

Adams County Legal Journal

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GEORGE VS. FREDERICK

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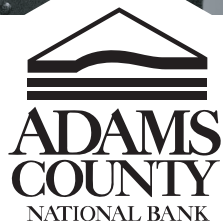
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SHERIFF'S SALE

IN PURSUANCE of a Writ of Execution, Judgment Number, 09-S-1394 issuing out of Court of Common Pleas Adams County, and to me directed, will be exposed to Public Sale on Friday, the 9th day of April, 2010, at 10:00 o'clock in the forenoon at the Sheriff's Office located in the Courthouse, Borough of Gettysburg, Adams County, PA, the following Real Estate, viz.:

ALL that certain lot or piece of ground, together with the improvements thereon erected situate on the south side of South Street in Conewago Township, Adams County, Pennsylvania, and known as 222 South Street, more particularly bounded and described as follows:

BEGINNING at the south side of South Street at corner of lot now or formerly of Mrs. William Arentz and extending southwardly one hundred seventy-five (175) feet more or less to a twenty (20) feet wide alley and thence westwardly by said alley thirty-two (32) feet, more or less, to a corner of lot now or formerly of John Grau thence by said lot now or formerly of John Grau northwardly one hundred seventy-five (175) feet more or less, to said South Street; thence by said South Street thirty-two (32) feet more or less to the place of BEGINNING.

BEING the same premises by deed from Wayne C. Flickinger and Kap T. Flickinger, husband and wife dated 5/31/96 and recorded: 6/4/96 in Book 1204 Page 294.

Granted and conveyed unto Russell Jay Weaver, single.

TAX PARCEL NO: 9-27

BEING KNOWN AS: 222 South Street, Hanover, PA 17331

SEIZED and taken into execution as the property of **Russell Jay Weaver**, and to be sold by me.

James W. Muller-Sheriff
Sheriff's Office, Gettysburg, PA

TO ALL PARTIES IN INTEREST AND CLAIMANTS: You are notified that a schedule of distribution will be filed by the Sheriff in his office on April 30, 2010 and distribution will be made in accordance with said schedule, unless exceptions are filed thereto within 20 days after the filing thereof. Purchaser must settle for property on or before filing date.

ALL claims to property must be filed with Sheriff before sale.

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.

3/5, 12 & 19

SHERIFF'S SALE

IN PURSUANCE of a Writ of Execution, Judgment Number, 09-S-947 issuing out of Court of Common Pleas Adams County, and to me directed, will be exposed to Public Sale on Friday, the 9th day of April, 2010, at 10:00 o'clock in the forenoon at the Sheriff's Office located in the Courthouse, Borough of Gettysburg, Adams County, PA, the following Real Estate, viz.:

ALL that tract of land situate, lying and being in the Township of Liberty, Adams County, Pennsylvania, more particularly bounded and described as follows:

BEGINNING at an existing pipe with cap at a common corner of land now or formerly of Edward Harbaugh and land now or formerly of Kenneth Harrington; thence by said Harrington land South 78 degrees 45 minutes 40 seconds West, 584.68 feet to an existing pipe with cap; thence continuing by the same South 44 degrees 36 minutes 00 seconds West, 30.00 feet to a point in Waynesboro Pike (S.R. 0016); thence running in said Waynesboro Pike North 43 degrees 35 minutes 30 seconds West, 129.05 feet to a point in the center line of said road and at corner of Lot No. 1 on a plan of lots mentioned hereinafter; thence by said Lot No. 1, and through a steel rod set 30.0 feet from the beginning of this course, North 50 degrees 36 minutes 50 seconds East, 381.76 feet to a steel rod; thence continuing by the same North 45 degrees 24 minutes 35 seconds West, 166.02 feet to a steel rod; thence continuing by the same North 44 degrees 35 minutes 25 seconds East, 130.00 feet to a steel rod on line of land now or formerly of Edward Harbaugh; thence by said Harbaugh land South 45 degrees 24 minutes 35 seconds East, 583.35 feet to an existing pipe with cap, the place of BEGINNING.

CONTAINING 3.540 Acres.

The above description was taken from a Final Plan prepared by Adams County Surveyors, J. Riley Redding, R.P.L.S., dated July 15, 2000, and recorded in Adams County Plat Book 79 at Page 16, being designated as Lot No. 2 thereon.

Subject to a right of way to Allegheny Power/West Penn Power Co. herein by Deed recorded 12/7/01 in Deed Book 2489 at Page 45.

TITLE TO SAID PREMISES IS VESTED IN Neal L. Harrington and Teresa M. Joy, h/w, as tenants of an estate by the entirety, by Deed from Earl E. Harrington and Mary Jane Harrington, h/w, dated 12/29/2000, recorded 12/29/2000 in Book 2188, Page 257.

Tax Parcel: (25) C18-46B

PREMISES BEING: 55 Waynesboro Pike, Fairfield, PA 17320-9468

SEIZED and taken into execution as the property of **Neal L. Harrington & Teresa Marie Joy**, and to be sold by me.

James W. Muller-Sheriff
Sheriff's Office, Gettysburg, PA

TO ALL PARTIES IN INTEREST AND CLAIMANTS: You are notified that a schedule of distribution will be filed by the Sheriff in his office on April 30, 2010 and distribution will be made in accordance with said schedule, unless exceptions are filed thereto within 20 days after the filing thereof. Purchaser must settle for property on or before filing date.

ALL claims to property must be filed with Sheriff before sale.

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.

2/26, 3/5 & 12

GEORGE VS. FREDERICK

1. The standard for the admissibility of novel scientific evidence was first enunciated in *Frye v. United States*, 293 F. 1013, 1014 (D.C. Cir. 1923) and adopted by the Pennsylvania Supreme Court in *Commonwealth v. Topa*, 369 A.2d 1277, 1281 (Pa. 1977).

2. Over the three decades since *Frye's* proclamation, the Pennsylvania Supreme Court has defined the test to require the proponent of expert evidence to prove that the principles and methodology used by an expert in arriving at the conclusion the expert will testify to at trial are generally accepted by scientists in the relevant field as a method.

3. It is now clear that *Frye's* general acceptance standard requires only that the scientific community generally accept the principles from which the scientist is proceeding and the methodology the scientist is employing to reach his or her conclusions. It is not necessary that the conclusions reached from the generally accepted principles and methodology be also accepted in the relevant community.

4. Without doubt, it cannot be seriously argued that the unlimited expression of opinion on issues of causation is permissible under the guise of the medically accepted methodology of reviewing medical records. Permitting such a practice would subject juries, as fact finders, to an unlimited variety of fanciful creations by imaginative and, perhaps, renegade researchers.

5. While courts will go a long way in admitting expert testimony from a well-recognized scientific principle or discovery, the thing from which the deduction is made must be sufficiently established to have gained general acceptance in the particular field in which it belongs.

6. Under a *Frye* analysis, a party wishing to introduce such evidence must demonstrate to the trial court that the relevant and scientific community has reached general acceptance of both the principles and methodology employed by the expert witness before the trial court will allow the expert witness to testify regarding his conclusions.

In the Court of Common Pleas of Adams County, Pennsylvania, Civil, No. 06-S-86, KATHARINE GEORGE VS. PHILLIP FREDERICK, JR.

Adam T. Wolfe, Esq., for Plaintiff

C. Roy Weidner, Jr., Esq., for Defendant

George, J., July 7, 2009

OPINION

This litigation originates from a single vehicle auto accident which occurred on December 16, 2000 on State Route 15 in Freedom Township, Adams County. The Plaintiff, Katharine George ("George"),¹ was a passenger in a van operated by the Defendant, Phillip Frederick, Jr. ("Frederick"). While driving in adverse

¹This writer and the Plaintiff are not related.

weather conditions, Frederick lost control of the vehicle whereupon the van travelled through a guard rail, collided with the post of a sign, and came to rest in a drainage culvert. George was taken to the emergency room at the Gettysburg Hospital for treatment. Since the day of the accident, she has undergone treatment with a number of health care providers for pain and other ailments. Currently, George is treating with a board certified physiatrist, Stuart A. Hartman, D.O.

George filed suit by Writ of Summons on January 27, 2006. A Complaint was subsequently filed on February 17, 2006. After a pre-trial conference held on December 22, 2008, this matter was listed for trial for the trial term commencing September 14, 2009. Currently before the Court for disposition is Frederick's Motion in Limine seeking to preclude the testimony of Dr. Hartman.

In his Motion, Frederick claims that Dr. Hartman's opinion that George suffers from traumatically induced fibromyalgia² is inadmissible under the standard for the admissibility of novel scientific evidence first enunciated in *Frye v. United States*, 293 F. 1013, 1014 (D.C. Cir. 1923) and adopted by the Pennsylvania Supreme Court in *Commonwealth v. Topa*, 369 A.2d 1277, 1281 (Pa. 1977). While Frederick does not take issue with Dr. Hartman's diagnosis that George suffers from fibromyalgia, he argues that there is no general acceptance in the medical community that fibromyalgia is caused by trauma. As a result, he asks this Court to exercise its gatekeeper function and preclude Dr. Hartman's opinion as it is not based upon scientific research which has been conducted in a fashion which is generally recognized as being sound.

George argues that the admissibility of Dr. Hartman's opinion is proper on two bases. Initially, George suggests that Dr. Hartman's opinion is not subject to a *Frye* analysis as *Frye* requires only that the expert's methodology, not the conclusion, be generally accepted by the relevant medical community. George concludes that since Dr. Hartman's opinion is based upon an analysis of medical records and reliance upon his respective personal expertise, a methodology

²Fibromyalgia is defined as a form of nonarticular rheumatism characterized by musculoskeletal pain, spasms, stiffness, fatigue, and severe sleep disturbance. *Mosby's Medical, Nursing, & Allied Health Dictionary*, 676 (6th Ed. 2002). Common sites of pain or stiffness include the lower back, neck, shoulder region, arms, hands, knees, hips, thighs, legs, and feet. These sites are known as trigger points. *Id.*

regularly employed in the medical community, that his conclusion that fibromyalgia was caused by the trauma of the accident is properly admissible. George further suggests that even under the microscope of *Frye*, the principle that fibromyalgia can be caused by a traumatic event has gained general acceptance in the medical community. In support of this claim, George cites to several medical treatises and articles. George has attached abstracts of those articles to her Answer.

Pennsylvania has consistently followed the approach enunciated in *Frye* when confronted with novel scientific evidence. *Grady v. Frito-Lay, Inc.*, 839 A.2d 1038, 1043-44 (Pa. 2003) (the *Frye* test remains the prevailing standard by which courts evaluate the admissibility of novel scientific evidence). The test evolved from the following passage in the *Frye* Opinion:

Just when a scientific principle or discovery crosses the line between the experimental and demonstrable stages is difficult to define. Somewhere in this twilight zone the evidential force of the principle must be recognized, and while courts will go a long way in admitting expert testimony deduced from a well-recognized scientific principle or discovery, the thing from which the deduction is made must be sufficiently established to have gained general acceptance in the particular field in which it belongs.

