

**NOTICES**

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**CORPORATION NOTICE**

NOTICE IS HEREBY GIVEN that Articles of Incorporation were filed with the Department of State of the Commonwealth of Pennsylvania at Harrisburg, Pennsylvania for Seven Hills Realty, Inc., in accordance with the provisions of the Pennsylvania Business Corporation Law of 1988. EUGENE STEGER & ASSOCS., PC, Solicitors  
411 Old Baltimore Pike  
Suite 101  
Chadds Ford, PA 19317

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**CORPORATION NOTICE**

NOTICE IS HEREBY GIVEN that Articles of Incorporation were filed with the Department of State of the Commonwealth of Pennsylvania at Harrisburg, Pennsylvania on April 28, 2014 for Harting Communications, LLC, in accordance with the provisions of the Pennsylvania Business Corporation Law of 1988. The purpose or purposes for which it was organized are: Consulting. HUDSON L. VOLTZ, Solicitor  
110 Hopewell Road, Ste. 200  
Downingtown, PA 19335

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**CORPORATION NOTICE**

NOTICE IS HEREBY GIVEN that Articles of Incorporation were filed with the Department of State of the Commonwealth of Pennsylvania at Harrisburg, Pennsylvania for Exo Shortbark Co., in accordance with the provisions of the Pennsylvania Business Corporation Law of 1988.

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**NOTICE**

NOTICE IS HEREBY GIVEN that on May 15, 2014 a Certificate of Organization was filed in the Pennsylvania Department of State for Herring & Bergeron, LLC in accordance with the provisions of the Limited Liability Act of 1994. JOSEPH J. KENNA, Esquire  
706 Timberlake Drive  
Exton, PA 19341

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**CORPORATION NOTICE**

NOTICE IS HEREBY GIVEN that Articles of Incorporation were filed with the Department of State of the Commonwealth of Pennsylvania at Harrisburg, Pennsylvania for One Charlestown, Inc., in accordance with the provisions of the Pennsylvania Business Corporation Law of 1988. MCCREESH, MCCREESH, MCCREESH & CANNON, Solicitors  
7053 Terminal Square  
Upper Darby, PA 19082

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**NOTICE**

Apple Grove Recycling, LLC, has been organized under the Pennsylvania Limited Liability Act. JANIS M. SMITH, Solicitor  
4203 West Lincoln Highway  
Parkersburg, PA 19365

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**CHANGE OF NAME NOTICE  
IN THE COURT OF COMMON PLEAS  
CHESTER COUNTY, PENNSYLVANIA  
CIVIL ACTION - LAW  
NO. AD-14-04906**

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

Date of filing the Petition: May 28, 2014

Name to be changed from: Vikash Venkatesh Balakrishnan to: Vikass Venkatesh.

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

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**1st Publication****DISSOLUTION NOTICE**

NOTICE IS HEREBY GIVEN that the Shareholders and Board of Directors of CDS ANALYTICAL, INC., a Pennsylvania corporation ("Corporation"), with an address of 465 Limestone Road, Oxford, PA 19363, have approved a proposal that the Corporation voluntarily dissolve, and that the Robert V. Dwyer, Jr., 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.

MATTHEW T. PAYNE

Pansing Hogan Ernst & Bachmann LLP

10250 Regency Circle, Suite 300

Omaha, Nebraska 68114

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**ESTATE NOTICES**

*Letters Testamentary or of Administration having been granted in the following Estates, all persons having claims or demands against the estate of the said decedents are requested to make known the same and all persons indebted to the said decedents are requested to make payment without delay to the respective executors, administrators, or counsel.*

**1st Publication**

**BOLMANN**, Andrew R., a/k/a Andrew Bolmann, late of Borough of Pottstown. Jean E. Hansen and Michael W. Hansen, care of MAURICE D. LEE, III, Esquire, 1500 Market St., 38th Fl. West, Philadelphia, PA 19102, Executors. MAURICE D. LEE, III, Esquire, Saul Ewing LLP, 1500 Market St., 38th Fl. West, Philadelphia, PA 19102, atty.

**DEJESUS**, Linda K., late of Borough of West Chester. Noreen A. McGuigan, care of JOSEPH A. WALHEIM, Esquire, 40 West Eagle Road, Suite 2, Havertown, PA 19083-1425, Executrix. JOSEPH A. WALHEIM, Esquire, Joseph A. Walheim & Associates, P.C., 40 West Eagle Road, Suite 2, Havertown, PA 19083-1425, atty.

**DIBENEDETTO**, Mario R., late of West Pikeland Township. Mario R. DiBenedetto, Jr., 14 Soder Road, North Caldwell, NJ 07006 and Jennifer Vanderslice, 1810 Horseshoe Pike, Chester Springs, PA 19425, Executors. JERRY L. JOHNSON, Esquire, P.O. Box 218, 114 W. Lancaster Avenue, Downingtown, PA 19335, atty.

**DODSON**, Edward Griffith, III, late of Caln Township. Patricia Allan Dodson, care of PATRICK C. O'DONNELL, Esquire, 17 E. Gay Street, Suite 100, P.O. Box 562, West Chester, PA 19381-0562, Executor. PATRICK C. O'DONNELL, Esquire, Gawthrop Greenwood, PC, 17 E. Gay Street, Suite 100, P.O. Box 562, West Chester, PA 19381-0562, atty.

**FARLEY**, Joseph P., late of Uwchlan Township. Kathleen E. Connolly, care of J. MICHAEL RYAN, Esquire, 300 North Pottstown Pike, Suite 150, Exton, PA 19341, Executrix. J. MICHAEL RYAN, Esquire, 300 North Pottstown Pike, Suite 150, Exton, PA 19341, atty.

**GALLAGHER**, Steven Charles, late of Township of Westtown. Ann M. Gallagher, care of STEPHEN CARROLL, Esquire, P.O. Box 1440, Media, PA 19063, Executrix. STEPHEN CARROLL, Esquire, Carroll & Karagelian, LLP, P.O. Box 1440, Media, PA 19063, atty.

**HAWK**, Millard Dewitt, late of West Chester/West Bradford. Dawn M. Buell, 172 N. 520 E #16, Monroe, UT 84754, Executrix.

**KAMERTZI**, Raymond A., a/k/a Raymond K. Kamertz, late of Borough of Phoenixville. Diane Kurtas, 552 Park Road, Spring City, PA 19475, Executrix. RONALD F. BRIEN, Esquire, 808 Westfield Avenue, Spring City, PA 19475-1136, atty.

**KING**, Eugene P., late of East Coventry Township. Brian P. King, care of JACK F. WOLF, Esquire, P.O. Box 444, Pottstown, PA 19464, Executor. JACK F. WOLF, Esquire, Wolf, Baldwin & Associates, P.C., P.O. Box 444, Pottstown, PA 19464, atty.

**KURTAS**, Marie T., late of East Vincent Township. Diane Kurtas, 552 Park Road, Spring City, PA 19475, Executrix. RONALD F. BRIEN, Esquire, 808 Westfield Avenue, Spring City, PA 19475-1136, atty.

**MATARAZZO**, Diane D., late of Township of Willistown. Michael J. Maransky, care of MATTHEW A. LEVITSKY, Esquire, 10 Sentry Parkway, Ste. 200, Blue Bell, PA 19422-3001, Executor. MATTHEW A. LEVITSKY, Esquire, Fox Rothschild LLP, 10 Sentry Parkway, Ste. 200, P.O. Box 3001, Blue Bell, PA 19422-3001, atty.

**MCMENAMIN**, Loretta D., late of West Brandywine Township. Howard E. Hocht, 506 Price Street, West Chester, PA 19382, Executor. GORDON W. GOOD, Esquire, Keen Keen & Good, 3460 Lincoln Highway, Thorndale, PA 19372, atty.

**PATSKO**, Robert J., a/k/a Robert Patsko a/k/a Robert J. Patsko, Sr., late of Township of Pennsbury. Robert J. Patsko, Jr., care of THOMAS J. BURKE, JR., Esquire, 15 Rittenhouse Place, Ardmore, PA 19003, Executor. THOMAS J. BURKE, JR., Esquire, Haws & Burke, 15 Rittenhouse Place, Ardmore, PA 19003, atty.

**PETERSON**, David A., late of Franklin Township. Eleanor S. Peterson, care of DONALD B. LYNN, JR., Esquire, P.O. Box 384, Kennett Square, PA 19348, Administratrix. DONALD B. LYNN, JR., Esquire, Larmore Scarlett LLP, P.O. Box 384, Kennett Square, PA 19348, atty.

**SADOO**, Ronald D., late of Township of Schuylkill. John F. Walsh, 653 Skippack Pike, Ste. 116, P.O. Box 445, Blue Bell, PA 19422, Administrator.

**TAYLOR**, Gladys E., late of Borough of West Grove. David K. Taylor, III and Joanne T. Wilson, care of, Larmore Scarlett LLP, P.O. Box 384, Kennett Square, PA 19348, Executor. L. PETER TEMPLE, Esquire, Larmore Scarlett LLP, P.O. Box 384, Kennett Square, PA 19348, atty.

**TELFER**, Susan M., late of East Vincent Township. Christine T. Miles, care of DENISE ANTONELLI, Esquire, 17 E. Gay Street, Suite 100, West Chester, PA 19381-0562, Executor. DENISE ANTONELLI, Esquire, Gawthrop Greenwood, PC, 17 E. Gay Street, Suite 100, West Chester, PA 19381-0562, atty.

**WIEDER**, John Howard, a/k/a John H. Wieder a/k/a John Wieder, late of Phoenixville Borough. Judy D. Ryberg, P.O. Box 176, Kimberton, PA 19442, Executrix. KATHLEEN M. MARTIN, Esquire, O'Donnell, Weiss & Mattei, P.C., 41 East High Street, Pottstown, PA 19464-5426, atty.

**YEAGER**, Robert C., late of West Whiteland Township. David F. Yeager, 352 Beechdale Road, Bird In Hand, PA 17505, Administrator. BRADFORD J. HARRIS, Esquire, Good & Harris LLP, 132 West Main Street, New Holland, PA 17557, atty.

**ZUELCH**, Ruth P., a/k/a Ruth Karahalís, late of Downingtown. Cynthia Cassella, 602 Worthington Drive, Exton, PA 19341, Executrix. JANET SATTERTHWAITE, Esquire, 110 Hopewell Road, Ste. 200, Downingtown, PA 19335, atty.

## 2nd Publication

**BENSON**, Kenneth A., late of Kennett Square. Marilyn H. Benson, care of NEIL W. HEAD, Esquire, 218 West Miner Street, West Chester, PA 19382, Executrix. NEIL W. HEAD, Esquire, Klein, Head & Head, LLP, 218 West Miner Street, West Chester, PA 19382, atty.

**BURMEISTER**, Harold L, Jr., a/k/a Harold Louis Burmeister, Jr., a/k/a H.L. Burmeister, Jr., late of Township of Tredyffrin. Steven G. Burmeister, care of JOHN H. POTTS, Esquire, Strafford Office Building #2, 200 Eagle Road, Ste. 106, Wayne, PA 19087-3115, Executor. JOHN H. POTTS, Esquire, Herr, Potts & Potts, Strafford Office Building #2, 200 Eagle Road, Ste. 106, Wayne, PA 19087-3115, atty.

**DAVIS**, Eugene W., a/k/a Bill Davis, late of Downingtown. James Davis, 463 Taylor Road, Downingtown, PA 19335, Executor.

**FAUST**, William L., Sr., late of Borough of West Chester. William L. Faust, Jr., care of JOSEPH S. NESCIO, Esquire, 113 East Evans Street, Matlack Building, Suite D-2, West Chester, PA 19380, Executor. JOSEPH S. NESCIO, Esquire, 113 East Evans Street, Matlack Building, Suite D-2, West Chester, PA 19380, atty.

**HOWELL**, Sarah Ann, a/k/a Sally Howell, late of Atglen. David A. York, Esquire, P.O. Box 9036, Pittsburgh, PA 15224, Administrator C.T.A. DAVID A. YORK, Esquire, P.O. Box 9036, Pittsburgh, PA 15224, atty.

**KAZMIERCZAK**, Edgar J., a/k/a Edgar Kazmierczak, late of Township of West Brandywine. Constance F. McConnell and Robert G. Hess, care of ROBERT G. HESS, Esquire, 2444 Huntingdon Pike, Huntingdon Valley, PA 19006, Executors. ROBERT G. HESS, Esquire, Howland, Hess, Guinan, Torpey, Cassidy & O'Connell, LLP, 2444 Huntingdon Pike, Huntingdon Valley, PA 19006, atty.

**MAUREY**, Andrew W., a/k/a Andrew Maurey, late of Township of Uwchlan. Tina M. Maurey, care of RACHEL FITOUSSI, Esquire, 62 W. Princeton Road, Bala Cynwyd, PA 19004, Executrix. RACHEL FITOUSSI, Esquire, 62 W. Princeton Road, Bala Cynwyd, PA 19004, atty.

**MCGINNIS**, Mary A., late of Pottstown. Ann Wysock, P.O. Box 222, Saint Peters, PA 19470-0222, Executrix.

**MEISTER**, Norma Ruth, late of West Chester Borough. Gary J. Meister, care of STEPHEN J. OLSEN, Esquire, 17 E. Gay Street, Suite 100, P.O. Box 562, West Chester, PA 19381-0562, Executor. STEPHEN J. OLSEN, Esquire, Gawthrop Greenwood, PC, 17 E. Gay Street, Suite 100, P.O. Box 562, West Chester, PA 19381-0562, atty.

