



# Chester County Law Reporter

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# Chester County Law Reporter

(USPS 102-900)

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15 West Gay Street, 2nd Floor, West Chester, Pennsylvania 19380

[www.chescobar.org](http://www.chescobar.org)  
[lawreporter@chescobar.org](mailto:lawreporter@chescobar.org)

Telephone: 610/692-1889 Fax: 610/692-9546

**Richard Meanix, Editor**

*Assistant Editor*

Patrick M. McKenna, Esquire  
Richard Meanix, Chairperson-Publications Committee

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## 2. Specific Personal Jurisdiction

Determining whether a Pennsylvania court may exercise specific personal jurisdiction over a foreign defendant requires a two-step analysis. First, the requirements under Pennsylvania's long-arm statute must be satisfied, and second, the exercise of jurisdiction must comport with due process. Vaughan, 208 A.3d at 72. Pennsylvania's long-arm statute authorizes courts to exercise specific personal jurisdiction over a nonresident defendant "to the fullest extent allowed under the Constitution of the United States and may be based on the most minimum contact with this Commonwealth allowed under the Constitution of the United States." 42 Pa. C.S. § 5322(b).<sup>10</sup>

Specific jurisdiction allows a court to adjudicate claims which arise from activity that occurs within the forum state's borders. Hammons, 190 A.3d at 1262; see also, Goodyear Dunlop, 564 U.S. at 919 (Explaining that specific jurisdiction arises from an "activity or an occurrence that takes place in the forum State and is therefore subject to the State's regulation."). Three requirements must be satisfied for a court to exercise specific jurisdiction over a nonresident defendant. "First, the defendant must have purposefully availed itself of the privilege of conducting activities within the forum State or have purposefully directed its conduct into the forum State. Second, the plaintiff's claim must arise out of or relate to the defendant's activities in the forum state. Third, jurisdiction must be fair and reasonable so as not to offend tradition notions of fair play and substantial justice." Hammons, 190 A.3d at 1262.<sup>11</sup>

Dakota contends that the aforesaid principles establish specific personal jurisdiction over Moving Defendants. Specifically, in its supplemental brief, Dakota argues that Hardin "purposefully availed" himself of the privilege of conducting business in Pennsylvania because his legal representation of Dakota "primarily occurred in Pennsylvania." Br., p. 8. As an example Dakota cites Hardin's telephone

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<sup>10</sup> The Pennsylvania long-arm statute is essentially divided into two sections. "Section 5322(a) contains ten paragraphs that specify particular types of contact with Pennsylvania deemed sufficient to warrant the exercise of specific jurisdiction. In addition, Section 5322(b) operates as a 'catchall,' providing that jurisdiction may be exercised over persons who do not fall within the express provisions of Section 5322(a) to the fullest extent permitted by the Due Process Clause of the United States Constitution." Hammons v. Ethicon, Inc., 190 A.3d 1248, 1261–62 (Pa. Super. 2018); accord, Williams by Williams v. OAO Severstal, 2019 WL 4888570, at \*24 (Pa. Super. 2019) (Explaining that, "in order to exercise specific jurisdiction under Pennsylvania's long-arm statute, a trial court must find that the defendant engaged in an act specified under section 5322(a)(1) through [(10)] or the defendant had sufficient minimum contacts with Pennsylvania to trigger specific jurisdiction pursuant to section 5322(b).") (Olson, J., concurring in part and dissenting in part) (emphasis in original). Because Dakota generally argues that Moving Defendants have sufficient "minimum contacts" with Pennsylvania, the analysis reduces to whether the exercise of personal jurisdiction over Moving Defendants comports with due process under the long-arm statute's catch-all provision.

<sup>11</sup> Pennsylvania's long-arm statute authorizes a court to exercise specific personal jurisdiction over a person "who acts directly or by an agent" as to any cause of action sufficient to bestow such jurisdiction. 42 Pa. C.S. § 5322(a) (emphasis added). Accordingly, if specific jurisdiction is lacking over Hardin, as Locke Lord's agent, so too is it lacking over Locke Lord.

and email communications with Hayes and his insurance broker, Matt Downey, concerning Dakota's use of Hayes as its "escrow attorney" in the underlying loan transaction with Cal & Schwartz. Dakota also points to Hardin's recognition that Hayes' status as a Pennsylvania-licensed attorney "implicated Pennsylvania law" and the "rules govern[ing] the handling of an escrow amount by a Pennsylvania attorney." Dep., p. 42:4-9. In Dakota's view, "mail and telephone communications not only count towards the minimum contacts that support jurisdiction, but in some cases they are alone sufficient." See, Br., at pp. 8 – 9 (citing cases). On the above facts Dakota posits that Hardin's communications with Hayes and Downey were purposefully directed into Pennsylvania, thereby enabling Dakota to consummate the loan transaction with Cal & Schwartz by means of a \$2.5 million wire transaction into Hayes' IOLTA account.

Dakota also asserts that specific jurisdiction is proper because its claim against Moving Defendants "arise out of or relate to" Hardin's Pennsylvania-based activities. Dakota relies on Hammons v. Ethicon, Inc., 190 A.3d 1248 (Pa. Super. 2018) for the proposition that a nonresident defendant's "collaboration" with a Pennsylvania-residents is sufficient to establish specific jurisdiction, and argues that Hardin collaborated with Hayes and Downey<sup>12</sup> by way of phone and email "to develop the very agreement that caused the loss of Dakota's entire \$2.5 million deposit." Br., p. 9. Finally, Dakota maintains that it would be fair and reasonable to require Moving Defendants to litigate this action in Pennsylvania. Hardin easily travelled to Philadelphia by train for his deposition in this action, notes Dakota, and Hardin's law firm, Locke Lord, has previously litigated actions in Pennsylvania.

The Court lacks specific personal jurisdiction over Hardin because Hardin did not "purposefully avail" himself of the privilege of conducting business in Pennsylvania. It is undisputed that Hardin never physically entered Pennsylvania in connection with his representation of Dakota. Moreover, Hardin's contacts with Pennsylvania are exceedingly minimal. The record indicates that Hardin initiated three emails communications with Hayes and spoke by phone with Downey on a single occasion. Hardin also called Hayes by phone on at least two occasions.<sup>13</sup> As Dakota correctly points out, a defendant's use of interstate facilities such as phone and email are relevant factors in the personal jurisdiction analysis. See,

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<sup>12</sup> Nothing in the record establishes that Downey either resided or was located in Pennsylvania at the time Hardin called him regarding Hayes' malpractice insurance coverage. See, O'Connor v. Sandy Lane Hotel Co., 496 F.3d 312, 317 (3d Cir. 2007) ("[C]ontacts with a state's citizens that take place outside the state are not purposeful contacts with the state itself."). Nonetheless, the Court accepts as true Downey's local and residency as Pennsylvania for purposes of deciding Moving Defendants' objections.

<sup>13</sup> The record is unclear regarding the number of phone calls Hardin made to Hayes. At his deposition Hardin testified that his contacts with Pennsylvania consisted of "telephone calls to Chris Hayes and his insurance broker," Dep., p. 29:22-24, without further specifying the number of phone calls made. The email exhibits attached to Hardin's deposition transcript indicate that Hardin spoke to Hayes by phone on two occasions, but this number is implied through the contents of the parties' email exchanges. See, e.g., Id., at Ex. 4.