Frye, 293 F. at 1014.

Over the three decades since *Frye's* proclamation, the Pennsylvania Supreme Court has defined the test to require the proponent of expert evidence to prove that the principles and methodology used by an expert in arriving at the conclusion the expert will testify to at trial are generally accepted by scientists in the relevant field as a method. *Grady v. Frito-Lay, Inc.*, 839 A.2d at 1045. As noted by George, the *Grady* Court also clearly signaled that a proponent of an expert opinion is not required to prove that the scientific community has also generally accepted the expert's conclusion. *Id.* This pronouncement by the Supreme Court effectively puts to rest the diversion of authority on *Frye's* reach. Compare *McKenzie v. Westinghouse Electric Corp.*, 674 A.2d 1167, 1172 (Pa.Cmwlt. 1996) (conclusions reached by an expert are subject to *Frye* analysis)

with *Trach v. Fellin*, 817 A.2d 1102 (Pa.Super. 2003) (expert's conclusions not subject to *Frye* analysis). Thus, it is now clear that *Frye's* general acceptance standard requires only that the scientific community generally accept the principles from which the scientist is proceeding and the methodology the scientist is employing to reach his or her conclusions. It is not necessary that the conclusions reached from the generally accepted principles and methodology be also accepted in the relevant community. *Trach v. Fellin, supra*.

Unfortunately, the distinct language of *Grady, supra*, and *Trach, supra*, is easily misunderstood and is often applied in an overbroad fashion. For instance, George currently suggests that as long as the methodology used by Dr. Hartman is generally accepted in the medical community, his opinion concerning causation is not subject to *Frye* analysis. While this is partly true, the argument glosses over the discreet point that Dr. Hartman's opinion, while the result of generally accepted methodology, also relies upon a principle which may or may not be accepted by the relevant medical community. More specifically, although there is not great dispute that the review of medical records and reliance upon personal expertise is a methodology generally accepted among the medical community for diagnosis and treatment, the entire foundation for the application of that methodology requires acceptance of the principle that fibromyalgia can be caused by a traumatic event. It is this precise principle which Frederick alleges has no support in the scientific community.

George's inference that examination of the principles underlying an expert's conclusion as to causation escape *Frye* scrutiny once the methodology is generally accepted would lead to absurd results. For instance, when taken to its logical conclusion, George's argument suggests that a doctor who reviews medical records and relies on his personal training may, without restriction, offer any causation opinion desired. Without doubt, it cannot be seriously argued that the unlimited expression of opinion on issues of causation is permissible under the guise of the medically accepted methodology of reviewing medical records. Permitting such a practice would subject juries, as fact finders, to an unlimited variety of fanciful creations by imaginative and, perhaps, renegade researchers. It would also essentially vitiate the gatekeeping function of the Court as recognized in *Frye*.

George cites a number of Superior Court cases to support her argument that the methodology employed currently is sufficient to remove Dr. Hartman's testimony from a *Frye* analysis. A reading of those cases, however, reveals that they are not controlling. For instance, in *Haney v. Pagnanelli*, 830 A.2d 978 (Pa.Super. 2003), although the Superior Court permitted causation testimony concerning nerve damage occasioned by surgery, the Court held the testimony proper only after determining that principles underlying such a conclusion were scientifically accepted. The *Haney* Court specifically noted that there was no disagreement between the respective expert witnesses that nerve injury could have occurred as a result of the surgery and that the methodology of process of elimination is a generally accepted methodology. The current proffered opinion on causation is remarkably different in that there is significant dispute between the parties concerning whether the scientific community accepts that trauma can cause fibromyalgia. Revealingly, the *Haney* Court cited *Frye* for the principle that "while courts will go a long way in admitting expert testimony from a well-recognized scientific principle or discovery, the thing from which the deduction is made must be sufficiently established to have gained general acceptance in the particular field in which it belongs." *Frye*, at 1014. Thus, rather than support George's argument, a careful reading of *Haney* corroborates the conclusion that *Frye* applies to situations where experts use traditional techniques, however, rely on a novel theory or principle in forming their opinion.

In *Cummins v. Rosa*, 846 A.2d 148, 150 (Pa.Super. 2004), the Superior Court recognized that the methodology of a doctor reaching conclusions based upon analysis of medical records and reliance upon their own personal expertise is a methodology generally accepted among the medical community for diagnosis and treatment. The case is distinguishable, however, in that it does not include any indication of a challenge to the underlying principles which supported the respective expert witness's opinion. Nevertheless, the *Cummins* Court reaffirmed that under a *Frye* analysis, a party wishing to introduce such evidence must demonstrate to the trial court that the relevant and scientific community has reached general acceptance of both the principles and methodology employed by the expert witness before the trial court will allow the expert witness to testify regarding

his conclusions. *Cummins v. Rosa*, A.2d at 151 quoting *Trach v. Fellin*, 817 A.2d at 1111.

Currently, the precise issue raised by Frederick is whether the medical community has generally accepted the principle which is the foundation for Dr. Hartman's opinion, i.e. whether trauma can cause fibromyalgia. In the event the Court determines, after *Frye* hearing, that there is support in the relevant medical community for that principle, the conclusions reached by Dr. Hartman in regard to the specific causation of George's fibromyalgia will be admissible as unquestionably the methodology employed by Dr. Hartman is generally accepted. On the other hand, should the theory that trauma truly induces fibromyalgia not have general acceptance in the medical community, Dr. Hartman's testimony will be deemed inadmissible.

The Court notes that a number of articles have been reprinted and/or referenced in the briefs submitted by the parties. While excerpts of the articles are helpful for purposes of brevity, the Court requests the full articles. Accordingly, all parties will be granted thirty (30) days from the date of this Order to supplement the record in regard to the sole issue of the principle that trauma can cause fibromyalgia is generally accepted in the relevant medical community. Additionally, the parties will be permitted opportunity for hearing in the event the same is requested.

For the foregoing reasons, the attached Order is entered.

ORDER

AND NOW, this 7th day of July, 2009, it is hereby directed that the parties are granted thirty (30) days from the date of this Order within which to provide the Court with materials concerning whether the principle that trauma can cause fibromyalgia is generally accepted in the relevant medical community. Additionally, each party is granted fourteen (14) days from the date of this Order in which to petition the Court for a formal *Frye* hearing. Absent petition, the Court will decide the issue on the materials presented within the time period set forth hereinabove. In the event request for hearing is made, the Court shall promptly schedule the same by separate Order.

SHERIFF'S SALE

IN PURSUANCE of a Writ of Execution, Judgment Number, 09-S-503 issued out of Court of Common Pleas Adams County, and to me directed, will be exposed to Public Sale on Friday, the 9th day of April, 2010, at 10:00 o'clock in the forenoon at the Sheriff's Office located in the Courthouse, Borough of Gettysburg, Adams County, PA, the following Real Estate, viz.:

ALL the following three (3) tracts of land situate, lying and being in the Borough of Littlestown, Adams County, Pennsylvania, bounded and described as follows, to wit:

TRACT 1: BEGINNING at a point at the intersection of Lombard Street with a sixteen (16.00) foot public alley; thence with the North curb line of said street South sixty-one (61) degrees West, thirty-three and eight-tenths (33.8) feet to a point at line of land now or formerly of Harry Weaver; thence with said land North thirty-one (31) degrees West, forty-nine (49.00) feet to an iron pin; thence by same North thirty-four and three-quarter (34-3/4) degrees West, forty-three (43.00) feet to an iron pin; thence by land now or formerly of Renner Bros. North thirty-two and one-quarter (32-1/4) degrees West, fifty-three and seven-tenths (53.7) feet to an iron pin at land now or formerly of Nicholas A. Schuchart; thence by said land North fifty-seven and three-quarter (57-3/4) degrees East, forty-one and five-tenths (41.5) feet to an iron pin at West side of a sixteen (16.00) foot public alley; thence with the West side of said alley South twenty-one and one-quarter (21-1/4) degrees East, one hundred forty-seven and seven-tenths (147.7) feet to a point, the place of BEGINNING. CONTAINING 5,422 square feet, more or less.

TRACT 2: BEGINNING at a point on the East side of South Queen Street in the middle of a twelve (12.00) foot wide private alley; thence along the center line of said private alley and by land now or formerly of Mandilla Gitt North fifty-two (52) degrees East, sixty-six (66.00) feet to a driven iron pin in the middle of said twelve (12.00) foot wide private alley; thence along the center line of said alley and by land of same North sixty-three (63) degrees East, one hundred forty-nine (149.00) feet to a driven iron pin at a blacksmith shop at land now or formerly of Nicholas Schuchart; thence by land now or formerly of Nicholas Schuchart South twenty-nine and one-half (29-1/2) degrees East, eighty-four and five-tenths (84.5) feet to a point near the corner now or formerly of Hotel Stable; thence by land now or formerly of Harry Weaver and Robert Smith South sixty and one-quarter (60-1/4) degrees West, forty-six

and five-tenths (46.5) feet to a point in line of eaves of roof on West side of a garage; thence by land now or formerly of Joseph H. Krug, the residue of the original tract of which this tract is a part North thirty and one-half (30-1/2) degrees West, forty-nine and six-tenths (49.6) feet to an iron pin; thence along same (balance of original tract) South fifty-two (52) degrees West one hundred sixty-one and seven-tenths (161.7) feet to an iron gate post on the East side of said South Queen Street; thence along the East side of said Street North thirty-four and one-half (34-1/2) degrees West, fifty-three and seven-tenths (53.7) feet to the place of BEGINNING. TOGETHER with and subject to a thirteen (13.00) foot private alley and a right of way as stated in Deed Book 224, at page 535.

TRACT 3: BEGINNING at an iron pin on the West side of a sixteen (16.00) foot alley which is the first public alley lying to the East of South Queen Street and is perpendicular to Lumber Street at the intersection of the West side of said sixteen (16.00) foot public alley with the South side of a twenty (20.00) foot public alley leading to South Queen Street; thence along the West side of said sixteen (16.00) foot public alley South twenty-nine and one-quarter (29-1/4) degrees East, sixty-three (63.00) feet to an iron pin; thence by land now or formerly of Nicholas A. Schuchart and Emma E. Schuchart, husband and wife, of which this tract was formerly a part South fifty-seven and three-quarter (57-3/4) degrees West, forty-one and five-tenths (41.5) feet to an iron pin; thence by land now or formerly of Renner Brothers and along an eleven (11.00) foot driveway North thirty-two and one-quarter (32-1/4) degrees West, sixty-nine and five-tenths (69.5) feet to an iron pin on the South side of the aforementioned twenty (20.00) foot public alley; thence along the South side of said twenty (20.00) foot public alley North sixty-six and one-quarter (66-1/4) degrees East, forty-five (45.00) feet to an iron pin at the intersection of said public alleys, the place of BEGINNING. CONTAINING 2,854 square feet. The above description for Tract No. 3 is taken from a draft of survey by LeRoy H. Winebrenner, R.S., dated January 27, 1942.

