

Sheriff's Sale

Third and Final Publication

By virtue of a Writ of Execution to me directed, will be sold at public sale Friday, May 9, 2014 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 #2012-01843

ALL THAT CERTAIN, lot or piece of ground with the buildings and improvement thereon erected, situate at Eddington, in the **TOWNSHIP OF BENSALEM**, County of Bucks and State of Pennsylvania.

TAX PARCEL I.D. #: 2-62-22.

PROPERTY ADDRESS: 1338 Lavender Road, Bensalem, Pennsylvania 19020.

IMPROVEMENTS: RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **NOE MONTERO**.

TERRENCE J. McCABE, Esquire

EDWARD J. DONNELLY, Sheriff

Sheriff's Office, Doylestown, PA

DOCKET #2012-08585

ALL THAT CERTAIN Lot or piece of ground, situate in **BENSALEM TOWNSHIP**, Bucks County, Commonwealth of Pennsylvania, bounded and described according to a plan of Neshaminy Valley Village, IV, Section 2-B, made for the Korman Corporation by Benjamin C. Queen, Registered Surveyor, Fairless Hills, Pennsylvania, dated June 27, 1974 and last revised August 12, 1974, as follows to wit:

TAX PARCEL #02-049-127.

PROPERTY ADDRESS: 2459 Brandon Court, Bensalem, PA 19020.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **RICHARD LAUTT**.

GREGORY JAVARDIAN, Esquire

EDWARD J. DONNELLY, Sheriff

Sheriff's Office, Doylestown, PA

DOCKET #2013-03888

BANK OF AMERICA, N.A., AS SUCCESSOR BY MERGER TO BAC HOME LOANS SERVICING, LP F/K/A COUNTRYWIDE HOME LOANS SERVICING, LP v. JEFFREY HENDERSON A/K/A JEFFEREY C. HENDERSON, JESSICA HENDERSON owner(s) of property situate in the **BENSALEM TOWNSHIP**, Bucks County, Pennsylvania, being 2390 Bowman Avenue, Bensalem, PA 19020-5207. TAX PARCEL #02-061-016.

PROPERTY ADDRESS: 2390 Bowman Avenue, Bensalem, PA 19020-5207.

JUDGMENT AMOUNT: \$ 265,919.85.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **JEFFREY HENDERSON A/K/A JEFFEREY C. HENDERSON, JESSICA HENDERSON**.

PHELAN HALLINAN

EDWARD J. DONNELLY, Sheriff

Sheriff's Office, Doylestown, PA

DOCKET #2013-04808

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

TAX PARCEL #02-072-228.

PROPERTY ADDRESS: 1057 Bolton Court, Bensalem, PA 19020.

IMPROVEMENTS: RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **AARON H. LUSEN, SANDRA L. LUSEN**.

TERRENCE J. McCABE, Esquire

EDWARD J. DONNELLY, Sheriff

Sheriff's Office, Doylestown, PA

DOCKET #2013-04862

WELLS FARGO BANK, N.A. v. DONNA SCHEPIS owner(s) of property situate in **BENSALEM TOWNSHIP**, Bucks County, Pennsylvania, being 4767 Magnolia Avenue, Trevese, PA 19053-4820.

TAX PARCEL #02-016-159.

PROPERTY ADDRESS: 4767 Magnolia Avenue, Trevese, PA 19053-4820.

JUDGMENT AMOUNT: \$ 328,207.42.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **DONNA SCHEPIS**.

PHELAN HALLINAN

EDWARD J. DONNELLY, Sheriff

Sheriff's Office, Doylestown, PA

DOCKET #2013-05082

ALL THAT CERTAIN lot of land situate in **TOWNSHIP OF BENSALEM**, Bucks County, Pennsylvania, being known as 1431 Atterbury Way, Bensalem, PA 19020-3833.

TAX PARCEL #2-92-155.

PROPERTY ADDRESS: 1431 Atterbury Way, Bensalem, PA 19020-3833.

IMPROVMENTS: RESIDENTIAL HOUSE DWELLING.

SOLD AS THE PROPERTY OF: **BARBARA SHUBIN A/K/A BARBARA A. SHUBIN, JAMES E. SHUBIN.**

MARK J. UDREN, Esquire

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

DOCKET #2013-06815

ALL THAT CERTAIN lot or piece of ground located in the **BENSALEM TOWNSHIP**, County of Bucks and Commonwealth of Pennsylvania.

TAX PARCEL #2-72-218.

PROPERTY ADDRESS: 1060 Bolton Court, Bensalem, PA 19020.

IMPROVEMENTS: A SINGLE FAMILY RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **MIKE P. SMITH.**

MICHAEL T. McKEEVER, Esquire

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

DOCKET #2013-07230

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

TAX PARCEL #2-31-145-1.

PROPERTY ADDRESS: 1147 Sunset Lane, Bensalem, PA 19020.

IMPROVEMENTS: RESIDENTIAL REAL ESTATE.

SOLD AS THE PROPERTY OF: **JOSEPH P. CARACAPPA, ESQUIRE, ADMINISTRATOR OF THE ESTATE OF KATHLEEN PYLE, DECEASED AND SHERRY PYLE, ADMINISTRATRIX OF THE ESTATE OF KATHLEEN PYLE, DECEASED.**

CHRISTINA C. VIOLA, Esquire

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

DOCKET #2013-07632

WELLS FARGO BANK, N.A. v. MELISSA M. HAMER A/K/A MELISSA MARIE FRIEDMAN, JEFFREY A. FRIEDMAN owner(s) of property situate in **BENSALEM TOWNSHIP**, Bucks County, Pennsylvania, being 3945 Wrexham Court, Bensalem, PA 19020-4815.

TAX PARCEL #02-076-204.

PROPERTY ADDRESS: 3945 Wrexham Court, Bensalem, PA 19020-4815.

JUDGMENT AMOUNT: \$ 241,599.78.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **MELISSA M. HAMER A/K/A MELISSA MARIE FRIEDMAN, JEFFREY A. FREIDMAN. PHELAN HALLINAN**

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

DOCKET #2013-07679

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

TAX PARCEL #2-61-89.

PROPERTY ADDRESS: 2310 Bristol Pike, Bensalem, PA 19020.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **KENNETH CIMINO, ERNEST G. CIMINO.**

MICHAEL T. McKEEVER, Esquire

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

DOCKET #2013-07992

SANTANDER BANK, N.A., FORMERLY KNOWN AS SOVEREIGN BANK, N.A. v. ROBERT J. PERFIDIO, CHERYL A. PERFIDIO owner(s) of property situate in the **BENSALEM TOWNSHIP**, Bucks County, Pennsylvania, being 2661 Forrest Avenue, Bensalem, PA 19020-5313.

TAX PARCEL #02-062-153-001.

PROPERTY ADDRESS: 2661 Forrest Avenue, Bensalem, PA 19020-5313.

JUDGMENT AMOUNT: \$ 144,123.69.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **ROBERT J. PERFIDIO, CHERYL A. PERFIDIO.**

PHELAN HALLINAN

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

DOCKET #2013-08965

WELLS FARGO BANK, N.A. v. MELINDA M. McCOY owner(s) of property situate in **BENSALEM TOWNSHIP**, Bucks County, Pennsylvania, being 4666 Canterbury Court, Bensalem, PA 19020-1751.

TAX PARCEL #02-093-174.

PROPERTY ADDRESS: 4666 Canterbury Court, Bensalem, PA 19020-1751.

JUDGMENT AMOUNT: \$ 179,978.68.

IMPROVEMENTS: CONDOMINIUM UNIT. SOLD AS THE PROPERTY OF: **MELINDA M. McCOY**.

PHELAN HALLINAN

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

DOCKET #2013-09440

ALL THAT CERTAIN lot or piece of ground, situate in the **TOWNSHIP OF BENSALEM**, County of Bucks, and State of Pennsylvania. TAX PARCEL #02-029-316.

PROPERTY ADDRESS: 1044 Highland Avenue, Bensalem, PA 19020.

IMPROVEMENTS: RESIDENTIAL REAL ESTATE.

SOLD AS THE PROPERTY OF: **RAYMOND T. STASZEWSKI, KIMBERLY A. HAINES STASZEWSKI A/K/A KIMBERLY A. STASZEWSKI**.

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

DOCKET #2013-09795

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

TAX PARCEL #02-094-191.

PROPERTY ADDRESS: 591 South Mount Vernon Circle, Bensalem, PA 19020.

IMPROVEMENTS: RESIDENTIAL REAL ESTATE.

SOLD AS THE PROPERTY OF: **DENNIS E. BROWN, LISA M. BROWN**.

CHRISTINA C. VIOLA, Esquire
EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

BRISTOL BOROUGH

DOCKET #2012-08252

KONDAUR CAPITAL CORPORATION AS SEPARATE TRUSTEE OF THE MATAWIN VENTURES TRUST SERIES 2012-3 v. GWENDOLYN L. THOMAS

owner(s) of property situate in the **BRISTOL BOROUGH**, Bucks County, Pennsylvania, being 505 Jefferson Avenue, Bristol, PA 19007-3926.

TAX PARCEL #4-23-299.

PROPERTY ADDRESS: 505 Jefferson Avenue, Bristol, PA 19007-3926.

JUDGMENT AMOUNT: \$ 196,465.72.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **GWENDOLYN L. THOMAS**.

PHELAN HALLINAN

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

DOCKET #2013-01819

WELLS FARGO BANK, N.A. v. WILLIAM S. MORRISON owner(s) of property situate in **BRISTOL BOROUGH**, 5th Ward, Bucks County, Pennsylvania, being 314 Brook Street, Bristol, PA 19007-5306.

TAX PARCEL #04-026-018.

PROPERTY ADDRESS: 314 Brook Street, Bristol, PA 19007-5306.

JUDGMENT AMOUNT: \$ 169,712.56.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **WILLIAM S. MORRISON**.

PHELAN HALLINAN

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

DOCKET #2013-02228

DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR MORGAN STANLEY ABS CAPITAL I INC. TRUST 2005-HE7, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2005-HE7 v. ROREY CHMIELEWSKI owner(s) of property situate in the **BRISTOL BOROUGH**, Bucks County, Pennsylvania, being 613 Spruce Street, Bristol, PA 19007-3711.

TAX PARCEL #04-009-170.

PROPERTY ADDRESS: 613 Spruce Street, Bristol, PA 19007-3711.

JUDGMENT AMOUNT: \$ 121,523.59

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **ROREY CHMIELEWSKI**.

PHELAN HALLINAN

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

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 **BRISTOL BOROUGH**, 6th Ward,
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: \$ 95,169.36.

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

BRISTOL TOWNSHIP

DOCKET #2009-04568

WELLS FARGO BANK, NA v. SAFAK
MEMIS owner(s) of property situate in the
TOWNSHIP OF BRISTOL, Bucks County,
Pennsylvania, being 49 Great Oak Road,
Levittown, PA 19057-3313.

TAX PARCEL #05-037-343.

PROPERTY ADDRESS: 49 Great Oak Road,
Levittown, PA 19057-3313.

JUDGMENT AMOUNT: \$ 276,990.65.

IMPROVEMENTS: RESIDENTIAL
PROPERTY.

SOLD AS THE PROPERTY OF: **SAFAK
MEMIS.**

PHELAN HALLINAN

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

DOCKET #2010-08646

BAC HOME LOANS SERVICING, LP v.
JOANNE M. KLOTZ owner(s) of property
situate in **BRISTOL TOWNSHIP**, Bucks
County, Pennsylvania, being 59 Beechtree
Road, Levittown, PA 19057-3011.

TAX PARCEL #05-025-195.

PROPERTY ADDRESS: 59 Beechtree Road,
Levittown, PA 19057-3011.

JUDGMENT AMOUNT: \$ 208,433.74.

IMPROVEMENTS: RESIDENTIAL
PROPERTY.

SOLD AS THE PROPERTY OF: **JOANNE
M. KLOTZ.**

PHELAN HALLINAN

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

DOCKET #2010-12832

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

TAX PARCEL #05-027-105.

PROPERTY ADDRESS: 3530 Llanberis
Avenue, Bristol, PA 19007.

IMPROVEMENTS: SINGLE FAMILY
RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **BRENDAN
P. DOWLING.**

MICHAEL T. McKEEVER, Esquire

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

DOCKET #2010-12864

ALL THAT CERTAIN lot or piece or parcel
of land with the buildings and improvements
thereon erected, situate, lying and being
at Levittown, in **BRISTOL TOWNSHIP**,
County of Bucks, Commonwealth of
Pennsylvania, known and designated as
Lot No. 3051-r on a certain map entitled
"Subdivision Map Goldenridge," Levittown,
Section 41, situated in Bristol Township,
Bucks County, Pennsylvania, owned by
Levitt and Sons, Incorporated, dated June
1953, Survey and Map by C. A. Monroe,
P.E. and L.S., recorded on August 14, 1953,
at Doylestown in the office for the Recorder
of Deeds in and for the County of Bucks in
Plan Book 7 page 4 and which is more fully
bounded and described according to a survey
thereof made by C. A. Monroe, P.E. and L.S.
dated June 23, 1954.

TAX PARCEL #05-034-171.

PROPERTY ADDRESS: 108 Goldengate
Road, Levittown, PA.

IMPROVEMENTS: 3 BEDROOM
RANCHER, ONE BATH AND CARPORT.

SOLD AS THE PROPERTY OF: **RICHARD
FOXHILL AND ANNA FOXHILL.**

DON F. MARSHALL, Esquire

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

DOCKET #2012-03031

LEAH N. HUDON, in her capacity as Heir
of KIMBERLY HARRIS A/K/A KIMBERLY

HUDON, Deceased, and IN HER CAPACITY AS HEIR OF JOSEPH L. HUDON, JR: A/K/A JOSEPH HUDON A/K/A JOSEPH L. HUDON, DECEASED, UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER KIMBERLY HARRIS A/K/A KIMBERLY HUDON, DECEASED, UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER JOSEPH L. HUDON, JR. A/K/A JOSEPH HUDON A/K/A JOSEPH L. HUDON, DECEASED owner(s) of property situate in the **TOWNSHIP OF BRISTOL**, Bucks County, Pennsylvania being 17 Kraft Lane, Levittown, PA 19055-2412.
TAX PARCEL #05-075-121.
PROPERTY ADDRESS: 17 Kraft Lane, Levittown, PA 19055-2412.

JUDGMENT AMOUNT: \$ 107,817.69.
IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **LEAH N. HUDON, IN HER CAPACITY AS HEIR OF KIMBERLY HARRIS A/K/A KIMBERLY HUDON, DECEASED, AND IN HER CAPACITY AS HEIR OF JOSEPH L. HUDON, JR. A/K/A JOSEPH HUDON A/K/A JOSEPH L. HUDON, DECEASED, UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER KIMBERLY HARRIS A/K/A KIMBERLY HUDON, DECEASED, UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER JOSEPH L. HUDON, JR. A/K/A JOSEPH HUDON A/K/A JOSEPH L. HUDON, DECEASED.**

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

DOCKET #2012-03316

BANK OF AMERICA, N.A. v. JEREMY J. MALENFANT, PIERRE J. MALENFANT owner(s) of property situate in **BRISTOL TOWNSHIP**, County of Bucks and

Commonwealth of Pennsylvania, being 327 Holly Drive, Levittown, PA 19055-1328.

