

**ESTATE AND TRUST NOTICES**

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

**FIRST PUBLICATION**

**Andrews, Betty J. a/k/a Betty Jean Andrews**, dec'd.

Late of West Lampeter Township.

Co-Executors: Rod B. Andrews and Robin L. Andrews c/o Vance E. Antonacci, Esquire, McNees Wallace & Nurick LLC, 570 Lausch Lane, Suite 200, Lancaster, PA 17601.

Attorneys: McNees Wallace & Nurick LLC.

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**Badger, Robert L.**, dec'd.

Late of West Lampeter Township.

Co-Executors: S. Scott Badger and Rebecca S. Lehner c/o Paterson Law LLC, 2819 J Willow Street Pike N., Willow Street, PA 17584.

Attorney: Kim Carter Paterson.

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**Bard, Ambrose P.**, dec'd.

Late of Akron Borough.

Executrix: Ruth A. Buffenmyer c/o Jennifer L. Mejia, Mejia Law Group, LLC, 1390 W. Main Street, Ephrata, PA 17522.

Attorneys: Mejia Law Group, LLC.

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**Bollinger, Edna B.**, dec'd.

Late of West Earl Township.

Executors: Randall S. Bollinger and Troy A. Bollinger c/o Marci S. Miller, Attorney, P.O. Box 5349, Lancaster, PA 17606.

Attorneys: Gibbel Kraybill & Hess LLP.

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**Book, JoAnn L. a/k/a JoAnn Book**, dec'd.

Late of Lancaster City.

Executor: Anthony S. Fisher c/o Kluxen, Newcomer & Dreisbach, Attorneys-at-Law, 2221 Dutch Gold Drive, Dutch Gold Business Center, Lancaster, PA 17601.

Attorney: Melvin E. Newcomer, Esquire.

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**Brubaker, Kathryn L.**, dec'd.

Late of Mount Joy Township.

Executrix: Krista Beth Faus Allison c/o Anthony P. Schimaneck, 700 North Duke Street, P.O. Box 4686, Lancaster, PA 17604-4686.

Attorneys: Morgan, Hallgren, Crosswell & Kane, P.C.

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**Davidson, Marilyn M. a/k/a Marilyn Mae Davidson**, dec'd.

Late of East Hempfield Township.

Executor: John D. Davidson c/o Kluxen, Newcomer & Dreisbach, Attorneys-at-Law, 2221 Dutch Gold Drive, Dutch Gold

Business Center, Lancaster, PA 17601.  
Attorney: Melvin E. Newcomer, Esquire.

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**Denlinger, Matilda A.**, dec'd.

Late of East Hempfield Township.  
Executrix: Donna M. Mosakowski c/o Ann L. Martin, Attorney, P.O. Box 5349, Lancaster, PA 17606.  
Attorneys: Gibbel Kraybill & Hess LLP.

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**Duell, Diane L.**, dec'd.

Late of East Earl Township.  
Co-Executors: Ashley E. Corbi and Nathan M. Duell c/o Glick, Goodley, Deibler & Fanning, LLP, 131 W. Main Street, New Holland, PA 17557.  
Attorney: Thomas A. Fanning, Esq., Glick, Goodley, Deibler & Fanning, LLP.

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**Edwards, Jean O.**, dec'd.

Late of Pequea Township.  
Executor: Jeffrey R. Funk c/o 327 Locust Street, Columbia, PA 17512.  
Attorney: Michael S. Grab, Esquire, Nikolaus & Hohenadel, LLP, 327 Locust Street, Columbia, PA 17512.

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**Glatfelter, Gail B. a/k/a Gail Frances Glatfelter**, dec'd.

Late of Ephrata Borough.  
Executor: Nelson R. Glatfelter c/o Vance E. Antonacci, Esquire, McNees Wallace & Nurick LLC, 570 Lausch Lane, Suite 200, Lancaster, PA 17601.  
Attorneys: McNees Wallace & Nurick LLC.

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**Hackman, Margaret**, dec'd.

Late of Clay Township.  
Co-Executors: Sherry D. Minnich 2816 Haycreek Road, Birdsboro, PA 19508 and Barry K. Hackman 524 Cherry Street, Myerstown, PA 17067.  
Attorney: Robin S. Levengood, Esquire, Weiler & Levengood, P.C., 213 E. Lancaster Ave., Suite One, Shillington, PA 19607.

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**Hillard, Jay M.**, dec'd.

Late of East Earl Township.  
Co-Executors: Kent M. Hillard and Wanda J. Longer c/o Glick, Goodley, Deibler & Fanning, LLP, 131 W. Main Street, New Holland, PA 17557.  
Attorney: Ashley A. Glick, Esq., Glick, Goodley, Deibler & Fanning, LLP.

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**Keener, Brenda E. a/k/a Brenda Elizabeth Keener**, dec'd.

Late of East Hempfield Township.  
Executor: Diane M. Keener c/o Glick, Goodley, Deibler & Fanning, LLP, 131 W. Main Street, New Holland, PA 17557.  
Attorney: Thomas A. Fanning, Esq., Glick, Goodley, Deibler & Fanning, LLP.

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**Kirchner, William R.**, dec'd.

Late of Strasburg Township.  
Executrix: Diane L. Pawson c/o Bellomo & Associates, LLC, 3198 East Market Street, York, PA 17402.  
Attorney: Jeffrey R. Bellomo, Esquire.

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**Kuhn, E. Thomas, Jr. a/k/a**

**Earl Thomas Kuhn, Jr.**, dec'd.

Late of West Donegal Township.  
Executor: Jeffrey R. Boswell  
c/o Boswell, Tintner & Piccola  
LLC, 3461 Market Street, Suite  
105, Camp Hill, PA 17011.  
Attorney: Jeffrey R. Boswell,  
Esquire, Boswell, Tintner &  
Piccola LLC, 3461 Market  
Street, Suite 105, Camp Hill,  
PA 17011.

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**Landis, Patricia A. a/k/a Patricia Ann Landis a/k/a Patricia Landis**, dec'd.

Late of Pequea Township.  
Executrix: Susan M. Kopperman  
c/o Kluxen, Newcomer  
& Dreisbach, Attorneys-at-Law,  
2221 Dutch Gold Drive, Dutch  
Gold Business Center, Lancaster,  
PA 17601.  
Attorney: Melvin E. Newcomer,  
Esquire.

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**Musser, Phares G.**, dec'd.

Late of Ephrata.  
Co-Executors: Donald R. Musser  
and Stacey L. Musser c/o  
Legacy Law, PLLC., 147 W. Airport  
Road, Suite 300, Lititz, PA  
17543.  
Attorney: Katelyn M. Halde-  
man, Esq.

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**Neiss, James P. a/k/a James Paul Neiss**, dec'd.

Late of Lititz Borough.  
Co-Executors: Kelly Ann Bomb-  
erger and Craig R. Shelly c/o  
Thomas M. Gish, Sr., Attorney,  
P.O. Box 5349, Lancaster, PA  
17606.  
Attorneys: Gibbel Kraybill &  
Hess, LLP.

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**Nuechterlein, Elsie L.**, dec'd.

Late of East Hempfield Town-  
ship.  
Executor: Robert P. Nuechter-  
lein c/o Randy R. Moyer, Es-  
quire, Barley Snyder LLP, 126  
East King Street, Lancaster, PA  
17602.  
Attorney: Randy R. Moyer --  
Barley Snyder LLP.

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**Oberholtzer, Ella M.**, dec'd.

