

Northumberland Legal Journal

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NORTHUMBERLAND COUNTY BAR ASSOCIATION

NOTICE—PRINTING DATE—FRIDAY

Advertisements must be received by NOON the preceding Wed.

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— : —

ALWAYS UP TO DATE
EXECUTORS ' AND
ADMINISTRATORS ' NOTICE

Notice is hereby given that letters testamentary or administration have been granted in the following estates in the County of Northumberland and Commonwealth of Pennsylvania. All persons indebted to said estates are requested to make immediate payment and those having claims or demands will present them without delay to the respective executors or administrators or to their attorneys.

ESTATE NOTICES

In Re: Estate of Chris W. Neff, late of Northumberland County, Pennsylvania, deceased. Nicholas H. Neff, 483 West Fox Road, Sunbury, Pennsylvania, 17801, Executor. Benjamin Apfelbaum, LLC, 124 North Fourth Street, Sunbury, Pennsylvania, 17801, Attorney #41-43

In Re: Estate of Harry White, a/k/a Harry Louis White, Jr., a/k/a Harry Lewis White Jr., late of the Township of Point, Northumberland County, Pennsylvania, deceased. Dolores Patton, Executrix, c/o James T. Baldwin, Esq, BALDWIN & BALDWIN, LLC, 42 South Front Street, Milton, Pennsylvania, 17847, Attorney. #41-43

In Re: Estate of Marlene R. Snyder, late of the Borough of Northumberland, Northumberland County, Pennsylvania, deceased. Jeffrey R. Snyder, 140 Linden Street, Sunbury, Pennsylvania, 17801; Rodney A. Snyder, 384 Hickory Ridge Road, Coal Township, Pennsylvania, 17866, Executors or Joseph C. Michetti, Jr., Esq., DIEHL, DLUGE,

MICHETTI & MICHETTI,
1070 Market Street, Sunbury,
Pennsylvania, 17801, Attorney.
#41-43

In Re: Estate of Michael H. Walker, late of the Borough of Kulpmont, Northumberland County, Pennsylvania, deceased. Jamie L. Walker, 534 Millville Road, Bloomsburg, Pennsylvania, 17815, Executors or Joseph C. Michetti, Jr., Esq., DIEHL, DLUGE, MICHETTI & MICHETTI, 1070 Market Street, Sunbury, Pennsylvania, 17801, Attorney. #41-43

In Re: Estate of Jennie E. Carl, late of the Township of Jackson, Northumberland County, Pennsylvania, deceased. Patsy E. Adams, 442 Boyles Run Road, Sunbury, Pennsylvania, 17801, Executrix. Robert J. Muolo, Esq., WIEST, MUOLO, NOON, SWINEHART & BATHGATE, 244 Market Street, P.O. Box 791, Sunbury, Pennsylvania, 17801, Attorney. #41-43

In Re: Estate of Thomas E. Barnwell, late of the Borough of Watsontown, Northumberland County, Pennsylvania, deceased. David A. Barnwell; Patricia E. Barnwell, 618 Main Street, Watsontown, Pennsylvania, 17777, Personal Representatives. Michael D. Suders, Esq., 3 West First Street, Watsontown, Pennsylvania, 17777, Attorney. #41-43

In Re: Estate of Raymond Larue Cochran, late of the Township of Lewis, Northumberland County, Pennsylvania, deceased. Debra Yvonne Bencoter; Ronald Larue Cochran, 121 Pinehurst

Drive, Cranberry Township, Pennsylvania, 16066, Personal Representatives. Michael D. Suders, Esq., 3 West First Street, Watsonstown, Pennsylvania, 17777, Attorney. #41-43

In Re: Estate of James Traendly, late of the Borough of Milton, Northumberland County, Pennsylvania, deceased. Margaret Traendly, 210 Feather Hill Road, New Columbia, Pennsylvania, 17856, Administratrix d.b.n.c.t.a., or Melissa S. Lobos, Esq., MARTIN & LOBOS, LLC, 247 Chestnut Street, Mifflinburg, Pennsylvania, 17844, Attorney. #42-44

