



Northampton County Reporter

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EASTON, PA February 22, 2024

NO. 8

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NOTICE TO THE BAR...

March Quarterly Association Meeting

March 14, 2024

Event Center at Blue

**NORTHAMPTON COUNTY BAR ASSOCIATION
2024 BAR ASSOCIATION OFFICERS**

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Richard Eugene Santee Treasurer
Jill Kelly McComsey Secretary
Steven B. Molder Past President

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Northampton County Reporter
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The Northampton County Reporter will be published every Thursday by the Northampton County Bar Association, 155 South Ninth St., Easton, PA 18042-4399. All legal notices relating to the business of the county, are required by rule of Court, to be published in this Journal. All legal notices must be submitted in typewritten form and are published exactly as submitted by the advertiser. Neither the Law Reporter nor the printer will assume any responsibility to edit, make spelling corrections, eliminate errors in grammar or make any changes to content.

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Ralph J. Bellafatto, Esquire
Editor

NOTICE TO NCBA MEMBERS – BAR NEWS**Judicial Law Clerk Openings**

Judge Samuel P. Murray and Judge Brian J. Panella of the Court of Common Pleas of Northampton County have full-time law clerk positions available. The annual salary is \$67,828.00 with a benefit program including coverage for Health, Prescription, Vision and Dental. The position will require legal research and writing and assisting the judge during court proceedings. Applicants must have a juris doctorate degree. A resume and writing sample should be sent to Tammy Frost, Judicial Secretary to the Honorable Samuel P. Murray, 669 Washington Street, Easton, PA 18042 or tfrost@norcopa.gov.

2024 NCBA Committees

If you would like to be part of the 2024 Committees, complete your Committee Preference Form and return it to the NCBA Office. New committees are forming, Chairs are scheduling their meetings and we want you to be part of it!

Save the Dates!

Friday, March 1—150th Kickoff Event

Friday, March 8—Blue Mountain Skiing and CLE Event

Friday, March 22—Annual Reception for the Court

Thursday, April 11—Iron Pigs Game

We all have two lives. The second one starts when we realize we only have one.
~ Confucius

ESTATE AND TRUST NOTICES

Notice is hereby given that, in the estates of the decedents set forth below, the Register of Wills has granted letters testamentary or of administration to the persons named. Notice is also hereby given of the existence of the trusts of the deceased settlors set forth below for whom no personal representatives have been appointed within 90 days of death. All persons having claims or demands against said estates or trusts are requested to make known the same, and all persons indebted to said estates or trusts are requested to make payment, without delay, to the executors or administrators or trustees or to their attorneys named below.

FIRST PUBLICATION**BEAVER, MARY D.,** dec'd.

Late of Nazareth Borough, Northampton County, PA

Co-Executors: Diane C. Kresh and Kenneth E. Beaver c/o Timothy J. Duckworth, Jr., Esquire, Mosebach, Funt, Dayton & Duckworth, P.C., 2045 Westgate Drive, Suite 404, Bethlehem, PA 18017

Attorneys: Timothy J. Duckworth, Jr., Esquire, Mosebach, Funt, Dayton & Duckworth, P.C., 2045 Westgate Drive, Suite 404, Bethlehem, PA 18017

EDWARDS, HARRY, JR. a/k/a HARRY EDWARDS, dec'd.

Late of Bethlehem, Northampton County, PA

The Harry Edwards Trust dated 6/28/1999

Trustee: David B. Edwards c/o Paul S. Frank, Esquire, King Spry Herman Freund & Faul, LLC, One West Broad Street, Suite 700, Bethlehem, PA 18018

Attorneys: Paul S. Frank, Esquire, King Spry Herman Freund & Faul, LLC, One West Broad Street, Suite 700, Bethlehem, PA 18018

EICHLIN, HELEN JANE, dec'd.

Late of the Township of Washington, Northampton County, PA

Co-Executrices: Amy Lynn Smith and Holly Ann Courter
Attorney: P. Christopher Cotturo, Esquire, 75 Bangor Junction Road, Bangor, PA 18013

ELBIN, MARY HELEN, dec'd.

Late of Easton, Northampton County, PA

Executrix: Wendy Helen Elbin
Attorneys: Santanasto Law, 210 E. Broad Street, Bethlehem, PA 18018

FARINA, JAMES V., dec'd.

Late of Hanover Twp., Northampton County, PA

Executor: James Farina c/o John N. Schaeffer, Esquire, Eastburn and Gray, PC, 60 East Court Street, P.O. Box 1389, Doylestown, PA 18901-0137

Attorneys: John N. Schaeffer, Esquire, Eastburn and Gray, PC, 60 East Court Street, P.O. Box 1389, Doylestown, PA 18901-0137

FISK, WILLIAM HENRY, III, dec'd.

Late of the Borough of Wilson, Northampton County, PA

Co-Executors: William Henry Fisk, 4th a/k/a William Henry Fisk, IV and Barbara Ann Scattene c/o Beth A. Knickerbocker, Esquire, 601 Stones Crossing, Suite A5, Easton, PA 18045

Attorney: Beth A. Knickerbocker, Esquire, 601 Stones Crossing, Suite A5, Easton, PA 18045

GRIFFIN, LOIS M., dec'd.
Late of Wilson Borough, Northampton County, PA
Co-Executrices: Linda Mae Griffin and Donna K. Griffin-Suter c/o Barbara Rush Renkert, Esquire, 2120 Northampton Street, Easton, PA 18042
Attorney: Barbara Rush Renkert, Esquire, 2120 Northampton Street, Easton, PA 18042

MELESKI, PATRICIA V., dec'd.
Late of Northampton, Northampton County, PA
Executor: William Bernard Novakowski, Jr. c/o Jeffrey F. Hussar, Esquire, 946 Third Street, Whitehall, PA 18052
Attorney: Jeffrey F. Hussar, Esquire, 946 Third Street, Whitehall, PA 18052

NOURSE, ANNE C., dec'd.
Late of the Township of Forks, Northampton County, PA
Executor: Robert L. Nourse c/o Daniel E. Cohen, Attorney, Hof & Reid, LLC, 3101 Emrick Blvd., Suite 205, Bethlehem, PA 18020
Attorneys: Daniel E. Cohen, Attorney, Hof & Reid, LLC, 3101 Emrick Blvd., Suite 205, Bethlehem, PA 18020

