

# Northumberland Legal Journal

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## NORTHUMBERLAND COUNTY BAR ASSOCIATION

*NOTICE—PRINTING DATE—FRIDAY*

*Advertisements must be received by NOON the preceding Wed.*

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**Sunbury, PA**

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**No. 25**

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CASES  
STATUTES

— : —

ALWAYS UP TO DATE  
EXECUTORS' AND  
ADMINISTRATORS' NOTICE

Notice is hereby given that letters testamentary or administration have been granted in the following estates in the County of Northumberland and Commonwealth of Pennsylvania. All persons indebted to said estates are requested to make immediate payment and those having claims or demands will present them without delay to the respective executors or administrators or to their attorneys.

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**ESTATE NOTICES**  
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In Re: Estate of John Bennett Heffelfinger, a/k/a John B. Heffelfinger, late of the Township of Turbot, Northumberland County, Pennsylvania, deceased. Jason Heffelfinger and James Heffelfinger, Administrators, c/o James T. Baldwin, Esq., BALDWIN & BALDWIN, LLC, 42 South Front Street, Milton, Pennsylvania, 17847, Attorney. #23-25

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In Re: Estate of James D. Masser, late of the Township of Turbot, Northumberland County, Pennsylvania, deceased. Janet A. Masser and Joanne D. Vasey, Executrices, c/o James T. Baldwin, Esq., BALDWIN & BALDWIN, LLC, 42 South Front Street, Milton, Pennsylvania, 17847, Attorney. #23-25

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In Re: Estate of Diane M. Mitch, a/k/a Diane Mae Mitch, late of the Borough of Milton, Northumberland County,

Pennsylvania, deceased. Angela J. Brintzenhofe, Executrix, c/o James T. Baldwin, Esq., BALDWIN & BALDWIN, LLC, 42 South Front Street, Milton, Pennsylvania, 17847, Attorney. #23-25

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In Re: Estate of Franklin E. Snyder, a/k/a Franklin Ellwood Snyder, late of the Township of Rockefeller, Northumberland County, Pennsylvania, deceased. Suann Kay Klechinski and Timothy A. Snyder, Executors, c/o James T. Baldwin, Esq., BALDWIN & BALDWIN, LLC, 42 South Front Street, Milton, Pennsylvania, 17847, Attorney. #23-25

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In Re: Estate of Richard W. Marion, late of the Borough of Watsonstown, Northumberland County, Pennsylvania, deceased. Valerie G. Marion, 516 Elm Street, Watsonstown, Pennsylvania, 17777, Administratrix or Law Office of Cole & Varano, 112 South Oak Street, Mount Carmel, Pennsylvania, 17851, Attorney. #23-25

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In Re: Estate of Anna M. Thomas, a/k/a Anna Marie Thomas, late of the Borough of Mount Carmel, Northumberland County, Pennsylvania, deceased. Robert Varano, 112 South Oak Street, Mount Carmel, Pennsylvania, 17851, Executor. #23-25

In Re: Estate of Charles Russen, late of Northumberland County, Pennsylvania, deceased. Anne Cuff, 313 West Fifth Street, Mount Carmel, Pennsylvania, 17851, Administratrix or Robert L. Dluge, Jr., Esq., DIEHL, DLUGE. MICHETTI & MICHETTI, P.O. Box 304, Elysburg, Pennsylvania, 17824, Attorney. #23-25

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In Re: Estate of Ray C. Davis, late of the Township of Upper Mahanoy, Northumberland County, Pennsylvania, deceased. Darrell Byerly, 539 Fisher Ridge Road, Herndon, Pennsylvania, 17830, Executor. Terrence J. Kerwin, Esq., KERWIN & KERWIN, LLP, 4245 State Route 209, Elizabethville, Pennsylvania, 17023, Attorney. #23-25

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In Re: Estate of Manmeet S. Mangat, late of the City of Shamokin, Northumberland County, Pennsylvania, deceased. Peggy S. Hilbert, 514 East Dewart Street, Shamokin, Pennsylvania, 17872, Executrix or H. Robert Mattis, Jr., Esq., MATTIS & MATTIS, 12 West Lincoln Street, Shamokin, Pennsylvania, 17872, Attorney. #23-25

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In Re: Estate of Donna H. Carl, a/k/a Donna M. Carl, late of the Township of East Cameron, Northumberland County, Pennsylvania, deceased. Dawn M. Backes, Executrix, c/o Kenneth Potter, Esq., RHP LAW GROUP, LLC, 1372 N. Susquehanna