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e.g., Grand Entm't Grp., Ltd. v. Star Media Sales, Inc., 988 F.2d 476, 482 (3d Cir. 1993) (Explaining that “[m]ail and telephone communications sent by the defendant into the forum may count toward the minimum contacts that support jurisdiction.”). However, the weight of authority in this state and elsewhere is that, unless the content of the defendant’s communication is the basis for the cause of action asserted by the plaintiff,<sup>14</sup> minimal correspondence between a nonresident defendant and the forum lacks the substantiality necessary to justify the exercise of specific in *personam* jurisdiction. See, e.g., Nutrition Mgmt. Servs. Co. v. Hinchcliff, 926 A.2d 531, 538 (Pa. Super. 2007) (“The fact that [the nonresident attorney] made telephone calls and sent correspondence to [the Pennsylvania plaintiff and its counsel] does not lead to the conclusion that [the attorney] purposefully availed [himself] of the privileges and benefits of our Commonwealth to the extent that [he] should have anticipated having to defend a lawsuit in Pennsylvania.”); Hall-Woolford Tank Co. v. R.F. Kilns, Inc., 698 A.2d 80, 84 (Pa. Super. 1997) (“By merely entering into a contract with a Pennsylvania corporation, making several follow-up telephone calls and sending a payment invoice, it cannot be said that [the New York corporation] purposefully availed itself of our state’s benefits and protections such that it could reasonably anticipate being called to defend itself in our courts.”); Gary v. F.T.C., 526 F. App’x 146, 150 (3d Cir. 2013) (“Hines’ contacts with Pennsylvania consist of a handful of communications, by mail and over the phone, between Hines in New Jersey and Gary in Pennsylvania, in response to Gary’s initial complaint about United Credit. We conclude, as the District Court did, that these contacts do not establish specific jurisdiction in Pennsylvania over Hines.”); Poole v. Sasson, 122 F. Supp. 2d 556, 559 (E.D. Pa. 2000) (“[W]e find that Plaintiffs have failed to establish Defendant’s minimum contacts with Pennsylvania. Defendant’s telephone calls and letters to the forum ... do not suffice to confer jurisdiction over Defendant.”); Lynch v. New Jersey Auto. Full Ins. Underwriting Ass’n, 762 F. Supp. 101, 104 (E.D. Pa. 1991) (“The placing of telephone calls or the sending of letters into the forum by a party to a contract is not sufficient.”); Snider v. Howard S. Slatkin, Inc., 105 F. Supp. 2d 428, 432 (E.D. Pa. 2000) (“The use of interstate facilities such as the telephone, mail, or fax is an ancillary factor and therefore does not provide the minimum contacts required by due process.”); see also, IMO Indus., Inc. v. Kiekert AG, 155 F.3d 254, 260 n. 3 (3d Cir. 1998) (Collecting cases among the federal courts of appeals on this point).

Whether a nonresident defendant’s use of facilities such as phone or email is sufficient to justify the exercise of specific jurisdiction must also be considered in light of the context in which the communications occurred. For jurisdiction to be proper “[i]t is critical that the defendant avail himself of the privilege of conducting activities in the forum state and that it is not merely the result of unilateral activity on the part of a third person or another party.” J.C. Snavelly & Sons, Inc. v. Springland Assocs., Inc., 600 A.2d 972, 974 (Pa. Super. 1991). Here, the sole

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<sup>14</sup> See discussion, *infra*.

reason Hardin reached into Pennsylvania was because he represented Dakota in a loan transaction in which Cal & Schwartz—a Bermuda-based entity—required the use of a Pennsylvania-licensed attorney as the parties’ escrow agent. See, Compl., at 23. Dakota characterizes Hardin’s communications with Hayes and Downey as a form of “collaboration” on the underlying loan transaction sufficient to justify the exercise of jurisdiction. However, this view ignores the fact that Hardin was in an attorney-client relationship with a nonresident plaintiff which sought to consummate a loan transaction whose only link to Pennsylvania came at the insistence of a third-party. “Due process requires that a defendant be hauled into court in a forum State based on his own affiliation with the State, not based on the ... attenuated contacts he makes by interacting with other persons affiliated with the State.” *Walden v. Fiore*, 571 U.S. 277, 286 (2014) (quotation marks omitted); accord, *Delta Health Techs., LLC v. Companions & Homemakers, Inc.*, 218 A.3d 432, 438 (Pa. Super. 2019). (“Random, fortuitous, and attenuated contacts cannot reasonably notify a party that it may be called to defend itself in a foreign forum and, thus, cannot support the exercise of personal jurisdiction.”). Accordingly, the record does not support a finding that Hardin purposefully availed himself of the privilege of conducting activities within Pennsylvania.

The Court also lacks specific personal jurisdiction over Hardin because Dakota’s claims against Moving Defendants do not “arise out of or relate to” Hardin’s activities in Pennsylvania. The “relatedness requirement” for specific jurisdiction requires, at a minimum, a direct causal connection between a defendant’s contacts with the forum state and the plaintiff’s claims. See, e.g., O’Connor v. Sandy Lane Hotel Co., 496 F.3d 312, 323 (3d Cir. 2007) (Discussing the relatedness requirement for specific jurisdiction). “The relatedness requirement is animated by a tacit *quid pro quo*—in return for conducting activities in a forum and benefitting from its laws and protections, non-citizens must submit to the forum’s jurisdiction over claims that arise from those activities.” Rivera v. Bally’s Park Place, Inc., 798 F. Supp. 2d 611, 617 (E.D. Pa. 2011) (cleaned up). Put simply, specific jurisdiction requires that there be a meaningful connection “between the forum and the specific claims at issue.” Bristol-Myers Squibb, 137 S. Ct. at 1781.

Here, Dakota essentially relies on the contents of Hardin email and telephone exchanges with Hayes and Downey to establish that Hardin’s forum-based contacts are causally related to Dakota’s claims. As noted, Dakota argues that Hardin collaborated on the loan transaction with Hayes and Downey, and that “mail and telephone communications not only count towards the minimum contacts that support jurisdiction, but in some cases they are alone sufficient.” See, Br., at pp. 8 – 9. While this is a correct statement of the law in a general sense, courts construing Pennsylvania law and elsewhere have held that, when a plaintiff points to a phone call or other correspondence as a forum-based contact upon which to predicate specific jurisdiction, the *content* of the communication itself must give rise to the plaintiff’s claim in order to satisfy the relatedness requirement. See, e.g., Grand Entertainment Group, 988 F.2d at 488 (Finding specific jurisdiction

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where the subject of the underlying litigation was whether telexes, twelve of which were sent to the forum state, and telephone calls, several of which involved a party located in the forum state, resulted in a binding agreement); Moncrief v. Clark, 189 Cal. Rptr. 3d 864, 869 (2015) (Holding that trial court had specific personal jurisdiction over out-of-state attorney where the content of the attorney’s phone calls and emails were the basis of plaintiff’s claims against the attorney for misrepresentation); Wien Air Alaska, Inc. v. Brandt, 195 F.3d 208, 213 (5th Cir.1999) (Finding specific jurisdiction because misrepresentations made in defendant’s letters, faxes and phone calls gave rise to the plaintiff’s fraud claim). In each of these cases, the causes of action asserted were premised upon the content of the defendant’s communications, thereby supplying the necessary link between the defendant’s forum-based contacts and the plaintiffs’ claims.<sup>15</sup> See, Walden, 571 U.S. at 287 (Explaining that specific jurisdiction was proper in a prior Supreme Court case because, *inter alia*, “the strength of the connection” between the defendant’s forum-based contacts and the plaintiff’s claim “was largely a function of the nature of the libel tort.”)

In this case, the contents of Hardin communications with Hayes and Downey are not the basis for Dakota’s claims against Moving Defendants.<sup>16</sup> For starters, it irrelevant that Hardin contacted Downey by phone regarding Hayes’ malpractice insurance policy, and then advised Hayes by email that he had to perform “legal services” on Dakota’s behalf in order to trigger coverage under the policy. The record supports the inference that the issue of Hayes’ insurance coverage was broached by Hardin so that Dakota could ensure it had a means of financial recourse in the event it lost its \$2.5 million escrow payment to Cal & Schwartz. However, the availability of an insurance fund to reimburse Dakota is in no way connected to or the basis for Dakota’s claims against Moving Defendants.<sup>17</sup> The same is true of Hardin’s email in which advised Hayes that his Pennsylvania IOLTA account “contemplates an attorney-client relationship” in order to utilize the account as a depository for Dakota’s escrow payment.<sup>18</sup> While this forum-based

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<sup>15</sup> Such claims typically involve intentional torts. An archetype example is a claim for defamation. See, e.g., Calder v. Jones, 465 U.S. 783 (1984); Remick v. Manfredy, 238 F.3d 248 (3d. Cir. 2001); see also, Lewis v. Fresne, 252 F.3d 352, 359 (5th Cir.2001) (Noting that in cases not involving an intentional tort, mere communications and negotiations with a resident of the forum state were not enough to subject the non-resident defendant to the forum state’s jurisdiction).

<sup>16</sup> As stated at the outset, Dakota asserts claims against Moving Defendants for professional negligence, breach of contract, and breach of fiduciary duties.

<sup>17</sup> Indeed, evidence regarding Hayes’ malpractice insurance coverage would likely be inadmissible at trial. See, Pa. R.E. 411 (“Evidence that a person was or was not insured against liability is not admissible to prove whether the person acted negligently or otherwise wrongfully.”)

