

## SCHUYLKILL LEGAL RECORD

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### 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.

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### FIRST PUBLICATION

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#### **ADAMS, RUTH E.,** deceased

Late of the Township of Porter, Schuylkill County, PA

Executrix: Lisa M. Kreiser, 214 East Broad Street, Williamstown, PA 17098

Attorneys: Joseph D. Kerwin, Esquire, Kerwin and Kerwin, LLP, 4245 State Route 209, Elizabethtown, PA 17023-9765

#### **AMES, ROBERT E.,** deceased

Late of the Borough of Coaldale Schuylkill County, PA

Executor: Richard Murphy, 35 West High Street, Coaldale, PA 18218

Attorney: Christine A. Holman, Esquire, 204 East Broad Street, Tamaqua, PA 18252

#### **BOWEN, PATRICIA L.,** deceased

Late of the Township of North Manheim, Schuylkill County, PA

Executrices: Cheryl A. Rubright, 33 Grist Mill Rd., Orwigsburg, PA

17961 and Karen Lurwick, 9 Hillcrest Ave., Schuylkill Haven, PA 17972

Attorney: Harry A. Rubright, Esq., 29 E. Main Street, P.O. Box 706, Schuylkill Haven, PA 17972

#### **BRIGGS, CHARLENE M. a/k/a CHARLENE BRIGGS,** deceased

Late of the Borough of Shenandoah, Schuylkill County, PA

Co-Executors: Travis Briggs, 415 Center Street, Shenandoah, PA 17976 and Eric Briggs, 213 Schuylkill Avenue, Shenandoah, PA 17976

Attorney: Thomas J. Pellish, Esq., 304 North Centre Street, Pottsville, PA 17901

#### **FEDORISKA, SHARON M.,** deceased

Late of the Borough of Ashland, Schuylkill County, PA

Executor: Carson B. Strawser, Jr., 2646 Mile Hill Road, Sunbury, PA 17801

Attorney: Thomas E. Boop, Esquire, 106 Market Street, Sunbury, PA 17801

#### **HARTER, LEWIS H.,** deceased

Late of the Township of Butler, Schuylkill County, PA

Administratrix: Michelle Zaharick, 232 Biddle Street, Gordon, PA 17936

Attorneys: Law Offices of Frank R. Cori, P.C., P.O. Box 222, Orwigsburg, PA 17961, (570) 366-6300

#### **O'BRIEN, MARK J.,** deceased

Late of the Township of North Manheim, Schuylkill County, PA

Executor: Doug Schwenk, 35 South Margaretta Street, Schuylkill Haven, PA 17972

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Attorney: Thomas J. Pellish, Esquire, 304 North Centre Street, Pottsville, PA 17901

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**SECOND PUBLICATION**

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**BADAMO, JOSEPH A. a/k/a JOSEPH ANTHONY BADAMO a/k/a JOSEPH BADAMO**, deceased

Late of East Union Township, Schuylkill County, PA

Executor: Charles Badamo

Attorneys: Richard J. Marusak, Esquire, Ustynoski & Marusak, LLC, 101 West Broad St., Suite 205, Hazleton, PA 18201

**FINNEGAN, JAMES E.**, deceased

Late of Kline Township, Schuylkill County, PA

Executor: John T. Finnegan, 10 Joy Lane, Drums, PA 18222

Attorney: Pasco L. Schiavo, Esquire, 1 Columbus Place, 199 North Church Street, Hazleton, PA 18201-5874

**NEIFERT, DORIS E. a/k/a DORIS ELAINE NEIFERT**, deceased

Late of the Borough of Tamaqua, Schuylkill County, PA

Executor: George Augustine, 202 Chain Circle, New Ringgold, PA 17960

Attorneys: Jeffrey P. Bowe, Esquire, Bowe & Odorizzi Law, LLC, 109 West Broad Street, Tamaqua, PA 18252

**SARTORI, DIANE L.**, deceased

Late of 18 West Market Street, Sheppton, Schuylkill County, PA

Administratrix: Heather D. DeAngelo

Attorney: Michael Beltrami, Esquire, 477 South Church Street, Hazleton, PA 18201

**THORN, WILLIAM THOMAS a/k/a WILLIAM T. THORN**, deceased

Late of the Borough of St. Clair, Schuylkill County, PA

Executor: Theodore D. Thorn, III, 114 West Hancock Street, St. Clair, PA 17970

Attorney: Anthony James Urban, Esquire, 474 North Centre Street, P.O. Box 890, Pottsville, PA 17901-0890

**WASILEWSKI, JOSEPH J. a/k/a JOSEPH WASILEWSKI**, deceased

Late of the City of Pottsville, Schuylkill County, PA

Executrix: Barbara A. Pukavige, 285 Virginia Avenue, Shenandoah, PA 17976

Attorneys: Eric M. Mika, Esquire, Certified Elder Law Attorney, Toole, Mika & Jones, LLC, 26 East Centre Street, Shenandoah, PA 17976-0072

**WEAVER, MILDRED D.**, deceased

Late of the Township of Mahanoy, Schuylkill County, PA

Executrix: Phyllis I. Weaver, 574 Butler Lane, Leesport, PA 19533

Attorney: Anthony James Urban, Esquire, 474 North Centre Street, P.O. Box 890, Pottsville, PA 17901-0890

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**THIRD PUBLICATION**

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**LEHMAN, EUGENE R., SR.**, deceased

Late of Pine Grove Township, Schuylkill County, PA

Executors: Eugene R. Lehman, Jr., 34 Pine Tree Drive, Pine Grove, PA 17963 and Keith Lehman, 500 School Street, Pine Grove, PA 17963

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Attorneys: Richard J. Wiest, Esquire, Williamson, Friedberg & Jones, LLC, 10 Westwood Road, Pottsville, PA 17901

**STERN, CONSTANCE R.**, deceased  
Late of South Manheim Township, Schuylkill County, PA  
Executor: Christopher Odenwelder c/o James C. Omdahl, Esquire, 54 South Commerce Way, Suite 172, Bethlehem, PA 18017  
Attorney: James C. Omdahl, Esquire, 54 South Commerce Way, Suite 172, Bethlehem, PA 18017

**WILSON, JOSHUA HAROLD, JR.**  
**a/k/a JOSHUA H. WILSON, JR.**  
**a/k/a JOSHUA H. WILSON**  
**a/k/a JOSHUA WILSON**, deceased

Late of South Manheim Township, Schuylkill County, PA  
Administrator: Josef W. Oggier, III, 6209 Bayberry Avenue, Manheim, PA 17545  
Attorneys: Stephanie E. Murphy, Esquire, McQuaide Blasko, Inc., 1249 Cocoa Avenue, Suite 210, Hershey, PA 17033

Attorney for Plaintiff: Joseph C. Michetti, Jr., Esquire, (570) 797-8651.  
Judgment Amount: \$77,445.42.  
Tax Parcel No.: 65-13-162.

