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**ESTATE AND TRUST NOTICES**

Notice is hereby given that, in the estates of the decedents set forth below, the Register of Wills has granted letters testamentary or of administration to the persons named. Notice is also hereby given of the existence of the trusts of the deceased settlors set forth below for whom no personal representatives have been appointed within 90 days of death. All persons having claims or demands against said estates or trusts are requested to make known the same, and all persons indebted to said estates or trusts are requested to make payment, without delay, to the executors or administrators or trustees or to their attorneys named below.

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**FIRST PUBLICATION**

**Ebersole, Edwin F.**, dec'd.

Late of East Hempfield Township.

Executor: Richard M. Miller, II c/o Randall K. Miller, Esquire, 659 E. Willow Street, Elizabethtown, PA 17022.

Attorney: Law Office of Attorney Randall K. Miller.

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**Filarowitz, John W.**, dec'd.

Late of East Hempfield Township.

Executor: Carlotta Filarowitz c/o Law Office of Shawn Pierson, 105 East Oregon Rd., Lititz, PA 17543.

Attorney: Shawn M. Pierson, Esq.

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**Hatfield, Baby Boy**, dec'd.

Late of Lancaster County.

Administrator(rix): Brittany Hatfield Post, Chance A. Post,

206 Bishop Road, Strasburg, PA 17579.

Attorney: Robin J. Marzella, Esquire, R.J. Marzella & Associates, 3513 North Front Street, Harrisburg, PA 17110.

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**Huber, H. Glenn a/k/a Henry Glenn Huber**, dec'd.

Late of East Donegal Township.

Executor: G. Arlen Huber c/o Nikolaus & Hohenadel, LLP, 212 North Queen Street, Lancaster, PA 17603.

Attorney: Barbara Reist Dillon.

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**Kempfle, Pamela M. a/k/a Pamela Marie Kempfle**, dec'd.

Late of Earl Township.

Executor: Catherine E. Grant c/o Good & Harris, LLP, 132 West Main Street, New Holland, PA 17557.

Attorneys: Good & Harris, LLP.

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**Leib, Jeanne W.**, dec'd.

Late of Manheim Township.

Executor: Brian J. Leib c/o Nicholas T. Gard, Esquire, 121 E. Main Street, New Holland, PA 17557.

Attorneys: Smoker Gard Associates LLP.

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**Lewis, Jackie Scott a/k/a Jackie S. Lewis**, dec'd.

Late of Penn Township.

Administrator: Linda Lewis 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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**Navikas, M. Jean a/k/a Mary Jean Navikas**, dec'd.

Late of East Hempfield Township.

Executor: Christopher F. Navi-

kas c/o Theodore L. Brubaker, Esquire, 480 New Holland Avenue, Suite 6205, Lancaster, PA 17602.

Attorneys: Brubaker Connaughton Goss & Lucarelli LLC.

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**Rohrer, Linda P.**, dec'd.

Late of Elizabethtown Borough. Administrator: Michael L. Paxson c/o Nikolaus & Hohenadel, LLP, 303 West Fourth Street, Quarryville, PA 17566.

Attorney: Jeffrey S. Shank, Esquire.

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

Late of East Petersburg Borough.

Executor: James V. Rohrer, Jr. 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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**Rudy, Lucy G.**, dec'd.

Late of West Earl Township.

Executrix: Susan K. Rudy c/o Ann L. Martin, Attorney, P.O. Box 5349, Lancaster, PA 17606. Attorneys: Gibbel Kraybill & Hess LLP.

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**Schlegel, Ruth D. a/k/a Ruth Darlene Schlegel a/k/a Ruth Darlene Long**, dec'd.

Late of Manheim Township.

Executrix: Barbara W. Linder, 423 Ringneck Lane, Lancaster, PA 17601.

Attorney: None.

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**Schonhaut, Irving**, dec'd.

Late of Ephrata.

Administrator: John J. Ferry, Jr., Esq., 931 Cumberland Street, Lebanon, PA 17042.

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**Shutt, Oliver Lee**, dec'd.

Late of Lititz.

Administrators: Clayton Shutt, Makinsay Joelle Emery, 3 Cedar Terrace, Columbia, PA 17512.

Attorney: Robin J. Marzella, Esquire, R.J. Marzella & Associates, 3513 North Front Street, Harrisburg, PA 17110.

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**Way, William Edward**, dec'd.

Late of Lancaster.

Administrators: Brandon J. Way, 2204 Seitz Drive, Lancaster, PA 17601; William E. Way, II, 955 East Orange Street, Lancaster, PA 17602.

Attorney: William C. Haynes, Esq., 2173 Embassy Drive, Ste. 274, Lancaster, PA 17603.

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**Wissler, Majorie Ann**, dec'd.

Late of Lancaster.

Executor: Ronald Milton Wissler, Jr., 53 Madge Drive, Lancaster, PA 17603.

Attorney: William C. Haynes, Esq., 2173 Embassy Drive, Ste. 274, Lancaster, PA 17603.

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**SECOND PUBLICATION**

**Ahrendt, Sharon L. a/k/a Sharon Lee Ahrendt**, dec'd.

Late of Lancaster Township.

Executrix: Sally A. Fleming 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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**Aument, Doris B.**, dec'd.

Late of West Lampeter Township.

Executor: Brenda Martin c/o Law Office of James Clark, 277 Millwood Road, Lancaster, PA 17603.

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Attorney: James R. Clark.

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**Brooks, Jolene M. a/k/a Jolene Myra Brooks**, dec'd.

Late of Manheim Township.  
Executor: Melvin L. Brooks, Jr.  
Attorney: Craig A. Diehl, Esq.,  
Law Offices of Craig A. Diehl,  
3464 Trindle Road, Camp Hill,  
PA 17011.

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**Charles, Joanne C.**, dec'd.

Late of Providence Township.  
Executor: Terry Conrad c/o Ni-  
kolaus & Hohenadel, LLP, 212  
North Queen Street, Lancaster,  
PA 17603.  
Attorney: Barbara Reist Dillon.

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**Fairbanks, Mary G.**, dec'd.

Late of West Donegal Township.  
Executors: Beth F. Forry, Amy  
F. Engle, Arthur B. Fairbanks  
c/o Nikolaus & Hohenadel, LLP,  
222 South Market Street, Suite  
201, Elizabethtown, PA 17022.  
Attorney: Kevin D. Dolan, Esq.

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

Late of Pequea Township.  
Co-Executors: Jay C. Sweigart,  
Jr., Michelle E. Sweigart c/o  
Paterson Law LLC, 2703 Willow  
Street Pike N, Willow Street, PA  
17584.  
Attorney: Kim Carter Paterson.

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**Gittelman, Barbara J. a/k/a  
Barbara Jane Gittelman**, dec'd.

