

**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.

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**FIRST PUBLICATION**

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**Anspach, Carol E.,** dec'd.

Late of Lancaster City.  
Executor: Leonard R. Walton  
c/o Nancy Mayer Hughes,  
Esquire, Barley Snyder LLP,  
126 East King Street, Lan-  
caster, PA 17602.  
Attorneys: Barley Snyder LLP.

**Bachman, Margaret A.,** dec'd.

Late of Mountville Borough.  
Executrix: Diane L. Schaeffer  
c/o John F. Markel, 327 Lo-  
cust Street, Columbia, PA  
17512.  
Attorneys: John F. Markel;  
Nikolaus & Hohenadel, LLP.

**Dougherty, Bulah O. a/k/a Bula  
O. Dougherty,** dec'd.

Late of the City of Lancaster.  
Executors: Randall C. Dough-  
erty and Richard A. Dougherty

c/o Gible Law Offices, P.C.,  
126 East Main Street, Lititz,  
PA 17543.  
Attorney: Stephen R. Gible.

**Elsen, Jan L.,** dec'd.

Late of Mount Joy Township.  
Executrix: Karen M. Buller  
c/o Appel Yost & Zee LLP, 33  
North Duke Street, Lancaster,  
PA 17602.  
Attorney: Jeffrey P. Ouellet.

**Eyster, Charlotte M.,** dec'd.

Late of Denver Borough.  
Executrix: Darlene Blimline  
c/o Clymer Musser & Sarno,  
PC, 408 West Chestnut Street,  
Lancaster, PA 17603.  
Attorney: James N. Clymer.

**Farenwald, Betty B. a/k/a Maud  
Elizabeth Farenwald,** dec'd.

Late of East Hempfield Town-  
ship.  
Executor: Drew B. Farenwald  
c/o Brian R. Ott, Esquire,  
Barley Snyder LLP, 50 North  
Fifth Street, 2nd Floor, Read-  
ing, PA 19601.  
Attorneys: Barley Snyder LLP.

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

Late of Strasburg Township.  
Co-Executors: Stephen Y.  
Fisher, Jacob Y. Fisher and  
Stephen L. Smucker c/o H.  
Charles Benner, Attorney, 200  
East Main Street, Leola, PA  
17540.  
Attorney: H. Charles Benner.

**Heagy, Jeanette G. a/k/a Jean-  
ette Heagy a/k/a Jeanette  
Gruber Heagy,** dec'd.

Late of Mount Joy Borough.  
Executrix: Cindy L. Mark, 4  
Harvestview South, Apt.-L,  
Mount Joy, PA 17552.  
Attorney: None.

**Lowe, Lewis L.**, dec'd.

Late of the Township of West Lampeter.

Executors: James L. Lowe and Timothy G. Lowe c/o James R. Clark, Esquire, 277 Millwood Road, Lancaster, PA 17603.

Attorney: James R. Clark.

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**Lowe, Lewis L.**, dec'd.

Late of the Township of West Lampeter.

Trustees: James L. Lowe and Timothy G. Lowe c/o James R. Clark, Esquire, 277 Millwood Road, Lancaster, PA 17603.

Attorney: James R. Clark.

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**McCarthy, Ellin M. a/k/a Ellin Marie McCarthy**, dec'd.

Late of the Township of Warwick.

Executor: Thomas J. McCarthy c/o Gibble Law Offices, P.C., 126 East Main Street, Lititz, PA 17543.

Attorney: Stephen R. Gibble.

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**McQuilkin, Winifred R.**, dec'd.

Late of West Donegal Township.

Executrix: Linda Lee Bear c/o Deborah E. Crum, Esquire, Smigel, Anderson & Sacks, LLP, 4431 N. Front Street, 3rd Floor, Harrisburg, PA 17110. Attorneys: Deborah E. Crum, Esquire; Smigel, Anderson & Sacks, LLP.

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

Late of Manheim Township. Executors: Michael L. Pellman and Scott P. Pellman c/o Good & Harris, LLP, 132 West Main Street, New Holland, PA 17557.

Attorneys: Good & Harris, LLP.

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**Pouliot, John E.**, dec'd.

Late of Manheim Township. Executrix: Janice Kaye Pouliot c/o Russell, Krafft & Gruber, LLP, 930 Red Rose Court, Suite 300, Lancaster, PA 17601.

Attorney: Holly S. Filius.

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**Robertson, Jean M. a/k/a Jean M. Kirchner**, dec'd.

Late of Lancaster City.

Executor: Carl A. Kirchner c/o Mongiovi Law, LLC, 235 North Lime Street, Lancaster, PA 17602.

Attorney: Michael J. Mongiovi.

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**Smoker, Esta Lois**, dec'd.

Late of East Lampeter Township.

Co-Executrices: Janet L. Lehman and Judy L. Hoover c/o H. Charles Benner, Attorney, 200 East Main Street, Leola, PA 17540.

Attorney: H. Charles Benner.

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**Wimer, Terry L.**, dec'd.

Late of Providence Township. Executor: Kevin L. Wimer c/o Kegel Kelin Litts & Lord LLP, 24 North Lime Street, Lancaster, PA 17602.

Attorneys: Kegel Kelin Litts & Lord LLP.

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**Zink, Joanne Y.**, dec'd.

Late of Columbia Borough. Executrix: Brenda K. Lofquist c/o John F. Markel, 327 Locust Street, Columbia, PA 17512.

Attorneys: John F. Markel; Nikolaus & Hohenadel, LLP.

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**SECOND PUBLICATION**

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**Bubb, June E.**, dec'd.

Late of West Lampeter Township.

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Co-Executors: James D. Bubb, Claudia S. Pavlin, Barbara L. Bubb and June A. Coleman 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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**Corsi, Rita R. a/k/a Rita Corsi,** dec'd.

Late of West Lampeter Township.

Executrix: Cynthia C. Fenimore c/o James K. Noel, IV, Esquire, McNees Wallace & Nurick LLC, 570 Lausch Lane, Suite 200, Lancaster, PA 17601.

