrictions and agreements of record.

TITLE TO SAID PREMISES IS VESTED IN Richard H. Smith and Margaret A. Smith, husband and wife by Deed from Richard H. Smith and Margaret A. Smith, who acquired title as Richard Smith and Margaret Smith, husband and wife, dated 10/18/97, recorded 1/9/98 in Deed Book 5212, Page 2187.

Parcel Number: 33-00-06712-00-5.

Location of property: 10 Pacer Lane, Norristown, PA 19401.

The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **Richard H. Smith and Margaret A. Smith** at the suit of First Union National Bank, as Trustee. Debt: \$173,933.60.

Paige M. Bellino, Attorney.

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

03-09358

ALL THAT CERTAIN brick message and lot or piece of land, situate in **Norristown Borough**, County of Montgomery and State of Pennsylvania, bounded and described, as follows, to wit:

BEGINNING at a point in the Northwesterly side of Rosemont Avenue at the distance of 75 feet Southwestwardly from the Southwesterly side of Lafayette Street; thence continuing along said Westerly side of Rosemont Avenue, Southwestwardly 19 feet to a corner; thence Northwestwardly at right angles to Rosemont Avenue, 78 feet to Southeasterly side of a 4 feet wide alley; thence Northeastwardly along said alley 19 feet to a point; thence Southeastwardly parallel with the second course herein, 78 feet to the Northwesterly side of Rosemont Avenue, the place of beginning.

TITLE TO SAID PREMISES IS VESTED IN Barry R. Stevens, Sr., as Sole Owner, by Deed from Rita Grauten, dated 02/26/02, recorded 05/10/02, Deed Book 5407, Page 856.

Parcel Number: 13-00-32796-00-5.

Location of property: 141 Rosemont Avenue, Norristown, PA 19401.

The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **Barry R. Stevens, Sr.** at the suit of Ocwen Federal Bank, FSB, as Servicer for Deutsche Bank National Trust Company, as Trustee for the Registered Holders of the CDC Mortgage Capital Trust 2002-HE1, Mortgage Pass-Through Certificates, Series 2002-HE1. Debt: \$65,187.47.

Salvatore Carollo, Attorney. I.D. #311050

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

04-02332

ALL THAT CERTAIN lot or piece of ground, situate in **Limerick Township**, County of Montgomery and Commonwealth of Pennsylvania bounded and described according to a Subdivision Plan "Faircrest Farm" made for Leroy Wensel by Bursich Associates, Inc., Engineers, Planners, Surveyors and Landscape Architects dated 9/13/1996 and last revised 12/17/1998 and recorded in Plan Book A-58, Page 150 and 151, as follows, to wit:

BEGINNING at a point of curve on the Northwesterly side of Wensel Circle (50.00 feet wide) at a corner of this and Lot No. 90 as shown on the above mentioned plan; thence extending from said point of beginning and along Lot No. 90 North 36 degrees, 06 minutes, 58 seconds West, 160.00 feet to a point in line of Lot No. 106; thence extending along Lot No. 106 North 65 degrees, 03 minutes, 48 seconds East, 129.90 feet to a point in corner in line of Lot No. 88; thence extending along the same South 13 degrees, 45 minutes, 25 seconds East, 160.00 feet to a point a corner on the Northwesterly side of Wensel Circle; thence extending along the same on the arc of a circle curving to the left having a radius of 175.00 feet the arc distance of 68.29 feet to a point a corner of Lot No. 90 aforesaid; being the first mentioned point and place of beginning.

BEING Lot No. 89 as shown on the above mentioned plan.

Parcel Number: 37-00-04782-05-7.

Location of property: 40 Wensel Circle, Schwenksville, PA 19473.

The improvements thereon are: Single family dwelling.

Seized and taken in execution as the property of **Jan P. Deitcher, Revocable Trust and Cynthia L. Deitcher** at the suit of SB1 Federal Credit Union. Debt: \$357,310.89.

Robert J. Wilson, Attorney. I.D. #42434

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

07-06132

ALL THAT CERTAIN lot or piece of land, hereditaments and appurtenances, situate in **Upper Merion Township**, Montgomery County, Pennsylvania, bounded and described according to a plan and survey made by Will D. Hiltner, Registered Surveyor, in October 1953, as follows, to wit:

BEGINNING at a point in the center line of Valley Forge Road, at the distance of 809 feet South 83 degrees, 31 minutes West from a point at the intersection of the center line of said Valley Forge Road and Caley Road; thence extending along the center line of Valley Forge Road South 83 degrees, 31 minutes West, 210 feet to a point a corner; thence extending North 21 degrees, 15 minutes West passing over a monument erected on the North side of Valley Forge Road, 398.4 feet to another monument a corner; thence extending North 69 degrees, 5 minutes East, 246.85 feet to an iron pin a corner; thence extending by land about to be conveyed to John Bazela, South 15 degrees, 44 minutes East, 452.8 feet passing over an iron pin on the North side of Valley Forge Road to the first mentioned point and place of beginning.

CONTAINING 2.3 acres more or less.

EXCEPTING AND RESERVING therefrom and thereout, all that certain lot or piece of land, hereditaments and appurtenances, situate in **Upper Merion Township**, County of Montgomery and State of Pennsylvania, bounded and described according to a plan and survey made by M.R. and J.S. Yerkes, Civil Engineers and Surveyors, dated March 15, 1955, as follows, to wit:

BEGINNING at a point in the center line of Valley Forge Road (50 feet wide) at the distance of 809 feet more or less, South 83 degrees, 31 minutes West from a point at the intersection of the center line of said Valley Forge Road and Logan Caley Road; thence extending along the center line of said Valley Forge Road, South 83 degrees, 31 minutes West, 101.32 feet to a point, a corner in line of other land of Joseph White and Mary, his wife; thence extending along same, North 15 degrees, 44 minutes West, 427.44 feet to a point a corner; thence extending North 69 degrees, 5 minutes East, 100.41 feet to a point a corner in line of lands of John Bazela; thence extending along the same, South 15 degrees, 44 minutes East, 452.80 feet to the first mentioned point and place of beginning.

CONTAINING 1.010 acres of land.

Parcel Number: 58-00-19468-00-4.

Location of property: 466 West Valley Forge Road, King of Prussia, PA 19406.

The improvements thereon are: Single family dwelling.

Seized and taken in execution as the property of **Karl Mangialardi, Linda L. Mangialardi and The United States of America** at the suit of Deutsche Bank National Trust Company, as Trustee for Argent Securities, Inc., Asset-Backed Pass-Through Certificates, Series 2004-W10 Under the Pooling and Servicing Agreement dated as of September 1, 2004, Without Recourse. Debt: \$431,829.96.

Craig Oppenheimer, Attorney.

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

07-12924

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, situate in **Lower Merion Township**, County of Montgomery and State of Pennsylvania, bounded and described according to a certain survey and plan thereof made by Alva L. Rogers, Engineer, Ardmore, Pennsylvania on September 11, 1923 and more fully described as, follows, to wit:

BEGINNING at a point in the middle line of Arnold Road at the distance of 277.3 feet measured South 20 degrees, 23 minutes East from the point of intersection of the middle lines of St. Pauls Road and Arnold Road; thence North 69 degrees, 37 minutes East passing through the center line of a partition wall dividing these from the premises to the North 127.48 feet to a point; thence, South 17 degrees, 58 minutes East, 42.76 feet to a point; thence, South 74 degrees, 15 minutes West, 126.01 feet to a point in the middle of Arnold Road; thence along the middle line of said Arnold Road North 20 degrees, 23 minutes West, 32.51 feet to the first mentioned point and place of beginning.

TITLE TO SAID PREMISES IS VESTED IN Helen Winston, by Deed from Richard P. Miller, Administrator of the Last Will and Testament of Isabel C. Magee, dated 10/28/2004, recorded 11/15/2004, in Deed Book 5532, Page 2119. Parcel Number: 40-00-01912-00-1.

Location of property: 137 Arnold Road, Ardmore, PA 19003-2801.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Helen Winston** at the suit of U.S. Bank, National Association, as Trustee for RASC 2005KS1. Debt: \$168,651.17

John Michael Kolesnik Attorney. I.D. #308877

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

07-20650

ALL THAT CERTAIN tract or land, along the West side of Melchoir Road, North of Church Road, in **Franconia Township**, Montgomery County and State of Pennsylvania, described according to a recent survey and plan dated April 27, 1951, with revision of October 13, 1956, as prepared by Stanley F. Moyer, Registered Engineer and Land Surveyor, Souderton, Pennsylvania, bounded and described, as follows, to wit:

BEGINNING at an iron pin in the center line of Melchoir Road, said pin being a corner of lands conveyed by grantor to Arthur Dorn and one hundred feet (100 ft.) Southeast of the original corner of lands of Edwin Stover and Alan J. Freelon; thence along the center line of Melchoir Road, South forty-four degrees, two minutes East, the distance of seventy-five and thirty-nine hundredths feet (South 44 degrees, 02 minutes East, 75.39 feet) to an iron pin; thence continuing along the center line of Melchoir Road, South forty-seven degrees, thirteen minutes East, the distance of twenty-four and sixty-four hundredths feet (South 47 degrees, 13 minutes East, 24.64 feet) to an iron pin a corner; thence along other lands of grantor of which this was a part, South forty-five degrees, fifty-eight minutes West, the distance of four hundred eighty-six and four hundredths feet (South 45 degrees, 50 minutes West, 486.04 feet) to an iron pin in line of lands now or late of Edwin Forrest; thence along the same, North forty-six degrees, forty-five minutes West, the distance of three hundred ten and fourteen hundredths feet (North 46 degrees, 45 minutes West, 310.14 feet) to an iron pin, in line of lands of Alan J. Freelon; thence along the same, North fifty-eight degrees, twenty-two minutes East, the distance of three hundred thirty-two and twelve hundredths feet (North 58 degrees, 22 minutes East, 332.12 feet) to an iron pin, a corner of lands of Arthur W. Dorn; thence along the same, the next two (2) courses and distances: (1) South forty-four degrees, two minutes East, the distance of one hundred thirty-eight and forty-eight hundredths feet (South 44 degrees, 02 minutes East, 138.48 feet) to an iron pin; thence North forty-five degrees, fifty-eight minutes East, the distance of one hundred seventy-five feet (North 45 degrees, 58 minutes East, 175 feet) to the place of beginning.

CONTAINING 2.389 acres of land, more or less.

TITLE TO SAID PREMISES IS VESTED IN Larry Palmerio and Carol Palmerio, husband and wife, by Deed from Stephen Washco and Priscilla Washco, his wife and Carmen M. Palmerio, dated 06/27/1998, recorded 08/07/1998, in Deed Book 5235, Page 2135.

Parcel Number: 34-00-03401-00-3.

Location of property: 618 Melvin Road, Franconia, PA 18969.

The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **Carol Palmerio and Larry Palmerio** at the suit of The Bank of New York, as Successor to JP Morgan Chase Bank, National Association, as Trustee, C-Bass Mortgage Loan Asset-Backed Certificates, Series 2004-CB8. Debt: \$255,529.63.

Katherine E. Knowlton, Attorney.

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

07-31012

ALL THAT PARCEL of land, in **North Wales Borough**, Montgomery County, State of Pennsylvania, as more fully described in Deed Book 5111, Page 1339, ID #14-00-03312-00-4, being known and designated as all that certain message or tenement and lot or piece of ground, being part of Lot No. 48 and part of Lot No. 49 on the plan of lots of Perry's Addition to North Wales Heights, situate in **North Wales Borough**, County of Montgomery and Commonwealth of Pennsylvania, bounded and described in accordance with a survey and plan thereof made by Ralph Schafenacker, dated March 10, 1919, as follows, to wit:

BEGINNING at an iron pin on the Northeasterly side of Sixth Street, at the distance of 38.1 feet Southeasterly from an iron pin at the intersection of the said Northeasterly side of Sixth Street and the Southeasterly side of an alley (20 feet wide); thence extending through the partition wall of this and an adjoining dwelling house North 31 degrees, 26 minutes East, 58.9 feet to a point; thence North 34 degrees, 27 minutes East, 51.54 feet to a point in the rear of Lot No. 34 on said plan; thence along the same and rear of Lot No. 35 South 57 degrees, 12 minutes East, 54.3 feet to an iron pin; thence along Lot No. 47 on said plan South 41 degrees, 12 minutes West 115.14 feet to an iron pin in the Northeasterly side of Sixth Street aforesaid; thence along the same North 58 degrees, 40 minutes West, 36.5 feet to the place of beginning.

CONTAINING 20 perches being the same more or less.

TITLE TO SAID PREMISES IS VESTED IN Cynthia Naratil and Richard Clearfield by Deed from Cynthia Naratil dated 4/25/95, recorded 5/4/95 in Deed Book 5111, Page 1339.

Parcel Number: 14-00-03312-00-4.

Location of property: 221 South 6th Street, North Wales, PA 19454.

The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **Cynthia Naratil and Richard Clearfield** at the suit of The Bank of New York as Successor to JP Morgan Chase Bank, N.A., as Trustee for the C-Bass Mortgage Loan Asset-Backed Certificates, Series 2006-RP1. Debt: \$98,348.97.

Stuart Winneg, Attorney. I.D. #45362

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

08-00601

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, situate in **Marlborough Township**, County of Montgomery and Commonwealth of Pennsylvania, described in accordance with a survey and plan thereof made for Samuel R. Brandt Estate by George Reid Nevells, Registered Surveyor, dated September 13th, 1965, as follows, to wit:

BEGINNING at an iron pin in the center line of Upper Ridge Road, Leg. Route #46032, a corner of land of Orvis R. Barndt; thence along the center line of Upper Ridge Road, the four following courses and distances: (1) South two degrees, twenty-two minutes East, two hundred ninety-eight and fifteen one-hundredths feet to a spike; (2) South three degrees, 7 minutes East, eight hundred forty-nine and six one-hundredths feet to an iron pin; (3) South eighteen degrees, twenty-seven minutes West, four hundred thirty-five and thirty-four one-hundredths feet to a spike; (4) South nineteen degrees, seven minutes West, forty-one and thirty-one one-hundredths feet to a corner of land of Nancy L. Brey; thence along said land, the three following courses and distances: (1) North seventy-one degrees, fifty-three minutes West, three hundred eighty-three and thirty-six one-hundredths feet to an iron pin; (2) South thirty-six degrees, forty-eight minutes West, two hundred forty-nine and fifty-nine one-hundredths feet to an iron pin; (3) South fifty-two degrees, fifty-two minutes East, three hundred forty and four one-hundredths feet to a point in line of land of Elmer H. Hock; thence along said land, along the Southeasterly side of a driveway, South forty-nine degrees, thirteen minutes West, one hundred two and fifty-one one-hundredths feet to an iron pin; thence continuing along the Southeast side of said driveway, by land of Giulio T. D'Ambrosio and by land of John L. Pendleburg, South forty-eight degrees, twenty-five minutes West, four hundred four and thirty-nine one-hundredths feet to a point; thence by land of John L. Pendleburg crossing said driveway, North forty-three degrees, forty-three minutes West, one thousand nine hundred thirteen and thirty-three one-hundredths feet to a stump in a right-of-way of Pennsylvania Power and Light Company; thence by land of Jan Ward, North forty-eight degrees, thirty-eight minutes East, one thousand two hundred forty-four and seven one-hundredths feet to an iron pin at a dead cedar tree and a corner of land of Paul H. Kline; thence by land of Paul H. Kline, North forty-eight degrees, forty-eight minutes East, three hundred six and nineteen one-hundredths feet to an iron pin at a twenty-four inch walnut tree and a corner of land of Orvis R. Barndt; thence by land of Orvis R. Barndt, the three following courses and distances: (1) South thirty-seven degrees, fifty-five minutes East, five hundred ten and seventy-nine one-hundredths feet to an iron pin; (2) North sixty-four degrees, seven minutes East, four hundred fifty-seven and fifty-six one-hundredths feet to an iron pin; (3) North eighty-four degrees, six minutes East, one hundred forty-eight and ninety-five one-hundredths feet to the first mentioned point and place of beginning.

CONTAINING sixty-five and five thousand five hundred thirty-eight ten-thousandths acres of land.

Parcel Number: 45-00-02128-00-5.

Location of property: 4000 Upper Ridge Road, Pennsburg, PA 18073.

The improvements thereon are: Single family residential dwelling.

Seized and taken in execution as the property of **Linda Kimmel, Co-Executrix of the Estate of Kathryn E. Brand and Wendy S. Rooth, Co-Executrix of the Estate of Kathryn E. Brand** at the suit of Upper Perkiomen School District. Debt: \$8,829.97.

James R. Wood, Attorney.

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF.**

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$4,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

08-15512

ALL THAT CERTAIN lot or piece of ground with the buildings and improvements thereon erected, situate in **Upper Merion Township**, Montgomery County, Pennsylvania known as 1021 Hedgerow Circles and described according to a plan thereof made by M.R. and J.B. Yerkes Surveyors dated October 1, 1955 and revised 10-24-1955 and further revised June 14, 1956, as follows, to wit:

BEGINNING at a point on the Southeasterly side of Hedgerow Lane (50 feet wide) at the distance of 273.57 feet measured on a bearing of South 69 degrees, 13 minutes West along the said side of Hedgerow from a point of tangent in the same, said point of tangent being at the distance of 26.71 feet measured on the arc of a circle curving to the left having a radius of 15 feet from a point of curve on the Southwesterly proposed right-of-way line of Fletcher Road, there from said point of beginning South 26 degrees, 47 minutes West, 245.75 feet; thence North 02 degrees, 37 minutes East, 217.21 feet to a point on the Southwesterly side of Hedgerow Lane; thence extending Southeasterly and Northeasterly measured partly along the Southwesterly and partly along the Southeasterly side of Hedgerow Lane on the arc of a circle curving to the left having a radius of 150 feet the arc distance of 46.23 feet to a point of tangent on the Southeasterly side of Hedgerow Lane aforesaid; thence extending North 69 degrees, 13 minutes East measured along the said Southeasterly side of Hedgerow Lane 103.01 feet to the point and place of beginning.

BEING Lot No. 5 Hedgerow Circle.

BEING the same premises which Charlotte Craven, by Deed dated 5/3/2004 and recorded 6/22/2004 in Book 05512, Page 24991, Instrument #2004127913, granted and conveyed unto Vincent Craven.

Parcel Number: 58-00-09580-00-1.

Location of property: 1021 Hedgerow Circle, Wayne, PA 19087.

The improvements thereon are: A single family residential dwelling.

Seized and taken in execution as the property of **Vincent Craven** at the suit of Deutsche Bank National Trust Company, as Trustee for Wamu Mortgage Pass-Through Certificates Series 2005-AR 13 Trust. Debt: \$472,632.88.

Jill P. Jenkins, Attorney. I.D. #306588

Above Property to be sold by **EILEEN WHALON BEHR, ACTING SHERIFF.**

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

08-18817

ALL THAT CERTAIN lot or piece of ground, with the brick dwelling thereon erected, situate in **Norristown Borough**, County of Montgomery and Commonwealth of Pennsylvania, bounded and described, as follows, to wit:

BEGINNING at a stake on the Northeast side of Wood Street 92 feet Northwesterly from the Northwest side of Locust Street; thence extending Northeasterly parallel to Locust Street, 120 feet; thence Northwesterly parallel to Wood Street, 24 feet; thence Southwesterly parallel to Locust Street, the line passing through the partition wall between the house upon this and the adjoining tract, 120 feet to the Northeast side of Wood Street; thence Southwesterly 24 feet to the place of beginning.

Parcel Number: 13-00-39616-00-7.

Location of property: 109 West Wood Street, Norristown, PA.

The improvements thereon are: Single family residential dwelling.

Seized and taken in execution as the property of **JEA Group, LLC** at the suit of Norristown Area School District. Debt: \$3,545.67.

Robert P. Daday, Attorney.

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF.**

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$4,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

08-31591

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, situate in **Upper Dublin Township**, Montgomery County, Pennsylvania, and described according to a Final Subdivision Plan of "Golfview Estates" made by Woodrow & Associates, Inc., dated August 10, 2001 and recorded June 14, 2002 and recorded in Montgomery County in Plan Book A-61, Page 4, as follows, to wit:

BEGINNING at a point on the Northwesterly side of Girard Avenue (50 feet wide), which point of beginning is common to this lot and Lot No. 5 as shown on said plan; thence extending from said point of beginning, along Lot No. 5, North 46 degrees, 37 minutes West, extending through the party wall dividing these premises and the premises to the Southwest, crossing the bed of a certain 75 feet wide conservation easement, also crossing the Southeasterly side of Jackson Avenue (50 feet wide Paper Street - Not Physically Open), 220 feet to a point in the bed thereof; thence extending along the same, North 43 degrees, 23 minutes East, 32 feet to a point, a corner of Lot No. 7 as shown on

said plan; thence extending along Lot No. 7, South 46 degrees, 37 minutes East, recrossing the Southeasterly side of Jackson Avenue, recrossing the bed of said conservation easement, 220 feet to a point on the said Northwesterly side of Girard Avenue; thence extending along the same, South 43 degrees, 23 minutes West, 32 feet to the first mentioned point and place of beginning.

BEING Lot No. 6 as shown on said plan.

BEING the same premises which Claudette Rowe by Deed dated 3/30/05 and recorded 4/15/05 in Montgomery County in Deed Book 5550, Page 1176, granted and conveyed unto Christopher Smith and Dana Kim Traylor.

Parcel Number: 54-00-08905-00-5.

Location of property: 324 Girard Avenue, Glenside, PA 19038.

The improvements thereon are: A single family residential dwelling.

Seized and taken in execution as the property of **Christopher R. Smith and Dana Kim Traylor** at the suit of U.S. Bank, National Association, as Trustee for JP Morgan Mortgage Acquisition Corporation 2005-OPT1, Asset-Backed Pass-Through Certificates, Series 2005-OPT1. Debt: \$280,271.72.

David Fein, Attorney. I.D. #82628

Above Property to be sold by **EILEEN WHALON BEHR, ACTING SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

09-04844

ALL THAT CERTAIN lot or parcel situated on the Westerly side of Grosstown Road, **West Pottsgrove Township**, Montgomery County, State of Pennsylvania, bounded and described in accordance with a 2-lot subdivision plan prepared by Ralph E. Shaner & Son Engineering Company, Pottstown, Pennsylvania for Pottstown Trap-Rock Quarries, Inc., dated December 5, 1992, last revised July 19, 1993, and more fully described, as follows, to wit:

BEGINNING at a point in the bed of Grosstown Road, a public road extending in a Northeasterly direction from West High Street to Manatawny Street, having a legal width of 41 feet and an ultimate width of 80 feet said point being distance along and in said road from a joint corner of other lands of Pottstown Trap-Rock Quarries, Inc. and Jacob S. Cepko and Laura P. Cepko, South 39 degrees, 15 minutes West, 221.35 feet; thence from said point of beginning along and in the bed of Grosstown Road, Pennsylvania DOT S. R. 4042, South 39 degrees, 15 minutes West, 90.00 feet to a corner of lands of David Sperat; thence leaving Grosstown Road along lands of David Sperat, crossing the legal right-of-way line 20.5 feet from said last mentioned point North 50 degrees and the ultimate right-of-way line 40.00 feet from said last mentioned point North 50 degrees, 45 minutes West, 210.00 feet to a corner of Lot No. 2 other lands of the grantor, Pottstown Trap-Rock Quarries, Inc., thence along Lot No. 2 the next two (2) courses and distances: (1) North 39 degrees, 15 minutes East, 90.00 feet to a corner; and (2) thence containing by Lot No. 2 and crossing the ultimate right-of-way line of Grosstown Road 170.00 feet from said last mentioned point, South 50 degrees, 45 minutes East, 210.00 feet to the point and place of beginning.

EXCEPTING AND RESERVING the Easterly 40 feet of the above described premises of land with the legal and ultimate right-of-way widths of Grosstown Road for the future widening of the cortway and such other purposes for which public roads may be legally used.

BEING all of Lot No. 1 of a 2 Lot Subdivision Plan prepared for Pottstown Trap-Rock Quarries, Inc., dated December 5, 1992, last revised 7/19/1993 and recorded in the Office for the Recording of Deeds, etc. in and for the County of Montgomery at Norristown, Pennsylvania on 9/22/93 in Plan Book B-41, Page 295.

TITLE TO SAID PREMISES IS VESTED IN Bradley W Scherer, a/k/a Bradley M. Scherer and Darnese M. Scherer, husband and wife, by Deed from Nicole Brown, a/k/a Nicole A. Kollar dated March 25, 2009 and recorded April 7, 2000 in Deed Book 5312, Page 2496.

Parcel Number: 64-00-02134-00-7.

Location of property: 523 Grosstown Road, Pottstown, PA 19464.

The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **Bradley W. Scherer a/k/a Bradley M. Scherer and Darnese M. Scherer** at the suit of JP Morgan Chase Bank, National Association, as Successor to Chase Home Finance, LLC, s/b/m/t Chase Manhattan Mortgage Corporation. Debt: \$304,347.42.

Margaret M. Gairo, Attorney.

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

09-05832

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements there on erected, situate in **Norristown Borough**, County of Montgomery and Commonwealth of Pennsylvania and described according to a survey of properties of Francis F. McAdams by William W Reeder, Registered Engineer, Upper Darby, Pennsylvania, as follows, to wit:

BEGINNING at a point on the Northwest side of Rosemont Avenue (fifty feet wide) at the distance of one hundred fifty-seven one-hundredths feet measured along the said side of Rosemont Avenue South forty-one degrees, four minutes West from its intersection with the Southwest side of Washington Street (sixty-six feet wide).

CONTAINING in front or breadth on said Rosemont Avenue sixteen feet and extending of that width in length or depth North forty-eight degrees, fifty-six minutes West between parallel line at right angles to the said Rosemont Avenue, the Northeast and Southwest lines thereof extending partly through the center of party walls to the Northeast

and Southwest respectively sixty-seven and twenty-five one-hundredths feet to a certain twenty feet wide driveway which extends Northeast and Southwest from Washington Street Jackson.

BEING Lot No. 47.

TOGETHER with the free and common use, right, liberty and privilege of the aforesaid twenty feet wide driveway as and for a driveway, passageway and watercourse at all times hereafter forever in common with the owners, tenants and occupiers of the other lots of ground bounding thereon and entitled to the use thereof. Subject however, to the proportionate share of the cost and expense of maintaining the said driveway in good order, conditions and repair.

TITLE TO SAID PREMISES IS VESTED IN Neil A. Mengel, II by Deed from Randell J. Reese dated 05/26/2005, recorded 06/27/2005 in Book 5559, Page 2525.

Parcel Number: 13-00-32708-00-3.

Location of property: 15 Rosemont Avenue, Norristown, PA 19401-4336.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Neil A. Mengel, II** at the suit of The Bank of New York as Trustee for the Certificateholders CWALT, Inc. Alternative Loan Trust 2006-OC8, Mortgage Pass-Through Certificates, Series 2006-OC8. Debt: \$96,212.77.

John Michael Kolesnik, Attorney, I.D. #308877

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

09-08332

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, situate in **Limerick Township**, County of Montgomery and Commonwealth of Pennsylvania, bounded and described according to a Subdivision Plan of "Greenview Estates, Inc.", made by Spotts, Stevens and McCoy, Inc., Civil Engineers and Surveyors, dated February 10, 1995, last revised June 16, 1995, as recorded in the Office of the Recorder of Deeds of Montgomery County in Plan Book A-55, Pages 425 through 428, inclusive, as follows, to wit:

BEGINNING at a point of tangent on the Northeasterly side of Saint Andrews Boulevard (33.00 feet wide), said point being at the distance of 36.91 feet measured on the arc of a circle, curving to the right, having a radius of 23.50 feet from a point of curve on the Northwesterly side of Longcross Road (33.00 feet wide); thence extending from said point of beginning along the Northeasterly side of Saint Andrews Boulevard, North 14 degrees, 12 minutes, 04 seconds West, 111.66 feet to a point, a corner of Lot No. 126, as shown on the above mentioned plan; thence extending along the same, South 68 degrees, 22 minutes, 17 seconds East, crossing a certain ten feet wide easement, 120.80 feet to a point on line of Lot No. 128, as shown on the above mentioned plan; thence extending along the same the two following courses and distances: (1) South 21 degrees, 37 minutes, 43 seconds West, 62.65 feet to a point; and (2) South 14 degrees, 12 minutes, 04 seconds East, recrossing the aforesaid ten feet wide easement, 13.15 feet to a point on the Northwesterly side of Longcross Road; thence extending along the same the two following courses and distances: (1) South 75 degrees, 47 minutes, 56 seconds West, 37.77 feet to a point of curve; and (2) on the arc of a circle, curving to the right, having a radius of 23.50 feet, the arc distance of 36.91 feet to the first mentioned point and place of beginning.

TOGETHER with the free and common use, right, liberty and privilege of Sand Trap Drive which extends Southwestwardly, Southerly and Southeastwardly to Lewis Road, as more fully set forth in Deed Book 5120, Page 553.

BEING Lot No. 127, as shown on the above mentioned plan.

BEING the same premises which Michael H. Leonard and Lisa Leonard by Deed dated July 31, 2000, and recorded in the Recorder of Deeds for Montgomery County in Deed Book 5326, Page 01976, granted and conveyed to Alice V. Gray, and the same premises which the said Alice V. Gray and James Revell, thereafter, by Deed dated July 31, 2000, and recorded in the Recorder of Deeds for Montgomery County in Deed Book 5328, Page 1394, granted and conveyed to themselves, the said Alice V. Gray and James Revell.

Parcel Number: 37-00-04439-57-3.

Location of property: 100 Saint Andrews Boulevard, Limerick, PA 19468.

The improvements thereon are: A single family detached residential dwelling.

Seized and taken in execution as the property of **James Revell and Alice Gray** at the suit of Golf Ridge HOA. Debt: \$7,921.11.

Michael J. Sheridan, Attorney.

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$4,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

09-08939

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, situate in **West Norriton Township**, Montgomery County, Pennsylvania and described according to a certain as-built survey known as "Alandale Glenn" made by Donald H. Schurr and Associates dated 12/21/1968 and last revised 2/18/1969, as follows, to wit:

BEGINNING at a point on the Southwesterly side of Glenn Oak Road (50 feet wide) said point being the 2 following courses and distances from a point of curve on the Northeasterly side of Cricket Terrace (50 feet wide): (1) leaving Cricket Terrace on the arc of a circle curving to the right having a radius of 20.00 feet the arc distance of 31.85 feet to a point of tangent on the Southeasterly side of Glenn Oak Road; and (2) North 42 degrees, 48 minutes East along

the Southeasterly side of Glenn Oak Road 189.56 feet to the point of beginning; thence extending from said point of beginning North 42 degrees, 48 minutes East along the Southeasterly side of Glenn Oak Road 100.01 feet to a point; thence extending South 47 degrees, 12 minutes West, 160.63 feet to the first mentioned point and place of beginning.

BEING Lot No. 138 as shown on the above mentioned plan.

Parcel Number: 63-00-02596-00-5.

Location of property: 112 Glenn Oak Drive, Norristown, PA 19403.

The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **Gwendolyn Clary-Butler a/k/a Gwendolyn Butler-Clary a/k/a Gwendolyn A. Clary and Wayne D. Butler and Any and All Known Heirs of Gwendolyn Clary-Butler** at the suit of JP Morgan Chase Bank, et al. Debt: \$224,392.98.

Veronica M. Nelson, Attorney.

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

09-16107

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, hereditaments and appurtenances, situate in **Cheltenham Township**, County of Montgomery and State of Pennsylvania and described according to a plan thereof made by William T. Muldrew, Registered Engineer, dated July 10, 1946, as follows, to wit:

BEGINNING at a point on the Easterly side of Laurel Avenue (33 feet wide) at the distance of 103.64 feet measured on a bearing of North 00 degrees, 15 minutes East along the said side of Laurel Avenue from a point of angle in the same, said point or angle being at the distance of 34.11 feet measured on a bearing of North 22 degrees, 17 minutes East along the said side of Laurel Avenue from the Northeasterly side of Franklin Avenue (50 feet wide); thence extending North 00 degrees, 15 minutes East, along the said side of Laurel Avenue, 19.91 feet to a point; thence extending South 89 degrees, 45 minutes East, 80.50 feet to a point; thence extending South 05 degrees, 45 minutes West, 20.71 feet to a point; thence extending North 89 degrees, 14 minutes West, partly through the center of the party wall, 78.52 feet to the first mentioned point and place of beginning.

Parcel Number: 31-00-16792-00-7.

Location of property: 217 Laurel Avenue, Cheltenham, PA.

The improvements thereon are: Single family residential dwelling.

Seized and taken in execution as the property of **Joseph W. Quinn** at the suit of Cheltenham Township School District. Debt: \$4,834.15.

James R. Wood, Attorney.

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$4,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

09-18330

ALL THAT CERTAIN lot or piece of ground, situate in **Upper Salford Township**, County of Montgomery and Commonwealth of Pennsylvania, bounded and described according to a Record Plan "Shady Brook Estates" made for Prism Construction by Strothers Associates, Inc., Professional Engineers and Surveyors, dated November 30, 1987, last revised May 6, 1988 and recorded in Plan Book A-50, Pages 200, 201 and 202, as follows, to wit:

BEGINNING at a point on the Northeasterly side of Shady Lane (50 feet wide) at a corner of this and Lot No. 6 as shown on the above mentioned plan; thence extending from said point of beginning and along Lot No. 6, North 46 degrees, 04 minutes, 35 seconds East, 239.21 feet to a point a corner in line of lands now or late of Arlington and Erma Supplee; thence extending along the same, the two following courses and distances, as follows, to wit: (1) South 46 degrees, 26 minutes, 46 seconds East, 50.05 feet to a point a corner; and (2) North 33 degrees, 39 minutes, 23 seconds East, 185.76 feet to a point a corner in line of lands now or late of Julian and Helen Gutt; thence extending along the same, South 46 degrees, 17 minutes, 12 seconds East, 185.21 feet to a point a corner in line of Lot No. 10; thence extending partly along the same and partly along Lot No. 9, South 33 degrees, 46 minutes, 35 seconds West, 140.37 feet to a point of angle; thence continuing along Lot No. 9, South 46 degrees, 04 minutes, 35 seconds West, 108.31 feet to a point a corner in line of Lot No. 8; thence extending along the same the three following courses and distances, as follows, to wit: (1) North 43 degrees, 55 minutes, 25 seconds West, 145.00 feet to a point a corner; (2) South 86 degrees, 40 minutes, 40 seconds West, 46.10 feet to a point a corner; and (3) South 46 degrees, 04 minutes, 35 seconds West, 150.00 feet to a point a corner on the Northeasterly side of Shady Lane; thence extending along the same, North 43 degrees, 55 minutes, 25 seconds West, 50.00 feet to the first mentioned point and place of beginning.

UNDER AND SUBJECT to conditions and restrictions as may appear of record.

TITLE TO SAID PREMISES IS VESTED IN Charles M. Dornisch and Tricia A. Dornisch, by Deed from John S. Urban and Suzanne A. Shearer-Urban, h/w, dated 11/15/2004, recorded 11/30/2004 in Book 5534, Page 2141.

Parcel Number: 62-00-01626-06-7.

Location of property: 1080 Shady Lane, Harleysville, PA 19438-1261.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Charles M. Dornisch and Tricia A. Dornisch** at the suit of Bank of America, National Association as Successor by Merger to LaSalle Bank National Association, as Trustee for Structured Asset Securities Corporation, Mortgage Pass-Through Certificates, Series 2005-NC1. Debt: \$325,785.27.

John Michael Kolesnik, Attorney. I.D. #308877

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

09-21975

ALL THAT CERTAIN message and lot or piece of ground, situate in **Norristown Borough**, County of Montgomery and Commonwealth of Pennsylvania, being a part of Lots Numbered 33 and 34 in a certain plan of lots laid out by Amos W. Barnes, bounded and described, as follows, to wit:

BEGINNING at a point on the Northwesterly side of Markley Street at the distance of three hundred feet and six tenths of a foot Northeastly from the North corner of Markley Street and the boulevard, a corner of this and a message and lot of land now or late of Mary E. Schull; thence Northwesterly along the line of said Mary E. Schull's adjoining property one hundred five feet to other ground of said Harry L. Borches; thence along the line of Harry L. Borches's, adjoining ground Northeastly twenty feet to other ground of the said Harry L. Borches; thence along said Harry L. Borches adjoining ground parallel with the first line and passing through the middle of the partition wall between the premises hereby conveyed and said Harry L. Borches, adjoining premises Southeastly one hundred five feet to the Northwest side of Markley Street aforesaid and along said side of said Markley Street, Southwestly twenty feet to the place of beginning.

BEING the same premises by Deed from Anthony Y. Banton to Leo Thomas, recorded 01/21/2003 in Deed Book 5443, Page 515.

Parcel Number: 13-00-23700-00-2.

Location of property: 1137 Markley Street, Norristown, PA 19401.

The improvements thereon are: A single family residential dwelling.

Seized and taken in execution as the property of **Leo Thomas** at the suit of LNV Corporation. Debt: \$114,788.51.

Jill P. Jenkins, Attorney. I.D. #306588

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

09-22784

ALL THAT CERTAIN lot or piece of ground, situate in **Montgomery Township**, County of Montgomery, Commonwealth of Pennsylvania, described according to a Plan of Subdivision of "The Orchard" for H. Hassan Builder, Inc. by Herbert H. Metz, Inc., dated 4/24/1984 and last revised 2/22/1985 and recorded in Plan Book A-46, Page 268, as follows, to wit:

BEGINNING at a point on the Southwest side of Red Haven Drive (50 feet wide) said point being located the (2) following courses and distances from the Southernmost terminus of a round corner connecting the Southwest side of Red Haven Drive with the Northwest side of Orchard Drive (50 feet wide): (1) on the arc of a circle curving to the left having a radius of 10.00 feet the arc distance of 14.03 feet to a point of tangent; (2) North 15 degrees, 35 minutes, 33 seconds West, 43.87 feet to a point a corner of Lot No. 209 and place of beginning; thence from said place of beginning and leaving the Southwest side of Red Haven Drive and along Lot No. 209 South 74 degrees, 24 minutes, 27 seconds West, 105.65 feet to a point in line of Lot No. 224; thence along Lot No. 224 North 15 degrees, 35 minutes, 33 seconds West, 47.50 feet to a point a corner of Lot No. 211; thence along Lot No. 211 North 74 degrees, 24 minutes, 27 seconds East, 105.65 feet to a point on the Southwest side of Red Haven Drive; thence along the Southwest side of Red Haven Drive South 15 degrees, 35 minutes, 33 seconds East, 47.50 feet to a point a corner of Lot No. 209 and first mentioned point and place of beginning.

BEING known as Lot No. 210 on said plan.

TITLE TO SAID PREMISES IS VESTED IN Hyung Jin Kim and In Hee Kim, husband and wife, as Tenants by the Entireties by Deed from Zelic W. Gerstein and Marsha R. Gerstein, his wife, dated 10/20/1992, recorded 11/23/1992 in Book 5025, Page 1301, Instrument #19220.

Parcel Number: 46-00-03087-76-4.

Location of property: 236 Red Haven Drive, North Wales, PA 19454-1439.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **In Hee Kim and Hyung Jin Kim** at the suit of Deutsche Bank National Trust Company, as Trustee Under The Pooling and Servicing Agreement Relating to Impac Secured Assets Corporation Mortgage Pass-Through Certificates, Series 2007-2. Debt: \$273,051.25.

John Michael Kolesnik, Attorney. I.D. #308877

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

09-27226

ALL THAT CERTAIN lot or piece of land, with the buildings and improvements thereon erected, situate in **West Norriton Township**, County of Montgomery and Commonwealth of Pennsylvania, bounded and described according to Phasing Plan of Regents Park Subdivision for Heritage Real Estate Investment Company, by Yerkes Association, Inc., dated 4/21/1998 and last revised 1/19/1998, as follows, to wit:

BEGINNING at a point on the Northwestern side of Sentry Lane which point is measured along the arc of a circle curving to the right having a radius of 15 feet the arc distance of 21.29 feet from a point of reverse curve on the Southwesterly side of Hillendale Drive (50 feet wide); thence from said point of beginning extending along the said Northwesterly side of Sentry Lane South 20 degrees, 14', 30" West, 38.33 feet to a point, a corner of Lot No. 345 on said plan; thence extending along the same North 69 degrees, 45', 30" West, 104.05 feet to a point in line of Lot No. 362 on said plan; thence extending along the same and Lot Nos. 362 and 363 North 32 degrees, 02' East, 77.30 feet to a point on the Southwesterly side of Hillendale Drive aforesaid; thence extending along the same the two following courses and distances, viz: (1) South 49 degrees, 23', 30" East, 27.99 feet; (2) along the arc of a circle, curving to the left having a radius of 250 feet the arc distance of 50.99 feet to a point of reverse curve; thence extending along the arc of a circle curving to the right having a radius of 15 feet the arc distance of 21.99 feet to the first mentioned point and place of beginning.

BEING Lot No. 344 on said plan.

Parcel Number: 63-00-07774-50-6.

Location of property: 1419 Sentry Lane, West Norriton, PA.

The improvements thereon are: Single family residential dwelling.

Seized and taken in execution as the property of **Commercial Financial Group, LLC** at the suit of Norristown Area School District. Debt: \$5,610.29.

Robert P. Daday, Attorney.

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$4,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

09-27690

ALL THAT CERTAIN lot or piece of ground, together with the buildings and improvements thereon erected, situate in **East Norriton Township**, County of Montgomery and Commonwealth of Pennsylvania, bounded and described according to Proposed Subdivision of Whitehall Estate II, made for The Gambone Organization, dated 2/18/1980, last revised 10/6/1980, and recorded in Plan Book A-46, Page 76, as follows:

BEGINNING at a point on the Southeasterly side of Faith Drive (50 feet wide), a corner of Lot No. 9 on said plan; thence extending from said point of beginning along said Lot No. 9 and through the bed of a 20 feet wide drainage easement, South 80 degrees, 22 minutes, 36 seconds East, 140.32 feet to a point, a corner of land now or late of Lyloe E. McCoy; thence extending along the same South 40 degrees, 23 minutes, 17 seconds East, crossing the Southeasterly side of said drainage easement, 70.57 feet to a point, a corner of Lot No. 24 on said plan; thence extending along the same South 49 degrees, 36 minutes, 43 seconds West, 148.00 feet to a point, a corner of Lot No. 11 on said plan; thence extending along the same North 53 degrees, 30 minutes, 09 seconds West, 134.92 feet to a point on the Southeasterly side of Faith Drive, aforesaid; thence extending along the same the two following courses and distances, viz: (1) North 27 degrees, 39 minutes, 55 seconds East, 40.48 feet; (2) along the arc of a circle curving to the left having a radius of 175.00 feet, recrossing the Southeasterly side of said drainage easement, the arc distance of 60.17 feet to the first mentioned point and place of beginning.

BEING Lot No. 10 as shown on said plan.

BEING the same premises which Julian V. Miraglia and E. Michael Bachurski by Deed dated 07/9/2001 and recorded 05/14/2002 in Montgomery County in Deed Book 5407, Page 2305 granted and conveyed unto Gary A. Demedio.

Parcel Number: 33-00-02574-17-4.

Location of property: 525 Faith Drive, Norristown, PA 19403.

The improvements thereon are: A single family residential dwelling.

Seized and taken in execution as the property of **Gary A. Demedio** at the suit of The Bank of New York Mellon f/k/a The Bank of New York as Trustee for the Benefit of Alternative Loan Trust 2007-5CB Mortgage Pass-Through Certificates, Series 2007-5CB. Debt: \$433,572.66.

Michael McKeever, Attorney. I.D. #56129

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

09-28743

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, situate in **Cheltenham Township**, County of Montgomery, Commonwealth of Pennsylvania, being Lot No. 49 on a plan of Laverock Downs made by Charles E. Shoemaker Registered Professional Engineer of Abington, Pennsylvania on the 17th Day of July A.D., 1958, which plan is recorded in the Office of the Recording of Deeds in and for the County of Montgomery at Norristown in Plan Book A-4, Page 87, and described, as follows, to wit:

BEGINNING at a point on the Northwestern side of Fawn Drive (fifty feet wide) which point is measured South ten degrees, twenty-eight minutes, twenty-four seconds West, four hundred seventy-four and seventy-three one-hundredths feet from the Southwesterly terminus of the radial intersection connecting the said side of Fawn Drive with the Southwesterly side of Deerrun Road (fifty feet wide) (said radial intersection having a radius of twenty feet an arc distance of eighteen and ninety-eight one-hundredths feet); thence extending from said point of beginning along the said side of Fawn Drive, South ten degrees, twenty-eight minutes, twenty seconds West, one hundred fifty feet to a point in Lot No. 48 on said plan, said point also being in the bed of twenty feet right-of-way from Sanitary Sewer; thence extending along Lot No. 48 and partly through the bed of said twenty feet wide right-of-way for Sanitary Sewer,

North seventy-nine degrees, thirty-one minutes, thirty-six seconds West, two hundred feet to a point in the former line of the connecting railway (Fort Washington Branch) now abandoned; thence extending along the same North ten degrees, twenty-eight minutes, twenty-four seconds East, one hundred fifty feet to a point in Lot No. 50 on said plan; thence extending along the same South seventy-nine degrees, thirty-one minutes, thirty-six seconds East, two hundred feet to the Northwestern side of Fawn Drive, being the first mentioned point and place of beginning.

Parcel Number: 31-00-09865-00-4.

Location of property: 1927 Fawn Drive, Cheltenham, PA.

The improvements thereon are: Single family residential dwelling.

Seized and taken in execution as the property of **Bennie G. McMorris, Jr., Trustee** at the suit of Cheltenham Township School District. Debt: \$10,855.20.

James R. Wood, Attorney.

