

Franklin County Legal Journal

Vol. 36, No. 42

April 19, 2019

Designated by Order of the Court for the publication of court and other legal notices, the Franklin County Legal Journal (USPS 378-950), 100 Lincoln Way East, Chambersburg, Franklin County, PA 17201-2291, contains reports of cases decided by the various divisions of the Franklin County Branch of the Court of Common Pleas of the 39th Judicial District of Pennsylvania and selected cases from other counties.

PUBLIC NOTICES

ESTATE 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. All persons having claims or demands against any of said estates are requested to make known the same, and all persons indebted to said estates are requested to make payment without delay, to the respective personal representatives thereof or their attorneys named below.

First Publication

Estate of Walter R. Alford, a/k/a Walter Richard Alford, late of Greene Township, Franklin County, Pennsylvania.

Personal Representative:

Beth Ann Tribe

1019 Green Hill Farm Road

Reisterstown, MD 21136

Attorney:

Lawrence R. Rife, IV

Hoskinson, Wenger & Rife

147 East Washington Street

Chambersburg, PA 17201

4/19, 4/26, 5/3/2019

Estate of Lester E. Geesaman, a/k/a Lester Eugene Geesaman, a/k/a L. Eugene Geesaman, late of Borough of Waynesboro, Franklin County, Pennsylvania.

Personal Representative:

Zane E. Geesaman

341 Strickler Avenue

Waynesboro, PA 17268

Attorney:

Timothy W. Misner

39 South Broad Street

Waynesboro, PA 17268

4/19, 4/26, 5/3/2019

Estate of Maynard Koons, a/k/a George Maynard Koons, late of Borough of Waynesboro, Franklin County, Pennsylvania.

Personal Representative:

Judith A. O'Toole

c/o R. Thomas Murphy & Associates, P.C.

237 East Queen Street

Chambersburg, PA 17201

Attorney:

R. Thomas Murphy

R. Thomas Murphy & Associates, P.C.

237 East Queen Street

Chambersburg, PA 17201

4/19, 4/26, 5/3/2019

Estate of Joshua Ledezma, a/k/a Joshua Lee Ledezma, late of Borough of Waynesboro, Franklin County, Pennsylvania.

Personal Representative:

April Ledezma

c/o Andrew H. Shaw, Esquire

2011 West Trindle Road

Carlisle, PA 17013

Attorney:

Andrew H. Shaw

2011 West Trindle Road

Carlisle, PA 17013

4/19, 4/26, 5/3/2019

Estate of Joan L. Martin, late of Borough of Chambersburg, Franklin County, Pennsylvania.

Personal Representative:

Karen L. Wilson

245 Phoenix Drive

Chambersburg, PA 17201

Attorney:

Richard K. Hoskinson

Hoskinson, Wenger & Rife

147 East Washington Street

Chambersburg, PA 17201

4/19, 4/26, 5/3/2019

Estate of James R. Montoy, a/k/a James "Jim" Montoy, late of Peters Township, Franklin County, Pennsylvania.

Personal Representative:

Jessica E. Weaver, Esquire

Mooney Law

80 North Second Street

Chambersburg, PA 17201

Attorney:

Mooney Law

230 York Street

Hanover, PA 17331

4/19, 4/26, 5/3/2019

Estate of Lester D. Myers Jr., late of Antrim Township, Franklin County, Pennsylvania.

Personal Representatives:

Brenda L. Miller

17407 Reiff Church Road

Hagerstown, MD 21740

Steven W. Myers

14668 Mercersburg Road

Greencastle, PA 17225

Attorney:

Wertime Guyer LLC

35 North Carlisle Street, Suite A

Greencastle, PA 17225

4/19, 4/26, 5/3/2019

PUBLIC NOTICES

Estate of Robert M. Palmer, late of Greene Township,
Franklin County, Pennsylvania.

Personal Representatives:
Lori Jane Palmer
50 Minnich Road
Chambersburg, PA 17201
Nancy Ann Lawyer
501 Glenn Avenue
Boiling Springs, PA 17007
Attorney:
Richard K. Hoskinson
Hoskinson, Wenger & Rife
147 East Washington Street
Chambersburg, PA 17201

4/19, 4/26, 5/3/2019

Estate of Margaret A. Rotz, a/k/a Margaret Rotz, late
of Guilford Township, Franklin County, Pennsylvania.

