ESTATE AND TRUST NOTICES

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 persons named. Notice is also hereby given of the existence of the trusts of the deceased settlors set forth below for whom no personal representatives have been appointed within 90 days of death. All persons having claims or demands against said estates or trusts are requested to make known the same, and all persons indebted to said estates or trusts are requested to make payment, without delay, to the executors or administrators or trustees or to their attorneys named below.

FIRST PUBLICATION

BANGHART, EDMUND P., dec'd.
Late of 403 Florentine Drive, Easton, Northampton County, PA
Personal Representative: John F. Banghart c/o Catherine E. Sears, Esquire, Gross McGinley, LLP, 33 South 7th Street, P.O. Box 4060, Allentown, PA 18105-4060
Attorneys: Catherine E. Sears, Esquire, Gross McGinley, LLP, 33 South 7th Street, P.O. Box 4060, Allentown, PA 18105-4060

BARNETT, ROBERT ELLIOT, dec'd.
Late of Forks Township, Northampton County, PA
Executrices: Cassandra Lou Barnett and Stephanie C. Barnett c/o Edward H. Butz, Esquire, Lesavoy Butz & Seitz, 1620 Pond Rd., #200, Allentown, PA 18104
Attorneys: Edward H. Butz, Esquire, Lesavoy Butz & Seitz, 1620 Pond Rd., #200, Allentown, PA 18104

CAWLEY, MARY M., dec'd.
Late of the Borough of Freemansburg, Northampton County, PA
Administrator: George T. Cawley, Jr. c/o Ellen M. Kraft, Esquire, 190 Brodhead Road, Suite 305, Bethlehem, PA 18017-9265
Attorney: Ellen M. Kraft, Esquire, 190 Brodhead Road, Suite 305, Bethlehem, PA 18017-9265

DAUD, MATTHEW ALLEN, dec'd,
Late of Easton, Northampton County, PA
Executrix: Mary Elizabeth Daud c/o Douglas J. Tkacik, Esquire, 18 East Market Street, Bethlehem, PA 18018
Attorney: Douglas J. Tkacik, Esquire, 18 East Market Street, Bethlehem, PA 18018

EVANS, ROBERT E., dec'd.
Late of Lower Saucon Township, Northampton County, PA
Executrix: Christine E. Farace c/o T. Benjamin Traud, Esquire, Traud Law Offices, 3055 College Heights Blvd., Ste. 2A, Allentown, PA 18104
Attorneys: T. Benjamin Traud, Esquire, Traud Law Offices, 3055 College Heights Blvd., Ste. 2A, Allentown, PA 18104

FEDIO, ROBERT L., dec'd.
Late of the Township of Moore, Northampton County, PA
Administrator: Samantha L. Fedio, P.O. Box 179, Moscow, PA 18444

FEHNEL, JUDITH J., dec'd.
Late of the City of Northampton, Northampton County, PA
Co-Executrices: Abbey L. Hower and Alicia A. Rodenbough c/o Goudsouzian & Associates, 2940 William Penn Highway, Easton, PA 18045
Attorneys: Goudsouzian &

Associates, 2940 William Penn Highway, Easton, PA 18045

FENICLE, BLAKE HOTTLE, dec'd.
Late of the Township of Hanover, Northampton County, PA
Executor: Steven Keith Fenicle c/o Kevin Frank Danyi, Esquire, Danyi Law, P.C., 133 East Broad Street, Bethlehem, PA 18018
Attorneys: Kevin Frank Danyi, Esquire, Danyi Law, P.C., 133 East Broad Street, Bethlehem, PA 18018

KOSTICK, ANNA GERALDINE, dec'd.
Late of 34 N. Fairview Street, Northampton County, PA
Executrix: Wendy J. Ashby, Esquire
Attorneys: Wendy J. Ashby, Esq., Ashby Law Offices, LLC, 314 West Broad Street, Suite 118, Quakertown, PA 18951

KOZNETSKI, JOSEPH J., JR., dec'd.
Late of Bethlehem Township, Northampton County, PA
Executor: Matthew Jordan Koznetski
Attorney: Nancy G. Aaroe, Esquire, 2358 Gruver Avenue, Easton, PA 18045

LAWRENCE, ROSALIE, dec'd.
Late of the Township of Hanover, Northampton County, PA
Executrix: Kristine Devers Schwartz c/o Joseph F. Leeson, III, Esquire, 70 East Broad Street, P.O. Box 1426, Bethlehem, PA 18016-1426
Attorney: Joseph F. Leeson, III, Esquire, 70 East Broad Street, P.O. Box 1426, Bethlehem, PA 18016-1426

