

**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****DIEHL, NED A.,** dec'd.

Late of the City of Bethlehem, Northampton County, PA  
 Executor: John J. Abromitis c/o Edward J. Andres, Esquire, Corriere and Andres, LLC, 433 East Broad Street, P.O. Box 1217, Bethlehem, PA 18016-1217

Attorneys: Edward J. Andres, Esquire, Corriere and Andres, LLC, 433 East Broad Street, P.O. Box 1217, Bethlehem, PA 18016-1217

**GOLDSWORTH, WILLIAM JOSEPH,** dec'd.

Late of Easton, Northampton County, PA  
 Executrix: Susan Jane Goldsworth, 210 Royal Manor Road, Easton, PA 18042

**MORRONE, MICHAEL R.,** dec'd.

Late of the Township of Moore, Northampton County, PA  
 Administratrix: Jennie Anne Morrone 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

**NIKLOS, DOROTHY J.,** dec'd.

Late of the Borough of Chapman, Northampton County, PA  
 Executor: Robert Sean Igoe, 849 Nilson Road, Bellefonte, PA 16823

Attorney: Victor E. Scomillio, Esquire, 1216 Linden Street, P.O. Box 1409, Bethlehem, PA 18016

**O'CONNELL, THOMAS JOHN,** dec'd.

Late of Bethlehem Township, Northampton County, PA  
 Executrix: Casey Lynn Stewarts 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

**O'DONNELL, DOLORES T.,** dec'd.

Late of the Township of Lehigh, Northampton County, PA  
 Executrix: Maria Dolores Santospirito 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

**POPP, MARTHA S.,** dec'd.

Late of the Township of Hanover, Northampton County, PA  
 Executrices: Elaine Solomon Bernstein and Elizabeth Ann Popp c/o Robert V. Littner,

Esquire, Littner & Littner Law Offices, PLLC, 512 North New Street, Bethlehem, PA 18018  
 Attorneys: Robert V. Littner, Esquire, Littner & Littner Law Offices, PLLC, 512 North New Street, Bethlehem, PA 18018

**ROSS, FLOYD E.,** dec'd.

Late of Hellertown, Northampton County, PA  
 Executrices: Julie Salabritis, 223 Crest Rd., Marlton, NJ 08593 and Lisa R. Wilson, 1088 Cherry Lane, Wycombe, PA 18980  
 Attorney: Jim Benstead, Esquire, 174 E. Court St., Doylestown, PA 18901

**STOEPKER, DENNIS JOHN,** dec'd.

Late of the Township of Palmer, Northampton County, PA  
 Executrix: Nancy A. Stoepker, c/o Nancy K. Busch, Esquire, 825 North 19th Street, Allentown, PA 18104  
 Attorney: Nancy K. Busch, Esquire, 825 North 19th Street, Allentown, PA 18104

**VILLACERAN, LE ANGELO A.,** dec'd.

Late of the Township of Lower Nazareth, Northampton County, PA  
 Administratrix: Noemi H. Villaceran 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

**SECOND PUBLICATION**

**BARBARITO, MARGARET E.,** dec'd.

Late of Bethlehem, Northampton County, PA  
 Co-Executors: Michael Robert Barbarito, 126 East Rourmfort

Road, Philadelphia, PA 19119 and Lauren Marie Churchill, 813 West Market Street, Bethlehem, PA 18018

Attorneys: Schlesinger & Kerstetter, LLP, 545 North Second Street, Shamokin, PA 17872

**BERMAN, MICHAEL R.,** dec'd.

Late of 6812 Allegiance Drive, City of Bethlehem, Northampton County, PA  
 Administratrix: Stephanie Miller-Berman c/o The Roth Law Firm, 123 North Fifth Street, Allentown, PA 18102  
 Attorneys: The Roth Law Firm, 123 North Fifth Street, Allentown, PA 18102

**DAVANZO, DONNA,** dec'd.

Late of the Borough of Roseto, Northampton County, PA  
 Executor: Michael D. Labate, P.O. Box 82, Bangor, PA 18013  
 Attorneys: Ronold J. Karasek, Esquire, Karasek Law Offices, LLC, 641 Market Street, Bangor, PA 18013

**DYER, JOHN ALDEN,** dec'd.

Late of the Borough of Bangor, Northampton County, PA  
 Executrix: Joanne Allison Fekete a/k/a Joanne A. Dyer c/o Joseph F. Leeson, III, Esquire, 70 East Broad Street, P.O. Box 1426, Bethlehem, PA 18016-1426  
 Attorney: Joseph F. Leeson, III, Esquire, 70 East Broad Street, P.O. Box 1426, Bethlehem, PA 18016-1426

