
CARBON COUNTY LAW JOURNAL

11:30 AM			
6	Pet. to Mod. Cust.	Berger, C.W., Jr. (Pro Se) v. Strohl, A.N. (Pro Se)	11-0496
7	Pet. to Mod. Cust.	Bjornsen, J.M. (Masington) v. Zayas, C. (Jamison)	21-1920
1:00 PM			
8	Complnt. in Divorce Filed	Chase, S.D., III (Kemmerer) v. Chase, L.E. (Gillen)	21-0033
Judge Serfass, Steven R., Hon.			
9:00 AM			
1		Virovlyanskaya, Y. (Pro Se) v. Shaub, T. (Pro Se)	21-1623
Judge Munley, Thomas J., Hon.			
10:00 AM			
1	Protection from Abuse Pet.	Hilegas, C. (Pro Se) v. Bracero, J.M. (Pro Se)	23-FC-1402
2	Protection from Abuse Pet.	Vitti, R. (Pro Se) v. Quarles, A.B. (Pro Se)	23-FC-1075
3	Protection from Abuse Pet.	Rehrig, M. (Pro Se) v. Rehrig, N. (Pro Se)	23-FC-2187
4	Protection from Abuse Pet.	Rehrig, A. (Pro Se) v. Rehrig, N. (Pro Se)	23-FC-2188
5	Protection from Abuse Pet.	Weise, K. (Pro Se) v. Jaeger, J. (Pro Se)	23-FC-2558
6	Pet. to Withdraw	Weise, K. (Pro Se) v. Jaeger, J. (Pro Se)	23-FC-2558
7	Protection from Abuse Pet.	Strohl, J. (Pro Se) v. Kratzer, B. (Pro Se)	24-FC-0033
8	Protection from Abuse Pet.	Friendly, A. (Pro Se) v. Field, C. (Pro Se)	24-FC-0081

**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

**BELKO, JOHN PAUL, JR. a/k/a
JOHN PAUL BELKO, Dec'd.**
Late of Tresckow, Banks
Township.

Administratrix: Cheryl Koin-
kinda.

Attorneys: Joseph R. Baranko,
Jr., Esquire, Slusser Law Firm,
1620 North Church Street,
Suite 1, Hazleton, PA 18202.

**BIRCH, CLIFFORD D. a/k/a
CLIFFORD BIRCH, Dec'd.**

Late of 451 Columbia Avenue,
Palmerton.

Executrix: Sharon L. Shander,
143 American Street, White-
hall, PA 18052.

Attorneys: Matthew G. Schnell, Esquire, Strubinger Law, P.C., 505 Delaware Avenue, P.O. Box 158, Palmerton, PA 18071-0158.

FRABLE, JUDY A., Dec'd.

Late of Mahoning Township. Executor: Alan Chris Beck c/o Richard W. Shaffer, Jr., Esquire, Prokup & Swartz, 7736 Main Street, Fogelsville, PA 18051.

Attorneys: Richard W. Shaffer, Jr., Esquire, Prokup & Swartz, 7736 Main Street, Fogelsville, PA 18051.

KEMMERER, MILDRED M., Dec'd.

Late of 28 Jamestown Drive, Lehighton.

Executrix: Louise Klusaritz.

Attorneys: David M. Sebelin, Esquire, Sebelin & Sebelin, P.C., 301 South 3rd Street, Lehighton, PA 18235.

LUCAS, MARIE J., Dec'd.

Late of Jim Thorpe.

Executrix: Natalie A. Moretti c/o The Roth Law Firm, P.O. Box 4355, Allentown, PA 18105.

Attorneys: Tracey A. Shreve, Esquire, The Roth Law Firm, P.O. Box 4355, Allentown, PA 18105.

MONDERO, SHIRLEYAN, Dec'd.

Late of Weatherly.

Executrix: Camille M. Hayes, 117 Swatara Circle, Douglassville, PA 19815.

Attorney: None.

NILON, JOSEPH L., Dec'd.

Late of the Borough of Jim Thorpe.

Executor: James D. McHugh, 417 Center Street, Jim Thorpe, PA 18229.

Attorney: None.

RADOCHA, THOMAS STEPHEN a/k/a THOMAS S. RADOCHA, Dec'd.

Late of Summit Hill.

Executrix: Harmony Lee Smith c/o Joseph J. Velitsky, Esquire, Velitsky & Frycklund, 49 East Ludlow Street, Summit Hill, PA 18250.

Attorneys: Joseph J. Velitsky, Esquire, Velitsky & Frycklund, 49 East Ludlow Street, Summit Hill, PA 18250.