TAX PARCEL #05-048-301.

PROPERTY ADDRESS: 327 Holly Drive, Levittown, PA 19055-1328.

JUDGMENT AMOUNT: \$ 205,956.80.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **JEREMY J. MALENFANT, PIERRE J. MALENFANT. PHELAN HALLINAN**

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

DOCKET #2012-04560

The land referred to in this Commitment is situate in **BRISTOL TOWNSHIP**, described as follows:

TAX PARCEL #5-33-65.

PROPERTY ADDRESS: 50 Inland Road, Levittown, PA 19057.

IMPROVEMENTS: RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **PATRICIA ANN MASCELI, AS EXECUTRIX OF THE ESTATE OF DANIEL A. GUERRIERO, JR.**

BRADLEY J. OSBORNE, Esquire
EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2012-05694

THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK AS TRUSTEE FOR THE BENEFIT OF THE CERTIFICATE HOLDERS OF THE CWABS INC. ASSET-BACKED CERTIFICATES, SERIES 2006-BC5 v. TINA M. WEISE owner(s) of property situate in the **BRISTOL TOWNSHIP**, Bucks County, Pennsylvania, being 4616 Eugene Drive, Bristol, PA 19007-2019.

TAX PARCEL #05-028-525.

PROPERTY ADDRESS: 4616 Eugene Drive, Bristol, PA 19007-2019.

JUDGMENT AMOUNT: \$ 167,845.56.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **TINA M. WEISE.**

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

DOCKET #2012-06266

THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK, AS

TRUSTEE FOR THE BENEFIT OF THE CERTIFICATEHOLDERS OF THE CWABS INC., ASSET-BACKED CERTIFICATES, SERIES 2004-6 v. RAYMOND S. EMENHIZER, DONNA E. EMENHIZER owner(s) of property situate in the **BRISTOL TOWNSHIP**, Bucks County, Pennsylvania being 23 Cypress Lane, Levittown, PA 19055-1625.

TAX PARCEL #05-048-406.

PROPERTY ADDRESS: 23 Cypress Lane, Levittown, PA 19055-1625.

JUDGMENT AMOUNT: \$ 109, 979.44.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **RAYMOND S. EMENHIZER, DONNA E. EMENHIZER.**

PHELAN HALLINAN

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

DOCKET #2012-08663

CHRISTIANA TRUST, A DIVISION OF WILMINGTON SAVINGS FUND SOCIETY, FSB, AS TRUSTEE FOR STANWICH MORTGAGE LOAN TRUST, SERIES 2012-18 v. VERNA E. DOYLE owner(s) of property situate in the **TOWNSHIP OF BRISTOL**, Bucks County, Pennsylvania being 600 Arlington Road, Fairless Hills, PA 19030-3602.

TAX PARCEL #05-046-242.

PROPERTY ADDRESS: 600 Arlington Road, Fairless Hills, PA 19030-3602.

JUDGMENT AMOUNT: \$ 248,228.23.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **VERNA E. DOYLE.**

PHELAN HALLINAN

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

DOCKET #2013-01268

BANK OF AMERICA, N.A. v. FRANK A. COOKSON, JENNIFER J. COOKSON owner(s) of property situate in the **BRISTOL TOWNSHIP**, Bucks County, Pennsylvania, being 4604 Eugene Drive, Bristol, PA 19007-2019.

TAX PARCEL #05-028-531.

PROPERTY ADDRESS: 4604 Eugene Drive, Bristol, PA 19007-2019.

JUDGMENT AMOUNT: \$ 186,752.20.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **FRANK A. COOKSON, JENNIFER J. COOKSON.**

PHELAN HALLINAN

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

DOCKET #2013-01534

ALL THAT CERTAIN tract or piece of land with the buildings and improvements thereon erected, situate in **BRISTOL TOWNSHIP**, County of Bucks and State of Pennsylvania.

TAX PARCEL #05-040-267.

PROPERTY ADDRESS: 5713 Mustang Street, Levittown, PA 19057.

IMPROVEMENTS: RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **LORI L. LISTER.**

TERRENCE J. McCABE, Esquire

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

DOCKET #2013-03441

WELLS FARGO BANK, N.A. v. FRED A. McCALLUM, COLLEEN SURDEZ owner(s) of property situate in **BRISTOL TOWNSHIP**, Bucks County, Pennsylvania, being 63 Shelter Lane, Levittown, PA 19055-2008.

TAX PARCEL #05-050-256.

JUDGMENT AMOUNT: \$ 180,600.40.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **FREDA E. McCALLUM, COLLEEN SURDEZ.**

PHELAN HALLINAN

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

DOCKET #2013-04476

WELLS FARGO BANK, N.A. v. CAREYANN DANAS, WILLIAM H. PASHLEY owner(s) of property situate in **BRISTOL TOWNSHIP**, Bucks County, Pennsylvania, being 306 Dogwood Drive, Levittown, PA 19055-1719.

TAX PARCEL #05-042-215.

PROPERTY ADDRESS: 306 Dogwood Drive, Levittown, PA 19055-1719.

JUDGMENT AMOUNT: \$ 215,409.15.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **CAREY ANN DANAS, WILLIAM H. PASHLEY.**

PHELAN HALLINAN

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

DOCKET #2013-06745

WELLS FARGO BANK, N.A. v. JAMES L. SMITH, BETTY JACOBS owner(s) of property situate in the **BRISTOL TOWNSHIP**, Bucks County, Pennsylvania, being 1116 Edgely Road a/k/a 1116 Edgley, Road a/k/a 1116 Edgely Avenue, Bristol, PA 19007.

TAX PARCEL #05-074-280.

PROPERTY ADDRESS: 1116 Edgely Road a/k/a 1116 Edgley, Road a/k/a 1116 Edgely Avenue, Bristol, PA 19007.

JUDGMENT AMOUNT: \$ 245,837.04.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **JAMES L. SMITH, BETTY JACOBS.**

PHELAN HALLINAN

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

DOCKET #2013-07747

OCWEN LOAN SERVICING, LLC v. CLEMENT V. TSHUDY, JR., DIANNE B. LECHER A/K/A DIANNE B. TSHUDY owner(s) of property situate in **BRISTOL TOWNSHIP**, Bucks County, Pennsylvania, being 67 Aster Lane, Levittown, PA 19055-1223.

TAX PARCEL #05-039-540.

PROPERTY ADDRESS: 67 Aster Lane, Levittown, PA 19055-1223.

JUDGMENT AMOUNT: \$ 227,015.08.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **CLEMENT V. TSHUDY, JR., DIANNE B. LECHER A/K/A DIANNE B. TSHUDY.**

PHELAN HALLINAN

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

DOCKET #2013-08268

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

TAX PARCEL #05-039-406.

PROPERTY ADDRESS: 37 Aspen Lane, Levittown, PA 19055.

IMPROVEMENTS: RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **MARGARET J. GAUGLER.**

TERRENCE J. McCABE, Esquire

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

DOCKET #2013-08405

HSBC BANK USA, NATIONAL ASSOCIATION AS TRUSTEE FOR CITIGROUP MORTGAGE LOAN TRUST INC., ASSET-BACKED PASS-THROUGH CERTIFICATES, SERIES 2005-SHL1 v. RACHEL NEYAZI, HAMID NEYAZI A/K/A H. NEYAZ owner(s) of property situate in **BRISTOL TOWNSHIP**, Bucks County, Pennsylvania, being 480 Newport Road, Bristol, PA 19007-3008.

TAX PARCEL #05-058-010-001.

PROPERTY ADDRESS: 480 Newport Road, Bristol, PA 19007-3008.

JUDGMENT AMOUNT: \$ 105,417.29.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **RACHEL NEYAZI, HAMID NEYAZI A/K/A H. NEYAZ.**

PHELAN HALLINAN

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

DOCKET #2013-08579

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

TAX PARCEL #5-48-172.

PROPERTY ADDRESS: 32 Hawthorne Lane, Levittown, PA 19055.

IMPROVEMENTS: A SINGLE FAMILY RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **KEVIN J. GARNETT, DEBORA M. GARNETT.**

MICHAEL T. McKEEVER, Esquire

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

DOCKET #2013-09419

JPMORGAN CHASE BANK, NATIONAL ASSOCIATION v. COLIN G. CORRIGAN A/K/A COLIN GREGORY CORRIGAN, DALE M. FEYH A/K/A DALE MARJORIE FEYH owner(s) of property situate in **BRISTOL TOWNSHIP**, Bucks County, Pennsylvania, being 1 Bittersweet Road, Levittown, PA 19057-3013.

TAX PARCEL #05-036-268.

PROPERTY ADDRESS: 1 Bittersweet Road, Levittown, PA 19057-3013.

JUDGMENT AMOUNT: \$ 134,395.84.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **COLIN G. CORRIGAN A/K/A COLIN GREGORY CORRIGAN, DALE M. FEYH A/K/A DALE MARJORIE FEYH. PHELAN HALLINAN**
EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2013-09485

WELLS FARGO BANK, N.A. v. KEVIN J. MASI owner(s) of property situate in **BRISTOL TOWNSHIP**, Bucks County, Pennsylvania, being 722 Patterson Avenue, Croydon, PA 19021-6174.

TAX PARCEL #05-012-123.

PROPERTY ADDRESS: 722 Patterson Avenue, Croydon, PA 19021-6174.

JUDGMENT AMOUNT: \$ 155,566.19.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **KEVIN J. MASI.**

PHELAN HALLINAN

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

DOCKET #2013-09689

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

TAX PARCEL #5-24-67.

PROPERTY ADDRESS: 3118 Bath Road, Bristol, PA 19007.

IMPROVEMENTS: RESIDENTIAL REAL ESTATE.

SOLD AS THE PROPERTY OF: **FRANK RICHARD DUBOIS.**

CHRISTINA C. VIOLA, Esquire
EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2013-09729

ALL THAT CERTAIN lot or 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 No. 1530 on Subdivision Map of "Greenbrook", Levittown, Section 4 filed in the Office of the Recorder of Deeds of Bucks County, Pennsylvania on June 6, 1952 in Plan Book 4 page 69, more fully bounded and described as follows, to wit:

TAX PARCEL #05-043-552.

PROPERTY ADDRESS: 183 Greenbrook Drive, Levittown, PA 19055.

IMPROVEMENTS: A RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **SARAH O'BRIEN.**

BRADLEY J. OSBORNE, Esquire
EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2013-09997

ALL THAT CERTAIN lot of land situate in **TOWNSHIP OF BRISTOL**, Bucks County, Pennsylvania:

BEING KNOWN AS 83 Kingwood Lane, (Bristol Township), Levittown, PA 19055.

TAX PARCEL #5-71-520.

PROPERTY ADDRESS: 83 Kingwood Lane, (Bristol Township), Levittown, PA 19055.

IMPROVEMENTS: RESIDENTIAL HOUSE DWELLING.

SOLD AS THE PROPERTY OF: **MICHELLE KARMAZIN A/K/A MICHELLE L. KARMAZIN.**

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

DOCKET #2014-00025

NATIONSTAR MORTGAGE LLC v. DAWN L. KERR owner(s) of property situate in **BRISTOL TOWNSHIP**, Bucks County, Pennsylvania, being 28 River Lane, Levittown, PA 19055-1409.

TAX PARCEL #05-039-273.

PROPERTY ADDRESS: 28 River Lane, Levittown, PA 19055-1409.

JUDGMENT AMOUNT: \$ 221,493.88.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **DAWN L. KERR.**

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

BUCKINGHAM TOWNSHIP

DOCKET #2010-03432

DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR J.P. MORGAN MORTGAGE ACQUISITION TRUST 2007-CH4, ASSET BACKED PASS-THROUGH CERTIFICATES, SERIES 2007-CH4 v. AURA DEVA KRAJEWSKI, ERKI JAAKSON owner(s) of property situate in the **TOWNSHIP OF BUCKINGHAM**, Bucks County, Pennsylvania, being 3287 Burnt House Hill Road, Doylestown, PA 18902-1810.

TAX PARCEL #06-042-003.

PROPERTY ADDRESS: 3287 Burnt House Hill Road, Doylestown, PA 18902-1810.

JUDGMENT AMOUNT: \$ 353,669.33.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **AURA DEVA KRAJEWSKI, ERKI JAAKSON. PHELAN HALLINAN**

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

DOCKET #2010-11663

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

CONTAINING 57.680 acres of land more or less.

TAX PARCEL #06-018-094.

PROPERTY ADDRESS: 4506 New Hope Road, Pineville, PA.

IMPROVEMENTS: FARM/EQUESTRIAN FACILITY SITTING ON 57 ACRES W/32,800 S/F RIDING RINK W/54 STALLS. SOLD AS THE PROPERTY OF: **BUCKINGHAM EQUINE ACRES, LLC.**

PHILLIP D. BERGER, Esquire
EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2011-01034

TRACT 1:

ALL THAT CERTAIN tract of land situate in the **TOWNSHIP OF BUCKINGHAM**, County of Bucks, Commonwealth of Pennsylvania, being Lot 5 of the final plan of Lands of L. Burger and R. Perry dated December 28, 1970, made by Edward B. Blumrick, registered land surveyor.

Tract 2:

AND ALSO ALL THAT CERTAIN tract of land, Situate in the Township of Buckingham, Commonwealth of Pennsylvania, being Lot 6 of the final plan of lands of L. Burger and R. Perry dated December 28, 1970 made by Edward B. Blumrick, registered land surveyor. TAX PARCEL #06-023-053 and 06-023-053-005.

PROPERTY ADDRESS: 4915 New Road, Buckingham Township, PA.

IMPROVEMENTS: DWELLING WITH APPROXIMATELY 10 ROOMS, 4 BEDROOMS, 2.5 BATHS, WITH ATTACHED 2 CAR GARAGE.

SOLD AS THE PROPERTY OF: **NANCY LOU BRANGAN.**

PHILLIP D. BERGER, Esquire
EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2011-02775

ALL THAT CERTAIN tract ro parcel of land, situate in the **TOWNSHIP OF BUCKINGHAM**, County of Bucks and Commonwealth of Pennsylvania on a Final Plan of "Haff Tract", as prepared by Gilmore and Associates, Inc., consulting engineers and land surveyors, 331 Butler Avenue, New Britain, Pennsylvania, dated July 31, 1984, last revised October 19, 1984 and recorded in and for the Office of the Recorder of Deeds, Bucks County, Pennsylvania, November 14, 1985 in Paln Book 224 Page 42 being Lot No. 2, less and except Parcel No. 6-4-69-8 which was conveyed by Harold N. Chubb and Jean Chubb to Gregory M. Hayes and Kerry L. Hayes on or about August 2, 2004, as shown on said plan; containing 8.61 acres of land, known as Fell Road, and being Bucks County Parcel No. 6-004-069-003.

TAX PARCEL #6-004-069-003.

PROPERTY ADDRESS: 331 Butler Avenue, New Britain, PA.