**KALYNYCH, JOHN P.,** dec'd.

Late of the Borough of Hellertown, Northampton County, PA  
 Administratrix: Jacquelyn M. Kalynych c/o Alfred S. Pierce, Esquire, Pierce & Steirer, LLC,

124 Belvidere Street, Nazareth, PA 18064  
 Attorneys: Alfred S. Pierce, Esquire, Pierce & Steirer, LLC, 124 Belvidere Street, Nazareth, PA 18064

**KENNEDY, DOROTHY E.,** dec'd.

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

Executrix: Linda Rae Danner c/o Alfred S. Pierce, Esquire, Pierce & Steirer, LLC, 124 Belvidere Street, Nazareth, PA 18064

Attorneys: Alfred S. Pierce, Esquire, Pierce & Steirer, LLC, 124 Belvidere Street, Nazareth, PA 18064

**KOCHER, JOHN F.,** dec'd.

Late of Walnutport, Northampton County, PA

Executrix: Lynn L. Ritter 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, Northampton, PA 18067

**KOCHER, KIM A.,** dec'd.

Late of the Borough of Nazareth, Northampton County, PA

Executors: Scott Thomas Kocher and Paul Timothy Kocher c/o Holly A. Heintzelman, Esquire, 192 South 1st St., Lehighton, PA 18235

Attorney: Holly A. Heintzelman, Esquire, 192 South 1st St., Lehighton, PA 18235

**LOMBARDI, JOHN,** dec'd.

Late of the Township of Palmer, Northampton County, PA

Executrix: Libera Lombardi c/o John E. Kotsatos, Esquire, 717 Washington Street, Easton, PA 18042

Attorney: John E. Kotsatos, Esquire, 717 Washington Street, Easton, PA 18042

**MACKOW, INGEBORG,** dec'd.

Late of Hellertown, Northampton County, PA

Executor: Thomas J. Mackow, 1835 Oaklynn Dr., Green Lane, PA 18054

**MILLER, DIANE A.,** dec'd.

Late of the Borough of Nazareth, Northampton County, PA

Executor: Matthew J. Miller 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

**MOOLCHAN, CARIDAD FRANCISCA,** dec'd.

Late of Palmer Township, Northampton County, PA

Executor: Wayne Dennis Ramnarine 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, Northampton, PA 18067

**SCHROEDER, PATRICK S.,** dec'd.

Late of Nazareth, Northampton County, PA

Administratrix: Lauren M. Sims, 308B Industrial Dr., Nazareth, PA 18064

Attorneys: Jeffrey K. Landis, Esquire, Landis, Hunsberger, Gingrich & Weik, LLP, 114 East Broad Street, P.O. Box 64769, Souderton, PA 18964

**SHIREMAN, FAITH H.,** dec'd.

Late of the Borough of Nazareth, Northampton County, PA

Executrix: Melinda E. Statler c/o Stephen A. Strack, Esquire, Steckel and Stopp LLC, 125 S. Walnut Street, Suite 210, Slatington, PA 18080  
Attorneys: Stephen A. Strack, Esquire, Steckel and Stopp LLC, 125 S. Walnut Street, Suite 210, Slatington, PA 18080

**SOLTYS, ELIZABETH J.,** dec'd.

Late of Bethlehem, Northampton County, PA  
Personal Representative: Michael P. Soltys c/o Kirby G. Upright, Esquire, King Spry Herman Freund & Faul LLC, One West Broad Street, Suite 700, Bethlehem, PA 18018  
Attorneys: Kirby G. Upright, Esquire, King Spry Herman Freund & Faul LLC, One West Broad Street, Suite 700, Bethlehem, PA 18018

**STAFFA, GAETANO V. THOMAS a/k/a THOMAS STAFFA,** dec'd.

Late of the Borough of Hellertown, Northampton County, PA  
Executor: Vincent Charles Coppola a/k/a Vincent Charles Cappola  
Attorney: Debra G. Speyer, Esquire, Two Bala Plaza, Suite 300, Bala Cynwyd, PA 19004

