

ADAMS COUNTY LEGAL JOURNAL (USPS 542-600)

Designated for the Publication of Court and other Legal Notices. Published weekly by Adams County Bar Association, John W. Phillips, Esq., Editor and Business Manager.

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NOTICE BY THE ADAMS COUNTY  
CLERK OF COURTS

NOTICE IS HEREBY GIVEN to all heirs, legatees and other persons concerned that the following accounts with statements of proposed distribution filed therewith have been filed in the Office of the Adams County Clerk of Courts and will be presented to the Court of Common Pleas of Adams County—Orphans' Court, Gettysburg, Pennsylvania, for confirmation of accounts entering decrees of distribution on Friday, September 19, 2014 at 8:30 a.m.

**HARTLAUB**—Orphans' Court Action Number OC-65-2013. The First and Final Account of Tony Joel Hartlaub, Executor of the Estate of Bernard J. Hartlaub, Deceased, late of Union Township, Adams County, Pennsylvania.

**BISHOP**—Orphans' Court Action Number OC-147-2013. The First and Final Account of Terry R. Bishop, Administrator C.T.A. of the Estate of Helen E. Bishop, Deceased, late of Cumberland Township, Adams County, Pennsylvania.

**BAKER**—Orphans' Court Action Number OC-87-2014. The First and Final Account of William H. Baker, Executor of the Estate of Leona M. Baker, Deceased, late of Franklin Township, Adams County, Pennsylvania.

**FARNUM**—Orphans' Court Action Number OC-90-2014. The First and Final Account of Conway S. Williams, Jr., Executor of the Estate of Louise Himes Farnum, Deceased, late of Straban Township, Adams County, Pennsylvania.

**PEARSON**—Orphans' Court Action Number OC-92-2014. The First and Final Account of John A. Durange, Jr. and Michelle A. Durange a/k/a Michelle L. Durange, Co-Executors of the Estate of Connie M. Pearson a/k/a Connie M. Hayes, Deceased, late of the Borough of Littlestown, Adams County, Pennsylvania.

**SANDERS**—Orphans' Court Action Number OC-94-2014. The First and Final Account of Donald E. Collins and Vicki A. Rosensteel, Administrators of the Estate of Gregory C. Sanders, Deceased, late of the Borough of Littlestown, Adams County, Pennsylvania.

Kelly A. Lawver  
Clerk of Courts

REQUEST FOR PROPOSALS  
FOR MUNICIPAL SOLICITOR

NOTICE IS HEREBY GIVEN that Eastern Adams Regional Police ("EARP") Commission announces that it is requesting proposals for a solicitor.

**PURPOSE:** The purpose of this Request for Proposals is to solicit interest from qualified firms and/or individual to provide professional legal services for the Eastern Adams Regional Police (EARP) Commission.

Interested applicants are required to obtain information on the format and content required for an acceptable response to this Request for Proposals by submitting a written request to John J. Baranski, Jr., Esquire, Interim Solicitor, EARP Commission, Blakey, Yost, Bupp & Rausch, LLP, 17 East Market Street, York, PA 17401 or via E-Mail at [jlittle@blakeyyost.com](mailto:jlittle@blakeyyost.com).

Deadline for submittal: **September 20, 2014.**

9/5

## SHERIFF SALES

IN PURSUANCE of writs of execution issuing out of the Court of Common Pleas of Adams County, Pennsylvania, and to me directed, will be exposed to Public Sale on FRIDAY, the 19<sup>th</sup> day of September 2014, at 10 o'clock in the forenoon at the 4<sup>th</sup> floor Jury Assembly room in the Adams County Court House, 117 Baltimore Street, Gettysburg, Adams County, PA, the following real estate, viz.:

**No. 12-SU-1246****ONEWEST BANK, FSB**

vs

**ALL UNKNOWN SURVIVING HEIRS OF ANNA MAY BANKERT, JAMES BANKERT, DAVID BANKERT**

PROPERTY ADDRESS: 19 CHERRY COURT, NEW OXFORD, PA 17350  
BY VIRTUE OF WRIT OF EXECUTION NO. 12-SU-1246  
ONE WEST BANK FSB  
vs.

All Unknown Surviving Heirs of Anna May Bankert, deceased mortgagor and real owner; Carol Blair, known surviving heir of Anna May Bankert, deceased mortgagor and real owner; David Bankert, known surviving heir of Anna May Bankert, deceased mortgagor and real owner; James Bankert, known surviving heir of Anna May Bankert, deceased mortgagor and real owner.  
All that certain piece or parcel or Tract of land situate Oxford Township, Adams County, Pennsylvania, and being known as 19 Cherry Court, New Oxford, Pennsylvania 17350  
TAX MAP AND PARCEL NUMBER: 35-009-0061  
THE IMPROVEMENTS THEREON ARE: Residential Dwelling  
REAL DEBT: \$144,711.13  
McCabe, Weisberg and Conway, P.C. 123 South Broad Street, Suite 1400 Philadelphia, PA 19109

**No. 14-SU-128****NATIONSTAR MORTGAGE, LLC**

vs

**MICHAEL D. ANDREW, KIMBERLY S. ANDREW**

PROPERTY ADDRESS: 30 ANTHONY LANE, FAIRFIELD, PA 17320  
By virtue of a Writ of Execution No. 14-SU-128  
Nationstar Mortgage LLC  
v.  
Michael D. Andrew, Kimberly S. Andrew owner(s) of property situate in LIBERTY TOWNSHIP, Adams County, Pennsylvania, being 30 Anthony Lane, Fairfield, PA 17320-9498  
Parcel No. 25D18-0089---000  
(Acreage or street address)  
Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$358,496.60  
Attorneys for Plaintiff  
Phelan Hallinan, LLP

**No. 11-SU-1354****WELLS FARGO BANK NA**

vs

**RYAN M. BLACK, JESSICA L. BLACK**

PROPERTY ADDRESS: 190 KNOXLYN ROAD, GETTYSBURG, PA 17325  
BY VIRTUE OF WRIT OF EXECUTION NO.: 11-SU-1354  
WELLS FARGO BANK, N.A.

v.

RYAN M. BLACK and JESSICA L. BLACK  
190 KNOXLYN ROAD, GETTYSBURG, PA 17325-7413 CUMBERLAND TOWNSHIP  
PARCEL NO. 09-E12-0054-00  
IMPROVEMENTS CONSIST OF A RESIDENTIAL DWELLING  
JUDGMENT AMOUNT: \$225,104.76  
ZUCKER, GOLDBERG & ACKERMAN, LLC 200 SHEFFIELD STREET, STE 301 MOUNTAINSIDE, NJ 07092  
908-233-8500

**No. 09-SU-1025****GMAC MORTGAGE, LLC**

vs

**REBEKAH S. BODKIN**

PROPERTY ADDRESS: 12 STUART DRIVE, EAST BERLIN, PA 17316  
By virtue of Writ of Execution No. 2009-SU-0001025  
GREEN TREE SERVICING, LLC  
vs.  
REBEKAH S. BODKIN  
12 Stuart Drive, East Berlin, PA 17316  
Reading Township  
Parcel No: 13-20  
(Acreage or street address)  
IMPROVEMENTS THEREON: RESIDENTIAL DWELLING  
JUDGMENT AMOUNT: \$86,959.74  
Attorneys for Plaintiff  
KML Law Group, P.C.

