

DECEDENT'S NOTICE

Notice is hereby given that letters Testamentary or of Administration have been granted to the following estates. All persons making payments and those having claims or demands are to present the same without delay to the Executors or Administrators named:

FIRST PUBLICATION

Estate of **THOMAS BARTON, JR.**, deceased, late of Shade Township, Somerset County, Pennsylvania. JOSEPHINE MILLER, Administrator, 7482 Lincoln Highway, Central City, Pennsylvania 15926. No. 420 Estate 2014 DAVID J. FLOWER, Attorney Yelovich and Flower 166 East Union Street Somerset, PA 15501 225

Estate of **JANET R. BLOUGH**, deceased, late of Conemaugh Township, Somerset County, Pennsylvania. SUSAN D. STIBOLT, Executrix, 3424 18th Street, Bettendorf, IA 52722. No. 426 Estate 2014. JOHN J. DIRIENZO, JR., Esquire Fike, Cascio & Boose 124 North Center Avenue Somerset, PA 15501 225

Estate of **ELSIE McELHANEY**, deceased, late of Windber, Somerset County, Pennsylvania. ELSIE J. MOCK, Administratrix, 1105 Cambria Avenue, Windber, PA 15963. TIMOTHY M. AYRES, Esquire 218 College Park Plaza Johnstown, PA 15904 Attorney for Estate 225

Estate of **EMMA B. MUZZIE** a/k/a **EMMA MUZZIE**, deceased, late of Paint Borough, Somerset County, Pennsylvania. ANDREW MUZZIE III, Executor, 213 Hollow Road, Windber, Pennsylvania, 15963. No. 425 Estate 2014. WILLIAM E. SEGER, Esquire 423 Park Place Windber, PA 15963 225

Estate of **JOAN M. NIHOFF** a/k/a **JOAN NIHOFF** a/k/a **JOAN WILSON NIHOFF**, deceased, late of Paint Township, Somerset County, Pennsylvania. MARY CHRISTINE SHUSTER, Executor, 803 Aspen Wood Lane, Apt. 516, Johnstown, PA 15904. No. 416 Estate 2014. STEVEN L. MILLER, Esquire 202 East Union Street Somerset, PA 15501 225

Estate of **NICHOLAS DALE STEINKIRCHNER** a/k/a **NICHOLAS D. STEINKIRCHNER** a/k/a **NICK STEINKIRCHNER**, deceased, late of Jennerstown Borough, Somerset County, Pennsylvania. DALE STEINKIRCHNER, Administrator, P.O. Box 221, Jennerstown, PA 15547. No. 423 Estate 2014. MATTHEW R. ZATKO, Esquire 202 East Union Street Somerset, PA 15501 225

Estate of **BETTY J. VOUGHT** a/k/a **BETTY JANE VOUGHT**, deceased, late of Milford Township, Somerset County, Pennsylvania. MRS. LINDA K. EMERICK, Executrix, 670 Woodland Road, Rockwood, PA 15557. No. 415 Estate 2014. JAMES B. COURTNEY, Esq., Attorney 142 North Court Avenue, P.O. Box 1315 Somerset, PA 15501 225

SOMERSET LEGAL JOURNAL

SECOND PUBLICATION

Estate of **RICHARD ANTHONY BONOMO, JR.** a/k/a **RICHARD A. BONOMO**, deceased, late of Brothersvalley Twp., Somerset County, Pennsylvania. D.O.D. 7/2/14. RICA BONOMO BROWN, Executrix, 211 Sanford Ave., Catonsville, MD 21228. Or to her Atty.: Jeanna L. Lam, Offit Kurman, 1801 Market St., Ste. 2300, Phila., PA 19103.
JEANNA L. LAM 224

Estate of **ALVERDA MAE GARY**, deceased, late of Jefferson Township, Somerset County, Pennsylvania. DARLENE RITZ, Executrix, 107 Ajit Road, Friedens, PA 15541. No. 400 Estate 2014. JOSEPH B. POLICICCHIO, Attorney 118 W. Main St., Suite 302 Somerset, PA 15501 224

Estate of **BARRY R. HORNER**, deceased, late of Conemaugh Township, Somerset County, Pennsylvania. ELAINE J. LANSING, Executrix, 600 Shipley Lane, Springfield, PA 19064. GLEASON, BARBIN & MARKOVITZ, LLP Attorneys for Executrix 206 Main Street Johnstown, PA 15901 224