Personal Representative:
John R. Rotz
1355 Springview Drive
Chambersburg, PA 17202
Attorney:
Lawrence R. Rife, IV
Hoskinson, Wenger & Rife
147 East Washington Street
Chambersburg, PA 17201

4/19, 4/26, 5/3/2019

Estate of Martha A. Shaw, late of Hamilton Township,
Franklin County, Pennsylvania.

Personal Representative:
Andrew H. Shaw, Esquire
2011 West Trindle Road
Carlisle, PA 17013
Attorney:
Andrew H. Shaw
2011 West Trindle Road
Carlisle, PA 17013

4/19, 4/26, 5/3/2019

Estate of Dorothy Elizabeth Thomas, a/k/a Dorothy E.
Thomas, late of Borough of Chambersburg, Franklin
County, Pennsylvania.

Personal Representatives:
Barry R. Thomas
124 South Washington Street
Greencastle, PA 17225
Richard D. Thomas, Jr.
6326 Golden Star Place
Columbia, MD 21044
Attorney:
Lawrence R. Rife, IV
Hoskinson, Wenger & Rife
147 East Washington Street
Chambersburg, PA 17201

4/19, 4/26, 5/3/2019

Estate of Shirley L. West, late of Greene Township,
Franklin County, Pennsylvania.

Personal Representatives:
Gregory West
3452 Carnoustie Drive
Chambersburg, PA 17202
Charles E. West
3532 Eagle Drive
Chambersburg, PA 17202
Attorney:
Glen and Glen, LLC
237 East Queen Street
Chambersburg, PA 17201-2205

4/19, 4/26, 5/3/2019

Second Publication

Estate of Maria Lourdes Adan Alvarez, late of
Washington Township, Franklin County, Pennsylvania.

Personal Representatives:
Katherina Funtanilla
Avvim Funtanilla
c/o R. Thomas Murphy & Associates, P.C.
237 East Queen Street
Chambersburg, PA 17201
Attorney:
Jared S. Childers
R. Thomas Murphy & Associates, P.C.
237 East Queen Street
Chambersburg, PA 17201

4/12, 4/19, 4/26/2019

Estate of Doris Jean Hoffman, a/k/a Doris J. Hoffman,
late of Guilford Township, Franklin County, Pennsylvania.

Personal Representatives:
Michelle Ann Otto
228 Carmack Drive
Chambersburg, PA 17202
Kimberly Jean Rosbaugh
197 Alanthia Lane
Etters, PA 17319
Deborah Sue Miller
166 County Line Road
Dillsburg, PA 17019
Attorney:
George E. Wenger, Jr.
Hoskinson, Wenger & Rife
147 East Washington Street
Chambersburg, PA 17201

4/12, 4/19, 4/26/2019

Estate of Shirley U. Lehman, a/k/a Shirley Upperman
Lehman, late of Greene Township, Franklin County,
Pennsylvania.

Personal Representative:
Paul E. Lehman
c/o R. Thomas Murphy & Associates, P.C.
237 East Queen Street
Chambersburg, PA 17201
Attorney:
R. Thomas Murphy
R. Thomas Murphy & Associates, P.C.
237 East Queen Street
Chambersburg, PA 17201

4/12, 4/19, 4/26/2019

Estate of Robert M. Losee, a/k/a Robert Maclean Losee,
late of Greene Township, Franklin County, Pennsylvania.

Personal Representative:
Laura Jones Waterland
c/o Salzmann Hughes, P.C.
79 St. Paul Drive
Chambersburg, PA 17201
Attorney:
Eileen C. Finucane
Salzmann Hughes, P.C.
79 St. Paul Drive
Chambersburg, PA 17201

4/12, 4/19, 4/26/2019

PUBLIC NOTICES

Estate of Thurman C. Martin, a/k/a Thurman Charles Martin, late of Washington Township, Franklin County, Pennsylvania.