PETROSKY, ROBERT F., dec'd.
Late of 718 Locust Street, Catasauqua, Northampton County, PA
Executrix: Donna Petrosky c/o Amy J. Miller, Esquire, Miller Thielen, P.C., 101 S. Richmond St., Ste. B, Fleetwood, PA 19522
Attorneys: Amy J. Miller, Esquire, Miller Thielen, P.C., 101 S. Richmond St., Ste. B, Fleetwood, PA 19522

RYMER, JOANN CARMELLA, dec'd.
Late of the Township of Bethlehem, Northampton County, PA
Executrix: Toni M. Petty c/o Goudsouzian & Associates, 2940 William Penn Highway, Easton, PA 18045
Attorneys: Goudsouzian & Associates, 2940 William Penn Highway, Easton, PA 18045

SERFASS, MARY JANE, dec'd.
Late of the Township of Hanover, Northampton County, PA
Executor: David Wilson Serfass c/o Kevin Frank Danyi, Esquire, Danyi Law, P.C., 133 East Broad Street, Bethlehem, PA 18018
Attorneys: Kevin Frank Danyi, Esquire, Danyi Law, P.C., 133 East Broad Street, Bethlehem, PA 18018

STAUFFER, AGNES, dec'd.
Late of the City of Bethlehem, Northampton County, PA
Co-Executors: David Andrew Stauffer and Mary C. Hanner c/o Bradford D. Wagner, Esquire, 662 Main Street, Hellertown, PA 18055-1726
Attorney: Bradford D. Wagner, Esquire, 662 Main Street, Hellertown, PA 18055-1726

WARNER, CYNTHIA L., dec'd.
Late of the Township of Bethlehem, Northampton County, PA
Co-Administrators: Christopher T. Warner and Nicholas Stephen Warner c/o Beth A. Knickerbocker, Esquire, 601 Stones Crossing, Suite A5, Easton, PA 18045

Attorney: Beth A. Knickerbocker,
Esquire, 601 Stones Crossing,
Suite A5, Easton, PA 18045

WOODBURN, JOHN MICHAEL,
dec'd.

Late of Bethlehem Twp., North-
ampton County, PA

Administrators: Gail M.
Woodburn and John C.
Woodburn c/o Paul A.
Lauricella, Esquire, Feldman
Shepherd Wohlgerlenter Tanner
Weinstock Dodig LLP, 1845
Walnut St., 21st Fl., Philadelphia,
PA 19103

Attorneys: Paul A. Lauricella,
Esquire, Feldman Shepherd
Wohlgerlenter Tanner Weinstock
Dodig LLP, 1845 Walnut St.,
21st Fl., Philadelphia, PA 19103

SECOND PUBLICATION

**BACHMAN, CARL E. a/k/a CARL
E. BACHMAN, SR.,** dec'd.

Late of Walnutport, Northampton
County, PA

Executors: Carl E. Bachman, Jr.
and Jeffrey L. Bachman c/o
Stephen A. Strack, Esquire,
Steckel and Stopp LLC, 125 S.
Walnut Street, Suite 210,
Slatington, PA 18080

Attorneys: Stephen A. Strack,
Esquire, Steckel and Stopp LLC,
125 S. Walnut Street, Suite 210,
Slatington, PA 18080

BEALER, GAIL EILEEN, dec'd.

Late of Bethlehem, Northampton
County, PA

Executrix: Christine Ann Wald
c/o Gardner Law Office, 740
Main Street, Bethlehem, PA
18018

Attorneys: Gardner Law Office,
740 Main Street, Bethlehem, PA
18018

CALANTONI, VICTORIA L., dec'd.

Late of Palmer Township, North-
ampton County, PA

Executors: Brian T. Regan and
Santino Calantoni c/o Fitzpatrick
Lentz & Bubba, P.C., Two City
Center, 645 West Hamilton
Street, Suite 800, Allentown, PA
18101

Attorneys: Fitzpatrick Lentz &
Bubba, P.C., Two City Center,
645 West Hamilton Street, Suite
800, Allentown, PA 18101

DAY, ROY JAMES, dec'd.

Late of Forks Township, North-
ampton County, PA

Personal Representative: Betsy
Anne Day a/k/a Betsy Anne
Hildebrant c/o Paul S. Frank,
Esquire, King Spry Herman
Freund & Faul LLC, One West
Broad Street, Suite 700, Beth-
lehem, PA 18018

Attorneys: Paul S. Frank,
Esquire, King Spry Herman
Freund & Faul LLC, One West
Broad Street, Suite 700, Beth-
lehem, PA 18018

**DIEFENDERFER, ETHEL JOAN
a / k / a E T H E L M .
DIEFENDERFER,** dec'd.

Late of Palmer Township, North-
ampton County, PA

Executors: Mark Alan
Diefenderfer, 930 Tahoe Blvd.,
Ste. 802, PMB 819, Incline
Village, NV 89451 and Stephen
Eric Diefenderfer, 465 W. 23rd
St., Apt. 2-C, New York, NY
10011

Attorneys: Charles J. Phillips,
Esquire, Barley Snyder LLP,
2755 Century Blvd., Wyomissing,
PA 19610

GROSS, CHARLOTTE ANN, dec'd.

Late of the Township of Beth-
lehem, Northampton County, PA

Executor: William John Marshall
c/o Goudsouzian & Associates,
2940 William Penn Highway,
Easton, PA 18045

Attorneys: Goudsouzian &
Associates, 2940 William Penn
Highway, Easton, PA 18045

HEATER, ALAN W., dec'd.

Late of the City of Wind Gap,
Northampton County, PA

Executrix: Michelle Lipyanic c/o
Lisa M. Spitale, Esquire, Spitale
Vargo Madsen & Blair, 680 Wolf
Avenue, Easton, PA 18042

Attorneys: Lisa M. Spitale,
Esquire, Spitale Vargo Madsen
& Blair, 680 Wolf Avenue,
Easton, PA 18042

JONES, DONALD H., dec'd.

Late of the Borough of Penn
Argyl, Northampton County, PA

Executrix: Karen D. Olchvary
a/k/a Karen D. Jones c/o
Timothy B. Fisher, II, Esquire,
Fisher & Fisher Law Offices, P.O.
Box 396, Gouldsboro, PA 18424

Attorneys: Timothy B. Fisher, II,
Esquire, Fisher & Fisher Law
Offices, P.O. Box 396, Goulds-
boro, PA 18424

KNEEBONE, JEAN A., dec'd.