**No. 13-SU-643****LAKEVIEW LOAN SERVICING, LLC**

vs

**DIANE L. CAVANAUGH, KEVIN P. CAVANAUGH**

PROPERTY ADDRESS: 62 HEMLOCK DRIVE, HANOVER, PA 17331  
BY VIRTUE OF WRIT OF EXECUTION NO. 13-SU-643  
Lakeview Loan Servicing, LLC  
vs.  
DIANE L CAVANAUGH and KEVIN P CAVANAUGH  
ALL THAT CERTAIN LOT OF LAND SITUATE IN CONEWAGO TOWNSHIP, ADAMS COUNTY, PENNSYLVANIA: BEING KNOWN AS 62 HEMLOCK DRIVE, HANOVER, PA 17331  
PARCEL NUMBER: (08)-021-0175  
IMPROVEMENTS: Residential Property  
JUDGMENT AMOUNT: \$175,055.97

UDREN LAW OFFICES, P.C.  
WOODCREST CORPORATE CENTER  
111 WOODCREST ROAD, SUITE 200  
CHERRY HILL, NJ 08003-3620  
856-669-5400

**No. 13-SU-1438****DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR FIRST FRANKLIN MORTGAGE LOAN TRUST**

vs

**STEVEN CLARK, DANA MORRISON CLARK**

PROPERTY ADDRESS: 48 SOUTH ORCHARD VIEW DRIVE, HANOVER, PA 17331  
BY VIRTUE OF WRIT OF EXECUTION NO. 13-SU-1438  
DEUTSCHE BANK NATIONAL TRUST COMPANY as Trustee for FIRST FRANKLIN MORTGAGE LOAN TRUST ASSET BACKED CERTIFICATES SERIES 2006-FF16, ASSET-BACKED CERTIFICATES, SERIES 2006-FF16  
vs.

Steven Clark and Dana Morrison Clark  
All that certain piece or parcel or Tract of land situate Berwick Township, Adams County, Pennsylvania, and being known as: 48 South Orchard View Drive, Hanover, Pennsylvania 17331  
TAX MAP AND PARCEL NUMBER: 04-L11-212  
THE IMPROVEMENTS THEREON ARE: Residential Dwelling  
REAL DEBT: \$400,987.20  
McCabe, Weisberg and Conway, P.C. 123 South Broad Street, Suite 1400 Philadelphia, PA 19109

Notice directed to all parties in interest and claimants that a schedule of distribution will be filed by the Sheriff in his office no later than thirty (30) days after the date of sale and that distribution will be made in accordance with that schedule unless exceptions are filed thereto within ten (10) days thereafter.

Purchaser must settle for property on or before filing date. ALL claims to property must be filed with Sheriff before sale date.

AS SOON AS THE PROPERTY IS DECLARED SOLD TO THE HIGHEST BIDDER, 20% OF THE PURCHASE PRICE OR ALL OF THE COST, WHICHEVER MAY BE THE HIGHER, SHALL BE PAID FORTHWITH TO THE SHERIFF.

James Muller  
Sheriff of Adams County

www.adamscounty.us

8/22, 29 & 9/5

## SHERIFF SALES

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**No. 14-SU-423****NATIONSTAR MORTGAGE, LLC  
vs****WAYNE COGSWELL**

PROPERTY ADDRESS: 3031  
BUCHANAN VALLEY ROAD,  
ORRTANNA, PA 17353  
By virtue of Writ of Execution No.  
14-SU-423

**NATIONSTAR MORTGAGE LLC**

vs.

**WAYNE COGSWELL**

3031 Buchanan Valley Road Orrtanna,  
PA 17353  
Parcel No: 12-D07-0031A-000/81204112  
FRANKLIN TOWNSHIP  
(Acreage or street address)  
IMPROVEMENTS THEREON:  
RESIDENTIAL DWELLING  
JUDGMENT AMOUNT: \$173,305.31  
Attorneys for Plaintiff  
KML Law Group, P.C.

**No. 13-SU-1328****ACNB BANK, FORMERLY KNOWN AS  
ADAMS COUNTY NATIONAL BANK**

vs.

**CRAWMER PROPERTIES, LLC, RIP'S  
CRAB SHACK, TENANT/OCCUPANT**

PROPERTY ADDRESS: 102-104  
NEWARK STREET, LITTLESTOWN, PA  
17340

By virtue of Writ of Execution No.:  
2013-S-1328

ACNB Bank, formerly known as Adams  
County National Bank

vs.

Crawmer Properties, LLC  
Property Address: 102-104 Newark  
Street, Littlestown, PA 17340  
Township or Borough: Borough of  
Littlestown  
Parcel No.: 27-005-0077  
Improvements Thereon: Partly  
Commercial, Partly Residential  
Judgment Amount: \$179,018.06  
Attorneys for Plaintiff:  
Puhl, Eastman & Thrasher  
220 Baltimore Street  
Gettysburg, PA 17325

**No. 12-SU-1103****PNC BANK, NATIONAL ASSOCIATION  
vs****KATHLEEN E. DANAY**

PROPERTY ADDRESS: 8 MARYLAND  
AVENUE, a/k/a 130 MARYLAND  
AVENUE, ASPERS, PA 17304  
BY VIRTUE OF WRIT OF EXECUTION  
NO. 12-SU-1103  
PNC Bank, National Association  
v.

**KATHLEEN E. DANAY**

UNITED STATES OF AMERICA  
ALL THAT CERTAIN LOT OF LAND  
SITUATE IN MENALLEN TOWNSHIP,  
ADAMS COUNTY, PENNSYLVANIA:  
BEING KNOWN AS 8 Maryland Avenue  
a/k/a 130 Maryland Avenue, Aspers, PA  
17304  
PARCEL NUMBER: (29)-E05-0036  
IMPROVEMENTS: Residential Property  
JUDGMENT AMOUNT: \$112,971.92  
UDREN LAW OFFICES, P.C.  
WOODCREST CORPORATE CENTER  
111 WOODCREST ROAD, SUITE 200  
CHERRY HILL, NJ 08003-3620  
856-669-5400

**No. 14-SU-263****ACNB BANK, FORMERLY KNOWN AS  
ADAMS COUNTY NATIONAL BANK**

vs.