Personal Representative:
Michael L. Martin
c/o Jeffrey S. Evans, Esquire
2025 East Main Street,
Waynesboro, PA 17268
Attorney:
Jeffrey S. Evans
2025 East Main Street,
Waynesboro, PA 17268

4/12, 4/19, 4/26/2019

Estate of Arlene D. McCann, late of Borough of Chambersburg, Franklin County, Pennsylvania.

Personal Representative:
John A. McCann
12413 Wedgewood Drive
Waynesboro, PA 17268
Attorney:
J. Edgar Wine
Dick, Stein, Schemel, Wine & Frey, LLP
119 East Baltimore Street
Greencastle, PA 17225

4/12, 4/19, 4/26/2019

Estate of June B. Plummer, late of the Borough of Chambersburg, Franklin County, Pennsylvania.

Personal Representative:
Thomas P. Orndorf
1679 Falling Spring Road
Chambersburg, PA 17202
Attorney:
Jan G. Sulcove
Family First Estate Services
1110 Kennebec Drive
Chambersburg, PA 17201

4/12, 4/19, 4/26/2019

Estate of Dorothy C. Socks, a/k/a Dorothy C. Stottlemeyer-Socks, late of Washington Township, Franklin County, Pennsylvania.

Personal Representatives:
Barbara C. Chandler and Gerald L. Stottlemeyer
c/o Salzmman Hughes, P.C.
79 St. Paul Dr.
Chambersburg, PA 17201
Attorney:
Nancy H. Meyers
Salzmman Hughes, P.C.
79 St. Paul Dr.
Chambersburg, PA 17201

4/12, 4/19, 4/26/2019

Estate of David Miller Tiffany, Jr., late of Montgomery Township, Franklin County, Pennsylvania.

Personal Representative:
Michele Leigh Tiffany
14331 Mercersburg Road
Greencastle, PA 17225
Attorney:
Clayton A. Lingg
Mooney Law
230 York Street
Hanover, PA 17331

4/12, 4/19, 4/26/2019

Estate of Connie L. Tracy, a/k/a Connie Lou Tracy, late of Quincy Township, Franklin County, Pennsylvania.

Personal Representative:
Edwin F. Tracey
c/o R. Thomas Murphy & Associates, P.C.
237 East Queen Street
Chambersburg, PA 17201
Attorney:
R. Thomas Murphy
R. Thomas Murphy & Associates, P.C.
237 East Queen Street
Chambersburg, PA 17201

4/12, 4/19, 4/26/2019

Third Publication

Estate of Margaret Baumgardner, late of Washington Township, Franklin County, Pennsylvania.

Personal Representative:
Linda Barkdoll
c/o Kulla, Barkdoll & Stewart, P.C.
9 East Main Street
Waynesboro, PA 17268
Attorney:
Clinton T. Barkdoll
Kulla, Barkdoll & Stewart, P.C.
9 East Main Street
Waynesboro, PA 17268

4/5, 4/12, 4/19/2019

Estate of Lot L. Blankley, a/k/a Lot Blankley, late of Bethel Township, Fulton County, Pennsylvania.

Personal Representative:
Rusty V. Blankley
3563 Black Oak Road
Wardfordsburg, Pa. 17267
Attorney:
Bradley D. Allison
Allison & Rickards, Attorneys at Law, LLC
102 West Penn Street, Suite 1
Bedford, Pa. 15522

4/5, 4/12, 4/19/2019

Estate of Anna S. Cook, late of Greene Township, Franklin County, Pennsylvania.

Personal Representative:
Michael D. Cook
c/o Sharpe & Sharpe, LLP
257 Lincoln Way East
Chambersburg, PA 17201
Attorney:
J. McDowell Sharpe
Sharpe & Sharpe, LLP
257 Lincoln Way East
Chambersburg, PA 17201

4/5, 4/12, 4/19/2019

Estate of Floyd Seth Fritz II, late of the Montgomery Township, Mercersburg, Franklin County, Pennsylvania.

Personal Representative:
Brent Fritz
12585 Fort Loudon Road
Mercersburg, PA 17236
Attorney:
Tyrone G. Johnson
30 South Second Street, Suite 100
Chambersburg, PA 17201

4/5, 4/12, 4/19/2019

PUBLIC NOTICES

Estate of James R. Fry, late of St. Thomas Township,
Franklin County, Pennsylvania.