<sup>18</sup> Hardin testified at his deposition that he investigated “IOLTA account requirements” in connection with his representation of Dakota, although he could not be sure whether that research caused him to conclude that Hayes needed to establish an attorney-client relationship with Dakota for purposes of his IOLTA account. See, Dep., pp. 36:9 – 38:12. Hardin’s research is not a factor in the specific jurisdiction analysis, however, because researching or investigating a legal issue in Washington, D.C., even if that issue is specific to Pennsylvania, is not a “minimum contact” with Pennsylvania.



communication certainly was part of Dakota’s ongoing negotiations regarding the use of Hayes as the parties’ “escrow attorney,” the subject matter of the communication itself is not causally connected to the factual bases upon which Dakota premises its claims against Moving Defendants. Finally, the contents of Hardin’s September 26, 2016 email to Hayes in which he described an “authentication process” that Hayes would employ to confirm that Dakota had received funding under the letter of credit also fails to satisfy the relatedness requirement. To be sure, Dakota alleges in its amended complaint that Hardin “never revised” the terms of its loan agreement with Cal & Schwartz to reflect the authentication instructions contained in Hardin’s email to Hayes. Compl., at 34. However, the *content* of Hardin’s email did not give rise to Dakota’s claims, which are instead premised in part upon a series of omissions—*i.e.*, something Hardin failed to do which may have contributed to Dakota loss—and which are asserted regardless of Hardin’s instructory email to Hayes.

In sum, each of the communications discussed above fail to satisfy the relatedness requirement for specific jurisdiction because none of them are the basis for Dakota’s claims against Moving Defendants. Accordingly, specific jurisdiction over Moving Defendants is also improper for this reason.

### **Conclusion**

For the foregoing reasons<sup>19</sup> the Court lacks personal jurisdiction over Moving Defendants. Accordingly, the following Order is entered:

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<sup>19</sup> Having determined that the purposeful availment and relatedness requirements for specific jurisdiction have not been satisfied, the Court need not address whether it would be “fair and reasonable” to require Moving Defendants to litigate this action in Pennsylvania.



**ORDER**

**AND NOW**, this 16th day of April, 2020, upon review and consideration of Moving Defendants' Preliminary Objections to Plaintiff's Amended Complaint for lack of *in personam* jurisdiction, Plaintiff's responses in opposition thereto, the record submitted by the parties, and the parties' supplemental briefs, it is hereby **ORDERED** and **DECREED** that the Objections are SUSTAINED and Plaintiff's Amended Complaint is **DISMISSED** as to Moving Defendants with prejudice.<sup>20</sup>

**BY THE COURT:**

/s/ Mark L. Tunnell, J.

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<sup>20</sup> Moving Defendants also filed preliminary objections in the nature of a demurrer to the demand for punitive damages in Dakota's amended complaint. In light of the Court's determination regarding the issue of personal jurisdiction, these objections are moot.

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**CHANGE OF NAME NOTICE**

**IN THE COURT OF COMMON PLEAS  
CHESTER COUNTY, PENNSYLVANIA  
CIVIL ACTION**

**LAW NO. 2020-03985-NC**

NOTICE IS HEREBY GIVEN that the name change petition of Maria Anne Abbruzzi was filed in the above-named court and will be heard on Monday, September 21, 2020 at 9:30 AM, in Courtroom 3 at the Chester County Justice Center, 201 West Market Street, West Chester, Pennsylvania.

Date of filing the Petition: Friday, June 26, 2020

Name to be changed from: Maria Anne Abbruzzi  
to: Samvidaananda Saraswati

Any person interested may appear and show cause, if any they have, why the prayer of the said petitioner should not be granted.

**CHANGE OF NAME NOTICE**

**IN THE COURT OF COMMON PLEAS  
CHESTER COUNTY, PENNSYLVANIA  
CIVIL ACTION**

**LAW NO. 20-04036-NC**

NOTICE IS HEREBY GIVEN that the name change petition of Laura E. Meshner on behalf of minor child Oliver Ray Prezioso was filed in the above-named court and will be heard on Monday, July 27, 2020 at 9:30 AM, in Courtroom 3 at the Chester County Justice Center, 201 West Market Street, West Chester, Pennsylvania.

Date of filing the Petition: Monday, June 29, 2020

Name to be changed from: Oliver Ray Prezioso  
to: Oliver Ray Meshner

Any person interested may appear and show cause, if any they have, why the prayer of the said petitioner should not be granted.

**CORPORATION NOTICE**

NOTICE IS HEREBY GIVEN THAT, on June 18, 2020, Articles of Incorporation were filed with the Department of State for Hershey WE Development GP, Inc., a business corporation organized under the Pennsylvania Business Corporation Law of 1988.

FOX ROTHSCHILD LLP, Solicitors  
747 Constitution Drive, Ste. 100  
P.O. Box 673  
Exton, PA 19341-0673

**ESTATE NOTICES**

*Letters Testamentary or of Administration having been granted in the following Estates, all persons having claims or demands against the estate of the said decedents are requested to make known the same and all persons indebted to the said decedents are requested to make payment without delay to the respective executors, administrators, or counsel.*

**1st Publication**

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**FORCZEK**, George Henry, late of Downingtown. Julia C. Forczek, 429 Brookwood Drive, Downingtown, PA 19335, Executor. KAREN M. STOCKMAL, Esquire, KMS Law Offices, LLC, 1055 Westlakes Drive, Suite 160, Berwyn, PA 19312, atty.

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**KISTER**, Joanna L., a/k/a Joanna Kister, late of Columbia County WI. J. Eugene Kister, PO Box 556, West Chester, PA 19381, Administrator. COURTNEY A. WIGGINS, Esquire, Clarion Law, LLC, PO Box 3169, West Chester, PA 19381, atty.

**LUCAS**, Richard A., late of West Goshen Township. Brian K. Lucas, 1231 Spring Valley Lane, West Chester, PA 19380, Executor. LISA K. SCHUBEL, Esquire, Fisher Broyles, LLP, 25 S. Main Street #163, Yardley, PA 19067, atty.

**MacKENZIE**, Alexander Augustus, late of West Bradford Township. Gary Alexander MacKenzie, care of JOHN B. WHALEN, JR., Esquire, 1199 Heyward Rd., Wayne, PA 19087, Executor. JOHN B. WHALEN, JR., Esquire, 1199 Heyward Rd., Wayne, PA 19087, atty.

**McKISSIC**, Robert E., late of South Coventry Township. Laurie J. Hasselhan, 340 Porters Mill Road, Pottstown, PA 19465, Administrator.

**McNALLY**, Anna M., late of Tredyffrin Township. Michael McNally & Maryanne Smart, care of KAREN CONN MAVROS, Esquire, 237 S. Bryn Mawr Avenue, Suite 100, Bryn Mawr, PA 19010,

Co-Executors. KAREN CONN MAVROS, Esquire, Main Line Law Associates, 237 S. Bryn Mawr Avenue, Suite 100, Bryn Mawr, PA 19010, atty.

**MILNES, JR.**, James A., late of Easttown Township. Paul Anthony Milnes, care of RYAN M. BORNSTEIN, Esquire, 800 Lancaster Avenue, Suite T-2, Berwyn, Pennsylvania 19312, Executor. RYAN M. BORNSTEIN, Esquire, Harvey Ballard and Bornstein, LLC, 800 Lancaster Avenue, Suite T-2, Berwyn, Pennsylvania 19312, atty.

**MUMMERT**, Gregory J., a/k/a Gregory John Mummert, late of West Chester Borough. Margaret R. Mummert, 21 Newman Dr., Downingtown, PA 19335, Executrix. JOHN A. KOURY, JR., Esquire, O'Donnell Weiss & Mattei, P.C., 41 E. High St., Pottstown, PA 19464, atty.

**O'CONNOR**, John Clarke, late of East Goshen. Lisa Cope, care of H. MICHAEL COHEN, Esquire, 144 West Market Street, West Chester, PA 19382, Administratrix. H. MICHAEL COHEN, Esquire, Lachall, Cohen & Sagnor, 144 West Market Street, West Chester, PA 19382, atty.

**ODELL**, Charlotte R., a/k/a Charlotte Rehmeyer Odell, late of East Goshen Township. Joan T. Odell, care of L. PETER TEMPLE, Esquire, P. O. Box 384, Kennett Square, PA 19348, Executrix. L. PETER TEMPLE, Esquire, Larmore Scarlett LLP, P. O. Box 384, Kennett Square, PA 19348, atty.

**OSBORN**, Allen W., late of East Bradford Township. Kathryn Osborn Mendoza, a/k/a Kathy Mendoza, 56 Andover Road, Glenmoore, PA 19343, Executor. JANICE E. FALINI, Esquire, Falini Law Office LLC, 109 E. Evans St., Suite A, West Chester, PA 19380, atty.