Late of East Earl Township.  
Executor: Edwin M. Ober-  
holtzer c/o James Clark As-  
sociates, 277 Millwood Road,  
Lancaster, PA 17603.  
Attorney: Neil R. Vestermark.

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**Powers, Maureen**, dec'd.

Late of East Hempfield Town-  
ship.  
Executor: Ethan Kauffman c/o  
Jeanne M. Millhouse, Esquire,  
53 N. Duke Street, Ste. 204,  
Lancaster, PA 17602.  
Attorney: Jeanne M. Millhouse,  
Esquire.

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**Ramirez, Jeanne M.**, dec'd.

Late of Manheim Township.  
Administrator: Susan K. Mc-  
Goldrick c/o Young and Young,  
44 S. Main Street, P.O. Box  
126, Manheim, PA 17545.  
Attorneys: Young and Young.

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**Rosenquist, Dorothy M.**, dec'd.

Late of Elizabeth Township.  
Executor: Lorraine A. Wink and  
Joanne D. Bini c/o Law Office  
of Shawn Pierson, 105 East Or-  
egon Road, Lititz, PA 17543.  
Attorney: Shawn M. Pierson,  
Esq.

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**Squires, Sylvia M.**, dec'd.  
Late of East Hempfield Township.  
Executor: Allen F. Squires c/o Blakinger Thomas, PC, 28 Penn Square, Lancaster, PA 17603.  
Attorneys: Blakinger Thomas, PC.

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**Steps, Gary Dean**, dec'd.  
Late of West Lampeter Township.  
Administrator: Steven C. Steps c/o Peter J. Kraybill, Attorney, P.O. Box 5349, Lancaster, PA 17606.  
Attorney: Gibbel Kraybill & Hess LLP.

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**Weaber, James R. a/k/a James Robert Weaber a/k/a Jim R. Weaber**, dec'd.  
Late of Warwick Township.  
Executor: Robert J. Weaber c/o Kluxen, Newcomer & Dreisbach, Attorneys-at-Law, 2221 Dutch Gold Drive, Dutch Gold Business Center, Lancaster, PA 17601.  
Attorney: Melvin E. Newcomer, Esquire.

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**Weaver, Martin G.**, dec'd.  
Late of Brecknock Township.  
Executrix: Eilene Zimmerman c/o Bellomo & Associates, LLC, 3198 East Market Street, York, PA 17402.  
Attorney: Jeffrey R. Bellomo, Esquire.

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**SECOND PUBLICATION**

**Ault, Esther M.**, dec'd.  
Late of West Donegal Township.  
Co-Executors: Sandy Weaber a/k/a Sandra L. Weaber c/o Young and Young, 44 S. Main

Street, P.O. Box 126, Manheim, PA 17545.  
Attorneys: Young and Young.

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**Barnhart, Thomas L. a/k/a Thomas Larry Barnhart**, dec'd.  
Late of East Cocalico Township.  
c/o Blakinger Thomas, PC, 28 Penn Square, Lancaster, PA 17603.  
Attorneys: Blakinger Thomas, PC.

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**Coblentz, Katie R.**, dec'd.  
Late of Clay Township.  
Executrix: Barbara Joanne Zimmerman c/o Gardner and Stevens, P.C., 109 West Main Street, Ephrata, PA 17522.  
Attorney: John C. Stevens.

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**Eshleman, S. Kendrick, III a/k/a Silas Kendrick Eshleman III a/k/a S. K. Eshleman III**, dec'd.  
Late of Paradise Township.  
Executrix: Diane Eshleman Djordjevic c/o Randy R. Moyer, Esquire, Barley Snyder LLP, 126 East King Street, Lancaster, PA 17602.  
Attorney: Randy R. Moyer -- Barley Snyder LLP.

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**Frederick, Mary M.**, dec'd.  
Late of Lancaster.  
Executor: Ray D. Frederick, II, 1046 Edgemoor Court, Lancaster, PA 17601.  
Attorney: None.

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**Garrett, Daniel B. a/k/a Daniel Bard Garrett**, dec'd.  
Late of Warwick Township.  
Executrix: Mary Ann Garrett c/o Appel Yost LLP, 33 North

Duke Street, Lancaster, PA 17602.  
Attorney: Jeffrey P. Ouellet, Esquire.

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**Gaskill, Warren Charles**, dec'd.

Late of Lancaster.  
Trustee: Clayton Gaskill, 173 Nottingham Court, Aston, PA 19014.  
Attorney: None.

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**Goldberger, Elizabeth A.**, dec'd.

Late of Earl Township.  
Executor: Jon M. Gruber c/o RKG Law, 101 North Pointe Blvd, Suite 202, Lancaster, PA 17601.  
Attorney: Lindsay M. Schoeneberger, Esquire.

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**Good, Eleanor M.**, dec'd.

Late of Ephrata Township.  
Executor: Vernon L. Good c/o Angelo J. Fiorentino, Attorney, P.O. Box 5349, Lancaster, PA 17606.  
Attorneys: Gibbel Kraybill & Hess LLP.

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**Graver, Harold B.**, dec'd.

Late of Columbia.  
Personal Representative: Thomas C. Graver, Sr., 2101 Manor Ridge Drive, Lancaster, PA 17603.  
Attorney: None.

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**Groff, Rufus S.**, dec'd.

Late of Rapho Township.  
Executrices: Joy E. Groff and Mary A. Groff c/o Anthony P. Schimaneck, 700 North Duke Street, P.O. Box 4686, Lancaster, PA 17604-4686.  
Attorneys: Morgan, Hallgren,

Crosswell & Kane, P.C.

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**Gronning, Gertrude Raab a/k/a Gertrude R. Gronning**, dec'd.

Late of West Lampeter Township.  
Executor: Larry J. Hughes c/o Vance E. Antonacci, Esquire, McNees Wallace & Nurick LLC, 570 Lausch Lane, Suite 200, Lancaster, PA 17601.  
Attorneys: McNees Wallace & Nurick LLC.

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**Henry, Lloyd E.**, dec'd.

Late of East Drumore Township.  
Executor: Robert P. Henry c/o Appel Yost LLP, 33 North Duke Street, Lancaster, PA 17602.  
Attorney: Jeffrey P. Ouellet, Esquire.

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**Holbut-Lazcano, Jaime Aaron**, dec'd.

Late of Lancaster City.  
Administratrix: Jessica Holbut, 1120 Jamaica Rd., Lancaster, PA 17602.  
Attorney: Ryan McDaniel, Esq., Freeburn Law, P.O. Box 61680, Harrisburg, PA 17106.

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**Homisak, Eleanor P.**, dec'd.

Late of West Donegal Township.  
Executor: Daniel L. Sullivan, 935 Grandon Way, Mechanicaburg, PA 17050.  
Attorney: None.

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**Kauffman, Blanche R.**, dec'd.

Late of Penn Township.  
Executrix: Vicki L. Wickwire c/o The Family Law Practice of Leslie S. Arzt, LLC, 2002 South Queen Street, York, PA 17403.

Attorney: Amy S. Loper, Esquire.

Attorneys: Smoker Gard Associates LLP.

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**Klepp, Robert W.**, dec'd.

Late of Lititz Borough.  
Executrix: Mary C. Lefever c/o Thomas M. Gish, Sr., Attorney, P.O. Box 5349, Lancaster, PA 17606.  
Attorneys: Gibbel Kraybill & Hess, LLP.

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**McClellan, David Michael, Jr.**, dec'd.