**DAVID L. DILLON, t/d/b/a BETTER  
BUILT HOMES, DAVID L DILLON**

PROPERTY ADDRESS: 15 HARRISON  
DRIVE, EAST BERLIN, PA 17316  
By virtue of Writ of Execution No.:  
2014-S-263

ACNB Bank, formerly known as Adams  
County National Bank, Plaintiff  
vs.

David L. Dillon, t/d/b/a Better Built  
Homes  
Defendant's Property Address: 15  
Harrison Drive, East Berlin, PA 17316  
Township or Borough: Reading  
Township

Parcel No.: 36-105-0099  
Improvements Thereon: Vacant Lot  
Judgment Amount: \$126,506.16  
Attorneys for Plaintiff:  
Puhl, Eastman & Thrasher  
220 Baltimore Street  
Gettysburg, PA 17325

**No. 13-SU-1217****WELLS FARGO BANK, N.A.  
vs****TIA M. EMENHEISER, ZACHARY S.  
EMENHEISER**

PROPERTY ADDRESS: 1555 SOUTH  
BROWNS DAM ROAD, NEW OXFORD,  
PA 17350

By virtue of Writ of Execution No.  
13-SU-1217

Wells Fargo Bank, N.A.,  
vs.

Zachary S. Emenheiser, Tia M.  
Emenheiser

1555 South Browns Dam Road, New  
Oxford, PA, 17350-8700 (Township of  
Reading)

Parcel No. 36-K08-0085B  
Improvements thereon of Residential  
Dwelling  
Judgment Amount \$127,903.18  
ZUCKER, GOLDBERG & ACKERMAN,  
LLC, 200 Sheffield Street, Suite 101  
Mountainside, NJ 07092  
908-233-8500

Notice directed to all parties in interest  
and claimants that a schedule of distri-  
bution will be filed by the Sheriff in his  
office no later than thirty (30) days after  
the date of sale and that distribution will  
be made in accordance with that sched-  
ule unless exceptions are filed thereto  
within ten (10) days thereafter.

Purchaser must settle for property on  
or before filing date. ALL claims to prop-  
erty must be filed with Sheriff before sale  
date.

AS SOON AS THE PROPERTY IS  
DECLARED SOLD TO THE HIGHEST  
BIDDER, 20% OF THE PURCHASE PRICE  
OR ALL OF THE COST, WHICHEVER  
MAY BE THE HIGHER, SHALL BE PAID  
FORTHWITH TO THE SHERIFF.

James Muller  
Sheriff of Adams County

[www.adamscounty.us](http://www.adamscounty.us)

8/22, 29 & 9/5

## SHERIFF SALES

IN PURSUANCE of writs of execution issuing out of the Court of Common Pleas of Adams County, Pennsylvania, and to me directed, will be exposed to Public Sale on FRIDAY, the 19<sup>th</sup> day of September 2014, at 10 o'clock in the forenoon at the 4<sup>th</sup> floor Jury Assembly room in the Adams County Court House, 117 Baltimore Street, Gettysburg, Adams County, PA, the following real estate, viz.:

**No. 13-SU-1183****ACNB BANK, FORMERLY KNOWN AS ADAMS COUNTY NATIONAL BANK**

vs

**AUDIAS FLORES-OCAMPO, GRISELDA HIDALGO-LINARES**

PROPERTY ADDRESS: 1518 OLD HARRISBURG ROAD, GETTYSBURG, PA 17325

By virtue of Writ of Execution No. 2013-SU-1183

ACNB BANK, formerly known as Adams County National Bank

vs.

AUDIAS FLORES OCAMPO & GRISELDA HIDALGO-LINARES  
1518 OLD HARRISBURG ROAD,  
GETTYSBURG, PA 17325, STRABAN TOWNSHIP

Parcel ID Number: 38-G11-0026---000

IMPROVEMENTS THEREON:

Residential Dwelling

JUDGMENT AMOUNT: \$146,929.90

Attorneys for Plaintiff

Sharon E. Myers, Esq., CGA Law Firm  
135 North George Street, York, PA  
17401, 717-848-4900

**No. 13-SU-176****NEWBURY REO 2013, LLC**

vs

**BRADLEY D. GARBER, TRACY L. GARBER**

PROPERTY ADDRESS: 32 PEARL STREET, ARENDTSTVILLE, PA 17303  
BY VIRTUE OF WRIT OF EXECUTION NO.: 13-SU-176

NEWBURY REO 2013, LLC

vs

BRADLEY D. GARBER, TRACY L. GARBER

All that certain piece or parcel or Tract of land situate in Arendtville Borough, Adams County, Pennsylvania, and being known as: 32 Pearl Street, Arendtville, Pennsylvania 17303.  
TAX MAP AND PARCEL NUMBER: 2006-0026

THE IMPROVEMENTS THEREON ARE:

Residential Dwelling

REAL DEBT: \$195,980.89

SEIZED AND TAKEN IN EXECUTION

AS THE PROPERTY OF: Bradley D.

Garber and Tracy L. Garber McCabe

Weisberg and Conway, P.C.

123 South Broad Street, Suite 1400

Philadelphia, PA 19109

**No. 13-SU-1127****JPMORGAN CHASE BANK, N.A.**

vs

**MICHAEL A. HARGET, JACQUELINE M. SHAABER**

PROPERTY ADDRESS: 296 THOMAS DRIVE, GETTYSBURG, PA 17325

By virtue of a Writ of Execution No.

13-S-1127

JPMorgan Chase Bank, N.A.

v.

Michael A. Harget, Jacqueline M. Shaaber a/k/a Jacqueline M. Harget owner(s) of property situate in STRABAN TOWNSHIP, ADAMS County, Pennsylvania, being 296 Thomas Drive, Gettysburg, PA 17325-8925  
Parcel No. 38104-0083---000  
(Acreage or street address)  
Improvements thereon: RESIDENTIAL DWELLING  
Judgment Amount: \$303,409.97  
Attorneys for Plaintiff  
Phelan Hallinan, LLP

**No. 13-SU-670****ACNB BANK, FORMERLY KNOWN AS ADAMS COUNTY NATIONAL BANK**

vs

**ROBERT W. HAWS, SR., JAMI D. CASKEY, THE UNITED STATES OF AMERICA, MELISSA A. SWAUGER, ASSISTANT U.S. ATTORNEY**

PROPERTY ADDRESS: 625 BINGAMAN ROAD, ORRTANNA, PA 17353

By virtue of Writ of Execution No.:

2013-S-670

ACNB Bank, formerly known as Adams County National Bank

vs.

