

**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**

**Albright, Charles L.**, dec'd.  
Late of East Donegal Township.  
Executrix: Cathleen Fichtner  
c/o Robert F. Musser, Esq., 408  
West Chestnut Street, Lancaster,  
PA 17603.  
Attorney: Clymer Musser &  
Samo, PC.

**Davis, Mary Ellen**, dec'd.  
Late of the City of Lancaster.  
Administrator: Christopher S. Davis.  
Attorney: Julieanne E. Steinbacher,  
Esquire, Steinbacher, Goodall  
& Yurchak, 413 Washington Boulevard,  
Williamsport, PA 17701.

**Dini, Bonita L. a/k/a Bonita Louise Dini**, dec'd.  
Late of West Hempfield Township.  
Personal Representative: Fred  
Dini c/o John W. Metzger, Es-

quire, 901 Rohrerstown Road,  
Lancaster PA 17601.  
Attorneys: Metzger and Spencer,  
LLP.

**Duckett, Eileen L.**, dec'd.  
Late of West Donegal Township.  
Executrix: Wendy L. Bidoli c/o  
Larmore Scarlett LLP, P.O. Box  
384, Kennett Square, PA 19348.  
Attorney: L. Peter Temple, Es-  
quire, Larmore Scarlett LLP, P.O.  
Box 384, Kennett Square, PA  
19348.

**Duckett, Robert C.**, dec'd.  
Late of West Donegal Township.  
Executrix: Wendy L. Bidoli c/o  
Larmore Scarlett LLP, P.O. Box  
384, Kennett Square, PA 19348.  
Attorney: L. Peter Temple, Es-  
quire, Larmore Scarlett LLP, P.O.  
Box 384, Kennett Square, PA  
19348.

**Ensinger, Dolly L.**, dec'd.  
Late of Ephrata Borough and  
Clay Township.  
Attorney: Lindsay M. Schoenberger,  
Esquire, Russell, Krafft  
& Gruber, LLP, 101 North Pointe  
Blvd., Suite 202, Lancaster, PA  
17601.

**Folkman, Pat L. a/k/a Patsy Lee Folkman a/k/a Patsy L. Folkman**, dec'd.  
Late of Lancaster City.  
Administrator: Nadine M. Folkman  
c/o Jeffrey C. Goss, Esquire,  
480 New Holland Avenue, Suite  
6205, Lancaster, PA 17602.  
Attorneys: Brubaker Connaughton  
Goss & Lucarelli LLC.

**Friedman, Barbara A.**, dec'd.  
Late of Township of Manheim.  
Executor: Randall C. Friedman  
c/o Marci S. Miller, Attorney, P.O.

Box 5349, Lancaster, PA 17606.  
Attorneys: Gibbel Kraybill & Hess  
LLP.

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**Gilbert, Anette**, dec'd.  
Late of Pequea Township.  
Executors: Stephanie McNelis  
and Kathy Emmerich c/o Russell,  
Krafft & Gruber, LLP, 101 North  
Pointe Blvd, Suite 202, Lancaster,  
PA 17601.  
Attorney: Lindsay Schoeneberger.

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**Golden, Valera B.**, dec'd.  
Late of Mount Joy Borough, PA.  
Executrix: Denise Jackson c/o  
Scott E. Albert, Esq., 50 East Main  
Street, Mount Joy, PA, 17552.  
Attorney: Scott E. Albert, Esq.

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**Grabel, Diana L.**, dec'd.  
Late of: Ephrata Township.  
Administrator: Christopher S.  
Grabel c/o Justin J. Bollinger, At-  
torney, P.O. Box 5349, Lancaster,  
PA 17606.  
Attorneys: Gibbel Kraybill & Hess  
LLP.

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**Horst, Blanche M.**, dec'd.  
Late of Manheim Township.  
Executors: Phyllis Horst Nofziger  
and Philip M. Horst c/o Dennis M.  
Hartranft, Jr., Esq., 151 E. Main  
St., Ephrata, PA 17522.  
Attorney: Dennis M. Hartranft,  
Jr., Esq.

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**Howarth, Jacalyn a/k/a Jacalyn  
Idella Howarth a/k/a Jacalyn I.  
Howarth**, dec'd.  
Late of East Hempfield Township,  
Lancaster County, PA.  
Executor: Eugene Longer c/o  
Kling, Deibler & Glick, LLP, 131  
W. Main Street, New Holland, PA  
17557.  
Attorney: Patrick A. Deibler, Esq.  
Kling, Deibler & Glick, LLP.

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**Hurst, David R. a/k/a David  
Russell Hurst**, dec'd.  
Late of East Earl Township.  
Executrix: Cynthia J. Hurst c/o  
Good & Harris, LLP, 132 West Main  
Street, New Holland, PA 17557.  
Attorneys: Good & Harris, LLP.

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**Jacob, Andrew M. a/k/a Andrew  
Michael Jacob**, dec'd.  
Late of New Holland Borough,  
Lancaster County, PA.  
Executor: Andrea M. Toner c/o  
Kling, Deibler & Glick, LLP, 131  
W. Main Street, New Holland, PA  
17557.  
Attorney: Linda Kling, Esq., Kling,  
Deibler & Glick, LLP.

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**Koken, Helen S.**, dec'd.  
Late of West Lampeter Township,  
Lancaster, PA.  
Executrix: M. Diane Koken c/o  
Vance E. Antonacci, Esquire, Mc-  
Nees Wallace & Nurick LLC, 570  
Lausch Lane, Suite 200, Lancast-  
er, PA 17601.  
Attorney: McNees Wallace &  
Nurick LLC.

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**Kruger, Marilyn Z.**, dec'd.  
Late of 520 Chimney Rock Road,  
York, PA 17406.  
Executor: Wayne W Hoffmann,  
520 Chimney Rock Road, York, PA  
17406.  
Attorney: None.

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**Lauver, John C.**, dec'd.  
Late of East Donegal Township,  
Lancaster County, PA.  
Executors: Robert S. Lauver, Jr.  
c/o 327 Locust Street, Columbia,  
PA 17512.  
Attorney: John F. Markel, Niko-  
laus & Hohenadel, LLP, 327 Lo-  
cust Street Columbia, PA 17512.

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**Martin, Mervin Z.**, dec'd.  
Late of West Earl Township.  
Executor: Timothy W. Martin c/o  
Kling, Deibler & Glick, LLP, 131  
W. Main Street, New Holland, PA  
17557.  
Attorney: Linda Kling, Esq., Kling,  
Deibler & Glick, LLP.

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**Messner, Charles R. a/k/a  
Charles Russell Messner**, dec'd.  
Late of Denver Borough.  
Executors: Anne E. Worley  
and Michael A. Messner c/o  
Appel, Yost & Zee LLP, 33 N  
Duke St, Lancaster, PA 17602.  
Attorney: James K. Noel, IV.

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**Mobley, Jeffrey A.**, dec'd.  
Late of Elizabethtown Borough.  
Executor: Brandon Mobley c/o  
Marci S. Miller, Attorney, P.O. Box  
5349, Lancaster, PA 17606.  
Attorneys: Gibbel Kraybill & Hess  
LLP.

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**Myers, Donna M.**, dec'd.  
Late of West Cocalico Township.  
Executrix: Bridget E. Schannauer  
c/o Appel Yost & Zee LLP, 33  
North Duke Street, Lancaster PA  
17602.  
Attorney: James K. Noel, IV.

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**Rannels, Anna Louise**, dec'd.  
Late of Manor Township.  
Executrix: Barbara E. French 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.

