

SHERIFF'S SALES

By virtue of various Writs of Execution issued out of the Court of Common Pleas of Montgomery County, PA. to me directed will be sold at a Public on-line auction conducted by Bid4Assets, 6931 Arlington Road, Suite 460, Bethesda, MD 20814, May 27, 2026.

To all parties in interest and claimants:

Notice is hereby given that a schedule of distribution will be filed by the Sheriff 30 days after the date of the Sale. Distribution will be made in accordance with the schedule unless exceptions are filed hereto within ten (10) days thereafter.

First Publication

By virtue of a Writ of Execution **No. 2014-29320**, issued out of the Court of Common Pleas of Montgomery County, Pa., to me directed will be sold at a Public on-line auction conducted by Bid4Assets, 6931 Arlington Road, Suite 460, Bethesda, MD 20814.

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon enacted, situate in **Horsham Township**, Montgomery County, Pennsylvania, being known as Unit No. 5, Building "P," on Final Plan of Building Lots, prepared for Applewood, Sawmill Valley, Section 2, said Plan recorded 3/3/1986 in Plan Book A-47 at Page 144.

BEING the same premises which Jeffrey D. Taylor a/k/a Jeff Taylor, by Deed, dated 9/30/2003, and recorded 12/09/2003, in the Office of the Recorder of Deeds, in and for the County of Montgomery, in Deed Book 5485 at Page 0722, granted and conveyed unto Daniel H. Josephson and Andrea J. Josephson, husband and wife, in fee.

Parcel Number: 36-00-00855-16-2.

Location of property: 71 Black Watch Court, Horsham, PA 19044.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Daniel H. Josephson and Andrea J. Josephson** at the suit of U.S. Bank, National Association, as Successor by Merger of U.S. Bank, National Association, ND. Debt: \$250,142.82.

Carolyn Treglia (Brock & Scott, PLLC), Attorney(s) I.D. #328659.

DOWN MONEY: Prospective bidder must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid shall be paid to them, on their website, as the purchase price for the property sold by the Sheriff's Office, Norristown, PA.

TO ALL PARTIES IN INTEREST AND CLAIMANTS: Notice is hereby given that a schedule of distribution will be filed by the Sheriff thirty (30) days after the date of the Sale. Distribution will be made in accordance with the schedule unless exceptions are filed hereto within ten (10) days thereafter.

By virtue of a Writ of Execution **No. 2016-04863**, issued out of the Court of Common Pleas of Montgomery County, Pa., to me directed will be sold at a Public on-line auction conducted by Bid4Assets, 6931 Arlington Road, Suite 460, Bethesda, MD 20814.

ALL THAT CERTAIN tract or parcel of land, as shown in Plat and Plan of Victoria Court, situate in **Montgomery Township**, Montgomery County, Pennsylvania, prepared by Showalter & Associates for Mounon Builders, Inc., dated April 30, 1986, and recorded 10/30/87, in Book 4855 at Page 1973, and designated as Unit # 402, in Victoria Court Condominium:

TOGETHER with all right, title and interest being a .016% undivided interest of, in and to the common elements as set forth in the Declaration of Condominium, dated 10/22/87, recorded 10/30/87, as aforesaid, in Deed Book 4855 at Page 1973; and a First Amendment, dated and recorded 1/14/88, in Deed Book 4862 at Page 2437; and a Second Amendment, dated 4/25/88, and recorded 5/4/88, in Deed Book 4871 at Page 2398; and a Third Amendment, dated 6/13/88, and recorded 6/30/1988, in Deed Book 4877 at Page 2212; and a Fourth Amendment, dated 11/1/88, and recorded 11/3/88, in Deed Book 4892 at Page 1206.

BEING the same premises which James W. Moulton, by Deed, dated April 24, 1989, and recorded April 27, 1989, in Montgomery County, in Deed Book Volume 4909 at Page 347, conveyed unto Kenneth R. Vojir and Carolyn T. Esposito, as Tenants by Entireties, in fee.

ALL THAT CERTAIN lot or pieces of ground, with the buildings and improvements thereon erected, situate in **Montgomery Township**, Montgomery County, Pennsylvania.

BEING the same premises which Kenneth R. Vojir and Carolyn T. Esposito, by Deed, dated September 6, 2007, and recorded at Montgomery County Recorder of Deeds Office, on October 9, 2007, in Deed Book 5667 at Page 2380, granted and conveyed unto Soomock Shim.

Parcel Number: 46-00-03968-39-6.

Location of property: 402 Victoria Drive, Montgomeryville, PA 18936-9706.

The improvements thereon are: Residential dwelling - Condominium Townhouse.

Seized and taken in execution as the property of **Soomock Shim** at the suit of U.S. Bank Trust, National Association, as Trustee for LB-Ranch Series VI Trust. Debt: \$209,562.92.

Friedman Vartolo LLP, Attorneys.

DOWN MONEY: Prospective bidder must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid shall be paid to them, on their website, as the purchase price for the property sold by the Sheriff's Office, Norristown, PA.

TO ALL PARTIES IN INTEREST AND CLAIMANTS: Notice is hereby given that a schedule of distribution will be filed by the Sheriff thirty (30) days after the date of the Sale. Distribution will be made in accordance with the schedule unless exceptions are filed hereto within ten (10) days thereafter.

By virtue of a Writ of Execution **No. 2017-09517**, issued out of the Court of Common Pleas of Montgomery County, Pa., to me directed will be sold at a Public on-line auction conducted by Bid4Assets, 6931 Arlington Road, Suite 460, Bethesda, MD 20814.

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, Hereditaments and Appurtenances, situate in **Upper Moreland Township**, Montgomery County, Pennsylvania, bounded and described according to a Final Plan Subdivision, known as "The Buehler Estate", made by Eastern Chadrow Associates, Inc., Registered Professional Land Surveyors, dated 6/3/1998, being recorded on 9/25/1998, in the Recorder of Deeds Office of Montgomery County, Norristown, PA, in Plan Book A58 at Page 39, as follows, to wit:

BEGINNING at a point on the Southeasterly side of Madison Road (50 feet wide), said point of beginning, being South 42 degrees 19 minutes 00 seconds West, 125 feet from the Southwesterly side of Sheldon Road (50 feet wide); thence, extending from said point of beginning, along lands, now or late of Donald and Joyce Mignona, Block 43, Unit 28; South 47 degrees 41 minutes 00 seconds East, 125 feet to a point, a concrete monument, a corner of part of lands, now or late of Eugene and Katherine Brett, Block 43 Unit 72; thence, extending along part of the aforesaid lands and along lands, now or late of Griffith and Sara Lee Lloyd, Block 43 Unit 71; South 42 degrees 19 minutes 00 seconds West, 75 feet to a point, a corner of Lot 1, as shown on the above-mentioned Plan; thence, extending along the aforesaid Lot, North 47 degrees 41 minutes 00 seconds West, passing through part of an existing garage and also passing through part of an existing Bituminous Drive, 125 feet to an iron pin on the aforesaid Southeasterly side of Madison Road, North 42 degrees 19 minutes 00 seconds East, 75 feet to a concrete monument, to the first mentioned point and place of beginning.

BEING the same premises which Steven G. Hurley, by Deed, dated 5/9/2007, and recorded 5/10/2007, in the Office of the Recorder of Deeds, of Montgomery County, in Deed Book 5646 at Page 2023, granted and conveyed unto Kathleen Marco, as to 1/2 interest and Steven G. Hurley and Megan A. Hurley, husband and wife, as to the other 1/2 as tenants by the entireties.

Parcel Number: 59-00-11749-00-9.

Location of property: 7 Madison Road, Willow Grove, PA 19090.

The improvements thereon are: A single-family, residential dwelling.

Seized and taken in execution as the property of **Megan A. Hurley, Steven G. Hurley, and Kathleen Marco** at the suit of U.S. Bank, National Association, as Trustee on Behalf of The Holders of The Citigroup Mortgage Loan Trust, Inc. Asset-Backed Pass-Through Certificates, Series 2006-FX1. Debt: \$346,667.77.

KML Law Group, P.C., Attorneys.

DOWN MONEY: Prospective bidder must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid shall be paid to them, on their website, as the purchase price for the property sold by the Sheriff's Office, Norristown, PA.

TO ALL PARTIES IN INTEREST AND CLAIMANTS: Notice is hereby given that a schedule of distribution will be filed by the Sheriff thirty (30) days after the date of the Sale. Distribution will be made in accordance with the schedule unless exceptions are filed hereto within ten (10) days thereafter.

By virtue of a Writ of Execution **No. 2021-20472**, issued out of the Court of Common Pleas of Montgomery County, Pa., to me directed will be sold at a Public on-line auction conducted by Bid4Assets, 6931 Arlington Road, Suite 460, Bethesda, MD 20814.

ALL THAT CERTAIN lot or piece of ground, situate in **Abington Township**, Montgomery County, Pennsylvania, bounded and described according to a Plan of Property, made for Joseph Popper, by Charles E. Shoemaker, Inc., Engineers and Surveyors, Abington, Pennsylvania, dated 6/19/1973, as follows, to wit:

BEGINNING at a point on the Southeasterly side Cliveden Avenue (50 feet wide), which point is at the distance of 325 feet, measured North 42 degrees 52 minutes 30 seconds East from a point of intersection with the Southeasterly side of Cliveden Avenue makes with the Northeasterly side of Mt. Carmel Avenue (50 feet wide); thence, extending from said point of beginning, North 42 degrees 52 minutes 30 seconds East, along the Southeasterly side of Cliveden Avenue, 50 feet to a point, a corner of Lot Number 112 as shown on Plan of Glenside Highlands; thence, extending along same, South 47 degrees 07 minutes 30 seconds East, 180.00 feet to a point in line of Lot Number 92, as shown on Plan of Glenside Highlands; thence, extending along same and partly along Lot Number 93, South 42 degrees 52 minutes 30 seconds West, 50 feet to a point, a corner of Lot Number 1, as shown on the above-mentioned Plan; thence, extending along the same, North 47 degrees 07 minutes 30 seconds West, 180 feet to the first mentioned point and place of beginning.

BEING Lot Number 2 as shown on the above-mentioned Plan.

BEING the same premises which Nancy P. Preston and Patricia Preston Rufibach, Co-Executors of the Estate of John J. Preston, a/k/a John Preston, Deceased, by Deed, dated March 11, 2014, and recorded at Montgomery County Recorder of Deeds Office, on March 31, 2014, in Deed Book 5908 at Page 676, granted and conveyed unto Nancy P. Preston and Patricia Preston- Rufibach.

Parcel Number: 30-00-09512-00-7.

Location of property: 129 Cliveden Avenue, Abington Township, PA 19038.

The improvements thereon are: Single-family.

Seized and taken in execution as the property of **Nancy P. Preston and Patricia Preston-Rufibach** at the suit of Township of Abington. Debt: \$2,114.78.

Portnoff Law Associates, Attorneys.

DOWN MONEY: Prospective bidder must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid shall be paid to them, on their website, as the purchase price for the property sold by the Sheriff's Office, Norristown, PA.

TO ALL PARTIES IN INTEREST AND CLAIMANTS: Notice is hereby given that a schedule of distribution will be filed by the Sheriff thirty (30) days after the date of the Sale. Distribution will be made in accordance with the schedule unless exceptions are filed hereto within ten (10) days thereafter.

By virtue of a Writ of Execution **No. 2022-12069**, issued out of the Court of Common Pleas of Montgomery County, Pa., to me directed will be sold at a Public on-line auction conducted by Bid4Assets, 6931 Arlington Road, Suite 460, Bethesda, MD 20814.

ALL THAT CERTAIN lot, or piece of land, situate in **Lansdale Borough**, Montgomery County, Pennsylvania, being Lot Number 13 on a Plan of Lots of Elm Terrace, as surveyed by Herbert H. Metz, Registered Engineer, on January 27, 1926, and recorded in the Office of the Recorder of Deeds, at Norristown, Pennsylvania, in Deed Book 999 at Page 600, bounded and described, as follows:

BEGINNING at a point, a corner on the Northeast side of Seventh Street, as laid out in the Borough of Lansdale, forty-eight feet wide, being a corner of Lot Number 14, on said plan, at the distance of ninety feet Southeast of a sixteen feet wide alley; thence, extending along the Southeast side of said Lot Number 14, North forty-four degrees, thirty-three minutes East, one hundred seventeen feet and five-tenths feet to the Southwest side of said sixteen feet wide alley; thence, extending along the same, South sixty-five degrees, eighteen minutes East, sixty-three feet and seventy-nine one-hundredths feet to a point, a corner of Lot Number 12 on said plan; thence, extending along the Northwest side of said Lot Number 12, South forty-four degrees, thirty-three minutes West, one hundred thirty-nine feet and seventeen one-hundredths feet to the Northeast side of said Seventh Street; thence, extending along the Northeast side of Seventh Street, North forty-five degrees twenty-seven minutes West, sixty feet to the place of beginning.

BOUNDED on the Northeast, by said sixteen feet wide alley, on the Southeast by Lot Number 12 on the Southwest, by Seventh Street and on the Northwest by Lot Number 14.

UNDER AND SUBJECT to restrictions of record.

TITLE TO SAID PREMISES IS VESTED IN Guy A. Ingersoll, Jr. and Jacqueline A. Ingersoll, Trustees of The Guy A. Ingersoll, Jr. and Jacqueline A. Ingersoll Revocable Living Trust, dated August 19, 2003, by Deed from Guy A. Ingersoll, Jr. (a/k/a Guy A. Ingersoll) and Jacqueline A. Ingersoll, dated recorded November 25, 2003, in Book No. 05483 at Page 0168.

THE SAID Guy A. Ingersoll, Jr. having departed this life on 7/14/2013.

THE SAID Jacqueline A. Ingersoll having departed this life on 1/12/2021.

Parcel Number: 11-00-14632-00-9.

Location of property: 35 E. 7th Street, Lansdale, PA 19446.

The improvements thereon are: Residential, single-family.

Seized and taken in execution as the property of **Mark Ingersoll, as Trustee/Beneficiary of The Guy A. Ingersoll, Jr. and Jacqueline A. Ingersoll Revocable Living Trust, dated August 19, 2003 and as known Heir of Guy A. Ingersoll, Jr. and Jacqueline A. Ingersoll; Nicole A. Ingersoll, as Trustee/Beneficiary of The Guy A. Ingersoll, Jr. and Jacqueline A. Ingersoll Revocable Living Trust, dated August 19, 2003 and as known Heir of Guy A. Ingersoll, Jr. and Jacqueline A. Ingersoll; Unknown Trustees and/or Beneficiaries of The Guy A. Ingersoll, Jr. and Jacqueline A. Ingersoll Revocable Living Trust, dated August 19, 2003; Unknown Heirs, Successors, Assigns, and All Persons, Firms or Associations Claiming Right, Title or Interest from or under Guy A. Ingersoll, Jr., deceased; Unknown Heirs, Successors, Assigns, and All Persons, Firms or Associations Claiming Right, Title or Interest from or under Jacqueline A. Ingersoll, deceased** at the suit of OLIT 2024-HB2 Alternative Holdings LLC. Debt: \$343,777.00.

Kevin E. Cordero (Robertson, Anschutz, Schneid, Crane & Partners, PLLC, A Florida professional limited liability company), Attorney(s).

DOWN MONEY: Prospective bidder must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid shall be paid to them, on their website, as the purchase price for the property sold by the Sheriff's Office, Norristown, PA.

TO ALL PARTIES IN INTEREST AND CLAIMANTS: Notice is hereby given that a schedule of distribution will be filed by the Sheriff thirty (30) days after the date of the Sale. Distribution will be made in accordance with the schedule unless exceptions are filed hereto within ten (10) days thereafter.

By virtue of a Writ of Execution **No. 2022-15202**, issued out of the Court of Common Pleas of Montgomery County, Pa., to me directed will be sold at a Public on-line auction conducted by Bid4Assets, 6931 Arlington Road, Suite 460, Bethesda, MD 20814.

ALL THAT CERTAIN Unit, designated as Unit No. 511, being a Unit in The Meadows Condominium, situate in **Upper Providence Township**, Montgomery County, Pennsylvania, which has heretofore been submitted to the provisions of the Uniform Condominium Act, 68 PA. C.S. 3101, et seq., as designated in the Declaration of Condominium of The Meadows, bearing date 1/4/1984 and recorded in the Office for the Recording of Deeds, in and for the County of Montgomery, at Norristown, Pa., on 1/12/1984, and Plats and Plans for Condominium, bearing date 1/4/1984 and recorded as Exhibit C, of the Declaration of Condominium, of The Meadows Condominium, in Deed Book 4727 at Page 1766, and Amendment thereto, in Deed Book 4971 at Page 347, and Deed Book 5371 at Page 1221.

TOGETHER with all right, title interest, being a .26% undivided interest of, in and to the Common Elements as set forth in the aforesaid Declaration of Condominium.

AND THE GRANTOR Represents and Warrants to the said Grantee(s) that the said Grantor has complied with the provisions of Section 3410(b) of the said Pennsylvania Uniform Condominium Act.

BEING the same premises, which Joseph M. Rouse, by Deed dated 08/29/2005 and recorded 09/20/2005, in the Office of the Recorder of Deeds, in and for the County of Montgomery, in Deed Book 05571 at Page 1812, granted and conveyed unto Paula A. Loeper.

AND that said Paula A. Loeper, departed from this life on October 11, 2021.

Parcel Number: 61-00-01660-21-4.

Location of property: 511 Meadowview Lane, Condominium 511, Mont Clare, PA 19453-5148.

The improvements thereon are: Residential - Condominium (garden style), private entrance, 1-3 stories.

Seized and taken in execution as the property of **Unknown Heirs, Successors, Assigns, and All Persons, Firms or Associations Claiming Right, Title or Interest from or under Paula A. Loeper a/k/a Paula Loeper a/k/a Paula Anna Loeper, deceased** at the suit of Wells Fargo Bank, N.A. Debt: \$59,140.89.

Carolyn Treglia (Brock & Scott, PLLC), Attorney(s). I.D. #328659

DOWN MONEY: Prospective bidder must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid shall be paid to them, on their website, as the purchase price for the property sold by the Sheriff's Office, Norristown, PA.

TO ALL PARTIES IN INTEREST AND CLAIMANTS: Notice is hereby given that a schedule of distribution will be filed by the Sheriff thirty (30) days after the date of the Sale. Distribution will be made in accordance with the schedule unless exceptions are filed hereto within ten (10) days thereafter.

By virtue of a Writ of Execution **No. 2022-16141**, issued out of the Court of Common Pleas of Montgomery County, Pa., to me directed will be sold at a Public on-line auction conducted by Bid4Assets, 6931 Arlington Road, Suite 460, Bethesda, MD 20814.

ALL THAT CERTAIN lot, or piece of land, with the buildings and improvements erected or to be erected thereon, situate in **Norristown Borough**, Montgomery County, Pennsylvania bounded and described according to a Minor Subdivision Plan, drawn by Joseph M. Estock, Consulting Engineers & Land Surveyors, King of Prussia, Pa., File No. 13030, dated 5/28/2013, last revised 9/3/2013 and recorded in Plan Book 39 at Page 336, as follows, to wit:

BEGINNING at a point on the Southeasterly side of New Hope Street, said point of beginning is being at a point, a corner of lands, now or late of Michael T. and Kate E. Tamburino, as shown on said plan; thence, extending from said point of beginning and extending along the said Southeasterly side of New Hope Street, North, 39 degrees 12 minutes 18 seconds East, 138.46 feet to a point, a corner of lands, now or late of Anthony Charles and Melissa Gloria Garcia, as shown on said Plan; thence, extending along the line of said lands of Charles and Garcia, for a portion of the distance and also extending along the line of lands, now or late of Michael Harry Falco, et al., for the remaining distance, South, 29 degrees 22 minutes 00 seconds East, 141.85 feet to a point, a corner of Lot No. 2, as shown on said Plan; thence, extending along the line of said Lot No. 2, South, 60 degrees 38 minutes 00 seconds West, 128.42 feet to a point, in the line of lands of the said Michael T. and Kate E. Tamburino; thence, extending along the line of said lands of Tamburino, North, 29 degrees 39 minutes 42 seconds West, 91.27 feet to a point on the Southeasterly side of New Hope Street, aforesaid, being the first mentioned point and place of beginning.

BEING known and identified as Lot No. 1 on said Plan, 1404 New Hope Street, Block 145, Unit 68.

UNDER AND SUBJECT, however, to an Electric Service Easement for Lot No. 2 (proposed) and Sanitary Sewer Lateral Easement for Lot No. 2 (proposed), both of which are located upon and extending through premises as being more fully shown and set forth on the recited Plan Book and Page.

UNDER AND SUBJECT TO the same rights, privileges, agreements, rights-of-way, easements, conditions, exceptions, restrictions and reservations as exist by virtue of prior recorded instruments, plans, Deeds of Conveyance, or visible on the ground.

BEING the same premises, which Shoujiang Wang, by Deed, dated 03/07/2019 and recorded 03/14/2019 in the Office of the Recorder of Deeds, in and for the County of Montgomery, in Deed Book 6128 at Page 1754, granted and conveyed unto Autumn N. Stewart and Duane Jay, in fee.

Parcel Number: 13-00-04772-01-2.

Location of property: 1404 New Hope Street, Norristown, PA 19401.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Autumn N. Stewart a/k/a Autumn Stewart and Duane Jay** at the suit of Santander Bank, N.A. Debt: \$404,577.94.

Carolyn Treglia (Brock & Scott, PLLC), Attorney(s). I.D. #328659

DOWN MONEY: Prospective bidder must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid shall be paid to them, on their website, as the purchase price for the property sold by the Sheriff's Office, Norristown, PA.

TO ALL PARTIES IN INTEREST AND CLAIMANTS: Notice is hereby given that a schedule of distribution will be filed by the Sheriff thirty (30) days after the date of the Sale. Distribution will be made in accordance with the schedule unless exceptions are filed hereto within ten (10) days thereafter.

By virtue of a Writ of Execution **No. 2023-06238**, issued out of the Court of Common Pleas of Montgomery County, Pa., to me directed will be sold at a Public on-line auction conducted by Bid4Assets, 6931 Arlington Road, Suite 460, Bethesda, MD 20814.

ALL THAT CERTAIN lot, or piece of ground, hereditaments and appurtenances, situate in **Lower Merion Township**, Montgomery County, Pennsylvania, described in accordance with a Map of Property of Dr. William Parker, Jr., made by Yerkes Associates, Inc., Bryn Mawr, Pa., dated August 26, 1970, as follows, to wit:

BEGINNING at a spike on the title line, in the bed of Broughton Lane, which point is measured, the 3 following courses and distances along said title line from a point on the title line, in the bed of County Line Road: (1) North 66 degrees East, 323.52 feet; (2) North 71 degrees 36 minutes East, 118.16 feet; (3) North 76 degrees 40 minutes East, 167.44 feet; thence, from said point of beginning, extending along Lot No. 3 on said map, the 2 following courses and distances: (1) through the bed of a 40 foot wide proposed driveway, North 17 degrees 50 minutes West, 342.02 feet to a pin; (2) North 21 degrees 17 minutes East, 88.29 feet to a point, a corner of land of Fidelity Bank et al., Trustees, etc.; thence, along said land, North 66 degrees East, 129.71 feet to a stone, a corner of land of Lillian E. Dulles; thence, along said land, South 11 degrees 18 minutes East, 175.21 feet to a pin, a corner of Lot No. 1; thence, along Lot No. 1, the 2 following courses and distances: (1) South 72 degrees 10 minutes West, 144.50 feet to a pin; (2) South 17 degrees 50 minutes East, 252 feet to a spike on the title line, in the bed of Broughton Lane; thence, along said title line, South 76 degrees 40 minutes West, 20.06 feet to the first mentioned point and place of beginning.