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$4,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

09-28848

ALL THAT CERTAIN piece or parcel of land, with the message thereon erected, situate at No. 41 Fairview Avenue, in **Lansdale Borough**, in the County of Montgomery and State of Pennsylvania, bounded and described according to a survey thereof made by Herbert H. Metz, Registered Engineer and Land Surveyor, on July 28, 1925, as follows, to wit:

BEGINNING at an iron pin in the Northeastly side line of Fairview Avenue (thirty-two feet wide) at the distance of two hundred thirty-eight feet and twenty-five one-hundredths of a foot Northwestly from the Northwestly side line of Chestnut Street (forty-eight feet wide); thence extending along said Northeastly side line of Fairview Avenue North forty-four degrees, fifteen minutes West, sixteen feet to an iron pin; thence extending North forty-five degrees, forty-five minutes East and passing through the middle of the party wall dividing these and the adjoining premises to the Northwest one hundred seventeen feet and seventy-three one-hundredths of a foot to an iron pin in the Southwestly side line of a twenty feet wide alley dedicated to public use forever; thence along said side of said alley, South forty-five degrees, eleven minutes East, sixteen feet to an iron pin; thence extending South forty-five degrees, forty-five minutes West and passing through the middle of the party wall dividing these and adjoining premises to the Southeast one hundred seventeen feet and ninety-eight one-hundredths of a foot to an iron pin, the place of beginning.

BEING the same premises which Janet Arnold, widow by Deed dated 11/23/04 and recorded 1/13/05 in Montgomery County in Deed Book 5540, Page 1064, granted and conveyed unto Zulan K. Chowdhury.

Parcel Number: 11-00-05064-00-1.

Location of property: 41 Fairview Avenue, Lansdale, PA 19446.

The improvements thereon are: A single family residential dwelling.

Seized and taken in execution as the property of **Zulan K. Chowdhury** at the suit of Federal National Mortgage Association. Debt: \$135,313.16.

Jay E. Kivitz, Attorney. I.D. #26769

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

09-35277

ALL THAT CERTAIN lot or piece of land with the brick message or tenement thereon erected, situate in the Ninth Ward of **Pottstown Borough**, County of Montgomery and State of Pennsylvania, bounded, limited and described, as follows, to wit:

BEGINNING at a point in the South line of Fifth Street at a distance of eighty-seven feet, eight inches (87 feet, 8 inches) ward from the Southwest corner of Fifth and Johnson Streets, at a corner of this and land of Rosa Keller; thence by the same Southward through the center of a party wall of a double brick dwelling one hundred and forty feet (140 feet) to a twenty feet wide alley; thence by the same Westwardly twenty-two feet, six inches (22 feet, 6 inches) to other land of the said Daniel H. Bertolet; thence by the same one hundred forty feet (140 feet) to Fifth Street aforesaid; thence by the same Eastwardly twenty-two feet, six inches (22 feet, 6 inches) to the place of beginning.

BEING the same premises which Joseph G. McLaughlin by Deed dated 7/24/2006 and recorded 8/25/2006 in Book 5614, Page 63 Instrument #2006107249 granted and conveyed unto Amy Schmitt.

Parcel Number: 16-00-09348-00-5.

Location of property: 10 West 5th Street, Pottstown, PA 19464.

The improvements thereon are: A single family residential dwelling.

Seized and taken in execution as the property of **Amy Schmitt** at the suit of U.S. Bank National Association, as Successor Trustee to Bank of America, National Association, as Successor by Merger to LaSalle Bank, N.A., as Trustee for the MLMI Trust Series 2007-SD1. Debt: \$118,040.28.

Jay E. Kivitz, Attorney. I.D. #26769

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

09-41489

ALL THAT CERTAIN brick message and tract or piece of land, situate in **Pottstown Borough**, Montgomery County, Pennsylvania, bounded, limited and described, as follows, to wit:

BEGINNING at a stake, a point on the East side of Spruce Street, distant 198.6 inches more or less, North from the North line of Jefferson Avenue, said point making the middle of the partition or division wall of the hereby granted brick message and the other brick message adjoining on the South, recently conveyed by Frederick H. Keiser, et ux., to the Reverend Mark J. Longsdorf; thence Eastwardly along the same and lands of said Max J. Longsdorf and passing in part of said course and distance thru the middle of said partition or division wall 134.7 1/2 inches more or less, to the Westerly line of a twenty feet (20') wide alley; thence Northwardly along the same twenty feet (20'), more or less, to lands of Albert Reed; thence along the same (20'), more or less, to the lands of Albert Reed; thence along the same Westwardly 134.11, more or less, to the East side of Spruce Street aforesaid; thence Southwardly along the same side of Spruce Street aforesaid; thence Southwardly along the same (20') more or less, to the point or place of beginning.

Parcel Number: 16-00-27548-00-3.

Location of property: 372 Spruce Street, Pottstown, PA.

The improvements thereon are: Single family residential dwelling.

Seized and taken in execution as the property of **Kelly L. Mohler** at the suit of Pottstown School District. Debt: \$3,320.12.

James R. Wood, Attorney.

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$4,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

09-44792

ALL THAT CERTAIN lot or piece of land, situate in **Lower Pottsgrove Township**, Montgomery County, Commonwealth of Pennsylvania, bounded and described according to a final subdivision plan of Winding Brooke Estates, Phase II made for John H. and Brian D. Backenstose by Bursich Associates, Inc., Consulting Engineers, Pottstown, Pennsylvania, dated 2/25/1988 and recorded in Montgomery County Plan Book A-49, Page 369, as follows, to wit:

BEGINNING at a point on the Northwestern side of Donna Lane at a corner of Lot No. 26 on said plan; thence extending along Lot No. 26, North 11 degrees, 45 minutes, 00 seconds West, 263.84 feet to a point in line of lands now or formerly of Joseph Schultz, et ux.; thence extending along same North 46 degrees, 45 minutes, 00 seconds East, 59.12 feet to a point, a corner of lands now or formerly of Blanche Eshhanc; thence extending along same South 53 degrees, 25 minutes, 00 seconds East, 134.64 feet to a point, a corner of Lot No. 24 on said plan; thence extending along same South 7 degrees, 28 minutes, 00 seconds West, 215.93 feet to a point on the Northwestern side of Donna Lane; thence extending along same the 2 following courses and distances: (1) on the arc of a circle curving to the left having a radius of 175 feet the arc distance of 58.89 feet to a point; and (2) South 78 degrees, 15 minutes, 00 seconds West, 11.25 feet to a point, a corner of Lot No. 26 on said plan, being the first mentioned point and place of beginning.

BEING Lot No. 25 on said plan.

BEING the same premises which Paul Billitto and Michelle Billitto by Deed dated 8/24/2006 and recorded 9/11/2006 in Montgomery County in Deed Book 5615, Page 2351, Instrument #2006113211 granted and conveyed unto Joseph S. Kuneck, Jr. and Deborah A. Aloia, as Joint Tenants with the Right of Survivorship the said Joseph S. Kuneck, Jr., departed this life on 8/31/2008, vesting title solely in Deborah Aloia.

Parcel Number: 42-00-01255-50-3.

Location of property: 2432 Donna Lane, Pottstown, PA 19464.

The improvements thereon are: A single family residential dwelling.

Seized and taken in execution as the property of **Deborah A. Aloia** at the suit of The Bank of New York Mellon f/k/a The Bank of New York as Trustee for the Certificateholders CWALT, Inc., Alternative Loan Trust 2006-OC10, Mortgage Pass-Through Certificates, Series 2006-OC10. Debt: \$245,269.87.

Lisa Lee, Attorney. I.D. #78020

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

10-01470

ALL THAT CERTAIN lot or piece of ground with the buildings and improvements thereon erected, situate in **Hatfield Township**, County of Montgomery and State of Pennsylvania, described according to a subdivision plan of Oak Woods East by George B. Stanbridge, Associates, dated 8/21/1979 and last revised 7/27/1981 and filed in Plan Book A-43, Page 97 on 9/11/1981, as follows, to wit:

BEGINNING at a point on the Northwestern side of Brighton Drive (50 feet wide) said point being measured the 3 following courses and distances from the Northernmost terminus of a radial round corner at the intersection of the Southwesterly side of Koffel Road (55 feet wide) and the Northwestern side of Brighton Drive: (1) on the arc of a circle having a radius of 20 feet the arc distance of 31.42 feet to a point of tangent; (2) along the Northwestern side of Brighton Drive, South 44 degrees, 43 minutes, 30 seconds West, 49.27 feet to a point of curve; (3) on the arc of a circle having a radius of 325 feet the arc distance of 84.82 feet to a point a corner of Lot #12 and place of beginning; thence from said point and along the Northwestern side of Brighton Drive continuing on the arc of a circle having a radius of 325 feet the arc distance of 77.20 feet to a point of tangent; thence from said point and still along the Northwestern side of Brighton Drive, South 73 degrees, 17 minutes, 36 seconds West, 42 feet to a point a corner of Lot #10; thence from

said point and leaving the Northwesterly side of Brighton Drive and along Lot #10 and crossing a right-of-way of the Texas Eastern Transmission, North 16 degrees, 42 minutes, 24 seconds West, 225.62 feet to a point on the Northwest side of said right-of-way; thence from said point and along the Northwest side of said right-of-way, North 73 degrees, 17 minutes, 36 seconds East, 82.97 feet to a point a corner of Lot #12; thence from said point and along Lot #12 and re-crossing said right-of-way, South 26 degrees, 1 minute, 13 seconds East, 219.39 feet to a point on the Northwest side of Brighton Drive and first mentioned point and place of beginning.

BEING Lot #11 on said plan.

TITLE TO SAID PREMISES IS VESTED IN J. Jodie D'Alessandro, Brent J. Schaffer and Mary F. Schaffer, by Deed from J. Jodie D'Alessandro, mother, dated September 11, 2007 and recorded September 21, 2007 in Book 5666, Page 00182.

Parcel Number: 35-00-00846-38-8.

Location of property: 680 Brighton Drive, Hatfield, PA 19440.

The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **J. Jodie D'Alessandro, Brent Schaffer and Mary Schaffer** at the suit of Wells Fargo Bank, N.A. Debt: \$366,646.42.

Christine L. Graham, Attorney.

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

10-02181

ALL THAT CERTAIN lot or parcel of land, situate in **Lower Merion Township**, Montgomery County, Pennsylvania, bounded and described, as follows, to wit:

BEGINNING at a point in the line dividing land of Reading Company from lands of Eastern Real Estate Company, said point being distant 32.99 feet at right angles in a Northeasterly direction from a point in the middle line of River Road, which later point is located from the intersection of the center line of the railroad of Reading Company and the middle line of Waverly Road (60 feet wide) by the 11 following courses, curves and distances as measured along the middle lines of Waverly and River Road: (1) North 58 degrees, 36 minutes, 53 seconds East, 27.94 feet to a point of curve; (2) by a curve to the right in a Northeasterly direction having a radius of 63 feet an arc distance of 90.93 feet to a point of tangent; (3) South 38 degrees, 41 minutes, 7 seconds East, 54.24 feet to a point of curve; (4) by a curve to the right in a Southeasterly direction having a radius of 372.75 feet an arc distance of 44.21 feet to a point of tangent; (5) South 31 degrees, 53 minutes, 23 seconds East, 48.91 feet to a point of curve; (6) by a curve to the left in a Southeasterly direction having a radius of 1,334.58 feet an arc distance of 98.99 feet to a point of tangent; (7) South 36 degrees, 8 minutes, 23 seconds East, 1,499.96 feet to a point of curve; (8) by a curve to the right in a Southeasterly direction having a radius of 11,459.19 feet an arc distance of 258.39 feet to a point of tangent; (9) South 34 degrees, 50 minutes, 52 seconds East, 466.81 feet to a point of curve; (10) by a curve to the left in a Southeasterly direction having a radius of 5,729.65 feet an arc distance of 169 feet to a point of tangent; (11) and South 36 degrees, 32 minutes, 16 seconds East, 158.78 feet to a point; thence continuing along the center line of River Road a distance of 212.19 feet more or less to a point; thence from said beginning point located in the center line of River Road in an Easterly direction, course South 53 degrees, 41 minutes, 44 seconds West, a distance of 62 feet more or less to the low water mark of the Westerly side of the Schuylkill River, also marked by a railroad spike imbedded in the stone retaining wall; thence in a Southeasterly direction, 114 feet more or less to a point in the center of a creek dividing lands of Millard C. Kanzinger and Charles W. Lister; thence in a Southwesterly direction South 54 degrees, 21 minutes, 29 seconds West, a distance of 51 feet more or less to a point in the center of River Road; thence in a Northwesterly direction along the center of River Road, North 36 degrees, 5 minutes, 46 seconds West, a distance of 113.40 feet to the point of beginning.

TITLE TO SAID PREMISES IS VESTED IN Beverly L. Snyder, by Deed from E. Andrew Barker, Jr. and Katie A. Barker, dated 07/17/2007, recorded 10/19/2009 in Book 5747, Page 1569.

Parcel Number: 40-00-50700-00-2.

Location of property: 200 River Road, Gladwyne, PA 19035-1240.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Beverly L. Snyder** at the suit of Bank of America, N.A., as Successor by Merger to BAC Home Loans Servicing, L.P. Debt: \$406,908.14.

John Michael Kolesnik, Attorney. I.D. #308877

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

10-03671

ALL THAT CERTAIN brick message or tenement and lot of land, situate in the Ninth Ward, of **Pottstown Borough**, County of Montgomery, and State of Pennsylvania, on the South side of Fourth Street, between Johnson and State Streets, being known as No. 34 West Fourth Street, bounded and described, as follows, to wit:

BEGINNING at a point on the South line of said Fourth Street at the distance of 324 feet, 6 inches more or less Eastwardly from the Southeast corner of State and Fourth Streets, a corner of this and House No. 36 West Fourth Street, now or late of William H. Wiand; thence Southwardly 140 feet to a twenty feet wide alley, passing in part of said course and distance through the middle of the division or partition wall of this and House No. 38 West Fourth Street; thence by said twenty feet wide alley Eastwardly 22 feet, 6 inches to land of _____; thence Northwardly 140 feet to the

South side of Fourth Street, aforesaid; thence by the same Westwardly 22 feet, 6 inches to the place of beginning.

Parcel Number: 16-00-09884-00-9.

Location of property: 34 West Fourth Street, Ninth Ward, Pottstown, PA 19464.

The improvements thereon are: Single family residential property.

Seized and taken in execution as the property of **Mallie N. Roberson** at the suit of U.S. Bank, National Association, as Trustee Under the Securitization Servicing Agreement dated as of July 1, 2005 Structured Asset Securities Corporation, Structured Asset Investment Loan Trust Mortgage Pass-Through Certificates, Series 2005-HE2. Debt: \$115,371.08.

Barbara A. Fein, Attorney. I.D. #53002

Above Property to be sold by **EILEEN WHALON BEHR, ACTING SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

10-08777

ALL THAT CERTAIN message and lot or piece of land, situate in **Lower Pottsgrove Township**, Montgomery County, Pennsylvania, bounded and described according to a survey made July 6, 1946, by Francis W. Wack, R.S., as follows, to wit:

BEGINNING at a point in the middle of North Keim Street, at the distance of 245.4 feet Northeasterly from its intersection with the middle line of Mervine Road, a corner of this and other land of the said Stanley Swinehart, of which this was a part; thence by land aforesaid, crossing an iron pin, 16 1/2 feet from the middle line of said North Keim Street, North 52 degrees, 14 minutes West, 200 feet to an iron pin a corner; thence still by said land North 37 degrees, 46 minutes East, 55 feet to an iron pin, a corner of land recently conveyed to Harold M. and Ruth M. Steeb; thence by said land, South 52 degrees, 14 minutes East, 200 feet to the middle of North Keim Street aforesaid; thence along the middle of said North Keim Street, South 37 degrees, 46 minutes West, 55 feet to the place of beginning.

CONTAINING 11,000 square feet of land, more or less.

UNDER AND SUBJECT to the easement of a pipe line or drain across the rear of the herein described premises, carrying the overflow from the septic tank or cesspool to other land of the said Stanley Swinehart, with the right to enter upon said premises at any time for the purpose of making necessary repairs to said drain or pipe line, doing as little damage as possible and always restoring the ground as it was before being disturbed.

BEING the same premises which John H. Mitchell and Susan L. Mitchell, his wife by Deed dated June 27, 2008 and recorded in the Montgomery County Recorder of Deeds Office on July 3, 2008, granted and conveyed unto Ryan T. Grove and Mitzi M. Grove.

Parcel Number: 42-00-02356-00-5.

Location of property: 1263 North Keim Street, Pottstown, PA 19464.

The improvements thereon are: A residential dwelling.

Seized and taken in execution as the property of **Ryan T. Grove and Mitzi M. Grove** at the suit of JP Morgan Chase Bank, National Association, Successor by Merger to Chase Home Finance, LLC. Debt: \$198,335.42.

Christopher A. DeNardo, Attorney.

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

10-09218

ALL THAT CERTAIN lot or piece of ground, situate in **East Norriton Township**, County of Montgomery, Commonwealth of Pennsylvania, described in accordance with a record plan of "Tanglewood" made for Steven Scensitz, made by Yerkes Associates, Inc., Bryn Mawr, Pennsylvania, dated January 8, 1979, as follows, to wit:

BEGINNING at a point on the Southeast side of Tanglewood Lane (50 feet wide) said point being measured along Tanglewood Lane the seven following courses and distances along Tanglewood Lane from the Northernmost terminus of a round corner connecting the Southeast side of Tanglewood Lane with the Southwest side of Schultz side of Tanglewood Lane with the Southwest side of Schultz Road (30 feet wide Southwest of the center line at this point) viz: (1) on the arc of a circle curving to the left having a radius of 25.00 feet the arc distance of 39.27 feet; (2) South 52 degrees, 22 minutes, 45 seconds West, 6.09 feet; (3) on the arc of a circle curving to the left having a radius of 125.00 feet the arc distance of 192.28 feet; (4) South 35 degrees, 45 minutes, 15 seconds East, 139.53 feet; (5) on the arc of a circle curving to the right having a radius of 175.00 feet the arc distance of 137.45 feet; (6) South 09 degrees, 14 minutes, 45 seconds West, 58.82 feet; and (7) on the arc of a circle curving to the right having a radius of 175.00 feet the arc distance of 40.71 feet to a point a corner of Lot #28 and also the center line of a 15 feet wide storm sewer easement and place of beginning.

THENCE from said place of beginning leaving the Southeast side of Tanglewood Lane, along Lot #28 and the center line of said easement, South 43 degrees, 03 minutes, 45 seconds East, 165.58 feet to a point on the Northwest side of Potshop Road (30 feet Northwest of the center line at this point); thence along the Northwest side of Potshop Road South 46 degrees, 56 minutes, 15 seconds West, 163.02 feet to a point a corner of Lot #30; thence leaving the Northwest side of Potshop Road and along Lot #30 North 19 degrees, 47 minutes, 45 seconds West, 165.32 feet to a point on the Southeast side of Tanglewood Lane; thence along the Southeast side of Tanglewood Lane on the arc of a circle curving to the left having a radius of 175.00 feet the arc distance of 100.03 feet to a point a corner of Lot #28 and first mentioned point and place of beginning.

TITLE TO SAID PREMISES IS VESTED IN Boris Kindij and Nina J. Kindij, by Deed from Alvin D. Smith and Carol K. Smith, h/w, dated 04/15/2005, recorded 07/14/2005 in Book 5562, Page 680.

Parcel Number: 33-00-09538-50-9.

Location of property: 2909 Tanglewood Lane, Norristown, PA 19403.

The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **Boris Kindij and Nina J. Kindij** at the suit of Wilmington Trust Company as Successor to JP Morgan Chase Bank National Association, as Trustee for the C-Bass Mortgage Loan Asset-Backed Certificates, Series 2005-CB6. Debt: \$340,304.85.

Stuart Winneg, Attorney. I.D. #45362

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

10-11138

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, situate in **Abington Township**, County of Montgomery and Commonwealth of Pennsylvania, bounded and described according to a plan and survey thereof made by Charles E. Shoemaker, Registered Professional Engineer of Abington, Pennsylvania, for Henry O. MacCulloch on the 11th day of October 1955, as follows, to wit:

BEGINNING at a point on the Southeasterly side of Fitzwatertown Road (formerly Edgehill Road) (33 feet wide) at the distance of 109.43 feet measured South 41 degrees, 04 minutes West from the Southwesterly side of Turner Avenue (50 feet wide); thence extending from said point of beginning, South 41 degrees, 04 minutes West, 50 feet to a point; thence extending South 47 degrees, 36 minutes East, 142.08 feet to a point; thence extending North 42 degrees, 24 minutes East, 50 feet to a point; thence extending North 47 degrees, 36 minutes West, 143.25 feet to the first mentioned point and place of beginning.

BEING known and numbered as 1235 Fitzwatertown Road, formerly known and numbered as Lots 671 and 672 on plan of Glenside Park.

TITLE TO SAID PREMISES IS VESTED IN James W. Goodger, Jr. and Heidi Goodger, husband and wife, by Deed from Charles S. McKee and Joan L. McKee, husband and wife, dated 6/30/2006 and recorded 7/21/2006 in Deed Book 5609, Page 987, Instrument #2006090097.

Parcel Number: 30-00-20984-00-1.

Location of property: 1235 Fitzwatertown Road, Abington, PA 19001-3518.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **James W. Goodger, Jr. and Heidi Goodger** at the suit of Bank of America, N.A., as Successor by Merger to BAC Home Loans Servicing, L.P. Debt: \$285,729.69.

Melissa J. Cantwell, Attorney. I.D. #308912

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

10-12960

ALL THAT CERTAIN lot or piece of ground, with a building and improvements erected thereon, situate in **Perkiomen Township**, Montgomery County, Commonwealth of Pennsylvania, described according to a plan made of the Maple Hill Development and recorded in the Montgomery County Courthouse in Plan Book Volume A20, Page 70, on February 15, 1973, more fully bounded and described, as follows:

BEGINNING at a point, the Southwesterly corner of Lot No. 21, at a distance of 184.00 feet, more or less, measured North 79 degrees, 47 minutes, 28 seconds East from a point in the center line of Salem Road (50 feet wide), which point is measured South 13 degrees, 12 minutes, 32 seconds East, 478.74 feet along the center line of Salem Road, from a point, being the intersection of Salem Road and Concord Road (50 feet wide); thence from the point of beginning along land of Lot No. 20 and through the party wall (the depth of Lot No. 21), the three following courses and distances: (1) North 10 degrees, 12 minutes, 32 seconds West, 5.00 feet to a point (the front of the unit); (2) North 10 degrees, 12 minutes, 32 seconds West, 49.79 feet to a point, (the back of the unit); (3) North 10 degrees, 12 minutes, 32 seconds West, 15.00 feet to a point, a corner; thence extending North 79 degrees, 47 minutes, 28 seconds East, 19.82 feet to a point, (the breadth or back of the lot); thence along land of Lot No. 22 and through the party wall (being the depth of the lot), the five following courses and distances: (1) South 10 degrees, 12 minutes, 32 seconds East, 25.00 feet to a point, (the back of the unit); (2) South 10 degrees, 12 minutes, 32 seconds East, 33.96 to a point; (3) North 79 degrees, 47 minutes, 28 seconds East, 0.80 feet to a point; (4) South 10 degrees, 12 minutes, 32 seconds East, 0.38 feet to a point, (the front of the unit); (5) South 10 degrees, 12 minutes, 32 seconds East, 10.45 feet to a point, a corner; thence extending South 79 degrees, 47 minutes, 28 seconds West, 20.62 feet, (the breadth or front of the lot) to a point and place of beginning.

CONTAINING 0.0319537 acres.

BEING the same premises which Adam T. Shiffer and Linda S. Germanovich, by Deed dated 04/01/08 and recorded 04/11/08 in the Office of the Recorder of Deeds of Montgomery County, in Deed Book 5688, Page 2711, granted and conveyed unto Adam Shiffer.

Parcel Number: 48-00-01418-85-6.

Location of property: 73 Salem Road, Schwenksville, PA 19473.

The improvements thereon are: A single family residential dwelling.

Seized and taken in execution as the property of **Adam T. Shiffer** at the suit of Bank of America, N.A., Successor by Merger to BAC Home Loans Servicing, L.P. f/k/a Countrywide Home Loans Servicing, L.P. Debt: \$208,401.79.

Michael McKeever, Attorney, I.D. #56129

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

10-17303

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, situate in **West Norriton Township**, County of Montgomery and Commonwealth of Pennsylvania, bounded and described according to a certain plan of a portion of Burnside Estate, made of John V. Hoey, Registered Engineer, Norristown, Pennsylvania dated December 15, 1950, and last revised April 11, 1952, which plan is recorded at Norristown in the aforesaid office on December 31, 1952, in Deed Book 1956, Page 601, bounded and described, as follows:

BEGINNING at a point on the Southerly side of Republic Avenue (fifty feet wide) which point is a corner of Lots #102 and #103 Block A of said plan; thence extending along said Lot #102 South eleven degrees, thirty-five minutes, forty-seven seconds East, one hundred sixty-four and twenty-two one-hundredths feet to a point a corner; thence extending South fifty degrees, thirty-four minutes West, one hundred twenty-four and eleven one-hundredths feet to a point, a corner; thence extending North forty-five degrees, fifty-five minutes West, seven and eight one-hundredths feet a point a corner of Lot #104 Block A; thence extending along same North four degrees, forty-six minutes, thirty-four seconds East, two hundred thirty-three and sixty one-hundredths feet to a point on the Southerly side of Republic Avenue; thence extending along same on the arc of a circle curving left with a radius of one hundred seventy-five feet the arc distance of fifty feet to the first mentioned point and place of beginning.

BEING Lot #103 Block A on said plan.

Parcel Number: 63-00-06622-00-2.

Location of property: 2 Republic Avenue, West Norriton, PA.

The improvements thereon are: Single family residential dwelling.

Seized and taken in execution as the property of **Timothy G. Griffiths and Brenda J. Griffiths** at the suit of Norristown Area School District. Debt: \$4,870.36.

James R. Wood, Attorney.

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$4,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

10-17821

ALL THAT CERTAIN lot, piece or parcel of land, situate in **Perkiomen Township**, Montgomery County, Pennsylvania, shown on "Plan of Fox Heath Phase III" made by Bursich Associates, Inc. dated 03/23/1992, last revised 9/3/92 and recorded in Plan Book A-54, Pages 6 and 7, more particularly described, as follows, to wit:

BEGINNING at a point on the Easterly right-of-way line of Martingale Road a common corner of Lot 254 and Lot 255 as shown on said plan, and running; thence (1) Southeasterly along Martingale Road on a curve to the right having a radius of 185.00 feet an arc distance of 32.58 feet to a point; thence (2) still along Martingale Road South 29 degrees, 36 minutes, 44 seconds East, 3.30 feet to a point, a common corner of Lot 256 and Lot 255; thence (3) along Lot 256 North 60 degrees, 36 minutes, 51 seconds East, 129.76 feet to a point in line of lands now or late of Marjorie Carson Estate, a common corner of Lot 256 and Lot 255; thence (4) along said lands North 29 degrees, 22 minutes, 52 seconds West, 60.06 feet to a point, a common corner of Lot 254 and Lot 255; thence (5) along Lot 254 South 51 degrees, 03 minutes, 14 seconds West, 134.45 feet to the point and place of beginning.

BEING Lot 255 as shown on said plan.

Parcel Number: 48-00-01586-32-8.

Location of property: 723 Martingale Road, Perkiomen Township, PA.

The improvements thereon are: Single family residential dwelling.

Seized and taken in execution as the property of **James T. Green and Catherine G. Green** at the suit of Perkiomen Valley School District. Debt: \$5,805.77.

James R. Wood, Attorney.

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$4,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

10-18622

PREMISES A

ALL THAT CERTAIN lot or piece of land, situate in **Lansdale Borough**, Montgomery County, Pennsylvania, bounded and described, as follows, to wit:

BEGINNING at a point marking the corner of the Southwest side of Prospect Avenue, 40 feet wide, with the Southeast side of Kriebel Avenue. Containing in front or width on said Prospect Avenue Southeastward 100 feet and extending of that width in length or depth between parallel lines Southwestward 130 feet to an alley 16 1/2 feet wide dedicated to public use forever.

BOUNDED on the Northeast by said Prospect Avenue on the Southeast by land now or late of Ludwig Kaelin, on the Southwest by said alley and on the Northwest by Kriebel Avenue.

PREMISES B

ALL THAT CERTAIN tract or piece of land, situate in **Lansdale Borough**, County of Montgomery, State of Pennsylvania, being bounded and described according to a recent survey made thereof by Herbert H. Metz, R. E. of Lansdale, Pennsylvania, as follows, to wit:

BEGINNING at an iron pin set for a corner of this and other land of the said William G. and Margaret I. Leister in the Southwesterly side line of Prospect Avenue as laid out 40 feet wide, distant 220 feet Northwestwardly from an iron pin set for a corner at the intersection of the Northwesterly side line of Line Street as laid out 48.00 feet wide with the Southwesterly side line of Prospect Avenue aforesaid; thence extending along said side line of Prospect Avenue North 43 degrees, 45 minutes West, 30 feet to an iron pin a corner of this and land now or late of Curtis W. Deardorff and extending of that width in length or depth between parallel lines South 46 degrees, 35 minutes West, 130 feet to an alley 16 1/2 feet wide dedicated to public use forever.

BOUNDED on the Northeast by said Prospect Avenue on the Southeast by said other land of William G. and Margaret I. Leister, on the Southwest by said alley and the Northwest by land now or late of Curtis W. Deardorff.

PREMISES C

ALL THAT CERTAIN lot of ground with the brick message thereon erected, situate in **Lansdale Borough**, in the County of Montgomery and State of Pennsylvania, and being bounded and described according to a survey made thereof October 30, 1919 by Herbert H. Metz, C. E. of Lansdale, Pennsylvania, as follows, to wit:

BEGINNING at an iron pin set for a corner in the Southwesterly side line of Prospect Avenue as laid out on said plan 40 feet wide, at the distance of 187.50 feet Northwestwardly from the Northwesterly side line of Line Street, as laid out on said plan 48 feet wide. Containing in front or breadth on said side line of Prospect Avenue Northwestwardly 32.50 feet to an iron pin a corner of this and land now or late of Ludwig Kaelin; thence extending of that width in length or depth between parallel lines at right angles to said Prospect Avenue the Southeasterly line thereof passing through the middle of the partition wall dividing this and the adjoining dwelling on the Southeast, 130 feet to a 16.50 feet wide alley dedicated to public use forever.

Tax ID/Parcel No. 11-00-13520-00-5 (A, B) & 11-00-13516-00-9 (C) Parcel Number 11-00-13516-00-9 (C) no longer exists.

(A), (B), and (C) are now all part of parcel number 11-00-13520-00-5.

ALL THAT CERTAIN piece or parcel of land with the buildings and improvements thereon erected, situate in **Lansdale Borough**, Montgomery County, Pennsylvania and described according to a survey plan made for Mirabea Corporation by Herbert H. Metz, Inc., Civil Engineers and Surveyors dated January 22, 1971, as follows, to wit:

BEGINNING at a point formed by the intersection of the Southwesterly side of Penn Street (48 feet wide) with the Northwesterly side of Line Street (48 feet wide); thence extending from said point of beginning South 46 degrees, 32 minutes West along the Northwesterly side of Line Street 316.00 feet to a point at its intersection with the Northeasterly side of Prospect Avenue (40 feet wide); thence extending North 43 degrees, 45 minutes West along the Northeasterly side of Prospect Avenue 370.12 feet to a point; thence extending along lands now or late of Lansdale Realty Company, Inc., also along the former center line of Kriebel Avenue (40 feet wide) now vacated, the three following courses and distances: (1) North 46 degrees, 35 minutes East, 93.67 feet to a point of curve; (2) Northeastwardly and Northwestwardly on the arc of a circle curving to the left having a radius of 56.00 feet the arc distance of 88.29 feet to a point of tangent; and (3) North 43 degrees, 45 minutes West, 45.00 feet to a point in the center line of Kriebel Avenue (40 feet wide); thence extending North 46 degrees, 15 minutes East through the bed of Kriebel Avenue 20.00 feet to a point on the Northeasterly side of same; thence extending North 43 degrees, 45 minutes West along the Northeasterly side of Kriebel Avenue 2.06 feet to a point a corner of land now or late of Lansdale Heating and Supplies Company, Inc.; thence extending North 46 degrees, 15 minutes East along the last mentioned lands 146.00 feet to a point on the Southwesterly side of Penn Street aforesaid; thence extending South 43 degrees, 45 minutes East along the Southwesterly side of Penn Street 474.20 feet to the first mentioned point of intersection and place of beginning.

CONTAINING in area 3.095 acres.

Tax ID/Parcel No. 11-00-09260-00-8.

Parcel Numbers: 11-00-09260-00-8 and 11-00-13520-00-5.

Location of property: 100 Prospect Avenue and 152 Prospect Avenue are combined and now known as 152 Prospect Avenue, Lansdale, in Parcel Number 11-00-13520-00-5. The other parcel known as 200 South Line Street, Lansdale, is in Parcel Number 11-00-09280-00-8.

The improvements thereon are: 115 multi-use apartments and support area and 1 dwelling, unfinished res. basement.

Seized and taken in execution as the property of **Lansdale Holding Group Associates, L.P.** at the suit of SF Loft Owner, LLC, Assignee of GE Business Financial Services, Inc. Debt: \$28,025,457.12 (plus interest and costs).

Jennifer G. Gould, Attorney, I.D. #80988

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

10-18847

PREMISES "B"

ALL THAT CERTAIN lot or piece of ground, situated in **East Norriton Township**, Montgomery County, Pennsylvania, known and designated as Lot Number Fifteen (15) Block Number Two (2). Being twenty (20) feet in front and twenty (20) feet in the rear by one hundred (100) in depth. In certain plan of lots, "Map Number Four (4) of Norritown Heights", surveyed by Crawford and Bennett, dated December 21, said map being on file in the Recorder's Office of Montgomery County, Commonwealth of Pennsylvania.

Parcel Number: 33-00-07246-00-2.

Location of property: 2410 Rahway Avenue, East Norriton, PA.

The improvements thereon are: Single family residential dwelling.

Seized and taken in execution as the property of **Tracy Pressley and Dannette Pressley** at the suit of Norristown Area School District. Debt: \$5,189.95.

Robert P. Daday, Attorney.

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$4,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

10-20199

ALL THAT CERTAIN lot or parcel of ground, situate in **Lower Moreland Township**, Montgomery County, Pennsylvania and described according to a certain plan thereof known as Final Plan of Section Seven Sheet 1 of 2 of Albidale made for Golden Gate Development Corporation by Engineering and Planning Associates, Inc., Consulting Engineers, dated September 10, 1968 and last revised March 11, 1969, said plan being recorded in the Office of the Recorder of Deeds of Montgomery County at Norristown, Pennsylvania in Plan Book A-12, Page 74 and later revised April 16, 1969, as follows, to wit:

BEGINNING at a point of tangent on the Southwesterly side of Sheffield Lane (50 feet wide) said point being at the distance of 31.42 feet measured on the arc of a circle curving to the right having a radius of 20.00 feet from a point of curve on the Southeasterly side of Dove Circle (50 feet wide); thence extending from said point of beginning South 55 degrees, 02 minutes, 15 seconds East along the Southwesterly side of Sheffield Lane 125.58 feet to a point; thence extending South 36 degrees, 08 minutes, 45 seconds West, 112.50 feet to a point; thence extending North 55 degrees, 02 minutes, 15 seconds West, 143.26 feet to a point on the Southeasterly side of Dove Circle aforesaid; thence extending North 34 degrees, 57 minutes, 45 seconds East along the Southeasterly side of Dove Circle 92.48 feet to a point of curve on the same; thence extending on the arc of a circle curving to the right having a radius of 20.00 feet the arc distance of 31.42 feet to the first mentioned point of tangent and place of beginning.

BEING Lot Number 423 as shown on the above mentioned plan.

Parcel Number: 41-00-08275-00-9.

Location of property: 992 Sheffield Lane, Lower Moreland Township, PA.

The improvements thereon are: Single family residential dwelling.

Seized and taken in execution as the property of **Jack Potok and Fred Potok** at the suit of Lower Moreland Township School District. Debt: \$7,356.61.

James R. Wood, Attorney.

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$4,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

10-22064

ALL THAT CERTAIN lot or piece of ground, situate in **Limerick Township**, County of Montgomery and Commonwealth of Pennsylvania, bounded and described according to a Plan of Major Subdivision "Deer Run" made for Conti Construction Company by Eustace Engineering and Associates dated 11/9/1989 and last revised on 3/17/1995 and recorded in Plan Book A-56, Page 241, to wit:

BEGINNING at a point on the Northeasterly side of Doe Court (variable width), at a corner of this and Lot No. 70 as shown on the above mentioned plan; thence extending from said point of beginning and along Lot No. 70 North 58 degrees, 01 minutes, 25 seconds East, 100.00 feet to a point, a corner in line of open space; thence extending along the same South 31 degrees, 58 minutes, 35 seconds East, 33.00 feet to a point; thence extending South 58 degrees, 01 minutes, 25 seconds West, 100.00 feet to a point, a corner on the Northeasterly side of Doe Court; thence extending along the same North 31 degrees, 58 minutes, 35 seconds West, 33.00 feet to the first mentioned point and place of beginning.

BEING known as Lot No. 71 on the above mentioned plan.

BEING the same premises which Trim Development Corporation, by Deed dated 9/16/97 and recorded 9/24/97 in Book 5200, Page 2116, granted and conveyed unto Joseph F. Duffy.

Parcel Number: 37-00-00653-20-1.

Location of property: 710 Doe Court, Limerick, PA 19468.

The improvements thereon are: A single family residential dwelling.

Seized and taken in execution as the property of **Joseph F. Duffy** at the suit of U.S. Bank, National Association, as Trustee on Behalf of the Holders of the Home Equity Asset Trust 2005-4 Home Equity Pass-Through Certificates, Series 2005-4. Debt: \$212,636.25.

Lisa Lee, Attorney. I.D. #78020

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

10-29693

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, hereditaments and appurtenances, situate on the Southwesterly side of 7th Street, in **Lansdale Borough**, County of Montgomery and State of Pennsylvania, consisting of a part of Lots 96 and 97 on a plan of lots of Elm Terrace, as surveyed by Herbert H. Metz on January 27, 1926, recorded in the Office of the Recorder of Deeds at Norristown, in Deed Book 999, Page 600, bounded and described, as follows, to wit:

BEGINNING at a point in the Southwesterly side line of 7th Street, at the distance of 137.42 feet from the intersection of the Northwesterly side line of Line Street (48 feet wide) with the Southwesterly side of 7th Street (48 feet wide) and in line of land of Harold G. Vanfossen; thence North 53 degrees, 55 minutes West and containing in front or breadth on said 7th Street, 32 feet and extending of that width in length or depth, South 36 degrees, 5 minutes West, between two parallel lines at right angles with said 7th Street, 150 feet to the Northeasterly side of a 16 feet wide alley, the Northwesterly side line passing through the middle of the party wall between these and premises to the Northwest.

TITLE TO SAID PREMISES IS VESTED IN Craig D. Platt and Linda L. Faschetti, by Deed from Joseph R. Clever, dated 08/29/2002, recorded 09/25/2002 in Book 5426, Page 615. Linda Faschetti died on 08/19/08, and Craig D. Platt was appointed Administrator of her estate. Letters of Administration were granted to him on 03/11/09 by the Register of Wills of Montgomery County, No. 46-2009-0861. Decedent's surviving heir(s) at law and next of kin is Craig D. Platt.

Parcel Number: 11-00-14820-00-1.

Location of property: 228 East 7th Street, Lansdale, PA 19446-2624.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Craig D. Platt, Individually and in His Capacity as Administrator and Heir of The Estate of Linda Faschetti and Unknown Heirs, Successors, Assigns, and All Persons, Firms or Associations Claiming Right, Title or Interest from or Under Linda Faschetti, Deceased**, at the suit of Citimortgage, Inc., s/b/m to ABN AMRO Mortgage Group, Inc. Debt: \$140,372.36.

John Michael Kolesnik, Attorney. I.D. #308877

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

10-29697

ALL THAT CERTAIN lot or piece of ground, situate in **Whitemarsh Township**, County of Montgomery and Commonwealth of Pennsylvania, bounded and described according to a final plan made for "Garrison Greene" made by Anderson Engineering Association, Inc., dated 07/17/1999 and last revised 05/18/2001 and recorded in Plan Book A-60, Page 91 to 95, as follows, to wit:

BEGINNING at a point of curve on the Northwesterly side of Fort Hill Circle (46.00 feet wide) at a corner of this and Lot No. 21 as shown on the above mentioned plan and place of beginning; thence extending from said place of beginning and along Lot No. 21 North 21 degrees, 27 minutes, 03 seconds West, 87.18 feet to a point in line of Lot No. 21 North 21 degrees, 27 minutes, 03 seconds East, 83.65 feet to a point on the Northwesterly side of Fort Hill Circle; thence extending along the Northwesterly side of Fort Hill Circle; thence extending along the Northwesterly side of Fort Hill Circle South 68 degrees, 32 minutes, 57 seconds West, 20.00 feet to a point, a corner of Lot No. 21, aforesaid, being the first mentioned point and place of beginning.

BEING Lot No. 22 as shown on the above mentioned plan.

TOGETHER with and under and subject, inter-alia to the covenants, restrictions, easements, terms, rights, agreements, conditions, exceptions terms, rights agreements, conditions, exceptions, reservation and exclusions contained and asset forth in that certain Declaration of Covenants, Easements and Restrictions of Garrison Greene Homeowners Association, recorded in the Office for the Recording of Deeds in and for the County of Montgomery at Norristown, Pennsylvania in Deed Book 5364, Page 2135 and any amendments to the said Declaration as the same may be duly adopted from time to time.

TITLE TO SAID PREMISES IS VESTED IN Joon Park and Eun Woo, by Deed from Adam Fiore and Sandy Fiore, dated 04/20/2007, recorded 05/23/2007 in Book 5648, Page 1045.

Parcel Number: 65-00-03995-12-5.

Location of property: 419 Fort Hill Circle, Fort Washington, PA 19034-2306.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Joon Park and Eun Woo** at the suit of Bank of America, N.A. as Successor by Merger to BAC Home Loans Servicing, L.P. Debt: \$282,486.47.

John Michael Kolesnik, Attorney. I.D. #308877

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

10-29979

ALL THAT CERTAIN lot, situate in **Cheltenham Township**, Montgomery County, Pennsylvania, and described according to a certain plan thereof known as Section #1 Plan of Lots Max Chipin and Sons by Damon and Foster, Civil Engineers and Surveyors dated 5/25/1961 and last revised 8/15/1962, as follows, to wit:

BEGINNING at a point of tangent on the Northwesterly side of Oak Lane Road (77 feet wide) said point being at the distance of 39.27 feet measured on the arc of a circle curving to the right having a radius of 25 feet from a point of reverse curve on the Southwesterly side of Parkview Road (50 feet wide); thence extending from said point of

beginning South 59 degrees, 44 minutes, 30 seconds West along the Northwesterly side of Oak Lane Road 77 feet to a point; thence extending North 30 degrees, 15 minutes, 30 seconds West, 132 feet to a point; thence extending North 59 degrees, 44 minutes, 30 seconds East, 54.00 feet to a point; thence extending North 80 degrees, 27 minutes, 23 seconds East, 67.55 feet to a point on the Southeasterly side of Parkview Road on the arc of a circle curving to the left having a radius of 234.93 feet the arc distance of 84.94 feet to a point of reverse curve on the same; thence extending on the arc of a circle curving to the right having a radius of 25 feet the arc distance of 39.27 feet to the first mentioned point of tangent and place of beginning.

Parcel Number: 31-00-21310-00-7.

Location of property: 7612 Oak Lane Road, Cheltenham, PA.

The improvements thereon are: Single family residential dwelling.

Seized and taken in execution as the property of **Duc Ngoc Ho** at the suit of School District of Cheltenham Township. Debt: \$8,785.96.

Robert P. Daday, Attorney.

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$4,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

10-30808

ALL THAT CERTAIN parcel of land, situate in **Upper Gwynedd Township**, Montgomery County, Pennsylvania, shown as Lot 4 on a plan entitled "Lot Subdivision Plan Whites Road and Green Street" prepared by Fore Site Land Services, Inc., dated September 15, 2003, as last revised April 21, 2004, and being more particularly described, as follows:

BEGINNING at a point on the Northwest side of Green Street (as widened to 27 feet from the center line thereof along said tract), a common corner of this and Lot 3 of said tract and plan, said beginning point being located the following two (2) courses from a street corner point of curvature on the Southwest side of Whites Road (as widened to 27 feet from the center line thereof along said tract): (1) by a line curving to the right in a Southerly direction, having a radius of 13.00 feet, for an arc distance of 20.16 feet to a point of tangent on the Northwest side of Green Street aforesaid; (2) extending along the said side of Green Street, South 38 degrees, 02 minutes, 00 seconds West, 194.78 feet; thence, from said beginning point, extending along the said side of Green Street, South 38 degrees, 02 minutes, 00 seconds West, 25.00 feet to a point, a corner, in line of land now or formerly of Jay T. and Jennifer L. Hendricks; thence, extending along said land Hendricks' land, North 51 degrees, 58 minutes, 00 seconds West, 162.18 feet to a point, corner; thence, continuing along said Hendricks' land, and along part of land now or formerly of John G. and Kelly Anne Elechko, South 38 degrees, 02 minutes, 00 seconds West, 94.44 feet to a point, a corner, in line of land now or formerly of Lansdale Park Authority; thence, extending along said authority lands, the following two (2) courses: (1) North 51 degrees, 58 minutes, 00 seconds West, 198.90 feet to a point, a corner; (2) North 38 degrees, 02 minutes, 00 seconds East, 129.70 feet, crossing an unnamed tributary to the Towamencin Creek No. 1, to a point, a corner in line of Lot 1 of said tract and plan; thence, extending along Lot 1 and along Lot 2 of said tract and plan, South 51 degrees, 58 minutes, 00 seconds East, 211.08 feet, recrossing the aforesaid unnamed tributary, a corner, in line of Lot 3 of said tract and plan; thence, extending along said Lot 3, the following two (2) courses: (1) South 38 degrees, 02 minutes, 00 seconds West, 10.26 feet to a point a corner; (2) South 51 degrees, 58 minutes, 00 seconds East, 12.00 feet to a point on the Northwest side of Green Street, the aforesaid point and place of beginning.

