

## SHERIFF'S SALES

*By virtue of various writs issued out of the Court of Common Pleas of Montgomery County, Pa. to me directed will be sold at public sale on March 30, 2016 at 1:00 o'clock P.M. prevailing time, in Court Room "A", Court House, Swede and Airy Streets, in the Borough of Norristown, said County, the following described Real Estate.*

### To all parties in interest and claimants:

Notice is hereby given the schedules of distribution by the Sheriff on April 27, 2016 and distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days thereafter.

All properties to be sold by **SEAN P. KILKENNY, SHERIFF**.

### Second Publication

07-27102

ALL THAT CERTAIN lot or piece of ground, hereditaments and appurtenances, situate in **Springfield Township**, Montgomery County, Pennsylvania, bounded and described according to a plan of Heritage Farms Subdivision Plan prepared for Le Junod Corporation, dated 9/19/1985 and recorded in Montgomery County in Plan Book A-47, Page 395, as follows, to wit:

BEGINNING at a point on the Southwesterly side of Ronald Circle (50 feet wide) said point being a common corner of this lot and Lot No. 24 on the above mentioned plan; thence from said point and along Ronald Circle, the 3 following courses and distances: (1) South 53 degrees, 50 minutes East, 88.99 feet to a point of curve; (2) on the arc of a circle curving to the right having a radius of 100.00 feet the arc distance of 160.13 feet to a point of tangent; (3) South 37 degrees, 55 minutes West, 37.50 feet to a point a corner of Lot 26 on the above mentioned plan; thence from said point and along Lot 26 and Lot 27 North 52 degrees, 05 minutes West, 192.00 feet to a point a corner of Lot 24 on the above mentioned plan; thence from said point North 37 degrees, 55 minutes East, 134.74 feet to the first mentioned point and place of beginning.

TITLE TO SAID PREMISES IS VESTED IN Matthew H. Perry and Michele Forte Perry, husband and wife, by Deed From Thomas A. Kern and Nancy G. Kern, husband and wife, dated May 1, 2002, recorded May 20, 2002 in Book 5408, Page 2135.

Parcel Number: 52-00-14002-00-4.

Location of property: 24 Ronald Circle, Oreland, PA 19075-1320.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Matthew H. Perry and Michelle Forte Perry** at the suit of Deutsche Bank National Trust Company, as Trustee for Argent Securities, Inc., Asset-Backed Pass-Through Certificates, Series 2004-W11. Debt: \$708,477.28.

**Paul Cressman**, Attorney. I.D. #318079

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

08-05276

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements to be thereon erected, situate in **Montgomery Township**, Montgomery County, Pennsylvania bounded and described according to a Plan of Subdivision of The Reserve at Knapp Farm prepared for the Cutler Group, Inc. made by Horizon Engineering Associates, LLC dated 1-14-2002 and recorded in Plan Book A-61, Pages 163, 164, 165, 166, as follows, to wit:

BEGINNING at a point on the Northwesterly side of Dayton Drive North (50.00 feet wide) said point of beginning being a point a corner of Lot 27 as shown on above plan; thence from said point of beginning and along said lot North 48 degrees, 91 minutes, 30 seconds West, 132.79 feet to a point a corner of lands marked Open Space A; thence along same North 22 degrees, 15 minutes, 24 seconds East and crossing the Northeasterly side of a certain 20 feet wide storm sewer easement a distance of 43.35 feet to a point a corner of Lot 29 as shown on above plan; thence along said lot South 87 degrees, 17 minutes, 58 seconds East, 121.27 feet to a point of curve on the Northeasterly side of a cul-de-sac of irregular width at the terminus of Dayton Drive North; thence along said side of Dayton Drive North the three following courses and distances: (1) on an arc of a circle curving to the left having a radius of 62.00 feet and the arc distance of 45.86 feet to a point of reverse curve; (2) on an arc of a circle curving to the left having a radius of 10.00 feet and the arc distance of 15.00 feet to a point of tangent; and (3) South 41 degrees, 28 minutes, 30 seconds West and recrossing the Northeasterly side of aforementioned easement a distance of 91.84 feet to the first mentioned point and place beginning.

CONTAINING in area 12,686 square feet.

TITLE TO SAID PREMISES IS VESTED IN Valerie Walker, Gloria A. Smith and Jean Marie Crabbe, Deceased by Deed from Jean Marie Crabbe dated May 15, 2006 and recorded July 17, 2007 in Deed Book 5655, Page 2751.

Gloria A. Smith died vesting interest to Valerie Walker.

Parcel Number: 46-00-00702-03-5.

Location of property: 207 Dayton Drive, North, North Wales, PA 19454.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Valerie Walker** at the suit of Deutsche Bank National Trust Company, as Trustee for HSI Asset Securitization Corporation Trust 2005-NC1, Mortgage Pass-Through Certificates, Series 2005-NC1. Debt: \$562,265.11.

**Paul Cressman**, Attorney. I.D. #318079

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

09-12350

ALL THAT CERTAIN message or tenement and lot or piece of land, situate in **Norristown Borough**, County of Montgomery and State of Pennsylvania, bounded and described, as follows, to wit:

BEGINNING at a point on the Northeasterly side of Washington Street at the distance of two hundred twenty-four feet (224.0 feet) Northwestwardly from the North corner of Stanbridge and Washington Streets, a corner of this and land now or late of William H. Yerkes; thence Northeasterly and passing through the middle of the partition wall between this and said Yerkes House one hundred thirty-eight and seven-tenths feet (138.7 feet) to a twenty foot (20.0 feet) wide alley; thence along said alley Southeastwardly fourteen feet (14.0 feet) to a corner of land now or late of Hugh and Elwood Roberts; thence along the same Southwestwardly and passing through the middle of the partition wall between this and the said Roberts' house one hundred thirty-eight and seven-tenths feet (138.7 feet) to a Northeasterly side of Washington Street aforesaid; thence along the same Northwestwardly fourteen feet (14.0 feet) to the place of beginning.

TITLE TO SAID PREMISES IS VESTED IN Bertha L. James, by Deed from Victor Wayne Dudley and Joyce Dudley Winston and Edward Collins, Administrator of the Estate of Rita Culbreath Collins, dated 02/02/2004, recorded 04/01/2004 in Book 5501, Page 2435.

Parcel Number: 13-00-38284-00-7.

Location of property: 919 West Washington Street, Norristown, PA 19401-4435.

The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **Bertha L. James** at the suit of Wells Fargo Bank, N.A., et al. Debt: \$105,920.73.

**Stephen Hladik**, Attorney.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

09-12472

ALL THAT CERTAIN tract or piece of ground, situate in **New Hanover Township**, County of Montgomery, and State of Pennsylvania, bounded and described according to a survey made August 22, 1964, by A.G. Newbold, Engineer, as follows:

BEGINNING at a point in a public road leading from Pottstown to Pennsburg, a corner with other lands of William I. Miller and Grace A. Miller; thence along land North 44 degrees, 45 minutes West, 371.96 feet to a stake, a corner along other lands of Lizzie B. Miller; thence North 42 degrees, 15 minutes East, 275.5 feet to a stake, a corner with lands of Leonard A. Swann; thence along same South 44 degrees, 45 minutes East, 371.96 feet to a point in the aforementioned public road, Route #663; thence South 42 degrees, 15 minutes West, 275.8 feet to the place of beginning.

BEING the same premises which Lizzie B. Miller, widow granted and conveyed to William I. Miller and Grace A. Miller, by Deed dated September 11, 1964, and recorded in the Office of the Montgomery County Recorder of Deeds on September 28, 1964, in Deed Book Volume 3347, at Page 920.

Parcel Number: 47-00-03776-00-2.

Location of property: 325 Layfield Road, Township of New Hanover, County of Montgomery, PA.

The improvements thereon are: Split level, single family, residential dwelling.

Seized and taken in execution as the property of **William I. Miller and Grace A. Miller** at the suit of Deutsche Bank National Trust Company, as Trustee for Long Beach Mortgage Loan Trust 2006-8. Debt: \$521,749.62.

**Barbara A. Fein**, Attorney. I.D. #53002

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

09-18120

ALL THAT CERTAIN unit in the property known, named and identified in the declaration plan referred to below as Green Willow Run, located in **Upper Moreland Township**, in the County of Montgomery in Pennsylvania, which has heretofore been submitted to the provisions of the Unit Property Act of Pennsylvania, Act of July 3, 1963, P.L. 196 by the recording in the Office of the Recording of Deeds of Montgomery County, Declaration dated August 1, 1979 and recorded August 1979 in Deed Book 4437, Page 310 and Declaration Plan dated May 9, 1979 last revised July 16, 1979 and recorded on August 2, 1979 in Condominium Plan Book 6, Page 52 and 53 and a Code of Regulations dated August 1, 1979 and recorded August 2, 1979 in Deed Book 4437, Page 332, being and designated on Declaration Plan As Unit 2-C as more fully described in such Declaration Plan and Declaration, together with a proportionate undivided interest in the common elements (as defined in such declaration) of 1.3517%.

TITLE TO SAID PREMISES IS VESTED IN Igor Soroka, as Sole Owner, his/her personal representatives and assigns, by Deed from Igor Soroka and Antonina Soroka, dated 05/12/2001, recorded 11/16/2001, in Book 5385, Page 1757.

Parcel Number: 59-00-19898-13-1.

Location of property: 515 North York Road, Unit C-2, Willow Grove, PA 19090-2604.

The improvements thereon are: Condominium.

Seized and taken in execution as the property of **Igor Soroka** at the suit of Wells Fargo Bank, N.A. as Trustee for Asset Backed Securities Corporation Home Equity Loan Trust 2001-HE3, Asset Backed Pass-Through Certificates Series 2001-HE3. Debt: \$80,557.39.

**Adam H. Davis**, Attorney. I.D. #203034

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

09-35783

ALL THAT CERTAIN lot or piece of land, with the buildings and improvements thereon erected, situate in the Third Ward of **Ambler Borough**, County of Montgomery and Commonwealth of Pennsylvania, being Lot No. 81 on plan of lots of Ambler Park, as laid out by Thomas S. Gillin, C.E. said plan being recorded in the Office for the Recording of Deeds in and for the County of Montgomery in Deed Book 571, Page 500.

TOGETHER with all and singular the buildings and 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 way appertaining, and the reversions and remainders, rents, issues and profits thereof and all the estate, right, title, interest, property, claim and demand whatsoever of the said Grantors, as well at law as in equity, of, in, and to the same.

BEING the same premises which Ronald G. Curtis and Bonnie L. Curtis by Deed dated 03/18/2004 and recorded 03/26/2004 in Montgomery County in Deed Book 5501, Page 935 granted and conveyed unto Dina Smith. Parcel Number: 01-00-02164-00-4.

Location of property: 213 Highland Avenue, Ambler, PA 19002.

The improvements thereon are: A single family residential dwelling.

Seized and taken in execution as the property of **Dina Smith** at the suit of U.S. Bank National Association, as Trustee, Successor in Interest to Bank of America, National Association as Trustee as Successor by Merger to LaSalle Bank National Association, as Trustee for Certificateholders of Bear Stearns Asset-Backed Securities I LLC Asset-Backed Certificates, Series 2004-HE5. Debt: \$178,782.24.

**Victoria W. Chen**, Attorney. I.D. #317741

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

10-00502

ALL THAT CERTAIN lot or parcel of land, situate in **Cheltenham Township**, County of Montgomery and Commonwealth of Pennsylvania and described according to a plan called 'Hillcrest' (Block 'C') made by Charles E. Shoemaker, Registered Professional Engineers, dated May 7, 1952, as follows, to wit:

BEGINNING at a point of tangent on the Southeasterly side of Willow Grove Avenue (46.5 feet wide) (said side of Willow Grove Avenue being at the distance of 30 feet Southeast of the center line of the said Willow Grove Avenue), at the distance of 12.56 feet measured on the arc of a circle curving to the right having a radius of 8 feet from a point of curve on the Northeasterly side of Knox Road (45 feet wide); thence extending North 1 degree, 5 minutes, 12 seconds East along the said side of Willow Grove Avenue 82.87 feet to a point; thence extending South 86 degrees, 01 minutes, 45 seconds East, 167.28 to a point; thence extending South 3 degrees, 58 minutes, 15 seconds West, 82.56 feet to a point on the Northeasterly side of Knox Road aforesaid; thence extending North 88 degrees, 54 minutes, 48 seconds West, along the said side of Knox Road 154.92 feet to a point of curve in the same; thence extending on the arc of a circle curving to the right, having a radius of 8 feet the arc distance of 12.57 feet to the first mentioned point and place of beginning.

TITLE TO SAID PREMISES IS VESTED IN Reginald C. Brown from Cleonice E. Brown, by Deed, dated 06/02/2013 and recorded 06/17/2013 in Book 5877, Page 659.

Parcel Number: 31-00-16267-00-1.

Location of property: 7903 Knox Road, Glenside, PA 19038.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Cleonice E. Brown** at the suit of Wells Fargo Bank, N.A., as Trustee for The Certificateholders of Soundview Home Loan Trust 2007-OPT3, Asset-Backed Certificates, Series 2007-OPT3. Debt: \$323,611.81.

**Adam H. Davis**, Attorney. I.D. #203034

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

10-06463

ALL THAT CERTAIN lot or piece of land, situate in **Worcester Township**, County of Montgomery and Commonwealth of Pennsylvania, bounded and described in accordance with a survey thereof made 7-10-1958, by John E. Burkhardt and Associates, Lansdale, Pennsylvania, as follows, to wit:

BEGINNING at a spike in the center line of Stump Hall Road (33 feet wide) which spike is at the distance of 129 feet measured North 19 degrees, 30 minutes West from a point in the center line of a proposed road (33 feet wide) being also a corner of other land of Martha S. Fulmer; thence crossing said Stump Hall Road and along other lands of Martha S. Fulmer, South 67 degrees, 31 minutes West, 243.73 feet to a pin a corner; thence extending along lands of now or late John S. Demcisak, the two following courses and distances, to wit: North 31 degrees, 52 minutes West, 8.60 feet to a point; thence North 45 degrees, 30 minutes West, 98.43 feet to a pin a corner; thence extending along other lands of Martha S. Fulmer and lands of Thomas R. and Marian E. Williamson, North 67 degrees, 22 minutes East, 288.85 feet to a spike in the center line of Stump Hall Road aforesaid, said point being 45.10 feet Southeast from an angle point in said Stump Hall Road; thence extending along the center line of said Stump Hall Road, South 19 degrees, 30 minutes East, 100 feet to the first mentioned point and place of beginning.

Parcel Number: 67-00-03724-00-7.

Location of property: 3034 Stump Hall Road, Colledgeville, PA 19426.

The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **Michael Ciriello and Tina Ciriello** at the suit of Wells Fargo Bank, N.A., s/b/m to Wells Fargo Bank, Southwest, N.A. f/k/a Wachovia Mortgage, FSB f/k/a World Savings Bank, FSB. Debt: \$349,821.08.

**Amanda L. Rauer**, Attorney. I.D. #307028

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

10-08257

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, situate in Willow Grove, **Upper Moreland Township**, Montgomery County, Pennsylvania and described according to a survey and plan thereof made by George C. Gilmore, Registered Surveyor, on June 30th, 1947 and revised October 2nd, 1947, as follows:

BEGINNING at a point on the Northeast side of Grant Avenue at the distance of 152.30 feet Northwest front the intersection of the Northeast side of Grant Avenue with the Northeast side of Lincoln Avenue; thence extending along the said side of Grant Avenue North 15 degrees, 55 minutes West, 48.17 feet to a point; thence leaving Grant Avenue North 74 degrees, 5 minutes East (part of the line passing through the center of a certain 8 feet wide driveway laid out on these premises and on the premises adjoining to the Northwest) 111 feet more or less to a point; thence extending South 45 degrees, 59 minutes East, 47 feet more or less to a point; thence extending South 44 degrees, 1 minute West, 13 feet to a point; thence extending South 74 degrees, 5 minutes West, 125 feet to the point and place of beginning.

TITLE TO SAID PREMISES IS VESTED IN Michael R. Spencer by Deed from Susan J. Larson dated 04/25/2005 recorded 05/04/2005 in Deed Book 5552, Page 2277.

Parcel Number: 59-00-08533-00-3.

Location of property: 707 Grant Avenue, Willow Grove, PA 19090.

The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **Unknown Heirs, Successors, Assigns and All Persons, Firms or Associations Claiming Right, Title or Interest From or Under Michael R. Spencer, Last Record Owner** at the suit of U.S. Bank, National Association, as Trustee for C-Bass 2006-CB7 Trust, Mortgage Loan Asset-Backed Certificates, Series 2006-CB7. Debt: \$308,999.50.

**J. Eric Kishbaugh**, Attorney. I.D. #33078

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

10-15803

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, hereditaments and appurtenances, situate in **Cheltenham Township**, County of Montgomery and Commonwealth of Pennsylvania and described according to a Plan of Wyncote Hills, made for Evans Construction Company by George B. Mebus, Engineers, Glenside, Pennsylvania, on 1/17/1956 and last revised 9/4/1956, as follows, to wit:

BEGINNING at a point on the Southwesterly side of Redwood Lane (formerly Evans Lane) (50 feet wide) measured the three following courses and distances from the point formed by the intersection of the Westerly side of Redwood Lane (50 feet wide) with the Northerly side Gribbel Road (50 feet wide) (both lines produced): (1) extending from said point of intersection North 67 degrees, 31 minutes West, 63.98 feet to a point of curve; (2) on a line occurring to the left having a radius of 165 feet, the arc distance of 120.95 feet to a point of tangent; and (3) North 48 degrees, 31 minutes West, 35.68 feet to the point and place of beginning; thence extending from said beginning South 41 degrees, 29 minutes West, 79.05 feet to a point; thence extending South 83 degrees, 9 minutes, 15 seconds West, 114 feet to a point; thence extending North 68 degrees, 1 minute West, 101.10 feet.

BEING the same premises that Walter W. Reeder and Lydia H. Reeder, by Deed dated 4/13/2006 and recorded 4/20/2006 in the County of Montgomery (Book 5597, Page 2542) (as Document No. 2006046227) granted and conveyed unto Walter W. Reeder, married, his heirs and assigns, in fee.

Parcel Number: 31-00-22816-00-4.

Location of property: 1516 Redwood Lane, Wyncote, PA 19095.

The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **Walter W. Reeder, et al.** at the suit of Wells Fargo Bank, et al. Debt: \$427,326.81.

**Stephen M. Hladik**, Attorney. I.D. #66287

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

10-25155

ALL THAT CERTAIN lot or piece of ground, situate in the buildings and improvements thereon erected, situate in **Plymouth Township**, County of Montgomery and Commonwealth of Pennsylvania, and described according to a survey made by Schurr and Brattan, R.L.S. on August 7, 1950 and recorded at Norristown in Deed Book No. 2169, Page 601, as follows, to wit:

BEGINNING at a point on the Southeasterly side of Old Arch Road (41 1/2 feet wide) at the distance of 734.97 feet Southwestwardly from a point of curve formed by the intersection of the Southeasterly side of Old Arch Road and the Southwesterly side of Germantown Pike (60 feet wide); thence extending along Old Arch Road South 37°, 55', 10" West, 75 feet to a point; thence extending on a line, South 52°, 04', 50" East, 150 feet to a point; thence extending on a line North 37°, 55', 10" East, 75 feet to a point; thence extending on a line North 52°, 04', 50" West, 88 feet to a point and thence continuing along said line through the center of a 9 feet wide driveway 62 feet to the place of beginning.

BEING known as Lot No. 601 on said plan.

TOGETHER with the free use, right and liberty of the said driveway as and for a passageway and driveway in common with the owners, tenants and occupiers of the premises adjoining to the Northeast.

BEING the same premises which Scott Cavanaugh and Brigitte Cavanaugh by Deed dated August 15, 2008 and recorded August 28, 2008 in the Office of the Recorder of Deeds in and for Montgomery County in Deed Book 5705, Page 1622, as Instrument Number 2008088340, granted and conveyed unto Heather A. Brash, Margaret J. Schultz and Francis D. Schultz, Sr., in fee.

BEING the same premises which Heather A. Brash, Margaret J. Schultz and Francis D. Schultz, Sr., by Deed dated March 4, 2015 and recorded March 15, 2015 in the Office of the Recorder of Deeds in and for Montgomery County in Deed Book 5946, Page 02469, granted and conveyed unto Heather A. Brash and Christopher J. Brash, husband and wife.

Parcel Number: 49-00-00142-00-7.

Location of property: 22 Arch Road, Plymouth Meeting, PA 19462.

The improvements thereon are: Residential real estate.

Seized and taken in execution as the property of **Heather A. Brash, Christopher J. Brash, Margaret J. Schultz and Francis D. Schultz, Sr.** at the suit of HSBC Bank USA, N.A. Debt: \$207,364.81.

**Andrew J. Marley**, Attorney.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

10-33247

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, situate in **Lower Gwynedd Township**, County of Montgomery and Commonwealth of Pennsylvania, bounded and described according to a record Plan of Gwynedd Valley Estates prepared by Chambers Associates, Consulting Engineers and Surveyors dated April 7, 1980, last revised November 7, 1981 recorded in the Office for the recording of Deeds in and for the County of Montgomery at Norristown, Pennsylvania in Plan Book A-14, Page 111, as follows, to wit:

BEGINNING at a point on the Southeasterly side of Florence Drive (50.00 feet wide) at a corner of Lot No. 69 as shown on said plan and which point is measured the 3 following courses and distances from a point of reverse curve on the Easterly side of Gwynedd Valley (50.00 feet wide) viz: (1) leaving the said Easterly side of Gwynedd Valley Drive on the arc of a curve curving to the right having a radius of 10.00 feet the arc distance of 16.06 feet to a point of tangent on the said Southeasterly side of Florence Drive; (2) thence extending South 88 degrees, 16 minutes, 53 seconds East along the said side of Florence Drive the distance of 314.62 feet to a point of curve on the same; and (3) thence extending in a general Northeastwardly direction along the said Southeasterly side of Florence Drive on the arc of a curve curving to the left having a radius of 200.00 feet, the arc distance of 235.36 feet to the point of beginning; thence extending from said point of beginning in a Northeastwardly to Northwardly to Northwestwardly direction along the Southeasterly, Easterly and Northeastly sides of Florence Drive aforesaid, on the arc of a curve curving to the left, having a radius of 200.00 feet the arc distance of 147.76 feet to a point a corner of Lot No. 66 as shown on said plan; thence extending North 71 degrees, 57 minutes, 44 seconds East, along Lot No. 66, the distance of 157.07 feet to a point a corner of lands now or formerly of North Pennsylvania Railroad Company as shown on said plan; thence extending South 23 degrees, 39 minutes, 52 seconds East along said railroad lands, the distance of 323.96 feet to a point a corner of Lot No. 69 aforesaid; thence extending North 70 degrees, 07 minutes, 11 seconds West along Lot No. 69, the distance of 305.47 feet to the first mentioned point on the said Southeasterly side of Florence Drive and place of beginning.

BEING known as Lot No. 67 as shown on the above mentioned plan.

TITLE TO SAID PREMISES IS VESTED IN Kwan W. Kim, a/k/a Kwan Woo Kim and Jea Ryeun Kim, a/k/a Jea Ryfun Kim and Jea R. Kim by Deed from Samir Farrag and Iris Farrag dated August 15, 2000 and recorded September 1, 2000 in Deed Book 5329, Page 2037.

Parcel Number: 39-00-01233-10-5.

Location of property: 1416 Florence Drive, Gwynedd Valley, PA 19437.

The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **Jea R. Kim a/k/a Jea Ryfun Kim a/k/a Jea Ryeun Kim and Kwan W. Kim** at the suit of Bank of America, N.A. Debt: \$456,362.31.

**Jacob M. Ottley**, Attorney.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.



11-00308

ALL THOSE CERTAIN lot or piece of ground, situate in **Lower Merion Township**, Montgomery County, Pennsylvania as shown on a plan made by Real Estate Engineering Associates, dated 1/13/1986 and last revised 7/18/1986 and recorded in Plan Book A-47, Page 365, as more fully described, as follows, to wit:

BEGINNING at a point on the center line of Waterford Court (50.0 feet wide said point also marking a corner of Lot #1 on said plan; thence from said beginning point along the center line of Waterford Court the 2 following courses and distances: (1) South 29 degrees, 39 minutes West, 51.03 feet to a point of curve; thence (2) on the arc of a circle curving to the left having a radius of 150.0 feet, the arc distance of 82.56 feet to a point; thence along Lot #4 on said plan the 2 following courses and distances: (1) through the bed of Waterford Court, South 88 degrees, 06 minutes, 46 seconds West, 250 feet to a point on the Southwesterly side of same; thence (2) crossing the bed of a 30.0 feet wide Sanitary Sewer Easement on said plan, South 60 degrees, 08 minutes, 00 seconds West, 291.12 feet crossing the Northeasterly side of Conshohocken State Road to a point on the title line in the bed of same, thence along said title line North 29 degrees, 52 minutes, 00 seconds West, 170.0 feet to a point; thence leaving the bed of Conshohocken State Road (L.R. #465138), recrossing the Northeasterly side thereof and along Lot #2 on said plan and recrossing the bed of said 30.0 feet wide Sanitary Sewer Easement North 60 degrees, 08 minutes, 00 seconds East, 355.0 feet to a point; thence along Lot #1 on said plan, South 60 degrees, 59 minutes, 42 seconds East, 113.25 feet recrossing the Northwesterly side of Waterford Court to the first mentioned point and place of beginning.

BEING Lot #3 (House #1220 Waterford Court) on said plan.

BEING the same property conveyed to Morris Richfield and Beth Richfield, as Tenants by the Entirety, who acquired title by virtue of a Deed from Chae Thok Goh and Myung Hee Goh, dated November 14, 2005, recorded January 25, 2006, at Deed Book 05588, Page 0319, Montgomery County, Pennsylvania records.

Parcel Number: 40-00-64385-10-5.

Location of property: 1220 Waterford Court, Gladwyne, PA 19035.

The improvements thereon are: Single family dwelling.

Seized and taken in execution as the property of **Morris Richfield and Beth Richfield** at the suit of Bank of America, National Association. Debt: \$1,432,560.39.

**Jana Fridfinnsdottir**, Attorney.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

11-02460

ALL THAT CERTAIN lot or piece of land, with the buildings and improvements thereon erected, situate in **Worcester Township**, County of Montgomery and Commonwealth of Pennsylvania, being known and designated as Lot No. 7, Block "F", on a plan of Plumlyn Park Annex, as prepared by H.D. Herbert, dated May 18, 1949, and bounded and described in accordance thereto, as follows, to wit:

BEGINNING at a point on the Northeasterly side of Adair Drive East (50.00 feet wide), at a distance of 17.39 feet on a course of North 45 degrees, 30 minutes West from a point of curve, which said point of curve is at the distance of 441.60 feet measured Northwardly on the arc of a circle, curving to the left, having a radius of 262.00 feet along the said side of Adair Drive East from its point of intersection with the Northeasterly side of Methacton Avenue (50.00 feet wide); thence along the said side of Adair Drive East, North 45 degrees, 30 minutes West, 75.00 feet to a point a corner of Lot No. 18, Block "E"; thence along said lot North 44 degrees, 30 minutes East, 200.00 feet to a point, a corner; thence South 45 degrees, 30 minutes East, 75.00 feet to a point a corner of Lot No. 6, Block "F"; thence along the same, South 44 degrees, 30 minutes West, 200.00 feet to the place of beginning.

ALSO ALL THAT CERTAIN lot or piece of land, with the buildings and improvements thereon erected, situate in **Worcester Township**, County of Montgomery and Commonwealth of Pennsylvania, being known and designated as Lot No. 18, Block "E", on a plan of Plumlyn Park Annex, as prepared by H.D. Herbert, dated May 18, 1949, revised October 31, 1949, and bounded and described in accordance thereto, as follows, to wit:

BEGINNING at a point on the Northeasterly side of Adair Drive West (50.00 feet wide) at the distance of 1,069.00 feet measured Southeastwardly and Northeastwardly along the various courses thereof from the point of intersection of the Northwesterly side of Adair Drive West and the Northeasterly side of Germantown Pike (50.00 feet wide); thence along Lot No. 17 in said block North 44 degrees, 30 minutes East, 200.00 feet to a point, a corner in line of land now or late of Richard Cameron; thence along the same, South 45 degrees, 30 minutes East, 75.00 feet to a point, a corner of Lot No. 7, Block "F"; thence along the same, South 44 degrees, 30 minutes West, 200.00 feet to a point on the Northeasterly side of Adair Drive West, aforesaid; thence along the said side thereof, North 45 degrees, 30 minutes West, 75.00 feet to the place of beginning.

TITLE TO SAID PREMISES IS VESTED IN Dwight D. Rhodes and Rosalinda F. Rhodes, husband and wife, as Tenants by the Entireties by Deed from Frederick Naar, Jr. and Frances Narr, husband and wife dated 09/30/1996 recorded 10/03/1996 in Deed Book 5163, Page 23.

Parcel Number: 67-00-00022-00-1.

Location of property: 52 East Adair Drive, Norristown, PA 19403.

The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **Dwight D. Rhodes and Rosalinda F. Rhodes** at the suit of PNC Bank, National Association. Debt: \$63,852.37.

**David Neeren**, Attorney. I.D. #204252

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

## 11-10412

ALL THAT CERTAIN unit in the property known, named and identified as Justa Farms Woods South, located in **Upper Moreland Township**, Montgomery County, Commonwealth of Pennsylvania, which has heretofore been submitted to the provisions of the Uniform Condominium Act, 68 PA C. S. 3101 et seq. by the recording in the Montgomery County Department of Records of a Declaration dated September 1, 1983, and recorded on March 26, 1984, in Deed Book 4732, Page 888 (Amendment No. 1 as set forth in Deed Book 4745, Page 1, Amendment No. 2 as set forth in Deed Book 4745, Page 1147), and Amendment No. 3 thereto dated September 24, 1984 and recorded on October 18, 1984 in Deed Book 4750, Page 1312 (and separate Declaration of Condominium of Justa Farms Woods South Planned Community dated 11/18/1997 and recorded 11/28/1997 in Deed Book 5208, Page 790 and Amendment thereto dated 2/27/1996 and recorded 3/3/1998 in Deed Book 5217, Page 1893) being designated as Unit #103 together with a proportionate undivided interest in the common elements (as identified in each Declaration and the Amendments) of 1/84.

THIS UNIT is now part of a planned unit development in accordance with the Declaration and Amendments recorded 5/8/1998 in Deed Book 6225, Page 2287.

TITLE TO SAID PREMISES IS VESTED IN Dina M. Flamer by Deed from Dina M. Garrett, now known as Dina M. Flamer dated December 27, 1999 and recorded December 27, 1999 in Deed Book 5301, Page 1234.

Parcel Number: 59-00-10288-31-8.

Location of property: Unit 103, Justa Farms Woods South a/k/a 2041 Jason Drive, Huntingdon Valley, PA 19006.

The improvements thereon are: Condominium.

Seized and taken in execution as the property of **Dina M. Flamer a/k/a Dina M. Garrett** at the suit of Christiana Trust, a Division of Wilmington Savings Fund Society, FSB Not in its Individual Capacity but as Trustee for ARLP Trust 4. Debt: \$393,627.69.

**Adam H. Davis**, Attorney. I.D. #203034

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

## 11-11892

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, or about to be erected, situate in **Royersford Borough**, County of Montgomery and Commonwealth of Pennsylvania, bounded and described according to a preliminary subdivision made for Mid Coast Construction Company, Inc. by Hopkins and Scott, Registered Surveyors, Kimberton, Pennsylvania on 8/12/1972, as follows, to wit:

BEGINNING at a point on the Northwesterly side of Church Street (74 feet wide) which point is at the distance of 211.50 feet measured North 49 degrees, East from the point of intersection of the said Sixth Avenue (57 feet wide); thence extending from said point of beginning along Lot #2 on said plan, North 41 degrees, West 120 feet to a point, a corner of Lot #18 on said plan; thence extending along said Lot #18 North 49 degrees, East 36 feet to a point, a corner of land now or late of Frederick Fagley on said plan; thence along said land now or late of Frederick Fagley South 41 degrees, East 120 feet to a point on the Northwesterly side of Church Street aforesaid; thence extending along the said side of Church Street South 49 degrees, West 35 feet to the first mentioned point and place of beginning.

BEING the same premises which Kathleen A. McQuilken, Administratrix of the Estate of Geraldine H. Smith, by Deed dated November 30, 1998 and recorded February 12, 1999 in and for Montgomery County, Pennsylvania, in Deed Book Volume 5259, Page 1197, granted and conveyed unto Beth Ann Fisher, in fee.

Parcel Number: 19-00-00932-00-3.

Location of property: 629 Church Street, Royersford, PA 19468.

The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **Beth Ann Fisher** at the suit of Nations Credit Financial Services Corporation. Debt: \$103,177.44.

**Stephen Hladik**, Attorney.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

## 11-28732

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, in **Lower Salford Township**, County of Montgomery and Commonwealth of Pennsylvania, bounded and described according to a plan of subdivision of "The Estates at Indian Creek" for Bonbrit Development Corporation, Inc., by Stout, Tacconelli and Associates, Inc., Civil Engineering and Land Surveying, dated April 4, 1995, last revised December 6, 1995 recorded in the Office for the Recording of Deeds, in and for the County of Montgomery at Norristown, Pennsylvania in Plan Book A-56, Page 124, as follows, to wit:

BEGINNING at a point on the Northeasterly side of Arrowhead Lane (50.00 feet wide) at a corner of Lot No. 12 as shown on said plan and which point is measured the four following courses and distances from a point of curve on the Northwesterly side of Indian Creek Road (T-431) (60.00 feet wide) viz: (1) leaving the said Northwesterly side of Indian Creek Road on the arc of a curve, curving to the right, having a radius of 25.00 feet the arc distance of 41.09 feet to a point of tangent on the said Northeasterly side of Arrowhead Lane; (2) thence extending North 62 degrees, 08 minutes, 30 seconds West along the said side of Arrowhead Lane, the distance of 71.70 feet to a point of curve on the same; (3) thence extending Northwestwardly along the said Northeasterly side of Arrowhead Lane on the arc of a curve, curving to the right, having a radius of 300.00 feet the arc distance of 86.15 feet to a point of tangent on the same;

and (4) thence extending North 45 degrees, 41 minutes, 21 seconds West along the said Northeasterly side of Arrowhead Lane, the distance of 255.00 feet to a point a corner of Lot No. 10, as shown on said plan; thence extending North 44 degrees, 18 minutes, 39 seconds East along Lot No. 10, the distance of 322.45 feet to a point, a corner of the same; thence extending South 44 degrees, 53 minutes, 49 seconds East partly along Lot No. 10 and also along Lot No. 12, aforesaid, the distance of 251.11 feet to a point, a corner of said Lot No. 12; thence extending along Lot No. 12, the two following courses and distances, viz: (1) extending South 42 degrees, 00 minutes, 00 seconds West the distance of 97.06 feet to an angle point, a corner; and (2) thence extending South 44 degrees, 18 minutes, 39 seconds West the distance of 222.00 feet to the first mentioned point on the said Northeasterly side of Arrowhead Lane and place of beginning. The Southeasterly portion thereof containing part of the bed of a certain 30.00 feet wide sanitary sewer easement and the entire bed of a certain 20.00 feet wide storm sewer easement, both as shown on said plan.

BEING Lot No. 11 as shown on the above mentioned plan.

TITLE TO SAID PREMISES IS VESTED IN Sukhchain Singh, by Deed from Weichert Relocation Resources, Inc., a New Jersey Corporation, dated 09/15/2006, recorded 12/20/2006 in Book 5628, Page 1664.

Parcel Number: 50-00-00056-00-2.

Location of property: 817 Arrowhead Lane, Harleysville, PA 19438-2141.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Sukhchain Singh** at the suit of Wells Fargo Bank, N.A. Debt: \$502,816.59.

**Adam H. Davis**, Attorney. I.D. #203034

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

11-29345

ALL THAT CERTAIN lot or piece of ground, situate in **Cheltenham Township**, County of Montgomery and State of Pennsylvania, described according to a plan of part of Ashmead Village made by George B. Mebus, Registered Professional Engineer, Glenside, PA, dated the 7th day of July, A.D. 1947 which plan is recorded at Norristown in Deed Book 5599, Page 0001, as follows, to wit:

BEGINNING at a point on the Southeasterly side of Gilbert Road (40 feet wide) at the distance of one hundred fifty-five and thirty-eight one hundredths feet measured added Northeasterly direction on the arc of a circle curving to the left having a radius of four hundred ninety feet from a point of curve in the same, which point of curve is at the distance of two hundred thirty-six and forty-one one-hundredths feet measured North seventy-three degrees, fifty-five minutes, forty-one seconds East from a point of tangent in the same, which point of tangent is at the distance of fifteen and sixty-one hundredths feet measured in a Northeasterly direction on the arc of a circle curving to the right having a radius of fifteen feet from a point of curve on the Southeasterly side of Ashmead Road (60 feet wide); thence extending along the said side of Gilbert Road in a Northeasterly direction on the arc of a circle curving to the left having a radius of four hundred ninety feet, the arc distance of seventy-three and seven one-hundredths feet to a point; thence extending South fifty-one degrees, fifty-six minutes, fifty seconds East, one hundred forty-seven and fifty one hundredths feet to a point; thence extending South sixty degrees, twenty-two minutes, thirty-five seconds West, seventy-six and seventy-five one hundredths feet to a point; thence extending North fifty-one degrees, fifty-six minutes, forty seconds West, one hundred thirty-five and thirty-one hundredths feet to the first mention point in place beginning.

BEING the same property conveyed to Joseph J. Schmidt who acquired title by virtue of a Deed from Marianthi Ajazi, dated May 11, 2009, recorded May 11, 2009, at Deed Book 5730, Page 2288, Montgomery County, Pennsylvania records.

Parcel Number: 31-00-11185-00-7.

Location of property: 933 Gilbert Road, Cheltenham, PA 19012.

The improvements thereon are: Single family dwelling.

Seized and taken in execution as the property of **Joseph Schmidt and Marianthi Ajazi** at the suit of Bank of America, National Association. Debt: \$268,290.76.

**Jana Fridfinnsdottir**, Attorney.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

11-33079

ALL THAT CERTAIN frame message and tenement and parcel of land, situate in **Pottstown Borough**, County of Montgomery and Commonwealth of Pennsylvania, bounded, limited and described, as follows, to wit:

BEGINNING at a point in the North line of Beech Street distance 22 feet, 9 inches Westerly from the Northwest corner of Beech and Adams Streets; thence at right angles to Beech Street North 15 degrees, 15 minutes East, 140 feet to the South line of a 20 feet wide alley passing in said course through the middle of the partition wall of a twin frame dwelling house; thence along said alley North 74 degrees, 45 minutes West, 67 feet, 3 inches to a corner of Lot No. 22; thence along said lot South 15 degrees, 15 minutes West, 140 feet to the North line of Beech Street; thence along the said street South 74 degrees, 45 minutes East, 67 feet, 3 inches to the place of beginning.

BEING the same premises which Robert H. Brandt, Jr. and Michael A. Sereny by Deed dated 10/15/2001 and recorded 11/2/2001 in the Recorder's Office of Montgomery County, Pennsylvania Deed Book 5383, Page 2312 granted and conveyed unto Lawrence Hill and Valerie Hill, h/w as Tenants by the Entirety, their assigns, the survivor of them and the survivor's personal representatives and assigns.

Parcel Number: 16-00-01704-00-8.

Location of property: 629 Beech Street, Pottstown, PA 19464.



The improvements thereon are: A single family residential dwelling.

Seized and taken in execution as the property of **Valerie Hill and Lawrence Hill a/k/a Lawrence J. Hill** at the suit of M&T Bank. Debt: \$79,806.09.

**Victoria W. Chen**, Attorney. I.D. #317741

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

11-33302

ALL THAT CERTAIN unit designated as Unit 115-A, being a unit in Northridge Estates, a Condominium, situate in **West Norriton Township**, County of Montgomery and Commonwealth of Pennsylvania as designated in Declaration of Condominium of Northridge Estates, a Condominium, including Plats and Plans, bearing date January 28, 1987, and recorded in the Office of the Recorder of Deeds in and for the County of Montgomery on February 3, 1987 in Deed Book 4828, Page 1172; a First Supplementary Declaration of Condominium dated February 26, 1987 and recorded March 3, 1987 in Deed Book 4830, Page 1406; a Second Supplementary Declaration of Condominium dated April 8, 1987 and recorded April 10, 1987 in Deed Book 4834, Page 1169; a Third Supplementary Declaration of Condominium dated May 20, 1987 and recorded June 9, 1987 in Deed Book 4840, Page 877; a Fourth Supplementary Declaration of Condominium dated July 14, 1987 and recorded July 21, 1987 in Deed Book 4845, Page 106; a Fifth Supplementary Declaration of Condominium dated July 28, 1987 and recorded August 19, 1987 in Deed Book 4848, Page 936; a Sixth Supplementary Declaration of Condominium dated October 7, 1987 and recorded October 13, 1987 in Deed Book 4853, Page 2336; a Seventh Supplementary Declaration of Condominium dated November 25, 1987 and recorded January 5, 1988 in Deed Book 4862, Page 427; and Eighth Supplementary Declaration of Condominium dated February 1, 1988 and recorded February 17, 1988 in Deed Book 4865, Page 938; a Ninth Supplementary Declaration of Condominium dated April 6, 1988 and recorded April 13, 1988 in Deed Book 4870, Page 399; a Tenth Supplementary Declaration of Condominium dated May 10, 1988 and recorded May 16, 1988 in Deed Book 4873, Page 483, and any and all amendments/supplements thereto.

TOGETHER with all right, title and interest, being an undivided interest of, in and to the common elements as set forth in the aforesaid Declaration of Condominium and as the same may be changed by any Amendment or Amendments thereto.

UNDER AND SUBJECT, however, to the burdens and together with the applicable benefits of Declaration of Condominium of Forest Park, a Condominium together with Plats and Plans, dated November 27, 1985 and recorded in the Office of the Recorder of Deeds in and for the County of Montgomery on November 27, 1985 in Deed Book 4785, Page 1772, which Declaration and Plats and Plans have since been amended by Amendment to Declaration of Forest Park, a Condominium dated July 25, 1986 and recorded August 26, 1986 in Deed Book 4810, Page 1664 and Second Amendment dated October 22, 1986 and recorded November 21, 1986 in Deed Book 4820, Page 770.

TITLE TO SAID PREMISES IS VESTED IN Christopher Martin, by Deed from Todd E. Bick, dated 03/25/2008, recorded 03/26/2008 in Book 5686, Page 2035.

Parcel Number: 63-00-05514-60-6.

Location of property: 818 Northridge Drive, Unit 115-A a/k/a Northridge Drive, Condominium 115-A, Norristown, PA 19403-2990.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Christopher L. Martin** at the suit of U.S. Bank, N.A., as Legal Title Trustee for Truman 2013 SC4 Title Trust. Debt: \$159,163.77.

**Adam H. Davis**, Attorney. I.D. #203034

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

12-05385

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, situate in **Upper Moreland Township**, County of Montgomery and state of Pennsylvania, bounded and described in accordance with a plan thereof made by Reeder, Magarity and Bryant, Professional Engineers of Upper Darby, Pennsylvania, on July 26, 1951, for the Curtis-Bailey Company, as follows, viz:

BEGINNING at a point on the Northwest side of Delft Lane (50 feet wide) measured along same the two following courses and distances from its intersection with the Northeast side of Spring Lane (50 feet wide) (both lines produced): (1) North 41 degrees, 52 minutes East, 214.85 feet to a point of curve; (2) on the arc of a circle curving to the left having a radius of 450 feet the arc distance of 57.61 feet to the point and place of beginning; thence extending from said beginning point North 55 degrees, 28 minutes, 6 seconds West, 122.32 feet to a point; thence extending North 41 degrees, 52 minutes East, 15.33 feet to a point, an angle; thence extending North 21 degrees, 55 minutes East, 60.54 feet to a point; thence extending South 68 degrees, 5 minutes East, 125 feet to a point on the Northwest side of Delft Lane; thence extending along same South 21 degrees, 55 minutes West, 3.38 feet to a point of curve; thence extending still along same on the arc of a circle curving to the right having a radius of 450 feet the arc distance of 99.08 feet to the first mentioned point and place of beginning.

TITLE TO SAID PREMISES IS VESTED IN Paul G. Knox and Donna M. Knox, his wife, by Deed from Bernadette Schneider, dated 08/31/1999, recorded 09/20/1999 in Book 5288, Page 1694.

Parcel Number: 59-00-04879-00-3.

Location of property: 618 Delft Lane, Hatboro, PA 19040-4504.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Paul G. Knox and Donna M. Knox** at the suit of Wells Fargo Bank, N.A., s/b/m to Wells Fargo Home Mortgage, Inc., f/k/a Norwest Mortgage, Inc. Debt: \$202,536.21. **Adam H. Davis**, Attorney. I.D. #203034

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

12-13118

ALL THAT CERTAIN lot or piece of land, with the buildings and improvements to be erected thereon, situate in **East Greenville Borough**, County of Montgomery and Commonwealth of Pennsylvania, bounded and described according to a subdivision plan entitled "Morgan's Court", drawn by Applied Surveying Technologies, Douglas A. Kramer, PLS, Oley, PA, dated 8/19/2002, revised 12/2/2002 and recorded in Plan Book A-16, Page 282, as follows, to wit:

BEGINNING at a point on the Northwesterly side of Sixth Street (proposed right-of-way line 30 feet from centerline), a corner of this and Lot No. 20 on said plan; thence extending from said point of beginning and along the Northwesterly side of Sixth Street, aforesaid, the two following courses and distance, viz: (1) along the arc of a circle curving to the right having a radius of 970.0 feet the arc distance of 23.147 feet to a point of tangent therein; and (2) South 58 degrees, 49 minutes, 06 seconds, 47.24 feet to a point; thence extending North 39 degrees, 33 minutes, 00 seconds West, 72.06 feet to a point; thence extending North 30 degrees, 06 minutes, 10 seconds West, 77.23 feet to a point; thence extending North 20 degrees, 45 minutes, 32 seconds East 65.99 feet to a point, a corner of Lot No. 20, aforesaid; thence extending along the same, through the bed of sanitary sewer reservation easement, and crossing proposed 20 feet wide sanitary sewer easement, South 39 degrees, 33 minutes, 00 seconds East, 204.35 feet to the first mentioned point and place of beginning.

BEING Lot No. 21 on said plan.

BEING the same property conveyed to James R. Rudloff, II and Sandra L. Rudloff, as Tenants by the Entireties, who acquired title by virtue of a Deed from Rotelle Builders, East Greenville, L.P., a Pennsylvania Limited Partnership, dated February 13, 2004, recorded March 2, 2004, in Deed Book 05498, Page 0870, Montgomery County, Pennsylvania records.

Parcel Number: 06-00-03160-20-9.

Location of property: 321 West 6th Street, East Greenville, PA 18041.

