

## SHERIFF'S SALES

*By virtue of various Writs of Execution issued out of the Court of Common Pleas of Montgomery County, PA, to me directed will be sold at a Public on-line auction conducted by Bid4Assets, 8757 George Ave., Suite 520, Silver Springs, MD 20910 February 24, 2021.*

### To all parties in interest and claimants:

Notice is hereby given that a schedule of distribution will be filed by the Sheriff 30 days after the date of the Sale. Distribution will be made in accordance with the schedule unless exceptions are filed hereto within ten (10) days thereafter.

### First Publication

By virtue of a Writ of Execution **No. 2010-35559**, issued out of the Court of Common Pleas of Montgomery County, Pa., to me directed will be sold at a Public on-line auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910.

### FEBRUARY 24, 2021

ALL THAT CERTAIN lot or piece of ground situate in **Abington Township**, Montgomery County, Pennsylvania, bounded and described according to a survey and plan thereof, made by William T. Muldew, Civil Engineer, dated December 13, 1937 and revised March 21, 1941, as follows, to wit:

BEGINNING at a point on the Southwesterly side of Wharton Avenue (60 feet wide) at the distance of 167.54 feet Northwestwardly from the intersection of the said side of Wharton Avenue and the Northwesterly side of Abington Avenue (60 feet wide) (both lines produced); thence, extending South 49 degrees 38 minutes 53 seconds West along the rear of certain lots facing on said Abington Avenue, 150 feet to a point; thence, extending North 40 degrees 21 minutes 07 seconds West, 21.72 feet to a point; thence, extending South 73 degrees 02 minutes 55 seconds West, 42.66 feet to a point; thence, extending South 11 degrees 49 minutes 19 seconds East, 5.65 feet to a point; thence, extending South 83 degrees 00 minutes West 43.45 feet to a point; thence, extending North 07 degrees 14 minutes 22 seconds West 9.38 feet to a point; thence, extending North 69 degrees 20 minutes 20 seconds West, 21 feet to a point; thence, extending North 21 degrees 18 minutes 38 seconds East, 94.70 feet to a point; thence, extending South 40 degrees 21 minutes 07 seconds East, 53.53 feet to a point; thence, extending North 49 degrees 38 minutes 53 seconds East, 150 feet to a point on the aforesaid Southwesterly side of Wharton Avenue; thence, extending along the said side of same; South 40 degrees 21 minutes 07 seconds East, 75 feet to the first mentioned point and place of beginning.

TITLE TO SAID PREMISES IS VESTED IN Kevin McNamara and Karen J. McNamara by Deed from Kevin McNamara and Karen J. McNamara dated 01/18/2002 recorded 02/21/2002 in Deed Book 5396, at Page 2456. Parcel Number: 30-00-71860-00-2.

Location of property: 2216 Wharton Road, Glenside, Pennsylvania 19038-4806

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Karen J. McNamara and Kevin McNamara** at the suit of U.S. Bank N.A., as Trustee for the Registered Holders of Structured Asset Securities Corporation, Mortgage Pass-Through Certificates, Series 2005-GEL2. Debt: \$659,561.73.

**RAS CITRON, LLC**, Attorneys.

DOWN MONEY: Prospective bidder must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid shall be paid to them, on their website, as the purchase price for the property sold by the Sheriff's Office, Norristown, PA.

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:** Notice is hereby given that a schedule of distribution will be filed by the Sheriff thirty (30) days after the date of the Sale. Distribution will be made in accordance with the schedule unless exceptions are filed hereto within ten (10) days thereafter.

By virtue of a Writ of Execution **No. 2017-09471**, issued out of the Court of Common Pleas of Montgomery County, Pa., to me directed will be sold at a Public on-line auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910.

### FEBRUARY 24, 2021

ALL THAT CERTAIN brick message and tract of land, situate, formerly at No. 232 E. Broad Street, now No. 236 E. Broad Street, in **Souderton Borough**, Montgomery County, Pennsylvania, bounded and described, as follows, to wit:

BEGINNING at an iron pin in the middle of East Broad Street, being also a corner of now or late, Joseph Z. Reiff's land; thence, along the same, South thirty-two and one-quarter degrees, East one hundred and sixty-seven feet to a stake in the middle of a fifteen feet wide alley dedicated for the use of this and adjoining lot owners; thence, along the middle of said alley, South fifty-eight degrees, West twenty-six feet and six inches to a point; thence, along lands of now or late, Anna D. Roth and passing through the party wall of dwelling houses and stable, North thirty-two and one-quarter degrees West one hundred and sixty-six feet and nine and one-half inches to a point in the middle of the aforesaid East Broad Street; thence, along the middle thereof North fifty-seven and three-quarter degrees, East twenty-six feet and seven inches to the place of beginning.

CONTAINING four thousand four hundred thirty and eight one-tenths square feet of lane, more or less.

Parcel Number: 21-00-00908-00-7.

Location of property: 236 E. Broad Street, Souderton, Pennsylvania 18964.

The improvements thereon are: Single-family.

Seized and taken in execution as the property of **Warren W. Fluck, Karen A. Fluck and United States of America** at the suit of Souderton Area School District. Debt: \$4,272.59.

**Portnoff Law Associates, Ltd.**, Attorneys.

DOWN MONEY: Prospective bidder must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid shall be paid to them, on their website, as the purchase price for the property sold by the Sheriff's Office, Norristown, PA.

TO ALL PARTIES IN INTEREST AND CLAIMANTS: Notice is hereby given that a schedule of distribution will be filed by the Sheriff thirty (30) days after the date of the Sale. Distribution will be made in accordance with the schedule unless exceptions are filed hereto within ten (10) days thereafter.

By virtue of a Writ of Execution **No. 2018-16196**, issued out of the Court of Common Pleas of Montgomery County, Pa., to me directed will be sold at a Public on-line auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910.

#### FEBRUARY 24, 2021

ALL THAT CERTAIN lot or piece of ground with the buildings and improvements thereon erected, situate in **Springfield Township**, Montgomery County, Pennsylvania, being Lot No. 22 on Plan of Development made for Joel D Schwartz, which plan is recorded at Norristown, in the Office for the Recording of Deeds in Deed Book 2132, Page 601 & C and described as follows, to wit:

BEGINNING at a point on the Southerly side of the cul-de-sac of Brookside Road, which point is at the distance of 71 39 feet measured on a line curving to the right having a radius of 60 feet from a point of 133 9 feet, measured on a line curving to the left having a radius of 165 feet from a point of curve on the Southwesterly side of Brookside Road (50 feet wide), which point of curve is at the distance of 366 91 feet measured, North 74 degrees 51 minutes West along said side of Brookside Road from a point of tangent, which point of tangent is at the distance of 19 99 feet measured on a line curving to the left having a radius of 18 93 feet from a point of reverse curve is at the distance of 105 62 feet, measured on a line curving to the right having a radius of 50 feet from another point of reverse curve, which last mentioned point of reverse curve is at the distance of 19 99 feet measured on a line curving to the left having a radius of 18 93 feet from a point of curve on the Southwesterly side of Brookside Road, which point of curve is at the distance of 440 feet, measured North 74 degrees 51 minutes West along said side of Brookside Road to a point, which point is at the distance of 5 feet measured, South 15 degrees 09 minutes West to a point on the Southwesterly side of Brookside Road (40 feet wide), which last mentioned point is at the distance of 150 feet measured, North 74 degrees 51 minutes West along said side of Brookside Road from its point of intersection with the Northwesterly side of Bethlehem Pike (60 feet wide), thence extending from point of beginning along Lot No 23 on said plan and through the center of a 10 feet wide drainage easement and crossing a small stream of water, South 36 degrees 52 minutes 06 seconds West 237 24 feet to a point, thence North 46 degrees 09 minutes 30 seconds West crossing the aforesaid stream of way, 190 92 feet to a point, thence North 41 degrees 40 minutes 50 seconds East 75 feet to a point, thence along Lot No 21 on said plan, North 78 degrees 37 minutes 56 seconds East 216 11 feet to a point on the Westerly side of the cul-de-sac of Brookside Road, thence along said cul-de-sac on a line curving to the left having a radius of 60 feet, the arc distance of 43 74 feet to the first mentioned point and place of beginning.

TITLE TO SAID PREMISES IS VESTED IN Calvin R. Snowden, Jr. and Mei Ling Dan, as Tenants with Rights of Survivorship, by Deed from David Haasz and Stephanie A. Haasz, recorded 01/10/2005 in Book 6539, Page 2385. Parcel Number: 52-00-02461-00-7.

Location of property: 46 Brookside Road, Glenside (Springfield Township), Pennsylvania 19038.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Calvin R. Snowden, a/k/a Calvin R. Snowden, Jr. and Mei Ling Dan** at the suit of Wilmington Savings Fund Society, FSB, d/b/a Christiana Trust, not Individually, but as Trustee for Pretium Mortgage Acquisition Trust. Debt: \$275,435.13.

**RAS CITRON, LLC**, Attorneys for Plaintiff.

DOWN MONEY: Prospective bidder must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid shall be paid to them, on their website, as the purchase price for the property sold by the Sheriff's Office, Norristown, PA.

TO ALL PARTIES IN INTEREST AND CLAIMANTS: Notice is hereby given that a schedule of distribution will be filed by the Sheriff thirty (30) days after the date of the Sale. Distribution will be made in accordance with the schedule unless exceptions are filed hereto within ten (10) days thereafter.

By virtue of a Writ of Execution **No. 2018-20156**, issued out of the Court of Common Pleas of Montgomery County, Pa., to me directed will be sold at a Public on-line auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910.

#### FEBRUARY 24, 2021

ALL THAT CERTAIN lots or pieces of ground (described together as one), situate in **Horsham Township**, Montgomery County, Pennsylvania, being known as the Northwesterly 13 feet of Lot #50 and all of Lots 51 to 55, inclusive Section "U" on Plan and Survey of a lot development known as Horsham Terrace, Montgomery County, Commonwealth of Pennsylvania, and known as Plan #4019, made by William T. Muldrew, Civil Engineer of Jenkintown, PA, dated March 8, 1926 and recorded in the Office for the Recording of Deeds, in and for the County of Montgomery, at Norristown in Deed Book 991, at Page 600, as follows, to wit:

BEGINNING at a point on the Southwesterly side of Watson Avenue (40 feet wide) at the distance of 100.51 feet Northwestwardly from the Northwestly side of Homestead Avenue (40 feet wide); thence, extending Northwestwardly along the said side of Watson Avenue 118 feet to a point of the intersection of the said side of Watson Avenue with the Southeasterly side of Columbia Avenue (50 feet wide); thence, extending along the Southeasterly side of Columbia Avenue South 42 degrees 49 minutes West 125 feet to a point; thence, extending Southeastwardly 118 feet to a point in the line of Lot #50; thence, extending through the same Northeastwardly 125 feet to the first mentioned point and place of beginning.

UNDER AND SUBJECT to Building Restrictions as of Record.

TITLE TO SAID PREMISES IS VESTED IN Sally E. Martin, by deed dated August 18, 2006 and recorded August 31, 2006, in the Office of the Recorder of Deeds of Montgomery County, Pennsylvania, conveying from Sally E. Martin, widow, to Sally E. Martin, Widow, in Deed Book 5614, Page 1800 Instrument #2006109733.

Parcel Number: 36-00-02356-00-2.

Location of property: 211 Columbia Avenue, Horsham, Pennsylvania 19044.

The improvements thereon are: Single-family, detached dwelling.

Seized and taken in execution as the property of **Sally E. Martin** at the suit of J.P. Morgan Mortgage Acquisition Corp. Debt: \$262,812.82.

**Romano Garubo & Argentieri**, Attorneys.

DOWN MONEY: Prospective bidder must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid shall be paid to them, on their website, as the purchase price for the property sold by the Sheriff's Office, Norristown, PA.

TO ALL PARTIES IN INTEREST AND CLAIMANTS: Notice is hereby given that a schedule of distribution will be filed by the Sheriff thirty (30) days after the date of the Sale. Distribution will be made in accordance with the schedule unless exceptions are filed hereto within ten (10) days thereafter.

By virtue of a Writ of Execution **No. 2019-22335**, issued out of the Court of Common Pleas of Montgomery County, Pa., to me directed will be sold at a Public on-line auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910.

#### FEBRUARY 24, 2021

ALL THAT CERTAIN lot or piece of land, with the buildings and improvements thereon erected, situate in **Upper Moreland Township**, Montgomery County, Pennsylvania, bounded and described according to a plan thereof made by Bernard Metzler, Registered Professional Engineer of Philadelphia, Pennsylvania, on April 15, 1952 as follows, viz:

BEGINNING at a point on the Northwesterly side of Linden Avenue (sixty feet wide) at the distance of three hundred eighty-six and eighty-four one-hundredths feet Southwesterly from the Southwesterly side of Easton Road (forming the Doylestown and Willow Grove Turnpike) (seventy-four feet wide); thence, extending along said side of Linden Avenue, South forty-two degrees thirty-five minutes thirty-seven seconds West sixty feet to a point in line of Lot #5 on said plan; thence, extending by the same, North forty-seven degrees twenty-four minutes twenty-three seconds West two hundred four and forty-seven one-hundredths feet to a point; thence, extending North forty-two degrees twenty-nine minutes fifty-eight seconds East sixty feet to a point in line of Lot #3 on said plan; thence, extending by the same South forty-seven degrees twenty-four minutes twenty-three seconds East two hundred four and fifty-seven one-hundredths feet to the first mentioned point and place of beginning.

BEING Lot #4 on said Plan.

BEING the same premises which Michael John Farrell, Jr. and Catherine Mary Farrell, his wife, by Deed dated November 18, 1966 and recorded November 21, 1966 in the Office of the Recorder of Deeds in and for the County of Montgomery, Pennsylvania in Book 3451, Page 960, granted and conveyed unto Marko Brankovic and Teresa Brankovic, his wife, in fee.

AND THE SAID Marco Brankovic departed this life thereby vesting title unto Teresa Brankovic by operation of law.

AND THE SAID Teresa Brankovic departed this life on or about 12/27/2018 thereby vesting title unto John Brankovic known Heir of Teresa Brankovic, deceased and any Unknown Heirs, Successors, Assigns, and All Persons, Firms, or Associations Claiming Right, Title or Interest from or under Teresa Brankovic, deceased.

UNDER AND SUBJECT to certain restriction and agreement of record.

Parcel Number: 59-00-11230-00-6.

Location of property: 1526 Linden Avenue, Willow Grove, Pennsylvania 19090.

The improvements thereon are: A residential dwelling.

Seized and taken in execution as the property of **John Brankovic, Known Heir of Teresa Brankovic, Deceased and Unknown Heirs, Successors, Assigns, and All Persons, Firms or Associations Claiming Right, Title or Interest from or under Teresa Brankovic, deceased** at the suit of Bank of New York Mellon Trust Company, N.A., as Trustee for Mortgage Assets Management Series I Trust. Debt: \$218,413.39.

**Shapiro & DeNardo, LLC**, Attorneys.

DOWN MONEY: Prospective bidder must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid shall be paid to them, on their website, as the purchase price for the property sold by the Sheriff's Office, Norristown, PA.

TO ALL PARTIES IN INTEREST AND CLAIMANTS: Notice is hereby given that a schedule of distribution will be filed by the Sheriff thirty (30) days after the date of the Sale. Distribution will be made in accordance with the schedule unless exceptions are filed hereto within ten (10) days thereafter.

By virtue of a Writ of Execution **No. 2019-26342**, issued out of the Court of Common Pleas of Montgomery County, Pa., to me directed will be sold at a Public on-line auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910.

**FEBRUARY 24, 2021**

ALL THAT CERTAIN parcel or tract of land situate in **Upper Pottsgrove Township**, Montgomery County, Pennsylvania, with the message thereon erected, bounded and described in accordance with an office draft prepared by George E. Shaner, as of May 9, 1953, and more fully described as follows, to wit:

BEGINNING at a corner lands, now or formerly owned by Levi and Regina Showers, said point being in the middle of Pine Ford Road (33 feet wide and ultimate width of 50 feet) and being distant along and in road from a corner lands of Fred Prout; South 51 degrees east 245.80 feet; thence, from said point of beginning continuing along and in Pine Ford Road leading from Pine Forge to the Halfway House; South 51 degrees East 104.76 feet to a corner lands, now or formerly John Ludy; thence, along the same, South 43 degrees 50 minutes West 245.00 feet to an iron pin, a corner, and continuing along other lands, now or partly owned by John Ludy; North 41 degrees 40 minutes West 148.00 feet to a corner lands aforesaid Levi and Regina Showers; thence, along the same, North 51 degrees 40 minutes East 229.65 feet to a corner and place of beginning.

CONTAINING 0 acres 124.93 perches of land.

BEING the same property conveyed to Daniel B. McAllister, Jr., unmarried who acquired title by virtue of a deed from George R. Waltman and Helen C. Waltman, his wife, dated May 20, 1983, recorded May 26, 1983, at Deed Book 4708, Page 354, Office of the Recorder of Deeds, Montgomery County, Pennsylvania.

