

Adams County Legal Journal

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No. 50

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ADAMS COUNTY LEGAL JOURNAL (USPS 542-600)

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REQUEST FOR PUBLICATION OF DIVORCE NOTICE

CASE NO. 2016-S-L 144 ACTION IN DIVORCE

SCOTT A. BRIGAMAN, Plaintiff vs.

MARY K. McGRAIL, Defendant

Hearing regarding equitable distribution and ancillary claims is currently scheduled for May 17, 2019.

NOTICE

If you wish to defend, you must enter a written appearance, personally or by attorney, and file your defenses or objections in writing with the court. You are warned that if you fail to do so the case may proceed without you and a judgment may be entered against you without further notice for the relief requested by the plaintiff. You may lose money or property or other rights important to you.

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

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

COURT ADMINISTRATOR ADAMS COUNTY COURTHOUSE GETTYSBURG, PA 17325 717-337-9846

4/19

INCORPORATION NOTICE

JOURNEY has been incorporated under the provisions of the Non-Profit Corporation Law of 1988.

Clymer Bodene, P.C. Attorneys

4/19

PUBLIC HEARING NOTICE

Please take notice that pursuant to the provisions of the Public School Code of 1949, as amended, Section 701.1 a public hearing will be held by the Board of Directors of the Upper Adams School District in the auditorium of the Biglerville High School located at 161 North Main Street, Biglerville, PA, 17307, on Tuesday, May 14, 2019, for the proposed renovations and additions to Arendtsville Elementary School, starting at 6:30 P.M. The purpose of this hearing is to review all relevant matters relating to the proposed renovation, construction, and equipping of Arendtsville Elementary School.

A description of the Project, including facts relative to educational, physical, administrative, budgetary, and fiscal matters of the Project, will be presented and will be available for consideration at this public hearing, and, beginning Tuesday, April 23, 2019, a description booklet for the Project will be available during business hours at the Upper Adams School District Administration Office located at 161 North Main Street, Biglerville, PA, 17307.

The Board of School Directors of the Upper Adams School District by resolution duly adopted has authorized the following maximum project costs and maximum building construction costs in connection with the Project:

- **Act 34 Maximum Building Construction Cost**
(Structure Cost, Design Fees, Movable Fixtures and Equipment, Less Site Costs) **\$7,043,104**
- **Other Project Cost**
(Site Costs, Renovation Costs, and Remaining Soft Costs) **\$2,579,840**
- **Maximum Project Cost** **\$9,622,944**

This public hearing is being held pursuant to the requirements of PA Public School Code of 1949, approved March 10, 1949, as amended and supplemented, including amendments made pursuant to Act 34 of the Session of 1973 of the General Assembly.

Any and all interested parties may attend and be heard at the public hearing. Interested parties who want to be placed on the public hearing agenda may submit their names and written testimony to the District Office (address listed above) until 12:00 noon on Friday, May 10, 2019. Each testimonies will be limited to five minutes per speaker. Additional testimony will be received from the floor at the hearing.

Additional comments regarding these projects will be received by the School Board Secretary until 12:00 noon on June 17, 2019.

4/19

FICTITIOUS NAME NOTICE

NOTICE IS HEREBY GIVEN that the pursuant to the provisions of the Fictitious Name Act, 54 Pa. C.S.A 311, that an Application to conduct business in Pennsylvania, under the assumed or fictitious name, style or designation of 22(9) was filed with the Department of State, Commonwealth of Pennsylvania, in Harrisburg, Pennsylvania. The business is located at 22 Chambersburg Street, Gettysburg, Adams County, Pennsylvania. The name and address of the person who is the party to the registration is: Lynn N Chronister, 104 Rodes Avenue, Gettysburg, PA 17325.

4/19

FICTITIOUS NAME REGISTRATION

NOTICE IS HEREBY GIVEN that an Application for Registration of Fictitious Name was filed in the Department of State of the Commonwealth of Pennsylvania on February 26, 2019 for K&G TRADING CARDS at 474 Hilltown Road, Gettysburg, PA 17325. The name and address of each individual interested in the business is Kyle M Gastley at 474 Hilltown Road, Gettysburg, PA 17325. This was filed in accordance with 54 Pa.C.S. 311.

4/19

SHERIFF SALES

IN PURSUANCE of writs of execution issuing out of the Court of Common Pleas of Adams County, Pennsylvania, and to me directed, will be exposed to Public Sale on Friday, the 17th day of May 2019, at 10:00 o'clock in the forenoon at the 4th floor Jury Assembly room in the Adams County Court House, 117 Baltimore Street, Gettysburg, Adams County, PA, the following real estate, viz.:

No. 18-SU-1195
Wells Fargo Bank, NA
vs.

