

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 settlers 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**JULIA A. BARNES, dec'd.**

Late of the Township of Ridley,
Delaware County, PA.

Extr.: John F. Clarkin, Jr. c/o Anthony
Morris, Esquire, 118 W. Market Street,
Suite 300, West Chester, PA 19382-
2928.

ANTHONY MORRIS, ATTY.

Buckley Brion McGuire & Morris LLP
118 W. Market Street
Suite 300

West Chester, PA 19382-2928

DOLORES EMMA BROUGH a/k/a

DOLORES E. BROUGH, dec'd.

Late of the Township of Haverford,
Delaware County, PA.

Extrs.: Dolores B. Bertoti and
Patrick G. Brough, 315 Oxford Road,
Havertown, PA 19083.

NINO CAMPOBASSO, dec'd.

Late of the Township of Nether
Providence, Delaware County, PA.

Extr.: Chara Armon c/o Kristine F.
Hughey, Esquire, 22 W. Second St.,
Media, PA 19063.

KRISTINE F. HUGHEY, ATTY.

22 W. Second St.
Media, PA 19063

TODD MATTHEW CASSIDY, dec'd.

Late of the Township of Newtown,
Delaware County, PA.

Extr.: Anna Morgan Cassidy (Named
in Will as Anna M. Cassidy) c/o Joseph
A. Bellinghieri, Esquire, 17 W. Miner
St., West Chester, PA 19382.

JOSEPH A. BELLINGHERI, ATTY.
MacElree Harvey, Ltd.
17 W. Miner St.
West Chester, PA 19382

**EVERETT CLARENCE DADE a/k/a
EVERETT C. DADE, dec'd.**

Late of the Township of Nether
Providence, Delaware County, PA.
Extr.: Nicolas Dade, 432 Isabel Dr.,
Santa Cruz, CA 95060.

MURRAY S. ECKELL, dec'd.

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

Extr.: Steven Marc Eckell (Named in
Will as Steven M. Eckell) c/o Guy F.
Matthews, Esquire, 300 W. State St.,
Ste. 300, Media, PA 19063.

GUY F. MATTHEWS, ATTY.

Eckell, Sparks, Levy, Auerbach, Monte,
Sloane, Matthews & Auslander, PC
300 W. State St.
Ste. 300
Media, PA 19063

JOHN M. ECKLER, dec'd.

Late of the Township of Aston,
Delaware County, PA.

Extr.: Mark Jonathan Eckler c/o
Michael J. Mattson, Esquire, 21 W.
Third St., Media, PA 19063.

MICHAEL J. MATTSON, ATTY.

Musi, Mattson, Daubenberger &
Clark, LLP
21 W. Third St.
Media, PA 19063

JUDITH B. GREEN, dec'd.

Late of the Township of Concord,
Delaware County, PA.

Extr.: Shawn Marie Davidson c/o
Christina B. Roberts, Esquire, 3305
Edgmont Ave., Brookhaven, PA 19015.

CHRISTINA B. ROBERTS, ATTY.

3305 Edgmont Ave.
Brookhaven, PA 19015

PEDRO GUILLEN, dec'd.

Late of the Township of Haverford,
Delaware County, PA.

Extr.: Nicolas Pedro Tasse-Guillen
(Named in Will as Nicolas P. Tasse-
Guillen) c/o Andrew Gavrin, Esquire,
306 Clairemont Rd., Villanova, PA
19085.

ANDREW GAVRIN, ATTY.

The Law Office of Andrew Gavrin
306 Clairemont Rd.
Villanova, PA 19085

DOROTHY JANSSEN, dec'd.

Late of the Township of Bethel,
Delaware County, PA.
Extr.: Denise M. West, 1024 Belmont
Lane, Garnet Valley, PA 19060.

KEVIN W. KIDD, dec'd.

Late of the Township of Upper Darby,
Delaware County, PA.
Extr.: Michael MacWilliams c/o Paul
D. Nelson, Esquire, 334 West Front
Street, Media, PA 19063.
PAUL D. NELSON, ATTY.
334 West Front Street
Media, PA 19063

ROSE MARIE GRAHN KNIGHT a/k/a

ROSE MARIE KNIGHT, dec'd.
Late of the Township of Haverford,
Delaware County, PA.
Revocable Living Trust Agreement of
Rose Marie Grahn Knight.
Trustee: James Callan Knight, III
c/o Jill R. Fowler, Esquire, 1001
Conshohocken State Rd., Ste. 1-300,
West Conshohocken, PA 19428.
JILL R. FOWLER, ATTY.
Heckscher, Teillon, Terrill &
Sager, P.C.
1001 Conshohocken State Rd.
Ste. 1-300
West Conshohocken, PA 19428

LALITHA B. KRISHNAN, dec'd.

Late of the Township of Haverford,
Delaware County, PA.
Extr.: Chidambaram Krishnan, 656
Casey Ln., West Chester, PA 19382.

SUSANNE V. LAVAIQUE a/k/a

**SUSANNE VIRGINIA LAVAIQUE
and SUSANNE LAVAIQUE, dec'd.**
Late of the Borough of Ridley Park,
Delaware County, PA.
Extr.: Michelle L. Atkins, 202 Willard
Dr., Ridley Park, PA 19078.
GEORGE V. TROILO, ATTY.
Law Offices of Gregory J. Pagano, PC
1315 Walnut St.
12th Fl.
Philadelphia, PA 19107

JOYCE K. LEWIS, dec'd.

Late of the Township of Radnor,
Delaware County, PA.
Extr.: Ellen Michele Kutchak (Named
in Will as Ellen Kutchak a/k/a Ellen
Bangert), 1124 Salty Marsh Ct.,
Virginia Beach, VA 23454.
HEATHER L. TURNER, ATTY.
Law Offices of Heather L. Turner
137 Narberth Ave.
Narberth, PA 19072

LANETT PARISH, dec'd.

Late of the Borough of Lansdowne,
Delaware County, PA.
Admr.: Justin Parish, 5150 Reno St.,
Philadelphia, PA 19139.

KENNETH C. RUSSELL, ATTY.

Russell Law, P.C.
3500 Reading Way
Huntingdon Valley, PA 19006

JOAN M. PATTERSON, dec'd.

Late of the Township of Upper
Chichester, Delaware County, PA.
Admx.: Tracey Nichole Mamadou c/o
David W. Crosson, Esquire, Crosson
& Richetti LLC, 609 W. Hamilton St.,
Suite 301, Allentown, PA 18101.
DAVID W. CROSSON, ATTY.
Crosson & Richetti LLC
609 W. Hamilton St.
Suite 301
Allentown, PA 18101

ELIZABETH J. PETRAGNANI, dec'd.

Late of the Township of Thornbury,
Delaware County, PA.
Extr.: Nicholas Petragnani c/o Jennifer
A. Ermilio, Esquire, 118 W. Market
Street, Suite 300, West Chester, PA
19382-2928.
JENNIFER A. ERMILIO, ATTY.
Buckley Brion McGuire & Morris LLP
118 W. Market Street
Suite 300
West Chester, PA 19382-2928

**VINCENT THOMAS ROCHE, JR.
a/k/a VINCENT THOMAS ROCHE,
dec'd.**

Late of the Borough of Media,
Delaware County, PA.
Extr.: Andrew V. Roche c/o Warren J.
Kauffman, Esquire, 1650 Market St.,
Ste. 1800, Philadelphia, PA 19103.
WARREN J. KAUFFMAN, ATTY.
White and Williams LLP
1650 Market St.
Ste. 1800
Philadelphia, PA 19103

RUTH S. ROSS, dec'd.

Late of the Township of Aston,
Delaware County, PA.
Extr.: Kerry M. Ross, 140 Guernsey
Road, Swarthmore, PA 19081.

**BERTHA JEANNE SHAMBO a/k/a
JEANNE BRENNAN, dec'd.**

Late of the Township of Aston,
Delaware County, PA.
Extr.: Linda Winfree c/o Kristine F.
Hughey, Esquire, 22 W. Second St.,
Media, PA 19063.

KRISTINE F. HUGHEY, ATTY.
22 W. Second St.
Media, PA 19063

KAREN L. SOFKA, dec'd.
Late of the Township of Concord,
Delaware County, PA.
Extr.: Robin Hay, 77 Tabby Trail Dr.,
Hilton Head Island, SC 29926.

JAMES S. TKACHUK, dec'd.
Late of the Borough of Ridley Park,
Delaware County, PA.
Admr. C.T.A.: R. Keith Zurinsky c/o
Sam S. Auslander, Esquire, 300 W.
State St., Ste. 300, Media, PA 19063.
SAM S. AUSLANDER, ATTY.
Eckell, Sparks, Levy, Auerbach, Monte,
Sloane, Matthews & Auslander, P.C.
300 W. State St.
Ste. 300
Media, PA 19063

BARBARA B. WANAMAKER, dec'd.
Late of the Township of Newtown,
Delaware County, PA.
Extr.: Hayes Hunter Wanamaker c/o
Carol R. Livingood, Esquire, 130 W.
Lancaster Ave., P.O. Box 191, Wayne,
PA 19087-0191.
CAROL R. LIVINGOOD, ATTY.
Timoney Knox, LLP
130 W. Lancaster Ave.
P.O. Box 191
Wayne, PA 19087-0191

JOYCE C. WARRINGTON, dec'd.
Late of the Township of Middletown,
Delaware County, PA.
Extr.: Janice Lynn Becker c/o Teresa
A. Miller, Esquire, 8 West Front
Street, Media, PA 19063.
TERESA A. MILLER, ATTY.
8 West Front Street
Media, PA 19063

**JANELLE ALYSSA WHITE a/k/a
JANELLE WHITE**, dec'd.
Late of the Borough of Lansdowne,
Delaware County, PA.
Admr.: Simon Stacy Mogul, 890
Lantern Ln., Blue Bell, PA 19422-1614.
S. STACY MOGUL, ATTY.
Heiligman and Mogul, P.C.
890 Lantern Ln.
Blue Bell, PA 19422-1614

**JESSE EDWARD WICHOUSKI a/k/a
JESSE E. WICHOUSKI**, dec'd.
Late of the Borough of Swarthmore,
Delaware County, PA.
Extr.: Cynthia Wichouski c/o Jonathan
E. Becker, Esquire, 300 W. State St.,
Ste. 300, Media, PA 19063.

JONATHAN E. BECKER, ATTY.
Eckell, Sparks, Levy, Auerbach, Monte,
Sloane, Matthews & Auslander, P.C.
300 W. State St.
Ste. 300
Media, PA 19063

BARBARA A. YARNALL, dec'd.
Late of the Township of Ridley,
Delaware County, PA.
Co-Extxs.: Karen M. Murray and Jo
Ann Poole c/o Kristine F. Hughey,
Esquire, 22 W. Second St., Media, PA
19063.