The improvements thereon are: Single family dwelling.

Seized and taken in execution as the property of **Sandra Rudloff and James R. Rudloff, II a/k/a James R. Rudloff a/k/a James Robert Rudloff, II** at the suit of U.S. Bank National Association, as Trustee for Credit Suisse First Boston Mortgage Securities Corporation, Home Equity Asset Trust 2005-4, Home Equity Pass-Through Certificates, Series 2005-4. Debt: \$282,931.78.

**Kimberly A. Bonner**, Attorney.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

12-14257

ALL THAT CERTAIN lot or piece of ground, situate in **Whitemarsh Township**, Montgomery County, Pennsylvania, bounded and described according to a plan of Whitemarsh Meadows, made by Howard S. Wishengrad, Professional Engineer, dated April 6, 1978 and last revised October 13, 1978 and recorded in and for the County of Montgomery at Norristown, Pennsylvania, in Plan Book A-34, Page 13-B, as amended by an as-built survey made by Kissane-Leddy and Associates, Inc., C.E., dated 4/12/1979, as follows, to wit:

BEGINNING at a point on the Southwesterly side of Woodbine Way (50 feet wide) said point being measured the four following courses and distances from a point of curve on the Southeasterly side of Wildflower Drive (50 feet wide): (1) leaving Wildflower Drive on the arc of a circle curving to the right having a radius of 20.00 feet the arc distance of 31.41 feet to a point of tangent on the Southwesterly side of Woodbine Way; (2) South 49 degrees, 46 minutes, 28 seconds East, 1.51 feet to a point of curve; (3) thence extending along said point of curve on the arc of a circle curving to the left having a radius of 175 feet the arc distance of 85.69 feet to a point of tangent; and (4) South 77 degrees, 49 minutes, 42 seconds East, 258.75 feet to the point of beginning; thence extending from said point of beginning, South 77 degrees, 49 minutes, 42 seconds East, 70.00 feet to a point; thence extending South 12 degrees, 10 minutes, 18 seconds West, 100.00 feet to a point; thence extending North 77 degrees, 49 minutes, 42 seconds West, 70.00 feet to a point; thence extending North 12 degrees, 10 minutes, 18 seconds East, 100.00 feet to the point of beginning.

BEING Lot No. 99 as shown on the above mentioned plan.

BEING the same premises which Gary Laurenzi and Monica L. Laurenzi by Deed dated 10/4/1993 and recorded 10/12/1993 in Montgomery County in Deed Book 5057, Page 855 conveyed unto Gary Laurenzi and Monica L. Laurenzi, in fee.

TITLE TO SAID PREMISES IS VESTED IN Gary Laurenzi and Monica L. Laurenzi, as Tenants by Entireties by Deed from Gary Laurenzi and Monica Lee Wilfong dated 10/04/1993 recorded 10/12/1993 in Deed Book 5057, Page 0855.

Parcel Number: 65-00-13092-29-8.

Location of property: 136 Woodbine Way, Plymouth Meeting, PA 19462.

The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **Gary Laurenzi and Monica L. Laurenzi** at the suit of U.S. Bank National Association, as Trustee for the CMLTI Asset-Backed Pass-Through Certificates, Series 2007-AMC3. Debt: \$381,535.13.

**J. Eric Kishbaugh**, Attorney. I.D. #33078

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

12-14332

ALL THAT CERTAIN message or tenement and lot or piece of land, situate in **Norristown Borough**, County of Montgomery and State of Pennsylvania, bounded and described, as follows, to wit:

BEGINNING at a point on the West side of Swede Street, between Chestnut and Oak Streets, being a corner of this and land now or formerly belonging to Joseph McCarter; thence by the same in a Westerly direction 116 feet to Maple Alley; thence along said alley in a Northerly direction 22 feet to a stake a corner of land now or formerly of George W. Hallman; thence by the same in an Easterly direction 116 feet to the Westerly side of Swede Street aforesaid; and thence along the said side of Swede Street in a Southerly direction 22 feet to the place of beginning.

BEING the same premises that Federal National Mortgage Association by Deed dated 05/26/00 and recorded 07/10/00 in Montgomery County Deed Book 5322, Page 1622 conveyed unto R. Bruce Fazio.

Parcel Number: 13-00-36388-00-4.

Location of property: 713 Swede Street, Norristown, PA 19401.

The improvements thereon are: A single family residential dwelling.

Seized and taken in execution as the property of **Fazio Properties, LLC and R. Bruce Fazio a/k/a Robert B. Fazio** at the suit of Deutsche Bank National Trust Company, as Trustee for Long Beach Mortgage Trust 2006-WL3. Debt: \$221,899.90.

**Victoria W. Chen**, Attorney. I.D. #317741

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

12-15136

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, hereditaments and appurtenances, situate in **Lower Providence Township**, County of Montgomery and State of Pennsylvania, described in accordance with a plan of Nottingham Woods II made for the Providence Builders, Inc. by Yerkes Engineering Company, Consulting Engineers and Surveyors, Bryn Mawr, PA dated 9/20/1966 and revised 12/20/1966, as follows, to wit:

BEGINNING at a point on the Southeast side of Brimfield Road (50 feet wide) measured the 9 following courses and distances from a point of curve on the Southwest side of Woodland Avenue: (1) measured on the arc of a circle curving to the left having a radius of 25 feet the arc distance of 39.27 feet to a point of tangent on the Southeast side of Brimfield Road; (2) thence extending along the said side of Brimfield Road South 43 degrees, 23 minutes, 30 seconds West, 127.36 feet to a point of curve; (3) extending along the Southeasterly, Easterly and Northeasterly side of said Brimfield Road measured on the arc of a circle curving to the left having a radius of 150 feet the arc distance of 211.54 feet to a point of tangent on the Northeasterly side of said Brimfield Road; (4) extending along the Northeast side of Brimfield Road South 37 degrees, 24 minutes, 30 seconds East, 271.96 feet to a point of curve; (5) extending still along the said side of Brimfield Road measured on the arc of a circle curving to the left having a radius of 500 feet the arc distance of 36.36 feet to a point of tangent; (6) extending still along the said side of Brimfield Road South 41 degrees, 34 minutes, 30 seconds East, 204.88 feet to a point of curve; (7) extending still along the said Northeasterly side of Brimfield Road measured along the arc of a circle curving to the right having a radius of 300 feet the arc distance of 99.48 feet to a point of tangent; (8) extending along the Northeasterly side of Brimfield Road South 22 degrees, 34 minutes, 30 seconds East, 58.47 feet; and (9) on the arc of a circle curving to the right having a radius of 300 feet the arc distance of 145 feet to the point of beginning; thence from the point of beginning along Lot No. 424 South 77 degrees, 33 minutes, 20 seconds East, 231.58 feet to a point; thence South 42 degrees, 11 minutes West, 100 feet to a point a corner of Lot No. 426; thence along Lot No. 426 North 81 degrees, 27 minutes West, 186.26 feet to a point on the East side of Brimfield Road; thence along the same on the arc of a circle curving to the left having a radius of 300 feet the arc distance of 100 feet to the first mentioned point and place of beginning.

BEING Lot No. 425 on said plan.

BEING the same premises that Melissa C. Howard, by Deed dated 9/18/2003 and recorded 11/3/2003 in the County of Montgomery (Book 5479, Page 2267) (as Document No. 2003615311) granted and conveyed unto Bruce Howard and Melissa C. Howard, his wife, his/her heirs and assigns, in fee.

Parcel Number: 43-00-01774-00-1.

Location of property: 28 Brimfield Road, Norristown, PA 19403.

The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **Bruce Howard and Melissa C. Howard** at the suit of Bayview Loan Servicing, LLC. Debt: \$265,959.15.

**Stephen M. Hladik**, Attorney. I.D. #66287

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

12-19420

ALL THAT CERTAIN property, situated in **Hatfield Township**, in the County of Montgomery and Commonwealth of Pennsylvania, being more fully described in a Deed dated 12/18/1998 and recorded 12/28/1998, among the land records of the County and State set forth above, in Deed Volume 5256 and Page 950.

TITLE TO SAID PREMISES IS VESTED IN by Deed dated 12/18/1998 recorded 01/20/1999 in Deed Book 5256, Page 0950.

Parcel Number: 35-00-05929-00-3.

Location of property: 1736 Line Street a/k/a 1736 North Line Street, (Township of Hatfield), Lansdale, PA 19446.

The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **Deborah Dooney and William P. Dooney, Jr.** at the suit of The Bank of New York Mellon f/k/a The Bank of New York, as Successor in Interest to JP Morgan Chase Bank, N.A., as Trustee for the Benefit of the Certificateholders of Popular ABS, Inc. Mortgage Pass-Through Certificates, Series 2006-E. Debt: \$448,147.47.

**J. Eric Kishbaugh**, Attorney. I.D. #33078

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

12-31941

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, situate in **Lower Providence Township**, County of Montgomery and Commonwealth of Pennsylvania, described in accordance with a plan of lots called "Arcola Woods" made for Providence Builders, Inc., by Yerkes Engineering Company, Bryn Mawr, Pennsylvania, dated December 8, 1966 and last revised February 6, 1967, as follows, to wit:

BEGINNING at a point on the Northwest side of Raynham Road fifty feet wide, at the distance of one hundred seventy-six and sixty-three one-hundredths feet measured North fifty-one degrees, twelve minutes, twenty seconds East along said side of Raynham Road from its intersection with the Northeast side of Stoneham Road, fifty feet wide, both lines produced; thence along Lot No. 68 the two following courses and distances: (1) North fifty-one degrees, forty-five minutes, fifty-seven seconds West, one hundred feet to a point; (2) North thirty degrees, one minute, thirteen seconds West, one hundred sixty-eight and thirty-five one-hundredths feet to a point in line of Lot No. 62; thence along Lot Nos. 62 and 63, South eighty-two degrees, forty-nine minutes, thirty seconds East, fifty-three and fifty-six one-hundredths feet to a point, a corner of Lot No. 67; thence along Lot No. 67 South fifty-one degrees, forty-five minutes, fifty-seven seconds East, two hundred thirty-one and twenty-two one-hundredths feet to a point on the Northwest side of Raynham Road; thence along said side thereof South fifty-one degrees, twelve minutes, twenty seconds West, ninety-two and thirty-six one-hundredths feet to the first mentioned point and place of beginning.

BEING Lot No. 68 on said plan.

TITLE TO SAID PREMISES IS VESTED IN Edward Mason and Margaret Mason by Deed from Providence Builders, Inc., a Pennsylvania Corporation, dated July 20, 1973 and recorded July 23, 1973 in Deed Book 3871, Page 216. The said Edward Mason died leaving title vested unto Margaret Mason by operation of law. The said Margaret Mason died on January 7, 2012 thereby vesting title in Claidia J. Johnson, Sharon Mason, Sandra A. Mason, and Unknown Heirs.

Parcel Number: 43-00-11446-00-4.

Location of property: 715 Raynham Road, Collegeville, PA 19426.

The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **Sandra A. Mason, known surviving heirs of Margaret Mason, deceased mortgagor and real owner. Unknown heirs of Margaret Mason, deceased mortgagor and real owner, Sharon Mason known surviving heirs of Margaret Mason, deceased mortgagor and real owner and Claidia J. Johnson known surviving heirs of Margaret Mason, deceased mortgagor and real owner** at the suit of OneWest Bank, FSB. Debt: \$238,730.45.

**Jacob M. Ottley**, Attorney.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

12-32274

ALL THAT CERTAIN lot or piece of ground, with the building and improvements thereon erected, situate in **Franconia Township**, County of Montgomery and Commonwealth of Pennsylvania and described according to plan made by John E. Burkhardt, Registered Surveyor, dated 9/26/1958, as follows, to wit:

BEGINNING at a point the intersection of the center lines of Cowpath Road (thirty-three feet wide) and Mininger Road (thirty-three feet wide); thence along center line of the Cowpath Road South fifty-two degrees, thirty minutes East the distance of one hundred eighteen feet to a point, a corner of land of the Grantor, of which this was a part; thence along same South thirty-seven degrees, thirty minutes West the distance of two hundred twenty-one feet to a point in line of Lot No. 4 on said plan; thence along same North fifty-two degrees, thirty minutes West the distance of one hundred forty-nine and sixty-five one-hundredths feet to a point in the center line of the said Mininger Road; thence along same North forty-five degrees, thirty-nine minutes East the distance of two hundred twenty-three and twenty-six one-hundredths feet to the first mentioned point and place of beginning.

TITLE TO SAID PREMISES IS VESTED IN William M. Slater and Laura E. Slater, husband and wife, as Tenants by the Entirety, by Deed from Thelma J. Craig, Executrix of the Estate of Howard F. Kriebel, Deceased, dated 10/16/2001, recorded 10/25/2001, in Book 5382, Page 1178, Instrument #22159.

Parcel Number: 34-00-01135-00-1.

Location of property: 22 Cowpath Road, Souderton, PA 18964-2003.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **William M. Slater and Laura E. Slater** at the suit of GMAT Legal Title Trust 2013-1, U.S. Bank National Association, as Trustee. Debt: \$328,927.04.

**Adam H. Davis**, Attorney. I.D. #203034

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

13-03634

ALL THOSE TWO CERTAIN contiguous lots or pieces of ground, situate in **Abington Township**, County of Montgomery and Commonwealth of Pennsylvania, described according to a plan thereof made by William T. Muldrew, Surveyor and Regulator of Jenkintown, Pennsylvania, dated June 25, 1921, and recorded at Norristown in the Office for Recording of Deeds, &c, in Deed Book No. 328, Page 600, as follows:

BEGINNING at a point in the middle line of Bradfield Road (thirty-three feet wide) at the distance of ninety-five feet Southwestwardly from the middle line of Lafayette Avenue (forty feet wide), containing in front or breadth on the said middle line of Bradfield Road fifty feet (each lot being twenty-five feet in front) and extending together of that width in length or depth Northwestward between lines at right angles to said middle line of Bradfield Road one hundred and seventy-five feet.

BEING Lots 707 and 706 on said plan.

BEING the same premises which Gaard Property Management by Deed dated 03/31/2006 and recorded 05/31/2006 in Montgomery County in Deed Book 5602, Page 1581 granted and conveyed unto Daniel Recigno.

Parcel Number: 30-00-05060-00-4.

Location of property: 1150 Bradfield Road, Abington, PA 19001.

The improvements thereon are: C - retail, office, apartments - multi-use..

Seized and taken in execution as the property of **Daniel Recigno** at the suit of U.S. Bank National Association, as Trustee, Successor in Interest to Bank of America, National Association, as Successor by Merger to LaSalle Bank National Association, as Trustee for Certificateholders of Bear Stearns Asset-Backed Securities I LLC, Asset-Backed Certificates, Series 2006-HE6. Debt: \$322,097.91.

**Matthew K. Fissel**, Attorney. I.D. #314567

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

13-06139

ALL THAT CERTAIN lot or piece of ground, with the building and improvements thereon erected, hereditaments and appurtenances, situate in **Abington Township**, County of Montgomery, Commonwealth of Pennsylvania, bounded and described according to a plan thereof made September 10, 1954 and revised June 5, 1955, by Charles E. Shoemaker, Registered Professional Engineer, of Abington, Pennsylvania, as follows:

BEGINNING at a point formed by the intersection which the Southeasterly side of Edgewood Avenue (50 feet wide) makes with the Southwestly side of Patane Avenue (50 feet wide); thence along the said side of Patane Avenue South 46 degrees, 00 minutes East, 106.55 feet to a point; thence South 43 degrees, 42 minutes West, 37.50 feet to a point; thence through the party wall of a semi-detached dwelling North 46 degrees, 00 minutes West, 106.75 feet to a point on the aforementioned Southeasterly side of Edgewood Avenue; thence along the same North 44 degrees, 00 minutes East, 37.50 feet to the first mentioned point and place of beginning.

BEING Lot No. 28-A on the aforementioned plan and also being the Northeasterly half of Lot No. 24 and Lot No. 25 Block "T" on Plan of Roslyn Heights.

BEING the same premises which Alice C. Griffith, as Trustee of the Alice C. Griffith Trust, by Deed dated July 1, 2003, and recorded July 24, 2003, in the Office of the Recorder of Deeds in and for the County of Montgomery, Pennsylvania, in Book 5466, Page 105, granted and conveyed unto Annette P. Wilson, in fee. (consideration \$146,000.00).

TITLE TO SAID PREMISES IS VESTED IN James E. Johnson and Elaine T. Johnson, as Tenants by the Entirety by Deed from Annette P. Wilson dated 10/13/2006 recorded 11/01/2006 in Deed Book 5622, Page 1606.

Parcel Number: 30-00-17168-00-1.

Location of property: 1447 Edgewood Avenue, Abington, PA 19001.

The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **Elaine T. Johnson and James E. Johnson** at the suit of Select Portfolio Servicing, Inc. Debt: \$223,610.15.

**Morris A. Scott**, Attorney. I.D. #83587

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

13-08643

ALL THAT CERTAIN message and lot or piece of land, hereditaments and appurtenances, situate in **Norristown Borough**, County of Montgomery and State of Pennsylvania, bounded and described according to a survey made by M.D. Patterson, C.E., as follows, to wit:



BEGINNING at a point on the Northeast side of Lafayette Street at the distance of 105 feet Northwesterly from the Northwestern corner of Chain and Lafayette Streets, a corner of a 4 feet wide alley, which alley is dedicated by Elma R. Guilbert for the use of the properties abutting thereon forever; thence along the Northwest side of the alley, Northeasterly 94 feet to the Southwest side of another 4 feet wide alley dedicated for public use by Elma R. Guilbert; thence along said side of said alley Northwesterly 15 feet to a point, a corner of this and other property of Elma R. Guilbert; thence Southwesterly the line passing through the middle of the partition wall between this house and house of said Elma R. Guilbert, 94 feet to the Northeast side of Lafayette Street aforesaid; and along said side of said street, Southwesterly 15 feet to the place of the beginning.

BEING the same property conveyed unto Robert Hinton and Tenena Hinton, husband and wife, as Tenants by Entireties who acquired title by virtue of a Deed from Gray Squirrel, Inc., dated December 15, 1998 and recorded January 13, 1999 at Deed Book Volume 5255, Page 2385, Montgomery County, Pennsylvania records.

Parcel Number: 13-00-19852-00-7.

Location of property: 511 West Lafayette Street, Norristown, PA 19401.

The improvements thereon are: Single family dwelling.

Seized and taken in execution as the property of **Robert Hinton and Tenena Hinton** at the suit of HSBC Bank USA, National Association, in its Capacity as Trustee Under that Certain Pooling and Servicing Agreement Relating to Citigroup Mortgage Loan Trust, Inc., Asset-Backed Pass-Through Certificates, Series 2004-HE1. Debt: \$89,674.70.

**Jana Fridfinnsdottir**, Attorney.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

13-12305

ALL THAT CERTAIN tract or piece of ground, situate in **Douglass Township**, Montgomery County, Commonwealth of Pennsylvania, shown as Lot No. 13 on a Subdivision Plan by A.G. Newbold, R. P. E., dated January 12, 1968, and revised November 20, 1969, and recorded in Montgomery County Records in Plan Book Volume A-16, Page 47, bounded and described, as follows:

BEGINNING at a pin in the Southeasterly boundary of Martin Avenue, said pin being distant 540 feet from the center line of Virmay Drive measured North 36 degrees, 15 minutes East; thence by said boundary line of Martin Avenue North 36 degrees, 15 minutes East, 107 feet to a pin; thence by Lot No. 12 South 53 degrees, 45 minutes East, 206.99 feet to a pin; thence by lands now or late of Allen K. Mensch South 37 degrees, 28 minutes West, 107.02 feet to a pin; thence by Lot No. 14, North 53 degrees, 45 minutes West, 204.72 feet to the place of beginning.

CONTAINING 22,026 square feet, more or less.

BEING the same premises which Leon J. Schlegel a/k/a Leon E. Schlegel and Susan J. Scott by Deed dated January 29, 1988 and recorded in the Montgomery County Recorder of Deeds Office on December 14, 1988 in Deed Book 4896, Page 1337, granted and conveyed unto William J. Scott and Susan J. Scott, his wife, as Tenants by the Entireties.

Parcel Number: 32-00-03768-00-7.

Location of property: 92 Martin Avenue, Gilbertsville, PA 19525.

The improvements thereon are: A residential dwelling.

Seized and taken in execution as the property of **Susan J. Scott** at the suit of Springleaf Financial Services of Pennsylvania, formerly known as American General Consumer Discount Company. Debt: \$168,695.84.

**Sarah K. McCaffery**, Attorney.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

13-13954

ALL THAT CERTAIN lot or piece of ground, with the building and improvements erected, situate in **Limerick Township**, Montgomery County, Pennsylvania, and described according to Final Site Plan (North side) of Pine Tree Road for Fay Brothers Development Company, Inc., made by Carroll Engineering Corporation dated March 26, 1999 and last revised June 15, 2000 and recorded in Montgomery County in Land Site Book 5, Page 197, as follows, to wit:

BEGINNING at a point on the Northeasterly side of Pine Tree Road (50 feet wide) which point of beginning in common to this lot and Lot No. 9 shown on said plan; thence extending from said point of beginning, along Lot No. 9, North 25 degrees, 29 minutes, 15 seconds East, 120.66 feet to point on line of Lot No. 30 (open space) shown on said plan; thence extending along the same South 67 degrees, 18 minutes, 40 seconds East, 37.40 feet to point in line of in and now or of The Bible Fellowship Church of Royersford; thence extending along the same, South 22 degrees, 07 minutes, 54 seconds East, 120.00 feet to a point, corner of Lot No. 11 as shown on said plan; thence extending along the same, South 25 degrees, 29 minutes, 15 seconds West, 41.60 feet to a point on the said Northeasterly side of Pine Tree Road; thence extending along the same, North 64 degrees, 30 minutes, 45 seconds West, 126.00 feet to the first mentioned point and place of beginning.

BEING Lot No. 10 as shown on said plan.

TOGETHER with free and common use, right, liberty and privilege of the said alleys as and for passageways and watercourses at all times hereafter, forever.

UNDER AND SUBJECT to certain building restrictions as of record.

BEING the same-premises which Ronald C. Metzger and Ronald C. Metzger for Nevillia Metzger by Deed dated 10/30/2006 and recorded 8/3/2007 in Montgomery County in Deed Book 5658, Page 1979 granted and conveyed unto Olawale Jegede.

Parcel Number: 37-00-04775-17-4.

Location of property: 31 Pine Tree Drive, Royersford, PA 19468.

The improvements thereon are: A single family residential dwelling.

Seized and taken in execution as the property of **Olwale M. Jegede** at the suit of Nationstar Mortgage, LLC. Debt: \$482,698.37.

**Victoria W. Chen**, Attorney. I.D. #317741

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

13-15748

ALL THAT CERTAIN parcel of land, together with all the improvements thereon, situate in **Upper Moreland Township**, County of Montgomery and Commonwealth of Pennsylvania, bounded and described according to a plan and survey thereof made March 27, 1952 by Charles E. Chocankor, Registered Professional Engineer of Abington, Pennsylvania, as follows:

BEGINNING at a point in the middle line of Easton Road (fifty feet wide) at the distance of one hundred thirteen and sixty-eight one-hundredths feet (113.68') Southwardly from the intersection which the middle line of Easton Road makes with the Southerly side of Park Avenue (forty feet wide) (produced); thence extending along the said middle line of Easton Road South thirteen degrees, thirty-one minutes East (13°, 31' East), fifty-one (51') to a point; thence extending on a line partially along the face of a retaining wall along the walk leading to a side entrance of a brick bank building South seventy-six degrees, twenty-nine minutes West (South 76°, 29' West), one hundred fourteen and sixty-eight one-hundredths feet (114.68') to a point; thence extending North thirteen degrees, thirty-one minutes West (North 13°, 31' West), fifty one feet (51') to a stone; thence extending North seventy-six degrees, twenty-nine minutes East, (North 76°, 29' West), (passing over a stone on the Southwesterly side of Easton Road) one hundred fourteen and sixty-eight one-hundredths feet (114.68') to a point in the aforementioned middle line of Easton Road and place of beginning.

BEING the same premises which PNC Bank, National Association, a National Banking Association and successor by merger to Bank of Old York Road by a Deed date December 15, 2010 and recorded in the Office of the Recorder of Deeds in and for Montgomery County on January 13, 2011 to Deed Book 5790, Page 02219 to 02223, Instrument No. 2011006021 granted and conveyed unto Mehdi Nikparvar. Wife joins in the execution of this Deed.

BEING the same premises which Mehdi Nikparvar a/k/a Mehdi Nikparvar Fard and Niusha Houshmandaraghi, husband and wife dated January 27, 2012 and recorded in the Office of the Recorder of Deeds in Montgomery County to Deed Book 5825, Page 02943 to 02947.

TOGETHER with all and singular the buildings, improvements, way streets, 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 Grantor(s), as well at law as in equity, of, in, and to the same.

Parcel Number: 59-00-05419-00-3.

Location of property: 126 Easton Road, Willow Grove, PA 19090.

The improvements thereon are: C - Medical-Dental Center.

Seized and taken in execution as the property of **Mehdi Nikparvar, Niusha Houshmandaraghi and The Nikparvar Family Trust** at the suit of Federal Realty Investment Trust. Debt: \$78,890.92.

**David M. Giles**, Attorney. I.D. #27477

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$4,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

13-21197

ALL THAT CERTAIN message and lot of land, known as premises #520 Stanbridge Street, situate in **Norristown Borough**, County of Montgomery, County of Pennsylvania, bounded and described, as follows, to wit:

BEGINNING at a point on the Southeast side of Stanbridge Street, at the distance of one hundred seventy-four and three-tenths feet Northeastly from Airy Street, a corner of this and land now or late of Elizebeth Meizer by said Meizer's land the line passing through the middle of the partition wall between this and the house on the said Meizer's adjoining land Southeasterly one hundred fifty-two and thirty-three hundredths feet to a twenty-five foot wide alley; thence along said alley Northeastly twenty-two feet to a corner of this and land now or late of Johns Wilde; thence along said Wilde's land parallel to the thirty-three one-hundredths feet to the Stanbridge Street aforesaid and along the Southeast side thereof Southwesterly twenty-two feet to the place of beginning.

BEING the same property conveyed to Tamika Gooding who acquired title by virtue of a Deed from Melvin Moore, by his agent, Gennaro Rauso, duly constituted and appointed by Power of Attorney, dated July 7, 2006, recorded July 10, 2006, in Deed Book 05607, Page 0741, Montgomery County, Pennsylvania records.

Parcel Number: 13-00-34564-00-1.

Location of property: 520 Stanbridge Street, Norristown, PA 19401.

The improvements thereon are: Single family dwelling.

Seized and taken in execution as the property of **Tamika Gooding** at the suit of U.S. Bank National Association, as Trustee for SASCO Mortgage Loan Trust 2006-WF3. Debt: \$212,191.09.

**Jana Fridfinnsdottir**, Attorney.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

13-22431

ALL THAT CERTAIN message or tenement and lot or piece of ground, situate in **Norristown Borough**, County of Montgomery and State of Pennsylvania, bounded and described, as follows, to wit:

SITUATE on the Northwesterly side of Buttonwood Street at the distance of fifteen feet, three inches Southwesterly from the Westerly corner of the said Buttonwood Street and Rich Alley in Norristown Borough, County and State aforesaid.

CONTAINING in front or breadth on said side of Buttonwood Street Southwesterly fifteen feet, two inches and extending of that width in length or depth Northwestwardly between parallel lines at right angles to said Buttonwood Street, the Northeasterly one of which passes through the middle of the partition wall dividing the house on this lot of ground from the house on the lot of Mary D. Kratz adjoining to the Northeasterly and the Southwesterly one of which passes through the middle of the partition wall dividing the house on this lot of ground from the house on the lot of Evans and Heavner, adjoining to the Southwesterly, ninety-five feet to the Southeasterly side of a certain five foot wide alley leading from Lafayette Street to the said Rich Alley, bounded on the Northwesterly by said five feet wide alley, on the Northeasterly by premises belonging to Mary P. Kratz, on the Southeasterly by Buttonwood Street, aforesaid, and on the Southwesterly by other premises belonging to the said Joseph F. Evans and Frank R. Heavner.

TITLE TO SAID PREMISES IS VESTED IN Harriet L. Robinson and David H. Benson by Deed from Timothy Woodruff, dated December 15, 1995 and recorded December 21, 1995 in Deed Book 5135, Page 0784.

Parcel Number: 13-00-05768-00-6.

Location of property: 321 Buttonwood Street, Norristown, PA 19401.

The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **Harriet L. Robinson and David H. Benson** at the suit of U.S. Bank National Association, as Trustee, Successor in Interest to Bank of America, National Association, as Trustee as Successor by Merger to LaSalle Bank National Association as Trustee for EMC Mortgage Loan Trust 2002-B, Mortgage Loan Pass-Through Certificates, Series 2002-B. Debt: \$118,051.59.

**Jacob M. Ottley**, Attorney.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

13-22976

ALL THAT CERTAIN lot or piece of ground, situate in **Horsham Township**, County of Montgomery and State of Pennsylvania, and laid out on a plan thereof made by William L. Muldrew, Surveyor and Regulator, Jenkintown, Pennsylvania, April 9, 1921, as follows:

BEGINNING at the intersection of the center lines of Woodlawn Avenue (40 feet wide) and Summer Avenue (40 feet wide); thence along the center line of said Woodlawn Avenue, South 64 degrees, 30 minutes East, 20.48 feet to a corner; thence along the Southeasterly side of Summer Avenue and Lot Number 1253, South 38 degrees, 09 minutes West, 533.06 feet to a corner; thence by Lot Number 1254, South 70 degrees, 24 minutes, 30 seconds West, 37.44 feet to a corner; thence by Lot Number 1255 and the center line of Summer Avenue, North 38 degrees, 09 minutes East, 560.23 feet to the place of beginning.

BEING a part of the bed of Summer Avenue and being Lot Number 1254 on the said plan, which is recorded in Norristown, PA in Deed Book 830, Page 600.

AND ALSO all those three certain contiguous lots or pieces of ground, situate in the Township, County, and State aforesaid and describe according to the said plan, as follows:

BEGINNING at a point in the middle line on Summer Avenue (40 feet wide) which point is South 38 degrees, 09 minutes West, 220 feet from the middle line of Woodlawn Avenue (40 feet wide).

CONTAINING together in front or breadth on the said middle line of Summer Avenue 86.78 feet (Lots Numbers 1255 and 1256 each having a front of 28.93 feet and Lot Number 1257 having a front of 28.92 feet and extending together in length or depth, South 38 degrees, 09 minutes West, as follows:

LOT NUMBER 1255 being on the Southeast line thereof 344.23 feet and on the Northwest Line thereof 318.41 feet, Lot Number 1256 being on the Southeast line thereof 318.41 feet and on the Northwest line thereof 296.59 feet and on the Northwest Line thereof 274.76 feet, each lot having a breadth on the rear and thereof 80 feet.

BEING Lots Numbers 1255, 1256 and 1257 on the said plan, reserving thereout for the general benefit of the general public the right of passage over a strip of ground, 25 feet wide on both sides of the creek or so much thereof shall be within 25 feet of both sides of the creek running through the herein described premises or through adjoining premises.

BEING the same property conveyed to William L. Sherwood, IV and Jennifer S. Sherwood who acquired title by virtue of a Deed from Boris Kortiak and Elizabeth S. Ramirez, dated September 29, 1998, recorded October 23, 1998, at Deed Book 5245, Page 2087, Montgomery County, Pennsylvania records.

Parcel Number: 36-00-10855-00-8.

Location of property: 329 Summer Avenue, Horsham, PA 19044.

The improvements thereon are: Single family dwelling.

Seized and taken in execution as the property of **Jennifer S. Sherwood, William L. Sherwood, IV and United States of America** at the suit of Deutsche Bank National Trust Company, as Trustee for HSI Asset Securitization Corporation Trust, 2007-HE2, Mortgage Pass-Through Certificates, Series 2007-HE2. Debt: \$287,555.40.

**Jana Fridfinnsdottir**, Attorney.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

13-25392

ALL THAT CERTAIN lot or piece of ground, situate in **Upper Merion Township**, Montgomery County, PA described according to a Record Plan/Subdivision Plan of Village at Crooked Lane for Village at Crooked Lane Land Development Corporation dated 2-4-2000, last revised 11-29-2000 and recorded in Plan Book A-59, Page 476, as follows, to wit:

BEGINNING at a point in the Northeasterly side of South Gulph Road, said point being a common corner of Lot #2 and Lot #3; thence from point of beginning and along Lot #3 North 29 degrees, 00 minutes, 14 seconds East, 92.65 feet to a point; thence on the arc of a circle curving to the right having a radius of 40 feet, the arc distance of 21.53 feet to a point; thence North 23 degrees, 10 minutes, 14 seconds West, 30.25 feet to a point; thence on the arc of a circle curving to the right having a radius of 59.00 feet the arc distance of 59.59 feet to a point; thence North 58 degrees, 21 minutes, 58 seconds West, 33.39 feet to a point; thence North 01 degrees, 35 minutes, 13 seconds East, 53.01 feet to a point; thence South 88 degrees, 27 minutes, 00 seconds East, 363.41 feet to a point on the Westerly side of Crooked Lane; thence South 19 degrees, 57 minutes, 00 East, 59.62 feet to a point; thence on the arc of a circle curving to the left having a radius of 120.00 feet the arc distance of 54.63 feet to a point; thence North 88 degrees, 54 minutes, 18 seconds West, 36.30 feet to a point; thence on the arc of a circle curving to the left having a radius of 192.00 feet, the arc distance of 67.45 feet to a point thence South 70 degrees, 57 minutes, 56 seconds West, 29.62 feet to a point; thence on the arc of a circle curving to the left having a radius of 40.00 feet, the arc distance of 7.80 feet to a point; thence South 60 degrees, 59 minutes, 46 seconds East, 55.17 feet to a point; thence South 29 degrees, 00 minutes, 14 seconds West, 133.86 feet to a point on the Northeasterly side of South Gulph Road; thence along same North 60 degrees, 07 minutes, 50 seconds West, 100.01 feet to the first mentioned point and place of beginning.

BEING Lot #2 as shown on above mentioned plan.

TITLE TO SAID PREMISES IS VESTED IN Kelly A. Latson and Edgar D. Unthank, by Deed from Village at Crooked Lane Development Corporation, dated 04/23/2003, recorded 05/19/2003 in Book 5456, Page 1332.

Parcel Number: 58-00-17191-01-3.

Location of property: 811 Crooked Lane a/k/a 811 South Gulph Road, King of Prussia, PA 19406.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Edgar D. Unthank a/k/a Edgar Unthank, Kelly A. Lotson and The United States of America c/o The United States Attorney for The Eastern District of PA** at the suit of Green Tree Servicing, LLC. Debt: \$337,297.11.

**Adam H. Davis**, Attorney. I.D. #203034

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

13-31912

ALL THAT CERTAIN lot or piece of ground, situate in **Upper Moreland Township**, Montgomery County, Pennsylvania, bounded and described according to a Final Plan of High Point, made for Dorothy B. Graham, by Charles E. Shoemaker, Inc. Abington, Pennsylvania, dated 4/8/1977 and recorded in and for the County of Montgomery at Norristown, Pennsylvania in Plan Book A-30, Page 4, as follows, to wit:

BEGINNING at a point in the bed of High Point West (30 foot wide easement for access), said point being a corner of Lot 9, as shown on the above mentioned plan; thence extending from said point of beginning along Lot No. 7, as shown on the above mentioned plan, party through the bed of High Point West, North 87 degrees, 00 minutes, 00 seconds West, 318.30 feet to a point in line of lends now or late of F. A. Yambor; thence extending along the same, North 28 degrees, 42 minutes, 33 seconds West, 180.35 feet to a point, a corner of lands now or late of John W. and Elizabeth J. Snyder; thence extending along the same and along lands now or late of D.L. and Rupertus, North 70 degrees, 00 minutes, 00 seconds East, 251.59 feet to a point, a corner of Lot No. 9, as shown on the above mentioned plan; thence extending along the same and party through the bed of High Point West, South 33 degrees, 00 minutes, 00 seconds East, 310.95 feet to the first mentioned point and place beginning.

BEING Lot No. 8 as shown on the above mentioned plan.

Parcel Number: 59-00-09361-57-9.

Location of property: 80 High Point West, Huntington Valley, PA 19006.

The improvements thereon are: A single family residential dwelling.

Seized and taken in execution as the property of **Angelique Guarenghi and Eduardo Guarenghi** at the suit of PNC Bank, National Association, Successor in Interest to National City Real Estate Services, LLC, Successor by Merger to National City Mortgage, Inc., formerly known as National City Mortgage Company. Debt: \$119,505.58.

**Matthew K. Fissel**, Attorney. I.D. #314567

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

13-32009

ALL THAT CERTAIN lot or piece of ground, together with the buildings and improvements thereon erected, situate in **Lansdale Borough**, County of Montgomery and Commonwealth of Pennsylvania, and described according to a survey and plan thereof, as follows, to wit:

BEGINNING at a point, the corner formed by the Southwesterly side of Delaware Avenue (forty-eight feet wide) and the Northwesterly side of Towamencin Avenue (forty-eight feet wide).

CONTAINING in front or breadth on the said side of Delaware Avenue, fifty-six and forty one-hundredths feet and extending of that width in length or depth Southwesterly between parallel lines at right angles to the said side of Delaware Avenue, the Southeasterly line thereof being along the Northwesterly side, of Towamencin Avenue, one hundred forty-four feet to the twelve feet wide alley, which extends Northwesterly into Cannon Avenue and Southeasterly into Towamencin Avenue.

TOGETHER with the free and common use of the aforementioned twelve feet wide alley as and for an alley, passageway and watercourse at all times hereafter, forever in common with the owners, tenants and occupiers of the other lots of ground bounding thereon and entitled to the use thereof.

BEING the same premises which Marta N. Duran by Deed dated 11/22/1996 and recorded 11/25/1996 in the Office for the Recording of Deeds in and for the County of Montgomery, Commonwealth of Pennsylvania in Deed Book 5168, Page 1897, granted and conveyed unto Michael J. Groller and Margaret J. Groller, his wife, their heirs and assigns, as Tenants by the Entireties, in fee.

TITLE TO SAID PREMISES IS VESTED IN Mark J. Bryson and Kristi Bryson, husband and wife, as Tenants by the Entireties by Deed from Michael J. Groller and Margaret J. Groller, husband and wife dated 09/19/2002 recorded 01/22/2003 in Deed Book 5443, Page 1088.

Parcel Number: 11-00-03716-00-8.

Location of property: 500 Delaware Avenue, Lansdale, PA 19446.

The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **Kristi Bryson and Mark Bryson a/k/a Mark J. Bryson** at the suit of Deutsche Bank National Trust Company as Trustee for Fremont Home Loan Trust 2002-2, Asset-Backed Certificates, Series 2002-2. Debt: \$364,759.61.

**Morris A. Scott**, Attorney. I.D. #83587

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

13-34920

ALL THAT CERTAIN lot or piece of ground, situate in **Upper Hanover Township**, County of Montgomery and Commonwealth of Pennsylvania, bounded and described according to a subdivision plan as part of 'Brooke Run Development, Phase VI and VII', prepared for Gwynedd Selective Investors, Inc. by Stout, Tacconelli and Associates, Inc., Civil Engineering and Land Surveying dated 11/8/2002 and last revised 7/21/2003 and recorded in Plan Book 22, Page 78, as follows, to wit:

BEGINNING at a point on the Northwesterly side of Stevie Lane (50 feet wide) at a corner of this and Lot 88 as shown on the above mentioned plan; thence extending from said point of beginning and along Lot 88 North 42 degrees, 54 minutes, 45 seconds West, 147.10 feet to a point a corner on the Southeasterly side of East Buck Road (40 feet wide); thence extending along the same the two (2) following courses and distances, as follows, to wit: (1) North 42 degrees, 21 minutes, 50 seconds East, 117.41 feet to a point of curve; and (2) on the arc of a circle curving to the right having a radius of 300.00 feet the arc distance of 13.40 feet to a point a corner in line of Lot 90; thence extending along the same South 44 degrees, 42 minutes, 49 seconds East, 143.47 feet to a point a corner on the Northwesterly side cul-de-sac of Stevie Lane; thence extending along the same the three (3) following courses and distances, as follows, to wit: (1) on the arc of a circle curving to the left having a radius of 60.00 feet the arc distance of 34.81 feet to a point of reverse curve; (2) on the arc of a circle curving to the right having a radius of 48.00 feet the arc distance of 36.24 feet to a point of reverse curve; and (3) on the arc of a circle curving to the left having a radius of 475.00 feet the arc distance of 68.15 feet to a point being the first mentioned point and place of beginning.

BEING Lot 89 as shown on the above mentioned plan.

TITLE TO SAID PREMISES IS VESTED IN Robert J. Alexander, a single man, by Deed from Diane L. Evanco, a single woman and Robert J. Alexander, a single man, dated 09/28/2011, recorded 04/23/2012 in Book 5833, Page 799.

Parcel Number: 57-00-02735-01-6.

Location of property: 1005 Stevie Lane, Pennsburg, PA 18073-2335.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Robert J. Alexander** at the suit of Wells Fargo Bank, N.A. Debt: \$294,469.40.

**Adam H. Davis**, Attorney. I.D. #203034

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

13-35032

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, situate in **Horsham Township**, County of Montgomery and Commonwealth of Pennsylvania bounded and described according to a Plan of Subdivision prepared for Country Springs, Phase III made by Urwiler and Walter, Inc., Summeytown, Pennsylvania dated 12/1/94 and recorded in the Office of the Recorder of Deeds in Plan Book A-46, Page 136 and 137, as follows, to wit:

BEGINNING at a point on the Northeasterly side of Cavalry Drive (40 feet wide) measured the 3 following courses and distances from a point of curve on the Northwesterly side of Brandywine Drive (40 feet wide): (1) on the arc of a circle curving to the right having a radius of 25 feet the arc distance of 39.27 feet to a point of tangent; (2) North 50 degrees,



32 minutes, 35 seconds West, 217 feet to a point of curve; (3) on the arc of a circle curving to the left having a radius of 200 feet the arc distance of 23.90 feet to a point; thence extending from said point and place of beginning along the said side of Cavalry Drive on the arc of a circle curving to the left having a radius of 200 feet the arc distance of 36.39 feet to a point a corner of Lot No. 49; thence extending along said lot passing through a partition wall North 18 degrees, 44 minutes, 43 seconds East crossing a drainage easement 127.24 feet to a point; thence extending South 50 degrees, 32 minutes, 35 seconds East, 67.17 feet to a point a corner of Lot No. 51; thence extending along said lot recrossing said drainage easement South 32 degrees, 36 minutes, 44 seconds West, 112.23 feet to the first mentioned point and place of beginning.

TITLE TO SAID PREMISES IS VESTED IN Lisa M. Davis, by Deed from Joanne Applegate, dated 11/28/2001, recorded 02/12/2002 in Book 5395, Page 1651.

Parcel Number: 36-00-01731-28-5.

Location of property: 28 Cavalry Drive, Horsham, PA 19044-1144.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Lisa Davis a/k/a Lisa May Davis** at the suit of Green Tree Servicing, LLC. Debt: \$243,752.10.

**Paul Cressman**, Attorney. I.D. #318079

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

14-02460

ALL THAT CERTAIN parcel of ground, situate in **Norristown Borough**, Montgomery County, Commonwealth of Pennsylvania, as more fully described in Deed Book 3933, Page 64, ID #130021160004, described according to a plan known as Norriswood Homes, made by Damon and Foster, Civil Engineers, dated August 31, 1956, as follows, to wit:

BEGINNING at a point on the Northeasterly side of Logan Street (fifty feet wide) at the distance of one hundred sixty-five and thirty-five one-hundredths feet measured on a course of South forty-seven degrees, fifty-eight minutes, forty-five seconds East along Logan Street from a point of curve on Logan Street, which point of curve is measured on a line curving to the left having a radius of twenty feet the arc distance of thirty-four and sixty-seven one-hundredths feet from a point on the Southeasterly side of Arch Street (sixty-six feet wide); thence extending from the first herein above mentioned point of beginning, North forty-two degrees, one minute, fifteen seconds East along line of Lot #13 on said plan and partly through the party wall of the house erected on this lot and the house erected on the lot adjoining to the Northwest one hundred feet; thence extending South forty-seven degrees, fifty-eight minutes, forty-five seconds East along line of part of Lot #17 on said plan, thirty-two feet to a point; thence extending South forty-two degrees, one minute, fifteen seconds West, along line of Lot #15 on said plan and through the title line in the bed of a certain driveway, which driveway extends Southwestwardly into Logan Street as shown on said plan one hundred feet to a point on the Northeasterly side of Logan Street; thence extending North forty-seven degrees, fifty-eight minutes, forty-five seconds West along Logan Street thirty-two feet to the first mentioned point and place of beginning.

BEING known as Lot #14 on said plan.

TITLE TO SAID PREMISES IS VESTED IN Maria Marston, an unmarried woman, by Deed from Robert Marston and Maria Marston, dated 02/23/2006, recorded 06/09/2006 in Book 5603, Page 2432. Maria Marston died on 02/27/2012, leaving a Last Will and Testament dated 01/19/2012. Letters Testamentary were granted to Theresa Dilullo on 03/12/2012 in Montgomery County, No. 46-2012-x0985. The Decedent's surviving heir at law and next-of-kin is Theresa Dilullo.

Parcel Number: 13-00-21160-00-4.

Location of property: 311 East Logan Street, Norristown, PA 19401-5422.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Theresa Dilullo, in Her Capacity as Executrix and Devisee of The Estate of Maria Marston** at the suit of Green Tree Servicing, LLC. Debt: \$127,074.74.

**Adam H. Davis**, Attorney. I.D. #203034

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

14-03124

ALL THAT CERTAIN lot or piece of land, situate on the North side of Third Street in **East Greenville Borough**, County of Montgomery State of Pennsylvania bounded and described according to a survey by Smith and Brunner on 8/5/1954, to wit:

BEGINNING at a point in the Northern curb line of said Third Street and land of Paul Krause; thence along the same North 27 degrees, 30 minutes West, 198.50 feet to a post in line of Steltz Alley; thence along the same North 65 degrees, 47 minutes East, 67.85 feet to an iron pin in line of land about to be conveyed to Ralph Shiry; thence along the same South 25 degrees, East 198.30 feet to an iron pin in the aforesaid curb line; thence along said curb line South 67 degrees, 15 minutes East, 64.85 feet to the place of beginning.

BEING the same premises which Raymond W. Stock, Jr. and Sandra L. Stock, his wife by Deed dated 5/27/1994 and recorded 6/8/1994 in Montgomery County in Deed Book 5080, Page 895 conveyed unto Paul F. Carragher, Jr. and Carla W. Carragher, his wife, in fee.

Parcel Number: 06-00-03752-00-4.

Location of property: 435 3rd Street, East Greenville, PA 18041.

The improvements thereon are: Single family dwelling.