**OSBORN**, Ruth M., late of East Bradford Township. Kathryn Osborn Mendoza, a/k/a Kathy Mendoza, 56 Andover Road, Glenmoore, PA 19343, Executor. JANICE E. FALINI, Esquire, Falini Law Office LLC, 109 E. Evans St., Suite A, West Chester, PA 19380, atty.

**PARROTT, SR.**, Ronald E., a/k/a Ronald E. Parrott, late of East Fallowfield Township. Ronald E. Parrott, Jr., 28 Sweet Briar Rd., Coatesville, PA 19320, Executor. WILLIAM T. KEEN, Esquire, Keen Keen & Good, LLC, 3460 Lincoln Highway, Thorndale, PA 19372, atty.

**PEAK**, Charles C., late of London Britain Township. Janette A. Peak Benner, care of L. PETER TEMPLE, Esquire, P. O. Box 384, Kennett Square, PA 19348, Executrix. L. PETER TEMPLE, Esquire, Larmore Scarlett LLP, P. O. Box 384, Kennett Square, PA 19348, atty.

**PERREAULT**, Douglas L., late of Coatesville. Jared Perreault, 110 Church St. Apt B8 Phoenixville, PA 19460, Administrator.

**POLLARD**, Stephen David, a/k/a Steve Pollard, a/k/a S.D. Pollard, late of Avondale. Stephen Pollard, 106 Ringtail Run, Kennett Square PA 19348, Executor

**POWELL**, Carol Virginia, a/k/a Carol V. Powell, late of East Bradford Township. Carl Lee Hinderer, care of STEPHEN M. PORTER, Esquire, 17 W. Miner St., West Chester, PA 19382, Administrator. STEPHEN M. PORTER, Esquire, MacElree Harvey, LTD., 17 W. Miner St., West Chester, PA 19382, atty.

**PRICE**, Wilfrid K., late of Tredyffrin Township. Jo Ann Price, care of ANDREW H. DOHAN, Esquire, 460 E. King Road, Malvern, PA 19355-3049, Executor. ANDREW H. DOHAN, Esquire, Lentz, Cantor & Massey, LTD., 460 E. King Road, Malvern, PA 19355-3049, atty.

**PRIDE**, Charles E., late of West Goshen Township. Brittany Astrologo, care of CHRISTOPHER M. MURPHY, Esquire, 3305 Edgmont Avenue, Brookhaven, PA 19015, Administratrix. CHRISTOPHER M. MURPHY, Esquire, Pappano & Breslin, 3305 Edgmont Avenue, Brookhaven, PA 19015, atty.

**SHAFER**, Donald E., late of Tredyffrin Township. Barbara E. Shaffer, care of SUZANNE M. HECHT, Esquire, 795 E. Lancaster Ave., Suite 280, Villanova, PA 19085, Executrix. SUZANNE M. HECHT, Esquire, Haney & Hecht, 795 E. Lancaster Ave., Suite 280, Villanova, PA 19085, atty.

**SHELLHASE**, Clifford P., late of West Brandywine Township. Judith S. McKay, care of DOUGLAS L. KAUNE, Esquire, 120 Gay Street, P. O. Box 289, Phoenixville, PA 19460, Executor. DOUGLAS L. KAUNE, Esquire, Unruh, Turner, Burke & Frees, P.C., 120 Gay Street, P. O. Box 289, Phoenixville, PA 19460, atty.

**TERRUSO**, Louise A., late of West Chester Borough. Sandra Forrester, care of DANA M. BRESLIN, Esquire, 3305 Edgmont Ave, Brookhaven, PA 19015-2801, Executrix. DANA M. BRESLIN, Esquire, Pappano and Breslin, 3305 Edgmont Ave, Brookhaven, PA 19015-2801, atty.

**TODD**, Thomas E., late of Caln Township. Deborah T. LeSage, 2726 Fynamore Lane, Downingtown, PA 19335, Executor. HOLLY L. SETZLER, Esquire, Landis & Setzler, P.C., 16 North New Street, West Chester, PA 19380, atty.

**TROUT**, Phyllis D., late of North Coventry Township. David H. Trout, 341 Laurelwood Road

Pottstown, PA 19465, & Deborah Reider, 342 Laurelwood Road Pottstown, PA 19465, Co-Executors. THOMAS L. HOFFMAN, Esquire, Wells, Hoffman, Holloway & Medvesky, LLP, 635 E. High Street, P. O. Box 657, Pottstown, PA 19464, atty.

**WARNQUIST**, Janice M., a/k/a Janice May Warnquist, late of Warwick. Mark Allan Warnquist, Paul Stephen Warnquist, & Gale Leslie Carr, care of DAVID G. GARNER, Esquire, 635 E. High Street, Suite 2, Pottstown, PA 19464, Executors. DAVID G. GARNER, Esquire, 635 E. High Street, Suite 2, Pottstown, PA 19464, atty.

**WHITE**, Sara-Page, a/k/a Sara Page White, late of Pennsbury Township. Claudia Archer, 909 League St, Philadelphia, PA 19147-3822, & Susan Supernavage, 81 Creek Drive, Doylestown, PA 18901, Executrices.

**WILEY**, Barbara M., late of East Nottingham Township. Lisa M. Peak, care of WINIFRED MORAN SEBASTIAN, Esquire, PO Box 331, 208 East Locust Street, Oxford, PA 19363, Executor. WINIFRED MORAN SEBASTIAN, Esquire, McMichael, Heiney & Sebastian, LLC, PO Box 331, 208 East Locust Street, Oxford, PA 19363, atty.

**WILSON**, Howard S., late of Valley Township. Robin A. Stevens, 8913 Concert Drive, Las Vegas, NV 89107, Executor. ALAN J. JARVIS, Esquire, 101 Birch Drive, Downingtown, PA 19335, atty.

**WYETH**, Betsy James, late of Chadds Ford. Nicholas Wyeth and James B. Wyeth, care of WILLIAM J. MARTIN, Esquire, 1020 N. Bancroft Parkway, Suite 100, Wilmington, DE 19805, Executors. WILLIAM J. MARTIN, Esquire, Martin & Lungert, P.A., 1020 N. Bancroft Parkway, Suite 100, Wilmington, DE 19805, atty.

## 2nd Publication

**ADAMS**, Esther J., late of West Caln Township. Victor T. Adams, 615 Morgan Drive East, Coatesville, PA 19320, Executor. GORDON W. GOOD, Esquire, Keen Keen & Good, LLC, 3460 Lincoln Highway, Thorndale, PA 19372, atty.

**ALESSI**, Dyane A., late of Valley Forge. Denise Perri, 1767 Quarry Lane, PO Box 455, Valley Forge, PA 19481, Executor.

**ALTMANN**, Esther Y., a/k/a Esther Y. Altman, late of Pottstown. Curtis F. Altmann and Nancy E. Altman, care of BRIAN R. OTT, Esquire, 50 North Fifth Street, Second Floor, Reading, PA 19601, Co-Executors. BRIAN R. OTT, Esquire, Barley Snyder, 50 North Fifth Street, Second Floor, Reading, PA

19601, atty.

**BYERS**, Jean R., late of East Pikeland Township. Robert S. Godman, 39 Galicia Dr., Phoenixville, PA 19460, John W. Godman, 295 Elm St., Meriden, CT 06450 and Jeanne L. Fina, 2493 Dragon Circle, Norristown, PA 19403, Executors. JOSEPH K. KOURY, Esquire, O'Donnell, Weiss & Mattei, PC, 41 E. High St., Pottstown, PA 19464, atty.

**DUGAN**, Ann, late of New Garden Township. Patricia Christopher, 312 Grand Central Parkway, Bayville, NJ 08721, Executrix. DOUGLAS R. MADANICK, Esquire, Kulzer & DiPadova, 76 E. Euclid Ave., Ste 300, Haddonfield, NJ 08033, atty.

**EAGLE**, Terry Francis, late of East Coventry Township. Tonya M. Lengyel, 944 W. 1st St., Birdsboro, PA 19508, Administratrix. ELIZABETH B. PLACE, Esquire, Skarlatos Zonarich, 320 Market St., Ste. 600 West Harrisburg, PA 17101, atty.

**ELLIS**, Marjorie Kathleen, a/k/a M Kathleen, late of West Goshen Township. Patricia Andrews, 405 Howard Road, West Chester, PA 19380, Executrix.

