

Adams County Legal Journal

Vol. 63

January 7, 2022

No. 36

Invest with Experience.

The right financial partner will help you plan for the future and manage investments with you and your family's best interests first and foremost. No need to look further...you've found the right partner at ACNB Bank.

Securities and Insurance Products are: NOT FDIC INSURED • MAY LOSE VALUE • NOT BANK GUARANTEED • NOT A DEPOSIT • NOT INSURED BY ANY FEDERAL GOVERNMENT ENTITY



ADAMS COUNTY LEGAL JOURNAL (USPS 542-600)

Designated for the Publication of Court and other Legal Notices. Published weekly by Adams County Bar Association,
Edward G. Puhl, Esq., Editor and Business Manager.

Business Office – 117 BALTIMORE STREET, ROOM 305, GETTYSBURG, PA 17325-2313. Telephone: (717) 334-1553

Copyright© 1959 by Wm. W. Gaunt & Sons, Inc., for Adams County Bar Association, Gettysburg, PA 17325.

All rights reserved.

LEGAL NOTICE - ANNUAL MEETING

The annual meeting of the policyholders of the Protection Mutual Insurance Company of Littlestown will be held at the office located at 101 South Queen Street, in Littlestown, PA 17340, between the hours of 1 :00 and 2:00 pm on January 15, 2022 to elect directors and to transact any other business properly presented.

Attest: Scott A. Hawk
Secretary

12/24, 12/31, 1/7, & 1/14

DISTRICT COURT
CLARK COUNTY, NEVADA
CASE NO. D-21-634467-D
DEPT. G
SUMMONS

EVELIO OCAMPO ACEVES, Plaintiff
vs.

MARTINA ROMERO, Defendant

NOTICE! YOU HAVE BEEN SUED. THE COURT MAY DECIDE AGAINST YOU WITHOUT YOUR BEING HEARD UNLESS YOU RESPOND IN WRITING WITHIN 21 DAYS. READ THE INFORMATION BELOW VERY CAREFULLY.

To the Defendant named above:

The Plaintiff has filed a civil complaint or petition against you. Read the document (or get a copy at the court listed above) to find out the specific relief requested. The subject of this case is: (☑ check one)

- ☒ Divorce
- ☐ Annulment
- ☐ Legal Separation
- ☐ Custody, Paternity, Visitation, and/or Child Support
- ☐ Other: _____

If you want to defend this lawsuit, you must do all of the following within 21 days after this summons is served on you (not counting the day of service):

1. File a formal written answer to the complaint or petition with the Clerk of Court (whose address is listed below).
2. Pay the required filing fee to the court, or request a fee waiver by filing an Application to Proceed In Forma Pauperis.

3. Serve a copy of your answer on the Plaintiff whose name and address is shown below.

If you do not respond, Plaintiff can request a default against you. The court can then enter a judgment against you for the relief demanded in the complaint or petition.

By: /s/Pam Woolery
Date: 9/16/2021

Family Courts and Services Center
601 North Pecos Road
Las Vegas, Nevada 89155

Regional Justice Center
200 Lewis Avenue
Las Vegas, Nevada 89155

Issued on Behalf of Plaintiff:
Evelio Ocampo Aceves
263 Gray Granite Avenue
Las Vegas, NV 89123

12/24, 12/31, 1/7, & 1/14

NOTICE BY THE ADAMS COUNTY
CLERK OF COURTS

NOTICE IS HEREBY GIVEN to all heirs, legatees and other persons concerned that the following account with statements of proposed distribution filed therewith have been filed in the Office of Adams County Clerk of Courts and will be presented to the Court of Common Pleas of Adams County-Orphans' Court, Gettysburg, Pennsylvania, for confirmation of accounts entering decrees of distribution on 01/21/2022 at 8:30 a.m.

CONNELLY —Orphans' Court Action Number OC-145-2019. First and Final Account of Mark Allen Connelly, Administrator of the Estate of MARK VINCENT CONNELLY, late of Adams County, Pennsylvania.

ZELLER —Orphans' Court Action Number OC-130-2021. First and Final Account of Paul Zeller, Executor of the Estate of VANDELIA B ZELLER , late of Adams County, Pennsylvania.

