

Sheriff's Sale*First Publication*

By virtue of a Writ of Execution to me directed, will be sold at public sale Friday, July 12, 2019 at 11 o'clock A.M., prevailing time, at the Bucks County Administration Building, Commissioners' Meeting Room (Courtroom 1), 1st Floor, located at 55 E. Court Street, 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 #2012-01947

Wells Fargo Bank, N.A. v. Damon C. Wade owner(s) of property situate in the **BENSALEM TOWNSHIP**, BUCKS County, Pennsylvania, being 1532 Society Hill Drive, Bensalem, PA 19020-3689.

TAX PARCEL #02-028-024.

PROPERTY ADDRESS: 1532 Society Hill Drive, Bensalem, PA 19020-3689.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **DAMON C. WADE**.**PETER WAPNER**, Esquire

MILTON F. WARRELL, III, Sheriff

Sheriff's Office, Doylestown, PA

DOCKET #2017-00916

All that certain piece or parcel or Tract of land situate in **BENSALEM TOWNSHIP**, Bucks County, Pennsylvania, and being known as 5980 Mark Drive, Bensalem, Pennsylvania 19020.

TAX PARCEL #2-052-251.

PROPERTY ADDRESS: 5980 Mark Drive, Bensalem, Pennsylvania 19020.

IMPROVEMENTS: RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **JOHN J. BRADY a/k/a JOHN BRADY AND JEANNE BRADY**.**JOSEPH I. FOLEY**, Esquire

MILTON F. WARRELL, III, Sheriff

Sheriff's Office, Doylestown, PA

DOCKET #2017-03139

Lsf9 Master Participation Trust v. Dean J. Fisher, Barbara A. Fisher, Franklin P. Fisher, Jr owner(s) of property situate in the **BENSALEM TOWNSHIP**, BUCKS County, Pennsylvania, being 2829 Colmar Avenue, Bensalem, PA 19020-2618.

TAX PARCEL #02-036-088.

PROPERTY ADDRESS: 2829 Colmar Avenue, Bensalem, PA 19020-2618.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **DEAN J. FISHER, BARBARA A. FISHER, FRANKLIN P. FISHER, JR.****PETER WAPNER**, Esquire

MILTON F. WARRELL, III, Sheriff

Sheriff's Office, Doylestown, PA

DOCKET #2017-06139

ALL THAT CERTAIN tract of land with the buildings and improvements thereon erected, situate in the **TOWNSHIP OF BENSALEM**, Bucks County, Pennsylvania.

TAX PARCEL #02-036-159.

PROPERTY ADDRESS: 2635 Colmar Avenue, Bensalem, PA 19020.

IMPROVEMENTS: A SINGLE FAMILY RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **THE UNKNOWN HEIRS OF DANIEL CLEMENT DECEASED, D C A MINOR SOLELY IN HIS CAPACITY AS HEIR OF DANIEL CLEMENT c/o HELENE CLEMENT**.**KEVIN G. McDONALD**, Esquire

MILTON F. WARRELL, III, Sheriff

Sheriff's Office, Doylestown, PA

DOCKET #2018-07486

ALL THAT CERTAIN unit in the property known, named and identified as County Downe Condominium Town Houses, a condominium, located in the **TOWNSHIP OF BENSALEM**, County of Bucks and Commonwealth of Pennsylvania.

TAX PARCEL #02-095-022-006.

PROPERTY ADDRESS: 1916 Inkberry Lane, Bensalem, PA 19020.

IMPROVEMENTS: A SINGLE FAMILY RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **MARY S. JANNOTTA**.**REBECCA A. SOLARZ**, Esquire

MILTON F. WARRELL, III, Sheriff

Sheriff's Office, Doylestown, PA

BRISTOL BOROUGH

DOCKET #2018-06215

ALL THAT CERTAIN property in **BRISTOL BOROUGH**, County of Bucks and Commonwealth of Pennsylvania, Tax Parcel #4-25-25, being more fully described in Deed dated 07/20/00 and recorded 08/02/02 in the land records of the County and State set forth above in Deed Book 2102, page 2360.

TAX PARCEL #04-025-025.

PROPERTY ADDRESS: 720 Wood Street, Bristol, PA 19007.

IMPROVEMENTS: A RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **MARK DAVENPORT**.**KATHERINE M. WOLF**, EsquireMILTON F. WARRELL, III, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2018-06399

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

TAX PARCEL #04-008-163.

PROPERTY ADDRESS: 306 Otter Street, Bristol, PA 19007.

IMPROVEMENTS: A RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **ROBERT R. MOORE, JR.****BROOKE E. WAISBORD**, EsquireMILTON F. WARRELL, III, Sheriff
Sheriff's Office, Doylestown, PA**BRISTOL TOWNSHIP**

DOCKET #2011-09482

Deutsche Bank National Trust Company, as Trustee for Argent Securities Inc., Asset-Backed Pass-Through Certificates, Series 2006-W1 v. Rose Krause owner(s) of property situate in the **BRISTOL TOWNSHIP**, BUCKS County, Pennsylvania, being 110 Junewood Drive, Levittown, PA 19055-2328.

TAX PARCEL #05-071-147.

PROPERTY ADDRESS: 110 Junewood Drive, Levittown, PA 19055-2328.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **ROSE KRAUSE**.**PETER WAPNER**, EsquireMILTON F. WARRELL, III, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2014-07771

ALL that certain parcel of land lying and being situate in the **TOWNSHIP OF BRISTOL**, County of Bucks, and Commonwealth of Pennsylvania, known and numbered as 60 Basswood Road, Levittown, PA 19057.

TAX PARCEL #05-036-106.

PROPERTY ADDRESS: 60 Basswood Road, Levittown, PA 19057.

IMPROVEMENTS: SINGLE FAMILY DWELLING.

SOLD AS THE PROPERTY OF: **JOHN R. MAGER, CONSTANCE S. MAGER.****CRISTINA L. CONNOR**, EsquireMILTON F. WARRELL, III, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2016-02046

ALL that certain parcel of land lying and being situate in the **TOWNSHIP OF BRISTOL**, County of Bucks and Commonwealth of Pennsylvania, known and numbered as 3 Dove Circle, Fairless Hills, PA 19030.

TAX PARCEL #05-031-103.

PROPERTY ADDRESS: 3 Dove Circle, Fairless Hills, PA 19030.

IMPROVEMENTS: SINGLE FAMILY DWELLING.

SOLD AS THE PROPERTY OF: **KEITH MORRISON, ROSEMARY MORRISON.****JUSTIN F. KOBESKI**, EsquireMILTON F. WARRELL, III, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2016-04076

All that certain lot or piece of ground situate in the Fourth Ward of the **TOWNSHIP OF BRISTOL**, County of Bucks and Commonwealth of Pennsylvania, known as Lot No, 288, Section 2, in Subdivision Plan known as Croydon Homes, prepared by William S. Erwin, Reg. Professional Engineer, Langhorne Pa. dated July 7, 1954 (as to Section 1) and Aug. 4, 1954 (as to Section 2) and recorded in the Office for the Recording of Deeds in and for Bucks County, Pa. on August 19, 1954, at Plan Book 8, Page 29, with certain revisions dated March 9, 1955 (as to Section 1) March 9, 1955, (as to Section 2, Sheet 1) and March 10, 1955 (as to

Section 2, Sheet 2) all of said revisions being indicated on the said Subdivision Plan as re-recorded on April 11, 1955 at said Plan Book and Page, as follows, to wit:

TAX PARCEL #05-008-525.

PROPERTY ADDRESS: 1113 Karen Avenue, Croydon, PA 19021.

IMPROVEMENTS: A RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **HARRY L. BUCHANAN, III AND UNITED STATES OF AMERICA, DEPARTMENT OF THE TREASURY—INTERNAL REVENUE SERVICE.**

KATHERINE M. WOLF, Esquire

MILTON F. WARRELL, III, Sheriff

Sheriff's Office, Doylestown, PA

DOCKET #2016-05118

ALL THOSE CERTAIN LOTS OR PIECES OF GROUND SITUATE IN THE **BRISTOL TOWNSHIP**, BUCKS COUNTY, PENNSYLVANIA:

TAX PARCEL #05-012-302.

PROPERTY ADDRESS: 914 State Road, Croydon, PA 19021.

IMPROVEMENTS: A RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **DONALD R. BELLERBY, SUSAN BELLERBY.**

KATHERINE M. WOLF, Esquire

MILTON F. WARRELL, III, Sheriff

Sheriff's Office, Doylestown, PA

DOCKET #2017-03571

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

TAX PARCEL #05-071-530.

PROPERTY ADDRESS: 86 Kingwood Lane, Levittown, PA 19055.

IMPROVEMENTS: A SINGLE FAMILY RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **TIMOTHY R. EMEIGH AS ADMINISTRATOR OF THE ESTATE OF THEODORE EMEIGH DECEASED, JESSICA VICTORIA EMEIGH, ADMINISTRATRIX OF THE ESTATE OF THEODORE EMEIGH DECEASED.**

REBECCA A. SOLARZ, Esquire

MILTON F. WARRELL, III, Sheriff

Sheriff's Office, Doylestown, PA

DOCKET #2017-04868

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

TAX PARCEL #05-026-358.

PROPERTY ADDRESS: 2808 Dixon Avenue, Bristol, PA 19007.

IMPROVEMENTS: RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **LUDWIG ORKOWSKI.**

ROGER FAY, Esquire

MILTON F. WARRELL, III, Sheriff

Sheriff's Office, Doylestown, PA

DOCKET #2018-00903

All that certain lot or piece of ground with the buildings and improvements thereon erected, situate in **BRISTOL TOWNSHIP**, County of Bucks and Commonwealth of Pennsylvania.

TAX PARCEL #05-059-064.

PROPERTY ADDRESS: 913 Winder Drive, Bristol, PA 19007.

IMPROVEMENTS: RESIDENTIAL.

SOLD AS THE PROPERTY OF: **KELVIN SPICER.**

PATRICK J. WESNER, Esquire

MILTON F. WARRELL, III, Sheriff

Sheriff's Office, Doylestown, PA

DOCKET #2018-01000

ALL THOSE FIVE CERTAIN lots or pieces of land situate in the **TOWNSHIP OF BRISTOL**, County of Bucks, and State of Pennsylvania (05-024-096-001).

ALL THOSE TWO CERTAIN lots or pieces of land situate in the **TOWNSHIP OF BRISTOL**, County of Bucks, and State of Pennsylvania (05-024-095).

TAX PARCEL #05-024-096-001 & 05-024-095.

PROPERTY ADDRESS: 2627 Balfour Avenue, Bristol, PA 19007.

IMPROVEMENTS: A SINGLE FAMILY RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **CYNTHIA M. DEANER, ROBERT T. DEANER.**

KML LAW GROUP, PC

MILTON F. WARRELL, III, Sheriff

Sheriff's Office, Doylestown, PA

DOCKET #2018-05712

All that certain piece or parcel or Tract of land situate in the **TOWNSHIP OF**

BRISTOL, Bucks County, Pennsylvania, and being known as 40 Aster Lane, Levittown, Pennsylvania 19055.

TAX PARCEL #05-039-557.

PROPERTY ADDRESS: 40 Aster Lane, Levittown, Pennsylvania 19055.

IMPROVEMENTS: RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **AMANDA SUE JENNER, EXECUTRIX OF THE ESTATE OF IVAN CRONLUND.**

LAUREN MOYER, Esquire

MILTON F. WARRELL, III, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2018-06302

ALL THAT CERTAIN Lot, Piece or Parcel of Land with the Building and Improvements Thereon Erected, Situate Lying and Being at Levittown located in the **TOWNSHIP OF BRISTOL**, County of Bucks and Commonwealth of Pennsylvania.

TAX PARCEL #05-033-197.

PROPERTY ADDRESS: 209 Indian Creek Drive, Levittown, PA 19057.

IMPROVEMENTS: A SINGLE FAMILY RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **FERDI OZDEMIR.**

KEVIN G. McDONALD, Esquire

MILTON F. WARRELL, III, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2018-07221

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

TAX PARCEL #05-048-184.

PROPERTY ADDRESS: 72 Hawthorne Lane, Levittown, PA 19055.