Late of Warwick Township.  
Executors: Pamella L. Ruffhead,  
Chad G. Rottmund c/o Mon-  
giovio Law, LLC, 235 North Lime  
Street, Lancaster, PA 17602.  
Attorney: Michael J. Mongiovio.

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**Good, Geraldine G.**, dec'd.

Late of Penn Township.

Executrix: Samantha Fasnacht  
c/o Steven R. Blair, Attorney at  
Law, 650 Delp Road, Lancaster,  
PA 17601.

Attorney: Steven R. Blair, Esq.

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**Graybill, Melvin M.**, dec'd.

Late of Manheim Township.  
Co-Executors: Todd Graybill,  
Tracy Esch c/o Randy R. Moy-  
er, Esq., Barley Snyder LLP,  
126 East King Street, Lancast-  
er, PA 17602.  
Attorneys: Barley Snyder LLP.

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**Grosh, William B. a/k/a William  
B. Grosh, M.D.**, dec'd.

Late of Warwick Township.  
Executor: Stephen W. Grosh  
c/o Appel Yost & Zee LLP, 33  
North Duke Street, Lancaster,  
PA 17602.  
Attorney: Dana C. Panagopou-  
los.

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**Haggerty, Michael P.**, dec'd.

Late of Mountville.  
Executor: Carol K. Haggerty c/o  
Legacy Law, PLLC., 147 W. Air-  
port Road, Suite 300, Lititz, PA  
17543.  
Attorney: Katelyn M. Haldeman,  
Esq.

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**Hall, Connie A. a/k/a Connie  
Aileen Hall**, dec'd.

Late of East Hempfield Town-  
ship.  
Executor: Erich H. Hall c/o  
Kara A. Klaiber, Esq., 80 West  
Lancaster Ave., 4th Fl., Devon,  
PA 19333.  
Attorney: Kara A. Klaiber, Atty.,  
McCausland Keen + Buckman,  
80 West Lancaster Ave., 4th Fl.,  
Devon, PA 19333.

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**Herr, Paul W. a/k/a Paul Wit-  
mer Herr**, dec'd.

Late of East Petersburg Borough.

Co-Executors: Jean E. Herr-Riser, John P. Herr c/o Michele A. Werder, Esq., P.O. Box 5349, Lancaster, PA, 17606.

Attorneys: Gibble Kraybill & Hess LLP.

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**Horning, Anna W.**, dec'd.

Late of West Earl Township.

Executrix: Pam Esh c/o Clymer Musser & Sarno, PC, 408 West Chestnut Street, Lancaster, PA 17603.

Attorney: James N. Clymer, Esq.

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**Kramer, Richard E., Jr.**, dec'd.

Late of West Lampeter Township.

Executrix: Laurie K. Wallace c/o Vance E. Antonacci, Esquire, McNees Wallace & Nurick LLC, 570 Lausch Lane, Suite 200, Lancaster, PA 17601.

Attorney: McNees Wallace & Nurick LLC.

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**Light, Carole A.**, dec'd.

Late of Elizabethtown.

Executrix: Carrie L. Hertzog, 104 Country Lane, Richland, PA 17087.

Attorney: None.

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**Martin, Ellen Ruth a/k/a Ellen R. Martin a/k/a Ellen Martin**, dec'd.

Late of East Hempfield Township.

Executors: Thomas William Martin, Laurie Anne Martin 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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**Miller, Ruth M.**, dec'd.

Late of Ephrata Township.

Executor: Jonathan I. Hauze c/o H. Charles Benner, Attorney, 200 East Main Street, Leola, PA 17540.

Attorney: H. Charles Benner, Esq.

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**Mutzel, Linda D. a/k/a Linda Diane Mutzel**, dec'd.

Late of Lititz Borough.

Executrix: Melissa L. Hammer c/o Gardner and Stevens, P.C., 109 West Main Street, Ephrata, PA 17522.

Attorney: Kurt A. Gardner.

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**Peck, Kathleen L.**, dec'd.

Late of Lancaster City.

Executor: R. Michael Peck c/o Nikolaus & Hohenadel, LLP, 212 North Queen Street, Lancaster, PA 17603.

Attorney: Barbara Reist Dillon.

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**Proffit, Patsy J.**, dec'd.

Late of Lancaster County.

Administrator: Melanie J. Proffit, 121 Meadowview Dr., Gap, PA 17527.

Attorney: None.

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**Reynolds, Karen E.**, dec'd.

Late of Mount Joy Borough.

Co-Executrices: Linda Gockley, Lori Ann Weiler c/o Scott E. Albert, Esq., 50 East Main Street, Mount Joy, PA 17552.

Attorney: Scott E. Albert, Esq.

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**Roda, Ruth E. a/k/a Ruth Ellen Roda**, dec'd.

Late of West Hempfield Township.

Executor: Michael F. Roda c/o Mongiovi Law, LLC, 235 North Lime Street, Lancaster, PA 17602.

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Attorney: Michael J. Mongiovi.

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**Sands, Reba A.**, dec'd.

Late of West Hempfield Township.

Co-Executors: Robert D. Sands, Barbara L. Keller c/o John R. Gibbel, Attorney, P.O. Box 5394, Lancaster, PA 17606.

Attorney: Gibbel Kraybill & Hess, LLP.

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**Sobkowiak, Frank T.**, dec'd.

Late of West Hempfield Township.

Executor: Mary S. Kreider c/o Law Office of James Clark, 277 Millwood Road, Lancaster, PA 17603.

Attorney: James R. Clark.

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**Stauffer, Beatrice R.**, dec'd.

Late of Ephrata Borough.

Executor: Clair D. Stauffer 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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**Tomlinson, Kerri L.**, dec'd.

Late of Ephrata Borough.

Administrators: Gage S. Tomlinson, Hunter Tomlinson 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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**Snavely, Charlene A.**, dec'd.

Late of Ephrata Township.

Executors: Jason Frable, Shane Frable, 100 Furlow Road, Reinholds, PA 17569.

Attorney: None.

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**Stoltzfus, Jacob M.**, dec'd.

Late of Bart Township.

Co-Executors: Jacob M. Stoltzfus, Jr., Christian U. Esh c/o Nicholas T. Gard, Esquire, 121 E. Main Street, New Holland, PA 17557.

Attorneys: Smoker Gard Associates LLP.

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**Weitzel, Norma J.**, dec'd.

Late of East Hempfield Township.

Executor: Erik A. Weitzel c/o Paterson Law LLC, 2703 Willow Street Pike N, Willow Street, PA 17584.

Attorney: Kim Carter Paterson.

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**Wettig, Lois C.**, dec'd.

Late of East Hempfield Township.

Executor: Lawrence C. Wettig c/o Goodman & Kenneff, 246B Manor Avenue, Millersville, PA 17551.

Attorney: Joseph J. Kenneff, Esq.

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**Winsett-Hinks, Nancy M.**, dec'd.