Property known as: 17, 19, 21 Greenwood Street, Tamaqua, PA 18252.

TO BE SOLD AS THE PROPERTY of Donna L. Fecenko.  
No. S-542-2018

**(SALE NO. 3)**

Plaintiff: Miners Bank, a Division of Mid Penn Bank.  
Defendant: Jill Dominick, as Executrix of the Estate of Frank J. Bercofsky.

Attorneys for Plaintiff: Shawn M. Long, Esquire, Barley Snyder, 126 E. King Street, Lancaster, PA 17602, (717) 299-5201.

Judgment Amount: \$12,907.91.  
Tax Parcel No.: 36-08-0096.000.

Property known as: 149 Schuylkill Avenue, Shenandoah, Schuylkill County, Pennsylvania.

TO BE SOLD AS THE PROPERTY of Frank J. Bercofsky.  
No. S-1590-2018

**(SALE NO. 4)**

Plaintiff: Santander Bank, N.A.  
Defendants: Any and All Unknown Heirs, Assigns, Devisees, Executors, Administrators and all persons. Firms or Associations claiming right, title or interest from, by, through or under John W. Eichert, Deceased.

Attorney for Plaintiff: Thomas A. Capehart, Esq., (610) 820-5450.  
Judgment: \$40,055.64.

Property Known as: 22-24 Maple Street, Cressona, Schuylkill County, Pennsylvania.

TO BE SOLD AS THE PROPERTY of John W. Eichert, Deceased.  
No. S-647-18

**NOTICE**

**SHERIFF'S SALE OF REAL ESTATE**

By virtue of Writs of Execution issued out of the Court of Common Pleas, Civil Division, to me directed, will be exposed to public sale on **FRIDAY, FEBRUARY 15, 2019**

At 10:00 o'clock in the Forenoon, at the Court House in the City of Pottsville, Schuylkill County, Pennsylvania, the Following Described Real Estate to wit:

**(SALE NO. 1)**

Plaintiff: The Gratz Bank.  
Defendant: Donna L. Fecenko.

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### (SALE NO. 6)

Plaintiff: Nationstar Mortgage LLC.

Defendants: Sherri Yawornicky; Peter Yawornicky a/k/a Peter M. Yawornicky.

Attorneys for Plaintiff: Kimberly A. Bonner, Manley Deas Kochalski LLC, P.O. Box 165028, Columbus, OH 43216-5028.

Judgment Amount: \$50,868.81.

Parcel No.: 45-06-0233.000.

Property known as: 16-18 East Main Street, Girardville, PA 17955.

TO BE SOLD AS THE PROPERTY of Peter Yawornicky a/k/a Peter M. Yawornicky and Sherri Yawornicky, his wife.

No. S-2303-2015

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### (SALE NO. 7)

Plaintiff: Wells Fargo Bank, N.A.

Attorneys for Plaintiff: Kimberly A. Bonner, Manley Deas Kochalski LLC, P.O. Box 165028, Columbus, OH 43216-5028.

Judgment Amount: \$34,615.15.

Parcel Nos.: 48-09-0191.000, 48-09-0192.000, 48-09-0193.000.

Property known as: 22 West Spruce Street, Mahanoy City, PA 17948.

TO BE SOLD AS THE PROPERTY of Unknown heirs, successors, assigns and all persons, firms or associations claiming right, title or interest from or under Edgar Harding, Deceased.

No. S-196-18

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### (SALE NO. 8)

Plaintiff: Wells Fargo Bank, N.A.

Defendant: Jean C. Charite.

Attorneys for Plaintiff: Cristina L. Connor, Manley Deas Kochalski LLC, P.O. Box 165028, Columbus, OH 43216-5028.

Judgment Amount: \$19,270.97.

Parcel No.: 68-21-0325.000.

Property known as: 407 East Norwegian Street, Pottsville, PA 17901.

TO BE SOLD AS THE PROPERTY of Jean C. Charite.

No. S-1131-2018

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### (SALE NO. 9)

Attorneys for Plaintiff: Stephen M. Hladik, Esquire, Hladik, Onorato & Federman, LLP, 298 Wissahickon Avenue, North Wales, PA 19454.

Judgment Amount: \$25,424.66.

Parcel: 19-12-46.

TO BE SOLD AS THE PROPERTY of Robert L. Bankes and Karen Mays a/k/a Karen Bankes (Defendants).

No. S-1123-18

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### (SALE NO. 10)

Plaintiff: LSF8 Master Participation Trust.

Defendants: John Jeffries and Patricia Ann Jeffries.

Attorneys for Plaintiff: Richard M. Squire & Associates, LLC, One Jenkintown Station, Suite 104, 115 West Avenue, Jenkintown, PA 19046.

Judgment Amount: \$139,261.10.

Tax Parcel No.: 26-13-0001.000.

Property known as: 7 Hotel Lane, Barnesville, PA 18214.

TO BE SOLD AS THE PROPERTY of John Jeffries and Patricia Ann Jeffries.

No. S2010-14

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### (SALE NO. 11)

Plaintiff: Pennymac Loan Servicing, LLC.

Defendant: Justin A. Klinger.

Attorneys for Plaintiff: Powers, Kim & Associates, LLC, Eight Neshaminy Interplex, Suite 215, Trevoise, PA 19053, (215) 942-2090.

Judgment Amount: \$62,298.11.