Attorneys: McNees Wallace & Nurick LLC.

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**Douglas, Darrell R. a/k/a Darrell Douglas,** dec'd.

Late of West Donegal Township.

Executor: Stephen A. Douglas c/o Nikolaus & Hohenadel, LLP, 222 S. Market Street, Suite 201, Elizabethtown, PA 17022.

Attorney: Kevin D. Dolan, Esquire.

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**Godwin, Dale Emerson,** dec'd.

Late of Manheim Township. Executrix: Deborah E. Fecik c/o Herr & Low, P.C., 234 North Duke Street, Lancaster, PA 17602.

Attorney: Bradley A. Zuke.

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**Gossert, Ralph W.,** dec'd.

Late of Ephrata Borough. Executors: Vance W. Gossert, Vickie A. Brubaker and Gail

L. Shirk c/o Clymer Musser & Sarno, PC, 408 West Chestnut Street, Lancaster, PA 17603. Attorney: James N. Clymer.

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**Greene, Helen W.,** dec'd.

Late of Columbia Borough. Executrix: Glenda M. Gatchell c/o Karl Kreiser, Esquire, 553 Locust Street, Columbia, PA 17512.

Attorneys: Mountz & Kreiser.

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**Guzman, Peggy R.,** dec'd.

Late of East Earl Township. Administratrix: Theresa A. Eckman c/o Kling and Deibler, LLP, 131 W. Main Street, New Holland, PA 17557. Attorneys: Patrick A. Deibler, Esquire; Kling & Deibler, LLP.

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**Hesse, Betty V.,** dec'd.

Late of Columbia Borough. Executrix: Joann Goldsborough c/o Karl Kreiser, Esquire, 553 Locust Street, Columbia, PA 17512. Attorneys: Mountz & Kreiser.

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**Hofstetter, Jonathan R.,** dec'd.

Late of West Lampeter Township. Administrator c.t.a.: Randall M. Justice c/o Blakinger Thomas, PC, 28 Penn Square, Lancaster, PA 17603. Attorneys: Blakinger Thomas, PC.

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**Horst, Arlene B.,** dec'd.

Late of Clay Township. Executors: Nevin E. Horst and Larry E. Horst c/o Anthony P. Schimaneck, Esquire, 700 North Duke Street, P.O. Box 4686, Lancaster, PA 17604-4686.

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

**Lefever, Donna L.,** dec'd.

Late of Rapho Township.  
Executrix: Annie L. Wolgemuth c/o Young and Young, 44 S. Main Street, P.O. Box 126, Manheim, PA 17545.  
Attorneys: Young and Young.

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**Lindberg, Lydia,** dec'd.

Late of the Township of Ephrata.  
Executrix: Grace E. Stauffer c/o D. Scott Eaby, Russell, Krafft & Gruber, LLP, 108 West Main Street, Ephrata, PA 17522.  
Attorney: D. Scott Eaby.

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**Musselman, Walter C.,** dec'd.

Late of Lancaster City.  
Executrix: Denise Forney c/o Karl Kreiser, Esquire, 553 Locust Street, Columbia, PA 17512.  
Attorneys: Mountz & Kreiser.

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**Rhen, Jane M.,** dec'd.

Late of Elizabethtown.  
Executor: The Bryn Mawr Trust Company, 1 E. Chocolate Ave., Suite 200, Hershey, PA 17033.  
Attorneys: Kendra A. Mohr, Esquire; Pannebaker & Mohr, P.C.

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**Riegel, Walter E.,** dec'd.

Late of West Lampeter Township.  
Executor: Gary D. Riegel c/o Herr & Low, P.C., 234 North Duke Street, Lancaster, PA 17602.  
Attorney: Matthew A. Grosh.

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**Shaub, Thelma T.,** dec'd.

Late of Penn Township.  
Executor: Thomas L. Shaub c/o Young and Young, 44 S. Main Street, P.O. Box 126, Manheim, PA 17545.  
Attorneys: Young and Young.

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**Stevenson, Thomas E., III,** dec'd.

Late of East Lampeter Township.  
Executrix: April C. Kessler c/o Elizabeth A. Bartlow, Esquire, 8 N. Queen Street, Suite 700-H, Lancaster, PA 17603.  
Attorney: Elizabeth A. Bartlow, Esquire.

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**Tucker, Doris M.,** dec'd.

Late of Rapho Township.  
Executrix: Vickie L. Garber c/o Karl Kreiser, Esquire, 553 Locust Street, Columbia, PA 17512.  
Attorneys: Mountz & Kreiser.

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**Winters, Paul C. a/k/a Paul Cary Winters,** dec'd.

Late of Earl Township.  
Executrix: Deborah W. Hook c/o Good & Harris, LLP, 132 West Main Street, New Holland, PA 17557.  
Attorneys: Good & Harris, LLP.

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**THIRD PUBLICATION**

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**Andrew, Douglas E.,** dec'd.

Late of West Earl Township.  
Administratrix: Dorothy L. Goshert c/o Gardner and Stevens, P.C., 109 West Main Street, Ephrata, PA 17522.  
Attorney: John C. Stevens.

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**Basiura, Katherine V.,** dec'd.

Late of Earl Township.  
Executrix: Helen Wilhelmy c/o Craig A. Hatch, Esquire, CELA, Halbruner, Hatch & Guise, LLP, 2109 Market Street, Camp Hill, PA 17011.  
Attorneys: Craig A. Hatch, Esquire, CELA; Halbruner, Hatch & Guise, LLP.

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**Boyd, Marvin R.,** dec'd.

Late of Lancaster.

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Executor: Jason Boyd c/o McLaughlin Ganim, Ltd., P.O. Box 494, Paoli, PA 19301-0494.  
Attorney: G. Elias Ganim.

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**Bucy, Rosemary**, dec'd.