In Re: Estate of Pauline I. Mace, late of the Township of Little Mahanoy, Northumberland County, Pennsylvania, deceased. Terry L. Mace, 301 Bordner Road, Dornsife, Pennsylvania, 17823, Executor or Kenneth G. Potter, Esq., RHP LAW GROUP, LLC, 1372 N. Susquehanna Trail, Suite 130, Selinsgrove, Pennsylvania, 17870, Attorney. #42-44

In Re: Estate of John Franklin Faubion, a/k/a John F. Faubion, Sr., late of the Borough of Milton, Northumberland County, Pennsylvania, deceased. Nancy D. Faubion, Administratrix, c/o James T. Baldwin, Esq., BALDWIN & BALDWIN, LLC, 42 South Front Street, Milton, Pennsylvania, 17847, Attorney. #43-45

In Re: Estate of Bobbie J. Kerstetter, late of the Borough of Northumberland, Northumberland County, Pennsylvania, deceased. Savilla M. Rudy, Executrix, c/o James T. Baldwin, Esq., BALDWIN

& BALDWIN, LLC, 42 South Front Street, Milton, Pennsylvania, 17847, Attorney. #43-45

In Re: Estate of Eileen M. McFadden, late of the Borough of Mount Carmel, Northumberland County, Pennsylvania, deceased. Angela Picarella, 137 Chestnut Lane, Mount Carmel, Pennsylvania, 17851, Administratrix or Law Office of Cole & Varano, 112 South Oak Street, Mount Carmel, Pennsylvania, 17851, Attorney. #43-45

In Re: Estate of Elaine A. Wertz, late of the Township of Lower Mahanoy, Northumberland County, Pennsylvania, deceased. Loretta D. Snyder, 1451 West Mulberry Street, Coal Township, Pennsylvania, 17866, Executrix. Gregory M. Kerwin, Esq., KERWIN & KERWIN, LLP, 4245 State Route 209, Elizabethville, Pennsylvania, 17023, Attorney. #43-45

In Re: Estate of Kay L. Deans, late of the Borough of Northumberland, Northumberland County, Pennsylvania, deceased. Kalyn M. Deans, 123 Glenside Road, Ithaca, New York, 14850, Executrix or Antonio D. Michetti, Esq., DIEHL, DLUGE, MICHETTI & MICHETTI, 1070 Market Street, Sunbury, Pennsylvania, 17801, Attorney. #43-45

In Re: Estate of Nancy L. Witmer, late of the Township of Upper Augusta, Northumberland County, Pennsylvania, deceased. Deborah A. Hays, 163 Terrace Street, Northumberland, Pennsylvania, 17857; Brenda M. Perrotto, 2015

Thirteenth Street, Beaver Falls, Pennsylvania, 15010; Linda L. Balliet, 106 Oak Park Drive, Northumberland, Pennsylvania, 17857, Executrices or Antonio D. Michetti, Esq., DIEHL, DLUGE, MICHETTI & MICHETTI, 1070 Market Street, Sunbury, Pennsylvania, 17801, Attorney. #43-45

**FICTITIOUS NAME
REGISTRATION**

Notice is hereby given that a Registration of Fictitious Name was filed in the Department of State of the Commonwealth of Pennsylvania on September 14, 2023, for **Patty's Pristine Cleaning Services** with a principal place of business located at 928 Klinetob Rd., Milton, PA 17847 in Northumberland County. The individual interested in this business is Patty Hans, also located at 928 Klinetob Rd., Milton, PA 17847. This is filed in compliance with 54 Pa.C.S. 311. #43