Late of the Township of Lower
Mount Bethel, Northampton
County, PA

Executor: Wilson David
Kneebone c/o Keene Jabbour,
Esquire, 701 Washington Street,
Easton, PA 18042

Attorney: Keene Jabbour,
Esquire, 701 Washington Street,
Easton, PA 18042

McCAFFREY, MICHELE H., dec'd.

Late of the Township of Palmer,
Northampton County, PA

Executrix: Cynthia Whitney c/o
Carla J. Thomas, Esquire, 716
Washington St., Easton, PA
18042

Attorney: Carla J. Thomas,
Esquire, 716 Washington St.,
Easton, PA 18042

MONCALEANO, GLADYS, dec'd.

Late of Palmer Township, North-
ampton County, PA

Administratrix: Sandra Tsiounis
Attorney: Vivian I. Zumas,
Esquire, 742 Main Street,
Bethlehem, PA 18018

REMALEY, ROBERT C., dec'd.

Late of the Township of Bushkill,
Northampton County, PA

Executrix: LouAnn Wallace c/o
Peters, Moritz, Peischl, Zulick,
Landes & Brienza, LLP, 1 South
Main Street, Nazareth, PA 18064
Attorneys: Peters, Moritz, Peischl,
Zulick, Landes & Brienza, LLP,
1 South Main Street, Nazareth,
PA 18064

RONDEEL, AIMEE SONJA, dec'd.

Late of 500 Washington Street,
Easton, Northampton County,
PA

Administratrix: Wendy J. Ashby,
Esquire

Attorneys: Ashby Law Offices,
LLC, 314 West Broad Street,
Suite 118, Quakertown, PA
18951

SORTINO, ROSEMARIE, dec'd.

Late of the City of Easton, North-
ampton County, PA

Executrix: Catherine Mowad
a/k/a Caterina Mowad c/o
Daniel E. Cohen, Attorney, Hof
& Reid, LLC, 3101 Emrick Blvd.,
Suite 205, Bethlehem, PA 18020
Attorneys: Daniel E. Cohen,
Attorney, Hof & Reid, LLC, 3101
Emrick Blvd., Suite 205,
Bethlehem, PA 18020

TROXELL, CHRISTINA ROSE,
dec'd.

Late of Easton, Northampton
County, PA

Executor: Jeffrey Edwin Troxell
 Attorney: David E. Schwager,
 Esquire, 183 Market Street,
 Suite 100, Kingston, PA 18704-
 5444

THIRD PUBLICATION

BEERS, WESLEY E., SR., dec'd.
 Late of the Borough of West
 Easton, Northampton County,
 PA
 Executrix: Elizabeth Susan
 Beers c/o Daniel E. Cohen,
 Attorney, Hof & Reid, LLC, 3101
 Emrick Blvd., Suite 205,
 Bethlehem, PA 18020
 Attorneys: Daniel E. Cohen,
 Attorney, Hof & Reid, LLC, 3101
 Emrick Blvd., Suite 205,
 Bethlehem, PA 18020

BRUCE, MARTHA S., dec'd.
 Late of Bethlehem, Northampton
 County, PA
 Personal Representatives:
 Douglas H. Bruce, Jr. and Laurel
 Ann Bruce c/o Paul S. Frank,
 Esquire, King Spry Herman
 Freund & Faul LLC, One West
 Broad Street, Suite 700,
 Bethlehem, PA 18018
 Attorneys: Paul S. Frank,
 Esquire, King Spry Herman
 Freund & Faul LLC, One West
 Broad Street, Suite 700,
 Bethlehem, PA 18018

DOUGHERTY, JOHN A., dec'd.
 Late of Bethlehem, Northampton
 County, PA
 Executors: Thomas J. Dougherty
 and Maryellen S. Kanarr c/o
 Rebecca M. Young, Esquire and
 Lia K. Snyder, Esquire, Young &
 Young, 119 E. Main Street,
 Macungie, PA 18062
 Attorneys: Rebecca M. Young,
 Esquire and Lia K. Snyder,
 Esquire, Young & Young, 119 E.
 Main Street, Macungie, PA
 18062

GELETA, SHIRLEY A., dec'd.
 Late of the Borough of Hellertown,
 Northampton County, PA
 Executor: William Steven Boyle
 c/o Bradford D. Wagner,
 Esquire, 662 Main Street,
 Hellertown, PA 18055-1726
 Attorney: Bradford D. Wagner,
 Esquire, 662 Main Street,
 Hellertown, PA 18055-1726

**KEEBLE, JEFFERY TODD a/k/a
 JEFFREY TODD KEEBLE
 a/k/a JEFFERY T. KEEBLE
 a/k/a JEFFREY T. KEEBLE,**
 dec'd.
 Late of Nazareth, Northampton
 County, PA
 Executrix: Valerie L. Curry, 5860
 Sullivan Trail, Nazareth, PA
 18064

MacDONALD, VIRGINIA A., dec'd.
 Late of Bethlehem, Northampton
 County, PA
 The Virginia A. MacDonald Trust
 u/a/d May 24, 1999
 Settlor: Virginia A. MacDonald
 Trustees: Paul G. MacDonald,
 Sue Anne Engle and Angela M.
 Marzuoli c/o Larry R. Roth,
 Esquire, The Roth Law Firm,
 P.O. Box 4355, Allentown, PA
 18105
 Attorneys: Larry R. Roth,
 Esquire, The Roth Law Firm,
 P.O. Box 4355, Allentown, PA
 18105

MERTZ, LaMAR C., SR., dec'd.
 Late of Hanover Township,
 Northampton County, PA
 Executor: LaMar C. Mertz, Jr.
 c/o Timothy J. Duckworth,
 Esquire, Mosebach, Funt,
 Dayton & Duckworth, P.C., 2045
 Westgate Drive, Suite 404,
 Bethlehem, PA 18017

Attorneys: Timothy J. Duckworth, Esquire, Mosebach, Funt, Dayton & Duckworth, P.C., 2045 Westgate Drive, Suite 404, Bethlehem, PA 18017

NAUSBAUM, HENRIETTA A., dec'd.

