

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**ANDRES, LAURA**, dec'd.

Late of the City of Bethlehem, Northampton County, PA
 Executrix: Constance Andres Jankoski c/o Timothy J. Duckworth, Esquire, Mosebach, Funt, Dayton & Duckworth, P.C., 2045 Westgate Drive, Suite 404, Bethlehem, PA 18017
 Attorneys: Timothy J. Duckworth, Esquire, Mosebach, Funt, Dayton & Duckworth, P.C., 2045 Westgate Drive, Suite 404, Bethlehem, PA 18017

BAKOS, VIRGINIA M., dec'd.

Late of the Township of Moore, Northampton County, PA
 Co-Executrices: Cynthia Louise Bakos and Kathleen S. Koch c/o Peters, Moritz, Peischl, Zulick, Landes & Brienza, LLP, 1 South Main Street, Nazareth, PA 18064
 Attorneys: Peters, Moritz, Peischl, Zulick, Landes & Brienza, LLP, 1 South Main Street, Nazareth, PA 18064

BEERS, SHARON LEE, dec'd.

Late of Palmer Township, Northampton County, PA
 Executors: Thomas A. Pinkerton, Jr. and Vicky A. Mangino c/o Douglas J. Tkacik, Esquire, 18 East Market Street, Bethlehem, PA 18018
 Attorney: Douglas J. Tkacik, Esquire, 18 East Market Street, Bethlehem, PA 18018

CARSON, HELEN M. a/k/a HELEN M. HAUSMAN, dec'd.

Late of Williams Twp., Northampton County, PA
 Administratrix C.T.A.: Mary E. Podlogar, 608 W. Main St., Lansdale, PA 19446-2012
 Attorneys: Mary E. Podlogar, Esquire, Montco Elder Law, LLP, 608 W. Main St., Lansdale, PA 19446-2012

FYE, CONSTANCE J., dec'd.

Late of the Borough of Hellertown, Northampton County, PA
 Executor: Gregory Duane Fye c/o Bradford D. Wagner, Esquire, 662 Main Street, Hellertown, PA 18055-1726
 Attorney: Bradford D. Wagner, Esquire, 662 Main Street, Hellertown, PA 18055-1726

HANKEE, JEAN a/k/a JEAN M. HANKEE, dec'd.

Late of the Township of Lehigh, Northampton County, PA
 Executor: Mr. Eugene W. Hankee, III, 4894 Alder Drive, P.O. Box 88, Walnutport, PA 18088
 Attorneys: Matthew G. Schnell, Esquire, Strubinger Law, P.C., 505 Delaware Avenue, P.O. Box 158, Palmerton, PA 18071-0158

HINDER, PEARL-LOUISE, dec'd.

Late of Northampton County, PA
Co-Administrators: Shoshana Hinder and W. Scott Hinder c/o Leonard M. Mellon, Esquire, 151 South 7th Street, Easton, PA 18042

Attorney: Leonard M. Mellon, Esquire, 151 South 7th Street, Easton, PA 18042

HOCKIN, TY A., dec'd.

Late of Bethlehem, Northampton County, PA

Administrator: Joshua Arthur Baker c/o Steven B. Molder, Esquire, 904 Lehigh St., Easton, PA 18042

Attorney: Steven B. Molder, Esquire, 904 Lehigh St., Easton, PA 18042

HOFFMAN, HAROLD F., dec'd.

Late of Easton, Northampton County, PA

Executor: Scott Hoffman c/o David M. Roth, Esquire, The Roth Law Firm, 123 North Fifth Street, Allentown, PA 18102
Attorneys: David M. Roth, Esquire, The Roth Law Firm, 123 North Fifth Street, Allentown, PA 18102

JENNINGS, EVELYN E., dec'd.

Late of Bushkill Township, Northampton County, PA

Executrix: Janet M. Jennings-Ochs c/o Fitzpatrick Lentz & Bubba, P.C., Two City Center, 645 W. Hamilton Street, Suite 800, Allentown, PA 18101

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

JUNDA, NANCY A., dec'd.

Late of the Township of Moore, Northampton County, PA

Administratrix: Anastasia Junda c/o Peters, Moritz, Peischl, Zulick, Landes & Brienza, LLP, 1 South Main Street, Nazareth, PA 18064

Attorneys: Peters, Moritz, Peischl, Zulick, Landes & Brienza, LLP, 1 South Main Street, Nazareth, PA 18064

KRUEGER, ROBERT EARL, dec'd.

Late of the Township of Bethlehem, Northampton County, PA

Administrator: Mitchell R. Krueger c/o Peters, Moritz, Peischl, Zulick, Landes & Brienza, LLP, 1 South Main Street, Nazareth, PA 18064

Attorneys: Peters, Moritz, Peischl, Zulick, Landes & Brienza, LLP, 1 South Main Street, Nazareth, PA 18064

LOCH, JEFFREY S., dec'd.

