

ESTATE AND TRUST NOTICES

Notice is hereby given that, in the estates of the decedents set forth below, the Register of Wills has granted letters testamentary or of administration to the persons named. Notice is also hereby given of the existence of the trusts of the deceased settlors set forth below for whom no personal representatives have been appointed within 90 days of death. All persons having claims or demands against said estates or trusts are requested to make known the same, and all persons indebted to said estates or trusts are requested to make payment, without delay, to the executors or administrators or trustees or to their attorneys named below.

FIRST PUBLICATION

JANE P. ABBOTT, dec'd.

Late of the Township of Newtown, Delaware County, PA.
Extr.: Ross Hamlet Abbott c/o Brook Hastings, Esquire, 4259 W. Swamp Rd., Ste. 240, Doylestown, PA 18902.
BROOK HASTINGS, ATTY.
4259 W. Swamp Rd.
Ste. 240
Doylestown, PA 18902

PAUL E. BADEY, dec'd.

Late of the Township of Upper Providence, Delaware County, PA.
Extr.: Christel Badey c/o Kristine F. Hughey, Esquire, 22 W. Second St., Media, PA 19063.
KRISTINE F. HUGHEY, ATTY.
22 W. Second St.
Media, PA 19063

MUSSA J. BAGALI, dec'd.

Late of the Borough of Aldan, Delaware County, PA.
Admx.: Maureen Badia Mrroum, 57 S. Oak Ave., Aldan, PA 19018.

CHARLES E. BAILEY, dec'd.

Late of the Township of Newtown, Delaware County, PA.
Co-Extrs.: Charles E. Bailey, Jr. and John R. Bailey c/o Kristine F. Hughey, Esquire, 22 W. Second St., Media, PA 19063.
KRISTINE F. HUGHEY, ATTY.
22 W. Second St.
Media, PA 19063

BETTIE E. BEAN, dec'd.

Late of the City of Chester, Delaware County, PA.
Extr.: Arthur E. Bean, 1423 W. Seventh St., Chester, PA 19013.

LINDA McGRIER, ATTY.
2211 Chichester Ave.
Ste. 201
Upper Chichester, PA 19061

DIANE L. CARBERRY a/k/a DIANE L. MUGGE, dec'd.

Late of the Township of Ridley, Delaware County, PA.
Co-Admrs.: Laura Elizabeth Shoop and Robert Marvin Mugge c/o Christopher M. Murphy, Esquire, 3305 Edgmont Avenue, Brookhaven, PA 19015.
CHRISTOPHER M. MURPHY, ATTY.
Breslin Murphy & Roberts, P.C.
3305 Edgmont Avenue
Brookhaven, PA 19015

JANET M. CARRARA, dec'd.

Late of the Township of Marple, Delaware County, PA.
Extr.: Cheryl A. McDuffie (Named in Will as Cheryl Ann McDuffie) c/o Laura M. Tobey, Esquire, 724 W. Lancaster Ave., Ste. 215, Wayne, PA 19087.
LAURA M. TOBEY, ATTY.
Reidenbach & Associates, LLC
724 W. Lancaster Ave.
Ste. 215
Wayne, PA 19087

GEORGE ALLAN CLARK, dec'd.

Late of the Township of Upper Darby, Delaware County, PA.
Extr.: Georganne D. Evans, 1081 Rosemont Terrace, Pennsburg, PA 18073.
CHARI M. ALSON, ATTY.
Anderson Elder Law
206 State Rd.
Media, PA 19063

JoANNE CONTRISCIANE a/k/a

JOANN CONTRISCIANE, dec'd.
Late of the Township of Thornbury, Delaware County, PA.
Extr.: Kenneth J. Contrisciane, 14 David Dr., Thornton, PA 19373.

STEPHEN COURIS a/k/a STEPHAN COURIS and STEVE COURIS, dec'd.

Late of the Township of Springfield, Delaware County, PA.
Extr.: Bernie Couris, 2239 Beaver Hill Rd., Chester Springs, PA 19425.

D. AUDREY CRANE, dec'd.

Late of the Borough of Rutledge, Delaware County, PA.
Extr.: Mary Joan Apakian c/o Robert E. O'Connor, Esquire, 341 West State Street, Media, PA 19063.

ROBERT E. O'CONNOR, ATTY.
341 West State Street
Media, PA 19063

CHARLES S. CREIGHTON, JR. a/k/a CHARLES S. CREIGHTON, dec'd.
Late of the Township of Bethel,
Delaware County, PA.
Extr.: Charles E. Creighton c/o Marie
C.E. Feindt, Esquire, 11 E. Second St.,
Media, PA 19063.

MARIE C.E. FEINDT, ATTY.
11 E. Second St.
Media, PA 19063

JAMES A. CRIELLY, III, dec'd.
Late of the Borough of Marcus Hook,
Delaware County, PA.
Extr.: Kristin Melchior, 506 Greenhill
Dr., Upper Chichester, PA 19061.

JUNE CURLEY a/k/a JUNE ELIZABETH CURLEY, dec'd.
Late of the Township of Springfield,
Delaware County, PA.
Extr.: Daniel A. Pallen, Esquire, 114
W. Front St., Media, PA 19063.

DANIEL A. PALLEN, ATTY.
114 W. Front St.
Media, PA 19063

JOSEPH V. CUTRUFELLO, dec'd.
Late of the Borough of Boothwyn,
Delaware County, PA.
Extr.: Carol Aruffo, 1828 Masters Way,
Chadds Ford, PA 19317.

JOSEPH A. DeLUCIA, dec'd.
Late of the Township of Bethel,
Delaware County, PA.
Admx.: Marie Michell DeLuca c/o
Larmore Scarlett LLP, P.O. Box 384,
Kennett Square, PA 19348.

LARMORE SCARLETT, LLP, ATTYS.
P.O. Box 384
Kennett Square, PA 19348

ANITA RITA Di FELICE, dec'd.
Late of the Township of Edgmont,
Delaware County, PA.
Admr.: Felice Di Felice, Jr. c/o Laura
M. Tobey, Esquire, 724 W. Lancaster
Ave., Ste. 215, Wayne, PA 19087.

LAURA M. TOBEY, ATTY.
Reidenbach & Associates, LLC
724 W. Lancaster Ave.
Ste. 215
Wayne, PA 19087

BRUCE A. DUBIN, dec'd.
Late of the Township of Haverford,
Delaware County, PA.
Extr.: Brett Dubin, 1800 JFK Blvd.,
20th Floor, Philadelphia, PA 19103.

RUTH ANN EYRICH, dec'd.
Late of the Borough of Brookhaven,
Delaware County, PA.
Extr.: Jessica Susan Eyrich c/o
Matthew C. Stone, Esquire, 4126
Edgmont Avenue, Brookhaven, PA
19015.

MATTHEW C. STONE, ATTY.
The Law Offices of Stone & Stone, LLC
4126 Edgmont Avenue
Brookhaven, PA 19015

ROBERT E. FISSLER a/k/a ROBERT FISSLER, dec'd.
Late of the Township of Newtown,
Delaware County, PA.
Admx.: Kathryn E. Santoro c/o John
S. Custer, Jr., Esquire, 7 Saint Albans
Circle, Newtown Square, PA 19073.

JOHN S. CUSTER, JR., ATTY.
Custer & Custer, PLLC
7 Saint Albans Circle
Newtown Square, PA 19073

SHIRLEY FULLER, dec'd.
Late of the Borough of Media,
Delaware County, PA.
Admr.: James Victor Fuller and Debra
L. Hitchins c/o Jennifer Walker,
Esquire, 31 S. High Street, Suite 200,
West Chester, PA 19382.

JENNIFER WALKER, ATTY.
31 S. High Street
Suite 200
West Chester, PA 19382

HELEN R. GINSBURG, dec'd.
Late of the Township of Springfield,
Delaware County, PA.
Extr.: John F. Ginsburg c/o Robert
Stranick, Esquire, 334 W. Front St.,
Media, PA 19063.

ROBERT STRANICK, ATTY.
334 W. Front St.
Media, PA 19063

GEORGE F. GOODLEY, dec'd.
Late of the Township of Edgmont,
Delaware County, PA.
Extr.: Bruce Charles Goodley c/o
Kristine F. Hughey, Esquire, 22 W.
Second St., Media, PA 19063.

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

JUDITH B. GREEN, dec'd.
Late of the Township of Concord,
Delaware County, PA.
Judith B. Green Living Trust dated
December 11, 1998 and amended and
restated on June 20, 2011.