TITLE TO SAID PREMISES IS VESTED by Warranty Deed dated 07/29/2005, given by F.J. Properties, LLC, a Pennsylvania Limited Liability Company to Kevin E. Keller and Lois J. Keller, husband and wife, and recorded 9/9/2005 in Book 05570, Page 0175, Instrument #2005127726.

Parcel Number: 56-00-09892-02-4.

Location of property: 610 Green Street, Lansdale, PA 19446-5217.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Kevin E. Keller and Lois J. Keller** at the suit of The Bank of New York Mellon, f/k/a The Bank of New York, as Trustee for The Certificateholders CWALT, Inc., Alternative Loan Trust 2006-40T1, Mortgage Pass-Through Certificates, Series 2006-40T1. Debt: \$626,509.35.

John Michael Kolesnik, Attorney. I.D. #308877

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

10-33222

ALL THAT CERTAIN message or tenement and lot of land, situate in **Pottstown Borough**, Montgomery County, Pennsylvania, bounded and described, as follows, to wit:

BEGINNING at the South side of Beech Street at a corner of lot, now or late, of John E. Spare; thence extending by the same Southerly 140 feet to a 20 feet wide alley; thence by the same Westwardly 30 feet to land, now or late, of James S. Fillman; thence by the same Northwardly 140 feet to Beech Street aforesaid; thence by the same Eastwardly 30 feet to the place of beginning.

TITLE TO SAID PREMISES IS VESTED in Jose A. Cosme, by Deed from Janice L. Prince, dated 11/12/2004, recorded 11/16/2004 in Book 5533, Page 353.

Parcel Number: 16-00-00752-00-6.

Location of property: 328 Beech Street, Pottstown, PA 19464-5540.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Jose A. Cosme** at the suit of Deutsche Bank National Trust Company, as Trustee for HSI Asset Securitization Corporation Trust 2007-NC1. Debt: \$81,161.07.

John Michael Kolesnik, Attorney. I.D. #308877

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

10-36088

ALL THAT CERTAIN lot or piece of ground, with the building and improvements thereon erected, situated in **Upper Moreland Township**, County of Montgomery, Commonwealth of Pennsylvania, bounded and described in accordance with a plan thereof made by Reeder, Magarity and Bryant, Professional Engineers, of Upper Darby, Pennsylvania, on July 26, 1951, for the Curtis-Bailey Company, as follows, to wit:

BEGINNING at a point on the Northwest side of Topsfield Road (50 feet wide) measured the two following courses and distances along same from its point of intersection with the Southwest side of Newington Drive (50 feet wide) (both lines produced): (1) South 21 degrees, 55 minutes West, 47.51 feet to a point of curve; (2) on the arc of a circle curving to the right having a radius of 150 feet the arc distance of 140.77 feet to the point and place of beginning; thence extending from said beginning point North 14 degrees, 18 minutes, 52 seconds West, 125 feet to a point; thence extending South 79 degrees, 55 minutes, 51 seconds West, 70.19 feet to a point; thence extending South 14 degrees, 18 minutes, 52 seconds East, 130.18 feet to a point on the Northwest side of Topsfield Road; thence extending along same North 75 degrees, 41 minutes, 8 seconds East, 70 feet to the first mentioned point and place of beginning.

BEING Lot No. 501.

Parcel Number: 59-00-17404-00-6.

Location of property: 604 Topsfield Road, Upper Moreland, PA.

The improvements thereon are: Single family residential dwelling.

Seized and taken in execution as the property of **Lanny D. Boone** at the suit of School District of Upper Moreland Township. Debt: \$4,250.96.

Robert P. Daday, Attorney.

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$4,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

11-02160

ALL THAT CERTAIN lot or piece of ground, hereditaments and appurtenances, situate in **Upper Pottsgrove Township**, Montgomery County, Pennsylvania bounded and described in accordance with a plan dated January 18, 1956 revised September 17, 1956, made by George F. Shaner, Registered Engineers, as follows, to wit:

BEGINNING at a point on the Northeasterly side of Irwin Place (60 feet wide) which point of beginning is measured on the arc of a circle curving on the right having a radius of 50 feet, the arc distance of 78.54 feet from a point of curve on the Northwesterly side of Hanover Drive (60 feet wide); thence extending from said point of beginning and along the said side of Irwin Place, North 88 degrees, West 150 feet to a point in line of Lot 58; thence extending along line of Lot 58 North 2 degrees, East 115 feet to a point in line of Lot 32; thence extending along line of Lot 32 South 88 degrees, East 200 feet to a point on the Northwesterly side of Hanover Drive aforesaid; thence along the said side of Hanover Drive South 2 degrees, 00 minutes West, 65 feet to a point of curve; thence on the arc of a circle curving to the right having a radius of 50 feet, the arc distance of 78.54 feet to the first mentioned point and place of beginning.

BEING Lot 31 on a plan of lots known as Gary Heights as recorded in Plan Book A-4, Page 16.

Parcel Number: 60-00-01610-01-3.

Location of property: 65 Irwin Place, Upper Pottsgrove, PA.

The improvements thereon are: Single family residential dwelling.

Seized and taken in execution as the property of **Jason Auerbach and Marie Auerbach** at the suit of Township of Upper Pottsgrove. Debt: \$1,366.19.

James R. Wood, Attorney.

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$4,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

11-03100

ALL THAT CERTAIN message and tract of land, known and designated as Lot #24 on Plan of Lots "Pottsgrove Manor", situate in the Third (Ninth) Ward, **Pottstown Borough**, County of Montgomery and Commonwealth of Pennsylvania, bounded and described in accordance with a survey thereof as made January 16, 1941, and revised May 1, 1941, and September 1, 1941, by the late Ralph E. Shaner, a Registered Engineer, and more fully described, as follows, to wit:

BEGINNING at a corner of Lot #23 said point being on the Southwesterly side of King Street (70 feet wide) and distant along the same from a point marking the Southwesterly property line intersection of the said King Street and Gabel Avenue (50 feet wide) North 63 degrees, 39 minutes West, 450.00 feet; thence from said point of beginning along the Westerly side of Lot #23 South 26 degrees, 21 minutes West, 140.00 feet to a corner; thence North 63 degrees, 39 minutes West, 50.00 feet to a corner of Lot #25; thence along the same North 26 degrees, 21 minutes East, 140.00

feet to a corner on the Southerly side of West King Street; thence along the same South 63 degrees, 39 minutes East, 50.00 feet to the place of beginning.

BEING all of Lot #24.

BEING the same premises which Mark J. Dinnocenti and Denise E. Dinnocenti, his wife, by Deed dated 2/28/1998 and recorded 4/29/1998 in Montgomery County in Deed Book 5223, Page 2027 granted and conveyed unto Mark J. Dinnocenti and Denise E. Dinnocenti, his wife.

Parcel Number: 16-00-18136-00-1.

Location of property: 332 West King Street, Pottstown, PA 19464.

The improvements thereon are: A single family residential dwelling.

Seized and taken in execution as the property of **Mark J. Dinnocenti and Denise E. Dinnocenti** at the suit of Wells Fargo Bank, N.A., as Trustee for Option One Mortgage Loan Trust 2006-2, Asset-Backed Certificates, Series 2006-2. Debt: \$175,118.45.

David Fein, Attorney. I.D. #82628

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

11-05222

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, situate in **Cheltenham Township**, Montgomery County, Pennsylvania and described according to a survey and plan thereof made dated the 31st day of August A.D. 1931, as follows, to wit:

SITUATE on the Northeast side of Chelsea Road (fifty feet wide) at the distance of three hundred twelve feet Northwestwardly from the intersection of the produced Northeasterly line of Chelsea Road and the produced Northwesterly line of Easton Road (fifty feet wide).

CONTAINING in front or breadth on the said Chelsea Road twenty-four feet and extending of that width in length or depth Northeastward between parallel lines at right angles to said Chelsea Road one hundred feet to the center line of Trinity Drive (twelve feet wide), which extends Southeastward from Cedar Lane to Easton Road.

TOGETHER with the free and common use, right, liberty and privilege of the aforesaid Trinity Drive as and for an automobile driveway and water course and also together with the free and common use, right, liberty and privilege of the said Chelsea Road, Cedar Lane and Easton Road, as and for streets, passageways and water courses at all times in common with the owners, tenants and occupiers of the other lots bounding thereon.

TITLE TO SAID PREMISES IS VESTED IN Olivia Smith by Deed from Raymond Smith and Olivia Smith, husband and wife dated December 4, 1974 and recorded January 3, 1975 in Deed Book 3999, Page 93.

Parcel Number: 31-00-05098-00-1.

Location of property: 1727 Chelsea Road, Elkins Park, PA 19027.

The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **Angel Smith a/k/a Angel Wynder a/k/a Angela Smith a/k/a Angela Wynder, Only Known Surviving Heir of Olivia Smith, Deceased Mortgagor and Real Owner and Unknown Surviving Heirs of Olivia Smith, Deceased Mortgagor and Real Owner** at the suit of Financial Freedom Acquisition, LLC. Debt: \$154,280.27.

Christine L. Graham, Attorney.

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

11-05252

ALL THAT CERTAIN lot or piece of ground, situate in Elkins Park, **Cheltenham Township**, Montgomery County, State of Pennsylvania, bounded and described according to a plan thereof made April 4, 1951 by Charles E. Shoemaker, Registered Professional Engineer of Abington, Pennsylvania, as follows:

BEGINNING at a point on the East side of Montgomery Avenue (40 feet wide) at a distance of 443.16 feet North of the Northerly side of Ashbourne Road (41 feet wide); thence South 85 degrees, 26 minutes West, 127.13 feet to the point in the right-of-way line of the Philadelphia and Reading Railroad; thence North no degrees, 52 minutes West, 70.08 feet to a point; thence North 86 degrees, 26 minutes East, 123.83 feet to a point on the aforesaid West side of Montgomery Avenue; thence along the same South 3 degrees, 34 minutes East, 70 feet to the first mentioned point and place of beginning.

TITLE TO SAID PREMISES IS VESTED IN Helen Bazela a/k/a Helene Bazela by Deed from John J. Petherbridge, Executor of the Estate of Maxine A. Petherbridge a/k/a Maxine Ann Petherbridge, Deceased, dated August 29, 2003 and recorded March 31, 2004 in Deed Book 05501, Page 1874.

Parcel Number: 31-00-19363-00-1.

Location of property: 7828 Montgomery Avenue, Elkins Park, PA 19027.

The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **Helen Bazela a/k/a Helene Bazela** at the suit of Deutsche Bank National Trust Company, as Trustee for Amerquest Mortgage Securities, Inc., Asset-Backed Pass-Through Certificates, Series ARSI 2006-M3. Debt: \$226,808.79.

Christine L. Graham, Attorney.

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

11-06280

ALL THAT CERTAIN lot or piece of ground, situate in **New Hanover Township**, County of Montgomery and Commonwealth of Pennsylvania, bounded and described according to a Final Overall Site Plan (Phase 4, 5, 6 and previous phases) as part of Acorn Hills prepared for Sal Lapio, Inc., by Stout, Tacconelli & Associates, Inc., Civil Engineering and Land Surveying, dated 10/15/2002 and last revised 2/25/2003 and recorded in Plan Book A-61, Pages 335-339, as follows, to wit:

BEGINNING at a point of curve on the Southeasterly side of Santa Maria Drive cul-de-sac at a corner of this and Lot No. 32 as shown on the above mentioned plan and place of beginning; thence extending from said place of beginning and along Lot No. 32 South 42 degrees, 55 minutes, 42 seconds East, 154.92 feet to a point in line of open space; thence extending along same the two (2) following courses and distances, to wit: (1) South 18 degrees, 59 minutes, 44 seconds West, 28.95 feet to a point, an angle, thence; (2) South 43 degrees, 34 minutes, 30 seconds West 50.00 feet to a point, a corner of Lot No. 34; thence extending along Lot No. 34 North 46 degrees, 25 minutes, 30 seconds West, 120.00 feet to a point on the Southeasterly side of Santa Maria Drive cul-de-sac; thence extending along the Southeasterly side of Santa Maria Drive cul-de-sac, the two (2) following courses and distances, to wit: (1) on the arc of a circle curving to the left, having a radius of 52.00 feet the arc distance of 51.87 feet to a point of reverse curve; thence (2) on the arc of a circle curving to the right, having a radius of 50.00 feet the arc distance of 49.96 feet to a point, a corner of Lot No. 32, aforesaid, being the first mentioned point and place of beginning.

BEING Lot No. 33 in Pod C as shown on the above mentioned plan.

TOGETHER WITH AND UNDER AND SUBJECT, inter alia to the covenants, restrictions, easements, terms, rights, agreements, conditions, exceptions, reservations and exclusions as contained and set forth in that certain Declaration of Covenants, easements and restrictions, of Acorn Hills Residential Community, dated 12/5/2003, recorded in the Office for the Recording of Deeds in and for the County of Montgomery, at Norristown, Pennsylvania in Deed Book 5502, Page 1162 and any amendments to the said declaration as the same may be duly adopted from time to time.

THE GRANTEES, for and on behalf of the grantees, their heirs, personal representatives, successors and assigns, by the acceptance and recordation of this indenture, acknowledge that this indenture is subject in every respect to the aforesaid declaration and any and all amendments and supplements thereto, the rules and regulations promulgated thereunder, acknowledge that each and every provision thereof is essential to the successful operation and management of Acorn Hills Residential Community Association and is in the best interest and for the benefit of all owners of lots thereon, and covenant agree, as a covenant running with the land, to abide by each and every provision of the aforesaid declaration as the same may be amended or supplemented from time to time.

TITLE TO SAID PREMISES IS VESTED IN Frank J. Travisano, Kimberly B. Travisano and Alvin C. Wells, as Tenants by the Entireties as to husband and wife as to the whole Joint Tenants With Right of Survivorship by Deed from Sal Lapio, Inc., Pennsylvania Corporation dated 02/23/2006, recorded 03/09/2006 in Deed Book 5592, Page 2844. Parcel Number: 47-00-07586-09-8.

Location of property: 2906 Santa Maria Drive, Gilbertsville, PA 19525.

The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **Frank J. Travisano, Kimberly B. Travisano and Alvin C. Wells** at the suit of PNC Bank, National Association. Debt: \$365,460.36.

Harry B. Reese, Attorney. I.D. #310501

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

11-08662

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, situate at the Rosemont, in **Lower Merion Township**, County of Montgomery, Commonwealth of Pennsylvania, bounded and described according to a survey and plan thereof made by Milton H. Yerkes, Civil Engineer, Bryn Mawr, Pennsylvania, as of October 17, 1992, as follows, to wit:

BEGINNING at a stone at the junction of the middle lines of Orchard Way and Airedale Avenue; thence along the middle of Airedale Avenue, South sixty-three degrees, forty-eight minutes West, one hundred five feet; thence by other land of William L. Austin, Jr., the two next following courses and distances; North twenty-five degrees, fifty minutes West, one hundred eighty-five feet to a point; thence North sixty-four degrees, ten minutes East, one hundred seven and five-tenths feet to a point in the middle of Orchard Way; thence along the middle line of Orchard Way on a line curving to the left with a radius of two thousand, six hundred four and five-tenths feet, the arc distance of one hundred fifty-nine and thirty-seven one-hundredths feet to a stone; thence South twenty-six degrees, thirty-two minutes East, twenty-five feet to a point at the junction of the middle line of Orchard Way and Airedale Avenue, the first mentioned point and place of beginning.

BEING the same premises conveyed to Daniel G. Bancroft by Deed dated September 1, 2006 and recorded in the Montgomery County Recorder of Deeds Office on September 15, 2006 in Deed Book 05616, Page 1545, granted and conveyed unto Daniel G. Bancroft and Susan J. Bancroft, husband and wife.

Parcel Number: 40-00-44608-00-1.

Location of property: 1406 Orchard Way, Rosemont, PA 19010.

The improvements thereon are: A residential dwelling.

Seized and taken in execution as the property of **Daniel G. Bancroft and Susan J. Bancroft** at the suit of Provident Funding Associates, L.P. Debt: \$453,998.10.

Christopher A. DeNardo, Attorney.

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

11-12827

ALL THAT CERTAIN message and lot or piece of land, situate in **Pottstown Borough**, Montgomery County, Pennsylvania, on the North side of King Street, between Franklin and Washington Streets, being known as No. 435 King Street, bounded and described, as follows, to wit:

BEGINNING at the North side of King Street at a corner of land now or late of Eli Nagle; thence by the same Northerly one hundred forty feet to a twenty feet wide alley; thence by the same Westwardly sixty feet to land now or late of George B. Lessig; thence by the same Southwardly one hundred forty feet to King Street aforesaid; thence by the same Eastwardly sixty feet to the place of beginning.

Parcel Number: 16-00-17884-00-1.

Location of property: 435 King Street, Pottstown, PA.

The improvements thereon are: Commercial property.

Seized and taken in execution as the property of **Pamela L. Walker** at the suit of Pottstown School District. Debt: \$3,794.01.

James R. Wood, Attorney.

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$4,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

11-15465

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, known as 1010 Markley Street, situate in **Norristown Borough**, County of Montgomery and State of Pennsylvania, bounded and described, as follows, to wit:

BEGINNING at a point on the Southeasterly side of Markley Street a corner of this and land late of John S. Rex; thence by the last mentioned land, South 48 degrees, 04 minutes East the line passing through the middle of the partition wall between this house and the said Rex's adjoining house, 52 feet to a point, a corner; thence South 25 degrees, West 5.7 feet to a point in the Northeasterly side of public alley 20 feet wide, known as Rex Alley; thence by the same, North 85 degrees, West 66.3 feet to a point on the Southeasterly side of Markley Street, said point being the East corner of said alley and Markley Street; thence along the Southeasterly side of Markley Street, 42 degrees, 20 minutes East, 45.00 feet to the place of beginning.

TITLE TO SAID PREMISES IS VESTED IN Anthony J. Zinni, Jr. and Megan Fulton Zinni, h/w, by Deed from Anthony J. Zinni, Jr., dated 03/28/2003, recorded 09/17/2003 in Book 5473, Page 1087.

Parcel Number: 13-00-23328-00-5.

Location of property: 1010 Markley Street, Norristown, PA 19401-3766.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Anthony Zinni a/k/a Anthony Zinni, Jr. and Megan Fulton Zinni** at the suit of Sovereign Bank, N.A. formerly known as Sovereign Bank. Debt: \$39,428.16.

John Michael Kolesnik, Attorney. I.D. #308877

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

11-16248

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, situate in **Montgomery Township**, County of Montgomery, Pennsylvania, bounded and described according to a subdivision plan entitled Welsh Village drawn by D. S. Winokur Associates, Inc., Engineers, Planners & Surveyors, Philadelphia, Pennsylvania, dated 8/28/1986, last revised 6/5/1990 and recorded in Land Site Plan Book 1, Page 154, as follows, to wit:

BEGINNING at a point on the Southeasterly side of Congress Court a corner of Lot 4302 on said plan; thence extending from said point of beginning and along Congress Court, North 04 degrees, 57 minutes, 40 seconds East, 22.00 feet to a point a corner of Lot 4304 on said plan; thence extending from Congress Court and along Lot 4304 on said plan, South 85 degrees, 02 minutes, 20 seconds East, 75.00 feet to a point; thence, South 04 degrees, 57 minutes, 40 seconds West, 22.00 feet to a corner of Lot 4302 on said plan; thence along the same, North 85 degrees, 02 minutes, 20 seconds West, 75.00 feet to a point on the Southeasterly side of Congress Court and being the first mentioned point and place of beginning.

BEING Lot No. 4303.

CONTAINING in area, 1,650 square feet.

TITLE TO SAID PREMISES IS VESTED IN Cindy Yeretian, by Deed from Albert C. Voorhees and Catherine J. Voorhees, his wife, dated 03/14/1997, recorded 04/16/1997 in Book 5182, Page 1792.

Parcel Number: 46-00-00548-09-9.

Location of property: 4703 Congress Court, North Wales, PA 19454-3768.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Cindy Yeretian** at the suit of Police and Fire Federal Credit Union. Debt: \$155,113.47.

John Michael Kolesnik, Attorney. I.D. #308877

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

11-16350

ALL THAT CERTAIN lot or piece of ground, situate in **Pottstown Borough**, County of Montgomery and Commonwealth of Pennsylvania, described according to a plan of subdivision made for Elizabeth R. Bauer by Ralph E. Shaner and Son Engineering Company, Pottstown, Pennsylvania, dated 03/18/1976 and recorded in Plan Book B-31, Page 79, bounded and described, as follows, to wit:

BEGINNING at a point on the Southwesterly side of East Sixth Street (50 feet wide) a corner of this and Lot No. 2 on the above plan; thence extending along Lot No. 2 South 35 degrees, 07 minutes West, 140 feet to a point on the Northerly side of 20 feet wide alley; thence extending along side alley North 54 degrees, 53 minutes West, 25.29 feet to a point a corner of lands now or late of John E. Eidell; thence extending along said lands North 35 degrees, 07 minutes East, 140 feet to a point on the aforesaid side of East Sixth Street; thence extending along the same South 54 degrees, 53 minutes East, 25.29 feet to a point, a corner of Lot No. 2 aforesaid the first mentioned point and place of beginning.

BEING the same property as conveyed from Matthew Depaul, Executor of Marie D. Depaul, a/k/a Marie D. Caruso, f/k/a Marie D. Hoffman, Deceased, and Matthew Depaul, Individually and Santino Depaul, Individually to Vincent Caruso, as described in Deed Book 5687, Page 917, dated 03/14/2008, recorded 04/02/2008, in Montgomery County Records.

TITLE TO SAID PREMISES IS VESTED IN Vincent Caruso by Deed from Matthew Depaul, Executor of Marie D. Depaul, a/k/a Marie D. Caruso, f/k/a Marie D. Hoffman, Deceased, and Matthew Depaul, Individually and Santino Depaul, Individually dated 03/14/2008, recorded 04/02/2008 in Deed Book 5687, Page 917.

Parcel Number: 16-00-25928-00-3.

Location of property: 22 East 6th Street, Pottstown, PA 19464.

The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **Vincent Caruso and Matthew J. Depaul (Individually and as Executor of the Estate of Marie D. Depaul a/k/a Marie D. Caruso f/k/a Marie D. Hoffman)** at the suit of Deutsche Bank National Trust Company, as Trustee for Ameriquest Mortgage Securities, Inc., Asset-Backed Pass-Through Certificates, Series 2005-R3. Debt: \$103,403.00.

Kassia Fialkoff, Attorney. I.D. #310530

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

11-16970

ALL THAT CERTAIN lot or piece of land, situate in **West Norriton Township**, County of Montgomery and State of Pennsylvania, bounded and described according to a survey and plan thereof made by Will D. Hiltner in December of 1951, as follows, to wit:

BEGINNING at a point on the Southeasterly side of Whitehall Road at the distance of four hundred forty-nine and forty-five one-hundredths feet Southwestwardly from the point of intersection of the said side of Whitehall Road with the Southwesterly side of Ridge Pike (50 feet wide); thence along land of A. Warren Swartz South 45 degrees, 25 minutes East, one hundred sixty-eight and sixty-seven one-hundredths feet to a point in line of land of J. Donald Roberts et ux.; thence along land of Roberts and land of Harry P. Buckley, et ux. South 44 degrees, 47 minutes, 30 seconds West, eighty feet to a point a corner of other land of George Custer, et ux.; thence along the same North 45 degrees, 25 minutes West, one hundred sixty-eight and three one-hundredths feet to a point on the Southeasterly side of Whitehall Road, aforesaid; and thence along the said side thereof North 44 degrees, 50 minutes East, eighty feet to the place of beginning.

Parcel Number: 63-00-09241-00-2.

Location of property: 30 South Whitehall Road, West Norriton, PA.

The improvements thereon are: Single family residential dwelling.

Seized and taken in execution as the property of **Stephen M. Mieczkowski** at the suit of Norristown Area School District. Debt: \$5,386.31.

Robert P. Daday, Attorney.

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$4,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

11-18183

ALL THAT CERTAIN tract or piece of land, situate on the South side of Ridge Avenue (forty-six feet wide), between North Fourth Street and School Lane, in **Souderton Borough**, County of Montgomery and State of Pennsylvania bounded and described according to a recent survey and plan dated September 5, 1946, as prepared by Stanley F. Moyer, Registered Engineer and Land Surveyor, Souderton, Pennsylvania, being the original Lot No. 102 on a plan of lots developed by Hunsicker, Freed and Souder, as follows, to wit:

BEGINNING at an iron pin in the South side line of Ridge Avenue, said iron pin being the distance of four hundred feet from the intersection of the South side line of Ridge Avenue and the East side line of North Fourth Street; thence along the South side line of Ridge Avenue North fifty-three degrees, forty-five minutes East the distance of fifty feet to an iron pin; thence South thirty-six degrees, fifteen minutes East the distance of one hundred fifty feet to an iron pin in the North side of a fifteen feet wide alley; thence along the side of said alley South fifty-three degrees, forty-five minutes West the distance of fifty feet to an iron pin; thence North thirty-six degrees, fifteen minutes West the distance of one hundred fifty feet to an iron pin at the place of beginning.

CONTAINING seven thousand, five hundred square feet of land more or less.

BEING the same property which Steven L. Harpel and Carmen L. Harpel, by Deed dated March 9, 1995, and recorded with the Montgomery County Recorder of Deeds on March 21, 1995, in Deed Book Volume 5108, Page 348, in the Office of the Recorder of Deeds of Montgomery County, granted and conveyed unto Steven L. Harpel.

Parcel Number: 21-00-06336-00-6.

Location of property: 444 Ridge Avenue, Souderton, PA 18964.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Steven L. Harpel** at the suit of Citizens Bank of Pennsylvania. Debt: \$130,139.11, plus interest at \$8.29/per day and costs from September 9, 2011.

Lauren Berschler Karl, Attorney.

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

11-18599

ALL THAT CERTAIN lot or piece of land, with the buildings and improvements thereon erected, situate in **Pottstown Borough**, Montgomery County, Pennsylvania, bounded and described, as follows, to wit:

BEGINNING at a point in the North Line of High Street at the distance of 136 feet, 6 inches Eastwardly from the Northeast corner of Hanover and High Streets; thence extending Northwardly 140 feet, 3 inches more or less, to Buttonwood Alley; thence extending Westwardly 18 feet, 4 inches to land now or late of Frank Auchy Estate; thence extending Southwardly 140 feet, 3 inches, more or less to the North side of High Street aforesaid; thence extending Eastwardly 18 feet, 4 inches to the point and place of beginning.

AND ALSO ALL THAT CERTAIN lot or piece of land, with the buildings and improvements thereon erected, situate in **Pottstown Borough**, Montgomery County, Pennsylvania, bounded and described, as follows, to wit:

BEGINNING at a point in the North line of High Street at the distance of 136 feet, 6 inches Eastwardly from the Northeast corner of Hanover and High Streets; thence extending Eastwardly 11 feet, 10 1/2 inches, more or less to the middle of a division or party wall between this and premises on the East No. 215 High Street; thence extending Northwardly through the middle of said party or division wall, 140 feet, 3 inches more or less to Buttonwood Alley; thence extending Westwardly 11 feet, 10 1/2 inches to a point; thence extending Southwardly 140 feet, 3 inches more or less to the North side of High Street, the point and place of beginning.

Parcel Number: 16-00-14752-00-1.

Location of property: 213 High Street, Pottstown, PA.

The improvements thereon are: Single family residential dwelling.

Seized and taken in execution as the property of **Venetian Bayou Partners** at the suit of Pottstown School District. Debt: \$8,852.13.

Robert P. Daday, Attorney.

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$4,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

11-19076

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, hereditaments and appurtenances, situate in **Upper Moreland Township**, County of Montgomery and State of Pennsylvania, and described according to a Plan of Section "B" of Moreland Downs, made by George B. Mebus, Registered Professional Engineer, Pennsylvania, on March 12, 1952 and revised June 20, 1952, as follows, to wit:

BEGINNING at a point on the Northeastly side of Quigley Avenue, formerly South Lane, (45 feet wide) at the distance of 131.69 feet measured South 44 degrees, 48 minutes East along the said side of Quigley Avenue formerly South Lane, from its intersection with the Southeastly side of Frazier Avenue (40 feet wide) (both lines produced); thence extending from said beginning point North 45 degrees, 12 minutes East, 114.58 feet to a point; thence extending South 44 degrees, 48 minutes East, 7.88 feet to a point of curve; thence extending on a line curving to the left having a radius of 385 feet the arc distance of 49.34 feet to a point; thence extending South 40 degrees, 20 minutes, 14 seconds West, 116.38 feet to a point on the Northeastly side of Quigley Avenue, formerly South Lane, aforesaid; thence extending along the same, Northwestwardly on a line curving to the right, having a radius of 492.50 feet the

arc distance of 41.8 feet to a point of tangent in the same; thence extending still along the same North 44 degrees, 48 minutes West, 25.20 feet to the first mentioned point and place of beginning.

BEING Lot No. 26 as shown on said plan.

Parcel Number: 59-00-15010-00-6.

Location of property: 505 Quigley Avenue, Upper Moreland, PA.

The improvements thereon are: Single family residential dwelling.

Seized and taken in execution as the property of **Karen A. McCloskey** at the suit of Upper Moreland Township School District. Debt: \$4,120.08.

James R. Wood, Attorney.

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$4,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

11-23838

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, situate in **Lower Merion Township**, County of Montgomery, Commonwealth of Pennsylvania, being known and designated as Lot No. 27 on a certain plan of lots made for the Black Estate on 6/30/1913 and bounded and described according to said plans, as follows, to wit:

BEGINNING at a point in the middle line of County Line Road at the distance of 622.29 feet measured Northeastward along the said middle line of County Line Road from U.S. Intersection with the middle line of Railroad Avenue; thence extending from said beginning point North 22 degrees, 31 minutes West, along Lot No. 28 on said plan, 150.04 feet to a point; thence extending North 55 degrees, 13 minutes, 42 seconds East, along Lot No. 13 on said plan, 62.33 feet to a point; thence extending South 22 degrees, 31 minutes East, along Lot No. 26 on said plan, 163.27 feet to a point in the middle line of County Line Road; thence extending South 67 degrees, 29 minutes, West along the said middle line of County Line Road, 60.91 feet to the first mentioned point and place of beginning.

UNDER AND SUBJECT to certain restrictions as of record.

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

TITLE TO SAID PREMISES IS VESTED IN Thomas E. Sorge and Dara J. Sorge, husband and wife by Deed from Mary Sheppard dated 06/22/1999, recorded 07/26/1999 in Deed Book 5280, Page 2084.

Parcel Number: 40-00-13176-00-5.

Location of property: 120 County Line Road, Bryn Mawr, PA 19010.

The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **Dara J. Sorge and Thomas E. Sorge** at the suit of U.S. Bank National Association, as Trustee for the LXS 2005-9N. Debt: \$536,759.89.

Alan M. Minato, Attorney. I.D. #75860

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

11-27205

ALL THAT CERTAIN message and lot of land, situate in **East Norriton Township**, County of Montgomery and State of Pennsylvania, bounded and described, as follows:

BEGINNING at a point in line of land of the Lehigh Valley Traction Company and land conveyed by Clarence V. Strouse, et ux., to Jacob Hansell and Annie, his wife by Deed dated July 15, 1926 and recorded in Deed Book 993, Page 419; thence extending along said land conveyed to the said Jacob R. Hansell, North 21 degrees, 15 minutes West, one hundred and ninety and six-tenths feet to a point; thence North 17 degrees, 04 minutes West, forty and five-tenths feet to a point; thence North 10 degrees, 21 minutes West, fifty-seven and seven-tenths feet to a point in a road leading from Swede Street to Germantown Pike; thence extending along said road North 83 degrees, 51 minutes East, fifty-seven and seven-tenths feet to a point in line of land conveyed by Clarence Strouse et ux. to James T. Quinty, et ux.; thence extending along said land South 14 degrees, 28 minutes East, two hundred and seventy-one and sixty-five one-hundredths feet to a point in line of land of the Lehigh Valley Traction Company; thence extending along said land South 64 degrees, 45 minutes West, thirty-nine and seven-tenths feet to the place of beginning.

TITLE TO SAID PREMISES IS VESTED IN Joffre Vera, by Deed from Wayne T. Arena and Carol J. Arena, his wife, dated 05/13/2005, recorded 06/01/2005 in Book 5556, Page 272.

Parcel Number: 33-00-05740-00-5.

Location of property: 114 Mill Road, Norristown, PA 19401-1817.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Joffre Vera a/k/a Joffre G. Vera** at the suit of Citimortgage, Inc. Debt: \$142,450.30.

Matthew Brushwood, Attorney. I.D. #310592

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

11-28794

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, situate in **Jenkintown Borough**, County of Montgomery, and Commonwealth of Pennsylvania, bounded and described according to a survey thereof made by George B. Mebus, Registered Engineer of Glenside, and State of Pennsylvania, dated 11/20/1945, to wit:

BEGINNING at a point on the Southeasterly side of Cedar Street 40 feet in width, at the distance of 331.50 feet Northeast of the intersection of the Northeasterly side of West Avenue, 44 feet in width, the Southeasterly side of Cedar Street, 40 feet in width, both lines extended; thence along the said Southeasterly side of Cedar Street North 9 degrees, East 26 feet to a point; thence South 81 degrees, East 90.21 feet to a point; thence South 9 degrees, West 26 feet to a point; thence North 81 degrees, West 90.21 feet to the Southeasterly side of Cedar Street and point of beginning.

TITLE TO SAID PREMISES IS VESTED IN Jason D. Hoffmann and Ashley L. Hoffmann, husband and wife by Deed from Jason D. Hoffmann and Ashley L. Clower, n/k/a Ashley L. Hoffmann, husband and wife dated 7/10/06, recorded 9/19/06 in Book 5616 and Page 2359.

Parcel Number: 10-00-00124-00-1.

Location of property: 408 Cedar Street, Jenkintown, PA 19046-2721.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Jason D. Hoffmann and Ashley L. Hoffmann** at the suit of Morequity, Inc. Debt: \$210,823.81.

John Michael Kolesnik, Attorney. I.D. #308877

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

11-29249

ALL THAT CERTAIN lot or piece of ground, situate in **Abington Township**, County of Montgomery and Commonwealth of Pennsylvania, known and designated as Lot No. 2 on a certain plan prepared for the Commissioners of Abington Township, recorded in the Office of the Recorder of Deeds in and for Montgomery County at Norristown, Pennsylvania in Plan Book B-40, Page 129, as follows, to wit:

BEGINNING at a point on the Southwesterly side of Dumont Avenue (40.00 feet wide), at the distance of 260.00 feet, Southeasterly from the Southeasterly side of Egerton Avenue (50.00 feet wide); thence from said point of beginning on the Southwesterly side of Dumont Avenue South 29 degrees, 22 minutes East, 60.00 feet to a point, a corner of Lot No. 3; thence extending along the same, South 60 degrees, 38 minutes West, 100.00 feet to a point; thence extending North 29 degrees, 22 minutes West, 60.00 feet to a point, a corner of Lot No. 1; thence along the same, North 60 degrees, 38 minutes East, 100.00 feet to the first mentioned point and place of beginning.

BEING Lot No. 2 as shown on the above mentioned plan.

TITLE TO SAID PREMISES IS VESTED IN Eric M. Hooks and Gloria D. Hooks, h/w, by Deed from Equity One, Inc., dated 07/23/1999, recorded 08/06/1999 in Book 5282, Page 1673.

Parcel Number: 30-00-13338-10-5.

Location of property: 2608 Dumont Avenue, Glenside, PA 19038-3111.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Eric M. Hooks and Gloria D. Hooks** at the suit of Wells Fargo Bank, N.A. Debt: \$341,203.31.

John Michael Kolesnik, Attorney. I.D. #308877

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

11-30222

ALL THAT CERTAIN lot or piece of ground, situate in **Abington Township**, Montgomery County, Pennsylvania, and described according to a certain plan thereof known as "Chapel Hill Manor", Section No. 3 made by Haggerty, Boucher and Hagan, Inc., Engineers dated 4/1957 and revised 6/1957, as follows, to wit:

BEGINNING at a point on the Southwesterly side of Chapel Hill Road (50 feet wide) said point being the 2 following courses and distances from a point of curve on the Northwesterly side of Pine Road (56.50 feet wide): (1) leaving Pine Road on the arc of a circle curving to the left having a radius of 20 feet the arc distance of 31.10 feet to a point of tangent on the Southwesterly side of Chapel Hill Road; and (2) North 44 degrees, 43 minutes, 48 seconds West along the Southwesterly side of Chapel Hill Road 80.32 feet to the place of beginning.

CONTAINING in front or breadth on the Southwesterly side of Chapel Hill Road 100 feet and extending of that width in length or depth Southwestwardly between parallel lines at right angles to Chapel Hill Road 150 feet.

BEING Lot Number 94 as shown on the above mentioned plan.

TITLE TO SAID PREMISES IS VESTED IN Howard Schwartz, by Deed from Hyo J. Kim, dated 03/02/2001, recorded 03/19/2001 in Book 5353, Page 917.

Parcel Number: 30-00-07940-00-4.

Location of property: 10 Chapel Hill Road, Huntingdon Valley, PA 19006-7914.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Howard Schwartz** at the suit of Bank of America, N.A., Successor by Merger to BAC Home Loans Servicing, L.P. Debt: \$302,534.03.

Andrew J. Marley, Attorney. I.D. #312314

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

11-30466

ALL THAT CERTAIN lot or piece of ground, situate in **Hatboro Borough**, Montgomery County, Pennsylvania, being bounded and described according to a Timber Glen Subdivision made by James H. Strothers Associates dated July 10, 1978 and last revised September 12, 1978 and recorded in the Office for the Recording of Deeds in and for the County of Montgomery in Plan Book A-35, Page 30, as follows, to wit:

BEGINNING at a point on the Northeasterly side of a cul-de-sac at the terminus of Timber Lane (50 feet wide), said point being measured the six following courses and distances from a point of intersection of the said Northeasterly side of Timber Lane with the Southeasterly line of Bright Road (40 feet wide): (1) South 48 degrees, 51 minutes, 00 seconds East, 90.41 feet to a point of curve; (2) on the arc of a circle curving to the right having a radius of 360.00 feet the arc distance of 183.78 feet to a point of reverse curve; (3) on the arc of a circle curving to the left having a radius of 190.00 feet the arc distance of 130.16 feet to a point of tangent; (4) South 58 degrees, 51 minutes, 00 seconds East, 86.38 feet to a point of curve; (5) on the arc of a circle curving to the left having a radius of 20.00 feet the arc distance of 17.45 feet to a point of reverse curve; and (6) on the arc of a circle curving to the right having a radius of 50.00 feet the arc distance of 185.88 feet to a point of beginning; thence extending from said point of beginning South 14 degrees, 09 minutes, 16 seconds West, 117.86 feet to a point in line of lands now or late of Ahrens & Tague; thence extending along same the two following courses and distances: (1) North 59 degrees, 29 minutes, 09 seconds West, 72.38 feet to a point; and (2) South 69 degrees, 52 minutes, 12 seconds West, 48.44 feet to a point a corner of Lot No. 11; thence extending along same North 31 degrees, 09 minutes, 00 seconds East, 174.13 feet to a point on the Southeasterly side of a cul-de-sac at the terminus of Timber Lane; thence extending along the same the two following courses and distances: (1) on the arc of a circle curving to the right having a radius of 20.00 feet the arc distance of 17.45 feet to a point of reverse curve; and (2) on the arc of a circle curving to the left having a radius of 50.00 feet the arc distance of 58.46 feet to the first mentioned point and place of beginning.

BEING Lot No. 10 as shown on the above mentioned plan.

BEING the same premises which Evans Builders, Inc., granted and conveyed unto Edward F. Adolf and Deborah A. Adolf, his wife, by Deed recorded June 22, 1983 in Montgomery County Deed Book 4710, Page 464.

Parcel Number: 08-00-05716-62-1.

Location of property: 10 Timber Lane, Hatboro, PA 19040.

The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **Edward F. Adolf and Deborah A. Adolf** at the suit of Guaranty Bank. Debt: \$80,000.00 plus interest to sale date.

Property being subject to the following prior mortgage: Mortgage Electronic Registration Systems, Inc., as Nominee for GreenPoint Mortgage Funding, Inc., dated August 19, 2004, recorded September 8, 2004, Mortgage Book 11246, Page 1193.

Heather Riloff, Attorney. I.D. #309906

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

11-30515

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, situate in **Norristown Borough**, County of Montgomery and Commonwealth of Pennsylvania described according to a survey and plan thereof made by Donald H. Schurr, Civil Engineer and Surveyor, Norristown, Pennsylvania on the 23rd day of August A.D., 1961 and last revised on the 29th day of June A.D., 1962, as follows, to wit:

SITUATE on the Southwesterly side of Warren Street (fifty feet wide) at the distance of two hundred forty-one feet Northwest from the Northwesterly side of Markley Street.

CONTAINING in front or breadth on the said Warren Street eighteen feet and extending of that width in length or depth Southwestwardly between parallel lines at right angles to said Warren Street, the Northwesterly and Southeasterly lines thereof passing partly through the center of the party walls of the buildings erected on this lot and the buildings erected on the lots adjoining to the Northwest and Southeast thereof one hundred twenty-six and seventy-five one-hundredths feet.

TITLE TO SAID PREMISES IS VESTED IN Frances A. Czernski, unmarried, by Deed from Frank Cusumano and Mary B. Cusumano, his wife and Alfonso Cusumano and Angela Alfonso, his wife, dated 06/19/1963, recorded 07/20/1993 in Book 3290, Page 920. Frances A. Czernski died on 05/22/2009 and, upon information and belief, her surviving heir(s) is Mary T. Czernski.

Parcel Number: 13-00-37796-00-9.

Location of property: 322 West Warren Street, Norristown, PA 19401-2944.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Mary T. Czernski, in Her Capacity as Heir of Frances A. Czernski, Deceased and Unknown Heirs, Successors, Assigns and All Persons, Firms, or Associations Claiming Right, Title or Interest From or Under Frances A. Czernski, Deceased** at the suit of Bank of America, N.A., as Successor by Merger to BAC Home Loans Servicing, L.P. f/k/a Countrywide Home Loans Servicing, L.P. Debt: \$105,825.45.

John Michael Kolesnik, Attorney. I.D. #308877

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

11-30840

ALL THOSE CERTAIN lots and pieces of ground, hereditaments and appurtenances, situate in **Horsham Township**, County of Montgomery and State of Pennsylvania, bounded and described according to a plan thereof made May 5, 1955 by Charles E. Shoemaker, Registered Professional Engineer of Abington, Pennsylvania, as follows:

BEGINNING at a point on the Southeasterly side of Broadway (50 feet wide) at the distance of 272.50 feet Northeastwardly from the intersection which said side of Broadway makes with the Northeastly side of Easton Road (50 feet wide); thence along the said side of Broadway, North 68 degrees, 45 minutes East, 82.50 feet to a point; thence South 21 degrees, 15 minutes East, 125 feet to a point; thence South 68 degrees, 45 minutes West, 87.50 feet to a point; thence North 21 degrees, 15 minutes West, 125 feet to a point on the aforementioned Southeasterly side of Broadway and place of beginning.

BEING Lots No. 35, 36, 37, 38 and part of Lot 39, Section D on Plan of Horsham Terrace.

TITLE TO SAID PREMISES IS VESTED IN Marcie E. Modzelewski, as Sole Owner by Deed from Melvin Pezok and Eva Pezok dated 05/30/2008, recorded 06/02/2008 in Deed Book 5694, Page 1444.

Parcel Number: 36-00-01105-00-2.

Location of property: 245 Broadway Avenue, Horsham, PA 19044.

The improvements thereon are: Multi use dwelling/warehouse.

Seized and taken in execution as the property of **Marcie E. Modzelewski and William Modzelewski, Jr.** at the suit of PNC Bank, National Association. Debt: \$242,125.40.

Harry B. Reese, Attorney. I.D. #310501

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

11-32458

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, situate in **Norristown Borough**, County of Montgomery and Commonwealth of Pennsylvania described in accordance with a subdivision plan for Elmar Builders, by Donald H. Schurr, Professional Engineer, Norristown, Pennsylvania dated November 18, 1958, as follows, to wit:

BEGINNING at a point on the Southeast side of Chain Street (fifty feet wide) at the distance of one hundred fifteen feet Northeastwardly from the Northeast side of Logan Street (sixty-six feet wide); thence along the Southeast side of Chain Street North forty-one degrees, East twenty-two feet and fifty one-hundredths of a foot to a corner of Lot No. 10; thence along Lot No. 10 South forty-nine degrees, East the line for a part of the distance passing through the partition wall dividing the house erected thereon and the house on the adjoining lot one hundred thirty-four feet to a point; thence South forty-one degrees, West twenty-one feet and fifteen one-hundredths of a foot to a point in line of Lot No. 5; thence along Lots Nos. 5, 4, 3, 2 and 1 North forty-nine degrees, thirty-four minutes West, one hundred thirty-four feet to the first mentioned point and place of beginning.

BEING Lot No. 9 on said plan.

TITLE TO SAID PREMISES IS VESTED IN Gregory F. Wallin and Lynda D. Wallin, h/w, by Deed from Leona M. Hoffman, dated 06/05/2003, recorded 07/30/2003 in Book 5466, Page 2316.

Parcel Number: 13-00-07168-00-1.

Location of property: 1800 Chain Street, Norristown, PA 19401-2926.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Gregory F. Wallin and Lynda D. Wallin** at the suit of Wells Fargo Bank, N.A., s/b/m Wells Fargo Home Mortgage, Inc. Debt: \$76,132.40.

Allison F. Wells, Attorney. I.D. #309519

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

11-33479

ALL THAT CERTAIN lot or piece of ground, together with the two-story brick dwelling house and other improvements thereon erected, situate at the West corner of East Ninth Avenue and Jones Street, known as No. 353 East Ninth Avenue in **Conshohocken Borough**, County of Montgomery, Commonwealth of Pennsylvania, bounded and described, as follows:

BEGINNING at an iron pipe at the intersection of the Southwest line of East Ninth Avenue with the Northwest line of Jones Street, and extending thence along the said Northwest line of Jones Street South forty-six degrees, thirty minutes West, one hundred forty feet to an iron pipe at the intersection of the Northwest line of Jones Street with the Northeast line of a twenty feet wide alley; thence extending along the Northeast line of said alley North forty-three degrees, thirty minutes West, twenty and two-tenths feet to an iron pipe; thence extending North forty-six degrees, thirty minutes East passing through the middle of a partition wall between the dwelling house erected on the herein

described lot and the dwelling house erected on the lot adjoining on the Northwest, a distance of one hundred forty feet to an iron pipe in the Southwest line of East Ninth Avenue; thence extending along the Southwest line thereof South forty-three degrees, thirty minutes East, twenty and two-tenths feet to the place of beginning.