Late of the Township of Upper Nazareth, Northampton County, PA

Administratrix: Margaret A. Kidd c/o Theresa Hogan, Esquire, Attorney-at-Law, 340 Spring Garden Street, Easton, PA 18042
Attorney: Theresa Hogan, Esquire, Attorney-at-Law, 340 Spring Garden Street, Easton, PA 18042

MITMAN, FRANCIS JOSEPH

a/k/a FRANK MITMAN, dec'd.
Late of Bethlehem, Northampton County, PA

Executrix: Nancy Lynn Ziegler c/o Eric R. Strauss, Esquire, Worth, Magee & Fisher, P.C., 2610 Walbert Avenue, Allentown, PA 18104

Attorneys: Eric R. Strauss, Esquire, Worth, Magee & Fisher, P.C., 2610 Walbert Avenue, Allentown, PA 18104

ROTH, DALE S., dec'd.

Late of the City of Easton,
Northampton County, PA
Executrix: Linda Lou Jankowich
c/o Kevin F. Danyi, Esquire,
Danyi Law, P.C., 133 East Broad
Street, Bethlehem, PA 18018
Attorneys: Kevin F. Danyi,
Esquire, Danyi Law, P.C., 133
East Broad Street, Bethlehem,
PA 18018

SECOND PUBLICATION**ALTMAN, ARTHUR A.**, dec'd.

Late of the Borough of Nazareth,
Northampton County, PA
Executor: Howard Bruce Altman
c/o Daniel E. Cohen, Attorney,
Hof & Reid, LLC 3101 Emrick
Blvd., Suite 205, Bethlehem, PA
18020
Attorneys: Daniel E. Cohen,
Attorney, Hof & Reid, LLC 3101
Emrick Blvd., Suite 205,
Bethlehem, PA 18020

BANDURA, WILLIAM W., SR.,
dec'd.

Late of East Allen Township,
Northampton County, PA
Executrix: Joan M. Mohr c/o
Jeffrey F. Hussar, Esquire, 946
Third Street, Whitehall, PA
18052
Attorney: Jeffrey F. Hussar,
Esquire, 946 Third Street,
Whitehall, PA 18052

BICKING, MARY E., dec'd.

Late of the Township of Lower
Nazareth, Northampton County,
PA
Executrix: Beverly Ann Siecker
c/o Peters, Moritz, Peischl,
Zulick, Landes & Brienza, LLP,
1 South Main Street, Nazareth,
PA 18064

Attorneys: Peters, Moritz, Peischl,
Zulick, Landes & Brienza, LLP,
1 South Main Street, Nazareth,
PA 18064

BUSH, HELEN PERCH, dec'd.

Late of Hanover Township,
Northampton County, PA
Executors: Robert Bush and
Nancy Riley c/o Douglas J.
Tkacik, Esquire, 18 East Market
Street, Bethlehem, PA 18018
Attorney: Douglas J. Tkacik,
Esquire, 18 East Market Street,
Bethlehem, PA 18018

DiDOMENICO, ADAM J., dec'd.

Late of the Township of East
Allen, Northampton County, PA
Executor: William Walter Stein,
5380 Monocacy Drive,
Bethlehem, PA 18017
Attorney: James J. Holzinger,
Esquire, 1216 Linden Street,
P.O. Box 1409, Bethlehem, PA
18016

**GEHRINGER, MARY ANN a/k/a
MARY ANNE E. GEHRINGER**,
dec'd.

Late of 441 Forrest Avenue,
Bethlehem, Northampton
County, PA
Personal Representative: Bryan
T. Gehringer c/o James A. Ritter,
Esquire, 111 E. Harrison Street,
Suite 2, Emmaus, PA 18049-
2916
Attorney: James A. Ritter,
Esquire, 111 E. Harrison Street,
Suite 2, Emmaus, PA 18049-
2916

KENDZEJESKI, JONATHAN P.,
dec'd.

Late of the Township of Allen,
Northampton County, PA
Administratrix: Amy Marie Green
c/o James C. Omdahl, Esquire,
54 South Commerce Way, Suite
172, Bethlehem, PA 18017.

Attorney: James C. Omdahl,
Esquire, 54 South Commerce
Way, Suite 172, Bethlehem, PA
18017.

KISE, MAYNARD E., dec'd.

Late of Washington Township,
Northampton County, PA

Administratrix: Melissa L.
Huratiak c/o Matthew J.
Goodrich, Esquire, Maloney,
Danyi & O'Donnell, 901 West
Lehigh Street, Bethlehem, PA
18018

Attorneys: Matthew J. Goodrich,
Esquire, Maloney, Danyi &
O'Donnell, 901 West Lehigh
Street, Bethlehem, PA 18018

LOPEZ, ROBERT, dec'd.

Late of Forks Township, North-
ampton County, PA

Executrix: Nina Marie Olieman
c/o Joel M. Scheer, Esquire,
Fishbone and Scheer, 940 W.
Lafayette Street, Easton, PA
18042

Attorneys: Joel M. Scheer,
Esquire, Fishbone and Scheer,
940 W. Lafayette Street, Easton,
PA 18042

MARINKOVITS, JOAN, dec'd.

Late of Northampton Borough,
Northampton County, PA

Executrix: Mary Catherine
Schnoke c/o Joshua D.
Shulman, Esquire, Shulman
Law Office PC, 1935 Center
Street, Northampton, PA 18067

Attorneys: Joshua D. Shulman,
Esquire, Shulman Law Office PC,
1935 Center Street, North-
ampton, PA 18067

MASENHEIMER, ARLEN F., dec'd.

