

Sheriff's Sale

First Publication

By virtue of a Writ of Execution to me directed, will be sold at public sale Friday, May 13, 2016 at 11 o'clock A.M., prevailing time, at the James Lorah Auditorium located at the corner of Broad and Main Streets, in the Borough of Doylestown, Bucks County, Pa., the following real estate to wit.

Judgment was recovered in the Court of Common Pleas of Bucks County Civil Action – as numbered above. No further notice of the filing of the Schedule of Distribution will be given.

BENSALEM TOWNSHIP

DOCKET #2010-12229

ALL that certain parcel of land lying and being situate in the **TOWNSHIP OF BENSALEM**, County of Bucks, and Commonwealth of Pennsylvania, bounded and described as follows:

BEING more fully described in a Deed dated July 31, 2008, among the land records of the County and State set forth above, in Deed Volume 5882, Page 404.

TAX PARCEL #02-092-062.

PROPERTY ADDRESS: 1395 Argyle Way, Bensalem, PA 19020.

IMPROVEMENTS: SINGLE FAMILY DWELLING.

SOLD AS THE PROPERTY OF: **CHRISTOPHER J. ROBERTS; LEAH J. ROBERTS.**

JUSTIN F. KOBESKI, Esquire
EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2012-01905

U.S. Bank National Association, as Trustee for J.P. Morgan Mortgage Acquisition Trust 2006-Wf1 v. Miray Merhaj owner(s) of property situate in the **TOWNSHIP OF BENSALEM**, BUCKS County, Pennsylvania, being 3209 Ethan Allen Court, Bensalem, PA 19020-1821.

TAX PARCEL #02 091 006.

PROPERTY ADDRESS: 3209 Ethan Allen Court, Bensalem, PA 19020-1821.

JUDGMENT AMOUNT: \$373,160.80.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **MIRAY MERHAJ.**

PHELAN HALLINAN DIAMOND & JONES

EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2012-10498

The Property to be sold is located in Bensalem, Bucks, Pennsylvania. **BENSALEM TOWNSHIP.**

Commonly known as 1301 Bristol Road, Bensalem, Pennsylvania, Condominium Units 7, 8, 9, 10, 11 and 12.

Under and subject to any and all covenants and conditions, rights and reservations, easements and restrictions of record.

TAX PARCEL # 02-093-216-011, 02-093-216-012, 02-093-216-013 and 02-093-216-014.

PROPERTY ADDRESS: 1301 Bristol Road, Bensalem, Pennsylvania, Condominium Units 7, 8, 9, 10, 11 and 12.

IMPROVEMENTS: COMMERCIAL.

SOLD AS THE PROPERTY OF: **STEPHEN F. FICCHI.**

FRANK G. MURPHY, Esquire
EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2013-03158

ALL that certain parcel of land lying and being situate in the **TOWNSHIP OF BENSALEM**, County of Bucks, and Commonwealth of Pennsylvania, bounded and described as follows:

BEING more fully described in a Deed dated June 17, 1988, among the land records of the County and State set forth above, in Deed Volume 2823, Page 1115.

TAX PARCEL #02-094-275.

PROPERTY ADDRESS: 275 Mount Vernon Circle, Bensalem, PA 19020.

IMPROVEMENTS: SINGLE FAMILY DWELLING.

SOLD AS THE PROPERTY OF: **MICHAEL ROBERT ANDREAS, BELIEVED HEIR AND BELIEVED CO-EXECUTOR OF THE ESTATE OF JOSEPH G. ANDREAS a/k/a JOSEPH GERALD ANDREAS; RICHARD DAVID POWELL, BELIEVED HEIR AND BELIEVED CO-EXECUTOR OF THE ESTATE OF JOSEPH G. ANDREAS a/k/a JOSEPH GERALD**

ANDREAS; ROBERT DEAN POWELL, BELIEVED HEIR OF THE ESTATE OF JOSEPH G. ANDREAS a/k/a JOSEPH GERALD ANDREAS; JOHN DALE POWELL, BELIEVED HEIR OF THE ESTATE OF JOSEPH G. ANDREAS a/k/a JOSEPH GERALD ANDREAS; BARBARA ANN McDEVITT, BELIEVED HEIR OF THE ESTATE OF JOSEPH G. ANDREAS a/k/a JOSEPH GERALD ANDREAS.

KIMBERLY A. BONNER, Esquire
EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2013-05527

ALL THAT CERTAIN lot or piece of ground situate in **BENSALEM TOWNSHIP**, Bucks County, Pennsylvania described according to a Final Plan of Timberlane, made by J.G. Park Associates, Inc., dated 2/26/1988 last revised 6/21/88 and recorded in the Office of the Recorder of Deeds, Doylestown, Pennsylvania in Plan Book 246 page 21.

BEING KNOWN AS Lot No. 4543 on the abovementioned Plan.

BEING KNOWN AS 4543 Leaf Lane, Bensalem, PA 19020.

TAX PARCEL #02-073-207.

PROPERTY ADDRESS: 4543 Leaf Lane, Bensalem, PA 19020.

IMPROVEMENTS: RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **ANTHONY A. PIZZARO a/k/a ANTHONY PIZZARO.**

STEPHEN M. HLADIK, Esquire

EDWARD J. DONNELLY, Sheriff

Sheriff's Office, Doylestown, PA

DOCKET #2014-01885

ALL THAT CERTAIN LOT OR PIECE OF GROUND, SITUATE IN **BENSALEM TOWNSHIP**, COUNTY OF BUCKS, AND COMMONWEALTH OF PENNSYLVANIA.

TAX PARCEL #02-089-743.

PROPERTY ADDRESS: 3424 Mansion Drive, Bensalem, PA 19020.

IMPROVEMENTS: RESIDENTIAL REAL ESTATE.

SOLD AS THE PROPERTY OF: **GINA M. GINALDI.**

M. TROY FREEDMAN, Esquire

EDWARD J. DONNELLY, Sheriff

Sheriff's Office, Doylestown, PA

DOCKET #2014-05467

Nationstar Mortgage, LLC v. Paul Messina owner(s) of property situate in the **BENSALEM TOWNSHIP**, BUCKS County, Commonwealth of Pennsylvania, being 3740 Fleetwood Avenue, Feasterville Trevose, PA 19053-7948.

TAX PARCEL #02-005-027, 02-005-426.

PROPERTY ADDRESS: 3740 Fleetwood Avenue, Feasterville Trevose, PA 19053-7948.

JUDGMENT AMOUNT: \$279,617.40.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **PAUL MESSINA.**

PHELAN HALLINAN DIAMOND & JONES

EDWARD J. DONNELLY, Sheriff

Sheriff's Office, Doylestown, PA

DOCKET #2014-08689

ALL THAT CERTAIN lot or piece of ground with the buildings and improvements thereon erected, SITUATE in the **TOWNSHIP OF BENSALEM**, County of Bucks and Commonwealth of Pennsylvania.

TAX PARCEL #02-014-017.

PROPERTY ADDRESS: 3130 Richlieu Road, Bensalem, PA 19020.

IMPROVEMENTS: A SINGLE FAMILY RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **THOMAS R. LOGAN.**

MICHAEL T. McKEEVER, Esquire

EDWARD J. DONNELLY, Sheriff

Sheriff's Office, Doylestown, PA

DOCKET #2015-03032

Wells Fargo Bank, N.A. v. Beverly Gordon, Rendell W. Gordon owner(s) of property situate in the **BENSALEM TOWNSHIP**, BUCKS County, Pennsylvania, being 1176 Gravel Pike, Bensalem, PA 19020-3654.

TAX PARCEL #02-030-023.

PROPERTY ADDRESS: 1176 Gravel Pike, Bensalem, PA 19020-3654.

JUDGMENT AMOUNT: \$213,072.23.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **BEVERLY GORDON, RENDELL W. GORDON.**

PHELAN HALLINAN DIAMOND & JONES

EDWARD J. DONNELLY, Sheriff

Sheriff's Office, Doylestown, PA

DOCKET #2015-04588

Pennymac Loan Services, LLC v. Darice Shields owner(s) of property situate in the **BENSALEM TOWNSHIP**, BUCKS County, Pennsylvania, being 467 Mill Road, Bensalem, PA 19020.

TAX PARCEL #02-023-028.

PROPERTY ADDRESS: 467 Mill Road, Bensalem, PA 19020.

JUDGMENT AMOUNT: \$131,582.18.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **DARICE SHIELDS.**

PHELAN HALLINAN

EDWARD J. DONNELLY, Sheriff

Sheriff's Office, Doylestown, PA

DOCKET #2015-08509

ALL THAT CERTAIN LOT OR PIECE OF GROUND, SITUATE IN **BENSALEM TOWNSHIP**, COUNTY OF BUCKS, AND COMMONWEALTH OF PENNSYLVANIA.

TAX PARCEL #02-093-286.

PROPERTY ADDRESS: 4562 Laurence Court, Bensalem, PA 19020.

IMPROVEMENTS: RESIDENTIAL REAL ESTATE.

SOLD AS THE PROPERTY OF: **CORNELIA LIEBEL a/k/a C. LIEBEL, ROBERT LIEBEL a/k/a ROBERT J. LIEBEL.**

ANDREW J. MARLEY, Esquire

EDWARD J. DONNELLY, Sheriff

Sheriff's Office, Doylestown, PA

DOCKET #2015-08875

ALL THAT CERTAIN LOT OF LAND SITUATE IN **TOWNSHIP OF BENSALEM**, BUCKS COUNTY, PENNSYLVANIA.

TAX PARCEL #02-029-235.

PROPERTY ADDRESS: 1186 Dana Rd., Bensalem, PA 19020.

IMPROVEMENTS: RESIDENTIAL HOUSE DWELLING.

SOLD AS THE PROPERTY OF: **CYNTHIA A. STAMPONE.**

MARK J. UDREN, Esquire

EDWARD J. DONNELLY, Sheriff

Sheriff's Office, Doylestown, PA

BRIDGETON TOWNSHIP

DOCKET #2014-06321

ALL THAT CERTAIN messages or tracts of land situated in the **TOWNSHIP OF**

BRIDGETON, County of Bucks and Commonwealth of Pennsylvania, bounded and described as follows, to wit.

TAX PARCEL #03-003-085.

PROPERTY ADDRESS: 1340 Birch Road, Upper Black Eddy, PA 18972.

IMPROVEMENTS: RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **THOMAS J. MARTIN, JR.**

RICHARD M. SQUIRE, Esquire

EDWARD J. DONNELLY, Sheriff

Sheriff's Office, Doylestown, PA

BRISTOL BOROUGH

DOCKET #2013-08408

U.S. Bank National Association, as Trustee for Structured Asset Investment Loan Trust, Mortgage Pass-Through Certificates, Series 2005-10 v. Mark W. McClain, Jr. a/k/a Mark W. McClain owner(s) of property situate in the **BRISTOL BOROUGH**, BUCKS County, Pennsylvania, being 268 Hayes Street, Bristol, PA 19007-4410.

TAX PARCEL #04-028-240.

PROPERTY ADDRESS: 268 Hayes Street, Bristol, PA 19007-4410.

JUDGMENT AMOUNT: \$115,951.67.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **MARK W. McCLAIN, JR. a/k/a MARK W. McCLAIN.**

PHELAN HALLINAN

EDWARD J. DONNELLY, Sheriff

Sheriff's Office, Doylestown, PA

DOCKET #2013-09540

ALL THAT CERTAIN LOT OF LAND SITUATE IN SIXTH WARD OF THE **BOROUGH OF BRISTOL**, BUCKS COUNTY, PENNSYLVANIA:

BEING KNOWN AS 190 McKinley Street, Bristol, PA 19007.

TAX PARCEL #4-27-30.

PROPERTY ADDRESS: 190 McKinley Street, Bristol, PA 19007.

IMPROVEMENTS: RESIDENTIAL HOUSE DWELLING.

SOLD AS THE PROPERTY OF: **UNKNOWN HEIRS, SUCCESSORS, ASSIGNS AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM**

OR UNDER GUGLIELMO BERARDIS, GLORIA PAOLINI, KNOWN HEIR OF GUGLIELMO BERARDIS, WILLIAM BERARDIS, KNOWN HEIR OF GUGLIELMO BERARDIS, ISMENIA BERARDIS.

MARK J. UDREN, Esquire
EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2015-00496

ALL THAT CERTAIN message and lot of land situate, in the Fourth Ward of the **BOROUGH OF BRISTOL** County of Bucks and State of Pennsylvania bounded and described as follows;

TAX PARCEL #4-13-127.

PROPERTY ADDRESS: 624 Beaver Street, Bristol, PA 19007.

IMPROVEMENTS: A RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **JOSE VELAZQUEZ and LINDA VELAZQUEZ. SARAH K. McCAFFERY**, Esquire

EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2015-03953

ALL THAT CERTAIN MESSAGE AND LOT OF LAND, WITH THE BUILDINGS AND IMPROVEMENT THEREON ERECTED, SITUATE IN THE FIRST WARD OF THE **BOROUGH OF BRISTOL**, IN THE COUNTY OF BUCKS AND STATE OF PENNSYLVANIA.

TAX PARCEL #04-018-149.

PROPERTY ADDRESS: 220 Mulberry Street, Bristol, PA 19007.

IMPROVEMENTS: A RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **CHRISTINE KLINE a/k/a CHRISTINE M. KLINE.**

ALICIA M. SANDOVAL, Esquire
EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2015-07349

ALL THAT CERTAIN message and lot of land, Situate in the Third Ward of the **BOROUGH OF BRISTOL**, County of Bucks and Commonwealth of Pennsylvania.

TAX PARCEL #04-008-170.

PROPERTY ADDRESS: 218 Otter Street, Bristol, PA 19007.

IMPROVEMENTS: A SINGLE FAMILY RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **ISRAEL BERROCAL, ROSALIE BERROCAL.**

MICHAEL T. McKEEVER, Esquire
EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2015-08100

ALL THAT CERTAIN LOT OR PIECE OF GROUND, SITUATE IN THE **BOROUGH OF BRISTOL**, COUNTY OF BUCKS, AND COMMONWEALTH OF PENNSYLVANIA. TAX PARCEL #04-023-086.

PROPERTY ADDRESS: 500 Jefferson Avenue, Bristol, PA 19007.

IMPROVEMENTS: RESIDENTIAL REAL ESTATE.

SOLD AS THE PROPERTY OF: **VINCENT M. ANGELINE a/k/a VINCENT ANGELINE.**

ANDREW J. MARLEY, Esquire
EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

BRISTOL TOWNSHIP

DOCKET #2013-00225

ALL that certain parcel of land lying and being situate in the **TOWNSHIP OF BRISTOL**, County of Bucks, and Commonwealth of Pennsylvania, bounded and described as follows:

BEING more fully described in a Deed dated July 23, 2004, among the land records of the County and State set forth above, in Deed Volume 4105, Page 265.

TAX PARCEL #05-021-034.

PROPERTY ADDRESS: 19 Prunewood Road, Levittown, PA 19056.

IMPROVEMENTS: SINGLE FAMILY DWELLING.

SOLD AS THE PROPERTY OF: **TRACEY A. HALL JONES a/k/a TRACEY HALL JONES; HERMAN E. JONES, III a/k/a HERMAN JONES.**

KIMBERLY A. BONNER, Esquire
EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2013-01335

ALL THAT CERTAIN LOT, PIECE OR PARCEL OF LAND WITH THE BUILDINGS AND IMPROVEMENTS THEREON, SITUATE, LYING AND BEING

AT LEVITTOWN, IN THE **TOWNSHIP OF BRISTOL**, COUNTY OF BUCKS AND COMMONWEALTH OF PENNSYLVANIA.

TAX PARCEL #05-033-517.

PROPERTY ADDRESS: 22 Indian Creek Entry, Levittown, PA 19057-2746.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **FRANK LINDENMUTH a/k/a FRANK C. LINDEMUTH.**

POWERS, KIRN & ASSOCIATES

EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2013-01967

All that certain lot, piece or parcel of land with the building and improvements thereon, situate, lying and being at Levittown, in the **TOWNSHIP OF BRISTOL**, County of Bucks, Commonwealth of Pennsylvania, shown and designated as Lot 4264R on Subdivision Map of "Indian Creek", Levittown, Section 50, filed in the Office of the Recorder of Deeds of Bucks County, Pennsylvania, on December 3, 1953 in Plat Book 7 at page 28, described as follows, to wit:

TAX PARCEL #5-34-63.

PROPERTY ADDRESS: 92 Indigo Road, Levittown, PA 19057.

IMPROVEMENTS: A RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **STEPHEN CZERWONKA.**

SARAH K. McCAFFERY, Esquire

EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2013-06680

ALL THAT CERTAIN lot, piece or parcel of land with the buildings and improvements thereon located in the **TOWNSHIP OF BRISTOL**, County of Bucks and Commonwealth of Pennsylvania.

TAX PARCEL #05-037-256.

PROPERTY ADDRESS: 20 Grand Pine Road, Levittown, PA 19057.

IMPROVEMENTS: A SINGLE FAMILY RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **PATRICIA FAUST, WAYNE FAUST.**

MICHAEL T. McKEEVER, Esquire

EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2013-07150

ALL that certain parcel of land lying and being situate in the **TOWNSHIP OF BRISTOL**, County of Bucks, and Commonwealth of Pennsylvania, bounded and described as follows:

BEING more fully described in a Deed dated February 19, 2010, among the land records of the County and State set forth above, in Deed Volume 6353, Page 1385.

TAX PARCEL #05-034-255.

PROPERTY ADDRESS: 42 Rolling Lane, Levittown, PA 19055.

IMPROVEMENTS: SINGLE FAMILY DWELLING.

SOLD AS THE PROPERTY OF: **LORETTA REESE, PHYLLIS L. HANSELL.**

KIMBERLY A. BONNER, Esquire

EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2014-04568

Wells Fargo Bank, N.A. v. Jody Dunlavey a/k/a Jody D. Dunlavey owner(s) of property situate in the **BRISTOL TOWNSHIP**, BUCKS County, Pennsylvania, being 201 New York Avenue, Croydon, PA 19021-6615.

TAX PARCEL #05-007-104, 05-007-115.

PROPERTY ADDRESS: 201 New York Avenue, Croydon, PA 19021-6615.

JUDGMENT AMOUNT: \$116,806.82.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **JODY DUNLAVEY a/k/a JODY D. DUNLAVEY.**

PHELAN HALLINAN

EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2014-05466

ALL that certain parcel of land lying and being situate in the **TOWNSHIP OF BRISTOL**, County of Bucks, and Commonwealth of Pennsylvania, bounded and described as follows:

BEING more fully described in a Deed dated May 31, 2002, among the land records of the County and State set forth above, in Deed Volume 2797, Page 1283.

TAX PARCEL #05-053-017.

PROPERTY ADDRESS: 832 Central Avenue, Croydon, PA 19021.

IMPROVEMENTS: SINGLE FAMILY DWELLING.

SOLD AS THE PROPERTY OF: **ROBERT W. STEIGELMAN, REGINA STEIGELMAN. JUSTIN F. KOBESKI**, Esquire
EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2014-06084

ALL THAT CERTAIN lot or parcel of ground, situate in the **TOWNSHIP OF BRISTOL**, County of Bucks and Commonwealth of Pennsylvania.