KRISTINE F. HUGHEY, ATTY.
22 W. Second St.
Media, PA 19063

**ELIZABETH ANNE ZIEGENFUS a/k/a
ELIZABETH F. ZIEGENFUS and
LIZ ZIEGENFUS**, dec'd.
Late of the Township of Newtown,
Delaware County, PA.
Extxs.: Robin Gully and Deborah
Newlin, 1041 Capstone Drive, Durham,
NC 27713.

**ROBERT SCOTT ZURINSKY a/k/a R.
SCOTT ZURINSKY**, dec'd.
Late of the Township of Tincicum,
Delaware County, PA.
Admr.: R. Keith Zurinsky c/o Sam S.
Auslander, Esquire, 300 W. State St.,
Ste. 300, Media, PA 19063.
SAM S. AUSLANDER, ATTY.
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Sloane, Matthews & Auslander, P.C.
300 W. State St.
Ste. 300
Media, PA 19063

RUSSELL ZURINSKY, dec'd.
Late of the Township of Tincicum,
Delaware County, PA.
Admr.: R. Keith Zurinsky c/o Sam S.
Auslander, Esquire, 300 W. State St.,
Ste. 300, Media, PA 19063.
SAM S. AUSLANDER, ATTY.
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Sloane, Matthews & Auslander, P.C.
300 W. State St.
Ste. 300
Media, PA 19063

RUTH ZURINSKY, dec'd.
Late of the Township of Tincicum,
Delaware County, PA.
Admr.: R. Keith Zurinsky c/o Sam S.
Auslander, Esquire, 300 W. State St.,
Ste. 300, Media, PA 19063.

SAM S. AUSLANDER, ATTY.
Eckell, Sparks, Levy, Auerbach, Monte,
Sloane, Matthews & Auslander, P.C.
300 W. State St.
Ste. 300
Media, PA 19063

RUTHANN GAY ZURINSKY a/k/a

**R. GAY ZURINSKY and GAY
ZURINSKY, dec'd.**
Late of the Township of Tinicum,
Delaware County, PA.
Admr.: R. Keith Zurinsky c/o Sam S.
Auslander, Esquire, 300 W. State St.,
Ste. 300, Media, PA 19063.
SAM S. AUSLANDER, ATTY.
Eckell, Sparks, Levy, Auerbach, Monte,
Sloane, Matthews & Auslander, P.C.
300 W. State St.
Ste. 300
Media, PA 19063

SECOND PUBLICATION

HALINA K. ADGATE, dec'd.

Late of the Township of Newtown,
Delaware County, PA.
Extr.: Sean W. Adgate c/o Richard E.
Javage, Jr., Esquire, 3350 Township
Line Rd., Drexel Hill, PA 19026.
RICHARD E. JAVAGE, JR., ATTY.
3350 Township Line Rd.
Drexel Hill, PA 19026

LOIS E. ARIZINI, dec'd.

Late of the Borough of Media,
Delaware County, PA.
Extr.: Leigh E. Kuhn.
NICHOLE EISENHART, ATTY.
Barley Snyder
1601 Cornwall Road
Lebanon, PA 17042

JEAN LESLIE BASILE a/k/a JEAN L.

BASILE, dec'd.
Late of the Township of Concord,
Delaware County, PA.
Extr.: Gregg J. Basile c/o Jeffrey R.
Bellomo, Esquire, 3198 East Market
Street, York, PA 17402.
JEFFREY R. BELLOMO, ATTY.
Bellomo & Associates
3198 East Market Street
York, PA 17402

JON CARDWELL BIGGINS a/k/a JON

C. BIGGINS, dec'd.
Late of the Borough of Lansdowne,
Delaware County, PA.
Admx.: Tonja Smith, 120 Windsor
Ave., Lansdowne, PA 19050.

**ROSLYN S. BLUMBERG a/k/a
ROSLYN BLUMBERG, dec'd.**

Late of the Borough of Media,
Delaware County, PA.
Extr.: Barbara K. Blumberg, 1474
West Terrace Circle, Apt. 4, Teaneck,
NJ 07666.

**ROBERTA H. BOWERS a/k/a
ROBERT HALLOWELL BOWERS,
dec'd.**

Late of the Township of Haverford,
Delaware County, PA.
Extr.: Michael S. Dinney, Esquire,
919 Conestoga Road, Ste. 3-114, Bryn
Mawr, PA 19010.

**HELEN CARNEY a/k/a HELEN H.
CARNEY, dec'd.**

Late of the Borough of Chester
Heights, Delaware County, PA.
Extrs.: John DeVault Kearney and
Kathryn Carney Williams c/o James
F. Carney, Esquire, 715 Twining Road,
Suite 208, Dresher, PA 19025.
JAMES F. CARNEY, ATTY.
715 Twining Road
Suite 208
Dresher, PA 19025

RUSSELL COLLOM, dec'd.

Late of the Township of Haverford,
Delaware County, PA.
Admr.: Robert Kitrinis c/o Steven
Miller, Esquire, P.O. Box 22, Mount
Joy, PA 17552.
STEVEN MILLER, ATTY.
P.O. Box 22
Mount Joy, PA 17552

DOROTHY M. DOLFINI, dec'd.

Late of the Township of Newtown,
Delaware County, PA.
Extr.: Dana M. Breslin, Esquire, 3305
Edgmont Ave., Brookhaven, PA 19015.
DANA M. BRESLIN, ATTY.
3305 Edgmont Ave.
Brookhaven, PA 19015

ELEANOR M. FALA, dec'd.

Late of the Township of Haverford,
Delaware County, PA.
Extr.: Margaret Eleanor Fala (Named
in Will as Margaret E. Fala), 77 Exeter
St., Apt. 1008, Boston, MA 02116-3519.
SUSAN DEANE HUNTER, ATTY.
401 Old Penllyn Pike
Blue Bell, PA 19422

MICHAEL FENZA a/k/a MICHAEL A. FENZA, dec'd.
Late of the Township of Thornbury, Delaware County, PA.
Extr.: Peter Fenza c/o EHB, 211 Welsh Pool Rd., Ste. 110, Exton, PA 19341.
EHB, ATTY.
211 Welsh Pool Rd.
Ste. 100
Exton, PA 19341

RUTH LOUISE FORMAN, dec'd.
Late of the Township of Concord, Delaware County, PA.
Extr.: Michael H. Forman, 408 Vanier Dr., Newark, DE 19711.

JOHN C. FUREY, SR., dec'd.
Late of the Township of Ridley, Delaware County, PA.
Admx.: Stephanie Riever, 1417 Parklane Rd., Swarthmore, PA 19081.

GERALD T. GABE a/k/a JERRY GABE, dec'd.
Late of the Township of Aston, Delaware County, PA.
Extr.: Francis Suga, 625 Delaware Ave., Norwood, PA 19074.

MARSHA HUBER, dec'd.
Late of the Borough of Prospect Park, Delaware County, PA.
Extr.: Christine Brose, 708 Delaware Ave., Norwood, PA 19074.

IRENE V. HUNTER, dec'd.
Late of the Township of Concord, Delaware County, PA.
Admr.: Gerald Gary Murdock, Jr. c/o Robert Speare, Esquire, 22 W. Second Street, Media, PA 19063.
ROBERT SPEARE, ATTY.
22 W. Second Street
Media, PA 19063

EDWARD F. KLINGES a/k/a EDWARD FRANCIS KLINGES, dec'd.
Late of the Township of Radnor, Delaware County, PA.
Extrs.: Edward F. Klinges, Jr., Michael Joseph Klinges and Elizabeth A. Klinges (Named in Will as Elizabeth Anne Klinges) c/o Ryan M. Bornstein, Esquire, 800 Lancaster Ave., Ste. T-2, Berwyn, PA 19312.
RYAN M. BORNSTEIN, ATTY.
Harvey Ballard & Bornstein, LLC
800 Lancaster Ave.
Ste. T-2
Berwyn, PA 19312

SYLVIA KOSTYK, dec'd.
Late of the Township of Nether Providence, Delaware County, PA.
Extrs.: John D. Kostyk and Nancy J. Bouchelle c/o Guy F. Matthews, Esquire, 300 W. State St., Ste. 300, Media, PA 19063.
GUY F. MATTHEWS, ATTY.
Eckell, Sparks, Levy, Auerbach, Monte, Sloane, Matthews & Auslander, PC
300 W. State St.
Ste. 300
Media, PA 19063

RYAN PATRICK McWILLIAMS a/k/a RYAN McWILLIAMS and RYAN P. McWILLIAMS, dec'd.
Late of the Township of Marple, Delaware County, PA.
Admx.: Tara Colleen O'Brien, 9 James Road, Broomall, PA 19008.

MARGARET A. MITCHELL, dec'd.
Late of the Township of Concord, Delaware County, PA.
Admx.: Dawne M. Mitchell c/o J. Patrick Holahan, II, Esquire, 113 South Broad Street, Kennett Square, PA 19348.
J. PATRICK HOLAHAN, II, ATTY.
113 South Broad Street
Kennett Square, PA 19348

GARY L. PETERSEN, dec'd.
Late of the Borough of Ridley Park, Delaware County, PA.
Admr.: Edward E. O'Brien c/o Stephen A. Wydrzynski, Esquire, 11 West Front Street, Media, PA 19063.
STEPHEN A. WYDRZYNSKI, ATTY.
11 West Front Street
Media, PA 19063

KEVIN SCOTT RABE, dec'd.
Late of the Township of Concord, Delaware County, PA.
Admx.: Jeannette M. Rabe c/o John McCreesh, Esquire, 7053 Terminal Square, Upper Darby, PA 19082.
JOHN McCREESH, ATTY.
7053 Terminal Square
Upper Darby, PA 19082

ROBERT M. REBER, dec'd.
Late of the Township of Upper Darby, Delaware County, PA.
Admr.: Robert C. Reber c/o Guy F. Matthews, Esquire, 300 W. State St., Ste. 300, Media, PA 19063.

GUY F. MATTHEWS, ATTY.
Eckell, Sparks, Levy, Auerbach, Monte,
Sloane, Matthews & Auslander, PC
300 W. State St.
Ste. 300
Media, PA 19063

**WILLIAM R. RORER a/k/a WILLIAM
RUDOLPH RORER, dec'd.**

Late of the Township of Haverford,
Delaware County, PA.
Extx.: Betty W. Rorer c/o John K.
Costalas, Esquire, 2558 West Chester
Pike, Suite 100, Broomall, PA 19008.
JOHN K. COSTALAS, ATTY.
2558 West Chester Pike
Suite 100
Broomall, PA 19008

EDITH SCHERER, dec'd.