LENTZ, LARRY L., dec'd.
Late of Walnutport, Northampton County, PA
Executor: Randy Keith Lentz c/o Stephen A. Strack, Esquire, Steckel and Stopp LLC, 125 S. Walnut Street, Suite 210, Slatington, PA 18080
Attorneys: Stephen A. Strack, Esquire, Steckel and Stopp LLC, 125 S. Walnut Street, Suite 210, Slatington, PA 18080

MARRAH, DANIEL J., SR., dec'd.
Late of Bethlehem, Northampton County, PA
Executrix: Kathleen Ann Marrah-Mich c/o William W. Matz, Jr., Esquire, 211 W. Broad Street, Bethlehem, PA 18018-5517
Attorney: William W. Matz, Jr., Esquire, 211 W. Broad Street, Bethlehem, PA 18018-5517

MATTHEWS, RUSSELL W., JR., dec'd.
Late of the Borough of Stockertown, Northampton County, PA
Executrix: Barbara Lucille Markle c/o Ellen M. Kraft, Esquire, 190 Brodhead Road, Suite 305, Bethlehem, PA 18017-8475
Attorney: Ellen M. Kraft, Esquire, 190 Brodhead Road, Suite 305, Bethlehem, PA 18017-8475

MELCHOR, HAROLD ARTHUR, dec'd.
Late of the Township of Williams, Northampton County, PA
Co-Executors: Kim Marie Lohrman and Lucas Melchor Lohrman c/o Beth A. Knickerbocker, Esquire, 2906 William Penn Hwy., Suite 204, Easton, PA 18045
Attorney: Beth A. Knickerbocker, Esquire, 2906 William Penn Hwy., Suite 204, Easton, PA 18045

PITTMAN, DANIEL JOHN, dec'd.
Late of Tatamy, Northampton County, PA
Administratrix: Lisa Marie Pittman c/o Goudsouzian &

Associates, 2940 William Penn Highway, Easton, PA 18045
Attorneys: Goudsouzian & Associates, 2940 William Penn Highway, Easton, PA 18045

SALAZAR, ERIC JAVIER, dec'd.
Late of Bethlehem City, Northampton County, PA
Executrix: Jessica Valdez, 761 Public Rd., Bethlehem, PA 18015
Attorneys: Zachary D. Griffith,Esquire, Barley Snyder, LLP, 2755 Century Blvd., Wyomissing, PA 19610

SCHELERO, ROSEMARY, dec'd.
Late of 701 State Belt Blvd., Northampton County, PA
Administratrix: Wendy J. Ashby, Esquire
Attorneys: Wendy J. Ashby, Esq., Ashby Law Offices, LLC, 314 West Broad Street, Suite 118, Quakertown, PA 18951

SIENICKI, MELISSA M., dec'd.
Late of the City of Bethlehem, Northampton County, PA
Administrator: Kyle Dietterich c/o Goudsouzian & Associates, 2940 William Penn Highway, Easton, PA 18045
Attorneys: Goudsouzian & Associates, 2940 William Penn Highway, Easton, PA 18045

TETI, KATHLEEN G., dec'd.
Late of Bethlehem, Northampton County, PA
Executrix: Diane Fegley c/o Timothy J. Duckworth, Esquire, Mosebach, Funt, Dayton & Duckworth, P.C., 2045 Westgate Drive, Suite 404, Bethlehem, PA 18017
Attorneys: Timothy J. Duckworth, Esquire, Mosebach, Funt, Dayton & Duckworth, P.C., 2045 Westgate Drive, Suite 404, Bethlehem, PA 18017

SECOND PUBLICATION

BABIN, MEREDITH H., dec'd.
Late of the Borough of Wind Gap, Northampton County, PA
Executrix: Megan Kirby Abrantes c/o Ellen M. Kraft, Esquire, 190 Brodhead, Road, Suite 305, Bethlehem, PA 18017-9265
Attorney: Ellen M. Kraft, Esquire, 190 Brodhead, Road, Suite 305, Bethlehem, PA 18017-9265

BERNARDO, DOROTHY HELEN, dec'd.
Late of the Township of Forks, Northampton County, PA
Executrix: Kathleen Marie Koshinski c/o Peters, Moritz, Peischl, Zulick, Landes & Brienza, LLP, 1 South Main Street, Nazareth, PA 18064
Attorneys: Peters, Moritz, Peischl, Zulick, Landes & Brienza, LLP, 1 South Main Street, Nazareth, PA 18064