BEING Lot No 2 on said Plan.

TOGETHER WITH AND UNDER AND SUBJECT TO the free and common use, right, liberty and privilege of the aforesaid 40 feet wide driveway as and for a driveway, passageway and watercourse at all times hereafter, forever, in common with the owners, tenants and occupiers of the other lots of ground bounding thereon and entitled to the use thereof, subject, however, to the proportionate part of the expense of keeping said driveway in good order, condition and repair.

BEING the same premises, which Richard C. Bannon and Kathleen L. Daerr-Bannon, by Deed, dated 5/18/2004, and recorded 6/2/2004, in the Office of the Recorder of Deeds of Montgomery County, in Deed Book 6510 at Page 22, granted and conveyed unto Kathleen L. Daerr-Bannon, deceased 3/4/2015.

Parcel Number: 40-00-07996-00-1.

Location of property: 226 Broughton Lane, Villanova, PA 19085.

The improvements thereon are: A single-family, residential dwelling.

Seized and taken in execution as the property of **Richard Charles Bannon, II and The Unknown Heirs of Kathleen L. Daerr-Bannon, deceased** at the suit of Wilmington Savings Fund Society, FSB s/b/m The Bryn Mawr Trust Company. Debt: \$285,310.01.

KML Law Group, P.C., Attorneys.

DOWN MONEY: Prospective bidder must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid shall be paid to them, on their website, as the purchase price for the property sold by the Sheriff's Office, Norristown, PA.

TO ALL PARTIES IN INTEREST AND CLAIMANTS: Notice is hereby given that a schedule of distribution will be filed by the Sheriff thirty (30) days after the date of the Sale. Distribution will be made in accordance with the schedule unless exceptions are filed hereto within ten (10) days thereafter.

By virtue of a Writ of Execution **No. 2024-14116**, issued out of the Court of Common Pleas of Montgomery County, Pa., to me directed will be sold at a Public on-line auction conducted by Bid4Assets, 6931 Arlington Road, Suite 460, Bethesda, MD 20814.

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, situate in **Cheltenham Township**, Montgomery County, Pennsylvania, and described according to a Survey by Charles F. Mebus, R.E., dated December 1936, as follows, to wit:

BEGINNING at a point on the Southwesterly side of Township Line Road (60 feet wide, as widened 20 feet on the Southwesterly side from the original 40 feet wide road), at the distance of twenty-two and ninety one-hundredths feet, measured on the arc of a circle, curving to the right, having a radius of fifteen feet from a point of tangent on the Southeasterly side of Meetinghouse Road (41.5 feet wide, as widened 8.5 feet on the Southeasterly side from the original 33 feet wide road); thence, extending South forty degrees forty-nine minutes forty-five seconds East, along the said side of Township Line Road, one hundred eighteen and twenty-eight one-hundredths feet to a point; thence, extending South fifty-one degrees forty-one minutes fifteen seconds West, one hundred and fifty-one one-hundredths feet to a point; thence, extending North thirty-eight degrees eighteen minutes forty-five seconds West, one hundred thirty-two and five tenths feet to a point in the said Southeasterly side of Meeting House Road; thence, extending North fifty-one degrees forty-one minutes fifteen seconds East, along the said side of Meetinghouse Road, eighty and thirty-four one-hundredths feet to a point of curve; thence, extending on the arc of a circle, curving to the right, having a radius of fifteen feet, the arc distance of twenty-two and ninety one-hundredths feet to the first mentioned point and place of beginning.

BEING Lot No. 16 on the said Plan.

BEING the same premises which James E. McElhinney, Jr., Executor of the Estate of Nora McElhinney, by Deed, dated June 10, 2023, and recorded at Montgomery County Recorder of Deeds Office, on June 28, 2023, in Deed Book 6330 at Page 2342, granted and conveyed unto 600 Meetinghouse Rd, L.L.C.

Parcel Number: 31-00-18571-00-1.

Location of property: 600 Meetinghouse Road, Cheltenham, PA 19027.

The improvements thereon are: Single-family.

Seized and taken in execution as the property of **600 Meetinghouse Rd, L.L.C.** at the suit of Cheltenham School District. Debt: \$10,693.20.

Portnoff Law Associates, Attorneys.

DOWN MONEY: Prospective bidder must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid shall be paid to them, on their website, as the purchase price for the property sold by the Sheriff's Office, Norristown, PA.

TO ALL PARTIES IN INTEREST AND CLAIMANTS: Notice is hereby given that a schedule of distribution will be filed by the Sheriff thirty (30) days after the date of the Sale. Distribution will be made in accordance with the schedule unless exceptions are filed hereto within ten (10) days thereafter.

By virtue of a Writ of Execution **No. 2024-16892**, issued out of the Court of Common Pleas of Montgomery County, Pa., to me directed will be sold at a Public on-line auction conducted by Bid4Assets, 6931 Arlington Road, Suite 460, Bethesda, MD 20814.

ALL THOSE CERTAIN three adjoining tracts of land and the buildings thereon erected, situate in **Upper Providence Township**, Montgomery County, Pennsylvania, bounded and described according to a Survey by Earl R. Ewing, Inc., dated July 13, 1962, and being Drawing No. T-2937, as follows, to wit:

TRACT NO. 1

BEGINNING at a spike set in the bed of Black Rock Road, leading from Legislative Route No. 29 to Egypt Road, at the intersection of Hollow Road; thence, in and through the bed of said Black Rock Road, South 49 degrees 15 minutes East, 175.00 feet to a spike, still in the bed of said Black Rock Road, a corner of Tract No. 2; thence, by said Tract No. 2 and passing over an iron pin set, 13.29 feet from the said spike, South 41 degrees 30 minutes West, 283.29 feet to an iron pin; thence, North 48 degrees 15 minutes West, 177.07 feet to a spike in the bed of Hollow Road, aforesaid; thence, in and through the bed of said Hollow Road, North 41 degrees 56 minutes East, 280.26 feet to a spike in the bed of Black Rock Road, the place of beginning.

CONTAINING in area 1.139 acres of land, be the same, more or less.

TRACT NO. 2

BEGINNING at a spike in the bed of Black Rock Road, aforesaid, a corner of Tract No. 1; thence, in and through the bed of said Black Rock Road, South 49 degrees 15 minutes East, 324.40 feet to an iron pin, a corner of Tract No. 3 hereinafter described; thence, along said Tract No. 3, South 42 degrees 48 minutes 30 seconds West, 288.94 feet to an iron pin; thence, North 48 degrees 15 minutes West, 317.77 feet to an iron pin, a corner of Tract No. 1, aforesaid; thence, by said Tract No. 1, North 41 degrees 30 minutes East, 283.29 feet, passing over an iron pin set, 13.29 feet from a spike in bed of Black Rock Road to a spike in said Black Rock Road, the place of beginning.

CONTAINING in area 2.109 acres of land, be the same, more or less.

TRACT NO. 3

BEGINNING at an iron pin in the bed of Black Rock Road, aforesaid, a corner of Tract No. 2; thence, in and along the bed of said Black Rock Road, South 49 degrees 15 minutes East, 175.00 feet to an iron pin; thence, South 42 degrees 48 minutes West, 202.08 feet to an iron pin; thence, North 48 degrees 15 minutes West, 175.00 feet to an iron pin, a corner of Tract No. 2, aforesaid; thence, along said Tract No. 2, North 42 degrees 48 minutes 30 seconds East, 288.94 feet to an iron pin in the bed of Black Rock Road, the place of beginning.

CONTAINING in area 1.168 acres of land, be the same, more or less.

EXCEPTING AND RESERVING THEREOUT AND THEREFROM, all that tract of land, condemned by the Commonwealth of Pennsylvania, Department of Highways, for the widening of Black Rock Road, as more fully described in Declaration of Taking, filed to No. 71-03330 of the Court of Common Pleas of Montgomery County, Pennsylvania, being Claim No. 46065423.

BEING the same premises which Bertram Ashenfelter, by Deed, dated 7/17/1978, and recorded 7/18/1978, in Montgomery County, in Deed Book 4321 at Page 95, granted and conveyed unto John C. Shaffer and Barbara J. Shaffer, his wife, in fee.

TITLE TO SAID PREMISES IS VESTED IN Bruce C. Hoffman and Theresa R. Hoffman, by Deed from John C. Shaffer and Barbara J. Shaffer, dated May 30, 2003, recorded June 20, 2003, in Book No. 5460 at Page 2086.

Parcel Number: 61-00-00337-00-7.

Location of property: 821 Black Rock Road, Collegeville, PA 19426-2927.

The improvements thereon are: Residential, single-family.

Seized and taken in execution as the property of **Bruce C. Hoffman and Theresa R. Hoffman** at the suit of U.S. Bank Trust, National Association, not in its Individual Capacity, but Solely, as Owner Trustee for VRMTG Asset Trust. Debt: \$270,533.52.

Robertson, Anschutz, Schneid, Crane & Partners, PLLC, *A Florida professional limited liability company*, Attorneys.

DOWN MONEY: Prospective bidder must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid shall be paid to them, on their website, as the purchase price for the property sold by the Sheriff's Office, Norristown, PA.

TO ALL PARTIES IN INTEREST AND CLAIMANTS: Notice is hereby given that a schedule of distribution will be filed by the Sheriff thirty (30) days after the date of the Sale. Distribution will be made in accordance with the schedule unless exceptions are filed hereto within ten (10) days thereafter.

By virtue of a Writ of Execution **No. 2024-17636**, issued out of the Court of Common Pleas of Montgomery County, Pa., to me directed will be sold at a Public on-line auction conducted by Bid4Assets, 6931 Arlington Road, Suite 460, Bethesda, MD 20814.

ALL THAT CERTAIN piece or parcel of ground, situate in **Ambler Borough**, Montgomery County, Pennsylvania, and described according to a certain Plan of Property, prepared for William E. McLaughlin, by C. Raymond Weir, Registered Professional Engineer, dated January 21, 1955, and last revised October 4, 1962, as follows, to wit:

BEGINNING at an interior point, in line of Lot Number 224, on said Plan; said Point, being the three following courses and distances from a point of curve, on the Southwesterly side of Walnut Lane (forty feet wide): (1) leaving Walnut Lane, on the arc of a circle, curving to the left, having a radius of ten feet, the arc distance of fifteen and sixty one-hundredths feet to a point of tangent on the Southeasterly side of Forest Avenue (forty feet wide); (2) South fifty-three degrees thirty-one minutes West, along the Southeasterly side of Forest Avenue, partly along Lot Number 224 on said Plan, three hundred thirty-eight and eleven one-hundredths feet to a point, a corner; and (3) South thirty-six degrees twenty-nine minutes East, along Lot Number 224 on said Plan, one hundred fifty feet to the point of beginning; thence, extending from said point of beginning, South thirty-six degrees twenty-nine minutes East, along Lot Number 224 on said Plan, sixty-six and twenty-eight one-hundredths feet to a point, in line of lands, now or late of Patrick Doherty; thence, extending South fifty-nine degrees twenty-three minutes West, partly along lands of Doherty, seventy-three and ninety-nine one-hundredths feet to a point; thence, extending North thirty degrees thirty-seven minutes West, fifty-nine and three one hundredths feet to a point; thence, extending North fifty-three degrees thirty-one minutes East, sixty-seven and fifty-seven one-hundredths feet to the first mentioned point and place of beginning.

CONTAINING in area 4423 square feet, more or less.

UNDER AND SUBJECT to the building restrictions of record.

BEING the same premises which Anne M. Fox, widow, by Deed, dated July 28, 2006, and recorded on August 17, 2006, in the Office of the Montgomery County Recorder of Deeds, in Deed Book Volume 5612 at Page 2281, being Instrument No. 2006102488, granted and conveyed unto Gerald E. Rath, III and Christine A. Rath, husband and wife.

Parcel Number: 01-00-05800-00-4.

Location of property: 151 Walnut Lane, Ambler, PA 19002.

The improvements thereon are: Single-family, residential dwelling.

Seized and taken in execution as the property of **Gerald E. Rath, III and Christine A. Rath, h/w** at the suit of U.S. Bank Trust, National Association, not in its Individual Capacity, but Solely, as Owner Trustee for RCF 2 Acquisition Trust. Debt: \$201,064.44.

Hladik, Onorato and Federman, LLP, Attorneys.

DOWN MONEY: Prospective bidder must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid shall be paid to them, on their website, as the purchase price for the property sold by the Sheriff's Office, Norristown, PA.

TO ALL PARTIES IN INTEREST AND CLAIMANTS: Notice is hereby given that a schedule of distribution will be filed by the Sheriff thirty (30) days after the date of the Sale. Distribution will be made in accordance with the schedule unless exceptions are filed hereto within ten (10) days thereafter.

By virtue of a Writ of Execution **No. 2024-25879**, issued out of the Court of Common Pleas of Montgomery County, Pa., to me directed will be sold at a Public on-line auction conducted by Bid4Assets, 6931 Arlington Road, Suite 460, Bethesda, MD 20814.

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, situate in **Norristown Borough**, Montgomery County, Pennsylvania, and described according to a revised Sub-division Plan of Pinewood, made of 2/11/1 , by Donald H. Schurr, Registered Surveyor, Norristown, Pa., as follows, to wit:

BEGINNING at a point on the Southeast side of Pine Street (66 feet wide), at the distance of 278.95 feet, measured along the same, South 51 degrees 30 minutes West (from) its point of intersection, with the Southwest side of Johnson Highway (60 feet wide).

CONTAINING in front or breadth on said Pine Street, 28 feet, measured South 51 minutes 30 minutes West, from said beginning point and extending of that width, in length of depth, South 38 degrees 30 minutes East, between parallel lines at right angles to the said Pine Street, the Southwest line thereof, extending partly through a party wall, between these premises and the premises adjoining to the Southwest, 150 feet.

BEING Lot No. 4 on said Plan.

BEING the same premises which Eric Jedrzej a/k/a Eric Jedrzes and Alphonse Sherkness, by Deed, dated 6/27/2008, and recorded 6/30/2008, in Montgomery County, in Deed Book 5698 at Page 716, conveyed unto Danielle Spoonhower and Michael A. Alba, in fee.

AND the said Danielle Spoonhower and Michael A. Alba have since intermarried.

LATE Anthony P. Muni, of Norristown Borough, Montgomery County, Pennsylvania, who died on September 26, 2023, deceased; no Estate opened nor any heirs or next of kin located.

Parcel Number: 13-00-30436-00-7.

Location of property: 1818 Pine Street, Norristown, PA 19401.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Unknown Heirs, Successors, Assigns, and All Persons, Firms, or Associations Claiming Right, Title, or Interest from or under Anthony P. Muni, deceased** at the suit of Navy Federal Credit Union. Debt: \$172,565.64.

Fein, Such, Kahn & Shepard, P.C., Attorneys.

DOWN MONEY: Prospective bidder must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid shall be paid to them, on their website, as the purchase price for the property sold by the Sheriff's Office, Norristown, PA.

TO ALL PARTIES IN INTEREST AND CLAIMANTS: Notice is hereby given that a schedule of distribution will be filed by the Sheriff thirty (30) days after the date of the Sale. Distribution will be made in accordance with the schedule unless exceptions are filed hereto within ten (10) days thereafter.

By virtue of a Writ of Execution **No. 2024-28711**, issued out of the Court of Common Pleas of Montgomery County, Pa., to me directed will be sold at a Public on-line auction conducted by Bid4Assets, 6931 Arlington Road, Suite 460, Bethesda, MD 20814.

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, Hereditaments and Appurtenances, situate in **Abington Township**, Montgomery County, Pennsylvania, and described according to a Survey thereof, made by Albright & Mebus, Surveyors and Professional Engineers, of Glenside, Pennsylvania, on August 11, 1926, as follows:

BEGINNING at a point in the Southwest side of Jenkintown Road (45.10 feet wide), at the distance of 25.96 feet, Northwestwardly from the Northwest side of Fernwood Road (50 feet wide); thence, by revised Lot No. 27, in a line at right angles to Jenkintown Road, South 39° 31' 30" West, 107.88 feet, passing through the party wall of a twin house to a point, in the Northeast side of Lot No. 9; thence, by the same, North 51° 59' 20" West, 24.54 feet to a point; thence, by revised Lot No. 25, in another line at right angles to Jenkintown Road, North 39° 31' 30" East, 108.53 feet to a point, in the aforesaid side of Jenkintown Road; thence, by the same, South 50° 28' 30" East, 24.53 feet to the place of beginning.

BEING Lot No. 26 on aforesaid Plan, known as 2748 Jenkintown Road.

TOGETHER with and subject to the use of certain 8 feet wide driveway, in common with the property adjoining to the Northwest, said driveway being located 4 feet along the Northwesterly line of the property above described and 4 feet along the Southeasterly line of the property adjoining, known 2750 Jenkintown Road, to a depth of 83.53 feet as indicated on a Survey of Charles B. Mebus, Registered Engineer of Glenside, Pennsylvania, dated 9/6/1939.

BEING the same premises which Rosemary Tomaino, by Deed, dated December 11, 2008, and recorded December 23, 2008, in Montgomery County, being Instrument No. 2008120355, conveyed unto Kathleen S. Platz, as Sole Owner.

Parcel Number: 30-00-033476-00-1.

Location of property: 2748 Jenkintown Road, Glenside, PA 19038.

The improvements thereon are: Single-family, residential dwelling.

Seized and taken in execution as the property of **Kathleen S. Platz** at the suit of Federal Home Loan Mortgage Corporation, as Trustee for the Benefit of the Freddie Mac Seasoned Credit Risk Transfer Trust, Series 2022-1. Debt: \$98,833.61.

Leopold and Associates, PLLC, Attorneys.

DOWN MONEY: Prospective bidder must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid shall be paid to them, on their website, as the purchase price for the property sold by the Sheriff's Office, Norristown, PA.

TO ALL PARTIES IN INTEREST AND CLAIMANTS: Notice is hereby given that a schedule of distribution will be filed by the Sheriff thirty (30) days after the date of the Sale. Distribution will be made in accordance with the schedule unless exceptions are filed hereto within ten (10) days thereafter.

By virtue of a Writ of Execution **No. 2024-29355**, issued out of the Court of Common Pleas of Montgomery County, Pa., to me directed will be sold at a Public on-line auction conducted by Bid4Assets, 6931 Arlington Road, Suite 460, Bethesda, MD 20814.

ALL THAT CERTAIN lot or parcel of land, with the buildings and improvements thereon erected, situate in **Douglass Township**, Montgomery County, Pennsylvania, bounded and described according to a Record Plan of "Fryer Subdivision", prepared by Bursich Associates, Inc., dated 02/15/1995, last revised 05/22/1996, as recorded in Montgomery County Recorder of Deeds, in Plan Book A-56 at Page 424, as follows, to wit:

BEGINNING at a point on Southwesterly side of Walter Drive (50 feet wide), at a corner of Lot No. 9 as shown on said Plan, and which point is measured the 3 following courses and distances from a point of reverse curve on the Northwesterly side of Patricia Way (50 feet wide), viz: (1) leaving the said Northwesterly side of Patricia Way, on the arc of a curve, curving to the left, having a radius of 15 feet, the arc length of 22.03 feet to a point of tangent on the said Southwesterly side of Walter Drive; (2) thence, extending North 53 degrees 29 minutes 23 seconds West, along the said Southwesterly side of Walter Drive, the distance of 64.35 feet to a point of curve on the same; and (3) thence, extending Northwesterly, along the said Southwesterly side of Walter Drive, on the arc of a curve, curving to the right, having a radius of 175 feet, the arc length of 120.61 feet to the point of beginning; thence, extending from said point of beginning, South 75 degrees 59 minutes 54 seconds West, along Lot No. 9, aforesaid, the distance of 153.07 feet to a point, a corner in line of lands, now or late of Keebler, as shown on said plan; thence, extending North 09 (erroneously stated as 69 in prior deed) degrees 52 minutes 13 seconds East, along lands of Keebler, the distance of 162.77 feet to a point, a corner of Lot No. 7, as shown on said Plan; thence, extending South 80 degrees 07 minutes 47 seconds East, along Lot No. 7, the distance of 125 feet to a point on the Westerly side of Walter Drive, aforesaid; thence, extending South 09 degrees 52 minutes 13 seconds West, along the said Westerly side of Walter Drive, the distance of 30 feet to a point of curve on the same; thence, extending in a Southwardly to Southeastwardly direction, along the Westerly and Southwesterly sides of Walter Drive, aforesaid, on the arc of a curve, curving to the left, having a radius of 175 feet, the arc length of 72.91 feet to the first mentioned point on the said Southwesterly side of Walter Drive, at a corner of the aforesaid Lot No. 9 and place of beginning.

BEING Lot No. 8 as shown on said Plan.

TITLE TO SAID PREMISES IS VESTED IN Lawrence J. Lannen and Betsy L. Lannen, by Deed from Christopher Narkin and Lisa M. Narkin, dated June 23, 2017, and recorded June 26, 2017, in Deed Book 6049 at Page 2974, being Instrument Number 2017045964.

Parcel Number: 32-00-07946-20-3.

Location of property: 75 Walter Drive, Gilbertsville, PA 19525.

The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **Lawrence J. Lannen and Betsy L. Lannen** at the suit of The Huntington National Bank. Debt: \$22,385.84.

Eric Rockkind (McCabe, Weisberg & Conway, LLC), Attorney(s). I.D. #204263

DOWN MONEY: Prospective bidder must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid shall be paid to them, on their website, as the purchase price for the property sold by the Sheriff's Office, Norristown, PA.

TO ALL PARTIES IN INTEREST AND CLAIMANTS: Notice is hereby given that a schedule of distribution will be filed by the Sheriff thirty (30) days after the date of the Sale. Distribution will be made in accordance with the schedule unless exceptions are filed hereto within ten (10) days thereafter.

By virtue of a Writ of Execution **No. 2025-02818**, issued out of the Court of Common Pleas of Montgomery County, Pa., to me directed will be sold at a Public on-line auction conducted by Bid4Assets, 6931 Arlington Road, Suite 460, Bethesda, MD 20814.

ALL THAT CERTAIN message and tract or piece of land, situated at Salford Station, in **Upper Salford Township**, Montgomery County, Pennsylvania.

BEGINNING at a stone, a corner, in the middle of a public road, leading from said Salford Station, Perkiomen Railroad to Salfordville; thence, by the same, and land of now or late Jacob K. Bucher, North forty and one-quarter degrees West, fifty feet to a stone, a corner, in the aforesaid road; thence, by lands of now or late of Milton H. Walters, the following three courses and distances to wit: North fifty degrees East, one hundred sixty feet to a stone and South forty and one-quarter degrees East, fifty feet to a stone and South fifty degrees West, one hundred sixty feet to the place of beginning.

ALSO, ALL THAT CERTAIN lot, piece or parcel of land, with message, situate in the Village of Salford Station, in **Upper Salford Township**, Montgomery County, Pennsylvania, bounded and described as follows:

BEGINNING at a stone, a corner, in the middle of a public road, leading from Salford Station Perkiomen Railroad to the Village of Salfordville; thence, along said road and land of now or late of Albert H. Richards and Michael N. Alderfer, North forty degrees, fifteen minutes West, thirty feet to an iron pin, a corner, in said road; thence, by land of the late Milton Walters, the two following courses and distances to wit: North fifty degrees East, one hundred sixty feet to a planted granite stone, a corner; thence, South forty degrees, fifteen minutes East, thirty feet to a granite stone, a corner at other lot of said now or late Sue C. Waiters; thence, by the same, South fifty degrees West, one hundred sixty feet to the place of beginning.

COMMONLY KNOWN AS: 1576 Salford Street, Harleysville, PA 19438 (The address sometimes appears elsewhere but it needs to be on this description somewhere).