SULLIVAN, BRIAN, Dec'd.

Late of 1489 Main Road, Lehighton.

Administratrix: Debra Viola, 36 King Road, Green Lane, PA 18054.

Attorney: None.

SECOND PUBLICATION

KUCHTA, DAVID, Dec'd.

Late of Nesquehoning.

Co-Executors: Israel Joseph Gonzalez and Thomas J. Robbin c/o Joseph J. Velitsky, Esquire, Velitsky & Frycklund, 49 East Ludlow Street, Summit Hill, PA 18250.

Attorneys: Joseph J. Velitsky, Esquire, Velitsky & Frycklund, 49 East Ludlow Street, Summit Hill, PA 18250.

OLEK, JOHN A. a/k/a JOHN OLEK, Dec'd.

Late of Penn Forest Township.
Executor: Robert B. Olek, P.O.
Box 1807, Albrightsville, PA
18210.

Attorneys: Thomas S. Nanovic, Esquire, Nanovic Law Offices, 57 Broadway, P.O. Box 359, Jim Thorpe, PA 18229-0359.

PENBERTH, ROY A. a/k/a ROY A. PENBERTH, SR., Dec'd.

Late of Summit Hill.
Co-Executors: Roy A. Penberth, Jr. and Mary Jo Penberth c/o Joseph J. Velitsky, Esquire, Velitsky & Frycklund, 49 East Ludlow Street, Summit Hill, PA 18250.

Attorneys: Joseph J. Velitsky, Esquire, Velitsky & Frycklund, 49 East Ludlow Street, Summit Hill, PA 18250.

SILNY, JAN, Dec'd.

Late of Albrightsville.
Executrix: Susan Dreibelbis c/o Timothy B. Fisher, II, Esquire, Fisher & Fisher Law Offices, LLC, 525 Main Street, P.O. Box 396, Gouldsboro, PA 18424.

Attorneys: Timothy B. Fisher, II, Esquire, Fisher & Fisher Law Offices, LLC, 525 Main Street, P.O. Box 396, Gouldsboro, PA 18424.

THORNTON, RUTH, Dec'd.

Late of Albrightsville Twp.
Executrix: Tomma B. Thornton-Barthiel, 206 Arbor

Lake Blvd., Hermitage, TN 37076.

Attorneys: John M. Sweeney, Esquire, Offit Kurman, P.A., 1801 Market St., Ste. 2300, Philadelphia, PA 19103.

THIRD PUBLICATION

CUNFER, DOLORES E. a/k/a DOLORES E. CUNFER, Dec'd.

Late of Palmerton.

Executrices: Linda D. Hoffner, 616 Iron Street, Lehighton, PA 18235 and Lori A. Lentz, 1708 Lotus Drive, Orefield, PA 18069.

Attorney: Holly A. Heintzelman, Esquire, 192 South First Street, Lehighton, PA 18235, (610) 377-3331.

PETNER, EDWARD M., Dec'd.

Late of Nesquehoning.
Executrix: Tracy A. Petner c/o Joseph J. Velitsky, Esquire, Velitsky & Frycklund, 49 East Ludlow Street, Summit Hill, PA 18250.

Attorneys: Joseph J. Velitsky, Esquire, Velitsky & Frycklund, 49 East Ludlow Street, Summit Hill, PA 18250.

YEAKLEY, HOWARD P., JR., Dec'd.

Late of Summit Hill.
Executrix: Melissa Yeakley c/o Joseph J. Velitsky, Esquire, Velitsky & Frycklund, 49 East Ludlow Street, Summit Hill, PA 18250.

Attorneys: Joseph J. Velitsky, Esquire, Velitsky & Frycklund,

49 East Ludlow Street, Summit Hill, PA 18250.

REGISTER OF WILLS

ANDERSON, ARVID a/k/a AVID WILLY ANDERSON a/k/a VILLY ANDERSON a/k/a WILLY ANDERSON; Palmerton, PA; Testamentary; Attorney: n/a.

BITTNER, GLENNA HALL a/k/a GLENNA H. BITTNER; Palmerton, PA; Testamentary; Kelly C. Jamison, Esquire.

BLACKWELL, BRIAN KEITH; Summit Hill, PA; Admn.; Blake Reid Laurence, Esquire (Monmouth County, NJ).

BONAZZA, SANDRA M.; Nesquehoning, PA; Testamentary; Joseph J. Witiw, Esquire (Bucks County).

CRAIGIE, ERIC D., II; Weatherly, PA; Admn.; Matthew G. Schnell, Esquire.