Kelly A. Lawver
Clerk of Courts

1/7 & 1/14

FICTITIOUS NAME NOTICE

NOTICE IS HEREBY GIVEN that two (2) Applications for Registration of Fictitious Names were filed with the Department of State of the Commonwealth of Pennsylvania, at Harrisburg, Pennsylvania on December 28, 2021, pursuant to the Fictitious Names Act, setting forth that Platinum North, LLC is the party owning or interested in businesses, the characters of which are: owning and operating an online vehicle sales/auction business to be conducted as OFFTHEBLOCK.COM; and owning and operating a vehicle sales/auction business to be conducted as FREEDOM AUTO AUCTION. The principal office of said businesses are 3580 Emmitsburg Road, Gettysburg, PA 17325.

Christian R. Miller, Esq.
MPL Law Firm, LLP

1/7

FICTITIOUS NAME REGISTRATION

An application for registration of the fictitious name ULTERIOR BOOKS, 3061 Emmitsburg Road, Gettysburg, PA 17325 has been filed in the Department of State at Harrisburg, PA, File Date 12/20/2021 pursuant to the Fictitious Names Act, Act 1982-295. The name and address of the person who is a party to the registration is Andrew C. Stone, 3061 Emmitsburg Road, Gettysburg, PA 17325.

1/7

SHERIFF SALES

IN PURSUANCE of writs of execution issuing out of the Court of Common Pleas of Adams County, Pennsylvania, and to me directed, will be exposed to Public Sale online auction conducted by Bid4Assets, 8757 Georgia, Ave., Suite 520, Silver Spring, MD 20910. On January 21st, 2022 at 10:00 a.m.

No. 19-SU-1034
GSMPS Mortgage Loan Trust 2006-RP1, U.S. Bank National Association, As Trustee
vs.

Albert Timothy Crigger, II, Sonya R. Zito
Property Address: 330 Linden Avenue, Hanover, PA 17331
UPI/Tax Parcel Number: 008-0141A
Owner(s) of property situate in Conewago Township, Adams County, Pennsylvania
Improvements Thereon:
Residential Dwelling
Judgment Amount: \$53,134.79
Attorneys for Plaintiff:
Stern & Eisenberg

No. 21-SU-120
U.S. Bank Trust National Association, not in its Individual Capacity but Solely as Owner Trustee for Legacy Mortgage Asset Trust 2018-RPL4
vs.

Michael E. Crook, Carol A. Crook
Property Address: 307 Latimore Valley Road, York Springs, PA 17372
UPI/Tax Parcel Number:
23-J03-0012-00-000
Owner(s) of property situate in Latimore Township, Adams County, Pennsylvania
Improvements Thereon:
Residential Dwelling
Judgment Amount: \$143,772.09
Attorneys for Plaintiff:
Richard M. Squire & Associates, LLC
115 West Avenue, Suite 104,
Jenkintown, PA 19046
Phone: (215) 886-8790

No. 19-SU-1304
BANKUNITED, N.A.
vs.

Tonia M. O'Donnell, Michael S. O'Donnell
Property Address: 60 Cumberland Drive, Gettysburg, PA 17325
UPI/Tax Parcel Number:
09-W03-0057-000
Owner(s) of property situate in Cumberland Township, Adams County, Pennsylvania
Improvements Thereon:
A Residential Dwelling
Judgment Amount: \$174,316.02
Attorneys For Plaintiff:
LOGS Legal Group, LLP

No. 21-SU-983
Coastline Capital, LLC
vs.

Paint The Wind, LLC
Property Address: 1207 Flohr's Church Road, Biglerville, PA 17307
UPI/Tax Parcel Number:
12010-0005-000
Owner(s) of property situate in Franklin Township, Adams County, Pennsylvania
Improvements Thereon:
The Dwelling or Lot
Judgment Amount: \$5,720,454.36.
Attorneys for Plaintiff:
Susan P. Peipher, Esq.
Blakinger Thomas
PC 28 Penn Square, P.O. Box 1889
Lancaster, PA 17608-1889

No. 16-SU-640
National Mortgage LLC D/B/A Champion Mortgage Company
vs.

Cleason Stoner
Property Address: 4199 York Road, New Oxford, PA 17350
UPI/Tax Parcel Number: 32-111-0042
Owner(s) of property situate in Mount Pleasant Township, Adams County, Pennsylvania
Improvements Thereon:
Residential Dwelling
Judgment Amount: \$231,007.48
Attorneys for Plaintiff:
KML Law Group, P.C.

No. 18-SU-504
M&T Bank
vs.