Parcel Number: 60-00-02542-00-8.

Location of property: 212 Pine Ford Road, a/k/a 212 Pineford Road, Pottstown, Pennsylvania 19464.

The improvements thereon are: Single-family, dwelling.

Seized and taken in execution as the property of **Daniel B. McAllister, Jr.** at the suit of PNC Bank, National Association. Debt: \$65,475.33.

**Manley Deas Kochalski, LLC**, Attorneys.

DOWN MONEY: Prospective bidder must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid shall be paid to them, on their website, as the purchase price for the property sold by the Sheriff's Office, Norristown, PA.

TO ALL PARTIES IN INTEREST AND CLAIMANTS: Notice is hereby given that a schedule of distribution will be filed by the Sheriff thirty (30) days after the date of the Sale. Distribution will be made in accordance with the schedule unless exceptions are filed hereto within ten (10) days thereafter.

By virtue of a Writ of Execution **No. 2019-29533**, issued out of the Court of Common Pleas of Montgomery County, Pa., to me directed will be sold at a Public on-line auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910.

**FEBRUARY 24, 2021**

7875 Mill Road, Elkins Park, PA – Cheltenham Township

ALL THAT CERTAIN lot or piece of ground, situate in **Cheltenham Township**, Montgomery County, Pennsylvania.

BEGINNING at a point of intersection which the Southwesterly side of Church Road (33 feet wide) produced, makes with the center line of Mill Road (33 feet wide); thence, partly along the Northeasterly end of Mill Road and along the Southwesterly side of Church Road; South 45 degrees 53 minutes East 170.94 feet to a point; thence, South 53 degrees 03 minutes West 118.50 feet to a point; thence, North 45 degrees 53 minutes West 173.74 feet to a point on the aforementioned center line of Mill Road; thence, along the said center line of Mill Road; North 54 degrees 23 minutes East 118.97 feet to the piece of beginning.

BEING known and identified as 7875 Mill Road, Block 46 Unit 20 and Parcel Number 31-00-19123-00-7:

BEING the same premises which Domenic Biello and John Biello, by Quit Claim Deed, dated 10-1-1978 and recorded 10-16-1978, at Norristown, Pennsylvania, in Deed Book 4351, at Page 585, has remised, released and quit-claimed unto Tony Biello and Sons, In, in fee.

PREMISES "B"

ALL THAT CERTAIN lot or piece of ground with any improvements thereon erected, situate in **Cheltenham Township**, Montgomery County, Commonwealth of Pennsylvania, described according to a survey thereof made by William T. Muldrow, Civil Engineer, on November 13, 1920, as follows, to wit:

BEGINNING at a point in the middle of Mill Road, one hundred and eighteen and ninety-seven one hundredths feet (118.97) Westwardly from the Southwesterly side of Church Road; thence, along other land of the said Frederick J. Koeberle; South forty-five degrees, fifty-three minutes (45° S3'), East one hundred and seventy-three and seventy-four one hundredths feet (173.74) to a point; thence, South fifty-three degrees three minutes West (53° 3') one hundred and forty-two and eighty-nine one hundredths feet (142.89) to a corner of this and other land of the said Frederick J. Koeberle; thence, by the said Frederick J. Koeberle's land; North eighteen degrees six minutes West (18° 6') one hundred and eighty-two and seventy-five one hundredths feet (182.75) to the middle of said Mill Road; thence, along the middle of said Mill Road. North fifty-four degrees twenty-three minutes East (54° 23') sixty-two and eighty-five one hundredths feet (62.85) to the first mentioned point and place of beginning.

BEING known and identified as 7875 Mill Road, Block 46 Unit 19 and Parcel Number 31-00-19120-00-1:

BEING the same premises which Domenic Biello, as Executor of the Estate of Tony Biello, deceased, etc., et al., by Quit Claim Deed dated 10-1-1978 and recorded 10-16-1978 at Norristown, Pennsylvania in Deed Book 4351, at Page 588, has remised, released and quit-claimed unto Tony Biello and Sons, Inc., in fee.

Parcel Number: 31-00-19120-00-1 (B); 31-00-19123-00-7 (A).

Location of property: 7875 Mill Road, Elkins Park, Pennsylvania 19027 - Cheltenham Township.

The improvements thereon are: Commercial property.

Seized and taken in execution as the property of **Joseph Cancelliere and Daniel Cancelliere** at the suit of Tony Biello & Sons, Inc. Debt: \$247,586.81.

**Bowen & Burns**, Attorneys.

DOWN MONEY: Prospective bidder must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid shall be paid to them, on their website, as the purchase price for the property sold by the Sheriff's Office, Norristown, PA.

TO ALL PARTIES IN INTEREST AND CLAIMANTS: Notice is hereby given that a schedule of distribution will be filed by the Sheriff thirty (30) days after the date of the Sale. Distribution will be made in accordance with the schedule unless exceptions are filed hereto within ten (10) days thereafter.

By virtue of a Writ of Execution **No. 2020-01166**, issued out of the Court of Common Pleas of Montgomery County, Pa., to me directed will be sold at a Public on-line auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910.

#### FEBRUARY 24, 2021

ALL THAT CERTAIN lot or piece of land with the message thereon erected, situate in **Norristown Borough**, Montgomery County, Pennsylvania, bounded and described according to a Survey thereof, made by Will D. Hiltner, Registered Surveyor, Norristown, PA, in August 1943, as follows, to wit:

BEGINNING at a point on the Southwesterly side of Fornance Street, at the distance of 180.85 feet Northwesterly from the Northwesterly side of Locust Street, a corner of this and land of Joseph and Alice Earl and formerly of Frederick Gilbert; thence, extending along said land, the line passing through the middle of the partition wall between the house erected hereon and the house or the adjoining premises; South 55 degrees West, 120 feet to a point on the Northeasterly side of a 20 feet wide alley, known as Boorse Alley; thence, extending along the said side thereof, North 35 degrees West 25 feet to a point in line of land conveyed by Rush B. Smith, et al., to James E. Burnett and Ella M., his wife, in Deed dated October 19, 1907, and recorded in Deed Book 583, Page 220, now of Mary E. Weidner; thence, extending along said land, North 55 degrees East, the line for the part of the distance extending through the bed of a concrete walk 120 feet to a point on the Southwesterly side of Fornance Street, aforesaid; thence, extending along said side of Fornance Street; South 35 degrees East 25 feet to the place of beginning.

TOGETHER with all and singular the buildings and other improvements, ways, streets, alleys, driveways, passages, waters, water-courses, rights, liberties, privileges, hereditaments and appurtenances, whatsoever unto the hereby granted premises belonging, or in any wise appertaining, and the reversions and remainders, rents, issues, and profits thereof; and all the estate, right, title, interest, property, claim and demand whatsoever of them, the said Grantors, as well at law as in equity, of, in and to the same.

TO HAVE AND TO HOLD the said lot or piece of ground above described with the buildings and improvements thereon erected, hereditaments and premises hereby granted, or mentioned and intended so to be, with the appurtenances, unto the said Grantee, his heirs and assigns, to and for the only proper use and behoof of the said Grantee, his heirs and assigns.

#### TO BE SOLD AS THE PROPERTY OF ANOTHER INVESTMENT 1 LLC ON JUDGMENT ENTERED AT THE ABOVE NUMBER AND TERM

Parcel Number: 13-00-12020-00-9.

Location of property: 110 W. Fornance Street, Norristown, Pennsylvania 19404.

The improvements thereon are: A single-family, dwelling.

Seized and taken in execution as the property of **Michael Parks, Michelle Parks, Jessica Wynn and Phuong Tran** at the suit of American Heritage Federal Credit Union. Debt: \$114,559.45 as of 11/24/20.

**Martson Law Offices**, Attorneys.

DOWN MONEY: Prospective bidder must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid shall be paid to them, on their website, as the purchase price for the property sold by the Sheriff's Office, Norristown, PA.

TO ALL PARTIES IN INTEREST AND CLAIMANTS: Notice is hereby given that a schedule of distribution will be filed by the Sheriff thirty (30) days after the date of the Sale. Distribution will be made in accordance with the schedule unless exceptions are filed hereto within ten (10) days thereafter.

By virtue of a Writ of Execution **No. 2020-03444**, issued out of the Court of Common Pleas of Montgomery County, Pa., to me directed will be sold at a Public on-line auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910.

#### FEBRUARY 24, 2021

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, situate in **Upper Merion Township**, Montgomery County, Pennsylvania, described according to a Plan of Section D-E, Candlebrook, made February 4, 1954, by M. R. and J. B. Yerkes, Civil Engineers, Bryn Mawr, Pennsylvania, and being more particularly bounded and described as follows, to wit:

BEGINNING at a point on the Southwest side of Signal Hill Road (West leg) (fifty feet wide); measured the two (2) following courses and distances from a point of tangent on the Northwest side of Crossfield Road East, (fifty feet wide): (1) on the arc of a circle, curving to the left, having a radius of thirteen feet, the arc distance of eighteen feet and fifty-seven one-hundredths feet to a point of tangent on the Southwest side of Signal Hill Road (West leg); and (2) North twenty-four degrees thirty-four minutes West, along the said side of Signal Hill Road (West leg); three hundred eighty-three and eighty-seven one-hundredths feet to the point and place of beginning.

CONTAINING in front or breadth on the said Signal Hill Road (West leg) sixty feet measured North twenty-four degrees thirty-four minutes West from the said beginning point and extending of that width in length or depth, South sixty-five degrees twenty-six minutes West, between parallel lines at right angles to the said Signal Hill Road (West leg); one hundred twenty-five feet to the center line of a certain ten feet wide utility easement.

BEING the same premises as Catherin Fulton, by Deed dated November 22, 1995, and recorded on December 4, 1995, by the Montgomery County Recorder of Deeds in Book 5133, at Page 860, granted and conveyed unto Matthew Bickerdyke and Joan A. Bickerdyke, as Tenants by the Entireties.

Parcel Number: 58-00-16864-00-7.

Location of property: 354 West Signal Hill Road, King of Prussia, Pennsylvania 19406.

The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **Joan A. Bickerdyke and Matthew Bickerdyke** at the suit of U.S. Bank Trust, National Association, not in its Individual Capacity, but Solely as Owner Trustee for VRMTG Asset Trust. Debt: \$175,451.26.

**Stern & Eisenberg, PC**, Attorneys.

**DOWN MONEY:** Prospective bidder must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid shall be paid to them, on their website, as the purchase price for the property sold by the Sheriff's Office, Norristown, PA.

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:** Notice is hereby given that a schedule of distribution will be filed by the Sheriff thirty (30) days after the date of the Sale. Distribution will be made in accordance with the schedule unless exceptions are filed hereto within ten (10) days thereafter.

By virtue of a Writ of Execution **No. 2020-10842**, issued out of the Court of Common Pleas of Montgomery County, Pa., to me directed will be sold at a Public on-line auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910.

#### **FEBRUARY 24, 2021**

ALL THAT CERTAIN piece or parcel of land, with the brick message thereon erected, situate in **Lansdale Borough**, Montgomery County, Pennsylvania, bounded and described according to a Survey thereof made by Herbert H. Metz, Civil Engineer, on May 24, 1924, as follows, to wit:

BEGINNING at a point in the Southwest side of Fourth Street (48 feet wide) at the distance of 75.71 feet Northwesterly from the Northwest side line of Line Street (44 feet wide); said point being a corner of this and land, now or late of Lichtenwalner and Sellers; thence, extending along said side line of Fourth Street, North 43 degrees West 16 feet to a point, a corner of this and land, now or late of Lichtenwalner and Sellers; thence, extending of that width in length or depth between parallel lines at right angles to said Fourth Street; South 47 degrees West 145.1 feet to the Northeast side line of an alley 20 feet wide, dedicated to public use forever; the Southeast and Northwest side lines thereof passing through the middle of the party walls dividing this and the adjoining premises.

BEING the same property conveyed Robert W. Sibley and Maureen M. Sibley, by Deed from Wayne E. Campbell and Carol S. Campbell, his wife, dated July 26, 1983, recorded July 29, 1983 in Montgomery County Recorders of Deeds in Book 4713, at Page 1046.

Parcel Number: 11-00-06444-00-7.

Location of property: 222 E. Fourth Street, Lansdale, Pennsylvania 19446.

The improvements thereon are: Single-family, residence.

Seized and taken in execution as the property of **Howard Heitz** at the suit of Penn Community Bank. Debt: \$104,584.09 plus interest and costs.

**Starfield & Smith, P.C.**, Attorneys.

**DOWN MONEY:** Prospective bidder must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid shall be paid to them, on their website, as the purchase price for the property sold by the Sheriff's Office, Norristown, PA.

**TO ALL PARTIES IN INTEREST AND CLAIMANTS:** Notice is hereby given that a schedule of distribution will be filed by the Sheriff thirty (30) days after the date of the Sale. Distribution will be made in accordance with the schedule unless exceptions are filed hereto within ten (10) days thereafter.

By virtue of a Writ of Execution **No. 2020-10911**, issued out of the Court of Common Pleas of Montgomery County, Pa., to me directed will be sold at a Public on-line auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910.

#### **FEBRUARY 24, 2021**

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, situate in **Lansdale Borough**, Montgomery County, Pennsylvania, bounded and described according to a Plan thereon, made by Herbert H. Metz, Registered Engineer of Lansdale, Pennsylvania, dated 7/17/1954, as follows, to wit:

BEGINNING at a point on the Southwesterly side of Hancock Street (48 feet wide), at the distance of 273.61 feet, measured South 45 degrees 52 minutes East from the Southeasterly side of Broad Street (66 feet wide); thence, extending along the Southwesterly side of Hancock Street; South 45 degrees 52 minutes East 30 feet to a point; thence, extending South 44 degrees 08 minutes West 136.84 feet to a point; thence, extending North 62 degrees 42 minutes West 24.35 feet to a point in line of land, now or late of Pennsylvania Power & Light Company; thence, extending along last mentioned land, North 17 degrees 35 minutes East 14.98 feet to a point; thence, extending along last mentioned land, North 17 degrees 35 minutes East 14.98 feet to a point; thence, extending North 44 degrees 8 minutes East 130.49 feet to the first mentioned point and place of beginning.

BEING known as 32 East Hancock Street.

ALSO ALL THAT CERTAIN lot or parcel of land, situate in Lansdale Park Manor, **Lansdale Borough**, Montgomery County, Pennsylvania, bounded and described according to a Survey thereof made by Herbert H. Metz, Inc., last revised 6/15/1961, as follows, to wit:

BEGINNING at a point on the Southwest side line of Hancock Street (48 feet wide) in line of other land of Harold Adock, Jr., et ux., at a distance of 308.61 feet measured South 45 degrees 52 minutes East along said street side line from its intersection with the Southeast sideline of Broad Street (66 feet wide); thence, extending along the Southwest sideline of Hancock Street, aforesaid, South 45 degrees 52 minutes East 10 feet to a point in line of Parcel "A" of said tract; thence, along line of Parcel "A"; South 44 degrees 08 minutes West 131.86 feet to a point in line of Lot No. 89 of said tract; thence, along line of Lot No. 89; North 65 degrees 00 minutes 30 seconds West 10.59 feet to a point in line of other lands of Harold Adcock, Jr., et ux., aforesaid; thence, along said land; North 44 degrees 08 minutes East 135.33 feet to a point on the Southwest sideline of Hancock Street, aforesaid the point and place of beginning.

BEING Parcel "B" on Plain of Lansdale Park Manor of Annesol Realty Corp.

ALSO ALL THAT CERTAIN lot or piece of ground, situate in **Lansdale Borough**, Montgomery County, Pennsylvania, described according to a Survey and Plan, thereof made by John E. Burkhardt, Registered Surveyor, dated 7/9/1955, as follows, to wit:

BEGINNING at a point on the Southwesterly side of Hancock Street (48 feet wide) at a distance of 308.61 feet measured in a Southwesterly side of Hancock Street from the intersection of the Southwesterly side of Hancock Street with the Southeasterly side of Broad Street (66 feet wide); thence, extending South 44 degrees 08 minutes West 135.33 feet to an iron pin; thence, extending North 62 degrees 42 minutes West 5.22 feet; thence, extending South 45 degrees 52 minutes East 5 to an iron pin and place of beginning.

BEING the same property conveyed to Federal Home Loan Mortgage Corp., by Deed from Eileen Whalon Behr, Sheriff of the County of Montgomery, dated August 31, 2011, recorded October 7, 2011, in Montgomery County Recorders of Deeds in Book 5815, at Page 2111.

Parcel Number: 11-00-07800-00-1.

Location of property: 32 Hancock Street, a/k/a 32 East Hancock Street, Lansdale, Pennsylvania 19446.

The improvements thereon are: Single-family, residence.

Seized and taken in execution as the property of **Howard Heitz** at the suit of Penn Community Bank. Debt: \$110,943.40 plus interest and costs.