BEING the same premises which Joseph Konopski, by Deed, dated November 18, 2019, and recorded at Montgomery County Recorder of Deeds Office, on December 26, 2019, being Instrument number 2019093724, granted and conveyed unto Joseph Konopski and Cheryl Konopski.

Parcel Number: 62-00-00790-00-3.

Location of property: 1576 Salford Street, Harleysville, PA 19438.

The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **Joseph Konopski and Cheryl Konopski** at the suit of Freedom Mortgage Corporation. Debt: \$224,745.17.

Orlans Law Group, PLLC, Attorneys.

DOWN MONEY: Prospective bidder must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid shall be paid to them, on their website, as the purchase price for the property sold by the Sheriff's Office, Norristown, PA.

TO ALL PARTIES IN INTEREST AND CLAIMANTS: Notice is hereby given that a schedule of distribution will be filed by the Sheriff thirty (30) days after the date of the Sale. Distribution will be made in accordance with the schedule unless exceptions are filed hereto within ten (10) days thereafter.

By virtue of a Writ of Execution **No. 2025-07132**, issued out of the Court of Common Pleas of Montgomery County, Pa., to me directed will be sold at a Public on-line auction conducted by Bid4Assets, 6931 Arlington Road, Suite 460, Bethesda, MD 20814.

ALL THAT CERTAIN tract or parcel of land, situate in **Cheltenham Township**, Montgomery County, Pennsylvania, as established by the Declaration of Ashbourne Meadows Planned Community, dated November 25, 2020, and recorded December 11, 2020, in Book 6205 at Page 1091; as amended in First Amendment to Declaration of Ashbourne Meadows Planned Community, dated July 15, 2021, and recorded in Book 6236 at Page 1031; as amended in Second Amendment to Declaration of Ashbourne Meadows Planned Community, dated July 21, 2021, and recorded in Book 6236 at Page 2142; as amended in Third Amendment to Declaration of Ashbourne Meadows Planned Community, dated October 20, 2021, and recorded in Book 6252 at Page 2840, as re-recorded in Book 6255 at Page 177, as re-recorded in Book 6258 at Page 1725; as amended in Fourth Amendment to Declaration of Ashbourne Meadows Planned Community, dated October 25, 2021, and recorded in Book 6253 at Page 2238, as re-recorded in Book 6258 at Page 1706, as re-recorded in Book 6259 at Page 763; as amended in Fifth Amendment to Declaration of Ashbourne Meadows Planned Community, dated January 31, 2022, and recorded in Book 6265 at Page 1611; Sixth Amendment to Declaration of Ashbourne Meadows Planned Community, dated February 11, 2022, and recorded in Book 6268 at Page 1067; as amended by the Seventh Amendment to Declaration of Ashbourne Meadows Planned Community, dated March 10, 2022, and recorded in Book 6272 at Page 1341; as amended in Eighth Amendment to Declaration of Ashbourne Meadows Planned Community, dated March 22, 2022, and recorded in Book 6274 at Page 316; as amended in Ninth Amendment to Declaration of Ashbourne Meadows Planned Community, dated May 4, 2022, and recorded in Book 6282 at Page 1537; as amended in Tenth Amendment to Declaration of Ashbourne Meadows Planned Community, dated May 19, 2022, and recorded in Book 6283 at Page 2630; as amended in Eleventh Amendment to Declaration of Ashbourne Meadows Planned Community, dated June 6, 2022, and recorded in Book 6286 at Page 1100; as amended by the Twelfth Amendment to Declaration of Ashbourne Meadows Planned Community, dated June 9, 2022, and recorded in Book 6287 at Page 282; as amended by the Thirteenth Amendment to Declaration of Ashbourne Meadows Planned Community, dated June 23, 2022, and recorded in Book 6289 at Page 47; as amended by the Fourteenth Amendment to Declaration of Ashbourne Meadows Planned Community, dated July 1, 2022, and recorded in Book 6290 at Page 1431; as amended by Sixteenth Amendment to Declaration of Ashbourne Meadows Planned Community, dated August 11, 2022, and recorded in Book 6296 at Page 2679; as amended by the Seventeenth Amendment to Declaration of Ashbourne Meadows Planned Community, dated September 8, 2022, and recorded in Book 6300 at Page 927; as amended by the Eighteenth Amendment to Declaration of Ashbourne Meadows Planned Community, dated September 14, 2022, and recorded in Book 6300 at Page 2726; as amended by the Nineteenth Amendment to Declaration of Ashbourne Meadows Planned Community, dated October 11, 2022, and recorded in Book 6304 at Page 863; as amended by the Twenty-First Amendment to Declaration of Ashbourne Meadows Planned Community, dated November 21, 2022, and recorded in Book 6309 at Page 341; Twenty-Third Amendment to Declaration of Ashbourne Meadows Planned Community, dated January 5, 2023, and recorded in Book 6313 at Page 1310; and all subsequent amendments thereto, recorded with the Recorder of Deeds Office, Montgomery County Pennsylvania.

BEING Townhome Unit 75.

AND, being the same property conveyed to NVR Inc., a Virginia Corporation, by Deed, recorded in Deed Book 6300 at Page 1962, in the Office of the Recorder of Deeds, Montgomery County, Pennsylvania.

TITLE TO SAID PREMISES VESTED IN Leone Jackson, by Deed from NVR, Inc., dated February 23, 2023, recorded March 2, 2023, being Instrument Number 2023010364.

Parcel Number: 31-00-00688-80-1.

Location of property: 7953 Milltown Circle, Cheltenham, PA 19012.

The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **Leone Jackson and Juwan Shabazz** at the suit of Freedom Mortgage Corporation. Debt: \$505,119.66.

Orlans Law Group, PLLC, Attorneys.

DOWN MONEY: Prospective bidder must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid shall be paid to them, on their website, as the purchase price for the property sold by the Sheriff's Office, Norristown, PA.

TO ALL PARTIES IN INTEREST AND CLAIMANTS: Notice is hereby given that a schedule of distribution will be filed by the Sheriff thirty (30) days after the date of the Sale. Distribution will be made in accordance with the schedule unless exceptions are filed hereto within ten (10) days thereafter.

By virtue of a Writ of Execution **No. 2025-16511**, issued out of the Court of Common Pleas of Montgomery County, Pa., to me directed will be sold at a Public on-line auction conducted by Bid4Assets, 6931 Arlington Road, Suite 460, Bethesda, MD 20814.

ALL THAT CERTAIN lot or piece of land, situate in **Norristown Borough**, Montgomery County, Pennsylvania, bounded and described according to a Survey thereof, made for Joseph Darcangelo, dated October 25, 1954.

BEGINNING at a point on the Northerly side of Walnut Street, which point is measured ninety-two and eighty-five one-hundredths feet from the Northeasterly side of Fomance Street; thence, extending along Northerly side of Walnut Street, thirty and seventy-six one-hundredths feet to a point; thence, on a line, at right angles to the said Walnut Street, eighty-six and sixty-nine one hundredths feet to a point; thence, extending Southwardly, fifty-five degrees twenty-five minutes West, thirty and seventy-six one-hundredths feet; thence, extending on a partition wall, between these premises and the premises adjoining to the Southwest, eighty-six and sixty-nine one-hundredths feet to the first mentioned point and place of beginning.

BEING THE SAME PREMISES which Alice M. Gaasche, by Deed, dated January 16, 1991, and recorded January 17, 1991, in the County of Montgomery, in Deed Book 4967 at Page 848, conveyed unto James A. Gaasche.

Parcel Number: 13-00-37712-00-3.

Location of property: 1407 Walnut Street, Norristown, PA 19401.

The improvements thereon are: Residential.

Seized and taken in execution as the property of **James A. Gaasche** at the suit of Brighthouse Life Insurance Company. Debt: \$73,222.43.

Jill M. Fein (Hill Wallack, LLP), Attorney(s).

DOWN MONEY: Prospective bidder must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid shall be paid to them, on their website, as the purchase price for the property sold by the Sheriff's Office, Norristown, PA.

TO ALL PARTIES IN INTEREST AND CLAIMANTS: Notice is hereby given that a schedule of distribution will be filed by the Sheriff thirty (30) days after the date of the Sale. Distribution will be made in accordance with the schedule unless exceptions are filed hereto within ten (10) days thereafter.

By virtue of a Writ of Execution **No. 2025-16712**, issued out of the Court of Common Pleas of Montgomery County, Pa., to me directed will be sold at a Public on-line auction conducted by Bid4Assets, 6931 Arlington Road, Suite 460, Bethesda, MD 20814.

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, situate in **Plymouth Township**, Montgomery County, Pennsylvania, described in accordance with a Plan of Section #2, "East Meadow," made by Donald H. Schurr, Civil Engineer and Surveyor, Norristown, Pennsylvania, dated September 29, 1960, and revised November 22, 1961, as follows, to wit:

BEGINNING at a point on the Southeast side of Sheffield Drive (sixty feet wide), at the distance of eight hundred seventeen feet, measured South forty seven degrees, forty one minutes West, along said side of Sheffield Drive, from its intersection with the Southwest side of Maiden Lane (fifty feet wide), both lines produced; thence, extending along Lot #112, now re-numbered as Lot #109, South forty two degrees, nineteen minutes East, crossing a sewer easement, one hundred forty and sixteen one hundredths feet to a point, in line of land of Nicholas Sclufer; thence, along said land, South forty seven degrees, forty seven minutes West, eighty one feet to a point; thence, North forty two degrees, nineteen minutes West, one hundred forty and two one-hundredths feet to a point on the Southeast side of Sheffield Drive; thence, along the Southeast side of Sheffield Drive, North forty seven degrees, forty one minutes East, eighty one feet to the first mentioned point and place of beginning.

BEING Lot #111, now re-numbered as Lot #110 on said Plan.

BEING the same premises which Heritage, Inc., by Deed, dated October 30, 1962, and recorded on November 2, 1962, in the Office of the Montgomery County Recorder of Deeds, in Deed Book Volume 3266 at Page 389, granted and conveyed unto Wilbur Z. Broome, Jr. and Joanne Broome. The said Joanne Broome, departed this life, on or about August 16, 2010, where, by Operation of Law, title vested in Wilbur Z. Broome, Jr. The said Wilbur Z. Broome, Jr., departed this life, on or about April 2, 2017, where an Estate filed in the Montgomery County Prothonotary's Office, as Case Number 2017-X2479, title vested in Jonathan J. Broome, as Administrator of the Estate of Wilbur Z. Broome, Jr. a/k/a Wilbur Z. Broome, deceased.

Parcel Number: 49-00-11515-00-1.

Location of property: 2996 Sheffield Drive, Plymouth Meeting, PA 19462.

The improvements thereon are: Single-family, residential dwelling.

Seized and taken in execution as the property of **Jonathan J. Broome, as Administrator of the Estate of Wilbur Z. Broome, Jr. a/k/a Wilbur Z. Broome, deceased and Joanne Broome, deceased** at the suit of U.S. Bank Trust, National Association, not in its Individual Capacity, but Solely, as Owner Trustee for VRMTG Asset Trust. Debt: \$779,174.38.
Hladik, Onorato and Federman, LLP, Attorneys.

DOWN MONEY: Prospective bidder must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid shall be paid to them, on their website, as the purchase price for the property sold by the Sheriff's Office, Norristown, PA.

TO ALL PARTIES IN INTEREST AND CLAIMANTS: Notice is hereby given that a schedule of distribution will be filed by the Sheriff thirty (30) days after the date of the Sale. Distribution will be made in accordance with the schedule unless exceptions are filed hereto within ten (10) days thereafter.

By virtue of a Writ of Execution **No. 2025-20439**, issued out of the Court of Common Pleas of Montgomery County, Pa., to me directed will be sold at a Public on-line auction conducted by Bid4Assets, 6931 Arlington Road, Suite 460, Bethesda, MD 20814.

ALL THAT CERTAIN lot or piece of land, with the message thereon erected, situate in **Franconia Township**, Montgomery County, Pennsylvania.

BEGINNING at an iron pin, in the Southerly sideline of Harleysville Pike (56 feet wide), said Plan, being 125 feet, Westerly from the intersection of the Western sideline of Wile Avenue, a 40 foot street, and the Southern sideline of the Harleysville Pike; thence, along lands of Frank F. Alderfer, South 1 degree and 33 minutes East, the distance of 150 feet to an iron pin, a corner in line of lands of Jacob K. Krupp; thence, along the latter, South 88 degrees and 27 minutes West, the distance of 37.50 feet to an iron pin, a corner of Lot 2; thence, along Lot No. 2 and through the party wall of the dwelling on this Lot and Lot No. 2, North 1 degree and 33 minutes West, the distance of 150 feet to an iron pin, in the Southern sideline of the aforementioned Harleysville Pike; thence, along same, North 88 degrees 27 minutes East, the distance of 37.50 feet to the place of beginning.

ALSO, ALL THAT CERTAIN lot or piece of land, situate, partly in **Franconia Township and partly in Souderton Borough**, Montgomery County, Pennsylvania, aforesaid; and being a portion of Lot No. 31 on a certain Plan of Lots, laid out for Jacob K. Krupp, by C. Raymond Weir, Registered Surveyor, Ambler, Pennsylvania, on October 30, 1929, which Plan is filed of record, in the Office for the Recording of Deeds, etc., at Norristown, Pennsylvania, in Deed Book 1100 at Page 600, and bounded and described as follows, to wit:

BEGINNING at a point, being the Northwesterly corner of Lot No. 30, on said Plan and also the Southwesterly corner of Lot No. 31, being also in line of remaining land, now or late of Carl Rathgeber and Julia, his wife; thence, by the same, North 43 degrees and 50 minutes West, 180.83 feet to a point, in line of Lot No. 35 on said Plan; thence, partly along the rear line of Lot No. 35, on said Plan, and also partly along the rear of Lot No. 34; North 88 degrees 27 minutes East, 66.45 feet to a point, in line of land, about to be conveyed to Russell M. Hillegass and Anna F., his wife; thence, along the same, through Lot No. 31, South 23 degrees and 59 minutes East, 144.73 feet to the first mentioned point and place of beginning.

COMMONLY KNOWN AS: 140 Harleysville Pike, Souderton, PA 18964 (The address sometimes appears elsewhere, but it needs to be on this description somewhere.)

BEING the same premises which Philip Alderfer and Patricia Alderfer, by Deed, dated October 27, 2021, and recorded at Montgomery County Recorder of Deeds Office, on December 10, 2021, in Book 6258 at Page 00659, granted and conveyed unto Tara Plotts.

Parcel Number: 34-00-02350-00-1.

Location of property: 140 Harleysville Pike, Souderton, PA 18964.

The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **Tara Plotts** at the suit of Freedom Mortgage Corporation. Debt: \$262,573.22.

Orlans Law Group, Attorneys.

DOWN MONEY: Prospective bidder must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid shall be paid to them, on their website, as the purchase price for the property sold by the Sheriff's Office, Norristown, PA.

TO ALL PARTIES IN INTEREST AND CLAIMANTS: Notice is hereby given that a schedule of distribution will be filed by the Sheriff thirty (30) days after the date of the Sale. Distribution will be made in accordance with the schedule unless exceptions are filed hereto within ten (10) days thereafter.

By virtue of a Writ of Execution **No. 2025-22131**, issued out of the Court of Common Pleas of Montgomery County, Pa., to me directed will be sold at a Public on-line auction conducted by Bid4Assets, 6931 Arlington Road, Suite 460, Bethesda, MD 20814.

ALL THAT CERTAIN lot or piece of ground, with the building and improvements thereon erected, situate in **West Norriton Township**, Montgomery County, Pennsylvania, bounded and described according to a Subdivision Plan "Squirecraft," prepared by Donald H. Schurr and Associates, Engineers and Surveyors, dated March 12, 1970, recorded in the Office for the Recording of Deeds, in and for the County of Montgomery, at Norristown, Pennsylvania, in Plan Book A-21 at Page 28, as follows, to wit:

BEGINNING at a point on the Northwesterly side of Colonial Avenue (sixty feet wide), said point, also being a corner of Lot No. 11, as shown on said Plan, said point, also being at the distance of ninety five and seventy one-hundredths feet, measured North forty four degrees twenty three minutes East, from an angle point on the said Northwesterly side of Colonial Avenue, said last mentioned point, being at the distance of one hundred eighty two and fifty one-hundredths feet, measured North forty three degrees twenty minutes forty six seconds East, along the said Northwesterly side of Colonial Avenue, from a point a corner of lands of various owners, as shown on said Plan.

CONTAINING in front or breadth, Northeastly along the Northwesterly side of Colonial Avenue, sixty-nine and seventy-five one-hundredths feet, and extending of that width, in length or depth, between parallel lines at right angles to Colonial Avenue, Northwesterly, one hundred seventy-five feet.

BEING Lot No. 12, as shown on said Plan.

TITLE TO SAID PREMISES IS VESTED IN Yolanda Jacobs and Tommy Jacobs, as Tenants by the Entirety by Deed, from Vincent DiMauro, dated June 4, 2021, recorded July 9, 2021, in Book No. 6234 at Page 00414.

Parcel Number: 63-00-01652-40-9.

Location of property: 221 Colonial Avenue, Norristown, PA 19403.

The improvements thereon are: Residential, single-family.

Seized and taken in execution as the property of **Tommy Jacobs and Yolanda Jacobs** at the suit of PNC Bank, National Association. Debt: \$284,654.22.

Robertson, Anschutz, Schneid, Crane & Partners, PLLC, *A Florida professional limited liability company*, Attorneys.

DOWN MONEY: Prospective bidder must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid shall be paid to them, on their website, as the purchase price for the property sold by the Sheriff's Office, Norristown, PA.

TO ALL PARTIES IN INTEREST AND CLAIMANTS: Notice is hereby given that a schedule of distribution will be filed by the Sheriff thirty (30) days after the date of the Sale. Distribution will be made in accordance with the schedule unless exceptions are filed hereto within ten (10) days thereafter.

By virtue of a Writ of Execution **No. 2025-22341**, issued out of the Court of Common Pleas of Montgomery County, Pa., to me directed will be sold at a Public on-line auction conducted by Bid4Assets, 6931 Arlington Road, Suite 460, Bethesda, MD 20814.

ALL THOSE TWO CERTAIN lots or pieces of land, with buildings thereon erected, situate in **West Pottsgrove Township**, Montgomery County, Pennsylvania, being part of Tract No. 4, in Deed, conveyed to Columbus L. Yergey and wife.

BEING at a corner of this Lot. No. 166, on the East side of Race Street; thence, Northwardly, by the same, 60 feet to Lot No. 169; thence, Eastwardly, by the same, 140 feet to a 20 feet wide alley; thence, Southwardly, by the same, 60 feet to Lot No. 166; thence, Westwardly, by the same, 140 feet to Race Street, aforesaid; the place of beginning.

BEING the same premises which Kimberly A. Wilkinson-Kahn, by Deed, dated March 8, 1999, and recorded at the Office of the Montgomery County Recorder of Deeds, in and for Montgomery County, at Norristown Pa., in Deed Book No. 5262 at Page 2460, et seq., granted and conveyed unto Karen L. Granger and Greg Staniszewski, as Joint Tenants with the Right of Survivorship, and not as Tenants in Common, Grantors herein.

Parcel Number: 64-00-04324-00-4.

Location of property: 120 Race Street, Pottstown, PA 19464.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Karen L. Granger** at the suit of Wilmington Savings Fund Society, FSB, not in its Individual Capacity, but Solely, as Owner Trustee of the Aspen Income Trust, a Delaware Statutory Trust. Debt: \$20,322.48.

Jennie C. Shnyder (Shnyder Law Firm LLC), Attorney(s). I.D. #315213

DOWN MONEY: Prospective bidder must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid shall be paid to them, on their website, as the purchase price for the property sold by the Sheriff's Office, Norristown, PA.

TO ALL PARTIES IN INTEREST AND CLAIMANTS: Notice is hereby given that a schedule of distribution will be filed by the Sheriff thirty (30) days after the date of the Sale. Distribution will be made in accordance with the schedule unless exceptions are filed hereto within ten (10) days thereafter.

By virtue of a Writ of Execution **No. 2025-25260**, issued out of the Court of Common Pleas of Montgomery County, Pa., to me directed will be sold at a Public on-line auction conducted by Bid4Assets, 6931 Arlington Road, Suite 460, Bethesda, MD 20814.

ALL THAT CERTAIN tract or parcel of land, situate in **Upper Merion Township**, Montgomery County, Pennsylvania, being shown as a 23,776 square foot lot, on a Plan entitled Subdivision of Property of Francis J. Janoski, Jr., prepared by Yerkes Engineering Company, Bryn Mawr, Pennsylvania, dated July 3, 1972, and last revised July 17, 1972, recorded at the Office of the Recorder of Deeds, for Montgomery County, in Plan Book B22 at Page 25, and the same Plan last revised April 28, 1994 (this plan shows the centerline sub-distance for the two lots, not recorded, Yerkes Associates, Inc., West Chester, Pennsylvania, Plan Number UM-24-2), said Parcel being more particularly described as follows:

BEGINNING at a point, in the centerline of Arden Road (50 feet wide), said point, being the common corner of Tax Parcel 58-43b-46 and 58-43b-30; thence, leaving Arden Road, along lands, now or formerly of Raymond P. Farrell, Tax Parcel 58-43b-30, South 08 degrees 44 minutes West, 40.23 feet to a point; thence, along the same, South 48 degrees 47 minutes West, 96.16 feet to a point; thence, along the same, South 48 degrees 52 minutes West, 153.13 feet to a point; thence, along lands, now or formerly of George W. Anton, Tax Parcel 58-43b-72, North 44 degrees 43 minutes 30 seconds West, 36.00 feet to a point; thence, along Tax Parcel 58-43b-1, North 20 degrees 24 minutes East, 204.06 feet to a point; thence, along the same, North 41 degrees 47 minutes East, 76.05 feet to a point on the centerline of Arden Road; thence, along said line, in a Southeasterly direction, on the arc of a non-tangent circle, curving to the right, having a radius of 458.00 feet, an arc distance of 35.28 feet to a point of tangent; thence, along the same, South 47 degrees 54 minutes 30 seconds East, 29.33 feet to a point of curve; thence, along the same, in a Southeasterly direction, on a curve to the left, having a radius of 128.00 feet, an arc distance of 56.26 feet, and a chord bearing, and distance of South 60 degrees 29 minutes 45 seconds East, 55.79 feet to a point and place of beginning.

TITLE IS VESTED IN Margaret Denise Petersen and Jeffrey S. Kemper, as Joint Tenants with Rights of Survivorship and not as Tenants in Common, by Deed from Ann H. Janoski, dated February 1, 2018, and recorded on February 16, 2018, in the Montgomery County Clerk's/Register's Office as Book 6080 at Page 736, and being Instrument No.: 2018010669. Margaret Denise Petersen departed this life on August 23, 2023, at which time title vested in Jeffrey S. Kemper, by Virtue of Rights of Survivorship.

Parcel Number: 58-00-00619-00-7.

Location of property: 119 Arden Road, Gulph Mills, PA 19428.

The improvements thereon are: Single-family, residential dwelling.

Seized and taken in execution as the property of **Jeffrey S. Kemper** at the suit of PNC Bank, National Association. Debt: \$138,333.03.

Caitlin Donnelly (McCalla Raymer Leibert Pierce, LLP), Attorney(s).

DOWN MONEY: Prospective bidder must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid shall be paid to them, on their website, as the purchase price for the property sold by the Sheriff's Office, Norristown, PA.

TO ALL PARTIES IN INTEREST AND CLAIMANTS: Notice is hereby given that a schedule of distribution will be filed by the Sheriff thirty (30) days after the date of the Sale. Distribution will be made in accordance with the schedule unless exceptions are filed hereto within ten (10) days thereafter.