Late of Manor Township, Millersville.  
Administratrix: Kim L. McClellan, 10 Fairmount Rd., Kirkwood, PA 17536.  
Attorney: Deborah L. Packer, Esq., Freeburn Law, P.O. Box 61680, Harrisburg, PA 17106.

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**Kuzman, Walter T.**, dec'd.

Late of New Holland.  
Executrix: Susan Hembekides c/o Stephen M. Asbel, Esq., Reger Rizzo & Darnall, 2929 Arch St., Ste. 1300, Philadelphia, PA 19104.  
Attorney: Stephen M. Asbel, Esq.

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**Ross, Phyllis Van Dorn a/k/a Phyllis R. Ross**, dec'd.

Late of Manheim Township.  
Executrix: Christine A. Halvorsen c/o Jeffrey C. Goss, Esquire, 480 New Holland Avenue, Suite 6205, Lancaster, PA 17602.  
Attorneys: BCGL, LLC.

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**Lehn, John Douglas**, dec'd.

Late of Ephrata Borough.  
Executor: Janice L. Long c/o Pyfer, Reese, Straub, Gray & Farhat, P.C., 128 N. Lime Street, Lancaster, PA 17602.  
Attorneys: Pyfer, Reese, Straub, Gray & Farhat, P.C.

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**Sheaffer, Audrey L.**, dec'd.

Late of Strasburg Township.  
Executor: Brenda M. Butler c/o Pyfer, Reese, Straub, Gray & Farhat, P.C., 128 N. Lime Street, Lancaster, PA 17602.  
Attorneys: Pyfer, Reese, Straub, Gray & Farhat, P.C.

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**Loercher, Viola D.**, dec'd.

Late of Manheim Borough.  
Executor: D. Bruce Wilson c/o Young and Young, 44 S. Main Street, P.O. Box 126, Manheim, PA 17545.  
Attorneys: Young and Young.

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**Shelley, Donald E., Sr.**, dec'd.

Late of Lancaster County.  
Executor: Tony M. Shelley c/o Thomas W. Fleckenstein, Esquire, 553 Locust Street, Columbia, PA 17512.  
Attorneys: Mountz, Kreiser & Fleckenstein, 553 Locust Street, Columbia, PA 17512.

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**Lowry, Gene A. a/k/a Gene Allen Lowry**, dec'd.

Late of Earl Township.  
Executor: Craig A. Lowry c/o Linda Kling, Esquire, 121 E. Main Street, New Holland, PA 17557.

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**Walsh, Edith R.**, dec'd.

Late of Rapho Township.  
Executor: Erik T. Walsh c/o Nikolaus & Hohenadel, LLP, 222

S. Market St., Suite 201, Elizabethtown, PA 17022.  
Attorney: John M. Smith, Esquire.

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**Weaver, Anna E.**, dec'd.

Late of Manheim Township.  
Executor: Rodney L. Weaver c/o Thomas M. Gish, Sr., Attorney, P.O. Box 5349, Lancaster, PA 17606.  
Attorneys: Gibbel Kraybill & Hess, LLP.

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**Wilson, Richard L.**, dec'd.

Late of Manheim Township.  
Executor: Thomas L. Wilson c/o Douglas A. Smith, Attorney, P.O. Box 5349, Lancaster, PA 17606.  
Attorneys: Gibbel Kraybill & Hess LLP.

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**THIRD & FINAL PUBLICATION**

**Auker, Mary S.**, dec'd.

Late of Ephrata Township.  
Executor: JoAnne Boll c/o RKG Law, 101 North Pointe Blvd, Suite 202, Lancaster, PA 17601.  
Attorney: Lindsay M. Schoenberger, Esquire.

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**Barnum, Claire M. a/k/a Claire Marion Barnum**, dec'd.

Late of Manheim Township.  
Executor: Clifford K. Hurter c/o Blakinger Thomas, PC, 28 Penn Square, Lancaster, PA 17603.  
Attorneys: Blakinger Thomas, PC.

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**Blank, Emanuel S.**, dec'd.

Late of Salisbury Township.  
Executor: Mary S. Blank c/o Glick, Goodley, Deibler & Fan-

ning, LLP, 131 W. Main Street, New Holland, PA 17557.  
Attorney: Patrick A. Blank, Esq., Glick, Goodley, Deibler & Fanning, LLP.

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**Book, Evelyn B.**, dec'd.

Late of Manheim Township.  
Executor: Barbara Lynn McComsey c/o Appel Yost LLP, 33 North Duke Street, Lancaster, PA 17602.  
Attorney: Jeffrey P. Ouellet, Esquire.

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**Bowers, Janice A.**, dec'd.

Late of Strasburg Borough.  
Co-Executors: Susan A. Straley and Cynthia L. Workman c/o Glick, Goodley, Deibler & Fanning, LLP, 131 W. Main Street, New Holland, PA 17557.  
Attorney: Patrick A. Deibler, Esq., Glick, Goodley, Deibler & Fanning, LLP.

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**Bruce, Sandra P.**, dec'd.

Late of East Hempfield Township.  
Executor: Gerald G. Bruce c/o Lauren K. Hillegas, Attorney, P.O. Box 5349, Lancaster, PA 17606.  
Attorneys: Gibbel Kraybill & Hess, LLP.

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**Cunningham, Bonnie L.**, dec'd.

Late of Manor Township.  
Executor: Jeffrey L. Trout c/o Pyfer, Reese, Straub, Gray & Farhat, P.C., 128 N. Lime Street, Lancaster, PA 17602.  
Attorneys: Pyfer, Reese, Straub, Gray & Farhat, P.C.

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**DiCostanzo, Jeanette M.**, dec'd.

Late of Manheim Township.  
Executrix: Sandra M. Dock c/o  
Buzgon Davis Law Offices, 525  
South Eighth Street, Lebanon,  
PA 17042.

Attorney: Jason J. Schibinger,  
Esquire.

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**Getz, Richard S.**, dec'd.

Late of West Cocalico Township.  
Co-Executors: Denise Risser  
and Phoebe Merkel c/o Appel  
Yost LLP, 33 North Duke Street,  
Lancaster, PA 17602.

Attorney: James K. Noel, IV,  
Esq.

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**Herr, Jody A.**, dec'd.

Late of Providence Township.  
Executor: Jean M. Aukamp c/o  
James Clark Associates, 277  
Millwood Road, Lancaster, PA  
17603.

Attorney: Neil R. Vestermark.

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**Hershey, Romaine G.**, dec'd.

Late of Manheim Borough.  
Executor: Robert G. Hershey,  
1776 Penryn Road, Manheim,  
PA 17545.

Attorney: Larry W. Miller, Esq.,  
Miller Law Group, PLLC, 25  
Stevens Avenue, West Lawn, PA  
19609-1425.

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**High, Dennis Lee**, dec'd.

Late of East Cocalico Town-  
ship.

Administrator: Kevin M. Long  
c/o E. Richard Young, Jr.,  
Esq., 1248 W. Main St., Ephra-  
ta, PA 17522.

Attorney: E. Richard Young,  
Jr., Esq.

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**Johnson, David Jay a/k/a Da-  
vid J. Johnson**, dec'd.

Late of West Donegal Township.  
Administrator: Nicholas David  
Johnson c/o Bellomo & Asso-  
ciates, LLC, 3198 East Market  
Street, York, PA 17402.

Attorney: Jeffrey R. Bellomo,  
Esquire.

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**King, Elizabeth M.**, dec'd.

Late of Eden Township.