TAX PARCEL #05-025-052-001.

PROPERTY ADDRESS: 2905 Glenrich Avenue, Bristol, PA 19007.

IMPROVEMENTS: A SINGLE FAMILY RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **JASODRA PERSAUD**.

MICHAEL T. McKEEVER, Esquire
EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2014-07807

ALL THAT CERTAIN LOT OF LAND SITUATE IN **TOWNSHIP OF BRISTOL**, BUCKS COUNTY, PENNSYLVANIA:

BEING KNOWN AS 3522 Carnarvon Ave., Bristol, PA 19007.

TAX PARCEL #05-026-576.

PROPERTY ADDRESS: 3522 Carnarvon Ave., Bristol, PA 19007.

IMPROVEMENTS: RESIDENTIAL HOUSE DWELLING.

SOLD AS THE PROPERTY OF: **NICOLE EBINGER YOUNG, SEAN YOUNG a/k/a SEAN P. YOUNG**.

MARK J. UDREN, Esquire
EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2014-07966

All that certain piece or parcel or Tract of land situate **TOWNSHIP OF BRISTOL**, Bucks County, Pennsylvania, and being known as 924 Center Avenue, Bristol, Pennsylvania 19007.

TAX PARCEL #05-026-263.

PROPERTY ADDRESS: 924 Center Avenue, Bristol, Pennsylvania 19007.

REAL DEBT: \$199,284.46

IMPROVEMENTS: RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **ELEANOR LAURA KRZYWICKI, KNOWN SURVIVING HEIR OF BARBARA ANN**

PAOLETTI, DECEASED MORTGAGOR AND REAL OWNER, UNKNOWN SURVIVING HEIRS OF BARBARA ANN PAOLETTI, DECEASED MORTGAGOR AND REAL OWNER.

TERRENCE J. McCABE, Esquire
EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2015-01602

ALL THAT CERTAIN lot or piece of ground with the buildings and improvements thereon erected, hereditaments and appurtenances, situate, lying and being at Levittown, in the **TOWNSHIP OF BRISTOL**, County of Bucks and Commonwealth of Pennsylvania.

TAX PARCEL #05-038-258.

PROPERTY ADDRESS: 45 Gatewood Road, Levittown, PA 19057.

IMPROVEMENTS: A SINGLE FAMILY RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **JOHN RUSSELL**.

MICHAEL T. McKEEVER, Esquire
EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2015-02089

ALL THAT CERTAIN TRACT OR PIECE OF LAND with the buildings and improvements thereon erected situate in the **TOWNSHIP OF BRISTOL**, Commonwealth of Pennsylvania, and described according to survey and plan thereof, known as Fleetwing Estates, made by Barton and Martin, Engineers, dated May 17, 1943, and recorded in the Office of the Recorder of Deeds in and for County of Bucks in Plan Book 3 Page 14 as follows, to wit:

TAX PARCEL #05-040-304.

PROPERTY ADDRESS: 2213 Airacobra Street, Levittown, PA 19057.

IMPROVEMENTS: A RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **MICHELLE WITHERSPOON**.

SARAH K. McCaffery, Esquire
EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2015-02511

JPMorgan Chase Bank, National Association v. Anthony Fitzgerald owner(s) of property situate in the **BRISTOL TOWNSHIP**, BUCKS County, Pennsylvania, being 297 Dogwood Drive, Levittown, PA 19055-1722.

TAX PARCEL #05-042-208.

PROPERTY ADDRESS: 297 Dogwood Drive, Levittown, PA 19055-1722.

JUDGMENT AMOUNT: \$263,470.69.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **ANTHONY FITZGERALD.**

PHELAN HALLINAN

EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2015-03356

Deutsche Bank National Trust Company, as Trustee for Ameritrust Mortgage Securities Inc., Asset-Backed Pass-Through Certificates, Series 2004-R5 v. Deborah Ann Bonczyk a/k/a Deborah Ann Bonczyk, Richard A. Bonczyk owner(s) of property situate in **BRISTOL TOWNSHIP**, BUCKS County, Pennsylvania, being 35 Jonquil Lane, Levittown, PA 19055-2305.

TAX PARCEL #05-071-295.

PROPERTY ADDRESS: 35 Jonquil Lane, Levittown, PA 19055-2305.

JUDGMENT AMOUNT: \$92,979.58.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **DEBORAH ANN BONCZYK a/k/a DEBORAH ANN BONCZYK, RICHARD A. BONCZYK.**

PHELAN HALLINAN

EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2015-03958

ALL THAT CERTAIN lot, piece or parcel of land, with the buildings and improvements thereon erected, Situate, lying and being at Levittown, in the **TOWNSHIP OF BRISTOL**, County of Bucks and Commonwealth of Pennsylvania.

TAX PARCEL #05-021-356.

PROPERTY ADDRESS: 25 Maroon Road, Levittown, PA 19056.

IMPROVEMENTS: A SINGLE FAMILY RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **RACHAEL M. KOONTZ, BRIAN S. KOONTZ.**

MICHAEL T. McKEEVER, Esquire

EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2015-04772

Citifinancial Servicing LLC v. Unknown Heirs, Successors, Assigns, and All Persons,

Firms, or Associations Claiming Right, Title or Interest From or Under Roberta A. North, Deceased owner(s) of property situate in the **BRISTOL TOWNSHIP**, BUCKS County, Commonwealth of Pennsylvania, being 48 Roundwood Lane, Levittown, PA 19055-1429.

TAX PARCEL #05-038-556.

PROPERTY ADDRESS: 48 Roundwood Lane, Levittown, PA 19055-1429.

JUDGMENT AMOUNT: \$183,147.30.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER ROBERTA A. NORTH, DECEASED.**

PHELAN HALLINAN

EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2015-05452

Wells Fargo Bank, N.A. v. Jeffrey D. Radziwon owner(s) of property situate in the **BRISTOL TOWNSHIP**, BUCKS County, Pennsylvania, being 74 Ivy Hill Road, Levittown, PA 19057-2310.

TAX PARCEL #05-033-035.

PROPERTY ADDRESS: 74 Ivy Hill Road, Levittown, PA 19057-2310.

JUDGMENT AMOUNT: \$150,705.90.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **JEFFREY D. RADZIWON.**

PHELAN HALLINAN

EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2015-05796

ALL THAT CERTAIN PIECE, PARCEL OR TRACT OF LAND with the buildings and improvements thereon erected, situate lying and being at Levittown, **BRISTOL TOWNSHIP**, Bucks County, Commonwealth of Pennsylvania.

TAX PARCEL #05-032-119.

PROPERTY ADDRESS: 38 Ivory Rock Road, Bristol, PA 19057.

IMPROVEMENTS: A SINGLE FAMILY RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **DONNA LEE BONFRANCESCO a/k/a DONNA L.**

**BONFRANCESCO, DENINE DUMSCHAT
a/k/a DENINE C. ELLIS.**

MICHAEL T. McKEEVER, Esquire
EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2015-06616

Bayview Loan Servicing, LLC v. Craig
Rollerson, Virginia Page-Rollerson owner(s)
of property situate in the **BRISTOL
TOWNSHIP**, 4th Ward, BUCKS County,
Commonwealth of Pennsylvania, being 917
Mauri Avenue, Croydon, PA 19021-6290.
TAX PARCEL #05-008-464.

PROPERTY ADDRESS: 917 Mauri Avenue,
Croydon, PA 19021-6290.

JUDGMENT AMOUNT: \$234,999.10.

IMPROVEMENTS: RESIDENTIAL
PROPERTY.

SOLD AS THE PROPERTY OF: **CRAIG
ROLLERSON, VIRGINIA PAGE-
ROLLERSON.**

PHELAN HALLINAN

EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2015-06696

All that certain lot or piece of land together
with the buildings and improvements
thereon erected, situate in the **TOWNSHIP
OF BRISTOL**, County of Bucks and
Commonwealth of Pennsylvania, being all
of Lot Number 9 and part of Lot Number 10
and 11, Section of Block Number 3 of College
Park Plan, drawn for Minot J. Hill by Charles
H. Moon, Surveyor in 1918 and recorded
in the Office for the Recording of Deeds at
Doylestown, in and for the County of Bucks
in Plan Book page 61 described as per Survey
and Plan thereof made by John P. Taylor,
Surveyor, on April 25, 1948, as follows:

TAX PARCEL #05-052-076.

PROPERTY ADDRESS: 719 Bank Street,
Croydon, PA 19021.

IMPROVEMENTS: A RESIDENTIAL
DWELLING.

SOLD AS THE PROPERTY OF:
JOSEPHINE S. ROSCIOLI.

SARAH K. McCAFFERY, Esquire

EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2015-06970

Wells Fargo Bank, NA v. Paul Oommen
owner(s) of property situate in the **BRISTOL**

TOWNSHIP, BUCKS County, Pennsylvania,
being 193 Appletree Drive, Levittown, PA
19055-1248.

TAX PARCEL #05-048-046.

PROPERTY ADDRESS: 193 Appletree
Drive, Levittown, PA 19055-1248.

JUDGMENT AMOUNT: \$236,483.22.

IMPROVEMENTS: RESIDENTIAL
PROPERTY.

SOLD AS THE PROPERTY OF: **PAUL
OOMMEN.**

PHELAN HALLINAN

EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2015-07182

ALL THAT CERTAIN LOT OF LAND
SITUATE IN **TOWNSHIP OF BRISTOL**,
BUCKS COUNTY, PENNSYLVANIA:

BEING KNOWN AS 9 Valley Road,
Levittown, PA 19057.

TAX PARCEL #05-041-153.

PROPERTY ADDRESS: 9 Valley Road,
Levittown, PA 19057.

IMPROVEMENTS: RESIDENTIAL HOUSE
DWELLING.

SOLD AS THE PROPERTY OF: **BRYAN
SMEAL, CHRISTINE SMEAL.**

MARK J. UDREN, Esquire

EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2015-07488

The Bank of New York Mellon fka The Bank
of New York Successor in Interest to JP
Morgan Chase Bank as Trustee for Gsmgs
Mortgage Loan Trust 2005-Rp2 v. Michael
Horton owner(s) of property situate in the
BRISTOL TOWNSHIP, BUCKS County,
Commonwealth of Pennsylvania, being 239
Jennifer Court, Levittown, PA 19057-3629.

TAX PARCEL #5-25-82-1307.

PROPERTY ADDRESS: 239 Jennifer Court,
Levittown, PA 19057-3629.

JUDGMENT AMOUNT: \$45,154.90.

IMPROVEMENTS: RESIDENTIAL
PROPERTY.

SOLD AS THE PROPERTY OF: **MICHAEL
HORTON.**

PHELAN HALLINAN

EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2015-07535

Wells Fargo Bank, NA v. Kevin Macmillan,
Amber Angelo owner(s) of property situate

in **BRISTOL TOWNSHIP**, BUCKS County, Pennsylvania, being 54 Idlewild Road, Levittown, PA 19057-2205.

TAX PARCEL #05-032-087.

PROPERTY ADDRESS: 54 Idlewild Road, Levittown, PA 19057-2205.

JUDGMENT AMOUNT: \$127,585.94.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **KEVIN MacMILLAN, AMBER ANGELO.**

PHELAN HALLINAN DIAMOND & JONES

EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2015-08178

Wells Fargo Bank, NA v. Thomas A. Pagan a/k/a Tom Pagan owner(s) of property situate in **BRISTOL TOWNSHIP**, BUCKS County, Pennsylvania, being 2024 Garfield Avenue a/k/a 2024 Garfield Street, Croydon, PA 19021-8020.

TAX PARCEL #05-013-130.

PROPERTY ADDRESS: 2024 Garfield Avenue a/k/a 2024 Garfield Street, Croydon, PA 19021-8020.

JUDGMENT AMOUNT: \$140,200.82.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **THOMAS A. PAGAN a/k/a TOM PAGAN.**

PHELAN HALLINAN DIAMOND & JONES

EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2015-08352

U.S. Bank, National Association, as Trustee Under The Pooling and Servicing Agreement Dated as of December 1, 2006, Gsmp Trust 2006-He8, Mortgage Pass-Through Certificates, Series 2006-He8 v. Michele Wright owner(s) of property situate in the **BRISTOL TOWNSHIP**, BUCKS County, Pennsylvania, being 132 Goldenridge Drive, Levittown, PA 19057-3825.

TAX PARCEL #05-037-564.

PROPERTY ADDRESS: 132 Goldenridge Drive, Levittown, PA 19057-3825.

JUDGMENT AMOUNT: \$216,445.44.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **MICHELE WRIGHT.**

PHELAN HALLINAN DIAMOND & JONES

EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2015-08607

ALL THAT CERTAIN LOT OR PIECE OF GROUND, SITUATE IN **TOWNSHIP OF BRISTOL**, COUNTY OF BUCKS, AND COMMONWEALTH OF PENNSYLVANIA.

TAX PARCEL #05-027-029.

PROPERTY ADDRESS: 1304 Wyndale Avenue, Bristol, PA 19007.

IMPROVEMENTS: RESIDENTIAL REAL ESTATE.

SOLD AS THE PROPERTY OF: **KATHLEEN M. KENNEDY.**

ANDREW J. MARLEY, Esquire
EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

BUCKINGHAM TOWNSHIP

DOCKET #2013-00069

ALL THAT CERTAIN parcel of real property located in the **TOWNSHIP OF BUCKINGHAM**, County of Bucks and Commonwealth of Pennsylvania.

TAX PARCEL #06-008-030-055.

PROPERTY ADDRESS: 3168 Brookside Drive, Furlong, PA 18925.

IMPROVEMENTS: A SINGLE FAMILY RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **UNKNOWN HEIRS OF THE ESTATE OF SARAH SETTA.**

MICHAEL T. McKEEVER, Esquire
EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2013-09948

Prof-2014-S2 REO I LLC v. Yelena Trub, Victor Trub owner(s) of property situate in the **BUCKINGHAM TOWNSHIP**, BUCKS County, Pennsylvania, being 2356 West Dorchester Street a/k/a 2356 Dorchester Street, Furlong, PA 18925-1528.

TAX PARCEL #06-070-114.

PROPERTY ADDRESS: 2356 West Dorchester Street a/k/a 2356 Dorchester Street, Furlong, PA 18925-1528.

JUDGMENT AMOUNT: \$404,645.48.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **YELENA TRUB, VICTOR TRUB.**

PHELAN HALLINAN DIAMOND & JONES, LLP

EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2015-05795

ALL THAT CERTAIN LOT OR PIECE OF GROUND, SITUATE IN THE **TOWNSHIP OF BUCKINGHAM**, COUNTY OF BUCKS, AND COMMONWEALTH OF PENNSYLVANIA.

TAX PARCEL #06-060-073.

PROPERTY ADDRESS: 5037 Jennifer Court, Doylestown, PA 18902.

IMPROVEMENTS: RESIDENTIAL REAL ESTATE.

SOLD AS THE PROPERTY OF: **MELISSA INGRAM, STEVE INGRAM.**

M. TROY FREEDMAN, Esquire
EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOYLESTOWN TOWNSHIP

DOCKET #2015-06610

ALL THAT CERTAIN tract or parcel of land situate in the **TOWNSHIP OF DOYLESTOWN**, County of Bucks and Commonwealth of Pennsylvania.

TAX PARCEL #09-023-004.

PROPERTY ADDRESS: 2037 Turk Road, Doylestown, PA 18901.

IMPROVEMENTS: A SINGLE FAMILY RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **YARMARK, BARBARA R. AS ADMINISTRATRIX OF THE ESTATE OF DAVID W. OGILVIE, DECEASED.**

MICHAEL T. McKEEVER, Esquire
EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

EAST ROCKHILL TOWNSHIP

DOCKET #2015-04476

All That Certain situate in **EAST ROCKHILL TOWNSHIP** in Bucks County, Commonwealth of Pennsylvania.

TAX PARCEL #12-029-204.

PROPERTY ADDRESS: 629 Campus Drive, Perkasio, Pennsylvania 18944.

IMPROVEMENTS: RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **MICHELE SMOLENSKI f/k/a MICHELE JAMISON AND RICHARD SMOLENSKI.**

TERRENCE J. McCABE, Esquire
EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

FALLS TOWNSHIP

DOCKET #2011-10730

ALL that certain parcel of land lying and being situate in the **TOWNSHIP OF FALLS**, County of Bucks, and Commonwealth of Pennsylvania, bounded and described as follows:

BEING more fully described in a Deed dated July 28, 2000, among the land records of the County and State set forth above, in Deed Volume 2107, Page 0635.

TAX PARCEL #13-016-201.

PROPERTY ADDRESS: 224 Guilford Road, Fairless Hills, PA 19030.

IMPROVEMENTS: SINGLE FAMILY DWELLING.

SOLD AS THE PROPERTY OF: **THE UNKNOWN HEIRS AND ADMINISTRATORS OF THE ESTATE OF SUSAN ABEL.**

JUSTIN F. KOBESKI, Esquire
EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2012-02347

All that certain piece or parcel or Tract of land situate **TOWNSHIP OF FALLS**, Bucks County, Pennsylvania, and being known as 98 Everturn Lane, Levittown, Pennsylvania 19054.

TAX PARCEL #13-026-038.

PROPERTY ADDRESS: 98 Everturn Lane, Levittown, Pennsylvania 19054.

REAL DEBT: \$239,608.65.

IMPROVEMENTS: RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **DOREEN JANISZEWSKI AND JOHN JANISZEWSKI.**

TERRENCE J. McCABE, Esquire
EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2012-08546

ALL THAT CERTAIN lot or piece of land, with the buildings and improvements thereon erected, situate at Levittown,

in the **TOWNSHIP OF FALLS**, and Commonwealth of Pennsylvania, bounded and described according to a "Subdivision Map of Levittown, Section No. 6, made by C.A. Monroe, Professional Engineer and Land Surveyor, dated January 1952, and recorded in the Office for the Recording of Deeds in and for Bucks County, at Doylestown, Pennsylvania, in Plan Book No. 4 page 43, as follows, to wit:

TAX PARCEL #13-041-209.

PROPERTY ADDRESS: 57 Lakeside Drive a/k/a 57 Lakeside Drive West, Levittown, PA 19054.

IMPROVEMENTS: A RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **GREGORY M. KILMER AND DANIELLE M. KILMER.**

SARAH K. McCAFFERY, Esquire
EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2013-02644

All that certain piece or parcel or Tract of land situate **TOWNSHIP OF FALLS**, Bucks County, Pennsylvania, and being known as 322 Austin Drive, Fairless Hills, Pennsylvania 19030.

TAX PARCEL #13-007-061.

PROPERTY ADDRESS: 322 Austin Drive, Fairless Hills, Pennsylvania 19030.

REAL DEBT: \$298,946.80.