IN THE COURT OF
COMMON PLEAS OF
NORTHUMBERLAND
COUNTY, PA
SITTING IN EQUITY
NO. 774 IN EQUITY

THE SCHOOL DISTRICT OF
ZERBE TOWNSHIP and THE
TOWNSHIP OF ZERBE
PLAINTIFFS
VS
FREDERICK E. LARK, ET. AL
DEFENDANTS

NOTICE

YOU ARE HEREBY NOTIFIED
that in the case of SCHOOL

DISTRICT OF ZERBE TOWNSHIP, ETAL., PLAINTIFFS, VS. FREDERICK E. LARK, ET AL., DEFENDANTS, filed to No. 774 In Equity, in the Court of Common Pleas of Northumberland County, Pennsylvania, WILLIAM WILKINSON, Permanent Receiver, filed his Sixty-Eighth Account on October 10, 2023 under an Order of Court in the above proceedings. A Hearing will be held at the Courthouse in Sunbury, Pennsylvania on December 4, 2023 at 9:15 o'clock A.M. for the purpose of passing upon any exceptions that may be filed to said Account and to determine the amounts to be allowed for Permanent Receiver's Commission and Attorney's Fees, and other matters that may properly come before the Court. If no exceptions are filed before the date specified for application and confirmation, the Account will be confirmed and distribution will then be ordered. This Notice is given in compliance with said Order of Court.

WILLIAM WILKINSON,
Permanent Receiver
ROGER V. WIEST, II, ESQUIRE
WIEST MUOLO, NOON,
SWINEHART & BATHGATE
240-246 Market Street
Sunbury, Pennsylvania 17801
Attorney for Permanent Receiver #43

**SHERIFF'S SALE
OF REAL ESTATE**

By Virtue of Writs of Execution issued out of the Court of Common Pleas of Northumberland County, Civil Division, upon Judgments in Mortgage Foreclosure, to me

directed, will be exposed at public sale, on November 16, 2023, at 1:00 P.M., in Courtroom No. 3, at the Northumberland County Court House, 201 Market Street, in the City of Sunbury, County of Northumberland, Commonwealth of Pennsylvania, the following described real estate to wit:

COVID-19 NOTICE: All attendees at the sale shall comply with all court directives regarding social distancing and public health precautions.

Property of Ross Bermudez, known as 350 W 3rd Street, Mt. Carmel, PA 17851, Improvements Thereon: residential dwelling, Tax Parcel ID: 007-01-004-063, upon a Judgment at CV-22-1080, PennyMac Loan Services, LLC, against Ross Bermudez, in the amount of \$100,109.98, plus interest, costs and fees. McCabe, Weisberg & Conway, LLC.

Property of Lorraine M. Carduff, known as 52 East Avenue, Mount Carmel, PA 17851, Improvements Thereon: residential property, Tax Parcel ID: 005-01-002—044, upon a Judgment at CV-22-713, Wilmington Savings Fund Society, FSB, not in its Individual Capacity but Solely as Owner Trustee for Cascade Funding Mortgage Trust HB5, against Lorraine M. Carduff, in the amount of \$32,926.85, plus interest, costs and fees. ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS, PLLC.

Property of Brian J. Christiana, known as 301 S. Diamond Street, Shamokin, PA 17871, Improvements Thereon: residential dwelling, Tax Parcel ID:

012-02-004-143, upon a Judgment at CV-23-45, Truist Formerly known as Branch, Banking and Trust Company, against Brian J. Christiana, in the amount of \$41,719.47, plus interest, costs and fees. McCabe, Weisberg & Conway, LLC.

Property of Stephen C. Cohick and Jessica A. Cohick, known as 250 8th Street, Northumberland, PA 17857, Improvements Thereon: a single frame two-story dwelling and garage, Tax Parcel ID: 038-01-003-189, upon a Judgment at CV-23-164, Wells Fargo Bank, N.A., against Stephen C. Cohick and Jessica A. Cohick, in the amount of \$74,557.11, plus interest, costs and fees. Brock & Scott, PLLC.