Late of the Township of Lower
Saucon, Northampton County,
PA

Executrix: Ruby Mae Weaver c/o
Bradford D. Wagner, Esquire,
662 Main Street, Hellertown, PA
18055-1726

Attorney: Bradford D. Wagner,
Esquire, 662 Main Street,
Hellertown, PA 18055-1726

MULROONEY, ARLENE R., dec'd.

Late of the Borough of West
Easton, Northampton County,
PA

Executor: Robert John
Mulrooney c/o Ralph J.
Bellafatto, Esquire, 4480 William
Penn Highway, Easton, PA
18045

Attorney: Ralph J. Bellafatto,
Esquire, 4480 William Penn
Highway, Easton, PA 18045

SIMS, MYRNA L., dec'd.

Late of Bethlehem, Northampton
County, PA

Executrix: Janet L. Patterson c/o
Fitzpatrick Lentz & Bubba, P.C.,
Two City Center, 645 West
Hamilton Street, Suite 800,
Allentown, PA 18101

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

SUNNERGREN, MARIAN U., dec'd.

Late of Bethlehem, Northampton
County, PA

Executrix: Amy B. Sunnergren,
1914 Saucon Lane, Bethlehem,
PA 18015

TERLINDEN, JOHN W., dec'd.

Late of the Township of Forks,
Northampton County, PA

The Terlinden Trust dated
December 18, 2002

Successor Trustee/Executor:
John W. Terlinden, II c/o Robert
A. Nitchkey, Jr., Esquire,

Hemstreet, Nitchkey & Freidl,
730 Washington Street, Easton,
PA 18042

Attorneys: Robert A. Nitchkey,
Jr., Esquire, Hemstreet, Nitchkey
& Freidl, 730 Washington Street,
Easton, PA 18042

WEXLER, WALTER F., dec'd.

Late of Bethlehem, Northampton
County, PA

Executor: Keith Bryan Wexler
c/o Noonan Law Office, 526
Walnut Street, Allentown, PA
18101-2394

Attorneys: Noonan Law Office,
526 Walnut Street, Allentown,
PA 18101-2394

WHITEHEAD, KATHRYN, dec'd.

Late of the Township of Lower
Saucon, Northampton County,
PA

Executrix: Pearl O. Kiniuk c/o
Dionysios C. Pappas, Esquire,
Vasiliadis Pappas Associates,
LLC, 2551 Baglyos Circle, Suite
A-14, Bethlehem, PA 18020

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

THIRD PUBLICATION

COLABELLA, JOSEPH A., dec'd.

Late of Bethlehem, Northampton
County, PA

Executor: Fulton Bank, N.A. c/o
Dolores A. Laputka, Esquire,
Norris McLaughlin, P.A., 515
West Hamilton Street, Suite 502,
Allentown, PA 18101

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

**GERBER, ANNE TERESA a/k/a
ANNE ORTWEIN a/k/a ANNE
KISH,** dec'd.

Late of the City of Bethlehem,
Northampton County, PA

Executor: Glennie Racz, 4649
Hampshire Drive, Bethlehem, PA
18017

HOOVER, CLARENCE W., JR.,
dec'd.

Late of Williams Township,
Northampton County, PA

Executor: Clarence Hoover, III
c/o John H. Filice, Esquire,
Rubin, Glickman, Steinberg &
Gifford, P.C., 2605 N. Broad
Street, P.O. Box 1277, Lansdale,
PA 19446

Attorneys: John H. Filice,
Esquire, Rubin, Glickman,
Steinberg & Gifford, P.C., 2605
N. Broad Street, P.O. Box 1277,
Lansdale, PA 19446

LOZINGER, ROSEMARIE, dec'd.

Late of the Township of Lehigh,
Northampton County, PA

Rosemarie Lozinger Revocable
Trust Dated February 10, 2012,
as amended

Trustee: Jeffrey David Lozinger
c/o Timothy J. Duckworth,
Esquire, Mosebach, Funt,
Dayton & Duckworth, P.C., 2045
Westgate Drive, Suite 404,
Bethlehem, PA 18017.

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

MUFFLEY, MARY L., dec'd.

Late of the Township of
Bethlehem, Northampton
County, PA

Administrator: Wayne Muffley
c/o George M. Vasiliadis,
Esquire, Vasiliadis Pappas
Associates, LLC, 2551 Baglyos
Circle, Suite A-14, Bethlehem,
PA 18020

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

RAGAZZO, MARY E., dec'd.

Late of the Township of Forks,
Northampton County, PA
Administratrix: Gretchen
Ragazzo c/o David J. Ceraul,
Esquire, 22 Market Street, P.O.
Box 19, Bangor, PA 18013-0019
Attorney: David J. Ceraul,
Esquire, 22 Market Street, P.O.
Box 19, Bangor, PA 18013-0019

RANDALL, ROBERT J., dec'd.