Estate of **WILMA F. HOSTETLER** a/k/a **WILMA FERN HOSTETLER**, deceased, late of Conemaugh Township, Somerset County, Pennsylvania. BARBARA A. SEIBERT, Executrix, 104 Kossuth Lane, Ligonier, PA 15658. No. 392 Estate 2014 MARY E. SCHELLHAMMER Attorney-at-Law P.O. Box 284 Somerset, PA 15501 224

Estate of **FLORA MAE NOVAK** a/k/a **FLORA M. NOVAK** a/k/a **FLORA NOVAK**, deceased, late of Boswell Borough, Somerset County, Pennsylvania. MICHAEL A. NOVAK, JR., Executor, 108 Pelesky Rd., Boswell, PA 15531. No. 394 Estate 2014. MATTHEW R. ZATKO, Esquire 202 East Union Street Somerset, PA 15501 224

Estate of **RUSSELL J. PARUCH**, deceased, late of Conemaugh Township, Somerset County, Pennsylvania. WALTER DAVID PARUCH, Administrator C.T.A., 142 Middle Street, Jenners, PA 15546. TIMOTHY C. LEVENTRY, LL.M. Leventry, Haschak & Rodkey, LLC 1397 Eisenhower Boulevard Richland Square III, Suite 202 Johnstown, Pennsylvania 15904 PHONE: 814-266-1799 224

Estate of **EARL FRANKLIN THOMAS SR.**, deceased, late of Meyersdale Borough, Somerset County, Pennsylvania. FRAN THOMAS, Administrator, of Somerset County, c/o Marc T. Valentine, Esquire, P.O. Box 192, Somerset, PA 15501. MARC T. VALENTINE, Esquire 224

THIRD PUBLICATION

Estate of **LOIS J. BAEDER**, deceased, late of Paint Township, Somerset County, Pennsylvania. JESSICA R. BAEDER, Administrator, R. 2905 Graham Avenue, Windber, PA 15963. WILLIAM E. MOOT, Esquire 616 Lamberd Avenue Johnstown, PA 15905 223

SOMERSET LEGAL JOURNAL

Estate of **DONALD E. KELLY** a/k/a **DONALD EUGENE KELLY**, deceased, late of Brothersvalley Township, Somerset County, Pennsylvania. **ALLEN J. KELLY**, Administrator, 1802 Clingerman Road, Clearville, Pennsylvania 15535. **PATRICK P. SVONAVEC**, Esquire
Barbera, Clapper, Beener, Rullo & Melvin, LLP, Attorney
146 West Main Street, P.O. Box 775
Somerset, PA 15501 223

Estate of **RICHARD ALBERT McNAMARA** a/k/a **RICHARD McNAMARA**, deceased, late of Berlin, Somerset County, Pennsylvania. **NANCY HEARN**, Estate Representative, or to **JON A. SWARTZ**, Esquire, attorney for Decedent's Estate.
c/o **JON A. SWARTZ**, Esquire
Swartz & Associates
7736 Main Street
Fogelsville, PA 18051-1616 223

Estate of **CATHERINE H. SWANSIGER**, deceased, late of Windber Borough, Somerset County, Pennsylvania. **ROBERT J. SWANSIGER**, Executor, 308 Terlyn Drive, Johnstown, PA 15904. **WILLIAM E. MOOT**, Esquire
616 Lamberd Avenue
Johnstown, PA 15904 223

Estate of **CARY L. TODARO**, deceased, late of Conemaugh Township, Somerset County, Pennsylvania. **DAWNA L. TODARO**, Executor, c/o Sahlaney & Dudeck Law Office, 430 Main Street, Johnstown, PA 15901. **MICHAEL W. SAHLANEY**, Esq. 223

Estate of **DANIEL W. WEAVER, JR.**, deceased, late of Stoystown Borough, Somerset County, Pennsylvania. **REBA P. CATON**, Co-Executor, 111 East Main St., Box 202, Stoystown, PA 15563, **DWIGHT R. SHANK**, Co-Executor, 236 Rustic Road, Hooversville, PA 15936. No. 406 Estate 2014.
JOHN J. DIRIENZO, JR., Esquire
Fike, Cascio & Boose
124 North Center Avenue
Somerset, PA 15501 223