IMPROVEMENTS: A SINGLE FAMILY RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **LISA LIGHTCAP SOLELY IN HER CAPACITY AS HEIR OF LYDIA E. LIGHTCAP a/k/a ELIZABETH LIGHTCAP DECEASED, SCOTT LIGHTCAP**

SOLELEY IN HIS CAPACITY AS HEIR OF LYDIA E. LIGHTCAP a/k/a ELIZABETH LIGHTCAP DECESED, MILTON LIGHTCAP, JR. SOLELY IN HIS CAPACITY AS HEIR OF LYDIA

E. LIGHTCAP a/k/a ELIZABETH LIGHTCAP DECEASED, SUSAN REIL SOLELY IN HER CAPACITY AS HEIR OF LYDIA E. LIGHTCAP a/k/a ELIZABETH LIGHTCAP DECEASED, LYDIA RHOADS SOLELY IN HER CAPACITY AS HEIR OF LYDIA E. LIGHTCAP a/k/a ELIZABETH LIGHTCAP DECEASED.

NORA C. VIGGIANO, Esquire

MILTON F. WARRELL, III, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2019-00493

Freedom Mortgage Corporation v. David Sidorski, Patricia Sidorski owner(s) of property situate in the **BRISTOL TOWNSHIP**, BUCKS County, Pennsylvania being 44 Mistletoe Lane, Levittown, PA 19054-2033.

TAX PARCEL #05-049-178.

PROPERTY ADDRESS: 44 Mistletoe Lane, Levittown, PA 19054-2033.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **DAVID SIDORSKI, PATRICIA SIDORSKI.**

PETER WAPNER, Esquire

MILTON F. WARRELL, III, Sheriff
Sheriff's Office, Doylestown, PA

DOYLESTOWN TOWNSHIP

DOCKET #2019-00233

ALL that certain parcel of land lying and being situate in the **TOWNSHIP OF DOYLESTOWN**, County of Bucks, and Commonwealth of Pennsylvania, known and numbered as 543 Norris Drive, Furlong, PA 18925.

TAX PARCEL #09-035-019.

PROPERTY ADDRESS: 543 Norris Drive, Furlong, PA 18925.

IMPROVEMENTS: SINGLE FAMILY DWELLING.

SOLD AS THE PROPERTY OF: **WILLIAM J. LOUGHNANE, IV.**

CRISTINA L. CONNOR, Esquire

MILTON F. WARRELL, III, Sheriff
Sheriff's Office, Doylestown, PA

FALLS TOWNSHIP

DOCKET #2014-04435

ALL THAT CERTAIN ALL THAT CERTAIN located in the **TOWNSHIP OF FALLS**,

County of Bucks and Commonwealth of Pennsylvania.

TAX PARCEL #13-034-031.

PROPERTY ADDRESS: 535 Stevens Road, Morrisville, PA 19067.

IMPROVEMENTS: A SINGLE FAMILY RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **JUDY L. STEWART, GARY S. STEWART.**

KEVIN G. McDONALD, Esquire
MILTON F. WARRELL, III, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2014-08395

Flagstar Bank, FSB v. William Glasbrenner, Lisa Fisher a/k/a Lisa Sundstrom owner(s) of property situate in the **FALLS TOWNSHIP**, BUCKS County, Pennsylvania, being 42 Northturn Lane a/k/a 42 North Turn Lane, Levittown, PA 19054-3818.

TAX PARCEL #13-042-178.

PROPERTY ADDRESS: 42 Northturn Lane a/k/a 42 North Turn Lane, Levittown, PA 19054-3818.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **WILLIAM GLASBRENNER, LISA FISHER a/k/a LISA GLASBRENNER a/k/a LISA SUNDSTROM.**

KENYA BATES, Esquire
MILTON F. WARRELL, III, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2017-04737

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

TAX PARCEL #13-007-242.

PROPERTY ADDRESS: 364 Chelsea Place, Fairless Hills, PA 19030.

IMPROVEMENTS: A SINBGL E FAMILY RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **ERIKA DAVIS, MICHKEL R. DAVIS a/k/a MICHKEL RAHEEM DAVIS.**

NORA C. VIGGIANO, Esquire
MILTON F. WARRELL, III, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2018-04195

Wells Fargo Bank, NA v. Bruce E. Culver, Tricia M. Culver owner(s) of property situate in the **FALLS TOWNSHIP**, BUCKS County,

Pennsylvania, being 190 Northpark Drive, Levittown, PA 19054-3320.

TAX PARCEL #13-026-144.

PROPERTY ADDRESS: 190 Northpark Drive, Levittown, PA 19054-3320.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **BRUCE E. CULVER, TRICIA M. CULVER.**

PETER WAPNER, Esquire
MILTON F. WARRELL, III, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2018-07250

ALL THAT CERTAIN lot, piece or parcel of land with the buildings and improvements thereon, situate, lying and being at Levittown, in the **TOWNSHIP OF FALLS**, County of Bucks, Commonwealth of Pennsylvania, shown and designated as Lot 3407 on Subdivision Map of "Thornridge", Levittown, Section 16, filed in the Office of the Recorder of Deeds of Bucks County, Pennsylvania, on October 20, 1952 in Plan Book 5 at Page 49.

TAX PARCEL #13-019-577.

PROPERTY ADDRESS: 332 Thornridge Drive, Levittown, PA 19054.

IMPROVEMENTS: A RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **PAUL R. ZUBACK.**

SAMANTHA GABLE, Esquire
MILTON F. WARRELL, III, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2019-00334

Freedom Mortgage Corporation v. David Harris, Mary Harris owner(s) of property situate in the **FALLS TOWNSHIP**, BUCKS County, Pennsylvania, being 17 Tanglewood Lane, Levittown, PA 19054-2205.

TAX PARCEL #13-023-104.

PROPERTY ADDRESS: 17 Tanglewood Lane, Levittown, PA 19054-2205.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **DAVID HARRIS, MARY HARRIS.**

KENYA BATES, Esquire
MILTON F. WARRELL, III, Sheriff
Sheriff's Office, Doylestown, PA

HAYCOCK TOWNSHIP

DOCKET #2015-07946

ALL THOSE CERTAIN LOTS OR PIECES OF GROUND SITUATE IN

THE **HAYCOCK TOWNSHIP**, BUCKS COUNTY, PENNSYLVANIA:
 BEING KNOWN AS: 2129 MOUNTAIN VIEW DRIVE, QUAKERTOWN, PA 18951.
 TAX PARCEL #14-013-025-002.
 PROPERTY ADDRESS: 2129 Mountain View Drive, Quakertown, PA 18951.
 IMPROVEMENTS: RESIDENTIAL PROPERTY.
 SOLD AS THE PROPERTY OF: ESTATE OF **ELIZABETH J. KIRKPATRICK** c/o **JENNIFER E. THORSON**, ADMINISTRATRIX, **JENNIFER E. THORSON** ADMINISTRATRIX OF THE ESTATE OF **ELIZABETH J. KIRKPATRICK**; **JOHN A. KIRKPATRICK JR** a/k/a **JOHN A. KIRKPATRICK** KNOWN HEIR OF **ELIZABETH J. KIRKPATRICK**; **BRIAN E. KIRKPATRICK** KNOWN HEIR OF **ELIZABETH KIRKPATRICK**; **DEBORAH L. (KIRKPATRICK) DEO** KNOWN HEIR OF **ELIZABETH J. KIRKPATRICK**; **UNKNOWN HEIRS, SUCCESSORS, ASSIGNS AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER ELIZABETH J. KIRKPATRICK**; **UNKNOWN HEIRS, SUCCESSORS, ASSIGNS AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER JOHN A. KIRKPATRICK** a/k/a **JOHN A. KIRKPATRICK, SR.**
ROBERT CRAWLEY, Esquire
MILTON F. WARRELL, III, Sheriff
 Sheriff's Office, Doylestown, PA

HILLTOWN TOWNSHIP

DOCKET #2018-05225
 ALL THAT CERTAIN lot, or piece of ground with the buildings and improvements thereon erected located in the **TOWNSHIP OF HILLTOWN**, County of Bucks and Commonwealth of Pennsylvania.
 TAX PARCEL #15-007-029.
 PROPERTY ADDRESS: 278 Hampshire Drive, Sellersville, PA 18960.
 IMPROVEMENTS: A SINGLE FAMILY RESIDENTIAL DWELLING.
 SOLD AS THE PROPERTY OF: **NICOLE M. PAUZANO-SLAMM** IN HER CAPACITY AS ADMINISTRATRIX OF THE ESTATE OF **WILLIAM N. SLAMM**.

MATTHEW K. FISSEL, Esquire
MILTON R. WARRELL, III, Sheriff
 Sheriff's Office, Doylestown, PA

DOCKET #2018-06083

ALL THAT CERTAIN message and lot or piece of ground with the buildings and improvements thereon erected, situate in the **TOWNSHIP OF HILLTOWN**, County of Bucks, PA.
 TAX PARCEL #15-041-039.
 PROPERTY ADDRESS: 39 Reliance Court, Telford, PA 18969.
 IMPROVEMENTS: A SINGLE FAMILY RESIDENTIAL DWELLING.
 SOLD AS THE PROPERTY OF: **JESSICA ANN HEIN**.
NORA C. VIGGIANO, Esquire
MILTON R. WARRELL, III, Sheriff
 Sheriff's Office, Doylestown, PA

LOWER SOUTHAMPTON TOWNSHIP

DOCKET #2017-08097

Lsf9 Master Participation Trust v. Tracey Wible owner(s) of property situate in the **LOWER SOUTHAMPTON TOWNSHIP**, BUCKS County, Pennsylvania being 6 Brookside Drive, Feasterville Trevose, PA 19053-6305.
 TAX PARCEL #21-005-027.
 PROPERTY ADDRESS: 6 Brookside Drive, Feasterville Trevose, PA 19053-6305.
 IMPROVEMENTS: RESIDENTIAL PROPERTY.
 SOLD AS THE PROPERTY OF: **TRACEY WIBLE**.

KENYA BATES, Esquire
MILTON R. WARRELL, III, Sheriff
 Sheriff's Office, Doylestown, PA

DOCKET #2018-06511

ALL THAT CERTAIN lot or piece of ground with the buildings and improvements thereon erected, Situate in **LOWER SOUTHAMPTON TOWNSHIP**, Bucks County, Pennsylvania.
 TAX PARCEL #21-007-192-002.
 PROPERTY ADDRESS: 16 Rose Street, Feasterville, PA 19053.
 IMPROVEMENTS: A RESIDENTIAL DWELLING.
 SOLD AS THE PROPERTY OF: **EDWIN ACKERMAN, JR.** a/k/a

EDWIN ACKERMAN, DEBORAH E. ACKERMAN.

REBECCA A. SOLARZ, Esquire
MILTON R. WARRELL, III, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2019-01045

Gateway Bank, F.S.B. v. Robert Reinhart, Stephanie L. Fox owner(s) of property situate in the **LOWER SOUTHAMPTON TOWNSHIP**, BUCKS County, Pennsylvania, being 100 South Midway Avenue, Feasterville Trevose, PA 19053-5938.

TAX PARCEL #21-002-064.

PROPERTY ADDRESS: 100 South Midway Avenue, Feasterville Trevose, PA 19053-5938.
IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF:
STEPHANIE L. FOX, ROBERT REINHART.

PETER WAPNER, Esquire
MILTON R. WARRELL, III, Sheriff
Sheriff's Office, Doylestown, PA

MIDDLETOWN TOWNSHIP

DOCKET #2015-07398

ALL THAT CERTAIN lot, piece or parcel of land with the building and improvements thereon situate, lying and being at Levittown in the **TOWNSHIP OF MIDDLETOWN**, County of Bucks, Pa., shown and designated as Lot 6504J on Subdivision Map of Quincy Hollow, Levittown, Section 66, filed in the Office of the Recorder of Deeds of Bucks County, Pa., on August 23, 1954 in Plan Book 8 page 32.

ALSO BEING KNOWN AS BUCKS COUNTY UNIFORM PARCEL IDENTIFIER: TAX PARCEL #22-062-333.

PROPERTY ADDRESS: 221 Quincy Drive, Levittown, PA 19057.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **GEORGE JOSEPH DRANGINIS.**

MARTHA E. VON ROSENSTIEL, Esquire
MILTON R. WARRELL, III, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2016-05508

ALL THOSE CERTAIN lots or pieces of ground, situate in **MIDDLETOWN TOWNSHIP**, Bucks County, PA.