IMPROVEMENTS: RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **WILLIAM K. TAYLOR.**

TERRENCE J. McCABE, Esquire
EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2013-04526

ALL THAT CERTAIN lot or piece or parcel of land, with the buildings and improvements thereon erected, situate, lying and being at Levittown, in the **TOWNSHIP OF FALLS**, County of Bucks and Commonwealth of Pennsylvania shown and designated as Lot No. 873-R on Subdivision Map of North Park, Levittown, Pennsylvania on June 24, 1953 in Plan Book 6 Page 42.

BEING KNOWN AS Lot No. 873-R on the above mentioned Plan.

BEING KNOWN AS 31 Everturn Lane, Levittown, Pennsylvania 19054.

TAX PARCEL #13-026-076.

PROPERTY ADDRESS: 31 Everturn Lane, Levittown, Pennsylvania 19054.

IMPROVEMENTS: RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **WILSON RODRIGUEZ, UNITED STATES OF AMERICA, AND DEPARTMENT OF JUSTICE.**

STEPHEN M. HLADIK, Esquire
EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2013-06348

ALL that certain parcel of land lying and being situate in the **TOWNSHIP OF FALLS**, County of Bucks, and Commonwealth of Pennsylvania, bounded and described as follows:

BEING more fully described in a Deed dated February 23, 1998, among the land records of the County and State set forth above, in Deed Volume 1544, Page 791.

TAX PARCEL #13-019-049.

PROPERTY ADDRESS: 837 Fairfield Road, Fairless Hills, PA 19030.

IMPROVEMENTS: SINGLE FAMILY DWELLING.

SOLD AS THE PROPERTY OF: **EDWARD R. McKINNEY, JOAN M. McKINNEY.**

KIMBERLY A. BONNER, Esquire
EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2014-01281

ALL that certain parcel of land lying and being situate in the **TOWNSHIP OF FALLS**, County of Bucks, and Commonwealth of Pennsylvania, bounded and described as follows:

BEING more fully described in a Deed dated December 30, 1997, among the land records of the County and State set forth above, in Deed Volume 1625, Page 1357.

TAX PARCEL #13-042-099.

PROPERTY ADDRESS: 246 East Pinewood Drive, Levittown, PA 19054.

IMPROVEMENTS: SINGLE FAMILY DWELLING.

SOLD AS THE PROPERTY OF: **JEFF JORDAN; JUSTINE JORDAN; UNITED STATES OF AMERICA.**

JUSTIN F. KOBESKI, Esquire
EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2015-02766

ALL THAT CERTAIN lot, piece or parcel of land, with the buildings and improvements thereon erected, situate, lying and being in the **TOWNSHIP OF FALLS**, County of Bucks, Commonwealth of Pennsylvania.
TAX PARCEL #13-024-006.

PROPERTY ADDRESS: 15 Moon Drive, Levittown, PA 19054.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **MICHELE D. SCHEPSE a/k/a MICHELLE D. SCHEPSE.**

POWERS, KIRN & ASSOCIATES

EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2015-03466

ALL THAT CERTAIN lot or piece of land, situate in **FALLS TOWNSHIP**, Bucks County, Pennsylvania.

TAX PARCEL #13-007-169.

PROPERTY ADDRESS: 438 Andover Road, Fairless Hills, PA 19030.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **JEFFREY E. SAYERS, RACHEL M. SAYERS.**

POWERS, KIRN & ASSOCIATES

EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2015-07809

Wells Fargo Bank, N.A. v. Kenneth Hammel owner(s) of property situate in the **FALLS TWP.**, BUCKS County, Pennsylvania, being 244 Cardiff Road, Fairless Hills, PA 19030-1302.

TAX PARCEL #13-016-126.

PROPERTY ADDRESS: 244 Cardiff Road, Fairless Hills, PA 19030-1302.

JUDGMENT AMOUNT: \$178,347.01.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **KENNETH HAMMEL.**

PHELAN HALLINAN

EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2015-08308

ALL THAT CERTAIN lot or piece of land situate in the **TOWNSHIP OF FALLS**, County of Bucks, Commonwealth of

Pennsylvania, known and designated as Lot No. 1427 on a certain map entitled Subdivision Map Pinewood, Levittown Section 9, dated 1952 and recorded on April 2, 1952 at Doylestown in the Office for the Recording of Deeds in and for the County of Bucks in Plan Book 4, Page 46.

BEING KNOWN AS Lot No. 1427 on the abovementioned Plan.

BEING KNOWN AS 20 Primrose Lane, Levittown, PA 19054.

TAX PARCEL #13-041-079.

PROPERTY ADDRESS: 20 Primrose Lane, Levittown, PA 19054.

IMPROVEMENTS: RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **FRANCIS CHARLES HARRIS, MARY ANN B. HARRIS.**

STEPHEN M. HLADIK, Esquire

EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2015-08316

ALL THAT CERTAIN lot, piece or parcel of land with the buildings and improvements thereon, situate, lying and being as Levittown, located in the **TOWNSHIP OF FALLS**, County of Bucks and Commonwealth of Pennsylvania.

TAX PARCEL #13-026-051.

PROPERTY ADDRESS: 118 Elderberry Drive, Levittown, PA 19054.

IMPROVEMENTS: A SINGLE FAMILY RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **JAMES D. CIVITELLO, JR., DIANE M. CIVITELLO a/k/a DIANE CIVITELLO.**

MICHAEL T. McKEEVER, Esquire

EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

HAYCOCK TOWNSHIP

DOCKET #2014-05330

ALL THAT CERTAIN message or lot of land, SITUATE in the Village of Applebachsville, in the **TOWNSHIP OF HAYCOCK**, County of Bucks, and Commonwealth of Pennsylvania, bounded and described, as follows, to wit:

TAX PARCEL #14-008-012.

PROPERTY ADDRESS: 1165 Apple Road, Haycock, PA 18951 a/k/a 1165 Apple Road, Quakertown, PA 18951.

IMPROVEMENTS: RESIDENTIAL
PROPERTY.

SOLD AS THE PROPERTY OF: **CARLTON F. JONES, CAROL B. JONES.**

POWERS, KIRN & ASSOCIATES

EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2015-03160

All That Certain lot or piece of ground, situate in the **TOWNSHIP OF HAYCOCK**, County of Bucks, and Commonwealth of Pennsylvania, described according to a Revised Final Plan of Subdivision prepared for Richard Franklin dated January 9, 1986, and last revised August 18, 1989, recorded in Bucks Count in Plan Book 253, page 55, being known as 1583 Stony Garden Road, Quakertown, Pennsylvania 18951.

TAX PARCEL #14-007-177-005.

PROPERTY ADDRESS: 1583 Stony Garden Road, Quakertown, Pennsylvania 18951.

REAL DEBT: \$332,642.76.

IMPROVEMENTS: RESIDENTIAL
DWELLING.

SOLD AS THE PROPERTY OF:
CHRISTINE VODA.

TERRENCE J. McCABE, Esquire

EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

HILLTOWN TOWNSHIP

DOCKET #2009-03492

LSF9 MASTER PARTICIPATION TRUST v. Joseph F. Slider, Charlene M. Slider owner(s) of property situate in the **HILLTOWN TOWNSHIP**, BUCKS County, Pennsylvania, being 30 Yarrow Court, Perkasio, PA 18944-2408.

TAX PARCEL #15-015-017-019.

PROPERTY ADDRESS: 30 Yarrow Court, Perkasio, PA 18944-2408.

JUDGMENT AMOUNT: \$377,977.65.

IMPROVEMENTS: RESIDENTIAL
PROPERTY.

SOLD AS THE PROPERTY OF: **JOSEPH F. SLIDER, CHARLENE M. SLIDER.**

PHELAN HALLINAN

EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2011-07128

WLMINGTON SAVINGS FUND SOCIETY, FSB, DOING BUSINESS AS CHRISTIANA

TRUST, NOT IN ITS INDIVIDUAL CAPACITY, BUT SOLELY AS TRUSTEE FOR BCAT 2015-13ATT v. Paul H. Brown, Juanita M. Brown a/k/a Juanita Marie Greer owner(s) of property situate in the **HILLTOWN TOWNSHIP**, BUCKS County, Pennsylvania, being 1201 Revere Drive, Chalfont, PA 18914-1067.

TAX PARCEL #15-057-048.

PROPERTY ADDRESS: 1201 Revere Drive, Chalfont, PA 18914-1067.

JUDGMENT AMOUNT: \$433,299.90.

IMPROVEMENTS: RESIDENTIAL
PROPERTY.

SOLD AS THE PROPERTY OF: **PAUL H. BROWN, JUANITA M. BROWN a/k/a JUANITA MARIE GREER.**

PHELAN HALLINAN

EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2014-00160

Premises "A"

ALL THAT CERTAIN message and tract of land situate in the **TOWNSHIP OF HILLTOWN**, County of Bucks and State of Pennsylvania.

Premises "B"

ALL THAT CERTAIN lot or piece of ground with the barn and garage thereon erected, situate in the **TOWNSHIP OF HILLTOWN**, County of Bucks and State of Pennsylvania.

TAX PARCEL #15-034-116-002 & 15-034-116-003.

PROPERTY ADDRESS: 816 Upper Stump Road & 826 Upper Stump Road, Chalfont, PA 18914.

IMPROVEMENTS: RESIDENTIAL
PROPERTY.

SOLD AS THE PROPERTY OF: **ROBERT C. ROWLAND, SANDRA ROWLAND, UNITED STATES OF AMERICA.**

GREGORY JAVARDIAN, Esquire

EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2015-03955

All that certain property situated in the **TOWNSHIP OF HILLTOWN**, county of Bucks and Commonwealth of Pennsylvania.

ALL of the right, title, interest and claim of: Erich Maerz and Megan Maerz Of in and to: 1044 Azlen Lane, Chalfont, PA 18914.

TAX PARCEL #15-034-082-013.

PROPERTY ADDRESS: 1044 Azlen Lane,
Chalfont, PA 18914.

JUDGMENT AMOUNT: \$1,010,653.52.

IMPROVEMENTS: RESIDENTIAL.

SOLD AS THE PROPERTY OF: **ERICH
MAERZ AND MEGAN MAERZ.**

RICHARD J. NALBANDIAN, III, Esquire

EDWARD J. DONNELLY, Sheriff

Sheriff's Office, Doylestown, PA

DOCKET #2015-06639

Wells Fargo Bank, N.A. v. Richard Baker, Jr.,
in His Capacity as Heir of Richard Baker a/k/a
Richard L. Baker, Sr., Deceased, Unknown
Heirs, Successors, Assigns, and All Persons,
Firms, or Associations Claiming Right, Title
or Interest From or Under Richard Baker a/k/a
Richard L. Baker, Sr., Deceased owner(s)
of property situate in the **HILLTOWN
TOWNSHIP**, BUCKS County, Pennsylvania,
being 103 Reliance Circle, Telford, PA 18969-
1213.

TAX PARCEL #15-041-103.

PROPERTY ADDRESS: 103 Reliance Circle,
Telford, PA 18969-1213.

JUDGMENT AMOUNT: \$111,214.96.

IMPROVEMENTS: RESIDENTIAL
PROPERTY.

SOLD AS THE PROPERTY OF: **RICHARD
BAKER, JR., IN HIS CAPACITY AS
HEIR OF RICHARD BAKER a/k/a
RICHARD L. BAKER, SR., DECEASED,
UNKNOWN HEIRS, SUCCESSORS,
ASSIGNS, AND ALL PERSONS, FIRMS
OR ASSOCIATIONS CLAIMING RIGHT,
TITLE OR INTEREST FROM OR UNDER
RICHARD BAKER a/k/a RICHARD L.
BAKER, SR., DECEASED.**

PHELAN HALLINAN

EDWARD J. DONNELLY, Sheriff

Sheriff's Office, Doylestown, PA

HULMEVILLE BOROUGH

DOCKET #2013-05808

ALL that certain parcel of land lying
and being situate in the **BOROUGH OF
HULMEVILLE**, County of Bucks, and
Commonwealth of Pennsylvania, bounded
and described as follows:

BEING more fully described in a Deed dated
June 14, 2000, among the land records of the
County and State set forth above, in Deed
Volume 2073, Page 1933.

TAX PARCEL #16-001-082.

PROPERTY ADDRESS: 3 Hulme Avenue
a/k/a 3 Hulme Street, Hulmeville, PA 19047.

IMPROVEMENTS: SINGLE FAMILY
DWELLING.

SOLD AS THE PROPERTY OF: **EDWARD
T. CUBERNOT; DOUGLAS MULLANEY
a/k/a DOUGLAS T. MULLANEY;
JEANINE CUBERNOT; KAREN
MULLANEY.**

JUSTIN F. KOBESKI, Esquire

EDWARD J. DONNELLY, Sheriff

Sheriff's Office, Doylestown, PA

LANGHORNE BOROUGH

DOCKET #2015-05455

All that certain piece or parcel or Tract of land
situate **BOROUGH OF LANGHORNE**,
Bucks County, Pennsylvania, and being
known as 136 West Marshal Avenue a/k/a
136 West Marshall Avenue, Langhorne,
Pennsylvania 19047.

TAX PARCEL #18-002-074.

PROPERTY ADDRESS: 136 West Marshal
Avenue a/k/a 136 West Marshall Avenue,
Langhorne, Pennsylvania 19047.

REAL DEBT: \$294,888.91.

IMPROVEMENTS: RESIDENTIAL
DWELLING.

SOLD AS THE PROPERTY OF: **UNKNOWN
SURVIVING HEIRS OF EARL R. KEEN,
JOHN C. KEEN, KNOWN SURVIVING
HEIR OF EARL R. KEEN AND JANIELL
GROFF, KNOWN SURVIVING HEIR OF
EARL R. KEEN.**

TERRENCE J. McCABE, Esquire

EDWARD J. DONNELLY, Sheriff

Sheriff's Office, Doylestown, PA

LOWER MAKEFIELD TOWNSHIP

DOCKET #2015-02704

All That Certain situate in **LOWER
MAKEFIELD TOWNSHIP** in Bucks
County, Commonwealth of Pennsylvania.

TAX PARCEL #20-020-213.

PROPERTY ADDRESS: 15 Raab Drive,
Yardley, Pennsylvania 19067.

IMPROVEMENTS: RESIDENTIAL
DWELLING.

SOLD AS THE PROPERTY OF: **GERALD
J. TAYLOR AND MARLAYN TAYLOR.**

TERRENCE J. McCABE, Esquire

EDWARD J. DONNELLY, Sheriff

Sheriff's Office, Doylestown, PA

LOWER SOUTHAMPTON TOWNSHIP

DOCKET #2013-09560

ALL THAT CERTAIN lot or piece of ground with the buildings and improvements thereon erected, situate in **LOWER SOUTHAMPTON TOWNSHIP**, Bucks County, Commonwealth of Pennsylvania, described according to a survey and plan made by Suburban Green, Plan No. 2 made by Russel Lyman, Regulator Professional Engineer and Surveyor, Huntingdon Valley, PA, on 1/30/1957 as follows, to wit:

TAX PARCEL #21-15-46.

PROPERTY ADDRESS: 507 Carol Drive, Feasterville Trevose, PA 19053.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **GREGORY BETZ a/k/a GREGORY D. BETZ a/k/a GREGORY DALE BETZ, STACEY BETZ a/k/a STACY L. BETZ a/k/a STACY LEE BETZ.**

POWERS, KIRN & ASSOCIATES

EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2014-02550

All that certain piece or parcel or Tract of land situate **LOWER SOUTHAMPTON TOWNSHIP**, Bucks County, Pennsylvania, and being known as 120 Third Street, Feasterville, Pennsylvania 19053.

TAX PARCEL #21-010-272.

PROPERTY ADDRESS: 120 Third Street, Feasterville, Pennsylvania 19053.

REAL DEBT: \$250,451.22.

IMPROVEMENTS: RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **CHRISTINE M. HEMPSEY AND UNITED STATES OF AMERICA c/o UNITED STATES ATTORNEY FOR THE EASTERN DISTRICT OF PENNSYLVANIA.**

TERRENCE J. McCABE, Esquire

EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2014-06095

ALL THAT CERTAIN lot or piece of land, with the buildings and improvements thereon erected, SITUATE in the **TOWNSHIP OF LOWER SOUTHAMPTON**, in the County of Bucks and Commonwealth of Pennsylvania

and described according to a Plan thereof known as "Maple View Terrace", made by William S. Erwin, Registered Professional Engineer dated March 10, 1954, and recorded in the Office for the Recording of Deeds, in and for Bucks County at Doylestown, Pennsylvania in Plan Book No. 10 page 26.

BEING known as No. 2031 Lockwood Lane, Feasterville, Pennsylvania.

TAX PARCEL #21-23-130.

PROPERTY ADDRESS: 2031 Lockwood Lane, Feasterville, PA 19053.

IMPROVEMENTS: RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **DOLORES MANCINI a/k/a DOLORES L. MANCINI, JOHN MANCINI a/k/a JOHN MARGUERITE MANCINI, DAWN ZARENKIEWICZ a/k/a DAWN M. ZARENKIEWICZ.**

STEPHEN M. HLADIK, Esquire
EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2015-00028

ALL THAT CERTAIN LOT OR PIECE OF GROUND, SITUATE IN THE **TOWNSHIP OF LOWER SOUTHAMPTON**, COUNTY OF BUCKS, AND COMMONWEALTH OF PENNSYLVANIA.

TAX PARCEL #21-016-355.

PROPERTY ADDRESS: 522 Rosewood Avenue, Feasterville Trevose, PA 19053.

IMPROVEMENTS: RESIDENTIAL REAL ESTATE.

SOLD AS THE PROPERTY OF: **DAVID ARCHIBALD AND SUSAN L. ARCHIBALD.**

M. TROY FREEDMAN, Esquire

EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2015-03708

ALL THAT CERTAIN lot or piece of ground, situate in the **LOWER SOUTHAMPTON TOWNSHIP**, County of Bucks and Commonwealth of Pennsylvania.

TAX PARCEL #21-025-248.

PROPERTY ADDRESS: 466 West Stoney Hill Court, Woodlyn Crossing, Feasterville-Trevose, PA 19053.

IMPROVEMENTS: A SINGLE FAMILY RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **BARBARA S. LICHTY a/k/a BARBARA LICHTY. MICHAEL T. McKEEVER**, Esquire
EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2015-05771

ALL THAT CERTAIN lot situate in the **TOWNSHIP OF LOWER SOUTHAMPTON**, County of Bucks, and Commonwealth of Pennsylvania, as shown on a plan entitled 'Somerton Springs Residential Subdivision Plan, TMP 321-13-1 and 21-9-153', Sheets 5.01 and 5.02 prepared by Langan Engineering & Environmental Services, Inc., 500 Hyde Park, Doylestown, Pennsylvania, dated May 30, 2002, revised to November 21, 2003, recorded in Bucks County Recorder of Deed Office on December 12, 2003 in Plan Book 316 Page 54 B-C.

TAX PARCEL #21-009-153-031.

PROPERTY ADDRESS: 82 Ashley Drive, Feasterville, PA 19053.

IMPROVEMENTS: RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **YURY ROSTOZKY AND YULIYA ROSTOZKY. MARTHA E. VON ROSENSTIEL**, Esquire
EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2015-07936

Wells Fargo Bank, N.A. v. Marylou C. Wismer owner(s) of property situate in the **LOWER SOUTHAMPTON TOWNSHIP**, BUCKS County, Pennsylvania, being 37 Indian Path Lane, Feasterville Trevose, PA 19053-6325.