**EVANS**, R. Christian, a/k/a Robert Christian Evans, a/k/a Robert C. Evans, late of Schuylkill Township. Christian T. Curry, 45 Beacon Hill Dr., Phoenixville, PA 19460, Executor. ROBERT B. SHOEMAKER, JR., Esquire, 1800 E. Lancaster Ave., Ste. L, Paoli, PA 19301, atty.

**FINEGAN**, Nancy B., late of West Chester. Steven G. Finegan, care of TIMOTHY J. TROTT, Esquire, 882 S Matlack St, #101, West Chester, PA 19382, Executor. TIMOTHY J. TROTT, Esquire, Carosella & Associates, PC, 882 S Matlack St, #101, West Chester, PA 19382, atty.

**FRANKLIN**, Jeanette Elizabeth, late of East Caln Township. Richard L. Franklin, care of DENISE M. ANTONELLI, Esquire, 17 E. Gay Street, Suite 100, P.O. Box 562 West Chester, PA 19381-0562, Executor. DENISE M. ANTONELLI, Esquire, Gawthrop Greenwood, PC, 17 E. Gay Street, Suite 100, P.O. Box 562 West Chester, PA 19381-0562, atty.

**FRANKOSKY**, Carmelina A., late of New Garden Township. John C. Frankosky, 409 Kelleher Drive, Landenberg, PA 19350, Executor. MICHAEL J. SANGEMINO, Esquire, 933 South High Street, West Chester, PA 19382, atty.

**GRAHAM**, Helena W., a/k/a Helena Graham, late of East Fallowfield Township. Kennedy Graham, care of JAY G. FISCHER, Esquire, 342 East Lancaster Avenue, Downingtown, PA 19335, Executor. JAY G. FISCHER, Esquire, Valocchi & Fischer, 342 East

Lancaster Avenue, Downingtown, PA 19335, atty.

**GUTH**, John Charles, a/k/a John C. Guth, late of East Caln Township. Judith A. Constable, 22 Mcilvaine Drive, Downingtown, PA 19335, Executor. VINCENT CAROSELLA, JR., Esquire, Carosella & Associates, P.C., 882 South Matlack Street, Suite 101, West Chester, PA 19382-4505, atty.

**HAWLEY**, Joseph J., late of Easttown Township. Deborah J. Dello Buono, care of SARAH M. FORD, Esquire, 585 Skippack Pike, Ste. 100 Blue Bell, PA 19422, Executrix. SARAH M. FORD, Esquire, Ford & Buckman, P.C., Office Court at Blue Bell, 585 Skippack Pike, Ste. 100 Blue Bell, PA 19422, atty.

**HUGHES**, Linda Baker, late of Uwchlan Township. James A. Fusco, care of NINA B. STRYKER, Esquire, Centre Square West, 1500 Market St., Ste. 3400, Philadelphia, PA 19102-2101, Executor. NINA B. STRYKER, Esquire, Obermayer, Rebmann, Maxwell & Hippel, LLP, Centre Square West, 1500 Market St., Ste. 3400, Philadelphia, PA 19102-2101, atty.

**KOMPAUER**, Wilhelmine Maria, late of Tredyffrin Township. Carolyn B. Lotter, care of THOMAS E. WYLER, Esquire, 22 East Third Street Media, Pennsylvania 19063, Executrix. THOMAS E. WYLER, Esquire, Falzone & Wyler, 22 East Third Street Media, Pennsylvania 19063, atty.

**McKEOWN**, Louise Helen, late of West Chester. Marilyn A. McGorty, 2501 Valleyview Road, Bensalem, PA 19020, Executrix.

**MOCARSKI**, Theresa M., late of Phoenixville Borough. Victor M. Mocarski, 246 Morris St., Phoenixville, PA 19460, Administrator. JAMES R. FREEMAN, Esquire, O'Donnell, Weiss & Mattei, PC, 41 E. High St., Pottstown, PA 19464, atty.

**MOWRER**, Margaret A., late of East Fallowfield Township. Dwayne Logie, care of ROBERT M. SLUTSKY, Esquire, 600 W. Germantown Pike, #400, Plymouth Meeting, PA 19462, Administrator. ROBERT M. SLUTSKY, Esquire, Slutsky Elder Law, 600 W. Germantown Pike, #400, Plymouth Meeting, PA 19462, atty.

**PREWITT**, Doris Garnett Simpkins, late of East Nottingham Township. Arvil W. Prewitt, II, 180 Woods Road, Oxford, PA 19363, Jewell P. Mullins, 2454 Hickory Hill Road, Oxford, PA 1936, & Kevin B. Prewitt, 1369 Wilson Road, Rising Sun, MD 21911, Executors. Samuel A. Goodley, III, Esquire, Sam Goodley Law LLC, P.O. Box 80, Oxford, PA 19363, atty.

**ROGERS**, Ellen B., late of Schuylkill Township. Virginia A. Cutlip, 25 Bantry Ln., Phoenixville, PA

19460, Executrix. JAMES C. KOVALESKI, Esquire, O'Donnell, Weiss & Mattei, PC, 41 E. High St., Pottstown, PA 19464, atty.

**RUBINO**, Waldemara S., late of Willistown Township. Steve M. Rubino, 11 Parkside Drive Elverson, PA 19520, Executor. Frank W. Hayes, Esquire, Hayes & Romero, 31 South High Street West Chester, PA 19382, atty.

**RYAN**, Jean H., late of West Chester. Paul J Ryan Jr., 1736 Towne Drive, West Chester, PA 19380, Executor.

**SMITH**, Roberta Maguire, a/k/a Roberta M. Smith, late of Malvern. Cynthia S. Falcone, 69 Church Road, Malvern, PA 19355, Executor.

**STAHLMAN**, Barbara J., late of West Brandywine Township. James E. Stahlman, care of MICHAEL C. McBRATNIE, Esquire, P.O. Box 673, Exton, PA 19341, Executor. MICHAEL C. McBRATNIE, Esquire, Fox Rothschild LLP, P.O. Box 673, Exton, PA 19341, atty.

**STANTON**, Lucille N., late of Westtown Township. Sandra S. Powell, care of JEREMY Z. MITTMAN, Esquire, 593 Bethlehem Pike, Suite 10, Montgomeryville, PA 18936, Executor. JEREMY Z. MITTMAN, Esquire, The Law Office of Jeremy Z. Mittman, 593 Bethlehem Pike, Suite 10, Montgomeryville, PA 18936, atty.

**SUITCH**, Peggie D., late of Uwchlan Township. Stephen T. Suitch, 449 Brookwood Dr., Downingtown, PA 19335, Executor. GORDON W. GOOD, Esquire, Keen Keen & Good, LLC, 3460 Lincoln Highway Thorndale, PA 19372, atty.

**THOMPSON**, Margaret Elizabeth, late of West Chester. Selena A Thompson, 4208 Saratoga Ln, Eagleville, PA 19403, Administrator.

**VerNOOY**, June R., late of Elk Township. Charles D. VerNooy, care of WINIFRED MORAN SEBASTIAN, Esquire, PO Box 381, Oxford, PA 19363, Executor. WINIFRED MORAN SEBASTIAN, Esquire, McMichael Heiney & Sebastian LLC, PO Box 381, Oxford, PA 19363, atty.

**WAGNER**, Renee C., late of West Goshen Township. Kristin W. Webb, care of DENNIS B. YOUNG, Esquire, 430 W. First Ave., Parkersburg, PA 19365, Executrix. DENNIS B. YOUNG, Esquire, 430 W. First Ave., Parkersburg, PA 19365, atty

### 3rd Publication

**BAILEY**, James D., late of Penn Township. Nancy E. Murphy, 2853 Coneflower Street, Thousand



Oaks, CA, 91360, care of SAMUEL A. GOODLEY, III, Esquire, P.O. Box 80, Oxford, PA 19363, Executor. SAMUEL A. GOODLEY, III, Esquire, Sam Goodley Law LLC, P.O. Box 80, Oxford, PA 19363, atty.

**BIRNEY**, Claire, late of London Grove Township. Claudia Pulise, care of NANCY W. PINE, Esquire, 104 S. Church St., West Chester, PA 19382, Executrix. NANCY W. PINE, Esquire, Pine & Pine, LLP, 104 S. Church St., West Chester, PA 19382, atty.

**BOTKIN**, Jean M., a/k/a Jean Botkin, late of East Fallowfield Township. Robert L. Botkin, Jr., 266 Hill Rd., Honey Brook, PA 19344, and Sandra M. Falkner, 131 Ridgewood Circle, Downingtown, PA 19335, Executors. GORDON W. GOOD, Esquire, Keen Keen & Good, LLC, 3460 Lincoln Highway Thorndale, PA 19372, atty.