THEY BEING the same tracts of land which Louise Webb, widow, by deed dated August 14, 2000 and recorded in the Office of the Recorder of Deeds in and for Adams County, Pennsylvania in Record Book 2108, at Page 67, granted and conveyed unto Robert J. Via, Mortgagor herein.

Property Address: 36 South Queen Street, Littlestown, PA 17340

Tax Map 008, Parcel 0302

SEIZED and taken into execution as the property of **Robert J. Via**, and to be sold by me.

James W. Muller-Sheriff
Sheriff's Office, Gettysburg, PA

TO ALL PARTIES IN INTEREST AND CLAIMANTS: You are notified that a schedule of distribution will be filed by the Sheriff in his office on April 30, 2010 and distribution will be made in accordance with said schedule, unless exceptions are filed thereto within 20 days after the filing thereof. Purchaser must settle for property on or before filing date.

ALL claims to property must be filed with Sheriff before sale.

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.

2/19, 26 & 3/5

CERTIFICATE OF ORGANIZATION

NOTICE IS HEREBY GIVEN of the filing of a Certificate of Organization Domestic Limited Liability Company with the Department of State, Commonwealth of Pennsylvania on or about January 19, 2010, for the purpose of obtaining a Certificate of Organization for a proposed limited liability company to be organized under the Business Corporation Law of 1988. The name of the company is AIM UTILITY SYSTEMS, LLC, and its registered address is 294 Marsh Creek Road, Gettysburg, Pennsylvania 17325.

Donald B. Swope
Solicitor

3/5

SHERIFF'S SALE

IN PURSUANCE of a Writ of Execution, Judgment Number, 09-S-1368 issuing out of Court of Common Pleas Adams County, and to me directed, will be exposed to Public Sale on Friday, the 9th day of April, 2010, at 10:00 o'clock in the forenoon at the Sheriff's Office located in the Courthouse, Borough of Gettysburg, Adams County, PA, the following Real Estate, viz.:

ALL that lot of ground situate on the Southwest side of Legislative Route 01005, also known as the State Highway leading from the Gettysburg-McSherrystown State Highway to Mount Rock, Conewago Township, Adams County, Pennsylvania, bounded and described as follows:

BEGINNING at a point in the center of said Legislative Route 01005 at lands now or formerly of Guy F. McIntire also known as Lot No. 6; thence by said lands and through an iron pin set back twenty-seven (27) feet along the line South fifty-seven (57) degrees fifty-nine (59) minutes West, one hundred eighty (180) feet to an iron pin at other land now or formerly of James A. Murren and Mary M. Murren; thence by the same North fifty-five (55) degrees forty (40) minutes West, one hundred (100) feet to an iron pin; thence by other lands now or formerly of James A. Murren and Mary M. Murren North fifty-seven (57) degrees fifty-nine (59) minutes East through an iron pin set back twenty-seven (27) feet along the line for a distance of one hundred eighty (180) feet to a point in the center of the Legislative Route aforesaid; thence in the center of said Legislative Route, South fifty-five (55) degrees forty (40) minutes East, one hundred (100) feet to a point, the place of BEGINNING. CONTAINING 0.379 acres more or less. Said lot of ground being known as Lot No. 7 on draft of survey prepared by J. B. O'Brien, R.S., dated May 29, 1962.

TITLE TO SAID PREMISES IS VESTED IN Sakib Muminovic and Mensura Muminovic, h/w as tenants by the entireties, by Deed from Banyon Investment Group, Inc., dated 03/26/2007, recorded 04/03/2007 in Book 4790, Page 133.

Tax Parcel: 08,012-0121-000

Premises Being: 3591 Centennial Road, Hanover, PA 17331-9066

SEIZED and taken into execution as the property of **Sakib Muminovic & Mensura Muminovic**, and to be sold by me.

James W. Muller-Sheriff
Sheriff's Office, Gettysburg, PA

TO ALL PARTIES IN INTEREST AND CLAIMANTS: You are notified that a

schedule of distribution will be filed by the Sheriff in his office on April 30, 2010 and distribution will be made in accordance with said schedule, unless exceptions are filed thereto within 20 days after the filing thereof. Purchaser must settle for property on or before filing date.

ALL claims to property must be filed with Sheriff before sale.

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.

2/26, 3/5 & 12

SHERIFF'S SALE

IN PURSUANCE of a Writ of Execution, Judgment Number, 09-S-1218 issuing out of Court of Common Pleas Adams County, and to me directed, will be exposed to Public Sale on Friday, the 9th day of April, 2010, at 10:00 o'clock in the forenoon at the Sheriff's Office located in the Courthouse, Borough of Gettysburg, Adams County, PA, the following Real Estate, viz.:

ALL that certain lot or piece of ground with the improvements thereon erected, situate in the Borough of Littlestown, County of Adams, and Commonwealth of Pennsylvania, being Lot No. 13 on plan of Lake View subdivision, section 1, being known as No. 531 Lakeview Circle, more particularly described in accordance with a survey made by Thomas & Associates, Hanover, Pennsylvania, dated 27 September 1978, file No. A-45, as follows, to wit:

BEGINNING at a bolt set on the northeast side of Lakeview Circle (fifty (50) feet wide), a corner of Lot No. 14 on above mentioned plan; thence extending from said beginning bolt and measured along line of Lot No. 14, North forty-five (45) degrees thirty-seven (37) minutes twenty-eight (28) seconds East, one hundred twenty-five and no one-hundredths (125.00) feet to an iron pipe in line of lands now or formerly of Paul Niesley; thence extending along same, South forty-four (44) degrees twenty-two (22) minutes thirty-two (32) seconds East, eighty and no one-hundredths (80.00) feet to an iron pipe, a corner of Lot No. 12 on above mentioned plan; thence extending along same, South forty-five (45) degrees thirty-five and no one-hundredths (35.00) feet to a bolt on the Northeast side of Lakeview Circle, aforesaid; thence extending along same, North forty-four (44) degrees twenty-two (22) minutes thirty-two (32) seconds West, eighty and no one-hundredths (80.00) feet to a bolt, the first mentioned bolt and place of BEGINNING.

TITLE TO SAID PREMISES IS VESTED IN James F. Waggoner and Ruth E. Waggoner, h/w, as tenants by the entireties, by Deed from Gary Del Cameron, II and Arlene E. Cameron, h/w, dated 03/15/2004, recorded 03/25/2004 in Book 3505, Page 82.

Tax Parcel: (27) 012-0033

Premises Being: 531 Lakeview Circle, Littlestown, PA 17340

SEIZED and taken into execution as the property of **James F. Waggoner & Ruth E. Waggoner**, and to be sold by me.

James W. Muller-Sheriff
Sheriff's Office, Gettysburg, PA

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ALL claims to property must be filed with Sheriff before sale.

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.

2/26, 3/5 & 12

SHERIFF'S SALE

IN PURSUANCE of a Writ of Execution, Judgment Number, 03-S-380 issuing out of Court of Common Pleas Adams County, and to me directed, will be exposed to Public Sale on Friday, the 9th day of April, 2010, at 10:00 o'clock in the forenoon at the Sheriff's Office located in the Courthouse, Borough of Gettysburg, Adams County, PA, the following Real Estate, viz.:

ALL those described 4 tracts of land described lot of ground, with improvements thereon erected. Situated in Franklin Township, Adams County, Pennsylvania, bounded and described as follows:

TRACT NO. 1

BEGINNING at a stone for a corner of the South side of public road running from Route 234 to Cashtown near a pine tree; thence running on the South side of the said public road South 70 degrees West, 83 feet to a point on land now or formerly of Ernest Saum North 15-1/4 degrees West, 278.3 feet to a stone corner; thence running by land now or formerly of George McDannell North 82-1/2 degrees East, 140.5 feet to a stone corner thence running by land now or formerly of Gilbert Buchers heirs South 2-1/2 degrees East, 256.50 feet to a stone, the place of BEGINNING. CONTAINING 108 perches.

TRACT NO. 2

BEGINNING at a point in the Township Road T-364 at other lands now or formerly of Ernest Saum; thence by lands now or formerly of Saum and passing through a reference iron pin set back 37 feet from the place of beginning North 07 degrees 18 minutes West, 271.50 feet to a steel pin at lands now or formerly of Paul McDannell, North 87 degrees 54 minutes East 90.87 feet to a steel pin at lands now or formerly of Donald Coldsmith; thence by lands now or formerly of Coldsmith and passing through a reference steel pin 26 feet from the terminus of their call South 07 degrees 30 minutes East, 265.65 feet to a point in the Township Road T-364; thence in said Township Road South 84 degrees 12 minutes West, 91.45 feet to a point at the place of BEGINNING. CONTAINING 24,426 square feet, neat measure.

TRACT NO. 3

BEGINNING at a nail in the center of Township Road T-364 at corner of lands now or formerly of Robert W. Prater; thence running in the center of said Township Road T-364, North 69 degrees 16 minutes 30 seconds West, 82.21 feet to a point in the center of said road; thence continuing in the center of said road, North 39 degrees 34 minutes 45

seconds West, 78.81 feet to a point in the center of said road; thence continuing in the center of said road, North 17 degrees 24 minutes 10 seconds West, 160.05 feet to a point in the center of said road at corner of lands now or formerly of Hazel C. McDannell; thence along said McDannell lands, North 80 degrees 57 minutes 25 seconds East, 108.67 feet to an iron pin at corner of lands now or formerly of Robert W. Prater; thence along said Prater lands, South 14 degrees 36 minutes 20 seconds East, through an iron pin set back 40.96 feet from the end of this course, 268.31 feet to a nail in the center of Township Road T-364, the point and place of BEGINNING, CONTAINING 0.543 acres.

The above description was taken from a draft of survey prepared by Richard W. Boyer, R.S. of Boyer Surveys, Biglerville, Adams County, Pennsylvania, dated 12/19/1978 the said draft of survey, recorded in the Office of the Recorder of Deeds of Adams County, Pennsylvania in Plat Book 27, Page 4, the above described tract being designated as Lot No. 1.

TRACT NO. 4

BEGINNING at a railroad spike in the center line of New Road T-364 at corner of Lot No. 1 on the draft of survey hereinafter referred to; thence along Lot No. 1 North 71 degrees 05 minutes 10 seconds East, passing through a reference pipe 25.00 feet from the beginning of this course, 642.47 feet to a pipe at land now or formerly of Thomas Reeve; thence by same South 32 degrees 30 minutes 50 seconds East, 136.21 feet to an existing pipe and stones at lands now or formerly of Elizabeth R. McClead; thence by same South 60 degrees 32 minutes 24 seconds West, 355.00 feet to an existing iron pin at land now or formerly of Robert W. Prater; thence by same South 76 degrees 16 minutes 43 seconds West, 235.17 feet to an existing pin at land now or formerly of David Stewart; thence by same South 76 degrees 15 minutes 55 seconds West, 108.71 feet to an existing nail in the center line of New Road T-364 aforesaid; thence in the center line of such road North 13 degrees 05 minutes 00 seconds West, 167.14 feet to a railroad spike, the place of BEGINNING. CONTAINING 2.670 acres.