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Tax Parcel No.: 13-20-0034-000.  
Property known as: 714 East Main Street, Hegins, PA 17938.  
TO BE SOLD AS THE PROPERTY of Justin A. Klinger.  
No. S-228-18

### (SALE NO. 12)

Plaintiff: Wells Fargo Bank, N.A. s/m/b to Wachovia Bank, National Association.

Defendant(s): George Davies.

Attorneys for Plaintiff: Powers, Kirm & Associates, LLC, Eight Neshaminy Interplex, Suite 215, Trevoise, PA 19053, (215) 942-2090.

Judgment Amount: \$25,246.43.

Tax Parcel No.: 11-08-0060.018.

Property known as: 21 Lower Beechwood Avenue, Pottsville, PA 17901.

TO BE SOLD AS THE PROPERTY of George Davies.  
No. S-1093-18

### (SALE NO. 13)

Plaintiff: Wells Fargo Bank, National Association, successor by merger to Wells Fargo Bank Minnesota, National Association (formerly known as Norwest Bank Minnesota, National Association) as Trustee for Option One Mortgage Loan Trust 1999-A, Asset-Backed Certificates, Series 1999-A c/o Ocwen Loan Servicing, LLC.

Defendant(s): Monica Mika known heir to the Estate of Dennis Mika, Stacey Mika known heir to the Estate of Dennis Mika, Amy Quick a/k/a Amy (Tentylo) Quick as known heir to the Estate of Michelle Tentylo Mika a/k/a Michelle Mika a/k/a Michelle T. Mika a/k/a Michelle Tentylo-Mika, Steven M. Tentylo, as known heir to the Estate of Michelle Tentylo Mika

a/k/a Michelle Mika a/k/a Michelle T. Mika a/k/a Michelle Tentylo-Mika, the Unknown Heirs of Michelle Tentylo Mika a/k/a Michelle Mika a/k/a Michelle T. Mika a/k/a Michelle Tentylo-Mika and the Unknown Heirs, Executors and Devises to the Estate of Dennis Mika.

Attorneys for Plaintiff: Edward J. McKee, Esquire, Stern & Eisenberg PC, 1581 Main Street, Suite 200, Warrington, PA 18976, (215) 572-8111.

Judgment Amount: \$96,826.27.

Property Identification Number of the above described property is: 65-16-93.

Property known as: 143 Orwigsburg Street, Tamaqua, PA 18252.  
No. S-161-2017

### (SALE NO. 14)

Plaintiff: Arvest Central Mortgage Company.

Defendant(s): Rebecca E. Hillje.

Attorneys for Plaintiff: Daniel Jones, Esquire, Stern & Eisenberg PC, 1581 Main Street, Ste. 200, Warrington, PA 18976, (215) 572-8111.

Judgment Amount: \$99,862.86.

Tax Parcel No.: 68-28-156.

Property known as: 401 Pulaski Drive, Pottsville, PA 17901.

TO BE SOLD AS THE PROPERTY of Rebecca E. Hillje.  
No. S-37-18

### (SALE NO. 15)

Plaintiff: Devon Service LLC.

Defendants: Gardinier Associates Inc.; Richard L. Gardinier and Denise B. Gardinier.

Attorney for Plaintiff: Robert L. Saldutti, Esquire, (610) 994-1137.

Judgment Amount: \$201,167.53.

Tax Parcel Nos.: 63-7-233 and 63-7-227.

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Property known as: E. Liberty St. and St. Peter St., Schuylkill Haven Borough, PA.

TO BE SOLD AS THE PROPERTY of Richard L. Gardinier, Sr. and Denise B. Gardinier.

No. J-1477-18

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**(SALE NO. 16)**

Plaintiff: Lakeview Loan Servicing, LLC.

Defendant: Lawrence Smith a/k/a Lawrence D. Smith, III.

Attorneys for Plaintiff: Daniel Jones, Esquire, Stern & Eisenberg, PC, The Shops at Valley Square, 1581 Main Street, Suite 200, Warrington, PA 18976.

Judgment Amount: \$53,445.63.

And the said Lawrence D. Smith, III is also known as Lawrence Smith.

HAVING ERECTED THEREON a Residential Dwelling.

Tax Parcel No.: 43-03-0187.000.

Property known as: 525 West Washington Street, Frackville, PA 17931.

TO BE SOLD AS THE PROPERTY of Lawrence Smith a/k/a Lawrence D. Smith, III.

No. S-1105-18

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**(SALE NO. 17)**

Plaintiff: Pennsylvania Housing Finance Agency.

Defendant(s): Mark A. Koldesko and Angela R. Koldesko.

Attorney for Plaintiff: Leon P. Haller, Esquire, (717) 234-4178.

Judgment Amount: \$74,025.77.

Tax Parcel: 49-03-0093.000.

Property known as: 527 South Kennedy Drive, McAdoo, PA 18237.

TO BE SOLD AS THE PROPERTY of Defendant(s) Mark A. Koldesko and Angela R. Koldesko.

No. S-1024-18

**(SALE NO. 18)**

Plaintiff: Quicken Loans Inc.

Defendant: Robert R. Adams.

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

Judgment Amount: \$51,264.47.

Tax Parcel No.: 68-22-0016.000.

Property known as: 567 East Market Street, Pottsville, PA 17901.

TO BE SOLD AS THE PROPERTY of Robert R. Adams.

No. S-826-18

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**(SALE NO. 19)**

Plaintiff: Ditech Financial LLC.

Defendants: Jill A. Musselman, Ralph L. Musselman and Judianne T. Wilson a/k/a Julianne T. Wilson.

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

Judgment Amount: \$261,307.21.

Tax Parcel No.: 22-19-7.1.

Property known as: 235 South Yohe Street, Tower City, PA 17980.

TO BE SOLD AS THE PROPERTY of Jill A. Musselman, Ralph L. Musselman and Judianne T. Wilson a/k/a Julianne T. Wilson.

No. S-103578

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**(SALE NO. 20)**

Plaintiff: Santander Bank, N.A.

Defendants: Estate of Elsie Steigerwalt a/k/a Elsie Steigerwalt a/k/a Elsie Marie Steigerwalt, Deceased; and Linda P. Zimmerman, Solely in Her Capacity as Personal Representative of the Estate of Elsie Steigerwalt a/k/a Elsie M. Steigerwalt a/k/a Elsie Marie Steigerwalt, Deceased.