Late of Manor Township.  
Personal Representative: Ronda Bucy c/o John W. Metzger, Esquire, 901 Rohrerstown Road, Lancaster, PA 17601.  
Attorneys: Metzger and Spencer, LLP.

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**Burkhardt, Gerald W.**, dec'd.

Late of Manheim Township.  
Executor: Michael E. Burkhardt c/o Nikolaus & Hohenadel, LLP, 212 North Queen Street, Lancaster, PA 17603.  
Attorney: Barbara Reist Dillon.

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**Ditzler, Laura Mildred**, dec'd.

Late of Ephrata Twp.  
Administrator: Paul H. Masciantonio, 1806 Callowhill St., Philadelphia, PA 19130.  
Attorney: Paul H. Masciantonio.

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**Duncan, Helen S. a/k/a Helen Smith Duncan**, dec'd.

Late of Lancaster City.  
Administrator: Andrew J. Duncan c/o Jeffrey C. Goss, Esquire, 480 New Holland Avenue, Suite 6205, Lancaster, PA 17602.  
Attorneys: Brubaker Connaughton Goss & Lucarelli LLC.

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**Fidler, Kenneth H. a/k/a Kenneth Harner Fidler**, dec'd.

Late of the Borough of Lititz.  
Executors: Marybeth Fidler and Kenneth S. Fidler c/o

Blakinger Thomas, PC, 28 Penn Square, Lancaster, PA 17603.  
Attorneys: Blakinger Thomas, PC.

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**Funk, Donna E. a/k/a Donna Elizabeth Funk**, dec'd.

Late of the Township of Mount Joy.  
Executors: Richard Craig Funk and Todd Richard Funk c/o Nikolaus & Hohenadel, LLP, 222 S. Market Street, Suite 201, Elizabethtown, PA 17022.  
Attorney: Kevin D. Dolan, Esquire.

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**Hilt, Robert E., Sr.**, dec'd.

Late of the City of Lancaster.  
Executor: Robert E. Hilt, Jr. c/o D. Scott Eaby, Russell, Kraft & Gruber, LLP, 108 West Main Street, Ephrata, PA 17522.  
Attorney: D. Scott Eaby.

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**Houck, Jean L.**, dec'd.

Late of Salisbury Township.  
Executors: Melvin L. Houck and Marcie L. Kaufman c/o Kling and Deibler, LLP, 131 W. Main Street, New Holland, PA 17557.  
Attorneys: Linda Kling, Esquire; Kling & Deibler, LLP.

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**Hulse, Irene J.**, dec'd.

Late of the Township of Mount Joy.  
Executrix: Holli Manion c/o Stacey W. Betts, Esquire, 75 East Main Street, Mount Joy, PA 17552.  
Attorney: Stacey W. Betts, Esquire.

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**Lauck, Charles Leroy a/k/a Charles L. Lauck**, dec'd.

Late of West Donegal Township.

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Executrix: Mary C. Klopp c/o Nikolaus & Hohenadel, LLP, 222 S. Market Street, Suite 201, Elizabethtown, PA 17022. Attorney: Kevin D. Dolan, Esquire.

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**Lefever, Margaret C.**, dec'd.  
Late of East Hempfield Township.  
Executrix: Elnora J. Stoner c/o Nikolaus & Hohenadel, LLP, 222 S. Market Street, Suite 201, Elizabethtown, PA 17022.  
Attorney: Kevin D. Dolan, Esquire.

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**Long, Herbert Sidney**, dec'd.  
Late of Lititz Borough.  
Executor: Christian M. Long c/o Vance E. Antonacci, Esquire, McNees Wallace & Nurick LLC, 570 Lausch Lane, Lancaster, PA 17601.  
Attorneys: McNees Wallace & Nurick LLC.

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**Martin, Sonja D.**, dec'd.  
Late of East Donegal Township.  
Executrix: Juanita S. Horst c/o Ann L. Martin, Attorney, P.O. Box 5349, Lancaster, PA 17606.  
Attorneys: Gibbel Kraybill & Hess LLP.

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**McMullen, Jeannette O.**, dec'd.  
Late of West Donegal Twp.  
Co-Executors: Gerald R. McMullen and Gloria Kreiser c/o VanOrmer & Stephenson, P.C., 344 South Market Street, Suite 101, Elizabethtown, PA 17022.  
Attorney: Daniel A. Stephenson, Esquire.

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**Mertz, Mary L.**, dec'd.  
Late of Millersville Borough.

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Executrix: Janice A. Adams c/o O'Day Law Associates, 158 East Chestnut Street, Lancaster, PA 17602.  
Attorneys: O'Day Law Associates.

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**Musser, Ellen R.**, dec'd.  
Late of Manheim Township.  
Executrix: Patricia S. Neff c/o Vance E. Antonacci, Esquire, McNees Wallace & Nurick LLC, 570 Lausch Lane, Lancaster, PA 17601.  
Attorneys: McNees Wallace & Nurick LLC.

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**Pleier, William a/k/a William Edward Pleier a/k/a William E. Pleier**, dec'd.  
Late of the Township of Earl.  
Executor: Shawn J. Glick, 11 Byron Way, Pottstown, PA 19464.  
Attorney: Lee F. Mauger, Esquire.

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**Price, Richard V.**, dec'd.  
Late of Warwick Township.  
Executor: Richard V. Price, Jr. c/o Appel Yost & Zee LLP, 33 North Duke Street, Lancaster, PA 17602.  
Attorney: Jeffrey P. Ouellet.

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**Sebergandio, Carol A. a/k/a Carolann Sebergandio**, dec'd.  
Late of Lancaster.  
Executor: Peter A. Sebergandio c/o Nikolaus & Hohenadel, LLP, 212 North Queen Street, Lancaster, PA 17603.  
Attorney: Barbara Reist Dillon, Esquire.

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**Smoker, Jay C.**, dec'd.  
Late of Paradise.  
Executor: Jeremy Smoker c/o Law Office of Mitchell A. Som-

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mers, Esq., PC, 15 S. State Street, Ste. 201, P.O. Box 836, Brownstown, PA 17508.  
Attorneys: Law Office of Mitchell A. Sommers, Esq., PC.