Late of the Township of
Washington, Northampton
County, PA
Executor: Edward J. Coleman,
III c/o David J. Ceraul, Esquire,
22 Market Street, P.O. Box 19,
Bangor, PA 18013-0019
Attorney: David J. Ceraul,
Esquire, 22 Market Street, P.O.
Box 19, Bangor, PA 18013-0019

**SHIGO, MARTHA M. a/k/a
MARTHA F. SHIGO,** dec'd.

Late of the City of Bethlehem,
Northampton County, PA
Executor: John Morgan Shigo
c/o Karl F. Longenbach, Esquire,
425 W. Broad Street, Bethlehem,
PA 18018-1920
Attorney: Karl F. Longenbach,
Esquire, 425 W. Broad Street,
Bethlehem, PA 18018-1920

SNYDER, LINDA J., dec'd.

Late of the Township of Moore,
Northampton County, PA

Co-Executors: Matthew Allen
Snyder and Amy T. Yeager c/o
Peters, Moritz, Peischl, Zulick,
Landes & Brienza, LLP, 1 South
Main Street, Nazareth, PA 18064
Attorneys: Peters, Moritz, Peischl,
Zulick, Landes & Brienza, LLP,
1 South Main Street, Nazareth,
PA 18064

TRANSUE, RICHARD L., dec'd.

Late of Lower Saucon Township,
Northampton County, PA
Administratrix: Bonita A.
Transue c/o Kevin F. Danyi,
Esquire, Danyi Law, P.C., 133
East Broad Street, Bethlehem,
PA 18018
Attorneys: Kevin F. Danyi,
Esquire, Danyi Law, P.C., 133
East Broad Street, Bethlehem,
PA 18018

**SEEKING EXECUTED WILL FOR
JEAN E. PEARSON**

I am seeking a Last Will and
Testament executed by Jean E.
Pearson subsequent to September
25, 1992. Jean E. Pearson is late of
the City of Bethlehem. Anyone who
has such a document please contact
April L. Cordts, Esquire, Administra-
trix Pendente Lite at (610) 759-0531.

June 9, 16, 23

NOTICE FOR CHANGE OF NAME

NOTICE IS HEREBY GIVEN that
on May 27, 2022, the Petition of
Mercedes Milagros Losey was filed in
Northampton County Court of
Common Pleas at No. C-48-CV-2022-
03168, seeking to change of Peti-
tioner from Mercedes Milagros Losey
to Mercedes Milagros Delgado. The
Court has fixed Monday, June 27,
2022 at 9:00 a.m., in Motions Court
at the Northampton County Court-
house as the date for hearing the
Petition. All persons interested in the
proposed change of name may appear

and show cause, if any they have, why the prayer of the Petitioner should not be granted.

June 16

**COURT OF COMMON PLEAS
NORTHAMPTON COUNTY
CIVIL ACTION LAW**

Truist Bank, Formerly Known as Branch Banking & Trust Company
v.

Patricia Sue Sullivan Mayer, Administratrix of the Estate of Scott Mayer, Jolene Natane Sullivan Mayer, in Her Capacity as Heir of the Estate of Scott Mayer, and UNKNOWN HEIRS, SUCCESSORS, ASSIGNS AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER SCOTT MAYER, DECEASED

NUMBER C-48-CV-2019-006357

**NOTICE OF SHERIFF'S SALE
OF REAL PROPERTY**

TO: UNKNOWN HEIRS, SUCCESSORS, ASSIGNS AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER SCOTT MAYER, DECEASED

Your house (real estate) at 8088 Delaware Drive a/k/a 8088 North Delaware Drive, Bangor, Pennsylvania 18013 is scheduled to be sold at Sheriff's Sale on August 5, 2022 at 10:00 a.m. at County Council Chambers at the Northampton County Courthouse, 669 Washington Street, Easton, Pennsylvania to enforce the court judgment of \$76,100.88 obtained by Truist Bank, Formerly Known as Branch Banking & Trust Company against the above premises.

**NOTICE OF OWNER'S RIGHTS
YOU MAY BE ABLE TO PREVENT
THIS SHERIFF'S SALE**

To prevent this Sheriff's Sale you must take immediate action:

1. The sale will be canceled if you pay to Truist Bank, Formerly Known as Branch Banking & Trust Company the back payments, late charges, costs, and reasonable attorney's fees due. To find out how much you must pay, you may call McCabe, Weisberg and Conway, LLC, Esquire, at (215) 790-1010.

2. You may be able to stop the sale by filing a petition asking the Court to strike or open the judgment, if the judgment was improperly entered. You may also ask the Court to postpone the sale for good cause.

3. You may also be able to stop the sale through other legal proceedings.

You may need an attorney to assert your rights. The sooner you contact one, the more chance you will have of stopping the sale. (See the following notice on how to obtain an attorney.)

**YOU MAY STILL BE ABLE TO
SAVE YOUR PROPERTY AND YOU
HAVE OTHER RIGHTS EVEN IF
THE SHERIFF'S SALE
DOES TAKE PLACE**

1. If the Sheriff's Sale is not stopped, your property will be sold to the highest bidder. You may find out the price bid by calling McCabe, Weisberg and Conway, LLC, Esquire at (215) 790-1010.