Robert W. Haws, Sr. and Jami D. Caskey, husband and wife, and the United States of America  
Property Address: 625 Bingaman Road, Orrtanna, PA 17353

Township or Borough: Franklin Township

Parcel No.: 12-C10-0189

Improvements Thereon: Residential Dwelling

Judgment Amount: \$67,388.75

Attorneys for Plaintiff:

Puhl, Eastman & Thrasher  
220 Baltimore Street  
Gettysburg, PA 17325

**No. 14-SU-302****BANK OF AMERICA, N.A.**

vs

**ALLEN W. HORSEY, EUNICE I. LONG**  
PROPERTY ADDRESS: 13 BONNIEFIELD CIRCLE, GETTYSBURG, PA 17325

By virtue of Writ of Execution No.

14-S-302

BANK OF AMERICA, N.A.

vs.

ALLEN W. HORSEY & EUNICE I. LONG  
13 Bonniefield Circle, Gettysburg, PA 17325, Borough of Bonneauville

Parcel No: 2128-91-97400

(Acreage or street address)

IMPROVEMENTS THEREON:

RESIDENTIAL DWELLING

JUDGMENT AMOUNT: \$126,187.10

Attorneys for Plaintiff

KML Law Group, P.C.

**No. 12-SU-18****BANK OF AMERICA NA**

vs

**BRIAN K. HUNT, PATRICIA A. HUNT**

PROPERTY ADDRESS: 37 MASON DIXON DRIVE, LITTELTOWN, PA 17340

By virtue of a Writ of Execution No.

12-SU-18

Bank of America, N.A. s/b/m to Lasalle Bank Midwest, N.A.

v.

Brian K. Hunt a/k/a Brian Hunt Patricia A. Hunt a/k/a Patricia Hunt owner(s) of property situate in the BOROUGH OF LITTELTOWN, ADAMS County, Pennsylvania, being 37 Mason Dixon Drive, Littlestown, PA 17340-1522

Parcel No. 27014-0005---000

(Acreage or street address)

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$234,293.81

Attorneys for Plaintiff

Phelan Hallinan, LLP

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Purchaser must settle for property on or before filing date. ALL claims to property must be filed with Sheriff before sale date.

AS SOON AS THE PROPERTY IS DECLARED SOLD TO THE HIGHEST BIDDER, 20% OF THE PURCHASE PRICE OR ALL OF THE COST, WHICHEVER MAY BE THE HIGHER, SHALL BE PAID FORTHWITH TO THE SHERIFF.

James Muller  
Sheriff of Adams County

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8/22, 29 & 9/5

## SHERIFF SALES

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**No. 13-SU-575****BANK OF AMERICA NA**

vs

**RANDY LEE JACOBS, CHRISTINE MARIE JACOBS**

PROPERTY ADDRESS: 200

ABBOTTSTOWN STREET, EAST BERLIN, PA 17316

By virtue of a Writ of Execution No. 13-S-575

Bank of America, N.A., as Successor by Merger to BAC Home Loans Servicing, LP f/k/a Countrywide Home Loans Servicing, LP

v.

Randy L. Jacobs a/k/a Randy Lee Jacobs, Christine M. Jacobs a/k/a Christine Marie Jacobs

owner(s) of property situate in the EAST BERLIN BOROUGH, ADAMS County, Pennsylvania, being 200 Abbottstown Street, East Berlin, PA 17316-9507

Parcel No. 10006-0023---000

(Acreage or street address)

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$166,957.85

Attorneys for Plaintiff

Phelan Hallinan, LLP

**No. 13-SU-1239****VOLT ASSET HOLDINGS TRUST XVI**

vs

**EDWARD J. JOHNSON, SR., DAWN WILLIAMSON, AS ADMINISTRATRIX OF THE ESTATE OF EDWARD J. JOHNSON, SR.; LISA SMITH, AS ADMINISTRATRIX OF THE ESTATE OF EDWARD J. JOHNSON, SR.; JESSICA GRIM, AS ADMINISTRATRIX OF THE ESTATE OF EDWARD J. JOHNSON, SR.**

PROPERTY ADDRESS: 989 TWO TAVERNS ROAD, GETTYSBURG, PA 17325

By virtue of Writ of Execution No. 13-S-1239

VOLT Asset Holdings Trust XVI

vs.

Dawn Williamson, as Administratrix of the Estate of Edward J. Johnson Sr, Deceased; Jessica Grim, as Administratrix of the Estate of Edward J. Johnson Sr, Deceased; and Lisa Smith, as Administratrix of the Estate of Edward J. Johnson Sr, Deceased  
989 Two Taverns Road Gettysburg, PA

17325, Mt. Pleasant Township

Parcel No: 32H14-0025 (Acreage or street address)

IMPROVEMENTS THEREON:

RESIDENTIAL DWELLING

JUDGMENT AMOUNT: \$202,559.02

Attorneys for Plaintiff

KML Law Group, P.C.

**No. 12-SU-1014****PNC BANK, NATIONAL ASSOCIATION**

vs

**CHRISTOPHER KING, JENNIFER KING**

PROPERTY ADDRESS: 7 SCHOFIELD DRIVE, EAST BERLIN, PA 17316

BY VIRTUE OF WRIT OF EXECUTION

NO. 12-SU-1014

PNC Bank, National Association

v.

CHRISTOPHER KING, JENNIFER KING

ALL THAT CERTAIN LOT OF LAND

SITUATE IN READING TOWNSHIP,

ADAMS COUNTY, PENNSYLVANIA:

BEING KNOWN AS 7 Schofield Drive,

(Reading Township), East Berlin, PA

17316

PARCEL NUMBER: (36)-108-0039

IMPROVEMENTS: Residential Property

JUDGMENT AMOUNT: \$318,722.65

UDREN LAW OFFICES, P.C.

WOODCREST CORPORATE CENTER

111 WOODCREST ROAD, SUITE 200

CHERRY HILL, NJ 08003-3620

856-669-5400

**No. 13-SU-1059****OCWEN LOAN SERVICING, LLC**

vs

**JUDY M. KOONTZ**

PROPERTY ADDRESS: 182 MAIN

STREET, a/k/a 182 EAST MAIN

STREET, ARENDTSTVILLE, PA 17303

By virtue of a Writ of Execution No.

13-SU-1059

OCWEN Loan Servicing, LLC

v.

Judy M. Koontz

owner(s) of property situate in the

ARENDTSTVILLE BOROUGH, ADAMS

County, Pennsylvania, being

182 Main Street, a/k/a 182 East Main

Street, Arendtstville, PA 17303

Parcel No. 02004-0055---000

(Acreage or street address)

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$162,166.04

Attorneys for Plaintiff

Phelan Hallinan, LLP

**No. 14-SU-378**

**EVERBANK, SUCCESSOR BY MERGER TO EVERHOME MORTGAGE COMPANY**

vs

**JUANITA K. LARMER**

PROPERTY ADDRESS: 120 WATER STREET, FAIRFIELD, PA 17320

BY VIRTUE OF WRIT OF EXECUTION

NO. 2014-SU-0000378

EVERBANK, Successor by merger to

EVERHOME MORTGAGE COMPANY

v.