Late of Palmer Township, Northampton County, PA
Executrix: Lynn R. Rich c/o Judith A. Harris, Esquire, Norris McLaughlin, P.A., 515 West Hamilton Street, Suite 502, Allentown, PA 18101

Attorneys: Judith A. Harris, Esquire, Norris McLaughlin, P.A., 515 West Hamilton Street, Suite 502, Allentown, PA 18101

STOEPKER, NANCY A., dec'd.

Late of Easton, Northampton County, PA
Executrix: Miara Dos Santos c/o Nancy K. Busch, Esquire, 825 North 19th Street, Allentown, PA 18104

Attorney: Nancy K. Busch, Esquire, 825 North 19th Street, Allentown, PA 18104

WAGNER, MARION C., dec'd.

Late of the Borough of Northampton, Northampton County, PA

Executrix: Cathy W. Rosenblatt c/o Stanley M. Vasiliadis, Esquire, Vasiliadis Pappas Associates, LLC, 2551 Baglyos Circle, Suite A-14, Bethlehem, PA 18020

Attorneys: Stanley M. Vasiliadis, Esquire, Vasiliadis Pappas Associates, LLC, 2551 Baglyos Circle, Suite A-14, Bethlehem, PA 18020

NOTICE OF INCORPORATION

Notice is given that the Articles of Incorporation of:

GERBINO EMPIRE, INC.

have been filed with the Pennsylvania Department of State, and the corporation has been incorporated under the provisions of the Business Corporation Law of 1988.

Feb. 22

NOTICES OF NONPROFIT INCORPORATION

NOTICE IS HEREBY GIVEN that:

EmpowerIndiaEdu

has been incorporated under the provisions of the Non-Profit Corporation Law of 1988, as amended.

The corporation was organized exclusively for charitable, scientific and educational purposes within the meaning of Section 501(c)(3) of the Internal Revenue Code of 1986, as amended. The corporation is organized as an organization seeking to improve the illiteracy problems in India.

BERNARD M. LESAVOY, ESQUIRE
LESAVOY BUTZ & SEITZ LLC
1620 Pond Road
Suite 200
Allentown, PA 18104-2255

Feb. 22

NOTICE IS HEREBY GIVEN that Articles of Incorporation have been filed in the Department of State of the Commonwealth of Pennsylvania at Harrisburg, Pennsylvania.

(1) The name of the corporation is:

TOBOGGAN TRAIL TWINS PLANNED COMMUNITY, INC.

(2) The corporation has been incorporated under the Nonprofit Corporation Law of 1988.

(3) The Corporation is formed to hold in perpetuity, maintain, improve and/or administer the common areas and facilities of the planned community known as "Toboggan Trail Twins, a Planned Community" situate in Forks Township, Northampton County, Pennsylvania, all in accordance with the provisions of the

Declaration, which is recorded in the Recorder of Deeds Office of Northampton County, Pennsylvania, and in accordance with any amendments of or to the said Declaration which may now or hereafter be filed in said office; and any and all lawful business for which nonprofit corporations may be incorporated under the provisions of the Nonprofit Corporation Law of 1988, as amended.

(4) The corporation's Articles of Incorporation were filed on January 11, 2024.

JULIE WAGNER
BURKART, ESQUIRE
STEVENS & LEE

840 West Hamilton Street
Suite 521
Allentown, PA 18101

Feb. 22

**LIMITED LIABILITY
COMPANY NOTICE**

NOTICE IS HEREBY GIVEN that a Certificate of Organization for a Domestic Limited Liability Company has been filed with the Department of State of the Commonwealth of Pennsylvania, at Harrisburg, Pennsylvania, on or about February 6, 2024, for the purpose of creating a Limited Liability Company under the Limited Liability Company Law of 1994, P.L. 703, No. 106.

The name of the Limited Liability Company is:

KTL CONSTRUCTION, LLC

David J. Ceraul, Esquire
22 Market Street
Bangor, PA 18013

Feb. 22

NOTICE FOR CHANGE OF NAME

NOTICE IS HEREBY GIVEN that on February 12, 2024, the Petition of Alec John Fink was filed in Northampton County Court of Common Pleas at No. C-48-CV-2024-1052, seeking to change the name of Petitioner from Alec John Fink to Alec John Geinitz.

The Court has fixed Friday, April 12, 2024 at 9:00 a.m., in courtroom TBD at the Northampton County Courthouse as the date for hearing of the Petition. All persons interested in the proposed change of name may appear and show cause, if any they have, why the prayer of the Petitioner should not be granted.

Feb. 22

NOTICE FOR CHANGE OF NAME

NOTICE IS HEREBY GIVEN that on February 15, 2024, the Petition of Androulla T. Loukas was filed in Northampton County Court of Common Pleas at No. C-48-CV-2023-10209, seeking to change the name of Petitioner from Androulla T. Loukas to Andrea T. Loukas. The Court has fixed Friday, March 22, 2024 at 9:00 A.M. in the Motions Court at the Northampton County Courthouse as the date for hearing of the Petition. All persons interested in the proposed change of name may appear and show cause, if any they have, why the prayer of the Petitioner should not be granted.

Feb. 22

NOTICE FOR CHANGE OF NAME

NOTICE IS HEREBY GIVEN on February 9, 2024, the Petition of Adrian Matthew Matwijcow was filed in Northampton County Court of Common Pleas at No. C-48-CV-2024-01019, seeking to change the name of Petitioner from Adrian Matthew Matwijcow to Adrian Matthew Garibaldi. The Court has fixed Wednesday April 17, 2024 at 9:00 a.m. in courtroom TBD at the Northampton County Courthouse as the date for the hearing of the Petition. All persons interested in the proposed change of name may appear and show cause, if they have, why the prayer of the Petitioner should not be granted.

Feb. 22

**EMERGENCY CUSTODY AND
CUSTODY NOTICE**

Emergency Custody and Custody of minor child, Aariah Gardo, to Kevin Gardo, last known address of 969 Delaware Ave., Palmerton, PA 18071, and Ashlyn McCartney, last known address of 218 W. Water Street, Lansford, PA 18232, and Gregory Macalush, last known address 1 Park Ave., Nesquehoning, PA 18240.