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**Stansel, Carl E.,** dec'd.

Late of the Township of Providence.  
Executor: Jesse A. McMichael c/o Nikolaus & Hohenadel, LLP, 222 S. Market Street, Suite 201, Elizabethtown, PA 17022.  
Attorney: Jeffrey S. Shank, Esquire.

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**Stoltzfus, Lillian F.,** dec'd.

Late of Upper Leacock Township.  
Executrix: Anna R. Kauffman c/o Clymer Musser & Sarno, PC, 408 West Chestnut Street, Lancaster, PA 17603.  
Attorney: James N. Clymer.

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**Vanderslice, Sarah N. a/k/a Sarah Newton Vanderslice,** dec'd.

Late of Manheim Township.  
Executrix: Caroline H. Rhinier c/o Appel Yost & Zee LLP, 33 North Duke Street, Lancaster, PA 17602.  
Attorney: James W. Appel.

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**Weiss, Josephine Berry,** dec'd.

Late of Manheim Township.  
Co-Executors: Susan W. Miller, David W. Weiss and Steven P. Weiss 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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**Weisz, Judith,** dec'd.

Late of Lancaster County.  
Executors: Anna Szamosi and Michael Glenn McArthur, 2 Ojibway Avenue, Toronto, Ontario, Canada M5J2E1.

Attorneys: Elyse E. Rogers, Esquire; Sullivan Rogers & Feichtel.

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**Wenger, Karen a/k/a Karen M. Wenger,** dec'd.

Late of Elizabethtown Borough.  
Executrix: Jessica Hoover c/o Alspach and Ryder LLC, 232 N. Duke Street, Lancaster, PA 17602.  
Attorneys: Alspach and Ryder LLC.

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**ANNUAL MEETING NOTICE**

The Annual Meeting of the Members of the Donegal Mutual Insurance Company will be held by means of remote communication on THURSDAY, FEBRUARY 18, 2021 commencing at 9:30 A.M. for the purpose of electing directors and the transaction of such other business as shall properly come before the said meeting or any adjournment thereof. Members may register to attend by sending an e-mail to:

DMICAnnualMeeting@DonegalGroup.com, on or before February 17, 2021. Kevin G. Burke, President

Attest: Sheri O. Smith, Secretary  
J-1, 8, 15

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**CHANGE OF NAME NOTICES**

In the Court of Common Pleas of Lancaster County, Pennsylvania  
Civil Action—Law

NO. 20-02975

NOTICE IS HEREBY GIVEN that the Petition for Change of Name has been filed in the above-named Court, praying for a Decree to change the name of Keishla Fransuas Gonzalez to Keishla Gonzalez Duenas.

The Court has fixed January 12, 2021 at 2:00 p.m. in Courtroom 4, Lancaster County Courthouse, 50 N. Duke Street, Lancaster, Pennsylvania, as the time and place for the hearing of said Petition, when and

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where all persons interested may appear and show cause, if any they have, why the prayer of said Petition should not be granted.

LEAH ROTENBERG, ESQUIRE  
MAYS, CONNARD &  
ROTENBERG LLP  
1235 Penn Ave.  
Ste. 202  
Wyomissing, PA 19610  
(610) 400-0481

J-1

In the Court of Common Pleas of  
Lancaster County, Pennsylvania  
Civil Action—Law

CI-20-04177

IN RE: CHANGE OF NAME OF  
JUSTIN DAVID HERR-FREY a/k/a  
JUSTIN DAVID FREY,  
Petitioner and  
KATIE ANNE BOYER a/k/a  
KATIE ANNE HERR,  
Party Petitioner

NOTICE IS HEREBY GIVEN that a Petition has been filed in the Court of Common Pleas of Lancaster County, Pennsylvania, seeking to change the name of Justin David Herr-Frey a/k/a Justin David Frey to Justin David Herr and to change the name of Katie Anne Boyer to Katie Anne Herr. A hearing on the Petition will be held on February 9, 2021 at 2:00 o'clock p.m. in Courtroom No. 4 at the Lancaster County Courthouse, 50 North Duke Street, Lancaster, Pennsylvania, at which time any persons interested may attend and show cause, if any, why the Petition should not be granted.

LAURA E. MCGARRY, ESQUIRE  
Attorney I.D. 315996  
RUSSELL, KRAFFT & GRUBER, LLP  
Attorneys for Petitioners  
930 Red Rose Court  
Suite 300  
Lancaster, PA 17601  
Telephone: (717) 293-9293  
Facsimile: (717) 293-5130

J-1, 8

NOTICE IS HEREBY GIVEN that a Petition has been filed in the Court of Common Pleas of Lancaster County, Pennsylvania, seeking to change the name of Mary Ashton Lawrence to Ashton Lawrence Miranda. A hearing on the Petition will be held on January 28, 2021 at 3:00 o'clock p.m. in Courtroom No. 4 at the Lancaster County Courthouse, 50 North Duke Street, Lancaster, Pennsylvania, at which time any persons interested may attend and show cause, if any, why the Petition should not be granted.

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NOTICE IS HEREBY GIVEN that a Petition has been filed in the Court of Common Pleas of Lancaster County, Pennsylvania, seeking to change the name of Weston Ryan Shearer to Weston Ryan Rehner. A hearing on the Petition will be held on January 12, 2021 at 3:30 p.m. in Courtroom No. 4 at the Lancaster County Courthouse, 50 North Duke Street, Lancaster, Pennsylvania, at which time any persons interested may attend and show cause, if any, why the Petition should not be granted.

ANGELA F. RIECK, ESQUIRE

J-1

**NOTICES OF ACTION IN  
MORTGAGE FORECLOSURE**

In the Court of Common Pleas  
Lancaster County, Pennsylvania

CIVIL ACTION  
MORTGAGE FORECLOSURE

DOCKET NO. CI-20-06520

REO Trust 2017-RPL1  
PLAINTIFF

v.