**Starfield & Smith, P.C.**, Attorneys.

DOWN MONEY: Prospective bidder must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid shall be paid to them, on their website, as the purchase price for the property sold by the Sheriff's Office, Norristown, PA.

TO ALL PARTIES IN INTEREST AND CLAIMANTS: Notice is hereby given that a schedule of distribution will be filed by the Sheriff thirty (30) days after the date of the Sale. Distribution will be made in accordance with the schedule unless exceptions are filed hereto within ten (10) days thereafter.

By virtue of a Writ of Execution **No. 2020-11804**, issued out of the Court of Common Pleas of Montgomery County, Pa., to me directed will be sold at a Public on-line auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910.

#### FEbruary 24, 2021

ALL THAT CERTAIN lot or pieces of ground with the buildings and improvements thereon erected, hereditaments and appurtenances, situate in **Lower Frederick Township**, Montgomery County, Pennsylvania, bounded and described according to a Survey thereof made by Francis W. Wack, Registered Surveyor, Schwenksville, PA, on 12/5/1945, as follows:

BEGINNING at an iron pin in the bed of a public road leading from Spring Mount Station to Ziegler'sville (now called Main Street) in line of land now or late of Warren U. Keeler; thence, extending along said land, passing along a stone pier near the Northeasterly side of said public road and in 15 feet from the said point of beginning hereof; North 41 degrees 30 minutes East 322 feet to an iron pin; thence, extending along other land of Jacob Marx and Katharine, his wife, of which this was a part; South 31 degrees 45 minutes East 164 feet to an iron pin; thence, South 4 degrees West 58.6 feet to an iron pin; thence, extending along land of Horace Long and Jesse Long; South 41 degrees 30 minutes West 225.6 feet to an iron pin in the bed of the aforesaid public; thence, extending in the bed of said road, North 49 degrees West 193 feet to the place beginning.

BEING the same property conveyed to Federal National Mortgage Association, by Deed from Eileen Whalon Behr, Sheriff on the County of Montgomery dated May 13, 2012, recorded July 19, 2012 in Montgomery County Recorders of Deeds in Book 5842 Page 172.

Parcel Number: 38-00-001282-00-3.

Location of property: 323 Main Street, Schwenksville, Pennsylvania 19473.

The improvements thereon are: Single-family, residence.

Seized and taken in execution as the property of **Howard Heitz** at the suit of Penn Community Bank. Debt: \$147,162.93.

**Starfield & Smith, P.C.**, Attorneys.

DOWN MONEY: Prospective bidder must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid shall be paid to them, on their website, as the purchase price for the property sold by the Sheriff's Office, Norristown, PA.

TO ALL PARTIES IN INTEREST AND CLAIMANTS: Notice is hereby given that a schedule of distribution will be filed by the Sheriff thirty (30) days after the date of the Sale. Distribution will be made in accordance with the schedule unless exceptions are filed hereto within ten (10) days thereafter.

By virtue of a Writ of Execution **No. 2020-13179**, issued out of the Court of Common Pleas of Montgomery County, Pa., to me directed will be sold at a Public on-line auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520, Silver Springs, MD 20910.

#### FEBRUARY 24, 2021

ALL THAT CERTAIN lot, piece, or parcel of land, situate in **Pottstown Borough**, Montgomery County, Pennsylvania, being Lot No. 11, on a Subdivision Plan of Property of Majestic Corporation made by Joel C. Defreytes, Jr., P.E., dated December 10, 1982, and revised on April 8, 1983, as recorded by the Montgomery County Recorder of Deeds in Plan Book A-45, at Page 364, and being more particularly bounded and described as follows, to wit:

BEGINNING at a point on the Southeasterly side of H. Street (50 feet wide); a corner of this and Lot No. 12 on the above-mentioned Plan; which last mentioned point is measured the two following courses and distances from a point on the southwesterly side of Prince Street (50 feet wide): (1) along the arc of a circle, curving to the left, having a radius of 10 feet, the arc distance of 20.76 feet to a point of tangent on the said side of H. Street; and (2) South 34 degrees 00 minutes West 78.46 feet to the place of beginning; thence, extending from said point of beginning along Lot No. 12, aforesaid; South 56 degrees 00 minutes East 100 feet to a point on the Northwesterly side of a 20 feet wide alley; thence, extending along the same; South 34 degrees 00 minutes West 20 feet to a point, a corner of Lot No. 10 on the abovementioned plan; thence, extending along the same, North 56 degrees 00 minutes West 100 feet to a point on the said side of H. Street; thence, extending along the same, North 34 degrees 00 minutes East 20 feet to the first mentioned point and place of beginning.

BEING the same premises as R. Mark Myers and Patricia E. Myers, by Deed dated April 22, 2002, and recorded on April 30, 2002, by the Montgomery County Recorder of Deeds in Deed Book 5405, at Page 952, granted and conveyed unto Jeffrey E. Saxton and Leigh E. Saxton, as Tenants by the Entireties.

AND THE SAID Jeffrey E. Saxton departed this life on June 11, 2020, whereby title to the aforementioned premises vested with Leigh E. Saxton, an Individual, by Right of Survivorship.

Parcel Number: 16-00-12138-06-8.

Location of property: 508 West Chestnut Street, Pottstown, Pennsylvania 19464.

The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **Leigh E. Saxton** at the suit of CSMC 2018-RPL3 Trust.  
Debt: \$123,452.82.

**Stern & Eisenberg**, Attorneys.

DOWN MONEY: Prospective bidder must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid shall be paid to them, on their website, as the purchase price for the property sold by the Sheriff's Office, Norristown, PA.

TO ALL PARTIES IN INTEREST AND CLAIMANTS: Notice is hereby given that a schedule of distribution will be filed by the Sheriff thirty (30) days after the date of the Sale. Distribution will be made in accordance with the schedule unless exceptions are filed hereto within ten (10) days thereafter.

#### To all parties in interest and claimants:

Notice is hereby given that a schedule of distribution will be filed by the Sheriff 30 days after the date of the Sale. Distribution will be made in accordance with the schedule unless exceptions are filed hereto within ten (10) days thereafter.

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## ANNUAL MEETING

**The Huntingdon Valley Library Board of Trustees Annual Meeting** is scheduled for Thursday, February 11, 2021, at 7 p.m. The meeting is open to the public and will be held virtually due to Covid-19. Email [hvldirector@mcilinc.org](mailto:hvldirector@mcilinc.org) to receive the zoom meeting information.

Pam Dull  
Director

Pursuant to the requirements of Section 1975 of the Pennsylvania Business Corporation Law of 1988, notice is hereby given that **The Zufrieden Foundation, Inc.** is currently in the process of voluntarily dissolving.  
**Heckscher, Teillon, Terrill & Sager**  
100 Four Falls Corporate Center, Suite 300  
West Conshohocken, PA 19428

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## ARTICLES OF INCORPORATION

*Notice is hereby given that a corporation is to be or has been incorporated under the Business Corporation Law of 1988, approved December 21, 1988, P.L. 1444, No. 177, effective October 1, 1989, as amended.*

**Patriot Mobile Media Group Inc.** has been incorporated under the provisions of the Pennsylvania Business Corporation Law of 1988.

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## ARTICLES OF DISSOLUTION

Notice is hereby given that the shareholders and directors of **Nolen Investors 4, Inc.**, a Pennsylvania corporation, with an address of 1650 Governors Way, P.O. Box 1181, Blue Bell, PA 19422, have approved a proposal that the corporation voluntarily dissolve, and that the Board of Directors is now engaged in winding up and settling the affairs of the corporation under the provisions of Section 1975 of the Pennsylvania Business Corporation Law of 1988, as amended.

**Unruh, Turner, Burke & Frees**  
P.O. Box 515  
West Chester, PA 19381-0515



**ARTICLES OF INCORPORATION  
NONPROFIT**

Notice is hereby given that Articles of Incorporation have been filed with the Department of State of the Commonwealth of Pennsylvania, at Harrisburg, PA, on November 4, 2020, for the purpose of obtaining a charter of a nonprofit corporation organized under the Nonprofit Corporation Law of the Commonwealth of Pennsylvania.

The name of the corporation is: **Committee of Explorers**

The purposes for which it was organized are for educational/social/fundraising.

Notice is hereby given that Articles of Incorporation have been filed with the Department of State of the Commonwealth of Pennsylvania, at Harrisburg, PA, on April 23, 2020, for the purpose of obtaining a charter of a nonprofit corporation organized under the Nonprofit Corporation Law of the Commonwealth of Pennsylvania.

The name of the corporation is: **PFLAG Royersford Inc.**

The purposes for which it was organized are: to provide a support system and education for families and friends of the LGBTQ+ persons.

Notice is hereby given that Articles of Incorporation have been filed with the Department of State of the Commonwealth of Pennsylvania, at Harrisburg, PA, on October 28, 2020, for the purpose of obtaining a charter of a nonprofit corporation organized under the Nonprofit Corporation Law of the Commonwealth of Pennsylvania.

The name of the corporation is: **Redeemer Valley Farm, Inc.**

The purposes for which it was organized are: to operate for the production of one or more agricultural products.

**AUDIT LIST**

NOTICE  
ORPHANS' COURT DIVISION  
COURT OF COMMON PLEAS  
OF MONTGOMERY COUNTY, PA.  
ONE MONTGOMERY PLAZA

**Notice of Filing and Audit of Accounts**

Notice is hereby given to heirs, legatees, creditors and all parties in interest that accounts in the following estates have been filed in the office of the Register of Wills or Clerk of the Orphans' Court, as the case may be on the date below stated and that the same will be presented to the Orphans' Court Division of said County on February 1, 2021, 10 o'clock a.m. in Court Room "14" for confirmation at which time the Honorable Louis E. Murphy and Cheryl L. Austin, Judges will sit to audit accounts, hear exceptions to the same, and make distribution of the balances ascertained to be in the hands of accountants.

**Second and Final Publication**

NOTICE  
ORPHANS' COURT DIVISION  
COURT OF COMMON PLEAS  
OF MONTGOMERY COUNTY, PA.

**VIRTUAL AUDIT**

**Notice of Filing and Audit of Accounts**

Notice is hereby given to heirs, legatees, creditors, and all parties in interest that accounts in the following estates have been filed in the office of the Register of Wills or Clerk of the Orphans' Court Division of said County for audit in a Virtual Court Hearing during the week of February 1, 2021, in accordance with the Montgomery County Court of Common Pleas Virtual Court Hearing Protocol. Each Account is scheduled for one **Audit session, which will be held at 10:00 a.m. on Monday, February 1, 2021.**

A list of Accounts scheduled to be called on each date is attached and invitations to Zoom Virtual Court hearings will be sent to the Counsel for each Accountant with an Account scheduled for each date.

To minimize the need for in-person contact with the Clerk of the Orphans' Court personnel and Court Staff, all counsel and parties are encouraged to file Accounts, Objections, Certificates of Service, and all other legal papers electronically with the Clerk to the fullest extent possible.

**The accounts will be heard for confirmation at the assigned times when the Honorable Lois E. Murphy and the Honorable Gail Weilheimer, Judges, will sit to audit accounts, hear objections to the same and review the transactions and proposed distribution of the balances ascertained to be in the hands of accountants. The date on which each account will be called for audit in a virtual court hearing is indicated below. Objections to any Account may be the subject of a hearing on a later date, to be scheduled by order of the Court.**

**NO FILINGS RELATED TO ANY MATTER ON THIS LIST WILL BE ACCEPTED BY THE OFFICE OF THE CLERK OF THE ORPHANS' COURT ON THE MORNING OF THE AUDIT AFTER 9:15 a.m. ON MONDAY, FEBRUARY 1, 2021. NOTE THAT ELECTRONIC FILINGS ARE BEING ACCEPTED. PAPER FILINGS MAY BE LEFT IN A DROP BOX AT THE COURTHOUSE ENTRANCE OR MAY BE MAILED TO THE OFFICE OF THE CLERK OF THE ORPHANS' COURT. NO COURT FILINGS WILL BE ACCEPTED BY THE CLERK AT THE COUNTER.**

1. MAGAZU, ANGELA, DECEASED – Montgomery Twp. – December 30 – First and Final Account, Stated by Albert L. Chase, Executor.
2. MIDDLETON, JOHN S., SETTLOR – Second and Final Account, Stated by Larry F. Laubach and John F. Middleton, Co-Trustees. For the Trust attributable to John F. Middleton under July 26, 1996 Agreement of Trust of John S. Middleton.
3. PAGANO, LOUIS E., DECEASED – Lower Salford Twp. – December 14 – First and Final Account, Stated by Evon A. Pagano, Executrix. Insolvent Estate with schedule of payments in accordance with order of preference under 20 PA C.S. Section 3392.

4. PRICE, GERALDINE M., DECEASED – Abington Twp. – December 31 – First Account, Stated by Allison Price, Co-Administrator.
5. RAUCH, FRANK P., PRINCIPAL – December 30 – First and Final Account, Stated by Jeanne Rauch, Agent.
6. SABOL, FRANK, DECEASED – Lower Gwynedd Twp. – December 30 – First and Final Account, Stated by Eleanor G. Pirozek, Executrix.
7. THOMPSON, RAMIE H., DECEASED – Abington Twp. – December 30 – First and Final Account, Stated by Christopher Thompson, Executor.
8. WEISBURG, RICHARD, SETTLOR – December 30 – First and Partial Account, Stated by Richard Weisburg Trustee for The John Chadbourn Weisburg Special Needs Trust, Deed Dated June 27, 2012.

#### Relisted Accounts

No Relisted Accounts for February 1, 2021 Accounts.

**D. Bruce Hanes, Esquire**  
Register of Wills &  
Clerk of the Orphans' Court

#### **CIVIL ACTION**

IN THE COURT OF COMMON PLEAS OF  
MONTGOMERY COUNTY, PENNSYLVANIA  
CIVIL DIVISION  
NO. 2019-05233

**Rodney Coville,**  
Plaintiff

vs.

**Harold N. Fliegelman and Judith Fliegelman,**  
husband and wife, and Nations Lending Corporation,  
Defendants

#### **NOTICE**

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

You should take this paper to your lawyer at once. If you do not have a lawyer, go to or telephone the office set forth below. This office can provide you with information about hiring a lawyer.

If you can not afford to hire a lawyer, this office may be able to provide you with information about agencies that may offer legal services to eligible persons at a reduced fee or no fee.

Lawyer Referral Service  
Montgomery Bar Association  
100 W. Airy Street (Rear), P.O. Box 268  
Norristown, PA 19404-0268  
610-279-9660, ext. 201  
www.montgomerybar.org

**Eric J. Bialas, Esquire**  
Trinity Law

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#### **ESTATE NOTICES**

*Notice is Hereby Given that, in the estate of the decedents set forth below, the Register of Wills has granted letters, testamentary or administration, to the persons named. All persons having claims against said estate are requested to make known the same to them or their attorneys and all persons indebted to said decedents are requested to make payment without delay, to the executors or administrators named below.*

#### **First Publication**

**BEARD JR., WILLIAM P., dec'd.**  
Late of New Hanover Township.  
Executrix: KIMBERLY A. GANTER,  
c/o Elizabeth R. Howard, Esquire,  
301 Gay Street, P.O. Box 507,  
Phoenixville, PA 19460.

**BITTNER, DOROTHY L., dec'd.**  
Late of Worcester Township.  
Executrix: SUSAN J. TITZE,  
1000 N. Bend Court,  
Lansdale, PA 19446.

**BORZELLECA, PETER J. also known as  
PETER J. BORZELLECA, JR., dec'd.**  
Late of Plymouth Township.  
Executrix: MARIAN ELIZABETH  
BORZELLECA,  
4900 Brittany Drive, S., Apt. 1301,  
St. Petersburg, FL 33715.  
ATTORNEY: MICHAEL E. FUREY,  
1043 S. Park Avenue,  
Audubon, PA 19403

**BUCHLER SR., JOSEPH R. also known as  
JOSEPH BUCHLER, SR.,  
JOSEPH R. BUCHLER and  
JOSEPH BUCHLER, dec'd.**  
Late of Lower Providence Township.  
Executrix: CAROL A. BUCHLER,  
c/o Erik P. Snyder, Esquire,  
121 Ivy Lane,  
King of Prussia, PA 19406.  
ATTORNEY: ERIC P. SNYDER,  
SNYDER LAW GROUP, P.C.,  
121 Ivy Lane,  
King of Prussia, PA 19406

**CALISTO, LOIS J., dec'd.**  
Late of Borough of Lansdale.  
Administrator: MICHAEL CALISTO,  
c/o Eric Ladley, Esquire,  
608 W. Main Street,  
Lansdale, PA 19446-2012.  
ATTORNEY: ERIC LADLEY,  
MONTCO ELDER LAW LLP,  
608 W. Main Street,  
Lansdale, PA 19446-2012

**CARR, PETER EDWARD also known as  
PETER E. CARR, dec'd.**  
Late of Upper Gwynedd Township.  
Executor: TIMOTHY CARR,  
c/o Robert H. Lefevre, Esquire,  
58 E. Penn Street, Suite 902,  
Norristown, PA 19401.