TAX PARCEL #21-005-046.

PROPERTY ADDRESS: 37 Indian Path Lane, Feasterville Trevose, PA 19053-6325.

JUDGMENT AMOUNT: \$164,665.49.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **MARYLOU C. WISMER.**

PHELAN HALLINAN

EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2015-08765

ALL THAT CERTAIN LOT OR PIECE OF GROUND, SITUATE IN **TOWNSHIP OF LOWER SOUTHAMPTON** COUNTY OF BUCKS, AND COMMONWEALTH OF PENNSYLVANIA.

TAX PARCEL #21-012-244.

PROPERTY ADDRESS: 310 Rosewood Avenue, Trevose, PA 19053.

IMPROVEMENTS: RESIDENTIAL REAL ESTATE.

SOLD AS THE PROPERTY OF: **JUDITH DEROSA and ALBERTO SOARES AND UNITED STATES OF AMERICA.**

ANDREW J. MARLEY, Esquire
EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

MIDDLETOWN TOWNSHIP

DOCKET #2008-09277

All that certain piece or parcel or Tract of land situate **MIDDLETOWN TOWNSHIP**, Bucks County, Pennsylvania, and being known as 16 Unity Turn, Levittown, Pennsylvania 19056-2608.

TAX PARCEL #22-053-428.

PROPERTY ADDRESS: 26 Unity Turn, Levittown, Pennsylvania 19056-2608.

REAL DEBT: \$442,040.72.

IMPROVEMENTS: RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **UNITED STATES OF AMERICA c/o UNITED STATES ATTORNEY FOR THE EASTERN DISTRICT OF PENNSYLVANIA AND MARY RODGERS.**

TERRENCE J. McCABE, Esquire
EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2013-07525

Wells Fargo Bank, N.A. v. Joanne L. Trujillo owner(s) of property situate in the **MIDDLETOWN TOWNSHIP**, BUCKS County, Pennsylvania, being 550 Valley View Road, Langhorne, PA 19047-2221.

TAX PARCEL #22-028-083.

PROPERTY ADDRESS: 550 Valley View Road, Langhorne, PA 19047-2221.

JUDGMENT AMOUNT: \$440,921.15.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **JOANNE L. TRUJILLO.**

PHELAN HALLINAN

EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2014-07908

ALL THAT CERTAIN lot or piece of ground with the buildings and improvements thereon

erected located in the **TOWNSHIP OF MIDDLETOWN**, County of Bucks and Commonwealth of Pennsylvania.

TAX PARCEL #22-079-020.

PROPERTY ADDRESS: 225 Adeline Place, Langhorne, PA 19047.

IMPROVEMENTS: A SINGLE FAMILY RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **WILLIAM C. DOYLE**.

MICHAEL T. McKEEVER, Esquire

EDWARD J. DONNELLY, Sheriff

Sheriff's Office, Doylestown, PA

DOCKET #2015-02960

ALL THAT CERTAIN lot or piece of ground situate in **MIDDLETOWN TOWNSHIP**, County of Bucks, and Commonwealth of Pennsylvania.

TAX PARCEL #22-061-243.

PROPERTY ADDRESS: 32 Cable Road, Middletown Township, PA 19057.

IMPROVEMENTS: RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **DESIREE HICKS**.

ROBERT W. WILLIAMS, Esquire

EDWARD J. DONNELLY, Sheriff

Sheriff's Office, Doylestown, PA

DOCKET #2015-03381

ALL THAT CERTAIN LOT OF LAND SITUATE IN **TOWNSHIP OF MIDDLETOWN**, BUCKS COUNTY, PENNSYLVANIA:

BEING KNOWN AS 27 Rockwood Road, Levittown, PA 19056.

TAX PARCEL #22-54-160.

PROPERTY ADDRESS: 27 Rockwood Road, Levittown, PA 19056.

IMPROVEMENTS: RESIDENTIAL HOUSE DWELLING.

SOLD AS THE PROPERTY OF: **EARL J. OFFENBACK ALSO KNOWN AS EARL J. OFFENBACK, JR., MEG A. OFFENBACK ALSO KNOWN AS MEG A. SCHAEFER OFFENBACK**.

MARK J. UDREN, Esquire

EDWARD J. DONNELLY, Sheriff

Sheriff's Office, Doylestown, PA

DOCKET #2015-05956

Wilmington Savings Fund Society, FSB d/b/a Christiana Trust Not in Its Individual Capacity But Solely as Trustee for Winstead

Funding Trust 2015-1 v. James W. Wetzel owner(s) of property situate in the BUCKS County, **MIDDLETOWN TOWNSHIP**, Commonwealth of Pennsylvania, being 288 Colonial Drive, Langhorne, PA 19047-2620.

TAX PARCEL #22-013-381.

PROPERTY ADDRESS: 288 Colonial Drive, Langhorne, PA 19047-2620.

JUDGMENT AMOUNT: \$209,724.37.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **JAMES W. WETZEL**.

PHELAN HALLINAN DIAMOND & JONES

EDWARD J. DONNELLY, Sheriff

Sheriff's Office, Doylestown, PA

DOCKET #2015-06180

ALL THE RIGHT, TITLE, INTEREST AND CLAIMS OF ANNE S. KUSNIRIK OF, IN AND TO THE FOLLOWING DESCRIBED PROPERTY:

ALL THAT CERTAIN PROPERTY SITUATE IN THE **TOWNSHIP OF MIDDLETOWN**, BUCKS COUNTY, PENNSYLVANIA, BEING MORE FULLY DESCRIBED AT DBV 4338, PG 1098.

HAVING ERRECTED THEREON A DWELLING KNOWN AS 721 SPARROW LANE, LANGHORNE, PA 19047.

TAX PARCEL #22-020-193-003-0A2.

PROPERTY ADDRESS: 721 Sparrow Lane, Langhorne, PA 19047.

IMPROVEMENTS: RESIDENTIAL CONDO WITH 2 BEDROOMS, 1 BATHROOM AND ESTIMATED 778 GROUND FLOOR LIVING AREA.

SOLD AS THE PROPERTY OF: **EDWARD C. MONDELLI, EXECUTOR OF THE ESTATE OF ANNE S. KUSNIRIK**.

BRETT A. SOLOMON, Esquire

EDWARD J. DONNELLY, Sheriff

Sheriff's Office, Doylestown, PA

DOCKET #2015-07505

All That Certain situate in **MIDDLETOWN TOWNSHIP** in Bucks County, Commonwealth of Pennsylvania.

TAX PARCEL #22-053-033.

PROPERTY ADDRESS: 2 Silverbell Road, Levittown, Pennsylvania 19056.

IMPROVEMENTS: RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **FRANCES VANDERGRIFT AND JOHN R. FIGUEROA.**

TERRENCE J. McCABE, Esquire
EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

MILFORD TOWNSHIP

DOCKET #2015-01424

ALL THAT CERTAIN LOT OR PIECE OF GROUND, SITUATE IN THE **TOWNSHIP OF MILFORD**, COUNTY OF BUCKS, AND COMMONWEALTH OF PENNSYLVANIA. TAX PARCEL #23-010-005-005.

PROPERTY ADDRESS: 1860 Kumry Road, Quakertown, PA 18951.

IMPROVEMENTS: RESIDENTIAL REAL ESTATE.

SOLD AS THE PROPERTY OF: **DAVID T. LYON, LORI S. LYON.**

ANDREW J. MARLEY, Esquire
EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2015-06158

ALL THAT CERTAIN Unit designated as unit 701, in the property known, named indemnified as Willow Stream Condominium, located in Milford Condominium, located in **MILFORD TOWNSHIP**, Bucks County, Pennsylvania as designated in the Declaration of Condominium and By-Laws of Willow Stream Condominium, dated 1/25/1993 and recorded in the Recorder of Deeds Office of Bucks County on 1/26/1993 in Land Record Book 606, page 1075 and plats and plan dated 12/28/1992 and recorded 1/26/1993 in Plan Book 269, page 62 A, B, C, D, and last amended by 12th Amendment recorded in Land Record Book 1733 page 1537 and re-recorded in Land record Book 1916 page 2012.

TAX PARCEL #23-022-044-701.

PROPERTY ADDRESS: 701 Eaton Court, Quakertown, PA 18951.

IMPROVEMENTS: A RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **GEORGE G. WORDEN a/k/a GEORGE GIL WORDEN.**

SARAH K. McCAFFERY, Esquire
EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2015-07728

Federal National Mortgage Association ("Fannie Mae"), A Corporation Organized and Existing Under The Laws of The United States of America v. Robert J. Schniers a/k/a Robert Schniers, Deanna L. Schniers a/k/a Deanna Schniers owner(s) of property situate in the **MILFORD TOWNSHIP**, BUCKS County, Pennsylvania, being 1860 Franklin Way, Quakertown, PA 18951-2059.

TAX PARCEL #23-007-166-007.

PROPERTY ADDRESS: 1860 Franklin Way, Quakertown, PA 18951-2059.

JUDGMENT AMOUNT: \$303,052.48.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **ROBERT J. SCHNIERS a/k/a ROBERT SCHNIERS, DEANNA L. SCHNIERS a/k/a DEANNA SCHNIERS.**

PHELAN HALLINAN

EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2015-08084

ALL THAT CERTAIN message and tract of land situate in the **TOWNSHIP OF MILFORD**, County of Bucks, Pennsylvania.

TAX PARCEL #23-005-040.

PROPERTY ADDRESS: 2650 Keiser Road, Quakertown, PA 18951.

IMPROVEMENTS: SINGLE-FAMILY FOUR-BEDROOM 1.5 BATH FRAME AND STONE FARMHOUSE ON 27 ACRES WITH A BARN AND CARRIAGE HOUSE.

SOLD AS THE PROPERTY OF: **ANTHONY MILAS.**

DON F. MARSHALL, Esquire
EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

MORRISVILLE BOROUGH

DOCKET #2013-01157

ALL that certain parcel of land lying and being situate in the **BOROUGH OF MORRISVILLE**, County of Bucks, and Commonwealth of Pennsylvania, bounded and described as follows:

BEING more fully described in a Deed dated December 30, 2008, among the land records of the County and State set forth above, in Deed Volume 5991, Page 1980.

TAX PARCEL #24-004-434-002.

PROPERTY ADDRESS: 315 Cox Avenue,
Morrisville, PA 19067.

IMPROVEMENTS: SINGLE FAMILY
DWELLING.

SOLD AS THE PROPERTY OF: **TAHNISHA
BLACKWELL.**

JUSTIN F. KOBESKI, Esquire
EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2013-03665

ALL that certain parcel of land lying
and being situate in the **BOROUGH OF
MORRISVILLE**, County of Bucks, and
Commonwealth of Pennsylvania, bounded
and described as follows:

BEING more fully described in a Deed dated
February 27, 2003, among the land records of
the County and State set forth above, in Deed
Volume 3349, Page 1407.

TAX PARCEL #24-009-326.

PROPERTY ADDRESS: 112 Bank Street,
Morrisville, PA 19067.

IMPROVEMENTS: SINGLE FAMILY
DWELLING.

SOLD AS THE PROPERTY OF:
CHRISTINA HARTING.

KIMBERLY A. BONNER, Esquire
EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2014-05780

Newlands Asset Holding Trust Care of U.S.
Bank Trust National Association v. Colin
Coryell, Maria Coryell owner(s) of property
situate in the **MORRISVILLE BOROUGH**,
BUCKS County, Pennsylvania, being 625
Hamilton Boulevard, Morrisville, PA 19067-
2131.

TAX PARCEL #24-002-143.

PROPERTY ADDRESS: 625 Hamilton
Boulevard, Morrisville, PA 19067-2131.

JUDGMENT AMOUNT: \$333,604.99.

IMPROVEMENTS: RESIDENTIAL
PROPERTY.

SOLD AS THE PROPERTY OF: **COLIN
CORYELL, MARIA CORYELL.
PHELAN HALLINAN**

EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2015-05957

Matrix Financial Services Corporation v.
Dustin Burghardt owner(s) of property
situate in the **MORRISVILLE BOROUGH**,

BUCKS County, Commonwealth of
Pennsylvania, being 343 Prospect Avenue,
Morrisville, PA 19067-2223.

TAX PARCEL #24-004-570.

PROPERTY ADDRESS: 343 Prospect
Avenue, Morrisville, PA 19067-2223.

JUDGMENT AMOUNT: \$137,791.50.

IMPROVEMENTS: RESIDENTIAL
PROPERTY.

SOLD AS THE PROPERTY OF: **DUSTIN
BURGHARDT.**

PHELAN HALLINAN

EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2015-06766

ALL THAT CERTAIN LOT OR PIECE OF
GROUND, SITUATE IN TOWNSHIP OF
BOROUGH OF MORRISVILLE, COUNTY
OF BUCKS, AND COMMONWEALTH OF
PENNSYLVANIA.

TAX PARCEL #24-004-368.

PROPERTY ADDRESS: 363 Jefferson
Avenue, Morrisville, PA 19067.

IMPROVEMENTS: RESIDENTIAL REAL
ESTATE.

SOLD AS THE PROPERTY OF: **NICOLE
CATAPANO.**

M. TROY FREEDMAN, Esquire

EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2015-07487

Bank of America, N.A. Successor by Merger
to BAC Home Loans Servicing, L.P. f/k/a
Countrywide Home Loans Servicing, L.P.
v. Robert L. Smith, Bonnie Faith Smith
a/k/a Bonnie Faith South owner(s) of
property situate in the 2nd Ward of the
BOROUGH OF MORRISVILLE, BUCKS
County, Pennsylvania, being 315 Green St.,
Morrisville, PA 19067-1233.

TAX PARCEL #24-012-026.

PROPERTY ADDRESS: 315 Green St.,
Morrisville, PA 19067-1233.

JUDGMENT AMOUNT: \$123,892.98.

IMPROVEMENTS: RESIDENTIAL
PROPERTY.

SOLD AS THE PROPERTY OF: **ROBERT
L. SMITH, BONNIE FAITH SMITH a/k/a
BONNIE FAITH SOUTH.**

PHELAN HALLINAN

EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

NEWTOWN TOWNSHIP

DOCKET #2011-03433

ALL that certain parcel of land lying and being situate in the **TOWNSHIP OF NEWTOWN**, County of Bucks, and Commonwealth of Pennsylvania, bounded and described as follows:

BEING more fully described in a Deed dated February 9, 2000, among the land records of the County and State set forth above, in Deed Volume 1068, Page 1068.

TAX PARCEL #29-044-269.

PROPERTY ADDRESS: 2 Susanna Way, Newtown, PA 18940.

IMPROVEMENTS: SINGLE FAMILY DWELLING.

SOLD AS THE PROPERTY OF: **STEPHEN J. SROBA; BARBARA A. SROBA a/k/a BARBARA SROBA.**

JUSTIN F. KOBESKI, Esquire
EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2012-03808

ALL that certain parcel of land lying and being situate in the **TOWNSHIP OF NEWTOWN**, County of Bucks, and Commonwealth of Pennsylvania, bounded and described as follows:

BEING more fully described in a Deed dated July 29, 2005, among the land records of the County and State set forth above, in Deed Volume 4576, Page 2170.

TAX PARCEL #29-40-182-3-F2.

PROPERTY ADDRESS: 314 Society Place, Newtown, PA 18940.

IMPROVEMENTS: SINGLE FAMILY DWELLING.

SOLD AS THE PROPERTY OF: **SCOTT D. MILLER; JANET B. MILLER; UNITED STATES OF AMERICA.**

JUSTIN F. KOBESKI, Esquire
EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2013-01413

ALL THAT CERTAIN: Lot, piece or parcel of land, with the buildings and improvements thereon erected, situate, lying and being in the **TOWNSHIP OF NEWTOWN**, County of Bucks, Commonwealth of Pennsylvania.

TAX PARCEL #29-22-55.

PROPERTY ADDRESS: 2 Buttonwood Court, Newtown, PA 18940-1529.

IMPROVEMENTS: RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **ANDREW ERRICO a/k/a ANDREW J. ERRICO, SR., CHRISTINE ERRICO a/k/a CHRISTINE U. ERRICO.**

RICHARD M. SQUIRE, Esquire
EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2014-06315

ALL THAT CERTAIN lot or piece of ground with the improvements thereon erected, situate in the **TOWNSHIP OF NEWTOWN**, County of Bucks and State of Pennsylvania.

TAX PARCEL #29-024-006.

PROPERTY ADDRESS: 11 Westwood Court, Newtown, PA 18940.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **JEFFREY GLENN TESCHNER.**

GREGORY JAVARDIAN, Esquire
EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

NOCKAMIXON TOWNSHIP

DOCKET #2014-08885

ALL THAT CERTAIN LORD OR TRACT OF LAND, SITUATE IN THE **TOWNSHIP OF NOCKAMIXON**, COUNTY OF BUCKS, AND STATE OF PENNSYLVANIA, KNOWN AS 431 LAKE WARREN ROAD AND BOUNDED AND DESCRIBED ACCORDING TO A SURVEY THEREOF, MADE ON NOVEMBER 4, 1964 BY ROBERT D. COOPER, REGISTERED SURVEYOR OF OTTSVILLE, PA.

CONTAINING ONE AND FIVE HUNDRED EIGHT-THOUSAND ACRES (1.508 AC.) OF LAND, MORE OR LESS.

TAX PARCEL #30-013-057-002.

PROPERTY ADDRESS: 431 Lake Warren Road, Upper Black Eddy, PA 18972.

IMPROVEMENTS: A RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **SHERRY L. CAMPBELL.**

ALICIA M. SANDOVAL, Esquire
EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

NORTHAMPTON TOWNSHIP

DOCKET #2011-03178

All That Certain situate in the **TOWNSHIP OF NORTHAMPTON** in Bucks County, Commonwealth of Pennsylvania.

TAX PARCEL #31-11-222.
 PROPERTY ADDRESS: 512 Golden Gate Drive, Richboro, Pennsylvania 18954.
 IMPROVEMENTS: RESIDENTIAL DWELLING.
 SOLD AS THE PROPERTY OF: **NICHOLAS J. FEOLI AND TINA MARIE FEOLI.**
TERRENCE J. McCABE, Esquire
 EDWARD J. DONNELLY, Sheriff
 Sheriff's Office, Doylestown, PA

DOCKET #2012-05386

CitiMortgage, Inc. v. Joseph P. Stoerger, Mara A. Stoerger owner(s) of property situate in the **TOWNSHIP OF NORTHAMPTON**, BUCKS County, Pennsylvania, being 639 Middle Holland Road, Holland, PA 18966-2820.
 TAX PARCEL #31-037-082.
 PROPERTY ADDRESS: 639 Middle Holland Road, Holland, PA 18966-2820.
 JUDGMENT AMOUNT: \$281,939.16.
 IMPROVEMENTS: RESIDENTIAL PROPERTY.
 SOLD AS THE PROPERTY OF: **JOSEPH P. STOERGER, MARA A. STOERGER. PHELAN HALLINAN**
 EDWARD J. DONNELLY, Sheriff
 Sheriff's Office, Doylestown, PA

DOCKET #2014-07695

ALL that certain parcel of land lying and being situate in the **TOWNSHIP OF NORTHAMPTON**, County of Bucks, and Commonwealth of Pennsylvania, bounded and described as follows:
 BEING more fully described in a Deed dated October 31, 1996, among the land records of the County and State set forth above, in Deed Volume 1317, Page 403.
 TAX PARCEL #31-082-002-001-004.
 PROPERTY ADDRESS: 208 Beacon Hill Drive, Holland, PA 18966.
 IMPROVEMENTS: SINGLE FAMILY DWELLING.
 SOLD AS THE PROPERTY OF: **ROBERT WALLS.**
KIMBERLY A. BONNER, Esquire
 EDWARD J. DONNELLY, Sheriff
 Sheriff's Office, Doylestown, PA

DOCKET #2014-08068

ALL THAT CERTAIN lot or piece of ground SITUATE in the **TOWNSHIP OF NORTHAMPTON**, County of Bucks and Commonwealth of Pennsylvania.