Late of Mount Joy Borough.

Executor: Alma M. Soult c/o Young and Young, 44 S. Main Street, P.O. Box 126, Manheim, PA 17545.

Attorney: Young and Young.

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**THIRD PUBLICATION**

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**Arnold, Christine E.**, dec'd.

Late of West Hempfield Township.

Executrix: Renna R. Marlett c/o Anthony P. Schimaneck, 700 North Duke Street, P.O. Box 4686, Lancaster, PA 17604-4686.

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

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**Bates, George Edward, Jr.**, dec'd.

Late of West Hempfield Township.

Administratrix: Mary Gingrich c/o Richard A. Katz, Esquire, 2173 Embassy Drive, Lancaster, PA 17603.

Attorney: Arnold, Beyer & Katz.

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**Bollinger, Della K.**, dec'd.

Late of Warwick Township.

Executor: Timothy L. Bollinger c/o John R. Gibbel, Attorney, P.O. Box 5394, Lancaster, PA 17606.

Attorney: Gibbel Kraybill & Hess, LLP.

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**Broomell, Leslie Paula a/k/a Leslie Broomell**, dec'd.

Late of East Hempfield Township.

Executor: Sean Broomell, 2021 Dickinson St., Phila., PA 19146.  
Attorney: Angela D. Giampolo, Esq., Giampolo Law Group, 1221 Locust St., Ste. 202, Phila., PA 19146.

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**Bryson, Jack J.**, dec'd.

Late of West Lampeter Township.

Executrix: Kathy A. Zajac c/o Nikolaus & Hohenadel, LLP, 303 West Fourth Street, Quarryville, PA 17566.

Attorney: Jeffrey S. Shank, Esquire.

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**Charles, B. Robert**, dec'd.

Late of Manheim Township.

Executrix: Anna W. Charles c/o Kristen L. Behrens, Esq. 1500 Market St., Ste 3500E, Phila., PA 19102.

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

Phila., PA 19102.

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**Coward, Robert H., Jr.**, dec'd.

Late of Lancaster Township.

Administratrix: Lagena Wright c/o David W. Crosson, Esq., Crosson Richetti & Daigle, LLC, 609 W. Hamilton St., Suite 301, Allentown, PA 18101.

Attorney: David W. Crosson, Esq.

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**Dubble, Clyde A.**, dec'd.

Late of West Lampeter Township.

Executrix: Patricia A. Walsh 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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**Housman, Alice C. a/k/a Alice Housman a/k/a Alice C. Abramson**, dec'd.

Late of Manheim Township.

Executor: James D. Housman c/o Nikolaus & Hohenadel, LLP, 212 North Queen Street, Lancaster, PA 17603.

Attorney: Barbara Reist Dillon.

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**Huber, R. Dale a/k/a Richard Dale Huber**, dec'd.

Late of Manheim Township.

Personal Representative: Susan A. Huber c/o John W. Metzger, Esquire, 901 Rohrerstown Road, Lancaster, PA 17601.

Attorneys: Metzger and Spencer, LLP.

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**Humphreys, Elizabeth J.**, dec'd.

Late of Earl Township.

Administrators: Donna L. Kauffman, Richard W. Humphreys 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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**Kamara, Ahmad M.**, dec'd.

Late of Manor Township.  
Executor: Alimatu Caulker,  
7607 Lassiter Hollow Lane,  
Richmond, TX 77407.  
Attorney: None.

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**Keller, Helen E.**, dec'd.

Late of Manheim Township.  
Co-Executors: Patsy A. Hof-  
fer, Timothy S. Keller c/o Ann  
L. Martin, Attorney, P.O. Box  
5349, Lancaster, PA 17606.  
Attorneys: Gibbel Kraybill &  
Hess LLP.

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**Kirk, James A., Jr.**, dec'd.

Late of Millersville.  
Administrator: Jeff Kirk, 110  
Leaman Road, Lancaster, PA  
17603.  
Attorney: None.

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**Leanza, Albert M.**, dec'd.

Late of Manheim Township.  
Executor or Executrix: Scott  
A. Leanza, Krista L. Chalfant  
c/o Gibble Law Offices, P.C.,  
126 East Main Street, Lititz, PA  
17543.  
Attorney: Stephen R. Gibble.

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**Lennington, Gloria E.**, dec'd.

Late of Columbia.  
Executor: Kenneth R. Lenning-  
ton c/o John C. Oszustowicz,  
Esq., 104 South Hanover Street,  
PA 17013.  
Attorney: John C. Oszustowicz,  
Esq.

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**Little, Dan A. a/k/a Dan Alan  
Little**, dec'd.

Late of Penn Township.  
Executor: Martha Joy Little  
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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**Matt, Gerald F.**, dec'd.

Late of Manor Township.  
Co-Executors: Pamela Matt  
Cramer, Kerry Matt c/o John  
S. May, Esquire, 49 North Duke  
Street, Lancaster, PA 17602.  
Attorney: May, Herr & Grosh,  
LLP.

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**McCardle, Wayne a/k/a Wayne  
B. McCardle**, dec'd.

Late of West Donegal Township.  
Executrix: Debra K. Sheesley  
c/o Nikolaus & Hohenadel, LLP,  
222 South Market Street, Suite  
201, Elizabethtown, PA 17022.  
Attorney: Jeffrey S. Shank, Es-  
quire.

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**Moyer, Mildred D.**, dec'd.

Late of West Earl Township.  
Personal Representative: Wil-  
liam D. Walter c/o Michele A.  
Werder, Esq., P.O. Box 5349,  
Lancaster, PA, 17606.  
Attorneys: Gibble Kraybill &  
Hess LLP.

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**Ocasio, Sofia**, dec'd.

Late of Lancaster City.  
Executrix: Lucciola Gonzalez  
c/o Clymer Musser & Sarno,  
PC, 408 West Chestnut Street,  
Lancaster, PA 17603.  
Attorney: James N. Clymer,  
Esq.

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**Li, Lucian Robert Popdan**, dec'd.

Late of Manheim Township.  
Administrators: Sara Pop-  
dan, Chen Ta Li c/o Lindsay  
J. O'Neil, Esq., 223 N. Duke  
Street, Lancaster, PA 17602.  
Attorneys: Hagelgans & Vero-



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**Quaintance, Edward G.**, dec'd.

Late of Lititz.

Executrix: Marianne Watson, 241 Rolling Rock Road, Star Tannery, VA 22654.

Attorney: Patti Spencer, Spencer Law Firm LLC, 320 Race Avenue, Lancaster, PA 17603.

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**Reider, James S.**, dec'd.

Late of Manheim Borough.

Executor: Connie Ann Binkley c/o Young and Young, 44 S. Main Street, P.O. Box 126, Manheim, PA 17545.

Attorney: Young and Young.