FRABLE, JUDY A.; Lehighnton, PA; Testamentary; Richard W. Shaffer, Jr., Esquire (Lehigh County).

KEMMERER, MILDRED M. a/k/a MILDRED KEMMERER; Lehighnton, PA; Testamentary; David M. Sebelin, Esquire.

KLASS, BARBARA JANE; Lehighnton, PA; Testamentary; Attorney: n/a.

LAUDENSLAGER, JAMES B. a/k/a JAMES BISHOP LAUDENSLAGER; Albrightsville, PA; Testamentary; Kelly C. Jamison, Esquire.

McDERMOTT, VIRGINIA S.; Lehighnton, PA; Testamentary; Carol R. Livingood, Esquire.

PAPINCHAK, ROBERT JOSEPH a/k/a ROBERT J. PAPINCHAK a/k/a ROBERT PAPINCHAK; Weatherly, PA; Testamentary; Erik M. Helbing, Esquire.

RADOCHA, THOMAS STEPHEN a/k/a THOMAS S. RADOCHA; Summit Hill, PA; Testamentary; Joseph J. Velitsky, Esquire.

SULLIVAN, BRIAN MICHAEL; Lehighnton, PA; Admn.; Attorney: n/a.

Feb. 2

SUITS BEGUN

The plaintiff's name appears first, followed by the name of the defendant, the case number, the nature of the suit, the name of the plaintiff's attorney, and the date the suit was filed.

AHNER, LEISA; Milton Ahner; 24-FC-0178; Divorce; Joseph V. Sebelin, Jr., Esquire; 01/23/24.

BROOKS, SARAH, SARAH BANKOS; Jeremy Brooks; 24-FC-0136; Divorce; Pro Se; 01/18/24.

CARONE, DAVID; Natasha Garger; 24-FC-0148; Custody; Lance Gordon, Esquire; 01/22/24.

CAVALRY SPV I LLC; Angela Evans; 24-CV-0138; Debt Collection; David J. Apothaker, Esquire; 01/19/24.

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TORRES, JEREMIAS; Public Asset Management Panther Valley School District; 24-CV-0152; 01/22/24; \$1,851.58

VON STETTEN, COLLEN T.; Capital One N.A.; 24-CV-0180; 01/24/24; \$3,060.80

WAGSTAFF, JEREMY; Public Asset Management Panther Valley School District; 24-CV-0151; 01/22/24; \$2,138.66

WEIL, KEITH; Public Asset Management Panther Valley School District; 24-CV-0150; 01/22/24; \$940.06

WILLIS, CASSIE; Carbon County Clerk of Courts Office; 24-BOC-6079; 01/19/24; \$142.44
Feb. 2

NOTICE

ORPHANS' COURT OF
CARBON COUNTY, FIFTY-
SIXTH JUDICIAL DISTRICT
CIVIL ACTION—LAW

NO. 23-FC-2536

IN RE: PETITION
FOR CHANGE OF NAME OF
ANTHONY ALEXANDER
SPAGNOLA

NOTICE IS HEREBY GIVEN that on November 30, 2023, the Petition to Change Name was filed in the above-named Court, praying for a decree to change the name from Anthony Alexander Spagnola to Anthony Alexander Van Sant.

The Court has fixed March 25, 2024, at 1:15 p.m. in Courtroom No. 1 of the Carbon County Courthouse, Jim Thorpe, Pennsylvania as the time and place for the hearing of said Petition, when and where all persons interested may appear and show cause, if any they have, why the prayer of the said Petition should not be granted.

Feb. 2

CHANGE OF NAME NOTICE

IN THE COURT OF COMMON
PLEAS OF CARBON COUNTY
CIVIL ACTION—LAW

NO. 23-FC-1603

NOTICE IS HEREBY GIVEN that on December 27, 2023, the Petition of Allison Noel Foeller for a Change of Name has been filed in the above named Court, praying for a Decree to change the name of Petitioner from Allison Noel Foeller to Allison Noel Wolverton.

The court has fixed February 13, 2024 at 1:15 p.m. in Courtroom #2, Carbon County Courthouse, Jim Thorpe, PA, as the date and place for the hearing of said Petition.

All persons interested in the proposed change of name may appear and show cause, if any they have, why the prayer of said Petitioner should not be granted.

Feb. 2

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COMMON PLEAS OF CARBON COUNTY
SHERIFF'S SALE OF VALUABLE REAL ESTATE
Sheriff's Office, Courthouse Building, Jim Thorpe, PA

SHERIFF'S NOTICE: The Sheriff shall not be liable for loss or damage to the premises sold resulting from any cause whatsoever and makes no representation or warranty regarding the condition of the premises.