John A. Stewart, Judith A. Celesky,  
Kelly A. Celesky, Known Heir of  
Jack J. Stewart, Deceased,  
Unknown Heirs, Personal  
Representatives and Devises of  
Jack J. Stewart, Deceased and  
Jeffrey J. Stewart

DEFENDANT(S)

LANCASTER LAW REVIEW

COMPLAINT—CIVIL ACTION

NOTICE TO DEFEND

NOTICE

YOU HAVE BEEN SUED IN COURT. If you wish to defend against the claims set forth in the following pages, you must take action within twenty (20) days after this Complaint and Notice are served, by entering a written appearance personally or by attorney and filing in writing with the Court your defenses or objections to the claims set forth against you. 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 any money claimed in the Complaint or for any other claim or relief requested by the Plaintiff. 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, 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  
Lancaster Bar Association  
28 E. Orange Street  
Lancaster, PA 17602  
Telephone: (717) 393-0737

AVISO

LE HAN DEMANDADO A USTED EN LA CORTE. Si usted quiere defenderse de estas demandas expuestas en las paginas siguientes, usted tiene veinte (20) dias de plazo al

partir de la fecha de la demanda y la notificacion. Hace falta asentar una comparencia escrita o en persona o con un abogado y entregar a la corte en forma escrita sus defensas o sus objeciones a las demandas en contra de su persona. Sea avisado que si usted no se defiende, la corte tomara medidas y puede continuar la demanda en contra suya sin previo aviso o notificacion. Ademas, la corte puede decidir a favor del demandante y requiere que usted cumpla con todas las provisiones de esta demanda. Usted puede perder dinero o sus edades u otros derechos importantes para usted.

USTED DEBE LLEVAR ESTE DOCUMENTO A SU ABOGADO INMEDIATAMENTE. SI USTED NO TIENE UN ABOGADO, LLAME O VAYA A LA SIGUIENTE OFICINA. ESTA OFICINA PUEDE PROVEERLE INFORMACION ACERCA DE COMO CONSEGUIR UN ABOGADO.

SI USTED NO PUEDE PAGAR POR LOS SERVICIOS DE UN ABOGADO, ES POSIBLE QUE ESTA OFICINA LE PUEDA PROVEER INFORMACION SOBRE AGENCIAS QUE OFREZCAN SERVICIOS LEGALES SIN CARGO O BAJO COSTO A PERSONAS QUE CALIFICAN.

Lawyer Referral Service  
Lancaster Bar Association  
28 E. Orange Street  
Lancaster, PA 17602  
Telephone: (717) 393-0737

RICHARD M. SQUIRE, ESQUIRE  
M. TROY FREEDMAN, ESQUIRE  
CHANDRA M. ARKEMA, ESQUIRE  
ID Nos. 04267/85165/203437  
RICHARD M. SQUIRE &  
ASSOCIATES, LLC  
Attorneys for Plaintiff  
115 West Avenue  
Suite 104  
Jenkintown, PA 19046  
Telephone: (215) 886-8790  
Fax: (215) 886-8791

J-1

LANCASTER LAW REVIEW

In the Court of Common Pleas  
Lancaster County  
Civil Action—Law

Term No. CI-20-06947

ACTION OF  
MORTGAGE FORECLOSURE

U.S. BANK NATIONAL  
ASSOCIATION, AS INDENTURE  
TRUSTEE, FOR THE HOLDERS OF  
THE CIM TRUST 2017-3,  
MORTGAGE-BACKED NOTES,  
SERIES 2017-3

Plaintiff

vs.

The Unknown Heirs of  
JENNIE M. SHIELDS, Deceased  
Mortgagor and Real Owner  
Defendants

TO: The Unknown Heirs of JENNIE  
M. SHIELDS, Deceased, MORT-  
GAGOR AND REAL OWNER,  
DEFENDANTS, whose last known  
address is 165 Blue Lane a/k/a  
R.D. #3, Box 348, Columbia, PA  
17512

THIS FIRM IS A DEBT COLLEC-  
TOR AND WE ARE ATTEMPTING TO  
COLLECT A DEBT OWED TO OUR  
CLIENT. ANY INFORMATION OBTAIN-  
ED FROM YOU WILL BE USED  
FOR THE PURPOSE OF COLLECT-  
ING THE DEBT.

You are hereby notified that Plain-  
tiff U.S. BANK NATIONAL ASSOCIA-  
TION, AS INDENTURE TRUSTEE,  
FOR THE HOLDERS OF THE CIM  
TRUST 2017-3, MORTGAGE-  
BACKED NOTES, SERIES 2017-3,  
has filed a Mortgage Foreclosure  
Complaint endorsed with a notice to  
defend against you in the Court of  
Common Pleas of Lancaster County,  
Pennsylvania, docketed to No. CI-20-  
06947 wherein Plaintiff seeks to  
foreclose on the mortgage secured on  
your property located, 165 Blue Lane  
a/k/a R.D. #3, Box 348, Columbia,  
PA 17512 whereupon your property

will be sold by the Sheriff of Lan-  
caster County.

NOTICE

You have been sued in court. If  
you wish to defend against the claims  
set forth in the following pages, you  
must take action within twenty (20)  
days after the Complaint and notice  
are served, by entering a written ap-  
pearance personally or by attorney  
and filing in writing with the court  
your defenses or objections to the  
claims set forth against you. 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 any money claim in the Complaint  
or for any other claim or relief re-  
quested by the Plaintiff. 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 CAN-  
NOT AFFORD ONE, GO TO OR TELE-  
PHONE THE OFFICE SET FORTH  
BELOW. THIS OFFICE CAN PRO-  
VIDE 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 RE-  
DUCED FEE OR NO FEE.