Seized and taken in execution as the property of **Shane Nelligan and Carrie Nelligan** at the suit of Robert E. Walton. Debt: \$190,134.80.

**Robert L. Stauffer**, Attorney.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

14-03197

ALL THAT CERTAIN lot, piece or parcel of land, with the buildings and improvements thereon erected, situate, lying and being in the Municipality of **Abington Township**, in the County of Montgomery, State of PA.

BEGINNING at a point in the Southwesterly side of Nyslor Avenue at the distance of 285 feet Southeastwardly from the Southeasterly side of Easton Road.

CONTAINING in front on Nyslor Avenue Southeastwardly 50 feet and extending of the width between parallel lines of depth Southwestwardly 112 feet.

BEING the same premises which Stan Montgomery by Deed dated 11/24/2006 and recorded 12/8/2006 in the Office of the Recorder of Deeds in and for the County of Montgomery, in Deed Book 5627 and Page 588, granted and conveyed unto Stan Montgomery and Eileen J. Penhollow.

Parcel Number: 30-00-47204-00-7.

Location of property: 2330 Nyslor Avenue, Abington, PA 19001.

The improvements thereon are: A residential dwelling.

Seized and taken in execution as the property of **Eileen J. Penhollow and Stan Montgomery a/k/a Stanley B. Montgomery** at the suit of Bank of America, N.A. Successor by Merger to BAC Home Loans Servicing, L.P. f/k/a Countrywide Home Loans Servicing, L.P. Debt: \$234,119.65.

**Sarah K. McCaffery**, Attorney.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

14-04664

ALL THAT CERTAIN lot or place of ground, with the buildings and improvements thereon erected, situate in **West Norriton Township**, County of Montgomery and Commonwealth of Pennsylvania, bounded and described according to a certain plan of a portion of Burnside Estates made by John V. Hoey, Registered Engineer, Norristown, Pennsylvania, dated December 15, 1950 and last revised April 11, 1952 and which plan is recorded at Norristown in the aforesaid Office on December 31, 1952 in Plan File Case No. 1956, Page 601 etc., bounded and described, as follows, to wit:

BEGINNING at a point on the Southwesterly side of Constitution Avenue (fifty feet wide) which point is a corner of Lot No. 26 and 27, Block "C" of said plan; thence extending along said Lot 26, Block "C" South sixty-three degrees, fifty-six minutes, fifty seconds West, one hundred twenty-four and eighty-five one-hundredths feet to a point in line of Lot No. 30 Block "C"; thence extending partly along Lot No. 30, along Lot No. 29 and partly along Lot No. 28, Block "C" South thirty-three degrees, forty-six minutes East, eighty-two feet to a point, a corner of Lot No. 34, Block "C"; thence extending partly along Lot No. 34 and No. 33, Block "C" North fifty degrees, thirty-four minutes, fifty seconds East, one hundred thirty feet to a point on the Southeasterly side of Constitution Avenue; thence extending along the same the two following courses and distances: (1) North thirty-nine degrees, twenty-five minutes, ten seconds West, twenty-five feet to a point of curve; (2) on the arc of a circle curving top the right with a radius of one hundred seventy-five feet the arc distance of twenty-seven and twenty-nine one-hundredths feet to the point of beginning.

BEING Lot No. 27, Block "C" on said plan.

TOGETHER with the free and common use, right liberty and privilege of a joint driveway as and for passageway and driveway at all times hereafter forever, in common with the owners, tenants and occupiers of the other lot of ground bounded thereon and entitled to the use thereof.

SUBJECT to the proportionate part of the expense of maintaining said driveway in good order and repair.

UNDER AND SUBJECT to building restrictions and agreements of record.

BEING the same property conveyed to Andrew J. Mason who acquired title by virtue of a Deed from John A. J. Mason, dated October 16, 1998, recorded November 2, 1998, at Deed Book 5247, Page 588, Montgomery County, Pennsylvania records.

Parcel Number: 63-00-01669-00-5.

Location of property: 38 Constitution Avenue, Norristown, PA 19403.

The improvements thereon are: Single family dwelling.

Seized and taken in execution as the property of **Andrew J. Mason** at the suit of Wells Fargo Bank, N.A., Successor by merger to Wachovia Bank, N.A. Debt: \$72,680.02.

**Jana Fridfinnsdottir**, Attorney.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

14-04701

ALL THAT CERTAIN lot or piece of ground, with the buildings thereon erected, situated in **Souderton Borough**, County of Montgomery and State of Pennsylvania, bounded and described, as follows, to wit:

BEGINNING at a point in the Southerly curb line of West Broad Street and in the dividing line between Lot No. 11 and No. 12 as laid out by S.W. Hunsberger Estate; thence along aforesaid curb line South 55 degrees, West a distance of 20.62 feet to a point; thence containing along aforesaid curb line, by a curve to the left with a radius of 46 feet, a distance of 69.24 feet to a point in the Easterly curb line of Penn Avenue; thence along the Easterly curb line of Penn Avenue, South 31 degrees, and 15 minutes East a distance of 120.30 feet to a point in the center of a 20 foot wide alley known as Meadow Alley; thence along the center of Meadow Alley, North 55 degrees, East a distance of 66.00 feet to a point in the dividing line between Lot No. 11 and Lot No. 12; thence along the aforesaid dividing line North 32 degrees and 8 minutes West a distance of 162.76 feet to the place of beginning.

BOUNDED on the North by West Broad Street, on the East by Lot No. 12 and on South by Meadow Alley and on the West of Penn Avenue.

BEING the same property conveyed to Jose E. Vanegas and Jose Martin Vanegas who acquired title by virtue of a Deed from Stephen C. Moyer and Joanne K. Moyer, husband and wife, dated December 7, 2005, recorded December 15, 2005, at Deed Book 5583, Page 666, Montgomery County, Pennsylvania records.

Parcel Number: 21-00-00420-00-9.

Location of property: 48 West Broad Street, Souderton, PA 18964.

The improvements thereon are: Single family dwelling.

Seized and taken in execution as the property of **Jose E. Vanegas and Jose Martin Vanegas** at the suit of U.S. Bank National Association, as Trustee, for Residential Asset Securities Corporation, Home Equity Mortgage Asset-Backed Pass-Through Certificates, Series 2006-EMX2. Debt: \$288,075.81.

**Jana Fridfinnsdottir**, Attorney.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

14-05290

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, hereditaments and appurtenances, situate in **Springfield Township**, County of Montgomery and Commonwealth of Pennsylvania, described according to a certain plan of George B. Mebus, Registered Professional Engineer, Glenside, Pennsylvania, dated March 24, 1948, which plan is recorded in the Office for the Recording of Deeds &c., in and for the County of Montgomery at Norristown, in Deed Book 1905, Page 600, as follows, to wit:

BEGINNING at a point on the Northeasterly side of Hunters Lane (50 feet wide) at the distance of 160 feet measured South 50 degrees, 47 minutes East from a point of tangent in the same, which point of tangent is at the distance of 23.56 feet measured on the arc of a circle curving to the left having a radius of 15 feet from a point of curve on the Southeasterly side of Heather Road (50 feet wide).

CONTAINING in front or breadth on the said side of Hunters Lane 77.80 feet in extending of that width in length or depth Northeastwardly between parallel lines at right angles to the said Hunters Lane 150 feet.

BEING Lot No. 355 and said plan.

BEING the same premises which James E. Conley by Deed dated September 16, 1994 and recorded October 4, 1994 in the Office of the Recorder of Deeds in in for Montgomery County, Pennsylvania in Record Book 5093, Page 151, granted and conveyed unto Lawrence J. Clark, III, his heirs and assigns.

UNDER AND SUBJECT to conditions and restrictions as of record.

Parcel Number: 52-00-09280-00-1.

Location of property: 911 Hunters Lane, Oreland, PA 19075.

The improvements thereon are: Colonial residential dwelling.

Seized and taken in execution as the property of **Lawrence J. Clark, III** at the suit of Fulton Bank, N.A. Debt: \$55,633.31.

**Sean M. Long**, Attorney.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

14-06495

ALL THAT CERTAIN lot or tract of land, situate on the North side of Lincoln Avenue, **Pottstown Borough**, County of Montgomery, State of PA, bounded and described in accordance with a subdivision plan prepared by Ralph E. Shaner & Son Engineering Company, Pottstown, PA dated 5/30/1990, revised 8/3/1990 recorded in Plan Book C-16, Page 145 and more fully described, as follows, to wit:

BEGINNING at a point on the North side of Lincoln Avenue and 60 feet wide, said point being located on a line South 74 degrees, 50 minutes East, 76 feet from the Northeast corner of Lincoln Avenue and Sheridan Street (60 feet wide); thence from said point of beginning on a line leaving said street and along Lot No. 3 North 15 degrees, 10 minutes East, 135 feet to the South side of a 20 feet wide alley; thence along the South side of said alley, South 74 degrees, 50 minutes East, 32 feet to a corner, thence leaving said alley and along Lot No. 1 South 15 degrees, 10 minutes West, 135 feet to the side of Lincoln Avenue; thence along the North side of Lincoln Avenue North 74 degrees, 50 minutes West, 32 feet to the place of beginning.

BEING all of Lot No. 2 and a three lot subdivision plan prepared for Darrell C. Bragg and Julia A. Bragg and Robert O. Mcoy dated 5/30/90, revised 8/3/90.

TITLE TO SAID PREMISES IS VESTED IN Michael R. Trexler and Audra M. Trexler by Deed from William T. Woodall, Jr. and Stephanie M. Woodall dated August 29, 2008 and recorded September 17, 2008 in Deed Book 5707, Page 2675.

Parcel Number: 16-00-19337-00-6.

Location of property: 759 Lincoln Avenue, Pottstown, PA 19464.

The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **Michael R. Trexler and Audra M. Trexler** at the suit of Bank of America, N.A. Debt: \$208,528.64.

**Terrence J. McCabe**, Attorney.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

14-07027

ALL THAT CERTAIN message and lot or piece of land, situate in **Conshohocken Borough**, County of Montgomery and State of Pennsylvania, bounded and described, as follows:

BEGINNING at a point on the Northeastly side of Eighth Avenue at the distance 195.47 feet Northwesterly from Forrest Street, a corner of this and other property now or late of Joseph McFarland, said point of beginning being opposite to the center of the partition wall located between these premises and Joseph McFarland's adjoining premises; thence Northeastly at right angles to said Eighth Avenue the line being through the center of the partition wall between the premises hereby conveyed and the said Joseph McFarland's adjoining premises, 76 feet to a point a corner of this and other property now or late of Annie Harvey; thence along the line of said Annie Harvey's adjoining land 14.73 feet Northwesterly to a point and corner of this and other property now or late of La Lance Bert Clemens; thence along the line of said adjoining property and passing through the center of the partition wall of these premises and the said La Lance Bert Clemens premises Southwesterly 76 feet to the Northwesterly side of Eighth Avenue and along the said side of said Eighth Avenue Southeasterly 14.73 feet to the place of beginning.

BEING the same premises which Gerald E. Rath, Jr. and Rita I. Rath, by Deed dated 8/14/1992 and recorded 8/21/1992 in the Office for the Recording of Deeds, in and for the County of Montgomery, in Deed Book 5016, Page 1379 granted and conveyed unto Gerald E. Rath, III and Christine Marie Amento.

Parcel Number: 05-00-00612-00-4.

Location of property: 120 West 8th Avenue, Conshohocken, PA 19428.

The improvements thereon are: A single family residential dwelling.

Seized and taken in execution as the property of **Gerald E. Rath, III and Christine A. Rath a/k/a Christine M. Amento** at the suit of Bank of America, N.A. Successor by Merger to Fleet National Bank. Debt: \$80,994.19.

**Matthew K. Fissel**, Attorney. I.D. #314567

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

14-07125

ALL THAT CERTAIN lot or piece of ground, with the building and improvements to be erected thereon, situate in **Lower Pottsgrove Township**, Montgomery County, Pennsylvania and described according to a plan thereof known as Winding Brooke Estates, Phase II, made by Bursich Associates, Inc., dated 2/25/1988 and recorded in Montgomery County in Plan Book A-49, Page 369, as follows, to wit:

BEGINNING at a point on the Southerly side of Donna Lane (50 feet wide) said point being a common corner of this lot and Lot No. 4 on the above mentioned plan; thence along the Southerly side of Donna Lane, South 83 degrees, 32 minutes, 00 seconds East, 80.00 feet to a point a corner of Lot 6 on the above mentioned plan; thence along the same, South 06 degrees, 28 minutes, 00 seconds West, 125.00 feet to a point in line of Phase 1; thence along the same the two following courses and distances: (1) North 83 degrees, 32 minutes, 00 seconds West, 53.12 feet to a point; and (2) South 88 degrees, 44 minutes, 32 seconds West, 28.13 feet to a point a corner of Lot 4 on the above mentioned plan; thence along the same, North 06 degrees, 28 minutes, 00 seconds East, 128.65 feet to the first mentioned point and place of beginning.

BEING the same premises which Anthony R. Finazzo and Mary E. Finazzo, by Deed dated April 17, 2001 and recorded April 27, 2001 in the Office of the Recorder of Deeds in and for Montgomery County in Deed Book 5624, Page 01998, granted and conveyed unto Norman Richard Petria and Mary Ellen Petrie, as Tenants by the Entirety.

Parcel Number: 42-00-01255-08-9.

Location of property: 2242 Donna Lane, Pottstown, PA 19464.

The improvements thereon are: Residential real estate.

Seized and taken in execution as the property of **Mary Ellen Petrie and Norman Richard Petrie Jr. and Kenny Lamidiaux** at the suit of Ocwen Loan Servicing, LLC. Debt: \$171,990.35.

**Edward J. McKee**, Attorney.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

14-07509

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, situate in **Plymouth Township**, County of Montgomery and Commonwealth of Pennsylvania and bounded and described according to a survey and plan thereof made by Reader and Magarity on 11/23/1955, as follows, to wit:

BEGINNING at a point on the Southeasterly side of Midland Road (50 feet wide) at the point of intersection of said Midland Road with Hillcrest Road (60 feet wide at this point); thence extending on the arc of a circle curving to the right having a radius of 20 feet, tangent 19.11 feet the arc distance of 30.51 feet to a point on the Southwesterly side of said Hillcrest Road; thence extending South 49 degrees, 13 minutes East (along the said Southwesterly side of Hillcrest Road) 108.02 feet to a point; thence extending South 43 degrees, 05 minutes West, 65.71 feet to a point; thence extending North 46 degrees, 55 minutes West (and extending between the party wall between this premises adjoining to the Southwest) 127 feet to the Southeasterly side of Midland Road; thence extending North 43 degrees, 05 minutes East (along said Midland Road) 40.84 feet to the first mentioned point and place of beginning.

BEING Lot No. 53 on said plan.

BEING the same property conveyed to Craig Clark and Carol A. Clark, husband and wife, who acquired title by virtue of a Deed from Craig Clark and Carol A. Clark, formerly known as Carol A. Hunsicker, dated August 24, 2009, recorded August 24, 2009, at Deed Book 5741, Page 1718, Montgomery County, Pennsylvania records.

Parcel Number: 49-00-07567-00-7.

Location of property: 1359 Midland Road, Conshohocken, PA 19428.

The improvements thereon are: Single family dwelling.

Seized and taken in execution as the property of **Craig Clark and Carol A. Clark** at the suit of Wells Fargo Bank, N.A. Debt: \$202,694.78.

**Jana Fridfinnsdottir**, Attorney.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

14-07687

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, situate in **Upper Frederick Township**, County of Montgomery and Commonwealth of Pennsylvania, bounded and described according to a Subdivision Plan known as Perkiomen Crossing, made by Burisch Associates, Inc., Registered Professional Land Surveyors and Consulting Engineers, 2129 High Street, Pottstown, Pennsylvania 19464, dated October 30, 1990, and last revised April 18, 1991, and recorded June 5, 1991, in the Recorder of Deeds Office, Montgomery County, at Norristown, Pennsylvania in Plan Book A-2, Page 439 to 443, bounded and described, as follows, to wit:

BEGINNING at a point on the Southwesterly side of Foxfield Circle, said point also being a corner of Lot Number 305, thence extending along Foxfield Circle on the arc of a circle curving to the left having a radius of one hundred eighty and no one-hundredths feet the arc distance of twenty-one and four one-hundredths feet to a point on a curve, a corner of Lot Number 307; thence extending along Lot Number 307 and through a partition wall South sixty-seven degrees, twelve minutes, forty-nine seconds West, one hundred ten and twenty-one hundredths feet to a point; thence extending North twenty-two degrees, forty-seven minutes, eleven seconds West, twenty-one and no one-hundredths feet to a point a corner of Lot Number 305; thence extending along Lot Number 305 and through a partition wall North sixty-seven degrees, twelve minutes, forty-nine seconds East, one hundred eleven and twenty-three one-hundredths feet to a point on the Southwesterly side of Foxfield Circle, the first mentioned point and place of beginning.

TITLE TO SAID PREMISES IS VESTED IN John M. Bush and Kimberly A. Heim, as Tenants in Common, by Deed from Denise M. Ryan and Elaine Corbin, dated 08/02/2004, recorded 08/05/2004 in Book 5520, Page 1999.

Parcel Number: 55-00-00606-21-2.

Location of property: 3427 Foxfield Circle, Perkiomenville, PA 18074.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **John Bush a/k/a John M. Bush and Kimberly A. Heim** at the suit of Bank of America, N.A., as Successor by Merger to BAC Home Loans Servicing, L.P. f/k/a Countrywide Home Loans Servicing, L.P. Debt: \$234,299.46.

**Adam H. Davis**, Attorney, I.D. #203034

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

14-08139

ALL THAT CERTAIN lot or piece of ground, with buildings and improvements thereon erected, situate in **Upper Moreland Township**, Montgomery County, Pennsylvania described according to a survey and plan made by George B. Mebus, Registered Professional Engineer, Glenside, Pennsylvania on May 14, 1951, as follows, to wit:

BEGINNING at a point on the Northwesterly side of Edgehill Road (45 feet wide) which point is measured North 09 degrees, 17 minutes, 43 seconds East, 24.18 feet from a point, which point is measured on the arc of a circle curving to the left having a radius of 20 feet the arc distance of 37.09 feet from a point on the Northeasterly side of Woodcrest Road (50 feet wide); thence extending North 49 degrees, 46 minutes, 48 seconds West, 199.22 feet to a point; thence extending North 39 degrees, 43 minutes, 33 seconds East, 80 feet to a point on the Northwesterly side of Edgehill Road; thence extending along the Northwesterly side of Edgehill Road along the arc of a circle curving to the left having a radius of 330 feet the arc distance of 88.86 feet to the first mentioned point and place of beginning.

BEING Lot Number 30 Edgehill Road.

UNDER AND SUBJECT to building restrictions of record.



TITLE TO SAID PREMISES IS VESTED IN Eileen R. Creamer and Thomas E. Creamer by Deed from Thomas E. Creamer and Eileen R. Creamer, dated September 6, 1973 and recorded September 17, 1973 in Deed Book 3887, Page 0503.

Parcel Number: 59-00-05818-00-9.

Location of property: 2310 Edgehill Road, Huntingdon Valley, PA 19006.

The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **Eileen R. Creamer and Thomas E. Creamer** at the suit of Wells Fargo Bank, N.A. Debt: \$109,608.63.

**Christine L. Graham**, Attorney.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

14-09834

ALL THAT CERTAIN lot being Lot No. 75, Block "F", on the Bridgeport Terrace Plan, recorded at Norristown in Deed Book No. 747, Page 600, situate in **Upper Merion Township**, Montgomery County, Pennsylvania, bounded and described, as follows, to wit:

BEGINNING at a corner of this and Lot No. 76 on the Southeast side of Columbus Street at the distance of eighty-eight and eight hundredths feet Southwesterly from the Southwest corner of Columbus Street and Madison Street; thence Southeastwardly along Lot No. 76, one hundred feet to a corner of Lot No. 115 and 116, in said plan; thence along Lot No. 115, Southwestwardly twenty feet to a corner of Lot No. 74; thence along Lot No. 74 Northwesterly one hundred feet to the Southeast side of Columbus Street; thence along Columbus Street Northeasterly twenty feet to the place of beginning.

BEING the same property conveyed to Kenneth M. Macelak and Dmytro Macelak who acquired title by virtue of a Deed from Kenneth M. Macelak and Helen Hansell, Co-Administrators of the Estate of Mary P. Posobiec, Stella Szochon, Helen Hansell, Theresa A. Defelice, Nellie Zeline, Caroline Lasota, Kenneth M. Macelak, Dmytro Macelak, Jr., Maria Bruno, Elaine Slavens, Robert Szostek, Joanie Szostek, Joanne Heil, Gerald Kripak, Eileen Shoemaker, John Posobiec, Jr., and Carol Conover, dated February 18, 1994, recorded April 24, 1994, at Deed Book 5073, Page 1441, Montgomery County, Pennsylvania records.

Parcel Number: 58-00-04039-00-7.

Location of property: 663 Columbus Street, Bridgeport, PA 19405.

The improvements thereon are: Single family dwelling.

Seized and taken in execution as the property of **Kenneth Macelak, Jr., Heir and Co-Administrator of the Estate of Kenneth M. Macelak, Sr., Dmytro Macelak, Jr., Heir and Co-Administrator of the Estate of Kenneth M. Macelak, Sr. (deceased) and Unknown Heirs and/or Administrators of the Estate of Dmytro Macelak, Sr.** at the suit of Wells Fargo Bank, National Association Successor by Merger to Wachovia Bank, National Association Successor by Merger to First Union National Bank. Debt: \$49,787.77.

**Jana Fridfinnsdottir**, Attorney.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

14-20945

ALL THAT CERTAIN lot or piece of ground, situate in **Lower Providence Township**, County of Montgomery, Commonwealth of Pennsylvania, bounded and described, as follows, to wit:

BEGINNING in the middle of the Evansburg Road leading from Germantown Turnpike Road to the Ridge Turnpike Road at a corner of land sold by the Episcopal Congregation of St. James at Perkiomen to Joseph T. Miller in pursuance of a decree of the Orphan's Court for the County of Montgomery, entered May 4 1925; thence extending along land n/l of said Joseph T. Miller North 38 degrees, West 200 feet to a corner of land n/l of said Church; thence extending North 51 degrees, East 75 feet to a point; thence extending South 38 1/2 degrees, East 200 feet by land n/l of the said Church to the middle line thereof South 51 degrees, West 75 feet to the place of beginning.

BOUNDED on the West by lands of Joseph T. Miller on the North and East other lands of said Church and extending on the South of the middle of said Evansburg Road.

Parcel Number: 43-00-04033-00-1.

Location of property: 143 Evansburg Road, Collegeville, PA 19426.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **James Ciabattoni and Sharon Ciabattoni** at the suit of Wells Fargo Bank, N.A. Debt: \$243,978.06.

**Jill Manuel-Coughlin**, Attorney, I.D. #63252

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

14-25047

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, situate in **Cheltenham Township**, County of Montgomery in the State of Pennsylvania and described according to a plan of property of "Whitemarsh Downs, Inc., Section 3" made by George B. Mebus, Inc., Engineers, dated November 16, 1955, as follows, to wit:

BEGINNING at a point on the Southwesterly side of Wistar Drive (50 feet wide) at the distance of two hundred and twenty-four and forty-eight one-hundredths feet measured on a bearing of South forty-eight degrees, fifty minutes, ten seconds East along the said side of Wistar Drive from a point of tangent in the same, said point of tangent being at the distance of thirty-nine and nine one-hundredths feet measured on the arc of a circle curving to the right having a radius of twenty-five feet from a point of curve on the Southeasterly side of Ashbourne Road (60 feet wide); thence extending from said point of beginning South forty-eight degrees, fifty minutes, ten seconds East along the said side of Wistar Drive seventy-six feet to a point; thence extending South forty-one degrees, nine minutes, fifty seconds West, one hundred and sixty-eight and seventy-five one-hundredths feet to a point; thence extending North forty-eight degrees, forty-nine minutes, fifty-three seconds West, seventy-six feet to a point; thence extending North forty-one degrees, nine minutes, fifty seconds East, one hundred and sixty-eight and seventy-five one-hundredths feet to the first mentioned point and place of beginning.

BEING Lot No. 43.

BEING the same premises which John Beckwith and Jeanette Beckwith, husband and wife, by Deed dated February 21, 2005 and recorded March 17, 2005 in the Records of Deeds Office in and for Montgomery County in Deed Book 5547, Page 733, granted and conveyed unto Jeanette Beckwith, in fee.

Parcel Number: 31-00-29467-00-4.

Location of property: 1500 Wistar Drive, Wyncote, PA 19095.

The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **Jeanette Beckwith a/k/a Jeanette D. Beckwith** at the suit of Washington Savings Bank. Debt: \$230,822.36.

**Stephen M. Hladik**, Attorney, I.D. #66287

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

14-25048

ALL THAT CERTAIN piece or parcel of ground, with the buildings and improvements to be erected thereon, situate in **Lower Merion Township**, Montgomery County, Pennsylvania and described according to a certain plan of property made for Dorothy Korin by George B. Mebus, Inc., Engineers, dated May 22, 1961 and last revised April 21, 1962 said plan being recorded in the Office of the Recorder of Deeds for Montgomery County at Norristown, PA in Plan Book A-7, Page 25, as follows, to wit:

BEGINNING at a point in the Center line of Indian Creed Road (40 feet wide) said point being the two following courses and distances measured along the center line of Indian Creek Road from its point of intersection with the center line of Lancaster Avenue (60 feet wide): (1) leaving Lancaster Avenue South 40 degrees, 43 minutes West, 35.33 feet to a point of curve; and (2) Southwestwardly on the arc of a circle curving to the left having a radius of 1719.12 feet arc distance of 244.03 to the point of beginning; thence extending from said point of beginning along the center line of Indian Creek Road the two following courses and distances: (1) Southwestwardly on the arc of a circle curving to the left having a radius of 1719.12 feet the arc distance of 10.91 feet to a point of reverse curve; and (2) Southwestwardly on the arc of a circle curving to the right having a radius of 216.81 feet the arc distance of 54.49 feet to a point; thence extending North 27 degrees, 33 minutes, 19 seconds West crossing the Northwesterly side of Indian Creek Road also crossing the bed of driveway as shown on said plan 109.91 feet to a point; thence extending North 05 degrees, 40 minutes, 41 seconds East crossing the Southwesterly side of another driveway as shown on said plan 23.53 feet to a point in the bed of same; thence extending through the bed of the last mentioned driveway the three following courses and distances: (1) North 10 degrees, 20 minutes, 19 seconds West, 22.35 feet to a point; (2) North 30 degrees, 25 minutes, 19 seconds West, 51.36 feet to a point; and (3) North 55 degrees, 03 minutes, 17 seconds West, 28.44 feet to a point; thence extending North 43 degrees, 11 minutes, 19 seconds West crossing the Northwesterly side of the last mentioned driveway 44.63 feet to a point; thence extending North 53 degrees, 59 minutes East, 95.00 feet to a stone; thence extending South 36 degrees, 01 minutes East recrossing the Northwesterly side of Indian Creek Road 221.50 feet to the first mentioned point and place of beginning.

Parcel Number: 40-00-26752-00-1.

Location of property: 209 Indian Creek Road, Wynnewood, PA 19096.

The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **Rita F. McCauley** at the suit of The Bank of New York Mellon f/k/a The Bank of New York, et al. Debt: \$1,160,986.42.

**Stephen M. Hladik**, Attorney, I.D. #66287

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

14-26076

ALL THAT CERTAIN Lot or place of ground, situate in **Upper Moreland Township**, Montgomery County, Pennsylvania and described according to a certain plan thereof known as Amended Plan of Huntingdon Dales Division Number 2 made by Charles E. Shoemaker, Registered Professional Engineer, dated November 18, 1955, said plan being recorded in the Office of the Recorder of Deeds for Montgomery County at Norristown, Pennsylvania in Plan Book A-2, Page 113, as follows, to wit:

BEGINNING at a point on the Northeasterly side of Redbarn Road (fifty feet wide) said point being the two following courses and distances from a point of curve on the Southeasterly side of Division Street (fifty feet wide): (1) leaving Division Street on the arc of a circle curving to the left having a radius of twenty and no one-hundredths feet the arc distance of thirty-one and forty-two one-hundredths feet to a point of tangent on the Northeasterly side of Redbarn Road; and (2) South forty-one degrees, twenty nine minutes, fifty seconds East along the Northeasterly side of Redbarn Road sixty and no one-hundredths feet to the place of beginning.

CONTAINING in front or breadth Southeastwardly along the Northeasterly side of Redbarn Road eighty and no one-hundredths feet extending at that width in length or depth Northeastwardly between parallel lines at right angles to Redbarn Road crossing a certain twenty-five and one-hundredths feet wide drainage right-of-way one hundred seventy-five and no one-hundredths feet to a point on the Northeasterly side of said right-of-way.

TITLE TO SAID PREMISES IS VESTED IN Kristine Bean, by Deed from Bruce Bean and Kristine Bean, dated 11/22/2005, recorded 12/12/2005 in Book 5582, Page 1491.

Parcel Number: 59-00-15133-00-9.

Location of property: 308 Red Barn Road, Willow Grove, PA 19090-1613.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Kristine Bean** at the suit of Nationstar Mortgage, LLC. Debt: \$312,534.46.

**Adam H. Davis**, Attorney. I.D. #203034

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

14-26578

ALL THAT CERTAIN property, situated in **Lower Providence Township**, County of Montgomery and State of Pennsylvania being more particularly described in a Deed recorded in Book 5527 at Page 1910 among the land records of the County set forth above.

BEING the same premises which D&M Land Development, LLC, a Pennsylvania Limited Liability Company, by Deed dated 9/17/2004 and recorded 10/01/2004 in the Office of the Recorder of Deeds in and for Montgomery County in Deed Book 05527, Page 1910, granted and conveyed unto Lori Hourigan and Edward Hourigan.

Parcel Number: 43-00-12334-02-5.

Location of property: 105 Forest Lane, Collegeville, PA 19426.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Lori Hourigan and Edward Hourigan** at the suit of The Bank of New York Mellon, as Trustee c/o Wells Fargo Bank, N.A. Debt: \$590,536.65.

**Amanda L. Rauer**, Attorney. I.D. #307028

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

14-28272

ALL THAT CERTAIN lot or piece of land, with the buildings therein erected, situate in the 1st Ward of **Ambler Borough**, County of Montgomery and State of Pennsylvania, being Lot No. 60 on plan of lots of Oak Park, said plan being recorded in the Office for the Recording of Deeds in and for the County of Montgomery, in Deed Book No. 633, Page 500, said lot being bounded and described, as follows, to wit:

BEGINNING at an iron pipe set in the Southwesterly side of Spring Garden Street (40 feet in width) at the distance of one hundred feet Southeasterly from land formerly of Thomas Jenkins, being a corner of Lot No. 59 on said plan; thence along said side of Spring Garden Street, South forty-six degrees, East fifty feet to an iron pipe, a corner of Lot No. 61; thence by Lot No. 61 South forty-four degrees, West one hundred and ten feet to an iron pipe in line of Lot No. 78 on said plan; thence by the side of Lot No. 78 North forty-six degrees, West fifty feet to an iron pipe, a corner of Lot No. 59; thence by the side of said lot North forty-four degrees, East one hundred and ten feet to the place of beginning.

BEING the same premises which Helen Brown by Deed dated 7/29/2005 and recorded 8/15/2005 in Montgomery County in Deed Book 5566, Page 1840 conveyed unto Joshua M. Blevins and Cecilia L. Blevins.

BEING the same premises which Joshua M. Blevins and Cecilia L. Blevins by Deed dated 11/24/2006 and recorded 1/16/2007 in Montgomery County in Deed Book 5631, Page 1758 conveyed unto Cecilia L. Blevins.

Parcel Number: 01-00-04846-00-4.

Location of property: 270 North Spring Garden Street, Ambler, PA 19002.

The improvements thereon are: A single family residential dwelling.

Seized and taken in execution as the property of **Cecilia L. Blevins and Joshua M. Blevins** at the suit of Bank of New York as Trustee for The Certificateholders CWALT, Inc., Alternative Loan Trust 2005-54CB Mortgage Pass Through Certificates Series 2005-54CB. Debt: \$340,383.18.

**Crystal Espanol**, Attorney. I.D. #315477

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

14-30103

ALL THAT CERTAIN lot or piece of ground, situate on the Southeasterly side of Stanbridge Street, at the distance of 64 feet, 8 inches Northeastwardly from the Northeastly side of Oak Street, in **Norristown Borough**, County of Montgomery and Commonwealth of Pennsylvania, bounded and described according to a survey made thereof duly recorded in the Office for the Recording of Deeds at Norristown, in and for the County of Montgomery, Pennsylvania, in Deed Book 499, Page 500, as follows, to wit:

CONTAINING in front or breadth on said side of said Stanbridge Street, 20 feet and extending of that width in length or depth Southeast between parallel lines, the Southwest one of which extends through the middle of the partition wall dividing the house erected on this lot of ground from that on the lot adjoining to the Southwest 112 feet to the middle of a certain 101 feet wide alley laid out and dedicated for the common use of this and the adjoining properties forever.

BOUNDED on the Northwest by Stanbridge Street aforesaid, on the Northeast by premises now or late of the said William Evans, et al., on the Southeast by said above mentioned alley and on the Southwest by premises of B. Morgan Ambler.

BEING the same property conveyed to Anne Marie Esposito who acquired title by virtue of a Deed from Anne Marie Esposito and Dale Reed, dated April 30, 2012, recorded May 4, 2012, at Deed Book 5834, Page 1352, Montgomery County, Pennsylvania records.

Parcel Number: 13-00-34756-00-7.

Location of property: 706 Stanbridge Street, Norristown, PA 19401.

The improvements thereon are: Single family dwelling.

Seized and taken in execution as the property of **Anne-Marie Esposito a/k/a Anne Marie Esposito** at the suit of Wells Fargo Bank, N.A. Debt: \$157,536.00.

**Jana Fridfinnsdottir**, Attorney.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

14-31226

ALL THAT CERTAIN lot or piece of ground, situate in **Horsham Township**, County of Montgomery and State of Pennsylvania and described according to a certain plan thereof known as "Plan of Lots in Woods Edge" made by Russell S. Lyman, Registered Professional Engineer and Surveyor, dated December 4, 1954 and revised March 3, 1955, said plan being recorded in the Office of the Recorder of Deeds for Montgomery County at Norristown, Pennsylvania in Plan Book B-2, Page 4, as follows, to wit:

BEGINNING at a point at the Northwesterly side of Butternut Drive (fifty feet wide) at the distance of one thousand eight hundred fifty-five and thirty-six one-hundredths feet measured on a bearing of North forty-one degrees, twenty-eight minutes, forty-five seconds East along the said side of Butternut Drive from a point of tangent in the same, said point of tangent being at the distance of forty-three and thirteen one-hundredths feet Northeastwardly measured along the said side of Butternut Drive on the arc of a circle curving to the left having a radius of one hundred twenty-five feet from a point of curve in the same, said point of curve being at the distance of fifteen and ninety-one one-hundredths feet measured on a bearing of North sixty-one degrees, fifteen minutes East along the said side of Butternut Drive from a point of tangent in the same, said point of tangent being at the distance of thirty-nine and twenty-seven one-hundredths feet measured on the arc of a circle curving to the left having a radius of twenty-five feet from a point of curve on the Northeastly side of Holly Drive (fifty feet wide); thence extending from said point of beginning North forty-nine degrees, forty-five minutes West along line of Lot #69 on said plan, one hundred ninety-two and sixteen one-hundredths feet to a point; thence along the rear line of Lot #59 on said plan; thence North forty degrees, fifteen minutes East, eighty feet to a point; thence along line of Lot #67 on said South forty-nine degrees, forty-five minutes East, one hundred ninety-three and eighty-eight one-hundredths feet to a point on the aforesaid side of Butternut Drive; thence extending along the said side of same, South forty-one degrees, twenty-eight minutes, forty-five seconds West, eighty feet and two one-hundredths feet to the first mentioned point and place of beginning.

BEING Lot #68 as shown on the aforesaid plan.

UNDER AND SUBJECT to certain conditions and restrictions that may appear of record.

Parcel Number: 36 -00-01498-00-5.

Location of property: 26 Butternut Drive, Hatboro, PA 19040.

The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **Stephanie Y. Moore and Mary Naylor a/k/a Mary Corley a/k/a Mary Robinson, et al.** at the suit of Stonegate Mortgage Corporation. Debt: \$283,385.93.

**Stephen M. Hladik**, Attorney. I.D. #66287

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

14-32177

ALL THAT CERTAIN lot or piece of land, with the buildings and improvements thereon erected, situate in **Lansdale Borough**, County of Montgomery and State of Pennsylvania, bounded and described according to a Plan of Section No. 2 of "Wissahickon Valley" made for William E. Nash by Herbert H. Metz, Inc., Registered Engineers of Lansdale, Pennsylvania, on February 1, 1965, and revised February 11, 1965, as follows, to wit:

BEGINNING at a point on the Northeasterly side of Lombardy Drive (fifty feet wide) which point is measured North forty-four degrees, thirty minutes West, seven hundred fifty-seven and ninety-seven one-hundredths feet from a point, which last mentioned point is measured along the arc of a circle curving to the right having a radius of twenty-five feet the arc distance of forty-one and five one-hundredths feet from a point on the Northwesterly side of Walnut Street (forty-five feet wide); thence from said point of beginning along the line of Lot No. 48 on said plan, North forty-five degrees, thirty minutes East, one hundred thirty-three and no one-hundredths feet to a point, a corner of other lands now or late of William E. Nash; thence extending along the same, North forty-four degrees, thirty minutes West, seventy-six and no one-hundredths feet to a point, a corner of Lot No. 50 on said plan; thence extending along the same, South forty-five degrees, thirty minutes West, one hundred thirty-three and no one-hundredths feet to a point, a corner on the aforesaid Northeasterly side of Lombardy Drive; thence extending along the same, South forty-four degrees, thirty minutes East, seventy-six feet and no one-hundredths feet to the first mentioned point and place of beginning.

BEING the same premises which Martin A. Vavreck and Mary Joanne Vavreck by Deed dated December 27, 1967 and recorded December 28, 1967, in the Office of the Recorder of Deeds in and for Montgomery County at Book 3496, Page 793, granted and conveyed unto Albert J. Derr and Mary R. Derr, his wife. The said Mary R. Derr departed this life on or about July 1, 1080, thereby vesting sole title in Albert J. Derr by the right of survivorship.

Parcel Number: 11-00-09372-00-4.

Location of property: 831 Lombardy Drive, Lansdale, PA 19446.

The improvements thereon are: A colonial two story single family dwelling.

Seized and taken in execution as the property of **Rosemarie Derr and Albert James F. Derr, Co-Executors of the Estate of Albert J. Derr, Deceased** at the suit of National Penn Bank, s/i/i to FirstService Bank. Debt: \$87,338.62.

**Richard Brent Somach**, Attorney.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

14-32594

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, situate in **Upper Merion Township**, County of Montgomery and Commonwealth of Pennsylvania, being Lot No. 11 on plan of Hidden Valley which plans recorded at Norristown in the Office for the Recording of Deeds etc. in Plan Book A-2, Pages 16 and 50, and revised on May 23, 1955 by M. R. and J. B. Yerkes, Civil Engineers of Bryn Mar, PA and described, as follows, to wit:

BEGINNING at a point being the Northwestern terminus of the radial intersection connecting the Southeasterly side of Robin Road (50 feet wide) with the Southwesterly side of Henderson Road (proposed forty-six and five-tenths feet wide); thence along said radial intersection on a line curving to the right having a radius of thirteen feet the arc distance of twenty feet and forty-two one-hundredths feet to a point of tangent on the Southwesterly side of Henderson Road; thence along same South twenty-four degrees, twenty minutes East crossing a certain ten feet wide utility easement one hundred eighty feet and sixty-two one-hundredths feet to a point; thence partly along Lot No. 10 on said plan South sixty-five degrees, forty minutes West, seventy-eight feet and forty one-hundredths feet to a point; thence along Lot No. 12 on said plan North thirty-five degrees, twenty minutes West recrossing the bed of the aforesaid ten feet wide utility easement one hundred nineteen feet and fifty one-hundredths of a foot to a point on the Southeasterly side of Robin Road aforesaid; thence along same the two following courses and distances, viz: (1) on a line curving to the right having a radius of two hundred thirty-five feet the arc distance of forty-five feet and twelve one-hundredths feet to a point of tangent; (2) North sixty-five degrees, forty minutes East, forty-three feet and thirty-five one hundredths feet to the first mentioned point and place of beginning.

TITLE TO SAID PREMISES IS VESTED IN Lisa Marie A. Matics and Gerald C. Matics by Deed from Roberta A. Lachenmayer dated November 28, 2000 and recorded December 19, 2000 in Deed Book 5342, Page 2368.

Parcel Number: 58-00-10054-00-4.

Location of property: 103 Robin Road, King of Prussia, PA 19406.

The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **Lisa Marie A. Matics and Gerald C. Matics** at the suit of Beneficial Consumer Discount Company d/b/a Beneficial Mortgage Company of Pennsylvania. Debt: \$275,983.35.

**Jacob M. Ottley**, Attorney.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

14-33009

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected being designated as Lot No. 81 on a certain plan of Old York Road Hills, in **Jenkintown Borough**, County of Montgomery and State of Pennsylvania and described according to a survey made by Charles E. Mebus, Registered Engineer, on the Thirty First Day of March A.D. 1938, as follows, to wit:

BEGINNING at a point of intersection of the Southeasterly side of Rodman Avenue (40 feet wide) with the Northeasterly side of Elm Avenue (40 feet wide); thence along the said side of Rodman Avenue North 52°, 23', 15" East, 0.37 of a foot to a point; thence still by the same on a curve to the right with a radius of 2,349.54 feet the arc distance of 74.64 feet to a point a corner of Lot No. 80 on said plan; thence by the same South 37°, 36', 45" East, 190.71 feet to a point a corner of Lot No. 75 on said plan; thence South 59°, 23', 26" West, 81.58 feet to the said Northeasterly side of Elm Avenue; thence by the same on a curve to the left: with a radius of 800 feet the arc distance of 97.79 feet to a point; thence still by the same North 37°, 36', 45" West, 84.41 feet to the place of beginning.

Parcel Number: 10-00-02944-00-7.

Location of property: 500 Rodman Avenue, Jenkintown, PA 19046.



The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Michael H. O'Neill** at the suit of Citizens Bank of Pennsylvania. Debt: \$125,375.49.

**Gregory Javardian**, Attorney. I.D. #55669

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

14-33413

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvement thereon erected, situate in **Cheltenham Township**, County of Montgomery, State of Pennsylvania, bounded and described, as follows, to wit:

BEGINNING at a point on the Southerly line of Rock Creek Drive, where the division line between Lots 1 and 2, Block 7 on plan hereinafter mentioned intersects the same, said point being in the middle line of a 20 feet wide right-of-way or easement, said beginning point also being opposite the Southerly end of Old Farm Road and also being distant 1130.46 feet Westwardly measured along the tangent and curved Southerly line of Rock Creek Drive from the point of curve therein just East of Hedgerow Lane; thence South 65 degrees, 11 minutes, 40 seconds West along the Southerly line of Rock Creek Drive 76.37 feet to a point of curve therein; thence Southwestwardly along the curved Southerly line of Rock Creek Drive curving to the right with a radius of 560 feet the arc distance 85.32 feet to the Westerly boundary line of said plan; thence South 47 degrees, 47 minutes, 22 seconds East along the Westerly boundary line of said plan 180.69 feet to a point in the Southerly line of another 20 feet wide right-of-way or easement; thence North 63 degrees, 36 minutes East along the last mentioned 20 feet wide right-of-way or easement 90.85 feet to a point in the aforesaid division line between Lots 1 and 2, Block 7, said plan; thence North 24 degrees, 48 minutes, 20 seconds West along the same 157.35 feet to the place of beginning.

BEING Lot 1, Block 7 as shown on Plan of Curtis Hills, Section 1, dated January 9, 1956, by George B. Mebus, Inc., Engineers.

Parcel Number: 31-00-23251-00-1.

Location of property: 1120 Rock Creek Drive, Wyncote, PA 19095.

The improvements thereon are: Single family dwelling.

Seized and taken in execution as the property of **Charles Pillar and Jennifer Pillar** at the suit of LSF8 Master Participation Trust. Debt: \$443,569.23.

**Bradley Osborne**, Attorney.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

14-33826

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, situate in **Whitemarsh Township**, County of Montgomery and State of Pennsylvania, and described according to a Plan of Plymouth Meeting Village, made by George B. Mebus, Registered Professional Engineer, Glenside, Pennsylvania, dated 4/24/1950, which plan is recorded in the Office for the Recording of Deeds, etc., at Norristown, Pennsylvania, in Deed Book 2160, Page 601 etc., as follows, to wit:

BEGINNING at a point on the North-easterly side of Green Valley Road (50 feet wide) at the distance of 105 feet measured South 39 degrees, 59 minutes East along said side of Green Valley Road from its intersection with the Southeasterly side of Colony Lane (50 feet wide) (both lines produced); thence extending from said beginning point North 50 degrees, 1 minute East partly along the center line of a certain 10 feet wide driveway laid out between these premises and the premises adjoining to the Northwest 150 feet to a point; thence extending South 70 degrees, 56 minutes, 50 seconds East, 87.46 feet to a point; thence extending South 50 degrees, 1 minutes West, 195 feet to a point on the North-easterly side of Green Valley Road, aforesaid; thence extending along the same North 39 degrees, 59 minutes West, 75 feet to the first mentioned point and place of beginning.

TITLE TO SAID PREMISES IS VESTED IN Daniel E. Matthews and Maureen A. Matthews, h/w, by Deed from Beatrice M. Noderer, dated 06/16/2005, recorded 06/30/2005 in Book 5560, Page 1430, Instrument Number 2005090936.

Parcel Number: 65-00-04960-00-6.

Location of property: 131 Green Valley Road, Plymouth Meeting, PA 19462-1905.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Daniel E. Matthews a/k/a Daniel Matthews, Maureen A. Matthews a/k/a Maureen Matthews and The United States of America c/o The United States Attorney for The Eastern District of PA** at the suit of Ally Bank. Debt: \$228,035.12.