Trail, Suite 130, Selinsgrove, Pennsylvania, 17870, Attorney. #23-25

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In Re: Estate of Leon M. Carl, late of the Township of East Cameron, Northumberland County, Pennsylvania, deceased. Dawn M. Backes, Administratrix, c/o Kenneth Potter, Esq., RHP LAW GROUP, LLC, 1372 S. Susquehanna Trail, Suite 130, Selinsgrove, Pennsylvania, 17870, Attorney. #23-25

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In Re: Estate of Alice Baker Reitz, late of the Borough of Milton, Northumberland County, Pennsylvania, deceased. Michael E. Bowersox, Michele D. Smith, 978 Stephen Road, Mifflinburg, Pennsylvania, 17844, Personal Representatives. Michael D. Suders, Esq., 3 West First Street, Watsonstown, Pennsylvania, 17777, Attorney. #23-25

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In Re: Estate of John Lester Stover, late of the Borough of Watsonstown, Northumberland County, Pennsylvania, deceased. Chad S. Stover, 19681 Princess Street, Rehoboth Beach, Delaware, 19971, Personal Representative. Michael D. Suders, Esq., 3 West First Street, Watsonstown, Pennsylvania, 17777, Attorney. #23-25

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In Re: Estate of Lenna S. Volz, late of the Township of Point, Northumberland County, Pennsylvania, deceased. Michele D. Bowersox, 597 Old Danville

Highway, Northumberland, Pennsylvania, 17857; George F. Schindler, Jr., 410 Forster Street, Apt. #2, Harrisburg, Pennsylvania, 17102, Executors. William R. Swinehart, Esq., WIEST, MUOLO, NOON, SWINEHART & BATHGATE, 240-246 Market Street, P.O. Box 791, Sunbury, Pennsylvania, 17801, Attorney. #23-25

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In Re: Estate of Debra A. Marks, late of the Township of Lower Augusta, Northumberland County, Pennsylvania, deceased. Monica Hill, Executrix, c/o AXRUNKLE, P.C., 14 South Main Street, Middleburg, Pennsylvania, 17842, Attorney. #24-26

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In Re: Estate of Peggy L. Bednarchik, late of Northumberland County, Pennsylvania, deceased. Mary E. Watt, 47 Daleville Highway, Covington Township, Pennsylvania, 18444; Olivia E. Hoy, 24 South Elm Street, Apt. 302, Kutztown, Pennsylvania, 19530, Executrices or Robert L. Dluge, Jr., Esq. P.O. Box 304, Elysburg, Pennsylvania, 17824, Attorney. #24-26

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In Re: Estate of Donna R. Snyder, late of the Township of Point, Northumberland County, Pennsylvania, deceased. Michael C. Snyder, 581 Spruce Hollow Road, Northumberland, Pennsylvania, 17857; David R. Snyder, 299 Roush Road, Northumberland, Pennsylvania,

17857, Executors or Antonio D. Michetti, Esq., DIEHL, DLUGE, MICHETTI & MICHETTI, 1070 Market Street, Sunbury, Pennsylvania, 17801, Attorney. #24-26

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In Re: Estate of Patrick T. Fallon, late of Watsontown, Northumberland County, Pennsylvania, deceased. Christine A. Wilson, P.O. Box 278, 135 Front Street, New Berlin, Pennsylvania, 17855, Personal Representative. Michael D. Suders, Esq., 47 East Chestnut Street, Mifflinburg, Pennsylvania, 17844, Attorney. #24-26

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In Re: Estate of Martha A. Savitski, late of the Borough of Kulpmont, Northumberland County, Pennsylvania, deceased. Janna M. Pelletier, Esq., 535 North Church Street, Suite 115, West Chester, Pennsylvania, 19380, Administratrix and Attorney. #24-26

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In Re: Estate of Gail L. Coles, late of the City of Sunbury, Northumberland County, Pennsylvania, deceased. Lorianne Hoy, 284 Amish School Road, Sunbury, Pennsylvania, 17801, Administrator. James L. Best, Esq., 3 North Second Street, Sunbury, Pennsylvania, 17801, Attorney. #25-27

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In Re: Estate of Carol J. McAllister, a/k/a Carol McAllister, late of 520A North Sixth Street, Sunbury, Northumberland

County, Pennsylvania, deceased.  
Rodney M. McAllister, Executor,  
c/o Marianne E. Kreisher, Esq.,  
KREISHER, MARSHALL &  
ASSOCIATES, LLC, 401 S.  
Market Street, Bloomsburg  
Pennsylvania, 17815, Attorney.  
#25-27

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**NOTICE**  
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To: Craig Duffield

AND NOW, on June 10, 2026,  
a Complaint has been filed  
asking the Court to award the  
Plaintiff monetary damages in  
remuneration for the necessary  
demolition of your real property  
located at 724 Market Street  
Rear, Sunbury, Northumberland  
County, Pennsylvania. A hearing  
regarding this matter has been  
scheduled to be held on the  
30th day of July, 2026, at 2:45  
p.m., in Courtroom No. 3, at  
the Northumberland County  
Courthouse, 201 Market Street,  
Sunbury, Northumberland  
County, PA 17801.