IMPROVEMENTS: VACANT LAND.

SOLD AS THE PROPERTY OF: **THE FELL GROUP, INC.**

JENNIFER P. KNOX, Esquire
EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2011-09208

WELLS FARGO BANK, N.A. v. RAISA VULAKH owner(s) of property situate in the **TOWNSHIP OF BUCKINGHAM**, Bucks County, Pennsylvania, being 2345 South Whittmore Street a/k/a 2345 Whittmore Street, Furlong, PA 18925-1549.

TAX PARCEL #06-070-216.

PROPERTY ADDRESS: 2345 South Whittmore Street a/k/a 2345 Whittmore Street, Furlong, PA 18925-1549.

JUDGMENT AMOUNT: \$ 460,435.99.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **RAISA VULAKH.**

PHELAN HALLINAN

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

DOCKET #2013-08242

ALL THAT CERTAIN tract of land with the buildings and improvements thereon erected, situate in the **TOWNSHIP OF BUCKINGHAM**, County of Bucks and State of Pennsylvania, bounded and described

according to a survey and plan thereof dated February 25, 1969, made by Weisel & Gilmore, Registered Surveyors of Doylestown, PA.

TAX PARCEL #6-23-52-1.

PROPERTY ADDRESS: 4891 New Road, Pineville, PA 18946.

IMPROVEMENTS: 3 BEDROOM

MODULAR RANCHER LOCATED ON 1.05 ACRES.

SOLD AS THE PROPERTY OF: **BRIAN E. BRANGAN.**

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

DOYLESTOWN BOROUGH

DOCKET #2013-06150

WELLS FARGO BANK, N.A. v. LORETO A. CASE owner(s) of property situate in **DOYLESTOWN BOROUGH**, Bucks County, Pennsylvania being 223 Hillcrest Drive, Doylestown, PA 18901-3314.

TAX PARCEL #08-017-224.

PROPERTY ADDRESS: 223 Hillcrest Drive, Doylestown, PA 18901-3314.

JUDGMENT AMOUNT: \$ 219,167.47.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **LORETO A. CASE.**

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

DOYLESTOWN TOWNSHIP

DOCKET #2012-06849

DEUTSCHE BANK NATIONAL TRUST COMPANY AS TRUSTEE FOR THE CERTIFICATEHOLDERS OF THE MORGAN STANLEY ABS CAPITAL I INC. TRUST 2006-NC5, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2006-NC5 v. WALTER SZAMBELAK, JR. A/K/A WALTER SZAMBELAK owner(s) of property situate in **DOYLESTOWN TOWNSHIP**, Bucks County, Pennsylvania, being 71 Constitution Avenue, Doylestown, PA 18901-2261.

TAX PARCEL #09-030-083.

PROPERTY ADDRESS: 71 Constitution Avenue, Doylestown, PA 18901-2261.

JUDGMENT AMOUNT: \$ 283,004.44.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **WALTER SZAMBELAK, JR. A/K/A WALTER SZAMBELAK.**

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

DOCKET #2013-03449

WELLS FARGO BANK, N.A. v. ROBERT C. STAUDT A/K/A ROBERT STAUDT A/K/A ROBERT CHARLES STAUDT owner(s) of property situate in **DOYLESTOWN TOWNSHIP**, Bucks County, Pennsylvania, being 65 Tower Hill Road, Doylestown, PA 18901-2735.

TAX PARCEL #09-012-029.

PROPERTY ADDRESS: 65 Tower Hill Road, Doylestown, PA 18901-2735.

JUDGMENT AMOUNT: \$ 242,268.84.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **ROBERT C. STAUDT A/K/A ROBERT STAUDT A/K/A ROBERT CHARLES STAUDT.**

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

DUBLIN BOROUGH

DOCKET #2013-09582

NATIONSTAR MORTGAGE, LLC v. LISA C. BAHN owner(s) of property situate in **DUBLIN BOROUGH**, Bucks County, Pennsylvania, being 178 Elephant Road, Unit A4, Dublin, PA 18917-2207.

TAX PARCEL #10-005-001-001-0A4.

PROPERTY ADDRESS: 178 Elephant Road, Unit A4, Dublin, PA 18917-2207.

JUDGMENT AMOUNT: \$ 130,018.91.

IMPROVEMENTS: CONDOMINIUM UNIT.
SOLD AS THE PROPERTY OF: **LISA C. BAHN.**

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

EAST ROCKHILL TOWNSHIP

DOCKET #2012-04490

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

BEING more fully described in a Deed dated July 1, 2005, among the land records of the County and State set forth above, in Deed Volume 4566, Page 1029.

TAX PARCEL #12-020-085.

PROPERTY ADDRESS: 321 Dell Drive, Perkasio, PA 18944-2101.

IMPROVEMENTS: SINGLE FAMILY DWELLING.

SOLD AS THE PROPERTY OF: **CHARLES A. BURGY IV, ANDREW S. BURGY.**

SCOTT A. DIETTERICK, Esquire

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

FALLS TOWNSHIP

DOCKET #2009-09030

ALL THAT CERTAIN lot or piece of land located in the **TOWNSHIP OF FALLS**, County of Bucks and Commonwealth of Pennsylvania.

TAX PARCEL #13-2-164.

PROPERTY ADDRESS: 229 Wyandotte Road, Fairless Hills, PA 19030.

IMPROVEMENTS: SINGLE FAMILY RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **BRIAN PIUMA, NIKKI PIUMA.**

MICHAEL T. McKEEVER, Esquire

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

DOCKET #2012-05047

JPMORGAN CHASE BANK, NATIONAL ASSOCIATION, SUCCESSOR IN INTEREST BY PURCHASE FROM THE FEDERAL DEPOSIT INSURANCE CORPORATION AS RECEIVER OF WASHINGTON MUTUAL BANK FORMERLY KNOWN AS WASHINGTON MUTUAL BANK, FA v. SELIME ONAL, HAMDI ONAL owner(s) of property situate in the **TOWNSHIP OF FALLS**, Bucks County, Pennsylvania, being 41 Willow Drive, Levittown, PA 19054-3108.

TAX PARCEL #13-025-155.

PROPERTY ADDRESS: 41 Willow Drive, Levittown, PA 19054-3108.

JUDGMENT AMOUNT: \$ 233,521.32.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **SELIME ONAL, HAMDI ONAL.**

PHELAN HALLINAN

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

DOCKET #2013-01877

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

TAX PARCEL #13-22-193.

PROPERTY ADDRESS: 15 Blue Spruce Lane, Levittown, PA 19054.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **HELEN M. BECK, GERSON ALBERTO BRADFORD-CASTELLANOS.**

MICHAEL T. McKEEVER, Esquire

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

DOCKET #2013-08727

ALL THAT CERTAIN lot or piece of land with the building and improvements thereon erected, situate in the **TOWNSHIP OF FALLS**, County of Bucks, Commonwealth of Pennsylvania, bounded and described according to a "Final Plan of Minor Subdivision and Land Development Made for Joseph Nickerson," made by J.G. Park and Associates dated January 3, 1979 and revised February 21, 1980, filed in the Office of the Recorder of Deeds of Bucks County, Pennsylvania, on 11/21/1996, in Deed Book 1319 at Page 682.

TAX PARCEL #13-035-002.

PROPERTY ADDRESS: 81 Big Oak Road, Morrisville, PA 19067.

IMPROVEMENTS: COMMERCIAL PROPERTY.

SOLD AS THE PROPERTY OF: **81 BIG OAK ASSOCIATES, L.P.**

RON L. WOODMAN, Esquire

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

DOCKET #2013-09969

WELLS FARGO BANK, N.A. S/B/M TO WACHOVIA BANK, N.A. v. WILFREDO O. GONZALEZ A/K/A WILFREDO GONZALEZ owner(s) of property situate in **FALLS TOWNSHIP**, Bucks County, Pennsylvania, being 611 Trenton Road, Fairless Hills, PA 19030-2427.

TAX PARCEL #13-015-020.

PROPERTY ADDRESS: 611 Trenton Road, Fairless Hills, PA 19030-2427.

JUDGMENT AMOUNT: \$ 92,674.83.

IMPROVEMENTS: RESIDENTIAL
PROPERTY.

SOLD AS THE PROPERTY OF: **WILFREDO
O. GONZALEZ A/K/A WILFREDO
GONZALEZ.**

PHELAN HALLINAN

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

HAYCOCK TOWNSHIP

DOCKET #2010-09976

NATIONSTAR MORTGAGE, LLC v. A.
DIANE GAUTHIER A/K/A ALICE DIANE
W. GAUTHIER owner(s) of property situate
in the **TOWNSHIP OF HAYCOCK**, Bucks
County, Pennsylvania, being 929 Bridge Way,
a/k/a 929 Bridgeway, Quakertown, PA 18951-
5928.

TAX PARCEL #14.006-037, 14.006-038.

PROPERTY ADDRESS: 929 Bridge Way,
a/k/a 929 Bridgeway, Quakertown, PA 18951-
5928.

JUDGMENT AMOUNT: \$ 208,638.85.

IMPROVEMENTS: RESIDENTIAL
PROPERTY.

SOLD AS THE PROPERTY OF: **A. DIANE
GAUTHIER A/K/A ALICE DIANE W.
GAUTHIER.**

PHELAN HALLINAN

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

DOCKET #2013-09045

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

TAX PARCEL #14-7-133-1.

PROPERTY ADDRESS: 658 Deerwood Lane,
Quakertown, PA 18951.

IMPROVEMENTS: SINGLE FAMILY
RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **BRENDA P.
NIEVES.**

MICHAEL T. McKEEVER, Esquire

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

HILLTOWN TOWNSHIP

DOCKET #2013-01600

ALL THAT CERTAIN tract or parcel located
in the **TOWNSHIP OF HILLTOWN**, County
of Bucks, Commonwealth of Pennsylvania,
more particularly bounded and described as
follows, to wit

TAX PARCEL #15-029-019-012.

PROPERTY ADDRESS: 909 Blooming Glen
Road, Perkaspie, PA 18944-2728.

IMPROVEMENTS: RESIDENTIAL
PROPERTY.

SOLD AS THE PROPERTY OF: **STEVEN C.
LOVELL.**

GREGORY JAVARDIAN, Esquire

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

DOCKET #2013-10119

ALL THAT CERTAIN lot of land situate in
HILLTOWN TOWNSHIP, Bucks County,
Pennsylvania: Being known as 45 Centennial
Ridge, (Hilltown Township), Telford, PA
18969.

TAX PARCEL #15-003-008-045.

PROPERTY ADDRESS: 45 Centennial Ridge,
(Hilltown Township), Telford, PA 18969.

IMPROVEMENTS: RESIDENTIAL HOUSE
DWELLING.

SOLD AS THE PROPERTY OF: **JASON
WARREN.**

MARK J. UDREN, Esquire

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

LOWER MAKEFIELD TOWNSHIP

DOCKET #2008-06203

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

TAX PARCEL #20-055-011.

PROPERTY ADDRESS: 1121 Roelofs Road,
Yardley, PA 19067.

IMPROVEMENTS: RESIDENTIAL REAL
ESTATE.

SOLD AS THE PROPERTY OF: **MINOO
DIBAI, NICK DIBAI.**

ANDREW J. MARLEY, Esquire

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

DOCKET #2010-03042

CITIMAE, INC. v. JOSEPH W. PRINCE,
BETTY JO PRINCE A/K/A BETTY JO
FIORELLO owner(s) of property situate in the
TOWNSHIP OF LOWER MAKEFIELD,
Bucks County, Pennsylvania, being 778 Mill
Road, Yardley, PA 19067-4500.

TAX PARCEL #20-061-050.

PROPERTY ADDRESS: 778 Mill Road,
Yardley, PA 19067-4500.

JUDGMENT AMOUNT: \$ 245,415.32.

IMPROVEMENTS: RESIDENTIAL
PROPERTY.

SOLD AS THE PROPERTY OF: **JOSEPH W. PRINCE, BETTY JO PRINCE A/K/A BETTY JO FIORELLO.**

PHELAN HALLINAN

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

DOCKET #2012-03585

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

TAX PARCEL #20-034-005.

PROPERTY ADDRESS: 441 Stony Hill Road, Yardley, PA 19067.

IMPROVEMENTS: RESIDENTIAL
DWELLING.

SOLD AS THE PROPERTY OF: **TANWIR HAQUE.**

ROBERT W. WILLIAMS, Esquire

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

DOCKET #2013-06380

JPMORGAN CHASE BANK, NATIONAL ASSOCIATION v. STEVEN H. WEISS A/K/A STEVEN WEISS owner(s) of property situate in **LOWER MAKEFIELD TOWNSHIP**, Bucks County, Pennsylvania, being 504 Kings Road, Yardley, PA 19067-4648.

TAX PARCEL #20-039-250.

PROPERTY ADDRESS: 504 Kings Road, Yardley, PA 19067-4648.

JUDGMENT AMOUNT: \$ 198,053.95.

IMPROVEMENTS: RESIDENTIAL
PROPERTY.

SOLD AS THE PROPERTY OF: **STEVEN H. WEISS A/K/A STEVEN WEISS.**

PHELAN HALLINAN

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

LOWER SOUTHAMPTON TOWNSHIP

DOCKET #2013-04125

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

TAX PARCEL #21-020-040.

PROPERTY ADDRESS: 1841 Meadowbrook Road, Feasterville, PA 19053.

IMPROVEMENTS: RESIDENTIAL
DWELLING.

SOLD AS THE PROPERTY OF: **ROSE MARIE TESTA.**

ROBERT W. WILLIAMS, Esquire

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

DOCKET #2013-06769

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

TAX PARCEL #21-011-039-003.

PROPERTY ADDRESS: 39 Heights Lane, Feasterville Trevose, PA 19053.

IMPROVEMENTS: RESIDENTIAL
DWELLING.

SOLD AS THE PROPERTY OF: **PATRICIA HIRSCH.**

TERRENCE J. McCABE, Esquire

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

DOCKET #2013-08414

ALL THAT CERTAIN lot or parcel of ground together with improvements erected thereon located in the **TOWNSHIP OF LOWER SOUTHAMPTON**, County of Bucks and Commonwealth of Pennsylvania.

TAX PARCEL #21-7-160-12.

PROPERTY ADDRESS: 1220 Heritage Circle, Feasterville, PA 19053.

IMPROVEMENTS: A SINGLE FAMILY
RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **VLADIMIR KONSTANTINOVSKY, EVGENIA ZASLAVSKY.**

MICHAEL McKEEVER, Esquire

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

DOCKET #2013-08598

ALL THAT CERTAIN lots or pieces of ground with the buildings and improvements thereon erected, being Lots 1908, 1909 and 1910 on Plan of Lots of I. Rightley Clayton, said plan recorded Plan Book 1 Page 93, situated in **LOWER SOUTHAMPTON TOWNSHIP**, County of Bucks.

TAX PARCEL #21-035-137.

PROPERTY ADDRESS: 1304 Neshaminy Avenue, Feasterville Trevose, PA 19053.

IMPROVEMENTS: RESIDENTIAL
DWELLING.