2. You may be able to petition the Court to set aside the sale if the bid price was grossly inadequate compared to the value of your property.

3. The sale will go through only if the buyer pays the Sheriff the full amount due on the sale. To find out if this has happened, you may call McCabe, Weisberg and Conway, LLC, at (215) 790-1010.

4. If the amount due from the buyer is not paid to the Sheriff, you will remain the owner of the property as if the sale never happened.

5. You have a right to remain in the property until the full amount due is paid to the Sheriff and the Sheriff gives a deed to the buyer. At that time, the buyer may bring legal proceedings to evict you.

6. You may be entitled to a share of the money which was paid for your real estate. A schedule of distribution of the money bid for your real estate will be filed by the Sheriff within thirty (30) days of the sale. This schedule will state who will be receiving that money. The money will be paid out in accordance with this schedule unless exceptions (reasons why the proposed schedule of distribution is wrong) are filed with the Sheriff within ten (10) days after the posting of the schedule of distribution.

7. You may also have other rights and defenses, or ways of getting your real estate back, if you act immediately after the sale.

YOU SHOULD TAKE THIS PAPER TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER, GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW. THIS OFFICE CAN PROVIDE YOU WITH INFORMATION ABOUT HIRING A LAWYER.

IF YOU CANNOT AFFORD TO HIRE A LAWYER, THIS OFFICE MAY BE ABLE TO PROVIDE YOU WITH INFORMATION ABOUT AGENCIES THAT MAY OFFER LEGAL SERVICES TO ELIGIBLE PERSONS AT A REDUCED FEE OR NO FEE.

LAWYER REFERRAL SERVICE
ASSOCIATION DE
LICENCIADOS
P.O. Box 4733
Easton, PA 18043-4733
(610) 258-6333

McCABE, WEISBERG &
CONWAY, LLC
Attorneys for Plaintiff
123 S. Broad St.
Ste. 1400
Philadelphia, PA 19109
(215) 790-1010

June 16

**IN THE COURT OF COMMON
PLEAS NORTHAMPTON COUNTY,
PENNSYLVANIA**

BRANCH BANKING & TRUST
COMPANY s/b/m KNBT,
A DIVISION OF
NATIONAL PENN BANK

v.

PATRICIA SUE SULLIVAN MAYER,
in her capacity as Administratrix
and Heir of the Estate of
SCOTT MAYER,

MINOR DEFENDANT NO. 1 in her
capacity as Heir of the Estate of
SCOTT MAYER, UNKNOWN HEIRS,
SUCCESSORS, ASSIGNS, AND ALL
PERSONS, FIRMS, OR
ASSOCIATIONS CLAIMING RIGHT,
TITLE OR INTEREST FROM OR
UNDER SCOTT MAYER,

DECEASED

NO. C-48-CV-2019-06357

ORDER

AND NOW, this 30 day of July,
2019, upon consideration of Plaintiff's
Motion for Service Pursuant to
Special Order of court, it is hereby;

ORDERED that Plaintiff may
obtain service of the Complaint and
of the Notice of Sheriff's Sale as
authorized by Pa.RCP. 3129.2 (c)(1)(i)
(C), on the Defendant, UNKNOWN
HEIRS, SUCCESSORS, ASSIGNS,
AND ALL PERSONS, FIRMS, OR
ASSOCIATIONS CLAIMING RIGHT,
TITLE OR INTEREST FROM OR
UNDER SCOTT MAYER, DECEASED,
by publication of the Complaint in
accordance with Pa.R.C.P. 430(b)(1);

by First Class mail at the mortgaged premises located at 8088 DELAWARE DRIVE a/k/a 8088 DELAWARE DRIVE NORTH, BANGOR, PA 18013-4342, and by posting of the mortgaged premises at 8088 DELAWARE DRIVE a/k/a 8088 DELAWARE DRIVE NORTH, BANGOR, PA 18013-4342 by the Sheriff or by a non-party competent adult. Service by mail is complete upon the date of mailing.

It is further ORDERED and DECREED that counsel for Plaintiff is hereby directed to file a certificate of service with the Prothonotary's office to assure compliance with this court order.

BY THE COURT:
/s/ Paula A. Roscoli
J.

June 16

IN THE COURT OF COMMON PLEAS OF NORTHAMPTON COUNTY, PENNSYLVANIA CIVIL DIVISION

CIVIL ACTION QUIET TITLE
JONATHAN F. ITTERLY and
NICOLE E. SCHAARSCHMIDT
Plaintiffs

vs.

NORTHAMPTON TRACTION
COMPANY
Defendant

NO.: C-48-CV-2022-03485

NOTICE

TO: NORTHAMPTON TRACTION
COMPANY

BY ORDER DATED JUNE 10, 2022, THE NORTHAMPTON COUNTY COURT OF COMMON PLEAS ENTERED AN ORDER AUTHORIZING JONATHAN F. ITTERLY and NICOLE E. SCHAARSCHMIDT TO SERVE THEIR COMPLAINT IN QUIET TITLE VIA PUBLICATION.