COSCIA, PEARL F., dec'd.
Late of the Borough of Pen Argyl, Northampton County, PA
Executrix: Sherri Lynn Frisbie
Attorney: P. Christopher Cotturo, Esquire, 75 Bangor Junction Road, Bangor, PA 18013

FLYTE, MELODY ANN, dec'd.
Late of the Township of Upper Nazareth, Northampton County, PA
Administrator: Shayne Ashley Flyte c/o Richard Eugene Santee, Esquire, Shay Santee & Kelhart LLC, 44 E. Broad Street, Suite 210, Bethlehem, PA 18018
Attorneys: Richard Eugene Santee, Esquire, Shay Santee & Kelhart LLC, 44 E. Broad Street, Suite 210, Bethlehem, PA 18018

GRUBER, RICKEY P., dec'd.
Late of Walnutport, Northampton County, PA
Executor: Ryan L. Gruber c/o Stephen A. Strack, Esquire, Steckel & Stopp LLC, 125 S.

Walnut Street, Suite 210, Slatington, PA 18080
Attorneys: Stephen A. Strack, Esquire, Steckel & Stopp LLC, 125 S. Walnut Street, Suite 210, Slatington, PA 18080

HOWARD, MARTIN J., JR., dec'd.
Late of Palmer Twp., Northampton County, PA
Executrices: Ann J. Howard, 119 Glenmoor Cir. S., Easton, PA 18045 and Dawn Marie Howard Mistry, 15 Eagle Ct., Randolph, NJ 07869
Attorneys: Russell Law, P.C., 3500 Reading Way, Huntingdon Valley, PA 19006

KRANYECZ, SUSAN M., dec'd.
Late of the City of Bethlehem, Northampton County, PA
Administratrix: Elaine Marie Kranyecz c/o David W. Crosson, Esq., Crosson & Richetti LLC, 609 W. Hamilton St., Suite 301, Allentown, PA 18101
Attorneys: David W. Crosson, Esq., Crosson & Richetti LLC, 609 W. Hamilton St., Suite 301, Allentown, PA 18101

LAUFIK, EDWARD F., dec'd.
Late of Northampton, Northampton County, PA
Executor: Frank W. Laufik c/o Stephen A. Strack, Esquire, Steckel & Stopp LLC, 125 S. Walnut Street, Suite 210, Slatington, PA 18080
Attorneys: Stephen A. Strack, Esquire, Steckel & Stopp LLC, 125 S. Walnut Street, Suite 210, Slatington, PA 18080

MOSHER, MARIANNE E., dec'd.
Late of Bethlehem, Northampton County, PA
Executor: Christopher D. Mosher c/o William W. Matz, Jr., Esquire, 211 W. Broad Street, Bethlehem, PA 18018-5517
Attorney: William W. Matz, Jr., Esquire, 211 W. Broad Street, Bethlehem, PA 18018-5517

MROWKA, EDWARD F., SR., dec'd.
Late of Northampton, Northampton County, PA
Executor: Edward Francis Mrowka, Jr. c/o Joshua D. Shulman, Esquire, Shulman Law Office PC, 1935 Center Street, Northampton, PA 18067
Attorneys: Joshua D. Shulman, Esquire, Shulman Law Office PC, 1935 Center Street, Northampton, PA 18067

PETROSKI, THEODORE E., dec'd.
Late of the Township of Washington, Northampton County, PA
Executrix: Anmarie Rose Jezorski
Attorney: P. Christopher Cotturo, Esquire, 75 Bangor Junction Road, Bangor, PA 18013

REISS, ROBERT ALLEN, dec'd.
Late of Bethlehem, Northampton County, PA
Executrix: Kristin Amy Kerecz a/k/a Kristin Amy Reiss c/o Constantine M. Vasiliadis, Esquire, Kolb, Vasiliadis, Florenz & Recchiuti, LLC, 60 W. Broad Street, Suite 303, Bethlehem, PA 18018-5721
Attorneys: Constantine M. Vasiliadis, Esquire, Kolb, Vasiliadis, Florenz & Recchiuti, LLC, 60 W. Broad Street, Suite 303, Bethlehem, PA 18018-5721

RICCI, AMELIA, dec'd.
Late of the Township of Bethlehem, Northampton County, PA
Executrix: Gelsomina G. Ricci-Lombardo c/o DiFelice Law,

LLC, 240 South Main Street, Suite 1206, Nazareth, PA 18064
Attorneys: DiFelice Law, LLC, 240 South Main Street, Suite 1206, Nazareth, PA 18064