One-half (1/2) hour has been  
allowed for this hearing. YOU  
ARE WARNED THAT EVEN  
IF YOU FAIL TO APPEAR AT  
THE SCHEDULED HEARING,  
THE HEARING WILL GO ON  
WITHOUT YOU AND YOUR  
RIGHTS MAY BE AFFECTED  
BY THE COURT WITHOUT  
YOU BEING PRESENT.  
YOU HAVE A RIGHT TO BE  
REPRESENTED AT THE  
HEARING BY A LAWYER. YOU  
SHOULD TAKE

THIS PAPER TO YOUR  
LAWYER AT ONCE. IF YOU  
DO NOT HAVE A LAWYER  
AND CANNOT AFFORD ONE,  
GO TO OR TELEPHONE THE  
OFFICE SET FORTH BELOW  
TO FIND OUT WHERE YOU  
CAN GET LEGAL HELP:

Court Administrator's Office,  
Northumberland County  
Courthouse,  
201 Market Street,  
Sunbury, PA 17801;  
570-988-4167. #25

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**SHERIFF'S SALE  
OF REAL ESTATE**  
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By Virtue of Writs of Execution  
issued out of the Court of Common  
Pleas of Northumberland County,  
Civil Division, upon Judgments  
in Mortgage Foreclosure, to  
me directed, will be exposed at  
public sale, on July 16, 2026 at  
1:00 P.M., in Courtroom No. 4,  
at the Northumberland County  
Courthouse, 201 Market Street,  
in the City of Sunbury, County of  
Northumberland, Commonwealth  
of Pennsylvania, the following  
described real estate to wit:

Property of David M. Berry,  
known as 245 East Avenue,  
Mount Carmel, PA 17851,  
Improvements Thereon: a two  
and one-half story single frame  
dwelling, Tax Parcel ID No: 005-  
02-002-082, upon a Judgment at  
CV-25-2427, Metropolitan Life  
Insurance Company against

David M. Berry, in the amount of \$59,851.14, plus interest, costs and fees. MDK LEGAL.

Property of Grumpy’s Mason Jar, Inc. and John C. Hoffman, known as 101 Front Street, Northumberland, PA 17857, Improvements Thereon: a single three-story frame dwelling, Tax Parcel ID No: 037-01-002-026, upon a Judgment at CV-25-1963, Central Penn Bank & Trust s/b/m to The Northumberland National Bank against Grumpy’s Mason Jar, Inc. and John C. Hoffman, in the amount of \$129,508.60, plus interest, costs and fees. WIEST, MUOLO, NOON, SWINEHART & BATHGATE.

Property of Terry A. Haines and James D. Haines, Sr., known as 336 James Street, Milton, PA 17847, Improvements Thereon: any improvements thereon erected, Tax Parcel No. 035-03-005-023, upon a Judgment at CV-25-1998, Computershare Delaware Trust Company, Not in its Individual Capacity, but Solely as Owner Trustee of BRAVO Residential Funding Trust 2023-RPL1 c/o Nationstar Mortgage LLC against Terry A. Haines and James D. Haines, Sr., in the amount of \$65,999.70, plus interest, costs and fees. ROMANO, GARUBO & ARGENTIERI.

Property of Russell S. Hill, known as 403 West Coal Street, Trevorton, PA 17881, Improvements Thereon: any improvements thereon, Tax Parcel

ID: 020-01-065-457, upon a Judgment at CV-25-1811, Rocket Mortgage, LLC f/k/a Quicken Loans, LLC against Russell S. Hill, in the amount of \$64,545.34, plus interest, costs and fees. STERN & EISENBERG, PC.

Property of James Long, known as 244 Melrose Street, Marion Heights, PA 17832, Improvements Thereon: residential dwelling, Tax Parcel ID No: 003-00-001-240, upon a Judgment at CV-25-0727, Freedom Mortgage Corporation against James Long, in the amount of \$49,562.17, plus interest, costs and fees. ORLANS LAW GROUP, PLLC.

All parties in interest and claimants are hereby notified that schedules of distribution will be filed by the Sheriff, in his office, not later than thirty (30) days after sale and distribution will be made in accordance with the schedules, unless exceptions are filed thereto within ten (10) days after the filing of the schedules.

SO ANSWERS, ROBERT J. WOLFE, SHERIFF OF NORTHUMBERLAND COUNTY #25-27

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