Petition for Publication on said Emergency Custody and Custody having been granted to the undersigned, the biological parents thereto is requested to present them without delay to their attorney:

ALEXANDRIA J.
CROUTHAMEL, ESQUIRE
CROUTHAMEL LAW OFFICES, P.C.
1000 Postal Road
#91265
Allentown, PA 18109
(610) 428-3386
paralegal@crouthamellaw.com

Feb. 8, 15, 22

**TERMINATION OF RIGHTS AND
ADOPTION NOTICE**

Termination of Rights and Adoption of minor child, Saffaria Campbell, to Krystal Trevino, last known address of 1002 Chris Drive, Portland, TN 37142, and Tony Campbell, last known address of 117 W. Smith Street, Gallatin, TN 37066.

Petition for Publication on said Termination of Rights and Adoption having been granted to the undersigned, the biological parents thereto is requested to present them without delay to: Mr. and Mrs. Timothy Benz, 4319 Beech Drive, Nazareth, PA 18064 or to their attorney,

ALEXANDRIA J.
CROUTHAMEL, ESQUIRE
CROUTHAMEL LAW OFFICES, P.C.

1000 Postal Road
#91265
Allentown, PA 18109
(610) 428-3386
paralegal@crouthamellaw.com

Feb. 8, 15, 22

**SHERIFF'S SALE OF
VALUABLE REAL ESTATE**

The following real estate will be sold by the Sheriff of Northampton County, Pennsylvania, on MARCH 8, 2024, at ten o'clock a.m. in the COUNCIL CHAMBERS, THIRD FLOOR, of the Northampton County Government Center, within the City of Easton, County of Northampton and State of Pennsylvania.

PLEASE TAKE NOTICE that the sale price will include only the outstanding taxes certified to the Sheriff's Office. Any taxes not reported to the Sheriff are the responsibility of the purchaser.

No. C-48-CV-2018-04528

FULTON BANK, N.A.

vs.

BUSHKILL PRESERVE, LLC,
STONE GATE REAL ESTATE, LLC

Property Address:

3800 Kesslersville Road, Easton,
PA 18040

UPI/Tax Parcel Number:

J9/13/7/0311

ALL THAT CERTAIN message and tract of land situate in Forks Township, Northampton County, Pennsylvania, and shown as Lot #1 on a Preliminary / Final Minor Subdivision Plan of the Milford Land Co., LLP, dated January 20, 2005, prepared by LB&W Engineering, Inc.

THEREON BEING a mobile home park containing concrete pads for 49 modular homes.

Property Address:

Kesslersville Road, Easton, PA
18040

UPI/Tax Parcel Number:

J9/13/7D/0311
THEREON BEING vacant land.

TITLE TO BOTH PARCELS is vested in Bushkill Preserve, LLC, by deed from Milford Land Company, LLP, said deed recorded on October 30, 2006, in the Northampton County Recorder of Deeds office in Book 2006-1 at page 449975.

No. C-48-CV-2021-08023

U.S. BANK TRUST NATIONAL
ASSOCIATION ET AL.

vs.

AGOSTINO MATTEO, YIN MATTEO
a/k/a YIN WANG

Property Address:

1021 Greenleaf Street, Easton, PA
18040

UPI/Tax Parcel Number:

K9SW2/27/11/0311

ALL THAT CERTAIN tract or parcel of land, with improvements thereon, situated in Forks Township, Northampton County, Pennsylvania, and known as Lot No. 50-K as shown on the Plan of Greenleaf Estates Phase II, recorded in Map Book 1997-5 at pages 311-313.

TITLE TO SAID PREMISES is vested in Agostino Matteo and Yin Wang, as joint tenants with the right of survivorship, by deed from Forks Land Association, Inc., said deed recorded on December 21, 2001, in the Northampton County Recorder of Deeds office in Book 2001-1 at page 276654.

THEREON BEING ERECTED a two-story single residential dwelling with vinyl siding / brick exterior, shingle roof and attached two-car garage.

No. C-48-CV-2022-02086

FREEDOM MORTGAGE
CORPORATION

vs.

THERESA COLE, ADMINISTRATOR
OF THE ESTATE OF RAYMOND
COLE, SR., DECEASED

Property Address:

589 Slateford Road, Mount Bethel,
PA 18343

UPI/Tax Parcel Number:

B11NE1/7/4/0131

ALL THAT CERTAIN message, tenement and lot of land situate in Slateford Village, Upper Mount Bethel Township, Northampton County, Pennsylvania.

TITLE TO SAID PREMISES is vested in Raymond Cole, sole owner, by deed from Diana Ford f/k/a Diana Angione, said deed recorded on August 6, 2020, in the Northampton County Recorder of Deeds Office in Book 2020-1 at page 182417.

THEREON BEING ERECTED a two-story Colonial-style single residential dwelling with vinyl siding and shingle roof.

No. C-48-CV-2022-04992

FREEDOM MORTGAGE
CORPORATION

vs.

BRENT FULIN

Property Address:

622 Moyer Avenue, Pen Argyl, PA
18072-1113

UPI/Tax Parcel Number:

D8SE3D/6/5/0625

ALL THAT CERTAIN lot, tract, piece or parcel of land situate in Pen Argyl Borough, Northampton County, Pennsylvania, designated as Lots No. 16 and 17 on a plan of lots made for W. S. Hazen and Son by H. C. Dilliard Engineer.

TITLE TO SAID PREMISES is vested in Brent Fulin by deed from Terry Corbett and Dawn Corbett, husband and wife, said deed recorded on November 30, 2018, in the Northampton County Recorder of Deeds Office in Book 2018-1 at page 255341.

THEREON BEING ERECTED a two-story single residential dwelling with vinyl siding / stucco exterior, shingle roof and attached one-car garage.

No. C-48-CV-2022-06299 (CIVIL)
SANTANDER BANK, N.A.

vs.

ROBERT W. PINARD,
ADMINISTRATOR OF THE ESTATE
OF MADELINE RIGELON,
CHRISTOPHER RIGELON, KNOWN
HEIR TO THE ESTATE OF
MADELINE RIGELON, UNKNOWN
HEIRS OF THE ESTATE OF
MADELINE RIGELON

Property Address:

523 High Street, Easton, PA
18045-5404

UPI/Tax Parcel Number:

J8SE3B/17/3/0430

ALL THAT CERTAIN lot or piece of land situate in Tatamy Borough, Northampton County, Pennsylvania.