**Adam H. Davis**, Attorney. I.D. #203034

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

15-00381

ALL THAT CERTAIN tract or parcel of land and premises lying, being and situate in **West Norriton Township**, County of Montgomery, and State of Pennsylvania being more particularly described, as follows:

ALL THAT CERTAIN unit designated as Unit 14-B, being a unit in Northbridge Estates, a Condominium, situate in **West Norriton Township**, County of Montgomery and Commonwealth of Pennsylvania, as designated in Declaration of Condominium of Northridge Estates, a Condominium, including Plats and Plans, bearing date January 28, 1987 and recorded in the Office of the Recorder of Deeds in and forth the County of Montgomery on February 3, 1987 in Deed Book 4828, Page 1172, a First Supplementary Declaration of Condominium dated February 26, 1987 and

recorded March 3, 1987 in Deed Book 4830, Page 1406, a Second Supplementary Declaration of Condominium dated April 8, 1987 and recorded April 10, 1987 in Deed Book 4834, Page 1169, a Third Supplementary Declaration of Condominium dated May 20, 1987 and recorded June 9, 1987 in Deed Book 4840, Page 877, a Fourth Supplementary Declaration of Condominium dated July 14, 1987 and recorded July 21, 1987 in Deed Book 4845, Page 106, a Fifth Supplementary Declaration of Condominium dated July 28, 1987 and recorded August 19, 1987 in Deed Book 4848, Page 936, a Sixth Supplementary Declaration of Condominium dated October 7, 1987 and recorded October 13, 1987 in Deed Book 4853, Page 2336, a Seventh Supplementary Declaration of Condominium dated November 25, 1987 and recorded January 5, 1988 in Deed Book 4862, Page 427, an Eighth Supplementary Declaration of Condominium dated February 1, 1988 and recorded February 17, 1988 in Deed Book 4865, Page 938, a Ninth Supplementary Declaration of Condominium dated April 6, 1988 and recorded April 15, 1988 in Deed Book 4870, Page 399, a Tenth Supplementary Declaration of Condominium dated May 10, 1988 and recorded May 16, 1988 in Deed Book 4873, Page 485 a Eleventh Supplementary declaration of Condominium dated June 10, 1988 and recorded June 15, 1988 in Deed Book 4776, Page 424 and a Twelfth Supplementary Declaration recorded August 9, 1988 and recorded in Deed Book 4882, Page 2066 and a Thirteenth Supplementary Declaration recorded November 10, 1988 in Deed Book 4890, Page 864.

BEING the same premises which Daniel P. Kopcik and Kimberly A. Kopcik, his wife, by Deed dated 1/27/1989 and recorded 2/1/1989 in Montgomery County in Deed Book 4901, Page 1302 granted and conveyed unto Edward A. Mika and Claire Mika, his wife. And the said Edward A. Mika departed on 7/17/2014, vesting title solely in Claire Mika as Surviving Tenant by the Entireties as of the date of his death.

Parcel Number: 63-00-09091-27-8.

Location of property: 127 Wendover Drive, West Norriton, PA 19403.

The improvements thereon are: A single family residential dwelling – condominium townhouse - Condominium 14-B. Seized and taken in execution as the property of **Claire Mika** at the suit of Lakeview Loan Servicing, LLC. Debt: \$119,521.32.

**Matthew K. Fissel**, Attorney. I.D. #314567

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

15-01078

ALL THAT CERTAIN message and tract of land, together with the dwelling now thereon erected, situate in **East Greenville Borough**, County of Montgomery, and State of Pennsylvania, known as 421 Blaker Drive, designated Lot No. 68 on a plan of Colonial Village dated 2/26/1974 and revised 9/24/1987 bounded and described, as follows, to wit:

BEGINNING at a point on the Northeasterly side of Blaker Drive (80 feet wide) a corner of Lot 67 in said plan; thence extending from said point of beginning and along Blaker Drive North 24 degrees, 06 minutes, 10 seconds West, 20 feet to a corner of Lot 69 on said plan; North 65 degrees, 53 minutes, 50 seconds East, 128.41 feet to a point; thence South 24 degrees, 06 minutes, 10 seconds East, 20 feet to a corner of Lot 67 on said plan; thence along the same South 65 degrees, 53 minutes, 50 seconds West, 128.41 feet to a point on the Northeasterly side of Blaker Drive being the first mentioned point and place of beginning.

BEING the same premises which Shelly Wright and Heidi Schimmelbusch by Deed dated 2/23/2007 and recorded 3/2/2007 in the Office for the Recording of Deeds, in and for the County of Montgomery, in Deed Book 5637, Page 2919 granted and conveyed unto Beth A. Bentiez.

Parcel Number: 06-00-00404-00-4.

Location of property: 421 Blaker Drive, East Greenville, PA 18041.

The improvements thereon are: A single family residential dwelling.

Seized and taken in execution as the property of **Beth A. Benitez** at the suit of PNC Bank, National Association, Successor by Merger to National City Bank, Successor by Merger to National City Mortgage Company. Debt: \$203,859.24.

**Victoria W. Chen**, Attorney. I.D. #317741

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

15-01610

ALL THAT CERTAIN lot or piece of land, with the brick message or tenement erected, situate in **Upper Merion Township**, County of Montgomery and State of Pennsylvania, bounded and described according to a plan or survey thereof made June 22nd, 1920 by James Gresson, C.E., as follows:

BEGINNING at a stone in the Rebel Hill Road or Belfont Avenue a corner of land of Henderson Supplee; thence along said Rebel Hill Road North sixty-two and one-quarter degrees East, twenty-six feet to a point in said road, a corner of the other property of John Elliott Epright; thence along said other property and through the middle of the partition wall dividing the house on this from the one on the adjoining premises, South twenty-eight degrees and one-quarter East, one hundred and twenty feet and thirty-three hundredths to a point, a corner of other land of said Henderson Supplee; thence along said Supplee's Land South sixty-two and one quarter degrees, West twenty-six feet to a stone, a corner of the first mentioned land of Henderson Supplee; thence along said Henderson Supplee's Land North twenty-eight and one-quarter degrees West, one hundred and twenty and thirty-three hundredths feet to the place of beginning.

Parcel Number: 58-00-01309-00-1.

Location of property: 171 Rebel Hill Road, West Conshohocken a/k/a Conshohocken, PA 19428.

The improvements thereon are: A single family residential dwelling.

Seized and taken in execution as the property of **Donald L. Gottshall** at the suit of Nationstar Mortgage LLC d/b/a Champion Mortgage Company. Debt: \$117,010.05.

**Victoria W. Chen**, Attorney. I.D. #317741

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

15-01945

ALL THAT CERTAIN lot or piece of ground, situate in **Upper Providence Township**, County of Montgomery, and State of Pennsylvania, bounded and described according to a plan of "Perkiomen Woods", made by F.X. Ball Associates, Inc., Consulting Engineers and Surveyors, Schwenksville, Pennsylvania dated April 14, 1976 last revised March 9, 1977 as follows:

BEGINNING at a point on the Northwesterly side of Sycamore Court (62 feet wide) which point is measured the three following courses and distances from a point formed by the intersection of the extended center line of Sycamore Court with the center line of Panetts Drive (25 feet as shown on said plan): (1) from said point of intersection North 49 degrees, 44 minutes, 07 seconds East, 46.76 feet to an angle point; (2) North 73 degrees, 31 minutes, 31 seconds East, 100 feet more or less to the extended Northeasterly line of Lot No. 110 as shown on said plan; and (3) along same North 16 degrees, 28 minutes, 29 seconds West, 31 feet to the point and place of beginning; thence extending from said beginning point along the Northeasterly line of Lot No. 110, North 14 degrees, 28 minutes, 29 seconds West passing partly through the party wall between these premises and the premises adjoining to the Southwest 100 feet to a point; thence extending North 73 degrees, 31 minutes, 31 seconds East, 20 feet to a point a corner Lot No. 112 as shown on said plan; thence extending along Lot No. 112, South 16 degrees, 28 minutes, 29 seconds East passing partly through the party wall between these premises and the premises adjoining to the Northwest 100 feet to a point on the Northwesterly side of Sycamore Court aforesaid; thence extending along the Northwesterly side of Sycamore Court South 73 degrees, 31 minutes, 31 seconds West, 20 feet to the first mentioned point and place of beginning.

BEING Lot No. 111.

TITLE TO SAID PREMISES IS VESTED IN John A. Chapman and Judith N. Chapman, as Tenants by the Entirety by Deed from Andrew J. Borzillo and Sandra L. Borzillo dated 08/13/2007 recorded 08/22/2007 in Deed Book 5661, Page 1571.

Parcel Number: 61-00-04934-23-4.

Location of property: 111 Sycamore Court, Collegetown, PA 19426.

The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **John A. Chapman and Judith N. Chapman** at the suit of PNC Bank, National Association. Debt: \$223,885.72.

**Morris A. Scott**, Attorney. I.D. #83587

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

15-01966

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, situated in **Cheltenham Township**, County of Montgomery, Pennsylvania and described according to a certain plan of property made for Stephen Fudell, made by Charles B. Mebus, II, Registered Professional Engineer, dated October 19, 1973, as follows, to wit:

BEGINNING at a point on the centerline of Ashbourne Road (33 feet wide) said point being measured South 40 degrees, 54 minutes East, 175.61 feet from its point of intersection with the title line in the bed of Juniper Avenue; thence extending along the centerline of Ashbourne Road the two following courses and distances: (1) South 40 degrees, 54 minutes East, 49.45 feet to a point; and (2) South 48 degrees, 42 minutes East, 132.66 feet to a point; thence extending South 41 degrees, 16 minutes West crossing the Southwesterly side of Ashbourne Road, 135.40 feet to a point; thence extending North 55 degrees, 14 minutes West, 204.75 feet to a point; thence extending North 49 degrees, 06 minutes East and recrossing the Southwesterly side of Ashbourne Road, 166.68 feet to the first mentioned point and place of beginning.

TITLE TO SAID PREMISES IS VESTED IN Eric Williamson and Nadine Williamson by Deed from Russell Wesley Moss and Monica Moss dated June 27, 2004 and recorded in Montgomery County in Land Book 5517, Page 0416, recorded July 13, 2004.

Parcel Number: 31-00-01213-00-7.

Location of property: 1708 Ashbourne Road, formerly known as 708 Ashbourne Road, Elkins Park, Cheltenham Township, Montgomery County, PA 19027.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Eric Williamson and Nadine Williamson** at the suit of First Federal Savings & Loan Association of Bucks County. Debt: \$315,828.89.

**Lyndsay E. Rowland**, Attorney. I.D. #205520

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

15-02500

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, situate in **Marlborough Township**, County of Montgomery and Commonwealth of Pennsylvania, bounded and described according to a plan of subdivision made for Joseph Wolf, made by Urwiler and Walter, Inc., Registered Professional Engineers, dated November 18, 1970, said plan being recorded in the Office of the Recorder of Deeds, in and for Montgomery County at Norristown, Pennsylvania in Plan Book B19, Page 75, as follows, to wit:

BEGINNING at a point in the title line in the bed of Finland Road (also known as Upper Ridge Road) (width not shown), said point being a corner of lands now or late of Robert Delano; thence extending from said point of beginning along the aforesaid bed of Finland Road (also known as Upper Ridge Road) North 71 degrees, 50 minutes West, 216.50 feet to a point a corner of lands now or late of Joseph P. Wolf and Irma, his wife; thence extending along part of the aforesaid lands the two (2) following courses and distances as follows, to wit: (1) North 18 degrees, 10 minutes East, 390 feet to a point; thence (2) extending along the same South 71 degrees, 50 minutes East, 218.99 feet to a point a corner of lands now or late of Robert Delano; thence extending along the aforesaid lands the two (2) following courses and distances, as follows, to wit: (1) South 07 degrees, 31 minutes, 47 seconds East, 205.45 feet to a point; thence extending along the same South 42 degrees, 15 minutes West, 224.40 feet to the bed of Finland Road (also known as Upper Ridge Road) to the first mentioned point and place of beginning.

BEING known and designated as Lot No. 1 as shown on the above mentioned plan.

CONTAINING 96.027 square feet of land, more or less net and 102,521 square feet of land, more or less gross.

BEING the same property conveyed to Wayne N. Ployd and Brenda L. Ployd, his wife, who acquired title by virtue of a Deed from Wayne N. Ployd, dated May 17, 1993, recorded May 21, 1993, at Deed Book 5042, Page 79, Montgomery County, Pennsylvania records.

Parcel Number: 45-00-02053-10-7.

Location of property: 2674 Upper Ridge Road, Pennsburg, PA 18073.

The improvements thereon are: Single family dwelling.

Seized and taken in execution as the property of **Brenda J. Ployd** at the suit of Wells Fargo Bank, N.A., Successor by Merger to Wachovia Bank, N.A. Debt: \$136,614.51.

**Michael E. Carleton**, Attorney.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

15-02573

ALL THAT CERTAIN lot or piece of ground, situate in **Upper Pottsgrove Township**, County of Montgomery and Commonwealth of Pennsylvania, bounded and described according to a Subdivision Plan, "Sunnyside Farms" prepared for Sunnyside Farms Partnership by Bursich Associates, Inc., dated 7/24/1990 last revised 8/3/1999 and recorded in Plan Book A-59, Pages 25 and 26, as follows, to wit:

BEGINNING at a point on the Northwesterly side of Meadowview Drive (50 feet wide) a corner of this and Lot No. 47 on said plan; thence extending from said point of beginning and along the Northwesterly side of Meadowview Drive, aforesaid, the two following courses and distances, viz: (1) along the arc of a circle to the left having a radius of 220.00 feet, the arc distance of 27.17 feet to a point of tangent therein; and (2) South 10 degrees, 22 minutes, 10 seconds East, 40.69 feet to a point, a corner of Lot No. 49 on said plan; thence extending along the same, South 79 degrees, 37 minutes, 50 seconds West, 162.50 feet to a point in line of lands now or late of Sunnyside Farms Joint Ventureship; thence extending along the same North 50 degrees, 50 minutes, 24 seconds West, 129.62 feet to a point a corner of Lot No. 47, aforesaid; thence extending along the same North 86 degrees, 42 minutes, 21 seconds East, 251.21 feet to the first mentioned point and place of beginning.

BEING Lot No. 48 as shown on the above mentioned plan.

BEING the same property conveyed to Nancy Marie White and Derrick Andre White, Sr. who acquired title by virtue of a Deed from Bruce J. Rhoades, dated July 27, 2006, recorded September 6, 2006, at Book/Page 05615, Page 0279, Montgomery County, Pennsylvania records.

Parcel Number: 60-00-02039-11-5.

Location of property: 1353 Meadowview Drive, Pottstown, PA 19464.

The improvements thereon are: Single family dwelling.

Seized and taken in execution as the property of **Nancy Marie White and Derrick Andre White, Sr.** at the suit of NRZ Pass-Through Trust IV, U.S. Bank, National Association as Trustee. Debt: \$323,185.97.

**Jana Fridfinnsdottir**, Attorney.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

15-02598

ALL THAT CERTAIN lot or piece of land, situate in **Abington Township**, County of Montgomery and State of Pennsylvania, being bounded and described according to a survey thereof made by Weir and Theime, Civil Engineers as the Willow Grove Realty Company plot, as follows, to wit:

BEING Lots Nos. 9 and 10, Section 12 as laid out on a certain plan of Evergreen Manor, being 50 feet front by 120 feet in depth, as per plan recorded in Office of the Recording of Deeds in and for the County of Montgomery in Deed Book No. 782, Page 600.

## AND ALSO

ALL THOSE TWO CERTAIN lots or pieces of land, situate in **Abington Township**, County of Montgomery and State of Pennsylvania, being bounded and described according to a survey thereof made by Wier and Theime, Civil Engineers, on the Willow Grove Realty Company plot, as follows, to wit:

BEING Lots Nos. 11 and 12, Section 12 as laid out on a certain plan of Evergreen Manor, being 50 feet front by 120 feet in depth as per plan recorded in the Office for the Recording of Deeds in and for the County of Montgomery in Deed Book 782, Page 600.

BEING the same premises which Kirk Peterson and Yuka Yamano-Peterson, by Deed dated May 9, 2013 and recorded in the Montgomery County Recorder of Deeds Office on August 5, 2013 in Deed Book 5883, Page 2536, granted and conveyed unto Thomas L. Patton, III, Amanda Patton, and Susan Patton.

Parcel Number: 30-00-60372-00-6.

Location of property: 2820 Rubicam Avenue, Willow Grove, PA 19090.

The improvements thereon are: A residential dwelling.

Seized and taken in execution as the property of **Amanda Patton, Thomas L. Patton, III and Susan Patton** at the suit of JP Morgan Chase Bank, National Association. Debt: \$210,542.92.

**Sarah K. McCaffery**, Attorney.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

15-02775

ALL THAT CERTAIN parcel of land, situated in **Abington Township**, County of Montgomery, and Commonwealth of Pennsylvania, being known and designated according to a plan and survey thereof made by George B. Mebus, Registered Engineer of Glenside, Pennsylvania, dated July 22, 1947, as follows:

BEGINNING at a point on the Southwest side of Guernsey Avenue (40 feet wide) at the distance of 377.58 feet Southeastwardly from the point of tangent of the radius round corner formed by the intersection of the said Southwest side of Guernsey Avenue with the Southeast side of Highland Avenue (40 feet wide).

CONTAINING in front or breadth on said Guernsey Avenue 30 feet and extending of that width in length or depth South 39 degrees, 03 minutes, 10 seconds West, 120 feet. The Southeast line passing partly through the center of a party wall between this and the house to the Southeast thereof.

BEING the same premises which Kenneth Magistrate by Deed dated 5/25/2000 and recorded 6/12/2000 in the Recorder's Office of Montgomery County, Pennsylvania, Deed Book 5319, Page 1586 granted and conveyed unto David V. McCrork and Sheri D. McCrork.

Parcel Number: 30-00-25756-00-8.

Location of property: 1932 Guernsey Avenue, formerly 22 West Guernsey Avenue, Abington, PA 19001.

The improvements thereon are: A single family residential dwelling.

Seized and taken in execution as the property of **Sheri D. McCrork and David V. McCrork** at the suit of JP Morgan Chase Bank, National Association. Debt: \$139,144.25.

**Matthew K. Fissel**, Attorney. I.D. #314567

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

15-03626

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, situate in **Plymouth Township**, County of Montgomery and State of Pennsylvania, and described according to a survey made by Will D. Hiltner, Registered Engineer, in April 1949, and recorded at Norristown, in Deed Book 1936, Page 601, as follows, to wit:

BEGINNING at a point on the Southwesterly side of Clover Lane (forty feet wide) at the distance of one hundred seventy-five feet and seventy-six one-hundredths feet Northwestwardly from a point of curve formed by intersection of the Southwesterly side of Clover Lane and the Northwesterly side of Pleasant Road, (forty feet wide); thence extending along Clover Lane North fifty degrees, fifty-two minutes, thirty seconds West, seventy-five feet to a point; thence extending on a line, South thirty-nine degrees, seven minutes, thirty seconds West, one hundred eighty feet to a point; thence extending on a line, South fifty degrees, fifty-two minutes, thirty seconds East, seventy-five feet to a point; thence extending on a line, North thirty-nine degrees, seven minutes, thirty seconds East, one hundred four feet to a point; thence extending along the said line, through the centered of a nine feet wide driveway, seventy-six feet to the place of beginning.

BEING Lot #130A on said plan.

TOGETHER with the free use, right and liberty of said driveway as and for a passageway and driveway in common with the owners, tenants and occupiers of the presents adjoining to the Southeast.

TITLE TO SAID PREMISES IS VESTED IN Jeffery N. Salamone, as Sole Owner by Deed from Jeffrey N. Salamone and Angelina J. Salamone dated 09/07/2005 recorded 10/17/2005 in Deed Book 5575, Page 1229.

Parcel Number: 49-00-02344-00-1.

Location of property: 824 Clover Lane, Plymouth Meeting, PA 19462.

The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **Jeffrey Salamone a/k/a Jeff N. Salamone a/k/a Jeffrey N. Salamone** at the suit of HSBC Bank USA, N.A. Debt: \$167,578.62.

**J. Eric Kishbaugh**, Attorney. I.D. #33078

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.



15-04622

ALL THAT CERTAIN lot or piece of ground, situate in **Upper Merion Township**, Montgomery County, Pennsylvania, bounded and described according to a final subdivision plan of R.L. Showalter and Associates, dated January 19, 1981 and revised August 3, 1982 and recorded in the Office of the Recorder of Deeds in Plan Book R-44, Page 244, as follows, to wit:

BEGINNING at a point on the Southeasterly side of Gulph Hills Road (50 feet wide) said point of beginning being a corner of Lot No. 2 as shown on the above mentioned plan; thence extending from said point and place of beginning along the said side of Gulph Hills Road on the arc of a circle curving to the left having a radius of 263.18 feet the arc distance of 79.14 feet to a point, a corner of Lot No. 4; thence extending along the said lot the two following courses and distances: (1) South 67 degrees, 35 minutes, 50 seconds East, 54.00 feet to a point; (2) South 81 degrees, 15 minutes, 45 seconds East, 127.13 feet to a point; thence extending South 08 degrees, 48 minutes, 10 seconds West, 106.60 feet to a point, a corner of Lot No. 2; thence extending along the said lot the three following courses and distances: (1) North 79 degrees, 01 minutes, 24 seconds West, 156.69 feet to a point; (2) North 79 degrees, 03 minutes, 13 seconds West, 26.00 feet to a point; (3) North 70 degrees, 32 minutes, 49 seconds West, 40.51 feet to the first mentioned point and place of beginning.

BEING Lot No. 3 on said plan.

TITLE TO SAID PREMISES IS VESTED IN M. Ellen Moffett and John Moffett a/k/a John T. Moffett by Deed from Frank Clyde and Alison Clyde dated May 30, 1995 and recorded June 20, 1995 in Deed Book 5115, Page 1527.

Parcel Number: 58-00-08674-00-7.

Location of property: 161 Gulph Hills Road, Wayne, PA 19087.

The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **M. Ellen Moffett and John Moffett a/k/a John T. Moffett** at the suit of Urban Financial of America, LLC. Debt: \$361,261.05.

**Joseph F. Riga**, Attorney.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

15-04902

ALL THAT CERTAIN message and lot or piece of land, situate in **Pottstown Borough**, County of Montgomery and State of Pennsylvania on the South side of Beech Street East of Warren Street, known as 614 Beech Street and bounded and limited and described, as follows, to wit:

BEGINNING at a point on the South side of Beech Street, distant 105 feet East of the Southeast corner of Beech and Warren Streets at a corner of this and Lot No. 10; thence Eastward along the said line of Beech Street 30 feet to a corner of Lot No. 11; thence Southward along the division line of said Lot 140 feet to the North line of a 20 feet wide alley; thence Westward along the same, 30 feet to a corner of this and Lot No. 10 as aforesaid; thence Northward along the same, 140 feet to the place of beginning.

TITLE TO SAID PREMISES IS VESTED IN Pamela K. Irwin and James E. Irwin, Jr. by Deed from Homeowners Concept, Inc., a PA Corporation and Irwin Povlow dated April 2, 2003 and recorded June 4, 2003 in Deed Book 5458, Page 0425.

Parcel Number: 16-00-01036-00-1.

Location of property: 614 Beech Street, Borough of Pottstown, PA 19464.

The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **Pamela K. Irwin and James E. Irwin, Jr.** at the suit of LSF9 Master Participation Trust. Debt: \$106,052.04.

**Joseph F. Riga**, Attorney.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

15-05401

ALL THAT CERTAIN lot or piece of ground, situate in **Upper Gwynedd Township**, County of Montgomery, Commonwealth of Pennsylvania, bounded and described according to a final plan of subdivision prepared for Select Properties by Urwiler & Walter, Inc., Registered Professional Engineers, dated October 27, 1986 and last revised on February 9, 1987 as recorded in Plan Book A-48, Page 231, as follows, to wit:

BEGINNING at a point on the Northwesterly side of Clearbrook Road (54 feet wide), at a point a corner in line of this and Lot No. 3 as shown on the above mentioned plan; thence extending from said point of beginning and along Lot No. 3 North 05 degrees, 40 minutes, 30 seconds West, 204.23 feet to a point, a corner in line of lands now or formerly of Joseph W. Berrwraich; thence extending along the same North 63 degrees, 12 minutes East, 40.00 feet to a point, a corner in line of Lot No. 6; thence extending along the same South 45 degrees, 57 minutes, 22 seconds East, 183.30 feet to a point, a corner on the Northwesterly side cul de sac of Clearbrook Road; thence extending along the same on the arc of a circle curving to the left having a radius of 52 feet the arc distance of 35.54 feet to a point of reverse curve; thence extending along the same on the arc of a circle curving to the right having a radius of 40 feet the arc distance of 30.20 feet to a point of compound curve; thence extending along the same on the arc of a circle curving to the right having a radius of 123 feet the arc distance of 77.67 feet to a point of tangent; thence extending along the same South 34 degrees, 19 minutes, 30 seconds West, 50.00 feet to the first mentioned point and place of beginning.

BEING the same premises which Carols E. Deaton by Deed dated July 17, 2006, and recorded August 17, 2006, in the Office of the Recorder of Deeds in and for the County of Montgomery, Pennsylvania, in Book 5612, Page 2803, granted and conveyed to Vincent J. Grosso, Jr., and Lisa M. Grosso.

TOGETHER with all and singular the buildings and improvements, ways, streets, alleys, driveways, passages, waters, water courses, rights, liberties, privileges, hereditaments and appurtenances, whatsoever unto the aforementioned premise belonging, or in anywise appertaining, and the reversions and remainders, rents, issues, and profits thereof, and all the estate, right title, interest, property, claim and demand whatsoever of the previous owner, as well at law as in equity, of in and to the same.

Parcel Number: 56-00-01343-06-8.

Location of property: 1608 Clearbrook Road, Lansdale, PA 19446.

The improvements thereon are: Residential.

Seized and taken in execution as the property of **Vincent J. Grosso, Jr. and Lisa M. Grosso** at the suit of Bayview Loan Servicing, LLC. Debt: \$555,927.23.

**Gary W. Darr**, Attorney. I.D. #90857

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

15-06001

ALL THAT CERTAIN brick message or tenement and lot of land, situate in **Pottstown Borough**, County of Montgomery, Pennsylvania, on the North side of Laurel Street between Franklin and Washington Streets bounded and described, as follows, to wit:

BEGINNING at a point in the North line of said Laurel Street, at a point distant 180' Eastwardly from the Northeast corner of Laurel and Franklin Streets; thence Northward and parallel with Franklin Street 140' to Apple Alley, 20' wide; thence Eastward along the Southside of said Apple Alley, 20' more or less to point, a corner of this and other land of the said Theodore Zavaski; thence Southward and parallel to the first described line 140' to the North line of Laurel Street aforesaid, passing in part of a said course and distance through the middle of the brick division or partition wall of this and, house of said Zavaski immediately adjoining to the East; thence Westward along the North line of said Laurel Street 20' more or less to a point or place of beginning.

BEING the same premises which Janice M. Babin by Deed dated 12/15/1995 and recorded 12/22/1995 in the Office of the Recorder of Deeds in and for the County of Montgomery, in Deed Book 5135 and Page 900, granted and conveyed unto Kenny Lee Kent and Bonnie L. Downie.

Parcel Number: 16-00-18436-00-7.

Location of property: 419 Laurel Street, Pottstown, PA 19464.

The improvements thereon are: A residential dwelling.

Seized and taken in execution as the property of **Kenny Lee Kent and Bonnie L. Downie** at the suit of Nationstar Mortgage, LLC. Debt: \$84,352.11.

**Sarah K. McCaffery**, Attorney.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

15-06867

ALL THAT CERTAIN message known as 252 Green Street, being the Northeasterly side of a double dwelling house and lot or piece of land, situate upon the Southeasterly side of Green Street between Maple Street and 3rd Street in the 2nd Ward of **Royersford Borough**, County of Montgomery and Commonwealth of Pennsylvania, bounded and described according to a survey thereof made by Francis W. Wack, Registered Surveyor, dated April 27, 1996, as follows, to wit:

BEGINNING at a point in the center of said Green Street at the distance of 50.2 feet Northeasterly from the point of intersection of the center lines of said Green Street and said Maple Street; thence on the center line of Green Street North 43 3/4 degrees, East 23.8 feet to a corner of this and other land now or formerly of Cory Hartman; thence along the same, South 46 1/4 degrees, East 200 feet to an iron pin, a corner of this in the center line of a 20 foot wide alley; thence on the center line of said alley, South 43 3/4 degrees, West 23.8 feet to an iron pin, a corner of other lands of late of Jeremiah W. Peterman, deceased now or formerly by John A. Weaver, et ux.; thence along the same, North 46 1/4 degrees, West 200 feet passing in part of said course and distance through the middle of a party wall dividing said double dwelling house to the place of beginning.

CONTAINING 4,760.00 feet of land, be the same more or less.

BEING the same premises which Joseph F. Chicco, Jr. by Deed dated 11/1/2005 and recorded 11/7/2005 in the Office of the Recorder of Deeds in and for the County of Montgomery, in Deed Volume 05578 and Page 1383, granted and conveyed unto Francis J. Burzynski.

Parcel Number: 19-00-01640-00-6.

Location of property: 252 Green Street, Royersford, PA 19468.

The improvements thereon are: A residential dwelling.

Seized and taken in execution as the property of **Joseph F. Chicco, Jr.** at the suit of U.S. Bank National Association, as Trustee for the Certificateholders of LXS 2006-3 Trust Fund. Debt: \$132,878.70.

**Sarah K. McCaffery**, Attorney.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

15-08074

ALL THAT CERTAIN message and lot of land, situate in **Telford Borough** (formerly West Telford) County of Montgomery and Commonwealth of Pennsylvania bounded and described, as follows, to wit:

BEGINNING at a point in the middle of Lincoln Avenue, 180 feet Eastward from an iron pin the intersection of the center lines of said Lincoln Avenue and Second Street; and thence extending along the middle of said Lincoln Avenue, North 46 1/4 degrees, East 50 feet to a point; thence by the land of now or late of Ida F. Oberholtzer, South 43 3/4 degrees, East 180 feet to an iron pin on the middle of a 20 feet wide alley; thence along the middle of said alley, South 46 1/4 degrees, West 50 feet to an iron pin a corner in line of other land of now or late of Ida F. Oberholtzer; thence by the same, North 43 3/4 degrees, West 180 feet to the place of beginning.

BEING the same premises which Thomas A. Heckler and Alexis Heckler, husband and wife by Deed dated 6/30/2003 and recorded 7/18/2003 in the Recorder's Office of Montgomery County, Pennsylvania, Deed Book 5465, Page 298 granted and conveyed unto Kinyacu Valle Sabori and Maricruz Sabori, son and mother.

Parcel Number: 22-02-01183-00-8.

Location of property: 182 West Lincoln Avenue a/k/a 182 Lincoln Avenue, Telford, PA 18969.

The improvements thereon are: A single family residential dwelling.

Seized and taken in execution as the property of **Maricruz Sabori and Kinyacu Valle Sabori** at the suit of Midfirst Bank. Debt: \$173,228.47.

**Matthew K. Fissel**, Attorney. I.D. #314567

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

15-10428

ALL THAT CERTAIN lot or piece of land, situate in **New Hanover Township**, County of Montgomery and Commonwealth of Pennsylvania bounded and described according to a Subdivision Plan for Hunters Run made by Bursich Associates, Inc. dated April 23, 1986, last revised August 27, 1986, as follows, to wit:

BEGINNING at a point on the Southwesterly side of Pheasant Lane (52 feet wide) which point is measured the 2 following courses and distance from a point of curve on the Southeasterly side of Romig Road: (1) on the arc of a circle curving to the right having a radius of 17.00 feet the arc distance of 26.418 feet to a point of tangent; and (2) South 48 degrees, 36 minutes, 45 seconds East, 166.271 feet to the point of beginning; thence extending from said point of beginning along the said Southwesterly side of Pheasant Lane South 48 degrees, 36 minutes, 45 seconds East, 80.00 feet to a point a corner of Lot #4 on said plan; thence extending along said lot South 41 degrees, 23 minutes, 15 seconds West, 140.00 feet to a point, a corner in line of land now or late of Martin J. and Margaret Weller; thence extending along said land North 48 degrees, 36 minutes, 45 seconds West, 80.00 feet to a point a corner of Lot #2 on said plan; thence extending along said lot North 41 degrees, 23 minutes, 15 seconds East, 140.00 feet to the first mentioned point and place of beginning.

BEING Lot No.3 on said plan.

BEING the same premises which Keith E. Dunlap and Luann W. Dunlap, his wife, by their Deed dated March 30, 1989 and recorded on April 6, 1989 in the Office of the Recorder of Deeds of Montgomery County in Deed Book 4906, Page 2092, granted and conveyed unto Howard J. Algeo and Fay C. Algeo, his wife.

Parcel Number: 47-00-05630-04-7.

Location of property: 2170 Pheasant Lane, Gilbertsville, PA 19525.

The improvements thereon are: Single family dwelling.

Seized and taken in execution as the property of **Howard J. Algeo, Fay C. Algeo and The United States of America** at the suit of Eastern Savings Bank, FSB. Debt: \$195,975.07.

**Scott A. Dieterick**, Attorney. I.D. #55650

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

15-10761

ALL THAT CERTAIN unit in the property known and identified as Woodhollow Condominium, located in **Montgomery Township**, County of Montgomery and Commonwealth of Pennsylvania, which has heretofore been submitted to the provisions of the Uniform Condominium Act by the recording in the Montgomery County Recorder of Deeds Office a Declaration, dated 7-12-1983 and recorded 7-13-1983 in Deed Book 4712, Page 83 and the plats and plans attached thereto, and Amended by the following 14 Amendments thereto: (1) Deed Book 4718, Page 580, (2) Deed Book 4719, Page 462, (3) Deed Book 4722, Page 791, (4) Deed Book 4726, Page 2147, (5) Deed Book 4730, Page 1126, (6) Deed Book 4741, Page 867, (7) Deed Book 4748, Page 1389, (8) Deed Book 4752, Page 338, (9) Deed Book 4754, Page 512, (10) Deed Book 4756, Page 1897, (11) Deed Book 4763, Page 1614, (12) Deed Book 4770, Page 1695, (13) Deed Book 4774, Page 27 and (14) Deed Book 4776, Page 338 and re-recorded in Deed Book 4779, Page 90, being and designated as Unit No. 2709 together with all right, title and interest, being an undivided interest of, in and to the Common Elements as set forth in the aforesaid Declaration of Condominium and as the same may be changed by any Amendments thereto.

BEING the same premises which Montgomery Glen Associates, a Pennsylvania Limited Partnership, by Deed dated 12/30/1985 and recorded 1/3/1986 at Norristown, Pennsylvania in Deed Book 4788, Page 2165, granted and conveyed unto Timothy R. Schantz, in fee.

Parcel Number: 46-00-00002-88-8, Map #46014K127.

Location of property: 2709 Adams Court, North Wales, PA 19454.

The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **Lorraine A. Suessenguth, a/k/a L. A. Suessenguth** at the suit of Federal National Mortgage Association ("Fannie Mae"). Debt: \$79,308.05 plus interest to sale date.

**Heather Riloff**, Attorney.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

15-11265

ALL THAT CERTAIN lot or piece of ground, with the semi-detached dwelling thereon erected, situate in **Upper Dublin Township**, County of Montgomery and State of Pennsylvania, bounded and described according to a survey thereof by C. Raymond Weir, Registered Surveyor, September 17, 1937, as follows:

BEGINNING at a point on the Northwesterly side of Randolph Avenue (40 feet wide) 322.77 feet Southwestwardly from the Southwesterly side of Ambler Road (40 feet wide in width) a corner of this and land now being conveyed to Walter E. Holtz and wife; thence along said side of Randolph Avenue South 72 degrees, 47 minutes, 30 seconds West, 22.88 feet to an iron pin a corner in line of other land of Keasbey & Mattison Company of which this was formerly a part; thence along the same North 17 degrees, 12 minutes, 30 seconds West, 105.07 feet to an iron pin, the center line of a 10 feet wide alley; thence along the same North 72 degrees, 47 minutes, 30 seconds East, 22.82 feet to an iron pin in line of land conveyed to Walter E. Holz and wife aforesaid, and along the same, the line for a portion of the distance passing through the center of the partition wall between this and the adjoining property, South 17 degrees, 14 minutes, 30 seconds East, 105.17 feet to the Northwesterly side of Randolph Avenue, the point and place of beginning.

TITLE TO SAID PREMISES IS VESTED IN Raja M. Dhoble, by Deed from Federal National Mortgage Association, dated 12/12/2001, recorded 01/09/2002 in Book 5391, Page 714. Mortgagor Raja M. Dhoble died on 07/10/2013, and upon information and belief, his surviving heirs are Tiffney Dhoble, Raja Devon Dhoble, and Chase Mohan Dhoble.

Parcel Number: 54-00-13657-00-5.

Location of property: 316 Randolph Avenue, Ambler, PA 19002-5611.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Tiffney Dhoble, in Her Capacity as Heir of Raja M. Dhoble, Deceased, Raja Devon Dhoble, in His Capacity as Heir of Raja M. Dhoble, Deceased, Chase Mohan Dhoble, in His Capacity as Heir of Raja M. Dhoble, Deceased and Unknown Heirs, Successors, Assigns, and All Persons, Firms, or Associations Claiming Right, Title or Interest From or Under Raja M. Dhoble, Deceased**, at the suit of JP Morgan Chase Bank, N.A., s/b/m Chase Home Finance LLC, s/b/m to Chase Manhattan Mortgage Corporation. Debt: \$181,260.53.

**Adam H. Davis**, Attorney. I.D. #203034

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

15-14788

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, situate in Rowland Park, **Cheltenham Township**, Montgomery County, Pennsylvania bounded and described in accordance with a plan of property made for R.M. Webb by William T. Muldrew, Civil Engineer, on the Seventeenth day of January A.D. 1972, as follows, to wit:

BEGINNING at a point on the Northeasterly side of Croyden Road (forty feet wide) at the distance of one hundred and forty-one and fifty-five one-hundredths feet Southeastwardly from the Easterly radius of corner of the said Croyden Road and Ashbourne Road forty-one and five-tenths feet wide; thence extending North thirty-eight degrees, fifteen minutes East partly along the Southeastly side of a proposed ten feet wide driveway one hundred and thirty-one and forty-two one-hundredths feet to a point; thence extending South fifty degrees, thirty-one minutes, thirty seconds East along the Northeasterly side of a proposed ten feet wide driveway fifty and one one-hundredths feet to a point; thence extending South thirty-eight degrees, fifteen minutes West, one hundred and thirty-five one-hundredths feet to a point in the Northeasterly side of Croyden Road, aforesaid; thence extending along the same North fifty-one degrees, forty-five minutes West, fifty feet to the first mentioned point and place of beginning.

TITLE TO SAID PREMISES IS VESTED IN Jason B. Zeitz and Helen V. Bernocco, by Deed from Ronald F. Roehm, Successor Trustee of the Elizabeth M. Roehm, Trust Agreement dated 10/11/1993, dated 05/28/2008, recorded 07/11/2008 in Book 5699, Page 2275.

Parcel Number: 31-00-07732-00-4.

Location of property: 651 Croyden Road, Cheltenham, PA 19012-1615.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Jason B. Zeitz and Helen V. Bernocco** at the suit of JP Morgan Chase Bank, N.A. Debt: \$189,612.57.

**Adam H. Davis**, Attorney. I.D. #203034

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

15-14821

ALL THAT CERTAIN lot or piece of ground, situate in **Upper Providence Township**, Commonwealth of Pennsylvania, as shown on a plan of Willowbrooke Estates, made by Nave, Newell & Stampf, Ltd., dated 9/18/90 and last revised 3/27/92 and recorded in Plan Book A-54, Page 323, and bounded and described, as follows, to wit:

BEGINNING at a point on the Southeasterly side of Yeager Road (80.00 feet wide) a corner of Lot 6 on said plan; thence extending along the Southeasterly side of Yeager Road North 66 degrees, 44 minutes, 20 seconds East, 150.00 feet to a point; thence extending along Lot 4 on said plan South 23 degrees, 15 minutes, 40 seconds East, 173.89 feet to a point; thence still along the same South 05 degrees, 38 minutes, 11 seconds East, 129.63 feet to a point; thence extending along lands n/f of Paul and Elizabeth Weeks South 84 degrees, 21 minutes, 49 seconds West, 116.21 feet to a point; thence extending along Lot 6 aforementioned North 23 degrees, 15 minutes, 40 seconds West, 262.25 feet to the point and place of beginning.

BEING Lot #5 on said plan.

BEING the same premises which Judith Hughes Dubow, by Deed dated 4/30/2008 and recorded 5/6/2008 in the Office for the Recording of Deeds, in and for the County of Montgomery, in Deed Book 5691, Page 1958 granted and conveyed unto Warren Edwards and Tracie Edwards.

Parcel Number: 61-00-05658-20-3.

Location of property: 1513 Yeager Road, Royersford, PA 19468.

The improvements thereon are: A single family residential dwelling.

Seized and taken in execution as the property of **Tracie Edwards and Warren Edwards** at the suit of Midfirst Bank. Debt: \$407,361.38.

**Michael McKeever**, Attorney. I.D. #56129

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

15-15114

ALL THAT CERTAIN message and two contiguous lots of land marked Lots No. 104 and 105, on a plot of town lots laid out by David Sower in the Village of Mont Clare, in **Upper Providence Township**, County of Montgomery, State aforesaid, bounded and described according to a survey made by E. F. Pennypacker in the year A.D. 1870, variation of the magnetic needle being five degrees and nine minutes West of the true meridian, as follows, to wit:

BEGINNING at a stake in line with the East side of Amelia Street, and at a corner of the public school house lot, now St. Michael's Greek Catholic Church; thence along the latter land South eighty-six and one-half degrees East, one-hundred sixty-three feet and six inches to a stake in line with the Westward side of a street not named laid out 40 feet wide; thence along said side of said latter street North three and one-half degrees East, eighty feet to a stake a corner of Lot No. 106 lands formerly of David Sower; thence along the Southward side of said Lot No. 106, North eighty-six and one-half degrees, West one-hundred sixty-three feet, six inches to a stake in line with the Eastward side of the aforesaid Amelia Street laid out thirty-three feet wide; thence along the said side of said Amelia Street South three and one-half degrees, West eighty feet to the place of beginning.

EXCEPTING THEREFROM AND THEREOUT ALL THAT CERTAIN message and lot of land marked Lot No. 105 on a plot of town lots laid out by David Sower in the Village of Mont Clare, in **Upper Providence Township**, made by E. F. Pennypacker in the A.D. 1870 variation of the magnetic needle being 5 degrees and 9 minutes West of the true meridian, as follows, to wit:

BEGINNING at a stake in line with the East side of Amelia Street at a corner of Lot No. 104 as laid out aforesaid; thence along said Lot No. 104 South 86 1/2 degrees, East 163 feet, 6 inches to a stake in line with the Westward side of a street not named laid out 40 feet wide; thence along said side of said street North 3 1/2 degrees, East 40 feet to a stake a corner of Lot No. 106, North 86 1/2 degrees, West 163 feet, 6 inches to a stake in line with the Eastward side of the aforesaid Amelia Street laid out 33 feet wide; thence along the said side of said Amelia Street South 3 1/2 degrees, West 40 feet to the place of beginning.

BEING the same premises which Gloria J. Cermak by Deed dated 9/16/2013 and recorded 9/17/2013 in the Office of the Recorder of Deeds in and for the County of Montgomery, in Deed Book 5889, Page 821 and Instrument #2013097978, granted and conveyed unto Miah D. Roggio.

Parcel Number: 61-00-00034-00-4.

Location of property: 207 Amelia Street, Mont Clare, PA 19453.

The improvements thereon are: A residential dwelling.

Seized and taken in execution as the property of **Miah D. Roggio** at the suit of JP Morgan Chase Bank, National Association. Debt: \$160,892.79.

**Leslie J. Rase**, Attorney.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

15-21504

ALL THAT CERTAIN lot or piece of ground, with the building and improvements to be erected thereon, situate in **Lower Pottsgrove Township**, Montgomery County, Pennsylvania, and described according to a Plan of Subdivision prepared as part of "Sunnybrook Village" made by Gilmore and Associates, Inc. dated May 10, 2001 and last revised June 26, 2002 and recorded in Montgomery County in Landsite Plan Book L-6, Page 140.

BEING Lot No 139.



BEING the same premises which National Residential Nominee Services, Inc. by Deed dated 2/13/2006 and recorded 3/28/2006 in the Office of the Recorder of Deeds in and for the County of Montgomery, in Deed Book 5595 and Page 302, granted and conveyed unto Alan Sandler.

Parcel Number: 42-00-01101-58-5.

Location of property: 226 Creekside Drive, Pottstown, PA 19464.

The improvements thereon are: A residential dwelling.

Seized and taken in execution as the property of **Alan Sandler** at the suit of Wells Fargo Bank, National Association as Trustee for Structured Asset Mortgage Investments II Inc., Bear Stearns Mortgage Funding Trust 2006-AR1, Mortgage Pass-Through Certificates Series, 2006-AR1. Debt: \$195,620.28.

**Leslie J. Rase**, Attorney.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

15-22217

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, situate in **Abington Township**, County of Montgomery and State of Pennsylvania. Consisting of lots known as Nos. 799 and 800 on Plan of Glenside Highlands, said plan recorded at Norristown in the Office for the Recording of Deeds in and for the County of Montgomery in Deed Book No. 465, Page 500 and described according to a survey and plan thereof, made by Albright and Mebus, Civil Engineers, Glenside, Pennsylvania, on the 13th day of July A.D. 1926, as follows, to wit:

BEGINNING at a point in the intersection of the Northwest side of Roslyn Avenue (fifty feet wide) and the Northeast side of Weldon Avenue (fifty feet wide).

CONTAINING in front or breadth on the said Roslyn Avenue seventy-five feet and extending of that width in length or depth North sixty-two degrees, thirty-two minutes, thirty seconds West, between parallel lines at right angles to said Roslyn Avenue, the Southwest line thereof along the Northeast side of Weldon Avenue one hundred fifty-feet.

BEING the same premises which Paul E. Romberg and Gertrude Romberg, his wife by Deed dated September 30, 1964 and recorded October 1, 1964 in the Office of the Recorder of Deeds in and for Montgomery County in Deed Book 3348, Page 1147, granted and conveyed unto Anna P. Hoban a/k/a Alma Patricia Hoban, a single woman.

Parcel Number: 30-00-58968-00-6.

Location of property: 448 Roslyn Avenue, Glenside, PA 19038.

The improvements thereon are: Residential real estate.

Seized and taken in execution as the property of **Anna P. Hoban a/k/a Anna Patricia Hoban** at the suit of Deutsche Bank National Trust Company, as Trustee for Ameriquest Mortgage Securities, Inc., Asset-Backed Pass-Through Certificates, Series ARS1 2006-M3 c/o Ocwen Loan Servicing, LLC. Debt: \$190,457.38.

**Edward J. McKee**, Attorney.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

15-22448

ALL THAT CERTAIN tract or piece of land, with the buildings and improvements thereon erected, situate in **Lower Salford Township**, County of Montgomery and Commonwealth of Pennsylvania, bounded and described according to a survey thereof made by Francis W. Wack, Registered Surveyor, dated July 6th, 1951, as follows, to wit:

BEGINNING at a pin in the center line of a public road leading from State Highway Route 113 to Salford Church (thirty-three feet wide), a corner of this and of Robert Y. Ziegler, et ux.; thence along said Ziegler's land, South forty-two degrees, West two hundred feet to an iron pin, a corner of land of Harvey L. Clemmer, of which this was a part; thence along the same, North forty-eight degrees, twenty-five minutes West, one hundred feet to an iron pin, a corner; thence still along said Clemmer's land, North forty-two degrees, East two hundred feet to a pin in the center line of the highway aforesaid; thence in and through the center line of said highway, South forty-eight degrees, twenty-five minutes East, one hundred feet to the place of beginning.