**THIRD PUBLICATION****FANTAUZZI, JOEL ALEXI,** dec'd.

Late of Bethlehem City, Northampton County, PA  
Administratrix: Kristen L. Behrens, 1500 Market St., #3500E, Philadelphia, PA 19102  
Attorneys: Kristen L. Behrens, Esquire, Dilworth Paxson, LLP, 1500 Market St., #3500E, Philadelphia, PA 19102

**GEHMAN, CAROLYN B.,** dec'd.

Late of Bushkill Township, Northampton County, PA

Executrix: Carolyn E. Hill, 1129 Miller Road, Wind Gap, PA 18091

Attorney: Gary Neil Asteak, Esquire, 726 Walnut Street, Easton, PA 18042

**LANDIS, GARRY P.,** dec'd.

Late of the Township of Moore, Northampton County, PA  
Administrator: Craig Phillip Landis c/o Alfred S. Pierce, Esquire, Pierce & Steirer, LLC, 124 Belvidere Street, Nazareth, PA 18064  
Attorneys: Alfred S. Pierce, Esquire, Pierce & Steirer, LLC, 124 Belvidere Street, Nazareth, PA 18064

**MANTZ, DOROTHY B.,** dec'd.

Late of Bethlehem Township, Northampton County, PA  
Executor: Robert Richard Mantz c/o Constantine M. Vasiliadis, Esquire, Kolb, Vasiliadis, Florenz & Recchiuti, LLC, 60 W. Broad Street, Suite 303, Bethlehem, PA 18018-5721  
Attorneys: Constantine M. Vasiliadis, Esquire, Kolb, Vasiliadis, Florenz & Recchiuti, LLC, 60 W. Broad Street, Suite 303, Bethlehem, PA 18018-5721

**McKENNA, GAIL J.,** dec'd.

Late of the City of Bethlehem, Northampton County, PA  
Co-Executrices: Joanna Gail Bartholomew and Jennifer Lynne Margaret Peterson 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

**MIZACK, VIRGINIA R.**, dec'd.

Late of the Township of Bethlehem, Northampton County, PA  
Executor: Steven N. Goudsouzian 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

**NEISER, BOYD B. a/k/a BOYD BRUCE NEISER**, dec'd.

Late of Upper Saucon Township, Lehigh County, PA  
Executrix: Maureen F. Lawrence a/k/a Maureen Lawrence c/o Tara A. Eckels, Esquire, 4510 Bath Pike, Suite 201, Bethlehem, PA 18017  
Attorney: Tara A. Eckels, Esquire, 4510 Bath Pike, Suite 201, Bethlehem, PA 18017

**NIEDZWIECKI, RICHARD**, dec'd.

Late of Easton City, Northampton County, PA  
Executrix: Jennifer D. Haines c/o Daniella A. Horn, Esquire, Klenk Law, LLC, 2202 Delancey Place, Philadelphia, PA 19103  
Attorneys: Daniella A. Horn, Esquire, Klenk Law, LLC, 2202 Delancey Place, Philadelphia, PA 19103

**OMATA, ATSUSHI**, dec'd.

Late of the Township of Palmer, Northampton County, PA  
Executor: Robert L. Smith, Jr. 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

**SMITH, MARY JANE**, dec'd.

Late of Pen Argyl Borough, Northampton County, PA  
Administratrix: Jennifer Lynn Reinhardt c/o Kristen L. Behrens, Esquire, Dilworth Paxson LLP, 1500 Market St., Ste. 3500E, Philadelphia, PA 19102  
Attorneys: Kristen L. Behrens, Esquire, Dilworth Paxson LLP, 1500 Market St., Ste. 3500E, Philadelphia, PA 19102

**SPECK, WALTER R., JR.**, dec'd.

Late of the Township of Bethlehem, Northampton County, PA  
Executrix: Mildred Dianne DeWalt 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

**TOUCHTON, SARAH A.**, dec'd.

Late of the Township of Bethlehem, Northampton County, PA  
Executrix: Ms. Leslie S. Touchton c/o Robert A. Nitchkey, Jr., Esquire, 730 Washington Street, Easton, PA 18042  
Attorney: Robert A. Nitchkey, Jr., Esquire, 730 Washington Street, Easton, PA 18042

**WEAVER, ARTHUR L.**, dec'd.

Late of the Township of Lower Saucon, Northampton County, PA  
Executor: Dale Ralph 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

**NOTICES OF NONPROFIT INCORPORATION**

NOTICE IS HEREBY GIVEN that Articles of Incorporation have been filed and approved on October 16, 2023 with the Department of State of the Commonwealth of Pennsylvania, Harrisburg, Pennsylvania, for the purpose of incorporating a nonprofit corporation pursuant to the provisions of the Nonprofit Corporation Law of the Commonwealth, December 21, 1988, P.L. 1444, No. 177, Section 103, as amended.