Personal Representative:

Donna W. Hart

c/o R. Thomas Murphy & Associates, P.C.

237 East Queen Street

Chambersburg, PA 17201

Attorney:

Jared S. Childers

R. Thomas Murphy & Associates, P.C.

237 East Queen Street

Chambersburg, PA 17201

4/5, 4/12, 4/19/2019

Estate of Helen S. Hessler, late of Greene Township,
Franklin County, Pennsylvania.

Personal Representative:

Karen L. Carbaugh

5221 Sheller Road

Chambersburg, PA 17201

Attorney:

Richard K. Hoskinson

Hoskinson, Wenger & Rife

147 East Washington Street

Chambersburg, PA 17201

4/5, 4/12, 4/19/2019

Estate of David Hose, Sr., late of St. Thomas Township,
Franklin County, Pennsylvania.

Personal Representatives:

Denise Hose & David Hose

4018 Lincoln Way East

Chambersburg, PA 17202

Attorney:

Barbara Townsend

32 West Queen Street

Chambersburg, PA 17201

4/5, 4/12, 4/19/2019

Estate of Jerry D. Lohr, a/k/a Jerry David Lohr, late of
Borough of Waynesboro, Franklin County, Pennsylvania.

Personal Representative:

Diane C. Lohr

c/o R. Thomas Murphy & Associates, P.C.

237 East Queen Street

Chambersburg, PA 17201

Attorney:

Jared S. Childers

R. Thomas Murphy & Associates, P.C.

237 East Queen Street

Chambersburg, PA 17201

4/5, 4/12, 4/19/2019

Estate of Dorothy M. McEldowney, late of St. Thomas
Township, Franklin County, Pennsylvania.

Personal Representative:

Loy M. McEldowney

4605 Race Track road

St. Thomas, PA 17252

Attorney:

Stanley J. Kerlin

204 North Second Street

McConnellsburg, PA 17233

4/5, 4/12, 4/19/2019

Estate of Mardelle L. Overcash, late of Borough of
Chambersburg, Franklin County, Pennsylvania.

Personal Representatives:

Susan Rae Harvey and Douglas L. Overcash

c/o Weigle & Associates, P.C.

126 East King Street

Shippensburg, PA 17257

Attorney:

Jerry A. Weigle

Weigle & Associates, P.C.

126 East King Street

Shippensburg, PA 17257

4/5, 4/12, 4/19/2019

Estate of William H. Schroyer a/k/a William H. Schroyer,
Jr., late of Borough of Chambersburg, Franklin County,
Pennsylvania.

Personal Representative:

Joel R. Zullinger

c/o Zullinger-Davis-Trinh, P.C.

74 North Second Street

Chambersburg, PA 17201

Attorney:

Joel R. Zullinger

Zullinger-Davis-Trinh, P.C.

74 North Second Street

Chambersburg, PA 17201

4/5, 4/12, 4/19/2019

NAME CHANGE NOTICE

In the Court of Common Pleas of the 39th Judicial
District of Pennsylvania- Franklin County Branch

Petition for Change of Name No. 931 of 2019

Change of name of Autum Mechael Strunk

Notice

Notice is hereby given that on March 6th, 2019, the
Petition of Autum Mechael Strunk was filed in the above-
named Court for a decree to a change of name from
Autum Mechael Strunk to Alexander Micheal Strunk.

The Court has fixed Friday, May 17th, 2019 at 10:00
AM at the Franklin County Courthouse, Chambersburg,
Pennsylvania as the time and place for the hearing on
said petition when and where all persons interested
may appear and show cause, if any they have, why the
petition should not be granted.

Local Prothonotary shall serve:

Timothy S. Sponseller

Franklin County Prothonotary

157 Lincoln Way East

Chambersburg, PA, 17201

4/19/2019

PUBLIC NOTICES

ORPHANS' COURT NOTICE

IN THE COURT OF COMMON PLEAS OF THE
39TH JUDICIAL DISTRICT OF FRANKLIN COUNTY,
PENNSYLVANIA – ORPHANS' COURT DIVISION

The following list of Executors, Administrators and Guardian Accounts, Proposed Schedules of Distribution and Notice to Creditors and Reasons why Distribution cannot be Proposed will be presented to the Court of Common Pleas of Franklin County, Pennsylvania, Orphans Court Division for CONFIRMATION: May 2, 2019.