You are hereby notified that on June 7, 2022, Plaintiffs filed a

Complaint in Quiet Title against you in the Northampton County Court of Common Pleas docketed to C-48-CV-2022-03485. To defend against the claims set forth in the Complaint in Quiet Title, you must take action within twenty (20) days after this Notice is served via publication, by entering a written appearance personally or by attorney and filing in writing with the Court defenses or objections to the claims set forth in the Complaint. You are warned that if you fail to do so the case may proceed without you and a judgment may be entered against you by the Court without further notice for the relief requested in the Complaint or for any other claim or relief requested by the Plaintiffs. You may lose money or property or other rights important to you.

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
P.O. Box 4733
Easton, PA 18043-4733
(610) 258-6333

ANTHONY GIOVANNINI, JR.,
ESQUIRE
Attorney I.D. #326345
BROUGHAL & DeVITO, L.L.P.
Attorneys for Plaintiffs

38 West Market Street
Bethlehem, PA 18018
P: (610) 865-3664
F: (610) 865-0969
anthonygiovannini@broughal-devito.com

June 16

**NORTHAMPTON COUNTY—
ORPHANS’ COURT**

AUDIT LIST

NOTICE IS HEREBY GIVEN that the following accounts in decedents estates, have been filed in the Office of the Orphans’ Court of Northampton County, and that the same will be called for Confirmation on Wednesday, June 22, 2022 at 9:00 A.M., CR #9, at which time the Courts will hear exceptions, and make distribution of the balances ascertained to be in the hands of accountants.

Re: Estate of Earl R. Koch—
Executrix: Ashley Joy Lilly.

Gina X. Gibbs
Register of Wills &
Clerk of Orphans’ Court
June 9, 16

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

The following real estate will be sold by the Sheriff of Northampton County, Pennsylvania, on JULY 8, 2022 at ten o’clock a.m. in the COUNCIL CHAMBERS, THIRD FLOOR, of the Northampton County Government Center, within the City of Easton, County of Northampton and State of Pennsylvania.

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

No. C-48-CV-2015-05175

BOROUGH OF WALNUTPORT

vs.

DONALD GOGEL

Property Address:

306 OAK STREET, WALNUT-
PORT, PA 18088

UPI/Tax Parcel Number:

J2NW4C/4/2/1033

ALL THAT CERTAIN lot or piece of land situate in Walnutport Borough,

Northampton County, Pennsylvania, and designated as Lot No. 8 and Lot No. 9 on a draft, map or plan made of the lands of Alexander Weaver.

TITLE TO SAID PREMISES is vested in Donald A. Gogel by deed from Richard R. Kocher, Jr., and Susan D. Kocher, husband and wife, said deed recorded on March 22, 1988, in the Northampton County Recorder of Deeds Office in Book 744 at page 773.

THEREON BEING ERECTED a two-story commercial garage with stucco exterior.

No. C-48-CV-2018-00845

THE MONEY SOURCE, INC.

vs.

TINA CWCYNAR a/k/a

TINA A. CWCYNAR

Property Address:

559 AZALEA DRIVE, NORTHAMP-
TON, PA 18067-9505

UPI/Tax Parcel Number:

J3/18/2D-30/0516

ALL THAT CERTAIN lot situated in Lehigh Township, Northampton County, Pennsylvania, and known as Lot #23 as shown on the Revised Final Plan of Oakdale Manor Subdivision, prepared by BASE Engineering, Inc. and recorded in the Northampton County Recorder of Deeds Office in Plan Book 83 at page 197.

TITLE TO SAID PREMISES is vested in Richard Cwynar and Tina Cwynar by deed from James M. Nemeth and Carol Ann Nemeth, said deed recorded on October 6, 1987, in the Northampton County Recorder of Deeds Office in Book 735 at page 787.

THEREON BEING ERECTED a two-story single residential dwelling with aluminum siding, shingle roof and in-ground pool.

No. C-48-CV-2018-02878

JPMORGAN CHASE

BANK, N.A. ET AL.

vs.

WILLIAM J. KRATZER,
TAMMY L. KRATZER

Property Address:
505 WOOD AVENUE, BATH, PA
18014-8894

UPI/Tax Parcel Number:
H6SW3/5/5/0520

ALL THAT CERTAIN tract or parcel of land situate in Moore Township, Northampton County, Pennsylvania, known as Lot No. 40 as shown on the Plan of Clearview Farms Estates, Section II.

TITLE TO SAID PREMISES is vested in William J. Kratzer and Tammy L. Kratzer by deed from Richard W. Hanley, unmarried, said deed recorded on November 7, 2001, in the Northampton County Recorder of Deeds Office in Book 2001-1 at page 236417.

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

No. C-48-CV-2018-10653

JPMORGAN CHASE BANK,
NATIONAL ASSOCIATION

vs.

JUAN CARLOS GUIDO

Property Address:
123 HIGHLANDS CIRCLE,
EASTON, PA 18042

UPI/Tax Parcel Number:
M10/2/10-22/0310

ALL THAT CERTAIN lot of land, together with the buildings and improvements located thereon, known as Lot 22 as shown on the final plan of The Highlands, Section II, Phase III, situated in Easton City, Northampton County, Pennsylvania.