**MELTON**, Mabel A., late of West Whiteland Township. Rosemary D. Clapper, care of The Law Firm of Barry S. Rabin, 797 E. Lancaster Avenue, Suite 13, Downingtown, PA 19335, Personal Representative. BARRY S. RABIN, Esquire, The Law Firm of Barry S. Rabin, 797 E. Lancaster Avenue, Suite 13, Downingtown, PA 19335, atty.

**MURRAY**, Linda L., a/k/a Linda Louise Murray, late of Sadsbury Township. Gladys K. Murray, care of ROBERT S. SUPPLEE, Esquire, 329 South High Street, West Chester, PA 19382-3336, Administratrix. ROBERT S. SUPPLEE, Esquire, 329 South High Street, West Chester, PA 19382-3336, atty.

**NAIMO-MANDALA**, Anna, late of Borough of Downingtown. Joseph F. Wusinich, III Esquire, care of ROBERT S. SUPPLEE, Esquire, 329 South High Street, West Chester, PA 19382-3336, Executor. ROBERT S. SUPPLEE, Esquire, 329 South High Street, West Chester, PA 19382-3336, atty.

**O'ROURKE**, Francis J., late of East Whiteland Township. Michael J. O'Rourke, care of ANTHONY MORRIS, Esquire, 118 W. Market St., Suite 300, West Chester, PA 19382-2928, Executor. ANTHONY MORRIS, Esquire, Buckley, Brion, McGuire & Morris, LLP, 118 W. Market St., Suite 300, West Chester, PA 19382-2928, atty.

**RIGOROSO**, Shirley M., a/k/a Shirley May Rigoroso, late of Borough of Downingtown. Bennedetto Rigoroso, care of DENNIS B. YOUNG, Esquire, 430 First Avenue, Parkesburg, PA 19365, Executor. DENNIS B. YOUNG, Esquire, 430 First Avenue, Parkesburg, PA 19365, atty.

**WATSON**, Ralph B., Jr., late of Township of West Goshen. Susan W. Good, Cathy W. Zambuto and Diane W. Treon, care of DUKE SCHNEIDER, Esquire, 17 W. Miner Street, West Chester, PA 19382, Executrices. DUKE SCHNEIDER, Esquire, MacElree Harvey, Ltd., 17 W. Miner Street, West Chester, PA 19382, atty.

**WAWRZONEK**, John Louis, late of East Marlborough Township. Kimberly Kenyon, Alexandra Wawrzonek and Kathryn Wawrzonek, care of EDWARD M. FOLEY, Esquire, 213 E. State Street, Kennett Square, PA 19348, Executor. EDWARD M. FOLEY, Esquire, 213 E. State Street, Kennett Square, PA 19348, atty.

**WEISS**, Aurelia, late of East Coventry Township. Robert H. Moses, 2461 E. High Street, Unit D13, Pottstown, PA 19464, Executor. JOSEPH K. KOURY, Esquire, O'Donnell, Weiss & Mattei, P.C., 41 East High Street, Pottstown, PA 19464-5426, atty.

**WOOLLENS**, Dwight O., Jr., late of Franklin Township. Kevin W. Murphy and Dale M. Dizon, care of NEIL E. LAND, Esquire, 213 E. State Street, Kennett Square, PA 19348, Executors. NEIL E. LAND, Esquire, 213 E. State Street, Kennett Square, PA 19348, atty.

**WORK**, Carroll Edwards, late of Willistown Township. Scott S. Work, Esquire, P.O. Box 128, Bryn Mawr, PA 19010, Executor. **SCOTT S. WORK**, Shea Law Offices, LLP, P.O. Box 128, Bryn Mawr, PA 19010, atty.

### 3rd Publication

**BADNARUK**, William C., Sr., a/k/a William C. Badnaruk, late of Township of Warwick. William C. Badnaruk, Jr., P.O. Box 324, St. Peters, PA 19470, Executor. **LEE F. MAUGER**, Esquire, Mauger & Meter, P.O. Box 698, Pottstown, PA 19464, atty.

**CHURCH**, Elizabeth Ross, late of Kennett Township. Beth Church Horstman, care of **DONALD B. LYNN, JR.**, Esquire, P.O. Box 384, Kennett Square, PA 19348, Executrix. **DONALD B. LYNN, JR.**, Esquire, Larmore Scarlett LLP, P.O. Box 384, Kennett Square, PA 19348, atty.

**CIRAFESI**, Dorothy M., late of Exton. Charles E. Cirafesi, 702 North Whitford Road, Exton, PA 19341, Executor. **WILLIAM H. MITMAN, JR.**, Esquire, 111 South Church Street, West Chester, PA 19382, atty.

**CLASSEN**, Louise O., late of Penn Township. Edward Carl Classen and Laura C. Classen, care of **DONALD B. LYNN, JR.**, Esquire, P.O. Box 384, Kennett Square, PA 19348, Executors. **DONALD B. LYNN, JR.**, Esquire, Larmore Scarlett LLP, P.O. Box 384, Kennett Square, PA 19348, atty.

**COLE**, William E., late of West Brandywine Township. David A. Cole, 40 Maple Stream Road, E. Windsor, NJ 08520, Executor. **GORDON W. GOOD**, Esquire, Keen Keen & Good, 3460 Lincoln Highway, Thorndale, PA 19372, atty.

**DUDLEY**, G. Martin, late of Malvern. Greg Dudley and Brad Dudley, care of **KEVIN J. RYAN**, Esquire, 220 W. Gay Street, West Chester, PA 19380-2917, Executors. **KEVIN J. RYAN**, Esquire, Ryan, Morton & Imms LLC, 220 W. Gay Street, West Chester, PA 19380-2917, atty.

**DUDLEY**, Alison Rauch, late of Malvern. Greg Dudley and Brad Dudley, care of **KEVIN J. RYAN**, Esquire, 220 W. Gay Street, West Chester, PA 19380-2917, Executors. **KEVIN J. RYAN**, Esquire, Ryan, Morton & Imms LLC, 220 W. Gay Street, West Chester, PA 19380-2917, atty.

**GRIECO**, Agnes, late of East Goshen Township. Steven Grieco and Joseph Grieco, care of **DANA M. BRESLIN**, Esquire, 3305 Edgmont Avenue, Brookhaven, PA 19015, Executors. **DANA M. BRESLIN**, Esquire, Pappano & Breslin, 3305 Edgmont Avenue, Brookhaven, PA 19015, atty.

**HARGUS**, Mary Louise, late of Honey Brook Township. Herschella Kay Reynolds, care of **JOHN P. MCGUIRE**, Esquire, 552 Ridge Road, Telford, PA 18969-1442, Executrix. **JOHN P. MCGUIRE**, Esquire, John P. McGuire, P.C., 552 Ridge Road, Telford, PA 18969-1442, atty.

**HIGH**, Thomas E., a/k/a Thomas Edwin High, late of Penn Township. Philip W. High, 7 Elliott Drive, West Grove, PA 19390, Executor. **JENNIFER S. NASH**, Esquire, 7 Great Valley Parkway, Suite 290, Malvern, PA 19355, atty.

**KITTILSTAD**, Owen H., a/k/a Kit Kittilstad, late of Township of West Bradford. Vincent "Chip" Profili, 179 Creamery Road, Coatesville, PA 19320, Executor. **STEPHEN M. LONG**, Esquire, Long Law, LLC, 558 West Uwchlan Avenue, Lionville, PA 19341, atty.

**LUCEY**, Jane E., late of Township of Uwchlan. David Lucey, care of **JANET M. COLLITON**, Esquire, 790 E. Market Street, Ste. 250, West Chester, PA 19382-4806, Administrator. **JANET M. COLLITON**, Esquire, Colliton Law Associates, P.C., 790 E. Market Street, Ste. 250, West Chester, PA 19382-4806, atty.

**MARONE**, Anthony J., late of Township of East Goshen. Lynn Braun-Marone, care of **JOSEPH E. LASTOWKA, JR.**, Esquire, The Madison Building, 108 Chelsey Drive, Media, PA 19063-1712, Administratrix. **JOSEPH E. LASTOWKA, JR.**, Esquire, Abbott Lastowkaa & Overholt LLP, The Madison Building, 108 Chelsey Drive, Media, PA 19063-1712, atty.

**MILLS**, Jean N., late of Phoenixville. Deborah J. Ryan, care of **ROBERT P. BRENDZA**, Esquire, 333 Hidden Farm Drive, Exton, PA 19341, Executrix. **ROBERT P. BRENDZA**, Esquire, 333 Hidden Farm Drive, Exton, PA 19341, atty.

**MOSKEL**, Florence M., late West Caln Township. Robert J. Moskel, 40 Carlin Drive, Coatesville, PA 19320, Executor. **ALAN J. JARVIS**, Esquire, Highlands Corporate Center, 495 Highlands Boulevard, Suite 109, Coatesville, PA 19320, atty.

**PRETE**, Beverly Ann, a/k/a Beverly A. Prete, late of Tredyffrin Township. Nancy Butko, care of STEPHEN J. KRAMER, Esquire, 414 Main Street, P.O. Box 14, East Greenville, PA 18041, Executrix. STEPHEN J. KRAMER, Esquire, Tomlinson & Gerhart, 414 Main Street, P.O. Box 14, East Greenville, PA 18041, atty.

**REBER**, Kathleen, late of East Goshen Township. W. Matthew Reber, 21 Rabbit Run Road, Malvern, PA 19355, Executor.

**RICE**, Helen L., late of West Brandywine Township. Everett Scott Rice, Jr., 71 East Highland Road, Parkesburg, PA 19365, Executor. ALAN J. JARVIS, Esquire, Highlands Corporate Center, 495 Highlands Boulevard, Suite 109, Coatesville, PA 19320, atty.

**SHERMAN**, Angelina Tursi, a/k/a Ann T. Sherman, late of West Whiteland Township. William Sherman, 149 Mountain View Drive, West Chester, PA 19380, Executor.

**WALKER**, Ruth L., late of West Chester Borough. Leslie E. Walker, 423 Price Street, West Chester, PA 19382, Executrix.

**WARNER**, Joan B., late of Kennett. Martin O. Warner, care of ROBERT N. SPEARE, Esquire, 22 W. Second Street, Media, PA 19063, Executor. ROBERT N. SPEARE, Esquire, 22 W. Second Street, Media, PA 19063, atty.

**WINFIELD**, James M., Sr., late of West Chester, West Goshen Township. Linda Winfield, 549 Powell Lane, West Chester, PA 19380, Executrix.

**WOLFSON**, Miles K., late of Tredyffrin Township. Barbara W. Mead, care of DOUGLAS L. KAUNE, Esquire, 120 Gay Street, P.O. Box 289, Phoenixville, PA 19460, Executrix. DOUGLAS L. KAUNE, Esquire, Unruh, Turner, Burke & Frees, P.C., 120 Gay Street, P.O. Box 289, Phoenixville, PA 19460, atty.

## FICTITIOUS NAME

*NOTICE is hereby given, pursuant to Fictitious Names Act of 1982, 54 Pa.C.S. Section 301 et seq., which repealed prior laws on the subject, any entity or entities (including individuals, corporations, partnership or other groups, which conduct any business in Pennsylvania under an assumed or fictitious name shall register such name by filing an application for registration of fictitious name with the Department of State for the conduct of a business in Chester County, Pennsylvania under the assumed or fictitious name, style or designation of*

Elegant EarCuffs by Fiona, with its principal place of business at 111 W. Phoenix Drive, Phoenixville, PA 19460.

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

The name(s) and address(es) of the individual(s) or entity(ies) owning or interested in said business: Fiona Thompson, 111 W. Phoenix Drive, Phoenixville, PA 19460.

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## FICTITIOUS NAME REGISTRATION

Notice is hereby given that an application for Registration of Fictitious Name was filed in the Commonwealth of Pennsylvania on May 14, 2014 for Lionville Glass located at 100 Cypress Court, Downingtown, PA 19335. The name and address of each individual interested in the business is Christian E. Keller, 100 Cypress Court, Downingtown, PA 19335. This was filed in accordance with 54 Pa.C.S. 311.

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## NONPROFIT CORPORATION

Notice is hereby given that Articles of Incorporation were filed in the Department of State of the Commonwealth of Pennsylvania at Harrisburg, Pennsylvania, on the 1st day of June, 2014 for the purpose of incorporating a nonprofit corporation under the Pennsylvania Nonprofit Corporation Law of 1988. The name of the corporation is Kimberton Arts Alliance, Inc. The purposes for which it has been organized are to promote the performing and visual arts, organize and operate performing arts companies, construct and operate facilities for the performing and visual arts education and to provide arts education. Jonathan Gayl, Incorporator, 1 Charolles Valley Lane, Phoenixville, PA 19460-2135



**NOTICE OF HEARING AND ADOPTION  
MEETING FOR ORDINANCE  
ESTABLISHING TAX REFERENDUM  
QUESTION**

The Board of Supervisors of East Nottingham Township, Chester County, Pennsylvania will hold a Hearing on Tuesday, July 15, 2014 at 7:00 p.m. at the Township Building located at 158 Election Road, Oxford, Pennsylvania to consider the adoption of an Ordinance, which will place the following referendum question on the ballot for November:

Do you favor the repeal of the imposition of an increase of the earned income tax in the amount of one-half (1/2) of one percent (1%) (.005%) previously approved by referendum and adopted by ordinance for East Nottingham Township residents for the purpose of securing an open space benefit or benefits under the provision of applicable law.

The Ordinance does not repeal the tax. If the referendum is passed the current imposition of one-half (1/2) of one percent (1%) (.005%) earned income tax for open space would be repealed. This does not affect the one percent (1%) earned income tax in place which is not for open space.

The Board will consider the ordinance for adoption at its regularly scheduled meeting on Tuesday, July 15, 2014 at 7:00 p.m. at the above address which if adopted, would place the question on the ballot for the November election.