Estate of **DAVID L. WHIPKEY**, deceased, late of Boswell Borough, Somerset County, Pennsylvania. **DONNA L. NIEHENKE**, Executrix, 885 Main Street, Boswell, Pennsylvania 15531. No. 402 Estate 2014
WILLIAM T. CLINE, Esquire
Attorney for Estate
P.O. Box 7
Somerset, PA 15501 223

Estate of **DOROTHY MAY ZUBEK** a/k/a **DOROTHY M. ZUBEK** a/k/a **DOROTHY ZUBEK**, deceased, late of Central City Borough, Somerset County, Pennsylvania. **DAVID J. ZUBECK**, Executor, 819 Lynn Street, Central City, PA 15926. No. 405 Estate 2014.
SCOTT P. BITTNER, Esquire
Fike, Cascio & Boose
124 North Center Avenue
Somerset, PA 15501 223

NOTICE OF SHERIFF'S SALE

NOTICE IS HEREBY GIVEN that by virtue of a certain writ of execution issued out of the Court of Common Pleas of Somerset County, Pennsylvania, to me directed, I will expose to sale in the main lobby of the Courthouse at Somerset or such other location as announced prior to the sale.

FRIDAY, OCTOBER 17, 2014

SOMERSET LEGAL JOURNAL

1:30 P.M.

ALL the real property described in the Writ of Execution the following of which is a summary.

CAPTION OF CASE: JPMORGAN CHASE BANK, N.A. c/o 3415 Vision Drive, Columbus, OH 43219 vs. **JOYCE BAKER**, Mortgagor(s) and Record Owner(s), 60 Strayer Street, Central City, PA 15926

DOCKET NUMBER: 108 CIVIL 2014

PROPERTY OF: Joyce Baker

LOCATED IN: Borough of Central City

STREET ADDRESS: 60 Strayer Street, Central City, PA 15926

BRIEF DESCRIPTION OF PROPERTY:

LOT 8 BLK 24 BNG 0.11 A

IMPROVEMENTS THEREON:

Residential Dwelling

RECORD BOOK VOLUME:

2087 Page 502

TAX ASSESSMENT NUMBER:

S11-037-236-00

PROPERTY ID: 110001650

ALL PARTIES INTERESTED and claimants are further notified that a Proposed Schedule of Distribution with attached List of Liens will be posted in the Office of the Sheriff on

OCTOBER 31, 2014

AND that distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days thereafter.

-TERMS OF THE SALE-

TEN (10) percent of the purchase price or One Thousand (\$1,000.00) Dollars whichever is greater, shall be paid by the purchaser at the time the property is knocked down, which must be in cash or certified funds, and the balance, in like funds, shall be paid before

OCTOBER 24, 2014

If the balance is not paid within the said period of time, the property will be resold and the amount paid at the time of sale

will be used to defray additional costs incurred thereby.

JOHN A. MANKEY, Sheriff 223

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CAPTION OF CASE: NATIONSTAR MORTGAGE LLC v. **CHRISTI A. DONATI**

PROPERTY OF: Christi A. Donati

DOCKET NUMBER: 738 CIVIL 2013

LOCATED IN: Township of Jenner, County of Somerset, and Commonwealth of Pennsylvania

STREET ADDRESS: 439 Zermatt Road, Boswell, Pennsylvania 15531

BRIEF DESCRIPTION: One Parcel

RECORD BOOK:

Volume 2004, Page 979

THE IMPROVEMENTS THEREON

ARE: Residential Dwelling

TAX I.D. NUMBER: 210056140

ALL PARTIES INTERESTED and claimants are further notified that a Proposed Schedule of Distribution with attached List of Liens will be posted in the Office of the Sheriff on

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SOMERSET LEGAL JOURNAL

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ALL the real property described in the Writ of Execution the following of which is a summary.