Co-Executors: Amos K. King  
and Elam R. King c/o Glick,  
Goodley, Deibler & Fanning,  
LLP, 131 W. Main Street, New  
Holland, PA 17557.

Attorney: Ashley A. Glick, Esq.,  
Glick, Goodley, Deibler & Fan-  
ning, LLP.

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**Malek, Theodore E.**, dec'd.

Late of West Hempfield Town-  
ship.

Executor: Brian K. Malek, 1445  
Windemere Lane, Landisville,  
PA 17538.

Attorney: Scott C. Painter, Es-  
quire, 906 Penn Avenue, Suite  
1, Wyomissing, PA 19610.

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**May, Erma V.**, dec'd.

Late of Penn Township.

Executor: George H. May, Jr.  
c/o Young and Young, 44 S.  
Main Street, P.O. Box 126,  
Manheim, PA 17545.

Attorneys: Young and Young.

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**TRUST NOTICE**

**Metzler, Philip R., Sr.**, dec'd.

Late of East Hempfield Town-  
ship.

Philip R. Metzler, Sr. Revocable  
Trust dated 11/9/2013.

Trustee: Margaret S. Kosmerl  
c/o Saxton & Stump, 221 West  
Philadelphia Street, Suite 600,

York, PA 17401.  
Attorney: Kristen R. McGuire.

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**Raubenstine, Josephine M.**, dec'd.

Late of Manheim Township.  
Co-Executors: Diane G. Mowrer and Mark R. Raubenstine c/o Anthony P. Schimaneck, 700 North Duke Street, P.O. Box 4686, Lancaster, PA 17604-4686.  
Attorneys: Morgan, Hallgren, Crosswell & Kane, P.C.

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**Rodgers, Eugene C.**, dec'd.

Late of Earl Township.  
Executrix: Jennifer L. Simmons c/o May Herr & Grosh LLP, 50 East Main Street, Mount Joy, PA 17552.  
Attorney: Scott E. Albert, Esq.

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**Rodriguez-Maisonet, Diana Maria**, dec'd.

Late of Lancaster City.  
Administratrix: Lisa Marie Maisonet c/o Kristen R. Behrens, Esq., 1650 Market St., #1200, Philadelphia, PA 19103.  
Attorney: Kristen R. Behrens, Dilworth Paxson, LLP, 1650 Market St., #1200, Philadelphia, PA 19103.

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**Ruby, Paul W.**, dec'd.

Late of Marietta Borough.  
Executor: Robert M. Squibbs, III c/o Russell, Krafft & Gruber, LLP, 101 North Pointe Blvd, Suite 202, Lancaster, PA 17601.  
Attorney: Aaron K. Zeamer, Esquire.

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**Scharer, John F. a/k/a John**

**Francis**, dec'd.

Late of Caernarvon Township.  
Executor: Kevin Scharer c/o Good Law Firm, 132 West Main Street, New Holland, PA 17557.  
Attorneys: Good Law Firm.

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**Shertzer, Verna E.**, dec'd.

Late of West Hempfield Township.  
Co-Executors: P. Nelson Shertzer and James R. Shertzer c/o James Clark Associates, 277 Millwood Road, Lancaster, PA 17603.  
Attorney: Neil R. Vestermark.

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**Stoltzfus, Michael E. a/k/a Michael Emmett Stoltzfus**, dec'd.

Late of Rapho Township.  
Executrix: Sandra Kahler c/o c/o Bellomo & Associates, LLC, 3198 East Market Street, York, PA 17402.  
Attorney: Jeffrey R. Bellomo, Esquire.

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**Swisher, Mary R.**, dec'd.

Late of Columbia Borough.  
Executrix: Donna Swisher Brubaker, 330 Murry Hill Drive, Lancaster, PA 17601.  
Attorney: None.

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**ANNUAL MEETING NOTICE**

Notice is hereby given that the Annual Meeting of the Policyholders of **Cloister Mutual Casualty Insurance Company** will be held at the Corporate Office, 1 East Main Street, Ephrata, PA, on Tuesday, April 7th, 2026 commencing at 10:00 A.M., for the purpose of Election of Directors and/or the transaction of other business.

Douglas L. Underwood  
President/CEO/Treasurer  
Ephrata PA

ATTEST: Hisham M. Sallit  
HMS/dg  
Vice President/CFO/Secretary  
PO Box 587  
Ephrata PA 17522

F-20,27; M-6

### CHANGE OF NAME NOTICES

Notice is hereby given that **Adriana Patricia McFarland** has filed a petition in the Court of Common Pleas of Lancaster County, Pennsylvania, requesting the Court to change her name to Adriana Patricia Skiadas. A Hearing on the Petition will be held Thursday, March 26, 2026 at 2:30 p.m. in Courtroom #10 on the fourth floor of the Lancaster County Courthouse, 50 North Duke Street, Lancaster, Pennsylvania, at which any person interested may attend and show cause, if any, why the Petition should not be granted.

MAKAYLA D. GILCHRIST, Esquire

F-27

A hearing will be held on March 4, 2026, at 3:30 P.M. in Courtroom No. 1, 3rd floor of the Lancaster County Courthouse, 50 N. Duke St., Lancaster, PA regarding the request of Gregory Tyler Tshudy to change his name from **Gregory Tyler Tshudy** to Neo Thomas DaVinci. Any person with objections may attend and show cause why the request should not be granted.

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### DISSOLUTION NOTICES

Notice is hereby given that **DAT-AVERN INC.**, a Pennsylvania Corporation, of 221 Shade Tree Drive, Lancaster PA 17603, is being dissolved and is now engaged in winding up proceedings so that its corporate existence shall be ended pursuant to Section 1975(b) of the Pennsylvania Business Corporation Law of 1988, as amended. All persons with claims against the dissolved corporation are requested to present their claims in writing. Each claim must contain sufficient information to enable the claimant and the substance of the claim to be reasonably identified. Each claim must be mailed to 226 Parklawn Court, Lancaster PA 17601 and received within sixty (60) days from today.

The dissolved corporation may make distributions to other claimants and the shareholders of the corporation or persons interested as having been such without further notice.

Nicholas T. Gard, Esquire  
Smoker Gard Associates LLP  
121 East Main Street  
New Holland PA 17557

F-27

NOTICE IS HEREBY GIVEN that **O'Neal Holdings, Inc.**, a PA corporation with its registered office at 113 Knights Lane, Lancaster, PA 17601-1486, Lancaster County, is now engaged in winding up its affairs. The corporation will be filing Articles of Dissolution with the Commonwealth of PA, so that

its corporate existence shall be ended by issuance of a Certificate of Dissolution by the Department of State under the provisions of the Business Corporation Law of 1988 (as amended).

McNEES WALLACE & NURICK  
LLC  
Attorneys at Law  
100 Pine Street  
Harrisburg, PA 17101

F-27

**SUITS ENTERED**

Defendant's name appears first in capitals, followed by plaintiff's name, number and plaintiff's or appellant's attorney.