LANCASTER BAR ASSOCIATION  
28 E. Orange Street  
Lancaster, PA 17602  
(717) 393-0737

MICHAEL T. MCKEEVER  
KML LAW GROUP, P.C.  
Attorneys for Plaintiff  
BNY Independence Center  
701 Market Street  
Suite 5000  
Philadelphia, PA 19106-1532  
(215) 627-1322

J-1

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**ARTICLES OF INCORPORATION  
NOTICES**

NOTICE IS HEREBY GIVEN that Articles of Incorporation were filed with the Department of State of the Commonwealth of Pennsylvania for a business corporation organized under the Pennsylvania Business Corporation Law of 1988. The name of the corporation is:

BERLANCO INSURANCE  
SERVICES, INC.

Gardner & Stevens, P.C.  
Attorneys

J-1

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NOTICE IS HEREBY GIVEN that Articles of Incorporation were filed with the Department of State of the Commonwealth of Pennsylvania for a professional corporation known as:

CARDIOLOGY CARE FOR  
CHILDREN, S CORP

under the provisions of the Business Corporation Law of 1988.

J-1

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NOTICE IS HEREBY GIVEN that Articles of Incorporation are in the process of being filed with the Department of State of the Commonwealth of Pennsylvania at Harrisburg, for the purpose of obtaining a Certificate of Incorporation for a non-profit corporation organized under the Business Corporation Law of 1988, Act of December 21, 1988, P.L. 1444, No. 177, as amended.

The name of the corporation is:  
TRI-TOWN CONDOMINIUM, INC.

This notice is given pursuant to Section 1307 of the Business Corporation Law of 1988.

MARK D. HIPPE  
METTE, EVANS & WOODSIDE  
3401 North Front Street  
P.O. Box 5950  
Harrisburg, PA 17110-0950

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VIOCITY GROUP, INC.  
has been incorporated under the provisions of the Business Corporation Law of 1988.

BLAKINGER THOMAS, PC  
Attorneys

J-1

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**FICTITIOUS NAME NOTICES**

NOTICE IS HEREBY GIVEN that an Application for Registration of Fictitious Name was filed in the Department of State of the Commonwealth of Pennsylvania on October 28, 2020 for:

THE OTHER SIDE OF GRIEF  
at: 2560 Ironville Pike, Columbia, PA 17512. The name and address of the individual interested in the business are Lisa Anne DeGeorge at 2560 Ironville Pike, Columbia, PA 17512. This was filed in accordance with 54 Pa. C.S. 311.

J-1

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NOTICE IS HEREBY GIVEN that an Application for Registration of Fictitious Name was filed in the Department of State of the Commonwealth of Pennsylvania on October 19, 2020 for:

VELLA FLIA AVIATION & HOBBIES  
at: 2648 Old Philadelphia Pike, Bird in Hand, PA 17505. The name and address of the individual interested in the business are James Oliver Weaver at 2648 Old Philadelphia Pike, Bird in Hand, PA 17505. This was filed in accordance with 54 Pa. C.S. 311.

J-1

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**SUITS ENTERED**

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

December 16, 2020  
to December 21, 2020

BECK, SPENCER T.; Bank of  
America, N.A.; 08507; Polas

LANCASTER LAW REVIEW

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BLEECHER, DOUGLAS; UHG I, LLC; 08540; Tsarouhis

BLOSENSKI, CHARLES, BLOSENSKI, JANET; Samantha Bernard; 08524; Hashem

BRUBAKER, GEOFFREY L.; Portfolio Recovery Associates, LLC; 08560; Carrucoli

CAHILL, TIMOTHY ADAM; Bank of America, N.A.; 08509; Polas

CHALISE, PRASTUT; OneMain Financial Group, LLC; 08520; Ratchford

HEISEY, DALE, DIG-ALL EXCAVATING & HAULING, LLC; Goodville Mutual Casualty Company; 08535; Sandler

HIMELRIGHT, TACIE; Lou Ann Martin; 08546; Reeves

JMB PROPERTIES, LP, CLARION INN AND SUITES/LANCASTER HSM; HD Supply Facilities Maintenance; 08539; Keifer

LANCASTER GENERAL HEALTH, UNIVERSITY OF PENNSYLVANIA HEALTH SYSTEM, WOMEN & BABIES HOSPITAL OF LANCASTER GENERAL, WOMEN & BABIES HOSPITAL, LANCASTER GENERAL HOSPITAL, TRUSTEES OF THE UNIVERSITY OF PENNSYLVANIA, PENN MEDICINE LANCASTER GENERAL HEALTH, LANCASTER GENERAL HEALTH PHYSICIANS, LANCASTER GENERAL MEDICAL GROUP, FRYE, GLADYS M., KAUFFMAN, SHARON, VANATTA, SHANAN, PENN MEDICINE, LANCASTER GENERAL HEALTH PHYSICIANS FAMILY MEDICINE; Briana Keyes; 08532; Feller

MARTIN, LAMAR; John Del Piano; 08552; Lutz

MARTIN, RAYMOND; John Del Piano; 08553; Lutz

MARTIN, SCOTT; Bank of America, N.A.; 08508; Polas

MICHENER, ALEX M., MICHENER, SANDRA J.; Natalie I. Felker; 08558; Bilker

MOORE, JAMES; Bank of America, N.A.; 08506; Polas

NEY, TIMOTHY; Gokdnab Sachs Bank, USA; 08543; Lipinski

O'SHEA, MIA; Portfolio Recovery Associates, LLC; 08564; Carrucoli

PENN NATIONAL INSURANCE COMPANY, FUNK, KRISTA, SHENK, KAYLA, FUNK, KRISTA, ESTATE OF; Southern States Insurance Exchange; 08567; Smith

REEDY, TIMOTHY S.; Portfolio Recovery Associates, LLC; 08531; Zion

SEKWANNA, VICTOR; Smile Builders; 08536

SHADY LANE CONSTRUCTION, CARR, ALLEN F., SR., RITENOUR BROWN, DONNA, SHADY LANE CONSTRUCTION, LLC; Connie Lee Carr; 08562; Grutzmacher

SMITH, MICHAEL, MICHAEL SMITH EXCAVATING; James Betts; 08512; Kriner

ST. PAUL'S EVANGELICAL LUTHERAN CHURCH OF LITITZ, PA; E.B.; 08533; Lewinter

SWEETWOOD, TYLER; Overseas Military Corporation; 08550; Hynum

TUCKER, SAMUEL; Daneen Stevens; 08557; Saffren

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**NOTICE**



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

**Wednesday, JANUARY 27, 2021  
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 in the Lancaster County Courthouse, Courtroom A, 50 North Duke Street, in the City of Lancaster, PA.