TAX PARCEL #22-009-121.

PROPERTY ADDRESS: 1707 West Maple Avenue, Langhorne, PA 19047.

IMPROVEMENTS: A SINGLE FAMILY RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **FREDRIC M. LITTLE a/k/a FREDERIC LITTLE a/k/a FREDRIC LITTLE.**

REBECCA A. SOLARZ, Esquire
MILTON R. WARRELL, III, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2016-05622

ALL THOSE CERTAIN lots or pieces of land situate in the **TOWNSHIP OF MIDDLETOWN**, County of Bucks, Pa., known and designated as Lots 1, 2, and 3 Section P on a Plan of Lots of Langhorne Gables, which Plan is duly recorded in the office for the Recording of Deeds in Bucks County at Doylestown, Pa. in Plan Book No. 2 page 8.

ALSO ALL THOSE CERTAIN lots or pieces of land situate in the Township of Middletown, County of Bucks, Pa., known and designated as Lots Nos. 13, 14, 15 and 16 Section 'P' on a Plan of Lots of Langhorne Gables, which plan is duly recorded in the Office for the Recording of Deeds in Bucks County at Doylestown, Pa., in Plan Book No. 2 page 8.

ALSO ALL THOSE CERTAIN lots or pieces of land situate in the Township of Middletown, County of Bucks, Pa., known and designated as Lots Nos. 4 and 5 Section 'P' on a Plan of Lots of Langhorne Gables, which plan is duly recorded in the Office for the Recording of Deeds in Bucks County at Doylestown, Pa. in Plan Book No. 2 page 8 etc.

AND the said Fairview Avenue is now known as Longview Avenue.

BEING KNOWN as 509 Longview Avenue, Langhorne, PA.

TAX PARCEL #22-036-308 and 22-036-309.
PROPERTY ADDRESS: 509 Longview Avenue, Langhorne, PA 19047.

IMPROVEMENTS: RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **FRANK P. MASTERSON, JR. a/k/a FRANK MASTERSON, JR., KRISTY J. MASTERSON.**

MARTHA E. VON ROSENSTIEL, Esquire
MILTON R. WARRELL, III, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2017-00622

ALL that certain parcel of land lying and being situate in the **TOWNSHIP OF MIDDLETOWN**, County of Bucks, and Commonwealth of Pennsylvania, known and numbered as 623 Saint James Court, Langhorne, PA 19047.

TAX PARCEL #22-021-076-023.

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

IMPROVEMENTS: SINGLE FAMILY DWELLING.

SOLD AS THE PROPERTY OF: **JOHN A. SCHICKLING, HELEN K. SCHICKLING, CRISTINA L. CONNOR**, Esquire
MILTON R. WARRELL, III, Sheriff
Sheriff's Office, Doylestown, PA

MORRISVILLE BOROUGH**DOCKET #2018-04378**

ALL THAT CERTAIN lots or pieces or parcels of land, situate, lying and being located in the **BOROUGH OF MORRISVILLE**, County of Bucks and Commonwealth of Pennsylvania.

TAX PARCEL #24-004-625-001.

PROPERTY ADDRESS: 431 Osborne Avenue, Morrisville, PA 19067.

IMPROVEMENTS: A SINGLE FAMILY RESIDENTIAL DWELLING.

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

REBECCA A. SOLARZ, Esquire
MILTON R. WARRELL, III, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2018-06331

Wells Fargo Bank, N.A. s/b/m to Wells Fargo Home Mortgage Inc. v. Isabel C. Correa, Sandro Chegade owner(s) of property situate in the **MORRISVILLE BOROUGH**, BUCKS County, Pennsylvania, being 603 Benton Lane, Morrisville, PA 19067-7503.

TAX PARCEL #24-004-076.

PROPERTY ADDRESS: 603 Benton Lane, Morrisville, PA 19067-7503.

IMPROVEMENTS: A RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **ISABEL C. CORREA, SANDRO CHEHADE**.

KENYA BATES, Esquire
MILTON R. WARRELL, III, Sheriff
Sheriff's Office, Doylestown, PA

NORTHAMPTON TOWNSHIP**DOCKET #2013-07492**

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

TAX PARCEL #31-042-101.

PROPERTY ADDRESS: 43 Serene Drive, Holland, PA 18966 a/k/a 43 Serene Drive, Southampton, PA 18966, Holland, PA 18966.

IMPROVEMENTS: A SINGLE FAMILY RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **KELLYANN TAYLOR**.

KEVIN G. McDONALD, Esquire
MILTON R. WARRELL, III, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2014-02755

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

TAX PARCEL #31-009-140.

PROPERTY ADDRESS: 16 Rucker Drive, Richboro, PA 18966.

IMPROVEMENTS: RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **RENEE J. FOX a/k/a RENEE FOX, JOHN D. FOX a/k/a JOHN FOX, THE UNITED STATES OF AMERICA c/o THE US ATTORNEY FOR THE EASTERN DISTRICT OF PENNSYLVANIA**.

ROGER FAY, Esquire
MILTON R. WARRELL, III, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2017-05630

ALL THAT CERTAIN unit in the property known, named and identified as Legacy Oaks at Northampton a Condominium, Situate in **NORTHAMPTON TOWNSHIP**, Bucks County, Pennsylvania, which has heretofore been submitted to the provisions of the Uniform Condominium Act by the recording in the Recorder of Deeds Office of Bucks County of a Declaration of Condominium, dated 8/5/1999 and recorded in Land Record Book 1897 Page 2078, and the plats and plans attached thereto recorded in Land Record Book 2039 Page 2191, Land Record Book 2064 Page 619, Land Record Book 2126 Page

2048, Land Record Book 2154 Page 350, Land Record Book 2164 Page 1722, Land Record Book 2177 Page 1419, Land Record Book 2206 Page 1573, Land Record Book 2243 Page 630, Land Record Book 2271 Page 1201 and the plats and plans attached thereto as exhibits.

BEING designated thereon as Unit 4-3.

TOGETHER with the proportionate undivided interest of, in and to the Common Elements as more fully set forth in the aforesaid Declaration and any amendments thereto.

TAX PARCEL #31-077-194-004-003.

PROPERTY ADDRESS: 35 Legacy Oaks Drive, Unit 35, Richboro, PA 18954.

IMPROVEMENTS: A SINGLE FAMILY RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **JEFFREY BARRIS SOLEY IN HIS CAPACITY AS HEIR OF SHERRY BARRIS, DECEASED, SCOTT BARRIS SOLEY IN HIS CAPACITY AS HEIR OF SHERRY BARRIS, DECEASED, THE UNKNOWN HEIRS OF SHERRY BARRIS, DECEASED.**

KEVIN G. McDONALD, Esquire
MILTON R. WARRELL, III, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2018-01953

Wilmington Trust, National Association, Not in Its Individual Capacity, But Solely as Trustee for Mfra Trust 2015-1 v. David C. Kenney owner(s) of property situate in the **NORTHAMPTON TOWNSHIP**, BUCKS County, Pennsylvania, being 6 Lehigh Drive, Richboro, PA 18954-1928.

TAX PARCEL #31-044-151.

PROPERTY ADDRESS: 6 Lehigh Drive, Richboro, PA 18954-1928.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **DAVID C. KENNEY.**

KENYA BATES, Esquire
MILTON R. WARRELL, III, Sheriff
Sheriff's Office, Doylestown, PA

RICHLAND TOWNSHIP

DOCKET #2017-00890

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

TAX PARCEL #36-025-229.

PROPERTY ADDRESS: 200 Crocus Court, Quakertown, PA 18951.

IMPROVEMENTS: A SINGLE FAMILY RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **HEATHER J. JERASA.**

REBECCA A. SOLARZ, Esquire
MILTON R. WARRELL, III, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2018-07654

Deutsche Bank National Trust Company, as Trustee for Ixis Real Estate Capital Trust 2006-He3 Mortgage Pass Through Certificates, Series 2006-He3 v. Joseph J. Saglimbeni a/k/a Joseph Saglimbeni, Danielle M. Saglimbeni owner(s) of property situate in the **RICHLAND TOWNSHIP**, BUCKS County, Pennsylvania, being 221 Prairie Court, Quakertown, PA 18951-2468.

TAX PARCEL #36-022-233-221.

PROPERTY ADDRESS: 221 Prairie Court, Quakertown, PA 18951-2468.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **JOSEPH J. SAGLIMBENI a/k/a JOSEPH SAGLIMBENI, DANIELLE M. SAGLIMBENI.**

KENYA BATES, Esquire
MILTON R. WARRELL, III, Sheriff
Sheriff's Office, Doylestown, PA

SELLERSVILLE BOROUGH

DOCKET #2019-00728

Wells Fargo Bank, N.A. v. Ken E. Brenninger a/k/a Kenneth E. Brenninger, Jennifer N. Brenninger a/k/a Jennifer H. Brenninger owner(s) of property situate in the **SELLERSVILLE BOROUGH**, BUCKS County, Pennsylvania, being 555 Newbury Court, Sellersville, PA 18960-2142.

TAX PARCEL #39-003-304.

PROPERTY ADDRESS: 555 Newbury Court, Sellersville, PA 18960-2142.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **KEN E. BRENNINGER a/k/a KENNETH E. BRENNINGER, JENNIFER N. BRENNINGER a/k/a JENNIFER H. BRENNINGER.**

PETER WAPNER, Esquire
MILTON R. WARRELL, III, Sheriff
Sheriff's Office, Doylestown, PA

SILVERDALE BOROUGH

DOCKET #2009-00176

Wells Fargo Bank, NA v. Henry T. Kolodziejczak, Beth A. Kolodziejczak owner(s) of property situate in the **SILVERDALE BOROUGH**, BUCKS County, Pennsylvania, being 105 Burnish Court, Silverdale, PA 18962.

TAX PARCEL #40-003-129.

PROPERTY ADDRESS: 105 Burnish Court, Silverdale, PA 18962.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **HENRY T. KOLODZIEJCZAK, BETH A. KOLODZIEJCZAK.**

PETER WAPNER, Esquire
MILTON R. WARRELL, III, Sheriff
Sheriff's Office, Doylestown, PA

SOLEBURY TOWNSHIP

DOCKET #2009-11351

All that certain piece or parcel or Tract of land situate in the **TOWNSHIP OF SOLEBURY**, Bucks County, Pennsylvania, and being known as 602 Norwalk Way, New Hope, Pennsylvania 18938.

TAX PARCEL #41-027-220.

PROPERTY ADDRESS: 602 Norwalk Way, New Hope, Pennsylvania 18938.

IMPROVEMENTS: RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **CARMELLA SULLIVAN, MICHAEL SULLIVAN.**

ANDREW LEE MARKOWITZ, Esquire
MILTON R. WARRELL, III, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2018-04226

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

TAX PARCEL #41-019-010 & 41-019-011.

PROPERTY ADDRESS: 2969 River Road, New Hope, PA 18938.

IMPROVEMENTS: RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **JOHN A. SALERNO, KATHERINE A. SALERNO, UNITED STATES OF AMERICA.**

RICHAED M. SQUIRE, Esquire
MILTON R. WARRELL, III, Sheriff
Sheriff's Office, Doylestown, PA

TINICUM TOWNSHIP

DOCKET #2019-00295

ALL THAT CERTAIN messuage and tract of land, together with the dwelling now therein erected, situate in **TINICUM TOWNSHIP**, Bucks County, and Commonwealth of Pennsylvania known as 123 Lodi Hill Road, bounded and described as follows, to wit:

TAX PARCEL #44-007-004.

PROPERTY ADDRESS: 123 Lodi Hill Road, Upper Black Eddy, PA 18972.

IMPROVEMENTS: A SINGLE FAMILY RESIDENTIAL DWELLING WITH RELATED IMPROVEMENTS.