Late of the Township of Middletown,
Delaware County, PA.
Extx.: Steven Scherer c/o Robert
Speare, Esquire, 22 W. Second Street,
Media, PA 19063.

ROBERT SPEARE, ATTY.
22 W. Second Street
Media, PA 19063

**JOHN J. SIBEL a/k/a REV. JOHN J.
SIBEL, dec'd.**

Late of the Borough of Darby,
Delaware County, PA.
Extx.: Daniel J. Sullivan (Named
in Will as Rev. Monsignor Daniel
J. Sullivan) c/o Charles E. McKee,
Esquire, 1 N. Ormond Ave., Office,
Havertown, PA 19083.
CHARLES E. MCKEE, ATTY.
Donohue, McKee & Mattson, Ltd.
1 N. Ormond Ave.
Office
Havertown, PA 19083

MORRIS SINGLETON, dec'd.

Late of the City of Chester, Delaware
County, PA.
Admr.: Clifford King c/o Harris J.
Resnick, Esquire, 22 State Road,
Media, PA 19063.
HARRIS J. RESNICK, ATTY.
22 State Road
Media, PA 19063

ELLEN Q. SURIA, dec'd.

Late of the Township of Radnor,
Delaware County, PA.
Extx.: John Smith (Named in Will as
John J. Suria) c/o Maurice D. Lee, III,
Esquire, 1735 Market St., Ste. 3400,
Philadelphia, PA 19103.

MAURICE D. LEE, III, ATTY.
Saul Ewing LLP
1735 Market St.
Ste. 3400
Philadelphia, PA 19103

THIRD AND FINAL PUBLICATION

**JAMES C. BROWN a/k/a JAMES
BROWN, dec'd.**

Late of the Borough of Glenolden,
Delaware County, PA.
Extx.: Patricia A. Cleary c/o Frank M.
Fiore, Esquire, 12 Veterans Square, 1st
Fl., Media, PA 19063.
FRANK M. FIORE, ATTY.
12 Veterans Square
1st Fl.
Media, PA 19063

SHIRLEY A. COGAN, dec'd.

Late of the Township of Concord,
Delaware County, PA.
Extx.: Theresa Lynn Gordon c/o Jeffrey
A. Bauer, Esquire, 112 West Front
Street, Media, PA 19063.
JEFFREY A. BAUER, ATTY.
Bauer, Scanlon & Wigginton, L.L.C.
112 West Front Street
Media, PA 19063

MARTIN J. CONWAY, dec'd.

Late of the Township of Tincicum,
Delaware County, PA.
Extx.: Kristen E. Burns c/o Frank M.
Fiore, Esquire, 12 Veterans Square, 1st
Fl., Media, PA 19063.
FRANK M. FIORE, ATTY.
12 Veterans Square
1st Fl.
Media, PA 19063

ANITA L. COWARD, dec'd.

Late of the Township of Middletown,
Delaware County, PA.
Admr.: Robert Speare, Esquire, 22 W.
Second Street, Media, PA 19063.
ROBERT SPEARE, ATTY.
22 W. Second Street
Media, PA 19063

SALLIE ESTELLE DERRY, dec'd.

Late of the Township of Upper Darby,
Delaware County, PA.
Admr.: John Paul Derry.
DENNIS J. MUIR, ATTY.
4 West Front Street
Media, PA 19063

JOANNE M. DERUGERIIS-LYNCH,
dec'd.
Late of the Township of Marple,
Delaware County, PA.
Admr.: Marc A. Zaid, Esquire c/o
Donald J. Weiss, Esquire, 6 Dickinson
Drive, Suite 110, Chadds Ford, PA
19317.
DONALD J. WEISS, ATTY.
6 Dickinson Drive
Suite 110
Chadds Ford, PA 19317

BRENDA FARKAS, dec'd.
Late of the Township of Nether
Providence, Delaware County, PA.
Extr.: Martin Farkas, 14 Tansgate
Blvd., Berlin, NJ 08009.

JANIS FRANKLIN, dec'd.
Late of the Borough of Media,
Delaware County, PA.
Extr.: Rebecca Hufstader, 1621 S. 17th
Street, Philadelphia, PA 19145-1524.

**DIANE GALLAGHER a/k/a DIANE
MARIE GALLAGHER**, dec'd.
Late of the Borough of Brookhaven,
Delaware County, PA.
Extr.: Kelly Ann Pekala (Named in
Will as Kelly Ann Pekala (Gallagher))
c/o Frank M. Fiore, Esquire, 12
Veterans Square, 1st Fl., Media, PA
19063.
FRANK M. FIORE, ATTY.
12 Veterans Square
1st Fl.
Media, PA 19063

JUNE GILLON, dec'd.
Late of the Borough of Glenolden,
Delaware County, PA.
Extr.: Michael Gillon, 437 Lawnton
Terrace, Holmes, PA 19043.

SHIRLEY M. JONES, dec'd.
Late of the Borough of Media,
Delaware County, PA.
Extr.: Susan J. Grant, 132 Golfview
Rd., Ardmore, PA 19003.
REBECCA H. DINUCCI, ATTY.
Anderson Elder Law
206 State Rd.
Media, PA 19063

ROBERT P. LEON, dec'd.
Late of the City of Chester, Delaware
County, PA.
Admrs.: Kathleen Quinn, 21 Elmcrest
Rd., Cochranville, PA 19330 and
William Leon, 718 Creghan Ave.,
Swarthmore, PA 19081.

ANITA M. D'AMICO, ATTY.
D'Amico Law, P.C.
65 S. Third St.
Oxford, PA 19363

**BETTY LOUGHEAD a/k/a BETTY
TROTT LOUGHEAD and BETTY
TROTT SPEARE**, dec'd.
Late of the Township of Middletown,
Delaware County, PA.
Extr.: Robert Speare, Esquire, 22 W.
Second Street, Media, PA 19063.
ROBERT SPEARE, ATTY.
22 W. Second Street
Media, PA 19063

MICHAEL A. MALLON, dec'd.
Late of the Township of Newtown,
Delaware County, PA.
Admx.: Patricia Haase.
DAVID T. VIDEON, ATTY.
110 W. Front Street
Media, PA 19063

BRUCE MEIKLE, dec'd.
Late of the Township of Ridley,
Delaware County, PA.
Extr.: Michelle Renae Bader, 633
Fulmer Circle, Swarthmore, PA 19081.
JEREMY Z. MITTMAN, ATTY.
Law Offices Jeremy Z. Mittman
593 Bethlehem Pike
Suite 10
Montgomeryville, PA 18936

MARY G. MORTON, dec'd.
Late of the Borough of Media,
Delaware County, PA.
Extr.: Denise M. Blythe c/o Timothy
Rice Estate and Elder Law Firm, 1202
Laurel Oak Road, Suite 207, Vorhees,
NJ 08043.
**TIMOTHY RICE ESTATE AND
ELDER LAW FIRM, ATTYS.**
1202 Laurel Oak Road
Suite 207
Vorhees, NJ 08043

**HENRY OWEN NICHOLS a/k/a
HENRY O. NICHOLS and HENRY
NICHOLS**, dec'd.
Late of the Township of Radnor,
Delaware County, PA.
Extr.: Jeffrey Nichols, 612 Wiltshire
Lane, Newtown Square, PA 19073.

JAMES EDWARD PERRY, JR., dec'd.
Late of the Township of Thornbury,
Delaware County, PA.
Extr.: Stephen Perry, 3154 Glendale
Blvd., #1050, Los Angeles, CA 90039-
1830.

ANITA M. PRIMO, dec'd.
Late of the Borough of Morton,
Delaware County, PA.
Admr.: Christopher A. Jones c/o Robert
W. Hershman, Jr., Esquire, 1 West 3rd
Street, Suite 103, Media, PA 19063.
ROBERT W. HERSHMAN, JR., ATTY.
1 West 3rd Street
Suite 103
Media, PA 19063

**GERALDINE RAPINESI a/k/a
GERALDINE RAPINESI-REITH**,
dec'd.
Late of the Township of Tinticum,
Delaware County, PA.
Extr.: Marc Louis Rapinesi (Named in
Will as Marc Rapinesi) c/o Frank M.
Fiore, Esquire, 12 Veterans Square, 1st
Fl., Media, PA 19063.
FRANK M. FIORE, ATTY.
12 Veterans Square
1st Fl.
Media, PA 19063

PHILIP C. RICCI, dec'd.
Late of the Borough of Darby,
Delaware County, PA.
Extr.: Christine Grace Ricci c/o Jay
C. Glickman, Esquire, 2605 N. Broad
Street, P.O. Box 1277, Lansdale, PA
19446.
JAY C. GLICKMAN, ATTY.
Rubin, Glickman, Steinberg & Gifford,
P.C.
2605 N. Broad Street
P.O. Box 1277
Lansdale, PA 19446

DOMINIC JOSEPH SANDY, dec'd.
Late of the Borough of Ridley Park,
Delaware County, PA.
Admr.: Kimmo H. Abbasi, Esquire,
1000 Floral Vale Blvd., Suite 300,
Yardley, PA 19067.

GEORGE E. SANTELLO, dec'd.
Late of the Township of Marple,
Delaware County, PA.
Extr.: Ken Santello, 2412 Patricia Dr.,
Broomall, PA 19008.

LILA P. SCIUBBA, dec'd.
Late of the Borough of Media,
Delaware County, PA.
Extr.: David R. Sciubba c/o Jeffrey
Pelesh, Esquire, 938 Lincoln Avenue,
Springfield, PA 19064.
JEFFREY PELESH, ATTY.
938 Lincoln Avenue
Springfield, PA 19064

MARY L. SCOTT, dec'd.
Late of the Borough of Media,
Delaware County, PA.
Extr.: Mark E. Lewis, 1221 Fitzwater
Street, Philadelphia, PA 19147.

PETER G. SIVES, dec'd.
Late of the Township of Concord,
Delaware County, PA.
Extr.: Christine M. Sammacciccia c/o
Barry W. VanRensler, Esquire, 10 S.
Plum St., Media, PA 19063-8760.
BARRY W. VANRENSLER, ATTY.
Plum Street Lawyers
10 S. Plum St.
Media, PA 19063-8760

**FREDRIK ZWIEBEL, JR. a/k/a
FREDRIK ZWIEBEL**, dec'd.
Late of the Borough of Media,
Delaware County, PA.
Co-Extrs.: Debra L. Heptig and Sharon
L. Mathusa c/o L. Peter Temple,
Esquire, P.O. Box 384, Kennett
Square, PA 19348.
L. PETER TEMPLE, ATTY.
Larmore Scarlett LLP
P.O. Box 384
Kennett Square, PA 19348

AUDIT

ORPHANS' COURT

**Estates listed for Audit on
MAY 20, 2026
10:30 A.M. Prevailing Time**

Notice is hereby given to the heirs, lega-
tees, creditors and all persons interested
that accounts in the following estates have
been filed for confirmation with the office
of the Register of Wills and Clerk of the
Orphans' Court of Delaware County at the
above date and time. The Orphans' Court
will audit these accounts, hear objections
to the same and make distribution of the
balance ascertained to be in the hands of
the accountants.