**AUDIO AND VIDEO DEVICES  
ARE PROHIBITED IN  
COURT FACILITIES**

Beginning January 1, 2017, the taking or recording of pictures, photographs, videos, or audio recordings; and the use or possession of audio or video broadcast or recording equipment, or any other device capable of capturing or transmitting sound or images (including, without limitation, cameras and cell phones); in a courtroom, hearing room, or their respective environs during the progress of or in connection with any action, whether or not court is actually in session, is prohibited in compliance with L.C. R.Crim.P. No. 112.

**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. The defendants might not own the properties at all, other persons may own the properties, or there might 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. The Sheriff's Office will not make these determinations for you. Once you make a bid, which is accepted as the highest bid, you have bought whatever interests the defendants have, if any, 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. 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 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 announce an “upset” price, which is the least amount the plaintiff will accept for a property. Any bidding above the plaintiff’s opening costs bid for such property will begin at that stated upset price. Subsequent bids shall be in no less than \$1000 increments. 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 buyer must state the buyer’s name (unless buying the property on behalf of the plaintiff for costs only) and come forward to settle with the clerks. The buyer must present a legal picture identification acceptable to the Sheriff’s Office, such as a driver’s license, and immediately pay 20% of their bid as a down payment to the Sheriff’s Office. 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 20 days or more after filing a proposed Schedule of Distribution with the Prothonotary’s Office, conveying all the real estate rights, title, and interests of the defendants in the property. Distribution of the sale proceeds will be made per the proposed Schedule of Distribution 11 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  
MICHAEL D. HESS, ESQUIRE  
Solicitor

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No. CI-20-01689

**MERLE Z. EBERLY**

**vs.**

**ROBERT DAVID ANDERSON**

*Property Address:* 5415 Old Philadelphia Pike, Kinzers, PA 17535

*UPI/Tax Parcel Number:* 560-88923-0-0000

*Judgment:* \$85,506.49

*Reputed Owner:* Robert David Anderson

*Instr. No.:* 6266068

*Municipality:* Salisbury Township  
*Area:* N/A  
*Improvements:* Residential Dwelling

No. CI-19-11834

**BANKUNITED N.A.**

**vs.**

**TINA M. BREINER**

*Property Address:* 203 E. Clay St.,  
Lancaster, PA 17602  
*UPI/Tax Parcel Number:* 336-43904-  
0-0000

*Judgment:* \$89,520.06  
*Reputed Owner:* Tina M. Breiner  
*Deed Bk.:* 6762, Page 670, Document  
ID# 000050897

*Municipality:* City of Lancaster  
*Area:* ALL THAT CERTAIN lot or piece  
of ground, situate on the north  
side of East Clay Street, between  
North Lime and North Shippen  
Streets, in the City of Lancaster,  
County of Lancaster and Com-  
monwealth of Pennsylvania, hav-  
ing thereon erected a two story  
and mansard roof brick dwelling  
house with two story brick back  
building, known as 203 East Clay  
Street, and other improvements,  
bounded and described as follows:  
*Improvements:* Residential Dwelling

No. CI-20-02481

**STONE BAY HOLDINGS II, LLC**

**vs.**

**COURTRIGHT, LLC**

*Property Address:* 1001 Millersville  
Rd., Lancaster, PA 17603  
*UPI/Tax Parcel Number:* 410-63409-  
0-0000

*Judgment:* \$1,254,109.00  
*Reputed Owner:* Courtright, LLC  
*Instr. No.:* 6469020  
*Municipality:* Manor Township  
*Area:* 2.012 Acres  
*Improvements:* Commercial Real Es-  
tate

No. CI-18-05103

**BRANCH BANKING AND  
TRUST COMPANY, AS  
SUCCESSOR IN INTEREST  
TO SUSQUEHANNA BANK**

**vs.**

**BRYAN D. CRITTENDEN,  
DOROTA M. CRITTENDEN**

*Property Address:* 750 Bent Creek  
Drive, Lititz, PA 17543  
*UPI/Tax Parcel Numbers:* 390-95057-  
0-0000/390-95245-0-0000

*Judgment:* \$1,611,594.13  
*Reputed Owners:* Bryan D. Critten-  
den and Dorota M. Crittenden  
*Instr. Nos.:* 6386217 (for 0 Bent Creek  
Drive) and 6386218 (for 750 Bent  
Creek Drive)

*Municipality:* Manheim Township  
*Area:* 0 Bent Creek Drive, Lititz, PA  
17543

ALL THAT CERTAIN lot being situate  
on the east side of Bent Creek  
Drive, in the Township of Man-  
heim, County of Lancaster and  
Commonwealth of Pennsylvania,  
said lot being known as Lot No.  
150, Block "K" as shown on Sheet  
2 of 2 of a Preliminary/Final Sub-  
division Plan prepared for David  
M. and Margaret Marks by  
Strausser Surveying and Engi-  
neering, Inc., dated August 25,  
2004 and last revised October 20,  
2004, said plan being known as  
Drawing No. 03086029, said plan  
being recorded in the Recorder of  
Deeds Office in Subdivision Plan  
Book No. J-221 on Page No. 125,  
in File No. 5381981, said lot being  
more fully bounded and described  
as follows: 750 Bent Creek Drive,  
Lititz, PA 17543