TITLE TO SAID PREMISES is vested in Madeline Rigelon by deed from Victoria A. Nave and Harley B. Brown, Jr., Agents for Alberta A. Brown, said deed recorded on May 22, 2008, in the Northampton County Recorder of Deeds office in Book 2008-1 at page 152579.

THEREON BEING ERECTED a ranch-style single residential dwelling with aluminum siding, shingle roof and detached two-car garage.

No. C-48-CV-2022-08900

PMIT REI 2021-A, LLC

vs.

WEBSTER J. UZZLE,
UNITED STATES OF AMERICA

Property Address:

1819 Chianti Place, Easton, PA
18045

UPI/Tax Parcel Number:

N8/23/9/0205

ALL THAT CERTAIN piece, parcel or tract of land situate in Bethlehem Township, Northampton County, Pennsylvania, shown as Lot #49 on the Lot Line Adjustment Plan, Lots #49 and #50, of the Vineyard at Wagner Farms, Phase 1, recorded in Map Book 1998-5 at page 18.

TITLE TO SAID PREMISES is vested in Webster J. Uzzle by deed from Robert W. Lawlor and Stefanie M. Lawlor, husband and wife, said deed recorded on August 31, 2004, in the Northampton County Recorder of Deeds office in Book 2004-1 at page 341390.

THEREON BEING ERECTED a two-story single residential dwelling with vinyl siding, shingle roof and attached two-car garage.

No. C-48-CV-2022-09018

NEWREZ, LLC d/b/a SHELLPOINT
MORTGAGE SERVICING

vs.

ADRIANNA EVA MILLIN RIVERA,
AS ADMINISTRATRIX OF THE
ESTATE OF MAUREEN M. RIVERA,
DECEASED, THE UNITED STATES
OF AMERICA

Property Address:

111 North 10 Street, Easton, PA
18042

UPI/Tax Parcel Number:

L9SE1A/12/8/0310

ALL THAT CERTAIN lot or piece of land located in Easton City, Northampton County, Pennsylvania.

TITLE TO SAID PREMISES is vested in Maureen M. Rivera by deed from Earl William Keyser, Executor of the Estate of Winifred M. Keyser, deceased, said deed recorded on January 3, 2001, in the Northampton County Recorder of Deeds office in Book 2001-1 at page 001063.

THEREON BEING ERECTED a two-story single residential dwelling with brick exterior, shingle roof and detached three-car garage.

No. C-48-CV-2023-00355

SANTANDER BANK, N.A.

vs.

PATRICIA A. MANOS

Property Address:2801 Eldridge Avenue, Easton, PA
18045**UPI/Tax Parcel Number:**

L8NE4/3/10A-1/0324

ALL THAT CERTAIN lot or parcel of land situate in Palmer Township, Northampton County, Pennsylvania, and shown on the recorded plot plan of the subdivision of land of Anna Mae Corriere.

TITLE TO SAID PREMISES is vested in Joseph A. Manos and Patricia A. Manos, husband and wife, by deed from Barbara M. McCullen, said deed recorded on April 26, 2006, in the Northampton County Recorder of Deeds office in Book 2006-1 at page 163839. And the said Joseph A. Manos passed away on or about March 20, 2019, thereby vesting title solely unto Patricia A. Manos.

THEREON BEING ERECTED a shed with aluminum siding and shingle roof.

No. C-48-CV-2023-00501FREEDOM MORTGAGE
CORPORATION

vs.

SHADIA M. GUZMAN

Property Address:211 South 17th Street, Easton, PA
18042**UPI/Tax Parcel Number:**

L9SW2D/25/11A/0837

ALL THAT CERTAIN piece of land situate in Wilson Borough, Northampton County, Pennsylvania, comprising the southern portion of Lot No. 847 on a certain map of "The Fairview Park Association" entered of record on May 19, 1899, in Map Book 2 at page 64.

TITLE TO SAID PREMISES is vested in Shadia M. Guzman by deed from James Dutt and Constance Farmer, said deed recorded on May 1, 2018, in the Northampton County Recorder of Deeds Office in Book 2018-1 at page 083223.

THEREON BEING ERECTED a 3-story half-double residential dwelling with brick exterior and shingle roof.

No. C-48-CV-2023-00932

BANK OF AMERICA, N.A.

vs.

JOSEPH J. PETRISKO,

LOUISE A. PETRISKO

Property Address:403 Manor Drive, Nazareth, PA
18064**UPI/Tax Parcel Number:**

L7/5/16-2/0418

ALL THAT CERTAIN lot or parcel of land situate on the westerly side of Manor Drive in Lower Nazareth Township, Northampton County, Pennsylvania, and indicated as Lot 22 on the Subdivision Plan of Newburg Manor by Fishburn Realty, recorded in Plan Book 34 at page 39.

TITLE TO SAID PREMISES is vested in Joseph J. Petrisko and Louise A. Petrisko, husband and wife, by deed from Stephen T. Demshock and Germaine Demshock, his wife, said deed recorded on November 5, 1975, in the Northampton County Recorder of Deeds Office in Book 529 at page 139.

THEREON BEING ERECTED a two-story single residential dwelling with vinyl siding/brick exterior, shingle roof and attached two-car garage.

No. C-48-CV-2023-00977SPECIALIZED LOAN
SERVICING, LLC

vs.

KURT K. HUNSICKER

Property Address:

1570 South Delaware Drive,
Easton, PA 18042

UPI/Tax Parcel Number:

N10NW1/4/8/0836

ALL THAT CERTAIN lot or piece of ground, with the improvements erected thereon, situated in Williams Township, Northampton County, Pennsylvania, and designated as Lot No. 26 on the Plan of Brown Terrace, which Plan is recorded in Map Book 9 at page 131.

TITLE TO SAID PREMISES is vested in Kurt K. Hunsicker, unmarried, as sole owner, by deed from Kris K. Hunsicker, Executor of the Estate of Carol M. Flynn, said deed recorded on January 24, 2019, in the Northampton County Recorder of Deeds Office in Book 2019-1 at page 014055.

THEREON BEING ERECTED a ranch-style single residential dwelling with aluminum siding, shingle roof and detached two-car garage.

No. C-48-CV-2023-01870

WELLS FARGO BANK, N.A.

vs.