TITLE TO SAID PREMISES IS VESTED IN Edward Borkowski, by Deed from Estate of Anna Zbyszinski, by Margaret Mahoney, Co-Administrator C.T.A. and John Zbyszinski, Co-Administrator, C.T.A., dated 06/02/2006, recorded 06/29/2006 in Book 5606, Page 1017.

Parcel Number: 05-00-07136-00-5.

Location of property: 353 East 9th Avenue, Conshohocken, PA 19428-1507.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Edward Borkowski** at the suit of PHH Mortgage Corporation. Debt: \$206,604.58.

Allison F. Wells, Attorney. I.D. #309519

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

11-34503

ALL THAT CERTAIN brick message or tenement and lot of land, being known as No. 1234 Queen Street, situate in **Pottstown Borough**, County of Montgomery and Commonwealth of Pennsylvania, bounded and described, as follows, to wit:

BEGINNING at a point on the Southerly side of said Queen Street at four hundred and five feet Eastwardly from the Easterly line of Rohland Street, a corner of this and other land of Herbert Gross; thence by the same Eastwardly twenty-five feet to other land of Herbert A. Gross; thence by the same Southwardly one hundred and forty feet to a twenty feet wide alley; thence by the same Westwardly twenty-five feet to other land of Herbert A. Gross; thence by the same Northwardly one hundred and forty feet to the place of beginning, passing in part of the said course and distance through the middle of the brick division or partition wall of this and House No. 1232 Queen Street.

TITLE TO SAID PREMISES IS VESTED IN Christopher M. Krasley, by Deed from Elizabeth R. McNelly, dated 04/30/2007, recorded 05/11/2007 in Book 5646, Page 2357.

Parcel Number: 16-00-23520-00-8.

Location of property: 1234 Queen Street, Pottstown, PA 19464-5832.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Christopher M. Krasley** at the suit of Wells Fargo Bank, N.A. Debt: \$155,553.12.

John Michael Kolesnik, Attorney. I.D. #308877

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

12-01324

ALL THAT CERTAIN brick message and lot, piece or parcel of land, situate in **Pottstown Borough**, Montgomery County, Pennsylvania being known as 217 North Penn Street, bounded and described, as follows, to wit:

BEGINNING at a point on the West side of North Penn Street distant one hundred eleven (111) feet, eleven (11) inches Southwardly from the Southwest corner of Third and Penn Streets, a corner of lot and House No. 219 North Penn Street; thence along the same North seventy-four (74) degrees, sixteen (16) minutes West a distance of fifty-seven (57) feet one and one-half (1 1/2) inches, to a point passing in part of said course and distance thru the middle of the brick partition wall of this and house adjoining on the North; thence South fifteen (15) degrees, eighteen (18) minutes West, fifteen (15) feet to a point, a corner in line of lot and House No. 215 North Penn Street; thence South seventy-four (74) degrees, sixteen (16) minutes East, fifty-seven (57) feet, one-half (1/2) inch, to the West side of Penn Street, passing in part of said course and distance thru the middle of the brick partition wall of this and house adjoining on the South; thence North fifteen (15) degrees, twenty-six (26) minutes East, eighteen (18) feet to the point or place of beginning.

BEING the same premises which Josephine L. Bauer, by Deed dated 08/29/97 and recorded 11/12/97 in the Office of the Recorder of Deeds in and for Montgomery County, in Deed Book 5206, Page 275, granted and conveyed unto Mark D. Bauer and Kelly A. Bauer, husband and wife.

Parcel Number: 16-00-22152-00-8.

Location of property: 217 North Penn Street, Pottstown, PA 19464.

The improvements thereon are: A single family residential dwelling.

Seized and taken in execution as the property of **Kelly A. Bauer and Mark D. Bauer** at the suit of U.S. Bank National Association (Successor Trustee for the Pennsylvania Housing Finance Agency). Debt: \$64,323.46.

David Fein, Attorney. I.D. #82628

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

12-01533

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, situate in **Hatboro Borough**, County of Montgomery, Commonwealth of Pennsylvania, described according to a plan of property, subdivided for York Garden Homes, Inc., made by George C. Gilmore, Registered Surveyor on 5/31/1943, as follows, to wit:

SITUATE on the Northeast side of Edward Road (45 feet wide) at the distance of 812 feet Southeast from the Southeast side of Township Line Road, also known as Blair Mill Road (50 feet wide - both extended).

CONTAINING in front or breadth on the said side of Edward Road 52 feet and extending of that width in length or depth Northeastwardly between parallel lines at right angles to said Edward Road, 105 feet.

BEING Lot No. 37 on said plan.

TITLE TO SAID PREMISES IS VESTED IN George P. Bollendorf, Jr. and Cindy E. Bollendorf, by Deed from Anthony Mozzone and Amy Mozzone, husband and wife, dated 04/09/04, recorded 04/23/04 in Book 5605, Page 353. Parcel Number: 08-00-01681-00-3.

Location of property: 28 Edward Road, Hatboro, PA 19040-2014.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **George P. Bollendorf, Jr. and Cindy E. Bollendorf** at the suit of Wells Fargo Bank, N.A. Debt: \$191,766.60.

Allison F. Wells, Attorney. I.D. #309519

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

12-01597

ALL THAT CERTAIN tract of land, situate in **Abington Township**, County of Montgomery, Commonwealth of Pennsylvania, shown as Lot #1 of a Plan of Lands by George Hughes made by Edward B. Blumrick, Registered Land Surveyor, 2nd day of May, 1977, said plan recorded in the Office for the Recording of Deeds in Norristown, Pennsylvania in Plan Book A-29, Page 95 bounded and described, as follows:

BEGINNING at a point on the Southeasterly side of Rydal Road (widened to 30 feet from the center line of this location) a corner of Lot #2 as shown on the above mentioned plan, said point being located from the Northeastly side of Nobel Road, the following 3 courses and distances: (1) North 57 degrees, 27 minutes, 40 seconds East, 215.34 feet; (2) crossing the Southeasterly side of Rydal Road South 46 degrees, 33 minutes, 28 seconds East, 30.00 feet; and (3) along the Southeasterly side of Rydal Road, North 57 degrees, 58 minutes, 27 seconds East, 171.79 feet; (1) thence along the Southeasterly side of aforementioned Rydal Road, North 57 degrees, 58 minutes, 27 seconds East, 40.98 feet to a point in line of lands of Robert Landis said point also being South 44 degrees, 35 minutes, 31 seconds East, 14.85 feet from an existing concrete monument on the old right-of-way of Rydal Road; (2) thence along lands of Robert Landis South 44 degrees, 35 minutes, 31 seconds East, 112.04 feet to a point, a corner; (3) thence still along the same, North 58 degrees, 42 minutes East, 162.10 feet to a point in line of lands of Paul Hurst; (4) thence along the same, South 42 degrees, 49 minutes, 38 seconds East, 248 feet to a point, a corner of Lot #2 as shown on the above mentioned plan; (5) thence along the same, South 57 degrees, 33 minutes, 30 seconds West, 127.33 feet to a point, a corner; (6) thence still along the same, North 42 degrees, 49 minutes, 38 seconds West, 140 feet to a point, a corner; (7) thence still along the same, North 77 degrees, 54 minutes, 3 seconds West, 127.38 feet to a point, a corner; (8) thence still along the same North 44 degrees, 35 minutes, 31 seconds West, 132.92 feet to the first mentioned point and place of beginning.

CONTAINING .930 acres of land, more or less.

TITLE TO SAID PREMISES IS VESTED IN Lonnie Allen Delfiner and Mindy Delfiner, h/w, by Deed from Bruno V. Manno, Jr. and Catherine Scott Manno, dated 10/26/2000, recorded 11/22/2000 in Book 5339, Page 1416. Parcel Number: 30-00-61054-00-8.

Location of property: 939 Rydal Road, Rydal, PA 19046-1704.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Lonnie Allen Delfiner and Mindy Delfiner** at the suit of Wells Fargo Bank, N.A. Debt: \$280,298.12.

Andrew J. Marley, Attorney. I.D. #312314

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

12-02281

ALL THAT CERTAIN lot or piece of ground, with improvements to be made thereon, situate in **Montgomery Township**, County of Montgomery, Commonwealth of Pennsylvania, which has heretofore been submitted to the provisions of the Pennsylvania Planned Community Act, 68 P.S.A. 5101, et seq., by the recording in the Office of the Recorder of Deeds in and for Montgomery County, Pennsylvania, a Declaration of Highview at Montgomery Planned Community, recorded in Deed Book 5785, Page 2730, and the Declaration Plan attached thereto, as is more particularly described in accordance with said Declaration and Plan of Property made for General Hancock Townhomes by Schlosser & Clauss Consulting Engineers dated 11/26/2008 last revised 9/30/2010 and recorded 11/22/2010 as Plan Book 35, Page 463, more particularly described, as follows, to wit:

BEING Lot #43, as shown on said plan.

BEING the same premises which General Hancock Partnership Enterprises, L.P., a Pennsylvania Limited Partnership doing business as General Hancock Partnership and Select Properties, Inc., a Pennsylvania Corporation by Deed dated 02/25/2011 and recorded 03/02/2011 in the Office for the Recorder of Deeds in and for the County of Montgomery in Deed Book 5794, Page 1583 granted and conveyed unto NVR, Inc., a Virginia Corporation Trading as Ryan Homes, in fee.

UNDER AND SUBJECT TO exceptions, reservations, restrictions, covenants, easements, oil and gas leases, prior conveyances and reservations of mining and mineral rights, and right-of-ways as may appear upon the property herein described or in prior instruments of record, as such may affect the property herein described.

TOGETHER with all and singular the buildings, improvements, ways, streets, alleys, driveways, passages, waters, water-courses, rights, liberties, privileges, hereditaments, and appurtenances, whatsoever thereunto belonging, or in any wise appertaining, and the Reversions and Remainders, Rents, Issues and Profits thereof; and all the Estate, Right, Title, Interest, Property, Claim and Demand whatsoever of it, the said Grantor in law as in equity, or otherwise howsoever, of, in, and to the same and every part thereof.

TITLE TO SAID PREMISES IS VESTED IN Carlos A. Cacho, unmarried man, by Deed from NVR, Inc., a Virginia Corporation, Trading as Ryan Homes, dated 06/07/2011, recorded 06/07/2011 in Book 5803, Page 886.

Parcel Number: 46-00-03919-66-3.

Location of property: 300 Susan Circle, North Wales, PA 19454.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Carlos A. Cacho** at the suit of Wells Fargo Bank, N.A. Debt: \$308,196.10.

Allison F. Wells, Attorney. I.D. #309519

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

12-02618

ALL THAT CERTAIN lot or piece of ground, situate in **Whitpain Township**, Montgomery County, Pennsylvania and Commonwealth of Pennsylvania and described according to a certain plan thereof known as Subdivision Plan Section #6, Blue Bell Gardens Homes made by C. Raymond Weir, Registered Professional Engineer, dated October 29, 1957 and last revised March 11, 1959, as follows:

BEGINNING at a point on the Southwesterly side of Skippack Pike (50 feet wide) said point being the two following courses and distances from a point of curve on the Southeasterly side of Union Meeting Road (41.50 feet wide): (1) leaving Union Meeting Road on the arc of a circle curving to the right having a radius of 25 feet the arc distance of 39.68 feet to a point of tangent on the Southwesterly side of Skippack Pike; and (2) South 51 degrees, 42 minutes, 30 seconds East along the Southwesterly side of Skippack Pike 323.71 feet to the point of beginning; thence extending from said point of beginning South 51 degrees, 42 minutes, 30 seconds East along the Southwesterly side of Skippack Pike 159 feet to a point; thence extending South 38 degrees, 17 minutes, 30 seconds West crossing the Northeasterly side of a certain 20 foot wide drainage right-of-way 199.17 feet to a point in the center line of same; thence extending North 51 degrees, 52 minutes West along the center line of said right-of-way 159 feet to a point; thence extending North 38 degrees, 17 minutes, 30 seconds East recrossing the Northeasterly side of the aforesaid 20 foot wide drainage right-of-way 199.61 feet to the first mentioned point and place of beginning.

TITLE TO SAID PREMISES IS VESTED IN Evelyn P. Haines and Edward C. Haines, by Deed from Barbara Summers and Keith Summers, dated 09/18/1998, recorded 10/13/1998 in Book 5244, Page 66.

Parcel Number: 66-00-06235-00-8.

Location of property: 856 Skippack Pike, Blue Bell, PA 19422-1744.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Edward C. Haines and Evelyn P. Haines** at the suit of Bank of America, N.A., as Successor by Merger to BAC Home Loans Servicing, L.P. Debt: \$335,175.63.

John Michael Kolesnik, Attorney. I.D. #308877

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

12-02729

ALL THAT CERTAIN lot or piece of land, with the messuage thereon erected, known as 603 Noble Street, situate in **Norristown Borough**, County of Montgomery and State of Pennsylvania, bounded and described, as follows, to wit:

BEGINNING at a point on the Northwesterly side of Noble Street at the distance of 420.47 feet, Southwestwardly from the Southwesterly side of Oak Street; thence extending Northwestwardly along a line parallel with Oak Street; thence through the middle of a party wall between this and the adjoining house now or late of Anson D. Evans, 170 feet to a point in the Southeasterly side of a certain 20 feet wide alley; thence Northeastwardly along the Southeasterly side of said alley 21.5 feet to a point in the line of land of the said Anson B. Evans; thence Southeastwardly along the line of said Anson B. Evans land, 170 feet to a point in the Northwesterly side of said Noble Street; thence Southwestwardly along the said Noble Street 21.5 feet to the first mentioned point and place of beginning.

BEING the same premises which Enrico M. Altieri and Virginia S. Altieri by Deed dated 08/31/2004 and recorded 09/22/2004, in Deed Book 05526, Page 0645 granted and conveyed unto Michelle Warren.

Parcel Number: 13-00-27888-00-8.

Location of property: 603 Noble Street, Norristown, PA 19401.

The improvements thereon are: Single family dwelling.

Seized and taken in execution as the property of **Michelle Warren** at the suit of U.S. Bank Trust, National Association, as Trustee for LSF7 NPL, II Trust. Debt: \$155,580.58.

Craig Oppenheimer, Attorney.

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

12-03413

ALL THAT CERTAIN lot or piece of ground, situate in **Upper Hanover Township**, County of Montgomery and Commonwealth of Pennsylvania, bounded and described according to a Final Plan, "Lang Subdivision Plan" made for River Rock Properties, LLC by Mease Engineering, P.C., dated _ /13/2001 and last revised on 4/30/2003 and recorded in Plan Book A-61, Page 306, as follows, to wit:

BEGINNING at a point for a corner on the right-of-way line of Cedar Lea Court; thence along Lot 10 of the Lang Subdivision, and the middle of a 20 feet wide Sanitary Sewer Easement, North 44 degrees, 29 minutes, 18 seconds West, 221.03 feet to a point for a corner; thence along Lot 6 of the Lang Subdivision, and the middle of a 20 feet wide Sanitary Sewer Easement, North 45 degrees, 30 minutes, 42 seconds East, 105.00 feet to a point for a corner; thence along Lot 8 of the Lang Subdivision, South 44 degrees, 29 minutes, 18 seconds East, 221.03 feet to a point for a corner of the ultimate right-of-way line of Cedar Lea Court; thence along the right-of-way line of Cedar Lea Court, South 45 degrees, 30 minutes, 42 seconds West, 105.00 feet to the place of beginning.

EXCEPTING a 20 feet wide Sanitary Sewer Easement as shown on the Lang Subdivision Plan recorded in Plan Book Page .

BEING known as Lot No. 9 on the above mentioned plan.

BEING the same premises which River Rock Properties, LLC, a Pennsylvania Limited Liability Company, by Deed dated 6/18/2004 and recorded 7/13/2004 at Norristown, Pennsylvania in Deed Book 5516, Page 1091, granted and conveyed unto Scott E. Kerney and Helene McGinley-Kerney, husband and wife, in fee.

Parcel Number: 57-00-00328-05-6.

Location of property: 1011 Cedar Lea Court, Pennsburg, PA 18073.

The improvements thereon are: A residential dwelling.

Seized and taken in execution as the property of **Scott E. Kerney and Helene McGinley-Kerney** at the suit of Wells Fargo Bank, N.A., as Trustee for WaMu Mortgage Pass-Through Certificates Series 2006-PR1 Trust. Debt: \$349,929.72.

Christopher A. DeNardo, Attorney.

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

12-04529

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements erected thereon, situate in **Cheltenham Township**, Montgomery County, Pennsylvania and described according to a certain plan thereof known as Section #1 Plan of Lots of Max Chipin and Sons by Damon and Foster, Civil Engineers and Surveyors dated 5/25/1961 and last revised 8/15/1962, as follows, to wit:

BEGINNING at a point of tangent on the Northwestern side of Oak Lane Road (77 feet wide) said point being at the distance of 39.27 feet measured on the arc of a circle curving to the right having a radius of 25 feet from a point of reverse curve on the Southwesterly side of Parkview Road (50 feet wide); thence extending from said point of beginning South 59 degrees, 44 minutes, 30 seconds West along the Northwestern side of Oak Lane Road 77 feet to a point; thence extending North 30 degrees, 15 minutes, 30 seconds West, 132 feet to a point; thence extending North 59 degrees, 44 minutes, 30 seconds East, 54.00 feet to a point; thence extending North 80 degrees, 27 minutes, 23 seconds East, 67.55 feet to a point on the Southeasterly side of Park View Road on the arc of a circle curving to the left having a radius of 234.93 feet the arc distance of 84.94 feet to a point of reverse curve on the same; thence extending on the arc of a circle curving to the right having a radius of 25 feet the arc distance of 39.27 feet to the first mentioned point of tangent and place of beginning.

BEING No lot as shown on the above mentioned plan.

BEING the same premises which Thuy Thi Ngoc Ho by Deed dated 2/23/04 and recorded in Montgomery County on 02/14/2005 in Deed Book 05543, Page 2032 conveyed unto Due Ngoc Ho in fee.

Parcel Number: 31-00-21310-00-7.

Location of property: 7612 Oak Lane Road, Cheltenham, PA 19012.

The improvements thereon are: Residential.

Seized and taken in execution as the property of **Duc Ngoc Ho** at the suit of Imperial CS I, LLC. Debt: \$265,038.86.

Thomas M. Federman, Attorney.

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

12-04709

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, hereditaments and appurtenances, situate in **Hatboro Borough**, County of Montgomery, Commonwealth of Pennsylvania bounded and described according to a plan and survey thereof made by William T. Muldrew, C.E. on 6/22/1920 known as the Revised Plan of Lots of George W. Flavell which plan is recorded at Norristown in Deed Book 835, Page 600, as follows, to wit:

BEGINNING at a point on the Northeast side of Monument Avenue (50 feet wide) at the distance of 150.09 feet Northwest from the intersection of the Northeast side of Monument Avenue 150 feet containing in front or breadth on the said side of Monument Avenue 50 feet and extending of that width in length or depth Northeast between parallel lines at right angles to said Monument Avenue, 150.00 feet.

BEING Lots 109 and 110 on said plan.

TITLE TO SAID PREMISES IS VESTED IN Charles L. Kerper, V and Rebecca K. Kerper, by Deed from Karen L. McCreesh, dated 01/13/2006, recorded 02/08/2006 in Book 5589, Page 2075.

Parcel Number: 08-00-04171-00-6.

Location of property: 233 East Monument Avenue, Hatboro, PA 19040-2709.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Rebecca K. Kerper and Charles L. Kerper** at the suit of Wells Fargo Bank, N.A. Debt: \$184,041.76.

Andrew J. Marley, Attorney. I.D. #312314

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

12-04838

ALL THAT CERTAIN lot or tract of land, together with a messuage thereon erected, situate in **Norristown Borough**, County of Montgomery, and Commonwealth of Pennsylvania, bounded and described, as follows, to wit:

BEGINNING at a point on the Southeasterly side of Cherry Street, at the distance of two hundred thirty-two and fourteen one-hundredths feet Northeasterly from the Easterly corner of Oak and Cherry Streets, said point being opposite the middle of the partition wall between the premises adjoining now or lots of William P. Helman; thence along said land, the line for a portion of the distance passing through the middle of the partition wall between this house and the adjoining house of said Holman, Southeasterly one hundred feet to the Northwest side of Maple Alley; thence Northeasterly along said alley seventeen and forty-one one-hundredths feet more or less to a point, a corner of this and other land now or late of J. R. Care, said point being the middle of a six feet wide alley between said premises; thence Northwesterly along said land through the middle of the six feet wide alley, one hundred feet to the Southeasterly side of Cherry Street aforesaid; thence Southwesterly along said side of said Cherry Street seventeen and forty-one one-hundredths feet more or less to the place of beginning.

TITLE TO SAID PREMISES IS VESTED IN Aaron Hill, by Deed from Christine Fisher, dated 04/06/2007, recorded 07/01/2008 in Book 5698, Page 837.

Parcel Number: 13-00-07796-00-3.

Location of property: 834 Cherry Street, Norristown, PA 19401-3926.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Aaron Hill** at the suit of Wells Fargo Bank, N.A. Debt: \$69,225.44.

John Michael Kolesnik, Attorney. I.D. #308877

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

12-06727

ALL THAT CERTAIN lot or piece of ground, situate in **Cheltenham Township**, County of Montgomery and Commonwealth of Pennsylvania being known and designated as Lot No. 81 on Plan of Lots called "Edgewood Park" surveyed by Muldrew and Aucott, Engineers, Jenkintown, Pennsylvania, on the 19th day of October A.D. 1914, which plan is recorded at Norristown, in the Office for the Recording of Deeds, in and for the County of Montgomery, in Deed Book No. 676, Page 500, described according to plan, as follows, to wit:

BEGINNING at a point on the Southwest side of Ashmead Road now Meade Road (50 feet wide) at the distance of 249.91 feet measured South 80 degrees, 22 minutes East, from a point of curve said point of curve being measured on the arc of a circle curving to the right, with a radius of 77.74 feet the arc distance of 91.73 feet from a point on the Southeasterly side of Thompson Road (50 feet wide); thence extending from said beginning point, South 80 degrees, 22 minutes East, along the said Southwest side of Ashmead Road 100 feet to a point; thence extending South 9 degrees, 36 minutes West along Lot No. 82, 217.31 feet to a point; thence extending North 80 degrees, 22 minutes West, along Lot No. 87, 100 feet to a point; thence extending North 9 degrees, 38 minutes East along Lot No. 80, 217.80 feet to the first mentioned point and place of beginning.

TITLE TO SAID PREMISES IS VESTED IN Anthony Disalvo and Sandra Oechslin deeded by Bruce Todd Sloan and Lisa A Sloan, dated 01/19/07, recorded 02/21/07, in Book 5636, Page 1041, Instrument #2007022288.

Parcel Number: 31-00-18508-00-1.

Location of property: 112 Meade Road, Elkins Park, PA 19027-2219.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Sandra Oechslin and Anthony Disalvo** at the suit of The Bank of New York Mellon f/k/a the Bank of New York, as Trustee for the Certificateholders of CWABS, Inc., Asset-Backed Certificates, Series 2007-2. Debt: \$396,394.54.

John Michael Kolesnik, Attorney. I.D. #308877

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

12-08013

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, situate in **Upper Dublin Township**, Montgomery County, Commonwealth of Pennsylvania, being 563 and 534 on Plan of Edgehill Land Association and described, as follows:

BEGINNING on the Northwest side of Linden Avenue at the distance of 350 feet Northeastward from the Northeast side of Walnut Avenue; thence Northwest two hundred twenty feet to the Southeast side of Logan Avenue; thence Northeastward along the same twenty-five feet; thence Southeastward two hundred twenty feet to a point; thence Southwest on line parallel with Logan Avenue twenty-five feet to a point and place of beginning.

UNDER AND SUBJECT to certain conditions and restrictions that may appear of record.

TITLE TO SAID PREMISES IS VESTED IN J. Wilhelm Gaston, by Deed from Federal National Mortgage Association, a/k/a Fannie Mae, dated 05/30/2007, recorded 06/29/2007 in Book 5653, Page 830.

Parcel Number: 54-00-10678-00-5.

Location of property: 328 Linden Avenue, Glenside, PA 19038-1108.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Wilhelm J. Gaston a/k/a J. Wilhelm Gaston** at the suit of Wells Fargo Bank, N.A. Debt: \$101,890.86.

Melissa J. Cantwell, Attorney. I.D. #308912

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

12-08142

ALL THAT CERTAIN lot or piece of ground, with a building and improvements erected thereon, situate in **Perkiomen Township** Montgomery County, Commonwealth of Pennsylvania, described according to a plan made of the Maple Hill Development and recorded in the Montgomery County Court House in Plan Book A-23, Page 87, on 1/3/1975, more fully bounded and described, as follows:

BEGINNING at a point, the Northwesterly corner of Lot No. 196, being 5.00 feet from the front of the building erected thereon and 5.45 feet from the Southwesterly corner of Lot No. 197, from the point of beginning along land of Lot No. 197 and through the party wall (the depth of the lot), the 3 following courses and distances: (1) North 82 degrees, 16 minutes East, 5.00 feet to a point, (the front of the unit); (2) North 82 degrees, 16 minutes East, 42.56 feet to a point, (the back of the unit); and (3) North 82 degrees, 16 minutes East, 17.00 feet to a point, extending South 07 degrees, 44 minutes East, 25.18 feet to a point, (the breadth of the back of the lot), South 82 degrees, 16 minutes West, 64.56 feet to a point, (the depth of the lot), extending North 07 degrees, 44 minutes West, 25.18 feet to a point, (the breadth or front of the lot), and place of beginning.

TITLE TO SAID PREMISES IS VESTED IN Daniel J. Diemedio and Linda L. Diemedio, husband and wife, by Deed from James F. Logan and Mary Lynn Logan, husband and wife, dated 11/09/2006 and recorded 11/28/2006 in Book 5625, Page 2282.

Parcel Number: 48-00-01418-06-4.

Location of property: 250 Lexington Road, Schwenksville, PA 19473.

The improvements thereon are: Residential single family dwelling.

Seized and taken in execution as the property of **Daniel J. Diemedio and Linda L. Diemedio** at the suit of Wells Fargo Bank, N.A., et al. Debt: \$228,328.13.

Chandra M. Arkema, Attorney.

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

12-08720

ALL THAT CERTAIN tract of ground, with the buildings and improvements thereon erected, hereditaments and appurtenances, situate in **Upper Moreland Township**, County of Montgomery and Commonwealth of Pennsylvania, bounded and described according to a Plan of Colonial Manor made for Dominic LaRosa, by Charles E. Shoemaker, Inc., dated 5/6/1994 and recorded in Plan Book A-57, Page 355.

BEGINNING at a point on the Northwesterly side of Reiniger Road a corner of this and Lot Number 10 as shown on the above mentioned plan; thence extending along Lot Number 10 North 3 degrees, 59 minutes, 5 seconds West, 235.72 feet to a point in line of lands now or late of Thomas J. and Louisa M. Bortnichak; thence extending South 48 degrees, 59 minutes, 5 seconds East, 245.53 feet to a point on the Northwesterly side of Reiniger Road aforesaid; thence extending along the same the 3 following courses and distances: (1) South 41 degrees, 00 minutes, 55 seconds

West, 25.69 feet to a point of curve; (2) on the arc of a circle curving to the right having a radius of 150.00 feet the arc distance of 117.81 feet to a point of tangent; (3) South 86 degrees, 00 minutes, 55 seconds West, 49.39 feet to the first mentioned point and place of beginning.

BEING Lot No. 11.

BEING the same premises which Byberry Road Associates, Inc., a Pennsylvania Corporation, by Deed dated August 30, 1999 and recorded in the Office of the Recorder of Deeds in and for the County of Montgomery, on September 21, 1999 in Deed Book Volume 5288, Page 2104, granted and conveyed unto Thomas D. Shevlin and Diana M. Shevlin, husband and wife.

Parcel Number: 59-00-15209-00-5.

Location of property: 4060 Reiniger Road, Hatboro, PA.

The improvements thereon are: Single family dwelling.

Seized and taken in execution as the property of **Thomas D. Shevlin and Diana M. Shevlin** at the suit of Wells Fargo Bank, National Association. Debt: \$75,123.62.

Shawn P. McClure, Attorney. I.D. #205951

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

12-08857

ALL THAT CERTAIN message or tenement and lot or piece of land being known as 1049 Cherry Street, situate in **Norristown Borough**, in the County of Montgomery and Commonwealth of Pennsylvania, bounded and described, as follows:

BEGINNING at a point on the Northwestern side of Cherry Street at the distance of four hundred and sixty-one feet Northeasterly from the North corner of Cherry Street and Elm Street, a corner of this and land now or late of Morgan Wright; thence at right angles to said Cherry Street, the line passing through the middle of the partition wall of this and the adjoining house on lot now or late of Morgan Wright, Northwesternly one hundred feet to Park Alley; thence along the Southeasterly side of said Alley, Northeasterly twenty-one feet, four inches to land now or late of Elizabeth Wright and others; thence along the same parallel with the first line Southeasterly one hundred feet to a point on the Northwesternly side of Cherry Street, aforesaid; thence extending along said side of said Cherry Street, Southwesterly twenty-one feet, four inches to the place of beginning.

TITLE TO SAID PREMISES IS VESTED IN Todd Lake Culbreath, by Deed from Cheryl Andrea Culbreath dated 1/4/2007 and recorded 1/4/2007 in Book 5630, Page 95.

Parcel Number: 13-00-08352-00-5.

Location of property: 1049 Cherry Street, Norristown, PA 19401.

The improvements thereon are: Five bedroom twin.

Seized and taken in execution as the property of **Cheryl Culbreath and Todd Lake Culbreath** at the suit of Wells Fargo Bank, N.A., et al. Debt: \$87,362.75.

Chandra M. Arkema, Attorney.

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

12-08950

ALL THAT CERTAIN land and premises, situate in **Horsham Township**, County of Montgomery and Commonwealth of Pennsylvania.

BEGINNING at a point in the Southwesterly line of Brumar Drive distant 105.08 feet Southeastwardly from the Southeasterly end of the Southeasterly end of the curve connecting the Southwesterly line of Brumar Drive with the Southeasterly line of Latchstring Lane, said connecting curve having a radius of 10 feet, said beginning point, being in the division line between Lots 191 and 192 on the plan hereinafter mentioned; thence South 47 degrees, 56 minutes East along the Southwesterly line of Brumar Drive 100 feet to a point in the division line between Lots 192 and 193; thence South 42 degrees, 04 minutes West along said division line 127.93 feet to a point in line of Lot 194; thence North 47 degrees, 30 minutes West partly along Lots 194 and 218, a distance of 100 feet to a point in the aforementioned line between Lots 191 and 192; thence North 42 degrees, 04 minutes East along said division line 127.17 feet to the place of beginning.

BEING Lot 192, Section 2, Final Plan of Maple Park, prepared for Constructors Holding Company, made by Harris, Henry and Potter, Inc.

TITLE TO SAID PREMISES IS VESTED IN Michael F. Schneider, Sr. and Bethann Schneider, h/w, by Deed from Lorraine M. Schnell-McNevin, Executrix of the Estate of Dorothy L. Schnell, Deceased, dated 06/18/2007, recorded 08/06/2007 in Book 5658, Page 2638.

Parcel Number: 36-00-01213-00-2.

Location of property: 531 Brumar Drive, Hatboro, PA 19040-1310.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Michael F. Schneider, Sr. and Bethann Schneider** at the suit of Citimortgage, Inc. s/b/m to ABN AMRO Mortgage Group, Inc. Debt: \$313,444.17.

John Michael Kolesnik, Attorney. I.D. #308877

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

12-09018

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, situate in **Montgomery Township**, Montgomery County, Pennsylvania, bounded and described in accordance with a Final Plan of Meadow Glen, made for Meadow Glen Associated by Charles E. Shoemaker, Inc., Engineers and Surveyors dated August 23, 1973 and last revised February 15, 1977 and recorded in Plan Book A-28, Page 68, as follows, to wit:

BEGINNING at a point on the Northeasterly side of Meadow Glen Road (50 feet wide) said point is measured the three following courses and distances from a point of curve on the Northwesterly side of Doylestown Pike: (1) leaving Doylestown Pike on the arc of a circle curving to the right having a radius of 20 feet the arc distance of 31.53 feet to a point of tangent on the Northeasterly side of Meadow Glen Road; (2) North 49 degrees, 27 minutes, 34 seconds West, 665.67 feet to a point; and (3) North 49 degrees, 29 minutes, 45 seconds West, 325.31 feet to the point of beginning; thence extending from said beginning point and along the Northeasterly side of Meadow Glen Road, North 49 degrees, 29 minutes, 45 seconds West, 100 feet to a point in the bed of a certain 20 feet wide easement for drainage; thence extending through the bed of the aforesaid, North 40 degrees, 30 minutes, 15 seconds East and crossing over a certain 15 feet wide easement for drainage, 200 feet to a point on the Northeasterly side of the aforesaid easement; thence extending along the same, South 49 degrees, 29 minutes, 45 seconds East, 100 feet to a point; thence extending South 40 degrees, 30 minutes, 15 seconds West, and re-crossing the aforesaid 15 feet wide easement for drainage, 200 feet to the first mentioned point and place of beginning.

BEING Lot Number 89 as shown on the above mentioned plan.

TITLE TO SAID PREMISES IS VESTED IN William J. Gamble and Samantha Gamble, h/w, by Deed from Scott W. Thomson and Suzanne M. Thomson, h/w, dated 10/22/2007, recorded 11/13/2007 in Book 5671, Page 2471.

Parcel Number: 46-00-02590-07-3.

Location of property: 21 Meadow Glen Road, Lansdale, PA 19446-1407.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **William J. Gamble and Samantha Gamble** at the suit of Suntrust Mortgage, Inc. Debt: \$291,839.15.

John Michael Kolesnik, Attorney, I.D. #308877

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

12-09541

ALL THAT CERTAIN lot or piece of land, with the buildings and improvements thereon erected, situate in **Conshohocken Borough**, County of Montgomery and Commonwealth of Pennsylvania, being Lot #32, Block #9 on plan prepared for Conshohocken Realty Corporation by James Cresson, Civil Engineer, as follows, to wit:

BEGINNING at a point on the Southwesterly side of Eleventh Avenue at the distance of two hundred sixty and one-half feet Northwesterly from the Westerly corner of said Eleventh Avenue and Freedley Street; thence extending Northwesterly along said side of said Eleventh Avenue, twenty-three and one-half feet more or less to a point; thence extending Southwesterly of that width in length or distance between parallel lines at right angles to said Eleventh Avenue, the Southeasterly line passing through the middle of a partition wall separating the house on this from the house on the adjoining lot, one hundred forty feet to the Northeasterly side of a certain twenty feet wide alley.

BEING the same premises that John V. Walski, by Deed dated 7/22/1996 and recorded 8/21/1996 in the County of Montgomery (in Book 5158, Page 1486) granted and conveyed unto John Walski, Jr. and Laurie Walski, h/w, his/her heirs and assigns, in fee.

Parcel Number: 05-00-01728-00-4.

Location of property: 423 West 11th Avenue, Conshohocken, PA 19428.

The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **John Walski, Jr. and Laurie Walski** at the suit of Wells Fargo Bank, N.A., as Certificate Trustee (Not in its Individual Capacity but Solely as Certificate Trustee), in Trust for Registered Holders of VNT Trust Series 2010-2 c/o Acquia Loan Services. Debt: \$203,177.83.

Thomas M. Federman, Attorney.

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

12-09792

ALL THAT CERTAIN message or tenement and lot or piece of land, situate in **Norristown Borough**, County of Montgomery, Pennsylvania, bounded and described, as follows, to wit:

BEGINNING at a point on the Southwest side of Oak Street at the distance of 13.35 feet Southeasterly from Haws Avenue, a corner of this house and house and lot now or late of Uriah Heebner; thence by the same passing through the middle of the partition wall between this and said Heebner's adjoining house Southwesterly 112.00 feet to a point a corner of this and land now or late of Edwin McAllister; thence along the same, Southeasterly and parallel with said

Oak Street 16.00 feet to a point a corner of the Northwest side of an alley laid out 20 feet wide; thence along said side of said alley Northeasterly parallel with the first line 112.00 feet to a point, a corner on the Southwest side of said Oak Street; thence along said side of said street Northwesterly 16.00 feet to the place of beginning.

TITLE TO SAID PREMISES IS VESTED IN Magally Cegueda, by Deed from Nicole Imes and Elizabeth Rhoads, dated 11/23/2005, recorded 12/13/2005 in Book 5582, Page 2533.

Parcel Number: 13-00-29220-00-8.

Location of property: 708 West Oak Street, Norristown, PA 19401-3764.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Magally Cegueda** at the suit of U.S. Bank National Association, as Trustee for Credit Suisse First Boston Mortgage Securities Corporation Home Equity Asset-Trust 2006-4, Home Equity Pass-Through Certificates, Series 2006-4. Debt: \$99,359.09.

John Michael Kolesnik, Attorney. I.D. #308877

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

12-09909

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, situate in **Conshohocken Borough**, County of Montgomery and Commonwealth of Pennsylvania bounded and described according to a survey and plan thereof made by John V. Hoey, Registered Engineer, on October 29, 1955, as follows, to wit:

SITUATE on the Southeasterly side of Maple Street (sixty-six feet wide) at the distance of eighty-eight feet, ten inches Northeastwardly from the Northeastly side of Tenth Avenue (eighty feet wide).

CONTAINING in front or breadth on the said Maple Street sixteen feet, one inch and extending of that width in length or depth South forty-nine degrees, East (the Northeasterly and Southwesterly lines thereof passing through the party walls of the adjoining premises) ninety-eight feet, including on the rear thereof a certain three foot wide alley.

TITLE TO SAID PREMISES IS VESTED IN Linda Natale, by Deed from Warranty Deed, dated 09/04/1997, recorded 09/12/1997 in Book 5199, Page 1675.

Parcel Number: 05-00-06572-00-2.

Location of property: 1011 Maple Street, Conshohocken, PA 19428-1451.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Linda Natale** at the suit of Bank of America, N.A. Debt: \$199,930.65.

Matthew Brushwood, Attorney. I.D. #310592

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

12-10129

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, situate in **Norristown Borough**, County of Montgomery, State of Pennsylvania, and described according to a Survey of Properties for Francis F. McAdams by William W. Reeder, Registered Engineer, Upper Darby, Pennsylvania, as follows, to wit:

BEGINNING at a point on the Southeast side of Rosemont Avenue (50 feet wide) at the distance of 218.31 feet measured along the said side of Rosemont Avenue South 41 degrees, 4 minutes West from its intersection with the Southwest side of Washington Street (66 feet wide).

CONTAINING in front or breadth on the said Rosemont Avenue 16 feet and extending of that width in length or depth South 48 degrees, 56 minutes East between parallel lines at right angles to the said Rosemont Avenue, the Northeast and Southwest lines thereof extending partly through the center of party walls to the Northeast and Southwest respectively 74.75 feet to a certain 20 feet wide driveway which extends Northeastward and Southwestward from Washington Street to Jackson Street.

BEING Lot #23 on said plan.

BEING the same premises which Caroline Wasko by Deed dated June 29, 2007, and recorded July 9, 2007, in Montgomery County in Deed Book 5654, Page 796 granted and conveyed unto Annette Watts.

Parcel Number: 13-00-32612-00-9.

Location of property: 6 Rosemont Avenue, Norristown, PA 19401.

The improvements thereon are: A single family residential dwelling.

Seized and taken in execution as the property of **Annette Watts** at the suit of Nationstar Mortgage, LLC. Debt: \$127,903.96.

Lisa Lee, Attorney. I.D. #78020

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

12-10536

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, situate in **Cheltenham Township**, Montgomery County, State of Pennsylvania, described according to a survey and plan thereof made on the 31st day of August A.D. 1931, as follows, to wit:

SITUATE on the Northeast side of Chelsea Road (50 feet wide) at the distance of 125 feet measured Northwestwardly along the said Northeast side of Chelsea Road from its intersection with the Northwesterly side of Euston Road (50 feet wide) if both were extended to intersect.

CONTAINING in front or breadth on the said Chelsea Road 24 feet and extending of that width in length or depth Northeastwardly between parallel lines at right angles to the said Chelsea Road 100 feet to the middle line of Trinity Drive 12 feet wide which extends Northwestward and Southeastwardly from the said Euston Road to Cedar Lane.

UNDER AND SUBJECT to certain, restrictions of record.

TOGETHER with the free and common use, right, liberty and privilege of the aforesaid Trinity as and for an automobile driveway, passageway and watercourse.

AND ALSO TOGETHER with the free and common use, right, liberty and privilege of said Chelsea Road, Cedar Road, Cedar Lane and Euston Road, as and for streets, passageways and watercourses at all times hereafter forever, in common with the owners, tenants, and occupiers of the other lots bounding thereon and entitled to the use thereof.

TITLE TO SAID PREMISES IS VESTED IN Denise Porter, by Deed from Everhome Mortgage Company, dated 01/10/2007, recorded 02/07/2007 in Book 5634, Page 2319.

Parcel Number: 31-00-05074-00-7.

Location of property: 1711 Chelsea Road, Elkins Park, PA 19027-1055.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Denise Porter** at the suit of Wells Fargo Bank, N.A., s/b/m Wells Fargo Home Mortgage, Inc. Debt: \$169,902.73.

Allison F. Wells, Attorney. I.D. #309519

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

12-10635

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, situate in **Towamencin Township**, County of Montgomery and Commonwealth of Pennsylvania and described according to a plan thereof known as Regent Manor Subdivision prepared for Regent Valley Builders, Inc. by Eckert and Malone, Inc., Civil Engineers and Land Surveyors dated 3/2/1977 and last revised 7/18/1977 and recorded in the Office for the Recording of Deeds in and for the County of Montgomery in Plan Book A-29, Page 55, as follows, to wit:

BEGINNING at a point on the Northwesterly side of Rampart Lane (50 feet wide) at a point common to Lots 2 and 3 on said plan; thence extending from said point of beginning along said Northwesterly side of Rampart Lane the two following courses and distances, viz: (1) Southwestwardly on the arc of a circle curving to the right having a radius of 500 feet the arc distance of 48.62 feet to a point of tangent; and (2) South 46 degrees, 19 minutes, 19 seconds West 75.12 feet to a point, a corner of Lot No. 1; thence extending along the same, North 43 degrees, 40 minutes, 41 seconds West, 248.39 feet to a point; thence extending North 43 degrees, 18 minutes, 00 seconds, East, 98.00 feet to a point, a corner of Lot No. 3; thence extending along the same South 49 degrees, 32 minutes, 34 seconds East, 252.39 feet to the first mentioned point and place of beginning.

BEING Lot No. 2 as shown on said plan.

TITLE TO SAID PREMISES IS VESTED IN Vicky M. Vaughn, by Deed from Vicky M. Vaughn and Scott J. Garpiel, dated 07/25/2003, recorded 08/25/2003 in Book 5470, Page 1287.

Parcel Number: 53-00-07056-42-4.

Location of property: 1841 Rampart Lane, Lansdale, PA 19446-5028.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Vicky M. Vaughn** at the suit of Bank of America, N.A., Successor by Merger to BAC Home Loans Servicing, L.P. f/k/a Countrywide Home Loans Servicing, L.P. Debt: \$248,099.81.

John Michael Kolesnik, Attorney. I.D. #308877

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

12-11054

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, located in **Springfield Township**, Montgomery County and State of Pennsylvania, known as Lot No. 346 on a plan called "Sunnybrook-North Hills" made for Sunnybrook, Inc., dated 6-1-1946, by Barton and Martin, Engineers and recorded at Norristown in Plan Book No. 1680-A, Page 55, and more particularly bounded and described, as follows, to wit:

SITUATE on the Southwesterly side of Garth Road (50 feet wide) at the distance of 160 feet measured South 48 degrees, 48 minutes, 30 seconds East from its intersection with the Southeasterly side of Allison Road (50 feet wide) (both lines produced).

CONTAINING in front or breadth on the said Southwesterly side of Garth Road 60 feet and extending of that width in length or depth Southwestwardly between parallel lines at right angles to the said side of Garth Road 135 feet.

BEING the same premises that Kristin Krause and William D. Coonahan, Executors under the Will of William G.

Culp a/k/a Wm. Culp, deceased, by Deed dated 11/15/1996 and recorded 12/19/1996 in the County of Montgomery (in Book 5171, Page 1447) granted and conveyed unto Kristin Krause, his/her heirs and assigns, in fee.

Parcel Number: 52-00-06949-00-1.

Location of property: 324 Garth Road, Orelan, PA 19075.

The improvements thereon are: Residential.

Seized and taken in execution as the property of **Kristin Krause** at the suit of Wells Fargo Bank, N.A. s/b/m/t Wells Fargo Bank Southwest, N.A. s/b/m/t Wachovia Mortgage, FSB s/b/m/t World Savings Bank, FSB. Debt: \$64,427.62.

Thomas M. Federman, Attorney.