ALL THAT CERTAIN lot having  
thereon erected a dwelling, a ga-  
rage and other improvements and  
being situate on the east side of  
Bent Creek Drive in the township  
of Manheim, County of Lancaster  
and Commonwealth of Pennsylva-

nia, said lot being known as Lot No. 149, Block "K" as shown on Sheet 2 of 2 of a Preliminary/Final Subdivision Plan prepared for David M. and Margaret Marks by Strausser Surveying and Engineering, Inc., dated August 25, 2004 and last revised October 20, 2004, said plan being known as Drawing No. 03086029, said plan being recorded in the Recorder of Deeds Office in Subdivision Plan Book No. J-221 on Page No. 125, in File No. 5381981, said lot being more fully bounded and described as follows:

*Improvements:* Lot (0 Bent Creek Drive), Residential Dwelling (750 Bent Creek Drive)

\_\_\_\_\_  
No. CI-19-11564

**QUICKEN LOANS, LLC f/k/a  
QUICKEN LOANS INC.**

**vs.**

**RYAN WARREN FRIDAY,  
REBECCA M. FRIDAY**

*Property Address:* 242 E. Main Street,  
Leola, PA 17540

*UPI/Tax Parcel Number:* 360-21450-  
0-0000

*Judgment:* \$128,446.67

*Reputed Owners:* Rebecca M. Friday  
and Ryan Warren Friday

*Instrument No.:* 5373998

*Municipality:* Upper Leacock Twp.

*Area:* 1796.00 Sq. Ft.

*Improvements:* Residential Dwelling

\_\_\_\_\_  
No. CI-20-03397

**WILMINGTON SAVINGS FUND  
SOCIETY, FSB d/b/a  
CHRISTIANA TRUST, NOT  
INDIVIDUALLY BUT AS TRUSTEE  
FOR PRETIUM MORTGAGE  
ACQUISITION TRUST**

**vs.**

**TIMOTHY D. MARKLEY a/k/a  
TIMOTHY MARKLEY, JODI L.  
MARKLEY a/k/a JODI MARKLEY**

*Property Address:* 143 Carriage  
House Dr., Willow Street, PA  
17584

*UPI/Tax Parcel Number:* 510-52652-  
0-0000

*Judgment:* \$93,896.24

*Reputed Owners:* Timothy D. Markley  
a/k/a Timothy Markley; Jodi L.  
Markley a/k/a Jodi Markley

*Instrument Number:* 5020202

*Municipality:* Township of Pequea

*Area:* 1,134 Sq. Ft.

*Improvements:* Residential

\_\_\_\_\_  
No. CI-19-06338

**JPMORGAN CHASE BANK,  
NATIONAL ASSOCIATION**

**vs.**

**AMBER PYTASH,  
DAVID J. PYTASH, JR. a/k/a  
DAVID J. PYTASH**

*Property Address:* 38 Detweiler Ave.,  
Mount Joy, PA 17552

*UPI/Tax Parcel Number:* 450-99762-  
0-0000

*Judgment:* \$164,640.91

*Reputed Owners:* Amber Pytash and  
David J. Pytash, Jr. a/k/a David  
J. Pytash

*Instr. No.:* #5821113

*Municipality:* Borough of Mount Joy  
*Area:* ALL THAT CERTAIN lot of land  
known as 38 Detweiler Avenue,  
with a dwelling and other im-  
provements thereon erected, situ-  
ated on, the North side of Detwei-  
ler Avenue between Market and  
Barbara Streets in the Borough of  
Mount Joy, Lancaster County,  
Pennsylvania, and designated as  
Lot 1 on a survey made by J.  
Haines Shertzer dated February  
14, 1947, and amended in 1948,  
said lot being more particularly  
bounded and described as follows:

*Improvements:* Residential Dwelling

No. CI-20-00213

**NATIONSTAR MORTGAGE LLC  
d/b/a MR. COOPER**

**vs.**

**UNKNOWN HEIRS, SUCCESSORS,  
ASSIGNS AND ALL PERSONS,  
FIRMS OR ASSOCIATES  
CLAIMING RIGHT, TITLE OR  
INTEREST FROM OR  
UNDER BRUCE P. BARLEY,  
DECEASED, MARY HENRY,  
KNOWN HEIR OF BRUCE P.  
BARLEY, DECEASED, DOUGLAS  
HENRY, KNOWN HEIR OF BRUCE  
P. BARLEY, DECEASED**

*Property Address:* 530 Manor St.,  
Columbia, PA 17512

*UPI/Tax Parcel Number:* 110-42002-  
0-0000

*Judgment:* \$124,222.56

*Reputed Owners:* Mary Henry, Known  
Heir of Bruce P. Barley, deceased;  
Douglas Henry, Known Heir of  
Bruce P. Barley, deceased; and  
Unknown Heirs, Successors, As-  
signs and All Persons, Firms or  
Associations Claiming Right, Title  
or Interest From or under Bruce  
P. Barley, Deceased

*Instr. No.:* Document ID# 5527550

*Municipality:* Borough of Columbia

*Area:* ALL THAT CERTAIN lot of  
ground, with a frame dwelling  
house known as No. 530 situate  
on the south side of Manor Street,  
between Fourth Street and Plane  
Street, in the Borough of Colum-  
bia, County of Lancaster and  
State of Pennsylvania, bounded  
and described as follows:

*Improvements:* Residential Dwelling

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No. CI-18-09750

**LANCASTER AREA HABITAT  
FOR HUMANITY, INC.**

**vs.**

**KIMYATTA WILLIAMS-SIMPSON,  
EXECUTRIX TO ESTATE OF  
KEITH A. CRABBE**

*Property Address:* 692 Euclid Ave.,  
Lancaster, PA 17603

*UPI/Tax Parcel Number:* 338-44492-  
0-0000

*Judgment:* \$30,140.73

*Reputed Owner:* Kimyatta Williams-  
Simpson, Executrix to Estate of  
Keith A. Crabbe

*Instr. No.:* 5166792

*Municipality:* Lancaster City

*Area:* 5,013 square feet

*Improvements:* Single Family Dwell-  
ing

D-25; J-1, 8