SAKOVITS, PHYLLIS H., dec'd.
Late of Northampton, Northampton County, PA
Executor: Thomas J. Sakovits c/o Stephen A. Strack, Esquire, Steckel & Stopp LLC, 125 S. Walnut Street, Suite 210, Slatington, PA 18080
Attorneys: Stephen A. Strack, Esquire, Steckel & Stopp LLC, 125 S. Walnut Street, Suite 210, Slatington, PA 18080

SCARLESE, PETER D., dec'd.
Late of the Borough of Pen Argyl, Northampton County, PA
Administrator: Dominic John Scarlese, 206 Oxford Street, Pen Argyl, PA 18072
Attorneys: Ronold J. Karasek, Esquire, Karasek Law Offices, LLC, 641 Market Street, Bangor, PA 18013

SCHICK, CONNY C., dec'd.
Late of the City of Bethlehem, Northampton County, PA
Executor: Charles Schick c/o Alfred S. Pierce, Esquire, Pierce & Steirer, LLC, 124 Belvidere Street, Nazareth, PA 18064
Attorneys: Alfred S. Pierce, Esquire, Pierce & Steirer, LLC, 124 Belvidere Street, Nazareth, PA 18064

SHELLY, MARJORIE F., dec'd.
Late of the Township of Lower Nazareth, Northampton County, PA
Executor: Raymond Lee Shelly c/o Theresa Hogan, Esquire, 340 Spring Garden Street, Easton, PA 18042
Attorney: Theresa Hogan, Esquire, 340 Spring Garden Street, Easton, PA 18042

STEAGER, PATRICIA MARGARET, dec'd.
Late of the Township of Moore, Northampton County, PA
Executor: Lawrence C. Steager c/o Richard Eugene Santee, Esquire, Shay Santee & Kelhart LLC, 44 E. Broad Street, Suite 210, Bethlehem, PA 18018
Attorneys: Richard Eugene Santee, Esquire, Shay Santee & Kelhart LLC, 44 E. Broad Street, Suite 210, Bethlehem, PA 18018

ZAJAC, PAUL, dec'd.
Late of the City of Bethlehem, Northampton County, PA
Executrix: Carole Z. Wirth c/o Timothy J. Duckworth, Esquire, Mosebach, Funt, Dayton & Duckworth, P.C., 2045 Westgate Drive, Suite 404, Bethlehem, PA 18017
Attorneys: Timothy J. Duckworth, Esquire, Mosebach, Funt, Dayton & Duckworth, P.C., 2045 Westgate Drive, Suite 404, Bethlehem, PA 18017

THIRD PUBLICATION

ARAVICH, THOMAS M., dec'd.
Late of 2175 S. Delaware Drive, Easton, Northampton County, PA
Executrix: Jessica King
Attorneys: Wendy J. Ashby, Esq., Ashby Law Offices, LLC, 314 West Broad Street, Suite 118, Quakertown, PA 18951

DAVIS, MICHAEL C., dec'd.
Late of Allentown, Northampton, PA
Administrator: Michael C. Davis, II c/o Fitzpatrick Lentz & Bubba, P.C., Two City Center, 645 West Hamilton Street, Suite 800, Allentown, PA 18101

Attorneys: Fitzpatrick Lentz & Bubba, P.C., Two City Center, 645 West Hamilton Street, Suite 800, Allentown, PA 18101

EVELY, JAMES P., dec'd.
Late of Nazareth, Northampton County,PA
Executrix: Diane M. Dickison c/o Keith W. Strohl, Esquire, Steckel and Stopp, LLC, 125 S. Walnut Street, Suite 210, Slatington, PA 18080
Attorneys: Keith W. Strohl, Esquire, Steckel and Stopp, LLC, 125 S. Walnut Street, Suite 210, Slatington, PA 18080

FETZER, NORMAN, dec'd.
Late of the City of Bethlehem, Northampton County, PA
Co-Executors: Kenneth Edward Fetzer and Bryan David Fetzer c/o Goudsouzian & Associates, 2940 William Penn Highway, Easton, PA 18045
Attorneys: Goudsouzian & Associates, 2940 William Penn Highway, Easton, PA 18045

FRANKENBACH, LOUISE M., dec'd.
Late of Bethlehem, Northampton County, PA
Personal Representative: Susan Ann Frankenbach, Kirby G. Upright, Esquire, One West Broad Street, Suite 700, Bethlehem, PA 18018
Attorneys: Kirby G. Upright, Esquire, One West Broad Street, Suite 700, Bethlehem, PA 18018