By virtue of a Writ of Execution **No. 2025-25355**, issued out of the Court of Common Pleas of Montgomery County, Pa., to me directed will be sold at a Public on-line auction conducted by Bid4Assets, 6931 Arlington Road, Suite 460, Bethesda, MD 20814.

ALL THAT CERTAIN brick message and lot or piece of land, situate in **Pennsburg Borough**, Montgomery County, Pennsylvania, being part No. 285, all of Lot No. 286, and the Southwesterly, 2 feet of Lot No. 287, on a Plan of Lots of Pennsville, recorded in the Office for the Recording of Deeds, at Norristown, in Deed Book 684 at Page 500, bounded and described as follows, to wit:

BEGINNING at a point, in the Southeasterly line of the Pottstown and Quakertown Road (also called Pottstown Avenue), at the distance of 21 feet 6-1/2 inches, Northeasterly from the Northeasterly side of Penn Street, at the line of other land, formerly of Charles W. Conrad, thence, extending along said Road, North 46-3/4 degrees East, 30 feet 10-1/2 inches to a point, a corner of land, formerly of Charles A. Titlow and Abraham C. Titlow; thence, extending along the same, South 43-1/4 degrees East, 142 feet to an iron pin, in the Northwesterly side of a 20 feet wide public alley; thence, extending along said side of said Alley, South 46-3/4 degrees, West 30 feet 10-1/2 inches to a point, in line of other land, formerly of Charles W. Conrad; thence, extending along the same, the line for a portion of the distances, passing through the middle of the partition wall of the house erected on the hereby granted lot, and that on the adjoining lot, formerly of the said Charles W. Conrad, North 43-1/4 degrees, West 142 feet to the first mentioned point and place of beginning.

BEING the same premises which Glen R. Keller, Executor of the Estate of Elmer W. Fegley, deceased, and Glen R. Keller, Individually, by Deed, dated December 20, 2004, and recorded January 5, 2005, in Montgomery County, in Deed Book 5539 at Page 1059, granted and conveyed unto Glen R. Keller and Mary E. Keller, his wife, in fee.

BEING the same premises which upon Mary E. Keller's death, on or about February 25, 2025, vested solely in Glen R. Keller, by Virtue of the Doctrine of Tenants by the Entireties.

Parcel Number: 15-00-01972-00-2.

Location of property: 102 Quakertown Avenue, Pennsburg, PA 18073.

The improvements thereon are: A duplex dwelling with related improvements.

Seized and taken in execution as the property of **Glen R. Keller and Mary E. Keller, deceased** at the suit of QNB Bank. Debt: \$82,238.85.

Kelly L. Eberle, Attorney.

DOWN MONEY: Prospective bidder must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid shall be paid to them, on their website, as the purchase price for the property sold by the Sheriff's Office, Norristown, PA.

TO ALL PARTIES IN INTEREST AND CLAIMANTS: Notice is hereby given that a schedule of distribution will be filed by the Sheriff thirty (30) days after the date of the Sale. Distribution will be made in accordance with the schedule unless exceptions are filed hereto within ten (10) days thereafter.

By virtue of a Writ of Execution **No. 2025-25697**, issued out of the Court of Common Pleas of Montgomery County, Pa., to me directed will be sold at a Public on-line auction conducted by Bid4Assets, 6931 Arlington Road, Suite 460, Bethesda, MD 20814.

ALL THAT CERTAIN lot or piece of ground, situate in **Pottstown Borough**, Montgomery County, Pennsylvania, bounded and described according to a Title Plan of "Lincoln Ridge," made by Nave, Newell & Stampfl, Ltd., dated June 24, 1994, last revised November 22, 1994, recorded in the Office of the Recorder of Deeds, for Montgomery County, Pennsylvania, in Plan Book A-55 at Page 201, as follows, to wit:

BEGINNING at a point on the Northerly side of Lincoln Avenue (60 feet wide R.O.W), a corner of this and Lot No. 4 on said Plan; thence, extending from said point of beginning and along the Northerly side of Lincoln Avenue, aforesaid, due West 52.00 feet to a point, a corner of Lot No. 2 on said Plan; thence, extending along the same, due North, 135.00 feet to a point, a corner; thence, extending due East, 52.00 feet to a point, a corner of Lot No. 4, aforesaid; thence, extending along the same, due South, 135.00 feet to the first mentioned point and place of beginning.

BEING Lot No. 3 on said Plan.

BEING the same premises which Brooke Lynn Butler and Tameka Matthews, to relinquish her marital interest, by Deed, dated 10/28/2022, and recorded in the Office of the Recorder of Deeds, of Montgomery County, on 11/7/2022, in Deed Book Volume 6307 at Page 01975, granted and conveyed unto Ryan Butler, unmarried man.

Parcel Number: 16-00-19300-02-5.

Location of property: 733 Lincoln Avenue, Pottstown, PA 19464.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Ryan Butler** at the suit of PennyMac Loan Services, LLC. Debt: \$325,065.66.

Powers Kirn, LLC, Attorneys.

DOWN MONEY: Prospective bidder must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid shall be paid to them, on their website, as the purchase price for the property sold by the Sheriff's Office, Norristown, PA.

TO ALL PARTIES IN INTEREST AND CLAIMANTS: Notice is hereby given that a schedule of distribution will be filed by the Sheriff thirty (30) days after the date of the Sale. Distribution will be made in accordance with the schedule unless exceptions are filed hereto within ten (10) days thereafter.

By virtue of a Writ of Execution **No. 2025-26591**, issued out of the Court of Common Pleas of Montgomery County, Pa., to me directed will be sold at a Public on-line auction conducted by Bid4Assets, 6931 Arlington Road, Suite 460, Bethesda, MD 20814.

ALL THAT CERTAIN lot or parcel of land, known as Unit 630 Oaktree Court, Maple Glen Village, situate in **Lower Pottsgrove Township**, Montgomery County, Pennsylvania, as shown on an As-Built Plan of House, 630 Oaktree Court, prepared by Bursich Associates, Inc., of Pottstown, Pennsylvania, Drawing No. 061334-630, dated May 9, 1989, said Lot being more fully bounded and described, as follows:

BEGINNING at a point, the Southwesterly corner of Unit 630, said point situated, the six following courses and distances from the center of the 25-foot radius turn-around of Oaktree Court: (1) North 14 degrees 00 minutes 00 seconds West, 12.500 feet; (2) South 76 degrees 00 minutes 00 seconds West, 32.138 feet, (3) along a curve concave, Southerly, having a radius of 200.00 feet and an arc distance of 86.103 feet; (4) South 51 degrees 20 minutes 00 seconds West, 110.027 feet; (5) North 05 degrees 51 minutes 43 seconds West, 64.920 feet; (6) North 51 degrees 22 minutes 08 seconds East, 58.000 feet; thence, from said point of beginning and extending through the party wall, between Units 629 and 630, North 38 degrees 37 minutes 52 seconds West, 43.33 feet; thence, extending along lands of Maple Glen Village, the three following courses and distances: (1) North 51 degrees 22 minutes 08 seconds East, 3.000 feet; (2) South 38 degrees 37 minutes 52 seconds East, 8.000 feet; (3) North 51 degrees 22 minutes 08 seconds East, 17.000 feet, thence, extending through the party wall, between Units 630 and 631 and partly along lands of Maple Glen Village, South 38 degrees 37 minutes 52 seconds East, 35.330 feet; thence, extending along lands of Maple Glen Village, South 51 degrees 21 minutes 08 seconds West, 20.00 feet to the mentioned point and place of beginning.

BEING the same premises which Stanley A. Szpindor and Lisa Z. Szpindor, by Deed, dated May 20, 2016, and recorded on May 24, 2016, in the Office of the Montgomery County Recorder of Deeds, in Deed Book Volume 5999 at Page 2644, granted and conveyed unto Joseph P. Hatfield.

Parcel Number: 42-00-03239-14-8.

Location of property: 630 Oaktree Court, Pottstown, PA 19464.

The improvements thereon are: Single-family, residential dwelling.

Seized and taken in execution as the property of **Joseph P. Hatfield a/k/a J.P. Hatfield** at the suit of Nationstar Mortgage LLC d/b/a Mr. Cooper LLC. Debt: \$163,604.11.

Hladik, Onorato and Federman, LLP, Attorneys.

DOWN MONEY: Prospective bidder must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid shall be paid to them, on their website, as the purchase price for the property sold by the Sheriff's Office, Norristown, PA.

TO ALL PARTIES IN INTEREST AND CLAIMANTS: Notice is hereby given that a schedule of distribution will be filed by the Sheriff thirty (30) days after the date of the Sale. Distribution will be made in accordance with the schedule unless exceptions are filed hereto within ten (10) days thereafter.

By virtue of a Writ of Execution **No. 2025-31324**, issued out of the Court of Common Pleas of Montgomery County, Pa., to me directed will be sold at a Public on-line auction conducted by Bid4Assets, 6931 Arlington Road, Suite 460, Bethesda, MD 20814.

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, situate in **Cheltenham Township**, Montgomery County, Pennsylvania, being known as Lot No. 57 on a certain Plan of Subdivision Title "Cedarbrook Hills," made for Carl E. Metz, by Charles F. Mebus, Registered Professional Engineer, Glenside, Pennsylvania, on June 6, 1940, approved by the Commissioners of Cheltenham Township, on July 23, 1940, and recorded at Norristown, Pennsylvania, in the Office for the Recording of Deeds &c., in Deed Book 1078 at Page 600 &c., and described according to a Re-Survey and Plan thereof, made by the said Charles F. Mebus as follows:

BEGINNING at a point on the Northeasterly side of Limekiln Turnpike (as laid out of the width of 100 feet), at the distance of one hundred fifty and thirteen one-hundredths feet, measured Northwestwardly, along the said side of Limekiln Turnpike from the intersection, which the said side of Limekiln Turnpike produced, makes with the Northwesterly side of Greenwood Avenue (as widened to a width of fifty-four feet by adding twenty-one feet to the Northwesterly side, thereof, produced); thence, extending along the said Northeasterly side of Limekiln Turnpike, North twenty-three degrees thirty-one minutes thirty seconds West, fifty-two and two one-hundredths to a point, a corner; thence, extending along Lot No. 56 on said Plan, North fifty-three degrees twenty-one minutes fifty-two seconds East, one hundred ten and three one-hundredths feet to a point, a corner; thence, extending along Lot Numbers 83 and 62 on said Plan, South twenty-eight degrees thirty-one minutes fifty seconds East, fifty-one and eighteen one-hundred feet to a point, a corner; thence, extending along Lot No. 58 on said Plan, South fifty-three degrees twenty-one minutes fifty-two seconds West, one hundred fourteen and sixty-two one-hundredths feet to the place of beginning.

CONTAINING five thousand six hundred ninety-one square feet, be the same, more or less.

BEING the same premises which Tharnell McLeod, by Deed, dated 8/29/1996, and recorded 9/18/1996, in the Office of the Recorder of Deeds, of Montgomery County, in Deed Book 5161 at Page 1522, granted and conveyed unto Gail Evans-Bunting, deceased 12/06/2024.

Parcel Number: 31-00-17146-00-4.

Location of property: 8415 Limekiln Pike a/k/a 8415 Limekiln Turnpike, Wyncote, PA 19095.

The improvements thereon are: A single-family, residential dwelling.

Seized and taken in execution as the property of **Jamila Evans, as Executrix of The Estate of Gail Bunting a/k/a Gail Evans-Bunting, deceased** at the suit of Select Portfolio Servicing Inc. Debt: \$272,919.35.

KML Law Group, P.C., Attorneys.

DOWN MONEY: Prospective bidder must complete the Bid4Assets on-line registration process to participate in the auction. The highest bid shall be paid to them, on their website, as the purchase price for the property sold by the Sheriff's Office, Norristown, PA.

TO ALL PARTIES IN INTEREST AND CLAIMANTS: Notice is hereby given that a schedule of distribution will be filed by the Sheriff thirty (30) days after the date of the Sale. Distribution will be made in accordance with the schedule unless exceptions are filed hereto within ten (10) days thereafter.

To all parties in interest and claimants:

Notice is hereby given that a schedule of distribution will be filed by the Sheriff 30 days after the date of the Sale. Distribution will be made in accordance with the schedule unless exceptions are filed hereto within ten (10) days thereafter.

ACTION IN DIVORCE

IN THE COURT OF COMMON PLEAS OF
MONTGOMERY COUNTY, PENNSYLVANIA
NO. 2025-28870
IN DIVORCE

Michael Jason Cooke,
Plaintiff

vs.

Christina Marie Cooke a/k/a Christina M. Haag,
Defendant

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 or no fee.

Lawyer Referral Service
100 W. Airy Street
Norristown, PA 19401
610-279-9660, ext. 201
www.montgomerybar.org

**COMPLAINT IN DIVORCE
NOTICE TO DEFEND AND CLAIM RIGHTS**

Notice is hereby given that a divorce action has been filed between Michael Jason Cooke and Christina Marie Cooke a/k/a Christina M. Haag on November 24, 2025, and reinstated on April 20, 2026, in the Court of Common Pleas of Montgomery County, PA.

If you wish to defend against the claims set forth in the following pages, you must take prompt action. You are warned that if you fail to do so, the case may proceed without you, and a decree of divorce or annulment may be entered against you by the Court. A judgment may also be entered against you for any other claim or relief requested in these papers by the Plaintiff. You may lose money or property or other rights important to you, including custody or visitation of your child or children. When the ground for the divorce is indignities or irretrievable breakdown of the marriage, you may request marriage counseling. A list of marriage counselors is available at:

Montgomery County Prothonotary
Montgomery County Courthouse
P.O. Box 311, Norristown, PA 19404-0311
610-278-3360

If you do not file a claim for alimony, marital property, counsel fees or expenses before the final decree of divorce or annulment is entered, you may lose the right to claim any of them.

Maria Etzrodt Gibbons, Esquire
Attorney I.D. No. 69893
The Law Offices of Maria Etzrodt Gibbons, LLC
30 W. Airy Street
Norristown, PA 19401
610-278-2632
maria@gibbonsfamilylaw.com

ARTICLES OF DISSOLUTION

NOTICE IS HEREBY GIVEN that the directors and shareholders of **PDR VALUATION ADVISORS, INC.**, a Pennsylvania corporation, with a registered address of 41 Loller Road, Hatboro, PA 19040, and a current address of 3681 W. Brandon Way, Doylestown, PA 18902, have unanimously approved a proposal that the corporation voluntarily dissolve and is now engaged in winding up and settling affairs of the corporation under the provisions of Section 1975 of the Pennsylvania Business Corporation Law of 1988, as amended.

NOTICE IS HEREBY GIVEN that **Treasure Properties LLC**, a Pennsylvania limited liability company with a principal place of business in Montgomery County, Pennsylvania, has dissolved and is winding up its affairs.

All persons having claims against the Company are requested to present them in writing to:

Treasure Properties LLC
c/o Tri-Arc Financial Services
1650 Limekiln Pike, Ste B19, Box 77
Dresher, PA 19025

Claims must include the claimant’s name, address, and a description of the claim, along with any supporting documentation.

All claims must be received within ninety (90) days from the date of this notice, or such claims may be barred.

**ARTICLES OF INCORPORATION
NONPROFIT**

Notice is hereby given that **Carriages at Conshohocken Community Association** has been incorporated under the provisions of the PA Non-Profit Corporation Law of 1988.

Notice is hereby given that Articles of Incorporation have been filed with the Department of State of the Commonwealth of Pennsylvania, at Harrisburg, PA, on April 20, 2026, for the purpose of obtaining a charter of a nonprofit corporation organized under the Nonprofit Corporation Law of the Commonwealth of Pennsylvania.

The name of the corporation is: **The MindBodyProject**
The purposes for which it was organized are at The MindBodyProject, Greg Bachmann’s unwavering commitment to holistic recovery and the creation of a judgment-free community serves as a powerful source of inspiration, offering hope and healing to those in search of a more vibrant and fulfilling life.

Lowell F. Raeder, Esquire
Law Offices of Lowell F. Raeder
600 W. Germantown Pike, Suite 400
Plymouth Meeting, PA 19462

CHANGE OF NAMES

IN THE COURT OF COMMON PLEAS OF
MONTGOMERY COUNTY, PENNSYLVANIA
CIVIL ACTION - LAW
NO. 2026-04929

NOTICE IS HEREBY GIVEN that the Petition of Donald Edward Neske, Jr. was filed in the above-named Court, praying for a Decree to change the Petitioner’s name to DeANNE NESKE.

The Court has fixed June 3, 2026, at 9:00 AM, in Courtroom “E” of the Montgomery County Courthouse, Norristown, Pennsylvania, as the time and place for the hearing of said Petition, when and where all persons interested may appear and show cause, if any they have, why the prayer of said Petition should not be granted.

IN THE COURT OF COMMON PLEAS OF
MONTGOMERY COUNTY, PENNSYLVANIA
CIVIL ACTION - LAW
NO. 2026-06810

NOTICE IS HEREBY GIVEN that on April 15, 2026, the Petition of Eileen Veronica Mulcahy was filed in the above-named Court, praying for a Decree to change the Petitioner’s name to EILEEN MULCAHY DEL RIEGO.

The Court has fixed June 17, 2026, at 9:00 AM, in Courtroom “7” of the Montgomery County Courthouse, Norristown, Pennsylvania, as the time and place for the hearing of said Petition, when and where all persons interested may appear and show cause, if any they have, why the prayer of said Petition should not be granted.

IN THE COURT OF COMMON PLEAS OF
MONTGOMERY COUNTY, PENNSYLVANIA
CIVIL ACTION - LAW
TERM NO. 2026

NOTICE IS HEREBY GIVEN that the Petition of Isaac Timothy Hallberg was filed in the above-named Court, praying for a Decree to change the Petitioner’s name to ISAAC TIMOTHY STONECASTLE.

The Court has fixed June 3, 2026, at 9:00 AM, in Courtroom “E” of the Montgomery County Courthouse, Norristown, Pennsylvania, as the time and place for the hearing of said Petition, when and where all persons interested may appear and show cause, if any they have, why the prayer of said Petition should not be granted.

IN THE COURT OF COMMON PLEAS OF
MONTGOMERY COUNTY, PENNSYLVANIA
CIVIL ACTION - LAW
TERM NO. 2026

NOTICE IS HEREBY GIVEN that the Petition of Jennifer Kaitlyn A’Harrah was filed in the above-named Court, praying for a Decree to change the Petitioner’s name to JENNIFER KAITLYN STONECASTLE.

The Court has fixed June 3, 2026, at 9:00 AM, in Courtroom “E” of the Montgomery County Courthouse, Norristown, Pennsylvania, as the time and place for the hearing of said Petition, when and where all persons interested may appear and show cause, if any they have, why the prayer of said Petition should not be granted.

IN THE COURT OF COMMON PLEAS OF
MONTGOMERY COUNTY, PENNSYLVANIA
CIVIL ACTION - LAW
NO. 2026-06619

NOTICE IS HEREBY GIVEN that the Petition of Krist Kendall Comfort was filed in the above-named Court, praying for a Decree to change the Petitioner’s name to KRIST COLLINS COMFORT.

The Court has fixed June 17, 2026, at 9:00 AM, in Courtroom “7” of the Montgomery County Courthouse, Norristown, Pennsylvania, as the time and place for the hearing of said Petition, when and where all persons interested may appear and show cause, if any they have, why the prayer of said Petition should not be granted.

IN THE COURT OF COMMON PLEAS OF
MONTGOMERY COUNTY, PENNSYLVANIA
CIVIL ACTION - LAW
NO. 2026-04924

NOTICE IS HEREBY GIVEN that the Petition of Lennie Beatrice Benner was filed in the above-named Court, praying for a Decree to change the Petitioner’s name to BEATRICE BENNER SZALAI.

The Court has fixed June 3, 2026, at 9:00 AM, in Courtroom “E” of the Montgomery County Courthouse, Norristown, Pennsylvania, as the time and place for the hearing of said Petition, when and where all persons interested may appear and show cause, if any they have, why the prayer of said Petition should not be granted.

IN THE COURT OF COMMON PLEAS OF
MONTGOMERY COUNTY, PENNSYLVANIA
CIVIL ACTION - LAW
NO. 2026-04927

NOTICE IS HEREBY GIVEN that the Petition of Malgorzata Grzybek was filed in the above-named Court, praying for a Decree to change the Petitioner’s name to MAGGIE HAYES.

The Court has fixed June 3, 2026, at 9:00 AM, in Courtroom “E” of the Montgomery County Courthouse, Norristown, Pennsylvania, as the time and place for the hearing of said Petition, when and where all persons interested may appear and show cause, if any they have, why the prayer of said Petition should not be granted.

IN THE COURT OF COMMON PLEAS OF
MONTGOMERY COUNTY, PENNSYLVANIA
CIVIL ACTION - LAW
NO. 2026-04937

NOTICE IS HEREBY GIVEN that the Petition of Patricia Ann Cangelosi was filed in the above-named Court, praying for a Decree to change the Petitioner’s name to PATRICIA CANGELOSI STRANGE.

The Court has fixed June 3, 2026, at 9:00 AM, in Courtroom “E” of the Montgomery County Courthouse, Norristown, Pennsylvania, as the time and place for the hearing of said Petition, when and where all persons interested may appear and show cause, if any they have, why the prayer of said Petition should not be granted.

IN THE COURT OF COMMON PLEAS OF
MONTGOMERY COUNTY, PENNSYLVANIA
CIVIL ACTION - LAW
NO. 2026-04936

NOTICE IS HEREBY GIVEN that the Petition of Qaadi Tillar was filed in the above-named Court, praying for a Decree to change the Petitioner’s name to QAADRI TILLAR.

The Court has fixed June 3, 2026, at 9:00 AM, in Courtroom “E” of the Montgomery County Courthouse, Norristown, Pennsylvania, as the time and place for the hearing of said Petition, when and where all persons interested may appear and show cause, if any they have, why the prayer of said Petition should not be granted.

IN THE COURT OF COMMON PLEAS OF
MONTGOMERY COUNTY, PENNSYLVANIA
CIVIL ACTION - LAW
NO. 2026-04935

NOTICE IS HEREBY GIVEN that the Petition of Rima Narendra Naik was filed in the above-named Court, praying for a Decree to change the Petitioner’s name to RIMA NAIK.

The Court has fixed June 3, 2026, at 9:00 AM, in Courtroom “E” of the Montgomery County Courthouse, Norristown, Pennsylvania, as the time and place for the hearing of said Petition, when and where all persons interested may appear and show cause, if any they have, why the prayer of said Petition should not be granted.

IN THE COURT OF COMMON PLEAS OF
MONTGOMERY COUNTY, PENNSYLVANIA
CIVIL ACTION - LAW
NO. 2026-04931

NOTICE IS HEREBY GIVEN that the Petition of Robert James Shick was filed in the above-named Court, praying for a Decree to change the Petitioner’s name to ROBIN JAMESINA MOSER-SHICK.

The Court has fixed June 3, 2026, at 9:00 AM, in Courtroom “E” of the Montgomery County Courthouse, Norristown, Pennsylvania, as the time and place for the hearing of said Petition, when and where all persons interested may appear and show cause, if any they have, why the prayer of said Petition should not be granted.

IN THE COURT OF COMMON PLEAS OF
MONTGOMERY COUNTY, PENNSYLVANIA
CIVIL ACTION - LAW
NO. 2026-04934

NOTICE IS HEREBY GIVEN that the Petition of Soelma Hunsberger was filed in the above-named Court, praying for a Decree to change the Petitioner’s name to SOYOLA HUNSBERGER.

The Court has fixed June 3, 2026, at 9:00 AM, in Courtroom “E” of the Montgomery County Courthouse, Norristown, Pennsylvania, as the time and place for the hearing of said Petition, when and where all persons interested may appear and show cause, if any they have, why the prayer of said Petition should not be granted.