The above description was taken from a draft of survey prepared by Richard W. Boyer, Adams County Surveyor, dated March 5, 1980 recorded in Plat Book 34, at Page 61, the above described tract being designated as Lot No. 2.

Being Known as: 788 New Road, Orrtanna, PA 17353

Property ID No. :(2) C09-0032

TITLE TO SAID PREMISES IS VESTED IN Raymond B. Williams, Sr. and Candy S. Williams, husband and wife by deed from Gerald H. Deighton, single person by this attorney fact, Edward G. Puhl, and Harry J. Blaisdell, single person, by his attorney in fact Edward G. Puhl dated 03/31/2000 recorded 04/17/2000 in Deed Book 2032 Page 136.

SEIZED and taken into execution as the property of **Raymond B. Williams, Sr. & Candy S. Williams**, and to be sold by me.

James W. Muller-Sheriff
Sheriff's Office, Gettysburg, PA

TO ALL PARTIES IN INTEREST AND CLAIMANTS: You are notified that a schedule of distribution will be filed by the Sheriff in his office on April 30, 2010 and distribution will be made in accordance with said schedule, unless exceptions are filed thereto within 20 days after the filing thereof. Purchaser must settle for property on or before filing date.

ALL claims to property must be filed with Sheriff before sale.

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.

2/26, 3/5 & 12

SHERIFF'S SALE

IN PURSUANCE of a Writ of Execution, Judgment No. 09-S-1045 issuing out of Court of Common Pleas Adams County, and to me directed, will be exposed to Public Sale on Friday, the 23rd day of April, 2010, at 10:00 o'clock in the forenoon at the Sheriff's Office located in the Courthouse, Borough of Gettysburg, Adams County, PA, the following Real Estate, viz.:

ALL that tract of land situate in Mount Joy Township, Adams County, Pennsylvania, more particularly bounded and described as follows, to wit:

BEGINNING at a point in the center of the Gettysburg-Littlestown State Highway at lands now or formerly of Roy J. Dillman; thence by lands now or formerly of Roy J. Dillman North 47 degrees East, 330 feet to a point at lands now or formerly of William C. Clapsaddle; thence by lands now or formerly of William C. Clapsaddle South 44-1/2 degrees East, 50 feet to a point at lands now or formerly of Martha M. Oyler; thence by lands now or formerly of Martha M. Oyler South 47 degrees West, 330 feet to a point in the center of the Gettysburg-Littlestown State Highway; thence in and along the center line of State Highway South 44-1/2 West, 50 feet to the place of BEGINNING.

TITLE TO SAID PREMISES IS VESTED IN Jack N. Godinez and Tammy L. Godinez, h/w, as tenants by the entireties, by Deed from Eugene W. Iser, unmarried, dated 07/18/2007, recorded 07/27/2007 in Book 4922, Page 272.

Tax Parcel: (30) G14-0075---000

Premises Being: 1864 Baltimore Pike, Gettysburg, PA 17325-7005

SEIZED and taken into execution as the property of **Jack Nelson Godinez & Tammy Lynn Godinez** and to be sold by me.

James W. Muller-Sheriff
Sheriff's Office, Gettysburg, PA

TO ALL PARTIES IN INTEREST AND CLAIMANTS: You are notified that a schedule of distribution will be filed by the Sheriff in his office on May 14, 2010, and distribution will be made in accordance with said schedule, unless exceptions are filed thereto within 20 days after the filing thereof. Purchaser must settle for property on or before filing date.

ALL claims to property must be filed with Sheriff before sale.

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.

3/5, 12 & 19

SHERIFF'S SALE

IN PURSUANCE of a Writ of Execution, Judgment No. 09-S-1538 issuing out of Court of Common Pleas Adams County, and to me directed, will be exposed to Public Sale on Friday, the 23rd day of April, 2010, at 10:00 o'clock in the forenoon at the Sheriff's Office located in the Courthouse, Borough of Gettysburg, Adams County, PA, the following Real Estate, viz.:

ALL that lot of ground situate in the Borough of Littlestown, Adams County, Pennsylvania, bounded and limited as follows, to wit:

BEGINNING at a corner of Lot No. 123A and James Avenue; thence northerly along said James Avenue, fifty (50) feet to a corner of Lot No. 125; thence easterly along said Lot No. 125, one hundred twenty-eight (128) feet to a wood stake; thence southerly fifty (50) feet to an iron pin at corner of Lot No. 123A; thence westerly along said Lot No. 123A, one hundred twenty-eight (128) feet to James Avenue, the place of BEGINNING.

The above and foregoing parcels of land being Lot Nos. 124 and 124-A, according to the plan and resurvey made November 1935, by Leroy H. Winebrenner, CS.

SUBJECT to restrictions of record as recorded in Deed Book 268, page 597.

TITLE TO SAID PREMISES IS VESTED IN Justin R. Gouker, by Deed from David W. Arndt and Crystal G. Arndt, h/w, dated 01/26/2007, recorded 01/31/2007 in Book 4727, Page 326.

Tax Parcel: 27-008-0047

Premises Being: 59 James Avenue, Littlestown, PA 17340-1107

SEIZED and taken into execution as the property of **Justin R. Gouker** and to be sold by me.

James W. Muller-Sheriff
Sheriff's Office, Gettysburg, PA

TO ALL PARTIES IN INTEREST AND CLAIMANTS: You are notified that a schedule of distribution will be filed by the Sheriff in his office on May 14, 2010, and distribution will be made in accordance with said schedule, unless exceptions are filed thereto within 20 days after the filing thereof. Purchaser must settle for property on or before filing date.

ALL claims to property must be filed with Sheriff before sale.

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.

3/5, 12 & 19

SHERIFF'S SALE

IN PURSUANCE of a Writ of Execution, Judgment No. 09-S-1775 issuing out of Court of Common Pleas Adams County, and to me directed, will be exposed to Public Sale on Friday, the 23rd day of April, 2010, at 10:00 o'clock in the forenoon at the Sheriff's Office located in the Courthouse, Borough of Gettysburg, Adams County, PA, the following Real Estate, viz.:

ALL that certain tract of lands and improvements thereon erected, all situate in the Township of Reading, County of Adams, and Commonwealth of Pennsylvania, being more particularly described as Lot No. 321 on a Plan of Lots of Lake Meade Subdivision, duly entered and appearing of record in the Office of the Recorder of Deeds in and for Adams County, Pennsylvania, in Miscellaneous Deed Book 1, at Page 1.

Address: 516 Lake Meade Drive, East Berlin, PA 17316

Tax Map or Parcel ID No.: 37-14-36.

UNDER AND SUBJECT, nevertheless, to restrictions and conditions of record.

Vested by Special Warranty Deed, dated 04/19/2007, given by Donald Wayne Cook and Marcia Anne Cook, husband and wife, to Matthew W. Cook and Jamie Cook, husband and wife and recorded 4/26/2007 in Book 4817 Page 85.

Tax Parcel: 37-014-0036---000

Premises Being: 516 Lake Meade Drive, East Berlin, PA 17316-9335

SEIZED and taken into execution as the property of **Matthew W. Cook & Jamie Cook** and to be sold by me.

James W. Muller-Sheriff
Sheriff's Office, Gettysburg, PA

TO ALL PARTIES IN INTEREST AND CLAIMANTS: You are notified that a schedule of distribution will be filed by the Sheriff in his office on May 14, 2010, and distribution will be made in accordance with said schedule, unless exceptions are filed thereto within 20 days after the filing thereof. Purchaser must settle for property on or before filing date.

ALL claims to property must be filed with Sheriff before sale.

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.

3/5, 12 & 19

SHERIFF'S SALE

IN PURSUANCE of a Writ of Execution, Judgment No. 09-S-1714 issuing out of Court of Common Pleas Adams County, and to me directed, will be exposed to Public Sale on Friday, the 23rd day of April, 2010, at 10:00 o'clock in the forenoon at the Sheriff's Office located in the Courthouse, Borough of Gettysburg, Adams County, PA, the following Real Estate, viz.:

ALL that tract of land situate, lying and being in the Borough of Littlestown, Adams County, Pennsylvania, as shown on the subdivision plan for 'Lakeview Village - Phase Two', prepared by Donald E. Worley, Registered Surveyor, of Worley Surveying, dated April 21, 1989, revised September 11, 1989, recorded in the Office of the Recorder of Deeds of Adams County, Pennsylvania, in Plat Book 54, page 65, designated as Lot No. 28, more particularly bounded and described as follows, to wit:

BEGINNING at a steel pin on the eastern right-of-way line of Crescent Lane at corner of Lot No. 29 on the plan of lots hereinabove identified; thence by said Lot No. 29, North 57 degrees 01 minute 38 seconds East, 100.00 feet to a steel pin on line of the pond lot as identified on such plan; thence by said pond lot; South 32 degrees 58 minutes 22 seconds East, 36.00 feet to a steel pin on line of Lot No. 2 of Lakeview Village - Phase One; thence by said Lot No. 2 and by Lot No. 3 of Lakeview Village - Phase One, South 57 degrees 01 minute 38 seconds West, 100.00 feet to a steel pin on the eastern right-of-way line of Crescent Lane; thence by said eastern right-of-way line of Crescent Lane, North 32 degrees 58 minutes 22 seconds West, 36.00 feet to the above-described place of BEGINNING. CONTAINING 3,600 square feet.

UNDER AND SUBJECT to the restrictions, reservations, conditions and protective covenants for 'Lakeview Village - Phase Two' set forth in the Declaration of Restrictions, Reservations, Conditions and Protective Covenants, dated June 8, 1990, and recorded in the Office of the Recorder of Deeds in and for Adams County, Pennsylvania, in Record Book 559, page 653, as well as all restrictions, comments and notations set forth in the subdivision plan for 'Lakeview Village - Phase Two' recorded in said office in Plat Book 54 at page 65.

TOGETHER WITH AND SUBJECT to a 50-foot right-of-way in, through and along the street known as Crescent Lane to be used in common with other owners of lots in 'Lakeview Village - Phase Two', as shown on the subdivision plan above-referenced.

SUBJECT TO visible easements and restrictions of record.

IT BEING the same tract which Ricky H. Messenger and Karen Messenger, husband and wife, by their deed dated November 30, 2001 and recorded in the Recorder of Deeds Office of Adams County, Pennsylvania, in Record Book 2481, at page 98, granted and conveyed unto Christopher A. Hailey, Sr., a married man, the Mortgagor herein.