- ATTORNEY: ROBERT H. LEFEVRE,  
MORROW AND LEFEVERE, LLC,  
58 E. Penn Street, Suite 902,  
Norristown, PA 19401
- COYLE, FRANCES, dec'd.**  
Late of Lansdale, PA.  
Administratrix: DAINA S. WILSON McLEAN, ESQUIRE,  
P.O. Box 2410,  
Bala Cynwyd, PA 19004.  
ATTORNEY: DAINA WILSON McLEAN,  
P.O. Box 2410,  
Bala Cynwyd, PA 19004
- DAGER, SHARON E. also known as  
SHARON DAGER-ERVIN and  
SHARON E. DAGER-ERVIN, dec'd.**  
Late of Skippack Township.  
Executrix: SUSAN E. ALBA,  
20111 Old Line Terrace,  
Ashburn, VA 20147.  
ATTORNEY: JOHN P. MCGUIRE,  
552 Ridge Road,  
Telford, PA 18969
- DAUGHERTY, CAROLANNE, dec'd.**  
Late of Skippack Township.  
Administrator: RAYMOND DAUGHERTY,  
166 Windwatch Drive,  
Hauppauge, NY 11788.  
ATTORNEY: DANIEL T. MCGRORY,  
BELLO REILLEY & MCGRORY, P.C.,  
144 E. DeKalb Pike, Suite 300,  
King of Prussia, PA 19406
- DERR JR., CHESTER H. also known as  
CHET H. DERR, JR., dec'd.**  
Late of Upper Dublin Township.  
Executor: DENNIS B. DERR,  
c/o Jonathan H. Ellis, Esquire,  
One Tower Bridge, Suite 100,  
100 Front Street,  
Conshohocken, PA 19428.  
ATTORNEY: JONATHAN H. ELLIS,  
FLASTER GREENBERG PC,  
One Tower Bridge, Suite 100,  
100 Front Street,  
Conshohocken, PA 19428
- ELSASSER JR., JAMES WILLIAM also known as  
JAMES W. ELSASSER, dec'd.**  
Late of Hatfield Township.  
Administrator: ROBERT P. MEINGOSSNER,  
c/o Eric Ladley, Esquire,  
608 W. Main Street,  
Lansdale, PA 19446-2012.  
ATTORNEY: ERIC LADLEY,  
MONTCO ELDER LAW LLP,  
608 W. Main Street,  
Lansdale, PA 19446-2012
- FIRST, ELLEN KESSLER, dec'd.**  
Late of Lower Merion Township.  
Executor: RICHARD NEAL FIRST,  
312 Lindy Lane,  
Bala Cynwyd, PA 19004.  
ATTORNEY: DANA M. BRESLIN,  
3305 Edgmont Avenue,  
Brookhaven, PA 19015
- FISHMAN, SYLVIA, dec'd.**  
Late of Lower Merion Township.  
Administrators: MR. CRAIG L. FISHMAN,  
240 Valley Park Drive,  
Pittsburgh, PA 15216,
- NEIL O. FISHMAN,  
1272 Tressler Drive,  
Fort Washington, PA 19034.  
ATTORNEY: MARK S. HARRIS,  
KRAUT HARRIS, P.C.,  
5 Valley Square, Suite 120,  
Blue Bell, PA 19422
- FLINCHBAUGH, M. JANE L., dec'd.**  
Late of Upper Providence Township.  
Executor: ANNE LOUISE WETZEL,  
204 Hopewell Drive,  
Collegeville, PA 19426.  
ATTORNEY: MICHAEL E. FUREY,  
1043 S. Park Avenue,  
Audubon, PA 19403
- HARRIS, MARY B., dec'd.**  
Late of Lower Gwynedd Township.  
Executor: VINCENT P. HARRIS,  
c/o Michael F. Rogers, Esquire,  
510 E. Township Line Road, Suite 150,  
Blue Bell, PA 19422.  
ATTORNEY: MICHAEL F. ROGERS,  
SALVO ROGERS ELINSKI & SCULLIN,  
510 E. Township Line Road, Suite 150,  
Blue Bell, PA 19422
- HITNER, JOAN S., dec'd.**  
Late of Hatfield Township.  
Executor: ELVIN M. MARTIN,  
358 W. Reliance Road,  
Souderton, PA 18964.
- LEATHERMAN, ESTHER M., dec'd.**  
Late of Franconia Township.  
Executors: RUTH L. REINFORD-BETTS,  
250 Concord Road,  
Schwenksville, PA 19473,  
MICHAEL L. KULP,  
616 Bucks Road,  
Perkasie, PA 18944.  
ATTORNEY: DOROTHY K. WEIK-HANGE,  
LANDIS, HUNSBERGER, GINGRICH &  
WEIK, LLP,  
114 E. Broad Street, P.O. Box 64769,  
Souderton, PA 18964
- MAHON, GERARD LAWRENCE also known as  
GERARD L. MAHON, dec'd.**  
Late of Horsham Township.  
Administrator: DAVID THOMAS MAHON,  
c/o 104 N. York Road,  
Hatboro, PA 19040.  
ATTORNEY: BRUCE A. NICHOLSON,  
104 N. York Road,  
Hatboro, PA 19040
- McKEEVER, JAMES E., dec'd.**  
Late of Worcester Township.  
Executrix: WENDY M. BROOMELL,  
c/o George M. Riter, Esquire,  
400 Maryland Drive, P.O. Box 7544,  
Fort Washington, PA 19034-7544.  
ATTORNEY: GEORGE M. RITER,  
TIMONEY KNOX, LLP,  
400 Maryland Drive, P.O. Box 7544,  
Fort Washington, PA 19034-7544
- McKENNA, DORIS H., dec'd.**  
Late of Whitpain Township.  
Executor: KEVIN MCKENNA,  
403 Robinson Drive,  
Whitehall, MI 49461.

- ATTORNEY: RICHARD J. WIEST,  
10 Westwood Road,  
Pottsville, PA 17901
- MICHEL, ERNST S., dec'd.**  
Late of Ambler, PA.  
Executor: TRACEY A. MILES,  
c/o Law Offices of Michelle C. Berk, P.C.,  
1300 Virginia Drive, Suite 325A,  
Fort Washington, PA 19034,  
215-793-4800.
- MILLER III, SAMUEL D., dec'd.**  
Late of Lansdale, PA.  
Executors: STEPHEN R. MILLER AND  
DAVID W. MILLER,  
c/o Smith Aker Grossman & Hollinger,  
60 E. Penn Street, P.O. Box 150,  
Norristown, PA 19404-0150.  
ATTORNEY: JAMES L. HOLLINGER,  
60 E. Penn Street, P.O. Box 150,  
Norristown, PA 19404-0150
- MILLER, CATHERINE J., dec'd.**  
Late of Abington Township.  
Executor: MARK S. MILLER,  
c/o Law Offices of Michelle C. Berk, P.C.,  
1300 Virginia Drive, Suite 325A,  
Fort Washington, PA 19034,  
215-793-4800.
- NOWAK, S. PETER also known as  
SHALOM P. NOWAK and  
SHALOM PETER NOWAK, dec'd.**  
Late of Upper Dublin Township.  
Executor: PAUL L. FELDMAN,  
820 Homestead Road,  
Jenkintown, PA 19046.  
ATTORNEY: PAUL L. FELDMAN,  
FELDMAN & FELDMAN, LLP,  
820 Homestead Road,  
Jenkintown, PA 19046
- O'HARA, DEBRA P., dec'd.**  
Late of Whitpain Township.  
Executor: JOHN C. O'HARA, JR.,  
c/o David C. Onorato, Esquire,  
298 Wissahickon Avenue,  
North Wales, PA 19454.  
ATTORNEY: DAVID C. ONORATO,  
298 Wissahickon Avenue,  
North Wales, PA 19454
- PENROSE, JOSEPH M., dec'd.**  
Late of Whitpain Township.  
Executor: JOSEPH PENROSE, JR.,  
880 Crestline Drive,  
Blue Bell, PA 19422.  
ATTORNEY: JOSEPH J. BALDASSARI,  
1043 S. Park Avenue,  
Audubon, PA 19403
- POOLE, JOHN M. also known as  
POOLE, JACK, dec'd.**  
Late of Whitmarsh Township.  
Executrices: ELYSE P. WACKERMAN AND  
NATALIE POOLE,  
c/o Kevin D. Birkhead, Esquire,  
400 Maryland Drive, P.O. Box 7544,  
Fort Washington, PA 19034-7544.  
ATTORNEY: KEVIN D. BIRKHEAD,  
TIMONEY KNOX, LLP,  
400 Maryland Drive, P.O. Box 7544,  
Fort Washington, PA 19034-7544
- QUILLINAN II, JOHN H., dec'd.**  
Late of Whitpain Township.  
Executor: JOHN H. QUILLINAN, III,  
c/o John J. McAneney, Esquire,  
400 Maryland Drive, P.O. Box 7544,  
Fort Washington, PA 19034-7544.  
ATTORNEY: JOHN J. McANENEY,  
TIMONEY KNOX, LLP,  
400 Maryland Drive, P.O. Box 7544,  
Fort Washington, PA 19034-7544
- RADATTI, ANNE M., dec'd.**  
Late of East Norriton Township.  
Executor: RICHARD HARRISON,  
c/o Edward J. Hughes, Esquire,  
1250 Germantown Pike, Suite 205,  
Plymouth Meeting, PA 19462.  
ATTORNEY: EDWARD J. HUGHES,  
HUGHES, KALKBRENNER & OZOROWSKI, LLP,  
1250 Germantown Pike, Suite 205,  
Plymouth Meeting, PA 19462
- REILLY, ELIZABETH F., dec'd.**  
Late of Whitmarsh Township.  
Administrator: STEVEN F. REILLY,  
c/o Ned Hark, Esquire,  
Goldsmith Hark & Hornak, PC,  
7716 Castor Avenue,  
Philadelphia, PA 19152.  
ATTORNEY: NED HARK,  
GOLDSMITH HARK & HORNAK, PC,  
7716 Castor Avenue,  
Philadelphia, PA 19152
- RHOADS, GARY L. also known as  
GARY RHOADS, dec'd.**  
Late of Borough of Pottstown.  
Executrix: KAREN S. HUSS,  
1129 E. High Street, P.O. Box 776,  
Pottstown, PA 19464-0776.  
ATTORNEY: DAVID L. ALLEBACH, JR.,  
1129 E. High Street, P.O. Box 776,  
Pottstown, PA 19464-0776
- ROSS, KEITH MICHAEL, dec'd.**  
Late of Ambler, PA.  
Executor: ANITA M. ROSS,  
438 E. Francis Avenue,  
Ambler, PA 19002.
- SALINGER, ROBERT G., dec'd.**  
Late of Upper Providence Township.  
Executrix: KATHRYN A. HIMSWORTH,  
c/o Lisa A. Shearman, Esquire,  
375 Morris Road, P.O. Box 1479,  
Lansdale, PA 19446-0773.  
ATTORNEY: LISA A. SHEARMAN,  
HAMBURG, RUBIN, MULLIN, MAXWELL &  
LUPIN, PC,  
375 Morris Road, P.O. Box 1479,  
Lansdale, PA 19446-0773
- SCHMOYER, HOWARD G., dec'd.**  
Late of Lower Providence Township.  
Executrix: BARBARA A. BERGER,  
1321 State Road,  
Phoenixville, PA 19460.  
ATTORNEY: LEE F. MAUGER,  
MAUGER LAW, LLC,  
1800 E. High Street, Suite 375,  
Pottstown, PA 19464

**SMITH, HAROLD NICHOLAS also known as**

**HAROLD N. SMITH, dec'd.**  
Late of Towamencin Township.  
Executor: ROBERT J. SMITH,  
c/o John T. Dooley, Esquire,  
1800 Pennbrook Parkway, Suite 200,  
Lansdale, PA 19446.  
ATTORNEY: JOHN T. DOOLEY,  
DISCHELL, BARTLE & DOOLEY, PC,  
1800 Pennbrook Parkway, Suite 200,  
Lansdale, PA 19446

**TECCE, MICHAEL V., dec'd.**

Late of Towamencin Township.  
Administrator: MICHAEL F. ROGERS,  
510 E. Township Line Road, Suite 150,  
Blue Bell, PA 19422.  
ATTORNEY: MICHAEL F. ROGERS,  
SALVO ROGERS ELINSKI & SCULLIN,  
510 E. Township Line Road, Suite 150,  
Blue Bell, PA 19422

**ZIEGLER, EDWARD R. also known as  
EDWARD RUSSELL ZIEGLER, dec'd.**

Late of Skippack Township.  
Executrix: LYDIA P. STUTZMAN,  
3041 Chestnut Hill Road,  
Pottstown, PA 19464.  
ATTORNEY: THOMAS L. HOFFMAN,  
WELLS, HOFFMAN, HOLLOWAY &  
MEDVESKY, LLP,  
635 E. High Street, P.O. Box 657,  
Pottstown, PA 19464

**Second Publication****ARMSTRONG, VIRGINIA EDGAR also known as**

**GINNY ARMSTRONG, dec'd.**  
Late of Lansdale, PA.  
Executrix: LESLIE SPINDLER,  
3129 Williamstown Road,  
Franklinville, NJ 08322.

**BECKER, MARY B., dec'd.**

Late of Whitemarsh Township.  
Executrix: DARLENE B. STEVENS,  
c/o John F. Walsh, Esquire,  
653 Skippack Pike, Suite 317,  
P.O. Box 445,  
Blue Bell, PA 19422-0702.  
ATTORNEY: JOHN F. WALSH,  
653 Skippack Pike, Suite 317,  
P.O. Box 445,  
Blue Bell, PA 19422-0702

**BRENZ, SARAH B., dec'd.**

Late of Borough of Lansdale.  
Executor: MARTIN HUNSBERGER,  
161 N. Highland Avenue,  
Norristown, PA 19403.  
ATTORNEY: REBECCA A. HOBBS,  
O'DONNELL, WEISS & MATTEI, PC,  
41 E. High Street,  
Pottstown, PA 19464

**BUNN, PAUL A., dec'd.**

Late of Borough of Telford.  
Administratrix: LIAM BUNN,  
9 Woodlawn Drive,  
Perkasie, PA 18944.  
ATTORNEY: JOHN S. BENSON,  
18 N. Main Street, Suite 100,  
Doylestown, PA 18901

**CARLL, DONALD, dec'd.**

Late of Lower Providence Township.  
Executor: JAMES CARLL,  
c/o Tara H. Zane, Esquire,  
One Centennial Square,  
Haddonfield, NJ 08033.  
ATTORNEY: TARA H. ZANE,  
ARCHER & GREINER, P.C.,  
One Centennial Square,  
Haddonfield, NJ 08033

**CARTER, DOROTHY MILDRED also known as****CARTER, DOROTHY M. and  
DOROTHY WASHINGTON CARTER, dec'd.**

Late of Upper Gwynedd Township.  
Executrix: NANCY L. McHUGH,  
c/o Diane H. Yazujian, Esquire,  
P.O. Box 1099,  
North Wales, PA 19454.  
ATTORNEY: DIANE H. YAZUJIAN,  
P.O. Box 1099,  
North Wales, PA 19454

**CLARKE, KAREN L. also known as**

**KAREN FERGUSON, dec'd.**  
Late of Montgomery Township.  
Executor: DENIS BROPHY,  
c/o David C. Onorato, Esquire,  
298 Wissahickon Avenue,  
North Wales, PA 19454.  
ATTORNEY: DAVID C. ONORATO,  
298 Wissahickon Avenue,  
North Wales, PA 19454

**CLEMENTE, ELIZABETH also known as**

**BETTE CLEMENTE, dec'd.**  
Late of West Norriton Township.  
Executors: JANARD M. CLEMENTE, JR.,  
617 Regency Hills Drive,  
Collegeville, PA 19426,  
DEBORAH C. SHANTA,  
526 Ardsley Place,  
Glenmore, PA 19343.  
ATTORNEY: GARY P. LEWIS,  
LEWIS McINTOSH & TEARE, LLC,  
372 N. Lewis Road, P.O. Box 575,  
Royersford, PA 19468

**COHEN, ANDREA ROBIN, dec'd.**

Late of Upper Merion Township.  
Executrix: ALEXANDRA T. SCIPIONE,  
c/o Carol R. Livingood, Esquire,  
130 W. Lancaster Avenue, P.O. Box 191,  
Wayne, PA 19087-0191.  
ATTORNEY: CAROL R. LIVINGOOD,  
DAVIS BENNETT SPIESS & LIVINGOOD LLC,  
130 W. Lancaster Avenue, P.O. Box 191,  
Wayne, PA 19087-0191

**DAVIS, ADA F., dec'd.**

Late of Abington Township.  
Executrix: KIM ROSENSWEIG,  
c/o Kathleen A. Maloles, Esquire,  
375 Morris Road, P.O. Box 1479,  
Lansdale, PA 19446-0773.  
ATTORNEY: KATHLEEN A. MALOLES,  
HAMBURG, RUBIN, MULLIN, MAXWELL &  
LUPIN, PC,  
375 Morris Road, P.O. Box 1479,  
Lansdale, PA 19446-0773