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Attorneys for Plaintiff: Michael S. Bloom, Esquire, Pressman & Doyle, LLC, (610) 532-4222—Phone.  
Judgment Amount: \$21,960.89.  
Tax Parcel #: 37-15-0075.001.  
Property Known as: 120 Walnut Lane, Andreas, West Penn Township, PA 18211.

No. S-126-2017

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**(SALE NO. 21)**

Plaintiff: Bayview Loan Servicing, LLC.  
Defendant(s): Troy A. Fultz and Anna M. Fultz.

Attorneys for Plaintiff: Roger Fay, Esquire, Milstead & Associates, LLC, 1 E. Stow Road, Marlton, NJ 08053, (856) 482-1400.

Judgment Amount: \$65,096.24.  
Tax Parcel No.: 63-7-60.

Property known as: 413 St. John St., Schuylkill Haven, PA 17972.

TO BE SOLD AS THE PROPERTY of Troy A. Fultz and Anna M. Fultz.

No. S-227-18

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**(SALE NO. 22)**

Plaintiff: Wilmington Savings Fund Society, FSB, as trustee of Stanwich Mortgage Loan Trust A.

Defendants: Carrie A. Depsky and Stephen L. Depsky.

Attorney for Plaintiff: Jill M. Fein, Esquire, (215) 579-7700.

Judgment Amount: \$198,505.27 plus costs.

Tax Parcel No.: 52-02-0261.000.  
Property known as 559 N. 3rd Street, Minersville, PA 17954.

TO BE SOLD AS THE PROPERTY of Carrie A. Depsky and Stephen L. Depsky.

No. S-1080-2018

**(SALE NO. 23)**

Plaintiff: Deutsche Bank National Trust Company, As Trustee for New Century Home Equity Loan Trust, Series 2005-D, Asset Backed Passthrough Certificates.

Defendant: Michele R. Miller.

Attorneys for Plaintiff: RAS Citron, LLC, Robert Crawley, Esq., Attorney ID No. 319712, 133 Gaither Drive, Suite F, Mt. Laurel, NJ 08054, Phone: (855) 225-6906.

Judgment: \$51,786.57.

Being Parcel No.: 36-9-124.

Being known as: 306 Virginia Avenue, Shenandoah (West Mahanoy Township), PA 17976.

TO BE SOLD AS THE PROPERTY of Michele R. Miller.

No. S-730-2018

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**(SALE NO. 24)**

Plaintiff: Bank of America, N.A.

Defendant: Rosemarie Hamer.

Attorneys: McCabe, Weisberg & Conway, LLC, 123 South Broad Street, Suite 1400, Philadelphia, PA 19109, (215) 790-1010.

Judgment Amount: \$111,535.05.

Tax Parcel Number: Tax Map # 25-19-0025-000.

Premises: 33 Hilltop Road, Barnesville, Pennsylvania 18214.

Being the same premises conveyed to Rosemarie Hamer by deed from Gena L. Rang dated August 20, 2010 and recorded August 30, 2010 in Deed Book 2380, Page 1205 Instrument Number 201000010935.

TO BE SOLD AS THE PROPERTY of Rosemarie Hamer.

No. S-222-18

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**(SALE NO. 25)**

Plaintiff: U.S. Bank National Association, as Trustee for Home Equity-Asset Trust 2003-4, Home Equity



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Pass-Through Certificates, Series 2003-4.

Defendant(s): Christina Toth.

Attorneys for Plaintiff: Roger Fay, Esquire, Milstead & Associates, LLC, 1 E. Stow Road, Marlton, NJ 08053, (856) 482-1400.

Judgment Amount: \$62,602.04.

Containing 1.50 acres.

Tax Parcel No.: 37-15-115

Property known as: 605 Ridge Road, Andreas, PA 18211.

TO BE SOLD AS THE PROPERTY of Christina Toth.

No. S-824-18

**(SALE NO. 26)**

Plaintiff: Wells Fargo Bank, NA.

Defendants: Kelly L. Hoherchak, Wayne Allen Hoherchak a/k/a Wayne A. Hoherchak.

Attorneys for Plaintiff: Phelan Hal-linan Diamond & Jones, LLP, 1617 JFK Boulevard, Suite 1400, One Penn Center Plaza, Philadelphia, PA 19103, (215) 563-7000.

Judgment Amount: \$109,740.08.

Tax Parcel No.: 49-01-0044.000.

Premises known as: 28-30 North Hancock Street a/k/a 30 North Hancock Street a/k/a 22 Rear North Hancock Street, McAdoo, PA 18237-1519.

TO BE SOLD AS THE PROPERTY of Kelly L. Hoherchak, Wayne Allen Hoherchak a/k/a Wayne A. Hoherchak.

No. S-1322-2018

**(SALE NO. 29)**

Plaintiff: Tamaqua Area School District.

Defendant: Jennifer L. Ruch.

Attorney for Plaintiff: Robert P. Daday, Esquire, 2700 Horizon Drive, Suite 100, King of Prussia, PA 19406, (484) 690-9300.

Judgment Amount: \$3,300.18.

Tax Parcel No.: 65-31-0012.006.

Property known as: 283 Owl Creek Road, Tamaqua, Pennsylvania.

TO BE SOLD AS THE PROPERTY of Jennifer L. Ruch.

No. J-4928-2015

**(SALE NO. 30)**

Plaintiff: Pottsville Area School District.

Defendant: Jeffrey L. Tasto.

Attorney for Plaintiff: Robert P. Daday, Esquire, 2700 Horizon Drive, Suite 100, King of Prussia, PA 19406, (484) 690-9300.

Judgment Amount: \$2,561.79.

Tax Parcel No.: 68-27-0333.002.

Property known as: 311 W. Market Street, Pottsville, Pennsylvania.

TO BE SOLD AS THE PROPERTY of Jeffrey L. Tasto.

No. J-3244-2017

**(SALE NO. 31)**

Plaintiff: JPMorgan Chase Bank, National Association.

Defendants: Adam A. Strohl and Megan Strohl a/k/a Megan B. Strohl.

Attorneys for Plaintiff: Katherine M. Wolf, Esquire, Shapiro & DeNardo, LLC, 3600 Horizon Drive, Suite 150, King of Prussia, PA 19406, (610) 278-6800.