JUANITA K. LARMER

All that certain piece or parcel or Tract of land situate Hamiltonban Township,

Adams County, Pennsylvania, and

being known as 120 Water Street,

Fairfield, Pennsylvania 17320

TAX MAP AND PARCEL NUMBER:

18C15-0088

THE IMPROVEMENTS THEREON ARE:

Residential Dwelling

REAL DEBT: \$140,291.19

SEIZED AND TAKEN IN EXECUTION

AS THE PROPERTY OF: Juanita K.

Larmer

McCabe, Weisberg and Conway, P.C.

123 South Broad Street, Suite 1400

Philadelphia, PA 19109

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James Muller

Sheriff of Adams County

www.adamscounty.us

8/22, 29 &amp; 9/5

## SHERIFF SALES

IN PURSUANCE of writs of execution issuing out of the Court of Common Pleas of Adams County, Pennsylvania, and to me directed, will be exposed to Public Sale on FRIDAY, the 19<sup>th</sup> day of September 2014, at 10 o'clock in the forenoon at the 4<sup>th</sup> floor Jury Assembly room in the Adams County Court House, 117 Baltimore Street, Gettysburg, Adams County, PA, the following real estate, viz.:

**No. 12-SU-767****HSBC BANK USA NA**

vs.

**ROBERT PAUL MASON, JR., DONNA M. MASON**

PROPERTY ADDRESS: 17 FAWN HILL ROAD, HANOVER, PA 17331

By virtue of a Writ of Execution No.

2012-SU-0000767

HSBC Bank USA, National Association as Trustee for Sg Mortgage Securities Trust 2006-opt2 Asset Backed Certificates, Series 2006-opt2

v.

Robert P. Mason, Jr., Donna M. Mason owner(s) of property situate in BERWICK Township, ADAMS County, Pennsylvania, being 17 Fawn Hill Road, Hanover, PA 17331-8222

Parcel No. 01-04-L11-0239-00-000

(Acreage or street address)

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$844,393.21

Attorneys for Plaintiff

Phelan Hallinan, LLP

**No. 13-SU-1545****U.S. BANK NATIONAL ASSOCIATION**

vs.

**DAVE H. MILLER, STACY MILLER**

PROPERTY ADDRESS: 153 APPLE GROVE LANE, LITTLESTOWN, PA 17340

By virtue of Writ of Execution No.

13-S-1545

U.S. Bank National Association (as successor-in-interest to Bank of America, N.A., as successor by merger to LaSalle Bank National Association), as trustee, on behalf of the holders of the GSAMP Trust 2006-HE3 Mortgage Pass-Through Certificates, Series 2006-HE3

vs.

Dave Miller, Stacy Miller

153 Apple Grove Lane, Littlestown, PA 17340, Borough of Littlestown

Parcel No.: 27,004-0154-000

Improvements thereon: Residential Dwelling

Judgment amount: \$136,490.60

Attorney for Plaintiff

MILSTEAD & ASSOCIATES, LLC

By: Robert W. Williams, Esq. ID No.

315501, 1 E. Stow Road Marilton, NJ

08053, 856-482-1400

**No. 11-SU-1995****PNC BANK, NATIONAL ASSOCIATION**

vs.

**WILLIAM HARRIS MONROE, JR.,**

**JERI LYN MONROE**

PROPERTY ADDRESS: 1424

BIGLERVILLE ROAD, GETTYSBURG,

PA 17325

By virtue of Writ of Execution No.

2011-SU-0001995

PNC BANK, National Association

vs.

WILLIAM HARRIS MONROE, JR. a/k/a

WILLIAM H. MONROE, JR. AND JERI

LYN MONROE a/k/a JERI L. MONROE

1424 BIGLERVILLE ROAD,

GETTYSBURG, PA 17325

TOWNSHIP OF CUMBERLAND

Parcel No.: 09-F11-0070

(Acreage or street address)

IMPROVEMENTS THEREON:

RESIDENTIAL DWELLING

JUDGMENT AMOUNT: \$145,680.07

Attorneys for Plaintiff

Keri P. Ebeck, Esq. PA ID# 91298

WELTMAN, WEINBERG & REIS CO.,

L.P.A., 436 7th Avenue, Suite 1400

Pittsburgh, PA 15219

412-338-7108 (Kim)

**No. 14-SU-124****M&T BANK**

vs.

**STEPHANIE M. MORALES, ROBERT**

**P. MORALES**

PROPERTY ADDRESS: 205 KOHLER

MILL ROAD, NEW OXFORD, PA 17350

By virtue of Writ of Execution No.

14-SU-124

M&T BANK

vs.

STEPHANIE M. MORALES and

ROBERT P. MORALES

205 Kohler Mill Road, New Oxford, PA

17350, Borough of New Oxford

Parcel No: 34-007-0053 (Acreage or

street address)

IMPROVEMENTS THEREON:

RESIDENTIAL DWELLING

JUDGMENT AMOUNT: \$149,557.79

Attorneys for Plaintiff

KML Law Group, P.C.

**No. 14-SU-386****DEUTSCHE BANK NATIONAL TRUST COMPANY, ET AL.**

vs.

**LARRY D. NEISER, ROBIN J. NEISER**

PROPERTY ADDRESS: 520 DELONE

AVENUE, McSHERRYSTOWN, PA 17301

BY VIRTUE OF WRIT OF EXECUTION

ADAMS COUNTY NO. 14-SU-386

Deutsche Bank National Trust

Company, as Trustee for Ameriquest

Mortgage Securities Inc., Asset-Backed

Pass-Through Certificates, Series 2004-

R5, by its servicer, Ocwen Loan

Servicing, LLC

v.

Larry D. Neiser, Robin J. Neiser

PROPERTY ADDRESS: 520 Delone Avenue, McSherrystown, PA 17344  
PARCEL ID NUMBER: 28006-0083-000  
ALL that tract of land lying and situate in McSherrystown Borough, Adams County, Pennsylvania, with improvements thereon consisting of Residential Real Estate  
JUDGMENT AMOUNT: \$116,070.11  
STERN & EISENBERG, P.C., 1581 MAIN STREET, SUITE 200, WARRINGTON, PA 18976, 215-572-8111

**No. 12-SU-1301****JPMORGAN CHASE BANK NATIONAL ASSOCIATION**

vs.

**KENNETH L. NICHOLLS, GAYE D. NICHOLLS**

PROPERTY ADDRESS: 28 NORTH

MILLER STREET, FAIRFIELD, PA 17320

By virtue of a Writ of Execution No.

12-SU-1301

JPMorgan Chase Bank, N.A., s/b/m to

Chase Home Finance, LLC, s/b/m to

Chase Manhattan Mortgage

Corporation

v.