A complete copy of the Ordinance is available for inspection at the Township Building located at the above address and is on file with this publication.

If you are a person with a disability and wish to attend the public meeting scheduled above and require an auxiliary aide, service or other accommodation to participate in the proceedings, please contact Patricia Brady at (610) 932-8494 to discuss how East Nottingham Township may best accommodate your needs.

**WINIFRED MORAN SEBASTIAN, ESQUIRE  
SOLICITOR**

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**3rd Publication**

**TRUST NOTICE**

Trust Estate of Louise O. Classen, deceased, late of Penn Township, Chester County, Pennsylvania. All persons having claims or demands against the Trust Estate of Louise O. Classen are requested to make known the same and all persons indebted to the said decedent are requested to make payment without delay to: Edward Carl Classen and Laura C. Classen, Co-Trustees

c/o DONALD B. LYNN, JR.  
Larmore Scarlett LLP  
P.O. Box 384  
Kennett Square, PA 19348

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**TRUST NOTICE**

Trust Estate of HELEN ELEANORA GLEASON, deceased, late of New London Township, Chester County, Pennsylvania. All persons having claims or demands against the Trust Estate of HELEN ELEANORA GLEASON are requested to make known the same and all persons indebted to the said decedent are requested to make payment without delay to:

Sherry Lee Monahan and Carol Jeanne Jolley,  
Co-Trustees  
c/o Larmore Scarlett, LLP  
P.O. Box 384  
Kennett Square, PA 19348

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**TRUST NOTICE**

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

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

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

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**ESTATE NOTICE**

**ESTATE OF CAROLINE S. PETERSSEN,**  
late of West Brandywine Township, Chester  
County, Pennsylvania, deceased.

Letters Testamentary on the Estate of the  
above named, CAROLINE S. PETERSSEN,  
deceased, having been granted to the undersigned  
on May 13, 2014, all persons having claims or  
demands against the Estate of the said decedent  
are requested to make known the same, and all  
persons indebted to the said decedent to make  
payment without delay to the undersigned  
Executrix or Counsel:

Linda A. Werner  
146 Reynolds Lane  
West Grove, PA 19390

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

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**2nd Publication****ESTATE NOTICE**

**ESTATE OF DAVID K. SCHROEDER,**  
Late of Downingtown, Chester County,  
Pennsylvania, Deceased. Letters of  
Administration on the above estate have been  
granted by Order date May 20, 2014, to Linda  
Berkheimer, 262 Heather Ct., Downingtown, PA.  
All persons indebted to said estate are requested  
to make immediate payment, and those having  
legal claims are demanded to present the same  
without delay.

Kevin T. Vitelli, Esquire  
813 South New Street  
West Chester, PA 19382, atty.

**IMPORTANT NOTICE –  
UNKNOWN PUTATIVE FATHER**

**TO: Unknown Putative Father of a Child born  
to Kimberly Poole on November 24, 2013**

A petition has been filed asking the Court to  
put an end to all rights you have to your child.  
The Court has set a hearing to consider ending  
your rights to your child. That hearing will be  
held in the Chester County Courthouse, West  
Chester, Pennsylvania on Wednesday, July 2,  
2014 at 1:45 p.m. in Courtroom No. 16. You are  
warned that your rights may also be subject to  
termination pursuant to §2504(c) of the Adoption  
Act, 23 Pa.C.S.A., if you fail to file either an  
acknowledgment of paternity or claim of paternity  
pursuant to Pa.C.S.A. §5103 (relating to  
acknowledgment and claim of paternity) and fail  
to either appear at the scheduled hearing for the  
purpose of objecting to the termination of your  
rights or file a written objection to such termina-  
tion with the Court prior to the hearing.

You have a right to be represented at the hear-  
ing by a lawyer. You should take this paper to  
your lawyer at once. If you do not have a lawyer  
or cannot afford one, go to or telephone the office  
set forth below to find out where you can get  
legal help.

**LAWYER REFERRAL SERVICE  
CHESTER COUNTY BAR ASSOCIATION  
15 WEST GAY STREET  
SECOND FLOOR  
WEST CHESTER, PA 19380  
(610) 429-1500**

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### Sheriff Sale of Real Estate

By virtue of the within mentioned writ directed to Carolyn B. Welsh, Sheriff, will be sold at public sale, in the Chester County Justice Center, 201 West Market Street, West Chester, Pennsylvania, announced on **Thursday, July 17, 2014** at 11AM prevailing time the herein-described real estate.

Notice is given to all parties in interest and claimants that the Sheriff will file in her office located in the Chester County Justice Center, Office of the Sheriff's, 201 West Market Street, Suite 1201, West Chester, Pennsylvania a Schedule of Distribution on, **Monday, August 18, 2014**. Distribution will be made in accordance with the Schedule unless exceptions are filed hereto within ten (10) days thereafter.

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

**CAROLYN B. WELSH, SHERIFF**

### 1st Publication

**SALE NO. 14-7-535  
Writ of Execution No. 2012-07763  
DEBT \$381,200.66**

ALL THAT CERTAIN lot or piece of ground situate in the Township of Upper Uwchlan, County of Chester and Commonwealth of Pennsylvania bounded and described according to a Plan of Subdivision for Wertz Place made by Chester Valley Engineers, Inc. 159 West Lancaster Avenue, Paoli, PA 19301, dated 5-6-88, last revised 5-15-96, and recorded as Plan #13414, as follows to wit:

BEGINNING at a point on the southerly side of Wertz Lane, a corner of Lot 1, thence extending along same south 33 degrees 31 minutes 44 seconds east 435.29 feet to point in the line of Pennsylvania Turnpike (I-76), thence extending along the same north 64 degrees 49 minutes, 43 seconds west 352.66 feet to a point in the line of Lot 3, thence extending along same, north 00 degrees 13 minutes 42 seconds east 142.44 feet to a point on Wertz Lane, aforementioned, thence extending along same, along the arc of a circle curving to the left with a radius of 60 feet to a point

on Wertz Lane, aforementioned, thence extending along same, along the arc of a circle curving to the left with a radius of 60 feet the arc distance of 77.25 feet to a point of reverse curve, thence extending along the arc of circle curving to the right with a radius of 50 feet, the arc distance of 34.92 feet to the point of beginning.

BEING the same premises which Second Whitford Corporation, by Deed dated July 20, 1999 and recorded August 12, 1999 in the Office of the Recorder of Deeds in and for Chester County in Deed Book 4617 Page 0916, granted and conveyed unto David W. Conowal.

PARCEL No. 32-03-0008.020

PLAINTIFF: HSBC Bank USA, N.A., as Trustee on behalf of ACE Securities Corp. Home Equity Loan Trust and for the registered holders of ACE Securities Corp. Home Equity Loan Trust, Series 2006-SD3, Asset Backed Pass-Through Certificates, by its attorney-in-fact Ocwen Loan Servicing LLC

VS

DEFENDANT: **DAVID W. CONOWAL**

SALE ADDRESS: 103 South Wertz Lane, Downingtown, PA 19335

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

**SALE NO. 14-7-536  
Writ of Execution No. 2013-11222  
DEBT \$163,553.27**

PROPERTY situate in London Grove Township, Chester County, Pennsylvania  
BLR# 59-11-62

IMPROVEMENTS thereon: residential dwelling

PLAINTIFF: PHH Mortgage Corporation F/K/A PHH Mortgage Services

VS

DEFENDANT: **RICHARD SANTANA**

SALE ADDRESS: 6 Oak Lane, West Grove, PA 19390-9708

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

**SALE NO. 14-7-537  
Writ of Execution No. 2012-13296  
DEBT \$351,847.86**

PROPERTY situate in the West Caln Township, Chester County, Pennsylvania  
BLR# 28-8-95.5

IMPROVEMENTS thereon: residential

dwelling

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

VS

DEFENDANT: **BARBARA J. PAT-  
TERSON and STEVEN B. PATTERSON**

SALE ADDRESS: 215 West Mattson  
Hollow Road, Coatesville, PA 19320-1136

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

**SALE NO. 14-7-538**

**Writ of Execution No. 2013-07098**

**DEBT \$241,755.79**

ALL THAT CERTAIN lot or piece of  
land with the buildings and improvements thereon  
erected situate in the City of Coatesville, County  
of Chester and Commonwealth of Pennsylvania,  
bounded and described according to a Plan of  
“Millview” Subdivision Plan of Property of  
Coatesville Communities Corporation by G.D.  
Houlman and Son, Inc., Civil Engineers and Land  
Surveyors, Media, Pennsylvania dated November  
2, 1998 last revised October 15, 1999 and record-  
ed as Plan No. 15138 (sheets 1 to 24 inclusive) as  
follows, to wit:

BEGINNING at a point on the south-  
easterly side of Millview Drive (50 feet wide) said  
point also making a corner of Lot No. 146 on said  
Plan; thence from said beginning along the south-  
westerly side of Millview Drive the two following  
courses and distances; (1) north 34 degrees 30  
minutes 30 seconds east 42.09 feet to a point of  
curve; and (2) on the arc of a circle curving to the  
right having a radius of 35 feet the arc distance of  
75.57 feet to a point of tangency on the southwest-  
erly side of Regency Drive (50 feet wide); thence  
extending along south 21 degrees 37 minutes 00  
seconds east 72.99 feet to a point, a corner of Lot  
No. 144; thence leaving said side of Regency Drive  
and extending along said Lot No. 144 south 45  
degrees 25 minutes 00 seconds west 33.9 feet to a  
point, a corner of aforesaid Lot No. 146; thence  
extending along said Lot No. 146 north 54 degrees  
00 minutes 00 seconds west 106.73 feet to the first  
mention point and place of beginning. Being Lot  
No. 147 on said Plan.

PARCEL No. 16-4-237

BEING the same premises which  
Deutsche Bank National Trust Company, as  
Trustee for WAMU Series 2007-HEI Trust by: JP  
Morgan Chase Bank, National Association, suc-  
cessor in interest to Washington Mutual Bank, as

attorney in fact by Deed dated April 28, 2009 and  
recorded in the Chester County Recorder of Deeds  
Office on August 3, 2009 in Deed Book 7738,  
Page 922, granted and conveyed unto Jaime  
Martinez.

PLAINTIFF: JPMorgan Chase Bank,  
National Association Successor by Merger to  
Chase Home Finance LLC

VS

DEFENDANT: **JAIME MARTINEZ**  
SALE ADDRESS: 102 Millview  
Drive, Coatesville, PA 19320

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

**SALE NO. 14-7-539**

**Writ of Execution No. 2013-8939**

**DEBT \$326,858.71**

ALL THAT CERTAIN lot or piece of  
ground situate in West Goshen Township, County  
of Chester, Commonwealth of Pennsylvania,  
bounded and described according to a Plan of Lots  
of Oak Hill Development, prepared by J. Vernon  
Keech, Registered Surveyor, West Chester, PA,  
dated 3/1/1951 and recorded in the Recorder of  
Deeds Office, West Chester, PA in Plan Book 3  
Page 50, as follows, to wit:

BEGINNING at a point in the center-  
line of Jersey Avenue (40 feet wide); thence leav-  
ing the said center line of Jersey Avenue and  
extending along Lot #54 south 68 degrees 28 min-  
utes west 264 feet to a point in line of Lot #1 on  
said Plan; thence extending along line of Lot #51  
north 21 degrees 32 minutes west 100 feet to a  
point in line of Lot #50; thence extending along  
line of Lot #50 north 68 degrees 28 minutes east  
264 feet to a point in the center line of Jersey  
Avenue; thence extending along the center line of  
Jersey Avenue south 21 degrees 32 minutes east  
100 feet to the first mentioned point and place of  
beginning.

BEING Lot #52 on said Plan.

AND being known as 1106 New Jersey  
Avenue.

BEING the same premises which  
Michael G. Smeltz, by Deed dated August 18,  
2005, and recorded September 20, 2005, in  
Recorder of Deeds Office of Delaware County in  
Record Book 6624, Page 1864, granted and con-  
veyed unto Glen E. Walton, in fee.

FOLIO No. 52-2Q-24

PLAINTIFF: JPMorgan Chase Bank,  
National Association Successor by Merger to  
Chase Home Finance LLC

VS

DEFENDANT: **GLEN E. WALTOIN**  
SALE ADDRESS: 1106 New Jersey  
Avenue, West Chester, PA 19380  
PLAINTIFF ATTORNEY: **SHAPIRO  
& DeNARDO, LLC, 610-278-6800**

**SALE NO. 14-7-541**  
**Writ of Execution No. 2013-02759**  
**DEBT \$256,516.08**

ALL THAT CERTAIN lot of land situate in the Borough of West Grove, County of Chester, Commonwealth of Pennsylvania, bounded and described according to a final record major subdivision plan of "West Meadows" made by Kidde Consultants, Inc" dated February 24, 1987, last revised April 21, 1987 and recorded in Chester County Recorder of Deeds Office as Plan #7312 as follows, to wit:

BEGINNING for the same at a point in the center of Poppy Lane said point being a corner for this Lot and Lot 67 and being located the following 2 courses and distances from a point formed by the intersection of the center line of Columbine Drive (50 feet wide) which the center line of Poppy Lane (50 feet wide); (1) by a curve to the left, having a radius of 350.00 feet, an arc distances of 7.00 feet to a point; and (2) south 45 degrees 17 minutes 36 seconds west, 176.11 feet to the point of beginning; thence from said point of beginning and with Lot 67, south 42 degrees 44 minutes 01 second east, 199.65 feet to a point in line of Lot 73; thence with Lot 73, south 48 degrees 13 minutes 38 seconds west, 74.51 feet to a corner for Lot 65; thence, with Lot 65, north 58 degrees 33 minutes 27 seconds west, 179.22 feet to a point in the center of Poppy Lane; thence, with the center of Poppy Lane the following 2 courses and distances: (1) by a curve to the right having a radius of 350.00 feet, an arc length of 123.94 feet to a point; and (2) north 45 degrees 17 minutes 38 seconds east, 2.82 feet to the point and place of beginning.