SOLD AS THE PROPERTY OF: **LISA M. TRESSEL A/K/A LISA MARIE TRESSEL.**

TERRENCE J. McCABE, Esquire

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

DOCKET #2013-08782

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

TAX PARCEL #21-011-149.

PROPERTY ADDRESS: 405 Heights Lane, Feasterville, PA 19053.

IMPROVEMENTS: RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **KEITH GOODMAN, DENISE GOODMAN.**

ROBERT W. WILLIAMS, Esquire

EDWARD J. DONNELLY, Sheriff

Sheriff's Office, Doylestown, PA

DOCKET #2013-09332

WELLS FARGO BANK, N.A. v. TINA YATES, PHILLIP YATES owner(s) of property situate in **LOWER SOUTHAMPTON TOWNSHIP**, Bucks County, Pennsylvania, being 1922 Scott Street, Feasterville Trevose, PA 19053-3445.

TAX PARCEL #21-023-048.

PROPERTY ADDRESS: 1922 Scott Street, Feasterville Trevose, PA 19053-3445.

JUDGMENT AMOUNT: \$ 221,365.28.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **TINA YATES, PHILLIP YATES.**

PHELAN HALLINAN

EDWARD J. DONNELLY, Sheriff

Sheriff's Office, Doylestown, PA

MIDDLETOWN TOWNSHIP**DOCKET #2009-05342-30-1**

ALL THAT CERTAIN lot, piece or parcel of land with the building and improvements thereon, situate, lying and being in the **TOWNSHIP OF MIDDLETOWN**, County of Bucks, PA.

TAX PARCEL #22-45-424.

PROPERTY ADDRESS: 49 Deep Dale Drive, W. Levittown, PA 19056.

IMPROVEMENTS: RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **MARA IRIZARRY AND BENJAMIN IRIZARRY.**

TERRENCE J. McCABE, Esquire

EDWARD J. DONNELLY, Sheriff

Sheriff's Office, Doylestown, PA

DOCKET #2009-10082

WELLS FARGO BANK, NA v. JOHN A. SCHICKLING, HELEN K. SCHICKLING owner(s) of property situate in the

TOWNSHIP OF MIDDLETOWN, Bucks County, Pennsylvania.

TAX PARCEL #22-21-76-23.

PROPERTY ADDRESS: 623 Saint James Court, Langhorne, PA 19047-1619.

JUDGMENT AMOUNT: \$ 492,198.46.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **JOHN A. SCHICKLING, HELEN K. SCHICKLING.**

PHELAN HALLINAN

EDWARD J. DONNELLY, Sheriff

Sheriff's Office, Doylestown, PA

DOCKET #2010-07301

U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS DELAWARE TRUSTEE AND U.S. BANK NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS CO-TRUSTEE FOR GOVERNMENT LOAN SECURITIZATION TRUST 2011-FV1 v. STEPHANIE A. POPE A/K/A STEPHANIE POPE, IN HER CAPACITY AS EXECUTRIX AND DEVISEE OF THE ESTATE OF EDNA MIDDLETON A/K/A EDNA PEARL POPE MIDDLETON owner(s) of property situate in the **TOWNSHIP OF MIDDLETOWN**, Bucks County, Pennsylvania.

TAX PARCEL #22-49-175.

PROPERTY ADDRESS: 39 Shellflower Road a/k/a 39 Shellflower Lane, Levittown, PA 19056-1707.

JUDGMENT AMOUNT: \$ 157,714.73.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **STEPHANIE A. POPE A/K/A STEPHANIE POPE, IN HER CAPACITY AS EXECUTRIX AND DEVISEE OF THE ESTATE OF EDNA MIDDLETON A/K/A EDNA PEARL POPE MIDDLETON.**

PHELAN HALLINAN

EDWARD J. DONNELLY, Sheriff

Sheriff's Office, Doylestown, PA

DOCKET #2011-04823

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

TAX PARCEL #22-015-006-008.

PROPERTY ADDRESS: 2112 Old Lincoln Highway, Township of Middletown, PA 19047.

IMPROVEMENTS: DETACHED ONE
STORY SINGLE FAMILY RESIDENTIAL
DWELLING.

SOLD AS THE PROPERTY OF: **JAMES P.
JEFFREY A/K/A JAMES P. JEFFERY.**

BARBARA A. FEIN, Esquire
EDWARD J. DONNELLY, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2012-08432

WELLS FARGO BANK, N.A. v. RANDY
FLUCK, SONDRAM. FOLWEILER owner(s)
of property situate in **MIDDLETOWN
TOWNSHIP**, Bucks County, Pennsylvania.
TAX PARCEL #22-013-194.

PROPERTY ADDRESS: 1294 Arbutus
Avenue, Langhorne, PA 19047-3134.

JUDGMENT AMOUNT: \$ 212,182.50.

IMPROVEMENTS: RESIDENTIAL
PROPERTY.

SOLD AS THE PROPERTY OF: **RANDY
FLUCK, SONDRAM. FOLWEILER.**

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

DOCKET #2013-04501

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

TAX PARCEL #22-62-276.

PROPERTY ADDRESS: 92 Cobalt Cross
Road, Levittown, PA 19057.

IMPROVEMENTS: A SINGLE FAMILY
RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **NICHOLE
CLINTON, DUSTIN J. CLINTON.**

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

DOCKET #2013-08127

WELLS FARGO BANK, N.A. v. GEORGE
W. PETO, III A/K/A GEORGE WILLIAM
PETO, III, owner(s) of property situate in
MIDDLETOWN TOWNSHIP, Bucks
County, Pennsylvania.

TAX PARCEL #22-073-189.

PROPERTY ADDRESS: 14 Branford Way,
Langhorne, PA 19047-1514.

JUDGMENT AMOUNT: \$ 338,807.30.

IMPROVEMENTS: RESIDENTIAL
PROPERTY.

SOLD AS THE PROPERTY OF: **GEORGE
W. PETO, III A/K/A GEORGE WILLIAM
PETO, III.**

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

DOCKET #2013-08823

JPMORGAN CHASE BANK, NATIONAL
ASSOCIATION S/B/M CHASE HOME
FINANCE LLC v. ALEXANDER
RONGIONE, THERESA M. RONGIONE
A/K/A THERESA RONGIONE, GENEVIEVE
DUGGAN owner(s) of the property situate
in **MIDDLETOWN TOWNSHIP**, Bucks
County, Pennsylvania.

TAX PARCEL #22-033-139.

PROPERTY ADDRESS: 650 Highpointe
Circle, Langhorne, PA 19047-5159.

JUDGMENT AMOUNT: \$414,079.23.

IMPROVEMENTS: RESIDENTIAL
PROPERTY.

SOLD AS THE PROPERTY OF:
**ALEXANDER RONGIONE, THERESA
M. RONGIONE A/K/A THERESA
RONGIONE, GENEVIEVE DUGGAN.**

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

NEW BRITAIN BOROUGH

DOCKET #2011-07053

ALL THAT CERTAIN lot of land situate in
BOROUGH OF NEW BRITAIN, Bucks
County, Pennsylvania.

TAX PARCEL #25-002-198.

PROPERTY ADDRESS: 11 Mohawk Road
(New Britain Borough), Doylestown, PA
18901.

IMPROVEMENTS: RESIDENTIAL HOUSE
DWELLING.

SOLD AS THE PROPERTY OF: **CYNTHIA
FITZMARTIN, THOMAS FITZMARTIN.
MARK J. UDREN**, Esquire

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

NEW BRITAIN TOWNSHIP

DOCKET #2013-02738

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

erected, hereditaments and appurtenances, situate in the **TOWNSHIP OF NEW BRITAIN**, County of Bucks, Commonwealth of Pennsylvania, as shown on Subdivision Plan of : "The Highland" made by A. W. Martin Associates, Inc., Consulting Engineers, dated April 9, 1975 and last revised August 1, 1975 and recorded in Bucks County in Plan Book 138 Page 16-A and 16-B being known and designated as Lot Number 47 on said Plan, also known as 57 Applecross Circle, Chalfont, Pennsylvania.

TAX PARCEL #26-007-278.

PROPERTY ADDRESS: 57 Applecross Circle, Chalfont, PA 18914.

IMPROVEMENTS: RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **CHERLYNNE NEWMAN**.

BRADLEY J. OSBORNE, Esquire

EDWARD J. DONNELLY, Sheriff

Sheriff's Office, Doylestown, PA

DOCKET #2013-04990

ALL THAT CERTAIN parcel of land lying and being situate in the **TOWNSHIP OF NEW BRITAIN**, County of Bucks and Commonwealth of Pennsylvania, bounded and described as follows: Being more fully described in a Deed dated September 3, 2010, among the land records of the County and State set forth above, in Deed Volume 6506, Page 322.

TAX PARCEL #26-007-499.

PROPERTY ADDRESS: 108 Galway Circle, Chalfont, PA 18914, Township of New Britain.

IMPROVEMENTS: SINGLE FAMILY DWELLING.

SOLD AS THE PROPERTY OF: **MICHAEL**

LUTHER A/K/A MICHAEL J. LUTHER, MICHAEL McNAIR.

SCOTT A. DIETTERICK, Esquire

EDWARD J. DONNELLY, Sheriff

Sheriff's Office, Doylestown, PA

NEWTOWN TOWNSHIP

DOCKET #2009-04859-26-1

THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK, AS TRUSTEE, FOR THE CERTIFICATEHOLDERS CWALT, INC., ALTERNATIVE LOAN TRUST, 2007-24 MORTGAGE PASS THROUGH CERTIFICATES, SERIES 2007-24 v. EUN YOUNG SHIN A/K/A EUN Y.

SHIN owner(s) of property situate in the **TOWNSHIP OF NEWTOWN**, Bucks County, Pennsylvania.

TAX PARCEL #29-006-210.

PROPERTY ADDRESS: 23 Alyssa Drive, Newtown, PA 18940-1341.

JUDGMENT AMOUNT: \$ 550,475.88.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **EUN YOUNG SHIN A/K/A EUN Y. SHIN.**

PHELAN HALLINAN

EDWARD J. DONNELLY, Sheriff

Sheriff's Office, Doylestown, PA

NOCKAMIXON TOWNSHIP

DOCKET #2013-00149

ALL THAT CERTAIN lot or piece of ground with the buildings and improvements thereon erected, situate in the **TOWNSHIP OF NOCKAMIXON**, County of Bucks, Commonwealth of Pennsylvania, filed in the Office of the Recorder of Deeds of Bucks County, Pennsylvania on 7/7/2006 in Land Record Book 5014 at Page 006.

TAX PARCEL #30-011-120.

PROPERTY ADDRESS: 8882 Easton Rd., Nockamixon Township, Pennsylvania.

IMPROVEMENTS: 1.2 ACRE LOT WITH 2 BEDROOMS, 1 BATH (792 SQ. FT.) SINGLE FAMILY HOME AND GARAGE.

SOLD AS THE PROPERTY OF: **ALLAN J. NOWICKI AND JONATHAN A. NOWICKI**.

DAVID E. STERN, Esquire

EDWARD J. DONNELLY, Sheriff

Sheriff's Office, Doylestown, PA

DOCKET #2013-03601

JPMORGAN CHASE BANK, N.A. S/B/M TO CHASE HOME FINANCE, LLC v. GARY FOCHT, THE COMMONWEALTH OF PENNSYLVANIA owner(s) of property situate in the **TOWNSHIP OF NOCKAMIXON**, Bucks County, Pennsylvania.

TAX PARCEL #30-006-025.

PROPERTY ADDRESS: 31 Haycock Drive, Kintnersville, PA 18930-9626.

JUDGMENT AMOUNT: \$ 173,159.42.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **GARY FOCHT, THE COMMONWEALTH OF PENNSYLVANIA.**

PHELAN HALLINAN

EDWARD J. DONNELLY, Sheriff

Sheriff's Office, Doylestown, PA

DOCKET #2013-10003

WELLS FARGO BANK, N.A. v. CHELSEA M. SUSZKO, DANIEL R. SUSZKO, owner(s) of property situate in **NOCKAMIXON TOWNSHIP**, Bucks County, Pennsylvania. TAX PARCEL #30-011-074-003. PROPERTY ADDRESS: 4165 Durham Road, Ottsville, PA 18942-9671. JUDGMENT AMOUNT: \$204,444.20. IMPROVEMENTS: RESIDENTIAL PROPERTY. SOLD AS THE PROPERTY OF: **CHELSEA M. SUSZKO, DANIEL R. SUSZKO. PHELAN HALLINAN** EDWARD J. DONNELLY, Sheriff Sheriff's Office, Doylestown, PA

NORTHAMPTON TOWNSHIP

DOCKET #2010-07494

ALL THAT CERTAIN lot or piece of ground SITUATE in **NORTHAMPTON TOWNSHIP**, Bucks County, Pennsylvania as described according to a Certain Plan thereof known as Final Plan of "Hillcrestshire" Section Number 4 made by Tri-State Engineers and Land Surveyors, dated February 6, 1970 and revised June 3, 1970 said Plan being recorded in the Office of the Recorder of Deeds for Bucks County at Doylestown, Pennsylvania in Plan Book 78 page 12 as follows to wit: Being Lot Number 128 on the above mentioned Plan. Being the same premises which Alan L. Brown and Lynda Mc. Brown by Deed dated October 29, 1999 granted and conveyed unto Patricia L. Hrusko, in fee. TAX PARCEL #31-33-126. PROPERTY ADDRESS: 229 E. Heron Rd. aka 229 Heron Place aka 229 E. Heron St., Hollan, PA 18966. IMPROVEMENTS: SPLIT LEVEL DWELLING W/3 BEDROOMS, 2 FULL BATHS & 1 HALF-BATH. SOLD AS THE PROPERTY OF: **STEVEN M. HRUSKO, AS EXECUTOR OF THE ESTATE OF PATRICIA L. HRUSKO. EVERETT K. SHEINTOCH**, Esquire EDWARD J. DONNELLY, Sheriff Sheriff's Office, Doylestown, PA

DOCKET #2013-08113

WELLS FARGO BANK, NA v. ROBERT F. McLAUGHLIN A/K/A ROBERT FRANCIS McLAUGHLIN, owner(s) of property situate in **NORTHAMPTON TOWNSHIP**, Bucks County, Pennsylvania. TAX PARCEL #31-065-075, 31-065-075-001.