TITLE TO SAID PREMISES IS VESTED IN Christopher Cole and Jessica Cole, h/w, by Deed from Deana Bartleson, dated 02/20/1998, recorded 02/25/1998 in Book 5217, Page 603.

Parcel Number: 50-00-03004-00-6.

Location of property: 538 Oak Drive, Harleysville, PA 19438-2227.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Christopher Cole and Jessica L. Cole** at the suit of JP Morgan Chase Bank, National Association. Debt: \$63,175.11.

**Adam H. Davis**, Attorney. I.D. #203034

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

15-22540

ALL THAT CERTAIN lot or piece of ground, with the building and improvements thereon erected, situate in **Abington Township**, County of Montgomery and Commonwealth of Pennsylvania, being Lot No. 2 according to a plan made for Sunnybrook, Inc. by C. Raymond Weir, Registered Professional Engineer, on April 14, 1951, and recorded June 19, 1951, in the Office for the Recording of Deeds at Norristown, Pennsylvania, in Deed Book 2175, Page 601, which said plan shows revisions of Roslyn Valley No. 3 and portions of Roslyn Park, Sections Nos. 1 and 2, said lot being more fully bounded and described, as follows:

SITUATE on the Southeasterly side of Johnston Avenue (40 feet wide) at the distance of 114 feet measured South 23° 19', 30" West from the intersection of the said side of Johnston Avenue with the Southwesterly side of Fernwood Avenue (50 feet wide) (both lines produced).

CONTAINING in front or breadth on the said side of Johnston Avenue 54 feet and extending of that width in length or depth South 66°, 40', 30" East between parallel lines at right angles to the said side of Johnston Avenue 110 feet to the center line of a certain right of way for township sewers (20 feet wide).

Parcel Number: 30-00-34676-00-7.

Location of property: 1215 Johnston Avenue, Roslyn, PA 19001.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Frank J. Valenti** at the suit of Green Tree Servicing, LLC. Debt: \$151,074.02.

**Gregory Javardian**, Attorney. I.D. #55669

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

15-22565

ALL THOSE CERTAIN town lots or pieces of land, together with the message thereon erected, situate on the Southerly side of Elm Street, in **Whitemarsh Township**, County of Montgomery and Commonwealth of Pennsylvania, described as two separate lots, as follows, to wit:

BEGINNING at a stake on the Southerly side of Elm Street, at the distance of 100 feet Westerly from Walnut Street, a corner of this and Lot No. 434; thence by said lot Southerly at right angles to said Elm Street, 131.5 feet to a stake, a corner of this and land of the Pennsylvania Railroad; thence Westerly, parallel with Elm Street aforesaid 20 feet to a stake, a corner of Lot No. 432; thence by said lot, North parallel with said Walnut Street 131.5 feet to Elm Street aforesaid and along the Southerly side thereof Easterly, 20 feet to the place of beginning.

BEGINNING at a stake on the Southerly side of Elm Street at the distance of 80 feet Westerly from Walnut Street, a corner of this and Lot No. 435; thence by and along the same, Southerly at right angles to said Elm Street, 131.5 feet to land of the Pennsylvania Railroad Company; thence along said side of said land, parallel to Elm Street aforesaid, Westerly 20 feet to a stake, a corner of this and Lot No. 433; thence by and along the same, Northerly parallel with said Walnut Street, 131.5 feet Easterly, 20 feet to the place of beginning.

ALL THAT CERTAIN town lot or piece of land, known as No. 631 East Elm Street, situate in **Whitemarsh Township**, County of Montgomery and Commonwealth of Pennsylvania, bounded and described, as follows, to wit:

BEGINNING at a stake on the Southern side of Elm Street, at the distance of 60 feet Westerly from Walnut Street, a corner of this and Lot No. 436; thence by and along the same, Southerly at right angles to said Elm Street, 171.5 feet to Washington Street; thence along the Northerly side of said Washington Street, Westerly 20 feet to a stake, a corner of this and Lot No. 434; thence by and along the same Northerly parallel with said Walnut Street, 171.5 feet to Elm Street aforesaid, and along the Southerly side thereof, Easterly 20 feet to the place of beginning.

EXCEPTING AND RESERVING thereout a certain tract or piece of land containing 800 square feet of land more or less, conveyed by Jacob Menning, et ux. by Deed dated November 11, 1886, and recorded November 25, 1886 in Deed Book No. 304, Page 252, to the Pennsylvania Schuylkill Valley Railroad Company.

Parcel Number: 65-00-03274-00-9.

Location of property: 631 East Elm Street, Conshohocken, PA 19428.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Joseph Grasso** at the suit of Green Tree Servicing, LLC. Debt: \$158,844.58.

**Gregory Javardian**, Attorney. I.D. #55669

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

15-22675

ALL THAT CERTAIN parcel of land, situate in **Limerick Township**, County of Montgomery and Commonwealth of Pennsylvania and described accordance with a survey made by George F. Shaner, Registered Engineers, as follows, to wit:

BEGINNING at a corner of lands of Nicholas and Florence Lewiski, said point being in a public road known as Limerick Center Road (33 feet wide) otherwise designated as State Legislative Route #46019, leading from Linfield to State Highway Route #422; thence leaving said road and along the Northerly side of lands of Nicholas Lewiski, North 83 degrees, 40 minutes West, 200 feet to a corner of other lands of Michael Lewiski, conveyed to William J. Sullivan; thence along the same, North 6 degrees, 20 minutes East, 192.47 feet to a corner on line of lands now or late of Vincent Chonko; thence along the same, North 8 degrees, 45 minutes East, 7.18 feet and North 86 degrees, 41 minutes East, 225 feet to a corner in the bed of the aforesaid Limerick Center Road; thence along and in the same, South 9 degrees, 52 minutes West, 27.91 feet and South 13 degrees, 52 minutes West, 206 feet to the place of beginning. Containing 1 acre and 07 perches of land and being the Northeasterly portion of premises.

AND beginning at a joint corner other lands of William J. Sullivan and lands of Nicholas Lewiski, said point being distant along said lands from a point in the Limerick Center Road, North 83 degrees, 40 minutes West, 200 feet; thence from said point of beginning along the rear of lands of Nicholas Lewiski, South 13 degrees, 52 minutes West, 120 feet to a corner of line of lands now or late of Clem Cushman; thence along the same, North 83 degrees, 40 minutes West, 800 feet to corner on line of lands late of Garrett Brownback; thence along the same, North 46 degrees, 45 minutes East, 165 feet to a corner on line of lands now or late of Vincent Chonko; thence along the same, North 80 degrees, 45 minutes East, 757.82 feet to a corner of other lands of William J. Sullivan; thence along the same, South 6 degrees, 20 minutes West, 192.47 feet to a corner of lands of Nicholas Lewiski and place of beginning. Containing 3.83 acres, more or less and being the westerly portion of premises.

EXCEPTING AND RESERVING the following:

ALL THAT CERTAIN tract or parcel of land, situate in **Limerick Township**, County of Montgomery and Commonwealth of Pennsylvania, bounded and described in accordance with a survey as made by Ralph E. Shaner & Son Engineering Company, as follows, to wit:

BEGINNING at the Southwesterly corner other lands of Nicholas Lewiski, said point being on line of lands of Clem Cushman and distant along the same a corner in the middle of Limerick Center Road, North 83 degrees, 40 minutes West, 200 feet; thence from said point of beginning continuing along other lands of Clem Cushman, North 83 degrees, 40 minutes West, 392.45 feet to corner of other lands of William Sullivan; thence along the same, North 13 degrees, 52 feet East, 100 feet to a corner and continuing along the same, South 86 degrees, 29.39 minutes East, 402.56 feet to a corner of other lands of Nicholas Lewiski; thence along the same, South 13 degrees, 52 minutes West, 120 feet to the place of beginning.

CONTAINING 1 acre and 00 perches of land.

BEING the same premises which Gordon R. Smith and Bernadine Smith, his wife, Rodney Smith and Randy L. Smith, as Joint Tenants with the Right of Survivorship and not as Tenants in Common, by Deed dated 6/11/2001 and recorded 6/26/2002 in the Office for the Recording of Deeds, in and for the County of Montgomery, in Deed Book 5414, Page 1188 granted and conveyed unto Rodney Smith and Suzanne Smith, husband and wife.

Parcel Number: 37-00-02044-00-7.

Location of property: 534 Limerick Center Road, Linfield, PA 19468.

The improvements thereon are: A single family residential dwelling.

Seized and taken in execution as the property of **Rodney Smith and Suzanne Smith** at the suit of Cu Members Mortgage, a Division of Colonial Savings, F.A. Debt: \$314,663.56.

**Victoria W. Chen**, Attorney. I.D. #317741

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

15-22789

ALL THAT CERTAIN lot or piece of ground, situate in **Abington Township**, Montgomery County, Pennsylvania, described according to a certain plan thereof known as Final Plan of "Carnstion Homes" Section No. 11, made by Charles E. Shoemaker, Inc., Engineers and Surveyors, Abington, Pennsylvania, dated October 13, 1972 said plan being recorded in the Office of the Recorder of Deeds for Montgomery County at Norristown, Pennsylvania, in Plan Book A-21, Page 24, as follows, to wit:

BEGINNING at a point on the Northeasterly side of Windsor Avenue (40 feet wide) said point being the two following courses and distances from a point of curve on the Easterly side of Kimball Avenue (46.5 feet wide): (1) leaving Kimball Avenue on the arc of a circle curving to the left having a radius of 20.00 feet, the arc distance of 20.91 feet to a point of tangent on the Northeasterly side of Windsor Avenue; and (2) South 47 degrees, 58 minutes, 00 seconds East along the Northeasterly side of Windsor Avenue 153.41 feet to the point of beginning.

CONTAINING in front or breadth Southeastwardly along the Northeasterly side of Windsor Avenue 50.00 feet and extending of that width in length or depth Northeastwardly between parallel lines at right angles to Windsor Avenue 113.83 feet.

TITLE TO SAID PREMISES IS VESTED IN George M. Aspen and Geraldine A. Aspen, his wife conveying from Salvatore S. Paone, unmarried deed, dated 11/01/74, recorded 11/06/74 in Book 3987, Page 426, Instrument #000151.

George M. Aspen was a co-record owner of the mortgaged premises as a Tenant by the Entirety by virtue of George M. Aspen's death on or about 06/27/2013, his ownership interest was automatically vested in the Surviving Tenant by the Entirety.

Parcel Number: 30-00-72804-00-3.

Location of property: 2953 Windsor Avenue, Willow Grove, PA 19090-3826.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Geraldine A. Aspen** at the suit of LSF9 Master Participation Trust. Debt: \$327,817.98.

**Adam H. Davis**, Attorney. I.D. #203034

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

15-22844

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, situate in **Whitpain Township**, Montgomery County, Pennsylvania and being known as Lot 85, Section 'B' on a Plan of Center Square Green, made for Center Square Green, Inc., by M.R. and J.B. Yerkes, Civil Engineers and Surveyors, Bryn Mawr, Pennsylvania, dated July 1955, more fully described, as follows, to wit:

BEGINNING at a point on the Southwesterly side of Muhlenburg Drive (50 feet wide at the distance of 1,127 feet measured Southeastwardly along the Southwesterly side of Muhlenburg Drive from the Easternmost terminus of a radial round corner connecting the Southwesterly side of Muhlenburg Drive, with the Southeasterly side of Stirling Way, (50 feet wide); thence extending from the point of beginning, South 49 degrees, 9 minutes East, along the Southwesterly side of Muhlenburg Drive, 10.0 feet to a point; thence extending South 40 degrees, 51 minutes West, 128.94 feet to a point; thence extending North 49 degrees, 14 minutes West, 109 feet to a point; thence extending North 40 degrees, 51 minutes East, 129.08 feet to the Southwesterly side of Muhlenburg Drive, the first mentioned point and place of beginning.

TITLE TO SAID PREMISES IS VESTED IN Valentine J. Gheorghe and Nadia M. Gheorghe, h/w, as Tenants by the Entireties, by Deed from Thomas Reilly and Kimberly A. Moulton, a/k/a Kimberly A. Moulton-Reilly, h/w, dated 06/21/1999, recorded 08/03/1999 in Book 5282, Page 0525.

Parcel Number: 66-00-04495-00-2.

Location of property: 1510 Muhlenburg Drive, Blue Bell, PA 19422-3615.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Nadia M. Gheorghe and Valentin J. Gheorghe a/k/a Valentine J. Gheorghe** at the suit of Santander Bank, N.A. Debt: \$84,612.78.

**Adam H. Davis**, Attorney. I.D. #203034

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

15-23233

ALL THAT CERTAIN lot or piece or parcel of land, situate in **Montgomery Township**, County of Montgomery and State of Pennsylvania, as shown on Plan of "Winners Circle" (Phase III) made by Showalter & Associates dated 10/14/1991, last revised 12/17/92 and recorded in Plan Book A-54, Page 177 in the Office of the Recorder of Deeds of Montgomery County, being more particularly described, as follows:

BEGINNING at a point on the Southerly right-of-way line of Santa Anna Drive, a common corner of Lot 16 and lot 15 as shown on said plan and running thence: (1) along Santa Anna Drive North 43 degrees, 24 minutes, 51 seconds East, 24.00 feet to a point, a common corner of Lot 14 and Lot 15; thence (2) along Lot 14 South 46 degrees, 35 minutes, 09 seconds East, 124.20 feet to a point on the Northerly right-of-way line of an existing 20 feet wide utility easement; thence (3) along said utility easement South 36 degrees, 39 minutes, 52 seconds West, 24.17 feet to a point, a common corner of Lot 16 and Lot 15; thence (4) along lot 16 North 46 degrees, 35 minutes, 09 seconds West, 127.04 feet to the point and place of beginning.

BEING Lot Number 15 as shown on said plan.

Parcel Number: 46-00-03288-25-7.

Location of property: 506 Santa Ana Drive n/k/a 506 Santa Anita Drive, North Wales, PA 19454.

The improvements thereon are: A single family residential dwelling.

Seized and taken in execution as the property of **Victor Michael Olear** at the suit of Green Tree Servicing, LLC. Debt: \$300,463.66.

**Matthew K. Fissel**, Attorney. I.D. #314567

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

15-23588

ALL THAT CERTAIN lot or parcel of land, situate on the Northwesterly side of Pine Street in the Eighth Ward of **Pottstown Borough**, Montgomery County, Pennsylvania, being known as Lot No. 49 in a plan of building lots, formerly in Upper Pottsgrove Township, laid out by Ralph E. Shaner, Civil Engineer, December 1923, bounded, limited and described, as follows, to wit:

BEGINNING at a point 160 feet, 4 inches from the North corner of Master Street and Pine Street, and being at the North corner of Pine Street and a 20 foot wide alley (not yet laid out); thence in a Northeasterly direction along the Northwesterly side of Pine Street 144 feet to a point, a corner of this and Lot No. 50; thence along Lot No. 50, Northwesterly 60 feet, 3 inches, more or less, to a point; thence Southwesterly along land now or late of Rowland Burger, 139 feet, 9 inches to a point, a corner of this and the aforesaid 20 foot alley; thence Southeasterly along the Northeast side of the aforesaid alley, 50 feet 5.75 inches to the point or place of beginning.

ALL THAT CERTAIN tract or parcel of land, situate in Eighth Ward, of **Pottstown Borough**, County of Montgomery, Commonwealth of Pennsylvania, bounded, described in accordance with a survey as made by George F. Shaner, R.E., as follows, to wit:

BEGINNING at the Southeasterly corner lands now or about to be conveyed by Dominic DiAngelo to Harry Douglas Weller, said point being distant along said lands from a corner on the Southerly side of Mervine Street South 46 degrees, 30 minutes West, 150.00 feet; thence from said point of beginning on a course parallel to Pine Street South 46 degrees, 30 minutes West, 136.31 feet to a corner on the Northerly side of a given private alley, (20 feet wide); thence along the same North 39 degrees, 30 minutes West, 100.22 feet to a corner other lands Dominic DiAngelo; thence along the same North 46 degrees, 30 minutes East, 129.32 feet to a corner aforesaid Weller Lands; thence along the same South 43 degrees, 30 minutes East, 99.93 feet to the place of beginning.

ALSO ALL THAT CERTAIN piece or parcel of land, situate in the 8th Ward of **Pottstown Borough**, Montgomery County, Pennsylvania, in a plan of building lots, formerly in Upper Pottsgrove Township, laid out by Ralph E. Shaner, Civil Engineer, December 1923, bounded, limited and described, as follows, to wit:

BEGINNING at a point 60 feet, 6.75 inches Northwesterly from the North corner of Pine Street and a 20 foot wide alley, said point being on the dividing or property line of premises presently owned by the Grantors and Grantees herein; thence along said property line in a Northeasterly direction 100 feet to a point on said property line; thence Northwesterly along lands of the Grantors herein, 50 feet to a point; thence still along lands of the Grantors herein, Southwesterly 50 feet to a point; thence still along lands of the Grantors herein and the aforesaid 20 foot wide alley, in a Southeasterly direction 50 feet to the point or place of beginning.

EXCEPTING THEREOUT AND THEREFROM ALL THAT CERTAIN tract of parcel of land, situate in the 4th (formerly 8th) Ward, of **Pottstown Borough**, County of Montgomery, Commonwealth of Pennsylvania, bounded and described, as follows, to wit:

BEGINNING at the Southeasterly corner other lands Clair E. Yerger, said point being on the Westerly property line of Pine Street (50 feet wide) and distant along the same from a point marking the Southwesterly property line intersection of the said Pine Street and Mervine Street South 46 degrees, 30 minutes West, 245.54 feet; thence from said point of beginning continuing along the Westerly property line of Pine Street South 46 degrees, 30 minutes West, 48.46 feet to a corner on the Northerly side of a given 20 foot wide private alley; thence along the same North 39 degrees, 30 minutes West, 210.49 feet to a corner on line land of George H. Wagner; thence along the same North 46 degrees, 30 minutes East, 33.78 feet to a corner other lands of Clair E. Yerger; thence along the same South 43 degrees, 30 minutes East, 209.98 feet to a corner on the Westerly property line of Pine Street and place of beginning.

FEE SIMPLE TITLE VESTED IN Linda McElroy by Deed from Robert W. Yost, Sr. and Donna J. Yost, dated 7/26/2013, recorded 7/30/2013, in the Montgomery County Recorder of Deeds in Deed Book 5882, Page 2091 in Instrument No. 2013-080738.

Parcel Number: 16-00-22284-00-2.

Location of property: 1219 Pine Street, Pottstown, PA 19464.

The improvements thereon are: Residential real estate.

Seized and taken in execution as the property of **Unknown Heirs, Devisees and Personal Representatives of the Estate of Linda McElroy (now deceased)** by Deed from Robert W. Yost, Sr. and Donna J. Yost, dated 7/26/2013, recorded 7/30/2013, in the Montgomery County Recorder of deeds in Deed Book 5882, Page 2091 in Instrument No. 2013080738 at the suit of SRP 2014-17, LLC. Debt: \$165,523.23.

M. Troy Freedman, Attorney.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

15-23792

ALL THAT CERTAIN message or tenement and lot or piece of ground, hereditaments and appurtenances, situate in **Upper Moreland Township**, County of Montgomery and State of Pennsylvania, bounded and described according to a survey and plan thereof made by Albright and Mebus, Civil Engineers on September 9, 1924, as follows, to wit:

BEGINNING at a point on the Southeasterly side of Cherry Street (33 feet wide) at the distance of 419.17 feet Southwestwardly from the Southwesterly side of Old York Road (60 feet wide); thence extending South 48 degrees, 1 minute East and passing through the center of the party wall of the said message, 112 feet to a point on the Southeasterly side of a 12 feet wide alley; thence extending along the same, South 41 degrees, 59 minutes West, 20 feet to a point; thence extending North 48 degrees, 1 minute West and passing through the center of the party wall of said message, 112 feet to a point in the said side of Cherry Street; thence extending along same North 41 degrees, 59 minutes East, 20 feet to the place of beginning.

TOGETHER with the free and common use, right, liberty and privilege of a certain 8.84 feet wide alley extending Southeastwardly from Cherry Street into the above mentioned 12 feet wide alley in the rear of the above described premises, as and for a passageway and watercourse in common with the adjoining owners, occupiers and tenants at all times hereafter, forever.

UNDER AND SUBJECT to all conditions and restrictions of record.

BEING the same premises which James E. Collins and Lorrie A. Cooper (n/k/a Lorrie A. Collins) by Deed dated 6/20/2006 and recorded 8/29/2006 in the Office of the Recorder of Deeds in and for the County of Montgomery, in Deed Book 05608, Page 0881 and Instrument #2008079596, granted and conveyed unto David Wolf.

Parcel Number: 59-00-02923-00-6.

Location of property: 31 Cherry Street, Willow Grove, PA 19090.

The improvements thereon are: A residential dwelling.

Seized and taken in execution as the property of **David Wolf and United States of America** at the suit of Lehman XS Trust Mortgage Pass-Through Certificates, Series 2006-15 U.S. Bank National Association, as Trustee, Successor in Interest to Bank of America National Association, as Trustee, Successor by Merger to LaSalle Bank National Association, as Trustee. Debt: \$232,871.79.

Leslie J. Rase, Attorney.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.



15-24156

ALL THAT CERTAIN lot or piece of ground, situate in **Norristown Borough**, County of Montgomery and State of Pennsylvania and numbered according to the pianol numbering houses in said Borough as No. 204 West Wood Street, bounded and described, as follows, to wit:

BEGINNING at a point on the Southwest side of Wood Street at the distance of 41.33 feet Northwesterly from the Westerly corner of Wood Street and Pine Street, a corner of this and land now or late of Land Brothers; thence Southwesterly along the line of said Land Brothers adjoining property 140.61 feet to the Northeasterly side of a public alley, laid out twenty feet wide; thence along said side of said alley, Northwesterly 20.00 feet to a point a corner of this and other ground now or late of said Land Brothers; thence Northeasterly the line passing through the middle of the partition wall between the premises hereby conveyed and said Land Brothers adjoining premises, 140.52 feet to the Southwesterly side of Wood Street; thence along said side of said Wood Street, Southeasterly 20.00 feet to the place of beginning.

BEING the same premises which John P. Durante, Sheriff of Montgomery County by Deed Poll dated 10/5/2006 and recorded 10/25/2006 in Montgomery County in Deed Book 5621, Page 1492 conveyed unto Dark Tower Investment, Inc., in fee.

Parcel Number: 13-00-39496-00-1.

Location of property: 204 West Wood Street, Norristown, PA 19401.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Milton Williams** at the suit of Citimortgage, Inc. Debt: \$141,916.60.

**Amanda L. Rauer**, Attorney. I.D. #307028

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

15-24290

ALL THAT CERTAIN two story brick and frame dwelling with brick garage attached, together with the lot or piece of ground upon which the same is erected, being Lot No. 9, Block 'B', as shown on the Plan of 'Maple Terrace' said plan recorded in Deed Book Volume 1026, Page 600, Montgomery County records, situate on the Southwesterly side of Lee Avenue, between Spruce Street and Feist Avenue in **Pottstown Borough**, County of Montgomery and State of Pennsylvania, more fully bounded and described, as follows, to wit:

BEGINNING at a point on the Southwesterly lot line of Lee Avenue (forty feet wide as shown on said plan of 'Maple Terrace'), Northwesterly at a distance of one hundred eighty feet from the intersection of the Southwesterly lot line of Lee Avenue, with the Northwesterly lot line of Spruce Street, (fifty feet wide), as shown on said plan of 'Maple Terrace'; thence in a Southwesterly direction along Lot No. 8 Block 'B', forming an interior angle of ninety degrees with the Southwesterly lot line of Lee Avenue, a distance of sixty-three feet and fifty-eight hundredths of one foot to a point; thence in a Northwesterly direction, along the Southwesterly boundary line of 'Maple Terrace' forming an interior angle of ninety degrees with the last described line, a distance of sixty feet to a point; thence in a Northeasterly direction along Lot No. 10, Block 'B' forming an interior angle of ninety degrees with the last described line, a distance of sixty-three feet and fifty-eight hundredths of one foot to a point on the Southwesterly lot line of Lee Avenue, forming an interior angle of ninety degrees with the last described line a distance of sixty feet to the place of beginning.

CONTAINING in front along Lee Avenue sixty feet and in depth of equal width sixty-three and fifty-eight hundredths of one foot.

TITLE TO SAID PREMISES IS VESTED IN Kelly Lynn Grow Stumpo, by Deed from Theodore Demetrio and Lisa Demetrio, dated 10/05/2001, recorded 10/24/2001 in Book 5382, Page 260.

Parcel Number: 16-00-18536-00-6, Map #16064 048.

Location of property: 258 Lee Avenue, Pottstown PA 19464.

The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **Kelly Lynn Grow Stumpo n/k/a Kelly Lynn Brodowski** at the suit of Federal National Mortgage Association ("Fannie Mae"). Debt: \$99,922.91 plus interest to sale date.

**Martha E. Von Rosenstiel**, Attorney.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

15-24312

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, hereditaments and appurtenances, situate in **Cheltenham Township**, County of Montgomery, Commonwealth of Pennsylvania, bounded and described according to a survey and plan thereof made by Albright and Mebus, Registered Professional Engineers and Land Surveyors on the 25th day of March, 1929.

BEGINNING at a point on the Southwest side of Church Road at the distance of 323.39 feet measured along the Southwest side of said Church Road from its intersection with the Southeast side of High School Road (50 feet wide) the two following courses and distances viz: South 58 degrees, 7 minutes, 29 seconds East, 122.43 feet to a point of curve; thence in a Southeasterly direction on the arc of a circle curving to the right with a radius of 600 feet the arc distance of 200.96 feet to the beginning point; thence extending in a Southeasterly direction along the said Southwest side of Church Road on the arc of a circle curving to the right with a radius of 600 feet the arc distance of 29.12 feet to a point; thence extending South 47 degrees, 20 minutes, 27 seconds West, 126.03 feet to the southwest side of

a certain 15 feet wide driveway which extends Southeastward into Mill Road and Northwardly narrowing at the Northernmost end thereof to the width of 12 feet and crossing the head of a certain other driveway where it widens and then narrows to the width of 15 feet and extends Southwest crossing the head of a certain other driveway where it widens and then narrows to the width of 15 feet and extends Northwestward into the said High School Road; thence extending in a Northwesterly direction along the said Southwest side of the first above described driveway on the arc of a circle curving to the left with a radius of 475 feet the arc distance of 29.19 feet to a point; thence extending North 47 degrees, 20 minutes, 27 seconds East re-crossing said driveway 125.33 feet to the said Southwest side of Church Road the first mentioned point and place of beginning.

BEING the same premises which Frank Hollingsworth by Deed dated 11/12/2010 and recorded 12/13/2010 in the Office for the Recording of Deeds, in and for the County of Montgomery, in Deed Book 5787, Page 2068 granted and conveyed unto Frank Hollingsworth.

Parcel Number: 31-00-06700-00-1.

Location of property: 360 East Church Road, Elkins Park, PA 19027.

The improvements thereon are: A single family residential dwelling.

Seized and taken in execution as the property of **Frank Hollingsworth** at the suit of Nationstar Mortgage, LLC d/b/a Champion Mortgage Company. Debt: \$156,623.68.

**Matthew K. Fissel**, Attorney. I.D. #314567

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

15-25125

ALL THOSE CERTAIN lots or pieces of ground, situate in **Abington Township**, County of Montgomery and Commonwealth of Pennsylvania, being known as Lots Nos. 939, 940 and 941 in the Plan of Lots of Willow Grove Division No. 2, as recorded in the Recorder's Office of Montgomery County, Pennsylvania in Deed Book Volume 330, Page 680.

BEING the same premises which Joseph C. Erne, Administrator, C.T.A. and heir to Estate of Mattle Erne, deceased and Frances Erne, Edward H. Erne and Robert F. Eure, also heirs, by Deed dated September 18, 1992 and recorded in the Recorder's Office of Montgomery County, Pennsylvania in Deed Book Volume 5509, Page 2376, granted and conveyed unto Joseph C. Erne, Frances Erne, Edward H. Erne and Robert F. Erne, as their interest may appear, their heirs and assigns, as Tenants in Common.

ALSO BEING the same premises which Frances Eure, by Deed dated September 28, 2004 and recorded in the Recorder's Office of Montgomery County, Pennsylvania in Deed Book Volume 5534, Page 1243, granted and conveyed a one-sixth interest in and to the described premises unto Robert Erne, his heirs and assigns.

Parcel Number: 30-00-56972-00-4.

Location of property: 1576 Robinson Avenue, Willow Grove, PA 19090.

The improvements thereon are: A single family residential dwelling.

Seized and taken in execution as the property of **Frances Eure and Robert F. Eure** at the suit of Nationstar Mortgage, LLC d/b/a Champion Mortgage Company. Debt: \$176,246.60.

**Matthew K. Fissel**, Attorney. I.D. #314567

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

15-25205

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, situate in **Towamencin Township**, County of Montgomery and Commonwealth of Pennsylvania bounded and described according to a Subdivision Plan of Towamencin Village made by Hans P. Stein, Associates of Philadelphia, PA, Architects, Landscape Architects, Planners and Engineers dated 5/21/1980 and last revised on 12/9/1980 and recorded in the Recorder of Deeds Office in Plan Book A-41, Page 99-D, as follows, to wit:

BEGINNING at a point of reverse curve on the Southeasterly side of Bromley Drive (50 feet wide) said point being measured from a point of curve from the Northeasterly side of Logger Lane (50 feet wide); thence leaving Logger Lane on the arc of a circle curving to the right, having a radius of 125 feet the arc distance of 32.95 feet to a point of reverse curve on the aforesaid Southeasterly side of Bromley Drive to the point of beginning; thence extending from said point of beginning along the aforesaid Bromley Drive on the arc of a circle curving to the left having a radius of 175 feet the arc distance of 56.24 feet to a point a corner of Lot #6-41, as shown on the above mentioned plan; thence extending along part of the aforesaid lot South 85 degrees, 22 minutes, 29 seconds East, 121.37 feet to a point a corner of Lot #6-74 as shown on the above mentioned plan; thence extending along the aforesaid lot South 4 degrees, 37 minutes, 31 seconds West, 127.87 feet to a point of curve on the aforesaid Northeasterly side of Logger Lane; thence extending along the aforesaid Logger Lane the two following courses and distances, as follows, to wit: (1) on the arc of a circle curving to the right having a radius of 50 feet the arc distance of 56.39 feet to a point of tangent on the same; thence (2) North 52 degrees, 29 minutes, 00 seconds West, 79.48 feet to a point of curve; thence leaving the aforesaid Logger Lane on the arc of a circle curving to the right, having a radius of 25 feet the arc distance of 32.95 feet to a point of reverse curve on the Southeasterly side of Bromley Drive to the first mentioned point and place of beginning.

BEING known and designated as Lot #5-42, as shown on the above mentioned plan.

CONTAINING 14,643 square feet of land more or less.

BEING the same premises which Gail E. Robart (formerly Gail Mastrocola), by Deed dated May 14, 1993, and recorded May 26, 1993, in the Office of the Recorder of Deeds in and for the County of Montgomery, Deed Book 5042, Page 774, granted and conveyed unto Thomas J. Smink and Linda L. Smink, in fee.

Parcel Number: 53-00-04670-00-2.

Location of property: 1503 Logger Lane, Harleysville, PA 19438.

The improvements thereon are: A dwelling.

Seized and taken in execution as the property of **Thomas J. Smink and Linda L. Smink** at the suit of LSF8 Master Participation Trust. Debt: \$342,787.77.

**Keri P. Ebeck**, Attorney.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

15-25360

ALL THAT CERTAIN message, brick tenement and lot or piece of land, situate in **Pottstown Borough**, Montgomery County, Pennsylvania, being known as 20 Beech Street, bounded and described, as follows, to wit:

BEGINNING at a stake a point in the South line of Beech Street at the distance of 525 feet, 3 1/2 inches West from the West line of York Street, a corner of this and land now or late of Philip Sotter; thence Westwardly along said Beech Street 10 feet, 6 1/2 inches to land now or late of Isaac Yorgey; thence Southwardly along land now or late of Isaac Yorgey and land now or late of Leah Rath, Emma Fegely and Montgomery Miller, 140 feet to a 20 feet wide alley; thence Eastwardly along said alley 18 feet, 1/2 inches to a point a corner of this and land now or late of Philip Sotter; thence Northwardly and parallel to said second line 140 feet to Beech Street aforesaid the place of beginning.

TITLE TO SAID PREMISES IS VESTED IN Nancy H. Jaspersen by Deed from Kenneth R. Freese and Berdine C. Freese dated September 12, 1986 and recorded September 16, 1986 in Deed Book 4813, Page 505.

Parcel Number: 16-00-00536-00-6.

Location of property: 20 Beech Street, Pottstown, PA 19464.

The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **Nancy H. Jaspersen** at the suit of LSF9 Master Participation Trust. Debt: \$83,848.76.

**Joseph F. Riga**, Attorney.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

15-25384

ALL THAT CERTAIN message and lot or piece of ground, being numbered 205 Roberts Street, and in **Norristown Borough**, County of Montgomery and State of Pennsylvania bounded and described according to a survey thereof made by Will D. Hiltner, Registered Engineer, March 1937, as follows:

BEGINNING at a point a corner on the Northeast side of Roberts Street, distant sixty feet Southeast of the Southeast house line of Juniper Street; thence at right angles along other land now of the said Lillian E. Smith Northeast at right angles to said Roberts Street, one hundred forty-three and three-tenths feet to the Southwest side of a twenty feet wide alley; thence along said alley Southeasterly thirty-nine feet to a point, a corner; thence at right angles thereto Southwesterly one hundred forty-three and three-tenths feet to the Northeast side of said Roberts Street, said line for a portion of the distance passing through the middle of the partition wall between this house and that on the adjoining lot hereinafter described; thence along said Roberts Street Northwesterly thirty-nine feet to the place of beginning.

TITLE TO SAID PREMISES IS VESTED James F. Gambone, Jr. and Marla K. Gambone, h/w, by Deed from Gretchen E. Poehlmann dated 09/18/2006, recorded 09/28/2006 in Book 5617, Page 2273.

Parcel Number: 13-00-32484-00-2.

Location of property: 207 West Roberts Street, Norristown, PA 19401-3043.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **James F. Gambone, Jr. a/k/a James Francis Gambone and Marla K. Gambone a/k/a Marla Kelli Gambone** at the suit of JP Morgan Chase Bank, N.A. Debt: \$176,923.26.

**Jonathan Lobb**, Attorney. I.D. #312174

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

15-25824

ALL THAT CERTAIN lot or piece of ground, situate in **Skippack Township**, County of Montgomery and Commonwealth of Pennsylvania, being Lots No. 10 and 11 in Block A on a Plan of Lots of CM Haight, recorded in Deed Book 1002, Page 600.

BEGINNING at a point on the Southeasterly side of Creamery Road (laid out 41.5 feet wide), at the distance of 125.05 feet Northeastly from the Northeast side of Rahn Road (laid out 45 feet wide) Northeastly from the Northeast side of Rahn Road (laid out 45 feet wide); thence extending along the Southeasterly side of Creamery Road, North 41 degrees, 40 minutes East, 50.43 feet to a point, a corner of Lot No. 12 in said Block A; thence extending along Lot No. 12, South 48 degrees, 20 minutes East, 125 feet to a point; thence extending along the rear line of Lots 40 and 41 in Block A; South 41 degrees, 40 minutes West, 52.61 feet to the rear line of Lot No. 5 in Block A; thence along the rear line of Lots Nos. 5, 4, 3, 2 and 1, in Block A; North 48 degrees, 20 minutes West, 125.05 feet to the point and place of beginning.

TITLE TO SAID PREMISES IS VESTED IN Robert Edmund McAllister, by Deed from David Angelo Fazio, dated 11/15/2009, recorded 01/28/2010 in Book 5757, Page 1663.

Parcel Number: 51-00-02815-00-5.

Location of property: 808 Mount Airy Road, Collegeville, PA 19426-1144.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Robert Edmund McAllister** at the suit of Prospect Mortgage, LLC. Debt: \$171,836.88.

**Adam H. Davis**, Attorney. I.D. #203034

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

15-26091

ALL THAT CERTAIN lot or piece of ground, situate in **Lansdale Borough**, Montgomery County, Pennsylvania, and described according to a certain plan therefore known as "Franklin Park Homes" made by Herbert H. Metz, Inc., Registered Engineers dated September 18, 1964 and last revised February 17, 1965, as follows, to wit:

BEGINNING at a point on the Northwestern side of Jackson Street (50 feet wide) said point being the six following courses and distances from a point or curve on the Southeast side of Franklin Street (50 feet wide): (1) leaving Franklin Street on the arc of a circle curving to the right having radius of 10.00 feet the arc distance of 15.71 feet to a point of tangent on the Southwesterly side of Jackson Street; (2) South 47 degrees, 40 minutes East along the curve; (3) Southeastwardly and Southwestwardly partly along the Southwesterly and Northwestern sides of Jackson Street (of irregular width) on the arc of a circle curving to the right having a radius of 23.00 feet the arc distance of 29.17 feet to a point of tangent on the Northwestern side of Jackson Street; (4) South 24 degrees, 59 minutes, 30 seconds West along the Northwestern side of Jackson Street (50 feet wide) 79.89 feet to a point of curve; (5) Southwestwardly still along the Northwestern side of Jackson Street (50 feet wide) on the arc of a circle curving to the right having a radius of 60.00 feet the arc distance of 28.16 feet to a point of tangent; and (6) South 42 degrees, 20 minutes West still along the Northwestern side of Jackson Street (50 feet wide) 102.33 feet to the point of beginning.

CONTAINING IN front or breadth Southwestwardly along the Northwestern side of Jackson Street 37.50 feet and extending of that width in length or depth Northwestwardly between parallel lines right angles to Jackson Street crossing the bed of a certain 20.00 feet wide easement for sanitary sewer 100.00 feet to a point on the Northwestern side of said easement for sanitary sewer.

BEING Lot No. 17 as shown on the above mentioned plan.

BEING the same premises which Donald J. Dolan and Tina M. Dolan, husband and wife, by Deed dated 7/20/1998 and recorded 7/31/1998, in the Office of the Recorder of Deeds in and for the County of Montgomery, in Deed Book 5235, Page 385 and Instrument #1998056521, granted and conveyed unto Ronald L. Boys.

Parcel Number: 11-00-08120-00-5.

Location of property: 640 Jackson Street, Lansdale, PA 19446.

The improvements thereon are: A residential dwelling.

Seized and taken in execution as the property of **Ronald L. Boys** at the suit of Carrington Mortgage Services, LLC. Debt: \$154,194.36.

**Sarah K. McCaffery**, Attorney.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

15-26132

ALL THAT CERTAIN lot or piece of ground, situate in **Lower Frederick Township**, Montgomery County, Commonwealth of Pennsylvania, being Lot No. 167, bounded and described according to Final Plan of Subdivision made for Sylvio Corporation, made by Urwiler and Walter, Inc., Summeytown, PA, dated October 15, 1976 and last revised June 14, 1979, as follows, to wit:

BEGINNING at a point on the Southeast side of Lauren Road, (50 feet wide), said point being measured the two following courses and distances from a point of curve on the Northeast side of Grimley Road, (50 feet wide): (1) leaving Grimley Road on the arc of a circle curving to the right, having a radius of 24 feet, the arc distance of 28.03 feet to a point of tangent on the Southeast side of Lauren Road; (2) thence extending along the same, North 41°, 3', 24" East, 133.02 feet to the point of beginning, said point of beginning being a corner of Lot No. 168 as shown on the above mentioned plan; thence extending from said point of beginning along the Southeast side of Lauren Road, North 41°, 3', 24" East, 24 feet to a point, a corner of Lot No. 166, as shown on the above mentioned plan; thence extending along the aforesaid Lot, South 48°, 56', 36" East, 129.24 feet to a point, a corner of Lot No. 150 as shown on the above mentioned plan; thence extending along the aforesaid lot and also along Lot No. 151 as shown on the above mentioned plan, South 41°, 3', 24" West, 24 feet to a point, a corner of Lot No. 168, as shown on the above mentioned plan; thence extending along the aforesaid lot, North 48°, 56', 36" West, 129.24 feet to the first mentioned point and place of beginning.

BEING the same premises which Barbara J. Thompson, Executrix of the Estate of Richard J. Thompson, Deceased, and Joan Leshner, by Deed dated September 6, 2006 and recorded October 3, 2006 in the Office of the Recorder of Deeds in and for Montgomery County in Deed Book 5618, Page 629, granted and conveyed unto Joan Leshner.

Parcel Number: 38-00-01100-06-8.

Location of property: 213 Lauren Road, Schwenksville, PA 19473 a/ka/ 213 Lauren Road, Lower Frederick, PA 19473.

The improvements thereon are: Residential real estate.

Seized and taken in execution as the property of **Joan Leshner** at the suit of U.S. Bank National Association, as Trustee for Ownit Mortgage Loan Trust, Mortgage Loan Asset-Backed Certificates, Series 2006-7 c/o Ocwen Loan Servicing, LLC. Debt: \$171,688.76.

**Andrew J. Marley**, Attorney.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

15-26139

ALL THAT CERTAIN tract or parcel of land and premises, situate lying and being in **Pottstown Borough**, in the County of Montgomery and Commonwealth of Pennsylvania more particularly described, as follows:

BEGINNING at a point on the South side of South Street distant 227 feet West from the Southwest corner of South and Washington Streets and in the division line of this and lot now or late of August B. Miller; thence Southwardly along the same 146 feet to Clay Alley; thence along the same Westwardly 25 feet to a stake in the division line of land now or late of John H. Weyant; thence Northwardly along the same 146 feet to the South line of said South Street; thence Eastwardly along the same 25 feet to the place of beginning.

TITLE TO SAID PREMISES IS VESTED IN Jacob S. Hufnagle, by Deed from Kevin Michael McKeever Trust, dated 06/12/2014, recorded 06/18/2014 in Book 5916, Page 2312.

Parcel Number: 16-00-26260-00-4.

Location of property: 432 South Street, Pottstown, PA 19464-5924.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Jacob S. Hufnagle** at the suit of Wells Fargo Bank, N.A. Debt: \$119,018.98.

**Paul Cressman**, Attorney. I.D. #318079

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

15-26341

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, situate, in the Cedarbrook Park, **Cheltenham Township** and County of Montgomery, Commonwealth of Pennsylvania.

BEGINNING at a point formed by the Intersection of the Northwesterly side of Limekiln Turnpike and the Southeasterly side of Greenwood Avenue; thence extending Southeastwardly along the said Northeasterly side of Limekiln Turnpike forty-one feet, eleven and seven-eighths inches to a point; thence extending Northeasterly on a line at right angles to said Limekiln Turnpike one hundred and twenty-five feet, eleven and three-quarter inches to a point; thence extending Northwestwardly two feet and two one-eighth inches to a point, being an angle; thence extending further Northwestwardly on a line at right angles to the said Greenwood Avenue eight feet and three-quarters of an inch to a point in the Southeasterly side of the said Greenwood Avenue; and thence extending Southwestwardly along the said Southeasterly side of Greenwood Avenue one hundred and five feet, two and three-eighths inches to the first mentioned point and place of beginning.

BEING the same premises which Adrienne M. King and Thomas A. McKinney by Deed dated November 3, 1994 and recorded February 10, 1995 in Montgomery County in Deed Book 5105, Page 1032 conveyed unto Thomas A. McKinney, in fee.

Parcel Number: 31-00-17140-00-1.

Location of property: 8363 Limekiln Pike, Wyncote, PA 19095.

The improvements thereon are: A single family residential dwelling.

Seized and taken in execution as the property of **Thomas A. McKinney** at the suit of Nationstar Mortgage, LLC d/b/a Champion Mortgage Company. Debt: \$288,145.01.

**Victoria W. Chen**, Attorney. I.D. #317741

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

15-26927

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, hereditaments and appurtenances, situate in **Souderton Borough**, County of Montgomery and State of Pennsylvania, bounded and described according to a plan of subdivision prepared for Ralph Hunsberger by Urwiler and Walter, Inc., Telford, PA, dated 2/17/1993, last revised 10/5/1993 and recorded at Norristown, Pennsylvania in Plan Book A-54, Page 379, as follows, to wit:

BEGINNING at an iron pin set on the ultimate right-of-way line of Garfield Avenue (44 feet wide) a corner of Lot 2 on said plan; thence extending from said beginning point, along the ultimate right-of-way line of Garfield Avenue North 54 degrees, 13 minutes, 45 seconds East, 83.74 feet to a point on the Southwesterly side of a 16 feet wide alley; thence along the Southwesterly side of said alley South 35 degrees, 50 minutes, 45 seconds East, 124.71 feet to an iron pin set, a corner of land now or late of Elizabeth E. Kaucher; thence extending along land now or late of Kaucher South 52 degrees, 30 minutes, 00 seconds West, 80.66 feet to an iron pin set, a corner of Lot 2 on said plan; thence along line of Lot 2 North 37 degrees, 15 minutes, 00 seconds West crossing the bead of a 20 feet wide sanitary sewer easement area for use of Lot 1, 127.19 feet to an iron pin set on the ultimate right-of-way line of Garfield Avenue, the first mentioned point and place of beginning.

BEING Lot 1 as shown on said plan.

TITLE TO SAID PREMISES IS VESTED IN D. Brett Hendricks and Kathleen Hendricks (children), as Tenants by the Entireties, by Deed from D. Brett Hendricks, Kathleen Hendricks, Donald B. Hendricks and Ruth Hendricks, husband and wife (parent and child) dated 05/14/2003 recorded 06/17/2003 in Deed Book 5460, Page 282.

Parcel Number: 21-00-00156-00-3.

Location of property: 122 West Garfield Avenue, Souderton, PA 18964.



The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **D. Brett Hendricks and Kathleen Griffin a/k/a Kathy G. Hendricks a/k/a Kathleen G. Hendricks a/k/a Kathleen Hendricks** at the suit of U.S. Bank N.A., as Trustee for the Registered Holders of the Structured Asset Securities Corporation, Structured Asset Investment Loan Trust, Mortgage Pass-Through Certificates, Series 2003-BC8. Debt: \$124,271.84

**J. Eric Kishbaugh**, Attorney. I.D. #33078

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

15-26981

ALL THAT CERTAIN message and tract of land, together with the dwelling and building now thereon erected, known as 117 Noble Street, **Souderton Borough**, Montgomery County, Pennsylvania bounded and described, as follows, to wit:

BEGINNING at an iron pin in the middle of Noble Street and in line of land of H.A. Goldberg, formerly Edmund H. Souder; thence extending along the middle of Noble Street, South fifty-three and one-fourth degrees, West seventy-two and seventeen one-hundredths feet (South 53 1/4 degrees, West 72.17 feet) to an iron pin; thence along the middle of a stone wall and by land of N. Allebach and William F. Goettler, North thirty-four and three-fourths degrees West, one hundred forty and five one-tenths feet (North 34 3/4 degrees West, 140.5 feet) to a mark on the top of the stone wall; thence by land of Charles R. Leidy North fifty-three and one-fourth degrees East, seventy-six and two one-tenths feet (North 53 1/4 degrees East, 76.2 feet) to an iron pin; thence by land of H.A. Goldberg aforesaid, South thirty-three and one-half degrees East, one hundred forty and five one-tenths feet (South 33 1/2 degrees East, 140.5 feet) to the place of beginning.