FORBES: First and Final Account of proposed distributions and notice to creditors of Dianne R. Kelso, Executrix of the Estate of Raymond L. Forbes, late of Greene Township, Franklin County, Pennsylvania, deceased.

PAGE: First and Final Account of proposed distributions and notice to creditors of Virginia G. Ankeney, Executrix of the Estate of Karin G. Page, late of the Borough of Chambersburg, Franklin County, Pennsylvania, deceased.

STARLIPER: First and Final Account of proposed distributions and notice to creditors of Debra J. Starliper, Executrix of the Estate of Dennis W. Starliper, late of Hamilton Township, Franklin County, Pennsylvania, deceased.

WALTER: First and Final Account of proposed distributions and notice to creditors of Sherry A. Smith, Executrix of the Estate of Paul W. Walter, late of Greene Township, Franklin County, Pennsylvania, deceased.

Todd A. Rock
Clerk, Orphans' Court Division
Franklin County, Pennsylvania

4/19, 4/26/2019

SHERIFF SALE MAY 10, 2019

By virtue of certain Writs of Execution, issued out of the Court of Common Pleas of Franklin County, Pennsylvania, and to me directed, I will expose at public sale by public venue or outcry in the Franklin County Courthouse, 3rd floor, Jury Assembly Room, Chambersburg, Pennsylvania promptly at 1:00 P.M. on the above date, the hereinafter mentioned Real Estate. All parties in interest and claimants are hereby notified that a schedule of distribution will be filed by the Sheriff on JUNE 10, 2019 and that distribution will be made in accordance with said schedule unless exceptions are filed thereto, within ten (10) days thereafter. Sheriff James W. Brown

**SALE # 1
2018-3415**

**BAYVIEW LOAN SERVICING, LLC
ATTY: STERN & EISENBERG
V.
ANDREA S. FLOOK**

All that certain piece of land lying and being situate in Antrim Township, Franklin County, Pennsylvania, with an address of 11655 Williamsport Pike, Greencastle, PA 17225, UPI # 01-0A17.-282.-000000, Deed Instrument # 200700166

**SALE # 2
2015-1103**

**U.S. BANK NATIONAL ASSOCIATION, NOT IN
ITS INDIVIDUAL CAPACITY BUT SOLELY AS
TRUSTEE OF OWS REMIC TRUST 2015-1
ATTY: PHELAN HALLINAN DIAMOND & JONES
V.
PAMELA L. BURD BEARD AND SHARON M. BURD**

All the following described real estate lying and being situate in Waynesboro Borough, Franklin County, Pennsylvania, with an address of 49 Clayton Avenue, Waynesboro, PA 17268, UPI # 24-5D17.-068.-000000, Franklin County Deed Book Volume 2635, Page 245

**SALE # 3
2018-4702**

**NATIONSTAR MORTGAGE LLC D/B/A MR.
COOPER
ATTY: KML LAW GROUP
V.
DAVID R. CARSON**

All the following described real estate lying and being situate in Antrim Township, Franklin County, Pennsylvania, with an address of 10731 Worleytown Road, Greencastle, PA 17225, UPI # 01-0A15.-025.-000000, Franklin County Deed Book Volume 815, Page 8

PUBLIC NOTICES

SALE # 4
2018-3465
OCWEN LOAN SERVICING, LLC
ATTY: STERN & EISENBERG
V.
TINA MARIE HECKERT

All that certain described real estate lying and being situate in Washington Township, Franklin County, Pennsylvania, with an address of 1920 Clearview Terrace, Waynesboro, PA 17268, UPI #23-0Q12Q-166-000000, Franklin County Deed Book 2316, Page 327

SALE # 5
2018-3683
LAKEVIEW LOAN SERVICING, LLC
ATTY: STERN & EISENBERG
V.