PROPERTY ADDRESS: 2151 Bromley Common, Southampton, PA 18966-2931. JUDGMENT AMOUNT: \$ 259,904.58. IMPROVEMENTS: RESIDENTIAL PROPERTY. SOLD AS THE PROPERTY OF: **ROBERT F. McLAUGHLIN A/K/A ROBERT FRANCIS McLAUGHLIN. PHELAN HALLINAN** EDWARD J. DONNELLY, Sheriff Sheriff's Office, Doylestown, PA

DOCKET #2013-09096

ALL THAT CERTAIN lot or piece of ground situate in the **TOWNSHIP OF NORTHAMPTON**, County of Bucks and Commonwealth of Pennsylvania. TAX PARCEL #21-25-160. PROPERTY ADDRESS: 751 Bridgeview Road, Feasterville, PA. IMPROVEMENTS: RESIDENTIAL REAL ESTATE. SOLD AS THE PROPERTY OF: **GISELA R. PRIETO, UNITED STATES OF AMERICA, DEPT. OF TREASURY INTERNAL REVENUE SERVICE. ANDREW J. MARLEY**, Esquire EDWARD J. DONNELLY, Sheriff Sheriff's Office, Doylestown, PA

PERKASIE BOROUGH

DOCKET #2010-13113

ALL THAT CERTAIN parcel of land lying and being situate in the **BOROUGH OF PERKASIE**, County of Bucks, and Commonwealth of Pennsylvania, bounded and described as follows: Being more fully described in a Deed dated April 30, 2008, among the land records of the County and State set forth above, in Deed Volume 5805, Page 306. TAX PARCEL #33-006-308. PROPERTY ADDRESS: 711 North 5th Street, Perkasia, PA 18944. IMPROVEMENTS: SINGLE FAMILY DWELLING. SOLD AS THE PROPERTY OF: **HORACE B. RISSMILLER, MARIAN J. CAMPBELL, KIMBERLY KATURAN. SCOTT A. DIETTERICK**, Esquire EDWARD J. DONNELLY, Sheriff Sheriff's Office, Doylestown, PA

DOCKET #2013-02404

WELLS FARGO BANK, N.A. v. CAROL A. REHRIG, IN HER CAPACITY AS HEIR

OF ETHEL I. WEIGHNECHT, DECEASED, UNKNOWN HEIRS, SUCCESSORS, ASSIGNS AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER ETHEL L. WEIGHKNECHT, DECEASED owner(s) of property situate in **PERKASIE BOROUGH**, Bucks County, Pennsylvania, being 111 North Third Street, Perkasia, PA 18944-1803.

TAX PARCEL #33-010-044.

PROPERTY ADDRESS: 111 North Third Street, Perkasia, PA 18944-1803.

JUDGMENT AMOUNT: \$ 114,712.29.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **CAROL A. REHRIG, IN HER CAPACITY AS HEIR OF ETHEL I. WEIGHNECHT, DECEASED, UNKNOWN HEIRS, SUCCESSORS, ASSIGNS AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER ETHEL L. WEIGHKNECHT, DECEASED.**

PHELAN HALLINAN

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

PLUMSTEAD TOWNSHIP

DOCKET #2013-06752

PHH MORTGAGE CORPORATION v. JACLYN ALBA A/K/A JACLYN WINSOR, DAVID WINSOR A/K/A DAVID G. WINSOR owner(s) of property situate in **PLUMSTEAD TOWNSHIP**, Bucks County, Pennsylvania, being 4101 Captain Molly Circle, Doylestown, PA 18902-9044.

TAX PARCEL #34-049-068-093.

PROPERTY ADDRESS: 4101 Captain Molly Circle, Doylestown, PA 18902-9044.

JUDGMENT AMOUNT: \$ 229,328.74.

IMPROVEMENTS: CONDOMINIUM UNIT.

SOLD AS THE PROPERTY OF: **JACLYN ALBA A/K/A JACLYN WINSOR, DAVID WINSOR A/K/A DAVID G. WINSOR.**

PHELAN HALLINAN

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

DOCKET #2013-08434

CALIBER HOME LOANS, INC. v. JOHN J. PATTERSON, JR., JENNIFER PATTERSON A/K/A JENNIFER LIVEZEY owner(s)

of property situate in the **PLUMSTEAD TOWNSHIP**, Bucks County, Pennsylvania, being 3801 Swetland Drive, Doylestown, PA 18902-9078.

TAX PARCEL #34-052-045.

PROPERTY ADDRESS: 3801 Swetland Drive, Doylestown, PA 18902-9078.

JUDGMENT AMOUNT: \$ 141,223.51.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **JOHN J. PATTERSON, JR., JENNIFER PATTERSON A/K/A JENNIFER LIVEZEY.**

PHELAN HALLINAN

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

QUAKERTOWN BOROUGH

DOCKET #2012-00271

BANK OF AMERICA, N.A. v. KIMBERLY S. CHRISTISEN, JOSHUA J. CHRISTISEN owner(s) of property situate in the **QUAKERTOWN BOROUGH**, Bucks County, Pennsylvania, being 56 Braithwaite Lane, Quakertown, PA 18951-1005.

TAX PARCEL #35-2-209.

PROPERTY ADDRESS: 56 Braithwaite Lane, Quakertown, PA 18951-1005.

JUDGMENT AMOUNT: \$ 136,773.15.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **KIMBERLY S. CHRISTISEN, JOSHUA J. CHRISTISEN.**

PHELAN HALLINAN

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

DOCKET #2013-02513

HSBC BANK USA, NATIONAL ASSOCIATION AS TRUSTEE FOR DEUTSCHE ALT-A SECURITIES, INC., MORTGAGE LOAN TRUST, SERIES 2003-4XS v. KEVIN L. WOOMER owner(s) of property situate in the **QUAKERTOWN BOROUGH**, Bucks County, Pennsylvania, being 4 Fairway Court, Quakertown, PA 18951-5035.

TAX PARCEL #35-001-008-027.

PROPERTY ADDRESS: 4 Fairway Court, Quakertown, PA 18951-5035.

JUDGMENT AMOUNT: \$ 192,316.74.

IMPROVEMENTS: RESIDENTIAL
PROPERTY.

SOLD AS THE PROPERTY OF: **KEVIN L. WOOMER.**

PHELAN HALLINAN

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

DOCKET #2013-09862

WELLS FARGO BANK, N.A. v. SHEENA A. CARP, MICHAEL D. MEISNER owner(s) of property situate in **QUAKERTOWN BOROUGH**, 4th Ward, Bucks County, Pennsylvania, being 155 South 9th Street a/k/a 155 South Ninth Street, Quakertown, PA 18951-1501.

TAX PARCEL #35-004-369.

PROPERTY ADDRESS: 155 South 9th Street a/k/a 155 South Ninth Street, Quakertown, PA 18951-1501.

JUDGMENT AMOUNT: \$ 230,900.26.

IMPROVEMENTS: RESIDENTIAL
PROPERTY.

SOLD AS THE PROPERTY OF: **SHEENA A. CARP, MICHAEL D. MEISNER.**

PHELAN HALLINAN

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

RICHLAND TOWNSHIP

DOCKET #2010-11383

ALL THAT CERTAIN lot of land situate in **RICHLAND TWP.**, Bucks County, Pennsylvania: Being known as 115 Trumbauersville Road, Quakertown, PA 18951.

TAX PARCEL #36-021-095-002.

PROPERTY ADDRESS: 115 Trumbauersville Road, Quakertown, PA 18951.

IMPROVEMENTS: RESIDENTIAL HOUSE
DWELLING.

SOLD AS THE PROPERTY OF: **ANGELINA INGRASSIA, TODD ZIESENIS.**

MARK J. UDREN, Esquire

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

DOCKET #2012-05817

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

TAX PARCEL #36-032-124.

PROPERTY ADDRESS: 1127 Virginia Way, Quakertown, PA 18951.

IMPROVEMENTS: A SINGLE FAMILY
RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **DAVID SNIDER, JEAN M. SNIDER, THE UNITED STATES OF AMERICA.**

MICHAEL McKEEVER, Esquire

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

DOCKET #2013-08028

SANTANDER BANK, N.A., FORMERLY KNOWN AS SOVEREIGN BANK, N.A. v. RAYMOND E. KELLY A/K/A RAYMOND KELLY, JESSICA M. KELLY A/K/A JESSICA KELLY A/K/A JESSICA MARIE KELLY owner(s) of property situate in **RICHLAND TOWNSHIP**, Bucks County, Pennsylvania, being 129 East Paletown Road, Quakertown, PA 18951-2828.

TAX PARCEL #36-039-070.

PROPERTY ADDRESS: 129 East Paletown Road, Quakertown, PA 18951-2828.

JUDGMENT AMOUNT: \$ 214,753.05.

IMPROVEMENTS: RESIDENTIAL
PROPERTY.

SOLD AS THE PROPERTY OF: **RAYMOND E. KELLY A/K/A RAYMOND KELLY, JESSICA M. KELLY A/K/A JESSICA KELLY A/K/A JESSICA MARIE KELLY. PHELAN HALLINAN**

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

DOCKET #2013-09477

CHRISTIANA TRUST, A DIVISION OF WILMINGTON SAVINGS FUND SOCIETY, FSB, AS TRUSTEE FOR STANWICH MORTGAGE LOAN TRUST, SERIES 2012-18 v. STEVEN E. OZKOWSKI owner(s) of property situate in **RICHLAND TOWNSHIP**, Bucks County, Pennsylvania, being 101 Laurel Court, Quakertown, PA 18951-2763.

TAX PARCEL #36-025-121.

PROPERTY ADDRESS: 101 Laurel Court, Quakertown, PA 18951-2763.

JUDGMENT AMOUNT: \$ 134,676.47.

IMPROVEMENTS: RESIDENTIAL
PROPERTY.

SOLD AS THE PROPERTY OF: **STEVEN E. OZKOWSKI.**

PHELAN HALLINAN

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

SELLERSVILLE BOROUGH

DOCKET #2013-06328

ALL THAT CERTAIN lot, piece of parcel of land, with the buildings and improvements thereon, erected, situate, lying and being the **BOROUGH OF SELLERSVILLE** in Bucks County, Commonwealth of Pennsylvania.

TAX PARCEL #39-003-328.

PROPERTY ADDRESS: 538 Newbury Court, Sellersville, PA 18960.

IMPROVEMENTS: RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **GREGORY A. DIMECH.**

TERRENCE J. McCABE

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

SOUTHAMPTON TOWNSHIP

DOCKET #2010-08379

BANK OF AMERICA, N.A. SUCCESSOR BY MERGER TO BAC HOME LOANS SERVICING, LP v. ALEKSANDR NETREBOV, VICTORIA LUNGIN owner(s) of property situate in the **TOWNSHIP OF SOUTHAMPTON**, Bucks County, Pennsylvania, being 2840 Creek Road, Feasterville Trevose, PA 19053-3220.

TAX PARCEL #21-034-199.

PROPERTY ADDRESS: 2840 Creek Road, Feasterville Trevose, PA 19053-3220.

JUDGMENT AMOUNT: \$ 378,405.00.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **ALEKSANDR NETREBOV, VICTORIA LUNGIN.**

PHELAN HALLINAN

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

SPRINGFIELD TOWNSHIP

DOCKET #2013-00124

ALL THAT CERTAIN lot or piece of ground with the buildings and improvements thereon erected, situate in the **TOWNSHIP OF SPRINGFIELD**, County of Bucks, Commonwealth of Pennsylvania, filed in the Office of the Recorder of Deeds of Bucks County, Pennsylvania, on 12/13/2006 in Land Record Book 5211 at Page 1928.

TAX PARCEL #42-021-025-001.

PROPERTY ADDRESS: 2763 Township Rd., Springfield Township, Pennsylvania.

IMPROVEMENTS: 3.57 ACRE LOT W/4 BEDROOMS, 2 1/2 BATH, SINGLE FAMILY HOME AND 2 CAR GARAGE.

SOLD AS THE PROPERTY OF: **ALLAN J. NOWICKI, JONATHAN A. NOWICKI.**

DAVID E. STERN, Esquire

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

DOCKET #2013-04262

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

TAX PARCEL #42-4-52-1.

PROPERTY ADDRESS: 1642 Route 309, Quakertown, PA 18951.

IMPROVEMENTS: COMMERCIAL – INDUSTRIAL BLDG. 66,362 S/F.

SOLD AS THE PROPERTY OF: **THOMAS COCHRANE, KAREN COCHRANE.**

JOHN C. KILGANNON, Esquire

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

TELFORD BOROUGH

DOCKET #2010-07970

JPMORGAN CHASE BANK, NATIONAL ASSOCIATION, SUCCESSOR BY MERGER TO CHASE HOME FINANCE, LLC S/B/M TO CHASE MANHATTAN MORTGAGE CORPORATION v. RACHAEL D. DANIELS, DOMENICA L. LANDES owner(s) of property situate in the **BOROUGH OF TELFORD**, Bucks County, Pennsylvania, being 531 Township Line Road, Telford, PA 18969-1811.

TAX PARCEL #43-005-002-001.

PROPERTY ADDRESS: 531 Township Line Road, Telford, PA 18969-1811.

JUDGMENT AMOUNT: \$ 255,894.21.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **RACHAEL D. DANIELS, DOMENICA L. LANDES.**

PHELAN HALLINAN

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

DOCKET #2012-06490

THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK, AS TRUSTEE

FOR THE CERTIFICATEHOLDERS OF THE CWALT, INC., ALTERNATIVE LOAN TRUST 2006-OC10, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2006-OC10 v. JOHN J. MERRICK owner(s) or property situate in the **BOROUGH OF TELFORD**, Bucks County, Pennsylvania, being 505 South Main Street a/k/a 505 Main Street, Telford, PA 18969-1807.

TAX PARCEL #43-002-091-002.

PROPERTY ADDRESS: 505 South Main Street a/k/a 505 Main Street, Telford, PA 18969-1807.

JUDGMENT AMOUNT: \$ 216,101.33.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **JOHN J. MERRICK.**

PHELAN HALLINAN

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

TINICUM TOWNSHIP

DOCKET #2012-06125

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

TAX PARCEL #44-014-101.

PROPERTY ADDRESS: 145 East Dark Hollow Road, Pipersville, PA 18947.

IMPROVEMENTS: A SINGLE FAMILY RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **SUSAN NANCY BADAME, ERIC D. SWANHART.**

MICHAEL McKEEVER, Esquire

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

DOCKET #2013-00064

ALL THAT CERTAIN lot or piece of ground with the buildings and improvements thereon erected, situate in the **TOWNSHIP OF TINICUM**, County of Bucks, Commonwealth of Pennsylvania, filed in the Office of the Recorder of Deeds of Bucks County, Pennsylvania, on 7/18/2008 in Land Record Book 5860 at Page 1147.

TAX PARCEL #44-001-023-002.

PROPERTY ADDRESS: 7693 Easton Road, Tinicum Township, Pennsylvania.

IMPROVEMENTS: APPROX. 1.5 ACRE COMMERCIAL PROPERTY W/GAS STATION/MINI MART.

SOLD AS THE PROPERTY OF: **C STORE, LLC.**

DAVID E. STERN, Esquire

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

DOCKET #2013-00150

ALL THAT CERTAIN lot or piece of ground with the buildings and improvements thereon erected, situate in the **TOWNSHIP OF TINICUM**, County of Bucks, Commonwealth of Pennsylvania, filed in the Office of the Recorder of Deeds of Bucks County, Pennsylvania, on 12/2/2005 in Land Record Book 4737 at Page 2099.

TAX PARCEL #44-006-092.

PROPERTY ADDRESS: 69 Swamp Creek Rd., Tinicum Township, PA.

IMPROVEMENTS: 3.3 ACRE LOT WITH ONE BEDROOM, 1 BATH, SINGLE FAMILY.