BEING Lot 66 on said Plan.

BLR No.: 5-7-74

BEING known as: 11 Poppy Lane,  
West Grove, PA 19390-1346.

BEING the same premises which Eileen D. Tscherne, by Deed dated July 8, 2009 and recorded August 19, 2009 in and for Chester County, Pennsylvania, in Deed Book Volume 7753, Page 958, granted and conveyed unto Anthony D. Corsaro and Lisa Ellen Corsaro, as tenants by the entirety.

PLAINTIFF: Wells Fargo Bank, N.A.  
VS

DEFENDANT: **ANTHONY D. COR-**  
**SARO**  
SALE ADDRESS: 11 Poppy Lane,  
West Grove, PA 19390-1346  
PLAINTIFF ATTORNEY: **ZUCKER,  
GOLDBERG & ACKERMAN, LLC, 908-223-  
8500**

**SALE NO. 14-7-542**  
**Writ of Execution No. 2010-02049**  
**DEBT \$1,349,709.23**

PROPERTY situate in Township of  
East Brandywine  
TAX Parcel #30-06-0050.040  
PROPERTY ADDRESS: 1 6  
Cumberland Drive, Downingtown, PA 19355  
IMPROVEMENTS: a residential  
dwelling.

SOLD as the property of: Jennifer A.  
Shafer and Joseph R. Shafer

PLAINTIFF: The Bank of New York  
Mellon FKA The Bank of New York, as Trustee  
for the Certificateholders Alternative Loan Trust  
2007-9T1 Mortgage Pass-Through Certificates,  
Series 2007-9T1 as appropriate

VS

DEFENDANT: **JENNIFER A.  
SHAFAER and JOSEPH R. SHAFAER**

SALE ADDRESS: 16 Cumberland  
Drive, Downingtown, PA 19335

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

**SALE NO. 14-7-544**  
**Writ of Execution No. 2012-04011**  
**DEBT \$312,284.28**

ALL THAT CERTAIN tract or parcel  
of land and premises lying, being and situate in  
London Britain Township, County of Chester, and  
State of Pennsylvania being more particularly  
described as follows:

BEING the same land and premises  
more particularly described in deed book 4484,  
page 2115.

BEING Premises No. 203 North Bank  
Road.

BEING Tax Parcel/BRT 73-2-18.2.

BEING the same premises which Jody  
D. Jordan and Sarah A. Jordan, husband and wife  
by Deed dated 6/3/2008 and recorded 3/1/2010 in  
the Office of the Recorder of Deeds in and for  
Chester County in Deed Book 7872, Page 1849,  
granted and conveyed unto Jody D. Jordan.

BEING known as: 203 North Bank

Road, London Britain Township, PA 19350

PARCEL No.: 73-2-18.2

IMPROVEMENTS: residential property.

PLAINTIFF: Bank of America, NA  
S/B/M BAC Home Loans Servicing, L.P. FKA  
Countrywide Home Loans Servicing L.P.

VS

DEFENDANT: **JODY D. JORDAN**

SALE ADDRESS: 203 North Bank  
Road, London Britain Township, PA 19350

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

**SALE NO. 14-7-545**

**Writ of Execution No. 2013-07520**

**DEBT \$321,399.28**

ALL THAT CERTAIN lot or piece of ground with the buildings and improvements thereon erected, situate in the Township of West Caln, County of Chester and State of Pennsylvania bounded and described according to a Plan of Subdivision of Calnshire West, made by Edward B. Welsh and Associates, Inc., Civil Engineers and Surveyors, Downingtown, Pennsylvania, dated 6/20/2000, and last revised 9/10/2002 and recorded in Plan No. 16751 as follows, to wit:

BEGINNING at a point on the northerly side of Cornwall Place a corner of Lot 98 on said Plan, thence extending along said lot the two following courses and distances, (1) north 06 degrees 24 minutes 52 seconds east 57.44 feet to a point, and (2) north 31 degrees 47 minutes 11 seconds east 138.13 feet to a point in line of lands now or formerly of Elmer C. and Shirley A. Riggins, thence extending along said lands, south 40 degrees 23 minutes 10 seconds east 136.78 feet to a point a corner of Lot 100, thence extending along said Lot, south 42 degrees 46 minutes 18 seconds west 178.77 feet to a point on the northeasterly side of Cornwall Place, thence extending along same the two following courses and distances, (1) on the arc of a circle curving to the right having a radius of 50.00 feet the arc distance of 36.37 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 42.28 feet to the first mentioned point and place of beginning.

BEING Lot 99 on said Plan.

BEING Tax Parcel Number 28-5-344

BEING part of the same premises which Stephen E. Cushman and Donald L. Marshman by Deed dated September 16, 2003 and recorded October 20, 2003 in Chester County in Record Book 5944, Page 298 conveyed unto

Calnshire Estates, LLC, in fee.

TITLE to said premises vested in Mathew S. McNeal and Christine McNeal by Deed from Calnshire Estates, LLC, a Pennsylvania Limited Liability Company dated 11/14/2006 and recorded 12/01/2006 in the Chester County Recorder of Deeds in Book 7022, Page 1168

PLAINTIFF: CitiMortgage, Inc.

VS

DEFENDANT: **MATHEW S.  
McNEAL and CHRISTINE L. McNEAL**

SALE ADDRESS: 139 Cornwall  
Place, West Caln Twp, PA 19320

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

**SALE NO. 14-7-546**

**Writ of Execution No. 2013-04960**

**DEBT \$226,836.86**

PROPERTY situate in the Phoenixville  
Borough, Chester County, Pennsylvania

BLR# 15-11-253

IMPROVEMENTS thereon: residential  
dwelling

PLAINTIFF: Wells Fargo Bank, N.A.

VS

DEFENDANT: **CHRISTINE  
BROWN a/k/a CHRISTINE BRADLEY a/k/a  
CHRISTINE E. BRADLEY a/k/a CHRISTINE  
E. BROWN**

SALE ADDRESS: 1028 Davids Run,  
Phoenixville, PA 19460-4061

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

**SALE NO. 14-7-548**

**Writ of Execution No. 2013-08482**

**DEBT \$93,784.90**

PROPERTY situate in the Oxford  
Borough, Chester County, Pennsylvania

BLR# 6-4-53

IMPROVEMENTS thereon: residential  
dwelling

PLAINTIFF: Wells Fargo Bank, N.A.

VS

DEFENDANT: **ANNELL BRICE**  
SALE ADDRESS: 261 Maple Street,  
Oxford, PA 19363-1455

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

**SALE NO. 14-7-549**  
**Writ of Execution No. 2013-03065**  
**DEBT \$201,800.41**

Caln  
 PROPERTY situate in Township of

TAX Parcel #39-4H-61  
 IMPROVEMENTS: a residential  
 dwelling.

SOLD as the property of: Joseph R.  
 Atkinson

PLAINTIFF: Kondaur Capital  
 Corporation, as Separate Trustee of Matawin  
 Ventures Trust Series 2013-2

VS

DEFENDANT: **JOSEPH R. ATKIN-**  
**SON**

SALE ADDRESS: 3821 Hazelwood  
 Avenue, Downingtown, PA 19335

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

**SALE NO. 14-7-550**  
**Writ of Execution No. 2013-00322**  
**DEBT \$377,345.98**

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

BLR# 40-4-334

IMPROVEMENTS thereon: residential  
 dwelling

PLAINTIFF: Wells Fargo Bank, N.A.

VS

DEFENDANT: **ERIQUE N. GRAVES**  
 SALE ADDRESS: 801 Windridge  
 Lane, Downingtown, PA 19335-3439

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

**SALE NO. 14-7-551**  
**Writ of Execution No. 2013-05638**  
**DEBT \$443,600.39**

ALL THAT CERTAIN lot or piece of  
 ground with the buildings and improvements  
 thereon erected, hereditaments and appurtenances,  
 situate in the Township of Uwchlan, County of  
 Chester and Commonwealth of Pennsylvania,  
 bounded and described according to a Plan of  
 Property for W. Hayne Devaney, made by Henry S.  
 Conrey Inc. Paoli, Pennsylvania dated May 24,  
 1964 as follows to wit:

TAX I.D. #: 33-4-18.2

PLAINTIFF: Nationstar Mortgage

LLC

VS

DEFENDANT: **RICHARD L.**  
**SCHWAB and NANCY R. SCHWAB**

SALE ADDRESS: 309 Dowlin Forge  
 Road, Exton, Pennsylvania 19341.

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

**SALE NO. 14-7-552**  
**Writ of Execution No. 2011-12791**  
**DEBT \$341,248.27**

PROPERTY situate in the Township of  
 Pennsbury, Chester County, Pennsylvania  
 BLR# 64-3-34.1

IMPROVEMENTS thereon: residential  
 dwelling

PLAINTIFF: Flagstar Bank F.S.B.

VS

DEFENDANT: **BRADFORD FISH**  
**and LIESCHEN FISH**

SALE ADDRESS: 877 Baltimore Pike,  
 Chadds Ford, PA 19317-9305

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

**SALE NO. 14-7-553**  
**Writ of Execution No. 2013-03243**  
**DEBT \$351,597.88**

ALL THAT CERTAIN lot or piece of  
 ground with the buildings and improvements  
 thereon erected, situate in the Township of  
 Warwick, County of Chester and Commonwealth  
 of Pennsylvania, bounded and described according  
 to a Plan of Lots of "Steepleview" made by  
 Herbert E. MacCombie, Jr., P.E., Broomall, Pa,  
 dated 6-15-1994 and last revised 1-16-1998 and  
 recorded as Plan File #14288, as follows, to wit:

TAX I.D. #: 19-6-40.7

PLAINTIFF: JPMorgan Chase Bank,  
 National Association

VS

DEFENDANT: **JOHN A. MIHALO**  
**and DENISE A. MIHALO**

SALE ADDRESS: 458 Rock Run  
 Road, Pottstown, Pennsylvania 19465

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

**SALE NO. 14-7-554**  
**Writ of Execution No. 2011-00434**  
**DEBT \$241,944.42**

PROPERTY situate in the Township of  
Valley, Chester County, Pennsylvania  
BLR# 38-4-117

IMPROVEMENTS thereon: residential  
dwelling

PLAINTIFF: GMAC Mortgage, LLC  
VS

DEFENDANT: **ADAM M. HOR-  
VATH and BARBARA A. HORVATH**

SALE ADDRESS: 105 Peters Court,  
Coatesville, PA 19320-2719

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

**SALE NO. 14-7-555**  
**Writ of Execution No. 2009-12139**  
**DEBT \$427,316.38**

PROPERTY situate in the Penn  
Township, Chester County, Pennsylvania  
BLR# 58-2-54

IMPROVEMENTS thereon: residential  
dwelling

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

DEFENDANT: **LINDA D. RENZI  
and JOHN E. RENZI**

SALE ADDRESS: 43 Penns Greene  
Drive, West Grove, PA 19390-9174

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

**SALE NO. 14-7-556**  
**Writ of Execution No. 2013-10117**  
**DEBT \$76,124.71**

PROPERTY situate in the East Goshen  
Township, Chester County, Pennsylvania  
BLR# 53-6-1525.72G

IMPROVEMENTS thereon: residential  
dwelling

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

DEFENDANT: **MARK STELLY  
a/k/a CARLOS MARK STELLY**

SALE ADDRESS: 572 Summit House,  
West Chester, PA 19382-6559

PLAINTIFF ATTORNEY: **PHELAN**

**HALLINAN, LLP, 215-563-7000**

**SALE NO. 14-7-557**  
**Writ of Execution No. 2013-11780**  
**DEBT \$89,148.19**

ALL THAT CERTAIN piece or parcel  
or tract of land situate Borough of Atglen, Chester  
County, Pennsylvania, and being known as 421  
Valley Avenue, Atglen, Pennsylvania 19310

TAX ID# 7-3-38.