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

12-11417

ALL THAT CERTAIN lot or piece of ground, situate in **Lower Moreland Township**, County of Montgomery and Commonwealth of Pennsylvania, bounded and described according to a Plan of Squirrel Run, made for Fred Betz and Sons, Inc., by Charles E. Shoemaker, Inc., Engineers and Surveyors, dated August 27, 1979 and recorded in Plan Book A-37, Page 71-A, as follows, to wit:

BEGINNING at a point on the Northwesterly side of Mettler Lane (50 feet wide), said point being a corner of "Justa Farms" Section No. 3 on said plan; thence extending from said point of beginning along said section of "Justa Farms", North 56 degrees, 49 minutes, 45 seconds West, 405.53 feet to a point, a corner of said section of "Justa Farms"; thence along the same North 32 degrees, 26 minutes, 15 seconds East, crossing a 25 feet wide easement for sanitary sewer 150.01 feet to a point on the Northeasterly side of said Easement, said point also being a corner of Lot No. 7 on said plan; thence extending along the said side of said easement and along the last mentioned lot, South 56 degrees, 49 minutes, 45 seconds East, 209.90 feet to a point, a corner of Lot No. 2 on said plan; thence extending along the same, the two following courses and distances, viz: (1) South 33 degrees, 10 minutes, 15 seconds West, recrossing said easement 125.00 feet to a point; and (2) South 56 degrees, 49 minutes, 45 seconds East, 195.00 feet to a point on the Northwesterly side of Mettler Lane, aforesaid; thence extending along the same, South 27 degrees, 20 minutes, 45 seconds West, 25.13 feet to the first mentioned point and place of beginning.

CONTAINING in area 36,248 square feet.

BEING Lot No. 1 as shown on the above mentioned plan.

BEING the same premises which Maxine L. Raynes, widow, by Deed dated May 14, 2003 and recorded on June 12, 2003, in Deed Book Volume 5459, Page 1873, in the Office of the Recorder of Deeds of Montgomery County, granted and conveyed unto Muhammad Amir Chughtai [a/k/a Mohammad Amir Chughtai].

Parcel Number: 41-00-05682-91-9.

Location of property: 3860 Mettler Lane, Huntingdon Valley, PA 19006.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Mohammad Amir Chughtai a/k/a Muhammad Amir Chughtai and Farzana Chughtai** at the suit of Citizens Bank of Pennsylvania. Debt: \$525,148.05 plus interest at \$50.95/per day and costs from June 14, 2012.

Lauren Berschler Karl, Attorney.

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

12-11865

ALL THAT CERTAIN unit in the property known, named and identified in The Declaration Plan referred to below as Georgetown of Philadelphia, located on the Old Penllyn Pike and Pen-Ambler Road, in **Lower Gwynedd Township**, Montgomery County, Pennsylvania which has heretofore been submitted to the provisions of the Unit Property Act of Pennsylvania Act of July 3, 1963 P.L. 196 by the recording in the Office for the recording Deeds at Montgomery County, a Declaration dated August 29, 1979 and recorded September 29, 1979 in Deed Book 4452, Page 33; and a First Amendment thereto dated January 29, 1980 and recorded January 29, 1980 in Deed Book 4496, Page 411; and a Second Amendment thereto dated May 2, 1988 and recorded June 10, 1988 in Deed Book 4875, Page 2066; and a Third Amendment thereto dated April 18, 1989 and recorded June 2, 1989 in Deed Book 4912, Page 2067; and a Declaration Plan dated January 4, 1978, last revised July 19, 1978 and recorded September 11, 1979 in Condominium Plan Book 6, Page 58, as Amended by First Amendment to Declaration Plan dated December 26, 1979 and recorded December 28, 1979 in Condominium Plan Book 6, Pages 82 through 90; and a Code of Regulations dated September 11, 1979 and recorded September 12, 1979 in Deed Book 4452, Page 79; and First Amendment thereto dated January 29, 1980 and recorded January 29, 1980 in Deed Book 4496, Page 418; and Amendment thereto dated 4/18/2005 and recorded 5/11/2005 in Miscellaneous Book 20, Page 680. Being designated on said Declaration Plan as Unit No. 12-F and being more fully described in said Declaration Plan and Declaration, together with a proportionate undivided interest in the common elements as defined said Declaration.

TITLE TO SAID PREMISES IS VESTED IN Jeffrey G. Merrill and Elizabeth A. Merrill, h/w, by Deed from Lisa A. Souder, n/k/a, Lisa S. Sommer, dated 01/18/2007, recorded 02/23/2007 in Book 5636, Page 1705.

Parcel Number: 39-00-00000-66-3.

Location of property: 198 Albemarle Drive, Penllyn, PA 19422-1129.

The improvements thereon are: Condominium unit.

Seized and taken in execution as the property of **Elizabeth A. Merrill and Jeffrey G. Merrill** at the suit of Wells Fargo Bank, N.A. Debt: \$186,728.48.

Matthew Brushwood, Attorney. I.D. #310592

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

12-11876

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, hereditaments and appurtenances, situate in **Abington Township**, County of Montgomery, Commonwealth of Pennsylvania bounded and described according to a survey and plan thereof made by Charles E. Shoemaker, Registered Professional Engineer of Abington, Pennsylvania, on 10/4/1955, as follows, to wit:

BEGINNING at a point on the Northwesterly side of Johnston Avenue (40 feet wide) at the distance of 90.62 feet measured North 40 degrees, 41 minutes, 30 seconds East along said side of Johnston Avenue from the Eastern terminus of the radial intersection connecting the Northwesterly side of Johnston Avenue with the Northeasterly side of Avondale Avenue (40 feet wide) (said radial intersection having a radius of 10 feet the arc distance of 15.72 feet); thence extending North 49 degrees, 18 minutes, 30 seconds West passing partly through the party wall of the building erected on this lot and the building erected on the lot adjoining to the Southwest thereof 119.85 feet to a point; thence extending North 40 degrees, 46 minutes East, 30 feet to a point; thence extending South 49 degrees, 18 minutes, 30 seconds East, 119.81 feet to a point on the Northwesterly side of Johnston Avenue; thence extending along same South 40 degrees, 41 minutes, 30 seconds West, 30 feet to the first mentioned point and place of beginning.

BEING the same premises which Leonardo Siravo and Susan Siravo, husband and wife by Indenture bearing date October 30, 1992 and recorded November 13, 1992 in the Office of the Recorder of Deeds in and for the County of Montgomery, State of Pennsylvania in Deed Book 5024, Page 1253 granted and conveyed unto Wayne Tidwell and Kathleen Tidwell, husband and wife, in fee.

UNDER AND SUBJECT to Restrictions and Agreement of Record.

Parcel Number: 30-00-34608-00-3.

Location of property: 1142 Johnston Avenue, Abington, PA 19001.

The improvements thereon are: A semi-detached single family house.

Seized and taken in execution as the property of **Wayne Tidwell, Kathleen Tidwell, h/w and Dale W. Tidwell** at the suit of Fox Chase Bank. Debt: \$97,263.52.

Scott M. Klein, Attorney. I.D. #94129

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

12-12194

ALL THAT CERTAIN lot or piece of ground, situate in **Franconia Township**, County of Montgomery and Commonwealth of Pennsylvania, bounded and described according to a Plan of Subdivision prepared for Coach Estates made by Urwiler & Walter, Inc., dated 8/10/1993 and last revised 2/20/1996 and recorded in the Office of the Recorder of Deeds of Montgomery County at Norristown, Pennsylvania in Plan Book A-56, Page 262, as follows, to wit:

BEGINNING at a point on the Southeasterly side of Darrahs Way (50.00 feet wide), which point of beginning is common to this Lot and Lot No. 3, as shown on said plan; thence extending from said point of beginning, along Lot No. 3, South 14 degrees, 24 minutes, 49 seconds East, 315.87 feet to a point in line of land now or late of Henry F. and Doris M. Landis, Jr.; thence extending along the same and partly along lands now or late of Harry L. and Mabel G. Bissey, South 50 degrees, 33 minutes, 50 seconds West, partly crossing the head of a certain 30 feet wide drainage easement, 185.67 feet to a point, a corner of Lot No. 5 as shown on said plan, which point is also on the Easterly side of a certain 20 feet wide sanitary sewer easement for N/L Richard L. Hendricks; thence extending along the same, North 06 degrees, 17 minutes, 21 seconds West, partly recrossing the bed of the first mentioned drainage easement, 338.45 feet to a point of curve on the Southeasterly side of the cul-de-sac at the end of Darrahs Way; thence extending along the same, the three following courses and distances, viz: (1) Northeastwardly on the arc of a circle curving to the left having a radius of 55.00 feet, the arc distance of 87.02 feet to a point of reverse curve thereon; (2) Northwardly on the arc of a circle curving to the right having a radius of 15.00 feet, the arc distance of 21.41 feet to a point of tangent thereon; and (3) North 75 degrees, 35 minutes, 11 seconds West, 42.66 feet to the first mentioned point and place of beginning.

BEING known as Lot No. 4, as shown on said plan.

TITLE TO SAID PREMISES IS VESTED IN George R. Fonder and Debra Fonder, h/w, by Deed from Drew Darrah and Dorothy Darrah, dated 10/15/1999, recorded 11/09/1999 in Book 5295, Page 2228.

Parcel Number: 34-00-01440-15-5.

Location of property: 513 Darrahs Way, Telford, PA 18969-2605.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **George R. Fonder and Debra Fonder** at the suit of Citimortgage, Inc. s/b/m to ABN AMRO Mortgage Group, Inc. Debt: \$244,526.12.

Matthew Brushwood, Attorney. I.D. #310592

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

12-12234

ALL THAT CERTAIN parcel of land, situate in **Lower Providence Township**, County of Montgomery and Commonwealth of Pennsylvania being known and designated, as follows, to wit:

BEGINNING at an iron pin in the center line of Park Avenue at the distance of 403 feet Northeastwardly from the intersection of said center line of Park Avenue with the center line of Foster Avenue, a corner of land about to be conveyed to Vernon E. Blondin and Violet B. Blondin, his wife; thence extending along said land North 47 degrees, West 220 feet to a stake a corner; thence by other land of the John Sweatt Estate North 43 degrees, 15 minutes East, 100 feet to a point, a corner in line of land about to be conveyed to Lucy Manno; thence extending along said land South 47 degrees, East 220 feet to a point in the center line of Park Avenue aforesaid; thence extending along the center line thereof, South 43 degrees, 15 minutes West, 100 feet to the place of beginning.

BEING the same property as conveyed from Mary Susan Storti to Farooq Mirza as described in Deed Book 5221, Page 2311, dated 03/25/1998, recorded 04/09/1998 in Montgomery County Records.

TITLE TO SAID PREMISES IS VESTED IN Farooq Mirza and Ayesha Mirza, husband and wife, by Deed from Farooq Mirza, now joined by his spouse Ayesha Mira, dated October 14, 2005 and recorded October 31, 2005 in Deed Book 05577, Page 1615.

Parcel Number: 43-00-10216-00-1.

Location of property: 115 North Park Avenue, Trooper, PA 19403.

The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **Farooq Mirza and Ayesha Mirza** at the suit of The Bank of New York Mellon f/k/a The Bank of New York, as Trustee for the Certificateholders of CWALT, Inc., Alternative Loan Trust 2005-65CB, Mortgage Pass-Through Certificates, Series 2005-65CB. Debt: \$216,414.56.

Christine L. Graham, Attorney.

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

12-12350

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, situate in the 10th Ward of **Pottstown Borough**, County of Montgomery and State of Pennsylvania, bounded and described according to a survey and plan thereof made by George F. Shaner, Registered Professional Engineer, dated January 19, 1948, and recorded in the Office of the Recorder of Deeds, at Norristown, Pennsylvania in and for the County of Montgomery, in Deed Book 1898, Page 600, as follows, to wit:

BEGINNING at a point on the Northwestern side of Hale Street (50 feet wide) at the distance of 490 feet, 6 1/2 inches South 61 degrees, 422 minutes West from a point of curve on the said side of Hale Street (which point of curve is the beginning of a twenty feet radial round corner into the Southwesterly side of Prospect Street (50 feet wide); thence from said point of beginning along the said Northwestern side of Hale Street South 61 degrees, 42 minutes West, 50 feet to a point, a corner of Lot No. 23 on said plan; thence extending along the same North 28 degrees, 18 minutes West, 100 feet to a point in the center line of a certain ten feet wide utility easement; thence extending along the center line of said utility easement North 61 degrees, 42 minutes East, 50 feet to a point, a corner of Lot No. 25 on said plan; thence extending along the same South 28 degrees, 18 minutes East, 100 feet to the first mentioned point and place of beginning.

BEING Lot No. 24 on the aforesaid plan.

Parcel Number: 16-00-12344-00-6.

Location of property: 837 Hale Street, Pottstown, PA 19464.

The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **Harry J. Siwik, Jr. and Tricia L. Siwik a/k/a Tricia L. Foulke** at the suit of Diamond Credit Union. Debt: \$112,868.69.

Philip G. Curtin, Attorney.

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

12-12449

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, situate in **Whitemarsh Township**, Montgomery County, Commonwealth of Pennsylvania, described in accordance with a "Plan of Joshua Knoll" dated 4/17/1978 last revised 7/17/1978 made by Howard S. Wishengrad, Registered Professional Engineer, Wynnewood, Pennsylvania, recorded in the Recorder of Deeds Office at Norristown, Pennsylvania in Plan Book A-33, Page 20-B, as amended by an as-built survey made by Kissane-Leddy & Associates, Inc., C. E., dated 3/26/1979, as follows, to wit:

BEGINNING at a point on the Southeasterly side of Christie Circle (50 feet wide) at a point, a corner of Lot 118; thence extending from said point of beginning and along the Southeasterly side of Christie Circle, North 39 degrees, 23 minutes, 37 seconds East, 80.00 feet to a point, a corner of Lot 120; thence extending along line of Lot 120, South 50 degrees, 36 minutes, 23 seconds East, 125.00 feet to a point, a corner, in line of Lot 28; thence extending partly along line of Lot 28 and partly along line of Lot 27, South 39 degrees, 23 minutes, 37 seconds West, 80.00 feet to a point, a corner of Lot 118; thence extending along line of Lot 118, North 50 degrees, 36 minutes, 23 seconds West, 125.00 feet to the first mentioned point and place of beginning.

Parcel Number: 65-00-02136-04-9.

Location of property: 4138 Christie Circle, Lafayette Hill, Whitmarsh Township, PA 19444.

The improvements thereon are: Two story single family residence (no garage).

Seized and taken in execution as the property of **Joseph J. Bischoff, Jr. and Kathleen Bischoff** at the suit of First Niagara Bank, N.A. Debt: \$189,790.12.

Robert S. Esposito, Attorney.

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

12-12615

ALL THAT CERTAIN unit in the property known, named and identified in the declaration plan referred to below as Kenrick Hills, a condominium located on Johnson Highway, **Norristown Borough**, Montgomery County, Pennsylvania which heretofore has been submitted to the provisions of the Unit Property Act of Pennsylvania, Act of July 3, 1963 P.L. 196, by the Recording in the Office of the Recorder of Deeds for Montgomery County, Pennsylvania, of a Declaration of Kenrick Hills Condominium dated April 17, 1974 and recorded on April 17, 1974 in Deed Book 3935, Page 28; and the Declaration Plan dated March 7, 1974 and recorded April 17, 1974 in Condominium Plan Book 3, Page 1; and the Code of Regulations dated April 17, 1974 and recorded April 17, 1974 in Deed Book 3935, Page 38, being designated on said Declaration Plan as Unit No. 29 as more fully described in such Declaration Plan and Declaration, together with the proportionate undivided interest in the common elements (as defined in such Declaration) of 2.28%.

TITLE TO SAID PREMISES IS VESTED IN Esther M. Smith, by Deed from Frederick A. Smith and Esther M. Smith, his wife, dated 01/12/1987, recorded 01/12/1987 in Book 4826, Page 1488.

Parcel Number: 13-00-39806-00-6.

Location of property: 29 Zummo Way, Norristown, PA 19401-3137.

The improvements thereon are: Condominium unit.

Seized and taken in execution as the property of **Esther M. Smith** at the suit of Branch Banking and Trust Company. Debt: \$85,519.35.

John Michael Kolesnik, Attorney. I.D. #308877

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

12-12619

ALL THAT CERTAIN brick message and lot or piece of land, situate in **Norristown Borough**, County of Montgomery, and State of Pennsylvania, bounded and described, as follows, to wit:

BEGINNING at a point on the Northwest side of Norris Street, at the distance of one hundred twenty-four feet, eight inches Northeasterly from Airy Street; thence through the middle of the partition wall between this and adjoining house late of Samuel Dalhaven, at right angles to said Norris Street, Northwesterly one hundred feet to Palm Alley; thence along the Southeast side of thereof, twelve feet, Northeasterly to land of Wm. P. Cuthbertson; thence by same parallel to first line passing through the middle partition wall between this and adjoining house, Southeasterly one hundred feet to Norris Street aforesaid; and along the Northwest side thereof, Southwesterly twelve feet to the place of beginning.

UNDER AND SUBJECT to certain restriction of record. The purchaser hereby assumes and agrees to pay the indebtedness and obligations under the mortgage, and further agrees to abide and fulfill the terms, conditions, and promises contained in the mortgage as fully and completely as if the purchaser was a signatory to the mortgage at the time of its execution and delivery.

TITLE TO SAID PREMISES IS VESTED IN Linda Price, as sole owner deeded by Denis Lee, dated 12/21/01, recorded 12/28/01, in Book 5390, Page 0692, Instrument #026614.

Parcel Number: 13-00-28300-00-1.

Location of property: 505 Norris Street, Norristown, PA 19401-4753.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Linda Price** at the suit of Wells Fargo Bank, N.A. Debt: \$30,622.65.

Andrew J. Marley, Attorney. I.D. #312314

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

12-12732

BEING the same premises which Herbert V. Rowe and Kathleen B. Rowe by Deed dated 12/10/2001 and recorded 12/24/2001 in Montgomery County in Deed Book 5389, Page 1916 conveyed unto Herbert V. Rowe and Kathleen B. Rowe and Eleania Edwards, in fee.

ALL THAT CERTAIN lot or piece of ground, situate in **Abington Township**, Montgomery County, Pennsylvania, bounded and described according to a plan of property made for Papple Brothers by Charles E. Shoemaker, Inc., Engineers and Surveyors, dated April 24, 1973 and last revised August 22, 1973, as follows, to wit:

BEGINNING at a point on the Southeasterly side of Ferndale Avenue (50 feet wide), said point being at the distance of 500 feet measured Northeastwardly along the Southeasterly side of Ferndale Avenue from its point of intersection

with the Northwestern side of Hanulton Avenue (40 feet wide); thence from said point of beginning and along the Southeasterly side of Frendale Avenue, North 20 degrees, 47 minutes East, 50 feet to a point; thence extending South 69 degrees, 13 minutes East, 125 feet to a point; thence extending South 20 degrees, 47 minutes West, 50 feet to a point; thence extending North 69 degrees, 13 minutes West, 125 feet to the first mentioned point and place of beginning.

CONTAINING in area 6,250 square feet, more or less.

BEING Lot No. 2 as shown on the above mentioned plan.

TITLE TO SAID PREMISES IS VESTED IN Kathleen B. Rowe, by Deed from Kathleen B. Rowe and Herbert V. Rowe and Eleania Edwards, dated 07/20/2005, recorded 08/03/2005 in Book 5564, Page 2805.

Parcel Number: 30-00-19860-00-9. Map #30259 032.

Location of property: 1643 Ferndale Avenue, Abington, PA 19001.

The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **Kathleen B. Rowe** at the suit of Federal National Mortgage Association. Debt: \$231,433.80 plus interest to sale date.

Heather Riloff, Attorney. I.D. #309906

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

12-12861

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, situate in **Lower Merion Township**, Montgomery County, Commonwealth of Pennsylvania, described according to a plan thereof of "Willowbrook Green" made by Damon and Foster, Civil Engineers, dated October 2, 1956, and last revised November 7, 1957, as follows, to wit:

BEGINNING at a point on the Southwesterly side of Willowbrook Lane (50 feet wide) said point being the three following courses and distances from a point of curve on the Northwestern side of Spring Mill Road (46.50 feet wide): (1) leaving Spring Mill Road on the arc of a circle curving to the left having a radius of 25 feet the arc distance of 39.27 feet to a point of tangent on the Southwesterly side of Willowbrook Lane; (2) North 21 degrees, 53 minutes West along the Southwesterly side of Willowbrook Lane 112.57 feet to a point of curve on the same; and (3) Northwestwardly still along the Southwesterly side of Willowbrook Lane on the arc of a circle curving to the left having a radius of 700 feet the arc distance of 56.01 feet to the point of beginning; thence extending from said point of beginning South 63 degrees, 34 minutes, 30 seconds West, 167.45 feet to a point; thence extending North 26 degrees, 24 minutes, 30 seconds West, 94.15 feet to a point; thence extending South 63 degrees, 34 minutes, 30 seconds West, 145.56 feet to a point; thence extending North 26 degrees, 24 minutes, 30 seconds West, 47.59 feet to a point; thence extending North 63 degrees, 34 minutes, 30 seconds East crossing a Proposed Relocation of a stream 300.33 feet to a point on the Southwesterly side of Willowbrook Lane aforesaid; thence extending along the Southwesterly side of Willowbrook Lane the two following courses and distances: (1) South 33 degrees, 51 minutes, 20 seconds East, 52.19 feet to a point of curve on the same; and (2) Southeastwardly on the arc of a circle curving to the right having a radius of 700 feet re-crossing the aforesaid stream the arc distance of 90.26 feet to the first mentioned point and place of beginning.

TITLE TO SAID PREMISES IS VESTED IN Linda J. Bressi, by Deed from Thomas E. Bressi, Jr., Individually and as Trustee Under Agreement of Trust dated February 23, 2000, Creating "The Thomas E. Bressi, Jr. Residence Trust", dated 05/21/2008, recorded 06/17/2008 in Book 5696, Page 1004.

Parcel Number: 40-00-65648-00-3.

Location of property: 1508 Willowbrook Lane, Villanova, PA 19085-1912.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Linda J. Bressi** at the suit of Bryn Mawr Trust Company. Debt: \$338,909.11.

Andrew J. Marley, Attorney. I.D. #312314

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

12-12961

ALL THAT CERTAIN message and lot or piece of land, situate in **Lansdale Borough**, County of Montgomery and Commonwealth of Pennsylvania and being Lot 119 Towamencin Avenue on the plan of lots surveyed by Herbert H. Metz, Registered Engineer and Land Surveyor on November 25, 1924 bounded and described, as follows, to wit:

BEGINNING at a point a corner on the Southeast side of Towamencin Avenue as laid out in the Borough of Lansdale forty feet wide at the distance of fifty-five and sixteen one-hundredths feet Southwest from the Southwest side of Third Street as laid out in the Borough of Lansdale, fifty feet wide, being a corner of Lot 121; thence extending along the Southeast side of said Towamencin Avenue South forty-five degrees, forty minutes West, twenty-six feet to a point a corner of Lot 117 and extending of that width between parallel lines, the Southwest thereof passing through the middle of the partition wall of the building erected on this lot and Lot 117 said forty-four degrees, twenty minutes East, one hundred twenty-eight feet to the Northwest side of a twelve feet wide alley. Bounded on the Northeast by Lot 12 on the Southeast by said twelve feet wide alley on the Southwest by Lot 117 and on the Northwest by Towamencin Avenue.

TITLE TO SAID PREMISES IS VESTED IN Ellen L. Ivascu by Deed from Andrew M. Cuomo, Secretary of housing and Urban Development of Washington, D.C., by their Attorney in Fact, Kim Derosier-Moler dated 09/02/1999, recorded 09/27/1999 in Deed Book 5289, Page 2245.

Parcel Number: 11-00-17284-00-3.

Location of property: 119 North Towamencin Avenue, Lansdale, PA 19446.

The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **Ellen L. Ivascu** at the suit of The Bank of New York Mellon f/k/a The Bank of New York as Successor in Interest to JP Morgan Chase Bank, N.A., as Trustee for C-Bass Mortgage Loan Asset-Backed Certificates, Series 2005-RP2. Debt: \$188,483.12.

Elizabeth L. Wassall, Attorney. I.D. #77788

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

12-12963

ALL THAT CERTAIN lot or piece of ground, situate in **Pottstown Borough**, Montgomery County, Pennsylvania and described according to a Final Plan of Subdivision of "Quaker Ridge" made by John T. Aston, dated April 11, 1988 last revised September 21, 1988 and recorded in Montgomery County in Plan Book A-50, Page 230, as follows, to wit:

BEGINNING at a point on the Northeasterly side of Grove Street (ultimate width of 40 feet) which point is at the distance of 279.75 feet measured South 50 degrees, 35 minutes East along the said Northeasterly side of Grove Street from its point of intersection with the Southeasterly side of Price Street (ultimate width of 50 feet; thence extending from said point of beginning, along Lot No. 4 on said plan North 39 degrees, 25 minutes East, 100.00 feet to a point on the Southwesterly side of a certain 15 feet wide alley (to be opened); thence extending along the same South 50 degrees, 35 minutes East, 25.00 feet to a point a corner of Lot No. 6 on said plan; thence along the same, South 39 degrees, 25 minutes West, 100.00 feet to a point on the Northeasterly side of Grove Street; thence extending along same, North 50 degrees, 35 minutes West, 25.00 feet to the first mentioned point and place of beginning.

BEING Lot No. 5 as shown on said plan.

BEING the same premises which Paul S. Lopez and Nancy G. Lopez by Indenture dated 01/10/2006 and recorded 2/16/2006 at Norristown in the Office for the Recording of Deeds, in and for the County of Montgomery in Deed Book 5590, Page 1873 granted and conveyed unto Paul S. Lopez, in fee.

TITLE TO SAID PREMISES IS VESTED in Karen Belton, by Deed from Paul S. Lopez, dated 05/09/2007, recorded 06/13/2007 in Book 5650, Page 02931.

Parcel Number: 16-00-11956-10-6. Map #16107 056.

Location of property: 1133 Grove Street, Pottstown, PA 19464.

The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **Karen L. Belton a/k/a Karen Belton** at the suit of Residential Credit Solutions, Inc. Debt: \$157,814.63 plus interest to sale date.

Heather Riloff, Attorney. I.D. #309906

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

12-13161 PREMISES "A"

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, situate in **Lower Merion Township**, County of Montgomery and State of Pennsylvania, bounded and described according to a survey thereof made by Milton R. and John B. Yerkes, C.E., Bryn Mawr, Pennsylvania, on the 1st day of February, A.D. 1949, as follows:

BEGINNING at a point on the title line in the bed of New Gulph Road (fifty feet wide) and said point is at the distance of six hundred thirty-seven feet and four one-hundredths of a foot measured North twenty-six degrees, thirty minutes West along said title line from its intersection with middle line of Morris Avenue (fifty feet wide); thence along the title line in the bed of New Gulph Road North twenty-six degrees, thirty minutes West, thirty feet and one one-hundredths of a foot to a point; thence leaving New Gulph Road by other land of Henry H. Collins Estate, of which this a part, the two following courses and distances: (1) North sixty-four degrees, forty-five minutes East, two hundred fifteen feet and seventeen one-hundredths of a foot to an iron pin; (2) North twenty-six degrees, thirty minutes West, one hundred twenty-one feet and fifty one-hundredths of a foot to an iron pin marking the corner of lands of W. Maxwell Scott, Jr. and A.I. Reese; thence by land of A.I. Reese, Anthony Morris and partly by land of Robert A. Franks, North sixty-four degrees, forty-five minutes East, two hundred seventy feet and fifteen one-hundredths of a foot to an iron pin; thence still by land of Henry H. Collins Estate the six following courses and distances: (1) South twenty-five degrees, fifteen minutes East, forty-nine feet and sixty-six one-hundredths of a foot to an iron pin; (2) South two degrees, thirty-eight minutes West, seventy-two feet and thirty-five one-hundredths of a foot to an iron pin; (3) South twenty-five degrees, fifteen minutes East, sixty-six feet and thirteen one-hundredths of a foot to an iron pin; (4) South sixty-four degrees, forty-five minutes West, one hundred thirty-four feet and eighty-six one hundredths of a foot to an iron pin; (5) North twenty-five degrees, fifteen minutes West, twenty-eight feet and twenty eight one-hundredths of a foot to an iron pin; (6) South sixty-four degrees, forty-five minutes West, three hundred thirteen feet and thirty-three one-hundredths of a foot to the place of beginning.

CONTAINING one acre and one hundred fifteen one-hundredths of an acres (1 115 acres) be the same more or less.

PREMISES "B"

ALL THAT CERTAIN interior piece of ground, situate in **Lower Merion Township**, Montgomery County, Pennsylvania, and described according to a certain plan thereof made for H.H. Perry, by M.R. and J.B. Yerkes, Civil Engineers and Surveyors, dated April 12, 1954 and last revised June 18, 1964, as follows, to wit:

BEGINNING at an interior point in line of lands now or late of Margaret H. Collins, said point being the five following courses and distances from a spike formed by the intersection of the center line of New Gulph Road (fifty feet wide) with a line in the bed of Morris Avenue: (1) leaving Morris Avenue North twenty-six degrees, thirty minutes West along the center line of New Gulph Road six hundred thirty-seven and four hundredths feet to a point a corner of lands of Margaret H. Collins, aforesaid; (2) North sixty-four degrees, forty-five minutes East along the aforesaid lands of Collins crossing the Northeastly side of New Gulph Road, three hundred thirteen and thirty-three hundredths feet to a point; (3) South twenty-five degrees, fifteen minutes East still along lands of Collins, twenty-eight and twenty-eight hundredths feet to a point; (4) North sixty-four degrees, forty-five minutes East still along lands of Collins, one hundred thirty-four and eighty-six hundredths feet to an iron pin; and (5) North twenty-five degrees, fifteen minutes West still along lands of Collins, forty and five hundredths feet to the point of beginning; thence extending from said point of beginning along the aforesaid lands of Collins the three following courses and distances: (1) North twenty-five degrees, fifteen minutes West, twenty-six and eight hundredths feet to an iron pin; (2) North two degrees, thirty-eight minutes East, seventy-two and thirty-five hundredths feet to a point; and (3) North twenty-five degrees, fifteen minutes West, forty-nine and sixty-six hundredths feet to an iron in line of lands now or late of R.A. Franks; thence extending North sixty-four degrees, forty-five minutes East along the aforesaid lands of Franks; fifty-seven and no hundredths feet to a point; thence extending South twenty-five degrees, fifteen minutes East, one hundred thirty-nine and sixty-nine hundredths feet to a point; thence extending South sixty-four degrees, forty-five minutes West and ninety and eighty-seven hundredths feet to the first mentioned interior point and place of beginning.

CONTAINING in area two hundred twenty-eight thousands acre.

BEING the same premises which Jeff Hamid Jafarian and Nicki N. Jafarian by Indenture dated 4/5/07 and recorded 5/2/07 at Norristown in the Office for the Recording of Deeds, in and for the County of Montgomery in Deed Book 5645, Page 1395 granted and conveyed unto North American Property Group, LLC, in fee.

Parcel Number: 40-00-42640-00-7.

Location of property: 725 New Gulph Road, Bryn Mawr, PA.

The improvements thereon are: Duplex.

Seized and taken in execution as the property of **North American Property Group, LLC, et al.** at the suit of Hyperion Bank. Debt: \$1,398,665.66.

Steven J. Engelmyer, Attorney. I.D. #42840

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$4,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

12-13726

ALL THOSE TWO CERTAIN lots or pieces of ground, with the buildings and improvements thereon erected, situate in **Norristown Borough**, County of Montgomery and State of Pennsylvania, being Lot No. 5 and 6 Block C, on Plan of Lots of Coleman Terrace Development, recorded in Deed Book 857, Page 600, bounded and described, as follows, to wit:

BEGINNING at a point on the Southeasterly side of Markley Street, said point being a corner of Lot No. 7 on said plan, now or late of Ralph Tipton and wife; thence extending along said Lot No. 7, South 46 degrees, 05 minutes East, 150 feet to the Northwesterly side of an alley laid out 20 feet in width for the use of the tenants, owners and occupiers abutting thereon; thence extending along the Northwesterly side of the said alley, South 43 degrees, 55 minutes West, 40 feet to a point, a corner of Lot No. 4 on said plan; said point being 82.2 feet Northeastwardly from Brown Street; thence extending along said Lot No. 4 North 46 degrees, 05 minutes West, 145.4 feet to a point on the Southeasterly side of Markley Street; thence extending along said side of said Markley Street on a curve to the right with a radius of 100 feet the arc distance of 30.65 feet to a point of tangent; thence still along said side of said Markley Street North 43 degrees, 55 minutes East, 10 feet to the first mentioned point and place of beginning.

BEING the same premises which Douglas S. Miller and Dana L. Miller, his wife, by Deed dated June 2, 1993 and recorded in the Montgomery County Recorder of Deeds Office on June 29, 1993 in Deed Book 5045, Page 1837, granted and conveyed unto Marya Wisniewski.

Parcel Number: 13-00-23592-00-2.

Location of property: 1602 Markley Street, Norristown, PA 19401.

The improvements thereon are: A residential dwelling.

Seized and taken in execution as the property of **Marya Wisniewski** at the suit of Wilmington Trust Company not in its Individual Capacity but Solely as Successor to Trustee to U.S. Bank National Association, as Trustee for MASTR Alternative Loan Trust 2005-4. Debt: \$127,289.36.

Christopher A. DeNardo, Attorney.

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

12-13942

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, hereditaments and appurtenances, situate in **Rockledge Borough**, County of Montgomery, Commonwealth of Pennsylvania bounded and described according to a plan or survey thereof made by William T. Muldrew, C. E. of Jenkintown, Pennsylvania, on January 25, 1926, as follows, to wit:

BEGINNING at a point of intersection of the Southwesterly side of Fox Chase and Huntingdon Turnpike (fifty-four (54) feet wide) with the Northwesterly side of Church Road (sixty (60) feet wide); thence extending South forty-one (41) degrees, thirty-six (36) minutes, thirty (30) seconds West along the Northwesterly side of Church Road one hundred twenty-six and twelve one-hundredths (126.12) feet to a point; thence North forty-three (43) degrees, fifty-one (51) minutes, thirty-four (34) seconds West, seventy-one and twenty-two one-hundredths (71.22) feet to a point; thence North fifty-one (51) degrees, twelve (12) minutes, thirty (30) seconds East, one hundred thirty-one and twenty-one one-hundredths (131.21) feet to a point in the Southwesterly side of said Fox Chase and Huntingdon Turnpike; thence along the said side of said Fox Chase and Huntingdon Turnpike, South thirty-eight (38) degrees, forty-nine (49) minutes, zero (0) seconds East twenty-three and ninety-seven one-hundredths (23.97) feet to a point; thence South thirty-seven (37) degrees, thirty-nine (39) minutes, thirty (30) seconds East, twenty-five and eighty-five one-hundredths (25.85) feet to the place of beginning.

BEING the same premises which Norman Lepper, by his Attorney-in-Fact, Ann C. Hagerty by Indenture bearing date February 06, 1991 and recorded February 07, 1991 in the Office of the Recorder of Deeds in and for the County of Montgomery, State of Pennsylvania in Deed Book 4969, Page 258 granted and conveyed unto Jorj F. Selhat, M.D. and Marianne M. Selhat, husband and wife, in fee.

TITLE TO SAID PREMISES IS VESTED IN Norman M. Swansen by Deed from Jorj F. Selhat, M.D. and Marianne M. Selhat, h/w, dated 07/07/2006, recorded 07/12/2006 in Book 5607, Page 1980.

Parcel Number: 18-00-01192-00-5. Map #18011 020.

Location of property: 210 Huntingdon Pike, Rockledge, PA 19046.

The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **Norman M. Swansen** at the suit of U.S. Bank National Association, as Trustee, on Behalf of the Holders of the First Franklin Mortgage Loan Trust 2006-FF14 Mortgage Pass-Through Certificates, Series 2006-FF14. Debt: \$204,535.65 plus interest to sale date.

Heather Riloff, Attorney. I.D. #309906

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

12-14330

ALL THOSE CERTAIN three lots of land, situate in **Pottstown Borough** (formerly Upper Pottsgrove Township) Montgomery County, Pennsylvania, being known as Lots Nos. 127, 128 and 129 in a plan of lots laid out by Jacob C.S. Bilem in 1923, bounded and described, as follows, to wit:

BEGINNING at a point in the North line of Master Street at a distance of 50 feet Eastwardly from the Northeast corner of Logan and Master Streets at a corner of the herein described premises and Lot No. 126 on said plan; thence by the same Northwardly 140 feet to a 20 feet wide alley; thence continuing along the same Eastwardly 90 feet to Lot No. 130 on said plan; thence by the same Southwardly 140 feet to the North line of Master Street, aforesaid; thence continuing by the same Westwardly 90 feet to the place of beginning.

BEING the same premises which Agnes Antonio by Deed dated 6/29/2005 and recorded 7/28/2005 in Montgomery County in Deed Book 5573, Page 1712 granted and conveyed unto Richard Carpenter and Rachel Carpenter, husband and wife.

Parcel Number: 16-00-20732-00-6.

Location of property: 225 Master Street, Pottstown, PA 19464.

The improvements thereon are: A single family residential dwelling.

Seized and taken in execution as the property of **Rachel Carpenter and Richard Carpenter** at the suit of JP Morgan Chase Bank, National Association, Successor in Interest by Purchase from the FDIC as Receiver of Washington Mutual Bank f/k/a Washington Mutual Bank, F.A. Debt: \$165,544.39.

Lisa Lee, Attorney. I.D. #78020

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

12-14538

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, situate in **East Norriton Township**, County of Montgomery and Commonwealth of Pennsylvania, bounded and described according to a plan entitled "Hobby Horse Farms, Inc." dated October 30, 1964, prepared by Donald H. Schurr, Civil Engineer and Surveyor, and duly recorded in the Office for the Recording of Deeds, in Plan Book A-9, Page 77, as follows, to wit:

BEGINNING at a point on the Southeasterly side of Potshop Road (originally thirty-three feet wide, but now widened to a width of forty-six and five-tenths feet by the addition of thirteen and five-tenths feet on the Southeasterly side of said center line) said point being measured the 3 following courses and distances from a point of curve on the Northeasterly side of Taft Road (fifty feet wide) as follows, viz: (1) leaving the aforesaid Northeasterly side of Taft Road on the arc of a curve, curving to the right, having a radius of twenty feet the arc distance of thirty-one and

forty-two one-hundredths feet to a point of tangent on the aforesaid Southeasterly side of Potshop Road; (2) thence extending North forty-eight degrees, five minutes East along the aforesaid Southeasterly side of Potshop Road, the distance of one hundred twenty-nine and ninety-five one-hundredths feet to a point on said Southeasterly side of Potshop Road; (3) thence extending North forty-seven degrees, twenty-six minutes, twenty seconds East, along the aforesaid Southeasterly side of Potshop Road, the distance of seven hundred thirty-three and ninety-four one-hundredths feet to the point of beginning.

CONTAINING in front or breadth Northeastwardly along the Southeasterly side of Potshop Road one hundred feet and extending of that width in length or depth between parallel lines at right angles to Potshop Road two hundred feet. The Northeastly sideline thereof being the center line of fifteen foot wide drainage easement as shown on said plan.

BEING Lot No. 116 as shown on above-mentioned plan.

BEING the same premises which James T. Smith and Cynthia L. Smith, now known as Cynthia Lee Maguire, by their Deed dated November 5, 2008 and recorded on November 25, 2008 in and for Montgomery County, in Deed Book 5715, Page 170, granted and conveyed unto James T. Smith and Cynthia Lee Maguire, as Tenants in Common.

Parcel Number: 33-00-07057-00-2.

Location of property: 3016 Potshop Road, Norristown, PA 19403.

The improvements thereon are: Single family dwelling.

Seized and taken in execution as the property of **James T. Smith, Cynthia Lee Maguire and The United States of America** at the suit of Eastern Savings Bank, FSB. Debt: \$192,641.27.

Scott Dietterick, Attorney.

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

12-14773

ALL THAT CERTAIN lot or piece of ground, with the building and improvements thereon erected, described according to a survey and plan thereof made by Albright and Mebus, Civil Engineers, on the Thirtieth Day of July A.D. 1919, as follows:

SITUATE on the Northeast side of Myrtle Avenue (fifty feet wide) at distance of two hundred and seventy-five feet Southeast side of Elm Avenue (fifty feet wide) in **Cheltenham Township**, Montgomery County, Cheltenham, State of Pennsylvania.

CONTAINING in front or breadth on the said Myrtle Avenue twenty-five feet, and extending of that width in length or depth North thirty-eight degrees, fifty-eight minutes East between parallel lines at right angles to the said Myrtle Avenue one hundred and fifty-two feet.

BEING the same premises which First Union National Bank, as Trustee, by Deed dated April 16, 2001 and recorded in the Montgomery County Recorder of Deeds Office on May 14, 2001 in Deed Book 5630, Page 449, granted and conveyed unto Wisler Richard and Teonide Richard, husband and wife.

Parcel Number: 31-00-19969-00-7.

Location of property: 317 Myrtle Avenue, Cheltenham, PA 19012.

The improvements thereon are: A residential dwelling.

Seized and taken in execution as the property of **Teonide Richard and Wisler Richard** at the suit of JP Morgan Chase Bank, National Association, Successor in Interest by Purchase from the FDIC as Receiver of Washington Mutual Bank. Debt: \$225,876.41.

Christopher A. DeNardo, Attorney.

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

12-14925

ALL THAT CERTAIN lot or piece of ground, situate in **Towamencin Township**, County of Montgomery and Commonwealth of Pennsylvania, bounded and described according to a subdivision plan of Grist Hill Run, Section 1, prepared for Anthony M. Di Lucia, Inc., by Hans P. Stein Associates, dated July 18, 1979 and last revised September 15, 1980 and recorded in Plan Book A-41, Page 85, as follows, to wit:

BEGINNING at a point on the Northeastly side of Lantern Lane (50 feet wide), a corner of Lot No. 30 on said plan, said point being measured along the said side of Lantern Lane on the arc of a circle curving to the right having a radius of 50 feet the arc distance of 11 feet from a point of curve therein, which point is measured along the same North 42 degrees, 41 minutes, 38 seconds West, 61.95 feet from a point of tangent therein which point is measured on the arc of a circle curving to the right having a radius 25 feet the arc distance of 34.06 feet from a point of curve on the Northwestly side of Militia Drive (50 feet wide); thence extending from said point of beginning along the said side of Lantern Lane along the arc of a circle curving to the right having a radius of 50 feet the arc distance of 25.14 feet to a point of reverse curve on the Northeastly side of the cul-de-sac at the terminus of said lane; thence along the Northeastly side of cul-de-sac on the arc of a circle curving to the left having a radius of 50 feet the arc distance of 57.08 feet to a point, a corner of Lot No. 28 on said plan, said point being in the bed of a 30 feet wide storm and sanitary sewer easement; thence extending through the bed of said easement and along Lot No. 28, North 23 degrees, 13 minutes, 17 seconds East, 109.70 feet to a point in line of Lot No. 48 on said plan; thence along said Lot South 76 degrees, 59 minutes, 51 seconds East crossing said easement 25 feet to a point, a corner of Lot No. 47 on said plan; thence extending along said lot, North 89 degrees, 25 minutes, 44 seconds East, 43.01 feet to a point a corner of

Lot No. 31 on said plan; thence extending along the same South 42 degrees, 41 minutes, 38 seconds East, 70.69 feet to a point, a corner of said Lot No. 30; thence extending along the last mentioned lot, South 47 degrees, 18 minutes, 22 seconds West, 165.68 feet to the first mentioned point and place of beginning.

Parcel Number: 53-00-04435-04-8.

Location of property: 403 Lantern Lane, Lansdale, PA 19446.

The improvements thereon are: Single family dwelling.

Seized and taken in execution as the property of **Bessie Covington a/k/a Bessie Lee Covington and Reginald Covington a/k/a Reginald L. Covington, Jr.** at the suit of The Bank of New York Mellon Trust Company, National Association as Grantor Trustee of the Protium Master Grantor Trust. Debt: \$443,678.93.

Craig Oppenheimer, Attorney.

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

12-15102

ALL THAT CERTAIN frame house and lot or piece of ground, situate on the Southerly side of Apple Street, between Evans and Franklin Streets, in **Pottstown Borough**, County of Montgomery and Commonwealth of Pennsylvania bounded and described, as follows, to wit:

BEGINNING at a point on the Southerly property line of Apple Street (thirty feet wide) distant South seventy-four degrees, forty-five minutes East, one hundred fourteen feet, three and one-half inches from the Easterly property line of Evans Street (forty feet wide), at a corner of this and premises 354 Apple Street; thence along the same South fifteen degrees, three minutes West, one hundred twenty feet, six inches to the Northerly side of the right-of-way of the Reading Company; thence along said right-of-way in an Eastwardly direction South seventy-three degrees, twenty-five minutes East, sixteen feet, five and one-half inches to a point, a corner of this and other lands now or late of Swinehart; thence along the same North fifteen degrees, three minutes East, one hundred twenty feet, ten and one-half inches to the Southerly property line of the aforesaid Apple Street; thence along the same North seventy-four degrees, forty-five minutes West, sixteen feet five and one-half inches to the point and place of beginning.

BEING the same premises which PBE Companies, LLC by indenture bearing date the 30th day of May, 2007 and as recorded at Norristown in the Office for the Recorder of Deeds in and for the County of Montgomery, on the 3rd day of July, 2007 in Deed Book 5653, Page 2592 granted and conveyed unto ABLE Investments LLC, in fee.

TITLE TO SAID PREMISES IS VESTED IN Aaron J. Hildebeitel and Megan J. Hildebeitel, as Tenants by the Entirety by Deed from Able Investments, LLC dated 01/31/2008, recorded 03/05/2008 in Deed Book 5684, Page 1305.

Parcel Number: 16-00-00416-00-9.

Location of property: 356 Apple Street, Pottstown, PA 19464.

The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **Aaron J. Hildebeitel a/k/a Aaron J. Hildebeitel and Megan J. Hildebeitel** at the suit of PNC Bank, National Association. Debt: \$52,260.04.

Katherine E. Knowlton, Attorney.