Judgment Amount: \$48,599.69.

Tax Parcel No.: 68-27-0079.001.

Property known as: 514 West Arch Street, Pottsville, PA 17901.

TO BE SOLD AS THE PROPERTY of Adam A. Strohl and Megan Strohl a/k/a Megan B. Strohl.

No. S-797-18

**(SALE NO. 32)**

Plaintiff: JPMorgan Chase Bank, National Association.

Defendant: Unknown Heirs, Successors, Assigns and All Persons,



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Firms or Associations Claiming Right, Title or Interest from or under Darryl Hughes a/k/a Darryl W. Hughes, deceased, Jason Hughes, known Heir of Darryl Hughes a/k/a Darryl W. Hughes, deceased, Justin Hughes, known Heir of Darryl Hughes a/k/a Darryl W. Hughes, deceased and Jesse Hughes, known Heir of Darryl Hughes a/k/a Darryl W. Hughes, deceased.

Attorneys for Plaintiff: Katherine M. Wolf, Esquire, Shapiro & DeNardo, LLC, 3600 Horizon Drive, Suite 150, King of Prussia, PA 19406, (610) 278-6800.

Judgment Amount: \$57,793.10.

Tax Parcel No.: 24-10-0076.000.

Property known as: 36 Sport Hill Street, Branchdale, PA 17923.

No. S-648-18

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**(SALE NO. 33)**

Plaintiff: Nationstar Mortgage LLC d/b/a Mr. Cooper.

Defendant: Trisha L. Wagner.

Attorneys for Plaintiff: Katherine M. Wolf, Esquire, Shapiro & DeNardo, LLC, 3600 Horizon Drive, Suite 150, King of Prussia, PA 19406, (610) 278-6800.

Judgment Amount: \$31,138.29.

Property known as: 51 Main Street, Joliett, PA 17981.

TO BE SOLD AS THE PROPERTY of Trisha L. Wagner.

No. S-409-18

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**(SALE NO. 34)**

Plaintiff: Tamaqua Area School District.

Defendant: David McMahon.

Attorney for Plaintiff: Robert P. Daday, Esquire, 2700 Horizon Drive, Suite 100, King of Prussia, PA 19406, (484) 690-9300.

Judgment Amount: \$1,726.75.

Tax Parcel No.: 65-13-0230.

Property known as: 227 Cedar Street, Tamaqua, Pennsylvania.

TO BE SOLD AS THE PROPERTY of David McMahon.

No. J-2860-2017

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**(SALE NO. 35)**

Plaintiff: Pottsville Area School District.

Defendant: William H. Phillips.

Attorney for Plaintiff: Robert P. Daday, Esquire, 2700 Horizon Drive, Suite 100, King of Prussia, PA 19406, (484) 690-9300.

Judgment Amount: \$2,833.71.

Tax Parcel No.: 68-25-0050.

Property known as: 1400B Laurel Boulevard, Pottsville, Pennsylvania.

TO BE SOLD AS THE PROPERTY of William H. Phillips.

No. J-3250-2017

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**(SALE NO. 36)**

Plaintiff: Wells Fargo Bank, NA.

Defendant: Jonathan David Menne a/k/a Jonathan D. Menne.

Attorneys for Plaintiff: Phelan Hallinan Diamond & Jones, LLP, 1617 JFK Boulevard, Suite 1400, One Penn Center Plaza, Philadelphia, PA 19103, (215) 563-7000.

Judgment Amount: \$31,333.04.

Tax Parcel No.: 46-02-0067.000.

Premises known as: 401 Hobart Street a/k/a 401 N. Hobart Street, Gordon, PA 17936.

TO BE SOLD AS THE PROPERTY of Jonathan David Menne a/k/a Jonathan D. Menne.

No. S-1811-2017

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**(SALE NO. 37)**

Plaintiff: Citibank, N.A., Not in Its Individual Capacity, But Solely as Trustee of Nrz Pass-Through Trust VI.

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Defendant: Lisa M. Rhoads.

Attorneys for Plaintiff: Phelan Hal-  
linan Diamond & Jones, LLP, 1617  
JFK Boulevard, Suite 1400, One Penn  
Center Plaza, Philadelphia, PA 19103,  
(215) 563-7000.

Judgment Amount: \$39,668.77.

Tax Parcel No.: 30-02-0009.008.

Premises known as: 20 Rhoades  
Lane a/k/a 20 Rhoads Lane, Zion  
Grove, PA 17985-9527.

TO BE SOLD AS THE PROP-  
ERTY of Lisa M. Rhoads.

No. S-559-18

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### (SALE NO. 38)

Plaintiff: Santander Bank, N.A.

Defendants: Andrew W. Simmers,  
Danielle Simmers.

Attorneys for Plaintiff: Phelan Hal-  
linan Diamond & Jones, LLP, 1617  
JFK Boulevard, Suite 1400, One Penn  
Center Plaza, Philadelphia, PA 19103,  
(215) 563-7000.

Judgment Amount: \$54,947.53.

Tax Parcel No.: 58-09-0027.000.

Premises known as: 291 South  
Tulpehocken Street, Pine Grove, PA  
17963-1039.

TO BE SOLD AS THE PROP-  
ERTY of Andrew W. Simmers, Dan-  
ielle Simmers.

No. S-746-18

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### (SALE NO. 39)

Plaintiff: Wells Fargo Bank, N.A.  
sbm to Wells Fargo Home Mortgage  
Inc.

Attorneys for Plaintiff: Phelan Hal-  
linan Diamond & Jones, LLP, 1617  
JFK Boulevard, Suite 1400, One Penn  
Center Plaza, Philadelphia, PA 19103,  
(215) 563-7000.

Judgment Amount: \$44,416.81.

Tax Parcel No.: 14-12-0012.000.

Premises known as: 10 School  
Road, Spring Glen, PA 17978.

TO BE SOLD AS THE PROP-  
ERTY of Emma Gaydos, in Her Ca-  
pacity as Administratrix and Heir of  
the Estate of Edward T. Gaydos a/k/a  
Edward T. Gaydos, III, Unknown  
Heirs, Successors, Assigns and All  
Persons, Firms or Associations Claim-  
ing Right, Title or Interest From or  
Under Edward T. Gaydos a/k/a Ed-  
ward T. Gaydos, III, Deceased.