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**Reichart, Miles a/k/a Miles B.  
Reichart**, dec'd.  
Late of the East Hempfield Town-  
ship.  
Executor/Administrator: Richard  
Saunders c/o his attorney, Rick

Morton, Esq., 999 West Chester  
Pike, Suite 201, West Chester, PA  
19382.

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**Rossi, Faye E. a/k/a Faye Enck  
Rossi**, dec'd.  
Late of Warwick Township.  
Executor: Daniel E. Rossi c/o  
Gardner and Stevens, P.C., 109  
West Main Street, Ephrata, PA  
17522.  
Attorney: Kurt A. Gardner.

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**Shivery, Paul a/k/a Paul R.  
Shivery**, dec'd.  
Late of the Boro of Christiana.  
Executor: Steven P. Shiv-  
ery c/o Paterson Law LLC,  
2703 Willow Street Pike N.,  
Willow Street, PA 17584.  
Attorney: Kim Carter Paterson.

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**Snyder, Rosemary A.**, dec'd.  
Late of Warwick Township.  
Executor: Cynthia W. McGinnis  
c/o Law Office of Shawn Pierson,  
105 East Oregon Rd., Lititz, PA  
17543.  
Attorney: Shawn M. Pierson.

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**Steffish, Janet B.**, dec'd.  
Late of Lancaster City.  
Executor: Paul Sheaffer c/o An-  
thony P. Schimaneck, 700 North  
Duke Street, P.O. Box 4686, Lan-  
caster, PA 17604-4686.  
Attorney: Morgan, Hallgren,  
Crosswell & Kane, P.C.

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**Tomlinson, Margot**, dec'd.  
Late of the City of Lancaster.  
Executrix: Wendy C. Graham c/o  
Emily Watkins Marzock, Esquire,  
Barley Snyder LLP, 126 East King  
Street, Lancaster, PA 17602.  
Attorneys: Barley Snyder LLP.

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**Ulmer, Amos H.**, dec'd.  
Late of the County of Lancaster

and Commonwealth of Pennsylvania.

Letters Testamentary were granted to Roger L. Ulmer, 1212 Schwanger Road, Mount Joy, PA 17552.

Attorneys: Reed Law, 4303 Derry St., Harrisburg, PA 17111.

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**White, Susan K.**, dec'd.

Late of Elizabethtown.

Executor: Stephen White, 702 Moxley Drive NE, Leesburg, VA 20176.

Attorney: None.

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**Wiley, Leon W.**, dec'd.

Late of West Lampeter Township.

Administrator: Jesse L. Wiley c/o Law Office of Gretchen M. Curran, LLC, 1337 Byerland Church Road, P.O. Box 465, Willow Street, PA 17584.

Attorney: Gretchen M. Curran.

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**Willard, Donald E.**, dec'd.

Late of Little Britain Township.

Executor: Daltyon R. Willard c/o Law Office of Gretchen M. Curran, LLC, 1337 Byerland Church Road, P.O. Box 465, Willow Street, PA 17584.

Attorney: Gretchen M. Curran.

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**Wisniewski, Richard W.**, dec'd.

Late of West Hempfield Twp.

Executors: Tammy L. Dunlap c/o 327 Locust Street, Columbia, PA 17512.

Attorney: John F. Markel, Nikolaus & Hohenadel, LLP, 327 Locust Street, Columbia, PA 17512.

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**Workinger, Gary P.**, dec'd.

Late of Manheim Township.

Administrator: Timothy Workinger c/o Snoko Dubbs & Buhite Law, Inc., 204 St. Charles Way, Suite

F, York, PA 17402.

Attorney: Amanda Snoko Dubbs.

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**SECOND PUBLICATION**

**Achenbach, Alice M.**, dec'd.

Late of New Holland Borough.

Executor: Kathleen Pulcini c/o Kling, Deibler & Glick, LLP, 131 W. Main St., New Holland, PA 17557.

Attorney: Patrick A. Deibler, Esq., Kling, Deibler & Glick, LLP.

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**Angelillo, Elizabeth A. a/k/a Elizabeth Anne Angelillo**, dec'd.

Late of Leacock Township.

Administrator: Aneal C. Angelillo c/o Kling, Deibler & Glick, LLP 131 W. Main Street, New Holland, PA 17557.

Attorney: Patrick A. Deibler, Esq., Kling, Deibler & Glick, LLP.

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**Bernhardt, Eric I.**, dec'd.

Late of Manheim Township.

Administrator: Matthew Bernhardt, 7220 Selkirk Dr. NE, Atlanta, GA 30328.

Attorney: None.

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**Binkley, Judith F.**, dec'd.

Late of West Lampeter Township.

Executor: Patricia A Stover c/o Nikolaus & Hohenadel, LLP, 212 North Queen Street, Lancaster, PA 17603.

Attorney: Barbara Reist Dillon, Esquire.

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**Buzby, Zitella R.**, dec'd.

Late of Rapho Township.

Co-Executors: Debra B. Herr, Sandra B. Rinard, c/o Law Office of Shawn Pierson, 105 East Oregon Rd., Lititz, PA 17543.

Attorney: Shawn M. Pierson, Esq.

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**Clarke, Emily A.**, dec'd.

Late of Lancaster City.  
Administrator: David E. Clarke  
c/o Kristen L. Behrens, Esq.,  
1500 Market St., Ste. 3500E, Phila., PA 19102.

Attorney: Kristen L. Behrens, Dilworth Paxson LLP, 1500 Market St., Ste. 3500E, Phila., PA 19102.

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**Eller, Donnie Lane, Jr.,** dec'd.

Late of East Hempfield Township.  
Administrator: Cheryl A. Douglas  
c/o Nikolaus & Hohenadel, 212  
North Queen Street, Lancaster,  
PA 17603.

Attorney: Barbara Reist Dillon.

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**Ginett, Joseph F.,** dec'd.

Late of West Lampeter Township.  
Executor: Kathryn S. Ginett 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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**Glick, Moses B.,** dec'd.

Late of West Lampeter Township.  
Executor: Emma G. Glick c/o  
Kling, Deibler & Glick, LLP, 131  
W. Main Street, New Holland, PA  
17557.

Attorney: Ashley A. Glick, Esq.,  
Kling, Deibler & Glick, LLP.

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**Griffith, John P. Jr., a/k/a John  
Percy Griffith Jr.,** dec'd.

Late of Paradise Township.  
Executor: Christina T. Miller c/o  
Kling, Deibler & Glick, LLP, 131  
W. Main Street, New Holland, PA  
17557.

Attorney: Ashley Glick, Esq.,  
Kling, Deibler & Glick, LLP.

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**Hack, Wendy K.,** dec'd.

Late of New Holland Borough.  
Administrator: Gary R. Hack c/o  
Kling, Deibler & Glick, LLP, 131

W. Main Street, New Holland, PA  
17557.

Attorney: Ashley Glick, Esq.,  
Kling, Deibler & Glick, LLP.

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**Hess, Edgar A.,** dec'd.

Late of City of Lancaster.  
Co-Executors: Brian C. Hess,  
Theresa F. Tucker c/o Nikolaus &  
Hohenadel, LLP, 303 West Fourth  
Street, Quarryville, PA 17566.

Attorney: Jeffrey S. Shank, Esquire.

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**Jones, James,** dec'd.

Late of City of Lancaster.  
Executor: Jacqueline McCain c/o  
Cody & Pfursich, 53 North Duke  
Street, Suite 420, Lancaster, PA  
17602.

Attorney: Stephen W. Cody.

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**Kellum, Laurel L. a/k/a Laurel  
Louise Kellum,** dec'd.