Kenneth L. Nicholls, Gaye D. Nicholls

owner(s) of property situate in

FAIRFIELD BOROUGH, ADAMS

County, Pennsylvania, being

28 North Miller Street, Fairfield, PA

17320-9702

Parcel No. 11005-0002---000

(Acreage or street address)

Improvements thereon: RESIDENTIAL

DWELLING

Judgment Amount: \$217,865.77

Attorneys for Plaintiff

Phelan Hallinan, LLP

Notice directed to all parties in interest and claimants that a schedule of distribution will be filed by the Sheriff in his office no later than thirty (30) days after the date of sale and that distribution will be made in accordance with that schedule unless exceptions are filed thereto within ten (10) days thereafter.

Purchaser must settle for property on or before filing date. ALL claims to property must be filed with Sheriff before sale date.

AS SOON AS THE PROPERTY IS DECLARED SOLD TO THE HIGHEST BIDDER, 20% OF THE PURCHASE PRICE OR ALL OF THE COST, WHICHEVER MAY BE THE HIGHER, SHALL BE PAID FORTHWITH TO THE SHERIFF.

James Muller

Sheriff of Adams County

www.adamscounty.us

8/22, 29 & 9/5



## SHERIFF SALES

IN PURSUANCE of writs of execution issuing out of the Court of Common Pleas of Adams County, Pennsylvania, and to me directed, will be exposed to Public Sale on FRIDAY, the 19<sup>th</sup> day of September 2014, at 10 o'clock in the forenoon at the 4<sup>th</sup> floor Jury Assembly room in the Adams County Court House, 117 Baltimore Street, Gettysburg, Adams County, PA, the following real estate, viz.:

**No. 14-SU-270**  
**WELLS FARGO BANK, N.A.**

**vs**  
**VERONICA J. PFAFF, DAVID A. PFAFF**  
 PROPERTY ADDRESS: 360 OAK DRIVE, ORRTANNA, PA 17353  
 By virtue of a Writ of Execution No. 14-SU-270  
 Wells Fargo Bank, NA  
 v.  
 Veronica J. Pfaff, David A. Pfaff owner(s) of property situate in FRANKLIN TOWNSHIP, ADAMS County, Pennsylvania, being 360 Oak Drive, Orttanna, PA 17353-9518 Parcel No. 12,B09-0194 (Acreage or street address) Improvements thereon: RESIDENTIAL DWELLING  
 Judgment Amount: \$100,353.55  
 Attorneys for Plaintiff  
 Phelan Hallinan, LLP

**No. 14-SU-33**  
**FRANKLIN COUNTY TEACHERS CREDIT UNION NOW KNOWN AS 1<sup>ST</sup> ED CREDIT UNION**

**vs**  
**BETH ANN REED a/k/a ELIZABETH A. REED**  
 PROPERTY ADDRESS: 30 WINDBRIAR LANE, GETTYSBURG, PA 17325  
 By virtue of Writ of Execution No. 14-SU-33  
 Franklin County Teachers Credit Union now known as 1<sup>ST</sup> Ed Credit Union  
 vs.  
 Beth Ann Reed a/k/a Elizabeth A. Reed, as Executrix of the Estate of Margaret Galbraith Beidler a/k/a Margaret A. Galbraith, 30 Windbriar Lane, Gettysburg, PA 17325  
 Located in Cumberland Township, Adams County, Pennsylvania Parcel No. 09W02-0007  
 Improvements thereon of a Residential Dwelling  
 Judgment amount \$29,926.20  
 Kornfield and Benchoff, LLP

**No. 09-SU-1588**  
**EMC MORTGAGE LLC**

**vs**  
**TIMOTHY RILL**  
 PROPERTY ADDRESS: 21 COMMERCE STREET, NEW OXFORD, PA 17350  
 By virtue of Writ of Execution No. 2009-S-1588  
 EMC Mortgage LLC  
 vs.  
 Timothy Rill  
 21 Commerce Street, New Oxford, Pennsylvania 17350  
 Property in the New Oxford Borough, Adams County, Pennsylvania Parcel No. (34,005-0203-000)  
 Improvements Consist: Residential Dwelling  
 Judgment amount \$135,136.33  
 McCabe, Weisberg & Conway, P.C., 123 South Broad Street, Suite 1400 Philadelphia, Pennsylvania 19109

**No. 14-SU-22**  
**NATIONSTAR MORTGAGE, LLC**

**vs**  
**ANGEL RODRIGUEZ, TERESA ARIAS**  
 PROPERTY ADDRESS: 117 NORTH MAIN STREET, BENDERSVILLE, PA 17306  
 By virtue of a Writ of Execution No. 14-SU-22  
 Nationstar Mortgage LLC  
 v.  
 Angel Rodriguez, Teresa Arias owner(s) of property situate in the BENDERSVILLE BOROUGH, ADAMS County, Pennsylvania, being 117 North Main Street, Bendersville, PA 17306  
 Parcel No. 03003-0021---000 (Acreage or street address)  
 Improvements thereon: RESIDENTIAL DWELLING  
 Judgment Amount: \$125,366.80  
 Attorneys for Plaintiff  
 Phelan Hallinan, LLP

**No. 13-SU-939**  
**WELLS FARGO BANK, N.A.**

**vs**  
**ERNEST V. ROE, DANA L. ROE**  
 PROPERTY ADDRESS: 70 BLENHEIM ST., HANOVER, PA 17331  
 By virtue of Writ of Execution No. 13-S-939  
 Wells Fargo Bank, N.A.  
 vs.  
 Ernest V. Roe, Dana L. Roe  
 70 Blenheim Street, Hanover, PA, 17331-7836 (Township of Conewago)  
 Parcel No. 08-031-0073-000  
 Improvements thereon of Residential Dwelling  
 Judgment amount \$321,386.60  
 ZUCKER, GOLDBERG & ACKERMAN, LLC, 200 Sheffield Street, Suite 101 Mountainside, NJ 07092  
 908-233-8500

**No. 13-SU-104**  
**WELLS FARGO BANK NA**

**vs**  
**BRANDON A. STAUB, DARCIE D. RAMP**  
 PROPERTY ADDRESS: 214 MAIN STREET, YORK SPRINGS, PA 17372  
 By virtue of Writ of Execution No. 13-5-104  
 Wells Fargo Bank, N.A.,  
 vs.  
 Brandon A. Staub, Darcie D. Ramp  
 214 Main Street, York Springs, PA, 17372 (Borough of York Springs)  
 Parcel No. 42-005-0030-000  
 Improvements thereon of Residential Dwelling  
 Judgment amount \$103,412.03  
 ZUCKER, GOLDBERG & ACKERMAN, LLC, 200 Sheffield Street, Suite 101 Mountainside, NJ 07092  
 908-233-8500

Notice directed to all parties in interest and claimants that a schedule of distribution will be filed by the Sheriff in his office no later than thirty (30) days after the date of sale and that distribution will be made in accordance with that schedule unless exceptions are filed thereto within ten (10) days thereafter.