Mathew Bolinger
Hamiltonban Township, Adams County, Pennsylvania
Address: 1720 Carrolls Tract Road, Orrtanna, PA 17353
Parcel: 18C12-0072---000
Improvements: Residential
Judgment: \$80,480.33
Attorneys for Plaintiff:
Phelan Hallinan Diamond & Jones, LLP

No. 18-SU-1105
Lakeview Loan Servicing LLC
vs.

Elana M. Fahey
Mount Joy Township, Adams County, Pennsylvania
Address: 10 Jackson Road, Gettysburg, PA 17325
Parcel: 30110-0006---000
Improvements: Residential
Judgement: \$149,086.93
Attorneys for Plaintiff:
McCabe Weisberg & Conway, LLC

No. 18-SU-722
American Financial Resources, Inc.
vs.

Shirley M. Hockensmith and Roland D. Shipe, Jr.
Germany Township, Adams County, Pennsylvania
Address: 273 Saint John Road, Littlestown, PA 17340
Parcel: 15-17-0043-A0-000
Improvements: Residential Dwelling
Judgment: \$109,107.69
Attorneys for Plaintiff:
Phelan Hallinan Diamond & Jones, LLP

No. 17-SU-779
Branch Banking and Trust Company, successor in interest to Susquehanna Bank

vs.
Larry J. Klunk
Address: 15 Green Ridge Road, New Oxford, PA 17350
Parcel: 17K09-0034A-000
Hamilton Township, Adams County, Pennsylvania
Improvements: Consist of a 3-bedroom, 1 bath, 1,440 square foot, single family residential dwelling.
Judgment Amount: \$105,551.18
Attorneys for Plaintiff:
Richard Brent Somach, Esq.
Norris McLaughlin, P.A.
Allentown, PA 18101

No. 18-SU-1068
Pennsylvania Housing Finance Agency

vs.
Caroly Mandarin and David A. Mandarin
Address: 90 Blacksmith Shop Road, Gettysburg, PA 17325
Parcel: 09F15-0022---000
Cumberland Township, Adams County, Pennsylvania
Improvements: Residential
Judgment: \$215,234.58
Attorneys for Plaintiff:
Leon P. Haller, I.D. #15700

No. 18-SU-3
Wells Fargo Bank, N.A.
vs.

Nicholas A. Priest, in His Capacity as Administrator and Heir of the Estate of Darrell L. Priest, Unknown Heirs, Successors, Assigns, and All Persons, Firms, or Associations Claiming Right, Title or Interest From or Under Darrell L. Priest, Deceased
Address: 18 Charlestown Court, Littlestown, PA 17340
Parcel: 27010-0054---000
Littlestown Borough, Adams County, Pennsylvania
Improvements: Residential
Judgment: \$175,470.89
Attorneys for Plaintiff:
Phelan Hallinan Diamond & Jones, LLP

No. 15-SU-939
Wilmington Savings Fund Society, FSB, as Trustee of Upland Mortgage Loan Trust A

vs.
Thelma Reifsnider and Mary F. Reifsnider a/k/a Mary Reifsnider
Address: 30 Colorado Avenue, Littlestown, PA 17340
Parcel: 27007-0106---000
Littlestown Borough
Improvements: Residential
Judgment: \$146,539.50
Attorneys for Plaintiff:
Millstead & Associates, LLC
By: Roger Fay, Esq
Marlton, NJ 08053
856-482-1400

No. 18-SU-464
MidFirst Bank, a Federally Chartered Savings Association

vs.
Riggo Roberge
Address: 124 Bollinger Road, Littlestown, PA 17340
Germany Township, Adams County, Pennsylvania
Parcel: 15J18-0049-000
Improvements: Residential
Judgment: \$255,601.59
Attorneys for Plaintiff:
KML Law Group, P.C.

NOTICE directed to all parties in interest and claimants that a schedule of distribution will be filed by the Sheriff in his office no later than (30) thirty days after the date of sale and that distribution will be made in accordance with that schedule unless exceptions are filed thereto within (10) ten days thereafter.

Purchaser must settle for property on or before filing date. ALL claims to property must be filed with Sheriff before sale date.