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

12-15291

ALL THAT CERTAIN lot or piece of ground, situate in **Upper Moreland Township**, County of Montgomery and State of Pennsylvania, bounded and described according to survey and plan made by Earl M. Frick, Registered Civil Engineer, Lansdale, Pennsylvania, dated April 13, 1956, as follows, to wit:

BEGINNING at a point (bolt) in the center line of Fitzwatertown Road (33 feet wide), a corner in the lands of Peter S. Stauffer and Myrtle Irene Stauffer, his wife, and Heatonwood Homes Tract; thence along the said center line of Fitzwatertown Road North 43 degrees, 48 minutes East, 153.98 feet to a point, (bolt) a corner in lands of Peter S. Stauffer and Myrtle Irene Stauffer, his wife; thence approximately bisecting center of Silver Lake and Island South 54 degrees, 43 minutes, 20 seconds East, 316.45 feet to a point (stake) on the Island, a corner in the land of Peter S. Stauffer and Myrtle Irene Stauffer, his wife; thence across Island and across Southeasterly side of aforementioned Silver Lake South 30 degrees, 36 minutes, 40 seconds West, 173.78 feet to a point (stake) a corner in the lands of Peter S. Stauffer and Myrtle Irene Stauffer his wife and Heatonwood Homes Tract; thence along lands of Heatonwood Homes Tract, North 51 degrees, 18 minutes, 50 seconds West, 353.91 feet to the first mentioned point and place of beginning.

AND the aforesaid Silver Lake and the Island in center of Silver Lake together with two footbridge connections to Island being dedicated for joint use of Peter S. Stauffer and Myrtle Irene Stauffer, his wife, Peter R. Stauffer and Florence V. Stauffer, his wife and Barton L. Stauffer and Elsie M. Stauffer, his wife.

AND LESS ALL THAT CERTAIN strip of ground or right-of-way for drainage 20 feet wide, situate in **Upper Moreland Township**, County of Montgomery, State of Pennsylvania, the center line thereof being described, as follows:

BEGINNING at a point on the Westerly side of York Road (45 feet wide) said point being at the distance of 297.64 feet measured North 15 degrees, 52 minutes, 40 seconds East along the said side of York Road from the Northeasterly property line of Heatonwood Homes Tract; thence from the place of beginning the following 4 courses and distances: (1) North 73 degrees, 19 minutes, 20 seconds West, 30.07 feet to a point; (2) South 85 degrees, 52 minutes, 10 seconds West, 260.61 feet to a point; (3) North 57 degrees, 24 minutes, 20 seconds West, 305.28 feet to a point; and (4) North 38 degrees, 8 minutes, 50 seconds West, 306.38 feet corrected on Drawing 0-54070 to 298.06 feet to a point on the

Easterly side of Fitzwatertown Road (originally 33 feet wide, but since widened 13.5 feet on its Easterly side to the present width of 46.5 feet, said point being at the distance of 123.77 feet corrected on Drawing 0-54070 to 121.85 feet measured North 43 degrees, 48 minutes East along the said side of Fitzwatertown Road from the Northeasterly property line of Heatonwood Homes Tract.

BEING right-of-way for drainage acquired from Peter S. Stauffer and Myrtle Irene Stauffer, his wife, as per description and location Drawing No. 0-54070, prepared by George B. Mebus, Inc., dated August 10, 1954.

AND ALL THAT CERTAIN tract or parcel of ground, situated in **Upper Moreland Township**, County of Montgomery and Commonwealth of Pennsylvania, according to a plan dated June 25, 1969 by Boucher & James, Inc., Engineers, Glenside, Pennsylvania, bounded and described, as follows, to wit:

BEGINNING at a point in the title line in the bed of Fitzwatertown Road (L.R. 46092) (70 feet wide as laid out by Pennsylvania Department of Highways) a corner common to land of Myrtle Irene Stauffer (widow) of which this a part, and other land of Barton L. Stauffer, et ux., said point being at the distance of 3.11 feet measured South 43 degrees, 55 minutes West along said title-line from a corner common to land now or late of Peter S. Stauffer & Sons, Inc. and land now or late of John W. Thornton et ux.

THENCE extending through land of Myrtle Irene Stauffer, of which is a part South 66 degrees, 37 minutes, 47 seconds East the distance of 78.40 feet to the middle of a foot bridge over a stream leading into Silver Lake; thence continuing through land of said Myrtle Irene Stauffer, partially crossing said Silver Lake South 51 degrees, 7 minutes, 58 seconds East the distance of 339.30 feet to a concrete monument (found) near the center of an Island in said Lake, a corner of land about to be conveyed to Peter Richard Stauffer; thence along said land and crossing a foot bridge leading to said Island South 30 degrees, 46 minutes, 12 seconds West the distance of 179.73 feet to a concrete monument (found) in rear line of "Heatonwood Homes"; thence along said line by "Heatonwood Homes" North 51 degrees, 9 minutes, 18 seconds West the distance of 101.00 feet to a corner of other lands of Barton L. Stauffer et ux., the following 2 courses and distances: (1) crossing a portion of the above mentioned Silver Lake North 30 degrees, 46 minutes, 12 seconds East the distance of 173.71 feet to a point located in the aforementioned Island; and (2) recrossing a portion of the aforesaid Silver Lake North 54 degrees, 33 minutes, 48 seconds West the distance of 315.85 feet to the first mentioned point and place of beginning.

BEING the same premises which Susan Stauffer Krause, by Deed dated March 30, 2001 and recorded in the Office for the Recording of Deeds at Norristown, Pennsylvania in Deed Book 5355, Page 1730, granted and conveyed unto Warren Blackwell and Patricia Blackwell, husband and wife, in fee.

Parcel Number: 59-00-07762-00-9.

Location of property: 721 Fitzwatertown Road, Willow Grove, PA 19090.

The improvements thereon are: A ranch dwelling containing 8 rooms, 3 bedrooms, 2 baths and a full finished basement.

Seized and taken in execution as the property of **Warren Blackwell a/k/a Warren D. Blackwell and Patricia Blackwell a/k/a Patricia J. Blackwell, h/w** at the suit of Hatboro Federal Savings. Debt: \$161,162.64.

Douglas G. Thomas, Attorney. I.D. #19470

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

12-15337

ALL THAT CERTAIN piece or parcel of ground, situate in **Upper Moreland Township**, Montgomery County, Pennsylvania and described according to a certain plan thereof known as Final Plan of Revision of Portion of "Hatboro Moreland Park" Section "K" and "M" made for Meade Lands, Inc., by Russell S. Lyman, Registered Professional Engineer dated 6/2/1961 and revised 4/3/1962, said plan being recorded in the Office of the Recorder of Deeds for Montgomery County at Norristown, Pennsylvania, in Plan Book B-7, Page 42, as follows, to wit:

BEGINNING at a point on the Southwesterly side of Horsham Road (40 feet wide) said point being the two following courses and distances measured along the Southwesterly side of Horsham Road from its point of intersection with the Southeasterly side of Skrobul Avenue (40 feet wide): (1) leaving Skrobul Avenue South 54 degrees, 40 minutes East, 59.43 feet to a point an angle; and (2) South 51 degrees, 23 minutes East, 198.44 feet to the point of beginning; thence extending from said point of beginning South 51 degrees, 23 minutes East along the Southwesterly side of Horsham Road 87.50 feet to a point; thence extending South 38 degrees, 37 minutes West crossing the bed of a certain 15.00 foot wide drainage right-of-way, also crossing a stream in the bed thereof 100.00 feet to a point; thence extending North 51 degrees, 23 minutes West partly along the Southwesterly side of the aforesaid 15.00 foot wide drainage right-of-way 87.50 feet to a point; thence extending North 38 degrees, 37 minutes East recrossing the bed of the aforesaid 19.00 foot wide drainage right-of-way, also recrossing the aforesaid stream in the bed thereof 100.00 feet to the first mentioned point and place of beginning.

BEING Lot "H" as shown on the above mentioned plan.

BEING the same premises which Ernest Brown and Rebecca R. Brown, husband and wife, by Deed dated January 7, 2010 and recorded in the Office for the Recording of Deeds at Norristown, Pennsylvania in Deed Book 5810, Page 01691, granted and conveyed unto Ernest Brown, in fee.

Parcel Number: 59-00-09526-00-9.

Location of property: 2516 Horsham Road, Hatboro, PA 19040.

The improvements thereon are: A ranch dwelling containing 5 rooms, 3 bedrooms and one bath on a lot size of 8,750 square feet.

Seized and taken in execution as the property of **Ernest Brown, Real Owner** at the suit of Hatboro Federal Savings. Debt: \$185,235.59.

Douglas G. Thomas, Attorney. I.D. #19470

Above Property to be sold by **EILEEN WHALON BEHR, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

To all parties in interest and claimants:

Notice is hereby given the schedules of distribution by the Sheriff on November 28, 2012 and distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days thereafter.

All properties to be sold by
Eileen Whalon Behr, Sheriff

CHANGE OF NAME

IN THE COURT OF
COMMON PLEAS OF
MONTGOMERY COUNTY,
PENNSYLVANIA
CIVIL ACTION - LAW
NO. 2012-23183

NOTICE IS HEREBY GIVEN that the Petition of Alexander Joseph Scheswohl, a minor, by his parents, Carlyne Elizabeth Traynor and Ian Alexander Traynor was filed in the above named Court, praying for a Decree to change his name to ALEXANDER JOSEPH TRAYNOR.

The Court has fixed November 14, 2012, at 9:30 AM in Courtroom "A" of the Montgomery County Courthouse, Norristown, Pennsylvania, as the time and place for the hearing of said Petition, when and where all persons interested may appear and show cause, if any they have, why the prayer of said Petition should not be granted.

Michael A. Shechtman, Attorney for Petitioners
Shechtman & Harris, LLC

128 Greenwood Ave.
Wyncote, PA 19095-1514
(215)885-7500

IN THE COURT OF
COMMON PLEAS OF
MONTGOMERY COUNTY,
PENNSYLVANIA
CIVIL ACTION - LAW
NO. 2012-24570

NOTICE IS HEREBY GIVEN that on September 12, 2012, the Petition of Daniel John Jankiewicz was filed in the above named Court, praying for a Decree to change his name to DANIEL JOHN JANK.

The Court has fixed November 14, 2012, at 9:30 AM in Courtroom "A" of the Montgomery County Courthouse, Norristown, Pennsylvania, as the time and place for the hearing of said Petition, when and where all persons interested may appear and show cause, if any they have, why the prayer of said Petition should not be granted.

IN THE COURT OF
COMMON PLEAS OF
MONTGOMERY COUNTY,
PENNSYLVANIA
CIVIL ACTION - LAW
NO. 2012-22420

NOTICE IS HEREBY GIVEN that on August 16, 2012, the Petition of Ronald Federici on behalf of minor son Aydan Thomas Greenwald was filed in the above named Court, praying for a Decree to change his name to AYDAN THOMAS FEDERICI.

The Court has fixed November 14, 2012, at 9:30 AM in Courtroom "A" of the Montgomery County Courthouse, Norristown, Pennsylvania, as the time and place for the hearing of said Petition, when and where all persons interested may appear and show cause, if any they have, why the prayer of said Petition should not be granted.

Cheryl L. Young, Esq.
Hangley Aronchick Segal Pudlin & Schiller
2 W. Lafayette Street, Suite 275
Norristown, PA 19401
610-313-1671

CHARTER APPLICATION

Notice is hereby given that a corporation is to be or has been incorporated under the Business Corporation Law of 1988, approved December 21, 1988, P.L. 1444, No. 177, effective October 1, 1989, as amended.

K W Mechanical Services, Inc. has been incorporated under the provisions of the Pennsylvania Business Corporation Law of 1988, approved December 21, 1988, P.L. 1444, No. 177, effective October 1, 1989, as amended.

Alfred Abel, Esquire
600 W. Germantown Pike, Suite 400
Plymouth Meeting, PA 19462

Mama's Italian Grille, Inc. has been incorporated under the provisions of the Pennsylvania Business Corporation Law of 1988, approved December 21, 1988, P.L. 1444, No. 177, effective October 1, 1989, as amended.

Joseph J. Velitsky, Esq.
49 East Ludlow Street
Summit Hill, PA 18250

Paladin Business Services, Inc. has been incorporated under the provisions of the Pennsylvania Business Corporation Law of 1988, approved December 21, 1988, P.L. 1444, No. 177, effective October 1, 1989, as amended.

Mark S. Roseman, Esquire
Regency Tower-Chateau Building, (C103)
1003 Easton Road
Willow Grove, PA 19090

CHARTER APPLICATION NONPROFIT

Notice is hereby given that Articles of Incorporation have been filed with the Department of State of the Commonwealth of Pennsylvania, at Harrisburg, PA, on September 13, 2012, for the purpose of obtaining a charter of a nonprofit corporation organized under the Nonprofit Corporation Law of the Commonwealth of Pennsylvania.

The name of the corporation is: **American Eel Sustainability Association, Inc.**

The purpose or purposes for which it was organized are: to receive, administer, and expend funds to promote and represent the common business interests of, and improve business conditions among, members of the American Eel Fishing Industry, within the meaning of Section 501(c)(6) of the IRS Code of 1986

Kaplin Stewart Meloff Reiter & Stein, P.C.,
Solicitors
910 Harvest Drive
Blue Bell, PA 19422

Notice is hereby given that Articles of Incorporation have been filed with the Department of State of the Commonwealth of Pennsylvania, at Harrisburg, PA, on August 24, 2012, for the purpose of obtaining a charter of a nonprofit corporation organized under the Nonprofit Corporation Law of the Commonwealth of Pennsylvania.

J. Oliver Gingrich, Esquire
Bricker, Landis, Hunsberger & Gingrich, LLP
114 East Broad Street
P.O. Box 64769
Souderton, PA 18964

Notice is hereby given that Articles of Incorporation have been filed with the Department of State of the Commonwealth of Pennsylvania, at Harrisburg, PA, on September 13, 2012, for the purpose of obtaining a charter of a nonprofit corporation organized under the Nonprofit Corporation Law of the Commonwealth of Pennsylvania.

The name of the corporation is: **St. Thomas More, American National Catholic Church**

The purposes for which it was organized are: for the operation of a Catholic Parish.

McHugh & McHugh
7868 Spring Avenue
Elkins Park, PA 19027

CIVIL ACTION

IN THE COURT OF COMMON PLEAS OF MONTGOMERY COUNTY, PENNSYLVANIA CIVIL ACTION - LAW

NO: 12-16504

NOTICE OF ACTION IN MORTGAGE FORECLOSURE

WELLS FARGO BANK, N.A. S/B/M TO WELLS FARGO HOME MORTGAGE INC.

Vs.

ROBERT BROWN, in his capacity as Administrator and Heir of the Estate of ALAN W. BROWN A/K/A ALAN BROWN

JENNIFER SHATTO, in her capacity as Heir of the Estate of ALAN W. BROWN A/K/A ALAN BROWN UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER ALAN W. BROWN A/K/A ALAN BROWN, DECEASED

NOTICE

TO UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER ALAN W. BROWN A/K/A ALAN BROWN, DECEASED:

You are hereby notified that on JUNE 25, 2012, Plaintiff, WELLS FARGO BANK, N.A. S/B/M TO WELLS FARGO HOME MORTGAGE INC., filed a Mortgage Foreclosure Complaint endorsed with a Notice to Defend, against you in the Court of Common Pleas of MONTGOMERY County Pennsylvania, docketed to No. 12-16504. Wherein Plaintiff seeks to foreclose on the mortgage secured on your property located at 2327 FAIRWAY ROAD, HUNTINGDON VALLEY, PA 19006-5619 whereupon your property would be sold by the Sheriff of MONTGOMERY County.

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

NOTICE

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

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

A LAWYER, THIS OFFICE MAY BE ABLE TO PROVIDE YOU WITH INFORMATION ABOUT AGENCIES THAT MAY OFFER LEGAL SERVICES TO ELIGIBLE PERSONS AT A REDUCED FEE OR NO FEE.

MONTGOMERY COUNTY
LAWYER REFERRAL SERVICES
MONTGOMERY BAR ASSOCIATION
100 WEST AIRY STREET
PO BOX 268
NORRISTOWN, PA 19401
(800) 560-5291
610-279-9660

DISSOLUTION

Notice is hereby given that the shareholders and directors of **Keating Housing Initiatives, Inc.**, a Pennsylvania corporation, with an address of One Bala Avenue, Bala Cynwyd, PA 19004, have approved a proposal that the corporation voluntarily dissolve, and that the Board of Directors is now engaged in winding up and settling the affairs of the corporation under the provisions of Section 1975 of the Pennsylvania Business Corporation Law of 1988, as amended.

Notice is hereby given that the shareholders and directors of **One Bala GP, Inc.**, a Pennsylvania corporation, with an address of One Bala Avenue, Bala Cynwyd, PA 19004, have approved a proposal that the corporation voluntarily dissolve, and that the Board of Directors is now engaged in winding up and settling the affairs of the corporation under the provisions of Section 1975 of the Pennsylvania Business Corporation Law of 1988, as amended.

Notice is hereby given that the shareholders and directors of **One First Avenue GP, Inc.**, a Pennsylvania corporation, with an address of One Bala Avenue, Bala Cynwyd, PA 19004, have approved a proposal that the corporation voluntarily dissolve, and that the Board of Directors is now engaged in winding up and settling the affairs of the corporation under the provisions of Section 1975 of the Pennsylvania Business Corporation Law of 1988, as amended.

Notice is hereby given that the shareholders and directors of **Yen Environmental Services, Inc.**, a Pennsylvania corporation, with an address of 127 Applewood Lane, Lansdale, PA 19446, have approved a proposal that the corporation voluntarily dissolve, and that the Board of Directors is now engaged in winding up and settling the affairs of the corporation under the provisions of Section 1975 of the Pennsylvania Business Corporation Law of 1988, as amended.

ESTATE NOTICES

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

First Publication

BERNSTEIN, CHARLOTTE V. also known as CHARLOTTE VINER BERNSTEIN AND CHARLOTTE BERNSTEIN, dec'd.

Late of Cheltenham Township.

Executors: RUBIN BERNSTEIN AND

NORMAN LEIBOVITZ,

c/o Barbara R. Flacker, Esquire,

2000 Market Street, 20th Floor,

Philadelphia, PA 19103-3222.

ATTORNEY: BARBARA R. FLACKER,

FOX ROTHSCHILD LLP,

2000 Market Street, 20th Floor,

Philadelphia, PA 19103-3222

BLEIMAN, GERALD J., dec'd.

Late of Springfield Township.

Executor: BRUCE BLEIMAN,

c/o Laura M. Mercuri, Esquire,

104 N. York Rd.,

Hatboro, PA 19040.

ATTORNEY: LAURA M. MERCURI,

104 N. York Road,

Hatboro, PA 19040

BRAUN, MORTON A., dec'd.

Late of Cheltenham Township.

Executor: LAUREN S. BRAUN,

600 Valley Road,

Havertown, PA 19083-4718.

ATTORNEY: RICHARD W. STEVENS, ESQ.,

115 West Ave., Suite 108,

Jenkintown, PA 19046-2031

BYTHEWOOD, FLOYD, M., dec'd.

Late of West Norriton Township.

Executors: RONALD R. SHELDON AND

LORETTA H. SHELDON,

517 Hillside Ter.,

Pennsauken, NJ 08110.

ATTORNEY: BRIAN McDEVITT,

325 Swede Street,

Norristown, PA 19401.

CAMPBELL, ALFRED E., dec'd.

Late of Limerick Township.

Executrix: DEBORAH L. DEVIRGILIIS,

3102 Poplar Street,

Garnet Valley, PA 19060.

FARRELL, GLADYS I. also known as GLADYS IRENE FARRELL, dec'd.

Late of Franconia Township.

Executrix: CINDY BLACK,

c/o Kenneth C. Russell, Esquire,

3500 Reading Way,

Huntingdon Valley, PA 19006.

ATTORNEY: KENNETH C. RUSSELL,
BARATTA, RUSSELL & BARATTA,
The Loft at Woodmont,
3500 Reading Way,
Huntingdon Valley, PA 19006.

FINCH, RAYMOND L., dec'd.

Late of Perkiomen Township.
Executrix: JOANNE M. TEREBESI,
1638 Fairview Road,
Glenmoore, PA 19343.

FLANAGAN, LEO A. also known as LEO

FLANAGAN, dec'd.

Late of Abington Township.
Executor: ALBERT W. WARTMAN,
c/o Thomas A. Cunningham, Esquire,
7990 Oxford Avenue, 1st Floor,
Philadelphia, PA 19111.
ATTORNEY: THOMAS A. CUNNINGHAM,
7990 Oxford Avenue, 1st Floor,
Philadelphia, PA 19111.

**GABRIELE, NICHOLAS ANDREW also known
as NICHOLAS A. GABRIELE, dec'd.**

Late of Upper Merion Township.
Administrator: ROBERT M. GABRIELE,
142 Crossfield Road,
King of Prussia, PA 19406.
ATTORNEY: MANRICO A. TRONCELLITI, JR.,
TRONCELLITI LAW ASSOCIATES,
144 E. DeKalb Pike, Suite 200
King of Prussia, PA 19406

GAINES, FREDRA HILL, dec'd.

Late of Abington Township.
Executors: PAUL L. FELDMAN,
820 Homestead Road,
Jenkintown, PA 19046 AND
ANNETTE WILBANKS,
501 Upland Drive,
Richmond, VA 23227.
ATTORNEY: PAUL L. FELDMAN,
FELDMAN & FELDMAN,
820 Homestead Road,
Jenkintown, PA 19046.

**GRAHAM, PHILLIP DALE also known as
PHILLIP D. GRAHAM, dec'd.**

Late of Upper Merion Township.
Administrator: JEREMY A. GRAHAM,
979 Dewberry Lane,
Sulligent, AL 35586.
ATTORNEY: MANRICO A. TRONCELLITI, JR.,
TRONCELLITI LAW ASSOCIATES,
144 E. DeKalb Pike, Suite 200
King of Prussia, PA 19406

GUTKNECHT, MARIE W., dec'd.

Late of Upper Moreland Township.
Executor: ROBERT EARL GUTKNECHT,
c/o John H. Filice, Esquire,
Rubin, Glickman, Steinberg & Gifford,
2605 N. Broad Street,
P.O. Box 1277,
Lansdale, PA 19446.
ATTORNEY: JOHN H. FILICE, ESQ.,
RUBIN, GLICKMAN, STEINBERG AND
GIFFORD,
2605 N. Broad Street,
P.O. Box 1277,
Lansdale, PA 19446-0726

HAINES, IRENE E., dec'd.

Late of Borough of Pottstown.
Executor: KURT D. HAINES,
c/o Beth Silverman, Esq.,
Wolf, Baldwin & Associates, P.C.,
P.O. Box 444,
Pottstown, PA 19464.
ATTORNEY: BETH SILVERMAN,
WOLF, BALDWIN & ASSOCIATES, P.C.,
800 E. High Street,
P.O. Box 444,
Pottstown, PA 19464-0444

HEMMERLE, DALE E., dec'd.

Late of Borough of Bridgeport.
Executor: MELISSA ANN CURLL,
430 Prospect Avenue,
Bridgeport, PA 19405.
ATTORNEY: NEIL M. HILKERT,
1008 Upper Gulph Road, Suite 300,
Wayne, PA 19087

HURST, RICHARD E., dec'd.

Late of Borough of Pennsburg.
Administrator: JOSHUA J. HURST,
322 State Street,
East Greenville, PA 18041.
ATTORNEY: JEFFREY R. BOYD,
BOYD & KARVER, ATTORNEYS-AT-LAW,
7 East Philadelphia Avenue,
Boyertown, PA 19512

**JAMIL, FLORA CAMILON also known as
FLORA C. JAMIL, dec'd.**

Late of Cheltenham Township.
Administrator: JASON QUEVADA,
c/o James B. Griffin, P.C.,
623 North Pottstown Pike,
Exton, PA 19341.
ATTORNEY: JAMES B. GRIFFIN, P.C.,
623 North Pottstown Pike,
Exton, PA 19341

JENKINS, KENNETH E., dec'd.

Late of Upper Providence Township.
Executrix: DONNA ROYER,
King Laird, P.C.,
360 West Main Street,
Trappe, PA 19426.
ATTORNEY: THOMAS C. RENTSCHLER,
KING LAIRD, P.C.,
360 West Main Street,
Trappe, PA 19426

KING, KATHARINE H., dec'd.

Late of Towamencin Township.
Executor: LESLIE E. HALLOWELL,
c/o Janet E. Amacher, Esquire,
311 N. Summeytown Pike, Suite 1A,
North Wales, PA 19454.
ATTORNEY: JANET E. AMACHER, ESQ.,
311 N. Summeytown Pike, Suite 1A,
North Wales, PA 19454

**MILLER, ANNA D. also known as ANNA
MILLER, dec'd.**

Late of Borough of Pottstown.
Co-Executors: EDWARD A. MILLER,
31 Blue Jay Drive,
Newark, DE 19713 and
DAVID H. MILLER,
2 Westtown Road,
P.O. Box 145,

Thornton, PA 19373.

ATTORNEY: KATHLEEN M. MARTIN,
O'DONNELL, WEISS & MATTEI, P.C.,
41 East High Street,
Pottstown, PA 19464-5426

MILLILI, JEANINE, dec'd.

Late of Upper Dublin Township.

Executor: MARIE A. GARNER,
c/o Laura M. Mercuri, Esquire,
104 N. York Rd.,
Hatboro, PA 19040.

ATTORNEY: LAURA M. MERCURI,
104 N. York Road,
Hatboro, PA 19040

**MOMORELLA, ALBERT JAMES also known as
ALBERT MOMORELLA, dec'd.**

Late of Whitpain Township.

Executrix: JUDITH A. LASSEN-HOFFMAN,
462 Tailor Way,
Lansdale, PA 19446.

ATTORNEY: LEE F. MAUGER,
MAUGER & METER,
240 King Street,
P.O. Box 698,
Pottstown, PA 19464

PINTERICH, MARIANN THERESA, dec'd.

Late of Hatfield Township.

Administratrices: COLLEEN SOTAN,
2218 Hedgewood Road,
Hatfield, PA 19440.

DESIREE KUEMMERLE,
322 North Wales Road,
Lansdale, PA 19446.

ATTORNEY: STEVEN H. BRUSH,
CONNORS AND BRUSH
606 Lakeside Drive,
Southampton, PA 18966

SADLER, ELIZABETH M., dec'd.

Late of Upper Dublin Township.

Administrator, CTA: ELISABETH L. SADLER.

ATTORNEY: PETER E. MOORE,
NARDUCCI, MOORE, FLEISHER &
ROEBERG, LLP,
589 Skippack Pike, Suite 300,
Blue Bell, PA 19422

SASSAMAN, ROBERT E., JR., dec'd.

Late of Borough of Pottstown.

Executor: ERIC C. SASSAMAN,
c/o David G. Garner, Esquire,
1954 East High Street, Suite 4,
Pottstown, PA 19464.

ATTORNEY: DAVID G. GARNER, ESQ.,
1954 East High Street, Suite 4,
Pottstown, PA 19464

SIMMONS, DOROTHY E., dec'd.

Late of Horsham Township.

Executors: CURTIS T. SIMMONS,
200 Park Road,
Ambler, PA 19002 AND

ROBERT L. BAST,

110 Spruce Road,
Ambler, PA 19002.

ATTORNEY: ROBERT L. BAST,
110 Spruce Road,
Ambler, PA 19002.

STROUSE, PEARL I., dec'd.

Late of Upper Providence Township.

Executrix: ANNA M. SHIELDS,
c/o Beth R. Silverman, Esquire,
Wolf, Baldwin & Assoc.,
P.O. Box 444, Pottstown, PA 19464.
ATTORNEY: BETH SILVERMAN, ESQ.,
WOLF, BALDWIN & ASSOCIATES, P.C.,
P.O. Box 444, Pottstown, PA 19464

THUDIUM, MILDRED D., dec'd.

Late of Springfield Township.

Executor: DOUGLAS T. THUDIUM,
c/o 23 West Court Street,
Doylestown, PA 18901.

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

TURSI, MARIE L., dec'd.

Late of Horsham Township.

Executor: THOMAS P. TURSI,
c/o Holmberg Law Offices,
193 Easton Road, Horsham, PA 19044.

ATTORNEY: GLEN R. HOLMBERG,
HOLMBERG LAW OFFICES,
193 Easton Road, Horsham, PA 19044
215-293-9610

WEBSTER, ROBERT F., dec'd.

Late of West Norriton Township.

Executrix: ROBIN DEANGELIS,
2000 Davis Drive,
Norristown, PA 19403.

ATTORNEY: MARNIE L. BURK,
301 E. MacDade Blvd.,
Folsom, PA 19033
610-425-1266

WILLIAMS, TERRY COY also known as TERRY

C. WILLIAMS, dec'd.

Late of Borough of Royersford.

Administrator: THOMAS L. WILLIAMS,
320 Walnut Street, Royersford, PA 19468.

ATTORNEY: DAVID A. MEGAY, ESQ.,
O'DONNELL, WEISS & MATTEI, P.C.,
41 East High Street,
Pottstown, PA 19464-5426

WLAZELEK, CATHERINE R., dec'd.

Late of Upper Hanover Township.

Executrix: ROSEMARIE CONOVER GROSSO,
1086 Longview Road,
King of Prussia, PA 19406-3735.

WOODWARD, EVA M., dec'd.

Late of Upper Frederick Township.

Executor: MARK O. WOODWARD,
P.O. Box 14,
Green Lane, PA 18054.

ATTORNEY: JEFFREY C. KARVER,
7 East Philadelphia Avenue,
Boyertown, PA 19512

YOO, JOHN H., dec'd.

Late of Lower Merion Township.

Executrix: SOOK HEE YOO,
c/o Robert S. Cohen, Esquire,
1125 Walnut Street,
Philadelphia, PA 19107.
ATTORNEY: ROBERT S. COHEN,
THE AXELROD FIRM, PC,
The Beasley Building,
1125 Walnut Street, Philadelphia, PA 19107

ZAMPIER, BERNICE K., dec'd.

Late of Borough of Lansdale.
 Executrix: DOROTHY L. GUSSMAN,
 c/o David W. Conner, Esquire,
 1800 Pennbrook Parkway, Suite 200,
 Lansdale, PA 19446.
 ATTORNEY: DAVID W. CONNER,
 DISCHELL, BARTLE & DOOLEY, PC,
 1800 Pennbrook Parkway, Suite 200,
 Lansdale, PA 19446.

ZELIFF, ELIZABETH M. also known as

**ELIZABETH ZELIFF AND
 ELIZABETH MARION ZELIFF, dec'd.**

Late of Lower Gwynedd Township.
 Administratrix CTA: MARY L. BUCKMAN,
 585 Skippack Pike, Suite 100,
 Blue Bell, PA 19422.
 ATTORNEY: MARY L. BUCKMAN,
 FORD & BUCKMAN, P.C.,
 Office Court of Blue Bell,
 585 Skippack Pike, Suite 100,
 Blue Bell, PA 19422.

ZIEGLER, WESLEY A., dec'd.

Late of Springfield Township.
 Executors: DAVID M. ZIEGLER,
 GEOFFREY A. ZIEGLER AND
 RODMAN M. ROSENBERGER,
 One Summit Street,
 Philadelphia, PA 19118.
 ATTORNEY: RODMAN M. ROSENBERGER
 BARBER, SHARPE & ROSENBERGER
 One Summit Street
 Philadelphia, PA 19118

Second Publication**BAIR, EDNA R., dec'd.**

Late of Abington Township.
 Executor: STEPHEN BAIR,
 c/o 1156 Easton Road,
 Roslyn, PA 19001.
 ATTORNEY: THOMAS M. BOWMAN,
 1156 Easton Road,
 Roslyn, PA 19001

BOESHORE, DOROTHY L., dec'd.

Late of Abington Township.
 Executor: EUGENE H. GILLIN,
 123 South Broad Street, Suite 2102,
 Philadelphia, PA 19109-1090.
 ATTORNEY: EUGENE H. GILLIN,
 123 South Broad Street, Suite 2102,
 Philadelphia, PA 19109-1090

BOWER, HENRY L., dec'd.

Late of Upper Frederick Township.
 Co-Executors: DAVID C. BOWER AND
 LOIS A. HEIST,
 c/o E. Kenneth Nyce Law Office, LLC,
 105 East Philadelphia Avenue,
 Boyertown, PA 19512.
 ATTORNEY: JESSICA R. GRATER,
 E. KENNETH NYCE LAW OFFICE, LLC,
 105 East Philadelphia Avenue,
 Boyertown, PA 19512

BOWER, MILDRED L., dec'd.

Late of Hatfield Township.
 Executor: DENNIS R. BOWER,

c/o Maza & David,
 507 Salfordville Road,
 P.O. Box 369,
 Lederach, PA 19450-0369.
 ATTORNEY: PATRICIA M. DAVID,
 MAZA & DAVID,
 507 Salfordville Road,
 P.O. Box 369,
 Lederach, PA 19450-0369,
 215-256-0007

**CONNOR, MARGERY A. also known as
 MARGERY ANN CONNOR, dec'd.**

Late of Lower Merion Township.
 Executor: JAMES E. CONNOR,
 c/o Alan F. Markovitz, Esquire,
 150 Monument Road, Suite 603,
 Bala Cynwyd, PA 19004.
 ATTORNEY: ALAN F. MARKOVITZ,
 150 Monument Road, Suite 603,
 Bala Cynwyd, PA 19004

DECHANT, JOAN, dec'd.

Late of Lower Salford Township.
 Executor: DEL G. DECHANT,
 c/o Albert L. Chase, Esquire.
 ATTORNEY: ALBERT L. CHASE,
 2031 North Broad Street, Suite 137,
 Lansdale, PA 19446-1003

GURAL, IVAN, dec'd.

Late of Lower Merion Township.
 Executrix: SANDRA R. GURAL,
 c/o Jonathan H. Ellis, Esquire,
 261 Old York Road, Suite 200,
 Jenkintown, PA 19406.
 ATTORNEY: JONATHAN H. ELLIS,
 PLOTNICK & ELLIS, P.C.,
 261 Old York Road, Suite 200,
 Jenkintown, PA 19406

**HOLLEY, DOROTHY R. also known as
 DOROTHY HOLLEY, dec'd.**

Late of Borough of Pottstown.
 Administrator: GREGORY HOLLEY,
 39 Laura Drive, Barto, PA 19504.
 ATTORNEY: KEVIN F. HENNESSEY,
 53 East High Street,
 Pottstown, PA 19464,
 610-326-7700

KOFFEL, GRACE K., dec'd.

Late of Borough of Lansdale.
 Executor: RICHARD S. KOFFEL,
 914 W. Mount Vernon Street,
 Lansdale, PA 19446.
 ATTORNEY: CHARLOTTE A. HUNSBERGER,
 BRICKER, LANDIS, HUNSBERGER &
 GINGRICH, LLP,
 114 East Broad Street,
 P.O. Box 64769,
 Souderton, PA 18964

KRIDER, SAMUEL J., dec'd.

Late of Borough of North Wales.
 Executrices: KATHLEEN A. RIDER AND
 BETTY JEAN KITE,
 c/o Diane K. Foxman, Esquire,
 333 West Germantown Pike,
 East Norriton, PA 19403.
 ATTORNEY: DIANE K. FOXMAN,
 333 West Germantown Pike,
 East Norriton, PA 19403

LANDIS, THOMAS ANTHONY also known as**THOMAS A. LANDIS, dec'd.**

Late of Limerick Township.
 Executor: BRADLEY T. LANDIS,
 c/o Jennifer L. Zegel, Esquire,
 2929 Arch Street, 13th Floor,
 Philadelphia, PA 19104.
 ATTORNEY: JENNIFER L. ZEGEL,
 REGER RIZZO & DARNALL LLP,
 Cira Centre, 13th Floor,
 2929 Arch Street,
 Philadelphia, PA 19104

LINDHOLM, MARY A. also known as**MARY AGNES IGNATIUS LINDHOLM, dec'd.**

Late of Lower Merion Township.
 Executrix: CHRISTINE A. LINDHOLM,
 c/o Dennis C. McAndrews, Esquire,
 30 Cassatt Avenue,
 Berwyn, PA 19312.
 ATTORNEY: DENNIS C. McANDREWS,
 McANDREWS LAW OFFICES, P.C.,
 30 Cassatt Avenue,
 Berwyn, PA 19312

LODGE, JAYNE, dec'd.

Late of Lower Salford Township.
 Executor: JOSEPH J. LODGE,
 P.O. Box 310,
 Lederach, PA 19450.
 ATTORNEY: CHARLOTTE A. HUNSBERGER,
 BRICKER, LANDIS, HUNSBERGER &
 GINGRICH, LLP,
 114 East Broad Street,
 P.O. Box 64769,
 Souderton, PA 18964

MEDINA-FLORES, EDWIN OMAR, dec'd.

Late of Borough of Phoenixville.
 Administrator: YUBLI ENOC MEDINA-FLORES,
 c/o Cullen & Conwell, LLC,
 40 E. Main Street,
 Norristown, PA 19401.
 ATTORNEY: R. DAVID CONWELL,
 CULLEN & CONWELL, LLC,
 40 E. Main Street,
 Norristown, PA 19401

MILLER, EDWIN C., dec'd.

Late of Lower Pottsgrove Township.
 Executrix: SHIRLEY A. MILLER,
 c/o Robert L. Brant, Esquire,
 Robert L. Brant & Associates, LLC,
 P.O. Box 26865,
 Trappe, PA 19426.

MORGAN, HELEN V., dec'd.

Late of Borough of Pottstown.
 Executrix: TAMARA L. NAFTAL,
 203 Walnut Street,
 Spring City, PA 19475.
 ATTORNEY: RICHARD D. LINDERMAN,
 O'DONNELL, WEISS & MATTEI, P.C.,
 41 East High Street,
 Pottstown, PA 19464-5426

MORROW, JOHN F., dec'd.

Late of Cheltenham Township.
 Executor: GEORGE P. O'CONNELL, ESQUIRE,
 2444 Huntingdon Pike,
 Huntingdon Valley, PA 19006.
 ATTORNEY: KAREN CONN MAVROS,

HOWLAND, HESS, GUINAN, TORPEY,
 CASSIDY & O'CONNELL, LLP,
 2444 Huntingdon Pike,
 Huntingdon Valley, PA 19006

PAPA, EMIDIO V., dec'd.

Late of Montgomery Township.
 Executrix: LOUISE BACIOCCO,
 807 E. Montgomery Avenue,
 North Wales, PA 19454.
 ATTORNEY: ROBERT G. BRICKER,
 BRICKER, LANDIS, HUNSBERGER &
 GINGRICH, LLP,
 114 East Broad Street,
 P.O. Box 64769,
 Souderton, PA 18964

PARKER, ROBERT F., dec'd.

Late of Worcester Township.
 Executor: MICHAEL D. GROSHENS,
 c/o Sommar, Tracy & Sommar,
 210 S. Broad Street,
 Lansdale, PA 19446.
 ATTORNEY: JAMES C. SOMMAR,
 SOMMAR, TRACY & SOMMAR,
 210 S. Broad Street,
 Lansdale, PA 19446

PAUL, BETTY J., dec'd.

Late of Plymouth Township.
 Executrix: DONNA L. PAUL,
 P.O. Box 1,
 Avalon, NJ 08202.

PELLICOTT, ANGELO A., dec'd.

Late of Horsham Township.
 Administratrix: JOYCE A. BARNHURST,
 c/o John G. Younglove,
 25 West Moreland Avenue,
 Hatboro, PA 19040.
 ATTORNEY: JOHN G. YOUNGLOVE,
 25 West Moreland Avenue,
 Hatboro, PA 19040

SCHNELL, DOROTHY P., dec'd.

Late of Whitmarsh Township.
 Executor: THOMAS J. MASTRONI, SR.,
 c/o McLafferty & Kroberger, P.C.,
 807 Bethlehem Pike,
 Erdenheim, PA 19038.
 ATTORNEY: BERNARD J. McLAFFERTY,
 McLAFFERTY & KROBERGER, P.C.,
 807 Bethlehem Pike,
 Erdenheim, PA 19038

SCHUMAN, WILLIAM O. also known as**WM. O. SCHUMAN, dec'd.**

Late of Whitpain Township.
 Executors: BARBARA S. GRAHAM AND
 WILLIAM T. SCHUMAN,
 c/o Joseph A. Bellinghieri, Esquire,
 17 West Miner Street,
 West Chester, PA 19381-0660.
 ATTORNEY: JOSEPH A. BELLINGHIERI,
 MAC ELREE HARVEY, LTD.,
 17 West Miner Street,
 P.O. Box 660,
 West Chester, PA 19381-0660

TONNESSEN, NORMA P., dec'd.

Late of Borough of Pottstown.
 Executor: RONALD E. TONNESSEN,
 c/o Wolf, Baldwin & Assoc.,
 P.O. Box 444,

Pottstown, PA 19464.

ATTORNEY: BETH SILVERMAN,
P.O. Box 444,
Pottstown, PA 19464

**YERK, GRACE K. also known as
GRACE S. YERK, dec'd.**

Late of Borough of Red Hill.
Executrix: DOLORES D. SMITH,
c/o Mullaney Law Offices,
598 Main Street,
P.O. Box 24,
Red Hill, PA 18076-0024.
ATTORNEY: CHRISTOPHER P. MULLANEY,
598 Main Street,
P.O. Box 24,
Red Hill, PA 18076-0024

Third and Final Publication

**APOIAN, GARABET M. also known as
GARY APOIAN, dec'd.**

Late of New Hanover Township.
Executrix: ISABEL APOIAN,
c/o Joseph A. Bellinghieri, Esq.,
17 W. Miner St.,
West Chester, PA 19381.
ATTORNEY: JOSEPH A. BELLINGHERI,
MacELREE HARVEY, LTD.,
17 W. Miner St.,
P.O. Box 660,
West Chester, PA 19381

**BORIE, JOSEPHINE SHOBER also known as
JOSEPHINE BORIE, dec'd.**

Late of Lower Merion Township.
Executor: ALLEN EVANS,
c/o Duke Schneider, Esquire,
17 West Miner Street,
P.O. Box 660,
West Chester, PA 19381-0660.
ATTORNEY: DUKE SCHNEIDER,
MacELREE HARVEY, LTD.,
17 West Miner Street,
P.O. Box 660,
West Chester, PA 19381-0660

CARTER, THOMAS LLOYD, dec'd.

Late of Lower Merion Township.
Administratrix: H. LENORA CARTER,
c/o William Morrow, Esquire,
One Montgomery Plaza, Suite 902,
Norristown, PA 19401.
ATTORNEY: WILLIAM MORROW,
MORROW, TOMPKINS, TRUEBLOOD &
LEFEVRE, LLC,
One Montgomery Plaza, Suite 902,
Norristown, PA 19401

**CLARK, RANDOLPH VERNON also known as
RANDOLPH CLARK, dec'd.**

Late of Cheltenham Township.
Administratrix: SHEILA A. CLARK,
1032 Rock Creek Drive,
Wyncote, PA 19095.

**FINESTONE, ALMA also known as
ALMA PERCH FINESTONE, dec'd.**

Late of Cheltenham Township.
Executor: ALBERT J. FINESTONE,
c/o Bennett L. Aaron, Esquire,

3000 Two Logan Square,
Eighteenth and Arch Streets,
Philadelphia, PA 19103-2799.
ATTORNEY: BENNETT L. AARON,
PEPPER HAMILTON LLP,
3000 Two Logan Square,
Eighteenth and Arch Streets,
Philadelphia, PA 19103-2799

FORD, MARLENE, dec'd.

Late of West Norriton Township.
Administrator: WILLIAM H. FORD, JR.,
c/o April Charleston, Esquire,
150 Monument Road, Suite 603,
Bala Cynwyd, PA 19004.
ATTORNEY: APRIL CHARLESTON,
150 Monument Road, Suite 603,
Bala Cynwyd, PA 19004

GIBB, HELEN L., dec'd.

Late of Lower Merion Township.
Executor: KENNETH L. GIBB,
51 Annwood Lane,
Wayne, PA 19087.

GOTZY, PAUL L., dec'd.

Late of Upper Gwynedd Township.
Executrix: KATALIN G. ABRAHAM,
190 Fawn Drive,
Harleysville, PA 19438.
ATTORNEY: KATHLEEN M. MARTIN,
O'DONNELL, WEISS & MATTEI, P.C.,
41 East High Street,
Pottstown, PA 19464-5426

**HAAS, CHARA COOPER also known as
CHARA C. HAAS, dec'd.**

Late of Lower Merion Township.
Executor: DAVID W. HAAS,
c/o Arthur R.G. Solmssen, Jr., Esquire,
2929 Arch Street,
Philadelphia, PA 19104-2808.
ATTORNEY: ARTHUR R.G. SOLMSSEN, JR.,
DECHERT LLP,
Cira Centre,
2929 Arch Street,
Philadelphia, PA 19104-2808

HANDLEY, ALICE K., dec'd.

Late of Lower Pottsgrove Township.
Executor: RICHARD E. HANDLEY,
2532 S. Ivy Street,
Allentown, PA 18103.
ATTORNEY: JAMES D. SCHEFFEY,
1129 E. High Street,
P.O. Box 776,
Pottstown, PA 19464-0776

**HANKIN, GERTRUDE B. also known as
GERTRUDE BROOKS HANKIN and
GERTRUDE HANKIN, dec'd.**

Late of Abington Township.
Executors: MARK HANKIN AND
MADELINE NAPPEN,
c/o Joseph M. Sedlack, Esquire,
2500 One Liberty Place,
Philadelphia, PA 19103-7301.
ATTORNEY: JOSEPH M. SEDLACK,
REED SMITH, LLP,
2500 One Liberty Place,
1650 Market Street,
Philadelphia, PA 19103-7301

HEFFERNAN, JULIA E., dec'd.

Late of Lower Merion Township.
 Executrix: JULIANNE H. ROSE,
 c/o Jill R. Fowler, Esquire,
 100 Four Falls, Suite 300,
 West Conshohocken, PA 19428.
 ATTORNEY: JILL R. FOWLER,
 HECKSCHER, TEILLON, TERRILL & SAGER, P.C.,
 100 Four Falls, Suite 300,
 West Conshohocken, PA 19428

JONES, SHERYL A., dec'd.