TAX PARCEL #31-054-187.
 PROPERTY ADDRESS: 89 Bruce Drive, Holland, PA 18966.
 IMPROVEMENTS: A SINGLE FAMILY RESIDENTIAL DWELLING.
 SOLD AS THE PROPERTY OF: **DAVID B. AHN a/k/a DAVID AHN, JENNIFER H. AHN a/k/a JENNIFER AHN.**
MICHAEL T. McKEEVER, Esquire
 EDWARD J. DONNELLY, Sheriff
 Sheriff's Office, Doylestown, PA

DOCKET #2015-01707

ALL THAT CERTAIN LOT OR PIECE OF GROUND, SITUATE IN THE **TOWNSHIP OF NORTHAMPTON**, COUNTY OF BUCKS, AND COMMONWEALTH OF PENNSYLVANIA.
 TAX PARCEL #31-037-065.
 PROPERTY ADDRESS: 123 Fawn Drive, Southampton, PA 18966.
 IMPROVEMENTS: RESIDENTIAL REAL ESTATE.
 SOLD AS THE PROPERTY OF: **MICHAEL F. GIELLO, ROSALIE S. GIELLO, THE UNITED STATES OF AMERICA.**
JESSICA N. MANIS, Esquire
 EDWARD J. DONNELLY, Sheriff
 Sheriff's Office, Doylestown, PA

DOCKET #2015-07396

Wells Fargo Bank, N.A. v. Marina Bashkevich a/k/a Marina K. Matkivskiy a/k/a Marina Zilinskas owner(s) of property situate in the **NORTHAMPTON TOWNSHIP**, BUCKS County, Pennsylvania, being 5 Plumly Way, Holland, PA 18966-2663.
 TAX PARCEL #31-036-288.
 PROPERTY ADDRESS: 5 Plumly Way, Holland, PA 18966-2663.
 JUDGMENT AMOUNT: \$165,797.35.
 IMPROVEMENTS: RESIDENTIAL PROPERTY.
 SOLD AS THE PROPERTY OF: **MARINA BASHKEVICH a/k/a MARINA K. MATKIVSKIY a/k/a MARINA ZILINSKAS.**
PHELAN HALLINAN
 EDWARD J. DONNELLY, Sheriff
 Sheriff's Office, Doylestown, PA

PENNDel BOROUGH

DOCKET #2011-01860

ALL that certain parcel of land lying and being situate in the **BOROUGH OF PENNDEL**,

County of Bucks, and Commonwealth of Pennsylvania, bounded and described as follows:

BEING more fully described in a Deed dated November 21, 2003, among the land records of the County and State set forth above, in Deed Volume 3737, Page 1115.

TAX PARCEL #32-003-207.

PROPERTY ADDRESS: 141 Crescent Avenue, Langhorne, PA 19047.

IMPROVEMENTS: SINGLE FAMILY DWELLING.

SOLD AS THE PROPERTY OF: **JAMES F. MOODY a/k/a JAMES MOODY; SHARON MOODY.**

JUSTIN F. KOBESKI, Esquire
EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2015-00274

PREMISES "A"

ALL THAT CERTAIN lot or piece of land Situate in the **BOROUGH OF PENNDEL** (formerly South Langhorne Borough), Bucks County, Commonwealth of Pennsylvania.

PREMISES "B"

ALL THAT CERTAIN lot of land on the South side of Woodland Avenue being part of Lot No. 152 Joyce Farm #1, Situate in the Borough of Pennel, Bucks County and Commonwealth of Pennsylvania.

TAX PARCEL #32-003-259.

PROPERTY ADDRESS: 357 West Woodland Avenue, Pennel, PA 19047.

IMPROVEMENTS: A SINGLE FAMILY RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **DONNA HAZLETT, ROBERT L. SULLIVAN.**

MICHAEL T. McKEEVER, Esquire
EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

QUAKERTOWN BOROUGH

DOCKET #2013-10131

ALL that certain parcel of land lying and being situate in the **BOROUGH OF QUAKERTOWN**, County of Bucks, and Commonwealth of Pennsylvania, bounded and described as follows:

BEING more fully described in a Deed dated August 13, 1998, among the land records of the County and State set forth above, in Deed Volume 1652, Page 2335.

TAX PARCEL #35-009-198.

PROPERTY ADDRESS: 418 Erie Avenue, Quakertown, PA 18951.

IMPROVEMENTS: SINGLE FAMILY DWELLING.

SOLD AS THE PROPERTY OF: **KAREN L. CASSEL.**

JUSTIN F. KOBESKI, Esquire
EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2014-00492

All That Certain situate in the **BOROUGH OF QUAKERTOWN** in Bucks County, Commonwealth of Pennsylvania.

TAX PARCEL #35-8-401.

PROPERTY ADDRESS: 142 North Hellertown Avenue, Quakertown, Pennsylvania 18951.

IMPROVEMENTS: RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **WENDY J. ASHBY, ESQUIRE, ADMINISTRATRIX OF THE ESTATE OF MARGARET M. YEAKEL, DECEASED MORTGAGOR AND REAL OWNER.**

TERRENCE J. McCABE, Esquire
EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2014-04295

Wells Fargo Bank, N.A. s/b/m to Wells Fargo Home Mortgage, Inc. v. Susan B. Womer a/k/a Susan Womer, Roger D. Womer a/k/a Roger Womer owner(s) of property situate in the **QUAKERTOWN BOROUGH, BUCKS County, Pennsylvania**, being 116 South 3rd Street, Quakertown, PA 18951-1611.

TAX PARCEL #35-008-051.

PROPERTY ADDRESS: 116 South 3rd Street, Quakertown, PA 18951-1611.

JUDGMENT AMOUNT: \$144,294.23.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **SUSAN B. WOMER a/k/a SUSAN WOMER, ROGER D. WOMER a/k/a ROGER WOMER.**

PHELAN HALLINAN

EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2015-05240

ALL THAT CERTAIN messuage and lot or land situate on the North side of Park Avenue, formerly Straw Street, in the 2nd Ward of the

BOROUGH OF QUAKERTOWN, Bucks County, Pennsylvania.

TAX PARCEL #35-8-122.

PROPERTY ADDRESS: 129 Park Avenue, Quakertown, PA 18951.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **SANTOS E. PINEDA, ROSA E. PINEDA.**

POWERS, KIRN & ASSOCIATES

EDWARD J. DONNELLY, Sheriff

Sheriff's Office, Doylestown, PA

DOCKET #2015-06471

ALL THAT CERTAIN LOT OF LAND SITUATE IN FOURTH WARD OF THE **BOROUGH OF QUAKERTOWN**, BUCKS COUNTY, PENNSYLVANIA:

BEING KNOWN AS 616 West Broad Street, Quakertown, PA 18951.

TAX PARCEL #35-005-161.

PROPERTY ADDRESS: 616 West Broad Street, Quakertown, PA 18951.

IMPROVEMENTS: RESIDENTIAL HOUSE DWELLING.

SOLD AS THE PROPERTY OF: **ARLENE V. PLOUCHER.**

MARK J. UDREN, Esquire

EDWARD J. DONNELLY, Sheriff

Sheriff's Office, Doylestown, PA

DOCKET #2015-08042

ALL THAT CERTAIN LOT OF LAND SITUATE IN **BOROUGH OF QUAKERTOWN**, BUCKS COUNTY, PENNSYLVANIA:

BEING KNOWN AS: 12 Dewsbury Lane, Quakertown, PA 18951.

TAX PARCEL #35 001 157.

PROPERTY ADDRESS: 12 Dewsbury Lane, Quakertown, PA 18951.

IMPROVEMENTS: RESIDENTIAL HOUSE DWELLING.

SOLD AS THE PROPERTY OF: **FELICIA LYNN GEHMAN, JOSHUA R. PENNYPACKER.**

MARK J. UDREN, Esquire

EDWARD J. DONNELLY, Sheriff

Sheriff's Office, Doylestown, PA

RICHLANDTOWN BOROUGH

DOCKET #2014-03705

Bank of America, N.A., as Successor by Merger to BAC Home Loans Servicing, LP

f/k/a Countrywide Home Loans Servicing, LP v. Daniel L. Frey a/k/a Daniel Lee Frey, Rachel Frey a/k/a Rachel Marie Frey owner(s) of property situate in the **RICHLANDTOWN BOROUGH**, BUCKS County, Pennsylvania, being 8 Cherry Street, Richlandtown, PA 18955.

TAX PARCEL #37-003-023.

PROPERTY ADDRESS: 8 Cherry Street, Richlandtown, PA 18955.

JUDGMENT AMOUNT: \$238,916.80.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **DANIEL L. FREY a/k/a DANIEL LEE FREY, RACHEL FREY a/k/a RACHEL MARIE FREY.**

PHELAN HALLINAN

EDWARD J. DONNELLY, Sheriff

Sheriff's Office, Doylestown, PA

SELLERSVILLE BOROUGH

DOCKET #2013-09938

ALL that certain parcel of land lying and being situate in the **BOROUGH OF SELLERSVILLE**, County of Bucks, and Commonwealth of Pennsylvania, bounded and described as follows:

BEING more fully described in a Deed dated July 13, 2010, among the land records of the County and State set forth above, in Deed Volume 6472, Page 1558.

TAX PARCEL #39-008-440.

PROPERTY ADDRESS: 511 Chadwyck Circle, Sellersville, PA 18960.

IMPROVEMENTS: SINGLE FAMILY DWELLING.

SOLD AS THE PROPERTY OF: **NATHAN SMEAL, SAMANTHA KOPELOW.**

KIMBERLY A. BONNER, Esquire

EDWARD J. DONNELLY, Sheriff

Sheriff's Office, Doylestown, PA

DOCKET #2015-01577

Wells Fargo Bank, NA v. Keith W. Feusner, Meghan M. Feusner owner(s) of property situate in the **SELLERSVILLE BOROUGH**, BUCKS County, Pennsylvania, being 243 Grove Circle, Sellersville, PA 18960-1563.

TAX PARCEL #39-002-009-068.

PROPERTY ADDRESS: 243 Grove Circle, Sellersville, PA 18960-1563.

JUDGMENT AMOUNT: \$205,112.78.

IMPROVEMENTS: RESIDENTIAL
PROPERTY.

SOLD AS THE PROPERTY OF: **KEITH W. FEUSNER, MEGHAN M. FEUSNER, PHELAN HALLINAN**

EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

SOLEBURY TOWNSHIP

DOCKET #2010-12838

ALL that certain parcel of land lying and being situate in the **TOWNSHIP OF SOLEBURY**, County of Bucks, and Commonwealth of Pennsylvania, bounded and described as follows:

BEING more fully described in a Deed dated October 31, 2006, among the land records of the County and State set forth above, in Deed Volume 5204, Page 1399.

TAX PARCEL #41-008-012.

PROPERTY ADDRESS: 5978 Honey Hollow Road, Solebury, PA 18963.

IMPROVEMENTS: SINGLE FAMILY DWELLING.

SOLD AS THE PROPERTY OF: **HOPE TASSIE DERBIN.**

JUSTIN F. KOBESKI, Esquire
EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2014-01462

ALL THAT CERTAIN property situated in the **TOWNSHIP OF SOLEBURY**, County of Bucks and Commonwealth of Pennsylvania, described as follows: Lot 143. BEING more fully described in a Deed dated November 21, 2003, among the land records of the County and State set forth above, in Deed Book Volume 3740, Page 2358.

TAX PARCEL #41-023-023.

PROPERTY ADDRESS: 720 Fox Tail Court, New Hope, Pennsylvania 18938.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **FRANK GAUDIOSO AND CATHY L. GAUDIOSO.**

KATHRYN L. MASON, Esquire
EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2015-08491

ALL THAT CERTAIN lot or piece of land with the buildings and improvements thereon erected, hereditaments and appurtenances,

SITUATE in the **TOWNSHIP OF SOLEBURY**, County of Bucks and State of Pennsylvania, designated as Lot No. 1 on Final Subdivision Plan of Seidman Tract, made by Surveying Services Inc., Doylestown, Pennsylvania, dated 9/6/1983, and recorded in the Office of the Recorder of Deeds &c, in and for the County of Bucks, at Doylestown, Pennsylvania, on 10/20/1983, in Plan Book 219 Page 86, bounded and described as follows, to wit:

TAX PARCEL #41-8-13-3.

PROPERTY ADDRESS: 6054 Honey Hollow Road, Doylestown, PA 18902.

IMPROVEMENTS: A RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **HARRY A. DEBARI AND NANCY K. HOM.**

SARAH K. McCAFFERY, Esquire
EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

SPRINGFIELD TOWNSHIP

DOCKET #2014-08148

ALL THAT CERTAIN tract of land situate in the **TOWNSHIP OF SPRINGFIELD**, County of Bucks and Commonwealth of Pennsylvania.

TAX PARCEL #42-017-071.

PROPERTY ADDRESS: 3024 Funks Mill Road, Springfield Township, Pennsylvania.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **KATHY BAIER.**

DIANE M. BOEHRET, Esquire
EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2015-06320

U.S. Bank National Association, as Trustee, Successor in Interest to Wachovia Bank, National Association, as Trustee for Gsmgs Mortgage Loan Trust 2004-3 v. Joseph L. Bishop, Dorothy I. Bishop owner(s) of property situate in the **SPRINGFIELD TOWNSHIP**, BUCKS County, Commonwealth of Pennsylvania, being 1111-1113 Nemeth Road a/k/a 1111 Nemeth Road, Coopersburg, PA 18036-9642.

TAX PARCEL #42-005-057-002.

PROPERTY ADDRESS: 1111-1113 Nemeth Road a/k/a 1111 Nemeth Road, Coopersburg, PA 18036-9642.

JUDGMENT AMOUNT: \$75,826.32.
 IMPROVEMENTS: RESIDENTIAL
 PROPERTY.
 SOLD AS THE PROPERTY OF: **JOSEPH L.
 BISHOP, DOROTHY I. BISHOP.
 PHELAN HALLINAN**
 EDWARD J. DONNELLY, Sheriff
 Sheriff's Office, Doylestown, PA

DOCKET #2015-07972

Wells Fargo Bank, N.A. v. Matthew T. Schultz
 a/k/a Matthew Schultz, Stacey B. Zaremba
 a/k/a Stacey Beth Zaremba a/k/a Stacey
 Zaremba owner(s) of property situate in the
SPRINGFIELD TOWNSHIP, BUCKS
 County, Pennsylvania, being 1420 Reed Lane,
 Kintnersville, PA 18930-9530.
 TAX PARCEL #42-021-133.
 PROPERTY ADDRESS: 1420 Reed Lane,
 Kintnersville, PA 18930-9530.
 JUDGMENT AMOUNT: \$355,143.33.
 IMPROVEMENTS: RESIDENTIAL
 PROPERTY.
 SOLD AS THE PROPERTY OF: **MATTHEW
 T. SCHULTZ a/k/a MATTHEW
 SCHULTZ, STACEY B. ZAREMBA a/k/a
 STACEY BETH ZAREMBA a/k/a STACEY
 ZAREMBA.**
PHELAN HALLINAN
 EDWARD J. DONNELLY, Sheriff
 Sheriff's Office, Doylestown, PA

TRUMBAUERSVILLE BOROUGH

DOCKET #2015-04250

ALL THAT CERTAIN lot or piece of ground,
 with the buildings and improvements thereon
 erected, situate in the **BOROUGH OF
 TRUMBAUERSVILLE**, County of Bucks
 and Commonwealth of Pennsylvania.
 TAX PARCEL #45-003-062-022.
 PROPERTY ADDRESS: 103 Chestnut Drive,
 Quakertown, PA 18951.
 IMPROVEMENTS: A SINGLE FAMILY
 RESIDENTIAL DWELLING.
 SOLD AS THE PROPERTY OF: **AIMEE C.
 PATTISON, TIMOTHY J. PATTISON.
 MICHAEL T. McKEEVER**, Esquire
 EDWARD J. DONNELLY, Sheriff
 Sheriff's Office, Doylestown, PA

UPPER MAKEFIELD TOWNSHIP

DOCKET #2014-03435

ALL THAT CERTAIN lot or piece of
 ground, situate in the **TOWNSHIP OF**

UPPER MAKEFIELD, County of Bucks,
 PA, described according to a Revised Major
 Subdivision Plan made for Bowman's
 Tower Farm, II prepared by All County Inc.,
 Engineers, Planners and Land Surveyors,
 Washington Crossing, PA, dated 08/01/1990
 and last revised 06/05/1995, recorded in
 Bucks County in Plan Book 282 page 51 more
 fully described as follows:

TAX PARCEL #47-007-021-017.

PROPERTY ADDRESS: 27 Brooks Bend
 Drive, New Hope, PA 18938.

IMPROVEMENTS: A RESIDENTIAL
 DWELLING.

SOLD AS THE PROPERTY OF: **DONNA
 M. MASSO AND VINCENT MASSO a/k/a
 VINCENT A. MASSO.**

SARAH K. McCAFFERY, Esquire
 EDWARD J. DONNELLY, Sheriff
 Sheriff's Office, Doylestown, PA

WARMINSTER TOWNSHIP

DOCKET #2012-10592

ALL THAT CERTAIN LOT OR PIECE OF
 GROUND, SITUATE IN **WARMINSTER
 TOWNSHIP**, COUNTY OF BUCKS, AND
 COMMONWEALTH OF PENNSYLVANIA.
 TAX PARCEL #49-037-102.

PROPERTY ADDRESS: 1297 Irma Road,
 Warminster, PA 18974.

IMPROVEMENTS: RESIDENTIAL REAL
 ESTATE.

SOLD AS THE PROPERTY OF: **HARRY J.
 KEYSER, KATHLEEN KEYSER.**

JESSICA N. MANIS, Esquire
 EDWARD J. DONNELLY, Sheriff
 Sheriff's Office, Doylestown, PA

DOCKET #2013-01158

ALL THAT CERTAIN LOT OF LAND
 SITUATE IN **WARMINSTER TOWNSHIP**,
 BUCKS COUNTY, PENNSYLVANIA:
 BEING KNOWN AS 770 Parmentier Road,
 Warminster, PA 18974.