LUCAS E. MILLER AND KIMBERLY D. MILLER

All the following real estate lying and being situate in Greene Township, Franklin County, Pennsylvania, with an address of with an address of 4645 Newman Road, Fayetteville, PA 17222, UPI # 09-0C23Q-021A-000000, Deed Instrument # 201513310

SALE # 6
2018-1744
PINGORA LOAN SERVICING, LLC
ATTY: PHELAN HALLINAN DIAMOND & JONES
V.

BARBARA A. HORNBAKER A/K/A BARBARA ANN HORNBAKER AND JEREMY HORNBAKER A/K/A JEREMY ALAN HORNBAKER

All that certain real estate situate in St. Thomas Township, Franklin County, Pennsylvania, with an address of 1099 Apple Way, Saint Thomas, PA 17252, UPI # 20-0M13.-208-000000, Deed Instrument # 201510554

SALE # 7
2018-1489
DEUTSCHE BANK NATIONAL TRUST COMPANY,
AS TRUSTEE, ON BEHALF OF THE HOLDERS
OF THE J.P. MORGAN MORTGAGE ACQUISITION
TRUST 2007-CH5 ASSET BACKED PASS-
THROUGH CERTIFICATES, SERIES 2007-CH5
ATTY: MILSTEAD & ASSOCIATES
V.

DOUGLAS A. KELLER A/K/A DOUGLAS KELLER
AND AMY L. MOATS A/K/A AMY MOATS

All the following described real estate lying and being situate in Antrim Township, Franklin County, Pennsylvania, with an address of 15339 Camden Drive, Greencastle, PA 17225, UPI # 01-0A32.-325.-000000, Deed Instrument # 201226221

SALE # 8
2018-4541
WELLS FARGO BANK, NA
ATTY: PHELAN HALLINAN DIAMOND & JONES
V.
CHRISTOPHER B. BRYANT

All that certain lot or piece of ground situate in Greene Township, Franklin County, Pennsylvania, with an address of 3631 Mountain Shadow Drive, Fayetteville, PA 17222, UPI # 09-0C23C-108.-000000, Deed Instrument 201119098

SALE # 9
2018-4055
JPMORGAN CHASE BANK, NATIONAL
ASSOCIATION
ATTY: PHELAN HALLINAN DIAMOND & JONES
V.

SUSAN A. TOMS

All the following described real estate lying and being situate in Greene Township, Franklin County, Pennsylvania, with an address of 3436 Carnoustie Drive, Chambersburg, PA 17202, UPI # 09-0C13.-231.-000000, Deed Instrument # 201007396

SALE # 10
2018-4727
WELLS FARGO BANK, NA
ATTY: PHELAN HALLINAN DIAMOND & JONES
V.
CHRISTOPHER SHAWN'T A AYDELOTT A/K/A
CHRISTOPHER A. AYDELOTT

All that certain lot or piece of ground lying and being situate in Greene Township, Franklin County, Pennsylvania, with an address of 1039 Crestwood Drive, Chambersburg, PA 17202, UPI # 09-0C22.-232.-00000000, Deed Instrument # 201606425

SALE # 11
2018-2782
PNC BANK, NATIONAL ASSOCIATION,
SUCCESSOR BY MERGER TO NATIONAL CITY
MORTGAGE, A DIVISION OF NATIONAL CITY
BANK
ATTY: PHELAN HALLINAN DIAMOND & JONES
V.

MIKA UEHARA JONES

All the following tract of real estate lying and being situate in Greene Township, Franklin County, Pennsylvania, with an address of 8060 Lincoln Way East, Fayetteville, PA 17222, UPI # 09-0C27M-027.-000000, Deed Instrument 201723360

SALE # 12
2018-5076
FREEDOM MORTGAGE CORPORATION
ATTY: PHELAN HALLINAN DIAMOND & JONES
V.
JAMES W. ECKSTINE

All the following described real estate lying and being situate in Southampton Township, Franklin County, Pennsylvania, with an address of 9694 Alvin Drive, Shippensburg, PA 17257, UPI # 21-0N11.-137.-000000, Deed Instrument # 201508984