Late of West Norriton Township.
 Executor: DAVID JONES,
 c/o King Laird, P.C.,
 360 West Main Street,
 Trappe, PA 19426.
 ATTORNEY: THOMAS C. RENTSCHLER,
 KING LAIRD, P.C.,
 360 West Main Street,
 Trappe, PA 19426

KANE, GEORGE also known as**GEORGE J. KANE, dec'd.**

Late of Borough of Rockledge.
 Executrix: BRIGITTE FOEDINGER,
 c/o Phyllis Horn Epstein, Esquire,
 1515 Market Street, 15th Floor,
 Philadelphia, PA 19102.
 ATTORNEY: PHYLLIS HORN EPSTEIN,
 EPSTEIN SHAPIRO & EPSTEIN, P.C.,
 1515 Market Street, 15th Floor,
 Philadelphia, PA 19102

KOURY, LORRAINE also known as**LORRRAINE A. KOURY, dec'd.**

Late of Borough of Norristown.
 Administratrix: CAROLYN I. EVANS,
 c/o Timothy M. White, Esquire,
 131 W. State St.,
 Doylestown, PA 18901.
 ATTORNEY: TIMOTHY M. WHITE,
 ANTHEIL, MASLOW & MacMINN, LLP,
 131 W. State St.,
 P.O. Box 50,
 Doylestown, PA 18901

LIGHTKEP, THOMAS EDWARD also known as**THOMAS E. LIGHTKEP, dec'd.**

Late of Lower Gwynedd Township.
 Administratrix: FRANCES A. THOMSON,
 Smith, Aker, Grossman & Hollinger, LLP,
 60 E. Penn Street,
 P.O. Box 150,
 Norristown, PA 19404.
 ATTORNEY: FRANCES A. THOMSON,
 SMITH, AKER, GROSSMAN & HOLLINGER, LLP,
 60 E. Penn Street,
 P.O. Box 150,
 Norristown, PA 19404

MARCH, JAMES L., dec'd.

Late of Borough of Pottstown.
 Executrix: SANDRA L. HECK,
 c/o Stephen H. Kalis, Esquire,
 P.O. Box 673,
 Exton, PA 19341.
 ATTORNEY: STEPHEN H. KALIS,
 FOX ROTHSCHILD LLP,
 P.O. Box 673,
 Exton, PA 19341

MUIR, HENRY A., dec'd.

Late of Abington Township.
 Executor: ROBERT P. BOYLE,
 284 Keswick Avenue,
 Glenside, PA 19038.
 ATTORNEY: ROBERT P. BOYLE,
 284 Keswick Avenue,
 Glenside, PA 19038

MUTHERSBAUGH, WILLIAM H., SR. also known as**WILLIAM H. MUTHERSBAUGH, dec'd.**

Late of Lower Pottsgrove Township.
 Executor: WILLIAM H. MUTHERSBAUGH,
 29 Elaine Drive,
 Boyertown, PA 19512.
 ATTORNEY: LEE F. MAUGER,
 MAUGER & METER,
 240 King Street,
 P.O. Box 698,
 Pottstown, PA 19464

O'HARA, LORETTA C., dec'd.

Late of Borough of Lansdale.
 Administratrix c.t.a.: BRIDGET LEVA,
 c/o Smith, Aker, Grossman & Hollinger, LLP,
 60 E. Penn Street,
 P.O. Box 150,
 Norristown, PA 19404.
 ATTORNEY: J. BROOKE AKER,
 60 E. Penn Street,
 P.O. Box 150,
 Norristown, PA 19404,
 610-275-8200

ORNER, KENNETH L., dec'd.

Late of East Norriton Township.
 Executrix: PATRICIA A. ORNER,
 3104 Markle Drive,
 Norristown, PA 19403.
 ATTORNEY: MICHAEL E. FUREY,
 FUREY & BALDASSARI, P.C.,
 1043 S. Park Avenue,
 Audubon, PA 19403

PRIER, JAMES E. also known as**JAMES EDDY PRIER, dec'd.**

Late of Whitpain Township.
 Executor: STEVEN G. PRIER,
 c/o Jeffrey S. Kahn, Esquire,
 600 West Germantown Pike, Suite 400,
 Plymouth Meeting, PA 19462.
 ATTORNEY: JEFFREY S. KAHN,
 600 West Germantown Pike, Suite 400,
 Plymouth Meeting, PA 19462

ROSSITER, MARJORIE also known as**MARJORIE ROSSITER McVAY, dec'd.**

Late of Whitmarsh Township.
 Executor: JOHN McVAY,
 c/o Michael F. Rogers, Esquire,
 510 Township Line Road, Suite 150,
 Blue Bell, PA 19422.
 ATTORNEY: MICHAEL F. ROGERS,
 SALVO ROGERS & ELINSKI,
 510 Township Line Road, Suite 150,
 Blue Bell, PA 19422

SCHULTZ, TERRENCE R., dec'd.

Late of Whitpain Township.
 Executrix: MARTHA JANE SCHULTZ,
 c/o George M. Riter, Esquire,
 400 Maryland Drive,

P.O. Box 7544,
Fort Washington, PA 19034-7544.
ATTORNEY: GEORGE M. RITER,
TIMONEY KNOX, LLP,
400 Maryland Drive,
P.O. Box 7544,
Fort Washington, PA 19034-7544

**SELOVE, FAY A. also known as
FAY AJZENBERG SELOVE and
FAY SELOVE, dec'd.**

Late of Lower Merion Township.
Executors: MARGARET L. PRESS AND
WILLIAM R. FORMAN,
c/o Joan Agran, Esquire,
259 North Radnor-Chester Road, Suite 160,
Radnor, PA 19087-5257.
ATTORNEY: JOAN AGRAN,
McCAUSLAND KEEN & BUCKMAN,
259 North Radnor-Chester, Road, Suite 160,
Radnor, PA 19087-5257

SIMCOX, JOSEPHINE S., dec'd.

Late of Worcester Township.
Executor: JEFFREY H. SIMCOX,
110 Highland Avenue,
Lansdale, PA 19446.
ATTORNEY: DIANE M. ZABOWSKI,
ZABOWSKI LAW, LLC,
117 West Second Avenue,
Collegeville, PA 19426

STEPHENSON III, CLAUDE, dec'd.

Late of Montgomery County, PA.
Executrix: PATRICIA STEPHENSON.
ATTORNEY: CHRISTOPHER H. MEINZER,
516 Main Street,
Pennsburg, PA 18073,
215-679-4554

**THAW, MARGARET B. also known as
MARGARET BAKER THAW and
PEGGY THAW, dec'd.**

Late of Lower Merion Township.
Executor: R. McCLELLAND GROBEN, JR.,
c/o John Philip Crampton, Esquire,
1500 Market Street, Suite 3500E,
Philadelphia, PA 19102-2101.
ATTORNEY: JOHN PHILIP CRAMPTON,
DILWORTH PAXSON LLP,
1500 Market Street, Suite 3500E,
Philadelphia, PA 19102-2101

**WEBBER, DONALD ROBERT also known as
DONALD R. WEBBER, dec'd.**

Late of Upper Merion Township.
Administratrix: VALERIE ELSON,
c/o Robert M. Slutsky, Esquire,
600 West Germantown Pike, #400,
Plymouth Meeting, PA 19462.
ATTORNEY: ROBERT M. SLUTSKY,
ROBERT M. SLUTSKY ASSOCIATES,
600 West Germantown Pike, #400,
Plymouth Meeting, PA 19462

**YOUNG, PHYLLIS JEAN also known as
PHYLLIS J. YOUNG, dec'd.**

Late of Upper Hanover Township.
Executrix: CHARLOTTE A. MOSER,
c/o Tomlinson & Gerhart,
414 Main Street,
P.O. Box 14,
East Greenville, PA 18041.

ATTORNEY: ALLEN K. TOMLINSON,
TOMLINSON & GERHART,
414 Main Street,
P.O. Box 14,
East Greenville, PA 18041

FICTITIOUS NAME

*Notice is Hereby Given pursuant to the provisions of
Act of Assembly, No. 295, effective March 16, 1983, of
intention to file in the office of the Department of State
of the Commonwealth of Pennsylvania, at Harrisburg,
Pennsylvania, an application for the conduct of a
business in Montgomery County, Pennsylvania under
the assumed or fictitious name, style or designation of*

JMAB Realty Associates with its principal place of
business at 210 LePont Cir., Blue Bell, PA 19422.

The names and addresses of the persons owning or
interested in said business are: James C. Petras & Myra
K. Petras, 210 LePont Cir., Blue Bell, PA 19422, Bruce
Press & Ann Press and 1723 School House Ln., Lower
Gwynedd, PA 19002.

The application was filed on September 19, 2012.

**Amy H. Besser, Solicitor
Law Offices of Marc L. Davidson, LLC**
290 King of Prussia Rd., Ste. 110
Radnor, PA 19087

The Lens Cloth Gallery with its principal place of
business at 1700 Harris Rd., Glenside, PA 19038.

The name and address of the person owning or
interested in said business is: Yona Diamond Dansky,
1700 Harris Rd., Glenside, PA 19038.

The application was filed on August 31, 2012.

thrive with its principal place of business at 501
Latmer Road, Merion Station, PA 19066.

The name and address of the person owning or
interested in said business is: Orsolya Lazar, 501 Latmer
Road, Merion Station, PA 19066.

The application was filed on September 24, 2012.

URBAN KITU OUTFITTERS with its principal
place of business at 45 E. City Ave., #310, Bala
Cynwyd, PA 19004.

The name and address of the person owning or
interested in said business is: Josefa Lavar, 45 E. City
Ave., #310, Bala Cynwyd, PA 19004.

The application was filed on August 20, 2012.

**STATEMENT OF OWNERSHIP,
MANAGEMENT, and Circulation**

(All Periodicals Publications Except Requester Publications)

FILED SEPTEMBER 26, 2012

Statement of Ownership, Management and
Circulation (Required by 39 U.S.C. 3685)

1. Title of Publication: **Montgomery County
Law Reporter.**

2. Publication No. 3610-8000.

3. Date of Filing: Filed September 26, 2012.

4. Frequency of Issue: Weekly

5. Number of Issues: 52

6. Annual Subscription Price: \$99.00.

7. Complete Mailing Address of Known Office
of Publication: 100 West Airy Street, Norristown,
Montgomery County, PA 19401.

8. Complete Mailing Address of Headquarters or
General Business Offices of Publishers:

100 W. Airy Street, Norristown, PA 19401.

9. Full Names and Complete Mailing Addresses of
Publisher, Editor and Managing Editor:

Publisher: Montgomery County Law Reporter,
100 West Airy Street, Norristown, PA 19401

Editor: William G. Roark, Esq., 375 Morris Road,
P.O. Box 1479, Lansdale, PA 19446-0773

Managing Editor: Nancy R. Paul, 100 West Airy
Street, Norristown, PA 19401

10. Owner: Montgomery Bar Association,
100 West Airy Street, Norristown, PA 19401.

11. Known bondholders, mortgagees, and other
security holders owning or holding 1 percent or more of
total amount of bonds, mortgages or other securities:
None.

12. The purpose, function and nonprofit status of
this organization and the exempt status for
Federal Income Tax purposes have not changed during
preceding 12 months.

13. Publication Title: Montgomery County Law
Reporter.

14. Issue Date for Circulation Data Below:
September 20, 2012.

15. Extent and nature of circulation: Periodical

	Average No. copies Each Issue During Preceding 12 months	No. Copies of Single Issue Published Nearest to Filing Date
a. Total No. of copies (Net Press Run)	1,395	1,350
b. Paid circulation:		
(1) Paid/requested Outside- County Mailed Subscriptions	1300	1253
(2) Paid/requested In-County Paid Subscriptions	0	0
c. Total Paid Distribution	1,300	1,253
d. Free or Nominal Rate Distribution (By mail and Outside the Mail)		
(1) Free or Nominal Rate Outside-County Copies included on PS Form 3541.	70	70

e. Total Free or Nominal Rate	70	70
f. Total Distribution	1,370	1,323
g. Copies not Distributed:	25	27
h. Total	1,395	1,350
i. Percentage Paid	98.20%	94.70%

16. Total circulation includes electronic copies.
Report circulation on PS Form 3526-X worksheet.
(Not Checked)

17. Publication of Statement of Ownership
required. Will be printed October 4th, 2012.

18. Signature and Title of Editor, Publisher,
Business Manager, or Owner:

Nancy R. Paul, Executive Director

Date: September 26, 2012

I certify that all information on this form is
true and complete. I understand that anyone who
furnishes false or misleading information on
this form or who omits material or information
requested on the form may be subject to criminal
sanctions (including fines and imprisonment) and/or
civil sanctions (including civil penalties).

PS Form 3526, Rev. August 2012.

TRUST NOTICES

First Publication

JAMES H. DINKINS TRUST

Notice is hereby given of the administration of the
James H. Dinkins Trust dated 09/28/2006. Settlor,
late of Upper Dublin Twp., Montgomery County, PA,
died 07/30/2012. All persons indebted to the decedent
are requested to make payment and those having
legal claims to present the same without delay to Machel
H. Dinkins, Trustee, c/o Brett B. Weinstein, Esq.,
705 W. DeKalb Pike, King of Prussia, PA 19406.

Third and Final Publication

**HELEN E. TOTON INCOME TRUST
HELEN E. TOTON, Deceased
DATED December 10, 2010**

Notice is hereby given of the death of Helen E. Toton,
late of Lansdale Borough, Montgomery County. Helen E.
Toton died July 19, 2012, and was the Grantor of the
Helen E. Toton Income Trust, dated December 10, 2010.

This trust is in existence and all persons having claims
or demands against said Trust or decedent are requested
to make known the same and all persons indebted to the
decedent to make payment without delay to:

Lucille Cantwell, **Trustee**
c/o HighPoint Law Offices, P.C.
200 Highpoint Drive, #209
Chalfont, PA 18914

Atty: Peter J. Gilbert
200 Highpoint Drive, #209
Chalfont, PA 18914

**THE FORD FAMILY TRUST
TRUST UNDER AGREEMENT DATED
02/28/1992,
RUTH B. FORD, DECEASED 07/20/2012
Late of Franconia Township,
Montgomery County, PA**

All persons having claims or demands against THE FORD FAMILY TRUST under agreement dated February 28, 1992, Ruth B. Ford, deceased, are requested to make known the same and all persons indebted to the decedent to make payment without delay to:

Successor Trustee: Steve E. Ford
661 Gerhart Lane
Telford, PA 18969

Trustee's Attorney: Dorothy K. Weik, Esquire
Bricker, Landis, Hunsberger & Gingrich, LLP
114 East Broad Street
P.O. Box 64769
Souderton, PA 18964
215-723-4350

EXECUTIONS ISSUED

Week Ending September 26, 2012

**The Defendant's Name Appears
First in Capital Letters**

BALESTRIERI, SUZANNE: NICHOLAS - Federal National Mortgage Association Fnmra; 201219341.
BENSON, JOHN: BENSON COMPANIES, LLC: SUSQUEHANNA BANK, GRNSH. - Earthcore Services, LLC; 201200782; WRIT/EXEC.
BOWE HOLDING CO., INC. - Vist Bank, et al.; 200915849; \$175,739.08.
BRESLIN, WALTER: MCCARTHY, HELEN - Jpmorgan Chase Bank National Association, et al.; 201216217; \$625,463.30.
CHARLES A.J. HALPIN, III, ESQUIRE AS ADMINISTRATOR OF THE ESTAT - Citizens Bank Of Pennsylvania; 201218588; \$59,938.32.
COLEMAN, KENNETH: TD BANK, N.A., GRNSH. - Guardian Protection Services, Inc.; 201221372; WRIT/EXEC.
DESIGN CENTER AT OAKS, LLC: DESIGN CENTAR AT OAKS, LLC, GRNSH. - Hickory Heritage Of Falling Creek, Inc.; 201206763.
FLANNERY, TARA: SHUMAKERIS, TARA: FLANNERY, TERENCE - U.S. Bank National Association, et al.; 201216213.
FORMAN, REGINA - PNC Bank, N.A., et al.; 201202465.
HELLER, HARVEY: WELLS FARGO BANK, GRNSH. - Ability Recovery Services, LLC; 201219930; WRIT/EXEC.
INDOORS QUALITY SOLUTIONS, INC.: INDOORS QUALITY SERVICES: WELLS FARGO, GRNSH. - York International Corporation, et al.; 201214578; \$21,502.25.
JAMISON, DOROTHY: ESTATE OF JEFFREY JAMISON - U.S. Bank National Association, et al.; 201204911; \$130,728.89.
JONES, DARREN - Wells Fargo Bank National Association, et al.; 201214230.

LEW, HALINA: PITTAOULIS, JAMES - Bank Of America ,N.A., et al.; 201213421.
LI, RAN: CITIZENS BANK, GRNSH. - Rivercrest Homeowners Association; 201130808; \$2,889.32.
LOGAN, HARRY - Midfirst Bank; 201209467.
MCCOY, LESLIE: LESLIE: LESLIE: DOMINIC, OWENS, GRNSH. - Helweg Funeral Services, Inc.; 201205243; WRIT/EXEC.
MIECZKOWSKI, STEPHEN - Citizens Bank Of Pennsylvania; 201203189; \$221,365.63.
MILLER, HEATHER: M&T BANK, GRNSH. - County Line Quarry; 201223006; \$3,211.90.
MOLINARI, MICHAEL: BANK OF AMERICA, GRNSH. - GE Money Bank; 201123106; \$1,575.25.
MURPHY, TIMOTHY: DIAMOND FCU, GRNSH. - Unifund CCR Partners; 201214107; WRIT/EXEC.
PHOENIX, SARAH: PNC BANK, GRNSH. - Arrow Financial Services, LLC, et al.; 200936072; \$3,106.59.
RAUSCHER, ERICA: TD BANK, GRNSH. - Arrow Financial Services, LLC, et al.; 200913538; \$2,978.57.
ROBINSON, JAMES - Fizzano Bros Concrete Products, Inc.; 201125240; WRIT/EXEC.
ROMANO, VINCENT: KANE, MICHAEL: RAYMOND, ROMANO, ET AL. - Vineland Syrup, Inc.; 200915540; WRIT/EXEC.
RYAN, MARK: ROSALIE: UNIVEST BANK, GRNSH. - Montgomery Greene Homeowners Association; 201222802; WRIT/EXEC.
SAMANTHAS TOWING & RECOVERY, LLC - Superior Plus Energy Services, Inc.; 201212667; WRIT/EXEC.
SHANI, ZALIKA: CITIZENS BANK, GRNSH. - Connecticut Higher Education Supplemental Loan Authority; 201015152; WRIT/EXEC.
SHAW, EDWARD - Wells Fargo Bank, N.A., et al.; 201126488; \$241,359.91.
SHEEDER, VICTORIA: TD BANK, GRNSH. - Arrow Financial Services, LLC, et al.; 200921317; \$3,319.24.
VO, MARIA - Chang, Anne; 200724879; WRIT/EXEC.
YARON, LAURA - Bank Of America, N.A., et al.; 201212785.

JUDGMENTS AND LIENS ENTERED

Week Ending September 26, 2012

**The Defendant's Name Appears
First in Capital Letters**

BALDWIN, DONALD: TRACY - Conshohocken Borough Authority; 201224827; Judgment fr. District Justice; \$1,875.63.
BELLO, TERESA - Asset Acceptance, LLC; 201224840; Judgment fr. District Justice; \$2,938.16.
BRASCH, KURT - Midland Funding, LLC; 201224847; Judgment fr. District Justice; \$1,310.57.
CALFO RED LINE MOVING & STORAGE, INC: CALFO, RONALD - Yellowbook Sales And Distribution Company, Inc.; 201224703; Complaint In Confession of Judgment; \$13,363.97.
CAMPION, MICHAEL - Asset Acceptance, LLC; 201224910; Judgment fr. District Justice; \$1,846.88.

- CATENACCI, ARTHUR: HELEN - Conshohocken Borough Authority; 201224826; Judgment fr. District Justice; \$1,241.37.
- CHABAUD, KENNETH: ANNE - Conshohocken Borough Authority; 201224548; Judgment fr. District Justice; \$1,836.08.
- COLES, BERNADETTE - LVNV Funding, LLC; 201224863; Judgment fr. District Justice; \$6,868.67.
- DeVANNEY, BRIAN - Miller, Barry; 201224559; Judgment fr. District Justice; \$1,680.50.
- FRITZ, JESSICA - Sterling Jewelers, Inc.; 201224978; Judgment fr. District Justice; \$2,311.97.
- GAHM, PATRITIA - LVNV Funding, LLC; 201224714; Judgment fr. District Justice; \$1,001.01.
- GERBER, JENNI - Target National Bank; 201224699; Judgment fr. District Justice; \$4,348.14.
- GOOD VIBRATIONS AUTO SPORT: GINEV, CHRISTOPHER - Pete Tripodi, LLC; 201224647; Judgment fr. District Justice; \$6,978.50.
- GRAHAM, ZELDA - Conshohocken Borough Authority; 201224546; Judgment fr. District Justice; \$1,594.51.
- HENDERSON, ADAM: TWO OF US - Ackerman, Lynne; 201224472; Judgment fr. District Justice; \$1,809.35.
- HOLMES, LEO: BARBARA - Conshohocken Borough Authority; 201224825; Judgment fr. District Justice; \$1,226.48.
- JENKINS, ANJELICA - LVNV Funding, LLC; 201224742; Judgment fr. District Justice; \$1,330.40.
- KEIM, STACY - Birkhead, Charles; 201224118; Judgment fr. District Justice; \$1,554.25.
- KRANICK, CYRIL - LVNV Funding, LLC; 201224648; Judgment fr. District Justice; \$1,118.51.
- KRUGER, ISAAK: EVONNE - Salvatico, John; 201224615; Mechanics Lien Claim; \$6,737.60.
- LAFFERTY, SUSAN: BERNARD - Discover Bank; 201224616; Judgment fr. District Justice; \$4,995.61.
- LAFFREDO, MATTHEW - Discover Bank; 201224614; Judgment fr. District Justice; \$3,947.31.
- LAWLOR, CAROL - LVNV Funding; 201224835; Judgment fr. District Justice; \$6,697.29.
- LE, SANG - Discover Bank; 201224601; Judgment fr. District Justice; \$10,420.22.
- LEVENGOD, GAIL - Asset Acceptance; 201225055; Judgment fr. District Justice; \$1,941.20.
- MALONEY, JOSEPH - LVNV Funding, LLC; 201224745; Judgment fr. District Justice; \$2,051.05.
- MATAKOVICH, CHRISTINE - Midland Funding, LLC; 201224877; Judgment fr. District Justice; \$4,444.51.
- MEHL, KIMBERLY - PPL Electric Utilities; 201224632; Judgment fr. District Justice; \$10,507.67.
- METZ, KRISTINE - Remit Corporation; 201224850; Judgment fr. District Justice; \$3,081.56.
- MIRABELLA, WILLIAM - Discover Bank; 201224608; Judgment fr. District Justice; \$11,524.42.
- MOM DINER LLC - Vardaxis, Vasilios; 201225081; Certification of Judgment; \$14,309.17.
- MOM DINER LLC - Vardaxis, Vasilios; 201225088; Certification of Judgment; \$37,151.56.
- ONORATO, ANITA - Discover Bank; 201224612; Judgment fr. District Justice; \$2,502.19.
- OWENS, CHERYL - Curren Terrace Apartments; 201224839; Judgment fr. District Justice; \$1,486.00.
- PIERGROSSI, RALPH - Discover Bank; 201224611; Judgment fr. District Justice; \$2,243.82.
- PIZZA, BARBARA - Erie Insurance Exchange; 201224957; Judgment fr. District Justice; \$10,648.39.
- POPE, ALPHONZO: HEWITT-POPE, LACRECIA: POPE, LACRECIA - Reule, George; 201224964; Certification of Judgment; \$8,560.48.
- PUCO, LAURA - Portfolio Recovery Associates, LLC; 201224750; Judgment fr. District Justice; \$2,647.00.
- REED, GARY - LVNV Funding, LLC; 201224747; Judgment fr. District Justice; \$3,063.86.
- RIVERA, JAMIE - Commonwealth Financial Systems, Inc.; 201224856; Certification of Judgment; \$11,121.89.
- RODENBAUGH, JOHN: LINDA - Conshohocken Borough Authority; 201224549; Judgment fr. District Justice; \$1,676.79.
- SCAVO, MATTHEW - Asset Acceptance LLC; 201224980; Judgment fr. District Justice; \$4,368.46.
- SCOTT, OETHAN - Conshohocken Borough Authority; 201224547; Judgment fr. District Justice; \$1,627.20.
- SCRENCI, FRANK - Univest National Bank & Trust Co.; 201224983; Judgment fr. District Justice; \$3,401.25.
- SEASONS UNLIMITED, LLC: CREMEANS, ROBERT: SEASONS HEARTH AND PATIO - AdvanceMe, Inc.; 201224375; Certification of Judgment; \$167,556.02.
- SNOOK, ELSIE - Asset Acceptance, LLC; 201224874; Judgment fr. District Justice; \$3,208.00.
- THOM, STEVEN - Midland Credit Management, Inc.; 201224772; Judgment fr. District Justice; \$1,264.70.
- THOMAS, DARRICK - LVNV Funding, LLC; 201224875; Judgment fr. District Justice; \$1,731.43.
- WILLIAMS, RUSSELL: MARGIE - Conshohocken Borough Authority; 201224545; Judgment fr. District Justice; \$1,197.58.
- WOLFE, RONALD - LVNV Funding, LLC; 201224746; Judgment fr. District Justice; \$1,955.77.

ABINGTON SCHOOL DIST. - entered municipal claims against:

- Ardron, Mary; 201224794; \$1,836.05.
- Barrett, Beatrice; 201224803; \$3,623.05.
- Bodziak, Raymond: Christine: Wanda; 201224682; \$1,766.05.
- Brown, Daniel; 201224684; \$2,847.05.
- Dunn, Theodore: Estate Of Harry A Dunn; 201224793; \$3,692.05.
- Hamilton, Zanetta; 201224686; \$867.05.
- Hankins, Claire; 201224687; \$6,011.05.
- Krievins, Victor; 201224689; \$3,820.05.
- Rambacher, Kurt: Irene; 201224693; \$3,655.98.
- Rondinelli, David; 201224696; \$3,727.05.
- Seibel, Michael: Helayne; 201224697; \$4,142.05.
- Taylor, Grace; 201224698; \$2,786.05.
- Wackerman, Austin: Centanni, Christina; 201224786; \$3,313.05.
- Zlobinsky, Yuri; 201224701; \$17,955.05.

ABINGTON TWP. - entered municipal claims against:

- Cann, Henry: Joanne; 201224914; \$1,187.46.
- Ellis, John; 201225033; \$11,497.05.
- Martino, Nicholas; 201224916; \$1,468.92.
- Nicol, George: Cynthia; 201224922; \$1,111.71.
- Schagrin, Steven: Sally; 201224926; \$1,185.76.
- Ungerer, Shirley: Leonard, Nancy; 201224909; \$915.57.

**BUCKS COUNTY WATER AND SEWER AUTH.
- entered municipal claims against:**

Burka, Eugene: Irena: Zimmerman, Paula;
201224853; \$1,023.39.
Fernsler, Mildred; 201224852; \$315.12.
Scheswohl, Robert: Lois; 201224851; \$894.51.

**CHELTENHAM TOWNSHIP SCHOOL DIST. -
entered municipal claims against:**

Byrd, Eileen; 201224712; \$8,535.45.
Greenbaum, Robert: Amy; 201224722; \$7,989.85.
Heffernan, Marie; 201224723; \$5,359.75.
Kreines, Ronald: Suzanne; 201224724; \$6,886.55.
Magill, Susan; 201224726; \$6,999.85.
Martin, Kenneth; 201225030; \$2,816.05.
McFall, Jacqueline: Tanceredi, Marie: Rudolph, Et Al.;
201224721; \$6,936.05.
Mills, Elaine: Odza, Frances; 201224936; \$4,495.04.
Mitchell, Daniel: Wanda; 201224941; \$5,231.95.
Odza, Frances: Mills, Elaine; 201224938; \$5,691.65.
President, Natasha; 201224728; \$3,550.25.
Richardson, Anthony; 201224732; \$4,267.45.
Sbar, Marshall: Suzanne; 201224774; \$5,804.15.
Skabla, Joseph: Veronica; 201224923; \$5,077.95.
Steele, Lillian: Duncan, James; 201225032; \$1,110.45.
Thomas, Barnett; 201224776; \$1,439.35.
Weinstock, Walter: Doris; 201224777; \$9,560.65.

**CHELTENHAM TWP. - entered municipal claims
against:**

Bungerz, Karl; 201225047; \$1,239.75.
Byrd, Eileen; 201225050; \$1,945.95.
Dominican Cong Of St. Catherine; 201220000; \$12,412.00.
Dominican Cong Of St. Catherine; 201220001; \$13,735.00.
Greenbaum, Robert: Amy; 201225052; \$1,851.35.
Kreines, Ronald: Suzanne; 201225054; \$1,662.15.
Lo, Hermand: Bun, Sophanna; 201225046; \$1,007.65.
Magill, Susan; 201224705; \$1,612.65.
Richardson, Anthony; 201225056; \$1,144.05.
Sbar, Marshall: Suzanne; 201225027; \$1,476.25.
Thomas, Barnett; 201225028; \$727.15.

**HATFIELD BORO. - entered municipal claims
against:**

Welsh, Christina; 201224384; \$896.03.

**LANSDALE BORO. - entered municipal claims
against:**

Nabi, Nur; 201224662; \$555.89.
Nabi, Nur; 201224663; \$727.89.

**LOWER MERION TWP. - entered municipal
claims against:**

Kaufman, Marshall: Richelle; 201225051; \$165.00.
Taylor, John: Regina; 201219818; \$23,250.00.

**NORRISTOWN AREA SCHOOL DIST. - entered
municipal claims against:**

Bio Med Plus, Inc.; 201224921; \$2,473.69.
Bio Med Plus, Inc.; 201224928; \$2,526.61.
Cardenas, Gregorio; 201224769; \$1,060.36.
Cianciulli, Richard; 201224932; \$13,308.07.
Covenant Of Praise UPC Incorporated; 201224704;
\$2,202.35.
Covenant Of Praise UPC, Inc.; 201224627; \$7,920.16.

Demarco, Anthony: Nicola; 201224771; \$3,974.39.
Di Giacomo, Robert: Lily; 201225007; \$12,377.22.
Gaines, Survon; 201224930; \$2,359.21.
Harrity, Scott; 201225010; \$2,207.27.
Hartwell, Shamika; 201224754; \$1,539.18.
HLS Investments, L.P.; 201224764; \$1,354.36.
HLS Investments, L.P.; 201224768; \$2,065.34.
HLS Investments, L.P.; 201224766; \$3,004.54.
Johnson, Richard; 201225011; \$7,023.22.
Johnson, Richard: Helton Johnson, Rosalyn;
201224784; \$349.79.
McCoy, Sandra; 201224756; \$1,626.19.
Petrucci, Daniel: Evelyn; 201224757; \$1,530.79.
Pigeon, Susan: Cesare, Michael; 201224762; \$3,152.77.
Pisano, Phyllis; 201224759; \$3,065.33.
Reuben, James; 201224760; \$1,747.80.
Reuber, James: Estate Of Callie Reuben; 201225038;
\$2,294.20.
Simpson, Selwyn; 201225040; \$3,171.46.
Smith, Herbert; 201224755; \$511.78.
Tribble, Nathaniel; 201224761; \$1,217.99.
Weaver, Tina; 201224917; \$1,531.86.
Weaver, Tina; 201224925; \$1,430.52.

**NORRISTOWN MUNICIPALITY - entered
municipal claims against:**

Quigley, Yolanda: Francis: Shirley; 201225044; \$2,028.84.
Robinson, Brandon: Cheri; 201224937; \$501.05.

**PENN. UNINSURED EMP. GUARANTY FUND -
entered claims against:**

JAR Investments, LLC: JAR Investments: JAR
Investments, LLC, Et. Al.; 201262152; \$11,639.67.

PENNA. DEPT. OF REV. - entered claims against:

Ali, Michael; 201262066; \$6,795.62.
Ali, Michael; 201262075; \$33,042.23.
Alston, Raymond; 201262159; \$972.13.
Athena Restaurant; 201262123; \$8,468.69.
Atlass, Steven; 201262185; \$2,174.09.
Barnes, Daly; 201262157; \$2841.35.
Bernbaum, Joel: Debra; 201262164; \$1,222.18.
Beza, Abner; 201262127; \$3,339.08.
Blumenthal, Frank: Rebecca; 201262098; \$3,178.46.
Bowen, Gilbert: Dorothy; 201262132; \$1,653.26.
Boyer, Russell: Florence; 201262147; \$2,556.99.
Buda, Todd; 201262156; \$2180.90.
Butz, Amanda; 201262121; \$2,604.16.
Campo-Swain, Therese; 201262128; \$3,294.94.
Carracappa, James: Ground Courier, Inc.; 201262088;
\$4,710.72.
Cemini, Michael; 201262072; \$2,070.48.
Chernyk, Zenia; 201262154; \$5,499.82.
Chiodo, Michael; 201262090; \$2,827.72.
Cianciulli, Frederick; 201262188; \$53,374.79.
Ciocar, Frank: Elizabeth; 201262091; \$2,041.36.
Claypotch, John: Marianne; 201262112; \$1,232.37.
Cohen, Acher: Imperial Marble Of Ardmore, Inc.;
201262125; \$1,032.89.
Cohn, Charles; 201262095; \$1,560.41.
Conroy, James: Nancy; 201262151; \$1,490.27.
Cramer, Matthew; 201262115; \$1,879.42.
Crown Performance Corp.; 201262081; \$9,808.34.
Daniels, Robert; 201262142; \$41,069.50.
Davis, James; 201262183; \$2,709.92.
Dean, Christopher: Dorothy; 201262133; \$1,275.30.

- DePaul, Daniel: Stacie; 201262169; \$1,991.76.
 Dinney, Michael; 201262083; \$2,449.67.
 Dougherty, Angela; 201262162; \$1,197.52.
 Drake, Benzenia; 201262092; \$2,606.19.
 Drohan, Michael: Mikuta, Cindy; 201262180; \$2,438.57.
 Duckett, Darrell; 201262063; \$22,613.25.
 Dymso, Stephen: Linda; 201262168; \$1,263.58.
 Encore Kitchen & Bath Distributors; 201262089; \$43,902.05.
 Evelyn, Exzabrial; 201262100; \$2,009.61.
 Feeko, Joseph: Kelly; 201262161; \$1,692.80.
 Feisterstein, Martin: Kane, Lauren; 201262118; \$2,727.65.
 Geftman, Barry; 201262172; \$8,437.90.
 Gibbons, Michael; 201262158; \$28,282.77.
 Hirsh, David: Hutchinson, Donna; 201262160; \$980.71.
 Horne, Patricia; 201262074; \$125,903.89.
 Horne, Patricia; 201262122; \$1,059.20.
 Hubsher, Michael; 201262065; \$1,242.44.
 Hyde, Inc.; 201262084; \$11,803.50.
 Illingworth, Cblaine: Angela; 201262137; \$2,460.75.
 Jablokow, Barbara: Coordinated Management, Ltd.; 201262187; \$13,590.80.
 Jack Nolan's Exxon Of Trappe; 201262082; \$11,725.59.
 James, Alpheus; 201262139; \$1,017.93.
 JMG Excavating Co., Inc.; 201262080; \$11,703.95.
 Kane, David; 201262184; \$50,397.45.
 Kaplan, David: Lori; 201262129; \$12,861.02.
 Kauffman, Earl: Marion; 201262175; \$796.74.
 Kaufman, Nechama; 201262171; \$1,201.65.
 Keeley, Mark; 201262150; \$4,368.97.
 Keeley, Mark; 201262144; \$96,507.60.
 Kegelman, Sean; 201262070; \$6,006.30.
 Kershner, Bryson; 201262146; \$13,873.07.
 Knight, Jameson: Lisa; 201262097; \$2,297.96.
 Kriebel, William; 201262110; \$4,122.25.
 Kroll, Edward: Jessica; 201262167; \$2,897.86.
 Kropp, Robert: Kroppenhaut Signs, LLC; 201262124; \$2,259.72.
 Laguda, Caterina; 201262155; \$2,253.54.
 Lassak, Adam; 201262182; \$2,397.96.
 Levy, Michael: Christine; 201262116; \$1,559.66.
 MacDonald, Vastine; 201262135; \$1,420.83.
 MacLackin, John; 201262104; \$8,563.70.
 Malashchak, Yaroslav: Slavetskaya, Larysa; 201262108; \$20,857.16.
 Massey, Stephen: Connor, Jessica; 201262179; \$1,033.28.
 McCallister, Mary; 201262096; \$2,994.74.
 McCarron, Stephen: Maryanne; 201262181; \$3,502.90.
 McCrary, Ralph; 201262068; \$7,159.81.
 McDonald, James: Marnie; 201262120; \$1,726.54.
 McGoldrick, Paula; 201262166; \$3,396.60.
 Mendes, Francisco; 201262163; \$2,008.76.
 Merino, Franco; 201262078; \$13,713.87.
 Morgan, Cambrie; 201262119; \$913.44.
 Mylett, Robert: Lisa; 201262114; \$1,079.21.
 Najarian, Thomas; 201262117; \$1,929.26.
 Neversink, LLC; 201262086; \$14,535.05.
 Nicholson, William: Jill; 201262181; \$1,466.99.
 Panichelli, Michael; 201262076; \$9,202.11.
 Parekh, Chandrakant; 201262067; \$25,246.60.
 Parker, Charles; 201262130; \$2,416.99.
 Parker, Charles: Judith; 201262143; \$3,428.93.
 Pastor, E.: Janice; 201262149; \$4,007.80.
 Pauling, Samuel; 201262094; \$1,115.34.
 Reid, William: Karen; 201262178; \$814.36.
 Riley, Thomas: Susan; 201262131; \$2,105.35.
 Rorer, Thomas: Christina; 201262079; \$3,301.07.
 Rosen, Deborah: Craig; 201262148; \$8,330.39.
 Rubens, Brad; 201262113; \$3,384.47.
 Rutherford, Gerald: Barbara; 201262071; \$800.64.
 Saladino, Sebastian; 201262141; \$2,726.73.
 Scaramuzza, Carl; 201262106; \$2,788.91.
 Scavello, Thomas; 201262099; \$2,205.14.
 Schmidt, Philip: Phamous Phils BBQ, Inc.; 201262186; \$28,604.07.
 Schwartz, Lynn; 201262134; \$1,035.73.
 Seiberlich, Alfred: Karen; 201262165; \$2,889.97.
 Seidel, Richard; 201262107; \$7,003.09.
 Shapiro, Richard; 201262145; \$846.91.
 Smith, Brandon; 201262103; \$838.40.
 Somerman, Brian: Cynthia; 201262085; \$3,376.08.
 Spause, David; 201262073; \$4,141.39.
 Spinelli, Joseph; 201262140; \$1,079.84.
 Stadlin, Steven: Michelle; 201262093; \$1,507.17.
 Stapleton, Larrick: Barbara; 201262069; \$2,374.11.
 Stein, Donna; 201262077; \$4,206.17.
 Stepansky, Jacob: Irina; 201262174; \$2,468.40.
 Stevens, Louis: Kim; 201262136; \$3,497.03.
 Towarnicki, Lance: Nicole; 201262102; \$1,107.27.
 Waerig, Nicole; 201262105; \$962.79.
 Waldron, Robert: Donna; 201262101; \$1,602.11.
 Walley, Douglas: Shana; 201262170; \$1,112.04.
 Weatherspoon, Brian: Doralylnn; 201262138; \$1,474.37.
 Weigelt, James: Robin; 201262177; \$1,754.09.
 Whitfield, Tyrone: Deborah; 201262176; \$926.62.
 Williams, Christopher: Tri-State Steel, Inc.; 201262087; \$773.00.
 Williams, Christopher: Tri-State Steel, Inc.; 201262126; \$12,420.74.
 Williamson, Clark; 201262064; \$22,598.03.
 Wrigley, James: Lisa; 201262173; \$2,706.24.
 Ziegler, Robert; 201262111; \$2,821.03.
- PERKIOMEN VALLEY SCHOOL DIST. - entered municipal claims against:**
- Allebach, Jeffrey; 201225070; \$5,238.74.
 Musser, Lois: Terris; 201224527; \$7,514.54.
- SOUDERTON AREA SCHOOL DIST. - entered municipal claims against:**
- Brittin, Stephen; 201224468; \$5,067.98.
 Sanders, Walter: Ruth; 201225069; \$3,248.39.
 Wetzel, Clayton: Faye; 201225002; \$557.87.
- UNITED STATES INTERNAL REV. - entered claims against:**
- A One Sign And Awning, Inc.; 201271196; \$1,075.39.
 Amey, Staley: Anna; 201271164; \$21,507.81.
 Bathon, Matthew; 201271171; \$1,542,507.81.
 Bauza, William: Bauza Landscaping; 201271184; \$114.67.
 Beal, Philip: Karen; 201271181; \$87,130.47.
 Brown, Donald; 201271203; \$6,561.80.
 Bunrout, Ravou: Pennee; 201271204; \$10,720.53.
 CMS Specialty Finance Fund, L.P.: Welch, Ingrid; 201271188; \$3,218.89.
 Davenport, Brendt; 201271177; \$16,971.66.
 Duffy, James: Monique; 201271195; \$355,038.99.
 ECM; 201271166; \$162,996.12.
 F.H.W., Inc.; 201271175; \$3,315.31.
 First Republic Abstract, LLC: Reilly, Steven; 201271180; \$7,828.88.
 Forker, David; 201271191; \$31,765.20.
 Greenberg, Howard: Tracey; 201271198; \$11,767.58.

Gro, Brian; 201271183; \$86,010.91.
 Gro, Brian; Judith; 201271182; \$23,698.75.
 H. Allen Peck, Inc.; 201271207; \$26,504.66.
 Hoffman, Robert; Anna; 201271199; \$59987.82.
 Hush Entertainment, Inc.; 201271185; \$213,819.90.
 Jenkins, Samuel; Franceania; 201271189; \$11,757.02.
 Johnson, Blanch; 201271197; \$37,147.47.
 Kearney, Michael; Turocki, Heather; 201271209; \$89,283.21.
 Kearns, John; 201271162; \$6,040.27.
 Kings Kidz Inc; Woods, Barbara; 201271179; \$82,909.39.
 Liappis, Stavros; 201271193; \$14,355.57.
 Life Changing Word Ministry Corporation; Woods, Barbara; 201271178; \$82,909.39.
 Lubber, Mark; 201271192; \$121,101.56.
 Lydon, Andrew; 201271165; \$3,466.94.
 Masson, Muriel; 201271206; \$2,628.89.
 McCrossin, John; 201271167; \$19,925.32.
 MJ Cleaners, Inc.; 201271205; \$6,265.93.
 Mongeluzzi, John; 201271202; \$11,325.68.
 Nobles, Wayne; Jenkins-Nobles, Debra; 201271160; \$4,605.35.
 O'Byrne, Charles; 201271187; \$101,514.83.
 O'Byrne, Charles; Karen; 201271186; \$16,150.27.
 Olsen, Paul; 201271161; \$147,146.25.
 Puglio, Bryan; 201271170; \$12,002.71.
 Ratkowski, Stacy; 201271176; \$33,094.47.
 Sandor, Samuel; Eileen; 201271159; \$18,588.46.
 Sheppard Contractors, Inc.; 201271172; \$10,321.93.
 Slanina, Michael; 201271163; \$44,354.33.
 Slanina, Michael; Helena; 201271168; \$3,534.94.
 Sullivan, James; 201271190; \$45,884.62.
 Tempered Insulation, Inc.; 201271201; \$29,934.38.
 Value Home Inspections, Inc.; 201271173; \$1,006.44.
 Valvo, Dan; 201271158; \$68,944.35.
 Vance And Associates CPA, P.C.; 201271208; \$4,550.39.
 Wassel, Kevin; Teresa; 201271174; \$1,975.74.
 Whitmore, Bridgette; 201271200; \$46,824.83.
 Willow Creek Orchards, LLC; Smith, Andrew; 201271169; \$5,506.55.
 Zielonka, Jason; 201271194; \$135,694.79.

UPPER DUBLIN SCHOOL DIST. - entered municipal claims against:

Brightwell, H.; Lois; 201224956; \$5,404.74.
 Girard Partnership, L.P.; 201224946; \$1,297.43.
 Girard Partnership, L.P.; 201224951; \$574.56.
 Giuliani, Richard; Gina; 201224960; \$6,351.44.
 Harris, David; 201224935; \$6,339.30.
 Mastroni, Joanne; Donnamaria; 201224940; \$4,096.58.
 McGill, Christine; 201224961; \$2,993.14.
 Norman, James; 201224963; \$3,316.30.
 Rose, Robert; Andrea; 201224624; \$3,348.49.
 Stewart, James; 201224965; \$4,921.49.
 Suh, Kyung; 201224626; \$3,805.41.
 Vecchia, Concetta; 201224623; \$3,261.34.
 West, Thomas, III; 201224975; \$1,665.60.

UPPER MERION TWP. - entered municipal claims against:

Anderson, Bernard; Diane; 201224635; \$213.40.
 Brooks, Sherman; Vanessa; 201224636; \$306.74.
 Fitzpatrick, Sean; Darragh, Timothy; 201224637; \$211.14.
 Flynn, Matthew; 201224638; \$214.94.
 Foster, Ryan; Jennifer; 201224639; \$202.44.
 Giammarco, Brian; Gabriella; 201224640; \$415.78.
 Keehn, Albert; Girard; 201224641; \$400.62.

Lindh, John; Joyce; 201224642; \$210.14.
 Logan, Darlene; Walter; 201224643; \$217.50.
 Nedelka, Andrew; 201224644; \$305.38.
 Reddy, Damodara; Vanki-Reddy, Usharani; 201224645; \$229.45.
 Rosedon Holding Company, L.P.; 201224649; \$465.47.
 Schultz, Francis; 201224650; \$229.19.
 Schultz, Francis; 201224651; \$218.18.
 Schultz, Francis; 201224652; \$603.34.
 Schultz, Francis; 201224653; \$230.16.
 Shewchuk, Barbara; 201224654; \$234.86.
 Singh, Balwinder; Kulwinder; 201224655; \$218.74.
 Stokes, Tina; 201224656; \$604.38.
 Szczepanski, Walter; Helen; 201224657; \$7,718.56.
 Zielinski, Michael; Danielle; 201224658; \$214.86.