The name of the corporation is: **KICKIN’ IT, INC.**

The purpose for which this corporation has been organized is as follows:

The corporation is organized exclusively for charitable, religious, educational, and scientific purposes, including, for such purposes, the making of distributions to organizations that qualify as exempt organizations under Section 501(c)(3) of the Internal Revenue Code, or the corresponding section of any further federal tax code.

JOSEPH J. PIPERATO, III,  
ESQUIRE  
EASTBURN AND GRAY, PC  
412 West Broad Street  
Bethlehem, PA 18018  
(610) 625-3878

Oct. 26

NOTICE IS HEREBY GIVEN that Articles of Incorporation—Nonprofit were filed with the Department of State of the Commonwealth of Pennsylvania at Harrisburg, Pennsylvania on October 3, 2023, for the purpose of incorporating a nonprofit corporation organized under the provisions of the Nonprofit Corporation Law of 1988 of the Commonwealth of Pennsylvania, as amended.

The name of the nonprofit corporation is:

**PINTABONE FAMILY FOUNDATION**

John E. Freund, III, Esquire  
King, Spry, Herman,  
Freund & Faul, LLC  
One West Broad Street  
Suite 700  
Bethlehem, PA 18018

Oct. 26

**CORPORATE FICTITIOUS NAME REGISTRATION NOTICE**

NOTICE IS HEREBY GIVEN that pursuant to the provision of the Fictitious Name Act, a fictitious name registration was filed with the Pennsylvania Department of State by Pennsylvania CVS Pharmacy, L.L.C., 1 CVS Dr., Woonsocket, RI 02895 to carry on business in Northampton County, Pennsylvania under the assumed name or fictitious name, style or designation of:

**CVS/PHARMACY #960**

with an address of: 1520 Northampton St., Easton, PA 18042. Said registration was filed on September 14, 2023.

Oct. 26

**IN THE COURT OF COMMON PLEAS OF NORTHAMPTON COUNTY, PENNSYLVANIA CIVIL ACTION—LAW**

NOTICE OF ACTION IN MORTGAGE FORECLOSURE Legacy Mortgage Asset Trust 2019-GS7

Plaintiff

v.

Brandon Heimbach, Known Heir of Robert C. Heimbach, Unknown Heirs, Successors, Assigns and All Persons Claiming Right, Title and Interest From or Under Carol A. Heimbach, Deceased, and Unknown Heirs, Successors, Assigns and All Persons Claiming Right, Title and Interest From or Under Robert C. Heimbach, Deceased

Defendants

**NO.: C-48-CV-2022-02229**

TO: Unknown Heirs, Successors, Assigns and All Persons Claiming Right, Title and Interest from or under Carol A. Heimbach, Deceased, and Unknown Heirs, Successors, Assigns and All Persons Claiming Right, Title and Interest from or Under Robert C. Heimbach, Deceased

You are hereby notified that Plaintiff, Legacy Mortgage Asset Trust 2019-GS7, filed an Action in Mortgage Foreclosure endorsed with a Notice to Defend, in the Court of Common Pleas of NORTHAMPTON County, Pennsylvania, docketed to No. C-48-CV-2022-02229, seeking to foreclose the mortgage secured by the real estate located at 1409 Lorain Avenue, Bethlehem, PA 18018.

You have been sued in court. If you wish to defend against the claims in this notice, you must take action within twenty (20) days after this publication, 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 NOTICE 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  
Pennsylvania Lawyer  
Referral Service  
Pennsylvania Bar Association  
P.O. Box 186  
Harrisburg, PA 17108  
(800) 692-7375

Oct. 26

**IN THE COURT OF COMMON PLEAS OF NORTHAMPTON COUNTY, PENNSYLVANIA CIVIL ACTION—LAW**

NOTICE OF ACTION IN MORTGAGE FORECLOSURE MORTGAGE ASSETS MANAGEMENT, LLC c/o PHH MORTGAGE CORPORATION

Plaintiff

v.