CAPTION OF CASE: JPMORGAN CHASE BANK, NA, c/o 3415 Vision Drive, Columbus, OH 43219 vs. **BOYD C. GORDEN**, Mortgagor(s) and Record Owner(s), 195 Whistler Road, Hollsopple, PA 15935

DOCKET NUMBER: 578 CIVIL 2013

PROPERTY OF: Boyd C. Gorden

LOCATED IN: Benson Borough and partly in Paint Township

STREET ADDRESS: 195 Whistler Road, Hollsopple, PA 15935

BRIEF DESCRIPTION OF PROPERTY:

1 STY FR & ALUM HO ATT GAR
IMPROVEMENTS THEREON:

Residential Dwelling
RECORD BOOK VOLUME:
2076 Page 211
TAX ASSESSMENT NUMBER:
S34-011-010-00 and
Control No. 34-1-016030

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CAPTION OF CASE:
CITIMORTGAGE, INC. vs. **GEORGE D. HOFMANN, MARNY H. HOFMANN**

DOCKET NUMBER: 725 CIVIL 2013
PROPERTY OF: George D. Hofmann,
Marny H. Hofmann
LOCATED IN: Jenner Township
STREET ADDRESS: 5156 Front Street,
Jenners, PA 15546

BRIEF DESCRIPTION OF PROPERTY:
LOT 0.310 A, D/WIDE MO HO GRG
IMPROVEMENTS THEREON:
A Residential Dwelling
RECORD BOOK VOLUME:
1766 Page 736
TAX ASSESSMENT NUMBER(S):
210058170

ALL PARTIES INTERESTED and claimants are further notified that a Proposed Schedule of Distribution with attached List of Liens will be posted in the Office of the Sheriff on

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CAPTION OF CASE: DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE OF THE HOME EQUITY MORTGAGE LOAN ASSET-BACKED TRUST SERIES INABS 2006-C, HOME EQUITY MORTGAGE LOAN ASSET-BACKED CERTIFICATES, SERIES INABS 2006-C UNDER THE POOLING AND SERVICING AGREEMENT DATED JUNE 1, 2006 v. **JOHN HOGAN**

PROPERTY OF: John Hogan
DOCKET NUMBER: 1150 CIVIL 2009
LOCATED IN: the Township of Jefferson, County of Somerset, and Commonwealth of Pennsylvania
STREET ADDRESS: 1863 Eagles Ridge Way, Hidden Valley, Pennsylvania 15502

BRIEF DESCRIPTION: One Parcel
RECORD BOOK:
Volume 1802 Page 1035
THE IMPROVEMENTS THEREON ARE: Residential Dwelling
TAX I.D. NUMBER: 200053230

ALL PARTIES INTERESTED and claimants are further notified that a Proposed Schedule of Distribution with attached List of Liens will be posted in the Office of the Sheriff on

OCTOBER 31, 2014

SOMERSET LEGAL JOURNAL

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**FRIDAY, OCTOBER 17, 2014
1:30 P.M.**

ALL the real property described in the Writ of Execution the following of which is a summary.

CAPTION OF CASE: HSBC BANK USA, NATIONAL ASSOCIATION AS TRUSTEE FOR WELLS FARGO HOME EQUITY ASSET-BACKED SECURITIES 2005-1 TRUST, HOME EQUITY ASSET-BACKED CERTIFICATES, SERIES 2005-1 v. **TINA M. HOMYAK a/k/a TINA M. DEAL a/k/a TINA MARIE MARLOWE**

DOCKET NUMBER: 220 CIVIL 2014

PROPERTY OF: Tina M. Homyak a/k/a Tina M. Deal a/k/a Tina Marie Marlowe
LOCATED IN: Conemaugh Township
STREET ADDRESS: 3050 Somerset Pike, Johnstown, PA 15905-8204

BRIEF DESCRIPTION OF PROPERTY: All that certain piece, parcel or lot of ground situate in Conemaugh Township, Somerset County, Pennsylvania
IMPROVEMENTS THEREON:

Residential Dwelling

RECORD BOOK VOLUME:

2435 Page 1085

TAX ASSESSMENT NUMBER(S):

120034080

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SOMERSET LEGAL JOURNAL

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ALL the real property described in the Writ of Execution the following of which is a summary.