Late of Brecknock Township.  
Executor: Matthew L. Kellum,  
284 Buckley Drive, Harrisburg,  
PA 17112.

Attorney: Frederick R. Mogel,  
Esquire., Mogel, Speidel, Bobb  
& Kershner, 520 Walnut Street,  
Reading, PA 19601.

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**King, Reita D.,** dec'd.

Late of Rapho Township.  
Executor: Jerry F. King, Jr. c/o  
327 Locust Street, Columbia, PA  
17512.

Attorney: John F. Markel, Nikolaus & Hohenadel, LLP, 327 Locust Street Columbia, PA 17512.

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**Koval, John David,** dec'd.

Late of Penn Township.  
Executrix: Ann Judson Koval c/o  
Nicholas T. Gard, Esquire, 121  
E. Main Street, New Holland, PA  
17557.

Attorney: Smoker Gard Associates

LLP.

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**Marcello, Shirley L.,** dec'd.

Late of West Hempfield Township.  
Executor: Gregory L. Marcello c/o  
327 Locust Street, Columbia, PA  
17512.

Attorney: Michael S. Grab, Es-  
quire, Nikolaus & Hohenadel, LLP,  
327 Locust Street, Columbia, PA  
17512.

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**Marino, William M., Jr., a/k/a  
William Michael Marino, Jr.,**  
dec'd.

Late of Borough of Mount Joy.

Executor: Valerie A. Eberly c/o  
McCormick Law Firm, 835 West  
Fourth Street, Williamsport, PA  
17701.

Attorney: Elizabeth A. White, Es-  
quire, McCormick Law Firm, 835  
West Fourth Street, Williamsport,  
PA 17701.

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**Mentzer, Dawn M.,** dec'd.

Late of West Lampeter Township.

Executor: Mark W. Mentzer, 224  
Pumping Station Rd., Quarryville,  
PA 17566.

Attorney: None.

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**Morrison, Rose M.,** dec'd.

Late of Columbia Borough.

Executor: Ronald B. Carson c/o  
327 Locust Street, Columbia, PA  
17512.

Attorney: John F. Markel, Niko-  
laus & Hohenadel, LLP, 327 Lo-  
cust Street, Columbia, PA 17512.

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**Nolt, Jeffrey S.,** dec'd.

Late of Warwick Township.

Executor: Melissa A. Nolt c/o Cody  
& Pfursich, 53 North Duke Street,  
Suite 420, Lancaster, PA 17602.

Attorney: Stephen W. Cody.

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**O'Connor, John Michael,** dec'd.

Late of Lititz Borough.

Executor: John M. O'Connor, Jr.  
c/o 438 Woodcrest Avenue, Lititz,  
PA 17543.

Attorney: None.

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**Riley, Marie-Therese F.,** dec'd.

Late of Lancaster.

Executor: Christine M. Vulgar-  
is c/o Legacy Law PLLC, 147 W.  
Airport Road, Suite 300, Lititz, PA  
17543.

Attorney: Katelyn M. Haldeman,  
Esq.

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**Rohrer, Patsy A. ,** dec'd.

Late of East Drumore Township.

Executrix: Wendy S. Albright c/o  
Nikolaus & Hohenadel, LLP, 303  
West Fourth Street, Quarryville,  
PA 17566.

Attorney: Jeffrey S. Shank, Es-  
quire.

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**Shuman, Kenneth D.,** dec'd.

Late of Manor Township.

Executrix: Cheri Marie Shopf c/o  
Karl Kreiser, Esquire, 553 Locust  
Street, Columbia, PA 17512.

Attorney: Mountz & Kreiser, 553  
Locust Street, Columbia, PA  
17512.

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**Shaffer, Ronald L. a/k/a Ron-  
ald Linwood Shaffer,** dec'd.

Late of Caernarvon Township.

Executrix: Penny L. Shaffer c/o  
David M. D'Orlando, Esq., 53 S.  
Main St., Yardley, PA 19067.

Attorney: David M. D'Orlando,  
R+D Estate Consulting, PLLC, 53  
S. Main St., Yardley, PA 19067.

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**Smucker, Andrew D.,** dec'd.

Late of Lancaster City.

Administrator: Paul S. Smucker,  
Jr., 2008 Horseshoe Rd., Lan-

caster, PA 17602.  
Attorney: John B. Zonarich, Skarlatos Zonarich, 320 Market St., Ste. 600W, Harrisburg, PA 17101.

**Sullenberger, Jean R.**, dec'd.  
Late of East Lampeter Township.  
Administrator: Mindy Sullenberger c/o Mark L. Blevins, Esquire, 701 Penn Grant Road, Lancaster, PA 17602.  
Attorney: Mark L. Blevins, Esq.

**Tierson, Linda E.**, dec'd.  
Late of West Donegal Township.  
Executor: Kim Clouser, 1647 Fairview Drive, Leesport, PA 19533.  
Attorney: Robert R. Kreitz, Esquire, Kreitz|Gallen-Schutt Attorneys, 1210 Broadcasting Road, Suite 103, Wyomissing, PA 19610.

**THIRD PUBLICATION**

**Beiler, Karen J. a/k/a Karen Joy Beiler**, dec'd.  
Late of Lancaster City.  
Executor: Yvonne R. Groff c/o Nevin D. Beiler, Esq., 105 S. Hoover Ave., New Holland, PA 17557.  
Attorney: Nevin D. Beiler, Esq.

**Bingaman, Helen Y.**, dec'd.  
Late of West Hempfield Township.  
Personal Representative: Derrick G. Bingaman c/o Ann L. Martin, Attorney, P.O. Box 5349, Lancaster, PA 17606.  
Attorney: Gibbel Kraybill & Hess LLP.

**Blank, Ruth L. a/k/a Ruth Lapp Blank**, dec'd.  
Late of Leacock Township.  
Administrators: Anna E. Sauder, Gwendolyn D. Fellenbaum, David E. Blank c/o Dennis M.

Hartranft, Jr., Esq., 151 Main St., Ephrata, PA 17522.  
Attorney: Dennis M. Hartranft, Jr., Esq.

**Caldwell, Jeffrey Lloyd**, dec'd.  
Late of Penn Township.  
Administratrix: Mary A. Caldwell c/o Ann L. Martin, Attorney, P.O. Box 5349, Lancaster, PA 17606.  
Attorney: Gibbel Kraybill & Hess, LLP.

**Catanzaro, Frances B.**, dec'd.  
Late of West Hempfield Township.  
Personal Representative: Lisa Clawges-Whitman c/o Ann L. Martin, Attorney, P.O. Box 5349, Lancaster, PA 17606.  
Attorney: Gibbel Kraybill & Hess, LLP.

**Cornwell, Barrie L.**, dec'd.  
Late of Penn Township.  
Executor: Colette R. Wilson c/o 327 Locust Street, Columbia, PA 17512.  
Attorney: Michael S. Grab, Esquire, Nikolaus & Hohenadel, LLP, 327 Locust St., Columbia, PA 17512.

**Dommell, Roselyn C.**, dec'd.  
Late of Millersville.  
Executor: Robert Rex Grubb c/o Law Office of James Clark, 277 Millwood Road, Lancaster, PA 17603.  
Attorney: James R. Clark, Esq.

**Dutter, James I.**, dec'd.  
Late of Brecknock Township.  
Executor: Debra J. Heckman c/o Kling, Deibler & Glick, LLP, 131 W. Main Street, New Holland, PA 17557.  
Attorney: Patrick A. Deibler,

Esq., Kling, Deibler, & Glick.