**CARRICO**, Maria M., late of Easttown Township. Victor M. Carrico, 25 Berkley Rd., Devon, PA 19333, Administrator. NEIL M. HILKERT, Esquire, Reidenbach & Associates, LLC, 229 W. Wayne Ave., Wayne, PA 19087, atty.

**CARTER**, John E.L., a/k/a John Edward Carter, a/k/a John Edward Lewis Carter, late of East Vincent Township. Tracey D. Carter, care of MARY C. CROCKER, Esquire, 1296 East High Street, Pottstown, PA 19464, Executrix. MARY C. CROCKER, Esquire, Crocker & Crocker, PC, 1296 East High Street, Pottstown, PA 19464, atty.

**CHAMBERS, III**, George Bridgeman, a/k/a George B. Chambers, III, late of North Coventry Township. Patricia A. Bruski, care of MARY C. CROCKER, Esquire, 1296 East High Street, Pottstown, PA 19464, Executrix. MARY C. CROCKER, Esquire, Crocker & Crocker, PC, 1296 East High Street, Pottstown, PA 19464, atty.

**COOK**, Margaret H., late of Kennett Township. Sandra Brackin Herbst, care of L. PETER TEMPLE, Esquire, P.O. Box 384, Kennett Square, PA 19348, Executrix. L. PETER TEMPLE, Esquire, Larmore Scarlett LLP, P.O. Box 384, Kennett Square, PA 19348, atty.

**FLYNN**, Jeannette M., late of Tredyffrin Township. Timothy P. Flynn, care of SALLY A. FARRELL, Esquire, 985 Old Eagle School Rd., Ste. 516, Wayne, PA 19087, Executor. SALLY A. FARRELL, Esquire, Reardon & Associates, LLC, 985 Old Eagle School Rd., Ste. 516, Wayne, PA 19087, atty.

**GONDER**, Betty L., late of North Coventry Township. Lisa J. Mest, care of JESSICA R. GRATER, Esquire, 400 Creekside Drive, Suite 409, Pott-

stown, PA 19464, Executrix. JESSICA R. GRATER, Esquire, Monastra & Grater, LLC, 400 Creekside Drive, Suite 409, Pottstown, PA 19464, atty.

**HARCLERODE**, David A., a/k/a David Alan Harclerode, late of Phoenixville Borough. Paul J. Harclerode, care of GREGORY E. GRIM, Esquire, 104 S. 6th Street P.O. Box 215 Perkasio, PA 18944-0215, Administrator. GREGORY E. GRIM, Esquire, Grim, Biehn & Thatcher, A Professional Corporation, 104 S. 6th Street P.O. Box 215 Perkasio, PA 18944-0215, atty.

**HASKELL**, Eleanor B., late of Willistown Township. William F. Haskell, Jr., care of DIRK M. SIMPSON, Esquire, 101 W. Elm St., Ste. 400, Conshohocken, PA 19428, Executor. DIRK M. SIMPSON, Esquire, Royer Cooper Cohen Braunfeld LLC, 101 W. Elm St., Ste. 400, Conshohocken, PA 19428, atty.

**HAYDEN**, Jesse S., late of West Whiteland Township. Eva M. Misetic, care of MARILYN S. MITCHELL, Esquire, Strafford Office Bldg. #2, 200 Eagle Rd., Ste. 106, Wayne, PA 19087, Administratrix. MARILYN S. MITCHELL, Esquire, Herr, Potts & Potts, Strafford Office Bldg. #2, 200 Eagle Rd., Ste. 106, Wayne, PA 19087, atty.

**HORSHOCK**, James A., late of Elverson. Christine Navoy, 2212 E Lehigh Ave, Philadelphia, PA 19125, care of DANIEL POPKAVE, Esquire, 1432 Sandy Circle, Narberth, PA 19072, Executor. DANIEL POPKAVE, Esquire, Daniel A. Popkave, Attorney at Law, 1432 Sandy Circle, Narberth, PA 19072, atty.

**HUSTED**, Margaret Elaine, a/k/a Elaine Husted, late of Caln Township. John D. Funk and Sarah Strzelecki, care of WILLIAM B. COOPER, III, Esquire, P.O. Box 673, Exton, PA 19341-0673, Executors. WILLIAM B. COOPER, III, Esquire, Fox Rothschild LLP, P.O. Box 673, Exton, PA 19341-0673, atty.

**JOHNSON**, Helen L., late of Penn Township. William C. Brown IV, care of NEIL E. LAND, Esquire, 213 E. State Street, Kennett Square, PA 19348, Administrator. C.T.A. NEIL E. LAND, Esquire, Brutscher Foley Milliner Land & Kelly, LLP, 213 E. State Street, Kennett Square, PA 19348, atty.

**KOLB**, LeRoy A., late of Spring City. Sara L. Kolb, care of TIMOTHY E. SHAWARYN, Esquire, 15 N. Spruce St., Lititz, PA 17543, Executrix. TIMOTHY E. SHAWARYN, Esquire, Legacy Law, PLLC, 15 N. Spruce St., Lititz, PA 17543, atty.

**LISTON, II**, Robert, late of Tredyffrin Township. Matthew A. Levitsky, Ten Sentry Parkway, Ste. 200, P.O. Box 3001, Blue Bell, PA 19422, Administrator.

MATTHEW A. LEVITSKY, Esquire, Fox Rothschild LLP, Ten Sentry Parkway, Ste. 200, P.O. Box 3001, Blue Bell, PA 19422, atty.

**MAHONEY, JR.**, Dennis T., late of West Chester Borough. Cindy Lou Frost, 227 W. Barnard Street West Chester, PA 19382, Executor. TIMOTHY H. KNAUER, Esquire, Timothy H. Knauer Attorney At Law, 218 West Miner Street West Chester, PA 19382, atty.

**MAMMARELLA**, Elaine, late of Nottingham Township. Joseph Mammarella, care of ANITA M. D'AMICO, Esquire, 204 N. Union St., Kennett Square, PA 19348, Executor. ANITA M. D'AMICO, Esquire, D'Amico Law PC, 204 N. Union St., Kennett Square, PA 19348, atty.

**McGOVERN**, Bernard J., late of East Goshen Township. Susan P. McGovern, 500 Marshall Dr., West Chester, PA 19380, Executrix. JOHN F. McKENNA, Esquire, MacElree Harvey, LTD., 17 W. Miner St., West Chester, PA 19382, atty.

**McGRATH**, Rodney Leroy, late of West Brandywine Township. Rodney Louis McGrath, 606 Huntsberger Drive, Limerick, PA 19468, care of SCOTT C. PATINER, Esquire, 906 Penn Avenue, P.O. Box 6269, Wyomissing, PA 19610, Administrator. SCOTT C. PATINER, Esquire, Law Office of Scott C. Painter, PC, 906 Penn Avenue, P.O. Box 6269, Wyomissing, PA 19610, atty.

**MILLER**, Thomas Oscar, late of West Chester. Thomas J. Miller, 478 Paxon Hollow Rd, Broomall, PA 19008, Executor.

**OESCHGER**, Eleanor Patricia, a/k/a Pat Oeschger, late of Upper Uwchlan Township. Gordon E. Oeschger, 124 Palsgrove Way, Chester Springs, PA 19425, Executor.

**PENNYPACKER, JR.**, Jesse L., a/k/a Jesse Pennypacker, late of Westtown Township. Connie E. Kvech, care of DAVID A. PECKMAN, Esquire, 29 Mainland Road, Harleysville, PA 19438, Executor. DAVID A. PECKMAN, Esquire, Peckman Chait LLP, 29 Mainland Road, Harleysville, PA 19438, atty.

**PIERCE**, Marjorie, a/k/a Marjorie E. Pierce, a/k/a Marjorie Ellen Pierce, late of East Coventry Township. Christopher A. Pierce, 38 Savage Road Pottstown, PA 19465, Executor. THOMAS L. HOFFMAN, Esquire, Wells, Hoffman, Holloway & Medvesky, LLP, 635 E. High Street P. O. Box 657 Pottstown, PA 19464, atty.

**PREWITT**, Doris Garnett Simpkins, late of East Nottingham Township. Arvil W. Prewitt, II, 180

Woods Road, Oxford, PA 19363, Jewell P. Mullins, 2454 Hickory Hill Road, Oxford, PA 19363, and Kevin B. Prewitt, 1369 Wilson Road, Rising Sun, MD 21911, Executors. SAMUEL A. GOODLEY, III, Esquire, Sam Goodley Law LLC, P.O. Box 80 Oxford, PA 19363, atty.