TAX PARCEL #49-31-120.

PROPERTY ADDRESS: 770 Parmentier
 Road, Warminster, PA 18974.

IMPROVEMENTS: RESIDENTIAL HOUSE
 DWELLING.

SOLD AS THE PROPERTY OF: **BEHZAD
 BEHPOUR, GOLNAR SHAYEGAN.**

MARK J. UDREN, Esquire
 EDWARD J. DONNELLY, Sheriff
 Sheriff's Office, Doylestown, PA

DOCKET #2015-05983

ALL THAT CERTAIN LOT OR PARCEL OF GROUND SITUATE IN **WARMINSTER TOWNSHIP**, BUCKS COUNTY, COMMONWEALTH OF PENNSYLVANIA, KNOWN AS LOT #2 ACCORDING TO CERTAIN SURVEY "PLAN OF SUBDIVISION OF LANDS OF ALEXANDER A. CALCZON, CHRISTOPHER T. KULPINSKI, LADISLAW S. KULPINSKI", MADE BY EDMUND A. CHADROW, JR., DATED MARCH 7, 1973 AND RECORDED AT DOYLESTOWN, BUCKS COUNTY IN PLAN BOOK 108, PAGE 40.
TAX PARCEL #49-018-035.

PROPERTY ADDRESS: 90 N. York Road, Warminster, PA 18974.

IMPROVEMENTS: COMMERCIAL PROPERTY.

SOLD AS THE PROPERTY OF: **SANG UK LEE AND YONG CHA LEE.**

LEONA MOGAVERO, Esquire
EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2015-07544-0

All That Certain situate in **WARMINSTER TOWNSHIP** in Bucks County, Commonwealth of Pennsylvania.

TAX PARCEL #49-018-136.

PROPERTY ADDRESS: 360 Cedar Street, Warminster Township, Pennsylvania 18974.

IMPROVEMENTS: RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **CATHERINE P. SERRAO.**

TERRENCE J. McCABE, Esquire
EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

WARRINGTON TOWNSHIP

DOCKET #2014-00405

ALL THAT CERTAIN LOT OR PIECE OF GROUND WITH THE BUILDINGS AND IMPROVEMENTS THEREON ERECTED. **WARRINGTON TWP.**

TAX PARCEL #50-052-166.

PROPERTY ADDRESS: 1049 Buggy Whip Drive, Warrington, PA 18976.

IMPROVEMENTS: A RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **JOSEPH PINTO AND JENINE PINTO AND UNITED STATES OF AMERICA.**

SARAH K. McCAFFERY, Esquire
EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2015-02102

ALL THAT CERTAIN lot or piece of ground, situate in **WARRINGTON TOWNSHIP**, Bucks County, Pennsylvania, described according to a certain plan thereof known as final plan of section number 1 of "The Fairways" made for Meade Construction Co. Inc., made by Harris, Henry and Potter, Inc., consulting engineers dated September 24, 1964 and revised October 11, 1965 said plan being recorded in the office of the Recorder of Deeds for Bucks County at Doylestown, Pennsylvania in plan book 32, page 6-A.
BEING KNOWN AS Lot No. 43 as shown on the above mentioned plan.

BEING KNOWN AS 2384 Greensward Road N a/k/a 2384 Greensward North, Warrington, PA 18976.

TAX PARCEL #50-024-063.

PROPERTY ADDRESS: 2384 Greensward Road N a/k/a 2384 Greensward North, Warrington, PA 18976.

IMPROVEMENTS: RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **VICTOR INNAMORATO.**

STEPHEN M. HLADIK, Esquire
EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2015-06982

ALL the right, title, interest and claim of Frank Pileggi and Julie D. Pileggi, husband and wife of, in and to:

MUNICIPALITY: **WARRINGTON TOWNSHIP.**

TAX PARCEL #50-060-141-222.

PROPERTY ADDRESS: 215 Fulgens Court, Warrington, PA 18976.

LOT SIZE: 1557 square feet.

IMPROVEMENTS: SINGLE-FAMILY TOWNHOME/CONDO.

SOLD AS THE PROPERTY OF: **FRANK PILEGGI AND JULIE D. PILEGGI, H/W.**

WILLIAM T. DUDECK, Esquire
EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

WARWICK TOWNSHIP

DOCKET #2007-04921

Hsbc Bank USA, National Association for The Benefit of Ace Securities Corp. Home Equity Loan Trust, Series 2006-NC3, Asset Backed Pass-Through Certificates v. Richard Barone, Donna Barone a/k/a Donna L. Barone a/k/a Donna L. Evans owner(s) of property situate in the **WARWICK TOWNSHIP**, BUCKS County, Pennsylvania, being 986 Gates Place, Warminster, PA 18974-1131.

TAX PARCEL #51-014-045.

PROPERTY ADDRESS: 986 Gates Place, Warminster, PA 18974-1131.

JUDGMENT AMOUNT: \$335,697.55.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **RICHARD BARONE, DONNA BARONE a/k/a DONNA L. BARONE a/k/a DONNA L. EVANS.**

PHELAN HALLINAN

EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2009-13604

Hsbc Bank USA, National Association as Trustee for Wells Fargo Asset Securities Corporation, Mortgage Asset-Backed Pass-Through Certificates Series 2007-PA1 v. Kimberly Brown, Richard Brown owner(s) of property situate in the **TOWNSHIP OF WARWICK**, BUCKS County, Pennsylvania, being 1748 Lafayette Drive, Jamison, PA 18929-1673.

TAX PARCEL #51-005-042.

PROPERTY ADDRESS: 1748 Lafayette Drive, Jamison, PA 18929-1673.

JUDGMENT AMOUNT: \$731,191.13.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **KIMBERLY BROWN, RICHARD BROWN.**

PHELAN HALLINAN

EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2012-05908

ALL that certain parcel of land lying and being situate in the **TOWNSHIP OF WARWICK**, County of Bucks, and Commonwealth of Pennsylvania, bounded and described as follows:

BEING more fully described in a Deed dated April 28, 2004, among the land records of the County and State set forth above, in Deed Volume 3958, Page 467.

TAX PARCEL #51-003-101.

PROPERTY ADDRESS: 1483 Meetinghouse Road, Warminster, PA 18974.

IMPROVEMENTS: SINGLE FAMILY DWELLING.

SOLD AS THE PROPERTY OF: **CHAD ROUSE a/k/a CHAD M. ROUSE; MICHEALE A. GORMAN.**

JUSTIN F. KOBESKI, Esquire
EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2015-04084

JPMorgan Chase Bank, National Association v. Anthony L. Megas, Lisa A. Megas owner(s) of property situate in the **WARWICK TOWNSHIP**, BUCKS County, Commonwealth of Pennsylvania, being 208 Monarch Court, Warwick, PA 18974-6107.

TAX PARCEL #51-014-533-294.

PROPERTY ADDRESS: 208 Monarch Court, Warwick, PA 18974-6107.

JUDGMENT AMOUNT: \$203,597.60.

IMPROVEMENTS: CONDOMINIUM.

SOLD AS THE PROPERTY OF: **ANTHONY L. MEGAS, LISA A. MEGAS.**

PHELAN HALLINAN DIAMOND & JONES

EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

WEST ROCKHILL TOWNSHIP

DOCKET #2012-04486

ALL that certain parcel of land lying and being situate in the **TOWNSHIP OF WEST ROCKHILL**, County of Bucks, and Commonwealth of Pennsylvania, bounded and described as follows:

BEING more fully described in a Deed dated July 15, 2009, among the land records of the County and State set forth above, in Deed Volume 6184, Page 692.

TAX PARCEL #52-010-195.

PROPERTY ADDRESS: 2800 Clymer Avenue, Telford, PA 18969.

IMPROVEMENTS: SINGLE FAMILY DWELLING.

SOLD AS THE PROPERTY OF: **SEAN J. CICCONE, JODY E. ROSENBERGER.**

KIMBERLY A. BONNER, Esquire
EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

WRIGHTSTOWN TOWNSHIP

DOCKET #2010-11372

ALL THAT CERTAIN lot or piece of ground being all of Lot No. 90 in the development known as "Wrenwood" in the **TOWNSHIP OF WRIGHTSTOWN**, County of Bucks and Commonwealth of Pennsylvania.

TAX PARCEL #53-018-016.

PROPERTY ADDRESS: 206 Wrenwood Way, Newtown, PA 18940.

IMPROVEMENTS: A SINGLE FAMILY RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **JUNE E. SCHRADER, STUART K. ZUMPF.**

MICHAEL T. McKEEVER, Esquire
EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2010-11959

ALL that certain parcel of land lying and being situate in the **TOWNSHIP OF WRIGHTSTOWN**, County of Bucks, and Commonwealth of Pennsylvania, bounded and described as follows:

BEING more fully described in a Deed dated October 30, 1998, among the land records of the County and State set forth above, in Deed Volume 1714, Page 0150.

TAX PARCEL #53-001-068.

PROPERTY ADDRESS: 912 Mill Creek Road, Wrightstown, PA 18956.

IMPROVEMENTS: SINGLE FAMILY DWELLING.

SOLD AS THE PROPERTY OF: **BONNIE TRIPODI.**

JUSTIN F. KOBESKI, Esquire
EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2012-02289

All that certain piece or parcel or Tract of land situate **WRIGHTSTOWN TOWNSHIP**, Bucks County, Pennsylvania, and being known as 457 Durham Road, Newtown, Pennsylvania 18940.

TAX PARCEL #53-012-086.001.

PROPERTY ADDRESS: 457 Durham Road, Newtown, Pennsylvania 18940.

REAL DEBT: \$328,327.30.

IMPROVEMENTS: RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **UNITED STATES OF AMERICA c/o UNITED STATES ATTORNEY FOR THE EASTERN DISTRICT OF PENNSYLVANIA AND EDWARD J. SHEPPARD.**

TERRENCE J. McCABE, Esquire
EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

TO ALL PARTIES IN INTEREST AND CLAIMANTS: A schedule of distribution will be filed by the Sheriff within 30 days of date of sale and the distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten days thereafter.

The above properties are to be sold by **EDWARD J. DONNELLY**, Sheriff, Doylestown, Pennsylvania.

Apr. 21, 28; May 5

Change of Name

IN THE COURT OF COMMON
PLEAS OF BUCKS COUNTY
CIVIL ACTION – LAW
NO. 2016-01659

NOTICE IS HEREBY GIVEN THAT the Petition for the Change of Name has been filed in the above named Court, praying for a Decree to change the name(s) of **KEVIN MICHAEL McCARTHY** to **RACHEL LYNN McCARTHY**.

The Court has fixed the 3rd day of June, 2016 at 9:30 a.m. in Courtroom No. 420, Bucks County Justice Center, 100 North Main Street, Doylestown, Pennsylvania, as the time and place for the hearing of said Petitioner, 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.

Apr. 21

IN THE COURT OF COMMON
PLEAS OF BUCKS COUNTY
CIVIL ACTION – LAW
NO. 2016-01027

NOTICE IS HEREBY GIVEN THAT the Petition for the Change of Name has been filed in the above named Court, praying for a Decree to change the name(s) of **KADENCE OKEEFE** to **KADENCE GARRANO**.

The Court has fixed the 3rd day of June, 2016 at 9:30 a.m. in Courtroom No. 420,

Bucks County Justice Center, 100 North Main Street, Doylestown, Pennsylvania, as the time and place for the hearing of said Petitioner, 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.

Apr. 21

IN THE COURT OF COMMON
PLEAS OF BUCKS COUNTY
CIVIL ACTION – LAW
NO. 2016-01078

NOTICE IS HEREBY GIVEN THAT the Petition for the Change of Name has been filed in the above named Court, praying for a Decree to change the name(s) of **ROBERT JOSEPH TAKAI PEARSON** to **ROBERT TAKAI KLETZING**.

The Court has fixed the 3rd day of June, 2016 at 9:30 a.m. in Courtroom No. 420, Bucks County Justice Center, 100 North Main Street, Doylestown, Pennsylvania, as the time and place for the hearing of said Petitioner, 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.

Jill M. Vogenberg-Richter, Solicitor
Repko Law, LLC
87 North Broad Street
Suite 2
Doylestown, PA 18901

Apr. 21

IN THE COURT OF COMMON
PLEAS OF BUCKS COUNTY
CIVIL ACTION – LAW
NO. 2016-01314

NOTICE IS HEREBY GIVEN THAT the Petition for the Change of Name has been filed in the above named Court, praying for a Decree to change the name(s) of **KATHRYN ANNE VALLELEY** to **KATHRYN WYLDE**.

The Court has fixed the 3rd day of June, 2016 at 9:30 a.m. in Courtroom No. 420, Bucks County Justice Center, 100 North Main Street, Doylestown, Pennsylvania, as the time and place for the hearing of said Petitioner, 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.

Apr. 21

IN THE COURT OF COMMON
PLEAS OF BUCKS COUNTY
CIVIL ACTION – LAW
NO. 2015-9144

NOTICE IS HEREBY GIVEN THAT the Petition for the Change of Name has been filed in the above named Court, praying for a Decree to change the name(s) of **AMY LEE YATES** to **AMY LEE NAEGELE**.

The Court has fixed the 18th day of May, 2016 at 10:00 a.m. in Courtroom No. 260, Bucks County Justice Center, 100 North Main Street, Doylestown, Pennsylvania, as the time and place for the hearing of said Petitioner, 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.

Apr. 21, 28

Charter Application

NOTICE IS HEREBY GIVEN THAT Articles of Incorporation have been filed with the Department of State of the Commonwealth of Pennsylvania at Harrisburg, Pennsylvania, for the purpose of obtaining a Certificate of Incorporation pursuant to 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.

971 Bristol, Inc. has been incorporated under the provisions of the Pennsylvania Business Corporation Law of 1988, as amended.

Apr. 21

AWL Model RR Club Inc. has been incorporated under the provisions of the Pennsylvania Business Corporation Law of 1988, as amended.

Apr. 21

Fishbiscuit Designs, Inc. has been incorporated under the provisions of the Pennsylvania Business Corporation Law of 1988, as amended.

Apr. 21

Norrels Services, Inc. has been incorporated under the provisions of the

Pennsylvania Business Corporation Law of 1988, as amended.

Apr. 21

PREMIUM PALLETS INC. has been incorporated under the provisions of the Pennsylvania Business Corporation Law of 1988, as amended.

Gregory C. McCarthy, Solicitor
87 North Broad Street
Doylestown, PA 18901

Apr. 21

S and J Kenpo Inc. has been incorporated under the provisions of the Pennsylvania Business Corporation Law of 1988, as amended.

Apr. 21

Charter Application Limited Liability Company

NOTICE IS HEREBY GIVEN THAT a Certificate of Organization has been filed with the Department of State of the Commonwealth of Pennsylvania, pursuant to the provisions of the Pennsylvania Limited Liability Act of 1994 for the following limited liability company:

W & J M Builders LLC has filed a Certificate of Organization under the provisions of the Pennsylvania Limited Liability Company Law of 1994.

Michael F. Bradley, Solicitor
2241 Forest Glen Drive
Warrington, PA 18976

Apr. 21

Charter Application Nonprofit

NOTICE IS HEREBY GIVEN THAT Articles of Incorporation have been filed with the Department of State of the Commonwealth of Pennsylvania at Harrisburg, Pennsylvania, for the purpose of obtaining a Certificate of Incorporation pursuant to the Pennsylvania Nonprofit Corporation Law of 1988, as amended.

The name of the corporation is **HEALTH AFRICA FOUNDATION**.

The Articles of Incorporation (filing date) July 9, 2015.

The purpose or purposes for which it was organized are as follows: We are NON-PROFIT organization operating under provisions of IRS code 501(C). The foundation's main purpose is to solicit donors particularly in medical supplies, in attempt to distribute them to poor and under supported healthcare facilities in the Rep. of Liberia and other developing countries.

Apr. 21

Confirmation of Account

DONALD PETRILLE, JR. ESQUIRE, CLERK of the Orphans' Court Division of the Court of Common Pleas of Bucks County:

HEREBY GIVES NOTICE PURSUANT TO Section 745 of the Probate, Estates and Fiduciaries Code that the following Fiduciaries will present their accounts, theretofore filed with the Clerk of the Orphans' Court Division for Audit and Confirmation pursuant to Sections 3511, 5163, 5533 and 7183 of said Code, at 10:00 A.M. on **May 2, 2016**, in Courtroom #260 on the second floor of the BUCKS COUNTY JUSTICE CENTER, DOYLESTOWN, PA.

ANY PERSON who fails to present his/her claim or make objections in person or by attorney at the audit or confirmation of the account will be barred forever from so doing.

KATHY MacKELVEY GUARDIANSHIP – Wells Fargo Bank, N.A., Guardian of the Property Under Court Order Dated 5/17/2000
DEBORAH A. MORGAN – Andrew J. Cordes, Esquire

DENISE VASS – Stephen J. Vass, Administrator

DONALD PETRILLE, JR., ESQUIRE,
REGISTER OF WILLS
AND CLERK OF THE
ORPHANS' COURT DIVISION
COURT OF COMMON PLEAS
OF BUCKS COUNTY

Apr. 21, 28

Estate Notice

Notice is hereby given that in the estates of the decedents set forth below the Register of Wills has granted letters testamentary or of administration to the person named. All persons having claims or demands against

said estates are requested to make known the same, and all person indebted to said estates are requested to make payment without delay, to the executors or administrators or their attorneys named below.

First Publication

BARCLAY, PAUL J., dec'd.

Late of Bristol Township, Bucks County, PA.

Administrator: **PAUL T. BARCLAY** c/o Marte and Toadvine, 344 South Bellevue Avenue, Langhorne, PA 19047.

Attorney: **TRACY L. CASSEL-BROPHY**, 344 South Bellevue Avenue, Langhorne, PA 19047.

BARWISE, CHARLES J., dec'd.

Late of the Borough of Chalfont, Bucks County, PA.

Administratrix: **MARIANNE LEE BRAGG** c/o Melissa V. Bond, Esquire, 16 N. Franklin St., Ste. 300, P.O. Box 853, Doylestown, PA 18901.

Attorney: **MELISSA V. BOND**, Bond & McCullough, 16 N. Franklin St., Ste. 300, P.O. Box 853, Doylestown, PA 18901.

BERNHARDT, HAROLD F., JR., dec'd.

Late of Northampton Township, Bucks County, PA.

Executors: **FREDERICK S. BERNHARDT**, 5 Brianna Road, Holland, PA 18966 and **CAROL L. MURASKI**, 7 Jericho Mountain Road, Newtown, PA 18940.

Attorney: **THOMAS J. PROFY, III**, Begley, Carlin & Mandio, LLP, 680 Middletown Boulevard, Langhorne, PA 19047-0308.

BOCCHICCHIO, PATRICIA a/k/a

PATRICIA C. BOCCHICCHIO, dec'd.
Late of Warwick Township, Bucks County, PA.

Executor: **ALFRED J. BOCCHICCHIO, II** c/o Highpoint Law Offices, 200 Highpoint Drive, #211, Chalfont, PA 18914.