SOLD AS THE PROPERTY OF: **DAVID A. BRYAN, III, CARLA GLITZER.**

KELLY L. EBERLE, Esquire
MILTON R. WARRELL, III, Sheriff
Sheriff's Office, Doylestown, PA

WARMINSTER TOWNSHIP

DOCKET #2015-08560

The Bank of New York Mellon, f/k/a The Bank of New York as Successor in Interest to JP Morgan Chase Bank NA as Trustee for Bear Stearns Asset Backed Securities Trust 2006-3, Asset Backed Certificates, Series 2006-3 v. Thomas J. Klaski a/k/a Thomas Klaski owner(s) of property situate in the **WARMINSTER TOWNSHIP**, BUCKS County, Pennsylvania, being 963 Victoria Road, Warminster, PA 18974-4007.

TAX PARCEL #49-010-084.

PROPERTY ADDRESS: 963 Victoria Road, Warminster, PA 18974-4007.

IMPROVEMENTS: A SINGLE FAMILY RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **THOMAS J. KLASKI a/k/a THOMAS KLASKI.**

PETER WAPNER, Esquire
MILTON R. WARRELL, III, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2017-00771

Wells Fargo Bank, NA v. Linda M. Pollick, Robert M. Pollick, IV owner(s) of property

situate in the **WARMINSTER TOWNSHIP**, BUCKS County, Pennsylvania, being 237 Tally Ho Drive, Warminster, PA 18974.

TAX PARCEL #49-005-009.

PROPERTY ADDRESS: 237 Tally Ho Drive, Warminster, PA 18974.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **LINDA M. POLLICK, ROBERT M. POLLICK, IV.**

PETER WAPNER, Esquire

MILTON R. WARRELL, III, Sheriff

Sheriff's Office, Doylestown, PA

DOCKET #2017-03333

ALL THE FOLLOWING DESCRIBED REAL ESTATE SITUATE IN THE **TOWNSHIP OF WARMINSTER**, COUNTY OF BUCKS, COMMONWEALTH OF PENNSYLVANIA. HAVING ERECTED THEREON A DWELLING KNOWN AND NUMBERED AS 384 BYRON ROAD, WARMINSTER, PA 18974. INSTRUMENT NO. 2016044772.

TAX PARCEL #49-045-059.

PROPERTY ADDRESS: 384 Byron Road, Warminster, PA 18974.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **ERIC VOEGELE**.

MICHELLE PIERRO, Esquire

MILTON R. WARRELL, III, Sheriff

Sheriff's Office, Doylestown, PA

DOCKET #2018-05710

ALL THAT CERTAIN lot, piece or parcel of land, with the buildings and improvements thereon erected, situate, lying and being in the **TOWNSHIP OF WARMINSTER**, County of BUCKS, Commonwealth of PENNSYLVANIA, being Lot No. 33 in block No. 36 upon a certain plan of lots of the Philadelphia Motor Speedway Association recorded in the Office for the Recording of Deeds in and for the County of Bucks in Plan Book 1 page 119 and more particularly bounded and described as follows, to wit:

BEGINNING at a point on the center line of Maple Street 175.00 feet Northwest of its intersection with the center line of Madison Avenue; thence along the center line of Maple Street North 53 degrees 30 seconds West 50.0 feet to a point; thence through land of which this is a part by the three following courses and distances to wit: North 36 degrees 59

minutes 30 seconds East 165.00 feet to a point, South 53 degrees 30 seconds East 50.00 feet to a point, South 36 degrees 59 minutes 30 seconds West 15.00 feet to the place of beginning.

BEING known as 319 Maple Street.

TAX PARCEL #49-019-200.

PROPERTY ADDRESS: 319 Maple Street.

IMPROVEMENTS: RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **SHANE KELLY ABBOTT, JR., ADMINISTRATOR OF THE ESTATE OF SHANE KELLY ABBOTT, SR., DECEASED.**

JOHN J. McANENEY, Esquire

MILTON R. WARRELL, III, Sheriff

Sheriff's Office, Doylestown, PA

DOCKET #2018-06390

ALL THAT CERTAIN lot or tract of land situate in the **TOWNSHIP OF WARMINSTER**, County of Bucks and Commonwealth of Pennsylvania, being known as Lot No. 89, as shown on a certain plan entitled Final Plan of Hartsville Park No. 2, as recorded in the Office of the Recorder of Deeds of Bucks County, Pennsylvania in Plan Book 17, Page 15.

TAX PARCEL #49-043-004.

PROPERTY ADDRESS: 908 Gorson Drive, Ivyland, PA 18974.

IMPROVEMENTS: RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **EDWARD WINKLER**.

JOHN J. McANENEY, Esquire

MILTON R. WARRELL, III, Sheriff

Sheriff's Office, Doylestown, PA

WARRINGTON TOWNSHIP

DOCKET #2018-03109

ALL THAT CERTAIN Unit in the property known, named and identified as Hampton Greene, a Condominium, located in the **TOWNSHIP OF WARRINGTON**, County of Bucks and Commonwealth of Pennsylvania, which has heretofore been submitted to the Provisions of the Uniform Condominium Act 68 P.C.S. 3101 et seq. by the recording in the Office of the Recorder of Deeds in and for Bucks County of a Declaration of Condominium dated April 25, 1985 and recorded in Deed Book 2608 page 310; Amendments thereto recorded in Deed Book 2613 page 836, Deed Book 2618

page 952, Deed Book 2624 page 806, Deed Book 2624 page 802, Deed Book 2629 page 36, Deed Book 2634 page 75, 2637 page 456, Deed Book 2643, page 1004, Deed Book 2646 page 403, Deed Book 2654 page 151, Deed Book 2657 page 173, Deed Book 2660 page 797, Deed Book 2664 page 190, Deed Book 2667 page 232, Deed Book 2689 page 180, Deed Book 2694 page 169, Deed Book 2698 page 480, Deed Book 2700 page 311 and Deed Book 2707 page 478, being and designated as Unit No. 244, together with an undivided interest in the Common Elements as set forth and subject to adjustments in accordance with the Declaration of Condominium of Hampton Greens, a Condominium.

TAX PARCEL #50-35-187-24-244.

PROPERTY ADDRESS: 244 Sassafra Court, Warrington, PA 18976.

IMPROVEMENTS: A RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **STEVEN KITTY AND UNITED STATES OF AMERICA, DEPARTMENT OF THE TREASURY—INTERNAL REVENUE SERVICE.**

KATHERINE M. WOLF, Esquire
MILTON R. WARRELL, III, Sheriff
 Sheriff's Office, Doylestown, PA

WARWICK TOWNSHIP

DOCKET #2019-00004

ALL THAT CERTAIN lot or piece of land with the buildings and improvements thereon erected situate in the **TOWNSHIP OF WARWICK**, County of Bucks and Commonwealth of Pennsylvania bounded and described according to a Subdivision Plan for Creekview Estates made by Taylor, Wiseman & Taylor dated September 1996 and last revised January 23, 1998 and recorded in the Office for the Recording of Deeds in and for the County of Bucks at Doylestown, PA in Plan Book 291 Page 90 as follows, to wit: COUNTY PARCEL NUMBER 51-31-4.

BEING PART OF THE SAME PREMISES WHICH John Paxson and Paula Lynn Paxson as Trustees for John Justin Paxson, Rebecca Lea Paxson, Paula Marie Paxson and All Future Children and Paula Lynn Paxson, individually by deed dated May 7, 1998 and recorded in land Record Book 1598 page 1217 did grant and convey unto Heritage Creekview, L.P.

TAX PARCEL #51-31-4.

IMPROVEMENTS: SINGLE FAMILY RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **MARTIN J. KING a/k/a MARTIN KING, CHRISTINE M. KING a/k/a CHRISTINE KING AND THE UNITED STATES OF AMERICA c/o THE U.S. ATTORNEY FOR THE EASTERN DISTRICT OF PENNSYLVANIA AND COMMONWEALTH OF PENNSYLVANIA c/o DEPARTMENT OF REVENUE—BUREAU OF COMPLIANCE AND COMMONWEALTH OF PENNSYLVANIA c/o DEPARTMENT OF REVENUE—OFFICE OF CHIEF COUNSEL AND COMMONWEALTH OF PENNSYLVANIA c/o OFFICE OF THE ATTORNEY GENERAL.**

JOSEPH L. WESLEY, SR., PRO SE
MILTON R. WARRELL, III, 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 **MILTON R. WARRELL, III**, Sheriff, Doylestown, Pennsylvania.

June 20, 27; July 4

Change of Name

IN THE COURT OF COMMON PLEAS
 OF BUCKS COUNTY
 CIVIL ACTION – LAW
 NO. 2019-01127

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 **LOGAN ANTHONY D'ALESSANDRO** to **LAUREN ANTHONY D'ALESSANDRO**.

The Court has fixed the 22 day of July, 2019, at 1 P.M. in Courtroom No. 330, Bucks County Justice Center, at 100 N. Main St., 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.

June 20

IN THE COURT OF COMMON PLEAS
OF BUCKS COUNTY
CIVIL ACTION – LAW
NO. 2019-01205

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 of **K.N.W.** to **L.A.W.**

The Court has fixed the 18th day of July, 2019, at 1:00 p.m. in Courtroom No. 310, Bucks County Justice Center at 100 North Main Street, Doylestown, Pennsylvania, as the time and place for the hearing of said Petitioner, when and where all persons interested may appear and show cause, if any they have, why the prayer of said Petition should not be granted.

Barbara M. Kirk, Solicitor
Hill Wallack, LLP
777 Township Line Road
Suite 250
Yardley, PA 19067

June 20

IN THE COURT OF COMMON PLEAS
OF BUCKS COUNTY
CIVIL ACTION – LAW
NO. 2019-03577

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 of **DANIEL GWYN WILLIAMS** to **DANO GWYN WILLIAMS**.

The Court has fixed the day of August 1, 2019, at 1:00 p.m. in Courtroom No. 310, Bucks County Justice Center at 100 North Main Street, Doylestown, Pennsylvania, as the time and place for the hearing of said Petitioner, when and where all persons interested may appear and show cause, if any they have, why the prayer of said Petition should not be granted.

Elissa C. Goldberg, Solicitor
Law Office of Elissa C. Goldberg
107 North Broad Street Road
Suite 211
Doylestown, PA 18901

June 20

IN THE COURT OF COMMON PLEAS
OF BUCKS COUNTY
CIVIL ACTION – LAW
NO. 2018-9149-29

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 **RUTH JOY SEMMENS** to **RUTH JOY SEMMENS-RICKERT**.

The Court has fixed the 15 day of July, 2019, at 10:15 in Courtroom No. 260, Bucks County Justice Center, 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.

June 13, 20

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.

Alliance Dermatology Physicians PC has been incorporated under the provisions of the Pennsylvania Business Corporation Law of 1988, as amended.

June 20

ARTISTIC NAILS PLUS, INC. has been incorporated under the provisions of the Pennsylvania Business Corporation Law of 1988, as amended.

June 20

RPS INVESTMENT CORP has been incorporated under the provisions of the Pennsylvania Business Corporation Law of 1988, as amended.

June 20

RTG Films Inc. has been incorporated under the provisions of the Pennsylvania Business Corporation Law of 1988, as amended.
John C. Fenningham, Solicitor
Fenningham, Dempster & Coval LLP
Five Neshaminy Interplex
Suite 315
Trevose, PA 19053

June 20

Charter Application Nonprofit

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

The name of the corporation is **Feed the Good Wolf**.

The Articles of Incorporation (filing date) May 17, 2019.

The purpose or purposes for which it was organized are as follows: Feed the Good Wolf is dedicated to helping fund addiction treatment for LGBTQ+ individuals, as well as providing education/training to health care professionals who treat members of the LGBTQ+ community.

June 20

The name of the corporation is **MAEBL Inc.**

The Articles of Incorporation (filing date) June 4, 2019.

The purpose or purposes for which it was organized are as follows: MAEBL stands for the Meeting for Advanced Electron Beam Lithography. MAEBL Inc was organized to provide an educational conference for the scientific community on electron beam lithography.

June 20

Confirmation of Account

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

HEREBY GIVES NOTICE PURSUANT TO Section 745 of the Probate, Estates and Fiduciaries Code that the following Fiduciaries will present their accounts, theretofore filed with the Clerk of the Orphans' Court Division for Audit and Confirmation pursuant to Sections 3511, 5163, 5533 and 7183 of said Code, at 10:00 A.M. on **July 1, 2019**, in Courtroom #260 on the second floor of the BUCKS COUNTY JUSTICE CENTER, DOYLESTOWN, PA.