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**Eidemiller, Betty B.**, dec'd.

Late of Mount Joy Township.  
Executors: Kelly E. Nissly, Jessica L. Eidemiller c/o Stacey W. Betts, Esq., 75 East Main Street, Mount Joy, PA 17552.  
Attorney: Stacey W. Betts, Esq.

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**Forrey, Mary L.**, dec'd.

Late of Ephrata Borough.  
Executor: Shane Forrey c/o his attorney.  
Attorney: Rick Morton, Esq., 999 West Chester Pike, Suite 201, West Chester, PA 19382.

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**Gill, Harry R.**, dec'd.

Late of Christiana.  
Executrix: Joyce Belmonte c/o The Law Firm of Barry S. Rabin, 797 E. Lancaster Avenue, Suite 13, Downingtown, PA 19335.  
Attorney: Personal Representative, Barry S. Rabin, 797 E. Lancaster Avenue, Suite 13, Downingtown, PA 19335.

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

Late of West Hempfield Township.  
Executor: Theodore L. Janney c/o Law Offices of James Clark, 277 Millwood Road, Lancaster, PA 17603.  
Attorney: James R. Clark.

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**Kelly, James J.**, dec'd.

Late of West Donegal Township.  
Executrix: Kristyn A. Stackhouse c/o Nikolaus & Hohenadel, LLP, 222 S. Market Street, Suite 201, Elizabethtown, PA 17022.  
Attorney: Jeffrey S. Shank, Esq.

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**Merris, Mary Jane**, dec'd.

Late of East Petersburg Bor-

ough.

Executor: Janice Sahd c/o Law Office of Shawn Pierson, 105 East Oregon Rd., Lititz, PA 17543.  
Attorney: Shawn M. Pierson, Esq.

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**Mullings, Donald M.**, dec'd.

Late of Clay Township.  
Executor: Jay M. Mullings c/o Gardner and Stevens, P.C., 109 West Main Street, Ephrata, PA 17522.  
Attorney: Kurt A. Gardner.

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**Myer, Landis C.**, dec'd.

Late of Earl Township.  
Executors: Candice M. Myer, Terry A. Myer, Randall G. Myer c/o Kling, Deibler & Glick, LLP, 131 W. Main Street, New Holland, PA 17557.  
Attorney: Ashley Glick, Esq., Kling, Deibler & Glick, LLP.

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**Oblender, Robert E. a/k/a Robert Edward Oblender**, dec'd.

Late of Manor Township.  
Executrix: Suzanne L. Miller c/o Kluxen, Newcomer, & Dreisbach, Attorneys-at-Law, 2221 Dutch Gold Drive, Dutch Gold Business Center, Lancaster, PA 17601.  
Attorney: Melvin E. Newcomer, Esq.

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**Ortiz, Norberto S.**, dec'd.

Late of Lancaster County.  
Letters Testamentary have been granted on the estate of Norberto S. Ortiz to Gladys Rosario-Ortiz c/o James D. Wolman, Esquire, 53 North Duke Street, Suite 309, Lancaster, PA 17602. All persons having claims against the estate are requested to present them in writing



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and all persons indebted to the estate to make payment to it in care of the attorney noted above. Attorney: James D. Wolman, Esq.

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**Paulus, Caroline P. a/k/a Caroline Purdy Paulus**, dec'd.

Late of Little Britain Township. Administrator: Christopher M. Paulus c/o Barbara Reist Dillon, Esquire, 212 North Queen Street, Lancaster, PA 17603. Attorney: Nikolaus & Hohenadel, LLP.

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**Prugh, Lynne**, dec'd.

Late of Earl Township. Co-Executors: Mark V. Prugh, Kathy L. Gartner, 216 Sandown Court, Souderton, PA 18964. Attorney: None.

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**Rosenfeld, Janet W.**, dec'd.

Late of East Hempfield Township. Executor: Judy Anne Hess c/o Kling, Deibler & Glick, LLP, 131 W. Main Street, New Holland, PA 17557. Attorney: Patrick A. Deibler, Esq., Kling, Deibler & Glick, LLP, Samuel Goodley, III, Esq., Sam Goodley Law, LLC.

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**Schaller, Joann M.**, dec'd.

Late of Mountville, Pennsylvania. Executor: David D. Schaller c/o Law Office of James Clark, 277 Millwood Road, Lancaster, PA 17603. Attorney: James R. Clark.

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

Late of Borough of Lititz. Executrix: Christina S. Diffenderfer c/o John R. Gibbel, Attorney, P.O. Box 5349, Lancaster,

PA 17606.

Attorneys: Gibbel Kraybill & Hess LLP.

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**Slabach, Arlene L.**, dec'd.

Late of Ephrata Township. Executors: Susan Auxier, Debra L. Roberts, Kathy S. Smith c/o Kling, Deibler & Glick, LLP, 131 W. Main Street, New Holland, PA 17557. Attorney: Linda Kling, Esq., Kling, Deibler & Glick, LLP.

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**Snyder, Linda L.**, dec'd.

Late of Ephrata Township. Executor: Henrietta Kay Keller c/o Pyfer, Reese, Straub, Gray & Farhat, P.C., 128 N. Lime Street, Lancaster, PA 17602. Attorney: Pyfer, Reese, Straub, Gray & Farhat, P.C.

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**Swope, Herbert L.**, dec'd.

Late of Conoy Township. Executrix: Brenda L. Swope c/o Randall K. Miller, 659 East Willow Street, Elizabethtown, PA 17022. Attorney: Morgan, Hallgren, Crosswell & Kane, P.C.

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**Tait, Geraldine**, dec'd.

Late of Penn Township. Executor: Charles N. Tait c/o Vance E. Antonacci, Esq., McNeese Wallace & Nurick LLC, 570 Lausch Lane, Suite 200, Lancaster, PA 17601. Attorney: McNeese Wallace & Nurick LLC.

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**Williams, Shirley J.**, dec'd.

Late of Conoy Township. Executrix: Jodi M. Williams-Reighard c/o Randall K. Miller, 659 East Willow Street, Elizabethtown, PA 17022. Attorney: Morgan, Hallgren,

Crosswell & Kane, P.C.

**Yetter, Joyce M.**, dec'd.

Late of Millersville.

Executrix: Cindy Yetter-Vassot  
c/o Keen Keen & Good, LLC,  
3460 Lincoln Highway, Thorn-  
dale, PA 19372.

Attorney: Kathleen K. Good,  
Esq., Keen Keen & Good, LLC.

**ARTICLES OF INCORPORATION**

Articles of Incorporation: Notice is hereby given that **THE CENTER FOR BLACK MALE MENTORING** filed articles of incorporation on 08/14/2023 under the Pennsylvania Nonprofit Corporation law of 1988. Commercial registered office provider is Harbor Business Compliance Corporation, Lancaster, PA.

John Hiestand  
c/o Harbor Compliance  
1830 Colonial Village Lane  
Lancaster, PA 17601

S-1

NOTICE IS HEREBY GIVEN that Nonprofit Articles of Incorporation were filed with the Department of State of the Commonwealth of Pennsylvania, at Harrisburg, Pennsylvania, on August 22, 2023, for the purpose of obtaining a Certificate of Incorporation under the provisions of the Nonprofit Corporation Law of 1988. The name of the proposed nonprofit corporation is **Walton Hill Owners Association, Inc.**

The purpose for which it will be organized is: To be a unit owners' association that provides for the management, maintenance and care of the residential community project located in Warwick Town-

ship, Lancaster County, Pennsylvania, known as Walton Hill, A Planned Community.