LEO MURSKY, AS BELIEVED EXECUTOR OF THE ESTATE OF ROBERT P. DUE a/k/a ROBERT DUE, UNKNOWN HEIRS AND/OR ADMINISTRATORS TO THE ESTATE OF ROBERT P. DUE a/k/a ROBERT DUE

Property Address:

375 West Lincoln Street, Easton, PA 18042

UPI/Tax Parcel Number:

L9SE3D/28/23/0310

ALL THAT CERTAIN tract of land, with improvements thereon erected, situate on the north side of West Lincoln Street in Easton City, Northampton County, Pennsylvania,

being the eastern fifteen (15) feet of Lot No. 57 and all of Lot No. 56 as laid out on the "Ott Farm" by Peter Brady for Charles Seitz and Frederick Seitz in December, 1891, recorded in Map Book 1 at page 24.

TITLE TO SAID PREMISES is vested in Robert Due by deed from Carol Ann Cornish, through her attorney-in-fact Leo Mursky, said deed recorded on February 18, 1998, in the Northampton County Recorder of Deeds office in Book 1998-1 at page 017518.

THEREON BEING ERECTED a two-story half-double residential dwelling with brick exterior and shingle roof.

No. C-48-CV-2023-02832

WELLS FARGO BANK, N.A.

vs.

MICHAEL T. FRAME, DECEASED, UNKNOWN HEIRS AND/OR ADMINISTRATORS TO THE ESTATE OF MICHAEL T. FRAME

Property Address:

161 Main Street, Hellertown, PA 18055

UPI/Tax Parcel Number:

Q7SW3D/3/19/0715

ALL THAT CERTAIN lot of ground situated in Hellertown Borough, Northampton County, Pennsylvania.

TITLE TO SAID PREMISES is vested in Michael T. Frame by deed from John E. Kerner and Cara A. Moyer Kerner a/k/a Cora A. Kerner, husband and wife, said deed recorded on September 7, 1994, in the Northampton County Recorder of Deeds office in Book 1994-6 at page 071746.

THEREON BEING ERECTED a two-story single residential dwelling with brick exterior/aluminum siding, shingle roof and detached four-car garage.

No. C-48-CV-2023-03029

U.S. BANK NATIONAL
ASSOCIATION

vs.

JOSEPH ANDREW MICHAEL,
ADMINISTRATOR OF THE ESTATE
OF MARY ELLEN EVANS,
DECEASED, MATTHEW JAMES
MICHAEL, ADMINISTRATOR OF
THE ESTATE OF MARY ELLEN
EVANS, DECEASED, AMANDA
RUCH, KNOWN HEIR OF THE
ESTATE OF MARY ELLEN EVANS,
DECEASED, WILLIAM MICHAEL,
KNOWN HEIR OF THE ESTATE OF
MARY ELLEN EVANS, DECEASED,
ESTATE OF JEAN MARIE
MICHAEL, KNOWN HEIR OF THE
ESTATE OF MARY ELLEN EVANS,
DECEASED, KNOWN AND
UNKNOWN HEIRS, SUCCESSORS,
ASSIGNS, REPRESENTATIVES,
DEVISEES AND ALL PERSONS,
FIRMS OR ASSOCIATIONS
CLAIMING RIGHT, TITLE OR
INTEREST FROM OR UNDER THE
ESTATE OF JEAN MARIE
MICHAEL, DECEASED

Property Address:

1433 Deer Path Drive, Walnut-
port, PA 18088

UPI/Tax Parcel Number:

G3SW4/1/2/0516

ALL THAT CERTAIN piece, parcel
or tract of land on the west side of
Deer Path Drive situate in Lehigh
Township, Northampton County,
Pennsylvania, and shown on a map
or plan of the Development of
“Mountain Acres” recorded in
December, 1962, in Plan Book 17 at
page 36, more fully bounded and
described in accordance with a survey
in March, 1969, by George W. Knehr,
registered professional surveyor.

TITLE TO SAID PREMISES is
vested in Thomas M. Evans and Mary
E. Evans, his wife, by deed from

Richard C. Becker and Naomi J.
Becker, his wife, said deed recorded
on May 16, 1969, in the Northampton
County Recorder of Deeds office in
Book 345 at page 160. The said
Thomas M. Evans departed this life
intestate on or about November 6,
2020. And the said Mary Ellen Evans
departed this life intestate on or about
December 24, 2020.

THEREON BEING ERECTED a
ranch-style single residential dwelling
with vinyl siding, shingle roof and
detached one-car garage.

No. C-48-CV-2023-03128

PMIT REI 2021-A, LLC

vs.

NANCY OSES

Property Address:

804 Reynolds Street, Easton, PA
18042

UPI/Tax Parcel Number:

M9NE1B/24/16/0310

ALL THAT CERTAIN lot or piece of
land situate in Easton City, Northamp-
ton County, Pennsylvania.

TITLE TO SAID PREMISES is
vested in Nancy Oses by deed from
Joy M. Roberts, said deed recorded
July 16, 2007, in the Northampton
County Recorder of Deeds office in
Book 2007-1 at page 259463.

THEREON BEING ERECTED a
two-story half-double residential
dwelling with brick exterior and
shingle roof.

No. C-48-CV-2023-03294

JUST PEACHY HOMES, LLC

vs.

NOIR PEARLZ HOLDINGS, LLC

Property Address:

963 Wyandotte Street, Bethlehem,
PA 18015

UPI/Tax Parcel Number:

P6SW3C/7/11/0204

ALL THAT CERTAIN message or
tenement and tract of land situate in
Bethlehem City, Northampton
County, Pennsylvania.

TITLE TO SAID PREMISES is vested in Noir Pearlz Holdings, LLC, by deed from Ray Figueroa, said deed recorded on October 27, 2022, in the Northampton County Recorder of Deeds office in Book 2022-1 at page 287752.

THEREON BEING ERECTED a three-story Colonial-style single residential dwelling with brick exterior and shingle roof.

No. C-48-CV-2023-03534

WELLS FARGO BANK, N.A.

vs.

RICHARD J. MENEGUS,
DECEASED, UNKNOWN HEIRS
AND/OR ADMINISTRATORS TO
THE ESTATE OF

RICHARD J. MENEGUS

Property Address:

2800 Middletown Road,
Bethlehem, PA 18020

UPI/Tax Parcel Number:

N7NW3/15/1/0205

ALL THAT CERTAIN lot or piece of land, with the dwelling thereon erected, situate, lying and being in Bethlehem Township, Northampton County, Pennsylvania, and known on Plan of Lots of Bethlehem Annex, Tract B, as Lots Nos. 55, 56, 57 and 58.