SOLD AS THE PROPERTY OF: **ALLAN J. NOWICKI.**

DAVID E. STERN

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

DOCKET #2013-08675

WELLS FARGO BANK, N.A. S/B/M TO WELLS FARGO HOME MORTGAGE, INC. F/K/A NORWEST MORTGAGE, INC. v. CAROLE GROSS, DWAYNE E. GROSS A/K/A DWAYNE GROSS owner(s) of property situate in **TINICUM TOWNSHIP**, Bucks County, Pennsylvania, being 40 McCann Drive, Ottsville, PA 18942-1767.

TAX PARCEL #44-014-010-003.

PROPERTY ADDRESS: 40 McCann Drive, Ottsville, PA 18942-1767.

JUDGMENT AMOUNT: \$ 62,006.59.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **CAROLE GROSS, DWAYNE E. GROSS A/K/A DWAYNE GROSS.**

PHELAN HALLINAN

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

UPPER SOUTHAMPTON TOWNSHIP

DOCKET #2011-11139

WELLS FARGO BANK, N.A. v. ROSS RABELOW, MADELEINE RABELOW owner(s) of property situate in the **TOWNSHIP**

OF UPPER SOUTHAMPTON, Bucks County, Pennsylvania, being 549 Jason Drive, Southampton, PA 18966-4059.

TAX PARCEL #48-024-049-031.

PROPERTY ADDRESS: 549 Jason Drive, Southampton, PA 18966-4059.

JUDGMENT AMOUNT: \$ 347,025.91.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: ROSS RABELOW, MADELEINE RABELOW, PHELAN HALLINAN

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

DOCKET #2012-07098

JPMORGAN CHASE BANK, NATIONAL ASSOCIATION, SUCCESSOR IN INTEREST BY PURCHASE FROM THE FEDERAL DEPOSIT INSURANCE CORPORATION AS RECEIVER OF WASHINGTON MUTUAL BANK FORMERLY KNOWN AS WASHINGTON MUTUAL BANK, FA v. ANTHONY KODOR, OLGA KODOR owner(s) of property situate in the **TOWNSHIP OF UPPER SOUTHAMPTON**, County of Bucks and state of Pennsylvania, being 1725 McNelis Drive, Southampton, PA 18966-4051.

TAX PARCEL #48-25-203.

PROPERTY ADDRESS: 1725 McNelis Drive, Southampton, PA 18966-4051.

JUDGMENT AMOUNT: \$ 234,403.94.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: ANTHONY KODOR, OLGA KODOR.

PHELAN HALLINAN

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

DOCKET #2013-01497

ALL THAT CERTAIN lot of land situate in **TOWNSHIP OF UPPER SOUTHAMPTON**, Bucks County, Pennsylvania: Being known as 38 Princeton Road, Huntingdon Valley, PA 19006.

TAX PARCEL #48-15-34.

PROPERTY ADDRESS: 38 Princeton Road, Huntingdon Valley, PA 19006.

IMPROVEMENTS: RESIDENTIAL HOUSE DWELLING.

SOLD AS THE PROPERTY OF: CHRISTIE MOORE A/K/A CHRISTIE MILLER, LOUIS D. MOORE.

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

WARMINSTER TOWNSHIP

DOCKET #2011-05387

CITIMORTGAGE, INC. v. CHARLES HORN, VERONICA HORN owner(s) of property situate in the **TOWNSHIP OF WARMINSTER**, Bucks County, Pennsylvania, being 734 Pelham Avenue, Warminster, PA 18974-2508.

TAX PARCEL #49-040-221.

PROPERTY ADDRESS: 734 Pelham Avenue, Warminster, PA 18974-2508.

JUDGMENT AMOUNT: \$ 381,874.08.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: CHARLES HORN, VERONICA HORN.

PHELAN HALLINAN

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

DOCKET #2013-01465

ALL THAT CERTAIN parcel of land lying and being situate in the **TOWNSHIP OF WARMINSTER**, County of Bucks, and Commonwealth of Pennsylvania, bounded and described as follows: Being more fully described in a Deed dated March 2, 2000, among the land records of the County and State set forth above, in Deed Volume 2026, Page 0146.

TAX PARCEL #49-040-179.

PROPERTY ADDRESS: 735 Saint Davids Avenue a/k/a St. David's Avenue, Warminster, PA 18974-2512.

IMPROVEMENTS: SINGLE FAMILY DWELLING.

SOLD AS THE PROPERTY OF: PAMELA J. VOLLMAR-CALDWELL, ROBERT M. CALDWELL A/K/A ROBERT CALDWELL.

SCOTT A. DIETTERICK, Esquire

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

DOCKET #2013-03457

ALL THAT CERTAIN unit or piece of ground, located in the **TOWNSHIP OF WARMINSTER**, County of Bucks and Commonwealth of Pennsylvania.

TAX PARCEL #49-3-7-719.
 PROPERTY ADDRESS: 1575 West Street
 Road, Unit 719, Warminster, PA 18974.
 IMPROVEMENTS: A SINGLE FAMILY
 RESIDENTIAL DWELLING.
 SOLD AS THE PROPERTY OF: **JONATHAN
 CANDELARIA.**
MICHAEL T. McKEEVER, Esquire
 EDWARD J. DONNELLY, Sheriff
 Sheriff's Office, Doylestown, PA

DOCKET #2013-03477

BANK OF AMERICA, N.A., AS
 SUCCESSOR BY MERGER TO BAC
 HOME LOANS SERVICING, LP F/K/A
 COUNTRYWIDE HOME LOANS
 SERVICING, LP v. MICHAEL KEEBLER,
 CHIARA OLIVER owner(s) of property
 situate in the **WARMINSTER TOWNSHIP**,
 Bucks County, Pennsylvania, being 796
 Cypress Road, Warminster, PA 18974-4361.
 TAX PARCEL #49-011-185.
 PROPERTY ADDRESS: 796 Cypress Road,
 Warminster, PA 18974-4361.
 JUDGMENT AMOUNT: \$ 258,866.65.
 IMPROVEMENTS: RESIDENTIAL
 PROPERTY.
 SOLD AS THE PROPERTY OF: **MICHAEL
 KEEBLER, CHIARA OLIVER.**
PHELAN HALLINAN
 EDWARD J. DONNELLY, Sheriff
 Sheriff's Office, Doylestown, PA

DOCKET #2013-03770

ALL THAT CERTAIN lot or piece of
 ground, situate in the **TOWNSHIP OF
 WARMINSTER**, County of Bucks, and
 Commonwealth of Pennsylvania.
 TAX PARCEL #49-002-002.
 PROPERTY ADDRESS: 1599 West County
 Line Road, Warminster, PA 18974.
 IMPROVEMENTS: RESIDENTIAL REAL
 ESTATE.
 SOLD AS THE PROPERTY OF: **MILTON
 GUZMAN, BERNADINA GUZMAN.**
ANDRE J. MARLEY, Esquire
 EDWARD J. DONNELLY, Sheriff
 Sheriff's Office, Doylestown, PA

WARRINGTON TOWNSHIP

DOCKET #2012-03457

BANK OF AMERICA, N.A., SUCCESSOR
 BY MERGER TO BAC HOME LOANS
 SERVICING, LP FKA COUNTRYWIDE

HOME LOANS SERVICING LP v.
 MARC R. RATCLIFFE, BARBARA A.
 OTTEY owner(s) of property situate in the
TOWNSHIP OF WARRINGTON, Bucks
 County, Pennsylvania, being 696 Griffiths
 Road, Warrington, PA 18976-2031.
 TAX PARCEL #50-024-021-001.
 PROPERTY ADDRESS: 696 Griffiths Road,
 Warrington, PA 18976-2031.
 JUDGMENT AMOUNT: \$ 329,535.87.
 IMPROVEMENTS: RESIDENTIAL
 PROPERTY.
 SOLD AS THE PROPERTY OF: **MARC R.
 RATCLIFFE, BARBARA A. OTTEY.**
PHELAN HALLINAN
 EDWARD J. DONNELLY, Sheriff
 Sheriff's Office, Doylestown, PA

DOCKET #2013-04794

FANNIE MAE ("FEDERAL NATIONAL
 MORTGAGE ASSOCIATION") v.
 WILLIAM LIVEZEY, HOLLY BROWN
 LIVEZEY owner(s) of property situate in
 the **WARRINGTON TOWNSHIP**, Bucks
 County, Pennsylvania, being 3602 Greenwood
 Terrace, Chalfont, PA 18914-3404.
 TAX PARCEL #50-048-002.
 PROPERTY ADDRESS: 3602 Greenwood
 Terrace, Chalfont, PA 18914-3404.
 JUDGMENT AMOUNT: \$ 222,080.03.
 IMPROVEMENTS: RESIDENTIAL
 PROPERTY.
 SOLD AS THE PROPERTY OF: **WILLIAM
 LIVEZEY, HOLLY BROWN LIVEZEY.**
PHELAN HALLINAN
 EDWARD J. DONNELLY, Sheriff
 Sheriff's Office, Doylestown, PA

DOCKET #2013-06878

WELLS FARGO BANK, N.A. v.
 CHRISTOPHER PIO owner(s) of property
 situate in **WARRINGTON TOWNSHIP**,
 Bucks County, Pennsylvania, being 394
 Redbud Court, Warrington, PA 18976-2620.
 TAX PARCEL #50-035-187-039-394.
 PROPERTY ADDRESS: 394 Redbud Court,
 Warrington, PA 18976-2620.
 JUDGMENT AMOUNT: \$ 127,589.32.
 IMPROVEMENTS: CONDOMINIUM UNIT.
 SOLD AS THE PROPERTY OF:
CHRISTOPHER PIO.
PHELAN HALLINAN
 EDWARD J. DONNELLY, Sheriff
 Sheriff's Office, Doylestown, PA

WARWICK TOWNSHIP

DOCKET #2011-09224

ALL THAT CERTAIN lot or place of ground together with the buildings and improvements thereon erected, situate in the **TOWNSHIP OF WARWICK**, County of Bucks, Commonwealth of Pennsylvania.

TAX PARCEL #51-28-1.

PROPERTY ADDRESS: 2710 Fallow Hill Lane, Jamison, PA 18929.

IMPROVEMENTS: RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **IMRANA ALI AND MOHAMMED A. ALI.**

TERRENCE J. McCABE, Esquire

EDWARD J. DONNELLY, Sheriff

Sheriff's Office, Doylestown, PA

DOCKET #2013-02333

ALL THAT CERTAIN lot or piece of ground situate in the **TOWNSHIP OF WARWICK**, County of Bucks, Commonwealth of Pennsylvania.

TAX PARCEL #51-014-341.

PROPERTY ADDRESS: 1514 Tarleton Place, Warminster, PA 18974.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **RHONDA M. O'NEILL.**

ALEXANDRIA CARR, Esquire

EDWARD J. DONNELLY, Sheriff

Sheriff's Office, Doylestown, PA

DOCKET #2013-04065

CALIBER HOME LOANS, INC. v. KERRY S. REEVES owner(s) of property situate in the **TOWNSHIP OF WARWICK**, County of Bucks, Commonwealth of Pennsylvania, being 2622 Virginia Lane, Jamison, PA 18929-1781.

TAX PARCEL #51-028-105.

PROPERTY ADDRESS: 2622 Virginia Lane, Jamison, PA 18929-1781.

JUDGMENT AMOUNT: \$ 254,669.21.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **KERRY S. REEVES.**

PHELAN HALLINAN

EDWARD J. DONNELLY, Sheriff

Sheriff's Office, Doylestown, PA

WRIGHTSTOWN TOWNSHIP

DOCKET #2009-05997

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

TAX PARCEL #53-002-106-010.

PROPERTY ADDRESS: 132 Parson Lane a/k/a 132 Parsons Lane, Wrightstown, PA 18940.

IMPROVEMENTS: RESIDENTIAL REAL ESTATE.

SOLD AS THE PROPERTY OF: **ROBERT J. PETERSON.**

ANDREW J. MARLEY, 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. 17, 24; May 1

Change of Name

IN THE COURT OF COMMON
PLEAS OF BUCKS COUNTY
CIVIL ACTION – LAW
NO. 2014-02022-31

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 **MIMI QUAN** to **MIMI LIFEN CHEN QUAN**.

The Court has fixed the 16th day of May, 2014 at 9:30 a.m. in Courtroom No. 6, Bucks County Courthouse, 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.

May 1

IN THE COURT OF COMMON
PLEAS OF BUCKS COUNTY
CIVIL ACTION – LAW
NO. 2014-02072-31

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 **ERIN REED-TIERNEY** to **ERIN TIERNEY PURCELL**.

The Court has fixed the 16th day of May, 2014, at 9:30 a.m. in Courtroom No. 6, Bucks County Courthouse, 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.

May 1

IN THE COURT OF COMMON
PLEAS OF BUCKS COUNTY
CIVIL ACTION – LAW
NO. 2014-01411

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 **PATRICK ALEXANDER UTKIN** to **PATRICK ALEXANDER MAGNUSZEWSKI**.

The Court has fixed the 16 day of May, 2014 at 9:30 A.M. in Courtroom No. 6,

Bucks County Courthouse, 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.

May 1

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.

DELAWARE VALLEY DEALER SERVICES INC has been incorporated under the provisions of the Pennsylvania Business Corporation Law of 1988, as amended.

May 1

Rick Apple & Sons Construction Co. has been incorporated under the provisions of the Pennsylvania Business Corporation Law of 1988, as amended.

Stephen Loester, Solicitor
100 W. Sixth Street
Suite 204
Media, PA 19063

May 1

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.

DAVID and KATHRYN McCARTNEY FOUNDATION has been incorporated under the provisions of the PA Nonprofit Corporation Law of 1988 on February 25, 2014 as a charitable foundation.

May 1

Classified Ad

OFFICE FOR RENT

Center of Quakertown, 1100 square feet, 5 rooms, 1 1/2 baths, kitchenette, off-street parking, \$1,200/mo. Call (610) 417-3787.

May 1, 8

Associate Attorney, FT, for a well established Upper Bucks County Law Firm. A minimum of five years' civil litigation experience preferred. This position will assist the Municipal and Litigation Departments. We offer competitive pay, a great work environment and excellent benefits. Please respond with resume, including references and salary requirements to Firm Administrator, P.O. Box 215, Perkasio, PA 18944 or dkeller@grimlaw.com.

May 1

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, heretofore 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 5, 2014** in Courtroom #7 on the fifth floor of the BUCKS COUNTY COURTHOUSE, 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. **EDITH LICHTMAN IRREVOCABLE TRUST, UNDER AGREEMENT DATED 10/20/2007** – Lynn S. Evans, Esquire, Trustee **GREGORY LOATS** – Andrew B. Loats, Executor **TRUST ESTABLISHED FOR MARGARET S. POWER UNDER ARTICLE III OF THE IRREVOCABLE DEED OF TRUST OF WILLIAM M. POWER, SETTLOR DATED 10/12/81** – PNC Bank, National Association (formerly Continental Bank) as sole surviving Trustee

JAMES J. SIMPSON a/k/a JIM SIMPSON – Scott A. Petri, Esquire, Executor
ETHEL TROZZI a/k/a ETHEL M. TROZZI – Samuel E. Trozzi, Executor
DONALD PETRILLE, JR., ESQUIRE,
REGISTER OF WILLS
AND CLERK OF THE
ORPHANS' COURT DIVISION
COURT OF COMMON PLEAS
OF BUCKS COUNTY

Apr. 24; May 1

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

BRIGGS, CURTIS M., JR., dec'd.