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

CHRISTINA B. ROBERTS, ATTY.
Breslin Murphy & Roberts
3305 Edgmont Ave.
Brookhaven, PA 19015

WILLIAM H. GREEN, JR., dec'd.
Late of the Township of Concord,
Delaware County, PA.
The William H. Green, Jr. Living Trust
Extr.: Shawn Marie Davidson c/o
Pappano & Breslin, 3305 Edgmont
Avenue, Brookhaven, PA 19015.
CHRISTINA B. ROBERTS, ATTY.
3305 Edgmont Ave.
Brookhaven, PA 19015

WILLIAM H. GREEN, JR., dec'd.
Late of the Township of Concord,
Delaware County, PA.
Extr.: Shawn Marie Davidson c/o
Christina B. Roberts, Esquire, 3305
Edgmont Avenue, Brookhaven, PA
19015.
CHRISTINA B. ROBERTS, ATTY.
3305 Edgmont Ave.
Brookhaven, PA 19015

KEVEN R. GRUBB, dec'd.
Late of the Township of Lower
Chichester, Delaware County, PA.
Extr.: Connie Snyder c/o Jeffrey R.
Abbott, Esquire, 103 Chesley Dr.,
Media, PA 19063.
JEFFREY R. ABBOTT, ATTY.
Abbott & Overholt PC
103 Chesley Dr.
Media, PA 19063

**THEODOR ALBERT HEIDT a/k/a
THEODOR HEIDT, dec'd.**
Late of the Township of Nether
Providence, Delaware County, PA.
Admx.: Cynthia M. Heidt c/o Mary K.
Anthony, Esquire, 3305 Edgmont Ave.,
Brookhaven, PA 19015.
MARY K. ANTHONY, ATTY.
Breslin Murphy & Roberts, P.C.
3305 Edgmont Ave.
Brookhaven, PA 19015

KATHRYN P. HOSIER, dec'd.
Late of the Township of Middletown,
Delaware County, PA.
Extr.: Donald G. Hosier c/o Tim
Broadt, Esquire, 116 W. Baltimore
Avenue, Media, PA 19063.
TIM BROADT, ATTY.
116 W. Baltimore Avenue
Media, PA 19063

SUSAN J. KANIEWSKI, dec'd.
Late of the Township of Springfield,
Delaware County, PA.
Extr.: Richard Michael Kaniewski a/k/a
Richard Kaniewski c/o Kevin Frankel,
Esquire, 150 N. Radnor Chester Road,
Suite F200, Radnor, PA 19087.
KEVIN FRANKEL, ATTY.
Fiffik Law Group
150 N. Radnor Chester Road
Suite F200
Radnor, PA 19087

DONNA M. KENNEDY, dec'd.
Late of the Township of Springfield,
Delaware County, PA.
Extr.: Marie M. Kennedy (Named in
Will as Marie Megan Kennedy) c/o
Michael A. Breslow, Esquire, 1001
Conshohocken State Rd., Ste. 1-300,
West Conshohocken, PA 19428.
MICHAEL A. BRESLOW, ATTY.
Heckscher, Teillon, Terrill
& Sager, P.C.
1001 Conshohocken State Rd.
Ste. 1-300
West Conshohocken, PA 19428

JOSEPH R. KOZLOWSKI, dec'd.
Late of the Borough of Lansdowne,
Delaware County, PA.
Extr.: Robert Kozlowski c/o Sean
Murphy, Esquire, 340 N. Lansdowne
Ave., Lansdowne, PA 19050.
SEAN MURPHY, ATTY.
340 N. Lansdowne Ave.
Lansdowne, PA 19050

SHIRLEE M. LASTICK, dec'd.
Late of the Township of Marple,
Delaware County, PA.
Admx. C.T.A.: April L. Charleston, 60
W. Boot Rd., Ste. 201, West Chester,
PA 19380.
APRIL L. CHARLESTON, ATTY.
The Charleston Firm
60 W. Boot Rd.
Ste. 201
West Chester, PA 19380

**EILEEN LIEBERMAN a/k/a EILEEN
M. LIEBERMAN and EILEEN MAE
LIEBERMAN, dec'd.**
Late of the Township of Concord,
Delaware County, PA.
Extr.: Eric Mitchell Lieberman.
CARRIE WOODY, ATTY.
Woody Law Offices
110 West Front Street
Media, PA 19063

PETER K. MacEWEN, dec'd.
Late of the Township of Concord,
Delaware County, PA.

Extr.: Brian Peter MacEwen (Named in Will as Brian P. MacEwen) c/o Guy F. Matthews, Esquire, 300 W. State St., Ste. 300, Media, PA 19063.
GUY F. MATTHEWS, ATTY.
Eckell, Sparks, Levy, Auerbach, Monte, Sloane, Matthews & Auslander, PC
300 W. State St.
Ste. 300
Media, PA 19063

CATHERINE R. MASON, dec'd.
Late of the Borough of Swarthmore, Delaware County, PA.
Admx.: Anne Majoros c/o Richard Hohn, Esquire, 1700 Market Street, Suite 3242, Philadelphia, PA 19103.
RICHARD HOHN, ATTY.
Hohn & Scheuerle, LLC
1700 Market Street
Suite 3242
Philadelphia, PA 19103

LARRY MATTHEWS, dec'd.
Late of the Township of Bethel, Delaware County, PA.
Extr.: Sean Matthews, 1583 Spring Meadows Lane, Garnet Valley, PA 19060.

MARIE ANTOINETTE McGUIGAN, dec'd.
Late of the Borough of Clifton Heights, Delaware County, PA.
Admr. D.B.N.: Sean Michael Carney c/o David S. Daniel, Esquire, 319 West Front Street, Media, PA 19063.
DAVID S. DANIEL, ATTY.
319 West Front Street
Media, PA 19063

VIVIAN METZGER a/k/a VIVIAN L. METZGER and VIVIAN LEE METZGER, dec'd.
Late of the Township of Radnor, Delaware County, PA.
Admr.: Richard George Metzger, 307 Windsor Ave., Wayne, PA 19087.

CONSTANCE J. NEELY, dec'd.
Late of the Township of Concord, Delaware County, PA.
Extx.: Amy S. Hughes.
JOHN R. TWOMBLY, JR., ATTY.
224 East Street Road
Suite 1
Kennett Square, PA 19348

CAROL OSTROW, dec'd.
Late of the Borough of Swarthmore, Delaware County, PA.

Extrs.: David Frank Ostrow, Michael Paul Ostrow and Steven Edward Ostrow c/o Alan J. Mittelman, Esquire, One Logan Square, 130 N. 18th St., Ste. 1800, Philadelphia, PA 19103.
ALAN J. MITTELMAN, ATTY.
Spector Gadon Rosen Vinci P.C.
One Logan Square
130 N. 18th St.
Ste. 1800
Philadelphia, PA 19103

SAMUEL J. PAPARO, SR., dec'd.
Late of the Township of Upper Chichester, Delaware County, PA.
Extr.: Samuel J. Paparo, Jr., 4583 Hale Ali Ave., Honolulu, HI 96818.
JOHN NEUMANN HICKEY, ATTY.
20 W. Front Street
Media, PA 19063

NANCY K. PCSOLYAR, dec'd.
Late of the Township of Newtown, Delaware County, PA.
Extr.: Steven Alan Pcsolyar c/o Trisha W. Hall, Esquire, 1201 N. Market St., 20th FL, Wilmington, DE 19801.
TRISHA W. HALL, ATTY.
Connolly Gallagher LLP
1201 N. Market St.
20th Fl.
Wilmington, DE 19801

MICHAEL J. STOREY, dec'd.
Late of the Township of Haverford, Delaware County, PA.
Admx.: Erica Maire Storey c/o Seamus M. Lavin, Esquire, 122 S. Church St., West Chester, PA 19382.
SEAMUS M. LAVIN, ATTY.
Wetzel Gagliardi Fetter & Lavin LLC
122 S. Church St.
West Chester, PA 19382

DIANE MARIE THORNTON a/k/a DIANE M. THORNTON and DIANE THORNTON, dec'd.
Late of the Borough of Media, Delaware County, PA.
Extx.: Jennifer Lyn Ellis (Named in Will as Jennifer L. Ellis) c/o Nicholas M. Orloff, Esquire, 1 W. Third St., Media, PA 19063.
NICHOLAS M. ORLOFF, ATTY.
Lamb McErlane, P.C.
1 W. Third St.
Ste. 110
Media, PA 19063

PETER D. TONER, dec'd.
Late of the Borough of Prospect Park, Delaware County, PA.
Admr.: Peter Donald Toner, III, 47 Micahill Rd., Levittown, PA 19056.

DAVID E. SCHWAGER, ATTY.
183 Market St.
Ste. 100
Kingston, PA 18704-5444

RICHARD TULLIE, dec'd.
Late of the Township of Haverford,
Delaware County, PA.
Extr.: Bruce Tassone, 338 Circle of
Progress Drive, Pottstown, PA 19464.

MONA K. WILUSH a/k/a MONA H. WILUSH, dec'd.
Late of the Township of Concord,
Delaware County, PA.
Extr.: Jeffrey W.J. Wilush c/o William
J. Luttrell, III, 11 S. Olive St., 2nd
Floor, P.O. Box 1081, Media, PA
19063-8081.

WILLIAM J. LUTTRELL, III, ATTY.
11 S. Olive St.
2nd Floor
P.O. Box 1081
Media, PA 19063-8081

STANLEY J. WILUSH, dec'd.
Late of the Township of Concord,
Delaware County, PA.
Extr.: Jeffrey W.J. Wilush c/o William
J. Luttrell, III, 11 S. Olive St., 2nd
Floor, P.O. Box 1081, Media, PA
19063-8081.