AS SOON AS THE PROPERTY IS DECLARED SOLD TO THE HIGHEST BIDDER, 20% OF THE PURCHASE PRICE OR ALL OF THE COST, WHICHEVER MAY BE THE HIGHER, SHALL BE PAID FORTHWITH TO THE SHERIFF.

James W. Muller
Sheriff of Adams County

www.adamscounty.us
4/19, 4/26 & 5/3

SHERIFF SALES

IN PURSUANCE of writs of execution issuing out of the Court of Common Pleas of Adams County, Pennsylvania, and to me directed, will be exposed to Public Sale on Friday, the 17th day of May 2019, at 10:00 o'clock in the forenoon at the 4th floor Jury Assembly room in the Adams County Court House, 117 Baltimore Street, Gettysburg, Adams County, PA, the following real estate, viz.:

No. 2018-SU-1038

Wells Fargo Bank, NA
vs.

Catherine M. Salisbury

Borough of Carroll Valley, Adams County, Pennsylvania
Address: 62 Eagles Trail, Fairfield, PA 17320

Parcel: 43029-0168-000
Improvements: Residential
Judgment: \$96,648.59
Attorneys for Plaintiff:

Manley Deas Kochalski LLC
Columbus, OH 43216-5028
614-220-5611

No. 18-SU-1302

Freedom Mortgage Corporation
vs.

Ashley Small, Dale Magness, Jr., Nathaniel Tyler

Menallen Township, Adams County, Pennsylvania
Address: 129 Clearview Road, Aspers, PA 17304
Parcel: 29F06-0067---000

Improvements thereon: Residential
Judgment: \$172,133.65
Attorneys for Plaintiff:

Phelan Hallinan Diamond & Jones, LLP

No. 16-SU-456

Wilmington Savings Fund Society, FSB, As Trustee of Stanwich Mortgage Loan Trust A

vs.
Brian L. Starnier and Jennifer L. Starnier

Address: 3 Holly Court, Littlestown, PA 17340

Parcel: 06009-0108-000
Improvements: Residential 1-Story Dwelling
Judgment Amount: \$252,388.51
Attorneys for Plaintiff:

Hill Wallack LLP

No. 17-SU-70

Wilmington Savings Fund Society, FSB, not in its individual capacity but solely in its capacity as Owner Trustee of Matawin Ventures Trust Series 2017-4

vs.
Jane M. Stoner and Stephen D. Stoner

Carroll Valley Borough, Adams County, Pennsylvania
Address: 40 Mile Trail, Fairfield, PA 17320

Parcel: 43041-0116---000
Improvements: Residential Dwelling
Judgment: \$144,218.45

Attorney for Plaintiff:
Richard M. Squire & Associates, LLC
Jenkintown, PA 19046
Phone: 215-886-8790

No. 18-SU-1230

Shawn Sutphen
vs.

American Financial Resources Inc.

Address: 10 North Jefferson Street, Hanover, PA 17331
Conewago Township, Adams County, Pennsylvania

Parcel: 08008-0148A--000
Improvements thereon: Residential
Judgment: \$173,067.42
Seized and taken in execution as the property of Shawn A. Sutphen
Attorneys for Plaintiff:
McCabe Weisberg & Conway
Philadelphia, PA 19109

No. 17-SU-473

Pennymac Loan Services, LLC
vs.

Todd R. West

Huntington Township, Adams County, Pennsylvania

Property Address: 361 Long Lane, York Springs, PA 17372
Parcel: 22I05-0007D--000
Improvements: Residential

Judgment: \$168,036.43
Attorneys for Plaintiff:
Phelan Hallinan Diamond & Jones

No.: 18-SU-1197

JPMorgan Chase Bank, National Association, Plaintiff
vs.

Brandon C. Wright and Tina M. Wright a/k/a Tina M. Thompson

Conewago Township
Address: 55 Skyview Circle, Hanover, PA 17331

Parcel: 08023-0041---000
Improvements: Residential
Judgment: \$163,369.17
Attorneys for Plaintiff:

Samantha Gable, Esq.

NOTICE directed to all parties in interest and claimants that a schedule of distribution will be filed by the Sheriff in his office no later than (30) thirty days after the date of sale and that distribution will be made in accordance with that schedule unless exceptions are filed thereto within (10) ten days thereafter.

Purchaser must settle for property on or before filing date. ALL claims to property must be filed with Sheriff before sale date.

AS SOON AS THE PROPERTY IS DECLARED SOLD TO THE HIGHEST BIDDER, 20% OF THE PURCHASE PRICE OR ALL OF THE COST, WHICHEVER MAY BE THE HIGHER, SHALL BE PAID FORTHWITH TO THE SHERIFF.