Property of Holly Comfort, Administratrix of the Estate of Grant Metzinger, known as 2087 Hallowing Run Road, Sunbury, PA 17801, Improvements Thereon: residential dwelling, Tax Parcel ID: 028-00-063-028-A, upon a Judgment at CV-22-1309, Carrington Mortgage Services, LLC, against Holly Comfort, Administratrix of the Estate of Grant Metzinger, in the amount of \$114,427.83, plus interest, costs and fees. McCabe, Weisberg & Conway, LLC.

Property of Stanley A. Madrak III and Tonia L. Madrak, known as 228 Orchard Hills Lane, Shamokin, PA 17872, Improvements Thereon: premises consist of a vacant land, Tax Parcel ID: 00D-00-066-099, upon a Judgment at CV-23-439, Fulton Bank, N.A. S/M/B, FNB Bank, N.A., against Stanley A. Madrak III and Tonia L. Madrak, in the amount of \$48,415.08, plus

interest, costs and fees. Barley Snyder.

Property of Robert F. Pesarchick, known as 2102 W. Independence Street, Coal Township, PA 17866, Improvements Thereon: residential dwelling, Tax Parcel ID: 00I-01-00I-027-A, upon a Judgment at CV-23-308, Truist Formerly known as Branch Banking and Trust Company, against Robert F. Pesarchick, in the amount of \$66,544.22, plus interest, costs and fees. McCabe, Weisberg & Conway, LLC.

Property of Chad D. Resendes, known as 1428 Poplar Street, Kulpmont, PA 17834, Improvements Thereon: residential dwelling, Tax Parcel ID: 002-00-001-279, upon a Judgment at CV-22-443, PennyMac Loan Services, Inc., against Chad D. Resendes, in the amount of \$77,569.84, plus interest, costs and fees. McCabe, Weisberg & Conway, LLC.

Property of Amanda L. Stancavage, known as 1149 W. Montgomery Street, Coal Township, PA 17866, Improvements Thereon: a residential dwelling, Tax Parcel ID: 00G-01-00G-688, upon a Judgment at CV-23-729, Nationstar Mortgage, LLC, against Amanda L. Stancavage, in the amount of \$66,544.22, plus interest, costs and fees. KML LAW GROUP, P.C.

Property of Zain Surowiak A/K/A Zain J. Surowiak A/K/A Zain Jeffrey Surowiak, known as 1302 West Willow Street, Coal Township, PA 17866, Improvements Thereon: a residential dwelling, Tax Parcel ID: 00G-01-00G-426, upon a Judgment at CV-22-1619, M&T

Bank, against Zain Surowiak A/K/A Zain J. Surowiak A/K/A Zain Jeffrey Surowiak, in the amount of \$31,665.55, plus interest, costs and fees. KML LAW GROUP, P.C.

Property of Rebecca J. Wagner, known as 422 West Market Street, Trevorton, PA 17881, Improvements Thereon: a two-story brick dwelling, Tax Parcel ID: 020-01-065-205, upon a Judgment at CV-23-941, M&T Bank, against Rebecca J. Wagner, in the amount of \$23,058.55, plus interest, costs and fees. KML LAW GROUP, P.C.

Property of Carol L. Wiles, known as 604 West Shamokin Street, Trevorton, PA 17881, Improvements Thereon: residential dwelling, Tax Parcel ID: 020-01-065-357, upon a Judgment at CV-23-277, Carrington Mortgage Services, LLC, against Carol L. Wiles, in the amount of \$84,946.71, plus interest, costs and fees. McCabe, Weisberg & Conway, LLC.

All parties in interest and claimants are hereby notified that schedules of distribution will be filed by the Sheriff, in his office, not later than thirty (30) days after sale and distribution will be made in accordance with the schedules, unless exceptions are filed thereto within ten (10) days after the filing of the schedules.

SO ANSWERS,
ROBERT J. WOLFE,
SHERIFF OF
NORTHUMBERLAND
COUNTY #43-45