FREY, RANDY L., dec'd.
Late of Upper Nazareth Township, Northampton County, PA
Executor: Raymond Larry Frey, 2430 S. 3rd Ave., Whitehall, PA 18052
Attorneys: Steven D. Brown, Esquire, Spengler Brown Law Offices, 110 East Main Street, Bath, PA 18014

HARWOOD, DONNA MARIE, dec'd.
Late of the Township of Hanover, Northampton County, PA
Executrix: Christine Marie Lagree c/o Robert V. Littner, Esquire, Littner & Littner Law Offices, PLLC, 512 North New Street, Bethlehem, PA 18018
Attorneys: Robert V. Littner, Esquire, Littner & Littner Law Offices, PLLC, 512 North New Street, Bethlehem, PA 18018

HOPPE, WILLIAM L., dec'd.
Late of the City of Bethlehem, Northampton County, PA
Executor: Bruce E. Hoppe c/o Fitzpatrick Lentz & Bubba, P.C., Two City Center, 645 West Hamilton Street, Suite 800, Allentown, PA 18101
Attorneys: Fitzpatrick Lentz & Bubba, P.C., Two City Center, 645 West Hamilton Street, Suite 800, Allentown, PA 18101

JONES, JEAN M., dec'd.
Late of Nazareth, Northampton County, PA
Executrix: Nicole J. O'Donnell c/o Yary L. Ledee de Leon, Esquire, Shulman Law Office PC, 1935 Center Street, Northampton, PA 18067
Attorneys: Yary L. Ledee de Leon, Esquire, Shulman Law Office PC, 1935 Center Street, Northampton, PA 18067

MIHALAK, JAMES, dec'd.
Late of Bethlehem, Northampton County, PA
Administrator: William W. Matz, Jr., 211 W. Broad Street, Bethlehem, PA 18018-5517
Attorney: William W. Matz, Jr., 211 W. Broad Street, Bethlehem, PA 18018-5517

NEMETH, RAYMOND E., JR., dec'd.
Late of the Township of Bushkill, Northampton County,PA

Administratrix: Denise Longenbach c/o Alfred S. Pierce, Esquire, Pierce & Steirer, LLC, 124 Belvidere Street, Nazareth, PA 18064
Attorneys: Alfred S. Pierce, Esquire, Pierce & Steirer, LLC, 124 Belvidere Street, Nazareth, PA 18064

NOONE, ELAINE M., dec'd.
Late of Bethlehem, Northampton County, PA
Executor: Scott Charles Noone c/o Michael F. Corriere, Esquire, Corriere and Andres, LLC, 433 East Broad Street, P.O. Box 1217, Bethlehem, PA 18016-1217
Attorneys: Michael F. Corriere, Esquire, Corriere and Andres, LLC, 433 East Broad Street, P.O. Box 1217, Bethlehem, PA 18016-1217

REINHART, ROSEMARIE J., dec'd.
Late of the Township of Hanover, Northampton County, PA
Administrator: James R. Reinhart, Jr. c/o George N. Mouhlas, Esquire, Vasiliadis Pappas Associates LLC, 2551 Baglyos Circle, Suite A-14, Bethlehem, PA 18020
Attorneys: George N. Mouhlas, Esquire, Vasiliadis Pappas Associates LLC, 2551 Baglyos Circle, Suite A-14, Bethlehem, PA 18020

SANCHEZ, CARLOS IGNACIO, dec'd.
Late of the City of Easton, Northampton County, PA
Executrix: Anga Mahmoud Abouelsaad c/o Lisa A. Spitale, Esquire, Spitale Vargo Madsen & Blair, 680 Wold Avenue, Easton, PA 18042
Attorneys: Lisa A. Spitale, Esquire, Spitale Vargo Madsen & Blair, 680 Wold Avenue, Easton, PA 18042

TRUSCOTT, DALE ARMSTRONG, dec'd.
Late of Bath, Northampton County, PA
Executor: Steven Michael Truscott c/o William W. Matz, Jr., Esquire, 211 W. Broad Street, Bethlehem, PA 18018-5517
Attorney: William W. Matz, Jr., Esquire, 211 W. Broad Street, Bethlehem, PA 18018-5517

VACHAL, WILMA C., dec'd.
Late of the Township of Bethlehem, Northampton County, PA
Executrix: Deirdra G. Vachal c/o Robert V. Littner, Esquire, Littner & Littner Law Offices, PLLC, 512 North New Street, Bethlehem, PA 18018
Attorneys: Robert V. Littner, Esquire, Littner & Littner Law Offices, PLLC, 512 North New Street, Bethlehem, PA 18018