**DRISCOLL, MICHAEL J. also known as  
MICHAEL JOSEPH DRISCOLL and  
MICHAEL JOSEPH DRISCOLL, SR., dec'd.**

Late of Whitemarsh Township.  
Co-Executors: MARGARET M. DRISCOLL,  
4201 Silo Run,  
Lafayette Hill, PA 19444,  
MARY CATHLENE DRISCOLL,  
1440 Woodland Road,  
Rydal, PA 19046,  
MICHAEL JOSEPH DRISCOLL,  
7026 Lafayette Avenue,  
Fort Washington, PA 19034.  
ATTORNEY: L. GERALD RIGBY,  
1717 Arch Street, Suite 3500,  
Philadelphia, PA 19103

**GAMBONE, SUSAN also known as  
ASSUNTA GAMBONE, dec'd.**

Late of Lower Providence Township.  
Executor: RALPH V. GAMBONE,  
c/o King Laird, P.C.,  
360 W. Main Street,  
Trappe, PA 19426.  
ATTORNEY: ANDREW C. LAIRD,  
KING LAIRD, P.C.,  
360 W. Main Street,  
Trappe, PA 19426

**HECHT, STEVEN also known as  
STEVEN MICHAEL HECHT and  
STEVEN M. HECHT, dec'd.**

Late of Franconia Township.  
Administratrix: JODI GERDING HECHT,  
c/o Michael F. Wenke, Esquire,  
610 Sentry Parkway, Suite 200,  
Blue Bell, PA 19422.  
ATTORNEY: MICHAEL F. WENKE,  
DIETRICH LAW FIRM,  
610 Sentry Parkway, Suite 200,  
Blue Bell, PA 19422

**HOLEVA, HELEN, dec'd.**

Late of Frederick, PA.  
Executrices: ROBIN A. CINI,  
3 Whitehall Circle,  
Wilmington, DE 19808,  
GERRIE A. SMITH,  
220 Romen Drive,  
Schwenksville, PA 19473.  
ATTORNEY: DAVID J. SCHILLER,  
530 Swede Street,  
Norristown, PA 19401

**KAVANAUGH, NORA J., dec'd.**

Late of Lower Gwynedd Township.  
Executors: MICHAEL KAVANAUGH AND  
MARK KAVANAUGH,  
c/o Stephanie A. Henrick, Esquire,  
40 E. Airy Street, P.O. Box 671,  
Norristown, PA 19404-0671.  
ATTORNEY: STEPHANIE A. HENRICK,  
HIGH SWARTZ LLP,  
40 E. Airy Street, P.O. Box 671,  
Norristown, PA 19404-0671

**KOLUMBER JR., DENNIS J. also known as  
DENNIS KOLUMBER, dec'd.**

Late of Lower Salford Township.  
Executrix: ANGELA MARIE KOLUMBER.  
ATTORNEY: STEPHEN M. ASBEL,  
2929 Arch Street, 13th Floor,  
Philadelphia, PA 19104

**LAWTON, MARGARET M., dec'd.**

Late of Abington Township.  
Co-Executors: CHRISTOPHER LAWTON,  
10 Cushing Court,  
Randolph, NJ 07869,  
KIM FITZSIMMONS,  
2166 Pleasant Avenue,  
Glenside, PA 19038.

**LOFTUS, GERTRUDE M., dec'd.**

Late of Lower Merion Township.  
Executrix: ELLEN CORSON,  
3057 Booth Drive,  
Garnet Valley, PA 19060.  
ATTORNEY: MATTHEW C. STONE,  
4126 Edgmont Avenue,  
Brookhaven, PA 19015

**LOWE SR., ROBERT L., dec'd.**

Late of Upper Gwynedd Township.  
Executor: KENNETH ANDRE LOWE, JR.  
ATTORNEY: RICHARD L. FOX,  
BUCHANAN INGERSOLL & ROONEY, PC,  
50 S. 16th Street, Suite 3200,  
Philadelphia, PA 19102

**MESSNER SR., WILLIAM H. also known as  
WILLIAM H. MESSNER, dec'd.**

Late of Marlborough Township.  
Executrix: DEBORAH SUE CAPEN,  
c/o Mullaney Law Offices,  
598 Main Street, P.O. Box 24,  
Red Hill, PA 18076-0024.  
ATTORNEY: CHRISTOPHER P. MULLANEY,  
MULLANEY LAW OFFICES,  
598 Main Street, P.O. Box 24,  
Red Hill, PA 18076-0024

**MINISCALCO, FLORENCE, dec'd.**

Late of Towamencin Township.  
Executor: HENRY A. MINISCALCO,  
c/o Susan E. Piette, Esquire,  
375 Morris Road, P.O. Box 1479,  
Lansdale, PA 19446-0773.  
ATTORNEY: SUSAN E. PIETTE,  
HAMBURG, RUBIN, MULLIN, MAXWELL &  
LUPIN, PC,  
375 Morris Road, P.O. Box 1479,  
Lansdale, PA 19446-0773

**NORTON, ANDREW JOHN also known as  
ANDREW J. NORTON, dec'd.**

Late of Whitpain Township.  
Executrix: DEYONNE FOX EPPERSON,  
c/o Stephanie A. Henrick, Esquire,  
40 E. Airy Street, P.O. Box 671,  
Norristown, PA 19404-0671.  
ATTORNEY: STEPHANIE A. HENRICK,  
HIGH SWARTZ LLP,  
40 E. Airy Street, P.O. Box 671,  
Norristown, PA 19404-0671

**OVERHOLTZER, HAROLD H. also known as  
HAROLD HORACE OVERHOLTZER, dec'd.**

Late of Lower Pottsgrove Township.  
Administrator: HAROLD LINCOLN OVERHOLTZER,  
1068 Glen Circle,  
Glenolden, PA 19036.  
ATTORNEY: LEE F. MAUGER,  
1800 E. High Street, Suite 375,  
Pottstown, PA 19464

**PALMER, CHRISTINE M., dec'd.**

Late of Lower Providence Township.  
 Executor: RICHARD J. PALMER,  
 345 Farnum Road,  
 Media, PA 19063.  
 ATTORNEY: REBECCA A. HOBBS,  
 O'DONNELL, WEISS & MATTEI, PC,  
 41 E. High Street,  
 Pottstown, PA 19464

**RAMOS-ROJAS, NORA C., dec'd.**

Late of Lower Merion Township.  
 Executor: MICHAEL S. DINNEY,  
 919 Conestoga Road,  
 Building 3, Suite 114,  
 Bryn Mawr, PA 19010

**RICCI, JANET also known as****JANET E. RICCI, dec'd.**

Late of Borough of Conshohocken.  
 Executor: ROBERT JAMES HUFFORD,  
 c/o Law Offices of George J. Trembeth, III, P.C.,  
 105 Sibley Avenue,  
 Ardmore, PA 19003-2311.  
 ATTORNEY: GEORGE J. TREMBETH, III,  
 LAW OFFICES OF GEORGE J. TREMBETH, III, P.C.,  
 105 Sibley Avenue,  
 Ardmore, PA 19003-2311,  
 610-642-4360

**ROWLAND, JANICE M. also known as****JANICE ROWLAND and  
JANICE MERRICK ROWLAND, dec'd.**

Late of Lower Providence Township.  
 Executor: DAVID I. ROWLAND,  
 c/o Jonathan H. Ellis, Esquire,  
 One Tower Bridge, Suite 100,  
 100 Front Street,  
 Conshohocken, PA 19428.  
 ATTORNEY: JONATHAN H. ELLIS,  
 FLASTER GREENBERG PC,  
 One Tower Bridge, Suite 100,  
 100 Front Street,  
 Conshohocken, PA 19428

**RUSH, RUTH E., dec'd.**

Late of Franconia Township.  
 Executor: STEPHEN T. RUSH (The Kenneth W. Rush  
 and Ruth E. Rush Irrevocable Living Trust became  
 Irrevocable 9/24/2020, Trustee Stephen T. Rush),  
 c/o Susan E. Piette, Esquire,  
 375 Morris Road, P.O. Box 1479,  
 Lansdale, PA 19446-0773.  
 ATTORNEY: SUSAN E. PIETTE,  
 HAMBURG, RUBIN, MULLIN, MAXWELL &  
 LUPIN, PC,  
 375 Morris Road, P.O. Box 1479,  
 Lansdale, PA 19446-0773

**SALSBURY, KARIN K. also known as****KARIN KAY SALSBURY, dec'd.**

Late of Cheltenham Township.  
 Executor: TODD M. SALSBURY,  
 c/o Stephanie A. Henrick, Esquire,  
 40 E. Airy Street, P.O. Box 671,  
 Norristown, PA 19404-0671.  
 ATTORNEY: STEPHANIE A. HENRICK,  
 HIGH SWARTZ LLP,  
 40 E. Airy Street, P.O. Box 671,  
 Norristown, PA 19404-0671

**SCHEUERMAN, ELIZABETH A., dec'd.**

Late of Abington Township.  
 Executor: KARL SCHEUERMAN,  
 365 Maple Road,  
 Collegeville, PA 19426.  
 ATTORNEY: JOHN S. BENSON,  
 18 N. Main Street, Suite 100,  
 Doylestown, PA 18901

**SCIORE, RUDOLPH WILLIAM also known as****RUDOLPH J. SCIORE and  
RUDOLPH W. SCIORE, dec'd.**

Late of Upper Merion Township.  
 Executor: MICHAEL SCIORE,  
 33 Pleasant Road,  
 Gordonville, PA 17529.  
 ATTORNEY: GRACE C. NGUYEN BOND,  
 28 Penn Square,  
 Lancaster, PA 17603

**TAKACS, STEPHEN B. also known as****STEPHEN J. TAKACS, dec'd.**

Late of Douglass Township.  
 Executor: MARK STEVEN TAKACS,  
 c/o Mullaney Law Offices,  
 598 Main Street, P.O. Box 24,  
 Red Hill, PA 18076-0024.  
 ATTORNEY: CHRISTOPHER P. MULLANEY,  
 MULLANEY LAW OFFICES,  
 598 Main Street, P.O. Box 24,  
 Red Hill, PA 18076-0024

**WEBB, WILLIAM DAVID, dec'd.**

Late of Jenkintown, PA.  
 Executor: ROBERT EYRE,  
 432 N. Easton Road,  
 Glenside, PA 19038.  
 ATTORNEY: ROBERT EYRE,  
 432 N. Easton Road,  
 Glenside, PA 19038

**WONG, YUE MING, dec'd.**

Late of Upper Providence Township.  
 Executrices: CONSTANCE BROUGHTON AND  
 JUDITH HALL,  
 c/o Matthew D. Foley, Esquire,  
 One Commerce Square, Suite 3120,  
 2005 Market Street,  
 Philadelphia, PA 19103.  
 ATTORNEY: MATTHEW D. FOLEY,  
 LURIO & ASSOCIATES, P.C.,  
 One Commerce Square, Suite 3120,  
 2005 Market Street,  
 Philadelphia, PA 19103

**Third and Final Publication****AFFELDT, FRANK also known as****FRANK J. AFFELDT, dec'd.**

Late of Plymouth Township.  
 Executor: KENNETH F. AFFELDT,  
 c/o Robert M. Slutsky, Esquire,  
 600 W. Germantown Pike, Suite 400,  
 Plymouth Meeting, PA 19462.  
 ATTORNEY: ROBERT M. SLUTSKY,  
 SLUTSKY ELDER LAW,  
 600 W. Germantown Pike, Suite 400,  
 Plymouth Meeting, PA 19462

**BAIST, HARRY W., dec'd.**

Late of Upper Moreland Township.  
 Executrix: JOAN E. BAIST,  
 c/o Catherine M. Harper, Esquire,  
 400 Maryland Drive, P.O. Box 7544,  
 Fort Washington, PA 19034-7544.

- ATTORNEY: CATHERINE M. HARPER,  
TIMONEY KNOX, LLP,  
400 Maryland Drive, P.O. Box 7544,  
Fort Washington, PA 19034-7544
- BONNER, BARBARA L., dec'd.**  
Late of Lower Merion Township.  
Executor: JOHN C. BONNER, JR.,  
150 Elizabeth Street, Apt. 1,  
Conshohocken, PA 19428.  
ATTORNEY: MICHAEL F. ROGERS,  
SALVO ROGERS ELINSKI & SCULLIN,  
510 E. Township Line Road, Suite 150,  
Blue Bell, PA 19422
- BRINSER JR., CHRISTIAN WILLIAM also known as  
CHRISTIAN W. BRINSER JR.,  
CHRISTIAN BRINSER, JR. and  
C. WILLIAM BRINSER, JR., dec'd.**  
Late of Horsham Township.  
Administratrices: BARBARA J. WEISS AND  
ELIZABETH S. GROSS,  
15 Shagbark Court West,  
Harleysville, PA 19438.  
ATTORNEY: JILLIAN E. BARTON,  
76 Byberry Avenue,  
Hatboro, PA 19040
- CAMERON, SAMUEL M. also known as  
SAMUEL M. CAMERON, JR., dec'd.**  
Late of Horsham Township.  
Executrix: LAURA S. CAMERON,  
c/o 104 N. York Road,  
Hatboro, PA 19040.  
ATTORNEY: BRUCE A. NICHOLSON,  
104 N. York Road,  
Hatboro, PA 19040
- CLEMMER, VERNON SHOEMAKER also known as  
VERNON S. CLEMMER, dec'd.**  
Late of Franconia Township.  
Executrix: MARTHA GAYLE CLEMMER,  
845 Arrowhead Lane,  
Harleysville, PA 19438.  
ATTORNEY: JEFFREY K. LANDIS,  
LANDIS, HUNSBERGER, GINGRICH &  
WEIK, LLP,  
114 E. Broad Street, P.O. Box 64769,  
Souderton, PA 18964
- COHEN, ARNOLD, dec'd.**  
Late of Abington Township.  
Executors: KAREN LEE SLIFER AND  
JOSEPH COHEN (a/k/a KAI COHEN SLIFER),  
c/o Bess M. Collier, Esquire,  
820 Homestead Road,  
Jenkintown, PA 19046.  
ATTORNEY: BESS M. COLLIER,  
FELDMAN AND FELDMAN, LLP,  
820 Homestead Road,  
Jenkintown, PA 19046
- DALEY, ROBERT E., dec'd.**  
Late of Upper Dublin Township.  
Executor: JEFFREY H. DALEY,  
c/o Albert DerMovsesian, Esquire,  
P.O. Box 601,  
Willow Grove, PA 19090.  
ATTORNEY: ALBERT DerMOVSESIAN,  
P.O. Box 601,  
Willow Grove, PA 19090
- DALEY, WILLIAM J., dec'd.**  
Late of Montgomery County, PA.  
Co-Executors: GERALD DALEY AND  
JOSEPH D. DALEY,  
c/o Bowen & Burns,  
530 Street Road, P.O. Box 572,  
Southampton, PA 18966.  
ATTORNEY: GERALD L. BOWEN, JR.,  
BOWEN & BURNS,  
530 Street Road, P.O. Box 572,  
Southampton, PA 18966
- DELP, WILMER F. also known as  
WILMER DELP, dec'd.**  
Late of Perkiomen Township.  
Executrix: MICHELLE DELP,  
354 Maple Avenue,  
Collegeville, PA 19426.  
ATTORNEY: JANNA M. PELLETIER,  
535 N. Church Street, Suite 309,  
West Chester, PA 19380
- DePOLIS, ELIZABETH E. also known as  
BETTY DePOLIS, dec'd.**  
Late of Plymouth Township.  
Executor: BRIAN DePOLIS,  
4901 Martha Lane, P.O. Box 26,  
Skipack, PA 19474
- DERSTINE, MAXINE also known as  
MAXINE TROYER DERSTINE, dec'd.**  
Late of Towamencin Township.  
Executor: JOHN P. DERSTINE,  
1 Woodlawn Drive, P.O. Box 335,  
Blooming Glen, PA 18911.  
ATTORNEY: JEFFREY K. LANDIS,  
LANDIS, HUNSBERGER, GINGRICH &  
WEIK, LLP,  
114 E. Broad Street, P.O. Box 64769,  
Souderton, PA 18964
- DiYENNO, MARY T., dec'd.**  
Late of Whitemarsh Township.  
Executor: ARMAND G. DiYENNO,  
c/o Mark J. Davis, Esquire,  
644 Germantown Pike, Suite 2-C,  
Lafayette Hill, PA 19444.  
ATTORNEY: MARK J. DAVIS,  
THE LAW OFFICE OF MICHAEL S. CONNOR,  
644 Germantown Pike, Suite 2-C,  
Lafayette Hill, PA 19444
- DOHENY, ANNE MARIE also known as  
NANCY DOHENY, dec'd.**  
Late of Roslyn, PA.  
Executor: WILLIAM G. DOHENY, III,  
4546 Summer Hill Drive,  
Doylestown, PA 18902.
- DUFF, TERESA BRIDGET also known as  
TERESA B. DUFF and  
TERESA DUFF, dec'd.**  
Late of Borough of Ambler.  
Executrix: KATHLEEN BALBIER,  
c/o McLafferty & Kroberger, PC,  
807 Bethlehem Pike,  
Erdenheim, PA 19038.  
ATTORNEY: BERNARD J. McLAFFERTY, JR.,  
McLAFFERTY & KROBERGER, P.C.,  
807 Bethlehem Pike,  
Erdenheim, PA 19038