Attorney: **PETER J. GILBERT**.

BOWDEN, MARY ANNA a/k/a **MARY A. BOWDEN** and **MARY BOWDEN**, dec'd.

Late of Southampton Township, Bucks County, PA.

Executor: **GEORGE J. BOWDEN** 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.

BUCHER, HELEN J. a/k/a **HELEN BUCHER**, dec'd.

Late of the Township of Bensalem, Bucks County, PA.

Executrix: **CHERYL M. ARRISON** c/o Adam S. Bernick, Esquire, 2047 Locust St., Philadelphia, PA 19103.

Attorney: **ADAM S. BERNICK**, Bernick Law Offices, 2047 Locust St., Philadelphia, PA 19103.

CARNILA, CHARLES a/k/a **CHARLES J. CARNILA**, dec'd.

Late of Bensalem, Bucks County, PA.

Executrix: **CATHLENE BRITT**, 4509 Aubrey Ave., Philadelphia, PA 19114.

HACKWORTH, SALLY A., dec'd.

Late of Langhorne, Bucks County, PA.

Executor: **DAVID B. HACKWORTH** c/o Edward T. Rostick and Associates, 104 Lakeside Drive, Southampton, PA 18966.

Attorney: **EDWARD T. ROSTICK**, Edward T. Rostick and Associates, 104 Lakeside Drive, Southampton, PA 18966.

HAGER, KENNETH RAY a/k/a **KEN HAGER**, dec'd.

Late of 5366 Durham Rd., Pipersville, Plumstead Twp., Bucks County, PA.

Executor: **JAMES E. CAMPBELL**, 135 Deerwood Ln., Quakertown, PA 18951.

HARLEY, PATRICIA ANN, dec'd.

Late of Levittown/Bristol Township, Bucks County, PA.

Administrator: **TIMOTHY E. HARLEY**, 2 Grasspond Road, Levittown, PA 19057.

HARVEY, SEAN PATRICK, dec'd.

Late of the Township of Newtown, Bucks County, PA.

Administratrix: **VICTORIA ANNE HARVEY**, 308 Paxton Alley, Newtown, PA 18940.

Attorney: **YVETTE E. TAYLOR-HACHOOSE**, 301 Oxford Valley Rd., Ste. 102A, Yardley, PA 19067.

HEATH, ROSE, dec'd.

Late of Perkasio/Bedminster, Bucks County, PA.

Executrix: **MICHELE HEATH**, 1256 Rte. 113, Perkasio, PA 18944.

HOERMANN, DORIS EDNA a/k/a DORIS E. HOERMANN, dec'd.

Late of Chalfont, New Britain Township, Bucks County, PA.

Executrix: **NANCY A. KRUGER a/k/a NANCY ANN KRUGER**, 104 Britain Woods Cir., Chalfont, PA 18914.

HUTT, HARRY G. a/k/a HARRY HUTT, dec'd.

Late of Bensalem Township, Bucks County, PA.

Co-Administratrices: **CAROLYN M. MONEY**, 3651 East Crown Avenue, Philadelphia, PA 19114 and **DONNA M. DOUGHERTY**, 4210 Lackland Place, Philadelphia, PA 19114.

Attorney: **RENO JOHN CICCOTTA**, Maniaci, Ciccotta & Schweizer, 6720 Frankford Avenue, Philadelphia, PA 19135.

KAUFMAN, SHIRLEY, dec'd.

Late of the Township of Bristol, Bucks County, PA.

Executor: **BART KAUFMAN**, 1708 Prospect Ave., Croydon, PA 19021.

Attorney: **MITCHEL H. SHEINOFF**, 801 Old York Rd., Ste. 313, Jenkintown, PA 19046.

KELLER, LEONARD M., dec'd.

Late of Bucks County, PA.

Executrix: **MINDY M. BROOK**, Esquire, 402 Middletown Blvd., Ste. 206, Langhorne, PA 19047.

Attorney: **MINDY M. BROOK**, 402 Middletown Blvd., Ste. 206, Langhorne, PA 19047.

KROK, CHARLES R. a/k/a CHARLES KROK, JR. and CHARLES KROK, dec'd.

Late of Bensalem Township, Bucks County, PA.

Administratrix: **PAULINE CATHERINE KROK** c/o Richard C. Osterhout, Esquire, 1744 Bridgetown Pike, Feasterville, PA 19053.

Attorney: **RICHARD C. OSTERHOUT**, 1744 Bridgetown Pike, Feasterville, PA 19053.

LYNN, ERIC J. a/k/a ERIC LYNN, dec'd.

Late of Yardley, Bucks County, PA.

Co-Executors: **MICHAEL R. LYNN**, 263 King Arthur Rd., P.O. Box 493, Blakeslee, PA 18610 and **TERRY E. EDELSTEIN**, 110 Henfield Drive, Cherry Hill, NJ 08003.

MAIER, ARTHUR H., JR. a/k/a SKIP MAIER, dec'd.

Late of Levittown, Falls Twp., Bucks County, PA.

Administrator: **ERIK MAIER**, 1434 Center St., Levittown, PA 19057.

MAKOID, CHESTER A., dec'd.

Late of the Township of Warminster, Bucks County, PA.

Executrix: **ELTHELDA A. MAKOID**, 1147 Harrogate Way, Ambler, PA 19002.

Attorney: **JOHN J. KILCOYNE**, Kilcoyne & Kelm, LLC, P.O. Box 528, Worcester, PA 19490.

MANNELLA, ROSE M., dec'd.

Late of the Township of Northampton, Bucks County, PA.

Executrices: **VALERIE L. HARRIS** and **LISA R. HELLINGER HANKIN** c/o James W. Sutton, Jr., Esquire, 1014 Millcreek Dr., Feasterville, PA 19053.

Attorney: **JAMES W. SUTTON, JR.**, James W. Sutton, Jr., P.C., 1014 Millcreek Dr., Feasterville, PA 19053.

MILLER, ALBERTA B., dec'd.

Late of Falls Township, Bucks County, PA.

Executor: **RANDOLPH B. MILLER**, 32 Pullman Loop, Dayton, NJ 08810.

MUELLER, DONALD JOSEPH, dec'd.

Late of Doylestown, Bucks County, PA.

Executor: **GREGORY R. MUELLER**, 330 West Mountain Rd., Sparta, NJ 07871.

NAPOLIello, RITA D., dec'd.

Late of Bensalem, Bucks County, PA.

Administrator: **KENNETH M. OEFFLER**, 21 Shawcrest Rd., Wildwood, NJ 08260.

PARENTE, ANNE R. a/k/a ANNIE R. PARENTE, dec'd.

Late of the Township of Bensalem, Bucks County, PA.

Executrix: **TONI ANN MIRODDI a/k/a ANTOINETTE MIRODDI** c/o James W. Sutton, Jr., Esquire, 1014 Millcreek Dr., Feasterville, PA 19053.

Attorney: **JAMES W. SUTTON, JR.**, James W. Sutton, Jr., P.C., 1014 Millcreek Dr., Feasterville, PA 19053.

ROLLER, DORIS D., dec'd.

Late of the Township of Bensalem, Bucks County, PA.

Executors: **DAVID P. ROLLER, JR.** and **PAUL L. ROLLER** 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.

SCIPIONE, JAMES JOSEPH, dec'd.

Late of Warminster, Bucks County, PA.

Executrix: **LISA SABATO**, 17 Harvard Rd., Plymouth Meeting, PA 19462.

SHECHTMAN, TODD IVAN a/k/a **TODD I. SHECHTMAN** and **TODD SHECHTMAN**, dec'd.

Late of Richboro, Bucks County, PA.

Executor: **RANDY NEWMAN** c/o Ned Hark, Esquire, Goldsmith Hark & Hornak, PC, 7716 Castor Ave., Philadelphia, PA 19152.

Attorney: **NED HARK**, Goldsmith Hark & Hornak, PC, 7716 Castor Ave., Philadelphia, PA 19152.

STEIN, JOAN G., dec'd.

Late of Southampton, Bucks County, PA.

Executor: **PHILIP HOWARD STEIN**, 3 Belmont Station, Southampton, PA 18966.

Attorneys: **PHILIP A. VALENTINO, JR., ESQUIRE, P.C.**, 3143 Knights Road, Bensalem, PA 19020.

TATE, MARYANNE P., dec'd.

Late of Upper Southampton Township, Bucks County, PA.

Administratrix: **SARA HARDIMAN** 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.

TIDD, FLORENCE H., dec'd.

Late of the Township of Middletown, Bucks County, PA.

Executor: **RANDALL DEAN TIDD**, 22706 Blenfield, Katy, TX 77450.

Attorney: **DARRELL M. ZASLOW**, Walder & Zaslow, P.C., 312 One Oxford Valley, Langhorne, PA 19047.

TOMLINSON, AMOS, dec'd.

Late of the Borough of Penndel, Bucks County, PA.

Administrators: **WENDY TOMLINSON**, 982 Carter Cove, Hummelstown, PA 17036 and **EDWARD TOMLINSON**, 304 Battenkill Dr., Douglassville, PA 19518.

Attorney: **CHARLES BENDER**, Fox Rothschild, LLP, 2700 Kelly Rd., Ste. 300, Warrington, PA 18976.

WEAVER, JANE A. a/k/a **JANE ANDREWS WEAVER**, dec'd.

Late of Middletown Township, Bucks County, PA.

Executrix: **MEREDITH WEAVER-MERVA** c/o Brenden E. Brett, Esquire, P.O. Box 659, Doylestown, PA 18901-0659.

Attorney: **BRENDEN E. BRETT**, 68 East Court Street, P.O. Box 659, Doylestown, PA 18901-0659.

Second Publication

ADAMS, JUNE E., dec'd

Late of the Township of Lower Southampton, Bucks County, PA.

Executor: **RICHARD E. ADAMS** c/o Harvey Abramson, Esquire, 86 Buck Rd., Holland, PA 18966.

Attorney: **HARVEY ABRAMSON**, Law Offices of Harvey Abramson, P.C., 86 Buck Rd., Holland, PA 18966.

BARK, LAWRENCE J., dec'd.

Late of Middletown Township, Bucks County, PA.

Administrator: **BRIAN D. BARK**, 1166 Eagle Road, Newtown, PA 18940.

Attorney: **WILLIAM M. COWAN, JR.**, 402 Middletown Blvd., Suite 202, Langhorne, PA 19047.

BISHOP, VIRGINIA M., dec'd.

Late of West Rockhill Township, Bucks County, PA.

Executor: **FRANCIS DALE BISHOP**, 5 White Oak Lane, Sellersville, PA 18960.

Attorney: **BRIAN D. GOURLEY**, Bricker, Landis, Hunsberger & Gingrich, LLP, 114 East Broad Street, P.O. Box 64769, Souderton, PA 18964.

BONGARTZ, VERA, dec'd.

Late of Yardley Borough, Bucks County, PA.

Administrator: **DINO SPADACCINI**, 98 Franklin Corner Road, Lawrenceville, NJ 08648.

Attorney: **DINO SPADACCINI**, The Spadaccini Law Firm, LLC, 98 Franklin Corner Road, Lawrenceville, NJ 08648.

BURNS, PHYLLIS J., dec'd.

Late of the Township of Middletown, Bucks County, PA.

Executor: **RICHARDS. BURNS** c/o Susan E. Piette, Esquire, 375 Morris Rd., P.O. Box 1479, Lansdale, PA 19446-0773.

Attorney: **SUSAN E. PIETTE**, Hamburg, Rubin, Mullin, Maxwell & Lupin, P.C., 375 Morris Rd., P.O. Box 1479, Lansdale, PA 19446-0773.

COLL, MARJORIE L., dec'd.

Late of Sellersville Borough, Bucks County, PA.

Executors: **PHILIP MICHAEL COLL**, 458 Wile Ave., Souderton, PA 18964, **R. DAVID COLL**, 1804 Purdie Lane, Maple Glen, PA 19002 and **AUDREY M. COLL**, 60 E. Ridge Ave., Sellersville, PA 18960.

Attorney: **CHARLOTTE A. HUNSBERGER**, Bricker, Landis, Hunsberger & Gingrich, LLP, 114 East Broad Street, P.O. Box 64769, Souderton, PA 18964.

COOPER, THOMAS R. a/k/a **TOM COOPER**, dec'd.

Late of Yardley, Bucks County, PA.

Executrix: **TARA L. NOBEL**, 2445 Bladestone Trl., Enola, PA 17025.

CROOKS, MARJORIE S. a/k/a **MARJORIE NELLE CROOKS** and **MARJORIE SIMS CROOKS**, dec'd.

Late of Solebury Township, Bucks County, PA.

Executrix: **CATHERINE S. CROOKS**, 57 West 106th Street, Apartment 2A, New York, NY 10025.

Attorney: **BRIAN R. KEYES**.

CUMBERBATCH, KATHLEEN, dec'd.

Late of the Borough of Bristol, Bucks County, PA.

Executrix: **KATHLEEN MARIE EDDINGS** c/o William J. Salerno, Esquire, 220 Radcliffe Street, Bristol, PA 19007.

Attorney: **WILLIAM J. SALERNO**, 220 Radcliffe Street, Bristol, PA 19007.

DANSBY, MARIA G., dec'd.

Late of Warminster, Bucks County, PA.

Executor: **CHRIS M. DANSBY**, 369 Fir Street, Warminster, PA 18974.

Attorney: **TOVA WEISS**, 648 2nd St. Pike, Southampton, PA 18966.

DILLINGHAM, DORIS W. a/k/a **DORIS DILLINGHAM**, dec'd.

Late of Doylestown Borough, Bucks County, PA.

Executrix: **C. LYNN WILSON** a/k/a **CONSTANCE LYNN WILSON** c/o Toner and Toner Law Offices, 91 E. Court Street, Doylestown, PA 18901.

Attorney: **JEFFREY E. TONER**, Toner and Toner Law Offices, 91 E. Court Street, Doylestown, PA 18901.

DWORKIN, SELMA, dec'd.

Late of the Borough of Telford, Bucks County, PA.

Executors: **MURRAY RUDNITSKY**, 247 Fairway Dr., Warminster, PA 18974 and **UNIVEST BANK AND TRUST CO.**, 14 N. Main St., P.O. Box 559, Souderton, PA 18964.

Attorney: **CHARLES BENDER**, Fox Rothschild LLP, 2700 Kelly Rd., Ste. 300, Warrington, PA 18976.

EVERTSZ, ELIZABETH M., dec'd.

Late of Roslyn, Abington, Bucks County, PA.

Executrix: **DONNA M. DIAMOND**, 3838 Spruce Ave., Trevoise, PA 19053.

GERMAN, WALTER S., dec'd.

Late of the Township of Upper Makefield, Bucks County, PA.

Co-Executors: **DIANE E. ZYMKOWITZ** and **DANIEL M. GERMAN** c/o Stuckert and Yates, Two North State St., Newtown, PA 18940.

Attorney: **RICHARD DANESE, JR.**, Stuckert and Yates, Two North State Street, Newtown, PA 18940.

HAMILTON, ALICE M. a/k/a **ALICE M. GIESEN**, dec'd.

Late of Doylestown, Bucks County, PA.

Executrix: **MARGARET A. YOUNG**, 102 Califon Rd., Long Valley, NJ 07853.

KING, CHRISTOPHER ALAN, dec'd.

Late of Tinicum Township, Bucks County, PA.

Administratrix: **WENDY KING**, 8172 Easton Rd., Ottsville, PA 18942.

Attorney: **JOSEPH J. FANTINI**, Anapol Weiss, One Logan Square, 130 N. 18th St., Suite 1600, Philadelphia, PA 19103.

KLEINER, DOLORES J., dec'd.

Late of Warminster, Bucks County, PA.
Executors: **WILLIAM M. LAKE** and **DEBORAH B. LAKE**, 28 Lexington Dr., Perrington, NJ 08534.

KOMRAUS, FLORENCE V., dec'd.

Late of the Township of Middletown, Bucks County, PA.

Executor: **STEPHEN KOMRAUS, JR.** c/o E. Garrett Gummer, III, Esquire, 1260 Bustleton Pike, Feasterville, PA 19053.

Attorney: **E. GARRETT GUMMER, III**, Gummer Elder Law, 1260 Bustleton Pike, Feasterville, PA 19053.

MAHADY, ELYNN P., dec'd.

Late of Washington Crossing, Upper Makefield, Bucks County, PA.

Executrix: **SHEILA M. ADAMCZYK**, 138 Barbara Dr., Yardley, PA 19067.

MEYERS, THELMA E., dec'd.

Late of Bensalem, Bucks County, PA.

Executrix: **JILL A. MEYERS**, 926 Duxbury Dr., Langhorne, PA 19047.

MOYER, ANNA M., dec'd.

Late of West Rockhill Township, Bucks County, PA.

Executors: **DAVID R. MOYER**, 61 Green Street, Souderton, PA 18964 and **ROBERT B. MOYER**, P.O. Box 402, Bowmanstown, PA 18030.

Attorney: **CHARLOTTE A. HUNSBERGER**, Bricker, Landis, Hunsberger & Gingrich, LLP, 114 East Broad Street, P.O. Box 64769, Souderton, PA 18964.

NOTARY, JOSEPH A., dec'd.

Late of Warminster Township, Bucks County, PA.

Executrix: **SHARON A. BISHOP**, 426 Old Dublin Pike, Doylestown, PA 18901.

Attorney: **JEFFREY K. LANDIS**, Bricker, Landis, Hunsberger & Gingrich, LLP, 114 East Broad Street, P.O. Box 64769, Souderton, PA 18964.

PARNHAM, LENA E. a/k/a **LENA PARNHAM**, dec'd.

Late of the Township of Middletown, Bucks County, PA.

Executrix: **LINDA GREEN**, 29 Trellis Road, Levittown, PA 19056.

Attorney: **FRANCIS X. DILLON**, Begley, Carlin & Mandio, LLP, 680 Middletown Boulevard, Langhorne, PA 19047.

PORTER, CLARA MARIE, dec'd.

Late of Levittown, Bristol Township, Bucks County, PA.

Executor: **TIMOTHY PORTER**, 31 Perennial Drive, Fairless Hills, PA 19030.

ROESSLER, WILLIAM F., SR., dec'd.

Late of Southampton, Bucks County, PA.

Administrator: **DENNIS J. ROESSLER**, 108 Sugar Bush Court, Chalfont, PA 18914.

ROPPELT, ANDREW DONALD, dec'd.

Late of the Township of Lower Makefield, Bucks County, PA.

Executrix: **DONNA ROPPELT** c/o Michael D. Raisman, Esquire, 174 Middletown Blvd., Ste. 300, Langhorne, PA 19047.

Attorney: **MICHAEL D. RAISMAN**, Karen Ann Ulmer, P.C., 174 Middletown Blvd., Ste. 300, Langhorne, PA 19047.

SADOFF, MAXINE a/k/a **PEGGY SADOFF**, dec'd.

Late of Northampton, Bucks County, PA.

Executor: **ARI SADOFF**, 21 Providence Dr., Richboro, PA 18954.

VOTH, MARY VIRGINIA, dec'd.