NOTICE OF APPLICATION FOR PRIVATE DETECTIVE LICENSE

NOTICE IS HEREBY GIVEN that Ryan Flecksteiner, residing in Northampton County, Pennsylvania, has made application to the Court of Common Pleas of Northampton County, Pennsylvania, for a license to conduct a private detective business under the name:

KEYSTONE INVESTIGATIONS GROUP, LLC

4403 Birkland Place #1074, Bethlehem, PA 18045.

Said application will be presented to the Court of Common Pleas of Northampton County on October 28, 2026. MD 1507-2026.

Oct. 8, 15

NOTICE FOR CHANGE OF NAME

NOTICE IS HEREBY GIVEN that on the 18th day of September, 2026, the Petition of David Sweeney was filed in Northampton County Court of Common Pleas at No. C-48-CV-2026-09444, seeking to change the name of minor child from Alyssa Maegan Sweeney to Alyssa Megan Sweeney. The Court has fixed Tuesday, November 17, 2026 at 9:00 a.m., in courtroom #TBD at the Northampton County Courthouse as the date of the hearing of the Petition. All persons interested in the proposed change of name may appear and show cause, if any they have, why the prayer of the Petitioner should not be granted.

Oct. 15

SHERIFF'S SALE OF VALUABLE REAL ESTATE

The following real estate will be sold by the Sheriff of Northampton County, Pennsylvania, on NOVEMBER 6, 2026, at ten o'clock a.m. in the COUNCIL CHAMBERS, THIRD FLOOR, of the Northampton County Government Center, within the City of Easton, County of Northampton and State of Pennsylvania.

PLEASE TAKE NOTICE that the sale price will include only the outstanding taxes certified to the Sheriff's Office. Any taxes not reported to the Sheriff are the responsibility of the purchaser.

No. C-48-CV-2021-05186
(#11 NOV/2026)
BANGOR BOROUGH AUTHORITY
vs
JAMES MOYER, SARA MOYER

Property Address:

646 South Main Street, Bangor, PA 18013

UPI/Tax Parcel Number:

E9NE3D/3/8/0102

ALL THAT CERTAIN messuage, tenement, tract, lot or piece of land situate in Bangor Borough, Northampton County, Pennsylvania.

TITLE TO SAID PREMISES is vested in James Moyer and Sara Moyer by deed recorded on May 31, 2019, in the Northampton County Recorder of Deeds office in Book 2019-1 at page 102720.

THEREON BEING ERECTED two-and-one-half-story colonial style single residential dwelling with vinyl siding, shake shingle roof and detached one-car garage.

No. C-48-CV-2021-05876
(#10 NOV/2026)
CITY OF EASTON
vs
ANDREW D. WERTZ

Property Address:

301 West Grant Street, Easton, PA 18042

UPI/Tax Parcel Number:

M9NE2A/18/1/0310

ALL THAT CERTAIN lot or piece of ground situate in Easton City, Northampton County, Pennsylvania.

TITLE TO SAID PREMISES is vested in Andrew D. Wertz by deed recorded on November 17, 2016, in the Northampton County Recorder of Deeds office in Book 2016-1 at page 250374.

THEREON BEING ERECTED a two-story single residential dwelling with brick exterior, shingle roof and detached two-car garage.

No. C-48-CV-2022-08900
(#18 NOV/2026)
U.S. BANK TRUST NATIONAL ASSOCIATION, ET AL
vs
WEBSTER J UZZLE, UNITED STATES OF AMERICA DEPARTMENT OF JUSTICE

Property Address:

1819 Chianti Place, Easton, PA 18045

UPI/Tax Parcel Number:
N8/23/9/0205

ALL THAT CERTAIN piece, parcel, or tract of land situate in Bethlehem Township, Northampton County, Pennsylvania.

TITLE TO SAID PREMISES is vested in Webster J. Uzzle by deed recorded on August 31, 2004, in Book 2004-1 at Page 341390.

THEREON BEING ERECTED a two-story single residential dwelling with vinyl siding, shingle roof and attached two-car garage.

No. C-48-CV-2023-03434
(#1 NOV/2026)
HSBC BANK USA,
NATIONAL ASSOCIATION,
AS TRUSTEE, ET AL
vs
JOSEPH ROSE, III

Property Address:
3670 North Delaware Drive a/k/a 3670 Delaware Drive, Easton, PA 18040

UPI/Tax Parcel Number:
J10/3/8/0311

ALL THAT CERTAIN lot or tract of land with the dwelling thereon erected, situate in Forks Township, Northampton County, Pennsylvania.