ALLISON - First and Partial Account of
Testamentary Trust u/w Mildred R. Allison
fbo Robert C. Allison, Jr.

VINCENT A. RONGIONE, ESQUIRE
Register of Wills
and Clerk of
Orphans' Court Division

May 8, 15

CHANGE OF NAME

IN THE COURT OF COMMON PLEAS
OF DELAWARE COUNTY,
PENNSYLVANIA
CIVIL ACTION—LAW
NO. CV-2026-002260

NOTICE IS HEREBY GIVEN THAT on March 12, 2026, the Petition of Dioukha Mira Bagayoko, minor, by and through their parent and natural guardian, Mariam Traore, for a Change of Name was filed in the above named Court, praying for a decree to change the name of **Dioukha Mira Bagayoko** to **Dioukha Mira Traore**.

The Court has fixed Tuesday, July 14, 2026, at 9:00 a.m. in Courtroom “TBA”, Delaware County Courthouse, Media, PA 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.

May 8, 15

CHANGE OF NAME

IN THE COURT OF COMMON PLEAS
OF DELAWARE COUNTY,
PENNSYLVANIA
CIVIL ACTION—LAW
NO. CV-2026-000939

NOTICE IS HEREBY GIVEN THAT on January 30, 2026, a Petition for a Change of Name was filed in the above named Court, praying for a decree to change the name(s) of **Diane Blake** to **Diana Blake**.

The Court has fixed Tuesday, June 23, 2026, at 9:00 a.m. in Courtroom “TBA”, Delaware County Courthouse, Media, PA 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.

May 8, 15

CHANGE OF NAME

IN THE COURT OF COMMON PLEAS
OF DELAWARE COUNTY,
PENNSYLVANIA
CIVIL ACTION—LAW
NO. CV-2025-009403

NOTICE IS HEREBY GIVEN THAT on October 16, 2025, a Petition for a Change of Name was filed in the above named Court, praying for a decree to change the name(s) of **Andrew John Rios-Catini** to **Andrew John Rucki**.

The Court has fixed Tuesday, July 14, 2026, at 9:00 a.m. in Courtroom “TBA”, Delaware County Courthouse, Media, PA 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.

MARK M. VAKIL, Solicitor
22 W. Second Street
Media, PA 19063

May 1, 8

CHANGE OF NAME

IN THE COURT OF COMMON PLEAS
OF DELAWARE COUNTY,
PENNSYLVANIA
CIVIL ACTION—LAW
NO. CV-2026-000391

NOTICE IS HEREBY GIVEN THAT on January 15, 2026, the Petition of Nolan James Shirley, minor, by and through his parent and natural guardian, Dana Marie Phelan, for a Change of Name was filed in the above named Court, praying for a decree to change the name of **Nolan James Shirley** to **Nolan James Phelan**.

The Court has fixed Monday, June 8, 2026, at 9:00 a.m. in Courtroom “TBA”, Delaware County Courthouse, Media, PA 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.

May 1, 8

CLASSIFIED AD

ADVERTISEMENT FOR ATTORNEY

Job Title: Attorney—Partnership and succession opportunity for the right attorney.

Job Description: Main Line law firm seeks attorney experienced in trusts and estates, tax and business planning. Applicant should have own clients, LL.M in taxation preferred. Compensation commensurate with experience (\$100,000-\$300,000). Partnership and succession opportunity for the right attorney.

Job Requirements: Attorney will draft basic and advanced wills, trusts and other estate planning documents. The firm is highly specialized in many aspects of estate and trust planning and administration. Ability to advise clients and prepare documents pertaining to business transactions from entity formation through buy-sell agreements and advanced succession planning for closely held businesses also needed. Attorney must also prepare (or supervise paralegals in preparation of) estate tax, gift tax and inheritance tax returns, as well as income tax returns for trusts and estates. Attorney must also have superior writing skills and ability to communicate.

Please e-mail resume to Dennis Reardon at dreardon@dreardonlaw.com.

May 1, 8, 15, 22

CORPORATE DISSOLUTION

NOTICE IS HEREBY GIVEN to all creditors and claimants of **COMPASS LAND DEVELOPMENT, INC.**, a Pennsylvania business corporation, that the shareholders have approved a proposal that the corporation dissolve voluntarily and the Board of Directors is now engaged in winding up and settling the affairs of the corporation so that its corporate existence will end, pursuant to the filing of Articles of Dissolution with the Pennsylvania Corporation Bureau pursuant to Section 1975 of the Pennsylvania Business Corporation Law of 1988, as amended.

May 8

SERVICE BY PUBLICATION

IN THE COURT OF COMMON PLEAS OF DELAWARE COUNTY, PENNSYLVANIA
CIVIL ACTION—LAW
DOCKET/CASE NUMBER:
CV-2025-011226

Roland Oris, Plaintiff(s)
v.
Aisha C. Rice et al., Defendant(s)

IN QUIET TITLE

TO: Aisha C. Rice

YOU HAVE BEEN SUED IN COURT TO QUIET TITLE TO [PROPERTY ADDRESS]: 1419 Powell Road, Brookhaven, PA 19015, BEING FOLIO NO: 07-00-00586-37.

IF YOU WISH TO DEFEND, YOU MUST ENTER A WRITTEN APPEARANCE PERSONALLY OR BY AN ATTORNEY AND FILE YOUR DEFENSE OR OBJECTIONS IN WRITING WITH THE COURT. YOU ARE WARNED THAT IF YOU FAIL TO DO SO WITHIN TWENTY (20) DAYS FROM THE DATE OF PUBLICATION OF THIS NOTICE, THE CASE MAY PROCEED WITHOUT YOU AND A JUDGMENT MAY BE ENTERED AGAINST YOU WITHOUT FURTHER NOTICE FOR THE RELIEF REQUESTED BY THE PLAINTIFF(S). YOU MAY LOSE MONEY OR PROPERTY OR OTHER RIGHTS IMPORTANT TO YOU.

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 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.

LAWYER REFERRAL SERVICE
Delaware County Bar Association
335 W. Front Street
Media, PA 19063
(610) 566-6625
www.delcobar.org

Roland Oris
1516 N. 5th Street
Unit 304
Philadelphia, PA 19122
(215) 333-2233

LAWYER REFERRAL SERVICE
Delaware County Bar Association
335 W. Front Street
Media, PA 19063
(610) 566-6625
www.delcobar.org

May 1, 8

SERVICE BY PUBLICATION

IN THE COURT OF COMMON
PLEAS OF DELAWARE COUNTY,
PENNSYLVANIA
CIVIL ACTION—LAW
DOCKET/CASE NUMBER:
CV-2025-004897

Roland Oris, Plaintiff(s)
v.
Charles Hatcher et al., Defendant(s)

IN QUIET TITLE

TO: Charles Hatcher et al.

YOU HAVE BEEN SUED IN COURT TO QUIET TITLE TO [PROPERTY ADDRESS]: 259 Fairfield Avenue, Upper Darby, PA 19082, BEING FOLIO NO: 16-05-00343-00.

IF YOU WISH TO DEFEND, YOU MUST ENTER A WRITTEN APPEARANCE PERSONALLY OR BY AN ATTORNEY AND FILE YOUR DEFENSE OR OBJECTIONS IN WRITING WITH THE COURT. YOU ARE WARNED THAT IF YOU FAIL TO DO SO WITHIN TWENTY (20) DAYS FROM THE DATE OF PUBLICATION OF THIS NOTICE, THE CASE MAY PROCEED WITHOUT YOU AND A JUDGMENT MAY BE ENTERED AGAINST YOU WITHOUT FURTHER NOTICE FOR THE RELIEF REQUESTED BY THE PLAINTIFF(S). YOU MAY LOSE MONEY OR PROPERTY OR OTHER RIGHTS IMPORTANT TO YOU.

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 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.

Roland Oris
1516 N. 5th Street
Unit 304
Philadelphia, PA 19122
(215) 333-2233

May 1, 8

SERVICE BY PUBLICATION

IN THE COURT OF COMMON
PLEAS OF DELAWARE COUNTY,
PENNSYLVANIA
CIVIL ACTION—LAW
CASE NO: CV-2025-011390

Citadel Federal Credit Union
v.
Wilbert R. McCabe, II

NOTICE TO DEFEND

You have been sued in court. If you wish to defend against the claims set forth in the following pages, you must take action within twenty (20) days after this complaint and notice are served, by entering a written appearance personally or by attorney and filing in writing with the court your defenses or objections to the claims set forth against you. You are warned that if you fail to do so the case may proceed without you and a judgment may be entered against you by the court without further notice for any money claimed in the complaint or for any other claims or relief requested by the plaintiff. You may lose money or property or other rights important to you.

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 SET FORTH BELOW TO FIND OUT WHERE YOU CAN GET LEGAL HELP.

DELAWARE COUNTY
BAR ASSOCIATION
Lawyers Reference Service
335 West Front Street
Media, PA 19063
(610) 566-6625

May 1, 8

SERVICE BY PUBLICATION

IN THE UNITED STATES DISTRICT COURT FOR THE EASTERN DISTRICT OF PENNSYLVANIA
CASE NO: 24-04722

NOTICE OF U.S. MARSHAL'S SALE OF REAL PROPERTY

Fannie Mae, Plaintiff

v.

Harrison Court Realty Co., L.P. *et al.*,
Defendant

PLEASE TAKE NOTICE that the United States Marshal for the Eastern District of Pennsylvania will conduct a public sale of real estate listed below on May 27, 2026, at 10:00 a.m., at the James A. Byrne United States Courthouse, 601 Market Street, Room 2110, Philadelphia, PA 19106-1728. A Schedule of Distribution will be filed by the U.S. Marshal within 30 days after the sale and distribution of the proceeds of sale in accordance with this schedule will be made unless someone objects by filing exceptions to it within ten days of the date it is filed. For more information, contact Victoria A. Russell (215) 851-8237 or Jared S. Roach (412) 288-3131).

Defendant Harrison Court Realty Co., L.P.