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

Estate of **EARLE V. HAGER**, Deceased – Donna Gallagher, Executrix

Estate of **JANET MAY MASON**, Deceased – Edric R. Mason, Jr., Administrator

Estate of **IDA B. WENGER**, Deceased – Edward Weldon, Administrator

Estate of **MICHAEL R. SFREGOLA**, Deceased – Randolph A. Scott, Administrator

Estate of **MARY ELISE IDA HOUSEMAN**, Deceased – Marilyn Marie Janet Shea, Executrix

Estate of **DANNY RAYMOND HAWKINS**, Deceased – Charles Conti, Executor

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

June 20, 27

Corporate Dissolution

**NOTICE OF WINDING UP
PROCEEDINGS OF
LANE BRYANT CHARITIES, INC.
A PENNSYLVANIA DOMESTIC
NONPROFIT CORPORATION
TO: ALL CREDITORS OF LANE
BRYANT CHARITIES, INC.**

This is to notify you that **Lane Bryant Charities, Inc.**, a Pennsylvania domestic nonprofit corporation with a registered office at 3750 State Road, Bensalem, Bucks County, PA 19020, is dissolving and winding up its business.

Perlman & Perlman, LLP, Solicitors
1855 W. Baseline Rd.
Suite 250
Mesa, AZ 85202

June 20

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

ALBERTSON, DOROTHY E. a/k/a **DOROTHY ELIZABETH ALBERTSON** and **DOROTHY ALBERTSON**, dec'd.

Late of Northampton Township, Bucks County, PA.

Executor: **WILLIAM H. ALBERTSON**, 63 Wheatsheaf Road, Northampton Township, PA 18974.

Attorney: **LEONARD G. VILLARI**, Villari, Lentz & Lynam, LLC, 100 North 20th Street, Suite 302, Philadelphia, PA 19103.

ALESSIO, JOAN E. a/k/a **JOAN ELEANOR ALESSIO**, dec'd.

Late of Southampton, Bucks County, PA.

Executors: **ROSANNE ALESSIO-HUMPHREYS**, 718 Rambler Rd., Warminster, PA 18974 and **ANTHONY J. ALESSIO**, 8081 Chestnut St., Hereford, PA 18056.

BENNETT, DAVID P., dec'd.

Late of New Britain Township, Bucks County, PA.

Executrix: **SHARON L. BENNETT**, 121 Pipers Place, Chalfont, PA 18914.

CAUTI, ATTILIO P., dec'd.

Late of Bristol Township, Bucks County, PA.

Executor: **DOUGLAS H. CAUTI** c/o William J. Salerno, Esquire, 220 Radcliffe Street, Bristol, PA 19007.

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

CLARK, ELEANOR GRAYSON a/k/a **ELEANOR G. CLARK** and **ELEANOR CLARK**, dec'd.

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

Executor: **GORDON SCOTT CLARK** c/o John N. Schaeffer, III, Esq., 60 E. Court St., P.O. Box 1389, Doylestown, PA 18901-0137.

Attorney: **JOHN N. SCHAEFFER, III**, Eastburn & Gray, PC, 60 E. Court St., P.O. Box 1389, Doylestown, PA 18901-0137.

CROSBY, ANNE a/k/a **ANNE CORDELL CROSBY**, dec'd.

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

Executor: **ROBERT SOCK**, 44 N. Sugan Rd., Apt. 126, New Hope, PA 18938.

Attorney: **BRIAN R. KEYES**, P.O. Box 727, New Hope, PA 18938.

DANIHEL, WILLIAM R., dec'd.

Late of Warminster Township, Bucks County, PA.

Executor: **RICHARD K. DANIHEL** c/o Douglas G. Thomas, Esq., 104 N. York Road, Hatboro, PA 19040.

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

FRAZIER, ANNE, dec'd.

Late of Southampton, Bucks County, PA.

Executor: **ALAN C. FRAZIER**, 40 Pleasant Lane, Levittown, PA 19054.

JUDD, THOMAS E., JR., dec'd.

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

Administratrix: **VIRGINIA J. WUERTZER** c/o Jeffrey R. Abbott, Esq., 103 Chesley Dr., Ste. 200, Media, PA 19063.

Attorney: **JEFFREY R. ABBOTT**, Abbott & Overholt PC, 103 Chesley Dr., Ste. 200, Media, PA 19063.

KRAMER, BARBARA ELLA a/k/a **BARBARA E. KRAMER**, dec'd.

Late of Quakertown, Bucks County, PA.

Executors: **KAY ANN STAUFFER**, 312 W. Broad St., Quakertown, PA 18951,

RICHARD CURTIS KRAMER, 3065 Long Rd., Green Lane, PA 18154 and **LARRY SCOTT KRAMER**, 908 Golf Course Rd., Quakertown, PA 18951.

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

LOUDERMILK, DAVID, dec'd.

Late of Quakertown Borough, Bucks County, PA.

Executrix: **MEGAN N. MUSE** c/o Jay C. Glickman, Esquire, Rubin, Glickman, Steinberg & Gifford, P.C., 2605 N. Broad Street, P.O. Box 1277, Lansdale, PA 19446.

Attorney: **JAY C. GLICKMAN**, Rubin, Glickman, Steinberg & Gifford, P.C.,

2605 N. Broad Street, P.O. Box 1277,
Lansdale, PA 19446.

LUFF, FREDERIC J. a/k/a **FREDERICK J. LUFF** and **FRED J. LUFF**, dec'd.

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

Executor: **ERIC J. LUFF** c/o Edward F. Murphy, Esq., 460 Norristown Rd., Ste. 110, Blue Bell, PA 19422-2323.

Attorney: **EDWARD F. MURPHY**, Wisler Pearlstine LLP, 460 Norristown Rd., Ste. 110, Blue Bell, PA 19422-2323.

MADRIGALE, GENEVIEVE E., dec'd.

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

Executor: **ANTHONY MADRIGALE** c/o David M. Brown, Esq., Centre Square West, 1500 Market St., 38th Fl., Philadelphia, PA 19102-2186.

Attorney: **DAVID M. BROWN**, Saul Ewing Arnstein & Lehr LLP, Centre Square West, 1500 Market St., 38th Fl., Philadelphia, PA 19102-2186.

MAYER, JOYCE E., dec'd.

Late of Bucks County, PA.

Executor: **STEVEN MAYER** c/o Grim, Biehn & Thatcher, 104 S. 6th St., P.O. Box 215, Perkasio, PA 18944-0215.

Attorney: **GREGORY E. GRIM**, Grim, Biehn & Thatcher, 104 S. 6th St., P.O. Box 215, Perkasio, PA 18944-0215.

MIRSCH, MARGARET R. a/k/a **MARGARET McCLOSKEY**, dec'd.

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

Executor: **RICHARD COYNE**, 302 S. Norwood Ave., Newtown, PA 18940.

MOORE, PAUL E., dec'd.

Late of Buckingham Township, Bucks County, PA.

Administratrix: **SHERYL L. HOGAN** c/o Douglas G. Thomas, Esq., 104 North York Road, Hatboro, PA 19040.

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

MORRIS, JOAN A. a/k/a **JOAN ANN MORRIS**, dec'd.

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

Executrix: **MARY KAY GIORNO**, 1524 Hidden Court, Warrington, PA 18976.

Attorney: **MICHAEL F. DUNN**, 162 S. Easton Rd., Glenside, PA 19038.

NAIDES, LOIS, dec'd.

Late of Langhorne, Bucks County, PA.

Administrator: **RANDEE A. KAZATSKY**, 4105 Meridian Blvd., Warrington, PA 18976.

OILER, STEPHEN G., dec'd.

Late of Pipersville, Bucks County, PA.

Executrix: **JESSICA OVERINGTON**, 1376 Quakers Way, Quakertown, PA 18951.

ROJINSKY, ALBERT a/k/a **ALBERT J. ROJINSKY**, dec'd.

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

Executor: **DAVID MORATTI** c/o Kathleen M. Thomas, Esq., 116 E. Court St., Doylestown, PA 18901.

Attorney: **KATHLEEN M. THOMAS**, High Swartz, LLP, 116 E. Court St., Doylestown, PA 18901.

SCHUSTER, NORMA S. a/k/a **NORMA SHIRLEY SCHUSTER**, dec'd.

Late of Langhorne Borough, Bucks County, PA.

Executor: **MICHAEL A. SCHUSTER**, 620 Cullen Road, Lincoln University, PA 19352.

SMITH, JOSEPH F., JR., dec'd.

Late of Doylestown Township, Bucks County, PA.

Executor: **RUSSELL NAYLOR**, 226 Cornwall Drive, Chalfont, PA 18914.

Attorney: **GREGORY L. STURN**, Harris and Harris, 1760 Bristol Road, P.O. Box 160, Warrington, PA 18976.

SMITH, WALTER PAUL, dec'd.

Late of Perkasio Borough, Bucks County, PA.

Executrix: **DIANE DANIELUK**, 802 Wood Road, Oakford, PA 19053.

STAATS, MARIE T., dec'd.

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

Executor: **CRAIG T. STAATS** c/o Kathleen M. Thomas, Esq., 116 E. Court St., Doylestown, PA 18901.

Attorney: **KATHLEEN M. THOMAS**, High Swartz, LLP, 116 E. Court St., Doylestown, PA 18901.

STRIPO, ALBENA H., dec'd.

Late of Bensalem, Bucks County, PA.

Executor: **MICHAEL J. STRIPO**, 1700 Fuller Street, Philadelphia, PA 19152.

Attorney: **MICHAEL A. LASHNER**, 12 Terry Drive, Suite 1015, Newtown, PA 18940.

WHITE, GAVIN, JR., dec'd.

Late of Warminster, Bucks County, PA.
 Executor: **GAVIN R. WHITE**, 418 Cedarwood Ln., Elkins Pk., PA 19027.

Second Publication

BREWER, MARGARET, dec'd.

Late of Bristol Township, Bucks County, PA.

Executrix: **LISA R. RUTLEDGE** a/k/a **LISA ROSALIE RUTLEDGE**, 630 Saxony Drive, Fairless Hills, PA 19030.

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

CADES, ABRAHAM, dec'd.

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

Executor: **LONNY CADES** a/k/a **LONNY STEVEN CADES** c/o Lawrence S. Chane, Esq., One Logan Square, 130 N. 18th St., Philadelphia, PA 19103-6998.

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

CORRADETTI, RHODA M. a/k/a **RHODA CORRADETTI**, dec'd.

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

Executrix: **RAEANN CORRADETTI** c/o E. Garrett Gummer, III, Esq., 1260 Bustleton Pike, Feasterville, PA 19053.

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

FAUSER, DORIS E., dec'd.

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

Executor: **ALBERT R. WINTHER** c/o Embery, Outterson & Fuges, Esquires, 300 Huntingdon Pike, Rockledge, PA 19046.

Attorneys: **EMBERY, OUTTERSON & FUGES**, 300 Huntingdon Pike, Rockledge, PA 19046.

GARRITY, THERESE M., dec'd.

Late of Warminster Township, Bucks County, PA.

Executrix: **THERESE A. HARTMAN** a/k/a **THERESE GARRITY**

HARTMAN, 35 Battle Ridge Place, Atlanta, GA 30342-2450.

Attorney: **GEORGE M. DEMPSTER**, Fenningham, Dempster & Coval LLP, Five Neshaminy Interplex, Suite 315, Trevose, PA 19053.

GRACE, RUTH B., dec'd.

Late of Northampton Township, Bucks County, PA.

Executrix: **WENDOLYN R. GRACE**, 1864 Second Street, Richboro, PA 18954.

Attorney: **MICHAEL G. DEEGAN**, 134 West King Street, Malvern, PA 19355.

GREENBERG, LOUISE DEBORAH a/k/a **LOUISE GREENBERG**, dec'd.

Late of Warwick, Bucks County, PA.

Administrator: **HERMAN SAMUEL GREENBERG**, 1701 Fox Chase Rd., Philadelphia, PA 19152.

HARTNAGLE, ANDREW A., dec'd.

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

Executor: **WAYNE A. STORK** c/o Edwin R. Boynton, Esq., 30 Valley Stream Parkway, Malvern, PA 19355-1481.