No. S-853-18

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### (SALE NO. 40)

Plaintiff: Wells Fargo Bank, N.A.  
s/b/m to Wachovia Bank, National  
Association.

Defendant: Robert W. Thomas.

Attorneys for Plaintiff: Phelan Hal-  
linan Diamond & Jones, LLP, 1617  
JFK Boulevard, Suite 1400, One Penn  
Center Plaza, Philadelphia, PA 19103,  
(215) 563-7000.

Judgment Amount: \$22,045.91.

Tax Parcel No.: 43-02-0050-000.

Premises known as: 219 North  
Railroad Avenue, Frackville, PA  
17931-1416.

TO BE SOLD AS THE PROP-  
ERTY of Robert W. Thomas.

No. S-748-2018

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### (SALE NO. 41)

Plaintiff: Federal Home Loan  
Mortgage Corporation.

Defendants: Joseph E. Kaufman  
a/k/a Joseph Kaufman, Kristen L.  
Kaufman a/k/a Kristen Kaufman.

Attorneys for Plaintiff: Phelan Hal-  
linan Diamond & Jones, LLP, 1617  
JFK Boulevard, Suite 1400, One Penn  
Center Plaza, Philadelphia, PA 19103,  
(215) 563-7000.

Judgment Amount: \$15,154.82.

Tax Parcel No.: 12-07-0069.000.

Premises known as: 30 East Centre  
Street a/k/a 30 East Center Street,  
Tremont, PA 17981-1204.

## SCHUYLKILL LEGAL RECORD

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TO BE SOLD AS THE PROPERTY of Joseph E. Kaufman a/k/a Joseph Kaufman, Kristen L. Kaufman a/k/a Kristen Kaufman.

No. S-591-18

**(SALE NO. 42)**

Plaintiff: Bayview Loan Servicing, LLC.

Defendants: Roy E. Taylor, Jr. and Patricia M. Taylor a/k/a Patricia Taylor.

Attorneys for Plaintiff: KML Law Group, PC, Suite 5000, BNY Independence Center, 701 Market Street, Philadelphia, PA 19106-1532, (215) 627-1322.

Judgment Amount: \$77,558.36.

Tax Parcel No.: 42-03-0095.001.

Property known as: 235 Pine Boulevard, Deer Lake, PA 17961.

TO BE SOLD AS THE PROPERTY of Roy E. Taylor, Jr. and Patricia M. Taylor a/k/a Patricia Taylor.

No. S-327-2018

**(SALE NO. 43)**

Plaintiff: Wells Fargo Bank, NA.

Defendants: John P. McNulty, Jr., Angel M. McNulty.

Attorneys for Plaintiff: Phelan Halinan Diamond & Jones, LLP, 1617 JFK Boulevard, Suite 1400, One Penn Center Plaza, Philadelphia, PA 19103, (215) 563-7000.

Judgment Amount: \$255,790.84.

Tax Parcel No.: 21-14-0025.004.

Premises known as: 40 Nut Grove Road, Pine Grove, PA 17963-9171.

TO BE SOLD AS THE PROPERTY of John P. McNulty, Jr., Angel M. McNulty.

No. S-366-2018

**(SALE NO. 44)**

Plaintiff: Shenandoah Valley School District.

Defendant: Karen Williams.  
Attorney for Plaintiff: Robert P. Daday, Esquire, 2700 Horizon Drive, Suite 100, King of Prussia, PA 19406, (484) 690-9300.

Judgment Amount: \$7,584.12.

Tax Parcel No.: 36-09-0272.

Property known as: 309 Pennsylvania Avenue, W. Mahanoy Township, Pennsylvania 00000.

TO BE SOLD AS THE PROPERTY of Karen Williams.

No. J-4642-2010

**(SALE NO. 45)**

Plaintiff: Pottsville Area School District.

Defendant: Andrew J. Hoysock.

Attorney for Plaintiff: Robert P. Daday, Esquire, 2700 Horizon Drive, Suite 100, King of Prussia, PA 19406, (484) 690-9300.

Judgment Amount: \$2,658.72.

Tax Parcel No.: 57-05-0081.001.

Property known as: 44 E. Bacon Street, Palo Alto, Pennsylvania.

TO BE SOLD AS THE PROPERTY of Andrew J. Hoysock.

No. J-0504-2018

**(SALE NO. 46)**

Plaintiff: Shenandoah Valley School District.

Defendant: Michael R. Davidson.

Attorney for Plaintiff: Robert P. Daday, Esquire, 2700 Horizon Drive, Suite 100, King of Prussia, PA 19406, (484) 690-9300.

Judgment Amount: \$1,275.25.

Tax Parcel No.: 64-06-0015.

Property known as: 138 N. Union Street, Shenandoah, Pennsylvania.

TO BE SOLD AS THE PROPERTY of Michael R. Davidson.

No. J-3348-2011

SCHUYLKILL LEGAL RECORD

**(SALE NO. 47)**

Plaintiff: Panther Valley School District.

Defendants: Christopher Conville, Elizabeth Conville.

Attorney for Plaintiff: Robert P. Daday, 2700 Horizon Drive, Suite 100, King of Prussia, PA 19406, (484) 690-9300.

Judgment Amount: \$1,848.77.

Tax Parcel No.: 40-03-0204.

Property known as: 164 E. Street, Coaldale, Pennsylvania 00000.

TO BE SOLD AS THE PROPERTY of Christopher Conville, Elizabeth Conville.

No. J-5634-2015

**(SALE NO. 48)**

Plaintiff: Tamaqua Area School District.

Defendant: Douglas Osenbach.

Attorney for Plaintiff: Robert P. Daday, Esquire, 2700 Horizon Drive, Suite 100, King of Prussia, PA 19406, (484) 690-9300.

Judgment Amount: \$1,684.14.

Tax Parcel No.: 37-14-0159.

Property known as: 1884 West Penn Pike, West Penn Township, Pennsylvania.

TO BE SOLD AS THE PROPERTY of Douglas Osenbach.

No. J-2547-2015

**(SALE NO. 49)**

Plaintiff: Pottsville Area School District.