IN THE COURT OF COMMON PLEAS OF
MONTGOMERY COUNTY, PENNSYLVANIA
CIVIL ACTION - LAW
NO. 2026-04925

NOTICE IS HEREBY GIVEN that the Petition of Thomas Gregory Jahner was filed in the above-named Court, praying for a Decree to change the Petitioner’s name to THOMAS J. SHUMAN.

The Court has fixed June 3, 2026, at 9:00 AM, in Courtroom “E” of the Montgomery County Courthouse, Norristown, Pennsylvania, as the time and place for the hearing of said Petition, when and where all persons interested may appear and show cause, if any they have, why the prayer of said Petition should not be granted.

CIVIL ACTION

IN THE COURT OF COMMON PLEAS OF
MONTGOMERY COUNTY, PENNSYLVANIA
CIVIL DIVISION
NO. 2026-01449

CAPITAL ONE, N.A.,
Plaintiff

vs.

WILLIE BEE MATHIS AKA WILLIE BEE MATHIS JR,
Defendant(s)

NOTICE TO: Willie Bee Mathis aka Willie Bee Mathis JR

You are hereby notified that on January 23, 2026, Plaintiff, CAPITAL ONE, N.A. filed a Complaint against you in the Court of Common Pleas of MONTGOMERY County, Pennsylvania, Docket No. 2026-01449, wherein Plaintiff seeks to enforce its rights under its loan documents.

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 into 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.

Lawyer Referral Service
Montgomery Bar Association
100 W. Airy Street
Norristown, PA 19401
610-279-9660, ext. 201
www.montgomerybar.org

BROCK & SCOTT, PLLC
Attorney for Plaintiff
844-856-6646

ESTATE NOTICES

Notice is Hereby Given that, in the estate of the decedents set forth below, the Register of Wills has granted letters, testamentary or administration, to the persons named. All persons having claims against said estate are requested to make known the same to them or their attorneys and all persons indebted to said decedents are requested to make payment without delay, to the executors or administrators named below.

First Publication

ALBURGER, ERIC JAMES, dec'd.

Late of Springfield Township.
Administrators: STEVEN ALBURGER AND DAVID J. ALBURGER,
c/o Robert W. Maher, Esquire,
1494 Old York Road, Third Floor,
Abington, PA 19001.
ATTORNEY: ROBERT W. MAHER,
DYER & MAHER,
1494 Old York Road, Third Floor,
Abington, PA 19001

ARNOLD, LARRY J., dec'd.

Late of Abington Township.
Executor: AMY DESCHA INGRAM,
P.O. Box 1028,
Roslyn, PA 19001.

ATTORNEY: JERRY SCHUCHMAN,
1018 N. Bethlehem Pike, Suite AE,
Lower Gwynedd, PA 19002

BOOKER, SIDNEY LEE also known as SID BOOKER, dec'd.

Late of Cheltenham Township.
Executrix: WANDA DARLENE EBRON,
912 Cobden Road,
Laverock, PA 19038.

ATTORNEY: PIETRO A. BARBIERI,
TRUST POINT LEGAL GROUP,
1111 Fielding Drive,
West Chester, PA 19382

BREST, ALBERT, dec'd.

Late of Elkins Park, PA.
Executors: NORMAN BREST,
126 Drakes Drum Drive,
Bryn Mawr, PA 19010 and
ARLENE BREST,
8302 Old York Road, Apt. A45,
Elkins Park, PA 19027.

ATTORNEY: F. CRAIG La ROCCA,
F. CRAIG La ROCCA ATTORNEY AT LAW PC,
800 N. Broad Street,
Lansdale, PA 19446

CAIN, BRIAN P., dec'd.

Late of Lower Salford Township.
Executrix: TARYN M. CAIN-STROBEL,
c/o Sandra M. Liberatori, Esquire,
933 N. Charlotte Street, Suite 3-B,
Pottstown, PA 19464.
ATTORNEY: SANDRA M. LIBERATORI,
RICK LAW OFFICES,
933 N. Charlotte Street, Suite 3-B,
Pottstown, PA 19464

CALLAGHAN, AGNESS ANN, dec'd.

Late of Norristown, PA.
Administratrix: JANET ANN CRAWFORD,
902 Creek Drive,
Ambler, PA 19002.
ATTORNEY: DAVID J. BARTHOLF,
BARTHOLF LAW OFFICES, LLC,
8 E. 2nd Street,
Media, PA 19063

DAVIS, CHERYL A. also known as CHERYL ANN DAVIS and CHERYL DAVIS, dec'd.

Late of Upper Salford Township.
Executor: JAMES D. DAVIS,
2201 Shelly Road,
Harleysville, PA 19438.
ATTORNEY: DOROTHY K. WEIK-HANGE,
LANDIS, HUNSBERGER, GINGRICH &
WEIK, LLP,
114 E. Broad Street, P.O. Box 769,
Souderton, PA 18964

DiGENNARO, PIERINA, dec'd.

Late of East Norriton Township.
Executrix: JEANETTE DONOVAN,
353 Maiden Lane,
Plymouth Meeting, PA 19462.
ATTORNEY: ROBERT M. SLUTSKY,
SLUTSKY ELDER LAW, P.C.,
600 W. Germantown Pike, Suite 400,
Plymouth Meeting, PA 19462

DOUBLEDAY, INGE E. also known as**INGE ERNA DOUBLEDAY, dec'd.**

Late of Upper Salford Township.

Executor: EDMUND C. DOUBLEDAY,

3428 Penn Street,

Philadelphia, PA 19129.

ATTORNEY: JEFFREY K. LANDIS,
LANDIS, HUNSBERGER, GINGRICH &
WEIK, LLP,

114 E. Broad Street, P.O. Box 769,

Souderton, PA 18964

DOUGERT, RICHARD EDWARD, dec'd.

Late of Upper Merion Township.

Executrix: ROBERTA A. DOUGERT,

c/o Joseph J. Fiandra, Esquire,

426 N. Easton Road,

Glenside, PA 19038.

ATTORNEY: JOSEPH J. FIANDRA,

JOSEPH J. FIANDRA, LLC,

426 N. Easton Road,

Glenside, PA 19038

EBERZ, CAROL P., dec'd.

Late of Upper Moreland Township.

Executrix: PAMELA C. DIETZ,

15 Ruhl Drive,

Perkasie, PA 18944.

ATTORNEY: KARIM P. HUSAIN,

Hartshorne Mansion, Suite 220,

535 N. Church Street,

West Chester, PA 19380

FOLLANSBEE JR., CONRAD G. also known as**CONRAD FOLLANSBEE, dec'd.**

Late of Lower Providence Township.

Executrix: JEAN E. FOLLANSBEE,

c/o Kenneth R. Pugh, Esquire,

910 Harvest Drive, Suite 200,

Blue Bell, PA 19422.

ATTORNEY: KENNETH R. PUGH,

KAPLIN STEWART MELOFF REITER & STEIN, PC,

910 Harvest Drive, Suite 200,

Blue Bell, PA 19422

FRANZ, ANTHONY, dec'd.

Late of Royersford, PA.

Executor: KELLY WILSON,

320 N. 6th Avenue, Apt. 1,

Royersford, PA 19468.

FREILING, JEANETTE A., dec'd.

Late of Borough of Hatboro.

Executrix: JEANETTE A. TROTMAN,

c/o Laura M. Mercuri, Esquire,

104 N. York Road,

Hatboro, PA 19040.

ATTORNEY: LAURA M. MERCURI,

DUFFY NORTH,

104 N. York Road,

Hatboro, PA 19040

FRIEND, ETTA L., dec'd.

Late of Lower Merion Township.

Executor: ROBERT FRIEND,

1320 Dell Road,

Eagleville, PA 19403.

ATTORNEY: MARJORIE E. GALLAGHER,

ROYER COOPER COHEN BRAUNFELD LLC,

101 W. Elm Street, #400,

Conshohocken, PA 19428

GEORGE, PATRICIA ANN, dec'd.

Late of East Norriton Township.

Executor: ANTHONY G. CINELLI,

2270 Glenview Drive,

Lansdale, PA 19446.

ATTORNEY: THOMAS J. CAMPION, JR.,

MARSHALL, BOHORAD, THORNBURG,

PRICE & CAMPION, P.C.,

1940 W. Norwegian Street,

P.O. Box 1280,

Pottsville, PA 17901

GIANNETTI JR., JOSEPH C., dec'd.

Late of Skippack Township.

Executrix: LAURA SMITH,

c/o Robert J. Iannozzi, Jr., Esquire,

1684 S. Broad Street, Suite 230,

Lansdale, PA 19446.

ATTORNEY: ROBERT J. IANNOZZI, JR.,

HAMBURG, RUBIN, MULLIN, MAXWELL &

LUPIN, PC,

1684 S. Broad Street, Suite 230,

Lansdale, PA 19446

GLASS, JULIA H., dec'd.

Late of Norristown, PA.

Administrator: ANNEMARIE GLASS,

8419 Harner Street,

Philadelphia, PA 19128.

GOLDSHLACK, WILLIAM L. also known as**WILLIAM GOLDSHLACK, dec'd.**

Late of Cheltenham Township.

Executor: DAVID GOLDSHLACK,

c/o Zachary R. Dolchin, Esquire,

2617 Huntingdon Pike,

Huntingdon Valley, PA 19006.

ATTORNEY: ZACHARY R. DOLCHIN,

SEMANOFF ORMSBY GREENBERG &

TORCHIA, LLC,

2617 Huntingdon Pike,

Huntingdon Valley, PA 19006

HENNESSEY, EDWARD P. also known as**EDWARD PHILLIP HENNESSEY, dec'd.**

Late of Upper Providence Township.

Executor: EDWARD M. HENNESSEY,

106 Ramsgate Drive,

Phoenixville, PA 19460.

ATTORNEY: ANTHONY J. ROCCA,

LAW OFFICES OF ANTHONY J. ROCCA, P.C.,

1528 Walnut Street, Suite 1507,

Philadelphia, PA 19102

HEPLER, CAROL A. also known as**CAROL ANN HEPLER, dec'd.**

Late of Franconia Township.

Executrix: DEBORAH A. BECK,

8 Beverly Road,

Perkasie, PA 18944.

ATTORNEY: CHARLOTTE A. HUNSBERGER,

LANDIS, HUNSBERGER, GINGRICH &

WEIK, LLP,

114 E. Broad Street, P.O. Box 769,

Souderton, PA 18964

HOLLY, THOMAS L., dec'd.

Late of Lower Providence Township.

Executrix: ANN MARIE ZAMBITO,

c/o Robert M. Sebia, Esquire,

Elliott Greenleaf, P.C.,

925 Harvest Drive, Suite 300,

Blue Bell, PA 19422.

HUNT, STANLEY K. also known as STANLEY KARL HUNT, dec'd.

Late of Montgomery Township.
 Executor: FRANKLIN D. HUNT, JR.,
 c/o Karen S. Dayno, Esquire,
 400 Maryland Drive, P.O. Box 7544,
 Fort Washington, PA 19034-7544.
 ATTORNEY: KAREN S. DAYNO,
 TIMONEY KNOX, LLP,
 400 Maryland Drive, P.O. Box 7544,
 Fort Washington, PA 19034-7544

IBACH, BETTY ARLENE also known as B. ARLENE IBACH and ARLENE IBACH, dec'd.

Late of Borough of Royersford.
 Executrix: BARBARA JOAN IBACH MASON,
 43 Caitlyn Drive,
 Birdsboro, PA 19508.
 ATTORNEY: CAROLYN M. MARCHESANI,
 WOLF, BALDWIN, AND ASSOCIATES, P.C.,
 800 E. High Street,
 Pottstown, PA 19464

KIM, YOUNG OK, dec'd.

Late of Upper Gwynedd Township.
 Executor: SANG K. KIM,
 c/o Maurice D. Lee, III, Esquire,
 1735 Market Street, #3400,
 Philadelphia, PA 19102.
 ATTORNEY: MAURICE D. LEE, III,
 SAUL EWING LLP,
 1735 Market Street, #3400,
 Philadelphia, PA 19102

KNAAK, RENATE, dec'd.

Late of Upper Dublin Township.
 Executrix: MONIKA H. GROFF,
 1253 Ash Lane,
 Lebanon, PA 17042.
 ATTORNEY: KEITH D. WAGNER,
 BRINSER WAGNER
 P.O. Box 323,
 Palmyra, PA 17078

KOLLMAN, GERALD EUGENE also known as GERALD E. KOLLMAN, dec'd.

Late of East Norriton Township.
 Administrator CTA: ROBERT SLUTSKY, ESQUIRE,
 600 W. Germantown Pike, Suite 400,
 Plymouth Meeting, PA 19462.
 ATTORNEY: ROBERT M. SLUTSKY,
 SLUTSKY ELDER LAW, P.C.,
 600 W. Germantown Pike, Suite 400,
 Plymouth Meeting, PA 19462

KRUPP, TOBIE A., dec'd.

Late of Abington Township.
 Executrix: LAUREN B. KRUPP,
 c/o Joan M. Graner, Esquire,
 30 Cassatt Avenue,
 Berwyn, PA 19312.
 ATTORNEY: JOAN M. GRANER,
 McANDREWS, MEHALICK, CONNOLLY,
 HULSE AND RYAN, P.C.,
 30 Cassatt Avenue,
 Berwyn, PA 19312

KUBIS, DOLORES, dec'd.

Late of Borough of Rockledge.
 Executrix: KATHLEEN KUBIS,
 c/o Allyssa C. Embery-Zimmaro, Esquire,
 2617 Huntingdon Pike,
 Huntingdon Valley, PA 19006.

ATTORNEY: ALLYSSA C. EMBERY-ZIMMARO,
 SEMANOFF ORMSBY GREENBERG &
 TORCHIA, LLC,
 2617 Huntingdon Pike,
 Huntingdon Valley, PA 19006

LAMINA, KATHRYN M., dec'd.

Late of Horsham Township.
 Administratrix: DANIELLE LAMINA VOLZ,
 179 N. Franklin Street,
 Doylestown, PA 18901.
 ATTORNEY: MARK R. SEMISCH,
 SEMISCH AND SEMISCH,
 254 Green Street,
 Doylestown, PA 18901

LEASE, KIMBERLY A., dec'd.

Late of North Wales, PA.
 Executor: MICHAEL E. LEASE,
 545 Mill Cross Road,
 Lancaster, PA 17601.
 ATTORNEY: CHARLOTTE A. HUNSBERGER,
 LANDIS, HUNSBERGER, GINGRICH &
 WEIK, LLP,
 114 E. Broad Street, P.O. Box 769,
 Souderton, PA 18964

LUKHARD, JOAN E., dec'd.

Late of Upper Dublin Township.
 Executor: BRIAN W. LUKHARD,
 c/o Hopkins & Hopkins,
 114 N. Main Street,
 Doylestown, PA 18901.
 ATTORNEY: ERIC W. HOPKINS,
 HOPKINS & HOPKINS,
 114 N. Main Street,
 Doylestown, PA 18901

MARCHESE, HARRY R., dec'd.

Late of Borough of Norristown.
 Executors: ANGELA L. GIRARDI,
 39 W. Adair Drive,
 Norristown, PA 19403,
 JOSEPH R. MARCHESE,
 51 Colonial Avenue,
 West Norriton, PA 19403.
 ATTORNEY: ROBERT A. MARO,
 MARO & MARO, P.C.,
 11 S. Trooper Road, Suite A,
 Norristown, PA 19403

MARTINO, LOIS MARY, dec'd.

Late of Bala Cynwyd, PA.
 Executor: DAVID L. MARTINO,
 2612 Summit Avenue,
 Broomall, PA 19008.
 ATTORNEY: JOHN R. TWOMBLY, JR.,
 224 E. Street Road, Suite 1,
 Kennett Square, PA 19348,
 610-925-3500

MERKEL, JOANNE, dec'd.

Late of North Wales, PA.
 Executor: JOSEPH AMOROSO,
 3141 W. Germantown Pike,
 Norristown, PA 19403.

NESTER, CYNTHIA P., dec'd.

Late of Franconia Township.
 Executor: BRADLEY W. NESTER,
 328 School Lane,
 Souderton, PA 18964.

- ATTORNEY: ELIZABETH M. WETZLER,
LANDIS, HUNSBERGER, GINGRICH &
WEIK, LLP,
114 E. Broad Street, P.O. Box 769,
Souderton, PA 18964
- NIETUPSKI, BARBARA L., dec'd.**
Late of East Norriton Township.
Executrix: PENNY L. ZULLO-KONZEM
(a/k/a PENNY ZULLO),
c/o John J. McAneney, Esquire,
400 Maryland Drive, P.O. Box 7544,
Fort Washington, PA 19034-7544.
- ATTORNEY: JOHN J. McANENEY,
TIMONEY KNOX, LLP,
400 Maryland Drive, P.O. Box 7544,
Fort Washington, PA 19034-7544
- NOVESS, DOROTHY, dec'd.**
Late of Lower Moreland Township.
Executrix: BETH ROSENAU APPELBAUM,
c/o M. Howard Vigderman, Esquire,
1735 Market Street, 19th Floor,
Philadelphia, PA 19103.
ATTORNEY: M. HOWARD VIGDERMAN,
MONTGOMERY McCracken Walker &
RHOADS, LLP,
1735 Market Street, 19th Floor,
Philadelphia, PA 19103
- PETERSON, TYRONE MYRICK, dec'd.**
Late of Upper Dublin Township.
Administrator: JOHN ALEXANDER PETERSON,
c/o Robert A. Saraceni, Jr., Esquire,
548 E. Main Street,
Norristown, PA 19401.
ATTORNEY: ROBERT A. SARACENI, JR.,
SARACENI LAW, PLLC,
548 E. Main Street,
Norristown, PA 19401
- REICHLEY, BRENDA L., dec'd.**
Late of Lower Salford Township.
Executrix: RHONDA L. WEXLER,
870 Skyline Drive,
Erdenheim, PA 19038.
ATTORNEY: J. OLIVER GINGRICH,
LANDIS, HUNSBERGER, GINGRICH &
WEIK, LLP,
114 E. Broad Street, P.O. Box 769,
Souderton, PA 18964
- RHODY, DOLORES, dec'd.**
Late of Huntingdon Valley, PA.
Executor: NANCY C. McELROY,
c/o Brook Hastings, Esquire,
Hastings Law, LLC,
4259 W. Swamp Road, Suite 240,
Doylestown, PA 18902.
- ROAN, MARIA A., dec'd.**
Late of Upper Moreland Township.
Administratrix: JACQUELINE RIVERA,
c/o David M. D'Orlando, Esquire,
53 S. Main Street,
Yardley, PA 19067.
ATTORNEY: DAVID M. D'ORLANDO,
THE D'ORLANDO FIRM, PLLC,
53 S. Main Street,
Yardley, PA 19067
- SAMS, CAROLYN M. also known as
CAROLYN MARGARET SAMS, dec'd.**
Late of Abington Township.
Administratrix: MELANIE MARIE SAMS,
4773 SW Jonquil Court,
Dunnellon, FL 34431.
ATTORNEY: ROBERT C. GERHARD, III,
GERHARD & GERHARD, P.C.,
815 Greenwood Avenue, Suite 8,
Jenkintown, PA 19046,
215-885-6785
- SHAW, WILLIAM JAMES, dec'd.**
Late of Lower Merion Township.
Executrix: BRITTANY PINNER,
634 Ferne Boulevard,
Drexel Hill, PA 19026.
- SPAHR, BEVERLEY BELLE, dec'd.**
Late of Montgomery County, PA.
Executor: WESLEY SPAHR,
218 Hansell Road,
Newtown Square, PA 19073.
- SPARANGO, JOSEPHINE, dec'd.**
Late of Fort Washington, PA.
Executors: MARY GRACE SPARANGO,
2205 North Wales Road,
Lansdale, PA 19446,
BEN SPARANGO,
125 Kenilworth Road,
Villanova, PA 19085.
ATTORNEY: F. CRAIG La ROCCA,
F. CRAIG La ROCCA ATTORNEY AT LAW PC,
800 N. Broad Street,
Lansdale, PA 19446
- SPURRIER, MARY THERESA also known as
MARY THERESA DOUGHERTY and
MARY DOUGHERTY, dec'd.**
Late of Abington Township.
Executor: DENISE BYRNES,
2023 Oakdale Avenue,
Glenside, PA 19038.
- STABILITO, INEZ, dec'd.**
Late of Borough of Jenkintown.
Executors: GERALD KEVIN SMITH AND
GINA HUPPERTERZ,
c/o Melissa V. Bond, Esquire,
16 N. Franklin Street, Suite 300,
P.O. Box 853,
Doylestown, PA 18901.
ATTORNEY: MELISSA V. BOND,
BOND & McCULLOUGH,
16 N. Franklin Street, Suite 300,
P.O. Box 853,
Doylestown, PA 18901
- SUTA, MARY ELLEN also known as
MARY E. SUTA and
MARY SUTA, dec'd.**
Late of Hatboro, PA.
Executrix: CATHERINE SUTA-BEAM,
128 Lesha Drive,
Morrisville, PA 19067.
- TOTH, JOHN D. also known as
JOHN TOTH, dec'd.**
Late of Lower Pottsgrove Township.
Executor: JUSTIN ROBERT TOTH,
1037 Brookwood Drive,
Pottstown, PA 19464.

ATTORNEY: JAMES C. KOVALESKI,
OWM LAW,
1503 Sunset Drive, Suite 201,
Pottstown, PA 19464

TRAVIS, SANDRA, dec'd.

Late of Borough of Norristown.
Executor: JOSEPH ANTHONY WASSER, JR.,
c/o Jeremy Z. Mittman, Esquire,
593 Bethlehem Pike,
Montgomeryville, PA 18936.
ATTORNEY: JEREMY Z. MITTMAN,
LAW OFFICES OF JEREMY Z. MITTMAN,
593 Bethlehem Pike,
Montgomeryville, PA 18936

WEISS, SUSAN RANDALL, dec'd.

Late of Lower Gwynedd Township.
Executrix: JESSICA HONIGBERG,
c/o Robert J. Iannozzi, Jr., Esquire,
1684 S. Broad Street, Suite 230,
Lansdale, PA 19446.

ATTORNEY: ROBERT J. IANNOZZI, JR.,
HAMBURG, RUBIN, MULLIN, MAXWELL &
LUPIN, P.C.,
1684 S. Broad Street, Suite 230,
Lansdale, PA 19446

ZEMANEK, FRANCIS ROBERT, dec'd.

Late of Towamencin Township.
Executor: TODD R. ZEMANEK,
c/o Robert J. Iannozzi, Jr., Esquire,
1684 S. Broad Street, Suite 230,
Lansdale, PA 19446.

ATTORNEY: ROBERT J. IANNOZZI, JR.,
HAMBURG, RUBIN, MULLIN, MAXWELL &
LUPIN, P.C.,
1684 S. Broad Street, Suite 230,
Lansdale, PA 19446

Second Publication

APPEL, LARRY H., dec'd.

Late of Lansdale, PA.
Executrices: KIMBERLY ANN APPEL AND
JUSTINE L. PYDINSKI,
c/o Jessica R. Grater, Esquire,
Monastra & Grater, LLC,
740 E. High Street,
Pottstown, PA 19464.

BIDDLE, MARY VAN SCIVER also known as

MARY VAN S. BIDDLE and
MARY VANSCHIVER BIDDLE, dec'd.

Late of Whitmarsh Township.
Executors: THERESA A. CROWLEY AND
T. TATE ANTHONY, III,
c/o George M. Riter, Esquire,
400 Maryland Drive, P.O. Box 7544,
Fort Washington, PA 19034-7544.

ATTORNEY: GEORGE M. RITER,
TIMONEY KNOX LLP,
400 Maryland Drive, P.O. Box 7544,
Fort Washington, PA 19034-7544

BLAIR, DORIS MAY, dec'd.