WILLIAM J. LUTTRELL, III, ATTY.
11 S. Olive St.
2nd Floor
P.O. Box 1081
Media, PA 19063-8081

DORIS R. YORDEN, dec'd.
Late of the Borough of Brookhaven,
Delaware County, PA.
Extr.: Amy Elizabeth Swantner c/o
Matthew C. Stone, Esquire, 4126
Edgmont Avenue, Brookhaven, PA
19015.

MATTHEW C. STONE, ATTY.
The Law Offices of Stone & Stone, LLC
4126 Edgmont Avenue
Brookhaven, PA 19015

SECOND PUBLICATION

FRANK J. ARCOMONE, dec'd.
Late of the Borough of Brookhaven,
Delaware County, PA.
Extr.: Cassandra Jewel Solarz c/o
Christina B. Roberts, Esquire, 3305
Edgmont Ave., Brookhaven, PA 19015.

CHRISTINA B. ROBERTS, ATTY.
3305 Edgmont Ave.
Brookhaven, PA 19015

ROBERT W. BARLOW, SR., dec'd.
Late of the Borough of Eddystone,
Delaware County, PA.

Admr.: Jacob Matthew Barlow c/o
Michaelangelo Dippolito, Esquire, 712
Kimberton Road, Chester Springs, PA
19425.

MICHAELANGELO DIPPOLITO, ATTY.
ThePeoplesLawFirm.com
712 Kimberton Road
Chester Springs, PA 19425

CHRISTOPHER T. BRENNAN, dec'd.
Late of the Township of Darby,
Delaware County, PA.
Admx.: Monica Mary LeBlanc c/o
Thomas E. Wyler, Esquire, 22 East
Third Street, Media, PA 19063.
THOMAS E. WYLER, ATTY.
Falzone & Wyler LLC
22 East Third Street
Media, PA 19063

FRANCES M. CASTELLO, dec'd.
Late of the Township of Concord,
Delaware County, PA.
Extr.: Karen C. Bifferato c/o Gregory J.
Weinig, Esquire, 1201 N. Market St.,
20th Fl., Wilmington, DE 19801.

GREGORY J. WEINIG, ATTY.
Connolly Gallagher LLP
1201 N. Market St.
20th Fl.
Wilmington, DE 19801

MARIE C. CELLI, dec'd.
Late of the Township of Ridley,
Delaware County, PA.
Admx.: Donna Celli, 1020 Milmont
Ave., Swarthmore, PA 19081.
LINDSEY HOELZLE, ATTY.
Hoelzle Law LLC
P.O. Box 98
Birchrunville, PA 19421

THERESA E. FITZPATRICK a/k/a THERESA FITZPATRICK, dec'd.
Late of the Township of Concord,
Delaware County, PA.
Extr.: Theresa A. Dangelo (Named
in Will as Theresa A. D'Angelo), 498
Faggs Manor Rd., Cochranville, PA
19330.

MARITA M. HUTCHINSON, ATTY.
1250 Fieldstone Dr.
West Chester, PA 19382

ROBERT S. GIFFEAR, dec'd.
Late of the Township of Tincum,
Delaware County, PA.
Extr.: Christine Giffear, 708 Ellis
Avenue, Newtown Square, PA 19073.

WALTER HALBERG, dec'd.
Late of the Township of Media,
Delaware County, PA.

Extr.: Stephen Halberg, 128 Carriage Run Dr., Lincoln University, PA 19352.

BEVIER HASBROUCK, dec'd.
Late of the Borough of Swarthmore, Delaware County, PA.
Extr.: Helen Dowling Hasbrouck c/o Christina B. Roberts, Esquire, 3305 Edgmont Ave., Brookhaven, PA 19015.

CHRISTINA B. ROBERTS, ATTY.
3305 Edgmont Ave.
Brookhaven, PA 19015

WILLIAM M. HAVARD, dec'd.
Late of the Township of Ridley, Delaware County, PA.
Extr.: David Christopher Havard, 627 S. Warren Ave., Malvern, PA 19355.

CHARLOTTE M. ROBSON, dec'd.
Late of the Township of Upper Darby, Delaware County, PA.
Admx.: Monica Smith Demar, 248 Hampden Rd., Upper Darby, PA 19082.

JANNA M. PELLETIER, ATTY.
535 N. Church St.
Ste. 115
West Chester, PA 19380

ROBERT W. HOLT, dec'd.
Late of the Borough of Media, Township of Middletown, Delaware County, PA.
Co-Extrs.: Richard Hinkley Greenlaw and Robert Leo Schenk c/o Francis J. Catania, Esquire, P.O. Box 2029, Media, PA 19063.

FRANCIS J. CATANIA, ATTY.
Catania Law Offices, LLC
P.O. Box 2029
Media, PA 19063

NORMA JEAN HUTCHISON a/k/a NORMA J. HUTCHISON, dec'd.
Late of the Township of Concord, Delaware County, PA.
Extr.: Lisa J. Hutchison, 105 Brians Ct., Wilmington, DE 19810.

DOLORES J. IADICICCO, dec'd.
Late of the Township of Ridley, Delaware County, PA.
Admx.: Judy Brandt c/o Catherine T. Duffy, Esquire, 300 W. State St., Ste. 300, Media, PA 19063.

CATHERINE T. DUFFY, ATTY.
Eckell, Sparks, Levy, Auerbach, Monte, Sloane, Matthews & Auslander, P.C.
300 W. State St.
Ste. 300
Media, PA 19063

CHARLOTTE FAULKNER JOHNSTON a/k/a CHARLOTTE F. JOHNSTON, dec'd.
Late of the Township of Newtown, Delaware County, PA.
Extr.: Alfred James Johnston, III, 17 Grant Ln., Wayne, PA 19087.

NICHOLAS J. CANIGLIA, ATTY.
Pierce, Caniglia & Taylor
125 Strafford Ave.
Ste. 110
Wayne, PA 19087

JOSHUA MATTHEW KIRKPATRICK a/k/a JOSHUA M. KIRKPATRICK, dec'd.
Late of the Borough of Ridley Park, Delaware County, PA.
Extr.: Harry Euston Heverling, Jr. (Named in Will as Harry E. Heverling, Jr.) c/o Dawn Getty Sutphin, Esquire, 852 Eleventh Ave., Prospect Park, PA 19076.

DAWN GETTY SUTPHIN, ATTY.
852 Eleventh Ave.
Prospect Park, PA 19076

LOUIS J. KOLENKIEWICZ, dec'd.
Late of the Township of Darby, Delaware County, PA.
Extr.: Jacob DeVos, 317 S. Shenandoah Ave., Front Royal, VA 22630.

MARY C. LYNCH a/k/a MARY LYNCH and MARY CARR LYNCH, dec'd.
Late of the Township of Darby, Delaware County, PA.
Extr.: James P. Lynch (Named in Will as James Lynch) c/o Frank M. Fiore, Esquire, 12 Veterans Square, 1st Fl., Media, PA 19063.

FRANK M. FIORE, ATTY.
12 Veterans Square
1st Fl.
Media, PA 19063

FRED MANNIS, dec'd.
Late of the Township of Concord, Delaware County, PA.
Extr.: Deborah M. Mannis-Gardner c/o Marta Dybowski, Esquire, 726 Yorklyn Road, Suite 300, Hockessin, DE 19707.

MARTA DYBOWSKI, ATTY.
726 Yorklyn Road
Suite 300
Hockessin, DE 19707

CINDY MARTIN-FURIA, dec'd.
Late of Borough of Media, Delaware County, PA.
Extr.: Joseph Furia, 38 Rampart W, Media, PA 19063.

EILEEN M. MASTERSON a/k/a EILEEN MASTERSON, dec'd.

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

Extr.: Patricia A. Crane, 412 Granite Trl., Virginia Beach, VA 33452-4110.

ELIZABETH T. STEFANIDE, ATTY.
339 W. Baltimore Avenue
Media, PA 19063

JOHN R. McFADDEN a/k/a FR. JOHN R. McFADDEN, dec'd.

Late of the Borough of Darby, Delaware County, PA.

Extr.: Christine M. Retkovis (Named in Will as Christine Retkovis) c/o Dawn Getty Sutphin, Esquire, 852 Eleventh Ave., Prospect Park, PA 19076.

DAWN GETTY SUTPHIN, ATTY.
852 Eleventh Ave.
Prospect Park, PA 19076

LOUIS P. RONCACE a/k/a LOU P. RONCACE and LOUIS RONCACE, dec'd.

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

Extr.: Amy E. Epstein c/o Karen Conn-Mavros, Esquire, One Tower Bridge, 100 Front St., Ste. 100, Conshohocken, PA 19428.

KAREN CONN-MAVROS, ATTY.
Flaster Greenberg PC
One Tower Bridge
100 Front St.
Ste. 100
Conshohocken, PA 19428

FRANCIS P. ROWLAND a/k/a FRANCIS ROWLAND, dec'd.

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

Extr.: Janice M. Westiner (Named in Will as Janice Westiner) c/o Carolina R. Heinle, Esquire, 724 Yorklyn Rd., Ste. 100, Hockessin, DE 19707.

CAROLINA R. HEINLE, ATTY.
MacElree Harvey, Ltd.
724 Yorklyn Rd.
Ste. 100
Hockessin, DE 19707

VITA STEVENS a/k/a VITA R. STEVENS, dec'd.