CAPTION OF CASE: WELLS FARGO BANK, N.A., vs. **BRETT J. JOHNSTON**

DOCKET NUMBER: 299 CIVIL 2011

PROPERTY OF: Brett J. Johnston

LOCATED IN: Township of Somerset

STREET ADDRESS: 259 Lavansville Road, Somerset, PA 15501

BRIEF DESCRIPTION OF PROPERTY:
Lot of Ground

IMPROVEMENTS THEREON:

Residential Dwelling

RECORD BOOK VOLUME:

2057 Page 1090

TAX ASSESSMENT NUMBERS:

420010590 & 420056570

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CAPTION OF CASE: CITIBANK, N.A. AS TRUSTEE FOR CERTIFICATEHOLDERS OF STRUCTURED ASSET MORTGAGE INVESTMENTS II TRUST 2007-AR6, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2007 AR6 v. **BRADLEY S. JONES**

DOCKET NUMBER: 102 CIVIL 2013

PROPERTY OF: Bradley S. Jones

LOCATED IN: Somerset Township

STREET ADDRESS: 276 Oak Hill Drive, Friedens, PA 15541

BRIEF DESCRIPTION OF PROPERTY:

Lot #18 BNG 1.61 A

IMPROVEMENTS THEREON:

Residential Dwelling

RECORD BOOK VOLUME: 22 Page 19

TAX ASSESSMENT NUMBER(S):

420068470

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SOMERSET LEGAL JOURNAL

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CAPTION OF CASE: WELLS FARGO BANK, N.A., vs. **ANDREW B. KRAUSS**

DOCKET NUMBER: 147 CIVIL 2012

PROPERTY OF: Andrew B. Krauss

LOCATED IN: Borough of Windber

STREET ADDRESS: 716 Graham

Avenue, Windber, PA 15963-1425

BRIEF DESCRIPTION OF PROPERTY:

Parcel and Lot of Ground

IMPROVEMENTS THEREON:

Residential Dwelling
RECORD BOOK VOLUME:
1850 Page 654
TAX ASSESSMENT NUMBER:
50 0 002820

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CAPTION OF CASE: BAYVIEW
LOAN SERVICING, LLC, A
DELAWARE LIMITED LIABILITY
COMPANY vs. **RONALD LEASOCK,
RANDY ENGLE**

DOCKET NUMBER: 159 CIVIL 2013
PROPERTY OF: Ronald Leasock, Randy
Engle

LOCATED IN: Meyersdale Borough
STREET ADDRESS: 234 Broadway
Street, Meyersdale, PA 15552

BRIEF DESCRIPTION OF PROPERTY:
Lot 58 PT 59 BNG 0.27 A, 2 STY APT
BLDG

IMPROVEMENTS THEREON:

A Residential Dwelling

RECORD BOOK VOLUME:

1868 Page 805

TAX ASSESSMENT NUMBER(S):

260007260

ALL PARTIES INTERESTED and
claimants are further notified that a
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-TERMS OF THE SALE-

TEN (10) percent of the purchase price or
One Thousand (\$1,000.00) Dollars
whichever is greater, shall be paid by the
purchaser at the time the property is
knocked down, which must be in cash or
certified funds, and the balance, in like
funds, shall be paid before

OCTOBER 24, 2014

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CAPTION OF CASE: JPMORGAN
CHASE BANK, N.A. s/b/m CHASE
HOME FINANCE, LLC s/b/m TO
CHASE MANHATTAN MORTGAGE
CORPORATION v. **JAY A. JAMES,
TYLOR E. MARTZ**

DOCKET NUMBER: 110 CIVIL 2014

PROPERTY OF: Jay A. James, Tylor E.
Martz

LOCATED IN: Fairhope Township

STREET ADDRESS: 109 Palmer Street,
Fairhope, PA 15538

BRIEF DESCRIPTION OF PROPERTY:
Lot and Plan Book Volume Number, Lot
3A

IMPROVEMENTS THEREON:

Residential Dwelling

RECORD BOOK VOLUME:

1930 Page 516

TAX ASSESSMENT NUMBER(S):

150000090

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SOMERSET LEGAL JOURNAL

-TERMS OF THE SALE-
TEN (10) percent of the purchase price or One Thousand (\$1,000.00) Dollars whichever is greater, shall be paid by the purchaser at the time the property is knocked down, which must be in cash or certified funds, and the balance, in like funds, shall be paid before

OCTOBER 24, 2014

If the balance is not paid within the said period of time, the property will be resold and the amount paid at the time of sale will be used to defray additional costs incurred thereby.