Purchaser must settle for property on or before filing date. ALL claims to property must be filed with Sheriff before sale date.

AS SOON AS THE PROPERTY IS DECLARED SOLD TO THE HIGHEST BIDDER, 20% OF THE PURCHASE PRICE OR ALL OF THE COST, WHICHEVER MAY BE THE HIGHER, SHALL BE PAID FORTHWITH TO THE SHERIFF.

James Muller  
 Sheriff of Adams County

[www.adamscounty.us](http://www.adamscounty.us)

8/22, 29 & 9/5

## SHERIFF SALES

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**No. 11-SU-10****WELLS FARGO BANK NA**

vs

**MICKY J. SENTZ, CATHY ANN SENTZ**

PROPERTY ADDRESS: 40 WEST KING STREET, LITTLSTOWN, PA 17340  
By virtue of a Writ of Execution No. 2011-S-10

Wells Fargo Bank, N.A.

v.

Mickey J. Sentez, Cathy Ann Sentez a/k/a Cathy Ann Dell owner(s) of property situate in the BOROUGH OF LITTLESTOWN, ADAMS County, Pennsylvania, being 40 West King Street, Littlestown, PA 17340-1404 Parcel No. 27008-0243---000

(Acreage or street address)

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$148,008.99

Attorneys for Plaintiff

Phelan Hallinan, LLP

**No. 11-SU-1431****US BANK NATIONAL ASSOCIATION**

vs

**GARY LEE SHIPLEY**

PROPERTY ADDRESS: 1845 BARLOW TWO TAVERNS ROAD, GETTYSBURG, PA 17325

By virtue of a Writ of Execution No. 11-SU-1431

U.S. Bank National Association as Trustee for RAMP 2005EFC6

v.

Gary Lee Shipley

owner(s) of property situate in MT JOY TOWNSHIP, ADAMS County, Pennsylvania, being 1845 Barlow Two Taverns Road, Gettysburg, PA 17325-7079

Parcel No. 30H16-0007---000

(Acreage or street address)

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$214,207.08

Attorneys for Plaintiff

Phelan Hallinan, LLP

**No. 14-SU-210**

**FIRST HORIZON HOME LOANS A DIVISION OF FIRST TENNESSEE BANK NATIONAL ASSOCIATION**

vs

**CHARLES STONESIFER, ETHEL STONESIFER**

PROPERTY ADDRESS: 120 ABBOTTS DRIVE, ABBOTTSTOWN, PA 17301  
By virtue of Writ of Execution No. 14-SU-210

First Horizon Home Loans a division of First Tennessee Bank National

Association

vs.

Charles Stonesifer, Ethel Stonesiefer 120 Abbots Drive, Abbottstown, PA 17301, Borough of Abbottstown  
Parcel No.: 01-005-0058

Improvements thereon: Residential Dwelling

Judgment amount: \$114,979.15

Attorney for Plaintiff

MILSTEAD & ASSOCIATES, LLC

BY: Robert W. Williams, Esq. ID No. 315501, 1 E. Stow Road Marlton, NJ 08053, 856-482-1400

**No. 14-SU-413**

**DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR AMERIQUEST MORTGAGE SECURITIES INC.**

vs

**JACK B. SWABY, SHARON L. SWABY**

PROPERTY ADDRESS: 14 HANOVER STREET, NEW OXFORD, PA 17350  
BY VIRTUE OF WRIT OF EXECUTION ADAMS COUNTY NO. 14-S-413

Deutsche Bank National Trust Company, as Trustee for Ameriquest Mortgage Securities Inc., Asset-Backed Pass-Through Certificates, Series 2005-R8, by its servicer Ocwen Loan Servicing, LLC

v.

Jack B. Swaby and Sharon L. Swaby  
PROPERTY ADDRESS: 14 Hanover Street, New Oxford, PA 17350, Borough of New Oxford, Adams County, Pennsylvania

PARCEL ID NUMBER: 34-005-0129

JUDGMENT AMOUNT: \$95,186.76

IMPROVEMENTS CONSIST OF

RESIDENTIAL DWELLING

STERN & EISENBERG, PC

1581 MAIN STREET, SUITE 200

WARRINGTON, PA 18976

215-572-8111

**No. 12-SU-758**

**DEUTSCHE BANK NATIONAL TRUST COMPANY**

vs

**ROBERT W. THOMPSON, JR., SUE E. THOMPSON**

PROPERTY ADDRESS: 54 NORTH GALA, LITTLESTOWN, PA 17340  
BY VIRTUE OF WRIT OF EXECUTION NO.: 12-SU-758

DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR HOLDERS OF THE FIRST FRANKLIN MORTGAGE LOAN TRUST 2006-FF1, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2006-FFI v.

Robert W. Thompson, Jr. and Sue E. Thompson

All that certain piece or parcel or Tract of land situate Littlestown Borough, Adams County, Pennsylvania, and being known as 54 North Gala, Littlestown, Pennsylvania 17340. Containing 1,900 SQUARE FEET. TAX MAP AND PARCEL NUMBER: 27004-0044

THE IMPROVEMENTS THEREON ARE:

Residential Dwelling

REAL DEBT: \$146,577.75

McCabe, Weisberg and Conway, P.C.

123 South Broad Street, Suite 1400

Philadelphia, PA 19109

Notice directed to all parties in interest and claimants that a schedule of distribution will be filed by the Sheriff in his office no later than thirty (30) days after the date of sale and that distribution will be made in accordance with that schedule unless exceptions are filed thereto within ten (10) days thereafter.

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AS SOON AS THE PROPERTY IS DECLARED SOLD TO THE HIGHEST BIDDER, 20% OF THE PURCHASE PRICE OR ALL OF THE COST, WHICHEVER MAY BE THE HIGHER, SHALL BE PAID FORTHWITH TO THE SHERIFF.