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

Extr.: Richard Stevens, Esquire, P.O. Box 502, Elverson, PA 19520.

RICHARD STEVENS, ATTY.
P.O. Box 502
Elverson, PA 19520

ELLIOT JOEL TEITELBAUM, dec'd.
Late of the Township of Newtown, Delaware County, PA.

Extrs.: Elisa S. Teitelbaum, 3902 Rockwood Farm Rd., Newtown Square, PA 19073 and Steven G. Sklar, 1494 Old York Rd., Ste. C, Abington, PA 19001.

STEVEN G. SKLAR, ATTY.
Law Offices of Steven G. Sklar
1494 Old York Rd.
Ste. C
Abington, PA 19001

PATRICIA JOYE THOMPSON, dec'd.
Late of the Township of Concord, Delaware County, PA.

Extr.: Patricia G. Thompson, 4027 Thorngate Dr., Williamsburg, VA 23188-1426.

JAMES ROBERT TIMS, JR. a/k/a JAMES R. TIMS, JR., dec'd.

Late of the Township of Upper Chichester, Delaware County, PA.
Admx.: Judy C. Tims c/o J. Michael Ryan, 300 N. Pottstown Pike, Suite 150, Exton, PA 19341.

J. MICHAEL RYAN, ATTY.
300 N. Pottstown Pike
Suite 150
Exton, PA 19341

MARY WIES a/k/a MARY L. WIES, dec'd.

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

Extr.: Jacquelyn S. Goffney, Esquire, 339 W. Baltimore Ave., Media, PA 19063.

JACQUELYN S. GOFFNEY, ATTY.
339 W. Baltimore Avenue
Media, PA 19063

THIRD AND FINAL PUBLICATION

HARRY FRANCIS ALBERT, SR., dec'd.

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

Extr.: Steven J. Albert c/o Stephen M. Porter, Esquire, 125 Strafford Ave., Ste. 112, Wayne, PA 19087.

STEPHEN M. PORTER, ATTY.
Brett Senior & Associates, P.C.
125 Strafford Ave.
Ste. 112
Wayne, PA 19087

ANN H. ASHMEAD a/k/a ANN HARNWELL ASHMEAD, dec'd.

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

Extx.: Theodora W. Ashmead c/o Michael S. Dinney, Esquire, 919 Conestoga Road, Ste. 3-114, Bryn Mawr, PA 19010.

MICHAEL S. DINNEY, ATTY.
919 Conestoga Road
Ste. 3-114
Bryn Mawr, PA 19010

NORMAN S. ATKINS a/k/a NORMAN STEWART ATKINS, dec'd.

Late of the Township of Lower Chichester, Delaware County, PA.
Extx.: Christopher Shawn Atkins and Jean Marie Atkins c/o Dana M. Breslin, Esquire, 3305 Edgmont Ave., Brookhaven, PA 19015.
DANA M. BRESLIN, ATTY.
3305 Edgmont Ave.
Brookhaven, PA 19015

CHESTINE D. BOGAN, dec'd.

Late of the Borough of Sharon Hill, Delaware County, PA.
Admrs.: Antoinette L. Bogan and Kevin Anthony Bogan c/o Scott D. Galloway, Esquire, 14 South Plum Street, Media, PA 19063.
SCOTT D. GALLOWAY, ATTY.
14 South Plum Street
Media, PA 19063

DOROTHY J. BONGHI, dec'd.

Late of the Township of Haverford, Delaware County, PA.
Admr.: Henry DiBenedetto Forrest, Esquire, 1001 E. Darby Road, Havertown, PA 19083.
HENRY DiBENEDETTO FORREST, ATTY.
1001 E. Darby Road
Haverford, PA 19083

LORRAINE BERYL CLARK a/k/a

LORRAINE B. CLARK, dec'd.
Late of the Township of Thornbury, Delaware County, PA.
Extx.: Linda R. Clark c/o Stephen H. Kalis, Esquire, P.O. Box 673, Exton, PA 19341-0673.
STEPHEN H. KALIS, ATTY.
Fox Rothschild LLP
P.O. Box 673
Exton, PA 19341-0673

JEANETTE JOHNSON COOPER, dec'd.

Late of the Borough of Lansdowne, Delaware County, PA.
Extx.: Terence Clark, 7 Hillcrest Drive, Downingtown, PA 19335.

MATTHEW KONCHEL, ATTY.
Law Offices of Konchel & Associates, P.C.
13 Davenport Drive
Downingtown, PA 19335

RICHARD CURRIE a/k/a RICHARD D.E. CURRIE a/k/a RICHARD

EDDINGTON CURRIE and RICHARD E. CURRIE, dec'd.
Late of the Township of Chadds Ford, Delaware County, PA.
Extx.: Laurie A. DeGrazia c/o Mark M. Dalle Pазze, Esquire, 15 Center Meeting Road, Wilmington, DE 19807.
MARK M. DALLE PАЗZE, ATTY.
15 Center Meeting Road
Wilmington, DE 19807

ANTHONY P. DELUCA, dec'd.

Late of the Township of Newtown, Delaware County, PA.
Extx.: Peter De Luca c/o Stephen Carroll, Esquire, P.O. Box 1440, Media, PA 19063.
STEPHEN CARROLL, ATTY.
Carroll & Karagelian LLP
P.O. Box 1440
Media, PA 19063

JOSEPH N. De SANTIS, dec'd.

Late of the Borough of Upland, Delaware County, PA.
Extx.: Kevin T. Vitelli, 813 S. New Street, West Chester, PA 19382.

JESSE B. FABIAN, dec'd.

Late of the Township of Haverford, Delaware County, PA.
Extx.: Mary Katherine McCullen and Marie MacLackin c/o Neil Hilkert, Esquire, 600 W. Germantown Pike, Suite 400, Plymouth Meeting, PA 19462.

NEIL HILKERT, ATTY.
600 W. Germantown Pike
Suite 400
Plymouth Meeting, PA 19462

ABIGAIL AVA GILLON, dec'd.

Late of the Township of Ridley, Delaware County, PA.
Admx.: Kristen L. Behrens, Esquire, 1650 Market St., Ste. 1200, Philadelphia, PA 19103.
KRISTEN L. BEHRENS, ATTY.
Dilworth Paxson LLP
1650 Market St.
Ste. 1200
Philadelphia, PA 19103

MARILYN J. GRAY a/k/a MARILYN J. GARY, dec'd.

Late of the Borough of Brookhaven, Delaware County, PA.
Extr.: Brian M. Bubel c/o Daniel Lippard, Esquire, 229 N. Olive Street, P.O. Box 1788, Media, PA 19063.
DANIEL LIPPARD, ATTY.
229 N. Olive Street
P.O. Box 1788
Media, PA 19063

JAMES M. KIRK a/k/a JAMES KIRK, dec'd.

Late of the Township of Upper Darby, Delaware County, PA.
Admr.: James W. Kirk c/o Stephen D. Potts, Esquire, Strafford Office Bldg. #2, 200 Eagle Rd., Ste. 106, Wayne, PA 19087.
STEPHEN D. POTTS, ATTY.
Herr, Potts & Potts, LLC
Strafford Office Bldg. #2
200 Eagle Rd.
Ste. 106
Wayne, PA 19087

MONITA M. LANK a/k/a MONITA MAY LANK and MONITA M. THORP, dec'd.

Late of the Township of Concord, Delaware County, PA.
Extr.: Rodger Craig Lank c/o Vincent Carosella, Jr., Esquire, 822 S. Matlack Street, Suite 101, West Chester, PA 19382.
VINCENT CAROSELLA, JR., ATTY.
Carosella & Associates, P.C.
822 S. Matlack Street
Suite 101
West Chester, PA 19382

THOMAS D. LEONARD, JR., dec'd.

Late of the Borough of Sharon Hill, Delaware County, PA.
Admr.: John Lacey, 419 Stratford Rd., Glenolden, PA 19036.
MICHAEL P. PIERCE, ATTY.
Pierce & Hughes, P.C.
P.O. Box 604
Media, PA 19063

KATHRYN W. MARTIN, dec'd.

Late of the Borough of Folcroft, Delaware County, PA.
Extr.: Kathryn Bailey McCaw c/o William J. Luttrell, III, 11 S. Olive St., Fl. 2, P.O. Box 1081, Media, PA 19063-8081.

WILLIAM J. LUTTRELL, III, ATTY.
11 S. Olive St.
Fl. 2
P.O. Box 1081
Media, PA 19063-8081

EDWARD McCULLOUGH, dec'd.

Late of the Borough of Brookhaven, Delaware County, PA.
Admx.: Patricia Anne McCullough, 53-8 Revere Rd., Drexel Hill, PA 19026.
D. ADDISON MURRAY, ATTY.
Russell Law, P.C.
1000 N. Providence Rd.
Media, PA 19063

PATRICIA ANNE McGEE, dec'd.