TITLE TO SAID PREMISES IS VESTED IN Christopher Hailey, Sr., a married man by deed from Ricky H. Messenger and Karen Messenger, Husband and Wife, dated December 4, 2001, recorded in Book 2481 Page 98.

Tax Parcel: (27) 012-0081---000

Premises Being: 11 Crescent Lane, Littlestown, PA 17340-1657

SEIZED and taken into execution as the property of **Christopher A. Hailey a/k/a Christopher Hailer, Sr.** and to be sold by me.

James W. Muller-Sheriff
Sheriff's Office, Gettysburg, PA

TO ALL PARTIES IN INTEREST AND CLAIMANTS: You are notified that a schedule of distribution will be filed by the Sheriff in his office on May 14, 2010, and distribution will be made in accordance with said schedule, unless exceptions are filed thereto within 20 days after the filing thereof. Purchaser must settle for property on or before filing date.

ALL claims to property must be filed with Sheriff before sale.

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.

3/5, 12 & 19

SHERIFF'S SALE

IN PURSUANCE of a Writ of Execution, Judgment No. 09-S-1597 issuing out of Court of Common Pleas Adams County, and to me directed, will be exposed to Public Sale on Friday, the 23rd day of April, 2010, at 10:00 o'clock in the forenoon at the Sheriff's Office located in the Courthouse, Borough of Gettysburg, Adams County, PA, the following Real Estate, viz.:

ALL THAT CERTAIN tract of land, with improvements thereon erected, situate, lying and being in the County of Adams, Commonwealth of Pennsylvania bounded and described as follows, to wit:

BEGINNING at a point in the center of McLaughlin Trail at Lot No. 60; thence by said lot, South 2 degrees 37 minutes 20 seconds West, 225 feet to lands now or formerly of Charnita, Inc.; thence by said lands, North 87 degrees 22 minutes 40 seconds West, 100 feet to Lot No. 62; thence by said lot, North 2 degrees 37 minutes 20 seconds East, 2225 feet to a

point in the center of said McLaughlin Trail; thence in said McLaughlin Trail, South 87 degrees 22 minutes 40 seconds East, 100 feet to the place of BEGINNING.

The above description was taken from a plan of lots labeled 'Section Ri of Charnita, Inc.' dated May 29, 1970, prepared by Gordon L. Brown, R.S., recorded in Adams County Plat Book No. 1 at page 83.

The improvements thereon being known as 61 Fruitwood Trail, Fairfield, PA 17320.

TOGETHER WITH and SUBJECT TO easements, reservations, and restrictions as set forth or mentioned in Adams County Record Book 3970 at Page 253.

TITLE TO SAID PREMISES IS VESTED IN Ronald L. Boyd and Melissa M. Boyd, h/w, as tenants of an estate by the entirety, by Deed from Benjamin Miller and Kimberly Scalio, h/w, dated 10/15/2008, recorded 11/19/2008 in Book 5306, Page 768.

Tax Parcel: 43-041-0074---000

Premises Being: 61 Fruitwood Trail, Fairfield, PA 17320-8481

SEIZED and taken into execution as the property of **Ronald S. Boyd a/k/a Ronald A. Boyd & Melissa M. Boyd** and to be sold by me.

James W. Muller-Sheriff
Sheriff's Office, Gettysburg, PA

TO ALL PARTIES IN INTEREST AND CLAIMANTS: You are notified that a schedule of distribution will be filed by the Sheriff in his office on May 14, 2010, and distribution will be made in accordance with said schedule, unless exceptions are filed thereto within 20 days after the filing thereof. Purchaser must settle for property on or before filing date.

ALL claims to property must be filed with Sheriff before sale.

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.

3/5, 12 & 19

SHERIFF'S SALE

IN PURSUANCE of a Writ of Execution, Judgment No. 09-S-1598 issuing out of Court of Common Pleas Adams County, and to me directed, will be exposed to Public Sale on Friday, the 23rd day of April, 2010, at 10:00 o'clock in the forenoon at the Sheriff's Office located in the Courthouse, Borough of Gettysburg, Adams County, PA, the following Real Estate, viz.:

ALL that tract of land situate, lying and being in Oxford Township, Adams County, bounded and described as follows:

BEGINNING at a point on the right-of-way line of Poplar Road at Lot No. 60 as shown on the hereinafter referenced subdivision plan; thence running along Lot No. 60 North fifty-four (54) degrees twenty-nine (29) minutes thirty-six (36) seconds East, two hundred sixty-two and twenty hundredths (262.20) feet to a point at lands now or formerly of Belinda Groft; thence running along said lands of Belinda Groft as shown on the hereinafter referenced subdivision plan; South forty-two (42) degrees forty (40) minutes zero (00) seconds East, one hundred fifteen and ninety hundredths (115.90) feet to a point at lands now or formerly of Belinda Groft and Lot No. 62 as shown on the hereinafter referenced subdivision plan; thence running along Lot No. 62 South fifty-four (54) degrees thirty-nine (39) minutes twenty-six (26) seconds West, two hundred seventy-six and sixty-five hundredths (276.65) feet to a point on the right-of-way line of Poplar Road; thence running along said right-of-way line of Poplar Road North thirty-five (35) degrees thirty (30) minutes twenty-four (24) seconds West, one hundred fifteen and zero hundredths (115.00) to a point on the right-of-way line of Poplar Road at Lot No. 60 the point and place of BEGINNING. CONTAINING 30,984 square feet.

The above description being Lot No. 61 on the Final Subdivision Plan for Simme Valley Estates-Phase I, by Group Hanover, Inc., dated February 26, 2001, which said subdivision plan is recorded in the Office of the Recorder of Deeds in and for Adams County, Pennsylvania, in Record Book 80 at page 84.

SUBJECT, NEVERTHELESS, to the Protective Covenants of Simme Valley which are recorded in the Office of the Recorder of Deeds in and for Adams County, Pennsylvania, in Record Book 2866 at page 277.

Also subject to all easements which may be shown on the subdivision plan above recited.

TITLE TO SAID PREMISES IS VESTED IN Wayne A. Howard and Victoria E. Howard, h/w, by Deed from Simme Valley L.P., a Pennsylvania Limited Partnership and New Age Associates, Inc., a Pennsylvania Corporation, dated

10/24/2003, recorded 10/27/2003 in Book 3357, Page 29.

Tax Parcel: 35-J12-0178-00-000

Premises Being: 880 Poplar Road, New Oxford, PA 17350-9648

SEIZED and taken into execution as the property of **Victoria Elizabeth Howard a/k/a Victoria E. Howard & Wayne Albert Howard a/k/a Wayne Howard a/k/a Wayne A. Howard** and to be sold by me.

James W. Muller-Sheriff
Sheriff's Office, Gettysburg, PA

TO ALL PARTIES IN INTEREST AND CLAIMANTS: You are notified that a schedule of distribution will be filed by the Sheriff in his office on May 14, 2010, and distribution will be made in accordance with said schedule, unless exceptions are filed thereto within 20 days after the filing thereof. Purchaser must settle for property on or before filing date.

ALL claims to property must be filed with Sheriff before sale.

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.

3/5, 12 & 19

SHERIFF'S SALE

IN PURSUANCE of a Writ of Execution, Judgment No. 09-S-1568 issuing out of Court of Common Pleas Adams County, and to me directed, will be exposed to Public Sale on Friday, the 23rd day of April, 2010, at 10:00 o'clock in the forenoon at the Sheriff's Office located in the Courthouse, Borough of Gettysburg, Adams County, PA, the following Real Estate, viz.:

ALL that certain tract of land, situate, lying and being in Berwick Township, Adams County, Pennsylvania, bounded and limited as follows, to wit:

BEGINNING for a point along the northerly right-of-way line of Municipal Road and Lot No. 8 of the hereinafter referenced subdivision plan; thence along said Lot No. 8 North 18 degrees 38 minutes 40 seconds East, 507.09 feet to a point at lands now or formerly of Marie H. Richards; thence along said lands North 70 degrees 16 minutes 43 seconds East, 103.28 feet to a steel pin found at lands now or formerly of Betty E. King; thence along said lands now or formerly of Betty E. King South 48 degrees 52 minutes 29 seconds East, 73.73 feet to a point; thence continuing along same South 56 degrees 18 minutes 9 seconds East, 24.12 feet to a railroad spike in concrete found at lands now or formerly of Bernard J. Kuhn; thence along said lands South 31 degrees 28 minutes 04 seconds East, 117.35 feet to a point at Lot No. 10; thence along said Lot No. 10 South 40

degrees 09 minutes 16 seconds West, 507.19 feet to a point along the northerly right-of-way line of Municipal Road; thence along the northerly right-of-way line of Municipal Road by a curve to the left which has a radius of 211.58 feet, an arc distance of 21.49 feet, the long chord of which is North 57 degrees 35 minutes 59 seconds West, 21.48 feet to a point; thence continuing along same by a curve to the left which has a radius of 296.00 feet, an arc distance of 55.94 feet, the long chord of which is North 65 degrees 55 minutes 33 seconds West, 55.86 feet to a point, the place of BEGINNING. CONTAINING 2.2368 acres and being identified as Lot No. 9 on the Final Subdivision Plan of Lakepoint Associates, which plan is recorded in the Office of the Recorder of Deeds for Adams County, Pennsylvania, in Plat Book 88, page 71.

SAID TRACT OF LAND BEING SUBJECT to an easement as set forth in the Easement Agreement recorded in the Office of the Recorder of Deeds of Adams County, Pennsylvania, in Record Book 2399, page 19 and as shown on the aforesaid subdivision plan.

SAID TRACT OF LAND IS ALSO SUBJECT to all deed restrictions and covenants of record.

TITLE TO SAID PREMISES IS VESTED IN John T. Honeycutt, Jr. and Amy M. Honeycutt, h/w, as tenants by the entireties, by Deed from Lake Point Associates, LLC, a/k/a, Lakepoint Associates, LLC, a Pennsylvania Limited Liability Company, dated 02/10/2006, recorded 03/02/2006 in Book 4330, Page 143.

Note: This is a deed of correction.

Tax Parcel: (4) K12-157

Premises Being: 92 Municipal Road, Hanover, PA 17331-8981

SEIZED and taken into execution as the property of **John T. Honeycutt, Jr. & Amy M. Honeycutt** and to be sold by me.

James W. Muller-Sheriff
Sheriff's Office, Gettysburg, PA

TO ALL PARTIES IN INTEREST AND CLAIMANTS: You are notified that a schedule of distribution will be filed by the Sheriff in his office on May 14, 2010, and distribution will be made in accordance with said schedule, unless exceptions are filed thereto within 20 days after the filing thereof. Purchaser must settle for property on or before filing date.

ALL claims to property must be filed with Sheriff before sale.

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.