TITLE TO SAID PREMISES is vested in Juan Carlos Guido by deed from KMK Land Associates, Inc., said deed recorded on July 15, 2008, in the Northampton County Recorder of

Deeds Office in Book 2008-1 at page 206167.

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

No. C-48-CV-2018-11575

BETHLEHEM AREA SCHOOL
DISTRICT

vs.

ADRIANNE ANN CZONSTKA

Property Address:
1471 JILL STREET, BETHLEHEM,
PA 18017-6244

UPI/Tax Parcel Number:
N7SW1B/9/15H/0204

ALL THAT CERTAIN lot or piece of ground situate in the 15th ward of Bethlehem City, Northampton County, Pennsylvania, described according to a Plan of Section No. 2, Bayard Park, made by Charles D. Remaly, Registered Surveyor, Bethlehem, Pennsylvania, dated February 14, 1955, and recorded April 25, 1955, in the Northampton County Recorder of Deeds Office in Map Book 13 at page 43.

TITLE TO SAID PREMISES is vested in Adrienne Ann Czonstka by deed from Cynthia A. Bagin, Janet S. Andersen and Karen J. Achey, as tenants in common, said deed recorded on February 18, 2009, in the Northampton County Recorder of Deeds Office in Book 2009-1 at page 30726.

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

No. C-48-CV-2019-00063

JPMORGAN CHASE BANK,
NATIONAL ASSOCIATION

vs.

BRENDAN McMAHON a/k/a
BRENDAN P. McMAHON

Property Address:

1111 PLEASANT DRIVE, PEN
ARGYL, PA 18072

UPI/Tax Parcel Number:

D8SE3/8/1B/0626

ALL THAT CERTAIN tract, piece
or parcel of land situated in Plainfield
Township, Northampton County,
Pennsylvania, as recorded on map in
Volume 2005-5 at pages 110-112.

TITLE TO SAID PREMISES is
vested in Brendan McMahon by deed
from David S. Fusacchia and Deborah
A. Fusacchia, husband and wife, said
deed recorded on October 23, 2012,
in the Northampton County Recorder
of Deeds Office in Book 2012-1, page
256909.

THEREON BEING ERECTED a
two-story colonial-style single resi-
dential dwelling with stucco exterior,
shingle roof and attached two-car
garage.

No. C-48-CV-2019-09073

WILMINGTON SAVINGS FUND
SOCIETY FSB, AS TRUSTEE OF
STANWICH MORTGAGE
LOAN TRUST 1

vs.

RANDY ERDIE a/k/a RANDY L.
ERDIE, CHERYL ERDIE a/k/a
CHERYL A. ERDIE

Property Address:

225 HICKORY STREET,
NAZARETH, PA 18064

UPI/Tax Parcel Number:

J7SE2B/2/1/0421

ALL THAT CERTAIN lot or piece of
ground situated in Nazareth Borough,
Northampton County, Pennsylvania.

TITLE TO SAID PREMISES is
vested in Cheryl A. Erdie and Randy
L. Erdie by deed from Benedict W.
Lanari and Ethel M. Lanari, his wife,
said deed recorded on October 21,

2008, in the Northampton County
Recorder of Deeds Office in Book
2008-1 at page 287359.

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

No. C-48-CV-2019-12194

LAKEVIEW LOAN SERVICING, LLC
vs.

DIODORO FANTAUZZI SOTO,
LOURDES M. FANTAUZZI a/k/a
LOURDES MILAGROS FANTAUZZI

Property Address:

3030 Bard Street, Bethlehem, PA
18017-3302

UPI/Tax Parcel Number:

M7SW4/4/4/0204

ALL THAT CERTAIN message or
tenement and lot or piece of ground
situate in the fourteenth ward of
Bethlehem City, Northampton
County, Pennsylvania, and desig-
nated as Lot No. 123 on Plan of East
Hills Section 6, which plan is recorded
in Map Book 13 at page 48 in the
Northampton County Recorder of
Deeds Office.

TITLE TO SAID PREMISES is
vested in Lourdes Milagros Fantauzzi,
unmarried, and Diodoro Fantauzzi
Soto, a married man, by deed from
Campbell Real Estate Holdings, LLC,
said deed recorded on August 3,
2018, in the Northampton County
Recorder of Deeds Office in Book
2018-1 at page 165470.

THEREON BEING ERECTED a
bi-level single residential dwelling
with vinyl siding, shingle roof and
attached one-car garage.

No. C-48-CV-2020-01786

20 CAP FUND I LLC

vs.

JENNIFER L. KOHAUT,
THOMAS C. KOHAUT

Property Address:

3253 APPLEBUTTER ROAD,
DANIELSVILLE, PA 18038

UPI/Tax Parcel Number:

H4/8/7-41/0520

ALL THAT CERTAIN tract, piece or parcel of land situate in Moore Township, Northampton County, Pennsylvania, known as Lot 41 as shown on a final layout plan entitled Scenic View Farms Phase II, dated January 1, 2003, and prepared by Lehigh Engineering Associates, Inc.

TITLE TO SAID PREMISES is vested in Thomas C. Kohaut and Jennifer L. Kohaut by deed from K & S Land Development, LLC, said deed recorded on December 4, 2003, in the Northampton County Recorder of Deeds Office in Book 2003-1 at page 502230.