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**Sensenig, Phyllis A.**, dec'd.

Late of East Cocalico Township.

Executrix: Melissa J. Sensenig c/o Robert E. Sisko, Esquire, 700 North Duke Street, P.O. Box 4686, Lancaster, PA 17604-4686.

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

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**Smith, James C.**, dec'd.

Late of Mount Joy Borough.

Executor: Esther Keyser 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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**Summers, Harry S.**, dec'd.

Late of Manor Township.

Executor: William G. Tipping c/o Appel Yost & Zee LLP, 33 North Duke Street, Lancaster, PA 17602.

Attorney: Jeffrey P. Ouellet, Esquire.

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**Thompson, Gladys A.**, dec'd.

Late of Quarryville.

Executrix: Christine J. Ung c/o 135 North George Street, York, PA 17401.

Attorney: Christine A. Garrett, CGA Law Firm, 135 North George Street, York, PA 17401.

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**Trolsen, Thor N.**, dec'd.

Late of West Lampeter Township.

Executor: Rose Poet c/o May Herr & Grosh, LLP, 234 North Duke Street, Lancaster, PA 17602.

Attorney: Matthew A. Grosh.

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**Umberger, Kenneth E.**, dec'd.

Late of West Donegal Township.

Executrix: Gay L. Wolf, 607 Rose Petal Lane, Mount Joy, PA 17552.

Attorney: Edward J. Coyle, Esquire, Buzgon Davis Law Offices, P.O. Box 49, 525 South Eighth Street, Lebanon, PA 17042.

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**Valesano, Doreen M.**, dec'd.

Late of Warwick Township.

Executrix: Maria A. Gruett c/o Jill R. Fowler, Esq., 1001 Conshohocken State Rd., Ste. 1-300, West Conshohocken, PA 19428.

Attorney: Jill R. Fowler, Atty., Heckscher, Teillon, Terrill & Sager, P.C., 1001 Conshohocken State Rd., Ste. 1-300, West Conshohocken, PA 19428.

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**Wagner, Eleanor M.**, dec'd.

Late of West Lampeter Township.

Executor: Daniel J. Kraftson c/o R. Leonard Davis, III, Esq., Bailiwick Office Campus, #15, Doylestown, PA 18901.

Attorney: R. Leonard Davis, III, Atty., Drake, Hileman & Davis, P.C., Bailiwick Office Campus,



#15, Doylestown, PA 18901.

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**Wheatly, William R. a/k/a William Richard Wheatly**, dec'd.

Late of Manheim Township.  
Executrix: Gwendolyn D. Wheatly c/o Appel Yost & Zee LLP, 33 North Duke Street, Lancaster, PA 17602.  
Attorney: James W. Appel, Esquire.

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**Wonder, Linda F. a/k/a Linda F. Schwear**, dec'd.

Late of Cocalico Township.  
Executors: Connie L. Gutshall, Thomas S. Schwear c/o Good & Harris, LLP, 132 West Main Street, New Holland, PA 17557.  
Attorneys: Good & Harris, LLP.

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**Wood, Samuel Lawrence, Jr.**, dec'd.

Late of Lancaster.  
Administratrix: Audra D. King c/o R. Samuel McMichael, Esquire, P.O. Box 296, Oxford, PA 19363.  
Attorney: R. Samuel McMichael, Esq.

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**Zook, Lavina S.**, dec'd.

Late of Earl Township.  
Co-Executors: Samuel S. Zook, Benuel B. Zook c/o Nicholas T. Gard, Esquire, 121 E. Main Street, New Holland, PA 17557.  
Attorneys: Smoker Gard Associates LLP.

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**Zook, Vernon Ray**, dec'd.

Late of Ephrata Borough.  
Executor: Daryl L. Zook, 210 Creek Road, Millersville, PA 17551.  
Attorney: None.

A hearing will be held on November 2, 2023, at 3:15 p.m. in Courtroom 4, 3rd floor of the Lancaster County Courthouse, 50 N. Duke St., Lancaster, PA regarding the request of Amarilis Torres to change her children's names from **Eliana Almodovar** to Eliana Torres and **Ezequiel Almodovar, Jr.** to Ezequiel Torres. Any person with objections may attend and show cause why the request should not be granted.

Jay M. Whittington, Esq.  
8 North Queen St. Ste. 302  
Lancaster, PA 17603  
717-682-8719

O-27

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In the Court of Common Pleas  
**Docket No. CI-23-04610**

NOTICE IS HEREBY GIVEN that on August 23, 2023, the Petition of Linda Wilson on behalf of ARC, a minor individual was filed in the Court of Common Pleas of Lancaster County, Pennsylvania requesting a decree to change minor's name to Angelica Rose Wilson. The Court has scheduled a Hearing on said Petition for November 14, 2023 at 2:00 p.m. in Courtroom No. 4, at the Lancaster County Courthouse, 50 North Duke Street, Lancaster, Pennsylvania at which time and place all persons interested may appear and show cause, if any they have, why the Petition should not be granted.

JENNIFER MEJIA  
Attorney For Petitioner

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Notice is hereby given that a Petition has been filed in the Court of Common Pleas of Lancaster County, Pennsylvania, seeking to

change of name of **Brooke Marie Lamparter** to Kai Dylan Burcardi. A hearing on the Petition will be held on January 18, 2024, at 3:00 p.m. in Courtroom 4 at the Lancaster County Courthouse, 50 North Duke Street, Lancaster, Pennsylvania, at which time any persons interested may attend and show cause, if any, why the Petition should not be granted.  
 Pyfer, Reese, Straub, Gray & Farhat, P.C.  
 Albert J. Meier, Esquire  
 128 North Lime Street  
 Lancaster, PA 17602  
 (717) 299-7342

O-27

**CORPORATE NOTICE**

NOTICE IS HEREBY GIVEN that a Foreign Registration Statement has been filed with the Department of State of the Commonwealth of Pennsylvania, at Harrisburg, PA on or about 9/27/2023 for a foreign corporation by the name of and with a registered address in the Commonwealth of Pennsylvania as follows:

**O'HARROW CONSTRUCTION CO.**

c/o Harbor Business Compliance Corporation

This corporation is incorporated under the laws of Michigan. The address of its principal office is 4575 Ann Arbor Road, Jackson, MI 49202. The corporation has been registered in Pennsylvania under the provisions of the Business Corporation Law of 1988, as amended.