Defendant: Kathryn A. O'Connor.

Attorney for Plaintiff: Robert P. Daday, Esquire, 2700 Horizon Drive, Suite 100, King of Prussia, PA 19406, (484) 690-9300.

Judgment Amount: \$3,563.49.

Tax Parcel No.: 68-46-0084.001.

Property known as: 2318 W. Norwegian Street, Pottsville, Pennsylvania.

TO BE SOLD AS THE PROPERTY of Kathryn A. O'Connor.

No. J-3056-2017

**(SALE NO. 50)**

Plaintiff: Pottsville Area School District.

Defendant: Mark G. Luppino.

Attorney for Plaintiff: Robert P. Daday, Esquire, 2700 Horizon Drive, Suite 100, King of Prussia, PA 19406, (484) 690-9300.

Judgment Amount: \$2,123.72.

Tax Parcel No.: 68-31-0064.

Property known as: 1946 Third Avenue, Pottsville, Pennsylvania.

TO BE SOLD AS THE PROPERTY of Mark G. Luppino.

No. J-4500-2017

**(SALE NO. 51)**

Plaintiff: Panther Valley School District.

Defendant: Kevin R. Shirley.

Attorney for Plaintiff: Robert P. Daday, Esquire, 2700 Horizon Drive, Suite 100, King of Prussia, PA 19406, (484) 690-9300.

Judgment Amount: \$1,832.56.

Tax Parcel No.: 40-04-0012.

Property known as: 129 Greenwood Street, Coaldale, Pennsylvania.

TO BE SOLD AS THE PROPERTY of Kevin R. Shirley.

No. J-3533-2015

**(SALE NO. 52)**

Plaintiff: Shenandoah Valley School District.

Defendant: Erick Lauffer.

Attorney for Plaintiff: Robert P. Daday, Esquire, 2700 Horizon Drive, Suite 100, King of Prussia, PA 19406, (484) 690-9300.

Judgment Amount: \$2,808.62.

Tax Parcel No.: 36-02-0156.

## SCHUYLKILL LEGAL RECORD

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Property known as: 1178 W. Centre Street, W. Mahanoy Township, Pennsylvania.

TO BE SOLD AS THE PROPERTY of Erick Lauffer.

No. J-1084-2013

**(SALE NO. 53)**

Plaintiff: Panther Valley School District.

Defendant: Judith Jones.

Attorney for Plaintiff: Robert P. Daday, Esquire, 2700 Horizon Drive, Suite 100, King of Prussia, PA 19406, (484) 690-9300.

Judgment Amount: \$1,939.62.

Tax Parcel No.: 40-05-0056.

Property known as: 62 Miner Street, Coaldale, Pennsylvania, 18218.

TO BE SOLD AS THE PROPERTY of Judith Jones.

No. J-0067-2014

**(SALE NO. 54)**

Plaintiff: Girardville Area Municipal Authority.

Defendant: Dennis S. Cope.

Attorney for Plaintiff: Robert P. Daday, Esquire, 2700 Horizon Drive, Suite 100, King of Prussia, PA 19406, (484) 690-9300.

Judgment Amount: \$2,468.88.

Tax Parcel No.: 45-05-0102.

Property known as: 308 W. Main Street, Girardville, Pennsylvania 00000.

TO BE SOLD AS THE PROPERTY of Dennis S. Cope.

No. J-1246-2016

**(SALE NO. 55)**

Plaintiff: Pottsville Area School District.

Defendant: Barry L. Fox.

Attorney for Plaintiff: Robert P. Daday, Esquire, 2700 Horizon Drive, Suite 100, King of Prussia, PA 19406, (484) 690-9300.

Judgment Amount: \$2,854.49.

Tax Parcel No.: 68-21-0320.

Property known as: 400-402 E. Norweigan Street, Pottsville, Pennsylvania.

TO BE SOLD AS THE PROPERTY of Barry L. Fox.

No. J-4410-2017

**(SALE NO. 56)**

Plaintiff: Saint Clair Area School District.

Defendant: Linda L. Sutton.

Attorney for Plaintiff: Robert P. Daday, Esquire, 2700 Horizon Drive, Suite 100, King of Prussia, PA 19406, (484) 690-9300.

Judgment Amount: \$1,939.74.

Tax Parcel No.: 62-02-0330.

Property known as: 129 N. Third Street, St. Clair, Pennsylvania 00000.

TO BE SOLD AS THE PROPERTY of Linda L. Sutton.

No. J-5383-201

**(SALE NO. 57)**

Plaintiff: Shenandoah Valley School District.

Defendant: Joseph Sayetta, Executor of the Estate of Mary Koleman.

Attorney for Plaintiff: Robert P. Daday, Esquire, 2700 Horizon Drive, Suite 100, King of Prussia, PA 19406, (484) 690-9300.

Judgment Amount: \$2,557.94.

Tax Parcel No.: 36-08-0169.

Property known as: 145 Pennsylvania Avenue, W. Mahanoy Township, Pennsylvania 00000.

TO BE SOLD AS THE PROPERTY of Joseph Sayetta, Executor of the Estate of Mary Koleman.

No. J-4033-2016

**(SALE NO. 58)**

Plaintiff: Panther Valley School District.

SCHUYLKILL LEGAL RECORD

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Defendants: Peter Samoleski,  
Christina Lee Samoleski.

Attorney for Plaintiff: Robert P.  
Daday, Esquire, 2700 Horizon Drive,  
Suite 100, King of Prussia, PA 19406,  
(484) 690-9300.

Judgment Amount: \$1,921.51.

Tax Parcel No.: 40-06-0080.

Property known as: 261 Fifth  
Street, Coaldale, Pennsylvania 00000.

TO BE SOLD AS THE PROP-  
ERTY of Peter Samoleski, Christina  
Lee Samoleski.

No. J-3537-2015

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**(SALE NO. 59)**

Plaintiff: Saint Clair Area School  
District.

Defendants: Community Church  
of Truth, Richard Wagner, Trustee of  
the Community Church of Truth.

Attorney for Plaintiff: Robert P.  
Daday, Esquire, 2700 Horizon Drive,  
Suite 100, King of Prussia, PA 19406,  
(484) 690-9300.