McNEES WALLACE & NURICK  
LLC

570 Lausch Lane, Suite 200  
Lancaster, PA 17601

S-1

**Village Volunteers** intend to file articles of incorporation as a non-profit social organization under 15 Pa. C.S 5307.

Jodi C. Barone, Director Department of Veteran Affairs, Lancaster County, PA, Veterans Service Officer, US Army M.P. Corps Veteran, Lancaster County Government Center, 150 North Queen Street, Suite 103 Lancaster, PA 17603, Phone: 717.299.7920

S-1

Notice is hereby given that Articles of Incorporation were filed with the Department of State of the Commonwealth of Pennsylvania, for a Professional Corporation which has been incorporated under the provisions of the Business Corporation Law of 1988. The name of the Corporation is **Katherine Ni DMD, MS, P.C.**

S-1

Notice is hereby given that Articles of Incorporation were filed in the Department of State of the Commonwealth of Pennsylvania on August 16, 2023 for **Sweet & Fancy Cotton Candy Inc.** under the provisions of the Pennsylvania Business Corporation Law of 1988, as amended.

S-1

**ASSUMED NAME NOTICE**

NOTICE IS HEREBY GIVEN that an application for registration of the assumed name **Margo**

**Pennsylvania** for the conduct of business in Lancaster County, Pennsylvania, with the principal place of business being 415 North Prince Street, Suite 202, Lancaster, PA 17603, was made to the Department of State of Pennsylvania at Harrisburg, Pennsylvania, on the 17th day of August 2023, pursuant to 54 Pa.C.S. §311. The name of the entity owning or interested in the said business is PowerCoin, LLC.

McNEES WALLACE & NURICK  
LLC

Attorneys at Law  
100 Pine Street  
Harrisburg, PA 17101

S-1

**CHANGE OF NAME NOTICES**

CHANGE OF NAME PROCEEDING NOTICE

Lancaster County Court of Common Pleas

DOCKET NO.: CI-23-02575

IN RE: NAME CHANGE OF ANTHONY DAVID HEINZMAN

NOTICE IS HEREBY GIVEN that the Petition of Anthony David Heinzman, was filed in the above Court praying for a Decree to change the name of **Anthony David Heinzman** to Anthony David Ramos.

The Court has fixed the 2nd day of November, 2023, at 2:45p.m., in Courtroom No. 4, of the Lancaster County Courthouse, 50 N. Duke Street, Lancaster, Pennsylvania, for a hearing of said Petition, when and where any persons interested may attend and show cause, if any, why said Petition

should not be granted.

KLING, DEIBLER & GLICK, LLP  
Attorneys

A-25, S-1

A hearing will be held on October 26, 2023 at 2:30 p.m., in Courtroom No.4, 3rd floor of the Lancaster County Courthouse, 50 N. Duke St., Lancaster, PA, regarding the request of Denise Miller to change the child's name from **Cole Michael Davis** to Cole Michael Nesbitt. Any person with objections may attend and show cause why the request should not be granted.

Angela F. Rieck, Esquire  
135B East Grant Street  
Lancaster, PA 17602

S-1

**NAME CHANGE NOTICE**

A hearing will be held on October 26, 2023 at 2:45 p.m., in Courtroom No.4, 3rd floor of the Lancaster County Courthouse, 50 N. Duke St., Lancaster, PA, regarding the request of Sydney Morgan Palmquist to change the name from **Sydney Morgan Palmquist** to Sydney Morgan Fekete. Any person with objections may attend and show cause why the request should not be granted.

Angela F. Rieck, Esquire  
135B East Grant Street  
Lancaster, PA 17602

S-1

NOTICE IS HEREBY GIVEN, a Petition has been filed with the Court of Common Pleas of Lancaster County, Pennsylvania, to change the name of **Jennifer Schmitt** to Jenifer Schmitt. The bearing is December 7, 2023 at 2:30 p.m. in Courtroom 4 of the Lancaster County Courthouse,

at which time interested persons may attend and show cause, if any, why the request should not be granted.

GOING & PLANK

S-1, S-8

CHANGE OF NAME  
IN THE COURT OF COMMON  
PLEAS

LANCASTER COUNTY, PENN-  
SYLVANIA CIVIL ACTION-LAW  
NO. CI-23-02788

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

**DEREK MICHAEL ALTHOUSE**

(current name)

to

VERONICA PAIGE ALTHOUSE

(new name)

The Court has fixed the 26th day of October 2023 at 2:00 p.m. (time - specify AM or PM) in Court Room No. 4 County Courthouse, Lancaster County, Pennsylvania, as the time and place for the hearing of said Petitioner, when and where all persons interested may appear and show cause, if any they have, why the prayer of said Petition should not be granted.

Olivia J. Issertell, Esquire

Perna & Abracht, LLC

610 Millers Hill

P.O. Box 96

Kennett Square, PA 19348

S-1

**CIVIL ACTION LAW**

COURT OF COMMON PLEAS

**Number CI-23-00143**

TRUIST BANK, FORMERLY  
KNOWN AS BRANCH BANKING  
AND TRUST COMPANY

V.

Sharon Olphin, Known Surviving Heir of Shirley A Rineer and Unknown Surviving Heirs of Shirley A Rineer

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

TO: Unknown Surviving Heirs of Shirley A Rineer

Your house (real estate) at 97 Oak Bottom Road, Quarryville, Pennsylvania 17566 is scheduled to be sold at Sheriff's Sale on November 29, 2023 at 10:00 a.m. at 150 North Queen Street, Rooms 102/104, Lancaster, Pennsylvania to enforce the court judgment of \$116,923.18 obtained by Truist Bank, formerly known as Branch Banking and 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 and 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

Lancaster Bar Association  
Lawyer Referral Service 28  
East Orange Street Lancaster,  
Pennsylvania 17602  
717- 393-0737

McCABE, WEISBERG &  
CONWAY, LLC  
Attorneys for Plaintiff  
1420 Walnut Street, Ste. 1501,  
Phila., PA 19102, 215-790-1010

S-1

**FICTITIOUS NAME NOTICES**

Alexander Henderson, 190 North Charlotte St., Manheim, PA 17545 did file in the Office of the Secretary of the Commonwealth of Pennsylvania, on or about 05/02/2023, registration of the name **Alex's Guardian** under which he intends to do business at 190 North Charlotte St., Manheim, PA 17545 pursuant to the provisions of the Act of Assembly of December 16, 1982, Chapter 3, known as the "Fictitious Name Act".

S-1

**FICTITIOUS NAME**

April M. Haines, 38 Hellers Church Road, Leola, PA 17540, did file in the office of the Secretary of the Commonwealth of Pennsylvania, on or about August 18, 2023, registration of the name:

**WICKED WHISKERS STUDIO**

under which it intends to do business at: 38 Hellers Church Road, Leola, PA 17540, pursuant to the provision of the Act of Assembly of December 16, 1982, Chapter 3, known as the "Fictitious Name Act".

Raymond A. Durkin, Jr.  
APPEL, YOST & ZEE LLP  
Attorneys

S-1

**LLC NOTICE**

NOTICE IS HEREBY GIVEN that a Certificate of Organization was filed with the Department of State of the Commonwealth of Pennsylvania, at Harrisburg, PA on February 11, 2023 for:

**NEW LANCASTER VALLEY**

**CAMP, LLC**

The said entity has been organized under the provisions of the Pennsylvania Limited Liability Company Law of 1994 of the Commonwealth of Pennsylvania, as amended.