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**NOTICE - MISCELLANEOUS**

**Notice of Withdrawal from**

**Municipal Emergency Services Authority of Lancaster County**

Notice is hereby given that Board of Supervisors of Elizabeth Township, Lancaster County, adopted Resolution No. 14-2023 signifying its intention to withdraw from a municipal authority incorporated under the Municipality Authorities Act, 53 Pa. C.S. §5601 et seq. (the "Act"), known as the Municipal Emergency Services Authority of Lancaster County ("MESA") and will file an application for such withdrawal from MESA with the Secretary of the Commonwealth of Pennsylvania on or after November 14, 2023. In accordance with Section 5604 of the Act, Elizabeth Township Resolution No. 14-2023 set forth information concerning the formation of MESA, the provisions of Section 5604(a) of the Act, the intention of Elizabeth Township to withdraw from MESA, and authorization for the proper officers of the Township to make the application to the Secretary of the Commonwealth. By Resolution No. 2023-3 the Board of MESA consented to such withdrawal. MORGAN, HALLGREN, CROSSWELL & KANE, P.C.

Elizabeth Township Solicitor

O-27

**ORPHANS' COURT DIVISION**

Orphans' Court Division  
 Auditing Notices

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 divi-

sion 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

November 7, 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. LAUDENBERGER, RODGER EDWARD, aka ROGER E. LAUDENBERGER, aka RODGER E. LAUDENBERGER, POA. 2023-2344. Account. Michael E. Conlin, Agent. Jeffrey C. Goss, Atty.
2. SIEGLER, JR., HENRY W., aka HENRY WILLIAM SIEGLER, JR., aka BILL SIEGLER, decd., 2020-1610. First & Final Acct. Jacqueline P. Wissler, Admin. Frank A. Nardo, Jr., Atty.

Anne L. Cooper  
Clerk of the Orphans' Court  
Division  
of the Court of Common Pleas.  
O-27; N-3

**SUITS ENTERED**

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

**October 4, 2023  
to October 18, 2023**

MAJOR, SHANNON; CKS Prime Investments, LLC; 06995;

Tsarouhis  
BROWN, ZACHARY, BROWN, ALLISON; Nelson Medina; 07009; Pearce  
DIVISION SPORTS LLC; Logo Brands, Inc.; 07013; Adelman  
MARTIN, SAVANNAH, JOHN DOE; Marquis Kemp; 07015; Garnick  
BROWN JR, DERRICK T.; Belco Community Credit Union; 07022; Miller  
FULLER, MARY; Forward Progress LLC; 07023; Paskey  
KINNARD, RANDELL; Ally Bank; 07032; Denardo  
RALPHS MOTOR SALES LLC; CRUZ, RAFAEL; Ally Bank; 07034; Denardo  
THATCHER, ZACHARY M., Solanco School District; 07039; Bryant  
KREPELKA, DENNIS, KREPELKA, JACQUELYN; Solanco School District; 07040; Bryant  
DEPASQUALE JR., RAYMOND CARL; DEPASQUALE, CHARLOTTE MARIE; Solanco School District; 07045; Bryant  
TCCC-LANCASTER HOLDING LP; Brandywine Valley Concrete Construction LLC; 07201; Goncharoff  
West Cocalico Township, Shadow Rock Drive, Cobblestone Court; 07233; Cleary  
KMF TRUCKING, LLC, ROBINSON, COREY; Pawnee Leasing Corporation; 07236; Keifer III  
GOLDEN, TERRY, GOLDEN, JENNIFER Q.; West Cocalico Township; 07239; Cleary  
MCFADDEN, SAMUEL, MARTEN TRANSPORT LTD, MARTEN TRANSPORT SERVICES CORPORATION; Timothy Price; 07264; York

HALEY, CHARLES A.; Citizens Bank NA; 07265; Goodchild  
 GRETZ, KEVIN R.; Commonwealth of Pennsylvania Department of Transportation; 07273; Walsh  
 WICKENHEISER, JEFFREY V.; LVNV Funding LLC; 07275; Ratchford  
 SAUNDERS, EVAN J., SAUNDERS, TAG; David L. Harnish; 07277, Rankin  
 ROOT, DAVID; Gil Kreiter; 07279  
 HEISLER-THRAN, DENA; Gil Kreiter; 07282  
 MUMMERT-SCHREINER, NATALIE, Gil Kreiter; 07283  
 ROSARIO JR, CARMELO; Gil Kreiter; 07284  
 HALDEMAN, TYLER D.; PPL Electric Utilities Corp.; 07286, Manley  
 KUMAR, PRINCE, ANALOGYX BI; IHS Enterprises Inc.; 07304; Asbell  
 TMT TRUCKING LLC; Pennsylvania National Mutual Casualty Company; 07305; Brenner  
 TWT INC; Donna Daugherty; 07308; Stengel  
 WONDERLAND AMUSEMENT MANAGEMENT LLC, DUTCH WONDERLAND, EARL REALTY INC, PALACE ENTERTAINMENT, FESTIVAL FUN PARKS LLC; Cindy Evans; 07339; Lavelle  
 TAGGART, JENNIFER L., BRANDYWINE QUARRY INC; Naim Gashi; 07344; Larsen  
 KATRAS, JOHN, DODSON-KATRAS, FRANCES; Michael Lugo; 07345; Peipher  
 HAWK INDUSTRIES INC, REDEVELOPMENT AUTHORITY CITY OF LANCASTER, MARRIOTT INTERNATIONAL INC, AIMBRIDGE HOSPITALTY LLC, LANCASTER MARRIOT AT PENN SQUARE, DOE#1, DOE#2, DOE#3-15; John Stafford Skehan; 07346; Guinter  
 CINTRON, BLANCA R., CINTRON, RUBEN D.; Redevelopment Auth of City of Lancaster; 07352; Mincarelli  
 COMMONWEALTH OF PENNSYLVANIA DEPARTMENT OF TRANSPORTATION; Donald Diller; 07367  
 JUSTINIANO, CESAR; Garry Kirchgessner; 07370; Hohenadel  
 MILLER, EMMA; Ronald Vulatic; 07377; Rosenberg  
 RTW RETAILWINDS ACQUISITION LLC; Phoenix/Packaging Inc; 07378; Cook  
 MARTIN, BRAYDEN L.; Barbara Johnson; 07387; May  
 KELLER WILLIAMS REALTY, TOWNSEND, KATIE; Esh Benuel; 07391; Gingrich  
 COMMONWEALTH OF PENNSYLVANIA; Anthony Bernard Carrozza III; 07414; Szilagyi  
 FREED, SARA R.; Ramona L. Siegrist; 07425; Rankin

**NOTICE**



**SHERIFF SALE OF VALUABLE  
Real Estate**

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**Wednesday, November 29, 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 bal-

ance 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-16-06927**

**US BANK NATIONAL ASSOCIATION, AS TRUSTEE SUCCESSOR IN INTEREST TO BANK OF AMERICA, NATIONAL ASSOCIATION, AS TRUSTEE, SUCCESSOR BY MERGER TO LASALLE BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR MERRILL LYNCH MORTGAGE INVESTORS TRUST, MORTGAGE LOAN ASSET-BACKED CERTIFICATES, SERIES 2006-WMC2**