TO BE SOLD: Real property known as Harrison Court and located at located at 385 Harrison Avenue, Upper Darby, Pennsylvania, 19082, Delaware County (Tax Parcel No. 16-01-00509-00), as more particularly described in Exhibit A to the Assignment of Security Interest recorded on October 14, 2021, at Document ID: 2021078859 in the Philadelphia Pennsylvania Records Department.

SEIZED IN EXECUTION as the Property of HARRISON COURT REALTY CO., L.P. Judgment entered 12/30/25: \$8,414,548.61, plus accrued interests and costs.

Defendant Stonehurst Realty Co., L.P.

TO BE SOLD: Real property known as Stonehurst and located at 2 Copley Road, Upper Darby, Pennsylvania 19082, Delaware County (Tax Parcel No. 16-03-00572-00), as more particularly described in Exhibit A to the Assignment of Security Interest recorded on June 6, 2022, at Document ID: 2022032352 with the Delaware County Records Department at Document ID: 2022032352 on June 6, 2022.

SEIZED IN EXECUTION as the Property of ALLEN'S LANE REALTY CO., L.P. Judgment entered 12/30/25: \$10,411,712.51, plus accrued interests and costs.

May 1, 8, 15

SERVICE BY PUBLICATION

IN THE COURT OF COMMON PLEAS OF DELAWARE COUNTY,
PENNSYLVANIA
CIVIL DIVISION
NO.: CV-2025-005770

Timothy Mitchell

v.

Denine Gaymon, et al.

NOTICE:

TO: Isaiah Stone, Rasheen Stone and Denine Gaymon

YOU HAVE BEEN SUED IN COURT. If you wish to defend, you must enter a written appearance personally or by an attorney and file your defense or objections in writing with the Court. You are warned that if you fail to do so within twenty (20) days from the date of publication of this Notice, the case may proceed without you and a judgment may be entered against you without further notice for the relief requested by the Plaintiff(s). 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, OR CANNOT AFFORD ONE, GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW TO FIND OUT WHERE YOU CAN GET LEGAL HELP.

LAWYER REFERRAL SERVICE
Delaware County Bar Association
335 W. Front Street
Media, PA 19063
(610) 566-6625
www.delcobar.org

JOSEPH A. RUSSOMANO, ESQUIRE
Fine Staud & Levy LLC
1333 Race Street
Philadelphia, PA 19107
(215) 665-0100

DELAWARE COUNTY
BAR ASSOCIATION
Lawyer Referral and Information Service
335 W. Front Street
Media, PA 19063
(610) 566-6625
www.delcobar.org

May 8

SERVICE BY PUBLICATION

COURT OF COMMON PLEAS
OF DELAWARE COUNTY,
PENNSYLVANIA
CIVIL ACTION
NO.: CV-2025-005429

DALE AND NICOLE GELINAS
v.
EPC CONSTRUCTION, LLC and
BALTYK CONSTRUCTION, LLC

NOTICE:

TO: BALTYK CONSTRUCTION, LLC

YOU HAVE BEEN SUED IN THE ABOVE CONTRACT/NEGLIGENCE CLAIM. 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 PLAINTIFF. YOU MAY LOSE MONEY OR PROPERTY RIGHTS IMPORTANT TO YOU.

YOU SHOULD TAKE THIS PAPER 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 OF NO FEE.

May 8

SERVICE BY PUBLICATION

COURT OF COMMON PLEAS
DELAWARE COUNTY,
PENNSYLVANIA
CIVIL ACTION—LAW
NO.: CV-2025-006792

NOTICE OF ACTION IN
MORTGAGE FORECLOSURE

NATIONSTAR MORTGAGE LLC,
Plaintiff

v.
LINDA PEARSON, IN HER CAPACITY
AS HEIR OF SHIRLEY A. REWIS; ET
AL., Defendants

COMPLAINT IN
MORTGAGE FORECLOSURE

To: UNKNOWN HEIRS, SUCCESSIONS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS, CLAIMING RIGHT, TITLE, OR INTEREST FROM OR UNDER SHIRLEY A. REWIS Defendant(s), 406 ALBANY CT WALLINGFORD, PA 19086

You are hereby notified that Plaintiff, NATIONSTAR MORTGAGE LLC, has filed a Mortgage Foreclosure Complaint endorsed with a Notice to Defend, against you in the Court of Common Pleas of DELAWARE County, PA docketed to No. CV-2025-006792, seeking to foreclose the mortgage secured on your property located, 406 ALBANY CT WALLINGFORD, PA 19086.

NOTICE

YOU HAVE BEEN SUED IN COURT. If you wish to defend against the claims set forth in this notice you must take action within twenty (20) days after the Complaint and Notice are served, by entering a written appearance personally or by attorney and filing in writing with the Court your defenses or objections to the claims set forth against you. You are warned that if you fail to do so, the case may proceed without you, and a judgment may be entered against you by the Court without further notice for any money claimed in the Complaint or for any other claim or relief requested by the plaintiff. You may lose money or property or other rights important to you.

YOU SHOULD TAKE THIS PAPER 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 THE INFORMATION ABOUT AGENCIES THAT MAY OFFER LEGAL SERVICES TO ELIGIBLE PERSONS AT A REDUCED FEE OR NO FEE.

Lawyers' Reference Service
335 W. Front St.
Media, PA 19063
(610) 566-6625
www.delcobar.org

M. TROY FREEDMAN, ESQUIRE
ID No. 85165
Robertson, Anschutz, Schneid, Crane
& Partners, PLLC
A Florida professional limited
liability company
Attorneys for Plaintiff
133 Gaither Drive
Suite F
Mt. Laurel, NJ 08054
(855) 225-6906

May 8, 15

SERVICE BY PUBLICATION

IN THE COURT OF COMMON
PLEAS, DELAWARE COUNTY,
PENNSYLVANIA
CIVIL ACTION—LAW
TERM NO.: CV-2025-011365

NOTICE OF ACTION IN MORTGAGE FORECLOSURE

MIDFIRST BANK, Plaintiff

v.
UNKNOWN HEIRS OF MARGARET
DANIELS, Mortgagor and Real Owner,
Defendants

TO: UNKNOWN HEIRS OF MAR-
GARET DANIELS, MORTGAGOR
AND REAL OWNER, DEFEN-
DANT whose last known address
is 210 Lewis Avenue, Lansdowne,
PA 19050

**THIS FIRM IS A DEBT COLLECTOR
AND WE ARE ATTEMPTING TO COL-
LECT A DEBT OWED TO OUR CLIENT.
ANY INFORMATION OBTAINED FROM
YOU WILL BE USED FOR THE PURPOSE
OF COLLECTING THE DEBT.**

You are hereby notified that Plaintiff MIDFIRST BANK, has filed a Mortgage Foreclosure Complaint endorsed with a notice to defend against you in the Court of Common Pleas of Delaware County, Pennsylvania, docketed to No. CV-2025-011365 wherein Plaintiff seeks to foreclose on the mortgage secured on your property located, 210 Lewis Avenue Lansdowne, PA 19050 whereupon your property will be sold by the Sheriff of Delaware.

NOTICE

You have been sued in court. If you wish to defend against the claims set forth in the following pages, you must take action within twenty (20) days after the Complaint and notice are served, by entering a written appearance personally or by attorney and filing in writing with the court your defenses or objections to the claims set forth against you. You are warned that if you fail to do so the case may proceed without you and a judgment may be entered against you by the Court without further notice for any money claim in the Complaint of for any other claim or relief requested by the Plaintiff. You may lose money or property or other rights important to you.

**YOU SHOULD TAKE THIS PAPER TO
YOUR LAWYER AT ONCE. IF YOU DO
NOT HAVE A LAWYER OR CANNOT AF-
FORD ONE, GO TO OR TELEPHONE THE
OFFICE SET FORTH BELOW. THIS OF-
FICE CAN PROVIDE YOU WITH INFOR-
MATION 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.

DELAWARE COUNTY
BAR ASSOCIATION
335 W. Front St.
Media, PA 19063
(610) 566-6625
www.delcobar.org

MICHAEL T. MCKEEVER, ESQUIRE
KML Law Group, P.C.
Attorneys for Plaintiff
Suite 5000
BNY Independence Center
701 Market Street
Philadelphia, PA 19106-1532
(215) 627-1322

May 8, 15

SERVICE BY PUBLICATION

COURT OF COMMON PLEAS
OF DELAWARE COUNTY,
PENNSYLVANIA
CASE NO. CV-2024-007578

NOTICE OF SHERIFF'S SALE

CONTEMPORARY VILLAGES
CONDOMINIUM ASSOCIATION

v.

PRESUMED AND UNKNOWN HEIRS,
AND ALL PERSONS OR ENTITIES
CLAIMING RIGHT, TITLE OR
INTEREST BY OR THROUGH KEVIN
R. McCLINTOCK, II a/k/a KEVIN R.
McCLINTOCK, JR., DECEASED

TO: Presumed and Unknown Heirs,
and All Persons or Entities Claim-
ing Right, Title or Interest by or
through Kevin R. McClintock, II
a/k/a Kevin R. McClintock, Jr.,
Deceased

Date: April 28, 2026.

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

Your real estate located at 100 E. Glenolden Avenue, Unit A22, Glenolden, Pennsylvania 19036, is to be sold at Sheriff's Sale on Thursday, June 18, 2026, at 11:00 a.m. in the County Council Room, Delaware County Courthouse, to enforce the Court Judgment in the amount of \$31,125.20 obtained by Contemporary Villages Condominium Association.

**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 to Contemporary Villages Condominium Association, in c/o Gawthrop Greenwood, PC, Attorneys for Plaintiff, at 17 E. Gay Street, Suite 100, West Chester, PA 19380, by certified check, money order, or other immediately payable funds, the amount of the Judgment, interest, costs and fees due. To find out how much you must pay, you may call: Gawthrop Greenwood, PC at (610) 696-8225.

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 also 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 below on 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.**

1. If the Sheriff's Sale is not stopped, your property will be sold to the highest bidder. You may find the price bid by calling the Lancaster County Sheriff's Office at (610) 891-4296.

2. 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.

3. 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 the Sheriff's Office at (610) 891-4296.

4. 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.

5. 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.

6. 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 on a date specified by the Sheriff not later than thirty (30) days after the sale. This schedule will state who will be receiving that 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 filing of the schedule.

7. 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.