S-1

**ORPHANS' COURT NOTICE**

Orphans' Court Division  
Auditing Notice

To All Claimants, Beneficiaries, Heirs and Next of Kin, and other persons interested: NOTICE IS GIVEN that the following accounts in decedents', incapacitated persons, minors', and trust estates have been filed in the office of the Clerk of the Orphans' Court division of the Court of Common Pleas of Lancaster County and will be presented to said Orphans' Court Division for Audit and confirmation therein to the parties legally entitled thereto on

September 5, 2023

at 9 o'clock a.m. in Courtroom No. 11 on the fourth floor of the Courthouse, 50 North Duke Street, Lancaster, PA

1. **HARMAN, JOHN D.**, decd., 2022-1016. First & Final Acct., Good News Consulting, Inc., Admin., Amanda Snoko Dubbs, atty.

2. **BEWLEY, MITCHELL CHAYCE**, decd., 2021-0898. First & Final Acct., J. Michael Bewley, Admin., Dana C. Panagopoulos, atty.

3. **HEISS, HAROLD B., aka BARRY HEISS, aka HAROLD HEISS**, decd., 2022-0976. First & Final Acct., David Hollar, Admin., David M. Hollar, atty.

Anne L. Cooper  
Clerk of the Orphans' Court Division of the Court of Common Pleas.

A-25; S-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 attorney.

SHANEYFELT, YASMIN; Casey Shaneyfelt; 05767; Scaringi  
SHOUHEY, JERED M.; Dahiana Germosen; 05777; Swartz  
UNITED FINANCIAL CASUALTY COMPANY; Safe Industries LLC; 05737; Justice

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**August 17, 2023  
to August 22, 2023**

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ALSTON, AICIA; Forsythe Finance LLC; 05653; Tsarouhis  
BRECKINRIDGE, MEGAN; Capital One NA; 05667  
CHEEKS, ALBERT JR.; Norma Hubbard; 05719; Bailey  
CREWS, AUNDRE B., BULLOCK, SHAWNA MARIE; Cheryl D. Vaughn; 05674; Kennett  
GABRIEL, SERENA, WEBB, WHITNEY; Mark D. Bray; 05754; Malvey  
GURBA, STEPHEN L.; NG Solutions LLC; 05756; Sobeck  
LITITZ BOROUGH; Linda Carson; 05780; Carson  
MCLAUGHLIN, MATTHEW, MCLAUGHLIN, MATTHEW T, TAYLORS GARAGE, TAYLORS GARAGE INC; Roy Bastin; 05678; Rhoads  
MONFERRE, RAOUL, MONFERRE, SEGUNDO R; US Bank Trust National Association; 05735; Zeron  
MONTALVO, CARLOS A., MONTALVO-RIVERA, CARLOS; Mid Penn Bank; 05722; Hess  
RF NORMAN CORPORATION, RCR SERVICES INC., MORTGAGE DEFAULT SERVICES COMPANY; Bank of New York Mellon Trust Company NA; 05750; Fitzgibbon  
SALIB, EHAB, J&S OF PA LLC; James Curry Jr.; 05738; Fulmer



**NOTICE**



**SHERIFF SALE  
OF VALUABLE  
Real Estate**

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**Wednesday, September 27,  
2023 @ 10:00 a.m. Prevailing  
Time**

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**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 Government Center, Room 102/104, 150 North Queen 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, & 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 Leppler,  
Sheriff of Lancaster County  
Michael D Hess, Esquire,  
Solicitor

**CI-22-07048**

**BANK OF NEW YORK MELLON  
TRUST COMPANY, N.A. AS  
TRUSTEE FOR MORTGAGE  
ASSETS MANAGEMENT SERIES  
I TRUST**

**vs**

**JOSEPH F. BEISSEL, SOLELY  
AS EXECUTOR TO THE ESTATE  
OF MARGARET L. BEISSEL**

PROPERTY ADDRESS: 62 EAST  
BOEHMS RD, WILLOW STREET,  
PA 17584

UPI / TAX PARCEL NUMBER:  
510-74597-0-0000

ALL THAT CERTAIN LOT  
OR PIECE OF LAND WITH A  
DWELLING THEREON ERECTED,  
SITUATED ON THE SOUTH  
SIDE OF BOEHM ROAD, IN  
THE TOWNSHIP OF PEQUEA,

COUNTY OF LANCASTER  
AND COMMONWEALTH OF  
PENNSYLVANIA, MORE FULLY  
BOUNDED AND DESCRIBED  
ACCORDING TO A SURVEY MADE  
BY DANIEL K. LAKE, DATED JULY  
27, 1956, AS FOLLOWS, TO WIT:  
PREMISES BEING 62 EAST  
BOEHMS ROAD, WILLOW  
STREET, PA 17584 PARCEL NO.  
510-74597-0-0000

BEING THE SAME PREMISES,  
WHICH PAUL R. HOLLINGER  
AND SYLVIA A. HOLLINGER,  
HUSBAND AND WIFE BY DEED  
DATED NOVEMBER 3, 1972,  
AND RECORDED IN THE OFFICE  
OF RECORDER OF DEEDS  
OF LANCASTER COUNTY ON  
NOVEMBER 3, 1972, AT BOOK  
63, PAGE 529 GRANTED AND  
CONVEYED UNTO JAMES D.  
BEISSEL, ST. AND MARGARET  
L. BEISSEL, HUSBAND, AND  
WIFE. MARGARET L. BEISSEL  
DEPARTED THIS LIFE ON  
AUGUST 9, 2022.

**CI-22-00085**

**FULTON TOWNSHIP**

**vs**

**ROBERT DAVID CASH**

PROPERTY ADDRESS: 492  
LITTLE BRITAIN CHURCH ROAD,  
PEACH BOTTOM, PA 17563-9699

UPI / TAX PARCEL NUMBER:  
280-40556-0-0000

JUDGMENT: \$16,111.43

REPUTED OWNERS: Robert  
David Cash

DEED BK. or INSTR. NO.:  
5103760

MUNICIPALITY: Township of  
Fulton

AREA: +/- 2 acres

IMPROVEMENTS: Single Family  
Dwelling

**CI-19-04378**  
**ELIZON MASTER**  
**PARTICIPATION TRUST I,**  
**U.S. BANK TRUST NATIONAL**  
**ASSOCIATION, AS OWNER**  
**TRUSTEE**

**vs**

**ROBERT JACKSON CREASY**  
PROPERTY ADDRESS: 356  
SCHOOLHOUSE RD, NEW  
PROVIDENCE, PA 17566  
UPI / TAX PARCEL NUMBER:  
520-46965-0-0000  
JUDGMENT: \$101,889.01  
REPUTED OWNERS: ROBERT  
JACKSON CREASY  
DEED BK. or INSTR. NO.: Deed  
BK U94 PG 202  
MUNICIPALITY: PROVIDENCE  
TWP  
AREA: 1087.00 Sq.Ft.  
IMPROVEMENTS: A  
RESIDENTIAL DWELLING

**CI-22-00858**  
**CIS FINANCIAL SERVICES, INC.**

**vs**

**WELLINGTON FRY**  
PROPERTY ADDRESS: 572  
NORTH PLUM STREET,  
LANCASTER, PA 17602  
UPI / TAX PARCEL NUMBER:  
336-69398-0-0000  
JUDGMENT: \$210,736.03  
REPUTED OWNERS: Wellington  
Fry  
INSTR. NO.: 6291063  
MUNICIPALITY: City of Lancaster  
AREA: 2,524  
IMPROVEMENTS: Residential  
Dwelling