**FERGUSON JR., FRANK P., dec'd.**

Late of Montgomery Township.  
 Executor: BARBARA FERGUSON,  
 c/o David C. Onorato, Esquire,  
 298 Wissahickon Avenue,  
 North Wales, PA 19454.  
 ATTORNEY: DAVID C. ONORATO,  
 298 Wissahickon Avenue,  
 North Wales, PA 19454

**GOLDWIRE, DORIS ANN also known as DORIS GOLDWIRE, dec'd.**

Late of Cheltenham Township.  
 Administratrix: D'ANN R. GOLDWIRE,  
 c/o Kristen L. Behrens, Esquire,  
 457 Haddonfield Road, Suite 700,  
 Cherry Hill, NJ 08002.  
 ATTORNEY: KRISTEN L. BEHRENS,  
 DILWORTH PAXSON, LLP,  
 457 Haddonfield Road, Suite 700,  
 Cherry Hill, NJ 08002

**GUIRE, GARY EDWARD, dec'd.**

Late of Hatfield Township.  
 Administrator: MATTHEW GUIRE,  
 c/o Stephen M. Howard, Esquire,  
 605 N. Broad Street,  
 Lansdale, PA 19446.  
 ATTORNEY: STEPHEN M. HOWARD,  
 605 N. Broad Street,  
 Lansdale, PA 19446

**HILGER, LARRY J., dec'd.**

Late of Lower Salford Township.  
 Co-Executrices: EILEEN H. LANDES,  
 66 Moyer Road,  
 Telford, PA 18969,  
 DEBORAH A. OTT,  
 655 Old Skippack Pike, P.O. Box 129,  
 Salfordville, PA 18958.  
 ATTORNEY: H. CHARLES MARKOFSKI,  
 MARKOFSKI LAW OFFICES,  
 1258 E. Philadelphia Avenue, P.O. Box 369,  
 Gilbertsville, PA 19525-0369

**HUNT, STACIE M., dec'd.**

Late of Whitemarsh Township.  
 Executor: JEFFREY LEVENGOOD,  
 c/o Raymond J. Falzone, Jr., Esquire,  
 Falzone & Wyler,  
 22 E. Third Street,  
 Media, PA 19063.

**HUNTER, ALEXANDER F., dec'd.**

Late of Lower Merion Township.  
 Executor: JONATHAN WHEELER,  
 c/o Louis I. Lipsky, Esquire,  
 1101 Market Street, Suite 2820,  
 Philadelphia, PA 19107-2993.  
 ATTORNEY: LOUIS I. LIPSKY,  
 LIPSKY AND BRANDT,  
 1101 Market Street, Suite 2820,  
 Philadelphia, PA 19107-2993

**JACKSON, DOLORES D., dec'd.**

Late of Abington Township.  
 Executor: ANGELA M. JOHNSON,  
 3967 Lancaster Court,  
 Ypsilanti, MI 48197.  
 ATTORNEY: JAYNE A. GARVER,  
 6723 Allentown Boulevard,  
 Harrisburg, PA 17112

**JEFFERS, LEONARD J., dec'd.**

Late of Borough of Pottstown.  
 Executor: ALBERT B. CASSIDY, JR.,  
 11 Lawrence Road,  
 Audubon, PA 19403.

**JOHANSSON-RAMIREZ, BIRGIT, dec'd.**

Late of Abington Township.  
 Executor: ALAN RAMIREZ,  
 c/o Seamus M. Lavin, Esquire,  
 122 S. Church Street,  
 West Chester, PA 19382.  
 ATTORNEY: SEAMUS M. LAVIN,  
 WETZEL GAGLIARDI FETTER & LAVIN LLC,  
 122 S. Church Street,  
 West Chester, PA 19382

**JUNEAU, SIMONNE H., dec'd.**

Late of Lower Frederick Township.  
 Executor: CHARLES M. JUNEAU,  
 c/o Christina G. Alt, Esquire,  
 605 Main Street, Suite 212,  
 Riverton, NJ 08077.  
 ATTORNEY: CHRISTINA G. ALT,  
 NACHMIAS MORRIS & ALT LLC,  
 605 Main Street, Suite 212,  
 Riverton, NJ 08077

**KAHOUN, ELIZABETH M., dec'd.**

Late of Plymouth Township.  
 Executor: FRANCIS A. KAHOUN,  
 c/o Robert M. Slutsky, Esquire,  
 600 W. Germantown Pike, Suite 400,  
 Plymouth Meeting, PA 19462.  
 ATTORNEY: ROBERT M. SLUTSKY,  
 SLUTSKY ELDER LAW,  
 600 W. Germantown Pike, Suite 400,  
 Plymouth Meeting, PA 19462

**LANGE, MARY JANE also known as MARY LANGE, dec'd.**

Late of Lower Merion Township.  
 Executrix: MARY JANE FAITH LANGE,  
 14 Stonecress Court,  
 Jackson, NJ 08527.  
 ATTORNEY: JORDAN R. SHAPIRO,  
 SCHUBERT, GALLAGHER, TYLER & MULCAHEY,  
 121 S. Broad Street, 20th Floor,  
 Philadelphia, PA 19107

**MANCINI, MAUREEN, dec'd.**

Late of Whitemarsh Township.  
 Executrix: ROBIN LAVIN,  
 c/o Seamus M. Lavin, Esquire,  
 122 S. Church Street,  
 West Chester, PA 19382.  
 ATTORNEY: SEAMUS M. LAVIN,  
 WETZEL GAGLIARDI FETTER & LAVIN LLC,  
 122 S. Church Street,  
 West Chester, PA 19382

**McGURK, JANE ANN also known as**

**HOLLI McGURK, dec'd.**  
 Late of Royersford, PA.  
 Executor: BRENTON FEESER,  
 238 Fairfield Circle West,  
 Royersford, PA 19468.

**MOYER, JOHN P. also known as JOHN PAUL MOYER, dec'd.**

Late of Douglass Township.  
 Executrix: CATHERINE E. MOYER,  
 c/o E. Kenneth Nyce Law Office, LLC,  
 105 E. Philadelphia Avenue,  
 Boyertown, PA 19512.

- ATTORNEY: NICOLE C. MANLEY,  
E. KENNETH NYCE LAW OFFICE, LLC,  
105 E. Philadelphia Avenue,  
Boyertown, PA 19512
- NAVARRO, GERALDINE, dec'd.**  
Late of New Hanover Township.  
Administrator: STEVEN L. NAZZARO,  
c/o E. Kenneth Nyce Law Office, LLC,  
105 E. Philadelphia Avenue,  
Boyertown, PA 19512.
- ATTORNEY: NICOLE C. MANLEY,  
E. KENNETH NYCE LAW OFFICE, LLC,  
105 E. Philadelphia Avenue,  
Boyertown, PA 19512
- RUPERT, STEPHANIE M. also known as  
STEPHANIE MARY RUPERT and  
STEPHANIE RUPERT, dec'd.**  
Late of Upper Dublin Township.  
Executor: JOSEPH RUPERT,  
c/o Gerald R. Clarke, Esquire,  
119 S. Easton Road, Suite 207,  
Glenside, PA 19038.
- ATTORNEY: GERALD R. CLARKE,  
CLARKE & ASSOCIATES,  
119 S. Easton Road, Suite 207,  
Glenside, PA 19038
- SCOTT, DAVID M. also known as  
DAVID MILTON SCOTT, dec'd.**  
Late of West Norriton Township.  
Administrator: CHARLES SCOTT,  
593 Bethlehem Pike, Suite 10,  
Montgomeryville, PA 18936.
- ATTORNEY: JEREMY Z. MITTMAN,  
593 Bethlehem Pike, Suite 10,  
Montgomeryville, PA 18936
- SELBY, KATHLEEN O'CONNELL, dec'd.**  
Late of Skipack Township.  
Executor: WILLIAM SELBY,  
476 Reginald Lane,  
Collegeville, PA 19426.
- SHADLE, GLENDORA N. also known as  
GEORGIA GLENDORA SHADLE and  
GLENDORA GEORGIA SHADLE, dec'd.**  
Late of Worcester Township.  
Executor: JEFFREY B. SHADLE,  
c/o Christopher M. Brown, Esquire,  
300 W. State Street, Suite 300,  
Media, PA 19063.
- ATTORNEY: CHRISTOPHER M. BROWN,  
ECKELL, SPARKS, LEVY, AUERBACH, MONTE,  
SLOANE, MATTHEWS & AUSLANDER, P.C.,  
300 W. State Street, Suite 300,  
Media, PA 19063
- SHEA, ANNE U., dec'd.**  
Late of Lower Merion Township.  
Executrix: JULIANNE SHEA,  
c/o Seamus M. Lavin, Esquire,  
122 S. Church Street,  
West Chester, PA 19382.
- ATTORNEY: SEAMUS M. LAVIN,  
WETZEL GAGLIARDI FETTER & LAVIN, LLC,  
122 S. Church Street,  
West Chester, PA 19382
- SHELLY, ELWYN KENNETH also known as  
ELWYN K. SHELLY and  
E. KENNETH SHELLY, dec'd.**  
Late of Montgomery Township.  
Executor: ROBERT A. RHOADS,  
c/o Diane H. Yazujian, Esquire,  
P.O. Box 1099,  
North Wales, PA 19454.
- ATTORNEY: DIANE H. YAZUJIAN,  
P.O. Box 1099,  
North Wales, PA 19454
- SHUPE, MARION J., dec'd.**  
Late of East Norriton Township.  
Executrix: JO ANNE BANMILLER,  
c/o Adam L. Fernandez, Esquire,  
460 Norristown Road, Suite 110,  
Blue Bell, PA 19422-2323.
- ATTORNEY: ADAM L. FERNANDEZ,  
WISLER PEARLSTINE, LLP,  
460 Norristown Road, Suite 110,  
Blue Bell, PA 19422-2323
- SLATER, FRANCES T., dec'd.**  
Late of Upper Merion Township.  
Executrix: JOANN ROMANO,  
c/o Nikolaos I. Tsouros, Esquire,  
Valley Forge Square II, Suite 105,  
661 Moore Road,  
King of Prussia, PA 19406.
- ATTORNEY: NIKOLAOS I. TSOUROS,  
LAW OFFICES OF WENDY F. BLECZINSKI,  
Valley Forge Square II, Suite 105,  
661 Moore Road,  
King of Prussia, PA 19406
- SOLOMON, LOIS, dec'd.**  
Late of Abington Township.  
Executrix: BETH ELLEN SOLOMON,  
1119 Coventry Avenue,  
Cheltenham, PA 19012.
- ATTORNEY: DAVID P. GRAU,  
911 N. Easton Road, P.O. Box 209,  
Willow Grove, PA 19090
- STRAUSS, IONE, dec'd.**  
Late of Lower Merion Township.  
Executors: PNC BANK, NA AND  
LOUISE STRAUSS,  
1600 Market Street, 6th Floor,  
Philadelphia, PA 19103,  
Attn.: Peggy Feldman, V.P.
- ATTORNEY: MARGARET E. W. SAGER,  
HECKSCHER, TEILLON, TERRILL & SAGER, P.C.,  
100 Four Falls, Suite 300,  
West Conshohocken, PA 19428
- TOLBERT SR., GEORGE also known as  
GEORGE TOLBERT, dec'd.**  
Late of Borough of Norristown.  
Administratrix: PHYLLIS R. TOLBERT,  
c/o Stephanie A. Henrick, Esquire,  
40 E. Airy Street, P.O. Box 671,  
Norristown, PA 19404-0671.
- ATTORNEY: STEPHANIE A. HENRICK,  
HIGH SWARTZ LLP,  
40 E. Airy Street, P.O. Box 671,  
Norristown, PA 19404-0671

**VEITH, DIANNE C. also known as  
DIANNE NOBLET FAUCONNE DE  
CALONGNE, dec'd.**

Late of Springfield Township.  
Executor: DANIEL A. VEITH,  
c/o Carrie A. S. Kennedy, Esquire,  
171 W. Lancaster Avenue,  
Paoli, PA 19301-1775.  
ATTORNEY: CARRIE A. S. KENNEDY,  
CONNOR, WEBER & OBERLIES,  
171 W. Lancaster Avenue,  
Paoli, PA 19301-1775

**WEAVER, NORMA JEAN also known as  
NORMA J. WEAVER, dec'd.**

Late of Franconia Township.  
Executor: ALAN L. WEAVER,  
510 S. Fifth Street,  
Perkasie, PA 18944.  
ATTORNEY: CHARLOTTE A. HUNSBERGER,  
LANDIS, HUNSBERGER, GINGRICH &  
WEIK, LLP,  
114 E. Broad Street, P.O. Box 64769,  
Souderton, PA 18964

**WEST, JANE L., dec'd.**

Late of New Hanover Township.  
Executors: DAVID G. GARNER AND  
KIMBERLY E. STANISZEWSKI.  
ATTORNEY: DAVID G. GARNER,  
635 E. High Street, Suite 2,  
Pottstown, PA 19464

**WILLIAMS, TIMOTHY JOSEPH also known as  
TIMOTHY J. WILLIAMS, dec'd.**

Late of Lower Pottsgrove Township.  
Executors: JAMES P. WILLIAMS, JR.,  
1625 New Hope Street,  
Norristown, PA 19401,  
ROLAND H. ANDERSON,  
318 Hanna Kurtz Road,  
Birdsboro, PA 19508.

**WILSON, JEAN M., dec'd.**

Late of Upper Gwynedd Township.  
Executor: ROBERT M. WILSON,  
c/o Kathleen A. Maloles, Esquire,  
375 Morris Road, P.O. Box 1479,  
Lansdale, PA 19446-0773.  
ATTORNEY: KATHLEEN A. MALOLES,  
HAMBURG, RUBIN, MULLIN, MAXWELL &  
LUPIN, PC,  
375 Morris Road, P.O. Box 1479,  
Lansdale, PA 19446-0773

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**FOREIGN REGISTRATION STATEMENT**

**DSA OZF Corporation**, a corporation organized under the laws of the State of Delaware, has applied for registration in Pennsylvania under the provisions of Chapter 4 of the Associations Code. The alternative name under which the association is registering in this Commonwealth is DSA OZF - PA Corporation. The address of its principal office under the laws of the jurisdiction of formation is c/o 614 N. Dupont Hwy., Ste. 210, Dover, DE 19901 and the address of its proposed registered office in this Commonwealth is 1320 Huntsman Lane, Gladwyne, PA 19035.

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**TRUST NOTICES**

**First Publication**

**DECLARATION OF TRUST OF  
MICHAEL A. MILKIS,  
AN INCAPACITATED PERSON  
MICHAEL A. MILKIS, DECEASED  
Late of Montgomery Township,  
Montgomery County, PA**

This Trust is in existence and all persons having claims or demands against said Trust or decedent are requested to make known the same and all persons indebted to the decedent to make payment without delay to:

**Trustees:** Sharon Milkis and Pitcairn Trust  
c/o Kim D. Fetrow, Esq.  
100 Four Falls Corp. Center, Ste. 300  
West Conshohocken, PA 19428

**Or to their Atty., Kim D. Fetrow  
Heckscher, Teillon, Terrill & Sager, P.C.**  
100 Four Falls Corp. Center, Ste. 300  
West Conshohocken, PA 19428-2950

**Second Publication**

**CHRISTINE M. PALMER REVOCABLE  
TRUST AGREEMENT, DTD. 4/18/2000  
Christine M. Palmer, Deceased  
Late of Lower Providence Twp.,  
Montgomery County, PA**

This Trust is in existence and all persons having claims or demands against said Trust or decedent are requested to make known the same and all persons indebted to the decedent to make payment without delay to:

**Trustee:** Richard J. Palmer  
345 Farnum Rd.  
Media, PA 19063

**Or to his Atty.: Rebecca A. Hobbs  
O'Donnell, Weiss & Mattei, PC**  
41 E. High St.  
Pottstown, PA 19464

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**SARAH B. BRENZ REVOCABLE  
LIVING TRUST AGREEMENT,  
DTD. 7/30/2002 AS AMENDED &  
RESTATED 7/18/2011, 6/26/2017 & 4/6/2020  
Sarah B. Brenz, Deceased  
Late of Lansdale Borough,  
Montgomery County, PA**

This Trust is in existence and all persons having claims or demands against said Trust or decedent are requested to make known the same and all persons indebted to the decedent to make payment without delay to:

**Trustee:** Martin Hunsberger  
161 N. Highland Ave.  
Norristown, PA 19403

**Or to his Atty.: Rebecca A. Hobbs  
O'Donnell, Weiss & Mattei, PC**  
41 E. High St.  
Pottstown, PA 19464

**EXECUTIONS ISSUED****Week Ending January 19, 2021****The Defendant's Name Appears  
First in Capital Letters**

ARMO MOTORS REPAIRS & IDEL GROUP:  
WELLS FARGO BANK, GRNSH. - Pierce, Lesa,  
et al.; 202013164; WRIT/EXEC.