Late of the Township of Newtown, County of Bucks.

Executor: **THE FIRST NATIONAL BANK AND TRUST COMPANY OF NEWTOWN** c/o Stuckert and Yates, Two North State St., Newtown, PA 18940.

Attorney: **D. KEITH BROWN**, Stuckert and Yates, Two North State Street, Newtown, PA 18940.

CROUTHAMEL, PAUL W. a/k/a **PAUL WILLARD CROUTHAMEL**, dec'd.

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

Co-Executors: **JAMES L. CROUTHAMEL** and **ELEANOR PROCHT** c/o Ronald R. Bolig, Esquire, 5 Temple Avenue, Sellersville, PA 18960.
Attorney: **RONALD R. BOLIG**, Robert A. Lechowicz Law Offices, 5 Temple Avenue, Sellersville, PA 18960.

DEMOS, BRIAN DAVID, dec'd.

Late of Milford Township.

Administrator: **GEORGE J. DEMOS** c/o Joseph H. Wagner, Esquire, Attorney-at-Law, 332 North Main Street, Doylestown, PA 18901.

Attorney: **JOSEPH H. WAGNER**,
Attorney-at-Law, 332 North Main Street,
Doylestown, PA 18901.

DeSANDRE-BOYD, JUDITH ANN, dec'd.
Late of Bristol.

Executor: **BRUCE BOYD**, 2225 Palmer
Avenue, Bristol, PA 19007.

FARMER, KAREN L., dec'd.

Late of Richland Township.

Administratrix: **SHARON L.**
McCONNELL c/o Grim, Biehn &
Thatcher, P.O. Box 215, Perkasio, PA
18944-0215.

Attorney: **GREGORY E. GRIM**, Grim,
Biehn & Thatcher, 104 S. Sixth St., P.O.
Box 215, Perkasio, PA 18944-0215.

GIUFFRE, GEORGIA R., dec'd.

Late of Sellersville.

Administrators: **ELIOT P. RIDGEWAY**,
6042 Covered Bridge Rd., Pipersville,
PA 18947 and **JOSEPH D. GIUFFRE**,
JR., 906 E. Kennedy Rd., North Wales,
PA 19454.

JABLONOWSKI, JOSEPH S., dec'd.

Late of Middletown Township, Bucks
County, PA.

Administratrix: **ANDREA**
BRANSFIELD 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.

JONES, EVAN DAVIS, dec'd.

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

Co-Administrators: **MELVIN R. JONES**
and **KATHRYN L. JONES** c/o Bradford
D. Wagner, Esquire, 662 Main Street,
Hellertown, PA 18055-1726.

Attorney: **BRADFORD D. WAGNER**,
662 Main Street, Hellertown, PA 18055-
1726.

KALNINS, ANNA, dec'd.

Late of Quakertown City.

Executrix: **NORA A. LIEPA**, 1547 Vista
Rd., Lancaster, PA 17601-5046.

KEPPOL, NORMAN, dec'd.

Late of 2037 Terrace Dr., Feasterville.

Executors: **NOREEN F. ORNDORF**,
9 Jenny Dr., Millville, NJ 08332 and
JOSEPH N. KEPPOL, 6 Country View
Lane, Kunkletown, PA 18058.

MacDOUGALL, VICTORIA E., dec'd.

Late of Bensalem Township.

Executrix: **VICTORIA ANNE**
MacDOUGALL, 2244 New York
Avenue, Bensalem, PA 19020.

Attorney: **CHRISTOPHER H.**
STEWART, 2246 Bristol Pike,
Bensalem, PA 19020.

McCABE, FRANCIS J., dec'd.

Late of Doylestown Borough.

Executrix: **DIANE P. McCABE**, 4505
Dahill Road, Silver Spring, MD 20906.

Attorney: **PETER S. THOMPSON**,
114 North Main Street, Doylestown, PA
18901.

MEYLE, EARL, dec'd.

Late of Hilltown Township.

Executrix: **JOYCE ANN MEYLE**, 531
Upper Stump Rd., Chalfont, PA 18914.

Attorney: **ROBERT G. BRICKER**,
Bricker, Landis, Hunsberger & Gingrich,
LLP, 114 East Broad Street, P.O. Box
64769, Souderton, PA 18964.

QUINLAN, AUSTIN F., dec'd.

Late of Northampton Twp.

Executrix: **GWEN A. SIMONS**, 1104
Almshouse Rd., Ivyland, PA 18974.

RAIA, DAWN, dec'd.

Late of Furlong/Buckingham.

Executrix: **BETH CARUSO**, P.O. Box
276, Lambertville, NJ 08530.

SPADACCINO, LOUIS F., dec'd.

Late of Northampton Township, Bucks
County, PA.

Executrices: **PATRICIA A. MURRAY**
and **LAUREN SANDS PORTER** c/o
Begley, Carlin & Mandio, LLP, P.O. Box
308, Langhorne, PA 19047.

Attorney: **ANTHONY A. MANDIO**,
Begley, Carlin & Mandio, LLP, P.O. Box
308, Langhorne, PA 19047.

STRAUSS, BETTE E., dec'd.

Late of 703 Julian Drive West,
Warminster, Bucks County.

Executrix: **TAMMY L. BUNTING**, 3707
Powder Horn Dr., Furlong, PA 18925.
Attorney: **GLEN D. KIMBALL**.

UMBERGER, NANCY A. a/k/a **NANCY**
UMBERGER, dec'd.

Late of Bristol.

Executor: **ROBERT E. UMBERGER**,
JR., 9215 Blue Grass Road, Apt. 11,
Philadelphia, PA 19114.

WAGNER, MILDRED H., dec'd.

Late of Perkasio, Dublin Borough,
Bedminster Township.

Executor: **DAVID WAGNER**, 1461
Alton Way, Downingtown, PA 19335.

ZISKIND, HARRIET L., dec'd.

Late of Newtown.

Executrix: **MINDY RESNICK**, 29 Tree
Bark Lane, Holland, PA 18966.

*Second Publication***ALGEO, THERESA C.,** dec'd.

Late of West Rockhill Township, Bucks
County.

Executor: **STEPHEN G. ALGEO** c/o
Weber, Kracht & Chellew, 847 West
Market Street, P.O. Box 258, Perkasio, PA
18944-0258.

Attorneys: **WEBER, KRACHT &
CHELLEW**, 847 West Market Street,
P.O. Box 258, Perkasio, PA 18944-0258.

**BALAMUCKI, IRENE M. a/k/a IRENE
MAY BALAMUCKI,** dec'd.

Late of Middletown Township.

Executor: **KEITH J. BALAMUCKI** c/o
William E. Thomson, Jr., Esquire, 952
Trenton Road, Fairless Hills, PA 19030.

Attorney: **WILLIAM F. THOMSON,
JR.**

**BENDINSKY, FRANK J. a/k/a FRANK
JOSEPH BENDINSKY,** dec'd.

Late of Bristol Township.

Executor: **WILLIAM NORTON**, 91
Cardinal Road, Levittown, PA 19057-
1619.

Attorney: **THOMAS J. PROFY, IV.**

BIECHLIN, RICHARD A., dec'd.

Late of Levittown, Falls Township.

Executrices: **BARBARA J. EDLING**,
6 First St., Hopewell, NJ 08505 and
WENDY STOMS, 635 Old York Rd.,
Neshanic Station, NJ 08853.

CADWALLADER, EMMA M., dec'd.

Late of Holland, Northampton Twp.,
Bucks County.

Co-Executors: **JAMES L. MORLEY**,
151 Marlboor Rd., Lawrence Township,
NJ 08648 and **THOMAS D. MORLEY**,
2640 Wexford Lane, York, PA 17404.

CHUBIN, CLAIRE, dec'd.

Late of Bristol Township, Bucks County,
PA.

Executor: **CAREY BLUMENFELD**
a/k/a **CAREY S. BLUMENFELD** c/o
Kenneth D. Federman, Esquire, 3103
Hulmeville Rd., Ste. 200, Bensalem, PA
19020.

Attorney: **KENNETH D. FEDERMAN**,
Rothberg & Federman, 3103 Hulmeville
Rd., Ste. 200, Bensalem, PA 19020.

CLARKSON, NORA, dec'd.

Late of Solebury Township.

Co-Executors: **KENNETH ROY
MANNERING CLARKSON** and
JENNIFER JANE CLARKSON c/o
Richard Hale Pratt, Esquire, Pratt, Brett
& Luce, P.C., 68 East Court Street, P.O.
Box 659, Doylestown, PA 18901-0659.

Attorney: **RICHARD HALE PRATT**,
Pratt, Brett & Luce, P.C., 68 East Court
Street, P.O. Box 659, Doylestown, PA
18901-0659.

COBBETT, ELLEN K., dec'd.

Late of Richboro, PA.

Executrix: **SUZANNE KNAPP-
MILLER**, 1228 Barrowdale Rd.,
Jenkintown, PA 19046.

DEZOLT, PAUL D., dec'd.

Late of Bristol Township, Bucks County,
PA.

Administratrix: **CAROLINE
ELIZABETH O'NEILL** a/k/a
CAROLINE ELIZABETH DEZOLT
c/o Lawrence S. Chane, Esquire,
One Logan Square, 130 N. 18th St.,
Philadelphia, PA 19103-6998.

Attorney: **LAWRENCE S. CHANE**,
Blank Rome, LLP, One Logan Square,
130 N. 18th St., Philadelphia, PA 19103-
6998.

DOUGERT, CAROLYN F., dec'd.

Late of 2 Pennington Lane, Quakertown.
Executrix: **DARLENE D. RUTH**, 2
Pennington Lane, Quakertown, PA 18951.
Attorney: **KATHLEEN M. COLLINS.**

DOUGHERTY, JOSEPH, JR., dec'd.

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

Co-Administrators: **RACHEL
DOUGHERTY** and **JOSEPH
DOUGHERTY, III** c/o William J.
Salerno, Esquire, 220 Radcliffe Street,
Bristol, PA 19007.

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

EDEN, HELEN V., dec'd.

Late of Warminster Township, Bucks
County, PA.

Executrix: **PAMELA JANE EDEN** c/o Christopher H. Peifer, Esquire, P.O. Box 626, Media, PA 19063.

Attorney: **CHRISTOPHER H. PEIFER**, KAO Law Associates, P.O. Box 626, Media, PA 19063.

ELWELL, JAMES V., SR., dec'd.

Late of Bensalem Township.

Executor: **JAMES V. ELWELL, JR.**, 572 Hermitage Street, Philadelphia, PA 19128.

Attorney: **EDMOND R. SHINN**.

GABLE, CHRISTOPHER K., dec'd.

Late of Bensalem Township, Bucks County, PA.

Administratrix: **CARRIE L. KIEFER** c/o Brendan O. Nemec, Esquire, 175 Bustleton Pike, Feasterville, PA 19053.

Attorney: **BREANDAN O. NEMEC**, Rovner Allen Rovner Zimmerman, 175 Bustleton Pike, Feasterville, PA 19053.

GROVER, RUSSELL, SR., dec'd.

Late of New Hope Borough, Bucks County, PA.

Administrator: **RUSSELL GROVER, JR.**, 315 Appletree Dr., Levittown, PA 19055.

Attorney: **DARRELL M. ZASLOW**, 312 One Oxford Valley, Langhorne, PA 19047.

HALLBAUER, CAROLANNE, dec'd.

Late of Warminster.

Administrator: **ROB HALLBAUER**, 310 Newington Dr., Hatboro, PA 19040.

HERMAN, CARMELA, dec'd.

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

Executrix: **JUDITH ANN SCHAWO** c/o William J. Salerno, Esquire, 220 Radcliffe Street, Bristol, PA 19007.

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

HUNSBERGER, IRA BICKEL a/k/a IRA B.

HUNSBERGER, dec'd.

Late of Quakertown Borough.

Executrix: **SHIRLEY J. ANDERSON**, P.O. Box 177, Fountainville, PA 18923-0177.

JAMES, KAREN, dec'd.

Late of Bristol Township.

Administrator: **BEAU JAMES**, 1746 Willow Avenue, Bristol, PA 19067.

Attorney: **THOMAS J. PROFY, IV**.

KRAVCHUK, GEORGE GENNADY, dec'd.

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

Administrator: **ANTONY KRAVCHUK** c/o Robert Bailey, Jr., Esquire, 312 Oxford Valley Road, Fairless Hills, PA 19030.

Attorney: **ROBERT BAILEY, JR.**, Jackson, Cook, Caracappa & Scott, 312 Oxford Valley Road, Fairless Hills, PA 19030.

LEAKE, BETTY J., dec'd.

Late of Northampton Township, Bucks County, PA.

Executrix: **BARBARA A. JANKOWSKI** 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, 244 Huntingdon Pike, Huntingdon Valley, PA 19006.

LEBRON, CARMEN E., dec'd.

Late of Bensalem Township.

Administrator: **RAFAEL LEBRON, II** c/o Marte and Toadvine, 344 South Bellevue Avenue, Langhorne, PA 19047.

Attorney: **TRACY L. CASSELBROPHY**, 344 South Bellevue Avenue, Langhorne, PA 19047.

MEEHAN, JEANETTE M., dec'd.

Late of Warminster Township, Bucks County, PA.

Executrix: **SIOBHAN J. DONATA** c/o Leonard L. Shober, Esquire, 308 N. Main St., Ste. 400, Chalfont, PA 18914.

Attorney: **LEONARD L. SHOBER**, Shober & Rock, P.C., 308 N. Main St., Ste. 400, Chalfont, PA 18914.

MOSCO, NATALIE, dec'd.

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

Administratrix: **LINDA PETOLILLO** c/o William J. Salerno, Esquire, 220 Radcliffe Street, Bristol, PA 19007.

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

MURRAY, M. ELIZABETH a/k/a MARY ELIZABETH MURRAY, dec'd.

Late of Middletown Township, Bucks County, PA.

Executor: **DONALD B. RAMALEY** c/o Yvette E. Taylor-Hachoose, Esquire, 1234 River Road, Washington Crossing, PA 18977.

Attorney: **YVETTE E. TAYLOR-HACHOOSE**, 1234 River Road, Washington Crossing, PA 18977.

PEARLMAN, TAMARA, dec'd.

Late of Warminster.

Executor: **DAVID SNYDERMAN**, 708 Elmway Cir., Blue Bell, PA 19422.

RAPP, FRED E., JR., dec'd.

Late of Richboro.

Executrix: **JO ANN E. RAPP**, 67 W. Pickering Bend, Richboro, PA 18954.

Attorney: **PHILIP A. VALENTINO, JR.**

RONGIONE, LORETA C., dec'd.

Late of Bensalem Township.