Amanda L. Unger, Brian Lee Unger
Property Address: 2940 Hanover Pike, Hanover, PA 17331
UPI/Tax Parcel Number:
08-L15-0015A-000
Owner(s) of property situate in Conewago Township, Adams County, Pennsylvania
Improvements Thereon:
Residential Dwelling
Judgment Amount: \$63,156.92
Attorneys for Plaintiff:
KML Law Group, P.C.

No. 20-SU-43
Freedom Mortgage Corporation
vs.

James Norman Wagner
Property Address: 498 Buchanan Valley Road, Orrtanna, PA 17353
UPI/Tax Parcel Number:
12B09-0020-000
Owner(s) of property situate in Franklin Township, Adams County, Pennsylvania
Improvements Thereon:
Residential Dwelling
Judgment Amount: \$146,341.11
Attorneys for Plaintiff:
KML Law Group, P.C.

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

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

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

James W. Muller
Sheriff of Adams County
www.adamscounty.us

12/24, 12/31, & 1/7



What are your clients' favorite things?

Chances are, your clients care deeply about certain organizations and causes. Help them bring their dreams to fruition with free philanthropic planning tools and ongoing support from the Adams County Community Foundation.

- Expertise in all areas of gift planning
- Free, confidential consultations
- Respect for your client relationships
- Facilitation of charitable giving in Adams County and beyond

To find out more, contact Ralph M. Serpe:
717-337-0060 / rserpe@adamscountycf.org



ADAMS COUNTY
COMMUNITY FOUNDATION

25 South 4th Street
Gettysburg, PA 17325
www.adamscountycf.org



Good for your clients. Good for the community. Good for you.

ESTATE NOTICES

NOTICE IS HEREBY GIVEN that in the estates of the decedents set forth below, the Register of Wills has granted letters, testamentary of or administration to the persons named. All persons having claims or demands against said estates are requested to make known the same, and all persons indebted to said estates are requested to make payment without delay to the executors or administrators or their attorneys named below.

FIRST PUBLICATION

ESTATE OF HALLIE P. CARPENTER, DEC'D

Late of the Borough of Littlestown, Adams County, Pennsylvania

Janet M. Krom, 25 Fox Tail Drive, Hanover, PA 17331

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

ESTATE OF ROBERT W. KLUNK, DEC'D

Late of the Borough of Littlestown, Adams County, Pennsylvania

David R. Klunk, 534 East King Street, Littlestown, PA 17340; Mary R. Harner, 981 Biglerville Road, Gettysburg, PA 17325

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

ESTATE OF CYNTHIA A. LAWRENCE, DEC'D

Late of Conewago Township, Adams County, Pennsylvania

Executor: Jefferson J. Cook, c/o Rachel L. Gates, Esq., Gates & Gates, P.C., 250 York Street, Hanover, PA 17331

Attorney: Rachel L. Gates, Esq., Gates & Gates, P.C., 250 York Street, Hanover, PA 17331

SECOND PUBLICATION

ESTATE OF MARY P. ANGEL, DEC'D

Late of Conewago Township, Adams County, Pennsylvania

Co-Executors: Michael R. Angel and Andrew M. Angel, c/o Scott J. Strausbaugh, Esq., Strausbaugh Law, PLLC, 1201 West Elm Avenue, Suite #2, Hanover, PA 17331

Attorney: Scott J. Strausbaugh, Esq., Strausbaugh Law, PLLC, 1201 West Elm Avenue, Suite #2, Hanover, PA 17331

ESTATE OF JOANNE M. BATE, DEC'D

Late of Hamilton Township, Adams County, Pennsylvania

Executor: Luke V. Bate, 43 Creek Road, New Oxford, PA 17350

ESTATE OF WANDA PAULA BLEVINS a/k/a WANDA P. BLEVINS, DEC'D

Late of Mt. Pleasant Township, Adams County, Pennsylvania

Co-Executors: Shelly L. Spangler, 1713 Hilltop Drive, York PA 17406; Katie L. Matz, 3500 Colonial Road, Dover PA 17315

Attorney: Brian J. Hinkle, Esq., Mette, Evans & Woodside, 3401 N. Front Street, Harrisburg PA 17110

ESTATE OF ROY N. CRAMER, DEC'D

Late of Oxford Township, Adams County, Pennsylvania

Executrix Gay E. Weigand, c/o Wm. D. Schrack III, Esq., Benn Law Firm, 124 West Harrisburg Street, Dillsburg, PA 17019-1268

Attorney: Wm. D. Schrack III, Esq., Benn Law Firm, 124 West Harrisburg Street, Dillsburg, PA 17019-1268