February 11, 2026  
to February 13, 2026

ANDERSON, KAYLA; Velocity Investments LLC; 00895; Tsarouhis

BUILDER SERVICES GROUP INC, HOMES, KENNETH, CARPENTER JR, KENNETH; Ephraim S Lapp; 00951; Dijiacommo

CENTENO, CHERIE, CENTENO, ARNALDO; NCB Management Services Inc; 00968; Tsarouhis

CHENEY, MARK E; Lewis Monclus Brito; 00901; Aitchison

EVANS, GERALD; Velocity Investments LLC; 00896; Tsarouhis

FABER, MARTIN, WEST END EXPRESS CO INC; State Farm Mutual Automobile Insurance Company; 00976; McElhaney

GERHART, ANNETTE L; Estate of Nicholas Leitner; 00874; Held

MARTIN, PAUL J, MARTIN LAFFERTY, HARLEY J, MARTIN, JAMES C; Freedom Mortgage Corporation; 00900; Zirrith

MATEEN, RASHEED; Capital One NA; 00969; Sharif

PA DEPARTMENT OF TRANSPORTATION; Darlene Lee; 00929;

PENN MANOR SCHOOL DISTRICT, BEAKES, MATTHEW, FULLERTON, JOSEPH, HERR, FREDERICK, LOMBARDO, ANTHONY, NAFZIGER, NICKOLE, , BOARD OF SCHOOL DIRECTORS OF PENN MANOR SCHOOL DISTRICT, STRAUB, CHRISTOPHER, SWEIGART, MITCHELL, WERT, DONNA; Mark Clatterbuck; 00903; O'Rourke

PETERS, JAMIE, BOMBERGER, BRAD; Evergreen Enterprises; 00930;

POLICY, KATHERINE; Velocity Investments LLC; 00897; Tsarouhis

REED, ROBERT; Velocity Investments LLC; 00892; Tsarouhis

RICE, JOEY; Velocity Investments LLC; 00894; Tsarouhis

SAY-CORE INC; JL Dobbs Inc; 00960; Kreiser

STUBBS, ROBIN E; CKS Prime Investments LLC; 00898; Tsarouhis

SUNDAY, TIMOTHY; Carol S Nourie; 00880; Anderson

UNKNOWN; Stanley J. Caterbone; 00918;



**NOTICE  
SHERIFF SALE  
OF VALUABLE  
Real Estate**

**Wednesday, March 25, 2026 @  
10:00 a.m. Prevailing Time**

**Pursuant to writs of Execution directed to me by the Court of Common Pleas of Lancaster County, Pa., I will expose the following Real Estate to public sale at 10:00 a.m. on the above date at <https://lancaster.pa.re-alforeclose.com>.**

Effective January 1, 2026, pursuant to Pennsylvania Act 48 of 2024 and Lancaster County Ordinance No. 163 of 2025, the Lancaster County Sheriff's Office shall collect a fee in the amount of \$250.00 from every purchaser of real property from a mortgage foreclosure sale. The fee of \$250.00 will be collected for each separate parcel of real property sold mortgage foreclosure sales (Sheriff Sale). The Act 48 fee must be received by the Lancaster County Sheriff's Office no later than fourteen (14) days following the date of sale. Payment shall be made by check only and must be made payable to "Lancaster County Sheriff's Office." No deed or transfer of title shall be executed and/or delivered until the Act

48 fee has been paid in full to the Lancaster County Sheriff's Office. Failure to submit timely payment may result in delays, administrative costs, including, but not limited to attorney's fees and/or additional administrative action. NOTE: All bidding will be solely through REALAUCION. Anyone interested in bidding is required to place their bids solely through REALAUCION. Any online service other than REALAUCION is not utilized by the Lancaster County Sheriff's Office.

**CONDITIONS OF SALE**

The Sheriff's Office reserves the right to accept or to reject any one or more bids, and to sell the properties in any order or combination, as determined by the Sheriff's Office. The sale of any property may, at the discretion of the Sheriff's Office, be stayed or continued in whole or in part.

If any irregularities, defects, or failures to comply with these Conditions of Sale occur during the sale, properties may be placed back up for sale at any time prior to the conclusion of the sale.

All properties are sold "AS IS", with NO expressed or implied warranties or guarantees whatsoever. In other words, the Sheriff's Office does not guarantee or warrant, in any way, the real estate upon which you are bidding. The Sheriff's Office is merely following the requests of the plaintiffs and selling whatever interests the defendants may have in the properties. It is up to you or your attorney to determine what those interests are, before you

buy. There may be mortgages or other liens against the properties that you may have to pay before you obtain clear title to a property. All of these factors are for you alone to determine. **NOTE: The REALAUC-TION website provides a "Street View" of the listed properties for reference only! This should not be used as a representation as to the condition, or even existence of, the Property and such views may be out of date.** The Sheriff's Office will not make these determinations for you. Bidders are solely responsible for the conditions of the actual real property and improvements thereon.

Once you make a bid, which is accepted as the highest bid, you have bought whatever interests the defendants have in that property and you must pay that sum of money to the Sheriff's Office regardless of what you later find out about the title or condition of the property. You must know what you are bidding on before you bid and NOT after. All sales are FINAL after the property has been struck off to you as the highest bidder, and no adjustments will be made thereafter.

Payment of a 10% down payment towards the purchase of any property must be made prior to the Sale through the REALAUC-TION website. The final 90% of the purchase price for properties must be in the form of lawful money of the United States, a certified or cashier's check from a bank, or a Lancaster County attorney's check. The Sheriff's Office will NOT accept any other

form of payment.

In order to expedite the sale, the Sheriff's Office encourages, but does not require, plaintiffs to make an opening bid of costs and, if necessary, to thereafter place competitive bids. Any bidding above the plaintiff's opening costs bid for such property will begin at the next increment of One Thousand Dollars over the Costs bid. Subsequent bids shall be in no less than \$1000 increments. Pursuant to Pennsylvania law, Plaintiffs may withdraw a property from sale any time before the property is struck off as sold to the highest bidder.

Immediately upon a property being struck off to the highest bidder, the buyers name will be made public on the REALAUC-TION website and the 10% down payment will be deducted from any funds on deposit with REALAUC-TION. The Buyer must upload picture ID as part of the registration process. If a Buyer chooses to use a corporate, partnership, or other entity form, Pennsylvania ID of a responsible individual must be provided to the Sheriff's Office immediately. The buyer shall pay the \$250.00 Act 48 fee within 14 days of the sale. Payment shall be made by check only, and all checks must be made payable to "Lancaster County Sheriff's Office." Be advised the \$250.00 fee will be assessed on each parcel sold for which a competitive bid was placed. The buyer must subsequently pay the balance of their bid within 30 days after the sale date.

Each buyer shall file a properly completed and signed Pennsylvania Realty Transfer Tax Statement of Value in duplicate with the Sheriff's Office within 15 days after the sale date. All applicable realty transfer taxes will be fully paid from the sale proceeds by the Sheriff's Office. If the proceeds are insufficient to pay all the sale costs, realty transfer taxes, and priority liens, then the buyer shall pay the balance of such amounts to the Sheriff's Office within 30 days after the sale date.

If no petition has been filed to set aside a property sale, the Sheriff will execute and record a deed 60 days or more after the Sale Date conveying all the real estate rights, title, & interests of the defendants in the property. In addition, prior to payout of funds on hand from the Sale, the Sheriff shall file a proposed Schedule of Distribution with the Prothonotary's Office, Distribution of the sale proceeds will be made per the proposed Schedule of Distribution 30 or more days after the filing of such Schedule provided no exceptions are filed regarding the proposed distribution.

The Sheriff's Office may hold agents responsible for their winning bids if their principal fails to comply with these Conditions of Sale, unless the agent has a notarized agency agreement and presents same to the Sheriff's Office prior to the beginning of the sale.