PLAINTIFF: Wells Fargo Bank, N.A.  
VS

DEFENDANT: **MERRILL E. STEW-  
ART, JR.**

SALE ADDRESS: 421 Valley Avenue,  
Atglen, Pennsylvania 19310

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

**SALE NO. 14-7-558**  
**Writ of Execution No. 2013-11524**  
**DEBT \$258,884.58**

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

BLR# 30-6-59

IMPROVEMENTS thereon: residential  
dwelling

PLAINTIFF: JPMorgan Chase Bank,  
National Association  
VS

DEFENDANT: **JOANNE D. KRATZ  
and WILLIAM G. KRATZ**

SALE ADDRESS: 85 Hilltop Drive,  
Parkesburg, PA 19335-1407

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

**SALE NO. 14-7-559**  
**Writ of Execution No. 2013-05481**  
**DEBT \$434,593.37**

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

BLR# 29-5-25.9

IMPROVEMENTS thereon: residential  
dwelling

PLAINTIFF: U.S. Bank National  
Association, as Trustee, for American General  
Mortgage Loan Trust 2010-1 American General  
Mortgage Pass-Through Certificates, Series 2010-  
1, c/o Nationstar Mortgage, LLC

VS



DEFENDANT: **TODD HUNTER and JOHN BOSIO**

SALE ADDRESS: 11 Lahawa Drive, Downingtown, PA 19335-1172

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

**SALE NO. 14-7-561**

**Writ of Execution No. 2013-02367**

**DEBT \$433,402.72**

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

BLR# 47-5-102.27

IMPROVEMENTS thereon: residential dwelling

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

VS

DEFENDANT: **SCOTT A. WELPE a/k/a SCOTT ANTHONY WELPE and ELENA M. WELPE a/k/a ELENA MARIE WELPE**

SALE ADDRESS: 121 Riverside Lane, Coatesville, PA 19320-4686

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

**SALE NO. 14-7-562**

**Writ of Execution No. 2012-12870**

**DEBT \$303,157.73**

ALL THAT CERTAIN lot or piece of land situate in the Township of London Grove, County of Chester and Commonwealth of Pennsylvania bounded and described according to a Final Subdivision Plan of Inniscrone, a Planned Residential Development made by Tetra Tech, Engineers, Christiana, Delaware dated January 14, 1999 last revised April 6, 2000 and recorded as Plan No. 9015432 as follows, to wit:-

TAX ID# 59-8-334

PLAINTIFF: JPMorgan Chase Bank, National Association

VS

DEFENDANT: **SCOTT H. CANNON and SARAH K. CANNON**

SALE ADDRESS: 11 Strand Court, London Grove, Pennsylvania 19390

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

**SALE NO. 14-7-563**

**Writ of Execution No. 2013-04344**

**DEBT \$197,294.91**

PROPERTY situate in Downingtown Borough, Chester County, Pennsylvania  
BLR# 11-9-71.8

IMPROVEMENTS thereon: residential dwelling

PLAINTIFF: Nationstar Mortgage LLC

VS

DEFENDANT: **RON RAWLINS OCHAYA**

SALE ADDRESS: 517 Grant Avenue, Downingtown, PA 19335-3015

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

**SALE NO. 14-7-565**

**Writ of Execution No. 2014-00646**

**DEBT \$436,829.07**

PROPERTY situate in Westtown Township, Chester County, Pennsylvania  
BLR# 67-2R-14

IMPROVEMENTS thereon: residential dwelling

PLAINTIFF: Wells Fargo Bank, N.A.

VS

DEFENDANT: **JOSEPH McLAUGHLIN**

SALE ADDRESS: 909 Chickadee LA, a/k/a 405 Chickadee Lane, West Chester, PA 19382

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

**SALE NO. 14-7-566**

**Writ of Execution No. 2012-01037**

**DEBT \$155,393.90**

PROPERTY situate in Malvern Borough, Chester County, Pennsylvania  
BLR# 2-1-3

IMPROVEMENTS thereon: residential dwelling

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

VS

DEFENDANT: **JOHN WALSH**  
SALE ADDRESS: 249 Miner Street, Malvern, PA 19355-2500

PLAINTIFF ATTORNEY: **PHELAN**

**HALLINAN, LLP, 215-563-7000**

**SALE NO. 14-7-567**  
**Writ of Execution No. 2010-13593**  
**DEBT \$316,373.12**

ALL THAT CERTAIN lot or piece of ground situate in the Township of East Nantmeal, County of Chester and Commonwealth of Pennsylvania and described according to a Plan and Survey thereof made for T. Kenneth and Lois R. Emery by Beideman Associates, Professional Land Surveyors of Exton, PA dated 12/3/91 and last revised 11/22/91 and recorded as Plan No. 11466, as follows, to wit:

TAX ID: 24-8-6.2A

PLAINTIFF: EverHome Mortgage Company

VS

DEFENDANT: **JILL DAVIDOCK and SUSAN LANG**

SALE ADDRESS: 3520 Conestoga Road, Glenmoore, Pennsylvania 19343

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

**SALE NO. 14-7-568**  
**Writ of Execution No. 2014-00720**  
**DEBT \$334,312.49**

PROPERTY situate in East Marlborough Township, Chester County, Pennsylvania

BLR# 61-6-423

IMPROVEMENTS thereon: residential dwelling

PLAINTIFF: U.S. Bank National Association, as Trustee for Credit Suisse First Boston Mortgage Securities Corp., CSAB Mortgage-Backed Pass-Through Certificates, Series 2006-2

VS

DEFENDANT: **RENEE J. BAILEY a/k/a RENEE J. BINKLEY and DEWITTE E. BINKLEY**

SALE ADDRESS: 315 Cherry Lane, Kennett Square, PA 19348-4711

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

**SALE NO. 14-7-569**  
**Writ of Execution No. 2012-07330**  
**DEBT \$316,392.43**

ALL THAT CERTAIN lot of land situate in Borough of Parkesburg, Chester County,

Pennsylvania:

TAX Parcel No.: 8-3-34.2

PLAINTIFF: U.S. Bank National Association, as Trustee under the Pooling and Servicing Agreement dated as of February 1, 2007, GSAMP Trust 2007-NC1, Mortgage Pass-Through Certificates, Series 2007-NC1

VS

DEFENDANT: **DAWN HAND and LAWRENCE HAND a/k/a LAWRENCE J. HAND SR.**

SALE ADDRESS: 230 Washington Ave., Parkesburg, PA 19365

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

**SALE NO. 14-7-570**  
**Writ of Execution No. 2013-10986**  
**DEBT \$158,435.99**

ALL THAT CERTAIN lot or parcel of land with buildings and improvements thereon erected, situate in the Borough of South Coatesville, County of Chester and State of Pennsylvania, bounded and described according to a Subdivision Plan for "Branford Woods", made by Lake, Roeder, Hillard & Beers, Oxford, PA, dated 8/10/2001 last revised 5/20/2003 and recorded 8/29/2003 as Plan #16725 as follows, to wit:

TAX ID# 9-10-47.25

PLAINTIFF: Wells Fargo Bank, National Association successor by merger to Wachovia Bank, National Association

VS

DEFENDANT: **JUDITH T. SARKESS**

SALE ADDRESS: 14 Branford Way, Coatesville, Pennsylvania 19320

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

**SALE NO. 14-7-571**  
**Writ of Execution No. 2013-11592**  
**DEBT \$1,869,013.99**

PREMISES "A"

ALL THAT CERTAIN lot or piece of ground situate in the Township of Charlestown, County of Chester, Commonwealth of Pennsylvania, and described according to a Plan of Property for Edward A. Deeds, II, said Plan made by Chester Valley Engineers, Inc., Consulting Engineers, dated December 4, 1959.

CONTAINING in area 30.630 acres, more or less.

PREMISES "B"

ALL THOSE CERTAIN two lots or pieces of ground situate in the Township of Charlestown, County of Chester, Commonwealth of Pennsylvania, bounded and described according to a Plan of Property for Dorr E. Newton, dated June 1948 and prepared by Conrey-Wright, Ltd.

TRACT #1

CONTAINING 13.923 acres of land, more or less.

TRACT #2

CONTAINING 1.588 acres of land, more or less

BEING the same premises which Jeffrey M. Kohlhas and Susan Berry Kohlhas, husband and wife, by Deed dated 6/26/2003 and recorded in Chester County on 10/20/2003 in Record Book 5944, page 1804 granted and conveyed unto DB Real Estate, L.P.

PARCEL No. 35-3-7

PLAINTIFF: Customers Bank f/k/a New Century Bank

VS

DEFENDANT: **DB REAL ESTATE, LP., A PENNSYLVANIA LIMITED PARTNERSHIP**

SALE ADDRESS: 3049 Merlin Road, Chester Springs, PA 19425

PLAINTIFF ATTORNEY: **PHILLIP D. BERGER, ESQ., 610-668-0800**

**SALE NO. 14-7-572**

**Writ of Execution No. 2013-08469**

**DEBT \$171,100.21**

PROPERTY situate in Township of Kennett

TAX Parcel #62-4-810

IMPROVEMENTS: a residential dwelling.

SOLD AS THE PROPERTY OF: Joann M. Engel

PLAINTIFF: The Bank of New York Mellon, F/K/A the Bank of New York, as Successor-in-Interest to JPMorgan Chase Bank, N.A., as Trustee for Structured Asset Mortgage Investments II Trust 2006-AR1, Mortgage Pass-Through Certificates, Series 2006-AR1

VS

DEFENDANT: **JOANN M. ENGEL**

SALE ADDRESS: 101 Victoria Gardens Drive, Kennett Square, PA 19348

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

**SALE NO. 14-7-573**

**Writ of Execution No. 2014-00413**

**DEBT \$143,176.16**

PROPERTY situate in Tredyffrin Township, Chester County, Pennsylvania

BLR# 43-6A-217

IMPROVEMENTS thereon: condominium unit

PLAINTIFF: Wells Fargo Bank, N.A., S/B/M Wells Fargo Home Mortgage, Inc.

VS

DEFENDANT: **NATASHA A. KELLY**

SALE ADDRESS: 17 Drummers Lane, Wayne, PA 19087-1505

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

**SALE NO. 14-7-574**

**Writ of Execution No. 2012-08407**

**DEBT \$203,634.22**

ALL THAT CERTAIN lot or piece of ground, the buildings and improvements thereon erected, hereditaments and appurtenances, situate in the Township of Tredyffrin, County of Chester and State of Pennsylvania, and described according to a Plan of Lots, made for Maynard Poole, Inc., by Damon and Foster, Civil Engineers at Sharon Hill, PA under dated of 2-22-1955, last revised 6-10-1955 as follows, to wit:

BEGINNING at a point on the northwesterly side of Pugh Road at the distance of 157.76 feet, measures south 82 degrees 49 minutes west, along the northwesterly side of Pugh Road from a point an angle therein which at the distance of 851.66 feet, measured south 69 degrees 20 minutes west, along the northwesterly side of Pugh Road to a point a corner formed by its intersection (if extended) to intersect with the original center line of Old Eagle School Road (33 feet wide) thence continuing along the northwesterly side of Pugh Road, south 82 degrees 49 minutes west, 100.57 feet to a point, thence leaving the said side of Pugh Road and extending north 11 degrees 25 minutes west, 295.85 feet to a point, thence extending north 76 degrees 16 minutes 20 seconds east, 102.05 feet to a point, thence extending south 11 degrees 06 minutes 15 seconds east, 307.41 feet to the northwesterly side of Pugh Road, being the first mentioned point and place of beginning.

PARCEL No.43-06K-0006

BEING the same premises which Mark E. Hahn and Joan M. Hahn, by Deed dated 6/27/00 and recorded in the Chester County Recorder of

Deeds Office on 7/14/00 in Deed Book 4784, Page 1307, granted and conveyed unto Philip V. Tiewater and Beth K. Tiewater, husband and wife, tenants by the entireties.

PLAINTIFF: Deutsche Bank National Trust Company, as Trustee of the Residential Asset Securitization Trust 2005-A15, Mortgage Pass-Through Certificates, Series 2005-O under the Pooling and Servicing Agreement dated December 1, 2005

VS

DEFENDANT: **PHILIP V. TIEWATER and BETH K. TIEWATER**

SALE ADDRESS: 613 Pugh Road, Wayne, PA 19087

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

**SALE NO. 14-7-575**

**Writ of Execution No. 2012-02815**

**DEBT \$87,130.03**

ALL THAT CERTAIN parcel or tract of land situate in North Coventry Township, County of Chester, Commonwealth of Pennsylvania, bounded and described in accordance with a survey and subdivision plan as prepared by Ralph E. Shaner & Son Engineering Company, Pottstown, Pennsylvania, dated April 20, 1976, and more fully described as follows, to wit:

TAX ID# 17-7-49.1

PLAINTIFF: Cenlar, FSB

VS

DEFENDANT: **GLENN A. NEIFFER and TERRY L. NEIFFER**

SALE ADDRESS: 775 Temple Road, Pottstown, Pennsylvania 19465

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

**SALE NO. 14-7-576**

**Writ of Execution No. 2011-13605**

**DEBT \$85,019.72**

PROPERTY situate in the Borough of Downingtown, Chester County, Pennsylvania  
BLR# 11-11-113.24  
IMPROVEMENTS thereon: residential dwelling

PLAINTIFF: Bank of America, N.A.  
S/B/M BAC Home Loan Servicing, LP

VS

DEFENDANT: **LUIS A. ORTIZ, JR., and JANETTE VARGAS**

SALE ADDRESS: 221 Talucci Drive, Downingtown, PA 19335-2870

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

**SALE NO. 14-7-578**

**Writ of Execution No. 2012-06176**

**DEBT \$161,000.00**

ALL THAT CERTAIN brick dwelling and lot or piece of land situate in the Fourth Ward of the Borough of Phoenixville, County of Chester and State of Pennsylvania and known and designated as No. 321 Dayton Street, bounded and described as follows, to wit:

TAX ID# 15-5-362

PLAINTIFF: 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 2006-6

VS

DEFENDANT: **CHARLES A. LONG, JR., AND SHERITA D. LONG**

SALE ADDRESS: 321 Dayton Street, Phoenixville, Pennsylvania 19460

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

**SALE NO. 14-7-579**

**Writ of Execution No. 2014-00858**

**DEBT \$202,905.55**

PROPERTY situate in West Bradford Township, Chester County, Pennsylvania

BLR# 50-6P-45.2

IMPROVEMENTS thereon: residential dwelling

PLAINTIFF: Wells Fargo Bank, NA

VS

DEFENDANT: **JOSEPH A. McCORMICK, III**

SALE ADDRESS: 553 Northbrook Road, West Chester, PA 19382-1731

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

**SALE NO. 14-7-580**

**Writ of Execution No. 2013-01274**

**DEBT \$154,664.54**

PROPERTY situate in the Valley Township, Chester County, Pennsylvania  
BLR# 38-01-0070

IMPROVEMENTS thereon: residential dwelling

PLAINTIFF: Wells Fargo Bank, N.A.  
Successor by Merger to Wells Fargo Home Mortgage, Inc.