**CI-23-00166**  
**FULTON BANK, N.A.**

**vs**

**KARLYE L GREAVES**

PROPERTY ADDRESS: 608  
BERNHARD AVENUE, MOUNT  
JOY, PA 17552  
UPI / TAX PARCEL NUMBER:  
450-16247-0-0000  
JUDGMENT: \$ 147,596.01  
REPUTED OWNERS: Karyle L.  
Greaves  
DEED BK. or INSTR. NO.:  
Instrument No. 6405264  
MUNICIPALITY: Borough of  
Mount Joy  
AREA:  
IMPROVEMENTS: Residential  
Dwelling

**CI-22-06056**  
**THE EPHRATA NATIONAL**  
**BANK**

**vs**

**BRYAN H. HORNING, LUELLA**  
**H. HORNING**

PROPERTY ADDRESS: 32  
MIDDLE CREEK ROAD, LITITZ,  
PA 17543  
UPI / TAX PARCEL NUMBER:  
270-80955-0-0000  
JUDGMENT: \$118,559.55  
REPUTED OWNERS: Bryan H.  
Horning and Luella H. Horning  
DEED BK. or INSTR. NO.:  
Document #5611574  
MUNICIPALITY: Manheim  
Township  
AREA:  
IMPROVEMENTS: One-Story  
Single Family Residence with  
attached garage, Barn, Detached  
Garage with Apartment

**CI-22-03008**  
**FULTON TOWNSHIP**

**vs**

**SHEILA ELAINE JONES**  
PROPERTY ADDRESS: 330

ARCADIA TRACE ROAD, PEACH  
BOTTOM, PA 17563  
UPI / TAX PARCEL NUMBER:  
280-28409-0-0000  
JUDGMENT: \$16,569.73  
REPUTED OWNERS: Sheila  
Elaine Jones  
DEED BK. or INSTR. NO.: 6703,  
94  
MUNICIPALITY: Township of  
Fulton  
AREA: +/- 1.07 acres  
IMPROVEMENTS: Single Family  
Dwelling

\_\_\_\_\_

**CI-22-00638**

**U.S. BANK TRUST NATIONAL  
ASSOCIATION, NOT IN ITS  
INDIVIDUAL CAPACITY, BUT  
SOLELY AS TRUSTEE OF LSF8  
MASTER PARTICIPATION  
TRUST**

**vs**

**LAVERNE KELLER, GLENDA  
L. KELLER AKA GLENDA L.  
GEBHARD**

PROPERTY ADDRESS: 326  
STEVENS AVENUE, LANCASTER,  
PA 17602  
UPI / TAX PARCEL NUMBER:  
337-90928-0-00000  
JUDGMENT: \$94,092.10  
REPUTED OWNERS: GLENDA  
L KELLER AKA GLENDA L.  
GEBHARD & LAVERNE KELLER  
DEED BK. or INSTR. NO.:  
H96/616  
MUNICIPALITY: CITY OF  
LANCASTER  
AREA: 1116.00 Sq.Ft.  
IMPROVEMENTS: A  
RESIDENTIAL DWELLING

\_\_\_\_\_

**CI-22-01614**

**NEWREZ LLC D/B/A  
SHELLPOINT MORTGAGE**

**SERVICING**

**vs**

**JOEL A. KINTZLER, AMANDA  
REIHLE**

PROPERTY ADDRESS: 960  
MAPLE STREET, LITITZ, PA  
17543  
UPI / TAX PARCEL NUMBER:  
070-03877-0-0000  
JUDGMENT: \$112,907.98  
REPUTED OWNERS: Joel A.  
Kintzler, adult individual and  
Amanda Reihle, adult individual  
INSTR. NO.: 6108004  
MUNICIPALITY: Township of Clay  
AREA: N\A  
IMPROVEMENTS: Residential  
Dwelling

\_\_\_\_\_

**CI-15-10354**

**PNC BANK, NATIONAL  
ASSOCIATION, SUCCESSOR IN  
INTEREST TO NATIONAL CITY  
REAL ESTATE SERVICES, LLC,  
SUCCESSOR BY MERGER TO  
NATIONAL CITY MORTGAGE,  
INC., FORMERLY KNOWN AS  
NATIONAL CITY MORTGAGE  
CO.**

**vs**

**DAVID E. LAYTON**

PROPERTY ADDRESS: 115  
AUTUMN DRIVE, LITITZ, PA  
17543  
UPI / TAX PARCEL NUMBER:  
390-17318-0-0000  
JUDGMENT: \$115,874.39  
REPUTED OWNERS: DAVID E.  
LAYTON  
DEED BK. or INSTR. NO.: DEED  
BK DOCUMENT NUMBER  
5151519  
MUNICIPALITY: TOWNSHIP OF  
MANHEIM  
AREA: 936.00 Sq.Ft.  
IMPROVEMENTS: A  
RESIDENTIAL DWELLING

**CI-12-07471**  
**HOMEPLUS FINANCE**  
**CORPORATION**

**vs**

**ALICIA L. LUNDY**

PROPERTY ADDRESS: 129  
GREEN STREET, LANCASTER, PA  
17602  
UPI / TAX PARCEL NUMBER:  
337-28036-0-0000  
JUDGMENT: \$26,027.32  
REPUTED OWNERS: Alicia L.  
Lundy  
DEED BK. and PAGE or INSTR.  
NO.: Document #5207419  
MUNICIPALITY: City of Lancaster  
AREA: 1,742 Square Feet  
IMPROVEMENTS: Single-Family  
Dwelling

**CI-23-00145**  
**MCLP ASSET COMPANY INC**

**vs**

**JENNIFER LEE MILLER**

PROPERTY ADDRESS: 838  
KNOLL DRIVE, MOUNT JOY, PA  
17552  
UPI / TAX PARCEL NUMBER:  
461-81033-0-0000  
JUDGMENT: \$141,357.43  
REPUTED OWNERS: JENNIFER  
LEE MILLER  
DEED BK. or INSTR. NO.: INSTR.  
NO 5583156  
MUNICIPALITY: TOWNSHIP OF  
MOUNT JOY  
AREA: 1240.00 Sq.Ft.  
IMPROVEMENTS: A  
RESIDENTIAL DWELLING

**CI-16-10178**  
**U.S. BANK NATIONAL**  
**ASSOCIATION, NOT IN ITS**  
**INDIVIDUAL CAPACITY BUT**  
**SOLELY AS TRUSTEE FOR THE**

**RMAC TRUST, SERIES 2016-**  
**CTT**

**vs**

**BOBBIE JO OLMO, ABRAHAM**  
**OLMO**

PROPERTY ADDRESS: 110 NEW  
DORWART ST, LANCASTER, PA  
17603  
UPI / TAX PARCEL NUMBER:  
338-61305-0-0000  
JUDGMENT: \$76,928.39.  
REPUTED OWNERS: Bobbie Jo  
Olmo  
Abraham Olmo  
DEED BK. and PAGE or INSTR.  
NO.: Document ID# 5678219  
MUNICIPALITY: City of Lancaster  
AREA: ALL THAT CERTAIN lot  
or piece of land situate on the  
Southwest side of New Dorwart  
Street between High and West  
Vine Streets, in the City of  
Lancaster, County of Lancaster,  
Pennsylvania, having thereon  
erected a two story brick dwelling  
house known as No. 110 New  
Dorwart Street, bounded and  
described as follows, to wit:  
IMPROVEMENTS: Residential  
Dwelling