If a buyer breaches or otherwise fails to comply with these Conditions of Sale, the buyer shall forfeit their down payment to the Sheriff's Office in its entirety as

liquidated damages, and the buyer also shall be liable to the Sheriff's Office for all costs, expenses, losses, and damages (including, without limitation, attorney fees) suffered or incurred by the Sheriff's Office (1) to resell the property or (2) above and beyond such down payment amount, or both of the foregoing.

The Sheriff's Office reserves the right to alter or modify these conditions of sale during or before each sale, or on a case-by-case basis. The Sheriff's Office decision shall be final regarding all sale issues and disputes.

Christopher Lepler, Sheriff of  
Lancaster County  
Burke & Hess, Solicitor

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**CI-25-05954**  
**LAKEVIEW LOAN SERVICING,**  
**LLC**  
**vs**  
**FRANK J CASTRENZE, THERE-**  
**SA L. CASTRENZE**

PROPERTY ADDRESS: 725 SKY-  
LINE DRIVE, LANCASTER, PA  
17601  
UPI / TAX PARCEL NUMBER:  
390-53338-0-0000  
JUDGMENT: \$195,631.84  
REPUTED OWNERS: FRANK J  
CASTRENZE & THERESA L. CAS-  
TRENZE  
DEED BK. or INSTR. NO.:  
6402146  
MUNICIPALITY: TOWNSHIP OF  
MANHEIM  
AREA: 0.10  
IMPROVEMENTS: A RESIDEN-  
TIAL DWELLING

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**CI-24-02961**

**FAY SERVICING, LLC**

**vs**

**YOMA VANESSA DERAVINE,  
JONATHAN ANDREW EMEL**

PROPERTY ADDRESS: 272 MOR-  
GAN DRIVE, LEOLA, PA 17540  
UPI / TAX PARCEL NUMBER:  
360-18662-1-0004  
JUDGMENT: \$190,693.72  
REPUTED OWNERS: Jonathan  
Andrew Emel and Yoma Vanessa  
Deravine  
DEED BK. and PAGE or INSTR.  
NO.: 6405973  
MUNICIPALITY: Upper Leacock  
Township  
AREA: 936 sq ft  
IMPROVEMENTS: A residential  
dwelling

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**CI-25-01177**

**LAKEVIEW LOAN SERVICING,  
LLC**

**vs**

**MARIAN ECHEVARRIA, UNITES  
STATES ATTORNEY'S OFFICE,  
UNITED STATES OF AMERICA**

PROPERTY ADDRESS: 33 PARK  
VIEW DRIVE, REINHOLDS, PA  
17569  
UPI / TAX PARCEL NUMBER:  
090-23539-0-0000  
JUDGMENT: \$181,023.40  
REPUTED OWNERS: Marian  
Echevarria  
DEED BK. and PAGE or INSTR.  
NO.: 6394891  
MUNICIPALITY: Township of West  
Cocalico  
AREA: 5,663 sq. feet  
IMPROVEMENTS: Single Family  
Residential

**CI-23-07027**

**U.S. BANK TRUST COMPA-  
NY, NATIONAL ASSOCIATION,  
AS TRUSTEE, AS SUCCES-  
SOR-IN-INTEREST TO U.S.  
BANK NATIONAL ASSOCIA-  
TION, NOT IN ITS INDIVIDUAL  
CAPACITY BUT SOLELY AS  
INDENTURE TRUSTEE, FOR  
THE HOLDERS OF THE CIM  
TRUST 2021-R1, MORT-  
GAGE-BACKED NOTES, SERIES  
2021-R1**

**vs**

**JENNIFER L ENGLERTH**

PROPERTY ADDRESS: 1617  
MAIN STREET, EAST EARL, PA  
17519  
UPI / TAX PARCEL NUMBER:  
200-54328-0-0000  
JUDGMENT: \$124,274.37  
REPUTED OWNERS: Vincent P.  
Englerth (Deceased) and Jennifer  
L. Englerth, Husband and Wife  
DEED BK. and PAGE or INSTR.  
NO.: Deed Book Volume 5438,  
Page 0103, Instrument No.  
997047861  
MUNICIPALITY: Township of East  
Earl  
AREA: 0.2800 acreage  
IMPROVEMENTS: Residential  
Dwelling

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**CI-22-04537**

**M&T BANK**

**vs**

**MARY ELIZABETH FINGER**

PROPERTY ADDRESS: 125 EAST  
VINE STREET, LANCASTER, PA  
17602  
UPI / TAX PARCEL NUMBER:  
333-82315-0-0000  
JUDGMENT: \$87,259.17  
REPUTED OWNERS: MARY ELIZ-  
ABETH FINGER  
DEED BK. or INSTR. NO.:

6649515  
MUNICIPALITY: CITY OF LAN-  
CASTER  
AREA: .0300  
IMPROVEMENTS: A RESIDEN-  
TIAL DWELLING

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**CI-25-01623**  
**WELLS FARGO BANK NA**  
**vs**  
**G. F., A MINOR, AS BELIEVED**  
**HEIR OF THE ESTATE OF**  
**JENNIFER C. FULCHER, AKA**  
**JENNIFER C. SAMOHOD,**  
**UNKNOWN HEIRS AND/OR**  
**ADMINISTRATORS OF THE**  
**ESTATE OF JENNIFER C, FUL-**  
**CHER, AKA JENNIFER C.**  
**SAMOHOD (IF ANY)**

PROPERTY ADDRESS: 1004  
ASHWORTH STREET, MOUNT  
JOY, PA 17552  
UPI / TAX PARCEL NUMBER:  
450-22980-1-0135  
JUDGMENT: \$191,918.26  
REPUTED OWNERS: Michael S.  
Fulcher and Jennifer C. Samohod  
DEED BK. or INSTR. NO.:  
5867295  
MUNICIPALITY: Borough of  
Mount Joy  
AREA: N\A  
IMPROVEMENTS: Residential  
Dwelling

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**CI-25-01913**  
**FREEDOM MORTGAGE CORPO-**  
**RATION**  
**vs**  
**CHARLES W. HARTING, II,**  
**COURTNEY N. HARTING A/K/A**  
**COURTNEY HARTING**

PROPERTY ADDRESS: 1776  
TURNPIKE ROAD, ELIZABETH-  
TOWN, PA 17022

UPI / TAX PARCEL NUMBER:  
160-96604-0-0000  
JUDGMENT: \$280,018.20  
REPUTED OWNERS: CHARLES  
W. HARTING AND COURTNEY N.  
HARTING  
DEED INSTRUMENT NO.:  
6623529  
MUNICIPALITY: WEST DONEGAL  
TOWNSHIP  
IMPROVEMENTS: RESIDENTIAL  
DWELLING

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**CI-25-03643**  
**CSMC 2021-RPL9 TRUST**  
**vs**  
**MARY S. HOMSEY**

PROPERTY ADDRESS: 125 MAR-  
KET STREET, BAINBRIDGE, PA  
17502  
UPI / TAX PARCEL NUMBER:  
130-09336-0-0000  
JUDGMENT: \$88,588.32  
REPUTED OWNERS: Mary S.  
Homsey  
DEED BK. and PAGE or INSTR.  
NO.: 5366, 0005  
MUNICIPALITY: Conoy Township  
AREA:  
IMPROVEMENTS:

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**CI-22-07693**  
**U.S. BANK TRUST NATIONAL**  
**ASSOCIATION, NOT IN ITS**  
**INDIVIDUAL CAPACITY BUT**  
**SOLELY AS OWNER TRUSTEE**  
**FOR VRMTG ASSET TRUST**  
**vs**  
**STEPHANY MICHELE K.**  
**HOULE, RICHARD RHODEN,**  
**IN HIS CAPACITY AS HEIR OF**  
**MICHAEL J. RHODEN, BRIAN**  
**RHODEN, IN HIS CAPACITY AS**  
**HEIR OF MICHAEL J. RHODEN,**  
**UNKNOWN HEIRS, SUCCES-**  
**SORS, ASSIGNS, AND**

**ALL PERSONS, FIRMS OR  
ASSOCIATIONS, CLAIMING  
RIGHT, TITLE OR INTEREST,  
FROM OR UNDER MICHAEL J.  
RHODEN**

PROPERTY ADDRESS: 619 POP-  
LAR STREET, LANCASTER, PA  
17603

UPI / TAX PARCEL NUMBER:  
338-89115-0-0000

JUDGMENT: \$64,102.12

REPUTED OWNERS: MICHAEL  
J. RHODEN; STEPHANY MI-  
CHELE K. HOULE

INSTRUMENT NO. 6268978  
MUNICIPALITY: CITY OF LAN-  
CASTER

AREA: PRIMARY HOMESITE  
1,742 SQ FT

IMPROVEMENTS: RESIDENTIAL

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**CI-25-02444  
FULTON BANK, NA**

**vs**

**NATALIE F. HOWE, EXECU-  
TRIX OF THE ESTATE OF VIR-  
GINIA B. FRANKFORT A/K/A  
VIRGINIA FRANKFORT**

PROPERTY ADDRESS: 243 WIL-  
LOW STREET, ADAMSTOWN, PA  
19501

UPI / TAX PARCEL NUMBER:  
010-96507-0-0000

JUDGMENT: \$43,329.39

REPUTED OWNERS: Virgin-  
ia Frankfort a/k/a Virginia B.  
Frankfort

MORTGAGE BK. or INSTR. NO.:  
5849795

MUNICIPALITY: Borough of Ad-  
amstown

AREA: Willow Crest

IMPROVEMENTS: Residential  
Dwelling

**CI-25-07289  
NORTHWEST BANK**

**vs**

**SILT PROPERTIES, LLC; JERE-  
MY S FISHER, MEMBER, NEW-  
PORT MANAGEMENT GROUP,  
LLC; JEREMY S.  
FISHER, SOLE MEMBER**

PROPERTY ADDRESS: 1 W MAIN  
and 7 W MAIN ST, MOUNT JOY,  
PA 17552

UPI / TAX PARCEL NUMBER:  
450-14577; 450-07991-0-0000

JUDGMENT: \$661,505.74, to-  
gether with interest at the rate  
of 5.25% per annum (\$87.31 per  
diem) from September 4, 2025

forward, additional late charges,  
prepayment penalty, attorneys'  
fees, and collection costs

REPUTED OWNERS: Silt Proper-  
ties, LLC

DEED BK. and PAGE or INSTR.  
NO.: 6706061

MUNICIPALITY: Mount Joy Bor-  
ough

AREA: 12,632 sq. ft. and 10,454  
sq. ft.

IMPROVEMENTS: Commercial/  
Retail Building

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**CI-24-01425  
FULTON BANK, NA**

**vs**

**ASHLYN R. KEENE**

PROPERTY ADDRESS: 679  
WEST VINE STREET, LANCAST-  
ER, PA 17603

UPI / TAX PARCEL NUMBER:  
338-19291-0-0000

JUDGMENT: \$96,151.12

REPUTED OWNERS: Ashlyn R.  
Keene

INSTR. NO.: 6465296

MUNICIPALITY: City of Lancaster

AREA:  
IMPROVEMENTS: Residential  
Dwelling

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**CI-25-04795**  
**PENNSYLVANIA HOUSING FI-**  
**NANCE AGENCY**  
**vs**  
**SARAH MARIE KIMES, BRIAN**  
**M. OSBORN**

PROPERTY ADDRESS: 1045 EL-  
WOOD ST, NARVON, PA 17555  
UPI / TAX PARCEL NUMBER:  
050-16347-0-0000  
JUDGMENT: \$173,165.93  
REPUTED OWNER(S): SARAH  
MARIE KIMES AND BRIAN M.  
OSBORN  
DEED OR INSTRUMENT  
NO:6200758  
MUNICIPALITY: PARTLY IN THE  
TOWNSHIP OF CAERNARVON  
AND PARTLY IN THE TOWNSHIP  
OF SALISBURY  
AREA:1.55 ACRES  
IMPROVEMENTS: A RESIDEN-  
TIAL DWELLING

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**CI-25-01524**  
**JOHN P. REBUCK**  
**vs**  
**KYNLEE MACK, IN HER CA-**  
**PACITY AS KNOWN HEIR OF**  
**GIDEON A. DERR, DECEASED,**  
**OAKLEY MACK, IN HIS**  
**CAPACITY AS KNOWN HEIR OF**  
**GIDEON A. DERR, DECEASED,**  
**THE UNKNOWN HEIRS OF**  
**GIDEON A. DERR,**  
**DECEASED**

PROPERTY ADDRESS: 1478  
KEENER RD, BAINBRIDGE, PA  
17502  
UPI / TAX PARCEL NUMBER:

130-20859-0-0000  
JUDGMENT: \$70,367.08  
REPUTED OWNERS: KYNLEE  
MACK, in her capacity as known  
heir of Gideon A. Derr, Deceased;  
OAKLEY MACK,  
in his capacity as known heir  
of Gideon A. Derr, Deceased;  
and THE UNKNOWN HEIRS OF  
GIDEON A. DERR,  
DECEASED,  
INSTRUMENT NO:6731220  
MUNICIPALITY: Township of  
Conoy  
AREA: 0.41 acres  
IMPROVEMENTS: A MOBILE  
HOME RESIDENTIAL DWELL-  
ING

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**CI-25-01257**  
**NEWREZ LLC D/B/A SHELL-**  
**POINT MORTGAGE SERVICING**  
**vs**  
**HECTOR A. MORALES**

PROPERTY ADDRESS: 720 6TH  
STREET, LANCASTER, PA 17603  
UPI / TAX PARCEL NUMBER:  
338-39748-0-0000  
JUDGMENT: \$116,414.70  
REPUTED OWNERS: Hector A.  
Morales  
DEED BK. and PAGE or INSTR.  
NO.: 6527287  
MUNICIPALITY: Lancaster  
AREA: 1,742 sq ft.  
IMPROVEMENTS: Two-Story  
Brick Dwelling House and Block  
Garage

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**CI-25-02513**  
**ROCKET MORTGAGE, LLC**  
**F/K/A QUICKEN LOANS, LLC**  
**vs**  
**CHASTITY L NOLL**

PROPERTY ADDRESS: 19 S  
PINE STREET, MARIETTA, PA  
17547  
UPI / TAX PARCEL NUMBER:  
420-37370-0-0000  
JUDGMENT: \$112,672.51  
REPUTED OWNERS: CHASTITY  
L. NOLL  
DEED INSTRUMENT NO.:  
6258047  
MUNICIPALITY: BOROUGH OF  
MARIETTA  
IMPROVEMENTS: RESIDENTIAL  
DWELLING

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**CI-24-06599**

**U.S. BANK TRUST NATIONAL  
ASSOCIATION NOT IN ITS  
INDIVIDUAL CAPACITY BUT  
SOLELY AS OWNER  
TRUSTEE FOR RCF 2 ACQUISITION TRUST**