Parcel Number: 21-00-05316-00-9.

Location of property: 117 Noble Street, Souderton, PA 18964.

The improvements thereon are: Commercial building.

Seized and taken in execution as the property of **Holly E. Miller and Jeffrey S. Miller (deceased)** at the suit of Univest Bank and Trust Company, f/k/a Univest National Bank and Trust Company. Debt: \$238,623.15.

**Kathleen Torbit**, Attorney.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

15-27152

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, situate in **West Norriton Township**, County of Montgomery and Commonwealth of Pennsylvania, being Lot No. 31, Section 'A' on Plan of Burnside Estates recorded in the Office of the Recorder of Deeds in and for Montgomery County, in Deed Book 1924, Page 601, and described according to a survey and plan thereof made by John V. Hoey, registered Engineer of Norristown, PA on 7/9/1948, as follows, to wit:

BEGINNING at a point on the South side of cul-de-sac of New Street (said cul-de-sac being 110 feet in diameter) at the distance of 36.15 feet measured in a general West direction along said side of said cul-de-sac with the arc of a circle curving to the right with a radius of 50 feet from a point at the radial intersection on the said side of said cul-de-sac with the South side of New Street (50 feet wide) which point of radial intersection is at the distance of 36.15 feet measured in general West direction along said radial intersection on a line curving to the left with a radius of 50 feet from a point on the South side of New Street which last point is at the distance of 58.86 feet measured South 82 degrees, 59 minutes, 30 seconds West along South side of New Street from the point of radial intersection of the South side of New Street with the West side of Liberty Avenue, (50 feet wide); thence from point of beginning South 7 degrees, 0 minutes, 30 seconds East, 163.81 feet to a point; thence South 82 degrees, 59 minutes, 30 seconds West, 14.94 feet to a point; thence North 45 degrees, 40 minutes, 30 seconds West, 179.75 feet to a point; thence North 52 degrees, 59 minutes, 30 seconds East, 96.92 feet to a point on the Southwest side of said cul-de-sac; thence along same in a general Southeast direction on the arc of a circle curving to the left with a radius of 50 feet the arc distance of 52.36 feet to a point on the South side of said cul-de-sac being the first mentioned point and place of beginning.

ALL THAT CERTAIN tract or parcel of land, situate, in **West Norriton Township**, Montgomery County, Pennsylvania being shown as Parcel D on Exhibit 'A-1', 'attached hereto, prepared by Stout, Tacconelli & Associates, Inc., dated October 24, 1977, and being more fully described, as follows:

BEGINNING at a common corner of Parcel D, Parcel E, land of George E. and Joanna L. Monaghan and land of Rodney D. and Anna M. Wagner; thence, extending along the Northeast Line of Parcel E, North 67 degrees, 18 minutes, 47 seconds West, 51.05 feet to a corner of land of Michael J. and Anne Milano; thence extending along said Milano's Land, North 45 degrees, 40 minutes, 30 seconds West, 136.66 feet to a point, a corner of Parcel C; thence extending along the Southeast Line of Parcel C, North 52 degrees, 22 minutes, 40 seconds East, 32.26 feet to a common corner of Parcel C, Parcel D, land of Debra B. Wilds and Land of Courtney B. Rodgers and Thomas V. Christopher; thence extending along said Rodgers and Christopher Land, South 45 degrees, 51 minutes, 40 seconds East, 179.75 feet to a common corner of Parcel D, aforesaid, Land of Rodgers and Christopher and aforesaid Land of Monaghan; thence, extending along said Monaghan's Land, South 45 degrees, 00 minutes, 19 seconds West, 13.71 feet to a point of beginning.

SUBJECT nevertheless to an existing 20 foot wide water easement and an existing 14 foot wide storm sewer easement, as shown on said plan.

TITLE TO SAID PREMISES IS VESTED IN Doralynn C. Weatherspoon and Brian Matthew Weatherspoon, by Deed from John P. Piccarreta and Mary Beth Piccarreta, dated 07/11/2005, recorded 08/08/2005 in Book 5565, Page 1372.

Parcel Number: 63-00-05470-00-2.

Location of property: 5 New Street, Norristown, PA 19403-2813.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Doralynn C. Weatherspoon and Brian Matthew Weatherspoon a/k/a Brian M. Weatherspoon** at the suit of U.S. Bank National Association as Trustee for Credit Suisse First Boston Mortgage Securities Corporation Home Equity Asset Trust 2005-8, Home Equity Pass-Through Certificates, Series 2005-8. Debt: \$324,723.42.

**Paul Cressman**, Attorney. I.D. #318079

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

15-27176

ALL THAT CERTAIN lot or piece of land, with the dwelling thereon erected, as follows:

SITUATE in **Pottstown Borough**, County of Montgomery, State of Pennsylvania, being known as Lot No. 6 on a plan of lots laid out for Hillside Homes, Inc., by David Meixner, Registered Professional Engineer on plan dated June 23, 1967, more fully bounded and described, as follows, to wit:

BEGINNING at a point on the Southeasterly side of North Washington Street (45 feet wide) a corner of Lot No. 5 on a plan of Hillside Homes Subdivision; thence extending along North Washington Street, North 42 degrees, 17 minutes, 90 seconds East, 30.25 feet to a point a corner of Lot No. 7 on the above mentioned plan; thence extending along Lot No. 7 South 47 degrees, 42 minutes, 30 seconds East, 100.00 feet to a point in line of Lot No. 4 on the above mentioned plan; thence extending along Lot No. 4 South 42 degrees, 17 minutes, 30 seconds West, 30.25 feet to a point a corner of Lot No. 5 on the above plan; thence extending along Lot No. 5 North 47 degrees, 42 minutes, 30 seconds West, 100.00 feet to the first mentioned point and place of beginning.

BEING known as Lot No. 6 on the above mentioned plan of lots.

BEING the same premises which Household Finance Corporation, III, a corporation, by Deed dated December 16, 2002 and recorded January 3, 2003 in the Office of the Recorder of Deeds in and for Montgomery County in Deed Book 5441, Page 218, granted and conveyed unto Julia Christie.

Parcel Number: 16-00-32048-00-3.

Location of property: 432 North Washington Street, Pottstown, PA 19464.

The improvements thereon are: Residential real estate.

Seized and taken in execution as the property of **Julia Christie** at the suit of HSBC Bank USA, National Association, as Trustee for Deutsche Alt-A Securities Inc. Mortgage Loan Trust, Mortgage Pass-Through Certificates Series 2007-1 c/o Ocwen Loan Servicing, LLC. Debt: \$114,547.83.

**Andrew J. Marley**, Attorney.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

15-27184

ALL THAT CERTAIN lot or tract of land, with the buildings and improvements thereon erected, situate in **Trappe Borough**, County of Montgomery and Commonwealth of Pennsylvania, bounded and described in accordance with a plan made by Donald H. Schurr, Civil Engineer and Surveyor, Norristown, Pennsylvania, dated 9/10/1963, as follows, to wit:

BEGINNING at a point a corner on the Northeastwardly side of Bronson Circle (50 feet wide) said point being at the distance of 230 feet measured on a course of North 48 degrees, 15 minutes West along said Northeastwardly side of Bronson Circle from a point of tangent, said point being at the distance of 31.42 feet measured Southwestwardly and Northwestwardly on the arc of a circle curving to the right with a radius of 20 feet from a point of curve on the Northwestwardly side of 3rd Avenue (as widened to 45 feet); thence from said beginning point North 41 degrees, 45 minutes East, crossing a 20 feet wide easement for drainage purposes, 317.23 feet to a point a corner; thence extending North 54 degrees, 40 minutes West, 125.79 feet to a point a corner; thence extending South 41 degrees, 45 minutes West, recrossing said 20 feet wide drainage easement, 303.17 feet to a point a corner on the Northeastwardly side of Bronson Circle; thence extending along the Northeastwardly side thereof, South 48 degrees, 15 minutes East, 125 feet to the first mentioned point and place of beginning.

BEING Lot No. 3 on said plan.

BEING the same premises which Robert D. Westerfer and Donna M. Westerfer, by Deed dated August 4, 2006 and recorded November 20, 2006 in the Office of the Recorder of Deeds in and for Montgomery County in Deed Book 5624, Page 01998, granted and conveyed unto Robert F. Sullivan.

Parcel Number: 23-00-00067-00-9.

Location of property: 333 Bronson Circle, Collegeville, PA 19426.

The improvements thereon are: Residential real estate.

Seized and taken in execution as the property of **Robert F. Sullivan** at the suit of Deutsche Bank National Trust Company, as Trustee for Ameriquest Mortgage Securities, Inc., Asset-Backed Pass-Through Certificates, Series ARSI 2006-M3 c/o Ocwen Loan Servicing, LLC. Debt: \$353,476.08.

**Edward J. McKee**, Attorney.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

15-28128

ALL THAT CERTAIN lot or parcel of ground, with the buildings and improvements thereon erected, situate in **Lower Moreland Township**, County of Montgomery and Commonwealth of Pennsylvania, being bounded and described according to a final plan of Section No. 5 "Jusin Farms", made for Chapel Hill Development Corporation, by Edwin F. Patunon, Jr., Registered Professional Engineer, dated July 15, 1963 and last revised June 26, 1968 and recorded in plan book, as follows, to wit:

BEGINNING at a point on the Southeastly side of Heaton Road (forty-one feet and five-tenths of a foot wide), which point is measured at the distance of South thirty-five degrees, nineteen minutes, fifty seconds West, one hundred nineteen feet and one one-hundredths of a foot from a point of curve, which last mentioned point is measured along the arc of a circle curving to the left having a radius of thirty feet the arc distance of forty-seven feet and twelve one-hundredths of a foot from a point of ingress on the Southwesterly side of Rhoads Drive (sixty feet wide); thence extending from said point of beginning along line of Lot No. 247 South fifty-four degrees, forty minutes, ten seconds East, one hundred sixty feet and fourteen one-hundredths of a foot to a point on line of Lot No. 242; thence extending along the same and partly along line of Lot No. 241 South thirty-four degrees, fifty-two minutes, forty-five seconds West, one hundred fifty-two feet and fifty one-hundredths of a foot to a point on line of Lot No. 245; thence along the same North fifty-four degrees, forty minutes, ten seconds West, one hundred sixty-one feet and thirty-four one-hundredths of a foot to a point on aforesaid side of Heaton Road; thence extending along the same North thirty-five degrees, nineteen minutes, fifty seconds West, one hundred fifty-two feet and fifty one-hundredths of a foot to a point on line of Lot No. 242, being the first mentioned point and place of beginning.

BEING the same premises which Kyong Tai Kim and Kyong Ja Kim, his wife, by Deed dated 4/20/1999 and recorded 4/27/1999 in the Office for the Recording of Deeds, in and for the County of Montgomery, in Deed Book 5268, Page 1917 granted and conveyed unto David J. Peltzman and Susanne Peltzman, husband and wife.

Parcel Number: 41-00-03817-00-3.

Location of property: 3651 Heaton Road, Huntingdon Valley, PA 19006.

The improvements thereon are: A single family residential dwelling.

Seized and taken in execution as the property of **Susanne Peltzman and David J. Peltzman** at the suit of JP Morgan Chase Bank, National Association. Debt: \$409,809.97.

**Matthew K. Fissel**, Attorney, I.D. #314567

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

15-29193

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, situate in **Cheltenham Township**, County of Montgomery and State of Pennsylvania, described according to a Plan of Wyncote Hills, made for Evans Construction Company, by George B. Mebus, Inc., Engineers of Glenside, Pennsylvania, dated January 17, 1956, and last revised August 27, 1956, as follows:

BEGINNING at a point on the Easterly side of Evans Lane (fifty feet wide), measured the three following courses and distances from a point of compound curve on the Northerly side of Gribbel Road (fifty feet wide): (1) extending from said point of compound curve on a line curving to the right having a radius of twenty feet, the arc distance of thirty-four and twenty-four one-hundredths feet to a point of tangent; (2) North six degrees, thirty-one minutes West, forty and eighty one-hundredths feet to a point of curve; and (3) on a line, curving to the left having a radius of two hundred fifteen feet, the arc distance of twenty-eight and two one-hundredths feet to the point and place of beginning; thence extending from said beginning point along the Easterly and Northeasterly sides of said Evans Lane, the two following courses and distances: (1) on a line curving to the left having a radius of two hundred fifteen feet, the arc distance of one hundred twenty-nine and fifty-eight one-hundredths feet to a point of tangent; and (2) North forty-eight degrees, thirty-one minutes West, fifteen feet to a point; thence extending North forty-one degrees, twenty-nine minutes East, one hundred thirty feet to a point; thence extending South forty-eight degrees, thirty-one minutes East, fifty-four and twenty-five one-hundredths feet to a point; thence extending South forty-eight degrees, forty-seven minutes, twenty seconds East, seventy-one and two one-hundredths feet to a point; thence extending South forty-eight degrees, thirty-one minutes East, thirty-two and eighty one-hundredths feet to a point; thence extending South forty-eight degrees, fifty-one minutes, twenty seconds West, one hundred fifty-seven and eighty hundredths feet to the first mentioned point and place of beginning.

BEING Lot No. 28 as shown on said plan.

BEING the same premises which Bong Choon Kim and Kyong Cha Kim, a/k/a Kyong Cha, husband and wife, by Deed dated 6/12/2009 and recorded 7/17/2009 in the Office of the Recorder of Deeds in and for the County of Montgomery, in Deed Book 5737, Page 923 and Instrument No. 2009077277, granted and conveyed unto Alexandra M. Jalon, as Sole Owner.

Parcel Number: 31-00-22786-00-7.

Location of property: 1505 Redwood Lane, Wyncote, PA 19095.

The improvements thereon are: A residential dwelling.

Seized and taken in execution as the property of **Alexandra M. Jalon** at the suit of JP Morgan Chase Bank, National Association. Debt: \$309,577.10.

**Sarah K. McCaffery**, Attorney.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,000. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

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

Notice is hereby given the schedules of distribution by the Sheriff on April 27, 2016 and distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days thereafter.

All properties to be sold by  
**SEAN P. KILKENNY, SHERIFF**

---



---

**ARTICLES OF DISSOLUTION**

Notice is hereby given that the shareholders and directors of **G & L PRESCHOOL, INC.**, a Pennsylvania corporation, with an address of 1411 Erbs Mill Road, 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.

**Daniel J. Paci, Esquire**  
104 S. Sixth Street  
Perkasie, PA 18944-0215

---



---

**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.*

**a.fatti Inc.** has been incorporated under the provisions of the Pennsylvania Business Corporation Law of 1988.

**Friedman, Schuman, PC**  
101 Greenwood Avenue, Fifth Floor  
Jenkintown, PA 19046

---



---

**NOTICE IS HEREBY GIVEN THAT** Articles of Incorporation were filed with the Pennsylvania Department of State on February 9, 2016, to incorporate the proposed limited liability company, **Mine Hill Manor, LLC**, under the Pennsylvania Business Corporation Law of 1988, as amended.

**Eric F. Wert, Esquire**  
**Dischell, Bartle & Dooley**  
1800 Pennbrook Parkway, Suite 200  
Lansdale, PA 19446-0107

---



---

**Slacker Enterprises Inc.** has been incorporated under the provisions of the Pennsylvania Business Corporation Law of 1988, approved December 21, 1988, P.L. 1444, No. 177, effective October 1, 1989, as amended.

---



---

**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 Feb. 25, 2016, for the purpose of obtaining a charter of a Nonprofit Corporation organized under the Nonprofit Corporation Law of 1988 of the Commonwealth of Pennsylvania. The name of the corporation is: **531 Germantown Condominium**. The corporation is organized to act as a condominium association, which includes ownership and management of real estate and any other lawful purpose.

**KAPLIN STEWART MELOFF REITER &  
STEIN, P.C., Solicitors**  
Union Meeting Corporate Center  
910 Harvest Dr.  
Blue Bell, PA 19422

---



---

**CHANGE OF NAME**

IN THE COURT OF COMMON PLEAS OF  
MONTGOMERY COUNTY, PENNSYLVANIA  
CIVIL ACTION - LAW  
NO. 2016-03804

NOTICE IS HEREBY GIVEN that on February 26, 2016, the Petition of Christina Cavallaro-Cooter and Michael David Cooter was filed in the above named Court, praying for a Decree to change their names to **CHRISTINA COTTARO AND MICHAEL DAVID COTTARO**.

The Court has fixed April 20, 2016, at 9:30 AM in Courtroom "13" of the Montgomery County Courthouse, Norristown, Pennsylvania, as the time and place for the hearing of said Petition, when and where all persons interested may appear and show cause, if any they have, why the prayer of said Petition should not be granted.

---



---

IN THE COURT OF COMMON PLEAS OF  
MONTGOMERY COUNTY, PENNSYLVANIA  
CIVIL ACTION - LAW  
NO. 2016-03723

NOTICE IS HEREBY GIVEN that on February 26, 2016, the Petition of Meghan Ann Duffy was filed in the above named Court, praying for a Decree to change her name to **MEGHAN DUFFY HOLENA**.

The Court has fixed April 20, 2016, at 9:30 AM in Courtroom "13" of the Montgomery County Courthouse, Norristown, Pennsylvania, as the time and place for the hearing of said Petition, when and where all persons interested may appear and show cause, if any they have, why the prayer of said Petition should not be granted.

---



---

IN THE COURT OF COMMON PLEAS OF  
MONTGOMERY COUNTY, PENNSYLVANIA  
CIVIL ACTION - LAW  
NO. 2016-04059

NOTICE IS HEREBY GIVEN that on March 2, 2016, the Petition of Sonya Bethea was filed in the above named Court, praying for a Decree to change the name to **ANTHONY SHAWN BETHEA**.

The Court has fixed April 27, 2016, at 9:30 AM in Courtroom "13" of the Montgomery County Courthouse, Norristown, Pennsylvania, as the time and place for the hearing of said Petition, when and where all persons interested may appear and show cause, if any they have, why the prayer of said Petition should not be granted.

**CIVIL ACTION**

IN THE COURT OF COMMON PLEAS OF  
MONTGOMERY COUNTY, PENNSYLVANIA  
CIVIL TRIAL DIVISION  
NO. 2015-27827  
CIVIL ACTION - COMPLAINT IN  
MORTGAGE FORECLOSURE

**New Penn Financial LLC DBA Shellpoint Mortgage Servicing,**  
Plaintiff

vs.

**Gloria A. Edinger, Solely in her capacity as Heir of Michael T. Edinger a/k/a Michael Edinger, Deceased and Unknown Heirs, Successors, Assigns and All Persons, Firms or Associations Claiming Right, Title or Interest from or Under Michael T. Edinger a/k/a Michael Edinger, Deceased,**  
Defendant(s)

**TO:** The Unknown Heirs, Successors, Assigns and All Persons, Firms or Associations Claiming Right, Title or Interest from or Under Michael T. Edinger a/k/a Michael Edinger, Deceased, Defendant(s) whose last known address is 868 Harleysville Pike, Harleysville, PA 19438.

**COMPLAINT IN MORTGAGE FORECLOSURE**

You are hereby notified that Plaintiff, New Penn Financial LLC DBA Shellpoint Mortgage Servicing, has filed a Mortgage Foreclosure Complaint endorsed with a Notice to Defend, against you in the Court of Common Pleas of Montgomery County, Pennsylvania, docketed to 2015-27827, wherein Plaintiff seeks to foreclose on the mortgage secured on your property located, 868 Harleysville Pike, Harleysville, PA 19438, whereupon your property would be sold by the Sheriff of Montgomery County.

**NOTICE**

YOU HAVE BEEN SUED IN COURT. If you wish to defend against the claims set forth in the notice above, you must take action within twenty (20) days after this Complaint and Notice are served, by entering a written appearance personally or by attorney and filing in writing with the Court your defenses or objections to the claims set forth against you. You are warned that if you fail to do so the case may proceed without you and a judgment may be entered against you by the Court without further notice for any money claimed in the Complaint or for any other claim or 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 THE INFORMATION ABOUT HIRING A LAWYER.

IF YOU CANNOT AFFORD TO HIRE A LAWYER, THIS OFFICE MAY BE ABLE TO PROVIDE YOU WITH INFORMATION ABOUT AGENCIES THAT MAY OFFER LEGAL SERVICES TO ELIGIBLE PERSONS AT A REDUCED FEE OR NO FEE.

LAWYER REFERRAL SERVICE  
Montgomery Bar Association  
100 W. Airy Street  
Norristown, PA 19401  
610-279-9660, ext. 201

**Jill Manuel-Coughlin**  
**Amanda L. Rauer**  
**Jolanta Pekalska**  
**Harry B. Reese**  
**Matthew J. McDonnell**  
Attys. for Plaintiff  
**POWERS KIRN & ASSOC., LLC**  
8 Neshaminy Interplex, Ste. 215  
Trevose, PA 19053  
215.942.2090

**NOTICE OF ACTION  
IN MORTGAGE FORECLOSURE**

IN THE COURT OF COMMON PLEAS OF  
MONTGOMERY COUNTY, PENNSYLVANIA  
CIVIL ACTION - LAW  
NO. 2015-32510

**WELLS FARGO BANK, N.A.,**  
Plaintiff

vs.

**TAYLOR LAING, in her capacity as Heir of PETER LAING A/K/A STANLEY W. LAING A/K/A STANLEY WINSTON LAING, Deceased**

**MADISON LAING, in her capacity as Heir of PETER LAING A/K/A STANLEY W. LAING A/K/A STANLEY WINSTON LAING, Deceased**

**UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER PETER LAING A/K/A STANLEY W. LAING A/K/A STANLEY WINSTON LAING, DECEASED**  
Defendant(s)

**NOTICE TO:** UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER PETER LAING A/K/A STANLEY W. LAING A/K/A STANLEY WINSTON LAING, DECEASED

You are hereby notified that on December 18, 2015, Plaintiff, WELLS FARGO BANK, N.A., filed a Mortgage Foreclosure Complaint endorsed with a Notice to Defend, against you in the Court of Common Pleas of MONTGOMERY County, Pennsylvania, docketed to No. 2015-32510. Wherein, Plaintiff seeks to foreclose on the mortgage secured on your property located at 220 SUNNYBROOK AVENUE, ELKINS PARK, PA 19027-3428, whereupon your property would be sold by the Sheriff of MONTGOMERY County.

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



**NOTICE**

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

You should take this 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 West Airy Street  
Norristown, PA 19401  
(610) 279-9660, ext. 201

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 CANNOT AFFORD TO HIRE A LAWYER, THIS OFFICE MAY BE ABLE TO PROVIDE YOU WITH INFORMATION ABOUT AGENCIES THAT MAY OFFER LEGAL SERVICES TO ELIGIBLE PERSONS AT A REDUCED FEE OR NO FEE.

Lawyer Referral Service  
Montgomery Bar Association  
100 West Airy Street  
Norristown, PA 19401  
(610) 279-9660, Ext. 201

**/s/ Matthew D. Matkov**  
**Matthew D. Matkov, Esquire**  
**Attorney for Plaintiff**

Insurance Company of Greater New York  
a/s/o Audubon Court Associates LP and  
Audubon Court Apartments d/b/a Audubon Court  
Apartments

**SALTZ MATKOV P.C.**

**By: Albert M. Saltz, Esquire**  
**Matthew D. Matkov, Esquire**  
**Kevin M. Demko, Esquire**  
**Attorney ID Nos.: 51497/93661/311112**  
998 Old Eagle School Road, Suite 1206  
Wayne, PA 19087  
Phone: (484) 318-7225  
Fax: (484) 318-7248  
Attorneys for Plaintiff  
Insurance Company of Greater New York  
a/s/o Audubon Court Associates, LP and  
Audubon Court Apartments d/b/a Audubon Court  
Apartments

**UNITED STATES DISTRICT COURT**  
**FOR THE EASTERN DISTRICT OF**  
**PENNSYLVANIA**  
**CIVIL ACTION: 2015-05757**  
**JURY TRIAL DEMANDED**

**INSURANCE COMPANY OF GREATER**  
**NEW YORK a/s/o Audubon Court Associates, LP and**  
**Audubon Court Apartments d/b/a Audubon Court**  
**Apartments,**  
Plaintiff

vs.

**VENKATA GUGULOTHU and NAGA VENI**  
**PENUBADI,**  
Defendants

**NOTICE**

The above captioned negligence action involves a fire which originated on February 27, 2014 in Unit C101 at Audubon Apartments located at 2828 Egypt Road, Audubon, PA 19407. You have been sued in Court. 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.

**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**

**ALDEN, OTTO also known as**  
**OTTO ALDEN, JR., dec'd.**  
Late of Lower Providence Township.  
Executrix: BETTY ROTH,  
c/o Robert L. Franklin, Esquire,  
2617 Huntingdon Pike,  
Huntingdon Valley, PA 19006.  
ATTORNEY: ROBERT L. FRANKLIN,  
SEMANOFF ORMSBY GREENBERG &  
TORCHIA, LLC,  
2617 Huntingdon Pike,  
Huntingdon Valley, PA 19006  
**ANUZELLI, FRANK J., dec'd.**  
Late of Borough of Trappe.  
Executor: JOSEPH P. ANUZELLI,  
c/o Rowan Keenan, Esquire,  
Keenan, Ciccitto & Assoc., LLP,  
376 E. Main Street,  
Collegeville, PA 19426.  
ATTORNEY: ROWAN KEENAN,  
KEENAN, CICCITTO & ASSOCIATES, LLP,  
376 E. Main Street,  
Collegeville, PA 19426,  
610-489-6170

**AQUILANI, MARY E., dec'd.**

Late of East Norriton Township.  
 Executrix: JULIA ANNE SHEA,  
 414 Old Sherman Hill Road,  
 Woodbury, CT 06798.  
 ATTORNEY: JOHN J. KILCOYNE,  
 KILCOYNE & KELM, LLC,  
 P.O. Box 528,  
 Worcester, PA 19490

**BLACK, DAVID F. also known as****DAVID BLACK, dec'd.**

Late of Upper Gwynedd Township.  
 Executrices: CAROL B. REEDER AND  
 JOAN E. CANFIELD,  
 c/o Mary L. Buckman, Esquire,  
 585 Skippack Pike, Suite 100,  
 Blue Bell, PA 19422.  
 ATTORNEY: MARY L. BUCKMAN,  
 FORD & BUCKMAN, P.C.,  
 Office Court at Blue Bell, Suite 100,  
 585 Skippack Pike,  
 Blue Bell, PA 19422

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

Late of Upper Hanover Township.  
 Executor: KEVIN W. BRINCKMAN,  
 c/o Tomlinson & Gerhart,  
 414 Main Street, P.O. Box 14,  
 East Greenville, PA 18041.  
 ATTORNEY: BARRY J. TOMLINSON,  
 TOMLINSON & GERHART,  
 414 Main Street, P.O. Box 14,  
 East Greenville, PA 18041-0014

**BUCK JR., CHARLES W., dec'd.**

Late of Borough of Red Hill.  
 Executrix: MICHAELA B. BUCK,  
 c/o Tomlinson & Gerhart,  
 414 Main Street, P.O. Box 14,  
 East Greenville, PA 18041.  
 ATTORNEY: MICHELLE M. FORSELL,  
 TOMLINSON & GERHART,  
 414 Main Street, P.O. Box 14,  
 East Greenville, PA 18041

**CAMPBELL, RICHARD, dec'd.**

Late of Borough of Royersford.  
 Executor: TREVOR CAMPBELL,  
 37 Sacco Road,  
 Linfield, PA 19468.

**CARLIN, RODNEY S. also known as****ROD CARLIN, dec'd.**

Late of Upper Dublin Township.  
 Executrix: KIMBERLY ANN AZVOLINSKY,  
 c/o Thomas A. Bell, Esquire,  
 2617 Huntingdon Pike,  
 Huntingdon Valley, PA 19006.  
 ATTORNEY: THOMAS A. BELL,  
 SEMANOFF ORMSBY GREENBERG &  
 TORCHIA, LLC,  
 2617 Huntingdon Pike,  
 Huntingdon Valley, PA 19006

**CHIARELLO, ROSA T. also known as****ROSE CHIARELLO, dec'd.**

Late of Borough of Norristown.  
 Executor: BLAISE CHIARELLO,  
 1542 Clearview Road,  
 Blue Bell, PA 19422.

**COGNATO, JAMES J., dec'd.**

Late of Borough of Collegeville.  
 Executrix: MARGARET A. DeLUCA,  
 c/o John J. Del Casale, Esquire,  
 300 W. State Street, Suite 207,  
 Media, PA 19063-2639.  
 ATTORNEY: JOHN J. DEL CASALE,  
 M. MARK MENDEL, LTD.,  
 300 W. State Street, Suite 207,  
 Media, PA 19063-2639

**DAVISON, MARJORIE G., dec'd.**

Late of Whippain Township.  
 Executor: MICHAEL O'HARA PEALE, JR.,  
 400 Maryland Drive, P.O. Box 7544,  
 Fort Washington, PA 190344-7544.  
 ATTORNEY: MICHAEL O'HARA PEALE, JR.,  
 TIMONEY KNOX, LLP,  
 400 Maryland Drive, P.O. Box 7544,  
 Fort Washington, PA 190344-7544

**DETWILER, BEATRICE E., dec'd.**

Late of Montgomery County, PA.  
 Executor: WAYNE G. WYLIE.  
 ATTORNEY: PATRICK J. McMONAGLE,  
 A. VICTOR MEITNER, JR., P.C.,  
 564 Skippack Pike,  
 Blue Bell, PA 19422,  
 215-540-0575

**FISHER, LOUIS R. also known as****LOUIS RAND FISHER, dec'd.**

Late of Whippain Township.  
 Executor: MATTHEW A. FISHER,  
 122 Westpoint Drive,  
 Greensburg, PA 15601.  
 ATTORNEY: ROBERT C. GERHARD, III,  
 GERHARD & GERHARD, P.C.,  
 222 S. Easton Road, Suite 104,  
 Glenside, PA 19038,  
 215-885-6785

**FREEMAN, MARY G. also known as****MARY GARLAND FREEMAN and****MARY FREEMAN, dec'd.**

Late of Upper Merion Township.  
 Executor: F. HARRY SPIESS, JR.,  
 130 W. Lancaster Avenue, P.O. Box 191,  
 Wayne, PA 19087.  
 ATTORNEY: CAROL R. LIVINGOOD,  
 DAVIS BENNETT SPIESS & LIVINGOOD LLC,  
 130 W. Lancaster Avenue, P.O. Box 191,  
 Wayne, PA 19087

**GAMBONE, VERONICA M. also known as****VERONICA GAMBONE, dec'd.**

Late of Lower Providence Township.  
 Executor: LOUIS GAMBONE,  
 c/o Maury B. Reiter, Esquire,  
 Union Meeting Corporate Center,  
 910 Harvest Drive,  
 Blue Bell, PA 19422.  
 ATTORNEY: MAURY B. REITER,  
 KAPLIN STEWART MELOFF REITER &  
 STEIN, P.C.,  
 Union Meeting Corporate Center,  
 910 Harvest Drive,  
 Blue Bell, PA 19422

**GODSHALK, PAUL H., dec'd.**

Late of Franconia Township.  
 Executrices: DONNA JEAN BARNDT,  
 301 Godshall Road,  
 Souderton, PA 18964.  
 LORENE JOY BLANK,  
 102 W. Summit Street,  
 Souderton, PA 18964.  
 ATTORNEY: DOUGLAS M. JOHNSON,  
 BUSCHMAN & JOHNSON,  
 228 N. Main Street,  
 Souderton, PA 18964

**GUERIN, ROSE ELLEN, dec'd.**

Late of Worcester Township.  
 Executor: MICHAEL F. GUERIN,  
 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, P.C.,  
 375 Morris Road, P.O. Box 1479,  
 Lansdale, PA 19446-0773

**HAUSKNECHT, ELLEN W. also known as**

**ELLEN HUASKNECHT, dec'd.**  
 Late of Lower Gwynedd Township.  
 Executor: KEITH A. HAUSKNECHT,  
 54 Milbob Drive,  
 Warminster, PA 18974.

**KASZTELAN, TADEUSZ, dec'd.**

Late of Abington Township.  
 Executrix: MARIA MELE,  
 c/o George P. O'Connell, Esquire,  
 2444 Huntingdon Pike,  
 Huntingdon Valley, PA 19006.  
 ATTORNEY: GEORGE P. O'CONNELL,  
 HOWLAND, HESS, GUINAN, TORPEY,  
 CASSIDY & O'CONNELL, LLP,  
 2444 Huntingdon Pike,  
 Huntingdon Valley, PA 19006

**KENT, THOMAS D. also known as**

**THOMAS D. KENT, SR. and  
 THOMAS KENT, dec'd.**  
 Late of Whitmarsh Township.  
 Executrix: ANN M. KENT,  
 c/o Tara M. Walsh, Esquire,  
 30 Valley Stream Parkway,  
 Malvern, PA 19355-1481.  
 ATTORNEY: TARA M. WALSH,  
 STRADLEY, RONON, STEVENS & YOUNG, LLP,  
 30 Valley Stream Parkway,  
 Malvern, PA 19355-1481

**KNOBLACH, SANDRA also known as**

**SANDRA M. KNOBLACH, dec'd.**  
 Late of Hatfield Township.  
 Executrix: LISA MARCH,  
 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

**LaPENTA, DONNA LEE also known as**

**DONNA LaPENTA, dec'd.**  
 Late of East Norriton Township.  
 Co-Administrators: JOSEPH A. LaPENTA, III,  
 79 Bartlett Drive,  
 Schwenksville, PA 19473,  
 MICHAEL N. LaPENTA,  
 482 Fort Hill Circle,  
 Fort Washington, PA 19034.  
 ATTORNEY: DAVID M. HOLLAR,  
 DAVID M. HOLLAR, PLLC,  
 8 Tower Bridge, Suite 400,  
 161 Washington Street,  
 Conshohocken, PA 19428

**LEFEVER SR., JOHN C., dec'd.**

Late of Upper Pottsgrove Township.  
 Executrix: SHARON SHOLLENBERGER,  
 c/o Mary C. Crocker, Esquire,  
 1296 East High Street,  
 Pottstown, PA 19464.

**LEISTER, HARRY P. also known as**

**HARRY LEISTER, dec'd.**  
 Late of Lower Pottsgrove Township.  
 Executor: MARK OERTHER,  
 94 Oak Terrace,  
 Arden, NC 28704.  
 ATTORNEY: LEE F. MAUGER,  
 MAUGER & METER,  
 240 King Street, P.O. Box 698,  
 Pottstown, PA 19464

**LOSS, GENEVIEVE E. also known as**

**GENEVIEVE L. LOSS, dec'd.**  
 Late of Borough of Royersford.  
 Executors: LARRY ELLIS LOSS,  
 20 Chipmunk Lane,  
 Media, PA 19063-4708,  
 MITCHELL EUGENE LOSS,  
 3353 SE Schiller Street,  
 Portland, OR 97202.  
 ATTORNEY: LEE R. ALLMAN,  
 ALLMAN, KELLY & WILLNER, LLC,  
 41 Paoli Plaza, Suite G,  
 Paoli, PA 19301

**MANCINI, NICHOLAS J. also known as**

**NICHOLAS MANCINI, dec'd.**  
 Late of Lower Merion Township.  
 Executors: MICHAEL A. GRAZIANO AND  
 THERESA M. CARASCO,  
 c/o Guy F. Matthews, Esquire,  
 344 W. Front Street,  
 Media, PA 19063.  
 ATTORNEY: GUY F. MATTHEWS,  
 ECKELL, SPARKS, LEVY, AUERBACH,  
 MONTE, SLOANE,  
 MATTHEWS & AUSLANDER, P.C.,  
 344 W. Front Street,  
 Media, PA 19063

**MANN, ANN WENGERT also known as**

**ANN R. WENGERT MANN, dec'd.**  
 Late of Abington Township.  
 Executor: JOSEPH F. MANN, JR.,  
 c/o Randal J. McDowell, Esquire,  
 221 Noble Plaza,  
 801 Old York Road,  
 Jenkintown, PA 19046.  
 ATTORNEY: RANDAL J. McDOWELL,  
 221 Noble Plaza,  
 801 Old York Road,  
 Jenkintown, PA 19046

**MARKIND, BLOSSOM, dec'd.**

Late of Upper Dublin Township.  
 Executrix: DARA B. ARONOW,  
 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

**MATTLEMAN, BEATRICE S., dec'd.**

Late of Horsham Township.  
 Executors: LAUREN M. HOOPES,  
 1200 Oak Tree Drive,  
 Lawrence, KS 66049,  
 GWEN H. MATTLEMAN,  
 2401 Calvert Street NW, Apt. 625,  
 Washington, D.C. 20008.  
 ATTORNEY: RICHARD W. STEVENS,  
 FLAMM WALTON HEIMBACH & LAMM PC,  
 794 Penllyn Pike, Suite 100,  
 Blue Bell, PA 19422-1669

**MATUSIAK, ALFRED F., dec'd.**

Late of Borough of Rockledge.  
 Executor: GEORGE P. O'CONNELL,  
 2444 Huntingdon Pike,  
 Huntingdon Valley, PA 19006.  
 ATTORNEY: GEORGE P. O'CONNELL,  
 HOWLAND, HESS, GUINAN, TORPEY,  
 CASSIDY & O'CONNELL, LLP,  
 2444 Huntingdon Pike,  
 Huntingdon Valley, PA 19006

**McCANN, JOSEPH R., dec'd.**

Late of Cheltenham Township.  
 Executrix: EILEEN FROST,  
 c/o Jonathan H. Ellis, Esquire,  
 261 Old York Road, Suite 200,  
 Jenkintown, PA 19046.  
 ATTORNEY: JONATHAN H. ELLIS,  
 PLOTNICK & ELLIS, P.C.,  
 261 Old York Road, Suite 200,  
 Jenkintown, PA 19046

**MELUCCI, ROBERT C. also known as**

**ROBERT MELUCCI, dec'd.**  
 Late of Lower Gwynedd Township.  
 Executor: IRA JOEL SARTORIUS,  
 1103 Foulkeways,  
 Gwynedd, PA 19436.  
 ATTORNEY: MARY L. BUCKMAN,  
 FORD & BUCKMAN, P.C.,  
 Office Court at Blue Bell, Suite 100,  
 585 Skippack Pike,  
 Blue Bell, PA 19422

**MILES, MILDRED D., dec'd.**

Late of Franconia Township.  
 Co-Executors: CHARLES MILES,  
 2201 Allebach Lane,  
 Lansdale, PA 19446,  
 LARRY M. MILES,  
 125 South Ship Road,  
 Exton, PA 19341.  
 ATTORNEY: WILLIAM H. MITMAN, JR.,  
 111 South Church Street,  
 West Chester, PA 19382

**MITTELMAN, DAVID, dec'd.**

Late of Lower Merion Township.  
 Executor: ALAN J. MITTELMAN,  
 Seven Penn Center, 7th Floor,  
 1635 Market Street,  
 Philadelphia, PA 19103.  
 ATTORNEY: ALAN J. MITTELMAN,  
 SPECTOR GADON & ROSEN, P.C.,  
 Seven Penn Center, 7th Floor,  
 1635 Market Street,  
 Philadelphia, PA 19103

**MORSE, JUNE R., dec'd.**

Late of Upper Frederick Township.  
 Executrix: MELISSA L. COLE,  
 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, P.C.,  
 375 Morris Road, P.O. Box 1479,  
 Lansdale, PA 19446-0773

**NERO, JOSEPH, dec'd.**

Late of West Norriton Township.  
 Administrator: FRANCIS A. NERO.  
 ATTORNEY: PETER E. MOORE,  
 NARDUCCI, MOORE, FLEISHER, ROEBERG  
 & WOLFE, LLP,  
 589 Skippack Pike, Suite 300,  
 Blue Bell, PA 19422

**O'CONNELL, SARAH HELEN, dec'd.**

Late of Abington Township.  
 Executrix: PATRICIA A. O'CONNELL,  
 c/o George Luskus, Esquire,  
 745 Yorkway Place,  
 Jenkintown, PA 19046.  
 ATTORNEY: GEORGE LUSKUS,  
 LUSKUS & FUELLEBORN, P.C.,  
 745 Yorkway Place,  
 Jenkintown, PA 19046

**PANTER, SHIRLEY F. also known as  
SHIRLEY PANTER, dec'd.**

Late of Towamencin Township.  
 Administratrix: PATSY P. HOPWOOD,  
 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

**PETROLINA, CARMELLA, dec'd.**

Late of Plymouth Township.  
 Executrix: CAROLYN SGRIGNIOLI,  
 223 Victoria Chase,  
 Pottstown, PA 19465.

**PETROLINA, SERO J., SR. also known as  
SERO J. PETROLINA, dec'd.**

Late of West Norriton Township.  
 Executrix: CAROLYN SGRIGNIOLI,  
 223 Victoria Chase,  
 Pottstown, PA 19465.

**RAY, JAMES A., dec'd.**

Late of Douglass Township.  
 Administrator: WELLS FARGO BANK, N.A.,  
 c/o Mitchell H. Klevan, Esquire,  
 1515 Market Street, Suite 706,  
 Philadelphia, PA 19102.  
 ATTORNEY: MITCHELL H. KLEVAN,  
 MITCHELL H. KLEVAN LLC,  
 1515 Market Street, Suite 706,  
 Philadelphia, PA 19102

**RAY, MELODY ANN also known as****MELODY RAY, dec'd.**

Late of Douglass Township.  
 Executors: WELLS FARGO BANK, N.A. AND  
 WILLIE C. HERRING,  
 c/o Mitchell H. Klevan, Esquire,  
 1515 Market Street, Suite 706,  
 Philadelphia, PA 19102.  
 ATTORNEY: MITCHELL H. KLEVAN,  
 MITCHELL H. KLEVAN LLC,  
 1515 Market Street, Suite 706,  
 Philadelphia, PA 19102

**REINHARDT, WILMA J., dec'd.**

Late of Cheltenham Township.  
 Executor: RANDY C. REINHARDT,  
 c/o Drake, Hileman & Davis,  
 Bailiwick Office Campus, Suite 15,  
 P.O. Box 1306,  
 Doylestown, PA 18901.  
 ATTORNEY: R. LEONARD DAVIS, III,  
 DRAKE, HILEMAN & DAVIS,  
 Bailiwick Office Campus, Suite 15,  
 P.O. Box 1306,  
 Doylestown, PA 18901

**SCHMIDT, ERNST G. also known as****ERNST SCHMIDT, dec'd.**

Late of Horsham Township.  
 Executors: LYNN S. McLAUGHLIN,  
 MARK E. SCHMIDT,  
 JULIE S. KANTO,  
 c/o Michael J. Maransky, Esquire,  
 10 Sentry Parkway, Suite 200,  
 P.O. Box 3001,  
 Blue Bell, PA 19422-3001.  
 ATTORNEY: MICHAEL J. MARANSKY,  
 FOX ROTHSCHILD LLP,  
 10 Sentry Parkway, Suite 200,  
 P.O. Box 3001,  
 Blue Bell, PA 19422-3001

**SIERZEGA, CARL W. also known as****CARL SIERZEGA, dec'd.**

Late of Limerick Township.  
 Executrix: JOAN P. AMSTUTZ,  
 1214 Cavalier Lane,  
 West Chester, PA 19380.

**SZABO, JOSEPH G. also known as****JOSEPH GEORGE SZABO and  
JOSEPH SZABO, dec'd.**

Late of Borough of North Wales.  
 Administratrix: FLORA SZABO,  
 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

**TESSLER, MILDRED also known as****MILDRED M. TESSLER, dec'd.**

Late of Lower Merion Township.  
 Executors: HARVEY B. TESSLER AND  
 SHERYL ZIGON,  
 c/o Alan J. Mittelman, Esquire,  
 Seven Penn Center, 7th Floor,  
 1635 Market Street,  
 Philadelphia, PA 19103.  
 ATTORNEY: ALAN J. MITTELMAN,  
 SPECTOR GADON & ROSEN, P.C.,  
 Seven Penn Center, 7th Floor,  
 1635 Market Street,  
 Philadelphia, PA 19103

**TOSH, MADELAINE T., dec'd.**

Late of Montgomery County, PA.  
 Executors: MARCIA T. SCHNEIDER AND  
 DIANE E. KRULAC.  
 ATTORNEY: PATRICK J. McMONAGLE,  
 A. VICTOR MEITNER, JR., P.C.,  
 564 Skippack Pike,  
 Blue Bell, PA 19422,  
 215-540-0575

**WARD, MARY-JANE B. also known as****MARY-JANE BROOK BRICKER WARD, dec'd.**

Late of Worcester Township.  
 Executor: TIMOTHY B. BARNARD, ESQUIRE,  
 218 West Front Street,  
 Media, PA 19063.  
 ATTORNEY: TIMOTHY B. BARNARD,  
 218 West Front Street,  
 Media, PA 19063

**WARNER, D. LORRAINE also known as****DORIS LORRAINE WARNER, dec'd.**

Late of Towamencin Township.  
 Executrix: GAIL A. PAIGE,  
 2109 Marshall Court,  
 Lansdale, PA 19446.

**WEINBERG, CARROLL A. also known as****CARROLL WEINBERG, dec'd.**

Late of Lower Merion Township.  
 Executors: JOHN C. DAVISON,  
 1233 W. Mt. Royal Avenue,  
 Baltimore, MD 21217,  
 CHARLOTTE C. WEINBERG,  
 261 Indian Creek Road,  
 Wynnewood, PA 19096,  
 MAURICE L. OFFIT,  
 c/o Offit Kurman, P.A.,  
 Ten Penn Center, Suite 2300,  
 1801 Market Street,  
 Philadelphia, PA 19103.  
 ATTORNEY: JEANNA L. LAM,  
 OFFIT KURMAN, P.A.,  
 Ten Penn Center, Suite 2300,  
 1801 Market Street,  
 Philadelphia, PA 19103

**WEINER, SHERRIE B. also known as****SHERRIE WEINER, dec'd.**

Late of Lower Merion Township.  
 Executor: SAMUEL L. SPEAR,  
 230 S. Broad Street, Suite 1400,  
 Philadelphia, PA 19102.