Attorney: **EDWIN R. BOYNTON**, Stradley, Ronon, Stevens & Young, LLP, 30 Valley Stream Parkway, Malvern, PA 19355-1481.

HOFFMANN, DONALD C., SR. a/k/a **DONALD CARL HOFFMANN, SR.**, dec'd.

Late of Richboro, Northampton, Bucks County, PA.

Executrix: **JANICE B. HOFFMANN**, 44 Worthington Mill Road, Richboro, PA 18954.

HUNSBERGER, RICHARD O. a/k/a **RICHIE HUNSBERGER**, dec'd.

Late of Doylestown, Bucks County, PA.

Executor: **BARRY J. HUNSBERGER**, 825 N. Chubb Dr., Doylestown, PA 18901.

ISLEIB, LAURA S., dec'd.

Late of Newtown Township, Bucks County, PA.

Administrator C.T.A.: **TIMOTHY M. ISLEIB** c/o Joseph P. Caracappa, Esquire, 312 N. Oxford Valley Road, Fairless Hills, PA 19030.

Attorney: **JOSEPH P. CARACAPPA**, Jackson, Cook, Caracappa & Scott P.C., 312 Oxford Valley Road, Fairless Hills, PA 19030.

KNOWLES, KEVIN B. a/k/a **KEVIN BRADFORD KNOWLES**, dec'd.

Late of Southampton, Bucks County, PA.
 Executrix: **SYLVIA J. KNOWLES**, 404 Lower Holland Road, Southampton, PA 18966.
 Attorney: **FRANCIS J. SULLIVAN**.

MATHEW, ABRAHAM C., dec'd.

Late of Feasterville Trevose, Bucks County, PA.
 Administratrix: **LIJU ANI ABRAHAM**, 5 Camellia Court, Feasterville Trevose, PA 19053.
 Attorney: **BABU VARGHESE**, Law Offices of Babu Varghese, 9427 Bustleton Ave., Philadelphia, PA 19115.

McCAULEY, ANDREW M. a/k/a **ANDREW WILLIAM McCAULEY**, dec'd.

Late of Bensalem Twp., Bucks County, PA and Manhattan, New York County.
 Executrix: **JANET F. SHEERIN**, 30 Sarah's Trace, East Greenwich, RI 02818.
 Attorney: **YVETTE E. TAYLOR-HACHOOSE**, Taylor-Hachoose, LLC, 301 Oxford Valley Rd., #102A, Yardley, PA 19067.

McLAUGHLIN, RUSSELL M. a/k/a **RUSSELL M. McLAUGHLIN, SR.**, dec'd.

Late of Doylestown Borough, Bucks County, PA.
 Executrix: **EVELYN McLAUGHLIN**, 303 W. State Street, Apt. 212, Doylestown, PA 18901.
 Attorney: **PAUL BAKER BARTLE**, Flamm Walton Heimbach, 794 Penlyn Pike, Suite 100, Blue Bell, PA 19422-1669.

MEGAS, DOROTHY L., dec'd.

Late of the Township of Doylestown, Bucks County, PA.
 Executrix: **KATINA MEGAS** c/o D. Keith Brown, Esq., Two N. State St., Newtown, PA 18940.
 Attorney: **D. KEITH BROWN**, Stuckert and Yates, Two N. State St., Newtown, PA 18940.

MENNIG, LILLIAN E. a/k/a **LILLIAN E. HOCKMAN**, dec'd.

Late of Perkasio, East Rockhill Township, Bucks County, PA.
 Executor: **RANDY B. HOCKMAN**.
 Attorneys: **JAMES A. SCHNEIDER** and **WILLIAM J. SCHNEIDER**, 439 West Broad Street, Hazleton, PA 18201-6106.

MORRIS, IRENE E., dec'd.

Late of Bristol Borough, Bucks County, PA.
 Executor: **DAVID MORRIS**, 55 Jolly Lane, Levittown, PA 19055.
 Attorney: **MARC S. STOLEE**, Stolee & Associates, LLC, 132 Mill Street, Bristol, PA 19007.

NAGY, ATTILA, dec'd.

Late of Bucks County, PA.
 Administratrix: **GINA NAGY** 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.

PAPP, DORIS C., dec'd.

Late of the Township of Warrington, Bucks County, PA.
 Executrix: **VERONICA LYNN PAPP** c/o D. Keith Brown, Esq., Two N. State St., Newtown, PA 18940.
 Attorney: **D. KEITH BROWN**, Stuckert and Yates, Two N. State St., Newtown, PA 18940.

PERKINS, JOSEPH GEORGE, dec'd.

Late of Bensalem, Bucks County, PA.
 Administratrix: **TINA PERKINS**, 1573 W. Bensalem Ave., Bensalem, PA 19020.
 Attorney: **JAMES KILDUFF**, Maselli Warren, P.C., 600 Alexander Rd., Suite 3-4A, Princeton, NJ 08540.

ROVNER, SELMA G., dec'd.

Late of Warminster, Bucks County, PA.
 Executors: **MARLYN ROVNER**, 225 S. 18th St., Unit 506, Philadelphia, PA 19103 and **STEVEN ROVNER**, 1901 JFK Blvd., Apt. 510, Philadelphia, PA 19103.

STAIRS, ELIZABETH K., dec'd.

Late of the Township of Warminster, Bucks County, PA.
 Executrix: **SARA J. TRAUBEL** c/o E. Garrett Gummer, III, Esq., 1260 Bustleton Pike, Feasterville, PA 19053.
 Attorney: **E. GARRETT GUMMER, III**, Gummer Elder Law, 1260 Bustleton Pike, Feasterville, PA 19053.

TEICH, SYLVIA A. a/k/a **SYLVIA AGRESS TEICH**, dec'd.

Late of Lower Makefield Township, Bucks County, PA.
 Administratrix: **NANCY FROST** c/o Lisa K. Schubel, Esquire, Fisher Broyles, LLP, 25 S. Main Street, #163, Yardley, PA 19067.
 Attorney: **LISA K. SCHUBEL**.

TOPEL, FREDERICK J., JR., dec'd.

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

Executrix: **CYNTHIA M. KRYSIAK** c/o Sarah A. Eastburn, Esq., 60 E. Court St., P.O. Box 1389, Doylestown, PA 18901-0137.

Attorney: **SARAH A. EASTBURN**, Eastburn & Gray, P.C., 60 E. Court St., P.O. Box 1389, Doylestown, PA 18901-0137.

TRIBBEY, ELEANOR, dec'd.

Late of Morrisville Borough, Bucks County, PA.

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

Attorney: **WILLIAM F. THOMSON, JR.**, Gilbert and Thomson Law Offices, 952 Trenton Road, Fairless Hills, PA 19030.

VALENTINE, ROBERT WILLIAM, dec'd.

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

Administratrix: **BARBARA L. SMITH**, 813 Second Ave., Bristol, PA 19007.

Attorney: **JENNIFER M. MERX**, Skarlatos Zonarich, 320 Market St., Ste. 600W, Harrisburg, PA 17101.

VANDEGRIFT, WILLIAM J., dec'd.

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

Executor: **WILLIAM H. VANDEGRIFT** c/o Michael W. Mills, Esq., P.O. Box 50, Doylestown, PA 18901.

Attorney: **MICHAEL W. MILLS**, Antheil Maslow & MacMinn, LLP, P.O. Box 50, Doylestown, PA 18901.

VANNAUKER, BARRY L. a/k/a **BARRY LEE VANNAUKER**, dec'd.

Late of Falls Township, Bucks County, PA.

Executor: **DAVID L. VANNAUKER** a/k/a **DAVID LEE VANNAUKER**, 2522 Deer Mountain Ct., Kingwood, TX 77345.

VECCHIONE, CARMEN A., dec'd.

Late of Feasterville-Trevoze/Lower Southampton, Bucks County, PA.

Executor: **CARMEN A. VECCHIONE**, P.O. Box 3300, Ambler, PA 19002.

WOJTON, THEODORE A. a/k/a **TED WOJTON**, dec'd.

Late of Yardley/Lower Makefield, Bucks County, PA.

Executrix: **ANNE B. WOJTON**, 225 Regency Blvd., Yardley, PA 19067.

YODIS, LEONARD PAUL, JR. a/k/a **LEONARD YODIS**, dec'd.

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

Administratrix: **LISA M. STONE** c/o Arthur G. Krevitz, Esq., 4230 Bensalem Blvd., Bensalem, PA 19020.

Attorney: **ARTHUR G. KREVITZ**, Krevitz & Associates, 4230 Bensalem Blvd., Bensalem, PA 19020.

ZIEGENFUSS, NORMAN R. a/k/a **NORMAN ROBERT ZIEGENFUSS**, dec'd.

Late of Springfield Township, Bucks County, PA

Executrix: **KATHLEENE. LEZZENI** c/o Grim, Biehn & Thatcher, 104 S. 6th Street, P.O. Box 215, Perkasio, PA 18944-0215.

Attorney: **DIANNE C. MAGEE**, Grim, Biehn & Thatcher, 104 S. 6th Street, P.O. Box 215, Perkasio, PA 18944-0215.

*Third and Final Publication***BURGESS, GERALDINE** a/k/a **GERRY BURGESS**, dec'd.

Late of Quakertown/Richland Township, Bucks County, PA.

Executrix: **JUDY ROBERSON**, 1625 Cheltan Ave., Apt. 416, Philadelphia, PA 19126.

CASKIE, DENNIS G., dec'd.

Late of Bucks County, PA.

Executor: **JOHN MOORE** 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.

CORDISCO, GLORIA, dec'd.

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

Executrix: **AIDALYN CORDISCO** c/o William J. Salerno, Esquire, 220 Radcliffe Street, Bristol, PA 19007.

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

COSTAR, LOUIS J., dec'd.

Late of Perkasio, Bucks County, PA.
 Executor: **JARED HASELBARTH**, 50
 Upper Valley Rd., Christiansia, PA 17509.

FELLER, RINA M., dec'd.

Late of Bristol, Bucks County, PA.
 Executor: **MICHAEL SIDOTI**, 53
 Stream Lane, Levittown, PA 19055.

FRANCE, EDWARD H., dec'd.

Late of Langhorne Manor, Bucks County,
 PA.
 Executrix: **LINDA F. BRADLEY** a/k/a
LINDA BRADLEY c/o William J.
 Salerno, Esquire, 220 Radcliffe Street,
 Bristol, PA 19007.
 Attorney: **WILLIAM J. SALERNO**, 220
 Radcliffe Street, Bristol, PA 19007.

GEHLERT, ALFONSA G., dec'd.

Late of the Township of Doylestown,
 Bucks County, PA.
 Executrix: **SUZANNE GEHLERT**, 161
 W. 10th St., 4D, New York, NY 10014.
 Attorney: **CHRISTINE EMBERY
 WALTZ**, Embery Outterson & Fuges,
 300 Huntingdon Pike, Rockledge, PA
 19046.

GILMAN, PRISCILLA T. a/k/a
PRISCILLA THOMAS GILMAN and
MRS. EDWARD H. P. GILMAN, dec'd.

Late of Middletown, Bucks County, PA.
 Executor: **THOMAS C. GILMAN**, 4
 Murray Road, Moorestown, NJ 08057-
 3848.

GRAHILL, REGINA ANN a/k/a **REGINA
M. GRAHILL**, dec'd.

Late of Telford Borough, Bucks County,
 PA.
 Executrix: **JoANNE M. MILLER**, 103
 Windsor Drive, Richlandtown, PA 18955.
 Attorney: **DAVID P. GRAU**, 911 Easton
 Road, P.O. Box 209, Willow Grove, PA
 19090.

GRUNDMAN, THOMAS K., dec'd.

Late of the Township of Upper Makefield,
 Bucks County, PA.
 Executrix: **CAROLYNNE K.
 GRUNDMAN** c/o Jill R. Fowler,
 Esq., 100 Four Falls, Ste. 300, West
 Conshohocken, PA 19428.
 Attorney: **JILL R. FOWLER**, Heckscher,
 Teillon, Terrill & Sager, P.C., 100 Four
 Falls, Ste. 300, West Conshohocken, PA
 19428.

HESS, JEANETTE, dec'd.