BOBBI JO JENNINGS a/k/a BOBBI JO IDZENGA, IN HER CAPACITY AS KNOWN HEIR, DEVISEE, AND/OR DISTRIBUTEES OF THE ESTATE OF MARGUERITE M. VOORTMAN, DECEASED, CRYSTAL HELVERSON, IN HER CAPACITY AS KNOWN HEIR, DEVISEE, AND/OR DISTRIBUTEES OF THE ESTATE OF MARGUERITE M. VOORTMAN, DECEASED, AND UNKNOWN HEIRS, SUCCESSORS, AND ASSIGNS AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE AND INTEREST UNDER THE ESTATE OF MARGUERITE M. VOORTMAN, DECEASED

Defendants

**NO.: C-48-CV-2022-6744**

TO: Unknown Heirs, Successors, and Assigns and All Persons, Firms or Associations Claiming Right, Title and Interest Under the Estate of Marguerite M. Voortman, Deceased

You are hereby notified that Plaintiff, MORTGAGE ASSETS MANAGEMENT, LLC c/o PHH MORTGAGE CORPORATION, filed an Action in Mortgage Foreclosure endorsed with a Notice to Defend, in the Court of Common Pleas of Northampton County, Pennsylvania, docketed to No. C-48-CV-2022-6744, seeking to foreclose the mortgage secured by the real estate located at 1660 Pleasant View Road, Bethlehem, PA 18015.

You have been sued in court. If you wish to defend against the claims in this notice, you must take action within twenty (20) days after this publication, 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 NOTICE 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  
Pennsylvania Lawyer  
Referral Service  
Pennsylvania Bar Association  
P.O. Box 186  
Harrisburg, PA 17108  
(800) 692-7375

Oct. 26

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

The following real estate will be sold by the Sheriff of Northampton County, Pennsylvania, on NOVEMBER 9, 2023, 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, Walnutport, 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-2021-07040**  
HOMEBRIDGE FINANCIAL  
SERVICES, INC.

vs.

BARRY L. HALL

**Property Address:**

954 Hilton Street, Bethlehem, PA  
18017-5204

**UPI/Tax Parcel Number:**

N7SW1D/8/5/0204

ALL THOSE CERTAIN lots or pieces of land situate, lying and being in the 15th Ward of Bethlehem City, Northampton County, Pennsylvania, and designated as Lots Nos. 15, 15-A, 16 and 16-A of Block 4000 according to a certain map or plan of lots entitled Subdivision Layout for Section 2 of the property of the Zinzendorf Realty Corporation, said plan recorded in Map Book 9 at page 90.

TITLE TO SAID PREMISES is vested in Barry L. Hall by deed from Mildred M. Macasevich, widow, said deed recorded April 26, 2016, in the Northampton County Recorder of Deeds Office in Book 2016-1 at page 076494.

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

**No. C-48-CV-2022-01656**

U.S. BANK TRUST NATIONAL  
ASSOCIATION ET AL.

vs.

STEPHEN KRUMM,  
DEBORAH J. KRUMM

**Property Address:**

1471 2nd Street a/k/a Second  
Street, Bethlehem, PA 18020

**UPI/Tax Parcel Number:**

N7SE1/19/1/0205

ALL THAT CERTAIN lot or parcel of ground situate in Bethlehem Township, Northampton County, Pennsylvania, being designated as Lot No. 15 according to the Map or Plan entitled "Plan of Eastwood Estates" as prepared by Leonard M. Fraivillig Company, Engineers, dated May 13, 1968, and recorded in Plan Book 24 at page 27.

TITLE TO SAID PREMISES is vested in Stephen P. Krumm and Deborah J. Krumm by deed from Stephen P. Krumm, said deed recorded on November 27, 2006, in the Northampton County Recorder of Deeds Office in Book 2006-1 at page 486617.

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

**No. C-48-CV-2022-05811**

ROCKET MORTGAGE, LLC f/k/a  
QUICKEN LOANS, LLC f/k/a  
QUICKEN LOANS, INC.

vs.

ELIZABETH KOZEMCHAK a/k/a  
ELIZABETH A. KOZEMCHAK,  
ROGER J. KOZEMCHAK, JR.

**Property Address:**

712 Sterlingworth Terrace,  
Easton, PA 18042

**UPI/Tax Parcel Number:**

M9NW1B/8/1A/0835

ALL THAT CERTAIN piece, parcel or tract of land situate in West Easton Borough, Northampton County, Pennsylvania, known as Lots 44 and 45 of the Sterlingworth Reserve on map dated May 1901 and recorded in Map Book 8 at page 35.