**RAMBO**, Mary E., late of West Goshen Township. Paul E. Rambo, 500 W. Rosedale Ave., PM B-7, West Chester, PA 19382, and Joan E. Rambo, 500 W. Rosedale Ave., PM SL-A5, West Chester, PA 19382, Executors. DUKE SCHNEIDER, Esquire, MacElree Harvey, LTD., 17 W. Miner St. P.O. Box 660 West Chester, PA 19381-0660, atty.

**RAY**, Charles V., late of Uwchlan. Terry J. McGovern, 402 Concord Ave., Exton, PA 19341, Executor.

**RUSSELL**, T.W. Fraser, late of Penn Township. Carey L. Russell, care of TRAVIS G. MAURER, Esquire, Rodney Square, 1000 N. King St., Wilmington, DE 19801, Executor. TRAVIS G. MAURER, Esquire, Young Conaway Staggatt & Taylor, LLP, 1000 N. King St., Wilmington, DE 19801, atty.

**SANDERS, SR.**, Francis A., late of East Coventry Township. Francis A. Sanders, Jr., 715 Hester Ave., Normal, IL 61761, Personal Representative. JOHN A. KOURY, JR., Esquire, O'Donnell, Weiss & Mattei, P.C., 41 E. High St., Pottstown, PA 19464-5426, atty.

**SHAW**, Margaret M., late of West Chester Borough. Donn R. Zang, care of DENISE M. ANTONELLI, Esquire, 17 E. Gay Street, Suite 100 P.O. Box 562, West Chester, PA 19381-0562, Executor. DENISE M. ANTONELLI, Esquire, Gawthrop Greenwood, PC, 17 E. Gay Street, Suite 100 P.O. Box 562, West Chester, PA 19381-0562, atty.

**SHEARER, JR.**, Archie F., late of East Fallowfield Township. Rania Larsen, care of ANITA M. D'AMICO, Esquire, 65 S. Third St., Oxford, PA 19363, Executrix. ANITA M. D'AMICO, Esquire, D'Amico Law, PC, 65 S. Third St., Oxford, PA 19363, atty.

**SMITH**, Effa Sue, late of West Grove. Larry A Smith, 98 State Rd, West Grove, PA 19390, care of MARIA D. FEENEY, Esquire, 555A Schoolhouse Road, Kennett Square, PA 19348, Executrix. MARIA D. FEENEY, Esquire, Feeney Law, 555A Schoolhouse Road, Kennett Square, PA 19348, atty.

**STITZ**, David, late of Marlborough Township. Carmella Stitz, 101 Chalfont Road, Kennett Square, PA 19348-1667, care of R. KERRY KALMBACH, Esquire, 109 W. Linden Street Kennett Square, PA

19348, Administrator. R. KERRY KALMBACH, Esquire, 109 W. Linden Street Kennett Square, PA 19348, atty.

**SURINE**, David Ernest, late of Easttown Township. Douglas L. Surine, 5117 Brandywine Drive, Norristown, PA 19403, Executor. CYNTHIA L. DENGLER, Esquire, 43 E. Marshall St., Norristown, PA 19401, atty.

**TENNYSON**, Edward, a/k/a Earl Edward Tennyson, late of West Chester. Edward Robert Tennyson, 1206 Farmington Lane West Chester, PA 19380, Executor.

**WEITZ**, Barbara E., late of Willistown Township. Bradford W. Weitz and David P. Brown, III, 1944 Kimberton Rd., P.O. Box 729, Kimberton, PA 19442, Executors. DAVID P. BROWN, III, Esquire, 1944 Kimberton Rd., P.O. Box 729, Kimberton, PA 19442, atty.

**ZARTARIAN**, Armen Garo, late of Willistown Township. Karen Panossian, 23 Ridings Way, West Chester, PA 19382, Executor.

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#### NONPROFIT CORPORATION NOTICE

NOTICE IS HEREBY GIVEN THAT, Articles of Incorporation were filed with the Dept. of State for KENNETT SQUARE POLICE ASSOCIATION, a nonprofit corporation organized under the PA Non-profit Corp. Law of 1988, exclusively for charitable purposes.

D'AMICO LAW, P.C., Solicitors  
204 N. Union St.  
Kennett Square, PA 19348

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#### NONPROFIT CORPORATION NOTICE

*NOTICE IS HEREBY GIVEN that an application was made to the Department of State of the Commonwealth of Pennsylvania, at Harrisburg, Pennsylvania, for the purpose of obtaining a charter of a Nonprofit Corporation which was organized under the provisions of the Pennsylvania Nonprofit Corporation Law of 1988.*

The name of the corporation is Shirtz Farm Homeowners Association, Inc.

Articles of Incorporation were filed on Tuesday, July 16, 2019, effective on Wednesday, July 17, 2019

The purpose or purposes for which it was orga-

nized are: Homeowners association for a residential subdivision.

Arthur L. Sagnor III, Esquire, Solicitor  
Lachall Cohen & Sagnor LLP  
144 West Market Street  
West Chester, PA 19382

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#### 3rd Publication of 3

#### LIVING TRUST NOTICE TO CREDITORS

ALICE B. WIMBERLEY REVOCABLE TRUST  
DTD 3/20/1991 AS RESTATED 6/26/2014

ALICE B. WIMBERLEY, Deceased  
Late of Kennett Township, Chester County, PA

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

RANDAL WIMBERELY, TRUSTEE  
4327 15th Avenue South  
Seattle, WA 98108

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#### 1st Publication of 3

#### ADVERTISEMENT OF EXISTENCE OF TRUST NOTICE

Trust Estate of CHARLOTTE ROMAIN REHMEYER ODELL, deceased, late of East Goshen Township, Chester County, Pennsylvania. All persons having claims or demands against the Trust Estate of CHARLOTTE ROMAIN REHMEYER ODELL are requested to make known the same and all persons indebted to the said decedent are requested to make payment without delay to:

Nicholas Odell Chisholm and Mitchell  
Alan Chisholm, Co-Trustees  
c/o Larmore Scarlett LLP  
P. O. Box 384  
Kennett Square, PA 19348

L. Peter Temple, Esquire  
Larmore Scarlett LLP  
P. O. Box 384  
Kennett Square, PA 19348

**Sheriff Sale of Real Estate**

By virtue of the within mentioned writs directed to Sheriff Fredda L. Maddox, the herein-described real estate will be sold at public sale in the Chester County Justice Center at 201 W Market Street, 3rd Floor, Room 3300, West Chester, Pennsylvania, as announced on **Thursday, July 16th, 2020 at 11AM.**

Notice is given to all parties in interest and claimants that the Sheriff will file with the Prothonotary and in the Sheriff's Office, both located in the Chester County Justice Center, 201 W Market Street, West Chester, Pennsylvania, Schedules of Distribution on **Monday, August 17th, 2020.** Distribution will be made in accordance with the Schedules unless exceptions are filed in the Sheriff's Office within ten (10) days thereafter.

N.B. Ten percent (10%) of the purchase money must be paid at the time and place of sale. **Payment must be paid in cash, certified check or money order made payable to the purchaser or "Sheriff of Chester County". The balance must be made payable to "Sheriff of Chester County". within twenty-one (21) days from the date of sale by 4PM.**

**FREDDA L. MADDOX, SHERIFF**

**3rd Publication**

**SALE NO. 20-7-314**

**Writ of Execution No. 2019-06563**

**DEBT \$491,342.96**

Property situate in the WEST GOSHEN TOWNSHIP, CHESTER County, Pennsylvania BLR# 52-6-16.2

Improvements thereon: RESIDENTIAL DWELLING

PLAINTIFF: Wells Fargo Bank, Na-

tional Association as Trustee for Option One Mortgage Loan Trust 2007-6, Asset-Backed Certificates, Series 2007-6 VS

DEFENDANT: **Joseph Kravitz**

SALE ADDRESS: 905 Westtown Road, West Chester, PA 19382-5559

PLANTIFF ATTORNEY: **PHELAN HALLINAN DIAMOND & JONES, LLP 215-563-7000**

**SALE NO. 20-7-315**

**Writ of Execution No. 2018-11548**

**DEBT \$367,144.70**

PROPERTY SITUATE IN NEW GARDEN TOWNSHIP

TAX PARCEL #TAX ID / UPI PARCEL NO. 60-040-171/ 60-4-171 IMPROVEMENTS: A RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: BOUBACAR TOURE