BEDELL, HOWARD: BB&T, GRNSH. - Sugg  
Motor Car Company; 202002593; WRIT/EXEC.

BERENBROK, PAUL; BANK OF AMERICA, GRNSH. -  
Unifund Corporation; 202005292; WRIT/EXEC.

CASNER, RICHELLE: TD BANK, GRNSH. -  
Sterling Jewelers, et al.; 201408188; WRIT/EXEC.

CRONIN, CATHERINE: PAUL - US Bank  
National Association, As Trustee On Behalf Of  
The Ho.; 02018959.

DOZIER, SCOTT: WELLS FARGO, GRNSH. -  
US Bank, et al.; 202005168; WRIT/EXEC.

EIBELL, JOSEPH: CAILLY: THREE BROTHERS  
WATERPROOFING, INC.: TD BANK, GRNSH. -  
Miller, Jeffrey, et al.; 202017841.

GALLAHER, ADAM: BANK OF AMERICA, GRNSH. -  
DRS Acquisitions, LLC; 202010783; WRIT/EXEC.

GEORGE, SANDRA - Perkiomen Valley  
School District; 201918740; WRIT/EXEC.

GERBER, DONNA - Carriage Run Property  
Owners Association; 202100137; \$3,143.41.

GUYAUX, BRIAN: BANK OF AMERICA, GRNSH. -  
Unifund Corporation; 202005172; WRIT/EXEC.

JOHNSTONE, LANCE - Cheltenham School District;  
201816149; WRIT/EXEC.

KAJA HOLDINGS 2, LLC: FAISON, ERICA -  
Pottstown Borough, et al.; 201421128; WRIT/EXEC.

KIGGINS, DAVID: BANK OF AMERICA, GRNSH. -  
Unifund Corporation; 202005175; WRIT/EXEC.

MacELWEE, RICHARD - Bank Of New York Mellon  
Trust Company, N.A., as Trustee For Mor.; 201924184;  
\$221,001.32.

McINTYRE, DWAYNE: PNC BANK, GRNSH. -  
Crown Asset Management, LLC; 201507921; \$1,618.95.

SAR PLYMOUTH FOOD, INC.: WELLS FARGO,  
N.A., GRNSH. - PR Plymouth Meeting, LLC;  
202021461; \$90,632.83.

SINICROPE, MARY: WELLS FARGO, GRNSH. -  
Unifund CCR Partners; 202005170; WRIT/EXEC.

SOUTHERN CAPE MARKETS, LLC  
D/B/A BLITZ NORTH WILDWOOD:  
MERRITT, KENNETH: DIRENZO, FRANK -  
Cooper Booth Wholesale Co., L.P.; 202020528;  
\$3,557.81.

VIVEROS ENTERPRISES, INC.: VIVEROS, MICHAEL:  
TD BANK, GRNSH. - Principis Capital, LLC;  
202004965; \$95,754.73.

WEISS, JOYCE: HARLEYSVILLE SAVINGS BANK,  
GRNSH. - Remit Corporation; 201331329;  
WRIT/EXEC.

WILDE-WURTZBACHER, JACQUELINE:  
WURTZBACHER, GARY - Lower Moreland Township  
School District; 201916538; WRIT/EXEC.

**JUDGMENTS AND LIENS ENTERED****Week Ending January 19, 2021****The Defendant's Name Appears  
First in Capital Letters**

BYUN, EUN - Bryn Athyn Fire Company, Inc.;  
202100520; Judgment fr. District Justice; \$1,206.35.

CAJUN SEAFOOD PRUSSIA, LLC - DDRTC Overlook  
At King Of Prussia, LLC; 202100281; Complaint  
In Confession of Judgment Money; \$235,698.80.

HYDIER, BRIAN: BRIAN: KATHYRN, ET  
AL. - J&L Building Materials, Inc.; 202100394;  
Certification of Judgment; \$2,773.35.

KEEPER, B.: KERPER, BRUCE - DA Tile  
Distribution, Inc.; 202100377; Mechanics Lien Claim;  
\$56,703.49.

KINSKY, RANDOLPH - Midland Funding, LLC;  
202100235; Judgment fr. District Justice; \$2,841.92.

MAGRUDER, CYRUS - OneMain Financial Group, LLC;  
202100437; Judgment fr. District Justice; \$8,263.15.

MEYERS, JASON - McCoach, Bill; 202100521;  
Judgment fr. District Justice; \$12,120.64.

REILLY, MIKE - Barclays Bank Delaware; 202100435;  
Judgment fr. District Justice; \$3,757.74.

ROSSILLO, BERNARDINA - OneMain  
Financial Group, LLC; 202100439; Judgment fr.  
District Justice; \$8,713.65.

WASHINGTON, VERA - 1412 Lansdowne Operating, LLC;  
202100543; Certification of Judgment; \$12,154.25.

WATTS, MARK - Unifund Corporation; 202100396;  
Certification of Judgment; \$1,091.93.

**PENNA. UNEMP. COMP. FUND -  
entered claims against:**

Community Support Group, LLC; 202160007; \$739.14.  
Frazier Landscapers, Inc.; 202160008; \$6,361.01.  
Pratt Brothers Services, LLC; 202160005; \$3,337.81.  
Rong Feng Corp.; 202160004; \$748.62.  
Thomas J. Price Insurance Agency, Inc.; 202160009;  
\$6,402.52.  
Zinman, Em; 202160006; \$532.17.

**UNITED STATES INTERNAL REV. -  
entered claims against:**

Bridaltown, LLC; 202170005; \$14,014.33.  
DeCoursey, Claude: Turner, Cynthia; 202170006;  
\$18,938.22.  
Eagle Brokerage Associates, Inc.; 202170007; \$38,821.11.  
Francis McKelvey & Sons, Inc.; 202170003; \$30,800.82.  
Hansell, Norman; 202170009; \$178,976.83.  
Mass-8 PA; 202170004; \$13,403.60.  
Reber, Keith: Gail; 202170008; \$119,040.10.

**LETTERS OF ADMINISTRATION****Granted Week Ending January 19, 2021****Decedent's Name Appears First,  
Then Residence at Death, and  
Name and Address of Administrators**

BERGER, LENORE B. - Lower Salford Township;  
Hughes, Alice H., 4 Terry Drive, Newtown, PA 18940.

BRADY, MARIE M. - Conshohocken Borough;  
Brady, Bernard, 1433 Sandwood Road,  
Conshohocken, PA 19428; Brady, John,  
3115 Jolly Road, Plymouth Meeting, PA 19462.

- COLL, PETER T. - Upper Gwynedd Township;  
Coll, Joseph P., 312 Allen Way, Lansdale, PA 19446.
- DAVIS, GEORGE - Abington Township;  
Davis, Deborah, 1003 Stonybrook Drive,  
Jeffersonville, PA 19403.
- DENTON, PETER L. - Franconia Township;  
Denton, Amanda L., 348 Misty Lane,  
Quakertown, PA 18951.
- DUBIN, ETHEL - East Norriton Township;  
Dubin, Jeffrey N., 629 Bob White Road,  
Wayne, PA 19087.
- DUKE, YOLANDA V. - Upper Providence Township;  
Duke, Kathleen, 425 Perkiomen Avenue,  
Oaks, PA 19456; Webb, Mary J., 62 Cepp Road,  
Perkiomenville, PA 18054.
- FIELDS, MARGARET - Conshohocken Borough;  
Fields, Charles, 7 Mulberry Lane,  
Plymouth Meeting, PA 19462.
- GALING, ISADORE - Hatboro Borough;  
Wilson, Daina S., P.O. Box 2410,  
Bala Cynwyd, PA 19004.
- HOFFMAN, LEONARD L. - Abington Township;  
Kaufman, Karen D., 233 S. Sixth Street,  
Philadelphia, PA 19106.
- McDOWELL II, HARRY W. - Abington Township;  
McDowell, Pamela E., 330 Abington Avenue,  
Glenside, PA 19038.
- NERENBERG, SHELDON G. - Horsham Township;  
Feig, Bonnie R., 88 Meadowfield Drive,  
Southampton, PA 18966.
- PIEKARSKI, JOHN - Pottstown Borough;  
Goldberg, Diane P., 1968 Main Avenue,  
Conshohocken, PA 19428.
- POLINER, RANDI J. - Horsham Township;  
Poliner, Marlyn, 11038 Greiner Road,  
Philadelphia, PA 19116; Poliner, Raymond,  
11038 Greiner Road, Philadelphia, PA 19116.
- RANIERI, LOUIS R. - Lower Moreland Township;  
Ranieri, Jessica, 175 Welsh Road,  
Huntingdon Valley, PA 19006.
- SIMPSON, CHARLES A. - Cheltenham Township;  
Simpson, Jonathan D., 179 Waverly Lane,  
Harleysville, PA 19438.
- SIMURDA, MICHAEL J. - Towamencin Township;  
Davis, Joanne S., 1112 Creswood Road,  
Philadelphia, PA 19115.
- CAMPOS, KATHLEEN - Campos, Sharon; 202018358;  
Complaint In Partition; Ottaviano, Jamie V.
- CANAVAN, JOHN - Holliday, Paula; 202100525;  
Petition.
- CANDIDI, JOSEPH - Smaniotto, Samantha;  
202100385; Complaint for Custody/Visitation.
- CARAMBOT, CRYSTAL: WEAVER, TIMOTHY -  
Banyai, Joy; 202100449; Complaint for  
Custody/Visitation.
- CARASSAI, CHRISTY - Spitko, Martin; 202015592;  
Complaint In Partition; Recchuiti, Francis.
- CARMONA, MARIA - Blassingale, Marvin; 202100542;  
Petition to Appeal Nunc Pro Tunc.
- CRUMP, SHYHIEM - Clemens, Takieyah; 202100399;  
Complaint for Custody/Visitation.
- ELDRIDGE, SCOTT - Eldredge, Alice; 202100393;  
Complaint Divorce.
- FEOLA, DANIEL - Ward, Alicia; 202013625;  
Complaint In Partition; Sperring, Christopher M.
- FUENTES, ALEJANDRO - Hernandez, Concepcion;  
202100378; Complaint for Custody/Visitation.
- GERHARDT, ERIK - American Express National  
Bank; 202100615; Civil Action; Felzer, Jordan W.
- GLOBAL TELL-LINK, LLC/INC.: MEDIA DIGITAL, INC. -  
Carson, Samuel; 202100438; Civil Action.
- GREEN, LAMONT: SHEIPE, CHEYENNE -  
Sheipe, Lori; 202100397; Complaint for  
Custody/Visitation.
- HUTCHINGS, NAFEZ - Cliett, Siani; 202100628;  
Complaint for Custody/Visitation.
- JENNINGS, MARK - Clary, Tammy; 202100493;  
Complaint for Custody/Visitation.
- JONES, MARLENE - Nguyen, Ha; 202100452;  
Defendants Appeal from District Justice.
- KEEN, NICOLE - Switz, Robert; 202013789;  
Complaint In Partition; Donovan, James M.
- LONGSTRETH, ALBERT: SALON TWO, LLC -  
Dnkldorf Investments, LLC; 202100609;  
Plaintiffs Appeal from District Justice;  
Bradley, Christopher A.
- LOWER PROVIDENCE TOWNSHIP  
ZONING HEARING BOARD - Banski, Kathleen;  
202100454; Appeal from Zoning Board  
Non-Govt.; Wertime, David C.
- MODESTINE, JOHN: VILLAGE TAVERN -  
American Express National Bank; 202100376;  
Civil Action; Felzer, Jordan W.
- MORGAN, VANESSA - Buck, Jake; 202100555;  
Complaint for Custody/Visitation.
- NISSIAN NORTH AMERICA, INC. - Zepeda, Maria;  
202100436; Foreign Subpoena.
- OPLINGER, BRIAN - Cook, Chelsea; 202100395;  
Complaint for Custody/Visitation.
- ORJI, McDONALD - Littman, Rosette; 202100532;  
Defendants Appeal from District Justice.
- PAUGH, ROBIN - Paugh, Karen; 202100446;  
Complaint Divorce.
- POPLAWSKI, RICHARD - Poplawski, Jaymmie;  
202100441; Complaint Divorce; Palladino, Kathryn M.
- RAMBO, RICHARD - Rambo, Rebecca; 202013530;  
Complaint In Partition; Gallagher, James F., Jr.
- REHAK, KIMBERLY - Rehak, Richard; 202100605;  
Defendants Appeal from District Justice.
- SANTIAGO-JOHNSON, DONNA - Johnson, Darren;  
202100406; Complaint Divorce.
- SIZEMORE, GERRY - Sizemore, Gwendolyn;  
202015444; Complaint In Partition; Phillips, Kristine A.

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## SUITS BROUGHT

**Week Ending January 19, 2021**

**The Defendant's Name Appears  
First in Capital Letters**

- BARRETT, BRIDGET - Barrett, Craig; 202100498;  
Complaint Divorce.
- BAS HARDWOOD FLOORS, LLC: BAS  
HARDWOOD FLOORS, LLC: COX, GEORGE -  
Swift Financial, LLC, As Servicing Agent For  
WebBank; 202100464; Petition; Danks, Laura.
- BREED, BENJAMIN - Aberdeen Proving Ground  
Federal Credit Union; 202100381; Civil Action;  
Zellner, Brian K.
- CAMPBELL, KATIE: HANNINGS, RYAN -  
Hannings, Mark; 202100372; Complaint for  
Custody/Visitation.

WETZEL, JOHN: SORBER, JAIME - Koehler, John; 202100535; Civil Action.  
 WHITE, CAREY: BAUMANN, CAREY - White, Mathew; 202100595; Complaint Divorce.  
 WILLIAMS, PHIHHEEM - Williams, Kemyra; 202100472; Complaint for Custody/Visitation.  
 WIMBERLY, KEVIN - Ford, Tasha; 202100548; Complaint for Custody/Visitation.  
 WINGARD, ANGELA - Good Will Steam Fire Engine Company No. 1; 202100363; Civil Action; Bonner, Kimberly A.