James Muller

Sheriff of Adams County

www.adamscounty.us

8/22, 29 & 9/5



## SHERIFF SALES

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**No. 13-SU-1461**  
**CITIMORTGAGE, INC.**

**vs**  
**CASEY TUBO**  
 PROPERTY ADDRESS: 531 LAKEVIEW CIRCLE, LITTLESTOWN, PA 17340  
 By virtue of Writ of Execution No. 2013-S-1461  
 CitiMortgage, Inc.  
**vs.**  
 Casey Tubo a/k/a Casey Ann Tubo  
 531 Lakeview Circle, Littlestown, PA 17340, Littlestown Borough  
 Parcel No.: (27)-12-33  
 Improvements thereon: Residential Dwelling  
 Judgment amount: \$118,832.19  
 Attorney for Plaintiff  
 MILSTEAD & ASSOCIATES, LLC  
 BY: Robert W. Williams, Esq. ID No. 315501, 1 E. Stow Road Marlton, NJ 08053, 856-482-1400

**No. 13-SU-1201**  
**THE BANK OF NEW YORK MELLON**

**vs**  
**MARK TURNER, TERRI TURNER**  
 PROPERTY ADDRESS: 13 SEDGWICK DRIVE, EAST BERLIN, PA 17316  
 By virtue of Writ of Execution No. 13-SU-1201  
 THE BANK OF NEW YORK MELLON f/k/a THE BANK OF NEW YORK, AS TRUSTEE FOR THE CERTIFICATEHOLDERS OF THE CWABS, INC., ASSET-BACKED CERTIFICATES, SERIES 2006-14  
**vs.**  
 MARK TURNER and TERRI TURNER  
 13 Sedgwick Drive, East Berlin, PA 17316, Reading Township  
 Parcel No: 13-14  
 (Acreage or street address)  
 IMPROVEMENTS THEREON:  
 RESIDENTIAL DWELLING  
 JUDGMENT AMOUNT: \$255,009.09  
 Attorneys for Plaintiff  
 KML Law Group, P.C.

**No. 13-SU-1170**  
**WELLS FARGO BANK, N.A.**

**vs**  
**UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, MARGARET S. REICHART**  
 PROPERTY ADDRESS: 5777 YORK ROAD, NEW OXFORD, PA 17350  
 By virtue of a Writ of Execution No. 13-SU-1170  
 Wells Fargo Bank, N.A.  
**v.**  
 Unknown Heirs, Successors, Assigns, and All Persons, Firms, or Associations Claiming Right, Title or Interest From or Under Ronald J. Robinson, Deceased owner(s) of property situate in the TOWNSHIP OF OXFORD, ADAMS County, Pennsylvania, being 5777 York Road, New Oxford, PA 17350-9540  
 Parcel No. 35-K11-0066--000  
 (Acreage or street address)  
 Improvements thereon: RESIDENTIAL DWELLING  
 Judgment Amount: \$100,442.22  
 Attorneys for Plaintiff  
 Phelan Hallinan, LLP

**No. 13-SU-933**  
**US BANK, N.A., SUCCESSOR TRUSTEE TO LASALLE BANK NATIONAL ASSOCIATION,**

**vs**  
**JEFFREY C. WEAVER, MICHAEL C. MOSER**  
 PROPERTY ADDRESS: 590 DICKS DAM ROAD, NEW OXFORD, PA 17350  
 By virtue of Writ of Execution No. 2011-S-710  
 US Bank National Association, as Trustee for MASTR Asset Backed Securities Trust 2005-WF  
**vs.**  
 Jeffrey C. Weaver and Michael C. Moser  
 590 Dicks Dam Road, New Oxford, PA, 17350-9161 (Hamilton Township)  
 Parcel No. 17-J09-0063  
 Improvements thereon of Residential Dwelling  
 Judgment amount \$201,973.46  
 ZUCKER, GOLDBERG & ACKERMAN, LLC, 200 Sheffield Street, Suite 101 Mountainside, NJ 07092  
 908-233-8500

Notice directed to all parties in interest and claimants that a schedule of distribution will be filed by the Sheriff in his office no later than thirty (30) days after the date of sale and that distribution will be made in accordance with that schedule unless exceptions are filed thereto within ten (10) days thereafter.

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James Muller  
 Sheriff of Adams County  
[www.adamscounty.us](http://www.adamscounty.us)

8/22, 29 & 9/5

**ESTATE NOTICES**

**NOTICE IS HEREBY GIVEN** that in the estates of the decedents set forth below, the Register of Wills has granted letters, testamentary of or administration to the persons named. All persons having claims or demands against said estates are requested to make known the same, and all persons indebted to said estates are requested to make payment without delay to the executors or administrators or their attorneys named below.

**FIRST PUBLICATION**

ESTATE OF NORMAN G. BLOCHER, DEC'D

Late of Menallen Township, Adams County, Pennsylvania

Co-Executors: Ronald E. Blocher, 1510 Goldenville Road, Gettysburg, PA 17325; Glenn E. Blocher, 51 Hanover Street, Gettysburg, PA 17325

Attorney: Gary E. Hartman, Esq., Hartman & Yannetti, 126 Baltimore Street, Gettysburg, PA 17325

ESTATE OF EVELYN HOLLABAUGH a/k/a EVELYN M. HOLLABAUGH, DEC'D

Late of the Borough of Biglerville, Adams County, Pennsylvania

Executor: Kirk Allen Hollabaugh, 5314 Greenock Road, Lothian, MD 20711

Attorney: Gary E. Hartman, Esq., Hartman & Yannetti, 126 Baltimore Street, Gettysburg, PA 17325

ESTATE OF CHARLES S. TAYLOR, DEC'D

Late of the Borough of Fairfield, Adams County, Pennsylvania

Administrator: Gordon Randal Taylor, 245 Rupp Road, Gettysburg, PA 17325

Attorney: Todd A. King, Campbell & White, P.C., 112 Baltimore Street, Suite 1, Gettysburg, PA 17325-2311

**SECOND PUBLICATION**

ESTATE OF DENNIS M. DIDIO, DEC'D

Late of the Borough of Carroll Valley, Adams County, Pennsylvania

Executrix: Lorraine Farinick, 31 Winter Trail, Fairfield, PA 17320

Attorney: Matthew R. Battersby, Esq., Battersby Law Office, P.O. Box 215, Fairfield, PA 17320

ESTATE OF GEORGE TRACY REICHARD a/k/a GEORGE T. REICHARD, DEC'D

Late of Conewago Township, Adams County, Pennsylvania

Executrix: Emily G. Krichten, c/o Samuel A. Gates, Esq., Gates & Gates, P.C., 250 York Street, Hanover, PA 17331

Attorney: Samuel A. Gates, Esq., Gates & Gates, P.C., 250 York Street, Hanover, PA 17331

ESTATE OF RONALD L. SCHWINGER a/k/a RONALD LEE SCHWINGER, DEC'D

Late of Franklin Township, Adams County, Pennsylvania

Administrator: Dolores N. Hutton, c/o Jared S. Childers, Esq., R. Thomas Murphy & Associates, P.C., 237 East Queen Street, Chambersburg, PA 17201

Attorney: Jared S. Childers, Esq., R. Thomas Murphy & Associates, P.C., 237 East Queen Street, Chambersburg, PA 17201

**THIRD PUBLICATION**

ESTATE OF JANET M. GEORGE a/k/a JANET MAY GEORGE, DEC'D

Late of Berwick Township, Adams County, Pennsylvania

Executors: Lawrence E. Duncan, 324 Second Avenue, Hanover, PA 17331; Benjamin A. Duncan, 268 Beaver Creek Road, Hanover, PA 17331

Attorney: Crabbs & Crabbs, 202 Broadway, Hanover, PA 17331