LAWYERS' REFERENCE SERVICE
335 West Front Streets
Media, PA 19063
(610) 566-6625 ext. 221
www.delcobar.org

ELLIOT H. BERTON, ESQUIRE
(610) 696-8225

May 8, 15

MASTERCARD AND VISA

ACCEPTED AT THE DELAWARE COUNTY

BAR ASSOCIATION



**The Delaware County Bar
Association accepts**



MASTERCARD & VISA

**for membership dues, lawyer
referral fees, legal ads
and Legal Journal Subscriptions**

Charges may be taken via telephone or walk-in

**LOCALITY INDEX
SHERIFF'S SALES
OF REAL ESTATE
COUNTY COUNCIL
MEETING ROOM
COURTHOUSE, MEDIA, PA**

**May 15, 2026
11:00 A.M. Prevailing Time**

BOROUGH
Colwyn 43, 62
Darby 34, 50, 59
East Lansdowne 6, 26
Folcroft 55
Lansdowne 12, 18, 39, 46
Marcus Hook 37
Upper Chichester 24
Yeadon 41, 45

CITY
Chester 32, 33

TOWNSHIP
Aston 17
Chester 56
Darby 54, 60
Haverford 38
Lower Chichester 36
Marple 28
Nether Providence 11
Radnor 47
Ridley 1, 31, 61
Upper Darby 4, 8, 9, 10, 16, 19, 22,
40, 42, 44, 48, 51, 53, 58, 63, 64, 65

Conditions: \$3,000.00 cash or certified check at time of sale (unless otherwise stated in advertisement), balance in ten days. Other conditions on day of sale.

To all parties in interest and claimants:

TAKE NOTICE that a Schedule of Distribution will be filed within thirty (30) days from the date of sale and distribution will be made in accordance with the Schedule of Distribution unless exceptions are filed thereto within ten (10) days thereafter. No further notice of the filing of the Schedule of Distribution will be given.

No. 006012 1. 2024

MORTGAGE FORECLOSURE

Property in the Township of Ridley, County of Delaware and State of Pennsylvania.

BEING Premises: 119 Fairview Road, Woodlyn, PA 19094.

IMPROVEMENTS CONSIST OF: a residential dwelling.

SOLD AS THE PROPERTY OF: Davis Road Holdings, LLC.

Hand Money \$25,395.49

Friedman Vartolo LLP, Attorneys

SIDDIQ KAMARA, Sheriff

No. 063364 4. 2022

MONEY JUDGMENT

ALL THAT CERTAIN lot or piece of ground with the buildings and improvements thereon erected, Hereditaments and Appurtenances, SITUATE at Drexel Hill, in the Township of Upper Darby, County of Delaware and Commonwealth of Pennsylvania.

LOCATION OF PROPERTY: 1016 Belfield Avenue, Drexel Hill, Pennsylvania 19026.

Folio Number: 16-10-00082-00

IMPROVEMENTS CONSIST OF: residential dwelling.

SOLD AS THE PROPERTY OF: Nicole E. Ruffin.

Hand Money \$3,000.00

Portnoff Law Associates, Ltd., Attorneys

SIDDIQ KAMARA, Sheriff

No. 065689 6. 2019

MONEY JUDGMENT

ALL THAT CERTAIN lot or piece of ground with the buildings and improvements thereon erected, SITUATE in the Borough of East Lansdowne, County of Delaware and State of Pennsylvania.

LOCATION OF PROPERTY: 250 Melrose Avenue, East Lansdowne, Pennsylvania 19050.

Folio Number: 17-00-00610-00

IMPROVEMENTS CONSIST OF: residential dwelling.

SOLD AS THE PROPERTY OF: Daniel Ings and Nyah Ings.

Hand Money \$3,000.00

Portnoff Law Associates, Ltd., Attorneys

SIDDIQ KAMARA, Sheriff

No. 010067 8. 2025

MORTGAGE FORECLOSURE

Property in the Township of Upper Darby, County of Delaware, Commonwealth of Pennsylvania on the side of .

BEING Premises: 102 North Fairview Avenue, Upper Darby, PA 19082.

BEING Folio No. 16060032000

IMPROVEMENTS CONSIST OF: residential dwelling.

SOLD AS THE PROPERTY OF: Anthony B. Robinson.

Hand Money \$6,049.64

McCabe, Weisberg & Conway, LLC, Attorneys

SIDDIQ KAMARA, Sheriff

No. 006529 9. 2025

MORTGAGE FORECLOSURE

Property in the Township of Upper Darby, County of Delaware and Commonwealth of Pennsylvania.

Front: Depth:

BEING Premises: 2426 Cedar Lane, a/k/a 2426 S. Cedar Lane, Drexel Hill, PA 19026.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Vonkurt Redley.

Hand Money \$10,923.78

Brock & Scott, PLLC, Attorneys

SIDDIQ KAMARA, Sheriff

No. 065538 10. 2023

MONEY JUDGMENT

ALL THAT CERTAIN lot or piece of ground with the buildings and improvements thereon erected, Situate in the Township of Upper Darby, County of Delaware and State of Pennsylvania.

LOCATION OF PROPERTY: 500 Bloomfield Avenue, Drexel Hill, Pennsylvania 19026.

Folio Number: 16-11-00438-00

IMPROVEMENTS CONSIST OF: residential dwelling.

SOLD AS THE PROPERTY OF: Levon Derkrikorian.

Hand Money \$3,000.00

Portnoff Law Associates, Ltd., Attorneys

SIDDIQ KAMARA, Sheriff

No. 004454 11. 2025

MORTGAGE FORECLOSURE

633 Niblick Lane Unit No. 28
Wallingford, PA 19086

Property in the Township of Nether Providence, County of Delaware and State of Pennsylvania.

IMPROVEMENTS CONSIST OF: taxable residential dwelling.

SOLD AS THE PROPERTY OF: Joanne Feeney.

Hand Money \$17,142.30

Duane Morris, LLP, Attorneys

SIDDIQ KAMARA, Sheriff

No. 000537 12. 2022

MORTGAGE FORECLOSURE

Property in the Borough of Lansdowne, Delaware County, Pennsylvania.

BEING Premises: 194 E Essex Avenue, Lansdowne, PA 19050.

IMPROVEMENTS CONSIST OF: residential dwelling.

SOLD AS THE PROPERTY OF: Shannon Bowden, the unknown Heirs, Michael McDonald and Sean McDonald.

Hand Money \$12,735.45

Orlans Law Group PLLC, Attorneys

SIDDIQ KAMARA, Sheriff

No. 060779 16. 2023

MONEY JUDGMENT

ALL THAT CERTAIN lot or piece of ground with the buildings and improvements thereon erected, Situate in the Township of Upper Darby, County of Delaware and State of Pennsylvania.

LOCATION OF PROPERTY: 267 N. Wycombe Avenue, Lansdowne, Pennsylvania 19026.

Folio Number: 16-04-02468-00

IMPROVEMENTS CONSIST OF: residential dwelling.

SOLD AS THE PROPERTY OF: Hyun Sook Park.

Hand Money \$3,000.00

Portnoff Law Associates, Ltd., Attorneys

SIDDIQ KAMARA, Sheriff

No. 004719 17. 2019

MORTGAGE FORECLOSURE

Property in the Township of Aston, County of Delaware, Commonwealth of PA on the .

Front: 32 Depth: 170

BEING Premises: 58 Green Lane, Aston, PA 19014.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Troy Cannon and Nicole Sheeky.

Hand Money \$27,995.29

KML Law Group, P.C., Attorneys

SIDDIQ KAMARA, Sheriff

No. 011263 18. 2016

MORTGAGE FORECLOSURE

Property in the Borough of Lansdowne, Delaware County, Pennsylvania.

BEING Premises: 182 Hansell Road, Lansdowne, PA 19050.

IMPROVEMENTS CONSIST OF: residential dwelling.

SOLD AS THE PROPERTY OF: Unknown Heirs, Successors, Assigns and all persons, firms or associations claiming, right title or interest from or under Alice N. Cusick, deceased.

Hand Money \$11,745.73

Orlans Law Group PLLC, Attorneys

SIDDIQ KAMARA, Sheriff

SOLD AS THE PROPERTY OF: John Thomas Grovola and Dianne F. Grovola.

Hand Money \$3,000.00

Portnoff Law Associates, Ltd., Attorneys

SIDDIQ KAMARA, Sheriff

No. 067489 19. 2023

MONEY JUDGMENT

ALL THAT CERTAIN lot or piece of ground with the buildings and improvements thereon erected, Situate partly in the Township of Upper Darby and partly in Springfield Township, Delaware County, Pennsylvania.

LOCATION OF PROPERTY: 200 Bishop Avenue, Secane, Pennsylvania.

Folio Number: 16-13-00637-00

IMPROVEMENTS CONSIST OF: residential dwelling.

No. 061058 22. 2022

MONEY JUDGMENT

ALL THAT CERTAIN lot or piece of ground with the buildings and improvements thereon erected, Situate in the Township of Upper Darby, County of Delaware and State of Pennsylvania.

LOCATION OF PROPERTY: 5138 Whitehall Drive, Clifton Heights, Pennsylvania 19026.

Folio Number: 16-13-03802-00

IMPROVEMENTS CONSIST OF: residential dwelling.

SOLD AS THE PROPERTY OF: Richard W. Whitman, Jr.

Hand Money \$3,000.00

Portnoff Law Associates, Ltd., Attorneys

SIDDIQ KAMARA, Sheriff

No. 006993 24. 2025

MONEY JUDGMENT

ALL THAT CERTAIN Unit in the property known, named and identified as Homes of Hidden Valley, located in Upper Chichester Township, County of Delaware and State of Pennsylvania, which has heretofore been submitted to the provisions of the Uniform Condominium Act of Pennsylvania Act of July 3, 1963 P.L. by the recorded in the Office for the Recording of Deeds &c., in and for the County of Delaware of the Declaration of Condominium dated 1-30-1980 and recorded 2-1-1980 in Deed Book 2729 page 781, a First Amendment thereto dated 11-12-1980 and recorded 11-17-1980 in Deed Book 2763 page 891, a Second Amendment thereto dated 4-27-1981 and recorded 5-5-1981 in Deed Book 2782 page 492, a Declaration Plan of "Homes of Hidden Valley", dated 11-1-1979 and recorded 2-3-1980 in Condominium Drawer No. 2, an Amendment thereto dated 7-2-1981 and recorded 7-2-1981 by Letter attached to said Declaration Plan in Condominium Drawer No. 2 and a Code of Regulations of said Condominium dated 1-30-1980 and recorded 2-1-1980 in Deed Book 2729 page 798, being known and designated on such Declaration Plan as Unit No. H-130, Building H as more fully described and set forth in such Declaration Plan and Declaration of Condominium, together with an undivided interest in the Common Elements (as defined in such Declaration of Condominium of 0.01316%).

BEING 777 Cherry Tree Road, Unit H-130, Aston, PA 19014.

IMPROVEMENTS CONSIST OF: n/a.

SOLD AS THE PROPERTY OF: Rhonda B. Miller.