TITLE TO SAID PREMISES is vested in Joseph Rose III by deed recorded on May 22, 2006, in the Northampton County Recorder of Deeds Office in Book 2006-1 at Page 202865.

THEREON BEING ERECTED a one-story ranch-style single residential dwelling with wood siding and shingle roof.

No. C-48-CV-2023-07571
(#12 NOV/2026)
BANGOR BOROUGH AUTHORITY
vs
JANENE A. FIGUEROA

Property Address:
38 North 2nd Street, Bangor, PA 18013

UPI/Tax Parcel Number:
E9NE2A/6/5/0102

ALL THAT CERTAIN piece or parcel of land, with the improvements thereon erected, situate in Bangor Borough, Northampton County, Pennsylvania.

TITLE TO SAID PREMISES is vested in Janene A. Figueroa by deed recorded on April 22, 2022, in the Northampton County Recorder of Deeds office in Book 2022-1 at page 121893.

THEREON BEING ERECTED a two-story residential row home with aluminum siding and shingle roof.

No. C-48-CV-2023-08767
(#2 NOV/2026)
BOROUGH OF BATH
vs
CARRIE L. SEAGREAVES

Property Address:
223 Race Street, Bath, PA 18014

UPI/Tax Parcel Number:
K6NW4C/20/4A/0503

ALL THAT CERTAIN messuage or tenement and lot or piece of land situate in Bath Borough, Northampton County, Pennsylvania.

TITLE TO SAID PREMISES is vested in Carrie L. Seagreaves by deed recorded on January 18, 2022, in the Northampton County Recorder of Deeds office in Book 2022-1 at page 21101.

THEREON BEING ERECTED a two-story half-double residential dwelling with aluminum siding, shingle roof and shed.

No. C-48-CV-2024-12338
(#7 NOV/2026)
CARRINGTON MORTGAGE
SERVICES, LLC
vs
JANE M. RACE,
UNITED STATES OF AMERICA

Property Address:

2608 Freemansburg Avenue, Easton, PA 18045

UPI/Tax Parcel Number:

M9NW1/11/2/0324

ALL THAT CERTAIN tract or parcel of land situate in Palmer Township, Northampton County, Pennsylvania.

TITLE TO SAID PREMISES is vested in Jane M. Race by deed recorded on October 22, 2007, in the Northampton County Recorder of Deeds office in Book 2007-1 at page 385766.

THEREON BEING ERECTED a two-story single residential dwelling with vinyl siding/brick exterior, slate roof and detached one-car garage.

No. C-48-CV-2025-01048
(#19 NOV/2026)

MEB LOAN TRUST VIII
vs
MARANYELIS GERVACIO,
LEONEL ESPAILLAT

Property Address:

1600 Mine Lane Road, Easton, PA 18045

UPI/Tax Parcel Number:

M9SW1/11/9/0324

ALL THAT CERTAIN lot of piece of land situated in Palmer Township, Northampton County, Pennsylvania.

THEREON BEING ERECTED a two-story single residential dwelling with vinyl siding/stone veneer, shingle roof, and attached two-car garage.

Property Address:

Mine Lane Road, Easton, PA 18045

UPI/Tax Parcel Number:

M9SW1/11/7/0324

ALL THAT CERTAIN lot of piece of land lying, situate and being in Palmer Township, Northampton County, Pennsylvania.

THEREON BEING a residential driveway.

TITLE TO SAID PREMISES in vested in Leonel Espaillat and Maranyelis Gervacio by Deed recorded on October 19, 2016, in the Northampton County Recorder of Deeds Office in Book 2016-1 at Page 226184.

No. C-48-CV-2025-06164
(#14 NOV/2026)

BETHLEHEM AREA
SCHOOL DISTRICT
vs
RICHARD SOLDO, JR.,
STACY SOLDO

Property Address:

933 High Street, Bethlehem, PA 18018

UPI/Tax Parcel Number:

N6SE4C/21/3/0204

ALL THAT CERTAIN lot or piece of ground, with the dwelling thereon erected, situate, lying and being in Bethlehem City, Northampton County, Pennsylvania.

TITLE TO SAID PREMISES is vested in Richard Soldo, Jr., and Stacy Soldo by deed recorded on January 17, 2019, in the Northampton County Recorder of Deeds office in Book 2019-1 at page 10407.