James W. Muller
Sheriff of Adams County

www.adamscounty.us

4/19, 4/26 & 5/3

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 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 executors or administrators or their attorneys named below.

FIRST PUBLICATION**ESTATE OF CHARLOTTE K. BYERS, DEC'D**

Late of Germany Township, Adams County, Pennsylvania

Executors: Thomas E. Byers, 284 Mengus Mill Road, Littlestown, PA 17340; Arthur E. Byers, P.O. Box 64, Littlestown, PA 17340

Attorney: Teeter Law Office, 108, West Middle Street, Gettysburg, PA 17325

ESTATE OF EVELYN K. GORMAN, DEC'D

Late of Cumberland Township, Adams County, Pennsylvania

Executor: Donald H. Waddell, 295 Shealer Road, Gettysburg, PA 17325

Attorney: Robert E. Campbell, Esq., Salzmans Hughes, P.C., 112 Baltimore Street, Gettysburg, PA 17325

ESTATE OF JOHN A. GRENCIK, DEC'D

Late of Franklin Township, Adams County, Pennsylvania

Administratrix: Faye Boyer, 7842 Antelope Ridge Point, Colorado Springs, CO 80920

Attorney: John A. Wolfe, Esq., Wolfe, Rice & Quinn, LLC, 47 West High Street, Gettysburg, PA 17325

ESTATE OF LEO L. KELLER, DEC'D

Late of Straban Township, Adams County, Pennsylvania

Diane M. Miller, 2925 Mummasburg Road, Gettysburg, PA 17325; Linda L. Eiker, 1545 Blackhorse Tavern Road, Gettysburg, PA 17325

Attorneys: Ronald J. Hagarman, Esq., 110 Baltimore Street, Gettysburg, PA 17325; David K. James, III, Esq., 234 Baltimore Street, Gettysburg, PA 17325

ESTATE OF JANICE L. KUYKENDALL, DEC'D

Late of Franklin Township, Adams County, Pennsylvania

Michael Lee Malehorn, 3075 Baltimore Pike, Gettysburg, PA 17325

Attorney: David K. James, III, Esq., 234 Baltimore Street, Gettysburg, PA 17325

ESTATE OF JOHN F. LANG, DEC'D

Late of Conewago Township, Adams County, Pennsylvania

Executrix: Judith Ellen Lang, 31 Sycamore Lane, Hanover, PA 17331

Attorney: George W. Swartz, II, Esq., Mooney Law, 230 York Street, Hanover, PA 17331

SECOND PUBLICATION**ESTATE OF ELIZABETH L. DESMOND a/k/a ELIZABETH LOUISE DESMOND, DEC'D**

Late of Cumberland Township, Adams County, Pennsylvania

Executor: Michael W. Desmond, Jr., 27915 Barnes Road, Damascus, MD 20872

Attorney: Robert L. McQuaide, Esq., Barley Snyder, Suite 101, 123 Baltimore Street, Gettysburg, PA 17325

ESTATE OF HAROLD D. GREEN, DEC'D

Late of Cumberland Township, Adams County, Pennsylvania

Thomas Green, 735 Marsh Creek Road, Gettysburg, PA 17325; Todd Green, 1885 Ridge Road, Gettysburg, PA 17325; Samuel Green, 819 Marsh Creek Road, Gettysburg, PA 17325

ESTATE OF JAMES WILLIAM NEIDERER, DEC'D

Late of Hamiltonban Township, Adams County, Pennsylvania

Administratrix: Julie R. Hess, c/o Samuel A. Gates, Esq., Gates & Gates, P.C., 250 York Street, Hanover, PA 17331

Attorney: Samuel A. Gates, Esq., Gates & Gates, P.C., 250 York Street, Hanover, PA 17331

ESTATE OF TERRI A. SANDERS, DEC'D

Late of the Borough of Littlestown, Adams County, Pennsylvania

Testatrix: Queena B. Cunningham, 100 North Orchard View Drive, Hanover, PA 17331

ESTATE OF SAMUEL V. SCICCHITANO SR., DEC'D

Late of Latimore Township, Adams County, Pennsylvania

Executor: John R. Gibbel, c/o Gibbel Kraybill & Hess, LLP, P.O. Box 5349, Lancaster, PA 17606