Late of the Township of Haverford, Delaware County, PA.
Extr.: Susan E. McAnally c/o Joan D. Gallagher, Esquire, 1600 Market St., Ste. 1320, Philadelphia, PA 19103-4104.
JOAN D. GALLAGHER, ATTY.
Joan Gallagher Law, P.C.
1600 Market St.
Ste. 1320
Philadelphia, PA 19103-4104

STEVEN IAN MEISEL, dec'd.

Late of the Township of Springfield, Delaware County, PA.
Extr.: Linda S. Schiffer c/o Anne K. DeLuca, Esquire, 3475 West Chester Pike, Ste. 200, Newtown Square, PA 19073.
ANNE K. DeLUCA, ATTY.
Law Office of Sand Gibbs, PC
3475 West Chester Pike
Ste. 200
Newtown Square, PA 19073

FRANCES M. O'CONNOR, dec'd.

Late of the Township of Springfield, Delaware County, PA.
Extr.: Elizabeth T. Stefanide, Esquire, 339 West Baltimore Avenue, Media, PA 19063.
ELIZABETH T. STEFANIDE, ATTY.
339 W. Baltimore Avenue
Media, PA 19063

WILLIAM GERARD PARKER, dec'd.

Late of the Township of Haverford, Delaware County, PA.
Admx. C.T.A.: Cynthia F. Parker c/o Kristen L. Behrens, Esquire, 1650 Market St., Ste. 1200, Philadelphia, PA 19103.
KRISTEN L. BEHRENS, ATTY.
Dilworth Paxson LLP
1650 Market St.
Ste. 1200
Philadelphia, PA 19103

VIRGIN BRENDA PAYNE a/k/a VIRGIN B. PAYNE, dec'd.
Late of the Township of Upper Chichester, Delaware County, PA.
Admx. d.b.n.c.t.a.: Lindsey J. Conan, Esquire, 755 North Monroe Street, Media, PA 19063.
LINDSEY J. CONAN, ATTY.
Conan Law Office, LLC
755 North Monroe Street
Media, PA 19063

JOSEPH PRACH, dec'd.
Late of the Borough of Brookhaven, Delaware County, PA.
Admx.: Courtney Prach, P.O. Box 20056, Towson, MD 21284.

ANNA MARIE SANTORE a/k/a ANNA M. SANTORE a/k/a ANNA SANTORE and ANN SANTORE, dec'd.
Late of the Township of Concord, Delaware County, PA.
Extr.: Ann Mulé c/o Justin H. Brown, Esquire, 1735 Market St., 51st Fl., Philadelphia, PA 19103.
JUSTIN H. BROWN, ATTY.
Ballard Spahr LLP
1735 Market St.
51st Fl.
Philadelphia, PA 19103

WENDELL WILMER SATTERTHWAIT a/k/a WENDELL W. SATTERTHWAIT, dec'd.
Late of the Township of Middletown, Delaware County, PA.
Admx. C.T.A.: Beth Lynne Kaniefski c/o Joseph A. Bellinghieri, Esquire, 17 W. Miner St., West Chester, PA 19382.
JOSEPH A. BELLINGHIERI, ATTY.
MacElree Harvey, Ltd.
17 W. Miner St.
West Chester, PA 19382

STEPHEN JAY SMALL a/k/a STEPHEN J. SMALL, dec'd.
Late of the Township of Haverford, Delaware County, PA.
Admx.: Rachel Sarah Small c/o Jennifer L. Zegel, Esquire, Three Logan Square, 1717 Arch St., 5th Fl., Philadelphia, PA 19103.
JENNIFER L. ZEGEL, ATTY.
Kleinbard LLC
Three Logan Square
1717 Arch St.
5th Fl.
Philadelphia, PA 19103

JUDITH M. TARLECKI, dec'd.
Late of the Borough of Collingdale, Delaware County, PA.
Extr.: Judith M. Andrews, 271 Palmer Road, Covington, PA 16917.
HENRY DiBENEDETTO FORREST, ATTY.
1001 E. Darby Road
Haverford, PA 19083

WENDY PLUMB THOMAS, dec'd.
Late of the Borough of Media, Delaware County, PA.
Extrs.: Lisa Thomas and Tim Thomas, 315 W. Cota St., Apt. B, Santa Barbara, CA 93101.

MARIETA BEZJIAN TOVMASSIAN, dec'd.
Late of the Borough of Broomall, Delaware County, PA.
Extr.: L. Edwin Lehig, 74 Shelburne Rd., Springfield, PA 19064.

SHERI WARD, dec'd.
Late of the Township of Springfield, Delaware County, PA.
Extr.: Michael J. Ward, 705 Parker Lane, Springfield, PA 19064.

CHANGE OF NAME

IN THE COURT OF COMMON PLEAS
OF DELAWARE COUNTY,
PENNSYLVANIA
CIVIL ACTION—LAW
NO. CV-2025-011796

NOTICE IS HEREBY GIVEN THAT on December 23, 2025, a Petition for a Change of Name was filed in the above named Court, praying for a decree to change the name(s) of **Quintin Edgar Stanley Bowers** to **Edgar Stanley Bowers, V.**

The Court has fixed Tuesday, May 26 2026, at 9:00 a.m. in Courtroom "TBA", Delaware County Courthouse, Media, PA as the time and place for the hearing of said Petition, when and where all persons interested may appear and show cause, if any they have, why the prayer of the said Petition should not be granted.

JOHN J. McCREESH, IV, Solicitor
7053 Terminal Square
Upper Darby, PA 19082

Mar. 27; Apr. 3

CHANGE OF NAME

IN THE COURT OF COMMON PLEAS
OF DELAWARE COUNTY,
PENNSYLVANIA
CIVIL ACTION—LAW
NO. 2026-000644

NOTICE IS HEREBY GIVEN THAT on January 23, 2026, a Petition for a Change of Name was filed in the above named Court, praying for a decree to change the name(s) of **Nikki Olivia DiCaro** to **Nick DiCaro**.

The Court has fixed Wednesday, April 15, 2026, at 10:15 a.m. in Courtroom “TBA”, Delaware County Courthouse, Media, PA as the time and place for the hearing of said Petition, when and where all persons interested may appear and show cause, if any they have, why the prayer of the said Petition should not be granted.

ALEXANDER J. GINSBURG, Solicitor
441 N. 5th Street
Suite 100
Philadelphia, PA 19123

Mar. 20, 27

CHANGE OF NAME

IN THE COURT OF COMMON PLEAS
OF DELAWARE COUNTY,
PENNSYLVANIA
CIVIL ACTION—LAW
NO. CV-2025-011391

NOTICE IS HEREBY GIVEN THAT on December 12, 2025, a Petition for a Change of Name was filed in the above named Court, praying for a decree to change the name(s) of **Brittany Lee Fatholahi** to **Brittany Stivale Fatholahi**.

The Court has fixed Tuesday, April 14, 2026, at 9:00 a.m. in Courtroom “TBA”, Delaware County Courthouse, Media, PA as the time and place for the hearing of said Petition, when and where all persons interested may appear and show cause, if any they have, why the prayer of the said Petition should not be granted.

LEE A. STIVALE, Solicitor
1489 Baltimore Pike
#103
Springfield, PA 19064

Mar. 20, 27

CHANGE OF NAME

IN THE COURT OF COMMON PLEAS
OF DELAWARE COUNTY,
PENNSYLVANIA
CIVIL ACTION—LAW
NO. CV-2026-000109

NOTICE IS HEREBY GIVEN THAT on January 7, 2026, a Petition for a Change of Name was filed in the above named Court, praying for a decree to change the name(s) of **Liam Michaels Jankins** to **Liam Michaels Lombardo**.

The Court has fixed June 8, 2026, at 9:00 a.m. in Courtroom “TBA”, Delaware County Courthouse, Media, PA as the time and place for the hearing of said Petition, when and where all persons interested may appear and show cause, if any they have, why the prayer of the said Petition should not be granted.

Mar. 27; Apr. 3

CHANGE OF NAME

IN THE COURT OF COMMON PLEAS
OF DELAWARE COUNTY,
PENNSYLVANIA
CIVIL ACTION—LAW
NO. CV-2025-006668

NOTICE IS HEREBY GIVEN THAT on July 29, 2025, a Petition for a Change of Name was filed in the above named Court, praying for a decree to change the name(s) of **Trevor Pearce Jones** to **Trevor Pearce**.

The Court has fixed Friday, April 10, 2026, at 9:00 a.m. in Courtroom “TBA”, Delaware County Courthouse, Media, PA as the time and place for the hearing of said Petition, when and where all persons interested may appear and show cause, if any they have, why the prayer of the said Petition should not be granted.

Mar. 20, 27

CHANGE OF NAME

IN THE COURT OF COMMON PLEAS
OF DELAWARE COUNTY,
PENNSYLVANIA
CIVIL ACTION—LAW
NO. CV-2026-000105

NOTICE IS HEREBY GIVEN THAT on January 6, 2026, a Petition for a Change of Name was filed in the above named Court, praying for a decree to change the name(s) of **Carmen John Montella** to **Carmin** **Jeffrey Montella**.

The Court has fixed Monday, June 8, 2026, at 9:00 a.m. in Courtroom “TBA”, Delaware County Courthouse, Media, PA as the time and place for the hearing of said Petition, when and where all persons interested may appear and show cause, if any they have, why the prayer of the said Petition should not be granted.