**CI-21-08275**  
**REVERSE MORTGAGE**  
**SOLUTIONS, INC.**

**vs**

**MAMIE L. PARKER**

PROPERTY ADDRESS: 331  
SOUTH MARSHALL STREET,  
LANCASTER, PA 17602  
UPI / TAX PARCEL NUMBER:  
337-80170-0-0000  
JUDGMENT: \$68,721.61  
REPUTED OWNERS: MAMIE L.  
PARKER  
BOOK 67 PAGE 524  
INSTRUMENT NO. 37905  
MUNICIPALITY: CITY OF  
LANCASTER,

AREA: PRIMARY HOMESITE  
1,742 SQ FT.  
IMPROVEMENTS: RESIDENTIAL

—————  
**CI-23-00161**  
**BROKER SOLUTIONS INC. DBA**  
**NEW AMERICAN FUNDING**

**vs**  
**BRITTANY E. REAM**  
PROPERTY ADDRESS: 2621  
NORTHFIELD DRIVE, EAST  
PETERSBURG, PA 17520  
UPI / TAX PARCEL NUMBER:  
220-90737-0-0000  
JUDGMENT: \$179,978.39.  
REPUTED OWNERS: Brittany E.  
Ream  
DEED BK. and PAGE or INSTR.  
NO.: Document ID# 6580834  
MUNICIPALITY: East Petersburg  
Borough

AREA: ALL THAT CERTAIN  
lot or tract of land with the  
improvements thereon erected,  
situate on the southwest side  
of Northfield Drive, north of  
Hollow Drive, in East Petersburg  
Borough, Lancaster County,  
Pennsylvania, and being known  
as Lot No. 158, Block D, as  
shown on a Revised Final Plan  
of Constitution Square North,  
Phase III-B, prepared by Huth  
Engineers, Inc., dated August 9,  
1988, Drawing No. LA-1245-44  
and recorded in the Office for the  
Recording of Deeds, etc., in and for  
Lancaster County, Pennsylvania  
in Subdivision Plan Book J-161,  
Page 65, said lot being more fully  
bounded and described as follows:  
IMPROVEMENTS: Residential  
Dwelling

—————  
**CI-22-03770**  
**NATIONSTAR MORTGAGE LLC**

**D.B.A MR. COOPER**  
**vs**

**AIDA I. RODRIGUEZ**

PROPERTY ADDRESS: 113  
CRYSTAL STREET, LANCASTER,  
PA 17603  
UPI / TAX PARCEL NUMBER:  
338-66377-0-0000  
JUDGMENT: \$82,298.81.  
REPUTED OWNERS: Aida I.  
Rodriguez  
DEED BK. and PAGE or INSTR.  
NO.: Deed Book 5381, Page 222  
MUNICIPALITY: City of Lancaster  
AREA: ALL THAT CERTAIN  
lot of ground having thereon  
erected a two and one half story  
brick dwelling house, numbered  
113 on the west side of Crystal  
Street, in the City of Lancaster,  
County of Lancaster and State  
of Pennsylvania, bounded and  
described as follows:  
IMPROVEMENTS: Residential  
Dwelling

—————  
**CI-19-10475**  
**PENNYMAC LOAN SERVICES,**  
**LLC**

**vs**  
**BENITA SHAFFER A/K/A**  
**BENITA MARGARITO**  
**SHAFFER, AS**  
**ADMINISTRATRIX OF THE**  
**ESTATE OF LESLIE E.**  
**SHAFFER, II, DECEASED**

PROPERTY ADDRESS: 266  
NORTH 11TH STREET #B,  
AKRON, PA 17501  
UPI / TAX PARCEL NUMBER:  
270-71319-0-0000  
JUDGMENT: \$147,666.29  
REPUTED OWNERS: Benita  
Shaffer a/k/a Benita Margarito  
Shaffer, As Administratrix of the  
Estate of Leslie E. Shaffer, II,  
Deceased  
DEED BK. Or INSTR NO.:

5633406  
MUNICIPALITY: Akron  
AREA: 1,232  
IMPROVEMENTS: Residential

**CI-22-05333**  
**AURORA FINANCIAL GROUP,  
INC.**

**vs**  
**THE UNKNOWN HEIRS OF  
JONATHAN ERIC WILSON  
DECEASED**

PROPERTY ADDRESS: 708 KING  
PEN ROAD, KIRKWOOD, PA  
17536  
UPI / TAX PARCEL NUMBER:  
380-37698-0-0000  
JUDGMENT: \$172,866.31  
REPUTED OWNERS: The  
Unknown Heirs of JONATHAN  
ERIC WILSON Deceased  
DEED BK. or INSTR. NO.:  
INSTRUMENT NO.: 6557994  
MUNICIPALITY: TOWNSHIP OF  
LITTLE BRITAIN  
AREA: 2088.00 SQ. FT.  
IMPROVEMENTS: A  
RESIDENTIAL DWELLING

**CI-20-08126**  
**FULTON TOWNSHIP**  
**vs**  
**EARL TRISLER**

PROPERTY ADDRESS: 2664  
ROBERT FULTON HIGHWAY,  
PEACH BOTTOM, PA 17563  
UPI / TAX PARCEL NUMBER:  
280-26813-0-0000  
JUDGMENT: \$12,046.75  
REPUTED OWNERS: Earl Trisler  
DEED BK. or INSTR. NO.:  
5941079  
MUNICIPALITY: Township of  
Fulton  
AREA: +/- 1.2 acres  
IMPROVEMENTS: Single Family

Dwelling

**CI-22-00457**  
**BANK OF NEW YORK MELLON  
TRUST COMPANY, N.A. AS  
TRUSTEE FOR MORTGAGE  
ASSETS MANAGEMENT SERIES  
I TRUST**

**vs**  
**UNKNOWN HEIRS,  
SUCCESSORS, ASSIGNS AND  
ALL PERSONS, FIRMS OR  
ASSOCIATIONS CLAIMING  
RIGHT, TITLE OR INTEREST  
FROM OR UNDER BERTHA  
S. SNYDER A/K/A BERTHA  
ELLEN SNYDER**

PROPERTY ADDRESS:  
124 RESERVOIR STREET,  
LANCASTER, PA 17602  
UPI / TAX PARCEL NUMBER:  
332-24900-0-0000  
JUDGMENT: \$135,752.08  
REPUTED OWNERS: BERTHA S.  
SNYDER A/K/A BERTHA ELLEN  
SNYDER, DECEASED  
BOOK NO. Z57 PAGE 1099  
MUNICIPALITY: CITY OF  
LANCASTER  
AREA: PRIMARY HOMESITE  
1,832 SQ FT.  
IMPROVEMENTS: RESIDENTIAL

**CI-22-05956**  
**DEUTSCHE BANK NATIONAL  
TRUST COMPANY, AS TRUSTEE  
FOR AMERIQUEST MORTGAGE  
SECURITIES INC., ASSET-  
BACKED PASS-THROUGH  
CERTIFICATES, SERIES 2005-  
R11**

**vs**  
**CAROLYN M. WALTZ,  
CLIFFORD G. WALTZ, JR**  
PROPERTY ADDRESS: 1043  
RIVER ROAD, COLUMBIA, PA



17512

UPI / TAX PARCEL NUMBER:

420-16896-0-0000

JUDGMENT: \$115,214.98

REPUTED OWNERS: CAROLYN

M. WALTZ; CLIFFORD G WALTZ

JR

INSTRUMENT#: 5065996

MUNICIPALITY: BOROUGH OF

MARIETTA,

AREA: PRIMARY HOMESITE

8,712 SQ FT.

RESIDUAL 43,560 SQ FT.

IMPROVEMENTS: RESIDENTIAL

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A-25, S-1, S-8