JOHN A. MANKEY, Sheriff 223

NOTICE OF SHERIFF'S SALE

NOTICE IS HEREBY GIVEN that by virtue of a certain writ of execution issued out of the Court of Common Pleas of Somerset County, Pennsylvania, to me directed, I will expose to sale in the main lobby of the Courthouse at Somerset or such other location as announced prior to the sale.

**FRIDAY, OCTOBER 17, 2014
1:30 P.M.**

ALL the real property described in the Writ of Execution the following of which is a summary.

WELLS FARGO BANK, N.A. vs.
CATHY A. OHLER a/k/a CATHY SHAW a/k/a CATHY ANN OHLER a/k/a CATHY ANN SHAW; DANIEL E. OHLER a/k/a DANIEL OHLER
DOCKET NUMBER: 163 CIVIL 2011
PROPERTY OF: Daniel E. Ohler and Cathy A. Ohler, husband and wife, as tenants by the entireties
LOCATED IN: Township of Shade
STREET ADDRESS: 93 Lambert Street Ext., Central City, PA 15926
BRIEF DESCRIPTION OF PROPERTY:
Lot of Ground
IMPROVEMENTS THEREON:

Residential Dwelling
RECORD BOOK VOLUME:
2033 Page 635
TAX ASSESSMENT NUMBER:
390005540

ALL PARTIES INTERESTED and claimants are further notified that a Proposed Schedule of Distribution with attached List of Liens will be posted in the Office of the Sheriff on

OCTOBER 31, 2014

AND that distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days thereafter.

-TERMS OF THE SALE-
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SOMERSET LEGAL JOURNAL

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CAPTION OF CASE: FIRST COMMONWEALTH BANK vs. ALAN J. WOY

DOCKET NUMBER: 117 CIVIL 2014

PROPERTY OF: Alan J. Woy

LOCATED IN: Somerset Township, Somerset County, Pennsylvania

STREET ADDRESS: 15 acres, Hunters School Road, Somerset, PA 15501

IMPROVEMENTS:

Parcel No. 1: 3.659 A

Parcel No. 2: 1.5775 A

Parcel No. 3: 9.670 A & 10 A Oil & Gas

DEED BOOK VOLUME:

Parcel No. 1: RBV 1607, Page 131

Parcel No. 2: RBV 1577, Page 228

Parcel No. 3: RBV 1600, Page 38

TAX ASSESSMENT NO.:

Parcel No. 1: 420082760

Parcel No. 2: 420004410

Parcel No. 3: 420003830

ALL PARTIES INTERESTED and claimants are further notified that a Proposed Schedule of Distribution with attached List of Liens will be posted in the Office of the Sheriff on

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JOHN A. MANKEY, Sheriff 223

SOMERSET LEGAL JOURNAL

NOTICE OF CONFIRMATION OF FIDUCIARIES ACCOUNTS

To all claimants, beneficiaries, heirs, next-of-kin, and all other parties in interest:

NOTICE is hereby given that the following named fiduciaries of the respective estates designated below have filed their Accounts and Statements of Proposed Distribution in the office of Sharon K. Ackerman, Register of Wills, in and for the County of Somerset, Pennsylvania and will be presented to the Orphans' Court Division, Courtroom No. 1, Somerset County Courthouse, Somerset, Pennsylvania, on **Tuesday, October 14, 2014, at 9:00 a.m.** for confirmation. All objections must be filed in writing in the office of the Clerk of Orphans' Court Division, Court of Common Pleas, Somerset, Pennsylvania, prior to the foregoing stated date and time.

ESTATE	FIDUCIARY	ATTORNEY
Janice S. Bumbera a/k/a Janice S. Latshaw	Professional Elder Care Services, Inc.	Lauren Presser
Catherine R. Mullen	Charlotte A. Kutymba	Michael T. Crum
Anna Jane Simpson a/k/a Anna J. Simpson a/k/a Anna Simpson a/k/a Ann Simpson	William T. Cline	William T. Cline
Mark Allen Whitaker a/k/a Mark A. Whitaker	Jeanne M. Henry	Pro Se
Anna Yoder	Patricia A. Hydock	Richard T. Williams

SHARON K. ACKERMAN, Clerk of Orphans' Court 223