LUCAS A. CLARK, IV
21 West Third Street
Media, PA 19063

Mar. 27; Apr. 3

CHANGE OF NAME

IN THE COURT OF COMMON PLEAS
OF DELAWARE COUNTY,
PENNSYLVANIA
CIVIL ACTION—LAW
NO. CV-2025-007348

NOTICE IS HEREBY GIVEN THAT on August 20, 2025, a Petition for a Change of Name was filed in the above named Court, praying for a decree to change the name(s) of **Lesley Tanner Springob** to **Tanner Wavely Williamson**.

The Court has fixed April 21, 2026, at 9:00 a.m. in Courtroom “TBA”, Delaware County Courthouse, Media, PA as the time and place for the hearing of said Petition, when and where all persons interested may appear and show cause, if any they have, why the prayer of the said Petition should not be granted.

Mar. 20, 27

**CHARTER APPLICATION
PROFESSIONAL**

NOTICE IS HEREBY GIVEN THAT Articles of Incorporation were filed with the Department of State of the Commonwealth of Pennsylvania at Harrisburg, Pennsylvania, for

Nicholas J. Altopiedi, P.C.

a corporation organized under the Professional Corporation Law of 1988.

NICHOLAS J. ALTOPIEDI, Solicitor
Nicholas J. Altopiedi, P.C.
902 Old Marple Road
Springfield, PA 19064

Mar. 27

CLASSIFIED ADS

ADVERTISEMENT FOR ATTORNEY

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

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

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

Please E-mail Resume to Dennis Reardon at dreardon@dreardonlaw.com.

Mar. 20, 27; Apr. 3, 10

To Members of Continental Mutual Insurance Company:

The Annual Meeting of the Members of Continental Mutual Insurance Company will be held at the office of the Company, 8049 West Chester Pike, Upper Darby, Delaware County, Pennsylvania, on Tuesday, April 14, 2026 at 10:00 A.M., for the transaction of such regular business as may properly come before the meeting, including but not limited to: (i) the election of Directors, (ii) the approval, ratification, and confirmation of all acts of the Directors since the last preceding meeting of Members. Bradford A. Phillips, President

Mar. 27; Apr. 3, 10

FICTITIOUS NAME

NOTICE IS HEREBY GIVEN, pursuant to the provisions of Act of Assembly No. 295, effective March 16, 1983, as amended, 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 Delaware County, Pennsylvania, under the assumed or fictitious name, style or designation of:

TAO Landscape & Tree

with its principal place of business at 101 Winter St., Media, PA 19063.

The name(s) and address(es) of the person(s) owning or interested in said business is (are): Thomas A. O'Brien, 101 Winter St., Media, PA 19063.

The application has been/will be filed on or after March 6, 2026.

MANCINI & KODUMAL, PLLC,
Solicitors
414 East Baltimore Pike
Media, PA 19063

Mar. 27

SERVICE BY PUBLICATION

IN THE COURT OF COMMON
PLEAS OF DELAWARE COUNTY,
PENNSYLVANIA
CIVIL ACTION—LAW
CIVIL ACTION NUMBER:
CV-2025-008797

Rocket Mortgage, LLC f/k/a Quicken Loans, LLC, Plaintiff

vs.

Sara Jeanne Raudenbush, solely in her capacity as Administratrix to the Estate of Byron Banks a/k/a Byron Quentin Banks a/k/a Byron Quent Banks, deceased, Defendant

**MORTGAGE FORECLOSURE
COMPLAINT**

TO: Sara Jeanne Raudenbush, solely in her capacity as Administratrix to the Estate of Byron Banks a/k/a Byron Quentin Banks a/k/a Byron Quent Banks, deceased

You have been sued in mortgage foreclosure on premises: 203 N Maple Ave, Lansdowne, PA 19050-1608 based on defaults since, March 1, 2025. You owe \$178,541.85 plus interest.

NOTICE

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

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

Delaware County Bar Association
(Lawyer Referral)
Lawyers' Reference Service
335 W. Front Street
Media, PA 19063
(610) 566-6625
www.delcobar.org

Delaware County Office of
Judicial Support
Government Center
201 W. Front Street
Room 126
Media, PA 19063
(610) 891-4370

STERN & EISENBERG, PC
The Shops at Valley Square
1581 Main St.
Ste. 200
Warrington, PA 18976
(215) 572-8111
Facsimile: (215) 572-5025
(Counsel for Plaintiff)

Mar. 20, 27

SERVICE BY PUBLICATION

Hilda Imbisi, Plaintiff

vs.

Quilly E. Boyoue, Mary Jardiah, Peter Agba and Abimboia, each individually, and their heirs, administrators, executors, officers, officials, successors and assigns, and all persons or entities claiming any right, title and interest in the property described in the said Complaint, Defendants

NOTICE

To: Defendants, Quilly E. Boyoue, Mary Jardiah, Peter Agba and Abimboia, each individually, and their heirs, administrators, executors, officers, officials, successors and assigns, and all persons or entities claiming any right, title and interest in the property described in the said Complaint, an action to Quiet Title for the property located at 6 Greenway Ave, Darby, PA with PIN 14-000-01365-00 has been filed against you in the Delaware County Court of Common Pleas, docket no. CV-2023-010519.

IF YOU WISH TO DEFEND, you must enter a written appearance personally or by and attorney, and file your defenses or objections in writing with the Court. You are warned that if you fail to do so, the case may proceed without you and a judgment may be entered against you without further notice for the relief requested by the Plaintiff. You may lose money, the Property or other property or rights important to you.

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

LEGAL AID OF SOUTHEASTERN PENNSYLVANIA
419 Avenue of the States
Suite 605
Chester, PA 19103
(877) 429-5994

WILLIAM E. VINSKO, JR., Esq.
37 North River St.
Wilkes-Barre, PA 18702
(570) 970-9700

Mar. 20, 27

SERVICE BY PUBLICATION

COURT OF COMMON PLEAS
DELAWARE COUNTY,
PENNSYLVANIA
CIVIL ACTION—LAW
NO.: CV-2025-007519

**NOTICE OF ACTION IN
MORTGAGE FORECLOSURE**

WILMINGTON SAVINGS FUND SOCIETY, FSB NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS TRUSTEE FOR SHOREBREAK NPL TRUST, Plaintiff

v.

UNKNOWN SURVIVING HEIRS OF JOANNE M. DERUGERIIS-LYNCH, DECEASED, Defendants

**COMPLAINT IN
MORTGAGE FORECLOSURE**

TO: UNKNOWN SURVIVING HEIRS OF JOANNE M. DERUGERIIS-LYNCH, DECEASED Defendant(s), 31 BERKLEY RD., BROOMALL, PA 19008

You are hereby notified that Plaintiff, WILMINGTON SAVINGS FUND SOCIETY, FSB NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS TRUSTEE FOR SHOREBREAK NPL TRUST, has filed a Mortgage Foreclosure Complaint endorsed with a Notice to Defend, against you in the Court of Common Pleas of DELAWARE County, PA docketed to No. CV-2025-007519, seeking to foreclose the mortgage secured on your property located, 31 BERKLEY RD., BROOMALL, PA 19008.

NOTICE

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

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

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

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

ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS, PLLC
A Florida professional limited liability company
Attorneys for Plaintiff
133 Gaither Drive
Suite F
Mt. Laurel, NJ 08054
(855) 225-6906

Mar. 27; Apr. 3

SERVICE BY PUBLICATION

IN THE COURT OF COMMON PLEAS OF DELAWARE COUNTY, PENNSYLVANIA
CIVIL DIVISION
NO.: CV-2025-010833

COMPLAINT IN MORTGAGE FORECLOSURE

WILMINGTON SAVINGS FUND SOCIETY, FSB, AS TRUSTEE, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY IN ITS CAPACITY AS SUCH, THE TRUSTEE ON BEHALF OF WFL HOMES TRUST c/o Statebridge Company, LLC, Plaintiff

vs.

ROSEMARIE DEPAOLA, SOLELY IN HER CAPACITY AS HEIR OF THE ESTATE OF MARY RUNNER, DECEASED; MARYANN DECOSTANZA, SOLELY IN HER CAPACITY AS HEIR OF THE ESTATE OF MARY RUNNER, DECEASED; JENNIFER ROWDON, SOLELY IN HER CAPACITY AS HEIR OF THE ESTATE OF MARY RUNNER, DECEASED; CHRISTINE RUNNER, SOLELY IN HER CAPACITY AS HEIR OF THE ESTATE OF MARY RUNNER, DECEASED; UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE, OR INTEREST FROM OR UNDER MARY RUNNER, DECEASED; 639 7th Ave., Swarthmore, PA 19081, Defendants

NOTICE

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

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

Lawyer Reference Service of the Delaware County Bar Association
335 W. Front Street
Media, PA 19063
(610) 566-6625
www.delcobar.org

AVISO

Le han demandado a usted en la corte. Si usted quiere defenderse de estas demandas expuestas en las paginas siguientes, usted tiene veinte (20) dias de plazo al partir de la fecha de la demanda y la notificacion. Hace falta a sentar una comparencia escrita o en persona o con un abogado y entregara la corte en forma escrita sus defensas o sus objeciones a las d mandas en contra de su persona. Se a visado que si usted no se defiende, la corte tomara medidas y puede continuar la demanda en contra suya sin previo aviso o notificacion. Ademias, la corte puede decidir a favor del demandante y requiere que usted cumpla con todas las provisiones de esta de manda. Usted puede perder dinero o sus propiedades o otros de rechos importantes para usted.