**WILLIAMSON, MARY LOUISE also known as****MARY LOU WILLIAMSON, dec'd.**

Late of Borough of Bryn Athyn.  
 Executors: KRISTIN W. DOUGHTY,  
 RONALD S. DAUM AND  
 CHARA C. DAUM,  
 c/o Marlyn F. Smith, Esquire,  
 40 E. Airy Street, P.O. Box 671,  
 Norristown, PA 19404-0671.  
 ATTORNEY: MARLYN F. SMITH,  
 HIGH SWARTZ LLP,  
 40 E. Airy Street, P.O. Box 671,  
 Norristown, PA 19404-0671

**ZAUDERER, BERT, dec'd.**

Late of Lower Merion Township.  
 Administratrix: DVORAH C. ZAUDERER,  
 275 N. Highland Avenue,  
 Merion, PA 19066.



**ZERKLE, JOHN P. also known as****JOHN P. ZERKLE, SR., dec'd.**

Late of Lower Gwynedd Township.  
 Administratrix CTA: SHARON ZERKLE,  
 948 Kingsway Drive,  
 Coatesville, PA 19320.  
 ATTORNEY: PAUL J. RUBINO,  
 50 Darby Road,  
 Paoli, PA 19301

**Second Publication****ADIS, TOBY, dec'd.**

Late of Lower Merion Township.  
 Administratrices: ABBY ADIS AND  
 MARJORIE ADIS,  
 c/o Edmund L. Harvey, Jr., Esquire,  
 1835 Market Street,  
 Philadelphia, PA 19103-2968.  
 ATTORNEY: EDMUND L. HARVEY, JR.,  
 TEETERS HARVEY MARRONE & KAIER LLP,  
 1835 Market Street,  
 Philadelphia, PA 19103-2968

**ALVES, HELEN, dec'd.**

Late of Borough of Pennsburg.  
 Administrator: FRANCIS A. WLAD,  
 783 Hunter Drive,  
 Pennsburg, PA 18073.  
 ATTORNEY: BRIDGET A. MONAGHAN,  
 220 W. Gay Street,  
 West Chester, PA 19380

**BATYSKI, JOHN S., dec'd.**

Late of Salford Township.  
 Administratrix: NANCY P. ROTHENBERGER,  
 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

**BERRY, ANGELA P., dec'd.**

Late of Worcester Township.  
 Co-Executors: LORI RAGGAZINO,  
 P.O. Box 324,  
 Oaks, PA 19456,  
 SCOTT BRUNO,  
 216 Clover Lane,  
 Phoenixville, PA 19460.

**BRINKHEIDE, WILLIAM H., dec'd.**

Late of Whitpain Township.  
 Executrix: BERNADETTE MADDEN,  
 c/o Lewis Goodman, Esquire,  
 Rubin, Glickman, Steinberg & Gifford, P.C.,  
 2605 N. Broad Street, P.O. Box 1277,  
 Lansdale, PA 19446.  
 ATTORNEY: LEWIS GOODMAN,  
 RUBIN, GLICKMAN, STEINBERG &  
 GIFFORD, P.C.,  
 2605 N. Broad Street, P.O. Box 1277,  
 Lansdale, PA 19446

**CANNON, MIRIAM, dec'd.**

Late of Franconia Township.  
 Executor: CHARLES CANNON,  
 c/o Mark Ryan, Esquire,  
 618 Swede Street,  
 Norristown, PA 19401.

**CARNEY JR, THOMAS J., dec'd.**

Late of Lower Gwynedd Township.  
 Executrix: ANNE M. CARNEY,  
 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

**CLEMONS, DOROTHY J. also known as  
DOROTHY CLEMONS and  
DOROTHY JUNE CLEMONS, dec'd.**

Late of West Pottsgrove Township.  
 Co-Executors: TRANIES CLEMONS, JR.,  
 2462 Magnolia Drive,  
 Gilbertsville, PA 19525,  
 SHEILA A. DEGRAFFENREID,  
 3206 Rockford Road,  
 Durham, NC 27713.  
 ATTORNEY: REBECCA A. HOBBS,  
 O'DONNELL, WEISS & MATTEI, P.C.,  
 41 East High Street,  
 Pottstown, PA 19464-5426

**CONNER JR., GEORGE L., dec'd.**

Late of Abington Township.  
 Administrators: KATHRYN M. BARTOL AND  
 GEORGE L. CONNER, III,  
 c/o Larry Scott Auerbach, Esquire,  
 1000 Easton Road,  
 Abington, PA 19001.  
 ATTORNEY: LARRY SCOTT AUERBACH,  
 1000 Easton Road,  
 Abington, PA 19001

**CURTIS, ROBERT J., dec'd.**

Late of Horsham Township.  
 Executrix: CHRISTINE W. SORGE,  
 c/o Robert M. Slutsky, Esquire,  
 600 W. Germantown Pike, #400,  
 Plymouth Meeting, PA 19462.  
 ATTORNEY: ROBERT M. SLUTSKY,  
 ROBERT M. SLUTSKY ASSOCIATES,  
 600 W. Germantown Pike, #400,  
 Plymouth Meeting, PA 19462

**DAVIS, ELEANORE H., dec'd.**

Late of Upper Dublin Township.  
 Executor: ROBERT A. BACINE, ESQUIRE,  
 Friedman, Schuman, PC,  
 101 Greenwood Avenue, Fifth Floor  
 Jenkintown, PA 19046.  
 ATTORNEYS: FRIEDMAN, SCHUMAN, PC,  
 101 Greenwood Avenue, Fifth Floor  
 Jenkintown, PA 19046

**DeLONG, CYNTHIA L., dec'd.**

Late of Perkiomen Township.  
 Executors: GERALD R. DeLONG,  
 886 Laurel Lane,  
 Harleysville, PA 19438,  
 DORIS A. DeLONG,  
 886 Laurel Lane,  
 Harleysville, PA 19438.  
 ATTORNEY: JEFFREY K. LANDIS,  
 BRICKER, LANDIS, HUNSBERGER &  
 GINGRICH, LLP,  
 114 E. Broad Street, P.O. Box 64769,  
 Souderton, PA 18964

**ELLOW, ANN E., dec'd.**

Late of Upper Merion Township.  
Co-Executors: ROBERT ELLOW,  
331 Sweetbriar Road,  
King of Prussia, PA 19406,  
RONALD ELLOW,  
25 West Tansey Drive,  
Aston, PA 19104.  
ATTORNEY: GREGORY P. DiPIPPA,  
PIZONKA, REILLEY, BELLO & McGRORY, P.C.,  
144 E. DeKalb Pike, Suite 300,  
King of Prussia, PA 19406

**FRETZ-REHAK, RUTH E., dec'd.**

Late of Towamencin Township.  
Executor: WILLIAM S. REHAK, JR.,  
4035 Orangemans Road,  
Hatboro, PA 19040.  
ATTORNEY: CHARLOTTE A. HUNSBERGER,  
BRICKER, LANDIS, HUNSBERGER &  
GINGRICH, LLP,  
114 E. Broad Street, P.O. Box 64769,  
Souderton, PA 18964

**GIAMPA, FRANCIS also known as  
FRANCIS A. GIAMPA, III and  
FRANK A. GIAMPA, dec'd.**

Late of Lower Gwynedd Township.  
Executrix: THERESA L. GERHART,  
c/o Rosemary R. Ferrino, Esquire,  
608 W. Main Street,  
Lansdale, PA 19446.  
ATTORNEY: ROSEMARY R. FERRINO,  
MONTCO ELDER LAW,  
608 W. Main Street,  
Lansdale, PA 19446

**GIAMPA, JEAN F. also known as  
JEAN GIAMPA, dec'd.**

Late of Lower Gwynedd Township.  
Executrices: THERESA L. GERHART AND  
JOAN M. DOLAN,  
c/o Rosemary R. Ferrino, Esquire,  
608 W. Main Street,  
Lansdale, PA 19446.  
ATTORNEY: ROSEMARY R. FERRINO,  
MONTCO ELDER LAW,  
608 W. Main Street,  
Lansdale, PA 19446

**GROFF SR., JACK, dec'd.**

Late of Douglass Township.  
Executor: JACK GROFF, JR.,  
c/o Robert L. Brant & Assoc., LLC.  
ATTORNEY: ROBERT L. BRANT, JR.,  
ROBERT L. BRANT & ASSOC., LLC,  
P.O. Box 26865,  
Trappe, PA 19426

**HALLMAN, DOROTHY M., dec'd.**

Late of Upper Dublin Township.  
Executors: ROBERT I. FOX AND  
R. SCOTT HALLMAN,  
c/o Beeghley and Beeghley,  
314 S. Henderson Road, Suite G 39,  
King of Prussia, PA 19406.

**JACKSON, BERNARD F. also known as  
BERNARD JACKSON, dec'd.**

Late of Lower Merion Township.  
Executor: STEVEN S. COLLINS,  
c/o Sheila D. Vance, Esquire,  
210 Pheasant Run Drive,  
Paoli, PA 19301.  
ATTORNEY: SHEILAH D. VANCE,  
210 Pheasant Run Drive,  
Paoli, PA 19301

**KIEFFER, LORRAINE J., dec'd.**

Late of Borough of Hatboro.  
Executor: JOHN R. KIEFFER,  
c/o Grim, Biehn & Thatcher,  
P.O. Box 215,  
Perkasie, PA 18944-0215.  
ATTORNEY: GREGORY E. GRIM,  
GRIM, BIEHN & THATCHER,  
104 S. Sixth Street, P.O. Box 215,  
Perkasie, PA 18944

**LANDIS SR., RICHARD ALAN also known as  
DICK LANDIS, dec'd.**

Late of Lower Gwynedd Township.  
Executrix: GRACE M. LANDIS,  
920 Swedesford Road,  
Lower Gwynedd, PA 19002.

**LeBLANC, CATHERINE M. also known as  
CATHY LeBLANC, dec'd.**

Late of Lower Gwynedd Township.  
Executor: BRIAN F. LeBLANC,  
c/o Jonathan H. Ellis, Esquire,  
261 Old York Road, Suite 200,  
Jenkintown, PA 19046.  
ATTORNEY: JONATHAN H. ELLIS,  
PLOTNICK & ELLIS, P.C.,  
261 Old York Road, Suite 200,  
Jenkintown, PA 19046

**LEHRBACH, SHIRLEY JOYCE also known as  
SHIRLEY J. LEHRBACH, dec'd.**

Late of Borough of Hatboro.  
Co-Executors: STEPHANIE KAY LEHRBACH,  
308 Witmer Road,  
Horsham, PA 19044,  
OTTO JAY LEHRBACH,  
282 Treichler Road,  
Alburtis, PA 18011.

**LINKER, WILMA ELEANOR also known as  
WILMA W. LINKER, dec'd.**

Late of Borough of Hatboro.  
Executrix: BARBARA L. MARTIN,  
2159 Sewanee Drive,  
Forest Hill, MD 21050.

**MARTIN, FRANK JOHN, dec'd.**

Late of Skippack Township.  
Executrix: NANCY MARTIN HENRY,  
5 Linden Way,  
Harleysville, PA 19438.

**McILVAINE III, CHARLES LEE, dec'd.**

Late of Springfield Township.  
Executrix: SUSAN McILVAINE,  
1414 Firethorne Lane,  
Wyndmoor, PA 19038.

**MITCHELL, ALEXANDER D., dec'd.**

Late of Upper Dublin Township.  
Executrix: ALEXANDRIA L. MITCHELL,  
435 Church Street,  
Ambler, PA 19002.

**MONTAIGNE, PAULANNE BINDER also known as  
PAULANNE B. MONTAIGNE, dec'd.**

Late of Abington Township.  
Executrix: LINDA BINDER,  
c/o Paul E. Heintz, Esquire,  
1617 JFK Blvd., 19th Floor,  
Philadelphia, PA 19103-1895.  
ATTORNEY: PAUL E. HEINTZ,  
OBERMAYER REBMANN MAXWELL &  
HIPPEL, LLP,  
1617 JFK Blvd., 19th Floor,  
Philadelphia, PA 19103-1895

**MORAN-O'BRIEN, ELENA ROSEMARY, dec'd.**

Late of Abington Township.  
Co-Administrators: KEITH D. O'BRIEN, JR. AND CHRISTINA MORAN,  
1226 Highland Avenue,  
Abington, PA 19001.  
ATTORNEY: KRISTEN BEHRENS,  
DILWORTH PAXSON, LLP,  
LibertyView, Suite 700,  
457 Haddonfield Road,  
Cherry Hill, NJ 08002

**MUNHOLLAND, WILLIAM HENRY also known as WILLIAM H. MUNHOLLAND, dec'd.**

Late of Whitmarsh Township.  
Executrix: PAMELA L. CALVARESE,  
605 Highland Avenue,  
Malvern, PA 19355.  
ATTORNEY: BRIDGET A. MONAGHAN,  
220 W. Gay Street,  
West Chester, PA 19380

**MUTONE, JOHN JOHNSON also known as JOHN MUTONE and JOHN J. MUTONE, dec'd.**

Late of Towamencin Township.  
Administratrix: SILVANA DELL,  
c/o Stephen M. Howard, Esquire,  
605 N. Broad Street,  
Lansdale, PA 19446.  
ATTORNEY: STEPHEN M. HOWARD,  
605 N. Broad Street,  
Lansdale, PA 19446

**ROTHSCHILD, GERARD, dec'd.**

Late of Cheltenham Township.  
Executor: JAMES ROTHSCHILD,  
c/o McLafferty & Kroberger, P.C.,  
807 Bethlehem Pike,  
Erdenheim, PA 19038.  
ATTORNEY: BERNARD J. McLAFFERTY, JR.,  
McLAFFERTY & KROBERGER, P.C.,  
807 Bethlehem Pike,  
Erdenheim, PA 19038

**RUTH, MARY ANN, dec'd.**

Late of Lower Salford Township.  
Executrix: JUDY L. McCAULEY,  
c/o Jay C. Glickman, Esquire,  
Rubin, Glickman, Steinberg & Gifford, P.C.,  
2605 N. Broad Street, P.O. Box 1277,  
Lansdale, PA 19446.  
ATTORNEY: JAY C. GLICKMAN,  
RUBIN, GLICKMAN, STEINBERG &  
GIFFORD, P.C.,  
2605 N. Broad Street, P.O. Box 1277,  
Lansdale, PA 19446

**SAMSON, GEORGE W., dec'd.**

Late of Whitpain Township.  
Executor: RODMAN M. ROSENBERGER,  
One Summit Street,  
Philadelphia, PA 19118.  
ATTORNEY: RODMAN M. ROSENBERGER,  
BARBER, SHARPE & ROSENBERGER,  
One Summit Street,  
Philadelphia, PA 19118

**SERGIENKO, CECILIA COADY, dec'd.**

Late of Abington Township.  
Executrix: MARICELESTE MILLER,  
1508 Providence Road,  
Towson, MD 21286.

**STITZINGER, PAULINE, dec'd.**

Late of Abington Township.  
Executrix: CHARLENE BRENNAN,  
526 Crescent Avenue,  
Glenside, PA 19038.  
ATTORNEY: LINDA M. ANDERSON,  
ANDERSON ELDER LAW,  
206 Old State Street,  
Media, PA 19063

**SWALM, WILLIAM H. also known as WILLIAM SWALM, dec'd.**

Late of Lower Salford Township.  
Executrix: LAURA C. SWALM,  
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

**TAGMIRE, H. GRACE S. also known as HENRIETTA GRACE S. TAGMIRE, dec'd.**

Late of Horsham Township.  
Executor: JAMES J. CHAMBERS,  
473 Elm Avenue,  
Holland, PA 18966.  
ATTORNEY: JOSELE A. FINNEY,  
10000 Lincoln Drive East, Suite 201,  
Marlton, NJ 08053

**WILSON JR., S. THOMAS also known as SAMUEL THOMAS WILSON, JR., dec'd.**

Late of Franconia Township.  
Executors: D. EUGENE WAMPLER,  
321 Morris Road,  
Harleysville, PA 19438,  
THERESA S. WAMPLER,  
321 Morris Road,  
Harleysville, PA 19438.  
ATTORNEY: JEFFREY K. LANDIS,  
BRICKER, LANDIS, HUNSBERGER &  
GINGRICH, LLP,  
114 E. Broad Street, P.O. Box 64769,  
Souderton, PA 18964

**Third and Final Publication****BALLARD, IAN M. also known as IAN MATHESON BALLARD, dec'd.**

Late of Lower Merion Township.  
Executrix: HELEN C. BALLARD,  
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

**BARRY, MARGARET C., dec'd.**

Late of Montgomery Township.  
Executrix: BARBARA KLUXEN,  
830 Wright Drive,  
Maple Glen, PA 19002.

**BEISCHEL, BARBARA J. also known as BARBARA BEISCHEL, dec'd.**

Late of Perkiomen Township.  
Executor: KAREN A. ARCURI,  
204 Stallion Lane,  
Schwenksville, PA 19473.  
ATTORNEY: KATHLEEN M. MARTIN,  
O'DONNELL, WEISS & MATTEI, P.C.,  
41 East High Street,  
Pottstown, PA 19464-5426

**BONNER, DOLORES M., dec'd.**

Late of Borough of Lansdale.  
 Executor: GERALD BONNER,  
 8 Buck Run,  
 Thornton, PA 19373.

**BRODSKY, LORI BETH also known as LORI BRODSKY, dec'd.**

Late of Lower Merion Township.  
 Executrix: BARBARA BRODSKY,  
 c/o Lawrence S. Chane, Esquire,  
 One Logan Square,  
 130 N. 18th Street,  
 Philadelphia, PA 19103-6998.  
 ATTORNEY: LAWRENCE S. CHANE,  
 BLANK ROME LLP,  
 One Logan Square,  
 130 N. 18th Street,  
 Philadelphia, PA 19103-6998

**CARLOSH, WESLEY G., dec'd.**

Late of East Norriton Township.  
 Executor: RICHARD ANNA,  
 c/o Michael J. Maransky, Esquire,  
 10 Sentry Parkway, Suite 200,  
 P.O. Box 3001,  
 Blue Bell, PA 19422-3001.  
 ATTORNEY: MICHAEL J. MARANSKY,  
 FOX ROTHSCHILD LLP,  
 10 Sentry Parkway, Suite 200,  
 P.O. Box 3001,  
 Blue Bell, PA 19422-3001

**CARPENTER, JANE R., dec'd.**

Late of Lower Gwynedd Township.  
 Executor: RICHARD D. CARPENTER,  
 c/o McLafferty & Kroberger, P.C.,  
 807 Bethlehem Pike,  
 Erdenheim, PA 19038.  
 ATTORNEY: BERNARD J. McLAFFERTY, JR.,  
 McLAFFERTY & KROBERGER, P.C.,  
 807 Bethlehem Pike,  
 Erdenheim, PA 19038

**CULLEN, CRAIG W. also known as CRAIG CULLEN, dec'd.**

Late of Lower Merion Township.  
 Executrix: ALICE B. CULLEN,  
 c/o Frank G. Cooper, Esquire,  
 30 S. 17th Street,  
 Philadelphia, PA 19103-4196.  
 ATTORNEY: FRANK G. COOPER,  
 DUANE MORRIS LLP,  
 30 S. 17th Street,  
 Philadelphia, PA 19103-4196

**CUSIMANO, ADELINE M., dec'd.**

Late of Upper Gwynedd Township.  
 Executor: JOHN A. CUSIMANO,  
 c/o Janet E. Amacher, Esquire,  
 311 N. Sumneytown Pike, Suite 1A,  
 North Wales, PA 19454.  
 ATTORNEY: JANET E. AMACHER,  
 311 N. Sumneytown Pike, Suite 1A,  
 North Wales, PA 19454

**DEARDORFF, CURTIS C., dec'd.**

Late of Upper Gwynedd Township.  
 Executors: CURTIS L. DEARDORFF AND  
 BARBARA D. YETTER,  
 c/o Robert A. Walper, Esquire,  
 Ten Sentry Parkway, Suite 200,  
 P.O. Box 3001,  
 Blue Bell, PA 19422-3001.  
 ATTORNEY: ROBERT A. WALPER,  
 FOX ROTHSCHILD LLP,  
 Ten Sentry Parkway, Suite 200,  
 P.O. Box 3001,  
 Blue Bell, PA 19422-3001

**DEVER, EDWARD H. also known as****EDWARD H. DEVER, III and EDWARD DEVER, dec'd.**

Late of Whitpain Township.  
 Executrix: RENEE SORET DEVER,  
 c/o Philip G. Curtin, Esquire,  
 1231 Lancaster Avenue,  
 Berwyn, PA 19312-1244.  
 ATTORNEY: PHILIP G. CURTIN,  
 PHILIPS, CURTIN & DiGIACOMO,  
 1231 Lancaster Avenue,  
 Berwyn, PA 19312-1244

**DIRKS, JOHN HERBERT, dec'd.**

Late of Lower Salford Township.  
 Executor: UNIVEST BANK AND TRUST CO.,  
 14 N. Main Street, P.O. Box 64197,  
 Souderton, PA 18964.  
 ATTORNEY: J. OLIVER GINGRICH,  
 BRICKER, LANDIS, HUNSBERGER &  
 GINGRICH, LLP,  
 114 E. Broad Street, P.O. Box 64769,  
 Souderton, PA 18964

**DOLAN, ELIZABETH GUBB, dec'd.**

Late of Whitmarsh Township.  
 Executors: LYDIA K. CLAY AND  
 THOMAS V. DOLAN, IV,  
 c/o Ross E. Bruch, Esquire,  
 Centre Square West, 38th Floor,  
 1500 Market Street,  
 Philadelphia, PA 19102.  
 ATTORNEY: ROSS E. BRUCH,  
 SAUL EWING LLP,  
 Centre Square West, 38th Floor,  
 1500 Market Street,  
 Philadelphia, PA 19102

**DOMBROW, RODGER T. also known as RODGER TRAVIS DOMBROW and RODGER DOMBROW, dec'd.**

Late of Borough of Lansdale.  
 Executrices: B. CARRYL LaPRAIRIE AND  
 JOAN E. ENGEL,  
 c/o Gilbert P. High, Esquire,  
 40 E. Airy Street, P.O. Box 671,  
 Norristown, PA 19404-0671.  
 ATTORNEY: GILBERT P. HIGH,  
 HIGH SWARTZ LLP,  
 40 E. Airy Street, P.O. Box 671,  
 Norristown, PA 19404-0671

**DORTCH, CONSTANCE C., dec'd.**

Late of Upper Providence Township.  
 Executor: CAROL LERMAN,  
 c/o Whitney O'Reilly, Esquire,  
 Unruh, Turner, Burke & Frees, P.C.,  
 120 Gay Street, P.O. Box 289,  
 Phoenixville, PA 19460.  
 ATTORNEY: WHITNEY O'REILLY,  
 UNRUH, TURNER, BURKE & FREES, P.C.,  
 120 Gay Street, P.O. Box 289,  
 Phoenixville, PA 19460

**HEFFNER, ROBERT E., SR. also known as BOB HEFFNER, dec'd.**

Late of Upper Moreland Township.  
 Administratrix: SHERRY HEFFNER,  
 9422 Keegans Woods Drive,  
 San Antonio, TX 78254.

**HOERNER, GLORIA LARMON also known as****GLORIA HOERNER, dec'd.**

Late of Abington Township.  
 Executrix: BARBARA LARMON FAILING,  
 950 SE Greystone Avenue,  
 Bartlesville, OK 74006-5007.  
 ATTORNEY: ADRIAN L. MEYER,  
 62 N. Church Street,  
 Doylestown, PA 18901

**HOGAN, AGNES MARIE also known as****AGNES M. HOGAN and  
AGNES J. HOGAN, dec'd.**

Late of Lower Salford Township.  
 Executrix: MARY ANN HOGAN,  
 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

**KESSLER, JENNIFER ANNE also known as****JENNIFER KESSLER, dec'd.**

Late of Upper Merion Township.  
 Administratrix: KALAN MILLER,  
 c/o Alison Altman Gross, Esquire,  
 150 N. Radnor Chester Road, Suite F200,  
 Radnor, PA 19087.  
 ATTORNEY: ALISON ALTMAN GROSS,  
 150 N. Radnor Chester Road, Suite F200,  
 Radnor, PA 19087

**KNERR, CONRAD H., dec'd.**

Late of Whippen Township.  
 Executors: SUSAN C. KNERR,  
 JEREMY J. OLIVER AND  
 MARCIA K. BAILEY,  
 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

**KRAEMER, HORTENSE D., dec'd.**

Late of Abington Township.  
 Executor: LANCE R. KRAEMER,  
 c/o Warren J. Kauffman, Esquire,  
 1650 Market Street, Suite 1800,  
 Philadelphia, PA 19103.  
 ATTORNEY: WARREN J. KAUFFMAN,  
 WHITE and WILLIAMS LLP,  
 1650 Market Street, Suite 1800,  
 Philadelphia, PA 19103

**KULP, PATRICIA H., dec'd.**

Late of Borough of North Wales.  
 Executor: DOUGLAS R. KULP,  
 1173 W. Main Street,  
 Lansdale, PA 19446.

**KWEDER, THOMAS STEVEN also known as****THOMAS S. KWEDER and  
TOM KWEDER, dec'd.**

Late of Borough of Norristown.  
 Administrator: KYLE KWEDER,  
 6303 Homestake Place,  
 Bowie, MD 20720.

**MATCOVICH, CHRISTIAN JOHN also known as****CHRISTIAN MATCOVICH, dec'd.**

Late of Upper Merion Township.  
 Administrators: MARY MATCOVICH AND  
 ROBERT MATCOVICH,  
 c/o Michael O'Hara Peale, Jr., Esquire,  
 400 Maryland Drive, P.O. Box 7544,  
 Fort Washington, PA 19034-7544.  
 ATTORNEY: MICHAEL O'HARA PEALE,  
 TIMONEY KNOX, LLP,  
 400 Maryland Drive, P.O. Box 7544,  
 Fort Washington, PA 19034-7544

**McMULLAN, BRIDGET CATHERINE, dec'd.**

Late of Borough of Souderton.  
 Executor: DAVID McMULLAN,  
 39 South Main Street, P.O. Box 24,  
 Windsor, NJ 08561.

**MOHR, LILLIAN E., dec'd.**

Late of Lower Gwynedd Township.  
 Executrices: ELSIE L. RICHARDSON AND  
 NANCY J. MARSHALL,  
 1260 Orchard Lane,  
 Lansdale, PA 19446.

**NABOZNY, DONNA MARIE, dec'd.**

Late of Lower Salford Township.  
 Administrator: MATTHEW F. NABOZNY, JR.,  
 c/o Rowan Keenan, Esquire,  
 Keenan, Ciccitto & Assoc., LLP,  
 376 East Main Street,  
 Collegeville, PA 19426.  
 ATTORNEY: ROWAN KEENAN,  
 KEENAN, CICCITTO & ASSOCIATES, LLP,  
 376 E. Main Street,  
 Collegeville, PA 19426,  
 610-489-6170

**O'DONNELL, RITA M., dec'd.**

Late of Borough of Norristown.  
 Executor: MARK O'DONNELL,  
 631 Port Indian Road,  
 Norristown, PA 19403.  
 ATTORNEY: F. CRAIG La ROCCA,  
 800 North Broad Street,  
 Lansdale, PA 19446

**O'MALLEY, JULIA, dec'd.**

Late of Abington Township.  
 Administrator: JIM O'MALLEY,  
 4181 Hillside Circle,  
 Doylestown, PA 18902.

**PILEGGI, PAULINE E., dec'd.**

Late of Abington Township.  
 Executrix: MARY LOU CORBETT,  
 c/o McNamara, Bolla & Panzer, PC,  
 116 East Court Street,  
 Doylestown, PA 18901.  
 ATTORNEY: STEPHANIE M. SHORTALL,  
 116 East Court Street,  
 Doylestown, PA 18901

**REESE SR., JACK ALAN also known as****JACK ALAN REESE, dec'd.**

Late of Upper Merion Township.  
 Administratrix: KATHLEEN REESE,  
 325 S. Warminster Road, 7B,  
 Hatboro, PA 19040.



**ROSSI, PATRICIA A. also known as  
PATRICIA ROSSI, dec'd.**

Late of Upper Moreland Township.  
Executors: ANTHONY J. ROSSI,  
208 Overlook Avenue,  
Willow Grove, PA 19090,  
DENISE M. ROSSI,  
2815 Jarrett Lane,  
Hatboro, PA 19040.  
ATTORNEY: DAVID P. GRAU,  
911 N. Easton Road, P.O. Box 209,  
Willow Grove, PA 19090

**RUOFF, BRUCE GEORGE, dec'd.**

Late of Towamencin Township.  
Co-Executors: PAUL B. RUOFF,  
714 Halstead Road,  
Wilmington, DE 19803,  
SUSAN K. RUOFF,  
403 Ruth Court,  
Harleysville, PA 19438.

**SAVAGE JR., JAMES CLAUDE also known as  
JIM SAVAGE, dec'd.**

Late of Lower Providence Township.  
Executrix: MAUD V. SAVAGE,  
16334F Shannondell Drive,  
Norristown, PA 19403-5614.

**SCARDINO, MARY N., dec'd.**

Late of Whitpain Township.  
Administrator c.t.a.: SALVATORE J. SCARDINO,  
c/o Jay C. Glickman, Esquire,  
Rubin, Glickman, Steinberg & Gifford,  
2605 N. Broad Street, P.O. Box 1277,  
Lansdale, PA 19446.  
ATTORNEY: JAY C. GLICKMAN,  
RUBIN, GLICKMAN, STEINBERG & GIFFORD,  
2605 N. Broad Street, P.O. Box 1277,  
Lansdale, PA 19446

**SCHMIDT, JOAN SCHOEK also known as  
JOAN FRANCES SCHOECK, dec'd.**

Late of Lower Gwynedd Township.  
Executrix: JOHANNA S. TOWNEND,  
708 Beechwood Road,  
Media, PA 19063.

**SMITH, ELIZABETH H. also known as  
ELIZABETH SMITH, dec'd.**

Late of Borough of Collegeville.  
Executor: MICHAEL J. SMITH, ESQUIRE,  
102 Trotters Drive,  
Phoenixville, PA 19460.  
ATTORNEY: MICHAEL E. FUREY,  
FUREY & BALDASSARI, P.C.,  
1043 S. Park Avenue,  
Audubon, PA 19403

**THOMPSON, RAMIE HERBERT, dec'd.**

Late of Abington Township.  
Executor: CHRISTOPHER R. THOMPSON,  
6103 Spell Road,  
Clinton, MD 20735.

**VAN HORN, ANNA D., dec'd.**

Late of Upper Gwynedd Township.  
Co-Executors: PATRICIA A. CALDWELL AND  
ROBERT J. VAN HORN,  
c/o Janet E. Amacher, Esquire,  
311 N. Summeytown Pike, Suite 1A,  
North Wales, PA 19454.  
ATTORNEY: JANET E. AMACHER,  
311 N. Summeytown Pike, Suite 1A,  
North Wales, PA 19454

**WHITBY, JAMES C. also known as  
JAMES WHITBY, dec'd.**

Late of Lower Providence Township.  
Administratrix: LORRIANE L. WHITBY,  
c/o Jane K. Anastasia, Esquire,  
P.O. Box 600,  
Jamison, PA 18929.  
ATTORNEY: JANE K. ANASTASIA,  
THE LAW OFFICE OF JANE K. ANASTASIA, LLC,  
P.O. Box 600,  
Jamison, PA 18929

**ZIEGLER, DOLORES B. also known as  
DOLORES ZIEGLER, dec'd.**

Late of West Norriton Township.  
Administratrix: REBECCA Z. WEIN,  
630 S. Waterloo Road,  
Devon, PA 19333.  
ATTORNEY: GLEN R. HOLMBERG,  
HOLMBERG LAW OFFICES,  
193 Easton Road,  
Horsham, PA 19044

**FICTITIOUS NAME**

*Notice is Hereby Given pursuant to the provisions of Act of Assembly, No. 295, effective March 16, 1983, of intention to file in the office of the Department of State of the Commonwealth of Pennsylvania, at Harrisburg, Pennsylvania, an application for the conduct of a business in Montgomery County, Pennsylvania under the assumed or fictitious name, style or designation of*

**Lizell Contracting Co.** with its principal place of business at 1007 Church Street, North Wales, PA 19454.

The name and address of the person owning or interested in said business is: Alfred F. Lizell, 1007 Church Street, North Wales, PA 19454.

The application was filed on February 1, 2016.

**R. Wayne Clemens, Esquire  
Clemens, Nulty & Gifford**

510 E. Broad Street, P.O. Box 64439  
Souderton, PA 18964-0439

**Nook & Kranny Kafe** with its principal place of business at 136 Farview Avenue, Norristown, PA 19403.

The name and address of the entity owning or interested in said business is: Rubeo's Catering, LLC, 136 Farview Avenue, Norristown, PA 19403.

The application was filed on February 2, 2016.

**Robert M. Romain, Esquire  
P.O. Box 952**

Valley Forge, PA 19482-0952

**MISCELLANEOUS****NOTICE OF DISBARMENT**

Notice is hereby given that by Order of the Supreme Court of Pennsylvania dated February 22, 2016, **Robert J. Kerns (#16643), from North Wales, PA**, has been Disbarred on Consent from the Bar of this Commonwealth retroactive to February 6, 2015.

Elaine M. Bixler  
Secretary of the Board  
The Disciplinary Board of the  
Supreme Court of Pennsylvania

**NOTICE OF SUSPENSION**

Notice is hereby given that on February 25, 2016, pursuant to Rule 208, Pa.R.D.E., the Supreme Court of Pennsylvania ordered that **Keith Michael McWhirk (#83891) who resides in Bordentown, NJ**, be placed on Temporary Suspension from the practice of law until further definitive action by the Court, to be effective March 26, 2016.

Elaine M. Bixler  
Secretary of the Board  
The Disciplinary Board of the  
Supreme Court of Pennsylvania

**PROFESSIONAL CORPORATION**

Notice is hereby given that Articles of Incorporation have been filed with and approved by the Department of State of the Commonwealth of Pennsylvania at Harrisburg, PA, on February 16, 2016, for the purpose of obtaining a Certificate of Incorporation pursuant to the provisions of the Professional Corporation Act of the Commonwealth of Pennsylvania. The name of the corporation is: **Steven E. Staugaitis, P.C. SEMANOFF, ORMSBY, GREENBERG & TORCHIA, LLC, Solicitors**  
2617 Huntingdon Pike  
Huntingdon Valley, PA 19006-5125

**TRUST NOTICES****First Publication**

**THE DOROTHY BROWN IRREVOCABLE TRUST**  
**Dorothy Brown, 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 Nancy Anglada, Trustee, c/o Rudolph L. Celli, Jr., Esq., 130 W. Lancaster Ave., Ste. 201, Wayne, PA 19087, Or to her Atty.: Rudolph L. Celli, Jr., Celli & Assoc., 130 W. Lancaster Ave., Ste. 201, Wayne, PA 19087.

**Second Publication**

**PAUL J. MALEY, JR. REVOCABLE LIVING TRUST**  
**DATED OCTOBER 21, 2010**

Upon the death of Paul J. Maley, Jr. of Lower Providence Township, Montgomery County, Pennsylvania, on January 3, 2016, the Successor Trustee of the Paul J. Maley, Jr. Revocable Living Trust dated October 21, 2010, namely Leslie Alderfer, requests all persons having claims or demands against the trust of the decedent to make known the same, and all persons indebted to the decedent to make payment without delay, respectively to:

Paul J. Maley, Jr.  
c/o Lewis Goodman, Esquire  
P.O. Box 1277  
Lansdale, PA 19446

**Third and Final Publication**

**STADA M. SMITH TRUST AGREEMENT**  
**DATED MARCH 1, 1999**  
**STADA M. SMITH, DECEASED**  
**Late of Lower Salford Township,**  
**Montgomery County, Pennsylvania**

Notice is hereby given of the death of **STADA M. SMITH** on February 1, 2016. All persons having claims or demands against the Trust of Stada M. Smith, deceased, to make known the same and all persons indebted to the decedent to make payment without delay to:

**Trustee:** Trust Estate of Stada M. Smith  
Univest Bank and Trust Co.  
P.O. Box 559  
Souderton, PA 18964

**Trustee's Attorney: Michelle M. Forsell, Esquire**  
**Tomlinson & Gerhart**  
414 Main Street, P.O. Box 14  
East Greenville, PA 18041

**EXECUTIONS ISSUED****Week Ending March 1, 2016****The Defendant's Name Appears  
First in Capital Letters**

ADAMS, BETTINA: PNC BANK, GRNSH. - Target National Bank, et al.; 201301666; \$9,052.39.  
ADVANCED URGENT CARE OF MONTGOMERYVILLE, LLC DBA ADVANCED UR: BANK OF AMERICA, GRNSH. - Thmed, LLC Dba Medestar And Medstar Locum Tenens; 201531947.  
ALEXAKI, LAUREN: SCOTT - Bank Of America National Association, et al.; 201019505; IN REM ORDER/161,735.40.  
BURCHARD, LINDA: GERALD, BURCHARD: BURCHARD - Pnc Mortgage A Division Of Pnc Bank National Assoc; 201526971.  
CHAGAN, EDWARD - Merrill Lynch Credit Corporation; 201113917; \$658,409.67.  
COCCIMIGLIO, DONALD - The Bank Of New York Mellon; 201527132; \$45,451.65.  
CRESSMAN, HEATHER: COMMERCE BANK, GRNSH. - Deer Run At Limerick Hoa; 201524550; WRIT/EXEC.  
DAVENPORT, THOMAS: SUPERIOR CREDIT UNION, GRNSH. - Discover Bank; 200528059; \$5,218.16.  
DELEONE, MICHAEL: THEODORE - Freedom Credit Union; 201523584.  
DIPPOLD, JONATHAN: PHILIP: UNION NATIONAL BANK & TRUST, GRNSH. - Toyota Motor Cr Corp; 200608785.  
DONAGHY, LORI: WELLS FARGO, GRNSH. - Freedom Credit Union; 201528277.  
FLORIA, LEONARD - Bank Of America Na, et al.; 201303901; ORDER/AMEND IN REM JDMT 358,54.  
FORREST, KIMBERLY - Hsbc Bank Usa Na; 201429925; \$324,094.43.  
HANSTEIN, SCOTT: PLOICE AND FIRE FEDERAL CREDIT UNION, GRNSH. - Midland Funding, LLC; 201524022; \$2,586.75.  
INTEGRITY AUTOMATION, LLC: UNIVEST NATIONAL BANK AND TRUST COMPANY, GRNSH. - Rumsey Electric Company; 201532058.

JACKSON, JENNIFER: APEX COMMUNITY FCU, GRNSH. - Capital One Bank Usa Na; 200836103; \$3,525.86.

JONES, JEANNE - Wells Fargo Bank Na; 201417824; \$235,450.97.

LEE, CALVIN - Compliance Management International, Inc.; 201603364; \$2,020.50.

MCCONNELL, MATTHEW: SUSAN - Pnc Bank Na; 201104296; IN REM ORDER/504,661.20.

MORRIS, MICHAEL - Bank Of New York Mellon Trust Company Na, et al.; 201326949; ORDER/692,206.27.

ROBINSON, PATRICIA - Wells Fargo Bank Na; 201422926; AMEND IN REM/307,891.73.

RUSSELL, KEVIN: JENNIFER - Wells Fargo Bank Na, et al.; 201416849; \$453,475.66.

SABOLD, CAROLYN: ROBERT - Vertical Capital Income Fund; 201432225; ORDER/JDMT 138,034.62.

SACKS, LEROY - Deutsche Bank National Trust Company; 201526807.

SALEMNO, STEVEN: FERRARO, TAMMY - Deutsche Bank National Trust Company, et al.; 201214068; \$249,772.42.

SAYLOR, GLENN: LINDA: WELLS FARGO BANK, GRNSH. - Garber, Alison; 201426220; WRIT/EXEC.

SINNI, SHAWN: SHAWN - Central Mortgage Company; 201305381; \$179,835.68.

SWAIN, SHAUNA: WELLS FARGO BANK, GRNSH. - National Collegiate Student Loan Trust 2005-2; 201335176; \$12,353.81.

UNITED STATES OF AMERICA: SHEARBA, THEODORE: THEODORE - Deutsche Bank National Trust Company As Trustee For, et al.; 201530248.

UNKNOWN HEIRS SUCCESSORS ASSIGNS OF DON KUZY: KUZY, DON: THE UNITED STATES OF AMERICA - Lsf9 Master Participation Trust; 201528130; \$157,051.79.

UNKNOWN HEIRS SUCCESSORS ASSIGNS AND ALL PERSONS FIRMS OR A - Reverse Mortgage Solutions, Inc.; 201522758.

UNKNOWN HEIRS SUCCESSORS ASSIGNS AND ALL PERSONS FIRMS OR A: ROSE, DANA: ESTATE OF HELEN A WALKER - Gsaa Home Equity Trust, et al.; 201310154; ORDER/JDMT 255,358.24.

WESSELL, JONATHAN - Rice, Herbert; 201411909; WRIT/EXEC.

WINTZ, ELIZABETH: BANK OF AMERICA NA, GRNSH. - Langsam Borenstein Coporation Assignee Of Berner Klaw And W; 201511237.

ZIELINSKI, DANIELLE: MICHAEL: ROYAL BANK AMERICA, GRNSH. - Rivercrest Homeowners Association; 201603477; \$3,242.60.

CAMPBELL, LANCE - Midland Funding Llc; 201603139; Judgment fr. District Justice; \$2,251.92.

CORTEAL III, ANTHONY - Diamond Credit Union; 201603267; Judgment fr. District Justice; \$10,259.43.

CROSS, DARREL - Cavalry Spv I Llc; 201603090; Judgment fr. District Justice; \$3413.42.

EDMUNDS, ROBERT: JODI - Savino, Matthew; 201603032; Judgment fr. District Justice; \$2451.28.

FELDMAN, SUSAN - Scheel, Andres; 201602931; Judgment fr. District Justice; \$729.75.

GIANNOPOULOS, ANNE - Covenant Bank; 201603387; Complaint In Confession of Judgment; \$1354314.34.

GIANNOPOULOS, ANNE - Covenant Bank; 201603390; Complaint In Confession of Judgment; \$344,647.98.

GIANNOPOULOS, JOHN - Covenant Bank; 201603373; Complaint In Confession of Judgment; \$1,090,842.75.

GIANNOPOULOS, JOHN - Milestone Bank; 201603411; Complaint In Confession of Judgment; \$344,647.98.

GIANNOPOULOS, JOHN - Covenant Bank; 201603402; Complaint In Confession of Judgment; \$1,354,314.34.

GILLARD, ASHLEY - Discover Bank; 201603126; Judgment fr. District Justice; \$1,808.95.

GULOTTA, MIKE - Midland Funding Llc; 201603189; Judgment fr. District Justice; \$2,968.45.

HERMAN, LAWRENCE: CHERYL: LAWRENCE, ET AL. - Univest Bank And Trust Co; 201603191; Complaint In Confession of Judgment; \$213,924.24.

HERMAN, LAWRENCE: CHERYL: LAWRENCE, ET AL. - Univest Bank And Trust Co; 201603175; Complaint In Confession of Judgment; \$141,116.52.

HERMAN, LAWRENCE: CHERYL: LAWRENCE, ET AL. - Univest Bank And Trust Co; 201603169; Complaint In Confession of Judgment; \$19590.70.

HERMAN, LAWRENCE: CHERYL: LAWRENCE, ET AL. - Univest Bank And Trust Co; 201603266; Complaint In Confession of Judgment; \$205,811.07.

HERMAN, LAWRENCE: LAWRENCE: LP HERMAN CO - Univest Bank And Trust Co; 201603171; Complaint In Confession of Judgment; \$259431.71.

HERMAN, LAWRENCE: LAWRENCE: LP HERMAN CO - Univest Bank And Trust Co; 201603204; Complaint In Confession of Judgment; \$345,102.48.

JACOBY, PATRICIA - Americredit Financial Services; 201603098; Judgment fr. District Justice; \$9,308.73.

KION DEFENSE TECHNOLOGIES INC: BLUM, BENTLEY - Pearl Capital Rivis Ventures Llc; 201603002; Foreign Judgment; \$38,802.88.

KREIDER, RACHEL - Somogyi, Paul; 201603260; Judgment fr. District Justice; \$664.36.

LULU COUNTRY CLUB - Check Cashers Inc; 201603439; Certification of Judgment; \$3832.68.

MATHIS, WILLIE - Skippack Ridge Hoa; 201603142; Judgment fr. District Justice; \$2510.41.

MILLIGHAN, THOMAS - Sitkey-Hamuth, Anna; 201603161; Certification of Judgment; \$8352.50.

MORGAN, MICHAEL - Pnc Bank National Association; 201603416; Foreign Judgment; \$145215.73.

MURRAY, VALERIE - Cypress Financial Recoveries Llc; 201603145; Judgment fr. District Justice; \$3,425.51.

NORRISTOWN GLASS COMPANY INC: PARK, MICHAEL - Trulite Glass & Aluminum Solutions Llc; 201603224; Judgment fr. District Justice; \$7,002.60.

PARKER, PAMELA - Viriva Community Credit Union; 201603166; Certification of Judgment; \$1,638.54.

---

## JUDGMENTS AND LIENS ENTERED

**Week Ending March 1, 2016**

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

ALEXY, KEVIN - Capital One Bank Usa Na; 201603004; Judgment fr. District Justice; \$3,065.52.

BERKS EMERGENCY PHYSICIANS LLC: PREMIER IMMEDIATE MEDICAL CARE: SILVERMAN, EDWARD - Limerick Shopping Center Llp; 201603186; Complaint In Confession of Judgment Mone; \$POSSESSION/85,844.12.

PAUL, ATIYA - Capital One Bank Usa Na; 201602761; Foreign Judgment; \$2342.11.  
 SANTIAGO, JOSE - Midland Funding Llc; 201603146; Judgment fr. District Justice; \$1,390.99.  
 SILIQUINI ENTERPRISE LLC - Balester Optical Company; 201603273; Judgment fr. District Justice; \$6757.67.  
 TAYLOR, MICHAEL - Peak Real Estate Solutions Llc; 201602898; Judgment fr. District Justice; \$429.75.  
 TRUMP CONTRACTING LLC: TRUMP, DANIEL - J And L Building Materials Inc; 201603170; Complaint In Confession of Judgment; \$1878.55.  
 WARNER, CHARLES: CHARLES: KELLEY - Conдор Capital Corp; 201603007; Judgment fr. District Justice; \$7,367.60.  
 WEAVER, MICHAEL - Palisades Collection Llc; 201603165; Certification of Judgment; \$2355.43.  
 WILSON, KATHLEEN - Discover Bank; 201603116; Judgment fr. District Justice; \$1442.66.  
 YAGER, BRENT - Discover Bank; 201603114; Judgment fr. District Justice; \$4,273.06.

**CHELTENHAM TWP. -  
 entered municipal claims against:**

Blanding, Adrian; 201603112; \$1713.50.  
 Fisher, Rosalind; 201603109; \$1058.50.  
 Jones, Lawrence; 201603105; \$1319.50.