Late of Horsham Township.
Executors: PAUL RICHARD BLAIR,
416 Parkview Circle,
Warrington, PA 18976 and
CAROL L. BERGEY,
945 Haldeman Road,
Schwenksville, PA 19450.

ATTORNEY: JILLIAN E. BARTON,
BARTON LAW, LLC,
300 Welsh Road, Building One, Suite 100,
Horsham, PA 19044

BLAIR, URNER DANIEL, dec'd.

Late of Conshohocken, PA.
Executrices: DEBORAH CILIO AND
TANYA BLAIR,
23 DeHaven Avenue,
Conshohocken, PA 19428.

DAWSON, MARY JANE, dec'd.

Late of Lower Gwynedd Township.
Executor: THOMAS T. DAWSON,
c/o Sarah M. Ford, Esquire,
585 Skippack Pike, Suite 100,
Blue Bell, PA 19422.

ATTORNEY: SARAH M. FORD,
FORD AND BUCKMAN, PC,
585 Skippack Pike, Suite 100,
Blue Bell, PA 19422

DETWEILER, MARY EMMA also known as

MARY E. DETWEILER, dec'd.

Late of Franconia Township.
Executor: JEFFREY L. GODSHALL,
143 Radcliff Terrace,
Souderton, PA 18964.

ATTORNEY: DOROTHY K. WEIK-HANGE,
LANDIS, HUNSBERGER, GINGRICH &
WEIK, LLP,
114 E. Broad Street, P.O. Box 769,
Souderton, PA 18964

DiGIOVANNI, JOSEPH A., dec'd.

Late of Borough of Conshohocken.
Executrix: VALERIE DiGIOVANNI,
14 Maple Drive,
Conshohocken, PA 19428.

ATTORNEY: MARK FEINMAN,
8171 Castor Avenue,
Philadelphia, PA 19152

DiLANZO, ILONA A., dec'd.

Late of Cheltenham Township.
Executor: FRANCIS DiLANZO,
27 Limekiln Pike,
Glenside, PA 19038.

ATTORNEY: MARYBETH O. LAURIA,
LAURIA LAW LLC,
3031 Walton Road, Suite C310,
Plymouth Meeting, PA 19462

DiLAURENZO, LILLIAN M., dec'd.

Late of Towamencin Township.
Executrix: SUSAN L. MILKS,
105 Gray Clay Lane,
P.O. Box 315,
Albany, NY 18833.

ATTORNEY: J. OLIVER GINGRICH,
LANDIS, HUNSBERGER, GINGRICH &
WEIK, LLP,
114 E. Broad Street, P.O. Box 769,
Souderton, PA 18964

DORN, DONNA, dec'd.

Late of Hatfield Township.
Executors: JEFFREY KANAOVICZ AND
EDWARD KANAOVICZ,
c/o Brook Hastings, Esquire,
Hastings Law, LLC,
4259 W. Swamp Road, Suite 240,
Doylestown, PA 18902.

- ATTORNEY: BROOK HASTINGS,
HASTINGS LAW, LLC,
4259 W. Swamp Road, Suite 240,
Doylestown, PA 18902
- FISHER, ARTHUR LOUIS, dec'd.**
Late of Whitemarsh Township.
Executrix: LISE FISHER HARK,
c/o Ned Hark, Esquire,
Goldsmith Hark & Hornak, PC,
7716 Castor Avenue,
Philadelphia, PA 19152.
ATTORNEY: NED HARK,
GOLDSMITH HARK & HORNAK, PC,
7716 Castor Avenue,
Philadelphia, PA 19152
- GALANTI, THEODORE J., dec'd.**
Late of Abington Township.
Administratrix: CAROLE D. HARPER,
5214 Bailey Court W.,
Doylestown, PA 18902.
ATTORNEY: DAVID W. BIRNBAUM,
HOWLAND HESS BIRNBAUM,
2444 Huntingdon Pike,
Bethayres, PA 19006
- GODDARD, THERESA A. also known as
THERESA ANN GODDARD, dec'd.**
Late of Douglass Township.
Co-Executors: WILLIAM J. GODDARD,
230 S. Ironstone Drive,
Boyertown, PA 19512,
EDWARD J. GODDARD, JR.,
1498 Virmay Drive,
Gilbertsville, PA 19525.
ATTORNEY: JEFFREY R. BOYD,
BOYD & KARVER, P.C.,
7 E. Philadelphia Avenue, Suite 1,
Boyertown, PA 19512
- HACKELTON, ANNA H., dec'd.**
Late of Telford, PA.
Executrix: ANNE M. MAYBERRY,
287 Franconia Avenue,
Telford, PA 18969.
ATTORNEY: WENDY J. ASHBY,
ASHBY LAW OFFICES, LLC,
314 W. Broad Street, Suite 118,
Quakertown, PA 18951
- HAHN, DONG JIN, dec'd.**
Late of Lafayette Hill, PA.
Administrator: SUSAN H. HAHN,
4112 Hellman Road,
Lafayette Hill, PA 19444.
- HAIN, GREG S., dec'd.**
Late of Limerick Township.
Administrators: DAVID R. HAIN,
230 E. Washington Street,
Wernersville, PA 19565,
JEFFREY R. HAIN,
681 New Schaefferstown Road,
Bernville, PA 19506.
ATTORNEY: RICHARD L. GESCHWINDT,
RICHARD L. GESCHWINDT, ESQ.,
ATTORNEY AT LAW,
203 E. Noble Avenue,
Shoemakersville, PA 19555
- HANNEY, ESTELLE G., dec'd.**
Late of Harleysville, PA.
Executrix: SHARON N. SEIN,
ATTORNEY: CHRISTOPHER H. MEINZER,
MLO ASSOCIATES,
516 Main Street,
Pennsburg, PA 18073,
215-679-4554
- HANNEY, WILLIAM J., dec'd.**
Late of Pennsburg, PA.
Executrix: SHARON N. SEIN.
ATTORNEY: CHRISTOPHER H. MEINZER,
MLO ASSOCIATES,
516 Main Street,
Pennsburg, PA 18073,
215-679-4554
- HARRIS, EARL J. also known as
EARL HARRIS, dec'd.**
Late of Whitemarsh Township.
Executrix: HILARY A. FUELLEBORN,
c/o Lara A. Bolte, Esquire,
301 E. Germantown Pike, First Floor, Suite 100,
East Norriton, PA 19401.
ATTORNEY: LARA A. BOLTE,
SALVO ROGERS ELINSKI & SCULLIN,
301 E. Germantown Pike, First Floor, Suite 100,
East Norriton, PA 19401
- HENNE, BARBARA A., dec'd.**
Late of Horsham Township.
Administratrix: PATRICIA A. HENNE,
261 Nelson Drive,
Ambler, PA 19002.
ATTORNEY: GARTH G. HOYT,
McNEES WALLACE & NURICK, LLC,
170 N. Radnor Chester Road, Suite 350,
Radnor, PA 19087
- HOFFMAN, HOWARD M., dec'd.**
Late of Upper Merion Township.
Administrators: LINDA S. HOFFMAN-STAPE AND
BRUCE H. HOFFMAN,
c/o Edward J. Hughes, Esquire,
Blue Bell Executive Campus, Suite 110,
460 Norristown Road,
Blue Bell, PA 19422.
ATTORNEY: EDWARD J. HUGHES,
WISLER PEARLSTINE, LLP,
Blue Bell Executive Campus, Suite 110,
460 Norristown Road,
Blue Bell, PA 19422
- HOPE, MARILYN JOAN, dec'd.**
Late of Limerick, PA.
Executrix: BARBARA DIAMOND,
625 S. Goddard Boulevard, Apt. 621,
King of Prussia, PA 19406.
- HUGHES SR., MARK JOSEPH also known as
MARK HUGHES, dec'd.**
Late of Dresher, PA.
Executors: BETH STEINER,
16556 Aidenn Lair Road,
Dresher, PA 19025,
MICHAEL JASON HUGHES,
133 E. Palmer Avenue,
Collingswood, NJ 08108.
ATTORNEY: ANDREW W. YOUNG,
70 W. Oakland Avenue, Suite 314,
Doylestown, PA 18901
- HUNTER, MARTHA A. also known as
MARTHA ANN HUNTER, dec'd.**
Late of Lower Pottsgrove Township.
Executrix: ANNETTE L. MOYER,
2401 Sycamore Lane,
Gilbertsville, PA 19525.

- ATTORNEY: CAROLYN M. MARCHESANI, WOLF, BALDWIN, AND ASSOCIATES, P.C., 800 E. High Street, Pottstown, PA 19464
- JOHNSON, JUDITH, dec'd.**
Late of Penllyn, PA.
Executor: OLIVER JOHNSON, 349 Old Penllyn Pike, Penllyn, PA 19422.
- KATRO, ALMA, dec'd.**
Late of Abington Township.
Executor: NIKOLIN KATRO, c/o Daniella A. Horn, Esquire, 1 Roberts Avenue, Glenside, PA 19038.
ATTORNEY: DANIELLA A. HORN, KLENK LAW, LLC, 1 Roberts Avenue, Glenside, PA 19038
- KAZMIERCZAK, NANCY A., dec'd.**
Late of Borough of Conshohocken.
Executor: JOHN C. KAZMIERCZAK, c/o John A. Gagliardi, Esquire, 122 S. Church Street, West Chester, PA 19382.
ATTORNEY: JOHN A. GAGLIARDI, WETZEL GAGLIARDI FETTER & LAVIN LLC, 122 S. Church Street, West Chester, PA 19382
- KEANE, EILEEN M., dec'd.**
Late of West Norriton Township.
Executor: JOHN A. KEANE, SR., 804 W. Lafayette Street, Norristown, PA 19401.
ATTORNEY: MARY KAY KELM, 2326 N. Broad Street, Suite 200, Colmar, PA 18915
- KELLETT, MORRIS CLOTHIER, dec'd.**
Late of Lower Merion Township.
Executor: RODERICK C. KELLETT, c/o Jennifer L. Simons, Esquire, 30 Cassatt Avenue, Berwyn, PA 19312.
ATTORNEY: JENNIFER L. SIMONS, McANDREWS, MEHALICK, CONNOLLY, HULSE AND RYAN, P.C., 30 Cassatt Avenue, Berwyn, PA 19312
- KINSEY JR., CLARENCE W. also known as CLARENCE W. KINSEY, dec'd.**
Late of Lansdale, PA.
Executors: BRUCE R. KINSEY, 436 Store Road, Harleysville, PA 19438, KATHY F. CAMPION, 892 Deerwood Lane, Quakertown, PA 18951.
ATTORNEY: CHARLOTTE A. HUNSBERGER, LANDIS, HUNSBERGER, GINGRICH & WEIK, LLP, 114 E. Broad Street, P.O. Box 769, Souderton, PA 18964
- KOHR, SHIRLEY, dec'd.**
Late of Borough of Schwenksville.
Administrator: ALEXANDER THOMAS WOLF KOHR, c/o Hope Bosniak, Esquire, Dessen, Moses & Rossitto, 600 Easton Road, Willow Grove, PA 19090.
- ATTORNEY: HOPE BOSNIAK, DESSEN, MOSES & ROSSITTO, 600 Easton Road, Willow Grove, PA 19090
- KRACOFF, DORIS, dec'd.**
Late of Borough of Jenkintown.
Executrix: BARBARA SHINDER, c/o Bruce M. Dolfman, Esquire, 901 N. Penn Street, F-2102, Philadelphia, PA 19123.
ATTORNEY: BRUCE M. DOLFMAN, 901 N. Penn Street, F-2102, Philadelphia, PA 19123
- KRIEBEL, MARILYN M., dec'd.**
Late of Franconia Township.
Executors: DOUGLAS K. KRIEBEL, 1089 Church Road, East Greenville, PA 18041, STEVEN D. KRIEBEL, 2715 Leidy Road, Gilbertsville, PA 19525.
ATTORNEY: CHARLOTTE A. HUNSBERGER, LANDIS, HUNSBERGER, GINGRICH & WEIK, LLP, 114 E. Broad Street, P.O. Box 769, Souderton, PA 18964
- LEVERING, MARION C., dec'd.**
Late of Limerick Township.
Executrix: JOAN WHITELEY, c/o Cynthia Love Dengler, Esquire, 484 Norristown Road, Suite 124, Blue Bell, PA 19422.
ATTORNEY: CYNTHIA LOVE DENGLER, MURPHY AND DENGLER, 484 Norristown Road, Suite 124, Blue Bell, PA 19422
- LOMANNO, MARGARET, dec'd.**
Late of Plymouth Township.
Executor: MARK LOMANNO, 110 W. Montgomery Avenue, Unit A, Ardmore, PA 19003.
ATTORNEY: MARYBETH O. LAURIA, LAURIA LAW LLC, 3031 Walton Road, Suite C310, Plymouth Meeting, PA 19462
- LUSKIN, JOHN J. also known as JOHN L. LUSKIN, SR., dec'd.**
Late of Borough of Ambler.
Executor: JOHN J. LUSKIN, JR., c/o Catherine M. Harper, Esquire, 400 Maryland Drive, P.O. Box 7544, Fort Washington, PA 19034-7544.
ATTORNEY: CATHERINE M. HARPER, TIMONEY KNOX LLP, 400 Maryland Drive, P.O. Box 7544, Fort Washington, PA 19034-7544
- McCORRISTIN, LAWRENCE, dec'd.**
Late of Lower Providence Township.
Administratrix: ANNE HAGAN, c/o Heidi van Steenburgh, Esquire, 737 Second Street Pike, Southampton, PA 18966.
ATTORNEY: HEIDI van STEENBURGH, HOFFMAN, STERNBERG, KARPF & LYNCH, LLC, 737 Second Street Pike, Southampton, PA 18966

MILLER, BRUCE ERNESTO also known as**BRUCE ERNEST MILLER, dec'd.**

Late of Willow Grove, PA.
 Administrator: JOHN HARRIS MILLER,
 2820 S. Meade Street, 6B,
 Arlington, VA 22206.

MOORE, SUZANNE, dec'd.

Late of Plymouth Township.
 Executrix: LISA SABATO,
 101 Alexander Drive,
 Plymouth Meeting, PA 19462.
 ATTORNEY: ERIN SAULINO,
 SAULINO LAW, LLC,
 600 W. Germantown Pike, Suite 400,
 Plymouth Meeting, PA 19462

MOSKAL, FLORENCE, dec'd.

Late of Borough of Lansdale.
 Executrix: RACHEL D. UHRICH,
 c/o David G. Garner, Esquire,
 2129 E. High Street,
 Pottstown, PA 19464.

MURRAY, ELIZABETH also known as**ELIZABETH ANNE MURRAY and
BETTY MURRAY, dec'd.**

Late of Towamencin Township.
 Executrix: PATRICIA ARON,
 c/o Lisa M. Nentwig, Esquire,
 1650 Market Street, Suite 1200,
 Philadelphia, PA 19103.
 ATTORNEY: LISA M. NENTWIG,
 DILWORTH PAXSON, LLP,
 1650 Market Street, Suite 1200,
 Philadelphia, PA 19103

NAESSENS, JERRY A., dec'd.

Late of Abington Township.
 Executor: JOHN G. NAESSENS,
 c/o Karen M. Stockmal, Esquire,
 1235 Westlakes Drive, Suite 320,
 Berwyn, PA 19312.
 ATTORNEY: KAREN M. STOCKMAL,
 KMS LAW OFFICES, LLC,
 1235 Westlakes Drive, Suite 320,
 Berwyn, PA 19312

NEWMAN, SANDRA SCHULTZ, dec'd.

Late of Lower Merion Township.
 Executors: MARK C. SCHULTZ AND
 JONATHAN NEWMAN,
 c/o Michael F. Rogers, Esquire,
 301 E. Germantown Pike, First Floor, Suite 100,
 East Norriton, PA 19401.
 ATTORNEY: MICHAEL F. ROGERS,
 SALVO ROGERS ELINSKI & SCULLIN,
 301 E. Germantown Pike, First Floor, Suite 100,
 East Norriton, PA 19401

POLI, NORMA ANN, dec'd.

Late of Lower Moreland Township.
 Executrices: ROBIN A. HONEYMAN AND
 NANCY G. POLI,
 c/o Adam L. Fernandez, Esquire,
 Blue Bell Executive Campus, Suite 110,
 460 Norristown Road,
 Blue Bell, PA 19422-2323.
 ATTORNEY: ADAM L. FERNANDEZ,
 WISLER PEARLSTINE, LLP,
 Blue Bell Executive Campus, Suite 110,
 460 Norristown Road,
 Blue Bell, PA 19422-2323

PRICE, RICHARD NOEL, dec'd.

Late of Borough of Norristown.
 Administrator: DAVID NOEL PRICE,
 c/o E. Nego Pile, Esquire,
 930 Harvest Drive, Suite 360,
 Blue Bell, PA 19422.
 ATTORNEY: E. NEGO PILE,
 PILE LAW FIRM,
 930 Harvest Drive, Suite 360,
 Blue Bell, PA 19422

ROWE, WILLIAM G. also known as

WILLIAM GLENN ROWE, dec'd.
 Late of Borough of Red Hill.
 Executrix: COURTNEY R. KRAMER.
 ATTORNEY: MICHELLE M. FORSELL,
 CROSSON & RICHETTI, LLC,
 570 Main Street,
 Pennsburg, PA 18073

SARAMA, ISAM A., dec'd.

Late of Hatboro, PA.
 Executor: AHMAD ISAM SARAMA,
 2301 Oakmont Street,
 Philadelphia, PA 19152.
 ATTORNEY: MARTA M. DYBOWSKI,
 MAVEN LAW LLC
 726 Yorklyn Road, Suite 300,
 Hockessin, DE 19707

SCHWOYER, FRANCIS J., dec'd.

Late of Limerick Township.
 Co-Executrices: LISA ANN CHERPANICH,
 REBECCA JANE IRWIN AND
 BARBARA KEEFER,
 c/o Mary C. Crocker, Esquire,
 1296 E. High Street,
 Pottstown, PA 19464.

SMAUL, SANDRA M., dec'd.

Late of Upper Dublin Township.
 Executor: PAUL S. ZEITZ,
 c/o Delia A. Dougherty, Esquire,
 308 Harper Drive, Suite 200,
 Moorestown, NJ 08057.
 ATTORNEY: DELIA A. DOUGHERTY,
 SHERMAN, SILVERSTEIN, KOHL,
 ROSE & PODOLSKY, P.A.,
 308 Harper Drive, Suite 200,
 Moorestown, NJ 08057

**WESTCOTT, STEVEN J. also known as
STEVEN JOSEPH WESTCOTT, dec'd.**

Late of Springfield Township.
 Executors: RIN McLAUGHLIN,
 135 Berkeley Road,
 Glenside, PA 19038,
 STEVEN J. WESTCOTT, JR.,
 1401 High Crest Drive,
 Mansfield, TX 76063.
 ATTORNEY: CHARLOTTE A. HUNSBERGER,
 LANDIS, HUNSBERGER, GINGRICH &
 WEIK, LLP,
 114 E. Broad Street, P.O. Box 769,
 Souderton, PA 18964

**WILLIAMS, KENNETH H. also known as
KENNETH RICH HOWARD WILLIAMS, dec'd.**

Late of Whippain Township.
 Executors: DAVID S. WILLIAMS AND
 PAMELA JEAN HANEY,
 c/o Jonathan Atkinson, Esquire,
 220 N. Main Street,
 Souderton, PA 18964.

ATTORNEY: JONATHAN ATKINSON,
ACORN LAW,
220 N. Main Street,
Souderton, PA 18964

Third and Final Publication

ANDERS, PATRICIA ANN, dec'd.

Late of Cheltenham Township.
Executrix: CYNTHIA L. POOLE,
c/o Anna O. Sappington, Esquire and
Judith Stutman Izes, Esquire,
101 Old York Road, Suite 303,
Jenkintown, PA 19046.

ATTORNEYS: ANNA O. SAPPINGTON AND
JUDITH STUTMAN IZES,
ANNA SAPPINGTON, P.C.,
101 Old York Road, Suite 303,
Jenkintown, PA 19046

ANDERSON, MABERT, dec'd.

Late of Blue Bell, PA.
Executor: TERRY WILLIAMS,
c/o HighPoint Law Offices,
200 Highpoint Drive, Suite 211,
Chalfont, PA 18914.

ATTORNEY: PETER J. GILBERT,
HIGHPOINT LAW OFFICES,
200 Highpoint Drive, Suite 211,
Chalfont, PA 18914

BAGWELL, SUZANNE HENKELS also known as SUZANNE LEAMING, dec'd.

Late of Springfield Township.
Administrator: SHANE G. BAGWELL,
2015 Lime Street, #806,
Honolulu, HI 96826.

BARETTE, GERTRUDE M. also known as TRUDY M. BARETTE, dec'd.

Late of Lower Pottsgrove Township.
Co-Executors: JOAN H. DEKRET,
835 Brookside Road,
Pottstown, PA 19464,
ROBERT C. RIEGNER,
292 Washington Road, Route 100,
Bechtelsville, PA 19505,
RONALD J. RIEGNER,
289 Washington Road, Route 100,
Bechtelsville, PA 19505.

ATTORNEY: JEFFREY R. BOYD,
BOYD & KARVER, P.C.,
7 E. Philadelphia Avenue, Suite 1,
Boyertown, PA 19512

BARRON, THERESA J., dec'd.

Late of Montgomery Township.
Executor: STEPHEN D. BARRON,
c/o Diane H. Yazujian, Esquire,
P.O. Box 1099,
North Wales, PA 19454.
ATTORNEY: DIANE H. YAZUJIAN,
P.O. Box 1099,
North Wales, PA 19454

BENNS-COOK, MICHELLE MONIQUE, dec'd.

Late of Cheltenham Township.
Administrator: SAKEEN COOK,
c/o Gary M. Perkiss, Esquire,
Noble Plaza, Suite 313,
801 Old York Road,
Jenkintown, PA 19046.

ATTORNEY: GARY M. PERKISS,
GARY M. PERKISS, P.C.,
Noble Plaza, Suite 313,
801 Old York Road,
Jenkintown, PA 19046

CAPALDO, FRANCES also known as FRANCES B. CAPALDO, dec'd.

Late of Pottstown, PA.
Executor: RICHARD H. CAPALDO,
175 Masters Drive,
Pottstown, PA 19464.

ATTORNEY: CHARLES W. PROCTOR, III,
PLA ASSOCIATES, PC,
1450 E. Boot Road, Building 400D,
West Chester, PA 19380

CAPOCASALE, ELSIE, dec'd.

Late of North Wales, PA.
Executor: ROBERT CAPOCASALE,
120 Billingsley Drive,
Chalfont, PA 18914.

CATAGNUS, DENNIS L., dec'd.

Late of Lower Providence Township.
Executrix: HEATHER DINNINI,
c/o King Laird, P.C.,
360 W. Main Street,
Trappe, PA 19426.

ATTORNEY: ANDREW C. LAIRD,
KING LAIRD, P.C.,
360 W. Main Street,
Trappe, PA 19426

CHABON, MICHAELNE, dec'd.

Late of Lower Merion Township.
Executor: CHRISTOPHER CASULA,
233 W. Wisconsin Avenue, Unit 510,
Oconomowoc, WI 53066.
ATTORNEY: MARY K. KENNEDY,
339 W. Baltimore Avenue,
Media, PA 19063

CONNOLLY SR., JOHN F. also known as JOHN F. CONNOLLY, dec'd.

Late of Whitmarsh Township.
Executor: JOHN F. CONNOLLY, JR.,
c/o Steven W. Smith, Esquire,
Two Liberty Place, Suite 3200,
50 S. 16th Street,
Philadelphia, PA 19102-2555.
ATTORNEY: STEVEN W. SMITH,
BUCHANAN INGERSOLL & ROONEY PC,
Two Liberty Place, Suite 3200,
50 S. 16th Street,
Philadelphia, PA 19102-2555

CURRAN, ANNA MAY, dec'd.