THEREON BEING ERECTED a two-story single residential dwelling with brick exterior/vinyl siding, shingle roof and detached garage.

No. C-48-CV-2025-07580
(#17 NOV/2026)

NORTHAMPTON AREA
SCHOOL DISTRICT
vs
ARTHUR LONGLEY, III,
ARTHUR LONGLEY, IV

Property Address:

1020 Woodland Drive, Walnutport, PA 18088

UPI/Tax Parcel Number:

H2/26/10K/0516

ALL THAT CERTAIN piece, parcel, or tract of land, with improvements thereon, situate on the circle at the

northern extremity of Woodland Drive in Lehigh Township, Northampton County, Pennsylvania.

TITLE TO SAID PREMISES is vested in Arthur Longley III and Arthur Longley IV by deed recorded on 03/02/2022 in Book 2022-1 at Page 68753.

THEREON BEING ERECTED a detached three-car garage with shingle roof and two sheds.

No. C-48-CV-2025-08140
(#15 NOV/2026)

BETHLEHEM AREA SCHOOL DISTRICT

vs

ALEXANDER MAGARIN

Property Address:

421 East Laurel Street, Bethlehem, PA 18018

UPI/Tax Parcel Number:

N6SE3D/3/19/0204

ALL THAT CERTAIN messuage, tenement and lot or piece of ground situate in Bethlehem City, Northampton County, Pennsylvania.

TITLE TO SAID PREMISES is vested in Alexander Magarin by deed recorded on September 1, 2022, in the Northampton County Recorder of Deeds office in Book 2022-1 at page 243744.

THEREON BEING ERECTED a one-story ranch-style single residential dwelling with aluminum siding, shingle roof and one-car garage.

No. C-48-CV-2025-09663
(#4 NOV/2026)

MIDFIRST BANK

vs

KEITH W. McILVAINE, STEPHANIE M. McILVAINE

Property Address:

2695 Lower Way, Easton, PA 18040

UPI/Tax Parcel Number:

K9/39A/51/0311

ALL THAT CERTAIN land situated in Forks Township, Northampton County, Pennsylvania.

TITLE TO SAID PREMISES is vested in Keith W. McIlvaine and Stephanie M. McIlvaine, husband and wife, as tenants by the entirety, by deed recorded on October 6, 2003, in the Northampton County Recorder of Deeds office in Book 2003-1 at page 417600.

THEREON BEING ERECTED a two-story residential townhouse with brick exterior, shingle roof and attached one-car garage.

No. C-48-CV-2026-02893
(#6 NOV/2026)

NEWREZ, LLC, d/b/a SHELLPOINT MORTGAGE SERVICING

vs

TIMOTHY HECK

Property Address:

118 South 18th Street, Easton, PA 18042

UPI/Tax Parcel Number:

L9SW2D/10/5/0837

ALL THAT CERTAIN lot or land, with the southern half of a double frame dwelling house thereon, situated on the east side of South 18th Street in Wilson Borough, Northampton County, Pennsylvania.

TITLE TO SAID PREMISES is vested in Timothy Heck by deed recorded on November 21, 2018, in the Northampton County Recorder of Deeds office in Book 2018-1 at page 249070.

THEREON BEING ERECTED a two-and-one-half-story half-double residential dwelling with wood siding and shingle roof.

No. C-48-CV-2026-02969
(#5 NOV/2026)

ROCKET MORTGAGE, LLC

vs

HEIDI MARIE CONNORS, IN HER CAPACITY AS EXECUTRIX OF THE ESTATE OF JOHN CONNORS

Property Address:

5 Old Orchard Drive, Easton, PA 18045

UPI/Tax Parcel Number:

M8SE2/5/3/0324

ALL THAT CERTAIN lot or piece of ground, with the messuage or tenements erected thereon, situate on the westerly line of Old Orchard Drive in Palmer Township, Northampton County, Pennsylvania.

TITLE TO SAID PREMISES is vested in John Connors by deed recorded on June 16, 2009, in the Northampton County Recorder of Deeds office in Book 2009-1 at page 149253. The said John Connors departed this life on July 7, 2018.

THEREON BEING ERECTED a two-story single residential dwelling with vinyl siding, shingle roof and attached one-car garage.

A Schedule of Distribution will be filed by the Sheriff thirty days from the date of the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten days from the date of filing the Schedule of Distribution.

CHRISTOPHER ZIEGER
Sheriff
Northampton County,
Pennsylvania
Oct. 15, 22, 29