Hand Money \$3,000.00

Donald J. Weiss, Esquire, Attorney

SIDDIQ KAMARA, Sheriff

No. 065144 26. 2012

MONEY JUDGMENT

ALL THAT CERTAIN lot or piece of ground with the buildings and improvements thereon erected, SITUATE in the Borough of East Lansdowne, County of Delaware and Commonwealth of Pennsylvania.

LOCATION OF PROPERTY: 419 E. Baltimore Avenue, Pennsylvania 19050.

Folio Number: 17-00-00001-00

IMPROVEMENTS CONSIST OF: residential dwelling.

SOLD AS THE PROPERTY OF: Frankie Francis and Abigail Williams.

Hand Money \$3,000.00

Portnoff Law Associates, Ltd., Attorneys

SIDDIQ KAMARA, Sheriff

No. 008183 28. 2025

MORTGAGE FORECLOSURE

207 Marple Woods Drive Unit 207
Springfield PA 19064

Property in the Township of Marple, County of Delaware and State of Pennsylvania.

IMPROVEMENTS CONSIST OF: residential dwelling.

SOLD AS THE PROPERTY OF: Natalie N. Bean.

Hand Money \$24,377.83

RAS Citron, PLLC, Attorneys

SIDDIQ KAMARA, Sheriff

No. 064724 31. 2023

MONEY JUDGMENT

ALL THAT CERTAIN unit in the property, (located in Ridley Township), known, named and identified as Clarenbridge.

LOCATION OF PROPERTY: 214 Elmwood Avenue, Unit B, Ridley Township, Pennsylvania 19094.

Folio Number: 38-02-00723-10

IMPROVEMENTS CONSIST OF: residential dwelling.

SOLD AS THE PROPERTY OF: Andrew Briner.

Hand Money \$3,000.00

Portnoff Law Associates, Ltd., Attorneys

SIDDIQ KAMARA, Sheriff

No. 009596 32. 2025

MORTGAGE FORECLOSURE

Property in the City of Chester, County of Delaware, Commonwealth of PA on the Northwesterly side of 24th Street.

Front: 49 Depth: 152

BEING Premises: 316 East 24th Street, Chester, PA 19013.

IMPROVEMENTS CONSIST OF: a single family residential dwelling.

SOLD AS THE PROPERTY OF: Antoine Jamaal Jones.

Hand Money \$13,840.92

KML Law Group, P.C., Attorneys

SIDDIQ KAMARA, Sheriff

No. 004945B 33. 2017

MORTGAGE FORECLOSURE

Property in the City of Chester, County of Delaware, Commonwealth of Pennsylvania.

BEING Premises: 798 East 24th Street, Chester, PA 19013.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Archie Fredericks and Esther Clarke a/k/a Esther Fredericks.

Hand Money \$8,774.69

Friedman Vartolo LLP, Attorneys

SIDDIQ KAMARA, Sheriff

No. 010270 34. 2025

MORTGAGE FORECLOSURE

Property in the Borough of Darby, County of Delaware and State of Pennsylvania.

BEING Premises: 1206 Main Street, Darby, PA 19023.

IMPROVEMENTS CONSIST OF: a residential dwelling.

SOLD AS THE PROPERTY OF: SO Gray LLC.

Hand Money \$23,463.65

Friedman Vartolo LLP, Attorneys

SIDDIQ KAMARA, Sheriff

No. 002389A 36. 2024

MORTGAGE FORECLOSURE

Property in the Township of Lower
Chichester, Delaware County, Pennsylv-
vania.

BEING Premises: 326 Cranston Avenue,
a/k/a 326 Cranston Street, Linwood, PA
19061.

IMPROVEMENTS CONSIST OF: resi-
dential dwelling.

SOLD AS THE PROPERTY OF: Krystal
Orene Baker.

Hand Money \$12,757.12

Orlans Law Group PLLC, Attorneys

SIDDIQ KAMARA, Sheriff

No. 000045 37. 2025

MORTGAGE FORECLOSURE

Property in the Borough of Marcus Hook,
County of Delaware, Commonwealth of PA
on the Southwardly along the said Wash-
ington Street.

Front: 17.5 Depth: 95

BEING Premises: 1028 Washington
Avenue, Marcus Hook aka Boothwyn, PA
19061.

IMPROVEMENTS CONSIST OF: a
single family residential dwelling.

SOLD AS THE PROPERTY OF: Dawn
Michelle Marshall.

Hand Money \$9,725.13

KML Law Group, P.C., Attorneys

SIDDIQ KAMARA, Sheriff

No. 006506 38. 2024

MORTGAGE FORECLOSURE

Property in the Township of Haverford,
County of Delaware and State of Penn-
sylvania.

BEING Premises: 710 Lawson Avenue,
Havertown, PA 19083.

IMPROVEMENTS CONSIST OF: a
residential dwelling.

SOLD AS THE PROPERTY OF: Kath-
leen A. McHugh-Zaleski aka Kathleen A.
McHugh.

Hand Money \$37,070.32

Friedman Vartolo LLP, Attorneys

SIDDIQ KAMARA, Sheriff

No. 010720 39. 2025

MORTGAGE FORECLOSURE

ALL THAT CERTAIN lot or piece of
ground with the buildings and improve-
ments thereon erected, situate in the Bor-
ough of Lansdowne, County of Delaware
and Commonwealth of Pennsylvania.

BEING known as: 212 North Maple
Avenue, Lansdowne, PA.

IMPROVEMENTS CONSIST OF: resi-
dential property.

SOLD AS THE PROPERTY OF: Sinniah
Williams and Marian S. Williams.

Hand Money \$17,083.60

Powers Kirn, LLC, Attorneys

SIDDIQ KAMARA, Sheriff

No. 064311 40. 2024

MONEY JUDGMENT

ALL THAT CERTAIN lot or piece of ground, Situate in the Township of Upper Darby, County of Delaware and Commonwealth of Pennsylvania.

LOCATION OF PROPERTY: 426 Burnley Lane Drexel Hill, Pennsylvania.

Folio Number: 16-11-00743-00

IMPROVEMENTS CONSIST OF: residential dwelling.

SOLD AS THE PROPERTY OF: Keanita Y. Castle.

Hand Money \$3,000.00

Portnoff Law Associates, Ltd., Attorneys

SIDDIQ KAMARA, Sheriff

No. 064849 41. 2011

MONEY JUDGMENT

ALL THAT CERTAIN lot or piece of ground with the messuage or tenement thereon erected, SITUATE in the Borough of Yeadon, County of Delaware, State of Pennsylvania.

LOCATION OF PROPERTY: 524 Brookside Avenue, Yeadon, Pennsylvania 19050.

Folio Number: 48-00-00501-00

IMPROVEMENTS CONSIST OF: residential dwelling.

SOLD AS THE PROPERTY OF: Jason Lawrence Terrell and Sheila D. Terrell.

Hand Money \$3,000.00

Portnoff Law Associates, Ltd., Attorneys

SIDDIQ KAMARA, Sheriff

No. 066138 42. 2022

MONEY JUDGMENT

ALL THAT CERTAIN lot or piece of ground, Hereditaments and Appurtenances, SITUATE in the Township of Upper Darby, County of Delaware and State of Pennsylvania.

LOCATION OF PROPERTY: 3801 School Lane, Drexel Hill, Pennsylvania 19026.

Folio Number: 16-11-01515-00

IMPROVEMENTS CONSIST OF: residential dwelling.

SOLD AS THE PROPERTY OF: Robert T. Melvin, Jr. and Jenifer L. Melvin.

Hand Money \$3,000.00

Portnoff Law Associates, Ltd., Attorneys

SIDDIQ KAMARA, Sheriff

No. 065269 43. 2019

MONEY JUDGMENT

ALL THAT CERTAIN brick messuage and lot or piece of land, SITUATE on the Southerly side of Francis Street, at the distance of 150 feet Eastwardly from the Eastwardly side of Third Street, in Colwyn Borough, County of Delaware and State of Pennsylvania.

LOCATION OF PROPERTY: 208 Francis Street, Colwyn, Pennsylvania 19023.

Folio Number: 12-00-00299-00

IMPROVEMENTS CONSIST OF: residential dwelling.

SOLD AS THE PROPERTY OF: Kar-moh Fofana.

Hand Money \$3,000.00

Portnoff Law Associates, Ltd., Attorneys

SIDDIQ KAMARA, Sheriff

No. 065920 44. 2023

MONEY JUDGMENT

ALL THAT CERTAIN lot or piece of ground with the buildings and improvements thereon erected, Situate in the Township of Upper Darby, County of Delaware and Commonwealth of Pennsylvania.

LOCATION OF PROPERTY: 7109 Hilltop Road, Upper Darby, Pennsylvania.

Folio Number: 16-05-00564-00

IMPROVEMENTS CONSIST OF: residential dwelling.

SOLD AS THE PROPERTY OF: Sheikh M. Siddique.

Hand Money \$3,000.00

Portnoff Law Associates, Ltd., Attorneys

SIDDIQ KAMARA, Sheriff

No. 060173 45. 2021

MONEY JUDGMENT

ALL THAT CERTAIN lot or piece of ground with the buildings and improvements thereon erected, SITUATE in the Borough of Yeadon, County of Delaware, State of Pennsylvania.

LOCATION OF PROPERTY: 722 Church Lane, Yeadon, Pennsylvania 19050.

Folio Number: 48-00-00937-00

IMPROVEMENTS CONSIST OF: residential dwelling.

SOLD AS THE PROPERTY OF: Urban Comm Physicians Advisory Board L.L.C.

Hand Money \$3,000.00

Portnoff Law Associates, Ltd., Attorneys

SIDDIQ KAMARA, Sheriff

No. 064432 46. 2023

MONEY JUDGMENT

ALL THAT CERTAIN frame dwelling house and lot or piece of ground,

SITUATE in the Southwesterly side of Highland Avenue formerly Third Avenue, at the distance of 100 feet Northwestwardly from the Northwesterly side of Plumstead Avenue in the Borough of Lansdowne, County of Delaware and State of Pennsylvania.

LOCATION OF PROPERTY: 286 N. Highland Avenue, Lansdowne, Pennsylvania 19050.

Folio Number: 23-00-01560-00

IMPROVEMENTS CONSIST OF: residential dwelling.

SOLD AS THE PROPERTY OF: Charles W. Glotfelty.

Hand Money \$3,000.00

Portnoff Law Associates, Ltd., Attorneys

SIDDIQ KAMARA, Sheriff

No. 062687 47. 2023

MONEY JUDGMENT

ALL THAT CERTAIN lot or piece of land with the semi-detached dwelling house thereon erected, Hereditaments and Appurtenances, SITUATE in the Township of Radnor, County of Delaware and Commonwealth of Pennsylvania.