3/5, 12 & 19

SHERIFF'S SALE

IN PURSUANCE of a Writ of Execution, Judgment No. 09-S-1661 issuing out of Court of Common Pleas Adams County, and to me directed, will be exposed to Public Sale on Friday, the 23rd day of April, 2010, at 10:00 o'clock in the forenoon at the Sheriff's Office located in the Courthouse, Borough of Gettysburg, Adams County, PA, the following Real Estate, viz.:

ALL THAT lot of ground situate on the Southwest side of Hanover-Carlisle State Highway in Huntingdon Township, Adams County, Pennsylvania, bounded and described as follows:

BEGINNING at a point at the State Highway aforesaid at lands now or formerly of Robert F. Fair, also known as Lot No. 5; thence by Lot No. 5, South 51-1/2 degrees West, 180 feet to a point at an alley; thence by said alley, North 38-1/2 degrees West, 60 feet to a point at lands now or formerly of Harry H. Plank, also known as Lot No. 3; thence by Lot No. 3, North 51-1/2 degrees East, 180 feet to a point at the State Highway aforesaid; thence by said Highway, South 38-1/2 degrees East, 60 feet to a point, the place of BEGINNING.

SUBJECT, NEVERTHELESS, to the covenants, restrictions and reservations which run with the land and are binding upon and inure to the benefit of the Grantees, their heirs and assigns, and which covenants, restrictions and reservations are set forth of record.

TOGETHER with all and singular, the said property, improvements, ways, waters, water course, rights, liberties, privileges, hereditaments and appurtenances whatsoever thereunto belonging or in anywise appertaining, and the reversions and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, property, claim and demand whatsoever, of the said Grantors, in law, equity or otherwise howsoever, of, in and to the same and every part thereof.

It being known as Lot No. 4 on plan of lots laid out by Daniel Plank.

TITLE TO SAID PREMISES IS VESTED IN John J. Kauffman and Rebecca A. Kauffman, h/w, as tenants of an estate by the entireties, by Deed from Stephen R. Zink and Jamie H. Zink, h/w, dated 01/29/2007, recorded 02/05/2007 in Book 4732, Page 157.

Tax Parcel: 22-104-0069-000

Premises Being: 8486 Carlisle Pike, York Springs, PA 17372-9516

SEIZED and taken into execution as the property of **John Joseph Kauffman & Rebecca A. Kauffman** and to be sold by me.

James W. Muller-Sheriff
Sheriff's Office, Gettysburg, PA

TO ALL PARTIES IN INTEREST AND CLAIMANTS: You are notified that a schedule of distribution will be filed by the Sheriff in his office on May 14, 2010, and distribution will be made in accordance with said schedule, unless exceptions are filed thereto within 20 days after the filing thereof. Purchaser must settle for property on or before filing date.

ALL claims to property must be filed with Sheriff before sale.

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.

3/5, 12 & 19

SHERIFF'S SALE

IN PURSUANCE of a Writ of Execution, Judgment No. 09-S-1731 issuing out of Court of Common Pleas Adams County, and to me directed, will be exposed to Public Sale on Friday, the 23rd day of April, 2010, at 10:00 o'clock in the forenoon at the Sheriff's Office located in the Courthouse, Borough of Gettysburg, Adams County, PA, the following Real Estate, viz.:

ALL THAT certain tract of land with the improvements thereon erected situate in Germany Township, Adams County, Pennsylvania.

BEGINNING at an existing steel rod located 1.5 feet West of the paving of Gettysburg Road (T-434) and passing through an existing magnetic spike (1 foot West of centerline) 220.03 feet from the beginning of this call, and passing through a second existing passing through a third existing magnetic spike (4 feet East of centerline) 150.00 feet from said second spike, South 05 degrees 50 minutes 10 seconds East, 690.47 feet to a magnetic spike located 8 feet East of centerline of said road; thence crossing said road and through a steel rod 35.00 feet from the beginning of this call and through lands of George F. Matthews and by Lot No. 1, North 90 degrees 00 minutes 00 seconds West, 419.97 feet to a pipe on line of lands of Wilfred E. Dewar; thence by the same, North 10 degrees 28 minutes 25 seconds East, 616.50 feet to an existing steel rod at lands of Ronald W. Smith Investment Co. Inc.; thence by the same and passing through an existing steel rod 25.11 feet from the terminus of this call, North 71 degrees 15 minutes 20 seconds East, 251.00 feet to an existing steel rod, the place of BEGINNING. CONTAINING 4.861 acres.

Being Lot No. 2 on a subdivision plan prepared by Adams County Surveyors for George F. Matthews dated April 23, 2005, revised July 21, 2005 and September 7, 2005, and recorded in

Adams County Courthouse in the Office of Register and Recorder in Plat Book 90, Page 2.

The improvements thereon being commonly known as 325 Gettysburg Road, Littlestown, Pennsylvania 17340.

TITLE TO SAID PREMISES IS VESTED IN Dale L. MacCall, a married man, by Deed from George F. Matthews and Barbara A. Matthews, h/w, dated 06/16/2006, recorded 06/23/2006 in Book 4466, Page 138.

Tax Parcel: 15,117-0056---000

Premises Being: 325 Gettysburg Road, Littlestown, PA 17340-9771

SEIZED and taken into execution as the property of **Dale L. MacCall** and to be sold by me.

James W. Muller-Sheriff
Sheriff's Office, Gettysburg, PA

TO ALL PARTIES IN INTEREST AND CLAIMANTS: You are notified that a schedule of distribution will be filed by the Sheriff in his office on May 14, 2010, and distribution will be made in accordance with said schedule, unless exceptions are filed thereto within 20 days after the filing thereof. Purchaser must settle for property on or before filing date.

ALL claims to property must be filed with Sheriff before sale.

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.

3/5, 12 & 19

SHERIFF'S SALE

IN PURSUANCE of a Writ of Execution, Judgment No. 09-S-767 issuing out of Court of Common Pleas Adams County, and to me directed, will be exposed to Public Sale on Friday, the 23rd day of April, 2010, at 10:00 o'clock in the forenoon at the Sheriff's Office located in the Courthouse, Borough of Gettysburg, Adams County, PA, the following Real Estate, viz.:

ALL that tract of land situate, lying and being in Liberty Township, Adams County, Pennsylvania, more particularly bounded and described as follows:

BEGINNING at a spike in the centerline of a public road aforesaid at other lands now or formerly of Carrie Stultz; thence in said public road, South 69 degrees West, 303.77 feet to a stake in said public road at lands now or formerly of William Lane; thence by said lands, North 1 degree West, 848.10 feet to a stake at other lands now or formerly of Carrie Stultz; thence by the same, South 22 degrees 23 minutes 35 seconds East, 796.46 feet (the bearing has been changed from the prior deed to coincide with the survey of the adjoining property) to a spike in the center of the public road aforesaid, the place of BEGINNING. CONTAINING 2 Acres and 124 perches, more or less.

TITLE TO SAID PREMISES IS VESTED IN Joshua E. Miller, by Deed from Garry L. Stultz and Gloria J. Rinehart, Administrators of the Estate of Bernadette M. Stultz, deceased, dated 08/21/2007, recorded 08/22/2007 in Book 4954, Page 78.

Tax Parcel: (25) D17-0011---000

Premises Being: 197 Wenchoff Road, Fairfield, PA 17320

SEIZED and taken into execution as the property of **Joshua E. Miller** and to be sold by me.

James W. Muller-Sheriff
Sheriff's Office, Gettysburg, PA

TO ALL PARTIES IN INTEREST AND CLAIMANTS: You are notified that a schedule of distribution will be filed by the Sheriff in his office on May 14, 2010, and distribution will be made in accordance with said schedule, unless exceptions are filed thereto within 20 days after the filing thereof. Purchaser must settle for property on or before filing date.

ALL claims to property must be filed with Sheriff before sale.

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.

3/5, 12 & 19

SHERIFF'S SALE

IN PURSUANCE of a Writ of Execution, Judgment No. 09-S-1599 issuing out of Court of Common Pleas Adams County, and to me directed, will be exposed to Public Sale on Friday, the 23rd day of April, 2010, at 10:00 o'clock in the forenoon at the Sheriff's Office located in the Courthouse, Borough of Gettysburg, Adams County, PA, the following Real Estate, viz.:

ALL that parcel of land with improvements thereon erected, situate in the Borough of New Oxford, Adams County, Pennsylvania, more particularly bounded and described as follows:

BEGINNING for a point at the corner of a ten (10) feet wide right-of-way on the western side of a forty (40) feet wide street known as Commerce Street and Lot No. 8 on the subdivision plan hereinafter referred to; thence along Lot No. 8, South seventy-two (72) degrees twenty (20) minutes fifty-two (52) seconds West, one hundred fifty (150) feet to a point at lands now or formerly of R.M. Wolfe, Inc.; thence along lands now or formerly of R.M. Wolfe, Inc., North seventeen (17) degrees thirty-nine (39) minutes eight (8) seconds West twenty-seven (27) feet to a point at Lot No. 6 on the subdivision plan hereinafter referred to; thence along Lot No. 6, and through the partition wall of a townhouse North seventy-two (72) degrees twenty (20) minutes fifty-two (52) seconds East, one hundred fifty (150) feet to a point on the western side of the ten (10) feet wide right-of-way, aforesaid; thence in and along the western edge of the ten (10) feet wide right-of-way of Commerce Street, South seventeen (17) degrees thirty-nine (39) minutes eight (8) seconds East twenty-seven (27) feet to the point and place of beginning. (Being known as Lot No. 7 on the subdivision plan hereinafter referred to.)

Under and subject, nevertheless, to a fifteen (15) feet wide drainage easement as shown on the subdivision plan hereinafter referred to.

The foregoing tract of land was taken from a subdivision plan prepared by Thomas & Associates, Surveyors, dated April 27, 1978 and revised June 19, 1978 and designated as File No. D-35 which said plan, as approved by the appropriate municipal authorities, is recorded in the Office of the Recorder of Deeds of Adams County, Pennsylvania in Plan Book 22, at page 39.

BEING THE SAME PREMISES which Charles D. Wildasin and Carol E. Wildasin, his wife, as tenants by the entireties, as to an undivided one half interest, by their attorney in fact, Dwight R. Wintrobe, and Dwight R. Wintrobe, as to an undivided one half interest, by Deed dated August 2, 2007 and recorded

September 19, 2007 in the Office of the Recorder of Deeds in and for Adams County in Deed Book 4983, Page 47, granted and conveyed unto Timothy Rill, a married man.

SUBJECT to all existing rights of way, conditions, easements, restrictions, rights, agreements, notes and other matters of record to the extent valid and enforceable and still applicable to the above described premises.

PARCEL NO. (34) 005-0206---000

Premises Being: 27 Commerce Street, New Oxford, PA 17350

SEIZED and taken into execution as the property of **Timothy Rill** and to be sold by me.

James W. Muller-Sheriff
Sheriff's Office, Gettysburg, PA

TO ALL PARTIES IN INTEREST AND CLAIMANTS: You are notified that a schedule of distribution will be filed by the Sheriff in his office on May 14, 2010, and distribution will be made in accordance with said schedule, unless exceptions are filed thereto within 20 days after the filing thereof. Purchaser must settle for property on or before filing date.