UPPER MORELAND SCHOOL DIST. - entered municipal claims against:

CJS Enterprises, LLC; 201224621; \$4,893.24.
 CJS Enterprises, LLC; 201224622; \$7,681.28.
 CJS Enterprises, LLC; 201224779; \$11,142.49.
 CJS Enterprises, LLC; 201224781; \$4,377.62.

UPPER MORELAND/HATBORO JOINT SEWER AUTH. - entered municipal claims against:

Berry, Beverly; 201224890; \$456.69.
 Edwards, Barret; June; 201224891; \$586.90.
 Ferrizzi, Patricia; 201224892; \$563.00.
 Kerper, Charles; Rebecca; 201224893; \$227.47.
 Lajeunesse, Debra; Leis, Charlene; 201224894; \$330.89.
 Maldonado, Karen; Jose; 201224895; \$599.24.
 McDonough, David; Mcgee, Ellen; 201224896; \$407.65.
 Metzger, Katie; Fedele, Joseph; 201224897; \$443.16.
 Murphy, Russell; Helen; 201224898; \$349.42.
 Snekot, Lee; 201224899; \$412.94.
 Steinberg, Christine; Gary; 201224900; \$293.55.

UPPER PERKIOMEN SCHOOL DIST. - entered municipal claims against:

Hare, Christopher; Stauffer, Jill; 201224984; \$5,444.47.
 Landis, Jonathan; Crystal; 201225035; \$3,043.30.
 McElwee, David; Tami; 201225036; \$8,467.44.
 McGeoy, Joseph; 201225039; \$1,133.16.
 Norton, Phyllis; Harry; 201225041; \$3,923.77.
 R J Ka-Tet, LLC; 201224702; \$6,898.05.
 Red Hill Christian School, Inc.; 201225034; \$6,576.44.
 Schwenk, Robert; Diane; 201224886; \$2,124.10.
 Wood, Joseph; Jennifer; 201224902; \$837.20.
 Yerger, Gene; 201224905; \$2,281.34.

WISSAHICKON SCHOOL DIST. - entered municipal claims against:

Bollard, Richard; Christopher; 201224992; \$2,074.28.
 Di Paul, Victoria; 201224993; \$3,621.62.
 Diclementi, Kathleen; 201224994; \$2,405.48.
 Landis, Elaine; 201224996; \$2,466.79.
 Williams, Rufus; Loretta; 201224998; \$2,587.64.

LETTERS OF ADMINISTRATION
Granted Week Ending September 26, 2012**Decedent's Name Appears First,
Then Residence at Death, and
Name and Address of Administrators**

BERNIER, DAVID - Norristown Borough; Bernier, Bianca, 1030 Sunset Drive, Blue Bell, PA 19422.

BRADSHAW, CLARA H. - Lower Gwynedd Township; Klunder, Susan, 1024 Elbow Lane, Warrington, PA 18976.

BRIGGS, LARRY E. - Upper Providence Township; Briggs, Marsha, 263 Hanover Road, Phoenixville, PA 19460.

BURKE, ROBERT - East Norriton Township; Dagostino, Linda, 222 Prancer Road, Egg Harbor, NJ 08234.

CONDON, WILLIAM J., III - Franconia Township; Condon, Anne T., 19 Sheffield Circle, Souderton, PA 18964.

FAGAN, CHARLES I. - Abington Township; Shepherd, Sarah L., 1422 St. Charles Place, Roslyn, PA 19001.

FASTI, MARY B. - Upper Gwynedd Township; Kershner, Reid M., 44 Ivy Lane, Lansdale, PA 19446.

FRIEDMAN, PAULINE A. - Lower Gwynedd Township; Friedman, Eugene, Foulkeways at Gwynedd, Gwynedd, PA 19436.

GAW, BERNADINE R. - Horsham Township; Gaw, Dennis P., 319 Garden Avenue, Horsham, PA 19044; Gaw, Lewis R., Jr., 246 Nemoral Street, Warminster, PA 18974.

HOLLEY, DOROTHY R. - Upper Pottsgrove Township; Holley, Gregory, 39 Laura Drive, Barto, PA 19504.

LEEDOM, JONATHAN B. - Souderton Borough; Leedom, Catherine M., 145 Central Avenue, Souderton, PA 18964.

PELLICOTT, ANGELO - Horsham Township; Barnhurst, Joyce A., 230 West Moreland Avenue, Hatboro, PA 19040.

PICARD, LYNN - Upper Merion Township; Picard, Jenny L., 514 McGrew Street, Cochranville, PA 19330.

SERRATORE, SHARON M. - Towamencin Township; Bailor, Michelle, 443 Beaver Street, North Wales, PA 19454.

SUITS BROUGHT
Week Ending September 26, 2012**The Defendant's Name Appears
First in Capital Letters**

ADELMAN, PATRICIA - Target National Bank; 201224683; Civil Action; Scott, Morris A.

AMIRI, FARRIS - Target National Bank; 201224789; Civil Action; Scott, Morris A.

ASHENFELDER, BRIAN - Asset Acceptance, LLC 201224868; Civil Action; Volk, Michael B.

BAIRD, DENISE - Key, Ernest; 201223879; Complaint for Custody/Visitation.

BELMONT, CHRISTINE - Pennsylvania Department Of Transportation; 201224437; Appeal from Suspension/Registration/Insp.

BENEDETTI, ERIC - SUSAN - National Penn Bank; 201224879; Civil Action; Somach, Richard B.

BOARD OF ASSESSMENT APPEALS - Pottstown Redevelopment Group, L.P.; 201224571; Appeal from Board of Assessment; Boland, Ryan N.

BOARD OF ASSESSMENT APPEALS - Tiedeken, Sarah; 201224735; Appeal from Board of Assessment.

BOARD OF ASSESSMENT APPEALS OF MONTGOMERY COUNTY: ABINGTON SCHOOL DISTRICT: ABINGTON TOWNSHIP, ET.AL. - Andraka, Theodore; 201225012; Appeal from Board of Assessment; Cappuccio, Mark S.

BONDI, MICHAEL - Bondi, Donna; 201224775; Complaint Divorce.

BONFRANCESCO, ELIZABETH - Bonfrancesco, Edward; 201224557; Complaint Divorce; Consolo, Colleen F.

BROWN, KENNETH - Thomas-Brown, Tara; 201224661; Complaint Divorce.

BRUCE, RICKY - Citibank, N.A.; 201225132; Civil Action; Suttell, Brittany J.

BUDINE, THOMAS: UNITED STATES OF AMERICA - GMAC Mortgage, LLC; 201225095; Complaint In Mortgage Foreclosure; Cusick, Robert W.

BURKE, OLIVIA - Pennsylvania Department Of Transportation; 201224508; Appeal from Suspension/Registration/Insp.

CAPPER, MARK - De Ayala, Jessica; 201224788; Civil Action; Youkey, Justin.

CARBER, DORIS - Chalfant, Christine; 201224679; Appeal from District Justice.

CASNER, KRISTEN - Gulotta, John; 201224727; Complaint for Custody/Visitation.

CLEMENT, ANDREW - Manheim Remarketing, Inc.; 201224736; Civil Action; D'Emilio, Paul F.

CONNOR, CHRISTA - Connor, Scott; 201224674; Complaint Divorce; Rakinic, Dana.

CURET, PRISCILA: ROCHE, EFRAIN - PNMAC Mortgage Co., LLC; 201224782; Complaint In Mortgage Foreclosure; Cantwell, Melissa.

CURTIN, ROBERT - Curtin, Catherine; 201224758; Support/Exceptions.

DiMAURO, SEAMUS - JP Morgan Chase Bank National Association; 201224911; Complaint In Mortgage Foreclosure; Dowd, Maureen A.

DOBSON, KELLY - Lahlou, Abdelali; 201225116; Complaint Divorce; Fabick, Edward J.

DRYE, NORMA - Hillcrest Center; 201223387; Petition; Myer, Rodney A.

EBERZ, RICHARD - Dell Financial Services, LLC; 201224829; Civil Action; Scott, Morris A.

ELLIS, GARY - Asset Acceptance, LLC; 201225093; Civil Action; Volk, Michael B.

EQUIFAX INFORMATION SERVICES, LLC - Hahn, Richard; 201225120; Civil Action; Piontek, Vicki.

FIELDS, DOUGLAS - Fields, Jenna; 201224575; Complaint Divorce.

FORD MOTOR COMPANY - Markley, Kenneth; 201224667; Civil Action; Allie, Meredith.

FRISHMAN, MICHAEL: GEIST, PHYLLIS - Wells Fargo Bank, N.A.; 201224586; Complaint In Mortgage Foreclosure; Brushwood, Matthew.

GALLEO, DAVID: JOHN - McCormick, John; 201224861; Appeal from District Justice.

GENUARDIS: SAFEWAY, INC. - Agi, Samuel; 201225090; Civil Action; Srogonick, Casey Owen.

GIANT FOOD STORES, INC. - Constable, Annabelle; 201224813; Civil Action; Miller, Eugene H.

- GRADISTANAC, VLADAN - Gradistanac, Jelena; 201225048; Complaint Divorce; Guerin, Annemarie.
- GUARDINO, NICK - R.T. Tuning; 201224609; Appeal from District Justice.
- HALDEMAN, MICHAEL - Haldeman, Jamie; 201224606; Complaint Divorce; Knight, David H.
- HELOSKIE, GREGORY - Thompson, Dwayne; 201224854; Civil Action; Young, Dennis G., Jr.
- HENDRICK, ROBIN: ROBIN: HETTENBACH HENDRICKS, TRACEY, ET AL. - Susquehanna Bank; 201224741; Complaint In Mortgage Foreclosure; Federman, Thomas M.
- HERMAN, FRANK - Bank Of America, N.A.; 201225067; Complaint In Mortgage Foreclosure; Yoder, Brian.
- HITTINGER, KIRK - Asset Acceptance, LLC; 201224881; Civil Action; Volk, Michael B.
- HOULIHANS RESTAURANTS, INC. - Nowak, Carol; 201224730; Civil Action; Campbell, Charles W.
- HUFF, VENICKA - Oakwood Gardens Assoc.; 201224872; Appeal from District Justice.
- HUNSBERGER, BRUCE: CHERYL - Wells Fargo Bk., N.A.; 201224537; Complaint In Mortgage Foreclosure; Brushwood, Matthew.
- HUNTER, DAVID - Sutton, Jain; 201224677; Civil Action; Fox, John F., Jr.
- ISAKOFF, GARY - Smith, Grant; 201224706; Civil Action; Cotlar, Steven A.
- JAFARIAN, GELAREH - Asset Acceptance, LLC; 201224870; Civil Action; Volk, Michael B.
- JANCAY, CHRISTINE - Jancay, Paul; 201225078; Complaint Divorce; Mittman, Norman.
- JELIC, DIANA: MILAN - Deutsche Bank Trust; 201224602; Petition for Issuance of Subpoena; Hudock, Joseph A., Jr.
- JOHNSON, JOSEPH - Geico; 201224952; Civil Action; Ackley, Christopher.
- JONES, CARLTON: ELAINE, ET AL. - Nationstar Mortgage, LLC; 201224533; Complaint In Mortgage Foreclosure; Brushwood, Matthew.
- JUDGE GROUP: JUDGE, INC. - Estate Of William J. Gladstone, Deceased; 201224600; Civil Action; Sweetser, Daniel S.
- KASTIYEL, LOIS - Discover Bank; 201225042; Civil Action; Gulko, Ralph.
- KLEIN, JOHN - Kranick, Cyril; 201224556; Civil Action; Aivazoglou, John.
- KONDRATICK, ANDREW: A S K & SONS CO. - R. E. Michel Company, Inc.; 201225077; Civil Action; Lannutti, Michael.
- LAPUTKA, STEVEN - Asset Acceptance, LLC; 201224876; Civil Action; Volk, Michael B.
- LEONARD, ARTHUR: HEARN, LYNDIA - Branch Banking And Trust Company; 201224920; Complaint In Mortgage Foreclosure; Wells, Allison F.
- LEVENBERG, MATTHEW: LAURA - Citimortgage, Inc.; 201225072; Complaint In Mortgage Foreclosure; Donati, Christy.
- LEWANDOWSKI, CHESTER - U.S. Bank National Association; 201225064; Complaint In Mortgage Foreclosure; Kolesnik, John M.
- LIBERTY MUTUAL INSURANCE COMPANY: READING SITE CONTRACTORS, INC. - Continental Concrete Products, Inc.; 201225130; Civil Action; Ewing, Robert P.
- LIGHTKEP, SHIRLEY - Schwartz, David; 201224824; Civil Action; Freeman, Jeffrey M.
- LONDON, HOWARD - Asset Acceptance, LLC; 201224866; Civil Action; Volk, Michael B.
- LOWERY, LARRY - Baimbridge, Alix; 201224244; Complaint for Custody/Visitation.
- MAJOR, ROBERT: KATHRYN, ET AL. - JP Morgan Chase Bank, National Association; 201224590; Complaint In Mortgage Foreclosure; Cusick, Robert W.
- MALDONADO, ENRIQUE: JACQUALINE: JACQUALINE - Citimortgage Group Inc; 201225101; Complaint In Mortgage Foreclosure; Yoder, Brian.
- MANDRUSIAK, DAVID: MARTHA - T.D. Auto Finance, LLC; 201224599; Civil Action; Dougherty, Michael J.
- MARCANIO, DAVID - Newman, Susan; 201225114; Appeal from District Justice.
- MARCARIAN, ELISHA - Marcarian, Brandyn; 201224141; Complaint for Custody/Visitation.
- MASCIIO, ELISE - Pennsylvania Department Of Transportation; 201224518; Appeal from Suspension/Registration/Insp.
- MAYES, GLORIA - Nationstar Mortgage, LLC; 201224538; Complaint In Mortgage Foreclosure; Donati, Christy.
- McKEON, KALEE - Discover Bank; 201224823; Civil Action; Gulko, Ralph.
- MEADE, CORINNE - Hinkle, Aaron; 201224307; Complaint for Custody/Visitation.
- MELUSKY, DOLORES: STEPHEN - Wells Fargo Bank, N.A.; 201224670; Complaint In Mortgage Foreclosure; Brushwood, Matthew.
- MILLER, ALLEN - Pennsylvania Department Of Transportation; 201225058; Appeal from Suspension/Registration/Insp.
- MILLER, EDWARD: TED - McKinley, Camyra; 201224629; Civil Action; Baldo, Francis E.
- MITCHELL, THOMAS: KATHLEEN - U.S. Bank National Association; 201225097; Complaint In Mortgage Foreclosure; Brushwood, Matthew.
- MONAGHAN, TIMOTHY - Monaghan, Patricia; 201224669; Complaint Divorce; Sweeney, Ellen M.
- MONTGOMERY COUNTY BOARD OF ASSESSMENT APPEALS - Picker, Alexander; 201224558; Appeal from Board of Assessment; Coval, Daniel S., Jr.
- MONTGOMERY COUNTY BOARD OF ASSESSMENT APPEALS - Glazer, William; 201224562; Appeal from Board of Assessment; Coval, Daniel S., Jr.
- MONTGOMERY COUNTY BOARD OF ASSESSMENT APPEALS - Pontell, Jonathan; 201224564; Appeal from Board of Assessment; Miller, Andrew L.
- MONTGOMERY COUNTY BOARD OF ASSESSMENT APPEALS - Mickelberg, Stephen; 201224566; Appeal from Board of Assessment; Coval, Daniel S., Jr.
- MONTGOMERY COUNTY BOARD OF ASSESSMENT APPEALS - Mezrow, Craig; 201224572; Appeal from Board of Assessment; Coval, Daniel S., Jr.
- MONTGOMERY COUNTY BOARD OF ASSESSMENT APPEALS - Forsey, Aronda; 201224807; Appeal from Board of Assessment.
- MONTGOMERY COUNTY BOARD OF ASSESSMENT APPEALS - 509 Ashbourne Road, L.P. Co. Federation Housing, Inc.; 201224882; Appeal from Board of Assessment; Kerr, William F.

- MONTGOMERY COUNTY BOARD OF ASSESSMENT APPEALS: CHELTENHAM TOWNSHIP BOARD OF SUPERVISORS: BOARD OF DIRECTORS CHELTENHAM SCHOOL DISTRICT, ET AL. - Lango, Tracie; 201224743; Appeal from Board of Assessment.
- MONTGOMERY COUNTY BOARD OF ASSESSMENT APPEALS: CHELTENHAM TOWNSHIP BOARD OF SUPERVISORS: BOARD OF DIRECTORS CHELTENHAM SCHOOL DISTRICT, ET AL. - Selbst, Steven; 201224744; Appeal from Board of Assessment.
- MONTGOMERY COUNTY BOARD OF ASSESSMENT APPEALS: POTTSTOWN REDEVELOPMENT GROUP, L.P. - Pottstown School District; 201224666; Appeal Board of Assessment Govt.; Kalis, Stephen H.
- MONTGOMERY COUNTY TAX CLAIM BUREAU - 545 West Germantown Pike, L.P.; 201224646; Petition; Iannozzi, John J.
- MONTGOMERY COUNTY: MONTGOMERY COUNTY OFFICE OF CHILDREN & YOUTH - Woods Services, Inc.; 201224733; Civil Action; Coval, Christopher P.
- MORGAN, ROBERT: PAULETTE - Hill, Kevin; 201224828; Civil Action; Greenfield, Marc.
- MORRIS, MICHELLE - Target National Bank; 201224690; Civil Action; Scott, Morris A.
- NATIONWIDE MUTUAL INSURANCE COMPANY - Boggs, Kevin; 201224630; Civil Action; Murphy, Frank P.
- ODIORNE, JEFFREY: DONNA - JP Morgan Chase Bank, National Association; 201224675; Complaint In Mortgage Foreclosure; Anthou, Kristine M.
- ORION FINANCIAL, LLC - Liberty Property, Limited Partnership; 201224550; Civil Action; Sobel, Howard N.
- PARELLA, MICHAEL - Discover Bank; 201224878; Civil Action; Gulko, Ralph.
- PEARL, KENNETH - Citibank, N.A.; 201225126; Civil Action; Suttell, Brittany J.
- PENNSYLVANIA FINANCIAL RESPONSIBILITY ASSIGNED CLAIMS PLAN: CASTILLO, MUIGEL: MALDONADO, MARIO - Queenan, Sheria; 201224783; Civil Action; Thomas, Leno P.
- PERLOFF, MICHELE: JAY - Berry, Colleen; 201224631; Civil Action; Murphy, Frank P.
- PERRI, DANA - Perri, Michael; 201225118; Complaint Divorce; Gatto, Michael N.
- PERRI, MICHAEL: PATRICK - Perri, Dana; 201224871; Complaint for Custody/Visitation; Recchuiti, Francis.
- PHILLIPS, CHRISTINE: CHARLES - Wells Fargo Bank, N.A.; 201224673; Complaint In Mortgage Foreclosure; Cantwell, Melissa.
- REINIGER, STEVEN - Pennsylvania Department Of Transportation; 201224633; Appeal from Suspension/Registration/Insp.
- REYNOLDS, EDWARD - Jones, Gregory; 201224933; Civil Action; De Levie, Alvin F.
- ROBINSON, ERIC - Green, Marlena; 201224573; Complaint for Custody/Visitation.
- RODRIGUEZ, JOSEPH - Gravinese, Lisa; 201224659; Civil Action; Daly, Timothy G.
- ROSEBURG, ARTHUR - Erie Insurance Group; 201224715; Appeal from District Justice.
- RYAN, MATTHEW - Perlstein, Kelly; 201224857; Complaint for Custody/Visitation; Sager, Daniel.
- SANDERS, ADAM - Purnell, Shawana; 201224404; Complaint for Custody/Visitation.
- SCOLARO, JOSEPH - Heacock, Christine; 201224765; Complaint Divorce.
- SETTEMBRINO, THERESA - Sovereign Bank, N.A.; 201224785; Complaint In Mortgage Foreclosure; Kolesnik, John M.
- SISONETHASY, VIENGXAY - Bank Of New York Mellon; 201225092; Complaint In Mortgage Foreclosure; Yoder, Brian.
- SLOAN, LANNY - Citibank, N.A.; 201224906; Civil Action; Suttell, Brittany J.
- SMITH, LATONYA - Nationstar Mortgage, LLC; 201225071; Complaint In Mortgage Foreclosure; Donati, Christy.
- SPICER, BRIAN - Spicer, Sandra; 201225107; Complaint Divorce; Solomon, Don J.
- STEFANOVICZ, KRISTI - Cox, Thomas; 201225115; Complaint Divorce.
- STEPHENSON, ANTHONY - Treanor, Julie; 201225057; Complaint for Custody/Visitation; Biesecker, Jean M.
- STEZEN, JEFFREY - Arakelova, Marianna; 201224065; Complaint for Custody/Visitation; Cardonick, Carol E.
- STREETS, ALEXIS: VENETIA - Acheampong, Jennifer; 201224552; Civil Action; Krause, Russell.
- SULPIZIO, BRUCE - Cach, LLC; 201224603; Civil Action; McGuigan, Michael F.
- THOMAS, EVA - Norriswood Associates Rental Offices; 201225031; Appeal from District Justice.
- THOMAS, HAKEEM - Cox, Brittany; 201224862; Complaint for Custody/Visitation.
- TILSON, ARTHUR - Asset Acceptance Llc; 201224841; Civil Action; Volk, Michael B.
- WALSH, THOMAS - Walsh, Nicole; 201224767; Complaint Divorce; Bowman, Thomas.
- WALZ, ERIK - Asset Acceptance, LLC; 201224873; Civil Action; Volk, Michael B.
- WAMBOLD, DIANE: JOHN - Bachand, Kay; 201224830; Civil Action.
- WAMPOLE, SUE: DAVID - Wampole, Virginia; 201224140; Complaint for Custody/Visitation.
- WEINEROWICZ, MICHAEL - Brown, Alton; 201222765; Petition.
- WHANG, SIMON - Citibank, N.A.; 201224912; Civil Action; Suttell, Brittany J.
- WILSON, GILFORD - Unifund Corporation; 201224594; Civil Action; Kessler, Raymond.
- WYNTER, BARBARA: WYNTER-EVANS, SOPHIA - Rest Haven Nursing Center; 201224942; Civil Action; Marriott, Brian M.
- YUSEM, ELAINE - Citibank, N.A.; 201224913; Civil Action; Suttell, Brittany J.

WILLS PROBATED

Granted Week Ending September 26, 2012

Decedent's Name Appears First, Then Residence at Death, and Name and Address of Executors

- ADELMAN, ELAINE - Cheltenham Township; Adelman, Alan, 1429 Kirkwood Road, Harrisburg, PA 17110; Soifer, Meryl, 707 Ross Drive, Langhorne, PA 19047.

- ADELMAN, ROBERT - Cheltenham Township;
Adelman, Alan, 1429 Kirkwood Road, Harrisburg,
PA 17110; Soifer, Meryl, 707 Ross Drive,
Langhorne, PA 19047.
- ANSEL, FRANCIS J. - Ansel, Karen A., 173
Godspeed Court, Norristown, PA 19401.
- ARONFREED, JUSTIN - Lower Merion Township;
Aronfreed, Cecilia A., 300 East Lancaster Avenue,
Wynnewood, PA 19096.
- BERESIN, NATHAN - Lower Merion Township;
Vulcano, Michael, 57 Moore Lane, Northborough,
MA 01532-1046.
- BERNSTEIN, CHARLOTTE V. - Cheltenham
Township; Bernstein, Rubin, 8460 Limekiln Pike,
Wyncote, PA 19095; Leibovitz, Norman, 2214
Locust Street, Philadelphia, PA 19103.
- BOWER, HENRY L. - Upper Frederick Township;
Bower, David C., 5615 Creekwood Lane, Haslett,
MI 48840; Heist, Lois A., 305 Briarwood Drive,
Douglassville, PA 19518.
- BOWER, MILDRED L. - Hatfield Township; Bower,
Dennis R., 570 Keller Creamery Road, Telford,
PA 18969.
- BYTHEWOOD, FLOYD M., JR. - East Norriton
Township; Sheldon, Loretta, 517 Hillside Terrace,
Pennsauken, NJ 08110; Sheldon, Ronald R., 517
Hillside Terrace, Pennsauken, NJ 08110.
- CAMPBELL, ALFRED E. - Limerick Township;
Devirgiliis, Deborah L., 3102 Poplar Street, Garnet
Valley, PA 19060.
- CANNELL, DONNA L. - Upper Pottsgrove
Township; Gauger, Terry, 83 Anderson Road,
Parker Ford, PA 19457.
- CAYER, GEORGE J. - Upper Providence Township;
Walters, Alice, 29 Seitz Road, Collegeville, PA 19426.
- CREELY, ALICE P. - Rockledge Borough; Creely,
Howard, 2050 Riverview Lane, Oakford, PA 19053.
- DAGER, PHYLLIS M. - Upper Dublin Township;
Butterbaugh, Phyllis E., 120 Gilpin Road, Willow
Grove, PA 19090.
- DARDEN, CARRIE C. - West Norriton Township;
Darden, Sheila M., 102 Cypress Lane, Lower
Gwynedd, PA 19002.
- GLUCH, IRENE S. - Lower Gwynedd Township;
Gluch, Joan I., 2 McCormick Drive, Hockessin,
DE 19707-2109.
- GOLDKAMP, JOHN S. - Whitpain Township;
Vilcica, E., 22 Copper Beech Drive, Lafayette Hill,
PA 19444.
- GUTHRIE, MARIE F. - Lansdale Borough; Guthrie,
Brian T., 636 Eagle Lane, Lansdale, PA 19446.
- HEMPHILL, FRANK A. - Limerick Township;
Buchanan, Douglas F., 16 Tee Court, Pottstown,
PA 19464; Hall, Karen B., 546 Rockville Springs
Drive, Eatonton, GA 31024-8200.
- HOFFMAN, SUSAN T. - Lower Salford Township;
Foley, Susan T., 375 High Street, Souderton, PA
18964; Hoffman, Ralph W., 1118 Locust Street,
Lansdale, PA 19446.
- JEFFERS, MICHAEL F. - Springfield Township;
Jeffers, David W., 1220 Edmonds Avenue, Drexel
Hill, PA 19026.
- KEEBLER, LISA M. - Douglass Township;
Keebler, John M., Sr., 107 Township Line Road,
Gilbertsville, PA 19525.
- KLINGER, GUY G. - Lower Pottsgrove Township;
Klinger, Thomas I., 201 Winthrop Lane, Wayne,
PA 19087; Sierzega, Carol, 955 Bridge Court,
Catasauqua, PA 18032.
- LANDIS, THOMAS A. - Limerick Township; Landis,
Bradley T., 821 Harry Street, Conshohocken, PA 19428.
- LOZINAK, JOHN P. - East Norriton Township;
Lozinak, Christine C., 423 Norriton Drive, East
Norriton, PA 19403.
- MILKE, MARGARET D. - Upper Gwynedd
Township; Milke, Sharon M., 960 Freedom Court,
Lansdale, PA 19446.
- MILLILI, JEANINE - Upper Dublin Township; Garner,
Marie A., 404 Lantern Drive, Doylestown, PA 18901.
- MOMORELLA, ALBERT J. - Whitpain Township;
Lassen-Hoffman, Judith A., 462 Tailor Way,
Lansdale, PA 19446.
- MORASCO, EVELYN M. - Springfield Township;
Brockmeyer, Kimberly J., 507 Hunters Lane,
Oreland, PA 19075.
- MUKAI, DON T. - Towamencin Township; Almeida,
Karen M., 5555 Ridge Road, New Hope, PA
18938; Mukai, Steven G., 662 Edge Hill Road,
Glenside, PA 19038.
- MUNSON, GENEVIEVE K. - Lower Providence
Township; Gamburg, Edward K., 56 Lynne Circle,
Paoli, PA 19301; Stevens, Linda G., 126 Fringetree
Drive, West Chester, PA 19380.
- NORTH, MARY A. - Lower Gwynedd Township;
North, Richard P., 113 Runnymede Court,
Harleysville, PA 19438.
- O'DONNELL, CHARLES A. - Upper Dublin
Township; O'Donnell, P., 1620 Aidenn Lair Road,
Dresher, PA 19025.
- ONDO, STEPHEN P. - Pottstown Borough; Care,
Virginia H., 449 State Street, Pottstown, PA 19464.
- PERGINE, FLORENCE M. - Norristown Borough;
Pagliaro, Grace A., 102 Boulder Road, Plymouth
Meeting, PA 19462; Pergine, Anthony, 806 Monroe
Blvd., King Of Prussia, PA 19406.
- PHIPPS, WILLIAM P., JR. - Ambler Borough; Phipps,
Mary C., 174 S. Bethlehem Pike, Ambler, PA 19002.
- SABELLA, PHILIP J. - Ambler Borough; Paone, Marybeth,
1185 Ft. Washington Avenue, Ft. Washington, PA 19034.
- SALKIN, ELAINE G. - Abington Township; Geder,
Eric, 1280 Fritch Drive, Macungie, PA 18062.
- SCHMIDT, HARMAR W. - Upper Merion Township;
Schmidt, Marina A., 378 Allendale Road, King Of
Prussia, PA 19406.
- SCHWARTZ, FLORENCE - Abington Township;
Klazmer, Gary, 123 Old York Road, Jenkintown,
PA 19046-3926; Shechtman, Michael A., 128
Greenwood Avenue, Wyncote, PA 19095-1514.
- SMITH, MARGARET M. - Montgomery Township;
Smith, Robert F., 1874 Dillion Road, Maple Glen,
PA 19002.
- STROUSE, PEARL I. - Upper Providence Township;
Shields, Anna M., 37 Dale Drive, Royersford, PA 19468.
- SUTTON, DOROTHY W. - Lower Gwynedd
Township; Sutton, John W., 548 Hillside Drive,
Lansdale, PA 19446.
- TONNESSEN, NORMA P. - Lower Pottsgrove
Township; Tonnessen, Ronald E., 1262 North
Adams Street, Pottstown, PA 19464.
- VEGHTE, WALTER E., JR. - Lower Providence
Township; Heaberg, Michael C., 430 Margo Lane,
Berwyn, PA 19312.
- WOODWARD, EVAM. - Upper Frederick Township;
Woodward, Mark O., 165 Gravel Pike, Green Lane, PA 18054.

YERK, GRACE S. - Red Hill Borough; Smith, Dolores D., 1491 Markley Road, Pennsburg, PA 18073.
 YOO, JOHN H. - Lower Merion Township; Yoo, Sook H., 1530 Sweetbriar Road, Gladwyne, PA 19035.

RETURN DAY LIST

**October 16, 2012
 COURT ADMINISTRATOR**

All motions "respecting discovery" in civil cases are subject to the provisions of Local Rule 4019* - Discovery Master. If such a motion is answered in opposition on or before the rule return date, the matter is automatically listed for argument before the Discovery Master at 9:00 a.m. on the Friday of the week in which the rule was made returnable. Check the MCCH electronic directory for assigned courtroom.

1. Abington Mad Mex, LLC v. Abington Crossing Associates, L.P. - Petition to Disqualify Marc B. Kaplin, Esquire and Craig Robert Lewis, Esquire (Seq. 10) - **C. Lewis - D. Onorato.**
2. Bank of America, N.A. v. Czernski - Motion to Reassess Damages (Seq. 19) - **A. Wells.**
3. Bank of America, N.A. v. Schwartz - Motion to Reassess Damages (Seq. 15) - **V. Srivastava.**
4. Branch Banking and Trust Company v. Smith - Motion to Reassess Damages (Seq. 8) - **J. Kobeski.**
5. Brown v. Efthimiou - Motion for Qualified Protective Order (Seq. 147) - **G. Brownstein - P. Schmidt.**
6. Capital One Bank USA, N.A. v. Casalenuovo - Petition to Confirm Arbitration Award and Enter Judgment (Seq. 45) - **V. Mulholland.**
7. Capital One Bank v. Vickers - Petition to Withdraw as Counsel (Seq. 11) - **M. Dougherty - R. Keifer.**
8. Camen Enterprises, Inc. v. Blue Moon Travel, Inc. - Motion to Overrule Objections of Defendants to Plaintiff's Subpoena Duces Tecum to Keystone Property Group (Seq. 218) (Only Docket #0224141) - **B. Chasan - E. Goldin.**
9. Carty v. Pauculo - Motion to Compel Discovery Answer Responses (Seq. 61) - **J. Carty - P. Mooney.**
10. Choi v. Yoder - Plaintiffs' Motion to Compel Discovery (Seq. 14) - **J. Solnick - S. Frank.**
11. Chuck v. Monastero - Motion to Compel Deposition of Plaintiff Thomas Chuck (Seq. 68) - **M. Boyce Furey - A. Tanker.**
12. Ciavaglia v. Holy Redeemer Hospital and Medical Center - Plaintiff's Motion to Amend Caption (Seq. 199) - **J. Foerstner - D. Camhi - K. Wright.**
13. Commonwealth Financial Systems, Inc. v. Breth - Motion to Compel Answer to Interrogatories (Seq. 27) - **A. Mege.**
14. Conrad v. Dick - Petition to Withdraw as Counsel (Seq. 7) - **A. Dufrayne.**
15. Crown Asset Management, LLC v. Mitchell - Motion to Amend Caption (Seq. 6) - **D. Apothaker.**
16. Crown Asset Management, LLC v. Acosta - Motion to Amend Caption (Seq. 7) - **D. Apothaker.**
17. Crown Asset Management, LLC v. Benin - Motion to Amend Caption (Seq. 7) - **D. Apothaker.**
18. Crown Asset Management, LLC v. Bhalla - Motion to Amend Caption (Seq. 11) - **D. Apothaker.**
19. Crown Asset Management, LLC v. Dacciaro - Motion to Amend Caption (Seq. 6) - **D. Apothaker.**
20. Crown Asset Management, LLC v. Halas - Motion to Amend Caption (Seq. 2).
21. Crown Asset Management, LLC v. Jackson - Motion to Amend Caption (Seq. 2).
22. Crown Asset Management, LLC v. Jones - Motion to Amend Caption (Seq. 2).
23. Crown Asset Management, LLC v. Machukas - Motion to Amend Caption (Seq. 6) - **D. Apothaker.**
24. Crown Asset Management, LLC v. Granger - Motion to Amend Caption (Seq. 8) - **D. Apothaker.**
25. Crown Asset Management, LLC v. Kirk - Motion to Amend Caption (Seq. 9) - **D. Apothaker.**
26. Crown Asset Management, LLC v. Smith - Motion to Amend Caption (Seq. 7) - **D. Apothaker.**
27. Crown Asset Management, LLC v. Batten - Motion to Amend Caption (Seq. 2).
28. Crown Asset Management, LLC v. Day - Motion to Amend Caption (Seq. 6) - **D. Apothaker.**
29. Culbreath v. Mercy Suburban Hospital - Motion for Qualified Protective Order (Seq. 99) - **R. Lebovits - W. Pugh, V.**
30. DiPalantino v. Meller - Motion to Compel Depositions (Seq. 20) - **J. Zimmerman - R. Ostriak.**
31. Dixon v. Santoro - Defendant's Motion to Compel Plaintiff's Answer to Discovery (Seq. 9) - **X. Hayden - J. Gilman.**
32. Dominican Congregation of Saint Catherine De Ricci v. Land Conservancy of Elkins Park - Motion to Strike Objections and Compel Plaintiff to Provide Full and Complete Responses to Defendant's Request for Production of Documents (Seq. 91) - **M. Cordone - D. Sigyarto.**
33. Double Gold Properties, LLC Group v. TCG Delaware Valley, Inc. - Motion to Compel More Specific Answer to Interrogatories (Seq. 14) - **J. Marraccini - M. Conroy.**
34. Drexel University v. Makarevitz - Motion to Reassess Damages (Seq. 16) - **J. Watson.**
35. Education Resources Institute v. Dahl - Petition to Withdraw/Strike Entry of Appearance (Seq. 7) - **M. Wagner - M. Dougherty.**
36. Encompass Insurance Company v. Vita USA - Motion to Compel Answer to Discovery (Seq. 17) - **P. Sandler - T. Reilly.**
37. Encompass Insurance Company v. Vita USA - Motion to Compel Answer to Discovery (Seq. 20) - **P. Sandler - T. Reilly.**
38. Gaynor v. Don Rosen Imports - Motion to Compel Vehicle Inspection (Seq. 107) - **R. Schatz.**
39. Glynn v. Smith - Motion for Qualified Protective Order (Seq. 42) - **M. Polin - W. Pugh, V.**
40. Goldberg v. Green Hill Condominium Owners Association - Motion to Compel Plaintiff's Deposition (Seq. 137) - **R. Madden - J. Devlin - T. Hartigan.**
41. Grandinetti v. Abington Memorial Hospital - Motion to Compel Production of Plaintiffs' Expert Reports (Seq. 319) - **B. Berenbaum - J. Reynolds - M. McGilvery.**
42. Grantham v. Philips - Motion for Qualified Protective Order (Seq. 77) - **R. Slota - J. Kilcoyne.**

43. Griverts v. Siegel - Motion to Compel of Defendants (Seq. 88) - **T. Sacchetta - J. Farrell.**
44. Hagmaier v. Hagmaier - Motion to Compel Physical Exam of Plaintiff (Seq. 9) - **B. Pincus - C. Schadler.**
45. Halphen v. Deitrick - Petition to Withdraw as Counsel (Seq. 46) Only Docket #200818715 - **S. Cullen.**
46. Hardy v. Evans - Motion to Compel Answer to Interrogatories and Requests for Production of Documents (Seq. 17) - **D. Schreiber - D. Friedman.**
47. Harris v. Hynes Home Improvement, Inc. - Motion of Plaintiffs for Leave to Amend Complaint (Seq. 33) - **D. Langfitt - M. Pierce.**
48. Hatton v. Poster - Motion to Compel Defendant's Answer to Interrogatories and Production of Documents (Seq. 27) - **F. Weinstein - R. Mattingly.**
49. Heimer v. Holtz - Motion to Compel Answer to Discovery (Seq. 16) - **P. Sandler - J. Brown.**
50. Hill v. Newport Capital - Motion to Compel Discovery and Overrule Objections to Discovery (Seq. 40) - **M. Adler - G. Allard.**
51. Hoffman v. Parrott - Additional Defendant's Motion to Defendant's Answer to Discovery (Seq. 25) - **G. Gifford - C. Hannings.**
52. Hunter v. Greene - Motion to Compel Plaintiff's Expert Reports (Seq. 87) - **T. Sacchetta - K. Thompson.**
53. JP Morgan Chase Bank, N.A. v. Prendergast - Motion to Reassess Damages (Seq. 11) - **A. Wells.**
54. Kang v. Andrews - Motion to Compel Record Custodians Compliance With Valid Subpoenas (Seq. 21) - **J. Solnick - A. Filopoulos.**
55. Keenan v. Udell - Petition to Reinstate (Seq. 22) - **J. Zimmerman - D. Mandi.**
56. Kennedy v. Regency Towers Associates - Motion to Compel Plaintiff's Discovery Responses (Seq. 7) - **J. Russo - B. Howton.**
57. Kim v. Lee - Plaintiff's Motion to Compel Discovery (Seq. 6) - **J. Solnick - J. Palmer.**
58. Kissane v. Kissane - Petition to Withdraw as Counsel (Seq. 19) - **C. Young - M. Boyd.**
59. Knapp v. Shapiro - Motion of Defendant Abington Memorial Hospital to Compel Plaintiff's Answer to Third Supplemental Interrogatories (Seq. 249) - **J. Miceli - K. Powell - J. Warner.**
60. Kolb v. Green - Defendant's Motion to Compel Plaintiff's Answer to Discovery (Seq. 6) - **G. Dugan - J. Gilman.**
61. Kor Commercial Real Estate, LLC v. Johnson & Markley Redevelopment, L.P. - Motion to Compel Answer to Interrogatories and Production of Documents (Seq. 34) - **W. Harvey - D. McCaffery.**
62. Lanard v. Barlas - Defendants' Motion to Compel Plaintiff's Answer to Discovery (Seq. 14) - **B. Rush - J. Gilman.**
63. Lanard & Axilbund, LLC v. Gallub - Motion for Leave to File Amended Complaint (Seq. 40) - **D. Bernheim - R. Nemeroff.**
64. Lapinski v. Gilbert - Motion to Compel Plaintiff Patrick Lapinski's Signed Authorization (Seq. 17) - **A. Van Wagner - T. Schweikert.**
65. Maldonado v. Barton - Motion for Qualified Protective Order (Seq. 29) - **A. Herman - W. Pugh, V.**
66. Martins v. Hernandez - Defendants TH Properties, et al.'s Motion to Compel Plaintiffs' Discovery (Seq. 111) - **S. Taggart - J. Donnelly - A. Sherr.**
67. McCormick v. Giant Food Stores, Inc. - Motion to Compel Defendant's Giant Food Store, et al.'s More Complete Discovery Responses (Seq. 77) - **J. Lindheim - M. Riley - J. Farrell.**
68. McGlade v. Volz - Motion to Compel Discovery (Seq. 12) - **F. Weinstein.**
69. McNichol v. Hood - Plaintiff's Motion to Compel Discovery (Seq. 8) - **J. Solnick - G. Nau.**
70. Morrell v. Nguyen - Plaintiff's Motion to Compel Defendant's Answer to Interrogatories and Request for Production of Documents (Seq. 8) - **A. Ziccardi - K. McCloskey.**
71. Morris and Clemm, P.C. v. DTD Enterprises, Inc. - Petition to Reinstate Appeal (Seq. 9) - **M. Clemm - T. Donnelly.**
72. Moyer and Son, Inc. v. Carpenter - Plaintiff's Motion to Compel Responses to Discovery (Seq. 28) - **J. Maza.**
73. Nemeth v. Erie Insurance - Motion to Compel Plaintiffs' Answer to Interrogatories and Request for Production of Documents (Seq. 19) - **G. Durlowsky - D. McCormick.**
74. Neulight & Ackerman, L.P. v. Vagnozzi - Motion to Compel Answer to Interrogatories and Request for Production of Documents (Seq. 82) - **N. Valz - S. Bello.**
75. Pelosi v. First Patriot Chestnut Street Partners Limited Partnership - Defendant's Petition to Open/Strike Judgment (Seq. 163) - **D. McCaffery - M. Kristofco.**
76. Philadelphia Exact Company v. Snyder - Motion to Compel Responses to Post Judgment Interrogatories and Document Requests (Seq. 17) - **F. Weinberg - M. Kaliner.**
77. PNC Bank National Association v. Marchese - Motion to Compel More Specific Responses to Requests for Admissions of Interrogatories and Requests for Production of Documents (Seq. 25) - **B. Solomon - C. Campbell.**
78. Robles v. Hykel - Motion to Compel Responses by Plaintiffs to Interrogatories, Set II and Set I-II (Seq. 71) - **B. Smith - J. McCarron.**
79. Santiago v. Anteparra - Motion to Consolidate (Seq. 13) Both Docket Numbers - **A. Aigeldinger - J. Donnelly.**
80. Savage v. Heyman - Motion for a Qualified Protective Order (Seq. 129) - **J. Kornblau - M. Pitt.**
81. Silverstein v. Abington Memorial Hospital - Motion for Protective Order to the Unilaterally Scheduled Deposition by Plaintiff for August 22, 2012 (Seq. 115) - **J. Beasley - C. DiGiovanni.**
82. Silverstein v. Abington Memorial Hospital - Motion for Protective Order of Abington Memorial Hospital Regarding Plaintiff's July 12, 2012 Requests for Electronically Stored Information (Seq. 116) - **J. Beasley - C. DiGiovanni.**
83. Silverstein v. Abington Memorial Hospital - Motion for Protective Order (Seq. 118) - **J. Beasley - C. DiGiovanni.**
84. Solid Waste Services v. Penns Farm Condominium Association - Motion to Compel Answer to Interrogatories and Request for Production of Documents (Seq. 12) - **A. DeGennaro.**

85. Sovereign Bank v. Blum - Motion to Compel Responses to Defendant's Interrogatories Directed to Plaintiff for Failure to Respond (Seq. 37) - **J. McGuinness - M. Forbes - A. Wells.**
86. Sovereign Bank v. Blum - Motion to Compel Responses to Defendant's Request for Production of Documents Directed to Plaintiff for Failure to Respond (Seq. 38) - **J. McGuinness - M. Forbes - A. Wells.**
87. State Farm Fire & Casualty v. Satterwhite - Defendant's Motion to Compel Plaintiff's Answer to Defendant's Supplemental Discovery Requests (Seq. 23) - **P. D'Emilio - R. Pugh.**
88. Sullivan v. Sullivan - Petition to Withdraw as Counsel (Seq. 21) Only Docket #200933750 - **D. Draganosky.**
89. Susquehanna Bank v. Dougherty - Petition to Open/Strike Confession of Judgment (Seq. 8) - **K. Mooney - J. O'Brien.**
90. Tactix Real Estate Advisors, LLC v Johnson & Markley Group, LLC - Motion to Compel Answer to Interrogatories and Production of Documents (Seq. 33) - **W. Harvey - D. McCaffery.**
91. Tang v. Chae - Defendant's Motion to Compel Plaintiff's Answer to Discovery (Seq. 7) - **M. Wenke - J. Searfoss.**
92. Temple University v. Thomas - Motion to Reassess Damages (Seq. 24).
93. U.S. Bank National Association v. Schmitt - Motion to Reassess Damages (Seq. 29) - **M. McKeever.**
94. U.S. Bank National Association v. Schmitt - Motion to Reassess Damages (Seq. 30) - **M. McKeever.**
95. U.S. Bank National Association v. Sheppard - Notice of Objection to Plaintiff's Ex Parte Motion - **R. Cusick.**
96. U.S. Bank National Association v. Stevens - Defendant's Motion to Extend Time to File a Responsive Pleading (Seq. 3) - **R. Cusick.**
97. Waterford Condominium Association v. Xia - Motion to Reassess Damages (Seq. 3) - **H. Barrow.**
98. Wells Fargo Bank, N.A. v. Gaston - Motion to Reassess Damages (Seq. 10) - **R. Cusick.**
99. Wells Fargo Bank, N.A. v. Kerper - Motion to Reassess Damages (Seq. 11) - **R. Cusick.**
100. Wilson v. Travelers Casualty and Surety Company - Motion for Protective Order (Seq. 13) - **R. Murphy - J. Heinz.**