Late of Borough of Collegeville.
Executor: TREVOR W. WALZ,
c/o E. Kenneth Nyce Law Office, LLC,
105 E. Philadelphia Avenue,
Boyertown, PA 19512.
ATTORNEY: ERIC C. FREY,
E. KENNETH NYCE LAW OFFICE, LLC,
105 E. Philadelphia Avenue,
Boyertown, PA 19512

DUBOIS, DOLORES B., dec'd.

Late of Borough of Hatboro.
Administratrix: BARBARA D. GANARD,
c/o Adrian L. Meyer, Esquire,
62 N. Church Street,
Doylestown, PA 18901.

ATTORNEY: ADRIAN L. MEYER,
62 N. Church Street,
Doylestown, PA 18901

**DUFF, PATTI also known as
PATTI A. DUFF and
PATTI M. DUFF, dec'd.**
Late of Abington Township.
Administrator: MATTHEW T. DUFF,
c/o Allyssa C. Embery-Zimmaro, Esquire,
2617 Huntingdon Pike,
Huntingdon Valley, PA 19006.
ATTORNEY: ALLYSSA C. EMBERY-ZIMMARO,
SEMANOFF ORMSBY GREENBERG &
TORCHIA, LLC,
2617 Huntingdon Pike,
Huntingdon Valley, PA 19006

FARRINGTON, JAMES, dec'd.
Late of Whippain Township.
Executrix: DENISE FARRINGTON,
245 Mallard Drive E.,
North Wales, PA 19454.
ATTORNEY: KIMBERLY J. SCOTT,
NACHIMAS MORRIS & ALT LLC,
605 Main Street, Suite 212,
Riverton, NJ 08077

FEGAN, RONALD D., dec'd.
Late of West Norriton Township.
Executrix: JENNIFER RENNINGER,
c/o Robert A. Saraceni, Jr., Esquire,
548 E. Main Street,
Norristown, PA 19401.
ATTORNEY: ROBERT A. SARACENI, JR.,
SARACENI LAW, PLLC,
548 E. Main Street,
Norristown, PA 19401

FLORA, ELAINE J., dec'd.
Late of Franconia Township.
Executor: ALLEN L. FRAKES,
580 Fawnhill Drive,
Langhorne, PA 19047.
ATTORNEY: J. OLIVER GINGRICH,
LANDIS, HUNSBERGER, GINGRICH &
WEIK, LLP,
114 E. Broad Street, P.O. Box 769,
Souderton, PA 18964

GAST, BETTY JANE, dec'd.
Late of Horsham Township.
Executor: WILLIAM ROLAND GAST,
c/o Leigh A. Segal, Esquire,
Blue Bell Executive Campus, Suite 110,
460 Norristown Road,
Blue Bell, PA 19422-2323.
ATTORNEY: LEIGH A. SEGAL,
WISLER PEARLSTINE, LLP,
Blue Bell Executive Campus, Suite 110,
460 Norristown Road,
Blue Bell, PA 19422-2323

GIAMO, FRANCES M., dec'd.
Late of Whippain Township.
Executrix: RENA DICCE,
c/o Jennifer A. Ermilio, Esquire,
118 W. Market Street, Suite 300,
West Chester, PA 19382-2928.
ATTORNEY: JENNIFER A. ERMILIO,
BUCKLEY BRION McGUIRE & MORRIS LLP,
118 W. Market Street, Suite 300,
West Chester, PA 19382-2928

GOTLEWSKI, JAMES J., dec'd.
Late of Borough of Schwenksville.
Administratrix c.t.a.: CATHERINE KARUGA,
c/o John H. Filice, Esquire,
Rubin, Glickman, Steinberg & Gifford, P.C.,
2605 N. Broad Street, P.O. Box 1277,
Lansdale, PA 19446.

GOTTLIEB, SHIRLEY LANE, dec'd.
Late of Plymouth Township.
Executrix: MARLYN G. STERN,
c/o Steven W. Smith, Esquire,
Two Liberty Place, Suite 3200,
50 S. 16th Street,
Philadelphia, PA 19102-2555.
ATTORNEY: STEVEN W. SMITH,
BUCHANAN INGERSOLL & ROONEY PC,
Two Liberty Place, Suite 3200,
50 S. 16th Street,
Philadelphia, PA 19102-2555

HAMPTON, MARY CREW, dec'd.
Late of Borough of Souderton.
Executrix: MARION DUBE,
c/o Ned Hark, Esquire,
Goldsmith Hark & Hornak, PC,
7716 Castor Avenue,
Philadelphia, PA 19152.
ATTORNEY: NED HARK,
GOLDSMITH HARK & HORNAK, PC,
7716 Castor Avenue,
Philadelphia, PA 19152

HOSTERMAN, ROBERT DEEG, dec'd.
Late of Lansdale, PA.
Executor: JOHN HOSTERMAN,
126 Flint Drive,
Harleysville, PA 19438.

KEARNS, THERESA M., dec'd.
Late of Horsham, PA.
Executor: THOMAS KEARNS,
612 Elm Terrace,
Riverton, NJ 08077.

**LEON, LENORE R. also known as
LENORE RUTH LEON, dec'd.**
Late of Plymouth Township.
Executrix: LAURENE HOPE LEON,
c/o Paul Fellman, Esquire,
100 W. 6th Street, Suite 204,
Media, PA 19063.
ATTORNEY: PAUL FELLMAN,
GIBSON & PERKINS, PC,
100 W. 6th Street, Suite 204,
Media, PA 19063

LEPORE, EILEEN M., dec'd.
Late of Upper Dublin Township.
Executrices: ANDREA M. LEPORE AND
GINA R. SONETTO,
c/o Diane H. Yazujian, Esquire,
P.O. Box 1099,
North Wales, PA 19454.
ATTORNEY: DIANE H. YAZUJIAN,
P.O. Box 1099,
North Wales, PA 19454

MAGNESS, PHYLLIS ZITMAN, dec'd.
Late of Lower Merion Township.
Executrix: MELISSA TOTORO,
c/o Charles Bender, Esquire,
2800 Kelly Road, Suite 200,
Warrington, PA 18976.

- ATTORNEY: CHARLES BENDER,
FOX ROTHSCHILD LLP,
2800 Kelly Road, Suite 200,
Warrington, PA 18976
- MALLIN, ELLEN also known as
ELLEN D. MALLIN, dec'd.**
Late of Montgomery County, PA.
Executor: HY RUDIN,
c/o Norris McLaughlin, P.A.,
515 W. Hamilton Street, Suite 502,
Allentown, PA 18101.
ATTORNEY: JUDITH A. HARRIS,
NORRIS McLAUGHLIN, P.A.,
515 W. Hamilton Street, Suite 502,
Allentown, PA 18101
- MILLER, PATRICIA R., dec'd.**
Late of Lower Gwynedd Township.
Executor: BRUCE S. MILLER,
c/o Jonathan H. Ellis, Esquire,
One Tower Bridge, Suite 100,
100 Front Street,
Conshohocken, PA 19428.
ATTORNEY: JONATHAN H. ELLIS,
FLASTER GREENBERG PC,
One Tower Bridge, Suite 100,
100 Front Street,
Conshohocken, PA 19428
- MOORE, PAUL, dec'd.**
Late of Warrington Township.
Administratrix: PAULLITA M. HALL,
2713 Mount Vernon Avenue,
Willow Grove, PA 19090.
- MOYER, BEVERLY A., dec'd.**
Late of Harleysville, PA.
Executrix: SHERRY YORK,
c/o Jay C. Glickman, Esquire,
Rubin, Glickman, Steinberg & Gifford, P.C.,
2605 N. Broad Street, P.O. Box 1277,
Lansdale, PA 19446.
- MULDOWNEY, DEBORAH ANN, dec'd.**
Late of Telford, PA.
Administrator: NICOLE BOYLE,
978 Gravel Pike,
Palm, PA 18070.
- ORMSBY, EVA EUGENIA also known as
EVA GENE ORMSBY, dec'd.**
Late of Lower Salford Township.
Executor: DIANE E. ORMSBY,
528 Upper Mainland Road, P.O. Box 32,
Harleysville, PA 19438.
- PESINI, LUCILLE, dec'd.**
Late of Borough of Telford.
Executrix: JANET PESINI,
c/o Jay C. Glickman, Esquire,
Rubin, Glickman, Steinberg & Gifford, P.C.,
2605 N. Broad Street, P.O. Box 1277,
Lansdale, PA 19446.
- POUCHAN, GLADYS E., dec'd.**
Late of Borough of Royersford.
Administratrix: TAMMI L. VIRKLER,
39 Roboda Boulevard,
Royersford, PA 19468.
ATTORNEY: GARY P. LEWIS,
LEWIS & McINTOSH, LLC,
372 N. Lewis Road, P.O. Box 575,
Royersford, PA 19468
- REITMAN, STEPHEN BRUCE also known as
STEVEN B. REITMAN, dec'd.**
Late of Borough of Jenkintown.
Executrix: DANIELLE C. WEISE,
c/o Joseph J. Fiandra, Esquire,
426 N. Easton Road,
Glenside, PA 19038.
ATTORNEY: JOSEPH J. FIANDRA,
JOSEPH J. FIANDRA, LLC,
426 N. Easton Road,
Glenside, PA 19038
- ROBBEN, NORBERTUS C., dec'd.**
Late of Lower Merion Township.
Executor: MICHAEL L. GALBRAITH, ESQUIRE,
1845 Walnut Street, 25th Floor,
Philadelphia, PA 19103.
ATTORNEY: MICHEL L. GALBRAITH,
GALBRAITH LAW, LLC,
1845 Walnut Street, 25th Floor,
Philadelphia, PA 19103
- RUFE, THOMAS R., dec'd.**
Late of Upper Moreland Township.
Administratrix: HEIDI L. GOODHART-RUFE,
c/o Laura M. Mercuri, Esquire,
104 N. York Road,
Hatboro, PA 19040.
ATTORNEY: LAURA M. MERCURI,
DUFFY NORTH,
104 N. York Road,
Hatboro, PA 19040
- SHANK, THOMAS R., dec'd.**
Late of Upper Gwynedd Township.
Executrix: HETTY J. BALL,
c/o John T. Dooley, Esquire,
1800 Pennbrook Avenue, Suite 200,
Lansdale, PA 19446.
ATTORNEY: JOHN T. DOOLEY,
DISCHELL, BARTLE & DOOLEY, PC,
1800 Pennbrook Avenue, Suite 200,
Lansdale, PA 19446
- SHMULEVICH, ZVI, dec'd.**
Late of Borough of Narberth.
Executrix: ROSEANNE SHMULEVICH,
217 Wayne Avenue,
Narberth, PA 19072.
ATTORNEY: KIMBERY J. SCOTT,
NACHIMAS MORRIS & ALT LLC,
605 Main Street, Suite 212,
Riverton, NJ 08077
- SHOEMAKER, ELAINE A., dec'd.**
Late of Montgomery Township.
Executor: JEFFREY A. MICHENER,
c/o Michael F. Frisbie, Esquire,
169 N. Broad Street,
Doylestown, PA 18901.
ATTORNEY: MICHAEL F. FRISBIE,
FRISBIE LEGAL SOLUTIONS,
169 N. Broad Street,
Doylestown, PA 18901
- WAHLERS, JEAN CAROL also known as
JEAN C. WAHLERS, dec'd.**
Late of Upper Providence Township.
Executor: JOHN G. WAHLERS,
c/o Jacqueline Motyl, Esquire,
P.O. Box 673,
Exton, PA 19341-0673.

ATTORNEY: JACQUELINE MOTYL,
FOX ROTHSCHILD LLP,
P.O. Box 673,
Exton, PA 19341-0673

WATSON, ROSMARIE R., dec'd.

Late of North Wales, PA.
Executor: HILARY WATSON,
501 Williamsburg Way,
King of Prussia, PA 19406.

WEINHOLTZ SR., WILLIAM E., dec'd.

Late of Montgomery Township.
Co-Executors: WILLIAM E. WEINHOLTZ, JR. AND
DAVID C. WEINHOLTZ,
c/o Grim, Biehn & Thatcher,
104 S. 6th Street, P.O. Box 215,
Perkasie, PA 18944-0215.

ATTORNEY: JOEL STEINMAN,
GRIM, BIEHN & THATCHER,
104 S. 6th Street, P.O. Box 215,
Perkasie, PA 18944-0215

WEINSTEIGER, RUTH E., dec'd.

Late of Pottstown, PA.
Co-Executors: BRUCE C. MOORE AND
SANDRA L. MOORE,
c/o Jessica R. Grater, Esquire,
Monastra & Grater, LLC,
740 E. High Street,
Pottstown, PA 19464.

**WILLOUGHBY, PALMA also known as
PALMERINA (DURANTE) WILLOUGHBY, dec'd.**

Late of Borough of Norristown.
Administratrix: ANN KITTERMAN,
1518 Enyart Way, Apt. 204,
Annapolis, MD 21409.

ATTORNEY: ANTHONY M. Di MASSA,
Di MASSA ASSOCIATES, LTD.,
157 Juniper Road,
Havertown, PA 19083-5409

YOUNG, MICHAEL ANTHONY, dec'd.

Late of Borough of Norristown.
Administratrix: KAYLA M. WILLIAMS,
1628 N. Bouvier Street,
Philadelphia, PA 19121.
ATTORNEY: DANIEL J. SIEGEL,
LAW OFFICES OF DANIEL J. SIEGEL, LLC,
66 W. Eagle Road, Suite 1,
Havertown, PA 19083

FICTITIOUS NAME

Notice is Hereby Given pursuant to the provisions of Act of Assembly, No. 295, effective March 16, 1983, of intention to file in the office of the Department of State of the Commonwealth of Pennsylvania, at Harrisburg, Pennsylvania, an application for the conduct of a business in Montgomery County, Pennsylvania under the assumed or fictitious name, style or designation of

Awevo Tequila with its principal place of business at 408 E. Fourth Street, Suite 209, Bridgeport, PA 19405.

The names of all persons owning or interested in said business are: Raymond Scott Winters, Matthew Craig Marlowe and Philip David Kolodziej.

The application was filed on April 17, 2026.

MISCELLANEOUS

**IN THE COURT OF COMMON PLEAS OF
MONTGOMERY COUNTY, PENNSYLVANIA**

NO. 26-06329 TERM,
EMINENT DOMAIN PROCEEDING
IN REM

IN RE: CONDEMNATION BY THE COMMONWEALTH OF PENNSYLVANIA, DEPARTMENT OF TRANSPORTATION, OF THE RIGHT-OF-WAY FOR STATE ROUTE 4040, SECTION MB3 IN THE TOWNSHIP OF DOUGLASS

**NOTICE OF CONDEMNATION AND DEPOSIT
OF ESTIMATED JUST COMPENSATION**

Notice is hereby given that the Commonwealth of Pennsylvania, by the Secretary of Transportation, whose address is the Commonwealth of Pennsylvania, Department of Transportation, Office of Chief Counsel, Real Property Division, Commonwealth Keystone Building, Harrisburg, Pennsylvania 17120, pursuant to the provisions of Section 2003(e) of the Administrative Code of 1929, P.L. 177, 71 P.S. 513(e), as amended, has filed on April 8, 2026 a Declaration of Taking to the above term and number, condemning the property shown on the plans of the parcels listed on the Schedule of Property Condemned which have been recorded in the Recorder's Office of the above county at the places indicated on the said schedule. The name(s) of the owner(s) of the property interest(s) condemned is (are) also shown on the aforesaid Schedule. The Secretary of Transportation, on behalf of himself/herself and the Governor has approved the within condemnation by signing on December 11, 2025, a plan entitled SR 4040 - MB3, a copy of which plan was recorded in the Recorder's Office of the aforesaid county on December 22, 2025, in Montgomery County BK 0064 PG 00260.

The purpose of the condemnation is to acquire property for road/bridge improvement project.

Plans showing the property condemned from the parcels listed on the Schedule of Property Condemned have been recorded in the aforesaid Recorder's Office at the places indicated on the Schedule, where they are available for inspection. The Property Interest thereby condemned is designated on the Declaration of Taking heretofore filed. The Commonwealth of Pennsylvania is not required to post security, inasmuch as it has the power of taxation.

Because the identity or the whereabouts of the condemnee(s) listed below is (are) unknown or for other reasons he (they) cannot be served, this notice is hereby published in accordance with Section 305(b) of the Eminent Domain Code (26 Pa.C.S. §305(b)).

Claim No. - 4602269000

Parcel No. - 12

Name - Unknown Owner

Address - Sta 100+50.00 to Sta 103+81.38; RT 4040; Gilbertsville, PA 19525

The power or right of the Secretary of Transportation of the Commonwealth of Pennsylvania to appropriate the property condemned, the procedure followed by the Secretary of Transportation or the Declaration of Taking may be challenged by filing preliminary objections within thirty (30) days of the date of this notice.

FURTHERMORE, NOTICE IS GIVEN THAT the Commonwealth of Pennsylvania, Department of Transportation, pursuant to Section 522 of the Eminent Domain Code (26 Pa.C.S. §522), will, at the end of the above-referenced thirty (30) day time period within which to file preliminary objections to the Declaration of Taking, present a petition to the Court of Common Pleas of the above county to deposit into court the just compensation estimated by the Commonwealth to be due all parties in interest for damages sustained as the result of the condemnation of the property herein involved.

The petition to deposit estimated just compensation may not be presented to the court if the owner(s) of the property herein involved inform the District Right-of-Way Administrator of the District noted below of their existence and/or whereabouts prior to the expiration of the noted period. After estimated just compensation has been deposited into court, the said monies may be withdrawn by the persons entitled thereto only upon petition to the court. If no petition is presented within a period of six years of the date of payment into court, the court shall order the fund or any balance remaining to be paid to the Commonwealth without escheat.

Vernesa Brodie
District Right-of-Way Administrator
Engineering District 6-0
Pennsylvania Department of Transportation

TRUST NOTICE

Third and Final Publication

REVOCABLE TRUST OF J. PATRICIA IDZIK UA DTD. 02/02/1998 AS AMENDED

J. Patricia Idzik, Dec.'d.

Late of Plymouth Twp., Montgomery County, PA

This Trust is in existence and all persons having claims or demands against said Trust or decedent are requested to make known the same and all persons indebted to the decedent to make payment without delay to:

Trustee: Stephen J. Idzik, III

c/o Guy F. Matthews

Eckell, Sparks, Levy, Auerbach Monte, Sloane,
Matthews & Auslander, PC

300 W. State St., Ste. 300, Media, PA 19063

EXECUTIONS ISSUED

Week Ending April 21, 2026

The Defendant's Name Appears First in Capital Letters

AGASAR, KRISTEN: FREEDOM CREDIT UNION, GRNSH. - American Express National Bank; 202408681.

ALEXANDER, DOMINIC: WELLS FARGO BANK, N.A., GRNSH. - American Express National Bank; 202303033.

ANASTASIA CARE SERVICES, LLC:
BANK OF AMERICA, GRNSH. - Pennsylvania Unemployment Compensation Fund; 202561574; \$72,153.78.

ARGO DEVELOPMENT GROUP, LLC:
ROSS, DAVID: TD BANK, N.A., GRNSH. - Carter Lumber Co.; 202603250; WRIT/EXEC.

BIEN-AIME, VLADIMIR: CITIZENS BANK, GRNSH. - American Express National Bank; 202419711.

BURDEN, CARRIE: WELLS FARGO BANK, N.A., GRNSH. - Discover Bank, et al.; 201903619; \$6,878.44.

BUSH, JOHN: CITIZENS BANK, GRNSH. - American Express National Bank; 202225049.

CAHILL, MICHAEL: SECRETARY OF HOUSING & URBAN DEVELOPMENT: SECRETARY OF HOUSING AND URBAN DEVELOPMENT, ET AL. - Freedom Mortgage Corporation; 202531338; \$163,334.40.

CARO, JESSICA: WELLS FARGO BANK, N.A., GRNSH. - Discover Bank, et al.; 202307883.

CEPHAS, KISHAN: BANK OF AMERICA, N.A., GRNSH. - Discover Bank, et al.; 202423695.

CHOICE HOME WARRANTY: CHOICE HOME WARRANTY: CHOICE HOME WARRANTY: JPMORGAN CHASE BANK, N.A., GRNSH. - Feinberg, Susan, et al.; 201703150; \$5,526.50.

CLAYTON, EKCO: PHILADELPHIA POLICE & FIRE FEDERAL CREDIT UNION, GRNSH. - Capital One, N.A., et al.; 202400834.

COYLE, JOHN: PNC BANK, GRNSH. - PNC Bank, N.A.; 202203378; \$10,991.46.

CROCKETT, CHEYENNE: TRUIST BANK, GRNSH. - Discover Bank, et al.; 202306517.

CROSBY, TRAVIS: PENNSYLVANIA STATE EMPLOYEES CREDIT UNION, GRNSH. - Discover Bank, et al.; 202225051; STIP/\$4,190.46.

DEIMEYER, ETHAN: SCHWAB, JOHN - Top Peak Roofing, LLC; 202606932; \$1,344.75.

ELLINGTON, JELANI - JPMorgan Chase Bank, National Association; 202524233.

FISHER, JULIE: BANK OF AMERICA, N.A., GRNSH. - American Express National Bank; 202427303.

GABEL, TARA: KEYBANK, GRNSH. - Discover Bank, et al.; 202324710.

GLAHN, STEPHANIE: WELLS FARGO BANK, GRNSH. - Capital One, N.A.; 202314088.

HAMPTON, EVELYN: CHANTELLE: STACEY: CITIZENS BANK, GRNSH., ET AL. - Walls, Brent; 202600889; \$12,319.43.

HARING, MELISSA: UNIVEST BANK & TRUST CO., GRNSH. - Capital One, N.A., et al.; 202405636.

HARVEY, CINNA: WELLS FARGO BANK, GRNSH. - LVNV Funding, LLC; 201214151; \$2,387.06.

HOPE, EMILY: TD BANK, GRNSH. - Capital One, N.A.; 202220913.

JAMES, DARREN: TD BANK, GRNSH. - Discover Bank, et al.; 202326977.

JENKINS, JAMEY: HARLEYSVILLE BANK, GRNSH. - American Express National Bank; 202414271.

JOHNSON, ANYA: PNC BANK, GRNSH. - Discover Bank, et al.; 202318857.

JURSKI, KAROL: BANK OF AMERICA, N.A., GRNSH. - Discover Bank, et al.; 202301131; \$5,768.35.

KNAUSS, PARSLIE: KEYBANK, GRNSH. - Discover Bank, et al.; 202200684; \$5,975.37.

LANDEZ, STACEY: TD BANK, GRNSH. - Capital One, N.A., et al.; 202314072.

LEE, BRANDON: CITIZENS BANK, GRNSH. - American Express National Bank; 202427245.

LEWIS, CHRISTINA: SUN FEDERAL CREDIT UNION, GRNSH. - Discover Bank, et al.; 202403826.

M. KAPLAN INTERIORS, LLC: KAPLAN, MATT: FIRSTRUST BANK, GRNSH. - On Deck Capital, Inc.; 202106860; ORDER/JDMT. \$83,479.96.

MARQUEZ-CAVANAUGH, ORLANDO: SANTANDER BANK, GRNSH. - Discover Bank, et al.; 202326430.

McGOWAN, SEAN: PNC BANK, GRNSH. - PNC Bank, National Association; 202408670.

MORRIS, PARISH: WELLS FARGO BANK, N.A., GRNSH. - Capital One, N.A.; 202305360.

MYERS, CHRISTINA: CITIZENS BANK, GRNSH. - Capital One, N.A.; 202303833.