ALL claims to property must be filed with Sheriff before sale.

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.

3/5, 12 & 19

SHERIFF'S SALE

IN PURSUANCE of a Writ of Execution, Judgment No. 09-S-1470 issuing out of Court of Common Pleas Adams County, and to me directed, will be exposed to Public Sale on Friday, the 23rd day of April, 2010, at 10:00 o'clock in the forenoon at the Sheriff's Office located in the Courthouse, Borough of Gettysburg, Adams County, PA, the following Real Estate, viz.:

ALL that the following described lot of ground with the improvements thereon erected, situate in Conewago Township, Adams County, Pennsylvania, bounded and limited as follows, to wit:

BEGINNING at a stone at the Hanover and Littlestown Turnpike and lot now or formerly of Emory Weisensale; thence southward along said lot, one hundred sixty-four feet to an alley in the rear; thence eastward along said alley, thirty-nine feet to land now or formerly owned by Wesley Fuhrman; thence northward along said land one hundred and sixty-five feet to the aforesaid Turnpike; and thence westward along said pike forty-three feet to the place of beginning. The improvements thereon being known as No. 2963 Hanover Pike.

UPI # 08-L15-026-000

SUBJECT to all existing rights of way, conditions, easements, restrictions, rights, agreements, notes and other matters of record to the extent valid and enforceable and still applicable to the above-described premises.

TITLE TO SAID PREMISES IS VESTED IN Thomas A. Spangler, by Deed from Thomas A. Spangler and Melinda A. Spangler, his wife, dated 12/19/2007, recorded 01/04/2008 in Book 5077, Page 242.

Tax Parcel: 08-L15-0026---000

Premises Being: 2963 Hanover Pike, Hanover, PA 17331-8853

SEIZED and taken into execution as the property of **Thomas A. Spangler** and to be sold by me.

James W. Muller-Sheriff
Sheriff's Office, Gettysburg, PA

TO ALL PARTIES IN INTEREST AND CLAIMANTS: You are notified that a schedule of distribution will be filed by the Sheriff in his office on May 14, 2010, and distribution will be made in accordance with said schedule, unless exceptions are filed thereto within 20 days after the filing thereof. Purchaser must settle for property on or before filing date.

ALL claims to property must be filed with Sheriff before sale.

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.

3/5, 12 & 19

SHERIFF'S SALE

IN PURSUANCE of a Writ of Execution, Judgment No. 09-SU-1613 issuing out of Court of Common Pleas Adams County, and to me directed, will be exposed to Public Sale on Friday, the 23rd day of April, 2010, at 10:00 o'clock in the forenoon at the Sheriff's Office located in the Courthouse, Borough of Gettysburg, Adams County, PA, the following Real Estate, viz.:

ALL THAT lot of ground situate in the Borough of Franklin Township, Adams County, Pennsylvania, bounded and limited as follows, to wit:

BEGINNING at a magnetic spike in the centerline of Seven Stars Road (T-343) at corner of Lot No. 2 on the hereinafter referenced subdivision plan; thence by said Lot No. 2 and passing through a steel rod set 25.0 feet from the point first mentioned and crossing a Columbia Gas line right-of-way North 37 degrees 26 minutes 25 seconds East 2043.19 feet to a steel rod; thence by the same North 51 degrees 29 minutes 55 seconds West 1197.73 feet to a steel rod located within the Metropolitan Edison electric line right-of-way at the southern edge of the CSX Railroad right-of-way; thence along the southern edge of the CSX Railroad right-of-way North 84 degrees 58 minutes 40 seconds West 142.47 feet to a steel rod at lands now or formerly of Thomas F. Norman; thence by the same and crossing the CSX Railroad right-of-way North 44 degrees 22 minutes 50 seconds East 1479.38 feet to a corner post; thence by the same South 54 degrees 50 minutes 20 seconds East 697.83 feet to a spike in the centerline of a 10-foot-wide gravel driveway at corner of lands now or formerly of Anthony Scott; thence by the same and by lands now or formerly of Tom McGlaughlin and passing through a steel rod located 319.71 feet from the point last mentioned South 53 degrees 00 minutes 00 seconds East 1150.50 feet to a steel rod at corner post at corner of lands now or formerly of Tom McGlaughlin; thence by the same and by lands now or formerly of Robert Shirley, Kenneth Kump, and recrossing the CSX Railroad right-of-way and Columbia Gas line right-of-way South 37 degrees 26 minutes 03 seconds West 3190.08 feet to an existing pipe at corner of lands now or formerly of Robert King; thence by the same and by lands now or formerly of Rafael Mendez South 56 degrees 17 minutes 50 seconds West 381.19 feet to a steel rod along the southern edge of Seven Stars Road (T-343) at lands now or formerly of Bob Hay; thence by the same and passing through an existing railroad spike located 2 feet north of the centerline of said Seven Stars Road (T-343) 249.93 feet from the point last mentioned North 47 degrees 02 minutes 05 seconds West

588.60 feet to a magnetic spike in the centerline of Seven Stars Road (T-343), the point and place of BEGINNING. CONTAINING 96.886 acres.

The tract of land above described being designated as Lot No. 1 on the subdivision plan prepared by Adams County Surveyors for Randall L. Tenney, dated January 7, 2004, and recorded in Adams County Plat Book 86 at page 39A and Adams County Record Book 3488 at page 91.

Property being known as 2300 Chambersburg Road, Biglerville, PA 17307

Formerly known as 555 Seven Stars Road, Franklin Township, Adams County, Pennsylvania.

Parcel ID #12-D12-0007

SEIZED and taken into execution as the property of **Randall L. Tenney** and to be sold by me.

James W. Muller-Sheriff
Sheriff's Office, Gettysburg, PA

TO ALL PARTIES IN INTEREST AND CLAIMANTS: You are notified that a schedule of distribution will be filed by the Sheriff in his office on May 14, 2010, and distribution will be made in accordance with said schedule, unless exceptions are filed thereto within 20 days after the filing thereof. Purchaser must settle for property on or before filing date.

ALL claims to property must be filed with Sheriff before sale.

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.

3/5, 12 & 19

SHERIFF'S SALE

IN PURSUANCE of a Writ of Execution, Judgment No. 09-S-1589 issuing out of Court of Common Pleas Adams County, and to me directed, will be exposed to Public Sale on Friday, the 23rd day of April, 2010, at 10:00 o'clock in the forenoon at the Sheriff's Office located in the Courthouse, Borough of Gettysburg, Adams County, PA, the following Real Estate, viz.:

ALL that certain tract of land, situate, lying and being in the Borough of East Berlin, Adams County, Pennsylvania, bounded and limited as follows, to wit:

BEGINNING for a point along the southerly right-of-way line of Lodge Lane and Lot No. 52 of the hereinafter referred to subdivision plan; thence along said Lot No. 52, South 42 degrees 07 minutes 54 seconds East, 125.00 feet to a point at other lands now or formerly of the Grantors herein; thence along said lands now or formerly of the Grantors herein, South 47 degrees 52 minutes 06 seconds West, 100.00 feet to a point at Lot No. 54; thence along said Lot No. 54, North 42 degrees 07 minutes 54 seconds West, 125.00 feet to a point along the southern right-of-way line of Lodge Lane; thence along the southerly right-of-way of Lodge Lane, North 47 degrees 52 minutes 06 seconds East, 100.00 feet to a point, the place of BEGINNING. CONTAINING 12,500 square feet and being identified as Lot No. 53 on the final subdivision plan of Beaver Colony Estates, Phase I, which plan is recorded in the Adams County Recorder of Deeds Office in Plat Book 67 at page 83.

ALL that certain tract of land, situate, lying and being in the Borough of East Berlin, Adams County, Pennsylvania, bounded and limited as follows, to wit:

BEGINNING for a point along the southerly right-of-way line of Lodge Lane and Lot No. 52 of the hereinafter referred to subdivision plan; thence along said Lot No. 52, South forty-two (42) degrees seven (07) minutes fifty-four (54) seconds East, one hundred twenty-five and zero hundredths (125.00) feet to a point at other lands now or formerly of the Grantors herein; thence along said lands now or formerly of the Grantors herein, South forty-seven (47) degrees fifty-two (52) minutes six (06) seconds West, one hundred and zero hundredths (100.00) feet to a point at Lot No. 54; thence along said Lot No. 54, North forty-two (42) degrees seven (07) minutes fifty-four (54) seconds West, one hundred twenty-five and zero hundredths (125.00) feet to a point along the southerly right-of-way line of Lodge Lane; thence along the southerly right-of-way line of Lodge Lane, North forty-seven (47) degrees fifty-two (52) minutes six (06) seconds East, one hundred and zero hundredths

(100.00) feet to a point, the place of BEGINNING. CONTAINING 12,500 square feet and being identified as Lot No. 53 on the final subdivision plan of Beaver Colony Estates, Phase I, which plan is recorded in the Adams County Recorder of Deeds Office in Plat Book 67, page 83.

Said tract of land is SUBJECT TO the Protective Covenants for Beaver Colony Estates dated July 28, 1995 and recorded in the Adams County Recorder of Deeds Office in Record Book 1061, page 205, which Protective Covenants were subsequently amended by Protective Covenants dated September 20, 1995 and recorded in the Recorder of Deeds Office in Record Book 1091, page 289.

Said tract of land being a part of the same premises which T & J Grim, Inc. et al., by their deed dated October 21, 1997 and recorded in the Office of the Recorder of Deeds of Adams County, Pennsylvania in Record Book 1466, page 70, granted and conveyed unto John J. Grim and Todd E. Grim, owners of an undivided one-half (1/2) interest, and James J. Kopenhaver and Elizabeth R. Kopenhaver, husband and wife, James A. Kopenhaver and Helen L. Kopenhaver, husband and wife, and Michael J. Kopenhaver and Lou Ann Kopenhaver, husband and wife, owners of an undivided one-half (1/2) interest, GRANTORS HEREIN.

PARCEL IDENTIFICATION NO: 10,9-8

TITLE TO SAID PREMISES IS VESTED IN Carl L. Wolfe and Kathryn E. Wolfe, h/w, as tenants by the entireties, by Deed from John J. Grim and Todd E. Grim, owners of an undivided one-half (1/2) interest, and Stephanie R. Grim and Kathy L. Grim and James J. Kopenhaver and Elizabeth R. Kopenhaver, h/w, and James J. Kopenhaver and Helen L. Kopenhaver, h/w, and Michael J. Kopenhaver and Lou Ann Kopenhaver, h/w, owners of an undivided one-half (1/2) interest, by John J. Grim and Todd E. Grim, their attorneys-in-fact, by power of attorney dated September 20, 1995 and recorded on October 4, 1995, in record book 1091, at page 29, dated 12/19/1997, recorded 12/29/1997 in Book 1496, Page 79.