LOCATION OF PROPERTY: 135 Summit Terrace, Bryn Mawr, Pennsylvania.

Folio Number: 36-07-05103-00

IMPROVEMENTS CONSIST OF: residential dwelling.

SOLD AS THE PROPERTY OF: Douglas H. Grant.

Hand Money \$3,000.00

Portnoff Law Associates, Ltd., Attorneys

SIDDIQ KAMARA, Sheriff

No. 062063A 48. 2019

MONEY JUDGMENT

ALL THAT CERTAIN lot or piece of ground with the buildings and improvements thereon erected, hereditaments and appurtenances,

SITUATE on the Northeastwardly side of West Chester Pike (60 feet wide) at the distance of 173 feet, 9 inches Northwestwardly from the Northwestery side of Sunshine Avenue (40 feet wide) in the Township of Upper Darby, County of Delaware and State of Pennsylvania.

LOCATION OF PROPERTY: 7421 West Chester Pike, Upper Darby, Pennsylvania.

Folio Number: 16-06-01261-00

IMPROVEMENTS CONSIST OF: residential dwelling.

SOLD AS THE PROPERTY OF: Nikolaos Antonogiannis.

Hand Money \$3,000.00

Portnoff Law Associates, Ltd., Attorneys

SIDDIQ KAMARA, Sheriff

No. 002081 50. 2025

MORTGAGE FORECLOSURE

Property in the Commonwealth of Pennsylvania, County of Delaware and Borough of Darby.

BEING Premises: 1022 Tyler Avenue, Darby, PA 19023.

IMPROVEMENTS CONSIST OF: residential dwelling.

SOLD AS THE PROPERTY OF: Geraldine E. Bateman Benfatti a/k/a Geraldine E. Politowski (deceased).

Hand Money \$8,463.59

Friedman Vartolo LLP, Attorneys

SIDDIQ KAMARA, Sheriff

No. 011287 51. 2025

MORTGAGE FORECLOSURE

7276 Lampport Road
Upper Darby, PA 19082

Property in the Township of Upper Darby, County of Delaware and State of Pennsylvania.

IMPROVEMENTS CONSIST OF: residential dwelling.

SOLD AS THE PROPERTY OF: RSN Properties, LLC.

Hand Money \$10,416.49

RAS Citron, PLLC, Attorneys

SIDDIQ KAMARA, Sheriff

No. 005200 53. 2025

MORTGAGE FORECLOSURE

Judgment Amount: \$157,527.58

Property in the Township of Upper Darby, County of Delaware and State of Pennsylvania.

Front: Irregular Depth: Irregular

BEING Premises: 240 Glendale Road, Upper Darby, PA 19082.

Folio Number: 16030052000

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Samantha Beattie and Malcolm Mack.

Hand Money \$15,752.76

LOGS Legal Group LLP, Attorneys

SIDDIQ KAMARA, Sheriff

No. 008840 54. 2024

MORTGAGE FORECLOSURE

ALL THAT CERTAIN lot or piece of ground with the buildings and improvements thereon erected, situate in the Township of Darby, County of Delaware and Commonwealth of Pennsylvania, being Lot No. 52 on a conveyance plan of lots for Mason-McDowell Corp. made by Damon and Foster, Civil Engineers of Sharon Hill, Pennsylvania on November 19th, 1954 which plan is recorded in the Office for the Recording of Deeds in and for the County of Delaware at Media on December 9th, 1954 in Plan Case 11 Plate 1.

BEING the same premises which Leroy P. Maitland, III, by Deed dated 2/20/2018 and recorded in the Office of the Recorder of Deeds of Delaware County on 2/22/2018 in Deed Book Volume 6132, page 2391, granted and conveyed unto Collette Higney.

BEING known as 1063 North Academy Avenue a/k/a Academy Avenue, Glenolden, Pennsylvania 19036.

PARCEL No. 15-00-00086-00

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Collette Higney.

Hand Money \$10,847.25

Powers Kirn, LLC, Attorneys

SIDDIQ KAMARA, Sheriff

No. 010638 55. 2019

MORTGAGE FORECLOSURE

Judgment Amount: \$283,113.28

Property in the Borough of Folcroft, County of Delaware and State of Pennsylvania.

Front: Irregular Depth: Irregular

BEING Premises: 2010 Carter Road, Folcroft, PA 19032.

Folio Number: 20-00-00269-00

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Eugene Maxwell; A.A. Minor, known heir of Cira Colbert, deceased; and Unknown Heirs, Successors, Assigns and all persons, firms or associations claiming right, title or interest from or under Ciara Colbert, deceased.

Hand Money \$28,311.32

LOGS Legal Group LLP, Attorneys

SIDDIQ KAMARA, Sheriff

No. 010183 56. 2025

MORTGAGE FORECLOSURE

Property situated in the Chester Township, County of Delaware and Commonwealth of Pennsylvania, being more fully described in Deed recorded on July 28, 2006, in the Office of the Delaware County Recorder of Deed in Deed Book Volume 3865, at page 0639, as Instrument No. 2006070361.

Folio No. 07-00-00585-13

BEING known as: 3814 Powell Road, Brookhaven, PA 19015.

IMPROVEMENTS CONSIST OF: a single family residential dwelling.

SOLD AS THE PROPERTY OF: Stephanie A. Finley.

Hand Money \$3,000.00

Stephen M. Hladik, Esquire, Attorney

SIDDIQ KAMARA, Sheriff

No. 062623 58. 2019

MONEY JUDGMENT

ALL THAT CERTAIN lot or piece of ground with the buildings and improvements thereon erected, Situate in the Township of Upper Darby, County of Delaware and Commonwealth of Pennsylvania.

LOCATION OF PROPERTY: 5012 Smithfield Road, Drexel Hill, Pennsylvania 19026.

Folio Number: 16-11-01563-00

IMPROVEMENTS CONSIST OF: residential dwelling.

SOLD AS THE PROPERTY OF: Stephanie A. Casey.

Hand Money \$3,000.00

Portnoff Law Associates, Ltd., Attorneys

SIDDIQ KAMARA, Sheriff

No. 063099 59. 2022

MONEY JUDGMENT

ALL THAT CERTAIN lot or piece of ground with the buildings and improvements thereon erected, SITUATE in the Borough of Darby, and partly in the Borough of Colwyn, County of Delaware and Commonwealth of Pennsylvania.

LOCATION OF PROPERTY: 411 S. 6th Street, Darby, Pennsylvania 19023.

Folio Number: 12-00-00579-00

IMPROVEMENTS CONSIST OF: residential dwelling.

SOLD AS THE PROPERTY OF: Farmers Invest Properties LLC.

Hand Money \$3,000.00

Portnoff Law Associates, Ltd., Attorneys

SIDDIQ KAMARA, Sheriff

No. 008950 60. 2025

MORTGAGE FORECLOSURE

Property situated in the Township of Darby, County of Delaware and Commonwealth of Pennsylvania, being more fully described in the Deed recorded on February 1, 1980, in the Office of the Delaware County Recorder of Deed in Deed Book Volume 2729, at page 705.

Folio No. 15-00-03199-51

BEING known as 1533 Roosevelt Drive, Sharon Hill, PA 19079.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Joseph R. Burnett and Carolyn Burnett, husband and wife.

Hand Money \$3,000.00

Stephen M. Hladik, Esquire, Attorney

SIDDIQ KAMARA, Sheriff

No. 009925 61. 2025

MORTGAGE FORECLOSURE

Property in the Township of Ridley, County of Delaware, Commonwealth of PA on the beginning at a point on the Southwesterly side of Michell Street.

Front: 45.55 Depth: 121

BEING Premises: 526 Michell Street, Ridley Park, PA 19078.

IMPROVEMENTS CONSIST OF: a single family residential dwelling.

SOLD AS THE PROPERTY OF: Dana Marie Swoyer as Executrix of the Estate of Jason Swoyer aka Jason Paul Swoyer, deceased.

Hand Money \$29,305.29

KML Law Group, P.C., Attorneys

SIDDIQ KAMARA, Sheriff

No. 061004 62. 2021

MONEY JUDGMENT

ALL THAT CERTAIN brick message and lot or piece of land, SITUATE in the Borough of Colwyn, County of Delaware and Commonwealth of Pennsylvania.

LOCATION OF PROPERTY: 325 S. 3rd Street, Colwyn, Pennsylvania 19023.

Folio Number: 12-00-00652-00

IMPROVEMENTS CONSIST OF: residential dwelling.

SOLD AS THE PROPERTY OF: Herbert Falligan.

Hand Money \$3,000.00

Portnoff Law Associates, Ltd., Attorneys

SIDDIQ KAMARA, Sheriff

No. 063572 63. 2020

MONEY JUDGMENT

ALL THAT CERTAIN lot or piece of ground with the buildings and improvements thereon erected, SITUATE in the Township of Upper Darby, Delaware County, Pennsylvania.

LOCATION OF PROPERTY: 821 Terwood Road, Drexel Hill, Pennsylvania 19026.

Folio Number: 16-11-01869-00

IMPROVEMENTS CONSIST OF: residential dwelling.

SOLD AS THE PROPERTY OF: Martha Friedman.

Hand Money \$3,000.00

Portnoff Law Associates, Ltd., Attorneys

SIDDIQ KAMARA, Sheriff

No. 060864 64. 2024

MONEY JUDGMENT

ALL THAT CERTAIN lot or piece of ground with the buildings and improvements thereon erected, Situate in the Township of Upper Darby, County of Delaware and Commonwealth of Pennsylvania.

LOCATION OF PROPERTY: 7 S. Madison Avenue, Upper Darby, Pennsylvania.

Folio Number: 16-07-00597-00

IMPROVEMENTS CONSIST OF: residential dwelling.

SOLD AS THE PROPERTY OF: Joseph P. Melito.

Hand Money \$3,000.00

Portnoff Law Associates, Ltd., Attorneys

SIDDIQ KAMARA, Sheriff

No. 062036 65. 2023

MONEY JUDGMENT

ALL THAT CERTAIN lot or piece of ground with the buildings and improvements thereon erected, Situate in the Township of Upper Darby, County of Delaware and Commonwealth of Pennsylvania.

LOCATION OF PROPERTY: 110 Margate Road, Upper Darby, Pennsylvania 19082.

Folio Number: 16-04-01315-00

IMPROVEMENTS CONSIST OF: residential dwelling.

SOLD AS THE PROPERTY OF: Patricia A. Matkowski.

Hand Money \$3,000.00

Portnoff Law Associates, Ltd., Attorneys

SIDDIQ KAMARA, Sheriff

Apr. 24; May 1, 8