**vs**

**ALICE M. CARLSON, EDWARD Z. DART, JR.**

PROPERTY ADDRESS: 149 E. ROSS ST, LANCASTER, PA 17602  
UPI / TAX PARCEL NUMBER: 336-21583-0-0000  
JUDGMENT: \$82,125.55  
REPUTED OWNERS: Alice M. Carlson and Edward Z. Dart, Jr.  
DEED BK. or INSTR. NO.: 5491942  
MUNICIPALITY: Lancaster City  
AREA: 2,175 sq. ft.  
IMPROVEMENTS: Residential

Dwelling

**CI-23-01441**

**WILMINGTON SAVINGS FUNDS SOCIETY FSB, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR THE FLIC RESIDENTIAL MORTGAGE LOAN TRUST 1**

**vs**

**JON T. DEACON, JR., PATRICIA E. DEACON**

PROPERTY ADDRESS: 236 STONE HILL ROAD, CONESTOGA, PA 17516  
UPI / TAX PARCEL NUMBER: 120-08697-0-0000  
JUDGMENT: \$159,506.25  
REPUTED OWNERS: Jon T. Deacon, Jr. and Patricia E. Deacon  
DEED BK. and PAGE or INSTR. NO.: 5788 , 155  
MUNICIPALITY: Conestoga  
AREA:  
IMPROVEMENTS:

**CI-22-04205**

**US BANK NATIONAL TRUST ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR VRMTG ASSET TRUST**

**vs**

**LEAH MARIE ROSE FARABAUGH**

PROPERTY ADDRESS: 3 IVYWOOD COURT, LANCASTER, PA 17603  
UPI / TAX PARCEL NUMBER: 320-22829-0-0000  
JUDGMENT: 162,768.00  
REPUTED OWNERS: Leah Marie Rose Farabaugh  
DEED BK. or INSTR. NO.: 6380804  
MUNICIPALITY: Township of Lam-



peter  
AREA:  
IMPROVEMENTS: Single Family  
Dwelling

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**CI-23-02120**  
**US BANK TRUST NATIONAL**  
**ASSOCIATION, NOT IN ITS**  
**INDIVIDUAL CAPAACITY BUT**  
**SOLELY AS OWNER**  
**TRUSTEE FOR VRMTG ASSET**  
**TRUST**

**vs**  
**KEVIN T. FUENTES, AS EXEC-**  
**UTOR TO THE ESTATE OF HEL-**  
**EN A. FUENTES, DECEASED**  
PROPERTY ADDRESS: 174  
WHEATLAND DRIVE, DENVER,  
PA 17517  
UPI / TAX PARCEL NUMBER:  
040-92412-0-0000  
JUDGMENT: \$258,838.00  
REPUTED OWNERS: Kevin T.  
Fuentes, as Executor to the Estate  
of Helen A. Fuentes, deceased  
DEED BK. 2762 and PAGE 226  
MUNICIPALITY: Denver  
AREA: 1414.00 Sq.Ft.  
IMPROVEMENTS:

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**CI-22-07032**  
**ARBA CREDIT INVESTORS II,**  
**LP**  
**vs**  
**GENVEST LLC**

PROPERTY ADDRESS: 2167 MAIN  
STREET, LITITZ, PA 17543  
UPI / TAX PARCEL NUMBER:  
600-73264; 600-85875  
Judgment: \$248,158.13  
Reputed Owners: GenVest LLC  
Deed Bk. and Page or Instr.  
No.:6426569  
Municipality: Warwick Township  
Area: 50,016 sq. ft.  
Improvements: Commercial

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**CI-23-00372**  
**U.S. BANK TRUST NATIONAL**  
**ASSOCIATION, NOT IN ITS**  
**INDIVIDUAL CAPACITY BUT**  
**SOLELY AS OWNER TRUST-**  
**EE FOR RCF 2 ACQUISITION**  
**TRUST C/O U.S. BANK TRUST**  
**NATIONAL ASSOCIATION**

**vs**  
**MOHAMMAD GHAZZOUL**  
PROPERTY ADDRESS: 271 PROS-  
PECT ROAD, MOUNT JOY, PA  
17552  
UPI / TAX PARCEL NUMBER:  
300-64146-0-0000  
JUDGMENT: \$30,589.83  
REPUTED OWNERS: Mohammad  
Ghazzoul  
DEED INSTR. NO.: 5421866  
MUNICIPALITY: Mount Joy  
AREA: 2234.00 Sq.Ft.  
IMPROVEMENTS:

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**CI-21-08829**  
**WILMINGTON SAVINGS FUND**  
**SOCIETY, FSB, AS TRUSTEE OF**  
**STANWICH MORTGAGE LOAN**  
**TRUST F**

**vs**  
**BRADLEY A. HARNER, HEATH-**  
**ER L. HARNER, UNITED**  
**STATES OF AMERICA**  
PROPERTY ADDRESS: 27 JEWEL  
DRIVE, MOUNT JOY, PA 17552  
UPI / TAX PARCEL NUMBER:  
150-63179-0-0000  
Judgment: \$386,268.98  
Reputed Owners: Bradley A. Har-  
ner and Heather L. Harner  
Deed Bk and Page or Instr. No.:  
5966129  
Municipality: East Donegal Town-  
ship  
Area: N/A  
Improvements: Residential Prop-

erty

**CI-21-00423**

**NORTHWEST BANK F/K/A  
NORTHWEST SAVINGS BANK**

**vs**

**TIMOTHY J. LANDIS**

PROPERTY ADDRESS: 5611  
BOSSLER ROAD, ELIZABETH-  
TOWN, PA 17022  
UPI / TAX PARCEL NUMBER:  
160-09750-0-0000  
JUDGMENT: \$127,930.27, plus  
interest at the rate of \$18.243208  
per diem and costs of suit  
REPUTED OWNERS: Timothy J.  
Landis  
DEED BK. or INSTR. NO.: Book  
6800, Page 0026  
MUNICIPALITY: West Donegal  
Township  
AREA: 0.88 acres  
IMPROVEMENTS: Modular home  
on land with detached storage  
shed

**CI-22-06881**

**PNC BANK, NATIONAL ASSOCI-  
ATION**

**vs**

**JASON L LEBER**

PROPERTY ADDRESS: 229 CI-  
DER PRESS ROAD, MANHEIM,  
PA 17545  
UPI / TAX PARCEL NUMBER:  
540-81933-0-0000  
JUDGMENT: \$75,747.80  
REPUTED OWNERS: Jason L.  
Leber  
DEED BK.: 5053, PAGE: 0559  
MUNICIPALITY: Township of Ra-  
pho  
AREA: N\A  
IMPROVEMENTS: Residential  
Dwelling