Tax Parcel: 10-9-8

Premises Being: 122 Lodge Lane, East Berlin, PA 17316-8624

SEIZED and taken into execution as the property of **Carl L. Wolfe & Kathryn E. Wolfe** and to be sold by me.

James W. Muller-Sheriff
Sheriff's Office, Gettysburg, PA

TO ALL PARTIES IN INTEREST AND CLAIMANTS: You are notified that a schedule of distribution will be filed by the Sheriff in his office on May 14, 2010, and distribution will be made in accordance

with said schedule, unless exceptions are filed thereto within 20 days after the filing thereof. Purchaser must settle for property on or before filing date.

ALL claims to property must be filed with Sheriff before sale.

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.

3/5, 12 & 19

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 ARLENE L. CAMPBELL, DEC'D**

Late of the Borough of Littlestown, Adams County, Pennsylvania

Executor: James T. Yingst, Esq., Guthrie, Nonemaker, Yingst & Hart, 40 York Street, Hanover, PA 17331

Attorney: James T. Yingst, Esq., Guthrie, Nonemaker, Yingst & Hart, 40 York Street, Hanover, PA 17331

ESTATE OF WILLIAM C. HAIN, JR., DEC'D

Late of the Borough of Littlestown, Adams County, Pennsylvania

Kimber J. Hain, 448 Custer Drive, Gettysburg, PA 17325

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

ESTATE OF ELMER L. KRICHTEN, DEC'D

Late of the Borough of McSherrystown, Adams County, Pennsylvania

Executrix: Darlene M. Snyder, 126 Conewago Drive, Hanover, PA 17331

Attorney: Scott J. Strausbaugh, Esq., Becker & Strausbaugh, P.C., 544 Carlisle Street, Hanover, PA 17331

ESTATE OF HENRIETTA LIPE, DEC'D

Late of the Borough of Fairfield, Adams County, Pennsylvania

Executrix: Brenda Shanks, 137 Franklin Street, Fairfield, PA 17320

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

ESTATE OF JOHN J. SNEERINGER, DEC'D

Late of Franklin Township, Adams County, Pennsylvania

Executor: Adams County National Bank, Lincoln Square, Gettysburg, PA 17325

Attorney: Robert E. Campbell, Campbell & White, P.C., 112 Baltimore Street, Suite 1, Gettysburg, PA 17325-2311

ESTATE OF GUY W. THOMAN, DEC'D

Late of Reading Township, Adams County, Pennsylvania

Executor: Elizabeth Lescalleet, c/o Sharon E. Myers, Esq., CGA Law Firm, P.C., 135 North George Street, York, PA 17401

Attorney: Sharon E. Myers, Esq., CGA Law Firm, P.C., 135 North George Street, York, PA 17401

ESTATE OF JOHN T. WALTER, DEC'D

Late of Germany Township, Adams County, Pennsylvania

Executors: Matthew T. Walter & Steven R. Walter, c/o Keith R. Nonemaker, Esq., Guthrie, Nonemaker, Yingst & Hart, 40 York Street, Hanover, PA 17331

Attorney: Keith R. Nonemaker, Esq., Guthrie, Nonemaker, Yingst & Hart, 40 York Street, Hanover, PA 17331

SECOND PUBLICATION**ESTATE OF LAWRENCE L. BENTZ, DEC'D**

Late of Mt. Joy Township, Adams County, Pennsylvania

Executor: Lee B. Bentz, 269 Barlow Two Taverns Road, Gettysburg, PA 17325

Attorney: Teeter, Teeter & Teeter, 108 W. Middle St., Gettysburg, PA 17325

ESTATE OF GLORIA K. BRANDENBURG a/k/a GLORIA KATHLEEN BRANDENBURG, DEC'D

Late of Huntington Township, Adams County, Pennsylvania

Executor: Craig Frederick Brandenburg, c/o Charles E. Shields, III, Esq., 6 Clouser Rd., Mechanicsburg, PA 17055

Attorney: Charles E. Shields, III, Esq., 6 Clouser Rd., Mechanicsburg, PA 17055

ESTATE OF MYRTLE V. KENNEDY, DEC'D

Late of Latimore Township, Adams County, Pennsylvania

Co-Executrices: Karen L. Crescenzi & Linda L. Kennedy, c/o Schrack & Linsbach Law Offices, 124 West Harrisburg Street, P.O. Box 310, Dillsburg, PA 17019-0310

Attorney: Schrack & Linsbach Law Offices, 124 West Harrisburg Street, P.O. Box 310, Dillsburg, PA 17019-0310

ESTATE OF BETTY K. MAYER a/k/a BETTY J. MAYER, DEC'D

Late of Freedom Township, Adams County, Pennsylvania

Co-Executors: Harold E. Kint, 1030 Bullfrog Road, Fairfield, PA 17320; Curtis R. Mayer, 50 Waldheim Road, New Oxford, PA 17350

Attorney: Puhl, Eastman & Thrasher, 220 Baltimore Street, Gettysburg, PA 17325

ESTATE OF ALICE W. MOORE, DEC'D

Late of Oxford Township, Adams County, Pennsylvania

Executor: John C. Poplos, 3309 Cross Country Drive, Wilmington, DE 19810

ESTATE OF LORENZ NIETING, DEC'D

Late of Cumberland Township, Adams County, Pennsylvania

Executrix: Salud G. Nieting, 140 Windbriar Lane, Gettysburg, PA 17325

Attorney: Phillips & Phillips, 101 W. Middle St., Gettysburg, PA 17325

ESTATE OF JOHN RICHARD ROBINSON, JR. a/k/a JOHN R. ROBINSON, JR., DEC'D

Late of the Borough of New Oxford, Adams County, Pennsylvania

Administratrix: Holly A. Staub, 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

THIRD PUBLICATION**ESTATE OF DOROTHY E. ADAMS, DEC'D**

Late of Franklin Township, Adams County, Pennsylvania

Co-Administrators: Philip E. Adams, 2850 Mummasburg Road, Gettysburg, PA 17325; Richard W. Adams, 2805 Mummasburg Road, Gettysburg, PA 17325

Attorney: Gary E. Hartman, Esq., Hartman & Yannetti, Attorneys at Law, 126 Baltimore St., Gettysburg, PA 17325

ESTATE OF ANITA M. HAHN, DEC'D

Late of Berwick Township, Adams County, Pennsylvania

Co-Executors: Dennis A. Hahn, Duane L. Hahn and Diane L. Klunk, 2580 Hunterstown-Hampton Road, New Oxford, PA 17350

SHERIFF'S SALE

IN PURSUANCE of a Writ of Execution, Judgment No. 09-SU-1576 issued out of Court of Common Pleas Adams County, and to me directed, will be exposed to Public Sale on Friday, the 7th day of May, 2010, at 10:00 o'clock in the forenoon at the Sheriff's Office located in the Courthouse, Borough of Gettysburg, Adams County, PA, the following Real Estate, viz.:

ALL the following tract of land, situate, lying and being in Conewago Township, Adams County, Pennsylvania, bounded, limited and described as follows to wit:

BEGINNING for a point on the Southern edge of Providence Drive and Lot No. 22 of the here-in-after referenced subdivision plan; thence along said Providence Drive and by curve to the right whose radius is eight hundred eighty-eight and eighty-three hundredths (888.83) feet and whose long chord bearing is North sixty-seven (67) degrees fifty-four (54) minutes, forty (40) seconds East, ninety-two and fifty-two hundredths (92.52) feet for an arc distance of ninety-two and fifty-six hundredths, (92.56) feet to a point; thence continuing along said Providence Drive North, seventy (70) degrees fifty-three (53) minutes forty (40) East, two and forty-four hundredths (2.44) feet to point at Lot No. 24 of said plan; thence along same South nineteen (19) degrees six (06) minutes, twenty (20) seconds East, one hundred thirty (130.00) feet to point at Lot No. 21 of said plan; thence along same and through the center of a twenty (20.00) feet wide sewer easement South seventy (70) degrees fifty-three (53) minutes fifty (50) seconds West, ninety (90.00) feet to a point at Lot No. 22 of said plan; thence along same North twenty-one (21) degrees nineteen (19) minutes two (02) seconds West, one hundred twenty-one and twenty-eight hundredths (121.28) feet to a point on the Southern edge of Providence Drive, the point and place of BEGINNING.

Said lot being identified as Lot No. 23 of SHERRY VILLAGE, as shown on a final subdivision plan prepared by Donald E. Worley, Registered Surveyor, dated November 9, 1977, and recorded in the Office of the Recorder of Deeds of Adams County, Pennsylvania, in Plat Book 20, page 10.

Being the same premises by deed dated 8/31/2007, given by Melvin J. Riser, a single person to Christopher L. Baker, Jr., and Sarah M. Baker, husband and wife, and recorded 9/13/2007 in Book 4976 Page 325 Instrument J00700017 4.18

Being known as 230 Providence Drive, McSherrystown, PA 17344

TAX PARCEL NO: 1-0106

SEIZED and taken into execution as the property of **Sarah Baker & Christopher Lee Baker, Jr.** and to be sold by me.

James W. Muller-Sheriff
Sheriff's Office, Gettysburg, PA

TO ALL PARTIES IN INTEREST AND CLAIMANTS: You are notified that a schedule of distribution will be filed by the Sheriff in his office on May 28, 2010, and distribution will be made in accordance with said schedule, unless exceptions are filed thereto within 20 days after the filing thereof. Purchaser must settle for property on or before filing date.

ALL claims to property must be filed with Sheriff before sale.

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.

3/5, 12 & 19

NOTICE OF ACTION IN
MORTGAGE FORECLOSURE
IN THE COURT OF
COMMON PLEAS OF
ADAMS COUNTY, PENNSYLVANIA

CIVIL ACTION—LAW
COURT OF COMMON PLEAS
CIVIL DIVISION
ADAMS COUNTY
NO. 09-SU-1683

GMAC Mortgage, LLC

vs.

Chad C. Fair

NOTICE

TO Chad C. Fair and :

You are hereby notified that on October 22, 2009, Plaintiff, GMAC Mortgage, LLC, filed a Mortgage Foreclosure Complaint endorsed with a Notice to Defend, against you in the Court of Common Pleas of Adams County, Pennsylvania, docketed to No. 09-SU-1683. Wherein Plaintiff seeks to foreclose on the mortgage secured on your property located at 167 Cherry Lane, Abbottstown, PA 17301 whereupon your property would be sold by the Sheriff of Adams County.

You are hereby notified to plead to the above referenced Complaint on or before 20 days from the date of this publication or a Judgment will be entered against you.

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 NOTICE 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.

ADAMS COUNTY
COURT ADMINISTRATOR
ADAMS COUNTY COURTHOUSE
GETTYSBURG, PA 17325
(717) 334-6781, EXT. 213
LAWYER REFERRAL SERVICE
MIDPENN LEGAL SERVICES
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