Late of the Township of Levittown,
 Bucks County, PA.
 Executor: **WAYNE A. HESS**, 171
 Kenwood Drive South, Levittown, PA
 19055.
 Attorney: **FRANCIS X. DILLON**,
 Begley, Carlin & Mandio, LLP, 680
 Middletown Boulevard, Langhorne, PA
 19047.

JACKSON, WALTER PALK a/k/a
WALTER P. JACKSON, dec'd.

Late of Yardley Borough, Bucks County,
 PA.
 Administratrix: **ELIZABETH CAROL
 JONES** c/o Denis W. Lantot, Esquire,
 312 N. Oxford Valley Road, Fairless
 Hills, PA 19030.
 Attorney: **DENIS W. LANCTOT**,
 Jackson, Cook, Caracappa & Scott, P.C.,
 312 N. Oxford Valley Road, Fairless
 Hills, PA 19030.

JERONIS, HELEN M., dec'd.

Late of Langhorne, Bucks County, PA.
 Executrix: **MONICA M. GOLDBERG**
 c/o Law Office of Karen M. Quinn, 2
 Canal's End Road, Suite 204A, Bristol,
 PA 19007.
 Attorney: **KAREN M. QUINN**, 2 Canal's
 End Road, Suite 204A, Bristol, PA 19007.

JONES, BERENICE ELIZABETH, dec'd.

Late of Quakertown, Bucks County, PA.
 Executor: **ELWOOD J. JONES**, 232
 Yankee Rd., Lot 404, Quakertown, PA
 18951.

JOSEPH, WILLIAM GARY a/k/a
WILLIAM G. JOSEPH, dec'd.

Late of the Township of Bensalem, Bucks
 County, PA.
 Executor: **STACEY W. JOSEPH**, 3000
 Alcott Court, Bensalem, PA 19020.
 Attorney: **FRANCIS X. DILLON**,
 Begley, Carlin & Mandio, LLP, 680
 Middletown Boulevard, Langhorne, PA
 19047.

KALLOCK, LILLIAN, dec'd.

Late of the Township of Newtown, Bucks
 County, PA.
 Executrix: **CHRISTINE KATHRYN
 FERRY** c/o John M. Kenney, Esq., 308
 N. Oxford Valley Rd., Fairless Hills, PA
 19030.
 Attorney: **JOHN M. KENNEY**, Law
 Offices of John M. Kenney, P.C., 308

N. Oxford Valley Rd., Fairless Hills, PA 19030.

KLIMITAS, EMMA VIRGINIA a/k/a E. VIRGINIA KLIMITAS, dec'd.

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

Executor: **PAUL E. KLIMITAS a/k/a PAUL EDWARD KLIMITAS** c/o Susan E. Piette, Esq., 375 Morris Rd., P.O. Box 1479, Lansdale, PA 19446-0773.

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

McDERMOTT, JOHN F., JR., dec'd.

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

Administratrix: **PRISCILLA CULLEN** c/o Sarah A. Eastburn, Esq., 60 E. Court St., P.O. Box 1389, Doylestown, PA 18901-0137.

Attorney: **SARAH A. EASTBURN**, Eastburn & Gray, P.C., 60 E. Court St., P.O. Box 1389, Doylestown, PA 18901-0137.

MERANDO, ALBERT V. a/k/a ALBERT MERANDO, dec'd.

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

Executrix: **JOANNE MERANDO** c/o James M. Martin, Esq., One Neshaminy Interplex, Ste. 202, Trevoise, PA 19053.

Attorney: **JAMES M. MARTIN**, Martin and Martin, P.C., One Neshaminy Interplex, Ste. 202, Trevoise, PA 19053.

MOONEY, THERESA M., dec'd.

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

Executrix: **PATRICIA M. KLEIS** c/o George P. O'Connell, Esq., 2444 Huntingdon Pike, Bethayres, PA 19006.

Attorney: **GEORGE P. O'CONNELL**, Howland, Hess, Guinan, Torpey, Cassidy & O'Connell, LLP, 2444 Huntingdon Pike, Bethayres, PA 19006.

O'BRIEN, MARTHA D., dec'd.

Late of Bensalem Twp., Bucks County, PA.

Executrix: **VIRGINIA STEINKE**, 576 Madison Ave., Penndel, PA 19047.

Attorney: **PAUL H. YOUNG**, 3554 Hulmeville Rd., Suite 102, Bensalem, PA 19020.

PETERS, NERINA, dec'd.

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

Executor: **JOEL M. PETERS**, 115 Bluebird Road, Holland, PA 18966.

RENNINGER, ALICE F., dec'd.

Late of Springfield Township, Bucks County, PA.

Executor: **GERALD E. MILL** c/o Michelle M. Forsell, Esq., Norris McLaughlin, P.A., 570 Main Street, Pottsville, PA 18073.

Attorney: **MICHELLE M. FORSELL**, Norris McLaughlin, P.A., 570 Main Street, Pottsville, PA 18073.

ROHRS, BETTY M., dec'd.

Late of Hilltown Township, Bucks County, PA.

Administrators: **MARVIN K. ROHRS**, 164 Dorchester Drive, Sellersville, PA 18960 and **JUDY A. JOHNSON**, 498 Stover Road, Harleysville, PA 19438.

SABA, WILLIAM, dec'd.

Late of Bristol Twp., Bucks County, PA.

Executor: **MICHAEL J. SABA**, 2524 Wood Ave., Bristol, PA 19007.

STAPLES, SUE E. a/k/a SUE ELLEN BIVEN STAPLES, dec'd.

Late of Warminster, Bucks County, PA.

Executor: **SELDEN P. STAPLES**, 910 Winding River Lane, Phoenixville, PA 19460.

SWARTZ, JOSEPH F. a/k/a JOSEPH SWARTZ, dec'd.

Late of Warminster Township, Bucks County, PA.

Executrix: **CHRISTINE C. SWARTZ** c/o Laura M. Mercuri, Esq., 104 N. York Road, Hatboro, PA 19040.

Attorney: **LAURA M. MERCURI**, 104 North York Road, Hatboro, PA 19040.

TRAVIS, LUTHER S., dec'd.

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

Executor: **JOHN W. CRAFT**, 55 S. Sagan Rd., New Hope, PA 18938.

Attorney: **BRIAN R. KEYES**, P.O. Box 727, New Hope, PA 18938.

UNRUH, WALTER J., dec'd.

Late of Sellersville/West Rockhill, Bucks County, PA.

Executors: **BARBARA A. RICE**, 1270 Roudenbush Rd., Quakertown, PA 18951 and **JAMES W. UNRUH**, 248 Hager Road, Roaring Branch, PA 17765.

WEST, JOSEPH C., dec'd.

Late of Falls Township, Bucks County, PA.

Executor: **MICHAEL JOSEPH WEST** c/o Joseph P. Caracappa, Esquire, 312 N. Oxford Valley Road, Fairless Hills, PA 19030.

Attorney: **JOSEPH P. CARACAPPA**, Jackson, Cook, Caracappa & Scott P.C., 312 N. Oxford Valley Road, Fairless Hills, PA 19030.

WILLIAMS, ROBERT J., dec'd.

Late of Falls Township, Bucks County, PA.

Executor: **ROBERT D. WILLIAMS** c/o Joseph M. Ramagli, Esquire, 312 N. Oxford Valley Road, Fairless Hills, PA 19030.

Attorney: **JOSEPH M. RAMAGLI**, Jackson, Cook, Caracappa & Scott PC, 312 N. Oxford Valley Road, Fairless Hills, PA 19030.

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:

Conway Custom's, with its principal place of business 2 Leapson Ln., Doylestown, PA 18901.

The name and address of the person owning or interested in said business are Brian Conway, 2 Leapson Ln., Doylestown, PA 18901.

The certificate will be filed on or after April 16, 2019.

June 20

MAD Dog Security LLC, with its principal place of business 252 Wisteria Dr., Churchville, PA 18966.

The name and address of the entity owning or interested in said business are MAD Dog Security LLC, 252 Wisteria Dr., Churchville, PA 18966.

The certificate will be filed on or after April 18, 2019.

June 20

Shafran Plastic Surgery Center, with its principal place of business 2 Park Lane, 3rd Floor, Feasterville, PA 19053.

The name and address of the entity owning or interested in said business are Michael Shafran, D.O., PC, 4055 Ridge Ave., #7110, Philadelphia, PA 19129.

The certificate will be filed on or after April 28, 2019.

June 20

Miscellaneous

COURT OF COMMON PLEAS
BUCKS COUNTY
CIVIL DIVISION
NO.: 2019-01938

Bank of New York Mellon Trust Company, N.A. as Trustee for Mortgage Assets Management Series I Trust, PLAINTIFF
vs.

The Roderick A. Carnarius Trust; Patricia Carnarius, known Heir of Roderick A. Carnarius, deceased; Michael Carnarius, known Heir of Roderick A. Carnarius, deceased; and Unknown Heirs, Successors, Assigns and All Persons, Firms or Associations Claiming Right, Title or Interest from or under Roderick A. Carnarius, deceased, DEFENDANTS

TO: the Defendants, **The Roderick A. Carnarius Trust; Patricia Carnarius, known Heir of Roderick A. Carnarius, deceased; Michael Carnarius, known Heir of Roderick A. Carnarius, deceased; and Unknown Heirs, Successors, Assigns and All Persons, Firms or Associations Claiming Right, Title or Interest from or under Roderick A. Carnarius, deceased**

TAKE NOTICE THAT THE Plaintiff, Bank of New York Mellon Trust Company, N.A. as Trustee for Mortgage Assets Management Series I Trust has filed an action in Mortgage Foreclosure, as captioned above.

NOTICE

IF YOU WISH TO DEFEND, YOU MUST ENTER A WRITTEN APPEARANCE PERSONALLY OR BY ATTORNEY AND FILE YOUR DEFENSES OR OBJECTIONS WITH THE COURT. YOU ARE WARNED THAT IF YOU FAIL TO DO SO THE CASE MAY PROCEED WITHOUT YOU AND A JUDGMENT MAY BE ENTERED AGAINST

YOU WITHOUT FURTHER NOTICE FOR THE RELIEF REQUESTED BY THE PLAINTIFF. YOU MAY LOSE MONEY OR PROPERTY OR OTHER RIGHTS IMPORTANT TO YOU.

YOU SHOULD TAKE THIS NOTICE TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW. THIS OFFICE CAN PROVIDE YOU WITH INFORMATION ABOUT HIRING A LAWYER.

IF YOU CANNOT AFFORD TO HIRE A LAWYER, THIS OFFICE MAY BE ABLE TO PROVIDE YOU WITH INFORMATION ABOUT AGENCIES THAT MAY OFFER LEGAL SERVICES TO ELIGIBLE PERSONS AT A REDUCED FEE OR NO FEE.

Bucks County Lawyer Referral Service
135 E. State Street
P.O. Box 300
Doylestown, PA 18901

Christopher A. DeNardo, Esquire
PA I.D. NO. 78447

Kristen D. Little, Esquire
PA I.D. NO. 79992

Kevin S. Frankel, Esquire
PA I.D. NO. 318323

Nicole B. LaBletta, Esquire
PA I.D. NO. 202194

Michelle L. McGowan, Esquire
PA I.D. NO. 62414

Leslie J. Rase, Esquire
PA I.D. NO. 58365

Alison H. Tulio, Esquire
PA I.D. NO. 87075

Katherine M. Wolf, Esquire
PA I.D. NO. 314307

Shapiro & DeNardo, LLC
3600 Horizon Drive
Suite 150

King of Prussia, PA 19406
Telephone: (610) 278-6800

June 20

IN THE COURT OF COMMON PLEAS OF
ALLEGHENY COUNTY
CIVIL ACTION – LAW

CIVIL ACTION NUMBER: GD- 18-005839

Lakeview Loan Servicing, LLC

v.

**The Unknown Heirs, Administrators,
Executors and Devisees of the Estate of
John Webb, Deceased**, Defendant(s)

TO: **The Unknown Heirs,
Administrators, Executors and Devisees of
the Estate of John Webb, Deceased**

You have been sued in mortgage foreclosure on premises: 521 Southern Avenue, Pittsburgh, PA 15211 based on defaults since January 1, 2018. You owe \$63,486.71 plus interest.

NOTICE

If you wish to defend, you must enter a written appearance personally or by attorney and file your defenses or objections in writing with the court. You are warned that if you fail to do so the case may proceed without you and a judgment may be entered against you without further notice for the relief requested by the plaintiff. You may lose money or property or other rights important to you.