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### WILLS PROBATED

#### Granted Week Ending January 19, 2021

##### Decedent's Name Appears First, Then Residence at Death, and Name and Address of Executors

BIELER, DOLORES F. - Lansdale Borough; Curtis, Donna M., 736 Perkiomenville Avenue, Lansdale, PA 19446.  
 BLOOM, BERNARD A. - Abington Township; Bloom, Saul, 38 Warner Street, Somerville, MA 02144.  
 BRASCH, ROBERT J. - Hatfield Township; Brasch, Eric P., 733 York Avenue, Lansdale, PA 19446.  
 BURNS, MARGARET E. - Horsham Township; Burns, Michael J., 233 Broadway Avenue, Horsham, PA 19044.  
 CALLAGHAN SR., EDWARD J. - Lower Providence Township; Ashman, Susan C., 106 Millstone Court, Royersford, PA 19468; Callaghan Jr., Edward J., 7 Letitia Drive, New Egypt, NJ 08533.  
 CARR, PETER E. - Upper Gwynedd Township; Carr, Timothy, 3351 Stump Hall Road, Collegeville, PA 19426.  
 CHAVOUS, EMMA J. - Abington Township; Chavous, Kevin J., 1927 Chester Avenue, Abington, PA 19001.  
 CRANEY, TERESA R. - Upper Dublin Township; Allen, Karen, 30 W. Gravers Lane, Philadelphia, PA 19118; Craney, Mark D., 1713 Gwynedd View Road, North Wales, PA 19454.  
 DALTON, ETHEL E. - Lansdale Borough; Dalton Jr., Ross A., 59 Oaklyn Avenue, Norristown, PA 19403; Kurilla, Gail A., 901 Store Road, Harleysville, PA 19438.  
 DAVIS, EDWARD J. - Franconia Township; Davis, John E., 190 W. 8th Street, Red Hill, PA 18075.  
 DEMOTT, MARY S. - Whitmarsh Township; Gilinger, Elizabeth D., 556 Game Farm Road, Schwensville, PA 19473.  
 DITTERLINE JR., CHARLES V. - East Norriton Township; Ditterline, Catherine A., 503 Norris City Avenue, Norristown, PA 19401.  
 DOLAN, DANIEL C. - Springfield Township; Dolan, Daniel L., 4000 Cathedral Avenue, N.W., Apt. 247B, Washington, DC 20016.  
 EVERETT, ELIZABETH F. - Conshohocken Borough; Brennan, Patrick, 421 W. Warren Street, Norristown, PA 19401.  
 GELLERT, EUGENE R. - Upper Merion Township; Gellert, Jesse R., 100 First Street, Rockville, MD 20851.  
 GORDON, MICHAEL H. - Cheltenham Township; Leonard, Nancy R., 60 Bragg Hill Road, West Chester, PA 19382.  
 GRAVEL, MICHELE - Lower Merion Township; Bidwell, Joanne, 763 Hazelwood Drive, North Wales, PA 19454.  
 GREINER, DIANA T. - Upper Frederick Township; Pine, Nancy W., 104 S. Church Street, West Chester, PA 19382.  
 GROSS, KATHRYN E. - North Wales Borough; Gross Jr., William J., 1835 Amity Drive, Lancaster, PA 17601-6203.  
 HERMAN, NATALIE M. - Upper Providence Township; Herman, William J., 247 New Street, Royersford, PA.  
 HERMANN, HENRY M. - Abington Township; Kessler, John D., 100 West Avenue, Suite 400B, Jenkintown, PA 19046.  
 HILLMAN, FRANCES H. - Montgomery Township; Hillman, Margaret K., 9 Willis Street, Portland, ME 04101; Hillman, Peter V., 1567 Pine Tree Drive, Hatfield, PA 19440; Hillman, Robert H., 36 Douglass Road, Lansdale, PA 19446.  
 IRWIN, JOHN L. - Abington Township; Irwin, Thomas R., 114 Hidden Cove, Brunswick, GA 31523.  
 JAFFE, SYDNEY M. - Cheltenham Township; Jaffe, Jeremy R., 643 Mulford Road, Wyncote, PA 19095; Jaffe, Sharon B., P.O. Box 754, Bala Cynwyd, PA 19004.  
 JOHNSON, MARGARET M. - East Norriton Township; Hallowell, Margaret M., 2952 Second Street, Eagleville, PA 19403; Niven, Phyllis J., 1165 Longhorn Circle, Blue Bell, PA 19422.  
 KAVANAUGH, NORA J. - Lower Gwynedd Township; Kavanaugh, Mark, 2 Hunters Ridge Drive, Pennington, NJ 08534; Kavanaugh, Michael, 35625 Quartermane Circle, Solon, OH 44139.  
 KELNER, LESTER - Abington Township; Kelner, Julie, 142 Peralta Avenue, San Francisco, CA 94110.  
 KIMBER, DOROTHY M. - Lansdale Borough; Staneruck, Carol A., 801 Ridge Pike, Apt. 1409, Lafayette Hill, PA 19444.  
 KIRKA SR., JOSEPH J. - Upper Gwynedd Township; Kirka Jr., Joseph J., 220 E. Summit Avenue, Telford, PA 18969.  
 LEONIDA, DAN P. - Franconia Township; Emmerling, William, 2035 W. High Street, Haddon Heights, NJ 08035.  
 LESZCZYNSKI, ROBERT E. - Hatfield Township; Leszczynski, Melinda M., 203 Marilyn Drive, Hatboro, PA 19040.  
 LEVIT, REBECCA G. - Towamencin Township; Levit, Adriane N., 13 Woodbine Court West, Harleysville, PA 19438; Levit, Benjamin E., 9 Castle Rock Road, Newtown Square, PA 19073.  
 LUFF, KATHLEEN W. - Upper Dublin Township; Luff, John W., 2001 Hamilton Street, Philadelphia, PA 19130.  
 LYNOTT, WILLIAM J. - Abington Township; Eckel, Bruce J., 2209 Mt. Carmel Avenue, Glenside, PA 19038.  
 MARKMAN, JOAN P. - Springfield Township; Markman, David, 1664 Aidenn Lair Road, Dresher, PA 19025.  
 McKEEVER, JAMES E. - Worcester Township; Broomell, Wendy M., 6 Withers Lane, Blue Bell, PA 19422.

MICHEL, ERNST S. - Ambler Borough; Miles, Tracey A., 319 Beechmont Road, Ambler, PA 19002.

MORGAN, HARRIET H. - Lower Merion Township; Pendleton, Elizabeth M., 2552 Stonefield Drive, Avon, OH 44011.

MORGAN, LAURENCE M. - Lower Merion Township; Morgan, Samuel W., 678 Conestoga Road, Berwyn, PA 19312; Pendleton, Elizabeth M., 2552 Stonefield Drive, Avon, OH 44011.

MOTTO, ADAM D. - Pennsburg Borough; Motto, Marilyn M., 19 W. Knowlton Road, Media, PA 19063.

NIEMCZYK, JANE A. - Franconia Township; Foizen, Stephane, 112 S. Main Street, Telford, PA 18969.

PAVELKO, DOROTHY V. - Hatboro Borough; Norman, Catherine P., 1239 County Line Road, Chalfont, PA 18914.

PETHERBRIDGE, SUSAN L. - Upper Moreland Township; Petherbridge, James R., 1225 Horsham Road, Ambler, PA 19002.

POOLE, JOHN M. - Whitmarsh Township; Poole, Natalie, 209 Marple Road, Haverford, PA 19041; Wackerman, Elyse P., 116 Llanfair Road, Ardmore, PA 19003.

PRESSMAN, JOSEPH I. - Cheltenham Township; Goldschneider, Anne S., 113 Kilburn Drive, Cherry Hill, NJ 08003.

SALSBUURY, KARIN K. - Cheltenham Township; Salisbury, Todd M., 1 Brentwood Drive, Willow Grove, PA 19090.

SANTANGELO, LEWIS H. - East Norriton Township; Santangelo-Naseef, Sharon A., 1938 W. Marshal Street, Norristown, PA 19403.

THOMAS, PATRICIA A. - Whitmarsh Township; Alexander, Diane T., 1908 Hemlock Road, Flourtown, PA 19031; McMenamin, Pamela A., 206 Suffolk Road, Flourtown, PA 19031.

UNDERWOOD, ANITA D. - Marlborough Township; Ritter, Kevin P., 1735 Meadow Glen Drive, Lansdale, PA 19446.

WALLACE, SCOTT L. - Cheltenham Township; Springfield, Stacey, 204 Buttonwood Way, Glenside, PA 19038.

WEBER, JOAN M. - Pottstown Borough; Weber, Thomas G., 1049 Terrace Lane, Pottstown, PA 19464.

WELDON, EMMA G. - Lower Gwynedd Township; Weldon, Robin A., 421 E. Francis Avenue, Ambler, PA 19002.

WILSON, ALBERT J. - Norristown Borough; Robinson, Ozellar, 216 E. Spruce Street, Norristown, PA 19401.

WUENSCHEL, JOYCE R. - Springfield Township; Wuenschel, James D., 8105 MacArthur Road Wyndmoor, PA 19038.

YILDIRIM, DENIZ K. - Horsham Township; Yildirim, Denise, 1245 Deer Run Court, Southampton, PA 18966.

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## RETURN DAY LIST

February 1, 2021  
COURT ADMINISTRATOR

**All motions “respecting discovery” in civil cases are subject to the provisions of Local Rule 4019\* - Discovery Master. If such a motion is answered in opposition on or before the rule return date, the matter is automatically listed for argument before the Discovery Master. Due to the declaration of Judicial Emergency in the 38th Judicial District, parties will be contacted directly by the Discovery Master as to the methodology of handling Discovery Arguments. Please see the General and Divisional Protocols for further information on Court Operations as of June 1, 2020.**

1. Abbys Auto Center, Inc. v. A and E Towing Service Company, LLC - Plaintiff's Petition for Leave to Withdraw as Counsel (Seq. 15) - **D. Brewster - P. Sweeney.**
2. B v. -Motion to Seal Petition for Restoration of Firearms (Seq. 1).
3. Bonney v. Albert Einstein Healthcare Network - Plaintiff's Motion to Compel Discovery (Seq. 81 D) - **J. McEldrew - C. D'Antonio - P. Troy - D. Ryan.**
4. Bonney v. Albert Einstein Healthcare Network - Plaintiff's Motion to Compel Deposition (Seq. 80) - **J. McEldrew - C. D'Antonio - P. Troy - D. Ryan.**
5. Brown v. Wolfram - Plaintiff's Motion to Overrule Objection to Notice of Intent to Serve Subpoena (Seq. 71 D) - **D. Schreiber - R. Pugh.**
6. Burns v. Cooper - Plaintiff's Motion to Compel Discovery (Seq. 100 D) - **N. Schadler - W. Walker.**
7. Carp v. Block - Defendant Spring Mill Partners' Motion to Quash Subpoena (Seq. 59 D) - **G. Lightman - F. Murphy.**
8. Carp v. Block - Plaintiff's Motion to Compel Documents from Defendants (Seq. 61 D) - **G. Lightman - F. Murphy.**
9. Clark v. Muse - Defendant's Motion to Compel Plaintiff's Discovery (Seq. 9 D) - **J. Rosenbaum - K. Nosari.**
10. Commini v. McLaughlin - Defendants' Motion to Compel Plaintiff's Answers to Interrogatories and Response to RFP (Seq. 7 D) - **B. Nemeč - B. Schuster.**
11. Commini v. McLaughlin - Defendant's Motion to Compel Plaintiff's Answers to Interrogatories and Response to RFP (Seq. 7 D) - **B. Nemeč - B. Schuster.**
12. Commini v. McLaughlin - Defendant's Motion to Consolidate Actions (Seq. 6) - **B. Nemeč - B. Schuster.**
13. Curtis v. Link - Plaintiff's Motion to Submit Relevant Evidence (Seq. 82) - **V. Mazeski.**
14. Dayot v. Zahone - Defendant, Robin MacAyetty's Motion to Compel Answers to Interrogatories and Response (Seq. 17 D) - **C. Lombardo - J. Greystone.**
15. Denault v. Galman Group, Ltd. - Defendants' Texacraft, et al.'s Motion to Compel IME (Seq. 38-D) - **D. Larrimore - A. Benedict.**

16. D R Horton, Inc., New Jersey v. AIG Specialty Insurance Company - Defendant National Union Fire Insurance Company of PGH's Motion for Protective Order and Stay of Discovery (Seq. 600 D) - **S. Reidenbach - J. Eads.**
17. Estate of Matthew P. Stinson, Jr. v. Stinson - Petition to Withdraw Appearance for Defendant (Seq. 11) - **J. Filice.**
18. First Priority Bank v. Old Gulph Farm Developers, LLC - Defendant Old Gulph Farm Developer LLC's Petition to Strike or Open Confessed Judgment (Seq. 22) - **J. Gold - B. Datto.**
19. First Priority Bank v. Old Gulph Farm Developers, LLC - Defendant M. Stiffler's Petition to Strike or Open Confessed Judgment (Seq. 21) - **J. Gold - B. Datto.**
20. First Priority Bank v. Old Gulph Farm Developers, LLC - Defendant M. Stiffler's Petition to Strike or Open Confessed Judgment (Seq. 21) - **J. Gold - J. Hiller Nimeroff.**
21. First Priority Bank v. Old Gulph Farm Developers, LLC - Defendant Old Gulph Farm Developer LLC's Petition to Strike or Open Confessed Judgment (Seq. 20) - **J. Gold - J. Hiller Nimeroff.**
22. Gardner v. Tennett - Plaintiff's Motion to Overrule Objections to Issuance of Subpoena (Seq. 10 D) - **A. Cotlar - V. Angst.**
23. Garrison Printing Company, Inc. v. John Burns Graphic Design, Inc. - Plaintiff's Motion to Compel Defendant to Answer Post Judgment Interrogatories (Seq. 3 D) - **L. Markind.**
24. Gwynn v. Summers - Plaintiff's Motion to Reopen and Re Docket Case That Was Discontinued Due to Clerical Error (Seq. 37) - **M. Simon - R. Pugh.**
25. Hassoon v. Abney - Defendant's Motion to Deem Requests Admitted (Seq. 32 D) - **M. Simon - K. Schulze.**
26. Heraeus, Inc. v. Jurin Roofing Services, Inc. - Defendant's Petition to Reinstate Docket (Seq. 50) - **H. Rothenberg - A. Connolley.**
27. Hickey v. Clear Creek Exteriors, LLC - Plaintiff's Motion to Compel (Seq. 35 D) - **C. Campbell - W. Salzer.**
28. Hogan v. Lopez - Defendant's Motion to Compel Plaintiff's Discovery (Seq. 9 D) - **M. Luongo - K. Nosari.**
29. Hum v. Reina - Defendant's Motion to Compel Plaintiff's Discovery (Seq. 6) - **J. Mezyk - K. Nosari.**
30. Jaglal v. Striano - Defendant's Motion to Compel (Seq. 15 D) - **S. Rovner - E. Wilber.**
31. JMMMP Company v. Guider - Plaintiff's Motion to Compel Defendant's Answers to Interrogatories in Aid of Execution (Seq. 2 D) - **M. Gough.**
32. Johnson v. Angely - Defendant's Motion to Compel Plaintiff's Answers to Interrogatories and Response to RFP (Seq. 10 D) - **J. Wells - B. Schuster.**
33. Jones v. Lepold - Defendant's Motion to Compel Plaintiff's Answers to Discovery (Seq. 7 D) - **D. Breen - H. Viletto.**
34. King of Prussia Guru, LLC v. Patel - Defendants' Motion to Compel Discovery (Seq. 40 D) - **P. Isicrate - H. Byck.**
35. Knox v. Woods - Petition to Withdraw as Counsel for Plaintiff (Seq. 8) - **C. Graff - A. Sullivan.**
36. Loftus v. McCloskey - Defendant S. Cope's Motion to Compel Defendant J. McCloskey's Answers to Interrogatories (Seq. 14 D) - **R. Michaleski - A. DiGiulio.**
37. Loftus v. McCloskey - Defendant S. Cope's Motion to Compel Plaintiff's Answers to Interrogatories and Responses to RFP (Seq. 13 D) - **R. Michaleski - A. DiGiulio.**
38. LXR RS, V. LLC v. Municipality of Norristown - Defendant's Motion for Protective Order (Seq. 34 D) - **A. Belmont - J. Gonzales.**
39. McCall v. Sewell - Defendant's Motion to Compel Plaintiff's Discovery (Seq. 9 D) - **C. Srogoncik - K. Nosari.**
40. Mohamed v. Toothill - Plaintiff's Motion to Compel Discovery (Seq. 29 D) - **G. Kimball.**
41. Montgomery County Tax Claim Bureau v. Keys - Petition to Intervene (Seq. 1) - **M. Clarke.**
42. Payne v. Zehr - Defendant's Motion to Compel (Seq. 15 D) - **S. Cullen - P. Lamb.**
43. Policarpo v. Binswanger of Pennsylvania, Inc. - Plaintiff's Motion for Protective Order (Seq. 11 D) - **J. Landesman - D. Salaman.**
44. Richart v. Frank Reale Landscaping, LLC - Defendant's Motion to Consolidate (Seq. 15) - **D. Sherman - J. Edwards.**
45. Samuels v. Demar - Plaintiff's Motion to Compel Defendant's Discovery Responses (Seq. 12 D) - **L. Nelson - K. Meindl.**
46. Short v. Brooke Glen Behavioral Health Hospital - Defendant Brook Glen Behavioral Hospital's Motion to Dismiss (Seq. 65) - **J. Orsini-Ford.**
47. Skalski v. Bell - Plaintiff's Motion to Compel (Seq. 13 D) - **J. Mayers - J. Godin.**
48. Sorgini v. Boris - Plaintiff's Motion to Compel Discovery (Seq. 147 D) - **J. Zafran - M. Hazel.**
49. Tarasenko v. Witzel - Defendant's Motion to Compel Plaintiff's Discovery (Seq. 7 D) - **S. Rovner - D. Bailey.**
50. Tedesco v. Carr - Petition to Withdraw as Counsel for Plaintiff (Seq. 23) - **A. Edelberg - S. Leventhal.**
51. Telecom Strategies, LLC v. Amoroso - Defendant's Motion to Compel Compliance With Subpoena (Seq. 58 D) - **M. Giannotti - C. McCauley.**
52. Upper Merion Area School District v. Montgomery County Board of Assessment Appeals - Plaintiff's Motion to Strike Objections and Compel Response to 3rd Set of Document Requests and Interrogatories (Seq. 101 D) - **L. Szczesny - S. Magee.**
53. Vandergeest v. Herrera - Defendant's Motion to Compel Plaintiff's Discovery (Seq. 8 D) - **D. Sodano - K. Nosari.**
54. Wagner v. Frankel - Defendant's Motion to Compel More Complete Discovery Responses (Seq. 19 D) - **J. Jones - L. Greenspan.**
55. Williams v. Emmel - Defendant's Motion to Compel Plaintiff's Answers to Interrogatories (Seq. 11 D) - **R. Axelrod - B. Schuster.**
56. Williams v. UGI Corporation, Inc. - Plaintiff's Motion to Compel Defendant's Response to Plaintiff's RFP Set 1) (Seq. 31 D) - **C. O'Donnell - G. Kundle.**
57. Zhao v. Bell - Defendant's Motion to Deem Requests for Admissions Propounded Upon Plaintiff's on 11/19/20 Admitted (Seq. 24 D) - **K. Frechette.**