**vs**

**ARTHUR T. PEREZ, JESSICA  
R. PEREZ**

PROPERTY ADDRESS: 4111  
JASMINE PLACE, MOUNT JOY,  
PA 17552-9246  
UPI / TAX PARCEL NUMBER:  
300-80704-0-0000  
JUDGMENT: \$242,193.50  
REPUTED OWNERS: ARTHUR T.  
PEREZ AND JESSICA R. PEREZ  
INSTRUMENT NO. 5680997  
MUNICIPALITY: WEST HEMP-  
FIELD TOWNSHIP  
AREA: PRIMARY HOMESITE  
IMPROVEMENTS: RESIDENTIAL

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**CI-24-09247**

**NEW AMERICAN FUNDING,  
LLC F/K/A BROKER SOLU-  
TIONS, INC., D/B/A NEW  
AMERICAN FUNDING**

**vs**  
**BRITTANY E REAM**

PROPERTY ADDRESS: 2621  
NORTHFIELD DRIVE, EAST PE-  
TERSBERG, PA 17520  
UPI / TAX PARCEL NUMBER:  
220-90737-0-0000  
JUDGMENT: \$166,387.12  
REPUTED OWNERS: BRITTANY  
E REAM  
DEED BK. and PAGE or INSTR.  
NO.: 6580834  
MUNICIPALITY: BOROUGH OF  
EAST PETERSBURG IN LAN-  
CASTER COUNTY, PA  
AREA:1238  
IMPROVEMENTS: SINGLE FAMI-  
LY DWELLING

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**CI-16-00640**

**U.S. BANK TRUST NATIONAL  
ASSOCIATION, NOT IN ITS  
INDIVIDUAL CAPACITY BUT  
SOLELY AS OWNER TRUSTEE  
FOR RCF 2 ACQUISITION  
TRUST**

**vs**

**SCOTT A. SCHMIDT A/K/A  
SCOTT ALLEN SCOTT**

PROPERTY ADDRESS: 2733  
KIMBERLY ROAD, LANCASTER,  
PA 17603  
UPI / TAX PARCEL NUMBER:  
410-41032-0-0000  
JUDGMENT: \$158,624.40  
REPUTED OWNERS: Scott Allan  
Schmidt, adult individual  
DEED BK. and PAGE or INSTR.  
NO.: 5450741  
MUNICIPALITY: Township of  
Manor  
AREA: 0.2000 acreage  
IMPROVEMENTS: Single Family  
Residential Dwelling

**CI-25-08621**  
**MALLARD POND HOMEOWNERS COMMUNITY ASSOCIATION INC.**  
**vs**  
**MELISSA TERRIZZI, ETHEL M. SHELLY**

PROPERTY ADDRESS: 605 WOOD DUCK DRIVE, MANHEIM, PA 17545  
UPI / TAX PARCEL NUMBER: 500-22007-0-0000  
JUDGMENT: \$3,768.08  
REPUTED OWNERS: Melissa Terrizzi and Ethel M. Shelly  
DEED BK. and PAGE or INSTR. NO.: 6597860  
MUNICIPALITY: Penn Township  
AREA:  
IMPROVEMENTS:

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**CI-25-06643**  
**MID PENN BANK**  
**vs**  
**TML INVESTMENTS, LLC**

PROPERTY ADDRESS: 402 SOUTH CHIQUES ROAD, MANHEIM, PA 17545  
UPI / TAX PARCEL NUMBER: 290-69721-0-0000  
JUDGMENT: \$581,428.93  
REPUTED OWNERS: TML INVESTMENTS, LLC  
DEED BK, and PAGE or INSTR. NO.: 6683279  
MUNICIPALITY: East Hempfield Township  
AREA:  
IMPROVEMENTS:

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**CI-20-00974**  
**U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT**

**SOLELY AS OWNER TRUSTEE FOR RCF2 ACQUISITION TRUST**  
**vs**  
**JOHANNA TORRES-MALDONADO, WANDA I. NIEVES CARABALLO**

PROPERTY ADDRESS: 914 RACE AVENUE, LANCASTER, PA 17603  
UPI / TAX PARCEL NUMBER: 390-28245-0-0000  
JUDGMENT: \$194,643.07  
REPUTED OWNERS: JOHANNA TORRES-MALDONADO AND WANDA I. NIEVES CARABALLO  
INSTRUMENT NO. 6107765  
MUNICIPALITY: TOWNSHIP OF MANHEIM  
AREA: PRIMARY HOMESITE  
3,485 SQ FT  
IMPROVEMENTS: RESIDENTIAL

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**CI-24-01948**  
**CASCADE FUNDING MORTGAGE TRUST HB8**  
**vs**  
**UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE, OR INTEREST FROM OR UNDER ALBERT DANZ, JR.**

PROPERTY ADDRESS: 1148 HOLTWOOD ROAD, HOLTWOOD, PA 17532  
UPI / TAX PARCEL NUMBER: 170-09569-0-0000  
JUDGMENT: \$246,100.74  
REPUTED OWNERS: ALBERT L. DANZ, JR.  
BOOK NO. 4708 AND PAGE NO. 00262  
MUNICIPALITY: TOWNSHIP OF DRUMORE

AREA: PRIMARY HOMESITE  
IMPROVEMENTS: RESIDENTIAL

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**CI-25-01689**

**SANTANDER BANK, N.A.**

**vs**

**LISA A. WIELAND A/K/A LISA  
WIELAND**

PROPERTY ADDRESS: 358 NEW  
HOLLAND AVENUE, LANCAST-  
ER, PA 17602  
UPI / TAX PARCEL NUMBER:  
336-85224-0-0000  
JUDGMENT: \$52,689.76  
REPUTED OWNERS: LISA A.  
WIELAND  
DEED INSTRUMENT NO.:  
5577044  
MUNICIPALITY: LANCASTER  
IMPROVEMENTS: RESIDENTIAL  
DWELLING

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**CI-24-08539**

**U.S. BANK TRUST NATIONAL  
ASSOCIATION, NOT IN ITS  
INDIVIDUAL CAPACITY BUT  
SOLELY AS OWNER TRUSTEE  
FOR RCF 2 ACQUISITION  
TRUST**

**vs**

**THEODORE R. WILSON, JR.,  
JENNIFER N. WILSON AKA  
JENNIFER N. SHEIRICH**

PROPERTY ADDRESS: 1261  
FREMONT STREET, LANCAST-  
ER, PA 17603  
UPI / TAX PARCEL NUMBER:  
338-49985-0-0000  
JUDGMENT: \$196,647.39  
REPUTED OWNERS: THEO-  
DORE R. WILSON JR., JENNI-  
FER N. WILSON AKA JENNIFER  
N. SHEIRICH  
DEED BK. And PAGE or INSTR.

NO.: 5648407  
MUNICIPALITY: City of Lancast-  
er  
AREA:  
IMPROVEMENTS: Residential

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**CI-24-06360**

**NATIONSTAR MORTGAGE LLC**

**vs**

**SUSAN L. YODER, CARRIE  
ANN WALKER**

PROPERTY ADDRESS: 32 S  
LIME ST., Units 1-4, LANCAST-  
ER, PA 17602  
UPI / TAX PARCEL NUMBER:  
333-08519-0-0000  
Judgment: \$132,032.16  
Reputed Owners: Carrie Ann  
Walker  
Deed Instrument Number:  
20246792977  
Municipality: City of Lancaster  
Area: 3,554 Sq. Ft.  
Improvements: Multi-Residence