PUBLIC NOTICES

SALE # 13
2018-2373

FREEDOM MORTGAGE CORPORATION
ATTY: PHELAN HALLINAN DIAMOND & JONES
V.
RUSTY L. LYNN

All that tract of land or real estate lying and being situate in Washington Township, Franklin County, Pennsylvania, with an address of 14100 Buchanan Trail East, Waynesboro, PA 17268, UPI # 23-0Q14.-068B-000000, Deed Instrument # 200916556

SALE # 14
CANCELLED

SALE # 15
2018-3689

BRANCH BANKING AND TRUST COMPANY,
SUCCESSOR IN INTEREST TO SUSQUEHANNA
BANK
ATTY: MCCABE WEISBERG & CONWAY
V.
TODD E. ERNEWEIN AND CAROL S. ERNEWEIN

All the following described real estate situate in Washington Township, Franklin County, Pennsylvania, with an address of 230 Geiser Avenue, Waynesboro, PA 17268, UPI # 23-0Q12Q-024.-000000, Franklin County Deed Book Volume 1513, Page 577

SALE # 16
2018-4766
M&T BANK

ATTY: STERN & EISENBERG
V.

RODNEY L. CLARK AND VICKIE D. CLARK A/K/A
VICKIE CLARK

All the following described real estate lying and being situate in Washington Township, Franklin County, Pennsylvania, with an address of 11737 Country Club Road, Waynesboro, PA 17268, UPI # 23-0Q12C-017.-000000, Franklin County Deed Book Volume 1290, Page 6

SALE # 17
2018-4660

THE BANK OF NEW YORK MELLON, F/K/A
THE BANK OF NEW YORK AS TRUSTEE FOR
REGISTERED HOLDERS OF CWABS, INC., ASSET-
BACKED CERTIFICATES, SERIES 2005-13 %
CARRINGTON MORTGAGE SERVICES, LLC
ATTY: KML LAW GROUP
V.
PAMELA D. HERB AND ROBERT G. HERB JR

All that certain tract of real estate lying and being situate in Washington Township, Franklin County, Pennsylvania, with an address of 11743 Woodlea Drive, Waynesboro, PA 17268, UPI # 23-0Q13.-151.-000000, Franklin County Deed Book Volume 1403, Page 638

SALE # 18
2018-4706

WELL FARGO BANK, NA
ATTY: POWERS KIRN LLC
V.

KEVIN H. TAYLOR A/K/A KEVIN TAYLOR AND
MARIAH TAYLOR

All the following described real estate lying and being situate in Antrim Township, Franklin County, Pennsylvania, with an address of 852 Joy Drive, Greencastle, PA 17225, UPI # 01-0A22A-044.-00000A, Deed Instrument # 201507060

SALE # 19
CANCELLED

SALE # 20
2018-4550

DITECH FINANCIAL LLC
ATTY: KML LAW GROUP
V.
JESSE E. EHRHART

All that certain described real estate lying and being situate in Lurgan Township, Franklin County, Pennsylvania, with an address of 10553 Newburg Road, Orrstown, PA 17244, UPI # 13-0G14.-006.-000000, Deed Instrument # 201600030

SALE # 21
2018-4932

BANK OF AMERICA, N.A.
ATTY: KML LAW GROUP
V.

ERNEST J. GARLAND AND BETTY M. GARLAND

All that certain tract of land situate in Montgomery Township, Franklin County, Pennsylvania, with an address of 6011 Charlestown Road, Mercersburg, PA 17236, UPI # 17-0J02.-093C-000000, Franklin County Deed Book Volume 3589, Page 264

SALE # 22
2018-3873

BAYVIEW LOAN SERVICING, LLC
ATTY: KML LAW GROUP
V.