Executor: **MICHAEL R. RONGIONE** c/o William F. Thomson, Jr., Esquire, 952 Trenton Rd., Fairless Hills, PA 19030.

Attorney: **WILLIAM F. THOMSON, JR.**

SMITH, ESTHER J., dec'd.

Late of New Britain Township, Bucks County, PA.

Executor: **KIRK R. SMITH**, 393 Stonyhill Drive, Chalfont, PA 18914.

Attorney: **CAROL M. LAUCHMEN**, Carol M. Lauchmen, P.C., 388 Main Street, Harleysville, PA 19438.

SNYDER, ROBERT C., SR. a/k/a **BOB SNYDER**, dec'd.

Late of Ottsville, Nockamixon Township. Administratrix: **BRYANA GRACE SNYDER**, 6088 Valley Forge Dr., Coopersburg, PA 18036.

TRAISTER, FREEMAN S., dec'd.

Late of Bridgeton Township.

Executor: **TIMOTHY W. TRAISTER** c/o Steven A. Cotlar, Esquire, Cotlar & Cotlar, 23 West Court Street, Doylestown, PA 18901.

Attorney: **STEVEN A. COTLAR**, 23 West Court Street, Doylestown, PA 18901.

WITTE, CHRISTINE E., dec'd.

Late of the Borough of Perkasio, Bucks County.

Executrix: **MARY ELLEN SCANLON** c/o Hopkins & Hopkins, 114 N. Main Street, Doylestown, PA 18901.

Attorney: **ERIC W. HOPKINS**, Hopkins & Hopkins, 114 North Main Street, Doylestown, PA 18901.

YOUNG, ROBERT F., JR., dec'd.

Late of Quakertown Borough, Bucks County, PA.

Executrix: **DIANE L. WAGNER** c/o Theodore Hauptman, Esquire, 105 West Street Road, Feasterville, PA 19053.

Attorney: **THEODORE HAUPTMAN**, Miller and Hauptman, 105 West Street Road, Feasterville, PA 19053.

Third and Final Publication

BARANOWSKI, ELEANORE D., dec'd.

Late of Upper Southampton Township.

Executor: **ANTHONY BARANOWSKI** 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.

BELTRE, ANDONI E., dec'd.

Late of Morrisville Township, Bucks County, PA.

Administrators: **PEDRO E. BELTRE** and **ENEDINA JIMENEZ** c/o Thomas Donnelly, Esquire, 131 W. State St., Doylestown, PA 18901.

Attorney: **THOMAS DONNELLY**, Antheil Maslow & MacMinn, LLP, 131 W. State St., P.O. Box 50, Doylestown, PA 18901.

BOYD, EARL L., SR. a/k/a **EARL LOUIS BOYD, SR.**, dec'd.

Late of Croydon Township, Bucks County.

Executor: **EARL L. BOYD, JR.** c/o Amanda Racines Lovett, Esquire, 3968 Maulfair Place, Allentown, PA 18103.

Attorney: **AMANDA RACINES LOVETT**, 3968 Maulfair Place, Allentown, PA 18103.

BRADFORD, MARY LAVINIA a/k/a **MARY L. BRADFORD**, dec'd.

Late of Buckingham Township.

Executor: **PETER W. BRADFORD** c/o Richard Hale Pratt, Esquire, Pratt, Brett & Luce, P.C., 68 East Court Street, P.O. Box 659, Doylestown, PA 18901-0659.

Attorney: **RICHARD HALE PRATT.**

COOPER, DOROTHY Y. a/k/a **DOROTHY YOUNG COOPER** and **DOROTHY COOPER**, dec'd.

Late of Wrightstown Township, Bucks County, PA.

Executor: **GEORGE F. COOPER** c/o Michael D. Betts, Esquire, 237 N. York Road, Warminster, PA 18974-4515.

Attorney: **MICHAEL D. BETTS**, 237 N. York Road, Warminster, PA 18974-4515.

DOURIS, ANGELO, dec'd.

Late of Warminster Township, Bucks County, PA.

Executrix: **DIANE DAMM** c/o Michael D. Betts, Esquire, 237 N. York Road, Warminster, PA 18974-4515.

Attorney: **MICHAEL D. BETTS**, 237 N. York Road, Warminster, PA 18974-4515.

EGGE, MARY J., dec'd.

Late of 108 South Main Street, Richlandtown.

Executrix: **JOAN E. STAUFFER**, 336 Fairview Street, Coopersburg, PA 18036.

Attorney: **CHRISTOPHER G. KOKIKO**.

FERDINAND, JOHN RICHARD, dec'd.

Late of Langhorne.

Executrix: **JANINE FORREST**, 2073 Squirrel Hill Rd., Schwenksville, PA 19473.

Attorney: **PETER VILLARI**, Villari, Brandes & Giannone, P.C.

GRAY, DOROTHY MARY, dec'd.

Late of Bensalem Township.

Executor: **MICHAEL J. GRAY**, 4355 So. Woodland Dr., Bensalem, PA 19020.

HAHN, MARGARET E., dec'd.

Late of New Britain Township, Bucks County.

Executor: **A. GEORGE HAHN** c/o Hopkins & Hopkins, 114 N. Main Street, Doylestown, PA 18901.

Attorney: **ERIC W. HOPKINS**, Hopkins & Hopkins, 114 North Main Street, Doylestown, PA 18901.

HARBISON, RAYMOND J., dec'd.

Late of Lower Southampton Township, Bucks County, PA.

Executor: **LAWRENCE E. HARBISON** c/o E. Garrett Gummer, III, Esquire, 1260 Bustleton Pike, Feasterville, PA 19053.

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

ISACKOV, VIOLETA a/k/a VICKY

ISACKOV, dec'd.

Late of Richboro.

Administratrix: Corinne Vainer, 11704 Barlow St., Philadelphia, PA 19116.

JESBERGER, FLORENCE, dec'd.

Late of Southampton.

Executrix: **SHIRLEY HICKEY**, 778 Central Avenue, Southampton, PA 18966.

KONRAD, ARTHUR G., SR., dec'd.

Late of Richboro/Northampton.

Executrix: **VERONICA KULL**, 1715 Terwood Rd., Huntingdon Valley, PA 19006.

KOVACS, EVELYN C., dec'd.

Late of the Borough of Doylestown.

Executrix: **JoANN SCHADE**, 545 Maple Avenue, Doylestown, PA 18901.

Attorney: **JAMES P. BENSTEAD**.

KRATZ, BRIAN G., dec'd.

Late of Quakertown Borough, Bucks County.

Administrators: **GLENN F. KRATZ** and **BETTY A. GROEGLER** c/o Carter P. Henry, Esquire, P.O. Box 499, Quakertown, PA 18951.

Attorney: **CARTER P. HENRY**, P.O. Box 499, Quakertown, PA 18951.

LEVITHAN, MARVIN S., dec'd.

Late of Blue Bell City, Whitpain Township.

Administratrix: **LISA LEVITHAN**, 303 West State St., #123, Doylestown, PA 18901.

MAZEN, FRANKLIN H., dec'd.

Late of Warminster Township, Bucks County, PA.

Executrix: **ROSALYN MAZEN** c/o Lawrence S. Chane, Esquire, One Logan Square, 130 N. 18th St., Philadelphia, PA 19103-6998.

Attorney: **LAWRENCE S. CHANE**, Blank Rome LLP, One Logan Square, 130 N. 18th St., Philadelphia, PA 19103-6998.

PASQUALONE, DONALD M. a/k/a DONALD PASQUALONE, dec'd.

Late of Bensalem Township, Bucks County, PA.

Administratrix C.T.A.: **CHRISTINE PASQUALONE** c/o Arthur S. Cavaliere, Esquire, 6808 Ridge Avenue, Philadelphia, PA 19128.

Attorney: **ARTHUR S. CAVALIERE**, 6808 Ridge Avenue, Philadelphia, PA 19128.

PATRAW, SUSAN MARIE LoBIONDO, dec'd.

Late of Croydon, Bristol Township.

Executor: **RICHARD L. PATRAW**, 915 Church St., Croydon, PA 19021.

RAUDENBUSH, JANET M., dec'd.

Late of the Township of West Rockhill, Bucks County, PA.

Executor: **TERRY RAUDENBUSH**
c/o Ronald R. Bolig, Esquire, 5 Temple
Avenue, Sellersville, PA 18960.

Attorney: **RONALD R. BOLIG**, Robert
A. Lechowicz Law Offices, 5 Temple
Avenue, Sellersville, PA 18960.

**REINHEIMER, LEONARD E. a/k/a DICK
REINHEIMER**, dec'd.

Late of Hilltown Twp.

Executors: **RICHARD REINHEIMER**,
P.O. Box 456, Warrington, PA 18976 and
CATHERINE YATES, 188 Colonial Dr.,
Warminster, PA 18974.

**RICHERTS, JOSEPH L., SR. a/k/a
JOSEPH LESTER RICHERTS, SR.
a/k/a JOSEPH LESTER RICHERTS
and JOSEPH L. RICHERTS**, dec'd.

Late of Newtown.

Executrix: Diane Richerts, 206 N.
Chancellor St., Newtown, PA 18940.

Attorney: **JAMES P. MANAHAN**.

SCHOOLS, WILLIAM M., dec'd.

Late of Bristol Township.

Executrix: **SARAH ANN CAPUTO** c/o
Marc S. Stolee, Esquire, 132 Mill Street,
Bristol, PA 19007.

Attorney: **MARC S. STOLEE**.

**SLOCUM, STILLMAN D. a/k/a
STILLMAN DEFRANCE SLOCUM**,
dec'd.

Late of Northampton Township.

Executrix: **LINDA EDELSON-
SLOCUM**, 5 Cherry Blossom Dr.,
Churchville, PA 18966.

Attorney: **KATHERINE G. WEISS**.

SMITH, ESTHER J., dec'd.

Late of New Britain Township.

Executor: **KIRK R. SMITH**, 393
Stonyhill Drive, Chalfont, PA 18914.

Attorney: **CAROL M. LAUCHMEN**,
Carol M. Lauchmen, P.C., 388 Main
Street, Harleysville, PA 19438.

SNYDER, J. LINFORD, dec'd.

Late of Hilltown Township.

Executors: **D. GLENN SNYDER**, 215 N.
Main Street, Hatfield, PA 19440, **JOHN
L. SNYDER**, 2018 Mill Road, Perkasio,
PA 18944, **MARY C. PALKO**, 121 N.
Fourth Street, Telford, PA 18969 and
JANET E. MACKEY, 2001 Bethlehem
Pike, Hatfield, PA 19440.

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

STERNOWSKI, EDWARD H., dec'd.

Late of Bensalem Township, Bucks
County, PA.

Executrix: **SHIRLEY GRAMIAK** c/o
James W. Sutton, Jr., Esquire, 1014
Millcreek Drive, Feasterville, PA 19053.

Attorney: **JAMES W. SUTTON, JR.**,
1014 Millcreek Drive, Feasterville, PA
19053.

**TABOR, MAE GERALDINE a/k/a JERRY
TABOR**, dec'd.

Late of Bensalem Township.

Administratrix: **DAWN M. THOMAS**,
5720 Terrace Ave., Bensalem, PA 19020.

**WOLFF, MARGARET L. a/k/a
MARGARET WOLFF**, dec'd.

Late of Warminster Township, Bucks
County, PA.

Executrix: **CORNELIA M.
MONTALBANO**.

Attorney: **MARTIN J. CORR**, Corr
Law Offices, 1035 W. Bristol Road,
Warminster, PA 18974.

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:

PURO-TEC PROPERTY RESTORATION
with its principal place of business 725 Wicker
Avenue, Suite 100, Bensalem, PA 19020.

The names and addresses of the entities
owning or interested in said business are
Puro-tec, LTD, 725 Wicker Avenue, Suite 100,
Bensalem, PA 19020 and JPK Restoration
Services, LTD, 211 Ford Road, Bala Cynwyd,
PA 19004.

The certificate will be filed on or after March 27, 2014.

Nathan D. Fox, Solicitor
Begley, Carlin & Mandio, LLP
680 Middletown Boulevard
Langhorne, PA 19047

May 1

Sweeneys Motor Sales with its principal place of business 1455 S. West End Blvd., Quakertown.

The name of the person owning or interested in said business is Kathleen Sweeney.

The application has been filed on March 10, 2014.

Albert L. Chase, Solicitor
2031 N. Broad St.
Ste. 137
Landsdale, PA 19446-1003

May 1

Miscellaneous

NOTICE OF SHERIFF'S SALE
IN THE COURT OF COMMON PLEAS OF
BUCKS COUNTY, PENNSYLVANIA
NO. 2012-04195

BANK OF AMERICA, N.A., SUCCESSOR BY MERGER TO BAC HOME LOANS SERVICING LP fka COUNTRYWIDE HOME LOANS SERVICING LP
vs.

MARLENE LEWIS, IN HER CAPACITY AS HEIR OF MARGIE M. LEWIS, DECEASED, MIA LEWIS, IN HER CAPACITY AS HEIR OF MARGIE M. LEWIS, DECEASED, ANDREW LEWIS, IN HIS CAPACITY AS HEIR OF MARGIE M. LEWIS, DECEASED, MELANIE WESLEY, IN HER CAPACITY AS HEIR OF MARGIE M. LEWIS, DECEASED and UNKNOWN HEIRS, SUCCESSORS, ASSIGNS AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER MARGIE M. LEWIS, DECEASED

NOTICE OF SHERIFF'S SALE OF REAL PROPERTY

NOTICE TO: **UNKNOWN HEIRS, SUCCESSORS, ASSIGNS AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER MARGIE M. LEWIS, DECEASED**

Being Premises: 2417 AIRACOBRA STREET, LEVITTOWN, PA 19057-4105.

Being in BRISTOL TOWNSHIP, County of BUCKS, Commonwealth of Pennsylvania, 05-040-179.

Improvements consist of residential property.

Sold as the property of **MARLENE LEWIS, IN HER CAPACITY AS HEIR OF MARGIE M. LEWIS, DECEASED, MIA LEWIS, IN HER CAPACITY AS HEIR OF MARGIE M. LEWIS, DECEASED, ANDREW LEWIS, IN HIS CAPACITY AS HEIR OF MARGIE M. LEWIS, DECEASED, MELANIE WESLEY, IN HER CAPACITY AS HEIR OF MARGIE M. LEWIS, DECEASED and UNKNOWN HEIRS, SUCCESSORS, ASSIGNS AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER MARGIE M. LEWIS, DECEASED.**

Your house (real estate) at 2417 AIRACOBRA STREET, LEVITTOWN, PA 19057-4105 is scheduled to be sold at the Sheriff's Sale on July 11, 2014 at 11:00 A.M. at the BUCKS County Courthouse, 55 East Court Street, P.O. Box 269, Doylestown, PA 18901, to enforce the Court Judgment of \$35,636.11 obtained by, BANK OF AMERICA, N.A., SUCCESSOR BY MERGER TO BAC HOME LOANS SERVICING, LP fka COUNTRYWIDE HOME LOANS SERVICING LP (the mortgagee), against the above premises.

Phelan Hallinan, LLP, Solicitors
Attorneys for Plaintiff

May 1