Attorney: Gibbel Kraybill & Hess LLP, P.O. Box 5349, Lancaster, PA 17606

ESTATE OF GEORGE M. SCOTT, DEC'D

Late of the Borough of McSherrystown, Adams County, Pennsylvania

Alec C. Scott, 14 Debra Lane, Lancaster, PA 17602

ESTATE OF FRANK E. SHOOP JR. a/k/a FRANK SHOOP, DEC'D

Late of Latimore Township, Adams County, Pennsylvania

Executrix: Susan Shoop, c/o J. Stephen Feinour, Esq., Nauman, Smith, Shissler & Hall, LLP, P.O. Box 840, Harrisburg, PA 17108-0840

Attorney: J. Stephen Feinour, Esq., Nauman, Smith, Shissler & Hall, LLP, P.O. Box 840, Harrisburg, PA 17108-0840

ESTATE OF MARK A. SHRINER, DEC'D

Late of the Borough of Biglerville, Adams County, Pennsylvania

Co-Executors: Cecelia J. Miller, 349 Goldenville Road, Gettysburg, PA 17325; Dennis C. Shriner, 349 Longstreet Drive, Gettysburg, PA 17325

Attorney: John C. Zepp, III, Esq., P.O. Box 204, 8438 Carlisle Pike, York Springs, PA 17372

ESTATE OF BETTY M. SMITH a/k/a BETTY MARIE SMITH, DEC'D

Late of the Borough of Fairfield, Adams County, Pennsylvania

Tamre D. Wentz, 342 High Street, P.O. Box 395, Cashtown, PA 17310

Attorney: Henry O. Heiser, III, Esq., 104 Baltimore Street, Gettysburg, PA 17325

ESTATE OF EDWARD C. SNYDER a/k/a EDWARD CONRAD SNYDER, DEC'D

Late of the Borough of East Berlin, Adams County, Pennsylvania

Executrix: Jane A. Snyder, c/o Kristina A. Bange, Esq., 32 South Beaver Street, York, PA 17401

Attorney: Kristina A. Bange, Esq., 32 South Beaver Street, York, PA 17401

ESTATE OF THOMAS EUGENE WOLFGANG, DEC'D

Late of the Borough of Littlestown, Adams County, Pennsylvania

Administratrix: Kimberly Wolfgang, 226 Glen Road, Glen Burnie, MD 21060

Attorney: Clayton A. Lingg, Esq., Mooney Law, 230 York Street, Hanover, PA 17331

THIRD PUBLICATION**ESTATE OF EMELIA E. CARRICK, DEC'D**

Late of the Borough of Fairfield, Adams County, Pennsylvania

Executor: Hugh Bruce Carrick, Jr., 1011 Weldin Circle, Wilmington, DE 19803

Attorney: Matthew R. Battersby, Esq., Battersby Law Office, P.O. Box 215, Fairfield, PA 17320

THIRD PUBLICATION CONTINUED

ESTATE OF BARBARA ANN DeGROFT, DEC'D

Late of Union Township, Adams County, Pennsylvania

Tracey Ann DeGroft, 1009 Bollinger Road, Littlestown, PA 17340

Attorney: David K. James, III, Esq., 234 Baltimore Street, Gettysburg, PA 17325

ESTATE OF MARIAN M. HENRY, DEC'D

Late of Hamilton Township, Adams County, Pennsylvania

Sandra Kuhn, 615 Winding Lane, East Berlin, PA 17316

Attorney: Thomas R. Nell, Esq., 130 W. King Street, P.O. Box 1019, East Berlin, PA 17316

ESTATE OF FRANCES C. JOLLY a/k/a FRANCES L. JOLLY, DEC'D

Late of Union Township, Adams County, Pennsylvania

Executrix: Toni L. Queen, 8 Meadowview Drive, Littlestown, PA 17340

Attorney: John A. Wolfe, Esq., Wolfe, Rice & Quinn, LLC, 47 West High Street, Gettysburg, PA 17325

ESTATE OF EDITH G. MILLER a/k/a EDITH GRACE MILLER, DEC'D

Late of Franklin Township, Adams County, Pennsylvania

Executrix: Nora J. Sites, 372 Hilltop Road, Newburg, PA 17240

Attorney: Lawrence R. Rife, IV, Esq., Hoskinson, Wenger & Rife, 147 East Washington Street, Chambersburg, PA 17201

ESTATE OF ANNA JANE WELSH, DEC'D

Late of Straban Township, Adams County, Pennsylvania

Executor: Keith A. Welsh, 1131 Boyds School Road, Gettysburg, PA 17325

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