KENT D. KEEFER A/K/A KENT KEEFER AND
BRENDA L. KEEFER

All the following described real estate lying and being situate in Montgomery Township, Franklin County, Pennsylvania, with an address of 11315 Shimpstown Road, Mercersburg, PA 17236, UPI # 17-0J12.-079.-000000, Deed Instrument # 201313045

PUBLIC NOTICES

SALE # 23

2018-5227

**LAKEVIEW LOAN SERVICING, LLC
ATTY: MCCABE WEISBERG & CONWAY
V.
RYAN W. FISHER**

All those two (2) tract or parcels of real estate lying and being situate in Peters Township, Franklin County, Pennsylvania, with an address of 13835 Buchanan Trail West, Mercersburg, PA 17236, UPI # 18-0K16Q-007A-000000, Deed Instrument # 201002686

SALE # 24

2017-4767

**PENNSYLVANIA HOUSING FINANCE AGENCY
ATTY: PURCELL KRUG & HALLER
V.**

DANIEL A. GUYER AND VICTORIA L. GUYER

All the following described real estate lying and being situate in Greene Township, Franklin County, Pennsylvania, with an address of 4699 Railroad Road, Chambersburg, PA 17202, UPI # 09-0C08.-051.-000000, Deed Instrument # 201415522

SALE # 25

2012-2464

**WILMINGTON SAVINGS FUND SOCIETY, FSB,
DBA CHRISTIANA TRUST, NOT INDIVIDUALLY
BUT AS TRUSTEE FOR HILLDALE TRUST
ATTY: HILL WALLACK
V.**

**GEOFFREY E. SUTTON
AND KIMBERLY B. SUTTON**

All that certain tract, lot or parcel of land situate in Washington Township, Franklin County, Pennsylvania, with an address of 11484 Buhrman Drive W, Waynesboro, PA 17268, UPI # 23-0Q07-370-000000, Franklin County Deed Book Volume 2608, Page 544

SALE # 26

2018-2356

**BAYVIEW LOAN SERVICING, LLC
ATTY: KML LAW GROUP
V.**

**CURTIS L. BURKETT AS CO-ADMINISTRATOR
OF THE ESTATE OF RUBY M. BURKETT,
DECEASED, RICHARD W. BURKETT R., AS CO-
ADMINISTRATOR OF THE ESTATE OF RUBY M.
BURKETT, DECEASED AND NATALIE J. KASPER
AS CO-ADMINISTRIX OF THE ESTATE OF RUBY
M. BURKETT, DECEASED**

All the following two (2) tracts of real estate lying and being situate in Chambersburg Borough, Franklin County, Pennsylvania, with an address of 500 North Franklin Street, Chambersburg, PA 17201, UPI # 05-1B40.-023.-000000, Franklin County Deed Book Volume 1024, Page 462

SALE # 27

2016-183

**WILMINGTON SAVINGS FUND SOCIETY, FSB AS
OWNER TRUSTEE OF THE RESIDENTIAL CREDIT
OPPORTUNITIES TRUST V-B
ATTY: MILSTEAD & ASSOCIATES
V.**

**JAMES B. ADDLESBERGER AND MARY
ADDLESBERGER**

All the following described two parcels of real estate lying and being situate in Greene Township, Franklin County, Pennsylvania, with an address of 2632 Williamsburg Circle, Chambersburg, PA 17202, UPI # 09-0C19.-230.-000000, Franklin County Deed Book Volume 1477, Page 191

TERMS

Upon completion of the auction, 10% of the purchase price or 10 % of all costs whichever may be higher, shall be delivered to the Sheriff. The balance due shall be paid NO LATER MAY 20, 2019 AT 4:00 PM prevailing time. If the 10% payment is not made the day of the sale or the balance due is not made, all money previously paid will be forfeited and the property will be resold on FRIDAY MAY 24, 2019 at 1:00 pm prevailing time, in the Franklin County Courthouse, Jury Assembly Room, unless otherwise stated, Chambersburg, Franklin County, Pennsylvania at which time the full purchase price or all costs, whichever may be the higher, shall be paid in full. Deeds will be recorded in the name of the successful bidder.

SHERIFF SALE DATES 2019

CUT OFF	SALE DATES
SEPT 7 2018	NOV 9, 2018
NOV 2, 2018	JAN 11, 2019
JAN 4, 2019	MAR, 8, 2019
MAR 1, 2019	MAY 10, 2019
MAY 3, 2019	JULY 12, 2019
JULY 5, 2019	SEPT 13, 2019
SEPT 6, 2019	NOV 8, 2019
NOV 1, 2019	JAN 10, 2020
	4/19, 4/26, 5/3/2019