LLEVE ESTA DEMANDA A UN ABOGADO IN MEDIATAMENTE SI NO TIENE ABOGADO OO SI NO TIENE EL DINEROSUFICIENTE DE PAGAR TAL SERVICIO, VAYA EN PERSONA O LLAME POR TELEFONO A LA OFICINA CUY DIRECCION SE ENCUENTRA ESCRITA ABAJO PARA AVERICUAR DONDE SE PUEDE CONSEGUIR ASISTENCIA LEGAL.

Asociacion De Licenciador De Filadelfia Servicio De Referencia E Informacion Legal
335 W. Front Street
Media, PA 19063
(610) 566-6625
www.delcobar.org

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JILL M. FEIN, Esquire
(Attorney ID.: #318491)
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(Attorney ID.: #324226)
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Hill Wallack LLP
Attorneys for Plaintiff
1000 Floral Vale Blvd
Ste. 300
Yardley, PA 19067
Tel. (215) 579-7700
Fax (215) 579-9248

Mar. 27; Apr. 3

SERVICE BY PUBLICATION

IN THE COURT OF COMMON PLEAS DELAWARE COUNTY, PENNSYLVANIA
NO. CV-2024-010401

ALIYAH STEPHENS-SHAW, Plaintiff
v.
JAMAL SHAW, Defendant

NOTICE

You have been sued in the divorce in the Court of Common Pleas of Delaware County, Pennsylvania. If you wish to defend against this action, you must enter a written appearance personally or by attorney and file your defenses or objections with the Court within twenty (20) days after this publication. If you fail to do so, the case may proceed without you, and a judgement may be entered against you without further notice.

Mar. 27

SERVICE BY PUBLICATION

IN THE COURT OF COMMON
PLEAS OF DELAWARE COUNTY,
PENNSYLVANIA
CIVIL ACTION

DOCKET/CASE NUMBER: 2025-005567

Rockwell Land LLC, Plaintiff(s)

vs.

John Panizza, JEP LLC, and Genterra
Corporation, Defendant(s)

NOTICE

YOU HAVE BEEN SUED IN COURT. If you wish to defend, you must enter a written appearance personally or by an attorney and file your defense or objections in writing with the Court. You are warned that if you fail to do so within twenty (20) days from the date of publication of this Notice, the case may proceed without you and a judgment may be entered against you without further notice for the relief requested by the Plaintiff(s). You may lose money or property or other rights important to you.

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

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

TODD R. BARTOS, Esquire
Spruce Law Group, LLC
1622 Spruce Street
Philadelphia, PA 19103

Mar. 27; Apr. 3

SERVICE BY PUBLICATION

COURT OF COMMON PLEAS
DELAWARE COUNTY,
PENNSYLVANIA
CIVIL DIVISION
NO.: 2025-010775

COMPLAINT—CIVIL ACTION

U.S. Bank Trust Company, National Association, as Trustee, as Successor In-Interest to U.S. Bank National Association, not in its Individual Capacity but Solely as Indenture Trustee, for the Holders of The CIM Trust 2021-R1, Mortgage-Backed Notes, Series 2021-R1, Plaintiff

vs.

Kent R. Graves, Known Heir of Patricia L. West, Deceased, Robert E. Graves, Known Heir of Patricia L. West, Deceased, Marcus L. Graves, Known Heir of Lamont R. Graves, Deceased, Known Heir of Patricia L. West, Deceased, Priscilla Graves-Bullard, Known Heir of Lamont R. Graves, Deceased, Known Heir of Patricia L. West, Deceased and Unknown Heirs, Successors, Assigns and All Persons, Firms or Associations Claiming Right, Title or Interest From or Under Patricia L. West, Deceased, Defendants

NOTICE TO DEFEND

TO: Unknown Heirs, Successors, Assigns and All Persons, Firms or Associations Claiming Right, Title or Interest From or Under Patricia L. West, Deceased, Defendant(s)

NOTICE

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

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

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

DANA MARKS, Esquire
JACQUELINE McNALLY, Esquire
RENEE COHEN, Esquire
TIMOTHY A. CIRINO, Esquire
ROBERT FLACCO, Esquire
NICOLE FRANCESE, Esquire
PERRY RUSSELL, Esquire
DANIELLE JOHNSON, Esquire
YVONNE GANLEY, Esquire
ANDREW KRAVITZ, Esquire

Friedman Vartolo LLP

Attys. for Plaintiff,
1325 Franklin Ave.

#160

Garden City, NY 11530

(212) 471-5100

(f) (212) 471-5150

BENJAMIN P. SHEPPARD, Esquire
Eckert Seamans Cherin & Mellott, LLC

Attys. for Plaintiff

Two Liberty Pl.

22nd Fl.

50 S. 16th Street

Philadelphia, PA 19102

(215) 851-8477

Mar. 27; Apr. 3



FREE NOTARY SERVICE FOR DCBA MEMBERS

Another benefit of membership.
If you have any questions, please call
(610) 566-6625.

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

**April 17, 2026
11:00 A.M. Prevailing Time**

BOROUGH

Aldan 20
Clifton Heights 3
Collingdale 16
Folcroft 8, 13, 24
Ridley Park 14
Yeadon 17

CITY

Chester 4, 16

TOWNSHIP

Aston 15
Darby 5, 6
Ridley 10
Tinicum 12
Upper Chichester 21, 22
Upper Darby 1, 2, 9, 23, 25

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

To all parties in interest and claimants:

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

No. 007245 1. 2024

MORTGAGE FORECLOSURE

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

BEING Premises: 128 Saint Charles Street, Drexel Hill, PA 19026.

IMPROVEMENTS CONSIST OF: a single family residential dwelling.

SOLD AS THE PROPERTY OF: Nash-eria Camerou.

Hand Money \$13,772.25

Judgment Amount: \$137,722.45

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

SIDDIQ KAMARA, Sheriff

No. 009626 2. 2025

MORTGAGE FORECLOSURE

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

Front: Depth:

BEING Premises: 6760 Montgomery Ave., Upper Darby, PA 19082.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Jean Wootson.

Hand Money \$12,626.47

Brock & Scott, PLLC, Attorneys

SIDDIQ KAMARA, Sheriff

No. 008767 3. 2022

MORTGAGE FORECLOSURE

Property in the Borough of Clifton Heights, County of Delaware, Commonwealth of PA on the Wyncliffe Avenue.

Front: 33 Depth: 240

BEING Premises: 39 West Wyncliffe Avenue, Clifton Heights, PA 19018.

IMPROVEMENTS CONSIST OF: a single-family residential dwelling.

SOLD AS THE PROPERTY OF: Christopher Geddes, Individually and as Administrator of the Estate of Sydney G. Geddes, deceased and Geneve Geddes.

Hand Money \$28,133.41

KML Law Group, P.C., Attorneys

SIDDIQ KAMARA, Sheriff

No. 002967 4. 2024

MORTGAGE FORECLOSURE

Property in the City of Chester, County of Delaware and State of Pennsylvania.

BEING Premises: 810 Tilghman Street, Chester, PA 19013.

IMPROVEMENTS CONSIST OF: residential dwelling.

SOLD AS THE PROPERTY OF: Cassandra Yip.

Hand Money \$10,299.06

Friedman Vartolo LLP, Attorneys

SIDDIQ KAMARA, Sheriff

No. 009163 5. 2025

MORTGAGE FORECLOSURE

Property in the Borough of Darby, County of Delaware, Commonwealth of PA on the Southwesterly side of Wycombe Avenue.

Front: 34 Depth: 75

BEING Premises: 1370 Wycombe Avenue, Darby, PA 19023.

IMPROVEMENTS CONSIST OF: a single-family residential dwelling.

SOLD AS THE PROPERTY OF: Anthony Skelton aka Anthony Tyrell Skelton.

Hand Money \$20,750.01

KML Law Group, P.C., Attorneys

SIDDIQ KAMARA, Sheriff

No. 007384 6. 2025

MORTGAGE FORECLOSURE

213 Glen Cove Road
Darby, PA 19023

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

IMPROVEMENTS CONSIST OF: residential dwelling.

SOLD AS THE PROPERTY OF: Jazzaray Stowall.

Hand Money \$8,098.12

RAS Citron LLC, Attorneys

SIDDIQ KAMARA, Sheriff

No. 009755 8. 2025

MORTGAGE FORECLOSURE

ALL THAT CERTAIN lot or piece of ground with the buildings and improvements thereon erected, hereditaments and appurtenances thereto, SITUATE in the Borough of Folcroft, Delaware County, Pennsylvania, bounded and described according to a Plan thereof made by Damon and Foster, Civil Engineers, Sharon Hill, Pennsylvania on August 10, 1956 and last revised August 20, 1958.