Notice is hereby given and directed to all parties in interest and claimants that a Schedule of Distribution will be filed by the Sheriff on February 26, 2024 and that distribution will be made in accordance with that Schedule unless exceptions are filed thereto within ten (10) days thereafter.

DANIEL ZEIGLER
Sheriff, County of Carbon
www.carboncountysheriff.com
Jan. 26; Feb. 2, 9

Sale of the real estate shall be held on Wednesday, February 14, 2024 at 10:00 a.m. online at www.bid4assets.com.

SALE #1

Writ of Execution No.: 23-0115.
Property Address: 404 East Patterson Street, Lansford, PA 18232 AND 531 East Bertsch Street, Lansford, PA 18235.

Location: Borough of Lansford.

Improvements: Unknown.

Defendants: Nicole Boyle, Solely in Her Capacity as Heir of Dennis Lupco a/k/a Dennis J. Lupco, Deceased; Deborah Lupco a/k/a Debbie Lupco, Solely in Her Capacity as Heir of Dennis Lupco a/k/a Dennis J. Lupco, Deceased; Leslie Lupco, Solely in Her Capacity as Heir of Dennis Lupco a/k/a Dennis J. Lupco, Deceased; the Unknown Heirs of Dennis Lupco a/k/a Dennis J. Lupco.

SALE #2

Writ of Execution No.: 23-CV-1817.

Property Address: 3222 Interchange Road, Leighton, PA 18235.

Location: Franklin Township.
Improvements: Unknown.

Defendant: Charles R. Heydt, Executor of the Estates of Paul T. Snyder and David H. Snyder, deceased.

SALE #3

Writ of Execution No.: 23-CV-2105.

Property Address: 572 Lafayette Avenue, Palmerton, PA 18071.

Location: Borough of Palmer-ton.

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Improvements: Residential dwelling.

Defendant: Brad A. Kresge.

SALE #4

Writ of Execution No.: 23-CV-1361.

Property Address: 36 Penn Forest Drive, Albrightsville, PA 18210.

Location: Penn Forest Township.

Improvements: Unknown.

Defendant: Kazimierz Pietkiel.

SALE #5

Writ of Execution No.: 23-CV-1365.

Property Address: 3270 Forest Inn Road, Palmerton, PA 18071.

Location: Lower Towamensing Township.

Improvements: Unknown.

Defendant: Kyle S. Wentz.

DEEDS

The name of the grantor appears first, followed by name of grantee, location of premises, amount of consideration, and date of recording.

FEDOR, BRUCE G., Fedor, Corey L., Tow. Twp., \$258,000.00, 07/20/23

EGGERT, LUKE, Eggert, Luke, Penn For., \$1.00, 07/20/23

CAIN, DIANE MARIE, Cain, Diane Marie, Penn For., \$1.00, 07/21/23

TAX CLAIM BUREAU OF CARBON COUNTY, Oquendo, Juan Albert Guzman, Kidder, \$850.00, 07/21/23

TAX CLAIM BUREAU OF CARBON COUNTY, Giroin, Manuel E. Orellana, Kidder, \$850.00, 07/21/23

TAX CLAIM BUREAU OF CARBON COUNTY, Martinez, Nahomi Guadalupe Pascual, Kidder, \$1,000.00, 07/21/23

MININGER, BRANDEN L, Mininger, Branden L., Tow. Twp., \$1.00, 07/21/2023

YENSER, DREW B., Yenser, Drew B., Mahoning, \$1.00, 07/21/23

YENSER, DREW B., Wentz, Nolan, Mahoning, \$200,000.00, 07/21/23

YUHAS, ROBERT R., Castro Torres, Jose Rafael, Banks, \$70,000.00, 07/21/23

BELLEVE INC., Ryber Inc., Penn For., \$21,000.00, 07/21/23

NIZIOLEK, CYNTHIA, DSC Property Management LLC, Penn For., \$195,000.00, 07/21/23

HICKS, MICHELLE, Miller, Marc, Frankl., \$1.00, 07/21/23

MAXEY, JOEL L., Zamoshets, Inna M., Kidder, \$211,000.00, 07/21/23

ROSTKOWSKI, MICHAEL T., Jett, Rachael Ruth, J. Thorpe, \$250,100.00, 07/21/23

SKINNER, NIKLAS A., Jones, Scott, Penn For., \$5,800.00, 07/24/23

UNLIMITED BUILDER LLC, Kim, Minkyung, Penn For., \$480,000.00, 07/24/23