**CHELTENHAM TWP. SCHOOL DIST. -  
 entered municipal claims against:**

Blanding, Adrian; 201603104; \$9536.50.  
 Fisher, Rosalind; 201603102; \$5843.50.

**LOWER GWYNEDD TWP. -  
 entered municipal claims against:**

Rosenbloom, Richard; 201602907; \$769.83.

**LOWER MORELAND TWP. -  
 entered municipal claims against:**

Anad Associates Llc; 201602961; \$348.50.  
 Blankenhorn, Christine: Stewart; 201602967; \$348.50.  
 Buckman, Michael; 201602984; \$348.50.  
 Chughtai, Muhammad; 201602980; \$348.50.  
 Forman, Harvey: Arlene; 201603010; \$348.50.  
 Graham, Marilyn: Thomas; 201602952; \$348.50.  
 Himmelstein, Stephen: Carole; 201602978; \$348.50.  
 Jameson, John: Eileen; 201602951; \$348.50.  
 Kouch, Paul: Mary; 201602960; \$348.50.  
 Lewyckyj, Ostap: Kathleen; 201602990; \$348.50.  
 Lindenbaum, Keith: Rina; 201602994; \$348.50.  
 Lombardo, Guy; 201602995; \$348.50.  
 Maureen, Rainey; 201603012; \$348.50.  
 Mizrachi, Jack: Darya; 201603005; \$348.50.  
 Moshe, Attias; 201602968; \$348.50.  
 Nadav, Jonathan: Emily; 201602950; \$348.50.  
 Olga, Teterya; 201602981; \$348.50.  
 Reibenbach, Tamar: Haim; 201602983; \$348.50.  
 Rhyo, Dong: Soonja; 201602948; \$348.50.  
 Steele, Ori: Trust, M.; 201603014; \$348.50.  
 Stockton, Florence: Megelish, Frances; 201602977; \$348.50.  
 Traurig, Joseph; 201602970; \$348.50.  
 Tsiadis, Katherine; 201603006; \$348.50.  
 Tsokas, Katherine; 201602949; \$348.50.  
 Vartanian, Brian: Essner, Howard; 201602971; \$348.50.  
 Vronoski, John; 201603009; \$348.50.  
 Wainstein, Arnold: Anna; 201603015; \$348.50.

**PENNA. DEPT. OF REV. -  
 entered claims against:**

Canada, Kai; 201660236; \$5245.92.  
 Glass, Steven: Cathy; 201660240; \$3205.70.  
 Hempsey, Frank; 201660233; \$2233.71.  
 Jefferies, Robert: Kristina; 201660234; \$4170.65.  
 Joy, Dale; 201660229; \$8198.63.  
 Lanza, Piero; 201660231; \$14181.98.  
 Mcdonald, James: Marnie; 201660232; \$3813.31.  
 Minniti, Martha; 201660242; \$1156.42.  
 Riviezzo, Ralph; 201660235; \$13035.55.  
 Rosen, Alan; 201660238; \$2491.25.  
 Stepansky, Irina; 201660237; \$13192.67.  
 Waters, Joshua; 201660243; \$13713.03.  
 Weller, Gary: Joni; 201660244; \$1026.71.

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

American Dental Management Pc; 201660190; \$726.79.  
 American Residential Lending; 201660173; \$559.53.  
 Ap Service Company Llc; 201660141; \$917.83.  
 Baumhauer, Kenneth: Advance Filter; 201660168; \$2,228.05.  
 Booker, Curtis; 201660146; \$6176.95.  
 Conver, Brent; 201660151; \$3246.42.  
 Devitis Lawn Service Llc; 201660140; \$578.73.  
 Draughn, Claude; 201660149; \$7901.16.  
 Drmd Delivery Services Inc; 201660137; \$1000.00.  
 Earl Jenkins Carpentry Construction Inc: Ejc Construction Inc; 201660154; \$4295.45.  
 Famosa North America: Mc Gladrey; 201660174; \$551.87.  
 Grassroot Technologies Inc; 201660142; \$633.92.  
 Great Basin Environmental Inc; 201660189; \$800.62.  
 Interdigital Communications Llc; 201660155; \$1000.00.  
 John Trannie Inc: Comfortkeepers; 201660138; \$5370.64.  
 Jones, Nicole; 201660144; \$1700.34.  
 Knowles, James: J And B Landscaping; 201660153; \$1476.98.  
 Leilas Bistro; 201660188; \$2,594.68.  
 Martin, Solomon; 201660150; \$5177.00.  
 Papp, Brian; 201660147; \$8058.00.  
 Platinum Flooring Llc; 201660167; \$3,299.96.  
 Reynolds, John; 201660148; \$1757.85.  
 Seams Perfect Llc; 201660156; \$935.55.  
 Seiders, Timothy: One Stop Financial Services; 201660139; \$739.29.  
 Steffy, James; 201660143; \$1148.27.  
 Wynder, Don; 201660145; \$11410.60.  
 Wyndmoor Care Center Llc; 201660152; \$8961.86.

**PERKIOMEN VALLEY SCHOOL DIST. -  
 entered municipal claims against:**

Felix Oneill Inc: Rodgers, John; 201603115; \$828.18.

**POTTSGROVE SCHOOL DIST. -  
 entered municipal claims against:**

Sheehan, Michael: Shirley; 201603399; \$2823.47.

**POTTSTOWN BORO. AUTH. -  
 entered municipal claims against:**

Ahner, Enos: Ruth; 201603410; \$772.35.  
 Anderson, Christopher; 201603395; \$605.81.  
 Eckert, Maynard: Bertha; 201603393; \$665.61.  
 Wright, Kevin; 201603413; \$424.96.  
 Yosko, Dorisann; 201603368; \$805.30.



**POTTSTOWN SCHOOL DIST. -  
entered municipal claims against:**

Lloyd, Jemal; 201603400; \$2297.83.

**UNITED STATES ATTYS. OFFICE FOR  
THE EASTERN DIST. OF PENNA. -  
entered claims against:**

Burns, Timothy; 201603380; \$11,039,323.60.

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

Charleston, Robert: Robert; 201670135; \$7360.46.  
Dcpts Llc; 201670133; \$2045399.54.  
Garell, Lee; 201670157; \$41475.82.  
Hantman, Richard: Juliann; 201670129; \$15325.43.  
Howell, John: Elizabeth; 201670134; \$25421.64.  
Ivd Inc: Industrial Valley Design; 201670121; \$9159.45.  
Keyes, Barry; 201670127; \$8062.74.  
Keyes, Barry: Ellis, Marta; 201670128; \$2591.48.  
Kobrenko, Dimitry: Pasternak, Galina; 201670122;  
\$44581.43.  
Macdonald, Bonnie; 201670132; \$149190.91.  
Mcmichael, Bruce; 201670126; \$98651.89.  
Meadows, Donald; 201670123; \$22211.93.  
Miller, Richard: Janet; 201670125; \$27433.70.  
Roman, Robert; 201670120; \$109559.35.  
Shuster, Scott; 201670124; \$30443.78.  
Suburbia Seafood Inc Of Bridgeport; 201670131;  
\$8918.07.  
Vega, Kurt: Teresa; 201670158; \$28520.72.  
Warner, Herman; 201670130; \$45819.83.

**UPPER MORELAND TWP./HATBORO BORO.  
JOINT SEWER AUTH. -  
entered municipal claims against:**

Brady, Walter; 201603318; \$624.21.  
Brodzik, Frank: Violet; 201603319; \$321.59.  
Camacho, Caryl: Kristina; 201603320; \$396.50.  
Long, Dennis: Ann; 201603321; \$704.52.  
Mallon, Ronald; 201603328; \$1,876.64.  
Wambach, Frederick: Tina; 201603329; \$680.50.  
Winterberg, Thomas: Deborah; 201603330; \$603.71.  
Zubyk, Timothy: Jennifer; 201603372; \$547.04.

**UPPER PERKIOMEN SCHOOL DIST. -  
entered municipal claims against:**

Lorenzo, John; 201603113; \$1851.99.

---

**LETTERS OF ADMINISTRATION**

**Granted Week Ending March 1, 2016**

**Decedent's Name Appears First,  
Then Residence at Death, and  
Name and Address of Administrators**

BRENSINGER, MARY L. - Pottstown Borough;  
Rudy, Kevin L., 12 Ranch Drive Mohnton, PA 19540.  
CONNOR, GEORGE L., JR. - Abington Township;  
Bartol, Kathryn M., 546 Hagey Road  
Harleysville, PA 19438; Conner, George L. Iii,  
2177 Oakdale Avenue Glenside, PA 19038.  
CRABBE, JEAN M. - North Wales Borough;  
Walker, Valerie C., 207 Dayton Drive N  
North Wales, PA 19454.

FORMAN, BELLA O. - Lower Merion Township;  
Forman, Stanley O., 222 Upland Rd  
Merion Station, PA 19066.  
HORNEIJ, MARK - Pottstown Borough; Hoag, Lori R.,  
100 Penns Lane Douglassville, PA 19518.  
LINDE, KEITH D. - West Norriton Township;  
Linde, James P., 4019 Indian Guide Road  
Lafayette Hill, PA 19444.  
WOODMAN, CARY W., SR. - Douglass Township;  
Brightbill, Alan C., 1542 Ben Franklin Hwy  
Douglassville, PA 19518-1936.

---

**SUITS BROUGHT**

**Week Ending March 1, 2016**

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

ADAMS, JASON - Mclearnon, Nicole; 201603397;  
Complaint for Custody/Visitation.  
ALLEN, ROBERT - Portfolio Recovery Associates Llc;  
201603043; Civil Action; Brown, Carrie A.  
ALUTIUS, BRIAN - Portfolio Recovery Associates Llc;  
201603056; Civil Action; Brown, Carrie A.  
ATHERHOLT, CASSANDRA - Discover Bank;  
201602998; Civil Action; Cawley, Jonathan Paul.  
AVALOS, TEOFILO - Flores, Marlene; 201603428;  
Complaint for Custody/Visitation; Pierce, Michael P.  
AYERS, JASON - Guido, David; 201603167;  
Defendants Appeal from District Justice.  
BALDWIN, MARY - Portfolio Recovery Associates Llc;  
201603042; Civil Action; Brown, Carrie A.  
BATTAGLIA, JUDITH - Battaglia, Donald;  
201603159; Complaint Divorce; Cullen, Sean E.  
BELLO, STEVEN - Portfolio Recovery Associates Llc;  
201603034; Civil Action; Brown, Carrie A.  
BELLO, STEVEN - Portfolio Recovery Associates Llc;  
201603045; Civil Action; Brown, Carrie A.  
BENENSKY, MICHAEL - Kane, Michael;  
201603091; Plaintiffs Appeal from District Justice.  
BENJAMIN, TIMYA - Randall, Adam; 201602827;  
Complaint for Custody/Visitation.  
BETTS, GEORGE - Romano, Stephanie; 201602760;  
Complaint Divorce; Medvesky, Dawn M.  
BLAZING HEARTH - Elwood, Diane; 201603240;  
Defendants Appeal from District Justice.  
BLOCKER, JOSEPH - Portfolio Recovery Associates Llc;  
201602897; Civil Action; Brown, Carrie A.  
BOILEAU, WALTER - Portfolio Recovery Associates Llc;  
201602893; Civil Action; Brown, Carrie A.  
BONDS, KEVIN - Johnson, Simone; 201603108;  
Complaint Divorce.  
BOTTO, CAITLYN - Portfolio Recovery Associates Llc;  
201603046; Civil Action; Brown, Carrie A.  
BOZZELLI, JOHN - Portfolio Recovery Associates Llc;  
201603037; Civil Action; Brown, Carrie A.  
BROWN, JANE - Discover Bank; 201603160;  
Civil Action; Ratchford, Michael F.  
BROWN, MICHAEL - Hatboro Real Estate Services Inc;  
201602765; Defendants Appeal from District Justice.  
BUCCIARELLI, DANIEL - Wells Fargo Bank Na;  
201602955; Complaint In Mortgage Foreclosure;  
Lobb, Jonathan.  
BUCKMAN, WARREN - Portfolio Recovery  
Associates Llc; 201603048; Civil Action;  
Brown, Carrie A.



- BURTON, NANCY - Burton, Thomas; 201602905;  
Complaint Divorce; Deshong, Amy P.
- BUSSELL, LEEANNA: STEPHEN - Salkowski, Mary;  
201603404; Complaint for Custody/Visitation.
- CHERNOV, OLEG - Portfolio Recovery Associates Llc;  
201603026; Civil Action; Brown, Carrie A.
- CHOI, GEAN - Discover Bank; 201603385;  
Civil Action; Dougherty, Michael J.
- CHOI, HEE - Discover Bank; 201603376;  
Civil Action; Dougherty, Michael J.
- CHRISTMAN, KENNETH - Portfolio Recovery Associates;  
201603039; Civil Action; Brown, Carrie A.
- CJS ENTERPRISES LLC: DAVISVILLE  
ASSOCIATES LLC - Davies, Thomas; 201602953;  
Civil Action; Kempes, Richard S.
- CLARK, BRANDON - Portfolio Recovery Associates;  
201603059; Civil Action; Brown, Carrie A.
- CLEMENTS, JEANETTE - Harris, Demetrius;  
201602229; Complaint for Custody/Visitation.
- COLANTUONO, FRANK: GERALDINE -  
Ocwen Loan Servicing Llc; 201602920;  
Complaint In Mortgage Foreclosure; Wapner, Peter.
- COLE, JASON - Cole, Angie; 201602314;  
Complaint for Custody/Visitation.
- CONLIN, JAMES - Burton, Holly; 201602706;  
Complaint for Custody/Visitation; Blessing, Maribeth W.
- CORSON, LATIQUA - Portfolio Recovery Associates;  
201603061; Civil Action; Brown, Carrie A.
- COUNCIL, MARGO - Portfolio Recovery  
Associates Llc; 201603095; Civil Action;  
Brown, Carrie A.
- CRIPPS, PATRICIA: RICHARD: ESTATE OF  
RICHARD M CRIPPS, ET.AL. - Bank Of  
New York Mellon; 201602964; Complaint In  
Mortgage Foreclosure; Wapner, Peter.
- CVS CAREMARK CORPORATION -  
Rosser, Jonathan; 201603425; Plaintiffs Appeal  
from District Justice.
- DEFREITAS, SARAH: HIGH, JOSEPH - High, Lois;  
201602213; Complaint for Custody/Visitation.
- DEMIAN, EMIL - Cavalry Spv I Llc; 201603434;  
Defendants Appeal from District Justice.
- DIDOMENICO, CHRISTOPHER - Portfolio Recovery  
Associates Llc; 201603024; Civil Action;  
Brown, Carrie A.
- DIFRANCESCO, KARIN - Portfolio Recovery  
Associates Llc; 201603094; Civil Action;  
Brown, Carrie A.
- DORAZIO, DINO: ROSALIA - Berry, Terry; 201603177;  
Civil Action; Grutzmacher, Adam E.
- DOUGHERTY, ANDREA - Repko, Roy; 201603335;  
Petition to Appeal Nunc Pro Tunc; Kovalski, James C.
- EVERY, MARIA - Pittman, Damon; 201603408;  
Complaint Divorce.
- EXPERIAN INFORMATION SOLUTIONS INC -  
Beverly, Deseree; 201602751; Civil Action;  
Piontek, Vicki.
- FERNANDEZ, JULIAN - Portfolio Recovery  
Associates Llc; 201603053; Civil Action;  
Brown, Carrie A.
- FINNEY, ANGEL - Som, Long; 201602899;  
Defendants Appeal from District Justice.
- FOIZEN, STEPHANIE - Portfolio Recovery  
Associates Llc; 201602908; Civil Action;  
Brown, Carrie A.
- FOSTER, STACY - Portfolio Recovery Associates Llc;  
201603019; Civil Action; Brown, Carrie A.
- FUNK, JANICE - Discover Bank; 201603155;  
Civil Action; Ratchford, Michael F.
- FUSARO, MARISA - Bailey, Jane; 201603093;  
Civil Action.
- GALLUCCIO, JOHN: PAULSEN, SANDRA -  
Phh Mortgage Corporation; 201602902;  
Complaint In Mortgage Foreclosure.
- GIANNONE, STEVEN - Giannone, Colleen; 201602928;  
Complaint Divorce.
- GOODSON, HOWARD - Portfolio Recovery  
Associates Llc; 201602914; Civil Action;  
Brown, Carrie A.
- GRAZIER, WILLIAM: SHRILEY -  
Hills Cleaners And Dyers Inc; 201603268;  
Civil Action; Friedland, Harvey.
- GUPTA, AYUSH - Portfolio Recovery Associates Llc;  
201603092; Civil Action; Brown, Carrie A.
- HAMMELL, LORI - Portfolio Recovery Associates Llc;  
201603017; Civil Action; Brown, Carrie A.
- HARRIS, HEATH - Harris, Jeanne; 201603033;  
Complaint Divorce; Vangrossi, Paul E.
- HEEBNER, WILLIAM - Portfolio Recovery  
Associates Llc; 201602917; Civil Action;  
Brown, Carrie A.
- HORSHAW-KIDD, SAKINAH - Freeman, James;  
201602757; Complaint for Custody/Visitation.
- HOYT, CASSIDY - Quail, Sonia; 201603151;  
Support/Exceptions.
- IACOVONI, LESLIE - Portfolio Recovery  
Associates Llc; 201603011; Civil Action;  
Brown, Carrie A.
- JOHNSON, JAMIE - Portfolio Recovery  
Associates Llc; 201603008; Civil Action;  
Brown, Carrie A.
- JOHNSON, ROBERT - Fisher, Marybeth;  
201602997; Complaint Divorce.
- JOHNSON, VALERIE - Portfolio Recovery  
Associates Llc; 201603047; Civil Action;  
Brown, Carrie A.
- JONES, EURIE - Wells Fargo Bank Na; 201603227;  
Complaint In Mortgage Foreclosure; Wapner, Peter.
- KELLOGG, BRETT - Portfolio Recovery Associates Llc;  
201602991; Civil Action; Brown, Carrie A.
- KIANOURY, LIDA - Portfolio Recovery Associates;  
201603044; Civil Action; Brown, Carrie A.
- KIM, CHRISTINE - Portfolio Recovery Associates Llc;  
201603036; Civil Action; Brown, Carrie A.
- KOCH, JAMES - Portfolio Recovery Associates Llc;  
201602921; Civil Action; Brown, Carrie A.
- KRAEMER, CHRISTINE - Kraemer, Donald;  
201603389; Complaint Divorce; Picardi, Kenneth E.
- KREWSON, ROBERT - Portfolio Recovery  
Associates Llc; 201602930; Civil Action;  
Brown, Carrie A.
- KRIEBEL, KEVIN - Discover Bank; 201603382;  
Civil Action; Dougherty, Michael J.
- LATNEY, JOHN - Portfolio Recovery Associates Llc;  
201603125; Civil Action; Brown, Carrie A.
- LEE, MISOOK - Lee, Jae; 201602909; Complaint  
Divorce; Harbison, Keith A.
- LOAYES, BENITA: DIAZ, ISRAEL - Loayes, Sergio;  
201602963; Complaint for Custody/Visitation;  
Lyford, Cj.
- MARTIN, JASON: OCCUPANTS - Federal National  
Mortgage Association; 201603392; Complaint in  
Ejectment; Cressman, Paul.

- MCCANN, TIMOTHY - Discover Bank; 201602975; Plaintiffs Appeal from District Justice.
- MCDOWELL, BRENTON - Jean-Louis, Esther; 201603263; Support/Exceptions.
- MINOSKE, MARK - Portfolio Recovery Associates Llc; 201602927; Civil Action; Brown, Carrie A.
- MITCHELL, DOUGLAS - Portfolio Recovery Associates Llc; 201602925; Civil Action; Brown, Carrie A.
- MLADEN, ODAVIC: ODAVIC INC: SSET LOGISTICS - Imperial Agency Inc; 201603225; Defendants Appeal from District Justice.
- MOHN, KATHRYN - Mohn, Thomas; 201602947; Complaint Divorce; English, William I., Jr.
- MOLITORIZ, NICOLE - Portfolio Recovery Associates Llc; 201603103; Civil Action; Brown, Carrie A.
- MUNN, CHRISTA - Portfolio Recovery Associates Llc; 201602924; Civil Action; Brown, Carrie A.
- MUSCATELLO, DANIEL - Bank Of America Na; 201603415; Civil Action; Lashin, Arthur.
- NAGEL, KELLY - Portfolio Recovery Associates Llc; 201602922; Civil Action; Brown, Carrie A.
- NAVARRO, JULIO: JULIO: MARIA, ET.AL. - Deutsche Bank National Trust Company; 201602895; Complaint In Mortgage Foreclosure; Schuler, Lauren.
- NESTOR, KELSEY - Lucas, Brandon; 201602936; Complaint for Custody/Visitation.
- NOLAN, DANIEL - Nolan, Lindsay; 201603223; Complaint Divorce.
- OBRIEN, BERNARD - Portfolio Recovery Associates Llc; 201602919; Civil Action; Brown, Carrie A.
- OSADCHUK, TANYA - Portfolio Recovery Associates Llc; 201603023; Civil Action; Brown, Carrie A.
- OWENS, PAUL - Gandy-Owens, Stacie; 201603137; Complaint Divorce.
- PARKINSON, JUSTIN - Getz, Melissa; 201602620; Complaint for Custody/Visitation.
- PASLOWSKI, JANEL - Portfolio Recovery Associates Llc; 201603038; Civil Action; Brown, Carrie A.
- PATRO, JONATHAN - Patro, Donna; 201603427; Complaint Divorce; Weems, Aaron D.
- PENNSYLVANIA DEPARTMENT OF TRANSPORTATION - Kash, Christine; 201603016; Appeal from Suspension/Registration/Insp.
- PENNSYLVANIA DEPARTMENT OF TRANSPORTATION - Gibbs-Brown, Ernestine; 201603194; Appeal from Suspension/Registration/Insp.
- PENNSYLVANIA DEPARTMENT OF TRANSPORTATION - Gold, Burton; 201603193; Appeal from Suspension/Registration/Insp.
- PENNSYLVANIA DEPARTMENT OF TRANSPORTATION - Ramirez, Elba; 201603444; Appeal from Suspension/Registration/Insp; Fabick, Edward J.
- PEREZ, ALBERTO - Diaz, Rahila; 201603111; Complaint Divorce.
- PERKINS, ELLEN - Portfolio Recovery Associates Llc; 201603133; Civil Action; Brown, Carrie A.
- PLYMOUTH TOWNSHIP - Jackson, Bob; 201602987; Civil Action; Ratasiewicz, Joseph A.
- PRINCE, CARL: PRINCESS - Malaugh, Elizabeth; 201603361; Petition to Appeal Nunc Pro Tunc.
- QUEENAN, ELSIE - Bowe, John; 201603127; Complaint in Quiet Title; Mcdermott, Kenneth J.
- REHRIG, WILLIAM - Eshbach, Shelly; 201602875; Civil Action; Schell, Gregory L.
- REID, PHILIP: PHILIP - Nationstar Mortgage Llc; 201603235; Complaint In Mortgage Foreclosure; Holloway, Regina.
- REYES, RONNY - Torres, Ingrid; 201602910; Complaint Divorce; Picardi, Kenneth E.
- RICCIARDI, JUSTIN - Romanszyn, Susan; 201603003; Defendants Appeal from District Justice.
- ROMANYSZYN, SUSAN - Ricciardi, Justin; 201603001; Plaintiffs Appeal from District Justice; Lynch, James R., Jr.
- ROYAL CARIBBEAN CRUSES LTD - Weed, Karen; 201603406; Foreign Subpoena.
- SAYLOR, THOMAS: CLEMENS, MARISSA: MUMMERT, MARISSA - Nationstar Mortgage Llc; 201603386; Complaint In Mortgage Foreclosure; Holloway, Regina.
- SCHILDT, KIMBERLY - Portfolio Recovery Associates Llc; 201603060; Civil Action; Brown, Carrie A.
- SEGUNDO, ELIE - Portfolio Recovery Associates Llc; 201603062; Civil Action; Brown, Carrie A.
- SHAFFER, BRIAN - Dempsey, Kerensa; 201602932; Support/Exceptions.
- SHERVIN, JUSTINE - Portfolio Recovery Associates Llc; 201602916; Civil Action; Brown, Carrie A.
- SHIVE, MICHELLE - Johns, Kevin; 201603226; Complaint Divorce.
- SHTOFMAN, NANCY - Capital One Bank Usa Na; 201602892; Defendants Appeal from District Justice.
- SHTOFMAN, NANCY - Capital One Bank Usa Na; 201602894; Defendants Appeal from District Justice.
- SICA, NICHOLAS - Sica, Aileen; 201603013; Complaint Divorce; Silver, Lynn B.
- SMELLIE, LORNA - Smelli, John; 201602959; Complaint Divorce.
- SMITH, JAMES - Wells Fargo Bank Na; 201603253; Complaint In Mortgage Foreclosure; Wapner, Peter.
- SPIEGLEFORD, SARA H - Skomsky, Donald; 201603149; Civil Action; Destefano, David R.
- STATE FARM FIRE AND CASUALTY COMPANY - Butler, Irene; 201603057; Civil Action; Campbell, Charles W.
- STEINLEY, ASHLEY - Johner, Shane; 201603381; Complaint for Custody/Visitation.
- STEVENS, ROBERT - Ninja Properties Llc; 201603018; Complaint in Ejectment.
- STONE, LEIGHANN - Stone, Edward; 201603110; Complaint Divorce.
- SURAPANANI, PRASAD: PRASAD - Larocca, Remo; 201602840; Civil Action; Clements, Patricia L.
- TAYLOR, BARBARA - Portfolio Recovery Associates Llc; 201603040; Civil Action; Brown, Carrie A.
- TEIPEL, JASON: OCCUPANTS - Us Bank National Association; 201603208; Complaint in Ejectment; Cressman, Paul.
- THOMAS, JOHN: LINDA - Wells Fargo Bank Na; 201603388; Complaint In Mortgage Foreclosure; Wapner, Peter.
- TURNER, BELINDA: BELINDA - Deutsche Bank National Trust Company; 201602954; Complaint In Mortgage Foreclosure; Wapner, Peter.

UNKNOWN HEIRS SUCCESSORS ASSIGNS UNDER SONIA L KORNHAUSER - Bank Of New York Mellon; 201603241; Complaint In Mortgage Foreclosure; Wapner, Peter.

VAUGHN, EDWIN - Portfolio Recovery Associates Llc; 201603041; Civil Action; Brown, Carrie A.

VERIZON: MCADAM, LOWELL - Spengler, Laura; 201603156; Plaintiffs Appeal from District Justice.

VILAR, ALEXANDER - Portfolio Recovery Associates Llc; 201603052; Civil Action; Brown, Carrie A.

VILLANO, ELIZABETH - Portfolio Recovery Associates Llc; 201603055; Civil Action; Brown, Carrie A.

WEISS, LAWRENCE - Portfolio Recovery Associates Llc; 201602913; Civil Action; Brown, Carrie A.

WHELAN, ELLEN - Santander Bank Na; 201602957; Complaint In Mortgage Foreclosure; Lobb, Jonathan.

WILKES, ANTHONY: MELINDA - Karden Construction Services Inc; 201602911; Civil Action; Turetsky, Mark D.

WRIGHT, AMBER - Portfolio Recovery Associates Llc; 201603050; Civil Action; Brown, Carrie A.

---



---

### WILLS PROBATED

#### Granted Week Ending March 1, 2016

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

BORGER, LOUISE - Whippain Township;  
Borger-Maher, Janet, 14 Horsetrail Lane  
Blue Bell, PA 19422.

BRINCKMAN, ELIZABETH M. - Upper Hanover Township;  
Brinckman, Kevin W., 6560 Crown Lane  
Zionsville, PA 18092.

BUCHANAN, GEORGE W. - Souderton Borough;  
Demeno, Heather, 1521 Arline Ave Roslyn, PA 19001.

BUCK, CHARLES W., JR. - Red Hill Borough;  
Buck, Michaela B., 101 W. 2Nd Street  
Pennsburg, PA 18073.

CANNON, MIRIAM - Franconia Township;  
Cannon, Charles, 1009 Kingscote Dr  
Harleysville, PA 19438.

CARLIN, RODNEY S. - Upper Dublin Township;  
Azvolinsky, Kimberly A., 957 Woodland Drive  
Southampton, PA 18966.

CERRITELLI, FRANCES L. - Montgomery  
Township; Walker, Gloria C., 2775 Red Gate Drive  
Doylestown, PA 18902.

CHIPMAN, SALLY S. - East Norriton Township;  
Chipman-Zipfel, Anne, 21836 Ainsley Court  
Ashburn, VA 20148; Gilbert, Roxanne,  
2620 Dekalb Pike Norristown, PA 19401.

CURTIS, ADA L. - Collegeville Borough;  
Curtis, Andrew J. Iii, 701 Heckel Ave  
Spring City, PA 19475.

DEGROOT, ROBERT L. - Lower Gwynedd Township;  
Myland, Marianne, 1945 Rosedale Road  
Quakertown, PA 18951.

DEMUTIS, CHARLES J., JR. - Norristown Borough;  
Kelly, Donna L., 607 Gary Lane  
Norristown, PA 19401.

DORN, ALLEN W. - Upper Salford Township;  
Dorn, Mary A., 2340 Bergey Road  
Harleysville, PA 19438.

FERTSCH, RAYMOND III - Souderton Borough;  
Fertsch, Mary J., 234 Madison Avenue  
Souderton, PA 18964.

FLANNERY, LILLIAN M. - Limerick Township;  
Ridenour, Lynne S., 175 W. Ridge Pike  
Limerick, PA 19468.

FREEMAN, MARY G. - Upper Merion Township;  
Spiess, F. H. Jr., 130 W. Lancaster Avenue  
Wayne, PA 19087.

GIANGIULIO, ANTHONY J. - East Norriton Township;  
Giangiulio, Mary E., 521 Hagey Place  
Collegeville, PA 19426.

GRAMP, BARBARA A. - Horsham Township;  
John, Robert M., 76 Byberry Ave  
Hatboro, PA 19040.

GUERIN, ROSE E. - Worcester Township;  
Guerin, Michael F., 100 Northfield Road  
Millington, NJ 07946.

HEEBNER, KARL L., SR. - Red Hill Borough;  
Heebner, Catherine M., 731 Jefferson Street  
Red Hill, PA 18076.

JONES, ROBERT W. - Abington Township;  
Jones, Barbara A., 354 Pershing Ave  
Hatboro, PA 19040.

KALINER, LEATRICE - Upper Merion Township;  
Kaliner, Paul, 169 Regatta Drive Jupiter, FL 33477.

KASZTELAN, TADEUSZ - Abington Township;  
Mele, Maria, 804 Hensel Street  
Rockledge, PA 19046.

KEEGAN, MARGARET T. - Lower Merion Township;  
Fry, Cara K., 201 Cheswold Lane  
Haverford, PA 19041; Keegan, Christopher,  
518 Sylvan Ave Bayport, NY 11705;  
Keegan, Matthew, 6158 Mori Street  
McLean, VA 22101.

KEENAN, HARRY J. - Red Hill Borough;  
Slipp, Jacqueline K., 416 Saint James Court  
Langhorne, PA 19047.

KLOKIS, DOROTHY M. - Lower Frederick Township;  
Renninger, David L., 15 Calming Trail  
Sinking Springs, PA 19608; Renninger, Timothy W.,  
123 E. 3Rd Street Pottstown, PA 19464.

LANDIS, RICHARD A., SR. - Lower Gwynedd Township;  
Landis, Grace M., 920 Swedesford Rd  
Lower Gwynedd, PA 19002.

LEFEVER, JOHN C., SR. - Upper Pottsgrove Township;  
Shollenberger, Sharon, 415 Estate Road  
Boyertown, PA 19512.

LEISTER, HARRY P. - Lower Pottsgrove Township;  
Oerther, Mark, 94 Oak Terrace Arden, NC 28074.

MATUSIAK, ALFRED F. - Rockledge Borough;  
Oconnell, George P., 2444 Huntingdon Pike  
Huntingdon Valley, PA 19006.

MCCANDLESS, MARY B. - East Norriton Township;  
Marrone, Caroline M., 22 Harrison Avenue  
Milltown, NJ 08850-1109; Suittor, Sandra M.,  
1 Colonial Circle East Norriton, PA 19401.

MCKENNON, WILLARD K., SR. -  
West Norriton Township; Miller, Susan T.,  
1504 Unruh Lane Harleysville, PA 19438;  
Neill, Robert E., 1749 W. Marshall Street  
Norristown, PA 19403.

MILES, MILDRED D. - Franconia Township;  
Miles, Charles, 2201 Alleback Lane  
Lansdale, PA 19446; Miles, Larry M.,  
125 South Ship Rd Exton, PA 19341.

PINE, JOSEPH E. - Upper Hanover Township;  
Pine, Lydia A., 1082 Burgundy Circle  
Pennsburg, PA 18073.

ROGOVIN, CHARLES H. - West Conshohocken Borough;  
Rogovin, Marcene W., 1134 Riverview Lane  
West Conshohocken, PA 19428.

RUTH, MARY A. - Lower Salford Township;  
Mccauley, Judy L., 3150 Finland Road  
Pennsburg, PA 18073.

RYKACZEWSKI, TEMPLE C. - Trappe Borough;  
Rykaczewski, John N., 149 Joan Drive  
Trappe, PA 19426.

SAMSON, GEORGE W. - Whitpain Township;  
Rosenberger, Rodman M., One Summit Street  
Philadelphia, PA 19118.

SCURON, CHARLES - Lower Moreland Township;  
Scuron, Harry, Jr., 4807 Third Avenue  
Bensalem, PA 19020.

SENG, LAURENCE D. - Whitpain Township;  
Seng, Ivy L., 1692 Thayer Drive  
Blue Bell, PA 19422.

SERGIENKO, CECILIA - Abington Township;  
Miller, Mariceleste, 1508 Providence Road  
Towson, MD 21286.

SLAVIN, STEPHEN J. - Rockledge Borough;  
Slavin, Seamus P., 829 Cedar Rd  
Rockledge, PA 19046; Slavin, Stephen J., Jr.,  
829 Cedar Rd Rockledge, PA 19046.

SOKOL, MARGARET - Whitpain Township;  
Cronin, Suzanne S., 748 Valley Road  
Blue Bell, PA 19422.

STANG, ANNA C. - Hatboro Borough;  
Esposito, Anthony J., 1123 Hilltop Road  
Southampton, PA 18966.

WEINBERG, CARROLL A. - Lower Merion Township;  
Davison, John C., 1233 W. Mt. Royal Avenue  
Baltimore, PA 21217; Offit, Maurice L.,  
25 Diamond Crest Court Baltimore, MD 21209;  
Weinberg, Charlotte C., 261 Indian Creek Road  
Wynnewood, PA 19096.

WEINER, SHERRIE B. - Lower Merion Township;  
Spear, Samuel L., 230 South Broad Street  
Philadelphia, PA 19102.

WILLIAMSON, MARY L. - Bryn Athyn Borough;  
Daum, Chara C., 906 Fetter's Mill Road  
Bryn Athyn, PA 19009; Daum, Ronald S.,  
906 Fetter's Mill Road Bryn Athyn, PA 19009;  
Doughty, Kristin W., 1143 Knob Road  
Springtown, TX 76082.

WISE, ANNE - Abington Township; Rosen, Helene,  
1003 Jennifer Drive Dresher, PA 19025.

WOODMAN, CHRISTINE L. - Douglass Township;  
Brightbill, Alan C., 1542 Ben Franklin Hwy  
Douglassville, PA 19518-1936; Parke, Aeron J.,  
231 Congo Niantic Road Barto, PA 19504-9354.

WORTHINGTON, RUTH M. - Whitpain Township;  
Worthington, Sandra B., 1432 Bethlehem Pike  
Flourtown, PA 19031.

WORTSMANN, BARBARA - Lower Merion Township;  
Rachlin, Erica, 40 Levering Circle  
Bala Cynwyd, PA 19004.

WRESKI, EDWARD J. - Towamencin Township;  
Wreski, Margaret M., 1806 Red Oak Way  
Hatfield, PA 19440.

WRIGHT, JOHN H. - Lansdale Borough;  
Kiely-Smith, Kristine R., 154 S Founders Ct  
Warrington, PA 18976.

---



---

## RETURN DAY LIST

March 21, 2016  
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 at 9:00 a.m. on the Friday of the week in which the rule was made returnable. Check the MCCCH electronic directory for assigned courtroom.**

1. Adams v. Teitleman - Motion to Compel (D) (18) - **J. Robertson - J. Drygas.**
2. Bach v. Pennsylvania Turnpike Commission - Motion to Compel Defendant PSI's Answers to Discovery Requests (Seq. 193 D) - **B. Hockfield - J. Donovan - J. Wutz.**
3. Bank of America, N.A. v. Kim - Motion to Reassess Damages (41) - **M. Wooters.**
4. Bernd v. Kopper Kettle, Inc. - Motion to Compel Defendant Holly Ann Alsentzer (D) (123) - **T. Farnish - A. Quasti - C. Lanzalotti - R. Michetti.**
5. Bono v. Bono - Petition for Leave to Withdraw as Counsel (28) - **C. Badali - L. Fox.**
6. Bruce v. Greenberg - Motion to Compel (10) - **M. Greenfield - M. Lyon.**
7. Butler v. Ignite Restaurant Group - Motion to Compel Responses (D) (17) - **T. Hough.**
8. Carter v. Carter - Plaintiff's Petition to File Concise Statement of Errors Complained of on Appeal Nunc Pro Tunc (Seq. 49) - **K. Fogle - J. Kahn - S. McKee.**
9. Celtic Masonry Restorations, Inc. v. Olympic Services, Inc. - Petition to Withdraw as Counsel (8) - **R. Curley.**
10. Chase Home Finance, LLC v. Neal - Motion to Reassess Damages (8) - **P. Wapner.**
11. Chaudhary v. Tully - Motion to Compel Records (D) (15) - **J. Zafran - J. Schluth.**
12. Chow v. Tran - Plaintiff's Motion to Compel Defendant's Response (D) (38) - **A. Weiss - H. Spirt.**
13. Citimortgage, Inc. v. Ford - Motion to Reassess Damages (10) - **P. Wapner.**
14. Commonwealth Financial Systems v. Galichinski - Motion to Vacate (Seq. 78) - **E. Matzkin.**
15. Cooper v. Cooper - Petition to Withdraw Appearance as Counsel (3) - **C. Consolo.**
16. CPS Associates, LLC v. MJJ Construction, LLC - Motion to Reopen Docket in the Above Captioned Case to Enforce Settlement Agreement and Release dated July 18, 2014 (Seq. 13) - **M. Lamer - J. Rodden.**
17. Deutsche Bank National Trust Company v. Paley - Motion to Reinstate Case (34) - **D. Siedman.**
18. Dixon v. Macys, Inc. - Motion to Compel Plaintiff's Discovery Responses (D) (11) - **R. Baccari - A. Wirth.**
19. Drexel University College of Medicine v. Douglas - Motion to Reassess Damages (17) - **J. Watson.**
20. Estate of Tamea Adamczyk v. HCR Manorcare, LLC - Plaintiff's Motion to Compel Email Discovery (D) (68) - **R. Krisztal - A. Langella.**



21. *Fadden v. Cutler Group, Inc.* - Motion for Leave to File Joinder Complaint Against Valts Roofing, Inc., McMahon Plastering & Stucco, Inc., and Garcia Builders (Seq. 18) - **P. Murphy - J. Deal - N. Wright.**
22. *Fuller v. Lord and Taylor* - Motion to Compel Discovery from Plaintiff (D) (36) - **R. Datner - E. Caplan.**
23. *Gaiderowicz v. St. Joseph's Manor Nursing Home* - Motion to Compel Discovery Responses (D) (14) - **S. Diamond - A. Romanowicz.**
24. *Galante v. Coughlin* - Motion to Compel Discovery (D) (20) - **J. Haggerty - J. Rubin.**
25. *Gardner v. Craft* - Motion to Compel (D) (190) - **J. Del Casale - J. Kilcoyne - E. Hosmer.**
26. *Gardner v. Craft* - Motion to Compel (D) (191) - **J. Del Casale - J. Kilcoyne - E. Hosmer.**
27. *Goldberg v. Cho* - Defendant's Motion to Compel Plaintiff to Authorize the Release of Records (22) - **S. Bennett - H. Gillespie.**
28. *Gourley v. Auferio* - Motion to Compel Signed Authorization (26) - **A. Getson - L. Sabato.**
29. *Grant v. George* - Motion to Compel (D) (10) - **M. Hoffman - J. Fowler.**
30. *Grant v. George* - Motion to Deem Admitted Requests for Admission (11) - **M. Hoffman - J. Fowler.**
31. *Gregory v. Lasorsa* - Motion to Compel Plaintiffs' Discovery (D) (17) - **J. Fox - S. Stenson.**
32. *Haney v. Brandywine Operating Partnership* - Plaintiff's Motion to Compel Discovery Responses from Defendant Valley Crest Landscape (D) (74) - **J. Matteo - R. Foster.**
33. *Haney v. Brandywine Operating Partnership* - Plaintiff's Motion to Compel Discovery Responses from Defendants Aetna Life Insurance Company, et al. (D) (75) - **J. Matteo - R. Foster.**
34. *Harris v. Wright* - Defendant's Motion to Compel (D) (29) - **J. Lord - J. Gilman - S. Eckel.**
35. *Hashmi v. Antrim* - Motion to Compel (D) (17) - **M. Jan - L. Sabato.**
36. *Hibu, Inc. v. Macs Restoration, Inc.* - Petition to Strike and/or Open Judgment (Seq. 8) - **M. Lessa - B. Vinsko.**
37. *Huselton v. The Cutler Group, Inc.* - Defendant's Motion for Leave to Join Additional Defendants - **S. Lupin.**
38. *Jerry Wagner, Inc. v. Philadelphia Suburban Development* - Motion to Compel More Sufficient Answers to Interrogatories (D) (28) - **M. Gold - J. Wallack.**
39. *Jerry Wagner, Inc. v. Philadelphia Suburban Development* - Motion to Compel Amended Answer to Request for Production of Documents (D) (29) - **M. Gold - J. Wallack.**
40. *Jurczak v. Sowell* - Defendant's Motion to Compel Plaintiff's Discovery (5) - **J. Haggerty - H. Gillespie.**
41. *Lesh v. Montgomery Township* - Motion to Compel More Specific Answer to Plaintiffs' Expert Witness Interrogatories (D) (107) - **R. Bily - G. Knoell, III - T. Hartigan.**
42. *Lopez v. Mill Creek Apartments* - Motion to Compel Discovery (D) (19) - **J. Rocco - J. Devlin.**
43. *Maguire v. Maguire* - Petition to Withdraw as Counsel (Seq. 43) - **V. Angst.**
44. *Mazaheri Law, LLC v. Medwatz* - Motion for Order Compelling Attendance at Deposition (Seq. 1-D).
45. *Michaelus v. James* - Defendant's Motion to Remand to Arbitration (Seq. 16) - **P. Villari - J. Gilman - J. Godin.**
46. *Montgomery County Tax Claim Bureau v.* - Petition, Nunc Pro Tunc for Leave to File Objections and Exceptions and to Set Aside Tax Sale (Seq. 22).
47. *Murray v. Federal Realty Investment Trust* - Motion to Compel (D) (38) - **M. Greenfield - A. Norman.**
48. *Murray v. Federal Realty Investment Trust* - Motion to Compel (D) (36) - **M. Greenfield - A. Norman.**
49. *Nicolas v. DQA One Accord Contracting* - Motion to Compel Defendant's Depositions (D) (33) - **M. Van Der Veen.**
50. *Owen Loan Servicing, LLC v. Kahle* - Motion to Reassess Damages (16) - **P. Wapner.**
51. *Oehrle v. Goldsmith* - Petition to Direct Payment of Funds Held in Court (Seq. 41) - **A. Oehrle - C. Haines.**
52. *Old Tees, Inc. v. Mitra Qsr Kne, LLC* - Motion to Strike Objections and Compel Discovery (D) (13) - **B. Lamanna - S. Silver.**
53. *Pagnoni v. Bradford White Corporation* - Motion to Compel Discovery (D) (6) - **J. Cohen - G. Sasso.**
54. *Penn Liberty Bank v. Fretz* - Plaintiff's Petition for Reassessment of Damages (18) - **C. Fox - N. Valz.**
55. *Postlewait v. Hobyak* - Motion to Compel Plaintiff's Answers to Discovery (D) (19) - **C. Proctor - L. Weinraub.**
56. *Rist v. Celtic Masonry Restorations, Inc.* - Petition to Withdraw as Counsel (27) - **E. Marttila - R. Curley.**
57. *Scott v. McKee* - Motion to Compel Plaintiff's Discovery Responses (D) (6) - **M. Strauss - E. DeVine.**
58. *Sharma v. Sharma* - Petition to Withdraw as Counsel (187) - **M. Kelm.**
59. *St. Joseph's University v. Wesley* - Motion to Reassess Damages (2) - **J. Watson.**
60. *Stauton v. Triad Plaza* - Motion to Compel Discovery (D) (1) - **J. Rosenbaum - L. Volpe.**
61. *Sun v. The Cutler Group, Inc.* - Defendants' Motion for Leave to Join Additional Defendants - **J. Nevius - N. Wright.**
62. *Taylor v. Sweitzer* - Motion to Compel Discovery Responses (D) (9) - **F. Murphy - J. Bonfig.**
63. *University of Pennsylvania v. Allen* - Motion to Reassess Damages (5) - **J. Watson.**
64. *University of Pennsylvania v. Edwards* - Motion to Reassess Damages (2) - **J. Watson.**
65. *University of Pennsylvania v. Geunes* - Motion to Reassess Damages (2) - **J. Watson.**
66. *Upper Dublin School District v. Montgomery County Board of Assessment Appeals* - Motion to Compel Discovery (Seq. 26 D) - **M. Choksi - J. Price.**
67. *Varkonyi v. Cutler Group, Inc.* - Motion to Compel Plaintiff to Answer Discovery (D) (8) - **J. Zenstein - K. Tucci.**
68. *Wang v. Cutler Group, Inc.* - Defendant's Motion for Leave to Join Additional Defendants (20) - **S. Lupin - N. Wright.**
69. *Wells Fargo Bank v. Houston* - Defendant's Petition to Vacate Default (Seq. 12) - **M. Wooters.**
70. *Wells Fargo Bank, N.A. v. Taggart* - Motion to Strike Jury Trial Demand (Seq. 47) - **F. Hallinan - R. Birch.**
71. *Whitley v. Bailey* - Motion to Compel Discovery Responses (D) (8) - **L. Nelson - J. Godin.**
72. *Wilson v. Owens Illinois, Inc.* - Motion to Strike Plaintiff's Objections to Request for Admissions of Defendants (Seq. 114 D) - **R. Murphy - W. Jenkins.**
73. *Wilus v. Dale* - Motion to Compel Plaintiff's Discovery Responses (D) (8) - **R. Rosen - A. Venters.**