**CI-19-04409**

**CARRINGTON MORTGAGE SER-  
VICES, LLC**

**vs**

**JILL MCNABB FRIEDMAN  
KNOWN SURVIVING HEIR OF  
JOHN KIM MCNABB, UNKNOWN  
SURVIVING HEIRS OF JOHN  
KIM MCNABB**

PROPERTY ADDRESS: 234 E  
FULTON STREET, Lancaster, PA  
17602  
UPI / TAX PARCEL NUMBER:  
336-26296-0-0000  
JUDGMENT: \$161,368.68  
REPUTED OWNERS: John Kim  
McNabb  
INSTR. NO.: 5872853  
MUNICIPALITY: City of Lancaster  
AREA: 1,152  
IMPROVEMENTS: Residential  
Dwelling

**CI-20-00948**

**CITIZENS BANK, N.A. S/B/M  
TO CITIZENS BANK OF PENN-  
SYLVANIA**

**vs**

**VALERIE R MILHOLIN A/K/A  
VALERIE ROBERTS**

PROPERTY ADDRESS: 60 STAN-  
LEY AVE, LANDISVILLE, PA  
17538  
UPI / TAX PARCEL NUMBER:  
290-29457-0-0000  
JUDGMENT: \$61,171.16  
REPUTED OWNERS: Valerie R.  
Milholin a/k/a Valerie Roberts  
DEED BK. & PG.: 4799 & 613  
MUNICIPALITY: East Hempfield  
Township  
AREA: 9,148 sq. ft.  
IMPROVEMENTS: Residential  
Dwelling

**CI-23-01202**

**U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE, AS SUCCESSOR-IN-INTEREST TO BANK OF AMERICA, N.A., AS SUCCESSOR TO LASALLE BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR EMC MORTGAGE LOAN TRUST 2005-B, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2005-B**

vs

**JAMES R NITCHMAN**

PROPERTY ADDRESS: 474 WEST HIGH STREET, ELIZABETHTOWN, PA 17022  
UPI / TAX PARCEL NUMBER: 250-32352-0-0000  
JUDGMENT: \$174,077.16  
REPUTED OWNERS: James R. Nitchman  
DEED BK. 5447 and PAGE 31 or INSTR. NO. 997049562  
MUNICIPALITY: Borough of Elizabethtown  
AREA: 0.18 acres  
IMPROVEMENTS: Single Family Residential Dwelling

**CI-23-00143**

**TRUIST BANK, FORMERLY KNOWN AS BRANCH BANKING AND TRUST COMPANY**

vs

**SHARON OLPHIN, KNOWN SURVIVING HEIR OF SHIRLEY A RINEER, UNKNOWN SURVIVING HEIR OF SHIRLEY A RINEER**

PROPERTY ADDRESS: 97 OAK BOTTOM ROAD, Quarryville, PA 17566  
UPI / TAX PARCEL NUMBER: 520-59659-0-0000  
JUDGMENT: \$116,923.18  
REPUTED OWNERS: Shirley A Rineer and James Arthur Rineer  
DEED BK. or INSTR. NO.: Book: Y 58, Page: 847

MUNICIPALITY: Township of Providence  
AREA: 1,268 Sq. Ft.  
IMPROVEMENTS: Residential Dwelling

**CI-21-08839**

**MIDFIRST BANK**

vs

**MARY ELLEN PAYNE-ZIMMERMAN**

PROPERTY ADDRESS: 160 MANHEIM STREET, MOUNT JOY, PA 17552  
UPI / TAX PARCEL NUMBER: 450-74399-0-0000  
JUDGMENT: \$177,345.92  
REPUTED OWNERS: MARY ELLEN PAYNE-ZIMMERMAN  
DEED BK. or INSTR. NO.: 6293445  
MUNICIPALITY: BOROUGH OF MOUNT JOY  
AREA: 1290.00 Sq.Ft.  
IMPROVEMENTS: A RESIDENTIAL DWELLING

**CI-23-00175**

**PNC BANK. NATIONAL ASSOCIATION**

vs

**MARK A. ROBINSON**

PROPERTY ADDRESS: 190 SCOTLAND ROAD, QUARRYVILLE, PA 17566  
UPI / TAX PARCEL NUMBER: 180-90483-0-0000  
JUDGMENT: \$74,182.29  
REPUTED OWNERS: Mark A. Robinson and Jennifer J. Robinson, husband and wife  
DEED BK.: Volume 5999, Page 0102  
MUNICIPALITY: Township of East Drumore  
AREA: N\A  
IMPROVEMENTS: Residential

Dwelling

IMPROVEMENTS: RESIDENTIAL DWELLING

**CI-22-07531**

**NATIONSTAR MORTGAGE LLC**

**vs**

**TOMAS RODRIGUEZ, AS BELIEVED HEIR AND/OR ADMINISTRATOR OF THE ESTATE OF LUZ C. TORRES, MARISEL RODRIGUEZ, AS BELIEVED HEIR AND/OR ADMINISTRATOR TO THE ESTATE OF LUZ C. TORRES (IF ANY), UNKNOWN HEIRS AND/OR ADMINISTRATORS OF THE ESTATE OF LUZ C. TORRES (IF ANY)**

PROPERTY ADDRESS: 566 PERSHING AVENUE, LANCASTER, PA 17602  
UPI / TAX PARCEL NUMBER: 337-68050-0-0000  
JUDGMENT: \$9,433.74  
REPUTED OWNERS: Luz C. Torres  
DEED BK. or INSTR. NO.: Volume 4381, Page 0503  
MUNICIPALITY: City of Lancaster  
AREA: N/A  
IMPROVEMENTS: Residential Dwelling

**CI-13-11294**

**WELLS FARGO BANK, NA**

**vs**

**ERIC V. SAENZ**

PROPERTY ADDRESS: 55 PARK AVE, EPHRATA, PA 17522-2071  
UPI / TAX PARCEL NUMBER: 260-86874-0-0000  
JUDGMENT: \$125,011.94  
REPUTED OWNERS: ERIC V. SAENZ  
DEED INSTRUMENT NO.: 5417345  
MUNICIPALITY: BOROUGH OF EPHRATA

**CI-19-08683**

**FREEDOM MORTGAGE CORPORATION**

**vs**

**JENNIFER SENSENIG, DAVID L. SENSENIG AKA DAVID SENSENIG**

PROPERTY ADDRESS: 102 EAST MANOR DRIVE, LITITZ, PA 17543  
UPI / TAX PARCEL NUMBER: 240-22406-0-0000  
JUDGMENT: 187,183.35  
REPUTED OWNERS: David L. Sensenig, an adult individual  
DEED BK. and PAGE or INSTR. NO.: 6414992  
MUNICIPALITY: Elizabeth Township  
AREA: Lititz  
IMPROVEMENTS: Residential Dwelling