Judgment Amount: \$1,660.24.

Property Known As: 34 Shade  
Street, Middleport, Pennsylvania.

TO BE SOLD AS THE PROP-  
ERTY of Community Church of  
Truth, Richard Wagner, Trustee of the  
Community Church of Truth.

No. J-4300-2015

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**(SALE NO. 60)**

Plaintiff: Shenandoah Valley  
School District.

Defendant: Karen Williams.

Attorney for Plaintiff: Robert P.  
Daday, Esquire.

Judgment Amount: \$11,699.91.

Tax Parcel No.: 36-08-0118.

Property known as: 77 Schuylkill  
Avenue, W. Mahanoy Township,  
Pennsylvania 00000.

TO BE SOLD AS THE PROP-  
ERTY of Karen Williams.

No. J-4641-2010

**(SALE NO. 61)**

Plaintiff: Shenandoah Valley  
School District.

Defendants: Joseph M. Probiton,  
III, Susan F. Probiton.

Attorney for Plaintiff: Robert P.  
Daday, Esquire, 2700 Horizon Drive,  
Suite 100, King of Prussia, PA 19406,  
(484) 690-9300.

Judgment Amount: \$1,491.31.

Tax Parcel No.: 64-03-0036.

Property known as: 633 Coal  
Street, Shenandoah, Pennsylvania  
00000.

TO BE SOLD AS THE PROP-  
ERTY of Joseph M. Probiton, III,  
Susan F. Probiton.

No. J-4349-2014

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**(SALE NO. 62)**

Plaintiff: Saint Clair Area School  
District.

Defendants: Richard W. Kline, Jr.,  
Michele A. Kline.

Attorney for Plaintiff: Robert P.  
Daday, Esquire, 2700 Horizon Drive,  
Suite 100, King of Prussia, PA 19406,  
(484) 690-9300.

Judgment Amount: \$1,491.53.

Tax Parcel No.: 08-06-0060.

Property known as: 221 Oak Street,  
E. Norwegian Township, Pennsylva-  
nia 00000.

TO BE SOLD AS THE PROP-  
ERTY of Richard W. Kline, Jr., Mi-  
chele A. Kline.

No. J-4307-2015

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**(SALE NO. 63)**

Plaintiff: Pottsville Area School  
District.

Defendant: Keith E. Maley.

Attorney for Plaintiff: Robert P.  
Daday, Esquire, 2700 Horizon Drive,  
Suite 100, King of Prussia, PA 19406,  
(484) 690-9300.

Judgment Amount: \$3,502.97.

## SCHUYLKILL LEGAL RECORD

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Tax Parcel No.: 59-04-0082.  
Property known as: 33 Coal Street,  
Port Carbon, Pennsylvania.  
TO BE SOLD AS THE PROP-  
ERTY of Keith E. Maley.  
No. J-4405-2017

All Parties and claimants are  
hereby notified that schedules of dis-  
tribution will be filed by the sheriff in  
his office within thirty (30) days from  
sale and distribution will be made in  
accordance with the schedule unless  
exceptions are filed thereto within ten  
(10) days thereafter.

JOSEPH G. GROODY

Sheriff of Schuylkill County

Dated at Pottsville, PA

November 14, 2018

Sheriff Sale list available online at  
[www.co.schuylkill.pa.us](http://www.co.schuylkill.pa.us).

Jan. 3, 10, 17

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### SUITS

All suits filed in the Prothonotary's  
Office are not required by law to be  
marked Assumpsit or Trespass, they  
are filed as Complaints.

IMOBILIARIA LLC vs.  
SCHUYLKILL COUNTY  
BOARD OF ASS, SCHUYLKILL  
HAVEN BOROUGH OF,  
SCHUYLKILL HAVEN AREA  
SCHOOL D  
ROA, DENISE CALO OROZCO,  
KABANA, ZACHARY L vs. KA-  
BANA, LARRY P

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### REGISTER OF WILLS

Letters on Estates

The name of the deceased appears  
first, followed by the residence, name  
of executor or administrator, esti-  
mated amount of personalty and re-  
alty and name of attorney.

THOMAS JOSEPH NICKELS; Deer  
Lake; Lynn E. Nickels and Louis

Denton, Co-Executors; PP:  
\$1,000,000; RE: \$155,000; Hank  
J. Clarke, Esquire

JEANETTE V. WYTOVICH; Port  
Carbon; Edward M. Wytovich,  
Executor; PP: \$100; RE: None; No  
Attorney

THEODORE A. KEMMERLING;  
Washington Twp.; Theodore A.  
Kemmerling, II and Michael A.  
Stalnecker, Co-Executors; PP:  
\$20,000; RE: \$280,000; No At-  
torney

FRANKLIN G. SANGER; Tremont;  
Elizabeth Sanger, Executrix; PP:  
\$62,788.51; RE: None; No Attor-  
ney

KERMIT J. DEITRICH; Eldred Twp.;  
Teah L. Motsney, Tori L. Deitrich  
and Skye L. Edling, Co-  
Administratrices; PP: \$4,500; RE:  
None; Mark Semanchik, Esquire

MARY ANN DORMER; Mahanoy  
City; Kevin O. Brinich, Executor;  
PP: \$5,000; RE: None; John B.  
Lieberman, III, Esquire

JOSEPH M. BURNS, SR.; Pine Grove  
Twp.; Catherine T. Burns, Admin-  
istratrix; PP: \$10,000; RE: \$10,000;  
Richard J. Wiest, Esquire

JACQUELINE J. GERSBACH; Rush  
Twp.; Mark Kopunek, Executor;  
PP: \$5,000; RE: None; Joseph J.  
Velitsky, Esquire

PATSY S. WOLFE; Pine Grove Twp.;  
Lola J. Collins, Executrix; PP:  
\$75,000; RE: \$75,000; Patrick M.  
Reb, Esquire

ANGELINE C. LAUDEMANN; Min-  
ersville; Diana Dodds, Executrix;  
PP: \$2,000; RE: \$40,000; Joseph  
Holochuck, Esquire

SHIRLEY L. CONFAIR; Tower City;  
Randy A. Confair, Executor; PP:  
\$5,000; RE: None; Joseph D. Ker-  
win, Esquire