TITLE TO SAID PREMISES is vested in Richard J. Menegus and Lillian K. Menegus, his wife, as tenants by the entirety, by deed from William Harvilla and Dorothy Harvilla, his wife, said deed recorded on October 2, 1972, in the Northampton County Recorder of Deeds office in Book 439 at page 61. The said Lillian K. Menegus died on January 12, 2012, and pursuant to the survivorship language in the above-mentioned deed, all her interests passed to Richard J. Menegus. And the said Richard J. Menegus died on December 23, 2021.

THEREON BEING ERECTED a two-story single residential dwelling with vinyl siding and shingle roof.

No. C-48-CV-2023-03777

U.S. BANK NATIONAL
ASSOCIATION, AS TRUSTEE
ET AL.

vs.

JUSTIN GELLOCK a/k/a
JUSTIN D. GELLOCK

Property Address:

223 1/2 Clearfield Street, Free-
mansburg, PA 18017

UPI/Tax Parcel Number:

P7NW2A/3/40/0212

ALL THAT CERTAIN message, tenement and lot or piece of land situate on the easterly side of Clearfield Street in Freemansburg Borough, Northampton County, Pennsylvania.

TITLE TO SAID PREMISES is vested in Justin D. Gellock by deed from Ronald D. Behm, Jr., single man, said deed recorded on July 1, 2004, in the Northampton County Recorder of Deeds office in Book 2004-1 at page 255808.

THEREON BEING ERECTED a two-story residential row home with vinyl siding and shingle roof.

No. C-48-CV-2023-03963

MIDFIRST BANK

vs.

BRIANA L. BEAHM, MICHAEL R.
MATTES

Property Address:

208 Clearfield Street, Free-
mansburg, PA 18017

UPI/Tax Parcel Number:

P7NW2A/2/24/0212

ALL THAT CERTAIN message, tenement and piece of ground situate on the west side of Clearfield Street between Lincoln Street and Monroe Street in Freemansburg Borough, Northampton County, Pennsylvania.

TITLE TO SAID PREMISES is vested in Briana L. Beahm and Michael R. Mattes, unmarried individuals who acquired title as tenants by the entirety, by deed from Dennis J. Ruiz and Cecelia J. Ruiz, husband and wife, said deed recorded on February 4, 2019, in the Northampton County Recorder of Deeds office in Book 2019-1 at page 020262.

THEREON BEING ERECTED a two-story residential row home with brick exterior and shingle roof.

No. C-48-CV-2023-04965

FEDERAL HOME LOAN
MORTGAGE CORPORATION, AS
TRUSTEE ET AL.

vs.

EDRISEU S. FORBES a/k/a
EDRISEU FORBES

Property Address:

189 Washington Boulevard,
Bangor, PA 18013

UPI/Tax Parcel Number:

E9SE1/2/3/0134

ALL THAT CERTAIN message, tenement, tract, parcel or piece of land lying and being in Washington Township, Northampton County, Pennsylvania.

TITLE TO SAID PREMISES is vested in Edriseu S. Forbes by deed from Shane A. Flyte and Shannah A. Flyte, h/w, said deed recorded on February 23, 2006, in the Northampton County Recorder of Deeds Office in Book 2006-1 at page 075387.

THEREON BEING ERECTED a two-and-one-half-story half-double residential dwelling with vinyl siding and shingle roof.

No. C-48-CV-2023-05186

WELLS FARGO BANK, N.A.

vs.

CARLOS J. CRUZ-GOMEZ,
JESSIKA GONZALEZ

Property Address:

726 Pawnee Street, Bethlehem, PA
18015

UPI/Tax Parcel Number:

P6SW2C/15/10/0204

ALL THAT CERTAIN message or tenement and half of a double frame house situate on the west side of Pawnee Street, near Fiot Street, in Bethlehem City, Northampton County, Pennsylvania.

TITLE TO SAID PREMISES is vested in Carlos J. Cruz-Gomez and Jessika Gonzalez, with rights of survivorship, by deed from Sonia Marrero, said deed recorded on July 31, 2008, in the Northampton County Recorder of Deeds office in Book 2008-1 at page 221411.

THEREON BEING ERECTED a two-story Colonial-style half-double residential dwelling with vinyl siding and slate roof.

No. C-48-CV-2023-06184

LAKEVIEW LOAN SERVICING, LLC
vs.

JONATHAN D. RINEHIMER

Property Address:

531 Brown Avenue, Bangor, PA
18013

UPI/Tax Parcel Number:

E9NE1B/3/7/0102

ALL THAT CERTAIN message, tenement and lot or piece of land situate in the Fourth Ward of Bangor Borough, Northampton County, Pennsylvania.

TITLE TO SAID PREMISES is vested in Jonathan D. Rinehimer by deed from Anne M. Scofield, said deed recorded on October 26, 2018, in the Northampton County Recorder of Deeds office in Book 2018-1 at page 230123.

THEREON BEING ERECTED a two-story Colonial-style single residential dwelling with aluminum siding, shingle roof and detached one-car garage.

A Schedule of Distribution will be filed by the Sheriff thirty days from the date of the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten days from the date of filing the Schedule of Distribution.

RICHARD H. JOHNSTON
Sheriff
Northampton County,
Pennsylvania

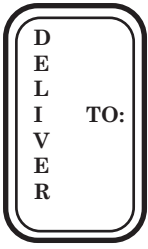
DAVID J. CERAUL, ESQUIRE
Solicitor to the Sheriff

Feb. 15, 22, 29

JUDICIAL LAW CLERK OPENINGS

Judge Samuel P. Murray and Judge Brian J. Panella of the Court of Common Pleas of Northampton County have full-time law clerk positions available. The annual salary is \$67,828.00 with a benefit program including coverage for Health, Prescription, Vision and Dental. The position will require legal research and writing and assisting the judge during court proceedings. Applicants must have a juris doctorate degree. Applicants should submit a resume and writing sample to Tammy Frost, Judicial Secretary to the Honorable Samuel P. Murray, 669 Washington Street, Easton, PA 18042 or tfrost@norcopa.gov.

Feb. 1, 8, 15, 22



PERIODICAL PUBLICATION

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