VS

DEFENDANT: **JASON CANALE**  
**a/k/a JASON SCOTT CANALE and SAMANTHA CANALE a/k/a SAMANTHA LEIGH DEFEO CANAL a/k/a SAMANTHA LEIGH DEFEO CANALE**

SALE ADDRESS: 128 Larose Drive,  
 Coatesville, PA 19320-1627

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

**SALE NO. 14-7-582**

**Writ of Execution No. 2012-09474**

**DEBT \$351,283.14**

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

ALL THAT CERTAIN lot or piece of ground, situate in the Township of Caln, County of Chester and Commonwealth of Pennsylvania, bounded and described according to a preliminary/final lot line revision of Bailey Stution, dated 8/21/2002 last revised 7/23/2004 and recorded a Plan No. 17194 as follows to wit:

BEGINNING at a point on the easterly side of Westerham Road, a corner of Lot 63W on said Plan, thence extending along said Lot, north 82 degrees 24 minutes 12 seconds east 84.87 feet to a point 11 corner of Lot 61W, thence extending along said Lot, south 07 degrees 35 minutes 48 seconds east 100.00 feet to a point on the northerly side of Honeymead Road, thence extending along same, south 82 degrees 24 minutes 12 seconds west 59.87 feet to a point of curve, thence extending on the arc of a circle curving to the right having a radius of 25.00 feet the arc distance of 39.27 feet to a point of tangent on the easterly side of Westerham Road, thence extending along same the two following courses and distances, (1) north 07 degrees 35 minutes 48 seconds west 73.58 feet to a point of curve, and (2) on the arc of a circle curving to the right having a radius of 175.00 feet the arc distance of 1.42 feet to the first mentioned point and place of beginning.

BEING Lot 62W on said Plan.

BEING UPI Number 39-4-464

PARCEL No.: 39-4-464

BEING known as: 2885 Westerham Road, Downingtown, PA 19335.

BEING the same premises which B. Station Reserve, LLC., by Deed dated November 29, 2006 and recorded January 5, 2007 in and for Chester County, Pennsylvania, in Deed Book Volume 7051, Page 1110, granted and conveyed

unto Charles Neal and Sharie Neal, husband and wife as tenants by the entirety.

PLAINTIFF: HSBC Bank USA, National Association as Trustee for Wells Fargo Asset Securities Corporation, Mortgage Pass-Through Certificates, Series 2007-1

VS

DEFENDANT: **CHARLES NEAL**

SALE ADDRESS: 2885 Westerham Road, Downingtown, PA 19335

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

**SALE NO. 14-7-583**

**Writ of Execution No. 2013-09062**

**DEBT \$154,006.36**

PROPERTY situate in Borough of Parkesburg

TAX Parcel #08-003-0076-0200

IMPROVEMENTS: a residential dwelling.

SOLD AS the Property of: Laura E. Veneziaile

PLAINTIFF: JPMorgan Chase Bank, NA

VS

DEFENDANT: **LAURA E. VENEZIALE**

SALE ADDRESS: 220 Green Street, Parkesburg, PA 19365

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

**SALE NO. 14-7-584**

**Writ of Execution No. 2011-01666**

**DEBT \$484,599.10**

ALL THAT CERTAIN piece or lot of ground, situate in the Township of Kennett, County of Chester, and State of Pennsylvania, bounded and described according to a final subdivision plan known as "Banes Wood" made by C.D. Houtman and Son, Inc., dated 01/16/1987 as follows to wit:

BEGINNING at a point on the south east side of Bane Drive at a corner of land now or late of Louis M. Marson, Jr. on said Plan; thence extending from said beginning points along lands now or late of Louis M. Marson, Jr. south 22 degrees 10 minutes east 476.71 feet to a point a corner of lands now or late of D. Antony DeFrank; thence extending along the same north 86 degrees 30 minutes 49 seconds west 330.00 feet to a point a corner of Lot No. 2; thence extending along the same the (2) following courses and distances: (1)

north 35 degrees 54 minutes 50 seconds east 162.14 feet to a point; and (2) north 30 degrees 00 minutes west 245.00 feet to a point on the south east side of Bane Drive aforesaid; thence extending along the same the (2) following courses and distances: (1) north 60 degrees 00 minutes east 110.00 feet to a point of curve; and (2) on a line curving to the right, having a radius of 175 feet the arc distance of 86.94 feet to the first mentioned point and place of beginning.

BEING Lot #1 as on said Plan.

BEING UPI Number 62-4-144-1A

BLR No.: 62-4-144-1A

BEING known as: 996 Baneswood Drive, Kennett Square, PA 19348.

BEING the same premises which Dina Builders, a Pennsylvania Corporation, by Deed dated April 28, 1989 and recorded May 4, 1989 in and for Chester County, Pennsylvania, in Deed Book Volume 1524, Page 155, granted and conveyed unto Michael L. Moser and Susan T. Moser, husband and wife, as tenants by entireties.

PLAINTIFF: US Bank National Association, as Trustee for BSABS 2005-AC3

VS

DEFENDANT: **MICHAEL L. MOSER**

SALE ADDRESS: 996 Baneswood Drive, Kennett Square, PA 19348

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

**SALE NO. 14-7-585**

**Writ of Execution No. 2014-00046**

**DEBT \$838,898.09**

PROPERTY situate in the Willistown Township, Chester County, Pennsylvania

BLR# 54-3-236.1

IMPROVEMENTS thereon: residential dwelling

PLAINTIFF: Santander Bank, N.A.

VS

DEFENDANT: **STEPHEN G. YOHANNAN and FRANCES W. YOHANNAN**

SALE ADDRESS: 4 Wildwood Drive, Malvern, PA 19355-2937

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

**SALE NO. 14-7-586**

**Writ of Execution No. 2013-12547**

**DEBT \$113,974.13**

PROPERTY situate in Coatesville City, Chester County, Pennsylvania

BLR# 16-6-1063

IMPROVEMENTS thereon: residential dwelling

PLAINTIFF: JPMorgan Chase Bank, National Association

VS

DEFENDANT: **DESIRE R. UNDERWOOD and DAVID F. UNDERWOOD, JR., a/k/a DAVID UNDERWOOD**

SALE ADDRESS: 113 Pennsylvania Avenue, Coatesville, PA 19320-3639

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

**SALE NO. 14-7-587**

**Writ of Execution No. 2013-07597**

**DEBT \$190,321.37**

ALL THAT CERTAIN lot or piece of land with the building thereon erected, situate in the Township of East Pikeland, County of Chester, State of Pennsylvania, and being designated Lot No. 84 on a certain plan of Galicia Farm, as laid out and surveyed by Earl R. Ewing, R.S., and bounded and described as follows, to wit:

TAX ID# 26-4D-19

PLAINTIFF: Embrace Home Loans, Inc.

VS

DEFENDANT: **CINDY R. BRITTO and ALAN P. BRITTO**

SALE ADDRESS: 131 Lake Road, Phoenixville, Pennsylvania 19460

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

**SALE NO. 14-7-588**

**Writ of Execution No. 2013-12548**

**DEBT \$189,670.77**

PROPERTY situate in the Valley Township, Chester County, Pennsylvania

BLR# 38-2K-63

IMPROVEMENTS thereon: residential dwelling

PLAINTIFF: PNMAC Mortgage Opportunity Fund Investors, LLC

VS

DEFENDANT: **MARK MELUSKY and ROBERT MELUSKY**



SALE ADDRESS: 18 Saddlebrook Lane, Coatesville, PA 19320-1982

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

**SALE NO. 14-7-589**  
**Writ of Execution No. 2013-12061**  
**DEBT \$270,450.13**

ALL THAT CERTAIN lot or piece of land with the buildings and improvements thereon erected, hereditaments and appurtenances, situate in Malvern Borough, Chester County, State of Pennsylvania, and known as No. 234 Woodland Avenue, Malvern, PA bounded and described as follows, to wit:

BEGINNING at an iron pin set in the north street line of Second Avenue at its intersection with the west line of Woodland Avenue; thence extending along the west line of Woodland Avenue, north 26 degrees, 50 minutes west 80.8 feet to an iron pin; thence leaving Woodland Avenue and extending along land of John F. Moran, south 63 degrees, 50 minutes, 30 seconds east 165.61 feet to the first mentioned point and place of beginning.

TITLE to said premises vested in Charles J. Whalen, III and Danielle M. Whalen, husband and wife by Deed from Charles J. Whalen, III and Danielle M. Whalen, husband and wife dated 03/12/2003 and recorded 03/26/2003 in the Chester County Recorder of Deeds in Book 5623, Page 351.

PLAINTIFF: Nationstar Mortgage LLC

VS

DEFENDANT: **DANIELLE M. WHALEN and CHARLES J. WHALEN, III**

SALE ADDRESS: 234 Woodland Avenue, Malvern, PA 19355

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

**SALE NO. 14-7-590**  
**Writ of Execution No. 2010-08542**  
**DEBT \$323,457.43**

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

IMPROVEMENTS thereon: residential dwelling

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

VS

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

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

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

**SALE NO. 14-7-591**  
**Writ of Execution No. 2012-04275**  
**DEBT \$108,948.82**

ALL THAT CERTAIN unit in the property known, named and identified as Glenhardie Condominium, located in the Township of Tredyffrin, County of Chester and Commonwealth of Pennsylvania, which has heretofore been submitted to the provisions of the Uniform Condominium Act, 68 PA C.S. 3101 et seq. by the recording in the Office for the Recorder of Deeds in and for the County of Chester of a Declaration, including the Plans attached thereto as an Exhibit, dated 6/17/1981 and recorded in Miscellaneous Deed Book 519 Page 423, and the Amendment to Declaration dated 7/21/1981 and recorded 7/22/1981 in Miscellaneous Deed Book 523 Page 114 and a Second Amendment thereof dated 10/19/1981 and recorded 11/17/1981 in Miscellaneous Deed Book 534 Page 307, and a Third Amendment thereof dated 6/10/1983 and recorded 7/14/1983 in Miscellaneous Deed Book 594 Page 486, being and designated as Unit #297, together with a proportionate undivided interest in the Common Elements.

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

BEING UPI #43-6A-497

BEING the same premises which Mass Farzan by Deed dated April 22, 2004, and recorded May 12, 2004, in Chester County, in Book 6152, Page 1685, Document ID 10411138, granted and conveyed unto Jay Ciccarone and Suzanne M. Ciccarone, in fee.

TO be sold as the premises of Suzanne M. Ciccarone a/k/a Suzanne M. Pratoski and Jay Ciccarone.

IMPROVEMENTS to property: residential dwelling

PLAINTIFF: Susquehanna Bank Successor by Merger to Graystone Tower Bank Successor to First National Bank of Chester County

VS  
DEFENDANT: **SUZANNE M. CICCARONE a/k/a SUZANNE M. PRATOWSKI and JAY CICCARONE**

SALE ADDRESS: 297 Drummers Lane, Tredyffrin Township, Chester County, PA  
PLAINTIFF ATTORNEY: **WILLIAM F. COLBY, JR./KEITH MOONEY, 610-898-7155**

**SALE NO. 14-7-592**  
**Writ of Execution No. 2013-12223**  
**DEBT \$232,444.16**

ALL THAT CERTAIN unit in the property known, named and identified as Roundhill a Condominium, located in the Township of Valley, County of Chester and Commonwealth of Pennsylvania, which has heretofore been submitted to provisions of the Uniform Condominium Act, 68 PA. C.S. 310 L et seq by the recording in the Recorder of Deeds in and for the County of Chester a Declaration recorded on March 23, 2007 in Record Book 7113 Page 1016, et seq. First Amendment to Declaration Recorded in Book 7229 Page 314, Second Amendment to Declaration Recorded in Book 7345 Page 2155, Third Amendment to Declaration Recorded in Book 7397 Page 2310, Fourth Amendment to Declaration as set forth in Record Book 7412 Page 2209, Fifth Amendment to Declaration as set forth in Record Book 7440 Page 556, Sixth Amendment to Declaration as set forth in Book 7454 Page 037 and any and all amendments hereto. Being designated as Unit No. 5 as described in said Declaration and Declaration Plan.

TOGETHER with a proportionate undivided interest in the Common Elements (as set forth in said Declaration of Condominium) of 2.18%

BEING Parcel# 38-1-127

BEING part of the same premises which EGTCLP, a Pennsylvania Limited Partnership, by Indenture bearing date July 2, 2008 and recorded July 11, 2008 in the Office of the Recorder of Deeds in and for the County of Chester in Record Book 7476 Page 886, granted and conveyed unto NVR, Inc., a Virginia Corporation trading as Ryan Homes, in fee.

TITLE to said premises vested in Michelle Sheplock and Luke Sheplock, wife and husband by Deed from NVR, Inc., a Virginia Corporation, trading as Ryan Homes dated 09/30/2008 and recorded 10/09/2008 in the Chester County Recorder of Deeds in Book 7528, Page 1560.