**CI-23-03577**

**CLOCK TOWERS CONDOMINIUM ASSOCIATION**

**vs**

**KONSTANTINOS G. SOFILLAS**

PROPERTY ADDRESS: 917 COLUMBIA AVENUE UNIT 114, LANCASTER, PA 17603  
UPI / TAX PARCEL NUMBER: 335-58696-1-0114  
Judgment: \$11,223.78  
Reputed Owners: Konstantinos G. Sofillas  
Deed Bk. and Page or Instr. No.: 5301474  
Municipality: Lancaster City  
Area: Residential - Condo #1 (One Story)  
Improvements: N/A

**CI-22-04094**  
**PARK TREE INVESTMENTS 24,**  
**LLC**  
**vs**  
**RONALD E. SPROUT, LISA M.**  
**SPROUT**

PROPERTY ADDRESS: 521 LITTLE  
BRITAIN CHURCH ROAD, PEACH  
BOTTOM, PA 17563  
UPI / TAX PARCEL NUMBER: 280-  
47323-3-0002  
JUDGMENT: \$39,862.24  
REPUTED OWNERS: Lisa M.  
Sprout  
Instrument No. 20085729050  
MUNICIPALITY: Township of Ful-  
ton  
AREA: 1,024 Sq Ft  
IMPROVEMENTS: Single Family  
Residential Dwelling

**CI-23-00098**  
**CITIZENS BANK, N.A. F/K/A**  
**RBS CITIZENS, N.A.**

**vs**  
**DAVID STOLTZFUS**  
PROPERTY ADDRESS: 220 RUBY  
STREET, LANCASTER, PA 17603  
UPI / TAX PARCEL NUMBER: 338-  
66056-0-0000  
JUDGMENT: \$174,788.94  
REPUTED OWNERS: David Stoltz-  
fus  
INSTR. NO.: 6512324  
MUNICIPALITY: Lancaster  
AREA: 1,928  
IMPROVEMENTS: Residential  
Dwelling

**CI-22-03262**  
**U.S. BANK TRUST NATIONAL**  
**ASSOCIATION, NOT IN ITS INDI-**  
**VIDUAL CAPACITY BUT SOLELY**  
**AS OWNER TRUSTEE FOR RCF**  
**2 ACQUISITION TRUST C/O U.S.**  
**BANK TRUST NATIONAL ASSO-**

**CIATION**  
**vs**  
**NICHOLAS J. SUMMERS**  
PROPERTY ADDRESS: 93 NORTH  
KINZER ROAD, KINZERS, PA  
17535-9705  
UPI / TAX PARCEL NUMBER:  
490-01288-0-0000  
JUDGMENT: \$100,969.48  
REPUTED OWNERS: Nicholas J.  
Summers  
DEED BK. and PAGE or INSTR.  
NO.: 53717872  
MUNICIPALITY: Township of Par-  
adise  
AREA:  
IMPROVEMENTS:

**CI-22-04767**  
**JPMORGAN CHASE BANK, NA-**  
**TIONAL ASSOCIATION**

**vs**  
**FREDERICK G. VAN NAME**  
**A/K/A FREDERICK G. VAN-**  
**NAME**  
PROPERTY ADDRESS: 237  
CROSS KEYS DRIVE, STRAS-  
BURG, PA 17579  
UPI / TAX PARCEL NUMBER:  
570-61215-0-0000  
JUDGMENT: \$99,415.82.  
REPUTED OWNERS: Frederick  
G. Van Name a/k/a Frederick G.  
VanName  
DEED BK. and PAGE or INSTR.  
NO.: Document ID# 5222869  
MUNICIPALITY: Borough of Stras-  
burg  
AREA: ALL THAT CERTAIN lot or  
tract of land situate on the south  
side of Cross Keys Drive in the  
Borough of Strasburg, County of  
Lancaster and Commonwealth  
of Pennsylvania, said Lot being  
known as Lot No. 48, Block "B" on  
a Final Plan of Olde Towne Stras-  
burg prepared for Hogan and Herr

Enterprises by Henry I. Strauss-  
er, Professional Land Surveyor,  
dated January 9, 1984, said plan  
being known as Drawing No. PM-  
402-B, said plan being recorded  
n the Recorder of Deeds Office in  
Lancaster, Pennsylvania, in Sub-  
division Plan Book No. J-136 on  
Page No. 128, said lot being more  
fully bounded and described as  
follows:

IMPROVEMENTS: Residential  
Dwelling

**CI-18-02662**

**M&T BANK S/B/M KEYSTONE  
FINANCIAL BANK, N.A. DOING  
BUSINESS AS KEYSTONE FI-  
NANCIAL MORTGAGE**

**vs**

**ANTONIO VASQUEZ**

PROPERTY ADDRESS: 567 S.  
CHRISTIAN ST, LANCASTER, PA  
17602

UPI / TAX PARCEL NUMBER:  
337-72942-0-0000

JUDGMENT: \$36,727.40

REPUTED OWNERS: ANTONIO  
VASQUEZ

DEED BK. or INSTR. NO.: Book  
6312, Page 0433

MUNICIPALITY: CITY OF LAN-  
CASTER

AREA: 1,479

IMPROVEMENTS: A RESIDEN-  
TIAL DWELLING

**CI-23-00247**

**UTILITIES EMPLOYEES CU**

**vs**

**CHRISTOPHER J. WITTER,  
KNOWN HEIR OF LINA C. WIT-  
TER, DECEASED, UNKNOWN  
HEIRS, SUCCESSORS, ASSIGNS  
AND ALL PERSONS, FIRMS OR  
ASSOCIATIONS CLAIMINIG**

**RIGHT, TITLE OR INTEREST  
FROM OR UNDER LINDA C.**

**WITTER, DECEASED**

PROPERTY ADDRESS: 259  
SOUTH 2ND STREET, BAIN-  
BRIDGE, PA 17502

UPI / TAX PARCEL NUMBER:  
130-13724-0-0000

JUDGMENT: \$104,604.66.

REPUTED OWNERS: Christopher  
J. Witter, known Heir of Linda C.  
Witter, deceased and Unknown  
Heirs, Successors, Assigns and  
All Persons, Firms or Associations  
Claiming Right, Title or Interest  
from or under Linda C. Witter, de-  
ceased

DEED BK. and PAGE or INSTR.  
NO.: Deed Book "M", Volume 83,  
Page 250

MUNICIPALITY: Township of Co-  
noy

AREA: All THAT CERTAIN lot  
or piece of land situated on the  
Northeastern side of Legislative  
Route No. 407 (Old Pa. Route No.  
441) in the Township OF Convoy,  
County of Lancaster and Com-  
monwealth of Pennsylvania, and  
being all of Lot No. 2 in Block D  
on the plan to Section 2 of Con-  
voy Manor recorded in Lancast-  
er County Recorder's Office in  
Sub-Division Plan Book B-17,  
Page 44 and bounded and de-  
scribed as follows:

IMPROVEMENTS: Residential  
Dwelling