Having thereon erected a dwelling house known and numbered as: 2057 Kent Road, Folcroft, PA 19032.

PARCEL No. 20-00-01048-76.

IMPROVEMENTS CONSIST OF: n/a.

SOLD AS THE PROPERTY OF: Derrick Clark.

Hand Money \$22,273.08 (10% of Judgment)

Leon P. Haller, Esquire, Attorney

SIDDIQ KAMARA, Sheriff

No. 009761 9. 2019

MORTGAGE FORECLOSURE

Property in the Township of Upper Darby, County of Delaware, Commonwealth of PA on the situated on the Northwesterly side of Elm Avenue.

Front: 24 Depth: 75

BEING Premises: 14 Elm Avenue, Upper Darby, PA 19082.

IMPROVEMENTS CONSIST OF: a single family residential dwelling.

SOLD AS THE PROPERTY OF: Ramona R. Reeves.

Hand Money \$17,009.39

KML Law Group, P.C., Attorneys

SIDDIQ KAMARA, Sheriff

No. 005465 10. 2025

MORTGAGE FORECLOSURE

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

BEING the same premises which Edward Matthew Morson on September 14, 2023, recorded on September 21, 2023, in the Office of the Recorder of Deeds in and for the County of Delaware in Instrument Number 2023033489 granted and conveyed unto Ronald Eugene Mahoney, III.

BEING Premises: 79 Randall Ave, Woodlyn, PA 19094.

IMPROVEMENTS CONSIST OF: Residential Property.

SOLD AS THE PROPERTY OF: Ronald Eugene Mahoney, III.

Hand Money \$26,129.29

Hill Wallack LLP, Attorneys

SIDDIQ KAMARA, Sheriff

No. 007659 12. 2025

MORTGAGE FORECLOSURE

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

BEING the same premises which Cicconi Real Estate, Inc. on October 23, 2020, recorded on December 7, 2020, in the Office of the Recorder of Deeds in and for the County of Delaware in Instrument Number 2020066268 granted and conveyed unto Kimo Roberts and Hicran Roberts.

BEING Premises: 723 Jansen Ave, Essington, PA 19029.

IMPROVEMENTS CONSIST OF: Residential Property.

SOLD AS THE PROPERTY OF: Kimo Roberts and Hicran Roberts.

Hand Money \$20,918.65

Hill Wallack LLP, Attorneys

SIDDIQ KAMARA, Sheriff

No. 007325 13. 2025

MORTGAGE FORECLOSURE

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

BEING the same premises which Andre Fonarov and Nadia Fonarov on May 31, 2006, recorded on June 6, 2006, in the Office of the Recorder of Dees in and for the County of Delaware in Instrument Number 2006052764 granted and conveyed unto Gregory E. Thomas and Maryal R. Thomas.

BEING Premises: 1062 Taylor Drive, Folcroft, PA 19032.

IMPROVEMENTS CONSIST OF: Residential Property.

SOLD AS THE PROPERTY OF: Gregory E. Thomas and Maryal R. Thomas.

Hand Money \$18,324.69

Hill Wallack LLP, Attorneys

SIDDIQ KAMARA, Sheriff

No. 007960 14. 2025

MORTGAGE FORECLOSURE

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

BEING Premises: 315 Crum Lynne Road, Ridley Park, PA 19078.

IMPROVEMENTS CONSIST OF: residential dwelling 82.54 x 125.

SOLD AS THE PROPERTY OF: Peters Holdings, LLC.

Hand Money \$30,219.23

Friedman Vartolo LLP, Attorneys

SIDDIQ KAMARA, Sheriff

No. 003882 15. 2025

MORTGAGE FORECLOSURE

3050 Concord Road
Aston, PA 19014

Property in Aston Township, County of Delaware and State of Pennsylvania.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Ezekiel Percy Laxton, II a/k/a Ezekiel Laxton.

Hand Money \$22,732.52

RAS Citron LLC, Attorneys

SIDDIQ KAMARA, Sheriff

No. 009833 16. 2025

MORTGAGE FORECLOSURE

Property in the City of Chester, County of Delaware, Commonwealth of PA on the Southeast side of Green Street.

Front: 59 x 208 Depth: 176 x 23

BEING Premises: 2227 Green Street, Chester, PA 19013.

IMPROVEMENTS CONSIST OF: a single family residential dwelling.

SOLD AS THE PROPERTY OF: Florence Guillory and Ramika Guillory.

Hand Money \$22,378.50

KML Law Group, P.C., Attorneys

SIDDIQ KAMARA, Sheriff

No. 004926 17. 2025

MORTGAGE FORECLOSURE

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

BEING Premises: 549 Church Lane, Yeadon, PA 19050.

IMPROVEMENTS CONSIST OF: Commercial Business Property.

SOLD AS THE PROPERTY OF: The Glam Factory, LLC.

Hand Money \$13,716.23

Leo M. Gibbons, Esquire
MacElree Harvey, Ltd., Attorneys

SIDDIQ KAMARA, Sheriff

No. 003994 18. 2024

MORTGAGE FORECLOSURE

Property situated in the Borough of East Lansdowne; Borough of Collingdale, County of Delaware and State of Pennsylvania.

BEING Premises: 14 Melrose Avenue, Lansdowne, PA 19050; 410 Lafayette Avenue, Collingdale, PA 19075.

IMPROVEMENTS CONSIST OF: residential dwellings.

SOLD AS THE PROPERTY OF: Hawes Enterprise LLC.

Hand Money \$33,809.14

Friedman Vartolo LLP, Attorneys

SIDDIQ KAMARA, Sheriff

No. 003956. 20. 2025

MORTGAGE FORECLOSURE

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

BEING Premises: 432 Laurel Ave., Aldan, PA 19018.

IMPROVEMENTS CONSIST OF: Taxable Residential.

SOLD AS THE PROPERTY OF: Cheryl D. Hobbs-White.

Hand Money \$23,369.87

Nicholas J. Kiger; Robert P. Wendt, Attorneys

SIDDIQ KAMARA, Sheriff

No. 010164 21. 2025

MORTGAGE FORECLOSURE

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

Front: 47 Depth: 105

BEING Premises: 1804 Huddle Avenue, Upper Chichester, PA 19061.

IMPROVEMENTS CONSIST OF: a single family residential dwelling.

SOLD AS THE PROPERTY OF: Valentin J. Sepulveda.

Hand Money \$18,983.68

KML Law Group, P.C., Attorneys

SIDDIQ KAMARA, Sheriff

No. 011250 22. 2024

MORTGAGE FORECLOSURE

Judgment Amount: \$79,033.25

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

Front: Irregular Depth: Irregular

BEING Premises: 619 Taylor Avenue, Boothwyn, PA 19061.

Parcel: 09000327100

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Thomas Marano III, Cynthia Johnson.

Hand Money \$7,903.33

Haydn Melton, Esquire, Attorney

SIDDIQ KAMARA, Sheriff

No. 007953A 23. 2024

MORTGAGE FORECLOSURE

Property situated in the Township of Upper Darby, County of Delaware and Commonwealth of Pennsylvania, being more fully described in Deed recorded on May 29, 2008, in the Office of the Delaware County Recorder of Deed in Deed Book Volume 4371, at page 2130, as Instrument No. 2008039975.

BEING known as 335 Maypole Road, Upper Darby, PA 19082.

Folio Number: 16-03-01152-00

IMPROVEMENTS CONSIST OF: a single family residential dwelling.

SOLD AS THE PROPERTY OF: Amarjit Fnu and Sukhwinder Kaur.

Hand Money \$3,000.00

Stephen M. Hladik, Esquire, Attorney

SIDDIQ KAMARA, Sheriff

No. 007329A 24. 2024

MORTGAGE FORECLOSURE

Property situated in the Borough of Folcroft, County of Delaware and Commonwealth of Pennsylvania, being more fully described in Deed recorded on June 7, 2007, in the Office of the Delaware County Recorder of Deed as Instrument No. 2007049955.

BEING Folio No. 20-00-00990-00

BEING known as 727 Grant Road, Folcroft, PA 19032.

IMPROVEMENTS CONSIST OF: a single family residential dwelling.

SOLD AS THE PROPERTY OF: Thomas Krapf, Jr. and Rebecca Villano.

Hand Money \$3,000.00

Stephen M. Hladik, Esquire, Attorney

SIDDIQ KAMARA, Sheriff

No. 009174 25. 2025

MORTGAGE FORECLOSURE

Property situated in the Township of Upper Darby, County of Delaware and Commonwealth of Pennsylvania, being more fully described in Deed recorded on October 5, 2021, in the Office of the Delaware County Recorder of Deed as Instrument No. 2007049955.

BEING Folio No. 16-01-01131-00

BEING known as 6769 Perry Avenue, Upper Darby, PA 19085.

IMPROVEMENTS CONSIST OF: a single family residential dwelling.

SOLD AS THE PROPERTY OF: RSN Funding, LLC, a Pennsylvania limited liability company.

Hand Money \$3,000.00

Stephen M. Hladik, Esquire, Attorney

SIDDIQ KAMARA, Sheriff

Mar. 27; Apr. 3, 10

MASTERCARD AND VISA

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DELAWARE COUNTY**

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