NANO IONIC MANUFACTURING, INC.: WELLS FARGO, GRNSH. - Unifirst Corporation; 202509948; WRIT/EXEC.

PARKER, SHAREEF: UNIVEST BANK AND TRUST CO., GRNSH. - Discover Bank, et al.; 202220868; WRIT/EXEC.

PAZIORA, JESSICA: PNC BANK, GRNSH. - Capital One, N.A., et al.; 202122291; \$3,512.53.

PETRONGOLO, ERNEST: DIANA: TD BANK, GRNSH. - Hamlet Homeowners Association; 202521279; \$5,004.62.

RAMOS, HEATHER: CITIZENS BANK, GRNSH. - American Express National Bank; 202305370.

RAYINI, DILEEP: BANK OF AMERICA, N.A., GRNSH. - American Express National Bank; 202406332.

RICO-TERRAZAS, FABIOLA: GUADALUPANA, INC.: EURONET WORLDWIDE, INC., GRNSH. - Viamerica Corporation; 202505438; \$234,155.14.

ROBINSON, PATRICIA: POLICE AND FIRE FEDERAL CREDIT UNION, GRNSH. - Goodrich Moving Services, LLC; 202421240; \$5,903.30.

SACKS, LINDA: WELLS FARGO BANK, GRNSH. - Bank of America, N.A.; 202519166; WRIT/EXEC.

SAMPSON, GREGORY - Trumark Financial Credit Union; 202529728.

SHERMAN, RENITA: RENITA - Law Office of Alan R. Mege, et al.; 201623263; WRIT/EXEC.

SIMMONS, TAQUISHA: WELLS FARGO BANK, N.A., GRNSH. - Capital One, N.A., et al.; 202314616.

SIMPLICITY SALON, INC.: TO, JEANNIE: WELLS FARGO BANK, N.A., GRNSH. - On Deck Capital, Inc.; 202200287; STIP/\$32,171.10.

SPECTOR, MATTHEW: WELLS FARGO BANK, GRNSH. - Bankers Healthcare Group, LLC, as Assignee, et al.; 202601587.

TAL, BALDEV: NAVY FEDERAL CREDIT UNION, GRNSH. - M&T Bank; 202606195; \$46,932.17.

THOMAS, RYAN - Chatham Village Condominium Association; 202605020; \$6,285.60.

THURMAN, DEBRA: ROBERT: CITY OF PHILADELPHIA, GRNSH. - Covely, Amy; 202405871.

TREML, FRANK: POLICE AND FIRE FEDERAL CREDIT UNION, GRNSH. - Discover Bank, et al.; 202304232; WRIT/EXEC.

WALL, MISTY: TIMOTHY: GEORGE, ET AL. - NewRez, LLC; 202524248.

WENITSKY, RICHARD: WELLS FARGO BANK, N.A., GRNSH. - Discover Bank, et al.; 202323413.

WILLIAMS-MITCHELL, FELECIA - Chatham Village Condominium Association; 202605812; \$6,094.29.

WRIGHT, BENJAMIN: WELLS FARGO BANK, N.A., GRNSH. - Discover Bank, et al.; 202304562.

JUDGMENTS AND LIENS ENTERED

Week Ending April 21, 2026

**The Defendant's Name Appears
First in Capital Letters**

ABNEY, WILLIE - Midland Credit Management, Inc.; 202607111; Judgment fr. District Justice; \$2,226.87.

ANTKOWIAK, CATHERINE - Midland Management Group, Inc.; 202606845; Judgment fr. District Justice; \$3,011.22.

ASPIRE 2 NSPIRE, LLC - Tomkins Community Bank; 202607198; Complaint in Confession of Judgment; \$58,311.74.

BEDEAUX, TAMMY - LVNV Funding, LLC; 202607112; Judgment fr. District Justice; \$1,067.24.

BULLOCK, GWENDOLYN - Jefferson Capital Systems, LLC; 202606844; Judgment fr. District Justice; \$1,407.77.

CIZOLE, WILKINS - Ford, Jamie; 202606828; Judgment fr. District Justice; \$11,910.25.

DUKES, SANDRA - Ervina White Beauford Funeral Service, P.C.; 202606843; Judgment fr. District Justice; \$4,297.00.

GENEONE LIFE SCIENCE, INC. - 535 Penn Investments, LLC; 202606911; Complaint in Confession of Judgment; \$2,082,085.67.

GREEN, OCTAVIA - Jefferson Capital Systems, LLC; 202606813; Judgment fr. District Justice; \$9,766.73.

GREINER, ERICH - Midland Credit Management, Inc.; 202607121; Judgment fr. District Justice; \$2,927.23.

GRESS, CURTIS - Midland Credit Management, Inc.; 202607128; Judgment fr. District Justice; \$1,361.95.

GUGLIELMO, BRIAN - Midland Credit Management, Inc.; 202607119; Judgment fr. District Justice; \$2,035.17.

KANG, CINA - LVNV Funding, LLC; 202607140; Judgment fr. District Justice; \$8,460.20.

LEE, JOSEPH - JJMJ Food, LLC; 202606827; Complaint in Confession of Judgment; \$250,000.000.

LIZAMA, JENNIFER - Taco Pizza Realty, LLC; 202606790; Complaint in Confession of Judgment; \$POSESSION.

MILLER, FAYE - Eastern Diversified Services, LLC; 202606871; Mechanics Lien Claim; \$32,023.56.

NELSON, DARYL - Midland Credit Management, Inc.; 202606772; Judgment fr. District Justice; \$893.79.

NELSON, JOHN - Midland Credit Management, Inc.; 202606779; Judgment fr. District Justice; \$2,631.01.

PARISH, NEIL: BRANDON - VFCA Gp., LLC;
202607090; Complaint in Confession of Judgment;
\$243,271.35.
SELF, SAMANTHA - Jefferson Capital Systems, LLC;
202606823; Judgment fr. District Justice; \$4,474.98.
STREPPER, NICHOLAS - Midland Management
Group, Inc.; 202606855; Judgment fr. District
Justice; \$1,580.76.
TAYLOR, GREGORY - Midland Credit Management, Inc.;
202606774; Judgment fr. District Justice; \$2,728.78.
WALTER, FAITH - Midland Credit Management, Inc.;
202606783; Judgment fr. District Justice; \$2,283.30.
WALTER, FAITH - Midland Credit Management, Inc.;
202606787; Judgment fr. District Justice; \$1,416.98.

**UNITED STATES INTERNAL REV. -
entered claims against:**

Arc Alliance Advocacy Services; 202670236; \$23,438.32.
Bacco, LLC; Cipullo, Frank; 202670219; \$40,084.84.
Bachman & Sons, Inc.; 202670245; \$3,848.84.
Charles, Susmaria; 202670237; \$5,002.82.
Daphne Goldberg, MD. P.C.; 202670213; \$1,297.27.
Eghan, Naa; 202670243; \$77,783.28.
Go Well, Inc.; 202670244; \$17,715.72.
Goodman, Greg; Pamela; 202670240; \$16,172.37.
Green, Danielle; 202670215; \$73,784.24.
Hamilton Lane Private Equity Fund X, L.P.; 202670241;
\$26,334.81.
Hargrave, C.; Williams Hargrave, M.; 202670216;
\$16,759.73.
Massey, Nancy; 202670234; \$15,862.09.
McMackin, Thomas; Danielle; 202670235; \$5,748.98.
Nomo Consulting, An LLLC; 202670217; \$193,338.12.
Pennacat Corp.; 202670246; \$208,394.89.
Rose, Ronreena; 202670218; \$34,362.52.
Serenity II Day Spa, Inc.; 202670239; \$7,534.24.
Simkiss, John; 202670214; \$7,198,942.06.
Thorpe, Tasha; 202670238; \$39,265.73.
West, Travis; Trowell-West, Tonya; 202670242;
\$65,458.00.
Wohar, Robert; Marianne; 202670233; \$22,332.89.

KOLLMAN, GERALD E. - East Norriton Township;
Slutsky, Robert, 600 W.t Germantown Pike,
Plymouth Meeting, PA 19462.
LAIDLEY, LOUIS H. - Abington Township; Laidley,
Christopher C., 1854 Woodland Road, Abington,
PA 19001.
McCARRICK, VERONICA K. - Royersford Borough;
Getz, Robert J., 11 Robin Lane, Lafayette Hill,
PA 19444.
MORGAN, ROBERT B. - Morgan, Barbara E.,
342 N. Tyson Avenue, Glenside, PA 19038.
REINHART, CLINT B. - Upper Hanover Township;
Reinhart, Julie E., 3776 Bittersweet Road,
Center Valley, PA 18034.
ROAN, MARIA A. - Upper Moreland Township;
Rivera, Jacqueline, 421 Northeast 6th Street,
Fort Lauderdale, FL 33304.
SAMS, CAROLYN M. - Abington Township; Sams,
Melanie M., 4773 SW Jonquil Court, Dunnellon,
FL 34431.
SEO, KANGSOK - Cheltenham Township; Kunze,
Pok S., 36 Parkview Road, Cheltenham, PA 19012.
STRONG, CHARLES H. - Horsham Township;
Strong Jr., Bruce H., 88 Main Street, East Hampton,
CT 06424.
VANDEGRIFT, JESSE M. - Franconia Township;
Vandegrift, Patricia M., 936 E. Federal Street,
Allentown, PA 18103.
WOODRUFF, BEVERLY A. - Royersford Borough;
Jamrozik, Stefania M., 212 Pineview Drive,
Fenton, MI 48430.
WOODRUFF, HELEN A. - Limerick Township;
Jamrozik, Stefania M., 212 Pineview Drive,
Fenton, MI 48430.
WOODRUFF, MICHAEL W. - Royersford Borough;
Jamrozik, Stefania M., 212 Pineview Drive,
Fenton, MI 48430.

SUITS BROUGHT

Week Ending April 21, 2026

**The Defendant's Name Appears
First in Capital Letters**

AMERICAN TREATMENT NETWORK, LLC -
Ilend Advance, LLC; 202607200; Foreign Subpoena.
BAKER, RASHONDRA: ROSENBERGER, DARREN -
Bell, Caleb; 202606616; Complaint for Custody/
Visitation.
BATDORF, MITCHELL - Humes-Batdorf, Desiree;
202606812; Complaint Divorce.
BBMK CONTRACTING, LLC - Rocket Mortgage;
202607039; Foreign Subpoena.
BEAGLE, DAVID - Beagle, Lindsay; 202607117;
Complaint Divorce.
BRADY, PATRICK - McCracken, Lisa; 202606853;
Petition for Protection from Sexual Viol.
BRADY, PATRICK - Steckel, Ashley; 202606859;
Petition for Protection from Sexual Viol.
BUNROUT, PAIREE - Reynolds, Mason; 202607070;
Complaint for Custody/Visitation.
COSMO, JOHN - Cosmo, Carrol; 202606761;
Complaint Divorce.
DWORKEN & BERNSTEIN CO., LPA - Bishop
Queen, LLC; 202606826; Foreign Subpoena.
EVANS, KEVIN: PRIME TIME TRUCKING, LLC -
Itterly, Brian; 202607183; Civil Action; Paul, Brice C.
GARY, KHALIL - Beadle, Peta-Gaye; 202606237;
Complaint for Custody/Visitation.

LETTERS OF ADMINISTRATION

Granted Week Ending April 21, 2026

**Decedent's Name Appears First,
Then Residence at Death, and
Name and Address of Administrators**

BARLOW, GERALDINE P. - Lower Moreland
Township; Barlow, Gregory, 2513 Simon Drive,
Sinking Spring, PA 19608.
BEALE, DOLORES L. - Lansdale Borough; Chapman,
Michelle R., 63 New Street, Willow Grove,
PA 19090.
CAMMAROTA SR., WILLIAM M. - Schwenksville
Borough; Cammarota, Edward, 4724 Meridian Street,
Philadelphia, PA 19136.
CAPELL, LYNN - Pottstown Borough; Capell,
Heather M., 47 Central Avenue, Waretown, NJ 08758.
CONIGLIARO, DEBRA - Hatfield Borough; Ford Jr.,
James C., 74 Clump Road, Telford, PA 18969.
HAUER, VIRGINIA A. - Conshohocken Borough;
Stecki, Andrew, 100 S. Broad Street,
Philadelphia, PA 19110.

HAKUN, AMBER - Garner, Kelvin; 202606809;
Complaint for Custody/Visitation.

HANSEN, ALLISON - Neumann, Kyle; 202607153;
Complaint for Custody/Visitation.

HAPLIN, EOIN - Bacho, Soliel; 202607148; Complaint
for Custody/Visitation.

HUNTER, DARREN - LVNV Funding, LLC; 202607145;
Civil Action; Carfagno, Christopher B.

HUNTER, GARY - Tamer, Fatima Ezzahra; 202606621;
Complaint for Custody/Visitation.

IRON MOUNTAIN, INCORPORATED:
IRON MOUNTAIN INFORMATION
MANAGEMENT, LLC - Strata Company; 202607131;
Defendants Appeal from District Justice.

JOHNSON, MONISHA - Byerly, Devon; 202606748;
Complaint for Custody/Visitation.

KELLNER, RICHARD - Berky, Gwendolyn; 202607142;
Complaint for Custody/Visitation; Early, Elizabeth C.

KILPATRICK, KATHLEEN - Perez, Carlos; 202606794;
Complaint for Custody/Visitation; Evian, Samantha J.

LaROSE, LESTER - Whitehead, Pasha; 202606806;
Complaint for Custody/Visitation.

LEO, JARAD - Leo, Lauren; 202607045; Complaint
Divorce.

LICWINKO, BENEDETTA - Licwinko, Benjamin;
202606781; Complaint Divorce.

MANGOLD, MATTHEW - Mangold, Elizabeth;
202606747; Complaint for Custody/Visitation;
Ryan, Jennifer R.

McANALLY, ALEXA - Ufalusi-Lansbery, Austin;
202606722; Petition.

MEDIZAD, REZA - Sadegh, Leila; 202606780;
Complaint Divorce.

MOHAMMED, NASIR - Mohammed, Alexis;
202607104; Complaint Divorce.

NURSE, JACLYN - Nurse, Kerien; 202606814;
Complaint Divorce.

PAGE, DERRICK - LVNV Funding, LLC; 202606811;
Civil Action; Carfagno, Christopher B.

PEDDI, UMANATH - Daniels, Kimberly; 202606766;
Petition for Protection from Intimidation.

ROJO-CHAEZ, ELIAN - Davis, Markeeta; 202607046;
Foreign Subpoena.

SCHOENLEIN, ANDREW - House, Barbara; 202606906;
Complaint in Partition; Sager, Daniel.

SCOTT PAYNE CUSTOM POOLS, LLC - Hotham,
Christine; 202607180; Defendants Appeal from
District Justice.

SKYJACK, INC. - Porter, Melvin; 202607154;
Foreign Subpoena.

SMITH, JENNIFER - Lynnwood Gardens; 202607092;
Defendants Appeal from District Justice.

SZWANKI, VICTOR - Szwanki, Norma; 202606765;
Complaint Divorce; Basso, Joseph.

TURNER, MARY - Lynnwood Gardens; 202606544;
Petition to Appeal Nunc Pro Tunc.

WALLACE, LINDSAY - Smyth, Cecil; 202606795;
Complaint Divorce.

WALTON, JESSICA - Vache, Thomas; 202607017;
Complaint for Custody/Visitation.

WILLIAMS, CHERYL - Blair Mill Village
East Apartments; 202607080; Defendants
Appeal from District Justice.

YUKHIMOV, RAYA - Raya Liz Coiffure, LLC;
202607184; Civil Action; Rizzo III, Frank J.

ZELLI, JEANNE - Waisome, Angelicque;
202606624; Petition to Appeal Nunc Pro Tunc.

WILLS PROBATED

Granted Week Ending April 21, 2026

Decedent's Name Appears First, Then Residence at Death, and Name and Address of Executors

ADOLPH, MARIE M. - Worcester Township; Fureletti,
Maureen A., 645 N. Mount Pleasant Road,
Philadelphia, PA 19119; Maher, Patricia A.,
2539 Deepwood Drive, Wilmington, DE 19810.

ARENA, DEBRA A. - Towamencin Township;
Wilkinson, Vicki L., 415 Tennis Avenue, Ambler,
PA 19002.

BASILE, JOHN P. - Colleegeville Borough; Basile,
Valie M., 5 Casselberry Road, Audubon, PA 19407.

BRUNO, JOSEPH - West Norriton Township; Haruch,
Joanne B., 810 Ridge Lane, Media, PA 19063.

CAPILI, LORETO P. - Hatboro Borough; Capili,
Jonathan L., 7 Jessop Lane, Hatboro, PA 19040.

CARROLL, MARION - Lower Gwynedd Township;
Haydu, Christina, 105 Spring Street, Woodbury,
NJ 08096.

CLARK, MARY L. - Cheltenham Township;
Clark-Derman, Corina, 1036 E. 19th Street,
Oakland, CA 94606.

DiFRANCESCO, ANNA M. - Royersford Borough;
DiFrancesco, Carole M., 94 Saint Andrews Boulevard,
Royersford, PA 19468.

DINNOCENTI, ANNA - Pottstown Borough; Paules,
Kathryn, 449 Cherry Street, Pottstown, PA 19464;
Yergey, Karen, 191 Rose Valley Road, Pottstown,
PA 19464.

DROBNOY, LAWRENCE H. - Lower Salford Township;
Croll, Elizabeth H., 234 Washington Street,
Red Hill, PA 18076.

FALLON, ROBERTA E. - Lower Merion Township;
Kimbrough, Steven O., 103 Bentley Avenue,
Bala Cynwyd, PA 19004.

FEAIRHELLER, STEPHEN H. - Cheltenham Township;
Feairheller, Lynnanne, 804 Preston Road, Glenside,
PA 19038.

FELD, SUZANNE S. - Cheltenham Township; Sklar,
Steven G., 1027 Manor Lane, Southampton, PA 18966.

FRANZ, ANTHONY - Wilson, Kelly A.,
320 N. 6th Avenue, Royersford, PA 19468.

FULMER JR., GEORGE E. - Whitmarsh Township;
Buchecker, Michael, 141 E. Riverside Drive,
Jupiter, FL 33469.

FULMER, WILLIAM F. - West Norriton Township;
Fulmer, Wade R., 1031 Cardinal Rd Norristown,
PA 19403.

GILLESPIE, JOHN D. - Red Hill Borough; Gillespie,
Julia, 630 Washington Street, Red Hill, PA 18076.

GOODMAN, SYLVIA K. - Lower Providence
Township; Frankel, Barbara, 5979 Snowy Egret Drive,
Sarasota, FL 34238; Lightman, Bernice G.,
156 Inverness Drive, Blue Bell, PA 19422-3202.

GREAR SR., BARRY C. - Upper Hanover Township;
Nicholas, Anna C., 2208 Woodland Court, Pennsburg,
PA 18073.

HASHAS, NEZIHE - Cheltenham Township; Hashas,
Kevork A., 1254 Catalina Boulevard, San Diego,
CA 92107-3904.

HEYMER, ROBERT C. - Lansdale Borough; Mecray,
Janice L., 4 S. Vassar Drive, Quakertown, PA 18951.

- HUNT, STANLEY K. - Montgomery Township; Hunt Jr., Franklin D., 11400 Ohmfield Court, Austin, TX 78739.
- JEFFERIES, HENRIETTA - Abington Township; Warren, Doris R., 20011 Old Georges Way, Olympia Fields, IL 60461.
- JOHNSON, SHARON L. - Norristown Borough; Scott, Tawana, 21 Carriage Lane, Norristown, PA 19401.
- KENAS, JOSEPH E. - Abington Township; Kenas, Elizabeth A., 1642 Graham Road, Meadowbrook, PA 19046.
- KING, CATHERINE T. - Abington Township; King, David C., 2903 Rossiter Avenue, Roslyn, PA 19001.
- KLEIS, CHARLOTTE C. - Whitmarsh Township; Kleis, John A., 126 Earl Lane, Hatboro, PA 19040.
- KLING, DOROTHY L. - West Norriton Township; Owens, Sharon K., 80 Terry Lane, Spring City, PA 19475.
- KNAAK, RENATE A. - Upper Dublin Township; Groff, Monika, 1253 Ash Lane, Lebanon, PA 17042.
- KREX, JOHN P. - Lansdale Borough; Cortez, Jenna V., 4184 N. Gorski Lane, Collegeville, PA 19426.
- KULISHOFF, MARY C. - Upper Pottsgrove Township; Shane, Danyelle, 1929 E. High Street, Pottstown, PA 19464.
- McDONOUGH, KATHLEEN M. - Rockledge Borough; McDonough, John J., 214 Jarrett Avenue, Rockledge, PA 19046.
- MERSIOWSKY SR., ALFRED W. SR. - Mersiowsky, Steven A., 203 Union Avenue, Stratford, NJ 08084.
- NIETUPSKI, BARBARA L. - East Norriton Township; Zullo-Konzem, Penny L., 21 Lawnton Road, Norristown, PA 19401.
- O'BRIEN, SAMUEL R. - Lansdale Borough; O'Brien, Beverly Z., 121 Dock Drive, Lansdale, PA 19446.
- OBERMEIER, EDGAR J. - Whitpain Township; Obermeier, Barbara A., 6114 Twin Silo Drive, Blue Bell, PA 19422.
- PRICE, WILLIAM F. - Hatboro Borough; Scimeca, Pamela, 164 Sleighride Road, Willow Grove, PA 19090.
- PURDY, DIANE E. - Ambler Borough; Barber, Brittany L., 4036 Roberts Lane, Collegeville, PA 19426; Parent, Nichole S., 11 Foxcroft Road, New Hartford, NY 13413.
- RENZI, ANTHONY L. - Lower Merion Township; Renzi, Jennifer L., 500 Clinton Avenue, Brooklyn, NY 11238.
- SCHWOEBEL, GRETCHEN - Lower Merion Township; 1436 Lancaster Avenue, Berwyn, PA 19312.
- SHAW, WILLIAM J. - Lower Merion Township; Pinner, Brittany, 634 Ferne Boulevard, Drexel Hill, PA 19026.
- SHOULBERG, MARY LOU - East Norriton Township; Shoulberg, Roberta, 4203 Quaker Court, North Wales, PA 19454.
- SMITH, KATHLEEN G. - New Hanover Township; Smith, Michael L., 2753 Gail Drive, Gilbertsville, PA 19525.
- SOFFER, MELVIN M. - Lower Moreland Township; Soffer, Susan, 3934 Bradford Road, Huntingdon Valley, PA 19006.
- STABILITO, INEZ - Jenkintown Borough; Hupperterz, Gina, 801 Cloverly Avenue, Jenkintown, PA 19046; Smith, Gerald K., 3125 N. Broad Street, Philadelphia, PA 19132.
- TOTH, JOHN D. - Pottstown Borough; Toth, Justin R., 1037 Brookwood Drive, Pottstown, PA 19464.
- WAINWRIGHT, MARILYN L. - Lower Salford Township; Wainwright, Christopher, 7820 Eva Street, Philadelphia, PA 19128; Wainwright, Kevin, 20 Barb Lane, Boyertown, PA 19512.
- WEBER, PATRICIA A. - Pottstown Borough; Weber, Nancy J., 401 Blooming Glen Road, Perkasie, PA 18944.
- WILLIAMS II, ROBERT F. - Green Lane Borough; Williams, Reigh Deborah, 43 Fieldstone Lane, Royersford, PA 19468.
- WINTER, RAYMOND H. - Meszaros, Lori A., 2100 Stewart Drive, Hatfield, PA 19440.
- ZAMOCHNICK, SIDNEY - Springfield Township; Shoemaker, Barbara M., 704 E. Willow Grove Avenue, Wyndmoor, PA 19038.