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

Allegheny County Bar Association
Lawyer Referral Service
Koppers Building
436 Seventh Avenue
11th Floor
Pittsburgh, PA 15219
(412) 261-5555

Stern & Eisenberg, PC

Counsel for Plaintiff

The Shops at Valley Square
1581 Main St.
Ste. 200

Warrington, PA 18976

(215) 572-8111

Facsimile: (215) 572-5025

June 20

COURT OF COMMON PLEAS
CIVIL DIVISION
BUCKS COUNTY
NO.: 2015-04294

**U.S. Bank National Association as Trustee
Successor in Interest to Bank of America,
National Association as Trustee successor by
merger to LaSalle Bank, National Association
as Trustee for Washington Mutual Asset-
Backed Certificates WMABS Series 2006-
HE5 Trust**, PLAINTIFF

vs.

Debra S. Thompson and Keith A. Thompson, DEFENDANTS

**NOTICE OF SHERIFF'S SALE OF
REAL PROPERTY**

**TO: Debra S. and Keith A. Thompson,
1391 Flint Hill Road, Coopersburg, PA
18036**

Your house (real estate) at: 1391 Flint Hill Road, Coopersburg, PA 18036, 42-005-044 is scheduled to be sold at Sheriff's Sale on August 9, 2019 at: Bucks County Administration Building, Community Room, 1st Floor, 55 E. Court Street, Doylestown, PA 18901 at 11:00 A.M. to enforce the court judgment of \$450,565.27 obtained by U.S. Bank National Association as Trustee Successor in Interest to Bank of America, National Association as Trustee successor by merger to LaSalle Bank, National Association as Trustee for Washington Mutual Asset-Backed Certificates WMABS Series 2006-HE5 Trust against you.

NOTICE OF OWNER'S RIGHTS

**YOU MAY BE ABLE TO PREVENT THIS
SHERIFF'S SALE**

To prevent this Sheriff's Sale you must take immediate action:

1. The sale will be cancelled if you pay back to U.S. Bank National Association as Trustee Successor in Interest to Bank of America, National Association as Trustee successor by merger to LaSalle Bank, National Association as Trustee for Washington Mutual Asset-Backed Certificates WMABS Series 2006-HE5 Trust the amount of the judgment plus costs or the back payments, late charges, costs, and reasonable attorneys fees due. To find out how much you must pay, you may call: (610) 278-6800.

2. You may be able to stop the sale by filing a petition asking the Court to strike or open the judgment, if the judgment was improperly entered. You may also ask the Court to postpone the sale for good cause.

3. You may be able to stop the sale through other legal proceedings.

4. You may need an attorney to assert your rights. The sooner you contact one, the more chance you will have of stopping the sale. (See notice on page two of how to obtain an attorney.)

**YOU MAY STILL BE ABLE TO SAVE
YOUR PROPERTY AND YOU HAVE
OTHER RIGHTS EVEN IF THE SHERIFF'S
SALE DOES TAKE PLACE**

5. If the Sheriff's Sale is not stopped, your property will be sold to the highest bidder. You may find out the price bid by calling (610) 278-6800.

6. You may be able to petition the Court to set aside the sale if the bid price was grossly inadequate compared to the value of your property.

7. The sale will go through only if the buyer pays the Sheriff the full amount due in the sale. To find out if this has happened you may call (215) 348-6138.

8. If the amount due from the buyer is not paid to the Sheriff, you will remain the owner of the property as if the sale never happened.

9. You have a right to remain in the property until the full amount due is paid to the Sheriff and the Sheriff gives a deed to the buyer. At that time, the buyer may bring legal proceedings to evict you.

10. You may be entitled to a share of the money, which was paid for your house. A schedule of distribution of the money bid for your house will be filed by the Sheriff no later than thirty days after the Sheriff Sale. This schedule will state who will be receiving the money. The money will be paid out in accordance with this schedule unless exceptions (reasons why the proposed distribution is wrong) are filed with the Sheriff within ten (10) days after the date of filing of said schedule.

11. You may also have other rights and defenses or ways of getting your house back, if you act immediately after the sale.

**YOU SHOULD TAKE THIS PAPER
TO YOUR LAWYER AT ONCE. IF YOU
DO NOT HAVE A LAWYER OR CANNOT
AFFORD ONE, GO TO OR TELEPHONE
THE OFFICE LISTED BELOW TO FIND
OUT WHERE YOU CAN GET LEGAL
HELP.**

Bucks County Lawyer Referral Service

135 E. State Street

P.O. Box 300

Doylestown, PA 18901

(888) 991-9922

**PURSUANT TO THE FAIR DEBT
COLLECTION PRACTICES ACT YOU
ARE ADVISED THAT THIS LAW FIRM IS
DEEMED TO BE A DEBT COLLECTOR
ATTEMPTING TO COLLECT A DEBT.**

ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.

ALL THAT CERTAIN tract or of parcel of land known as Lot 1 on a subdivision plan of property of Robert J. Larkin and Charlotte L. Larkin, dated 3/7/1989 and revised 8/25/1988 prepared for William L. Diehl recorded in Bucks County in plan book 248 page 10 and recorded in Lehigh County in Plan Book M 56, page 475 situate partly in Upper Saucon Township, Lehigh County and partly in Springfield Township, Bucks County on the northerly right of way line of Flint Hill Road as follows to wit:

BEGINNING AT A POINT on the Northerly side of Flint Hill Road said point being a common corner of this lot and lot 2 on said plan. Thence from said point and along lot 2 the three (3) following courses and distances. (1) North 03 degrees 31 minutes 48 seconds East 50.00 feet to a point. (2) North 00 degrees 38 minutes 00 seconds East 457.19 feet to a point (3) South 89 degrees 22 minutes 00 seconds East 102.90 feet to a point in line of lands n/l of Terrence and Dolores A. Duggan, thence from said point and along lands of Duggan and lands n/l of Samuel P. and Jeanne A. Bealer South 17 degrees 38 minutes 00 seconds East 463.51 feet to a point on the Northerly side of Flint Hill Road. Thence from said point and along the Northerly Right of Way Line of Flint Hill Road the two (2) following courses and distances (1) South 72 degrees 19 minutes 00 seconds West 177.83 feet to a point of curve. (2) on the arc of a circle curving to the right having a radius of 224.49 and Arc distance of 83.12 feet to the first mentioned point and place of beginning.

Parcel/Tax I.D. #: 42-005-044.

Commonly known as: 1391 Flint Hill Road, Coopersburg, PA 18036.

BEING THE SAME PREMISES which Robert J. Larkin and Charlotte L. Larkin, husband and wife, by Deed dated 5/26/94 and recorded 6/8/94 in the Office of the Recorder of Deeds in and for the County of Bucks, in Deed Book 918, Page 162, and Instrument #1994059606, granted and conveyed unto Keith A. Thompson and Debra S. Thompson, husband and wife, as tenants by the entireties, in fee.

Christopher A. DeNardo, Esquire
PA I.D. NO. 78447

Kristen D. Little, Esquire
PA I.D. NO. 79992

Kevin S. Frankel, Esquire
PA I.D. NO. 318323

Michelle L. McGowan, Esquire

PA I.D. NO. 62414

Leslie J. Rase, Esquire

PA I.D. NO. 58365

Alison H. Tulio, Esquire

PA I.D. NO. 87075

Katherine M. Wolf, Esquire

PA I.D. NO. 314307

Shapiro & DeNardo, LLC

3600 Horizon Drive

Suite 150

King of Prussia, PA 19406

Telephone: (610) 278-6800

June 20

IN THE COURT OF COMMON PLEAS,
BUCKS COUNTY, PENNSYLVANIA
NO. 2018-06217

IN REM

EMINENT DOMAIN

**IN RE: CONDEMNATION OF LAND IN
BRISTOL TOWNSHIP, BUCKS COUNTY,
PENNSYLVANIA LOCATED AT 1253
MARIE LOWE DRIVE, TAX MAP
PARCEL NO. 05-061-478**

**CONDEMNNEES: BERNARD WILLIAMS
AND BETTY R. WILLIAMS AND
ALL OTHERS HOLDING OR CLAIMING
AN OWNERSHIP INTEREST IN
TAX MAP PARCEL NO. 05-061-
478, THEIR RESPECTIVE HEIRS,
ADMINISTRATORS, SUCCESSORS AND
ASSIGNS**

RULE

AND NOW, this 4th day of June, 2019, upon consideration of Condemnor's Petition to Distribute Damages Pursuant to Section 521 of the Eminent Domain Code, a Rule is granted upon BERNARD WILLIAMS AND BETTY R. WILLIAMS and any other parties in interest to show cause why the just compensation estimated by Condemnor, regarding the condemnation of property located at 1253 Marie Lowe Drive, Bristol Township, Bucks County, Pennsylvania, Tax Map Parcel Number 05-061-478, in the amount of \$15,000.00 should not be paid and distributed pursuant to Condemnor's Schedule of Proposed Distribution set forth below.

RULE RETURNABLE: June 24, 2019.

Condemnor has filed a schedule of proposed distribution as follows:

Bucks County Tax Claim Bureau;
\$10,055.22

Bristol Borough Water & Sewer Authority,
municipal lien filed on 04/05/2006; \$4,944.78

Bristol Borough Water & Sewer Authority,
municipal lien filed on 04/02/2011; \$0.00

Bristol Borough Water & Sewer Authority,
municipal lien filed on 02/10/2015; \$0.00

Bristol Borough Water & Sewer Authority,
municipal lien filed on 03/19/2018; \$0.00

Bristol Township, municipal lien filed on
10/26/2018; \$0.00

Nationwide Credit Services, Inc.,
mortgage recorded on 09/05/1991; \$0.00

Bristol Township Office of Community
Development, mortgage recorded on
05/03/2012; \$0.00

Bernard Williams and Betty R. Williams,
Condemnees; \$0.00

TOTAL DISTRIBUTED; \$15,000.00

Allen W. Toadvine, Solicitor

Marte and Toadvine

Redevelopment Authority of the
County of Bucks

344 South Bellevue Avenue

Langhorne, PA 19047

June 20

Trust Notice

Notice is hereby given that the settlor of the revocable trust set forth below has died, and no personal representative has been appointed for said decedent's estate. All persons having claims or demand against said decedent are requested to make known the same and all persons indebted to said decedent are requested to make payment without delay to the trustee or the trustee's attorney as named below:

First Publication

TRUST OF MILDRED A. JOHNSON

Late of Warwick Township, Bucks County,
PA.

Trustee: **KATHRYN LUNDY** c/o
HighPoint Law Offices, PC, 200 Highpoint
Drive, #211, Chalfont, PA 18914.

Attorney: **PETER J. GILBERT**, 200
Highpoint Drive, #211, Chalfont, PA
18914.

Second Publication

TRUST OF JANE M. GUTEKUNST.

Late of Lower Southampton Township,
Bucks County, PA.

Trustee: **VIRGINIA BARRETT**, 1926
Washington Lane, Bensalem, PA 19020.

Attorney: **MICHELLE L. SANGINITI**,
166 Allendale Road, King of Prussia, PA
19406.

THE **DOROTHY J. SHEPHERD** REVOCABLE LIVING TRUST RESTATED JUNE 9, 2014.

DOROTHY J. SHEPHERD, dec'd.

Late of Middletown Township, Bucks
County, PA.

Successor Trustee: **OLIVE JENNER** c/o
Joseph P. Caracappa, Esquire, Jackson,
Cook, Caracappa & Scott P.C., 312 N.
Oxford Valley Road, Fairless Hills, PA
19030.

Attorney: **JOSEPH P. CARACAPPA**,
Jackson, Cook, Caracappa & Scott P.C.,
312 N. Oxford Valley Road, Fairless Hills,
PA 19030.

Third and Final Publication

TRUST OF FUTAMI PARVIN.

Late of Doylestown Township, Bucks
County, PA.

Trustee: **BRIANNE PARVIN** c/o Clemons
Richter & Reiss PC, 2003 S. Easton Road,
Suite 300, Doylestown, PA 18901.

Attorney: **PETER L. REISS**, 2003 S.
Easton Road, Suite 300, Doylestown, PA
18901.