PLAINTIFF: Nationstar Mortgage, LLC

VS  
DEFENDANT: **MICHELLE SHEPLOCK and LUKE SHEPLOCK**

SALE ADDRESS: 5 Tuxford Lane, Coatesville, PA 19320

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

**SALE NO. 14-7-593**  
**Writ of Execution No. 2012-05132**  
**DEBT \$181,088.52**

ALL THAT CERTAIN lot or piece of ground with buildings and improvements thereon erected heridaments and appurtenances situated in the Township of East Brandywine, County of Chester, State of Pennsylvania bounded and described according to a Plan of Property for Ferguson & Flynn Enterprises, Inc. made by William F. Steimer & Assoc., Inc. Architects & Planners, dated 8/10/72 and last revised 10/9/75 as follows:

BEGINNING at an iron pin on the southerly side of Ridgewood Circle (50' wide), the northeasterly corner of Lot #61 on the above-mentioned plan, which iron pin is located a distance of 225.00 feet, as measured along the southerly side of said Ridgewood Circle by a bearing of south 66 degrees 56 minutes 30 seconds east, from a point on the title line in the bed of North Bailey Road (T-442), thence extending from the point of beginning, along the southerly side of Ridgewood Circle, the following three (3) courses and distances, to wit: (1) south 66 degrees 56 minutes 30 seconds east, 75.00 feet to a concrete monument; (2) by a line curving (erroneously cited as curbing on current deed) to the right having a radius of 391.53 feet, for an arc distance of 184.50 feet to a point; and (3) south 39 degrees 56 minutes 30 seconds east, 33.71 feet to a point, a corner of Lot #37 on said Plan; thence extending by Lot #37, the following three (3) courses and distances, to wit: (1) south 33 degrees 11 minutes 36 seconds west, 273.00 feet to a point; (2) by a line curving to the right, having a radius of 50.00 feet, for an arc distance of 157.08 feet to a point; and (3) south 43 degrees 52 minutes 20 seconds west, 188.62 feet to an iron pin on line of land retained by the grantors herein; thence by the grantor's remaining land, north 79 degrees 59 minutes 40 seconds west, for a distance of 106.00 feet to an iron pin, a corner of Lot #60 on said Plan; thence extending by Lot #60 and Lot #61, north 23 degrees 03 minutes 30 seconds east, for a distance of 603.42 feet to the first

mentioned iron pin and place of beginning.

CONTAINING 2.909 acres of land be the same more or less.

BEING Lot #38 as shown on said Plan.

BEING Chester County UPI #30-5K-

24.

BEING Parcel #30-05K-0024

BLR# 30-5K-24

BEING the same premises which Stephen D. Bennett, Executor of the Estate of Marion E. Bennett, deceased, granted and conveyed unto Kim Gilbert Prior and Maxine Prior, as joint tenants with right of survivorship and not as tenants in common, by Deed dated February 28, 2001 and recorded March 2, 2001 in Chester County Record Book 4904, Page 2117 for the consideration of \$178,000.00.

PLAINTIFF: Susquehanna Bank

VS

DEFENDANT: **KIM GILBERT PRIOR and MAXINE PRIOR**

SALE ADDRESS: 137 Ridgewood Circle, Downingtown, PA 19335

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

**SALE NO. 14-7-594**

**Writ of Execution No. 2013-07478**

**DEBT \$183,883.95**

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

TAX Parcel No.: 1702 009602A0

PLAINTIFF: HSBC Bank USA, N.A., as Trustee for the Registered Holders of Renaissance Home Equity Loan Trust 2006-1

VS

DEFENDANT: **ESTATE of CHARLES N. KENNEY a/k/a CHARLES N. KENNEY, SR., c/o CHARLES NORMAN KENNEY, JR., PERSONAL REPRESENTATIVE CHARLES N. KENNEY, JR., PERSONAL REPRESENTATIVE of the ESTATE of CHARLES N. KENNEY a/k/a CHARLES N. KENNEY, SR. unknown heirs, successors, assigns and all persons, firms or associations claiming right, title or interest from or under CHARLES N. KENNEY a/k/a CHARLES N. KENNEY, SR., ANNETTE GALLI, known heir of CHARLES N. KENNEY a/k/a CHARLES N. KENNEY, SR., CLAYTON KENNEY, known heir of CHARLES N. KENNEY a/k/a CHARLES N. KENNEY, SR.**

SALE ADDRESS: 1469 Temple Road, Pottstown, PA 19465

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

**SALE NO. 14-7-595**

**Writ of Execution No. 2012-02864**

**DEBT \$286,846.46**

PROPERTY situate in West Caln Township, Chester County, Pennsylvania

BLR# 28-5-273

IMPROVEMENTS thereon: residential dwelling

PLAINTIFF: Bank of America, N.A.  
VS

DEFENDANT: **HAN VAN PHAM**

SALE ADDRESS: 101 Toby Road, Coatesville, PA 19320

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

**SALE NO. 14-7-596**

**Writ of Execution No. 2007-05680**

**DEBT \$140,040.16**

PROPERTY situate in Caln Township, Chester County, Pennsylvania

BLR# 39-3M-102

IMPROVEMENTS thereon: residential dwelling

PLAINTIFF: U.S. Bank National Association, as Trustee for Structured Asset Investment Loan Trust Mortgage Pass-Through Certificates, Series 2005-10

VS

DEFENDANT: **TAMIL PARKER**

SALE ADDRESS: 5 Quarry Street, Coatesville, PA 19320-2359

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

**SALE NO. 14-7-599**

**Writ of Execution No. 2012-11162**

**DEBT \$256,342.99**

ALL THAT CERTAIN lot or piece of ground, situate in West Nottingham Township, County of Chester, PA.

TAX Parcel No. 68-5-14

PLAINTIFF: Cecil Bank

VS

DEFENDANT: **MICHAEL TODD MONTGOMERY**

SALE ADDRESS: 340 Red pump Rd., Nottingham, PA 19362

PLAINTIFF ATTORNEY: **WILLIAM J. LEVANT, ESQ., 610-941-2474**

**SALE NO. 14-7-601**  
**Writ of Execution No. 2013-02842**  
**DEBT \$10,021.86**

ALL THAT CERTAIN single family residence, situate in the Borough of Phoenixville, County of Chester and Commonwealth of Pennsylvania, being Dwelling Unit R-121, Building R-6 as shown on Record Plan of Westridge as prepared by Robert F. Harsch and Associates, Inc. and recorded as Exhibit "B" of Declaration of Covenants and Easements, Restrictions and Conditions, as hereinafter set forth, said Unit being designated as a Townhouse Unit which is on and including ALL THAT CERTAIN lot or piece of ground, more fully bounded and described as follows, to wit:

BEGINNING at a point, said point being the southwestern corner of said lot, said point being the 6 following courses and distances from the intersection of the centerline of High Street and the northernmost point of the northeastern corner of the Subdivision Line, both as shown on said Plan; (1) south 15 degrees 54 minutes 26 seconds west, 995.20 feet to a point; (2) south 80 degrees 51 minutes 21 seconds west 340.66 feet to a point; (3) north 84 degrees 13 minute 39 seconds west, 59.22 feet to a point; (4) north 16 degrees 45 minutes 42 seconds west, 81.30 feet to a point; (5) south 61 degrees 43 minutes 52 seconds east, 44 feet to a point; (6) north 28 degrees 16 minutes 8 seconds east 8 feet to the place of beginning, also being in line of Unit R-120 as shown on said Plan; thence along the same and along lands designated as "Common Area" north 28 degrees 16 minutes 8 seconds east, 39.67 feet to a point, a corner of lands designated as "Common Area" aforesaid; thence along the same the 9 following courses and distances: (1) south 61 degrees 43 minutes 52 seconds east, .33 feet to a point; (2) north 28 degrees 16 minutes 8 seconds east, 4.67 feet to a point; (3) south 61 degrees 43 minutes 52 seconds east, 7 feet to a point; (4) south 28 degrees 16 minutes 58 seconds west 2.33 feet to a point; (5) south 61 degrees 43 minutes 52 seconds east, 3.83 feet to a point; (6) north 28 degrees 16 minutes 8 seconds east, 1 foot to a point; (7) south 61 degrees 43 minutes 52 seconds east, 7 feet to a point; (8) south 28 degrees 16 minutes 8 seconds west, 1 foot to a point; (9) south 61 degrees 43 minutes 52 seconds east, 3.83 feet to a point, a corner of lands designated as "Common Area" aforesaid; thence along the same and along Unit R-122 as shown on said Plan, south 28 degrees 16 minutes 8 seconds west, 42 feet to a degree 43 minutes 52 seconds west, 22 feet to the

point and place of beginning.

THE within described single family residence being a dwelling unit as defined by and being in accordance with Declaration of Covenants and Easements, Restrictions and Conditions, recorded in Record Book 1383 Page 146 and B-Laws recorded in Record Book 1383, Page 158.

BEING known as 141 S. Westridge Place, Phoenixville, Borough, Chester County, PA 19040

BEING UPI No. 15-7-132

BEING Parcel Number 15-7-0132

BEING the same premises which Carrie Wadman and a/k/a Carrie Dale by Deed dated 8-26-2005 and recorded 8-31-2005 in Chester County in Record Book 6603 Page 663 conveyed unto Harry Walter Nadeau, in fee.

RESIDENTIAL dwelling

PLAINTIFF: Westridge Estates  
Homeowners Association

VS

DEFENDANT: **HARRY W. NADEAU**

SALE ADDRESS: 141 Westridge Place, Phoenixville, PA 19460

PLAINTIFF ATTORNEY: **SCOTT F. WATERMAN, ESQ., 610-566-6177**

**SALE NO. 14-7-602**  
**Writ of Execution No. 2012-12477**  
**DEBT \$7,632.70**

ALL THAT CERTAIN lot or piece of land with the buildings and improvements thereon erected, hereditaments and appurtenances situate in the Township of Westtown, County of Chester and Commonwealth of Pennsylvania, bounded and described according to a Plan, being Lot #88 as shown on said Plan.

TAX Parcel No. 67-2L-6

PLAINTIFF: Westtown Township

VS

DEFENDANT: **ADAM D. WHEELER and SUSAN C. WHEELER**

SALE ADDRESS: 1417 Ponds Edge Road, Westtown Township, Pennsylvania

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

**SALE NO. 14-7-606**  
**Writ of Execution No. 2014-00496**  
**DEBT \$94,719.26**

ALL THAT CERTAIN parcel of real property located in the Township of East Goshen, County of Chester and Commonwealth of

Pennsylvania, being House Number 943 as more fully defined and described in (a) that certain Declaration of Covenants and Easements for the Village of Jefferson dated December 11, 1985, made by Grantor and recorded in the Recorder of Deeds Office of Chester County, Pennsylvania in Miscellaneous Deed Book 215 beginning at page 230, together with any amendments thereto heretofore recorded in the said Recorder's Office (hereinafter, as so amended, being referred to as the "Village Declaration") and (b) that certain plan of the Village of Jefferson made by G.S. Winters & Associates, Inc., dated June 2, 1986, and recorded in the aforesaid Recorder's Office as Amended Plan Number 6146A, together with any amendments thereto heretofore recorded in the said Recorder's Office (hereinafter, as so amended, being referred to as the "Village Plan") (such parcel of real property being hereinafter called the "Premises").

TOGETHER with all and singular the improvements, ways, streets, alleys, passages, waters, water-courses, rights, liberties, privileges, hereditaments and appurtenances whatsoever thereunto belonging or in any case appertaining, and the revisions and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, property, claim and demand whatsoever of the said Grantor, in law, equity or otherwise howsoever, of, in and to the same and every part hereof.

TOGETHER also with the rights, easements and benefits of and under and subject to the easements, reservations, covenants, condition and encumbrances of the aforesaid Village Declaration and Village Plan and also of that certain Restated Declaration of Covenants and Easements for Hershey's Mill dated March 1, 1984, made by Grantor herein and recorded in the aforesaid Recorder's Office in Miscellaneous Deed Book 633 beginning at page 412, together with any supplements and amendments thereto heretofore recorded in the aforesaid Recorder's Office (hereinafter, as so supplemented and amended, being referred to as the "Hershey Mill Declaration") and those two certain plans of the "Hershey Mill Land" (as that term is defined in the Hershey's Mill Declaration) (a) made by Roger K. Lewis AIA and Associates dated May 18, 1978, and recorded in the aforesaid Recorder's Office as Plan No. 1832; and (b) made by A. W. Martin Associates, Inc. dated July 28, 1978 revised August 21, 1978 and recorded in the aforesaid Recorder's Office as Plan No. 2048 (such plans, as the same may be amended from time to time by the Grantor pursuant to rights reserved in the Hershey's Mill Declaration, being hereinafter collectively referred to as the

"Hershey's Mill Plan").

ALSO being known as: 943 Jefferson Way, West Chester, PA 19380

PARCEL No.: 53-2-895

IMPROVEMENTS: building

BEING the same premises which Allied Property Brokerage, by its Deed dated September 2, 2003 and recorded on December 10, 2003 in and for Chester County, in Deed Book 6005, Page 1175, granted and conveyed unto Michael A. Sweeney.

PLAINTIFF: Eastern Savings Bank, FSB

VS

DEFENDANT: **MICHAEL S. SWEENEY**

SALE ADDRESS: 943 Jefferson Way, West Chester, PA 19380

PLAINTIFF ATTORNEY: **SCOTT A. DIETTERICK, ESQ., 717-533-3280**

**SALE NO. 14-7-607**

**Writ of Execution No. 2007-08930**

**DEBT \$164,154.91**

PROPERTY situate in the City of Coatesville, Pennsylvania

BLR# 9-3-40.4

IMPROVEMENTS thereon: residential dwelling

PLAINTIFF: US Bank National Association, as Trustee for Asset-Backed Pass-Through Certificates, Series 2006-NC2

VS

DEFENDANT: **BARRY LUSBY**

SALE ADDRESS: 8 Lafayette Avenue, Coatesville, PA 19320

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

**SALE NO. 14-7-608**

**Writ of Execution No. 2013-05884**

**DEBT \$747,233.68**

PROPERTY situate in Township of Charlestown

TAX Parcel #35-3-54.3/35-3-54.16

IMPROVEMENTS: a residential dwelling.