Late of the Borough of Dublin, Bucks County, PA.

Executrix: **CINDA HARRIS**, 123 Sunnyside Lane, Perkasio, PA 18944.

Attorney: **CHARLES BENDER**, Fox Rothschild LLP, 2700 Kelly Rd., Ste. 300, Warrington, PA 18976.

Third and Final Publication

ABBOTT, SHANE KELLY, SR., dec'd.

Late of the Township of Warminster, Bucks County, PA.

Administrator: **SHANE KELLY ABBOTT, JR.** c/o Robert W. Maher, Esquire, 400 Greenwood Ave., 1st Fl., Wyncote, PA 19095.

Attorney: **ROBERT W. MAHER**, Dyer & Maher, 400 Greenwood Ave., 1st Fl., Wyncote, PA 19095.

BROTHERS, FLORA W. a/k/a **FLORA BROTHERS**, dec'd.

Late of Warminster Township, Bucks County, PA.

Executrix: **DENISE CLAY** c/o William B. Egan, Esquire, 410 N. Easton Rd., P.O. Box 459, Willow Grove, PA 19090.

Attorney: **WILLIAM B. EAGAN**.

BRUCKER, BETTY D., dec'd.

Late of Warminster Township, Bucks County, PA.

Co-Executrices: **NANCY ROSE** and **SUZANNE MERRYMAN** c/o Janet E. Amacher, Esquire, 311 N. Sumneytown Pike, Ste. 1A, North Wales, PA 19454.

Attorney: **JANET E. AMACHER**.

BUEHRLE, SARAH A. a/k/a/ SARAH BUEHRLE, dec'd.

Late of Perkasio Borough, Bucks County, PA.

Executor: **DONALD DALE BUEHRLE**, 110 Hughes Ave., Sellersville, PA 18960.

Attorney: **WENDY J. ASHBY**, Ashby Law Offices, LLC, 246 W. Broad Street, Suite 3, Quakertown, PA 18951.

COCHRANE, ELIZABETH M., dec'd.

Late of Middletown Township, Bucks County, PA.

Executrix: **MARIANNE P. DESKA** c/o Douglas G. Thomas, Esquire, 104 N. York Rd., Hatboro, PA 19040.

Attorney: **DOUGLAS G. THOMAS**, 104 North York Road, Hatboro, PA 19040.

COGAN, FRANK J., dec'd.

Late of Sellersville Borough, Bucks County, PA.

Executrix: **SHEILA M. HYDRO**, 908 Braeburn Terrace, Lansdale, PA 19446.

COOPER, JEFFREY, dec'd.

Late of the Borough of Newtown, Bucks County, PA.

Executor: **DANIEL R. COOPER**, 1701 Market St., Philadelphia, PA 19103-2921.

Attorney: **DANIEL R. COOPER**, Morgan, Lewis & Bockius LLP, 1701 Market St., Philadelphia, PA 19103-2921.

CROMPTON, EARL L., JR., dec'd.

Late of Warminster, Bucks County, PA.

Executrix: **JOYCE BLACK**, 311 S. Hawthorne Ave., Langhorne, PA 19047.

CUNNINGHAM, WILLIAM P., JR., dec'd.

Late of the Township of Warrington, Bucks County, PA.

Executrix: **ANN P. CUNNINGHAM**, 727 S. Settlers Circle, Warrington, PA 18976.

Attorney: **CHRISTINE EMBERY WALTZ**, Embery Outterson & Fuges,

300 Huntingdon Pike, Rockledge, PA 19046.

D'AMBROSIO, PASQUALE, dec'd.

Late of Lower Southampton Twp., Bucks County, PA.

Executrix: **ANTONIETTA D'AMBROSIO** c/o Mitchell B. Gerson, Esquire, 2865 South Eagle Road, Suite 386, Newtown, PA 18940.

Attorney: **MITCHELL B. GERSON**, 2865 South Eagle Road, Suite 386, Newtown, PA 18940.

EBLE, RICHARD DAVID, dec'd.

Late of the Township of Warminster, Bucks County, PA.

Administrator: **EDWARD EBLE**, 1027 Cornell Dr., Warminster, PA 18974.

Attorney: **DANIELLE FRIEDMAN**, Palmarella, Curry & Raab, P.C., 1255 Drummers Lane, Ste. 105, Wayne, PA 19087.

FIELDS, WALTER JOHN, dec'd.

Late of Bensalem Township, Bucks County, PA.

Executrix: **JANET LOGAN**, 3624 Neshaminy Valley Drive, Bensalem, PA 19020.

FORMICA, VINCENT A. a/k/a FRANCIS VINCENT FORMICA, dec'd.

Late of the Township of Northampton, Bucks County, PA.

Executrix: **DEBORAH S. FORMICA-ANELLA** c/o William J. Benz, Esquire, 307 Lakeside Dr., Southampton, PA 18966.

Attorney: **WILLIAM J. BENZ**, Lakeside Office Park, 307 Lakeside Dr., Southampton, PA 18966.

GALLAGHER, CECILIA M., dec'd.

Late of Sellersville Borough, Bucks County, PA.

Executor: **JAMES J. GALLAGHER** c/o Cordes Law LLC, 27 South State Street, Newtown, PA 18940.

Attorney: **WAYNE N. CORDES**, Cordes Law LLC, 27 South State Street, Newtown, PA 18940.

GEARY, GLORIA L., dec'd.

Late of Morrisville, Bucks County, PA.

Executrix: **DEANNA SANDS**, 6620 Old Easton Rd., Pipersville, PA 18947.

GETSINGER, DAVID H., JR., dec'd.

Late of Warminster Township, Bucks County, PA.

Executrix: **ANMARIE GETSINGER**
c/o William B. Eagan, Esquire, 410 N.
Easton Rd., P.O. Box 459, Willow Grove,
PA 19090.

Attorney: **WILLIAM B. EAGAN.**

HEIL, ANNA MARIE, dec'd.

Late of Perkasio, Rockhill, Bucks County,
PA.

Executors: **JEFF HEIL**, 901 Little Leigh
Drive, Emmaus, PA 18049 and **KEITH
HEIL**, 506 Penny Lane, Perkasio, PA
18944.

KENDRICK, BRIAN, dec'd.

Late of Doylestown Township, Bucks
County, PA.

Administratrix: **JOAN KENDRICK** c/o
Peter L. Reiss, Esquire, 107 E. Oakland
Avenue, Doylestown, PA 18901.

Attorney: **PETER L. REISS**, Clemons
Richter & Reiss, P.C., 107 E. Oakland
Avenue, Doylestown, PA 18901.

KOCHMANSKY, MARY H. a/k/a **MARY
KOCHMANSKY**, dec'd.

Late of Bristol Township, Bucks County,
PA.

Executrix: **KAREN KOCHMANSKY**, 2
Clover Lane, Levittown, PA 19055.

Attorney: **THOMAS J. PROFY, IV**,
Begley, Carlin & Mandio, LLP, 680
Middletown Boulevard, Langhorne, PA
19047.

KWASINSKI, MAE, dec'd.

Late of Southampton, Bucks County, PA.

Executrix: **ROSALIND KARLIN**, 7848
Old York Rd., Suite 200, Elkins Park, PA
19027.

LEWIS, ELIZABETH G. a/k/a **BETTY
LEWIS**, dec'd.

Late of Lower Southampton Township,
Bucks County, PA.

Executrix: **JANICE ANN KOCH**, 67
Lukens St., Trevoise, PA 19053.

LINDE, RUSSELL L. a/k/a **RUSSELL
LINDE**, dec'd.

Late of the Township of Warminster,
Bucks County, PA.

Executor: **KEVIN W. KOLOGINSKY**
c/o John J. Kleber, Esquire, 9231
Frankford Ave., Philadelphia, PA 19114.

Attorney: **JOHN L. KLEBER**, 9231
Frankford Ave., Philadelphia, PA 19114.

MADDEN, ELIZABETH, dec'd.

Late of Lower Southampton, Bucks
County, PA.

Executor: **BRUCE G. MADDEN**, 49
Lehigh Drive, Richboro, PA 18954.

MARINO, DOMINIC J., dec'd.

Late of the Borough of Bristol, Bucks
County, PA.

Co-Administrators: **DOMINIC R.
MARINO** and **ANTHONY MARINO**
c/o William J. Salerno, Esquire, 220
Radcliffe Street, Bristol, PA 19007.

Attorney: **WILLIAM J. SALERNO**, 220
Radcliffe Street, Bristol, PA 19007.

MASCOLI, ELIZABETH A., dec'd.

Late of Northampton Township, Bucks
County, PA.

Executrix: **LISA A. HANSSEN**, 1164
Churchville Road, Southampton, PA
18966.

Attorney: **THOMAS J. PROFY, III**,
Begley, Carlin & Mandio, LLP, 680
Middletown Boulevard, Langhorne, PA
19047-0308.

MAZENKO, LORRAINE a/k/a
LORRINE J. MAZENKO, dec'd.

Late of Buckingham Township, Bucks
County, PA.

Executor: **DEREK A. MAZENKO** c/o
Grim, Biehn & Thatcher, P.O. Box 215,
Perkasie, PA 18944-0215.

Attorney: **JOEL STEINMAN**, Grim,
Biehn & Thatcher, 104 S. Sixth St., P.O.
Box 215, Perkasie, PA 18944-0215.

OLES, ANNA, dec'd.

Late of Newtown Township, Bucks
County, PA.

Executrix: **JOANNE HERTKORN** c/o
Joseph P. Caracappa, Esquire, 312 Oxford
Valley Road, Fairless Hills, PA 19030.

Attorney: **JOSEPH P. CARACAPPA**,
Jackson, Cook, Caracappa & Scott, 312
Oxford Valley Road, Fairless Hills, PA
19030.

OPPENHEIM, ROBERT LEE a/k/a
ROBERT L. OPPENHEIM, dec'd.

Late of Newtown Township, Bucks
County, PA.

Executor: **BARRY OPPENHEIM**, 3050
Aquetong Road, Doylestown, PA 18902.

Attorney: **BRIAN R. KEYES.**

PETERSON, DWIGHT THOMAS, dec'd.

Late of the Township of Middletown, Bucks County, PA.

Executrix: **MARY JANE SCHULTHEIS** c/o Alan D. Budman, Esquire, 1150 Old York Rd., 2nd Fl., Abington, PA 19001.

Attorney: **ALAN D. BUDMAN**, 1150 Old York Rd., 2nd Fl., Abington, PA 19001.

PIENTO, MILDRED G., dec'd.

Late of Levittown, Bucks County, PA.

Executrix: **LISA PIENTO**, 42 Trellis Road, Levittown, PA 19056.

PROUNCHICK, HILDA R., dec'd.

Late of Upper Southampton Township, Bucks County, PA.

Co-Executors: **EDWARD T. WINCHESTER**, **MICHAEL J. WUENSCH** and **CHRISTOPHER R. WUENSCH** c/o Douglas G. Thomas, Esquire, 104 N. York Rd., Hatboro, PA 19040.

Attorney: **DOUGLAS G. THOMAS**, 104 North York Road, Hatboro, PA 19040.

QUINN, VIOLET K., dec'd.

Late of Oakford, Bucks County, PA.

Administratrix: **CYNTHIA HIPWELL**, 920 Burke St., Rockledge, PA 19046.

ROSSMAN, PAUL O. a/k/a **PAUL ROSSMAN**, dec'd.

Late of Bensalem, Bucks County, PA.

Executrix: **LINDA BARBIERO**, 2914 Eddington Ave., Bensalem, PA 19020.

SCHAFER, WILLIAM a/k/a **S. WILLIAM SCHAFER**, dec'd.

Late of the Borough of Dublin, Bucks County, PA.

Executor: **RICHARD W. SCHAFER** a/k/a **RICHARD WILLIAM SCHAFER** c/o Melissa V. Bond, Esquire, 16 N. Franklin St., Ste. 300, Doylestown, PA 18901.

Attorney: **MELISSA V. BOND**, Bond & McCullough, 16 N. Franklin St., Ste. 300, Doylestown, PA 18901.

SHEPHERD, FRANK R., dec'd.

Late of Warminster, Bucks County, PA.

Co-Executors: **ALENE J. SHEPHERD-ROSE** and **CRAIG R. SHEPHERD** c/o Noonan & Prokup, 526 Walnut St., Allentown, PA 18101.

Attorneys: **NOONAN & PROKUP**, 526 Walnut St., Allentown, PA 18101.

SHULL, RAY H., dec'd.

Late of Plumsteadville, Bucks County, PA.

Administrator c.t.a.: **DENNIS R. SHULL**, P.O. Box 587, Plumsteadville, PA 18947. Attorney: **ADRIAN L. MEYER**, 62 N. Church Street, Doylestown, PA 18901.

SLACK, LAURA B., dec'd.

Late of Doylestown Township, Bucks County, PA.

Executor: **CLIFFORD H. FUNK**, 705 Harrowgate Lane, New Hope, PA 18938. Attorney: **BRIAN R. KEYES**.

STULL, NORMAN R., dec'd.

Late of West Rockhill Township, Bucks County, PA.

Executor: **ERIC K. STULL**, 206 E. Fifth St., Lansdale, PA 19446.

TERRANERA, EMILIE a/k/a **EMILIE** **TERRANERA MAHONEY** and **EMILIE MAHONEY**, dec'd.

Late of the Township of Warminster, Bucks County, PA.

Executor: **MARK S. HERTZOG** c/o Michael F. Rogers, Esquire, 510 Township Line Rd., Ste. 150, Blue Bell, PA 19422.

Attorney: **MICHAEL F. ROGERS**, Salvo Rogers & Elinski, 510 Township Line Rd., Ste. 150, Blue Bell, PA 19422.

WALKO, ANNA M., dec'd.

Late of Chalfont, Bucks County PA.

Executor: **JOHN F. WALKO**, 424 Homestead Cir., Warrington, PA 18976.

WILKINSON, KAREN M., dec'd.

Late of the Township of Warrington, Bucks County, PA.

Executrix: **KAREN T. McGOWAN**, 2 Boulder Lane, Horsham, PA 19044.

Attorney: **JOHN W. LAUFER**, Noble Plaza, 80 Old York Rd., Ste. 221, Jenkintown, PA 19046.

Fictitious Name

NOTICE IS HEREBY GIVEN, pursuant to the provisions of Act of Assembly No. 295, approved December 16, 1982, effective March 16, 1983, of intention to file in the office of the Secretary of the Commonwealth of Pennsylvania, Department of State, Bureau of Corporations at Harrisburg, Pennsylvania,

a Certificate for the conduct of a business in Bucks County, Pennsylvania, under the assumed or fictitious name, style or designation of:

Phillips and Phillips Enterprises with its principal place of business 61 Green Tree Dr., Doylestown, PA 18901.

The names and addresses of the persons owning or interested in said business are Robert J. Phillips, 61 Green Tree Dr., Doylestown, PA 18901 and Raymond Phillips, 161 Grouse Circle, New Hope, PA 18938.

Howland, Hess, Guinan, Torpey, Cassidy & O'Connell, Solicitors
2444 Huntingdon Pike
Huntingdon Valley, PA 19006

Apr. 21

NOTICE IS HEREBY GIVEN, pursuant to the provisions of Act of Assembly, No. 295, effective March 16, 1983, of the filing in the office of the Department of State, of the Commonwealth of Pennsylvania, at Harrisburg, PA for an Application for the conduct of business in Bucks County, PA, under the assumed or fictitious name, style or designation of **Valley Veterinary Clinic**, with the principal place of business at 120 Woodhill Rd., Newtown, PA 18940. The names and address of the entity interested in said business is CT Feaster Veterinary Practices, LLC, 120 Woodhill Rd., Newtown, PA 18940.

Antheil, Maslow & MacMinn, LLP, Solicitors
131 W. State Street
P.O. Box 50
Doylestown, PA 18901

Apr. 21

Miscellaneous

IN THE COURT OF COMMON PLEAS OF
BUCKS COUNTY, PENNSYLVANIA
CIVIL ACTION—LAW
NO. 2015-08819

NOTICE OF ACTION IN
MORTGAGE FORECLOSURE
WELLS FARGO BANK, N.A. s/b/m
TO WACHOVIA BANK, NATIONAL
ASSOCIATION Plaintiff
vs.

TRICIA TRATENBURG, in her capacity as Heir of MARC TRATENBURG a/k/a MARC W. TRATENBURG, Deceased UNKNOWN HEIRS, SUCCESSORS, ASSIGNS AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER MARC TRATENBURG a/k/a MARC W. TRATENBURG, DECEASED Defendants

NOTICE

TO: **UNKNOWN HEIRS, SUCCESSORS, ASSIGNS AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER MARC TRATENBURG a/k/a MARC W. TRATENBURG, DECEASED**

You are hereby notified that on December 28, 2015, Plaintiff, WELLS FARGO BANK, N.A. s/b/m TO WACHOVIA BANK, NATIONAL ASSOCIATION, filed a Mortgage Foreclosure Complaint endorsed with a Notice to Defend, against you in the Court of Common Pleas of BUCKS County, Pennsylvania, docketed to No. 2015-08819. Wherein Plaintiff seeks to foreclose on the mortgage secured on your property located at 26 GREEN MEADOW CIRCLE, CHURCHVILLE, PA 18966-1611 whereupon your property would be sold by the Sheriff of BUCKS County.

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

NOTICE

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

YOU SHOULD TAKE THIS NOTICE TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER, GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW. THIS OFFICE CAN PROVIDE YOU WITH INFORMATION ABOUT HIRING A LAWYER.

IF YOU CANNOT AFFORD TO HIRE A LAWYER, THIS OFFICE MAY BE ABLE TO PROVIDE YOU WITH INFORMATION ABOUT AGENCIES THAT MAY OFFER LEGAL SERVICES TO ELIGIBLE PERSONS AT A REDUCED FEE OR NO FEE.

Notice to Defend:
Lawyer Referral Service of the
Bucks County Bar Association
135 East State Street
P.O. Box 300
Doylestown, PA 18901
Telephone (215) 348-9413

Apr. 21

COURT OF COMMON PLEAS OF
BUCKS COUNTY, PENNSYLVANIA
NO. 2015-00147

Bristol Township

vs.

Todd Silcox

Notice is given that the above was named as Defendant in a civil action by plaintiff to recover 2012-2014 sewer fees for property located at 414 Elm Avenue, Bristol Twp., PA, Tax Parcel No. 05-013-395. A Writ of Scire Facias for \$1,362.50 was filed. You are

notified to plead to the Writ on or before 20 days from the date of this publication or a judgment may be entered.

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 Plaintiff. You may lose money, property or other rights important to you.

YOU SHOULD TAKE THIS PAPER TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER OR CANNOT AFFORD ONE, GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW TO FIND OUT WHERE YOU CAN GET LEGAL HELP.

Bucks County Bar Association
135 E. State St.
P.O. Box 300

Doylestown, PA 18901
(215) 348-9413 or (800) 273-2929

Portnoff Law Associates, Ltd.

P.O. Box 391
Norristown, PA 19404-0391
(866) 211-9466

Apr. 14, 21, 28