ESTATE OF ROBERT F. CROUSE a/k/a ROBERT FRANCIS CROUSE a/k/a BOB F. CROUSE, DEC'D

Late of Conewago Township, Adams County, Pennsylvania

Administratrix: Jolene M. Hoke, c/o Scott A. Ruth, Esq., 123 Broadway, Hanover, PA 17331

Attorney: Scott A. Ruth, Esq., 123 Broadway, Hanover, PA 17331

ESTATE OF SHIRLEY J. GLASS a/k/a SHIRLEY JEAN GLASS, DEC'D

Late of Oxford Township, Adams County, Pennsylvania

Jerome L. Glass, 1565 Storms Store Road, New Oxford, PA 17350; Michele J. Auchey, 1851 Baltimore Pike, Hanover, PA 17331; Joseph L. Glass, 505 Berlin Road, New Oxford, PA 17350

Attorney: Thomas E. Miller, Esq., Law Office of Thomas E. Miller, Esquire LLC, 249 York Street, Hanover, PA 17331

ESTATE OF MIRIAM B. HARRISON a/k/a MIRIAM BLANCHE HARRISON, DEC'D

Late of Oxford Township, Adams County, Pennsylvania

Executrix: Bonnie B. Harrison, c/o Jennifer M. Stetter, Esq., Barley Snyder, LLP, 14 Center Square, Hanover, PA 17331

Attorney: Jennifer M. Stetter, Esq., Barley Snyder, LLP, 14 Center Square, Hanover, PA 17331

ESTATE OF ANTHONY J. STAMER a/k/a ANTHONY JOHN STAMER, DEC'D

Late of Berwick Township, Adams County, Pennsylvania

Executrix: Rosemary G. Stamer, c/o Joy L. Kolodzi, Esq., Elder Law Firm of Robert Clofine, 340 Pine Grove Commons, York, PA 17403

Attorney: Joy L. Kolodzi, Esq., Elder Law Firm of Robert Clofine, 340 Pine Grove Commons, York, PA 17403

ESTATE OF MYRON C. WARREN a/k/a MYRON CHARLES WARREN, DEC'D

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

Executrix: Wendy E. Diviney, 216 Carlisle Street, New Oxford, PA 17350

Attorney: Adam D. Boyer, Esq., Barley Snyder, Suite 101, 123 Baltimore Street, Gettysburg, PA 17325

ESTATE OF DODD A. WILLIAMS, DEC'D

Late of Reading Township, Adams County, Pennsylvania

Executrix: Laurie L. Williams, c/o Scott J. Strausbaugh, Esq., Strausbaugh Law, PLLC, 1201 West Elm Avenue, Suite #2, Hanover, PA 17331

Attorney: Scott J. Strausbaugh, Esq., Strausbaugh Law, PLLC, 1201 West Elm Avenue, Suite #2, Hanover, PA 17331

ESTATE OF WAYNE W. WOERNER, DEC'D

Late of Hamiltonban Township, Adams County, Pennsylvania

Executrix: Ruth E. Woerner, 1140 Carrolls Tract Road, Orrtanna, PA 17353

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

THIRD PUBLICATION

ESTATE OF JESSE R. CLAPSADDLE,
DEC'D

Late of Mount Joy Township, Adams
County, Pennsylvania

Judy A. Ness, 80 Roberts Road,
Littlestown, PA 17340

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

ESTATE OF JUNE R. CROMER a/k/a
JUNE ROMAINE CROMER, DEC'D

Late of Straban Township, Adams
County, Pennsylvania

Executors: Annette D. Ritchie and
Luther E. Cromer, c/o R. Thomas
Murphy, Esq., R. Thomas Murphy &
Associates, P.C. 237 East Queen
Street, Chambersburg, PA 17201

Attorney: R. Thomas Murphy, Esq.,
R. Thomas Murphy & Associates,
P.C. 237 East Queen Street,
Chambersburg, PA 17201

ESTATE OF LOIS ANN SMITH, DEC'D

Late of Germany Township, Adams
County, Pennsylvania

Larry W. Smith, 20 Melissa Court,
Littlestown, PA 17340

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

ESTATE OF EDGAR G. THOMAS, DEC'D

Late of Conewago Township, Adams
County, Pennsylvania

Executrix: Beverley A. Miller, 31 Antler
Lane, New Oxford, PA 17350

Attorney: Thomas E. Miller, Esq., Law
Office of Thomas E. Miller, Esquire
LLC, 249 York Street, Hanover, PA
17331