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

No. C-48-CV-2020-05528

WILSON AREA SCHOOL DISTRICT

vs.

DOMINIC ALBANESE,
JODI ALBANESE

Property Address:

1894 SOUTH DELAWARE DRIVE,
EASTON, PA 18042

UPI/Tax Parcel Number:

N10NW4/1/15/0836

ALL THAT CERTAIN message, tenement and lot or piece of ground situate in Williams Township, Northampton County, Pennsylvania, on the line of the public road leading from Easton to Philadelphia.

TITLE TO SAID PREMISES is vested in Dominic Albanese and Jodi Albanese by deed from Antonio Albanese, said deed recorded on February 9, 2018, in the Northamp-

ton County Recorder of Deeds Office in Book 2018-1 at page 25706.

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

No. C-48-CV-2020-05949

WILSON AREA SCHOOL DISTRICT

vs.

DOMINIC ALBANESE,
JODI M. ALBANESE

Property Address:

40 WEISS AVENUE, EASTON, PA
18042

UPI/Tax Parcel Number:

N10NW1/3/7/0836

ALL THAT CERTAIN tract or parcel of land located in Williams Township, Northampton County, Pennsylvania.

TITLE TO SAID PREMISES is vested in Dominic Albanese and Jodi M. Albanese by deed from Jeremy Smith, said deed recorded on June 28, 2018, in the Northampton County Recorder of Deeds Office in Book 2018-1 at page 133991.

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

No. C-48-CV-2020-07420

WILSON AREA SCHOOL DISTRICT

vs.

BOBBY McCARTY,
BETHANN McCARTY

Property Address:

11 ISLAND PARK ROAD, EASTON,
PA 18042

UPI/Tax Parcel Number:

M9/20/2/0813

ALL THOSE CERTAIN two tracts of land situate in Glendon Borough, Northampton County, Pennsylvania.

TITLE TO SAID PREMISES is vested in Bobby McCarty and

Bethann McCarty by deed from Federal Home Loan Mortgage Corporation, said deed recorded on July 8, 2014, in the Northampton County Recorder of Deeds Office in Book 2014-1 at page 111945.

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

No. C-48-CV-2021-00433

BANK OF NEW YORK MELLON
TRUST COMPANY, N.A., AS
TRUSTEE ET AL.

vs.

BEVERLY MILLER, KNOWN HEIR
OF GRACE E. UNGER,
DECEASED, SANDRA ORNOSKY,
KNOWN HEIR OF GRACE E.
UNGER, DECEASED, JUDITH
KRAJCIR, KNOWN HEIR OF
GRACE E. UNGER, DECEASED,
CAROL SURANOFSKY, KNOWN
HEIR OF GRACE E. UNGER,
DECEASED, SUSAN MILLER,
KNOWN HEIR OF GRACE E.
UNGER, DECEASED, UNKNOWN
HEIRS, SUCCESSORS, ASSIGNS
AND ALL PERSONS, FIRMS OR
ASSOCIATIONS CLAIMING RIGHT,
TITLE OR INTEREST
FROM OR UNDER GRACE E.
UNGER, DECEASE

Property Address:

84 MOORESTOWN DRIVE, BATH,
PA 18014

UPI/Tax Parcel Number:

J6/16/8N/0520

ALL THAT CERTAIN tract, piece
or parcel of land situate in Moore
Township, Northampton County,
Pennsylvania.

TITLE TO SAID PREMISES is
vested in Andrew Unger, Jr., and
Grace Unger, his wife, by deed from
Andrew Unger, Jr., said deed recorded
on July 23, 2003, in the Northampton

County Recorder of Deeds Office in
Book 2003-1 at page 287777. The
said Andrew Unger, Jr., departed this
life on or about November 19, 2012,
thereby vesting title unto Grace E.
Unger by operation of law. And the
said Grace E. Unger departed this life
on or about June 28, 2020.

THEREON BEING ERECTED a
ranch-style single residential dwelling
with aluminum siding and shingle
roof.

No. C-48-CV-2021-03862

SPECIALIZED LOAN
SERVICING LLC

vs.

SHELLEY R. CRAMER,
MARK CRAMER

Property Address:

838 PORTER STREET, EASTON,
PA 18042

UPI/Tax Parcel Number:

L9NE2B/1/2/0310

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

THEREON BEING ERECTED a
two-story colonial-style single resi-
dential dwelling with stucco exterior
and slate roof.

Property Address:

838 PORTER STREET (REAR),
EASTON, PA 18042

UPI/Tax Parcel Number:

L9NE2B/1/31/0310

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

TITLE TO SAID PREMISES is
vested in Mark Cramer and Shelley
R. Cramer, husband and wife, by
deed from Carol L. Henderson,
unmarried, said deed recorded on
October 4, 2012, in the Northampton
County Recorder of Deeds Office in
Book 2012-1 at page 238457.

THEREON BEING ERECTED a
detached one-car garage.

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

RICHARD H. JOHNSTON
Sheriff
Northampton County,
Pennsylvania

DAVID J. CERAUL, ESQUIRE
Solicitor to the Sheriff

June 16, 23, 30