PLAINTIFF: U.S. Bank National Association, as Trustee, Successor in Interest to Bank of America, National Association as Trustee as Successor by Merger to LaSalle Bank National Association, as Trustee for Certificateholders of Bear Stearns Asset Backed Securities I LLC, Asset-Backed Certificates, Series 2006-HE8

VS  
DEFENDANT: **KELLY A. OBRIEN**  
**and DANIEL F. OBRIEN**  
SALE ADDRESS: 3187 Hollow Road,  
Malvern, PA 19355  
PLAINTIFF ATTORNEY: **KML LAW**  
**GROUP, P.C., 215-627-1322**  
SALE NO. **14-7-609**  
Writ of Execution No. **2013-05882**  
DEBT **\$124,587.82**

PROPERTY situate in the Valley  
Township, Chester County, Pennsylvania  
BLR# 38-002-0009.00  
IMPROVEMENTS thereon: residential  
dwelling

PLAINTIFF: Pennymac Holdings,  
LLC f/k/a Pennymac Mortgage Investment Trust  
Holdings I, LLC

VS  
DEFENDANT: **MICHAEL T.**  
**McNALLY, III**  
SALE ADDRESS: 137 Mineral  
Springs Road, Coatesville, PA 19320-1901  
PLAINTIFF ATTORNEY: **PHELAN**  
**HALLINAN, LLP, 215-563-7000**

SALE NO. **14-7-610**  
Writ of Execution No. **2014-00843**  
DEBT **\$103,235.37**

PROPERTY situate in Schuylkill  
Township, Chester County, Pennsylvania  
BLR# 27-6-188.2  
IMPROVEMENTS thereon: residential  
dwelling

PLAINTIFF: Wells Fargo Bank, N.A.  
S/B/M to Wachovia Bank, National Association  
VS  
DEFENDANT: **SAMUEL C.**  
**HELLER**

SALE ADDRESS: 110 View Point  
Lane, Phoenixville, PA 19460-5765  
PLAINTIFF ATTORNEY: **PHELAN**  
**HALLINAN, LLP, 215-563-7000**

SALE NO. **14-7-611**  
Writ of Execution No. **2011-13695**  
DEBT **\$367,686.58**

ALL THAT CERTAIN lot or tract of  
land together with the dwelling, garage and other  
improvements erected, thereon situate on the north  
side of Cherry Hill Lane, North Coventry  
Township, Chester County, State of Pennsylvania,  
bounded and described in accordance with a sub-

division plan prepared by Ralph E. Shaner and Son  
Engineers Co., Pottstown, Pennsylvania, for Dr.  
Vernon R. Morris, Jr. dated 9/9/1987, latest revision  
4/16/1988 as follows, to wit:

BEGINNING at a corner in the center  
of Cherry Hill Lane, legal width of 33 feet and ultimate  
width by Lot Plan of 50 feet, said corner being distant  
along and in Cherry Hill Lane from a corner of lands of  
the late Alex Tisdale, south 42 degrees 0 minutes east,  
640 feet; thence from said point of beginning leaving  
said Cherry Hill Lane and along Lot No. 3, north 35  
degrees 0 minutes east, 286.25 feet to a corner of Lot No. 1;  
thence along Lot 1, the next 6 courses and distances to  
wit: (1) south 42 degrees 0 minutes east, 244.58 feet  
to a corner; (2) north 48 degrees 0 minutes east, 50 feet  
to a corner; (3) south 42 degrees 0 minutes east 60 feet  
to a corner; (4) south 48 degrees 0 minutes west, 50 feet;  
(5) south 42 degrees 0 minutes east, 60 feet to a corner;  
and (6) south 48 degrees 0 minutes west, 281.0 feet to a  
corner in the middle of Cherry Hill Lane; thence along  
and in the middle of Cherry Hill Lane north 42 degrees  
0 minutes west 310 feet to the place of beginning.

TAX ID / Parcel No. 17-07-0017.010 /  
UPI 17-7-17.1

BEING the same premises which  
Vernon R. Morris, Jr. and Susan H. Morris, his wife by  
Deed dated 6/14/1991 and recorded 6/18/1991 in Chester  
County in Record Book 2465 Page 324 conveyed unto S.  
David Prizer, in fee.

AND being the same premises which S.  
David Prizer, by Deed dated 2/5/1996 and recorded  
3/6/1996 in Chester County in Record Book 4001 Page  
1812 conveyed unto S. David Prizer and Sheila Prizer  
(also known as Shelia Prizer), husband and wife, in  
fee.

UPI/BLR #17-7-17.1  
AND improvements: residential  
dwelling(s)

PLAINTIFF: Customers Bank, formerly known as  
New Century Bank

VS  
DEFENDANT: **S. DAVID PRIZER,**  
**SHEILA V. PRIZER and UNITED STATES OF AMERICA**

SALE ADDRESS: 929 Cherry Hill  
Land, Pottstown, PA 19465

PLAINTIFF ATTORNEY: **JEFFREY W. SODERBERG,**  
**ESQ., 610-584-0700**



**SALE NO. 14-7-612**  
**Writ of Execution No. 2012-09321**  
**DEBT \$348,844.54**

ALL THAT CERTAIN lot or piece of ground with the buildings and improvements thereon erected, hereditaments and appurtenances, situate in the Township of Penn, County of Chester and State of Pennsylvania, bounded and described according to a Subdivision Plan prepared for William T. O'Neill, "Dutton Farms" made by Robert O. Drake and Associates, Surveyor, Kennett Square, Pennsylvania, dated June 3, 1991, last revised July 23, 1991 and recorded in the Recorder of Deeds Office for Chester County in Plan File No. 11855, as follows:

BEGINNING at a point on the easterly side of Dutton Farm Lane (50 feet wide), said point also being a corner of Lot No. 12; thence extending from said beginning point along Lot No. 12, the two following courses and distances, (1) south 81° 13' 6" east, 203.20 feet and (2) south 67° 30' 47" east, 96.01 feet to a point in line of land now or formerly of Frank & Angeline Papale; thence extending along the same, north 63° 29' 42" west, 196.96 feet to a point, a corner of Lot No. 10, also the center line of a 20 feet wide drainage easement; thence extending along the same and passing through the center line of aforesaid 20 feet wide drainage easement; north 85° 59' 40" west, 269.98 feet to a point on the easterly side of Dutton Farms Lane and a point of curve; 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 180 feet, the arc distance of 10 feet to a point of tangent; and (2) south 8° 46' 53" west, 134.46 feet to the first mentioned point and place of beginning.

BEING known as 18 Dutton Farm Lane, West Grove, PA 19390

BEING the same premises which LandAmerica OneStop, Inc. Trust, by Deed dated 5/13/2004 and recorded 7/22/2004 in the Office of the Recorder of Deeds in and for Chester County in Deed Book 6226, Page 2211, granted and conveyed unto Patricia A. Ciliberti and Richard M. Lawson, as joint tenants with the right of survivorship.

PARCEL No.: 58-4-94.2L

IMPROVEMENTS: residential property.

PLAINTIFF: Deutsche Bank National Trust Company, as Trustee, for Carrington Mortgage Loan Trust, Series 2005-NC3 Asset-Backed Pass-Through Certificates

VS

DEFENDANT: PATRICIA A. CILIBERTI and RICHARD M. LAWSON

SALE ADDRESS: 18 Dutton Farm Lane, West Grove, PA 19390

PLAINTIFF ATTORNEY: GREGORY JAVARDIAN, 215-942-9690

**SALE NO. 14-7-613**  
**Writ of Execution No. 2014-01118**  
**DEBT \$64,123.70**

ALL THAT CERTAIN property situated in Valley Township in the County of Chester and State of Pennsylvania and being described in a Deed dated 04/19/00 and recorded 04/24/00, among the land records of the County and State set forth above, and referenced as follows: Book 4742 Page 1606

PREMISES "A"

ALL THAT CERTAIN message and lot or tract of land on which is erected the south half of a double frame dwelling situate on the east side of Bradley Avenue, in Westwood, Valley Township, Chester County, Pennsylvania, more particularly bounded and described as follows:

BEGINNING at a point in the east side of Bradley Avenue as laid out and opened 33 feet wide at a new corner of land now or late of Sam Reeds; thence along the new line of Sam Reed's and passing the thru the division wall of the double frame dwelling north 73 degrees 48 minutes east, 104 feet to a point and thence south 16 degrees 12 minutes east, 60.92 feet to a corner of Lot No. 53 as shown on a plat of lots known as West Coatesville, as of record in the Office for the Recording of Deeds in and for Chester County at West Chester, PA., in Plan Book No. 1, Page 36; thence along the north line of Lot No. 53, south 73 degrees 48 minutes west, 104 feet to the east side of Bradley Avenue; thence along the east side thereof north 16 degrees 12 minutes west, 60.92 feet to the first mentioned point and place of beginning.

BEING No. 17 Bradley Avenue, Coatesville, PA 19320

BEING Parcel Number 38-5G-15

BEING the same premises Ralph D. Copper and Ann Barbara Ann Copper, husband and wife, by Fee Simple Deed dated March 7, 2003 and recorded March 18, 2003 in the Office of the Recorder of Deeds in and for Chester County in Deed Book 5611 Page 1179, granted and conveyed unto Ralph D. Cooper and Barbara Ann Cooper, husband and wife, as tenants by the entireties..

PLAINTIFF: Fifth Third Bank f/k/a

Old Kent Bank, by its servicer cwen Loan  
Servicing, LLC

VS

DEFENDANT: **BARBARA-ANN  
COOPER and RALPH D. COOPER**

SALE ADDRESS: 17 Bradley Avenue,  
Coatesville, PA 19320

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

**SALE NO. 14-7-614**

**Writ of Execution No. 2013-10210**

**DEBT \$190,048.88**

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

PLAINTIFF: M&T Bank

VS

DEFENDANT: **FRANCIS DeJESSE**

SALE ADDRESS: 804 Sixth Avenue,  
Parkesburg, Pennsylvania 19365

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

**SALE NO. 14-7-615**

**Writ of Execution No. 2013-11177**

**DEBT \$38,086.84**

ALL THAT CERTAIN PROPERTY in  
the City of Coatesville.

TAX ID# 16-6-796

PLAINTIFF: EverBank

VS

DEFENDANT: **TIMOTHY M.  
MULLEN and MARY ANN REESE F/K/A  
MARY ANN MULLEN**

SALE ADDRESS: 626 Olive Street,  
Coatesville, Pennsylvania 19320

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



### July 2014 CLE Opportunities

DATE	CLE SESSIONS	TIME	CREDIT HOURS
July 1	PBI: David Binder on Pennsylvania Evidence (v)	9:00AM-12:30PM	3 SUB
July 2	PBI: Internet Law Update-2014 (v)	9:00AM-4:30PM	5 SUB/ 1 ETH
July 3	PBI: Five County Criminal Practice (v)	9:00AM-1:30PM	4 SUB
July 7	PBI: Pennsylvania Workers' Compensation Practice & Procedure 2014 (v)	9:00AM-1:30PM	4 SUB
July 8	PBI: Employers' Obligations Under the Affordable Care Act (g)	9:00AM-12:15PM	3 SUB
July 9	PBI: 2014 March Quarterly Meeting Philadelphia Bar Association Probate and Trust Law Section Financial Powers of Attorney (v)	9:00AM-11:00AM	2 SUB
July 10	PBI: Handling the Workers' Comp Case (v)	9:00AM-4:30AM	5 SUB/ 1 ETH
July 10	PBI: Looking Under the Hood: Drafting Better Trusts to Accomplish Your Clients' Estate Planning Goals (g)	9:00AM-1:15PM	4 SUB
July 11	PBI: 3 <sup>rd</sup> Annual U.S. Supreme Court Roundup (g)	9:00AM –12:15PM	3 SUB
July 14	PBI: Defamation, Libel, and Slander (g)	8:30AM-12:45PM	3 SUB/ 1 ETH
July 16	PBI: Basics of Wage and Hour Law (g)	8:30PM-12:45PM	4 SUB
July 16	PBI: Guardianship 101 (v)	9:00AM-1:30PM	3 Sub/ 1 ETH
July 17	PBI: Four County Civil Practice (Live)	8:30AM-12:45PM	4 SUB
July 18	PBI: Nonprofit Series: Nonprofit and the Political Process (v)	9:00AM-1:30PM	4 SUB
July 21	PBI: Real Estate Agent and Broker Liability (g)	9:00AM-12:15PM	2 SUB/ 1 ETH
July 22	PBI: Snapshots of Special Education Law (g)	8:30AM-3:45PM	6 SUB
July 23	PBI: Trial of a Federal Court Case (g)	9:00AM-4:30PM	6 SUB
July 24	PBI: The Pain Puzzle: Putting the Pieces Together (g)	8:25AM-3:30PM	6 SUB
July 25	PBI: Workplace Investigations: A Practitioner's View (g)	12:30AM-3:45PM	3 SUB/ 1 ETH
July 28	PBI: Evidence for Trial Lawyers (v)	9:00AM-4:30PM	6 SUB
July 28	PBI: The Nuts and Bolts of Adoption Practice in PA (g)	12:00PM-4:15PM	4 SUB
July 29	PBI: Clarence Darrow: Crimes, Causes and the Courtroom (g)	8:30AM-12:00PM	2 SUB/ 1 ETH
July 30	PBI: Maxims, Monarchy and Sir Thomas More (g)	8:30AM-12:00PM	2 SUB/ 1 ETH
July 31	PBI: Piercing the Corporate Veil (g)	12:00PM-3:15PM	3 SUB

Please register for PBI courses directly at [www.pbi.org](http://www.pbi.org) Thank you!

(v) = video

(g) = live groupcast

\*all CCBA members welcome to attend

**CHARLES T. DeTULLIO**

Attorney at Law  
134 North Church St.  
West Chester, PA 19380  
610-436-5766

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## **INCORPORATION AND LIMITED LIABILITY COMPANY FORMATION**

***CONVENIENT, COURTEOUS SAME DAY SERVICE***

***PREPARATION AND FILING SERVICES IN ALL STATES***

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