TITLE TO SAID PREMISES is vested in Roger J. Kozemchak and Elizabeth A. Kozemchak, husband and wife, by deed from Kevin G. Kearney, married, said deed recorded on March 17, 1999, in the Northampton County Recorder of Deeds Office in Book 1999-1 at page 036168.

THEREON BEING ERECTED a bi-level residential townhouse with vinyl siding and brick exterior, shingle roof and attached two-car garage.

**No. C-48-CV-2022-08364**

AMERIHOME MORTGAGE  
COMPANY, LLC

vs.

TIFFANIE STRAGRATANIO,  
ROBERT J. WILLIAMS

**Property Address:**

130 South 17th Street, Easton, PA 18042

**UPI/Tax Parcel Number:**

L9SW2D/14/11/0837

ALL THAT CERTAIN tract or piece of land and premises situated, lying and being on the east side of South 17th Street in Wilson Borough, Northampton County, Pennsylvania.

TITLE TO SAID PREMISES is vested in Tiffanie Stragratanio and Robert J. Williams by deed from John A. Mannino, said deed recorded on May 28, 2019, in the Northampton County Recorder of Deeds Office in Book 2019-1 at page 098768.

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

**No. C-48-CV-2023-00443**

CSMC 2020-RPL2 TRUST

vs.

JAMES E. WENZEL

**Property Address:**

36 Wilden Drive West, Easton, PA 18045

**UPI/Tax Parcel Number:**

M8SE2/18/31/0324

ALL THAT CERTAIN lot or piece of ground situate in Palmer Township, Northampton County, Pennsylvania, being known as Lot No. 117 as shown on the Plan of "Wilden Acres", said map or plan recorded in Map Book 12 at page 53.

TITLE TO SAID PREMISES is vested in James E. Wenzel by deed from William T. Lokushek and Ann J. Lokushek, said deed recorded on February 2, 2005, in the Northampton County Recorder of Deeds Office in Book 2005-1 at page 042754.

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

**No. C-48-CV-2023-01259**

PENNSYLVANIA HOUSING FINANCE AGENCY

vs.

JOSHUA J. CESANEK

**Property Address:**

487 Club Road, Bath, PA 18014

**UPI/Tax Parcel Number:**

J4/16/3/0520

ALL THAT CERTAIN tract of land, together with the buildings thereon erected, situate in Moore Township, Northampton County, Pennsylvania, being more particularly described as Lot #1 of the Annaman Engler Minor Subdivision #2 plan filed on February 15, 2006, in Book 2006-5 at page 103.

TITLE TO SAID PREMISES is vested in Joshua J. Cesanek by deed from Federal National Mortgage Association, said deed recorded on January 23, 2018, in the Northampton County Recorder of Deeds Office in Book 2018-1 at page 014722.

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

**No. C-48-CV-2023-01561**

FREEDOM MORTGAGE CORPORATION

vs.

JUSTIN TRACY

**Property Address:**

2634 Easton Road, Hellertown, PA 18055

**UPI/Tax Parcel Number:**

P8/17/1/0719E

ALL THAT CERTAIN message, tenement and lot or piece of land situate in Lower Saucon Township, Northampton County, Pennsylvania.

TITLE TO SAID PREMISES is vested in Justin Tracy, unmarried, by deed from Justin Tracy and Jaimie Petrow, husband and wife, said deed recorded on December 12, 2019, in the Northampton County Recorder of Deeds Office in Book 2019-1 at page 279433.

THEREON BEING ERECTED two-story colonial-style residential dwelling with vinyl siding and brick exterior, shingle roof, detached two-car garage and shed.

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

Oct. 19, 26; Nov. 2

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### **Personal Injury Law Firm in Allentown Seeking a Lawyer Admitted to Practice 4 to 8 Years With Experience in Personal Injury**

- Handle personal injury case files from start to finish including trials.
- Evaluate potential personal injury claims and provide legal advice to prospective clients accordingly.
- Prepare demand letters, pleadings, motions, discovery responses, memorandums and other legal documents.
- Communicate with clients, expert witnesses, insurance company adjusters, supporting witnesses, and medical providers to gather information.
- Represent the client at hearings, depositions, mediations and trial.
- Manage a litigation paralegal.

Job Type: Full-time; License/Certification: PA Bar (Required); Work Location: In person.

Please send resume to: [ddistefano@scherlinelaw.com](mailto:ddistefano@scherlinelaw.com) with cover letter, writing sample and salary requirement.

Oct. 19, 26