IMPROVEMENTS thereon: Residential Dwelling

PLAINTIFF: M&T Bank

VS

DEFENDANT: **Boubacar Toure**

SALE ADDRESS: 106 Birkdale Circle, Avondale, PA 19311

PLANTIFF ATTORNEY: **KML LAW GROUP, P.C 215-627-1322**

**SALE NO. 20-7-317**

**Writ of Execution No. 2019-03828**

**DEBT \$103,035.30**

ALL that parcel in the City of Coatesville, Chester County, Pennsylvania, being approximately 19.6 x 150

Parcel# 16-6-805  
 PLAINTIFF: Pennsylvania Housing Finance Agency  
 VS  
 DEFENDANT: **Ronda Jones-Moore and Willie B. Moore**  
 SALE ADDRESS: 163 Walnut Street, Coatesville, PA 19320  
 PLANTIFF ATTORNEY: **PURCELL, KRUG & HALLER 717-234-4178**

IMPROVEMENTS thereon: Residential Dwelling  
 PLAINTIFF: Loandepot. Com, LLC  
 VS  
 DEFENDANT: **Christine Farrell**  
 SALE ADDRESS: 570 Chandler Mill Road, Avondale, PA 19311-9626  
 PLANTIFF ATTORNEY: **PHELAN HALLINAN DIAMOND & JONES, LLP 215-563-7000**

**SALE NO. 20-7-318**

**Writ of Execution No. 2018-11537  
 DEBT \$290,381.63**

**SALE NO. 20-7-321**

**Writ of Execution No. 2020-00132  
 DEBT \$199,512.10**

Property situate in the EAST NOTTINGHAM TOWNSHIP, CHESTER County, Pennsylvania  
 BLR# 69-3-63.48  
 IMPROVEMENTS thereon: Residential Dwelling  
 PLAINTIFF: Wilmington Savings Fund Society, FSB, as Trustee for Upland Mortgage Loan Trust B Plaintiff  
 VS  
 DEFENDANT: **Raymond M. Golly, Jennifer Golly**  
 SALE ADDRESS: 316 Cornerstone Court, Oxford, PA 19363-1838  
 PLANTIFF ATTORNEY: **PHELAN HALLINAN DIAMOND & JONES, LLP 215-563-7000**

Property situate in the OXFORD BOROUGH, CHESTER County, Pennsylvania  
 BLR# 6-9-77.3P  
 IMPROVEMENTS thereon: Residential Dwelling  
 PLAINTIFF: Freedom Mortgage Corporation  
 VS  
 DEFENDANT: **Charles Rutledge, IV, Rachel Rutledge**  
 SALE ADDRESS: 259 South 4th Street, a/k/a 259 South Fourth Street, Oxford, PA 19363-1841  
 PLANTIFF ATTORNEY: **PHELAN HALLINAN DIAMOND & JONES, LLP 215-563-7000**

**SALE NO. 20-7-319**

**Writ of Execution No. 2019-01736  
 DEBT \$355,752.37**

**SALE NO. 20-7-322**

**Writ of Execution No. 2018-04474  
 DEBT \$265,981.68**

Property situate in the KENNETT TOWNSHIP, CHESTER County, Pennsylvania  
 BLR# 62-6-45

Property situate in the LONDON GROVE TOWNSHIP, CHESTER County, Pennsylvania  
 BLR# 59-8-345

IMPROVEMENTS thereon: Residential Dwelling  
PLAINTIFF: Wells Fargo Bank, N.A.  
VS

DEFENDANT: **Charles F. Brady, Sandra L. Brady**

SALE ADDRESS: 311 Whitestone Road, Avondale, PA 19311-1345

PLANTIFF ATTORNEY: **PHELAN HALLINAN DIAMOND & JONES, LLP 215-563-7000**

**SALE NO. 20-7-323**

**Writ of Execution No. 2019-12531**

**DEBT \$53,022.64**

Property situate in the EAST COVENTRY TOWNSHIP, CHESTER County, Pennsylvania

BLR# 18-5-105.1

IMPROVEMENTS thereon: Residential Dwelling

PLAINTIFF: Wells Fargo Bank, N.A.

VS

DEFENDANT: **Adina J. Kohalmi, Nicholas G. Sweetak**

SALE ADDRESS: 212 Zieber Road, a/k/a 210-212 Zieber Road, Spring City, PA 19475-8624

PLANTIFF ATTORNEY: **PHELAN HALLINAN DIAMOND & JONES, LLP 215-563-7000**

**SALE NO. 20-7-324**

**Writ of Execution No. 2018-13132**

**DEBT \$512,698.01**

PROPERTY SITUATE IN TREDYFRIN TOWNSHIP TAX PARCEL #43-09D-0016

SOLD AS THE PROPERTY OF: MATTHEW B. FORGIE and MEGAN B. FORGIE

IMPROVEMENTS thereon: Residential Dwelling

PLAINTIFF: Wilmington Savings Fund Society, FSB, D/B/A Christiana Trust, Not Individually but as Trustee for Premium Mortgage Acquisition Trust c/o Rushmore Loan Management Services

VS

DEFENDANT: **Matthew B. Forgie, Megan B. Forgie**

SALE ADDRESS: 1626 Valley Green Road, Paoli, PA 19301

PLANTIFF ATTORNEY: **KML LAW GROUP, P.C 215-627-1322**

**SALE NO. 20-7-326**

**Writ of Execution No. 2018-04609**

**DEBT \$159,767.73**

ALL THAT CERTAIN Unit in the property, known named and identified in the Declaration Plan referred to below as Village Knoll Condominium, 199 King Street, Borough of Malvern County of Chester, Commonwealth of Pennsylvania, which has heretofore been submitted to the provision of the Uniform Condominium Act by the recording in the Office for the Recording of Deeds, in and for the County of Chester of a Declaration of Condominium, dated 5/16/1985 and recorded in Miscellaneous deed Book 687 page 299 and a Declaration Plan dated 8/24/1983 and recorded in Condominium Plan Book 687 page 299, being and designated in said Declaration Plan and Declaration, together with a proportionate undivided interest in the Common Elements (as defined in such Declaration) of 7.143%

Fee Simple Title Vested in Alexander



B Anderson and Kathleen J Anderson, husband and wife,

As tenants by entireties, by deed from, Sharon Sellstedt, dated 12/31/1992, recorded 01/08/1993, in the Chester County Recorder of deeds, as Book 3449 Page 241.

PARCEL NO: 2-3-266

PLAINTIFF: Wells Fargo Bank, National Association as Trustee for Option One Mortgage Loan Trust 2006-1, Asset-Backed Certificates, Series 2006-1 c/o Ocwen Loan Servicing, LLC

VS

DEFENDANT: **Alexander B. Anderson, Kathleen J. Anderson**

SALE ADDRESS: 199 West King Street, Apartment G-1, Malvern, PA 19355

PLANTIFF ATTORNEY: **STERN & EISENBERG 215-572-8111**

**SALE NO. 20-7-327**

**Writ of Execution No. 2018-07884**

**DEBT \$214,534.16**

All that certain lot or piece of land with the buildings and improvements thereon erected, hereditaments and appurtenances, situate in the township of west Brandywine, County of Chester, State of Pennsylvania, bounded and described according to a plan for Balderston Family Limited Partnership, made by John D. Stapelton III, registered land surveyor, Coatesville, PA., dated 7/29/1987, revised 9/30/1987), a follows, to wit: Beginning at a point on the title line in the bed of Swinehart Road (LR 15235), said point also being at a point a corner of lot #3; thence extending from said beginning point along the title line in the bed of Swinehart road (LR 15235), south 00 degrees 17 minutes 20 seconds west,

150.01 feet to a corner of lot #1; thence extending along same, north 89 degrees 16 minutes 39 seconds west, 347.25 feet to a point a corner of lot #2, aforesaid; thence extending along same the following 2 courses and distances: north 00 degrees 41 minutes 00 seconds west, 150.05 feet and (2) south 89 degrees 16 minutes 39 seconds east, 349.79 feet to a point on the title line in the bed of Swinehart road the first mentioned point and place of beginning. Being lot #2, as shown on said plan.

Fee Simple Title Vested in Richard I. Whiteman, Jr. and E Marie Whiteman, his wife, as tenants by entireties by deed from William Balderston and Mary Anna P. Balderston, General Partnership of Balderston Family Limited Partnership (not clear), dated 01/15/1988, recorded 01/19/1988, in the Chester County Clerk's Office in Deed Book 1031, Page 11.

PARCEL NO.: 29-04-0134.100 UPI 29-4-134.10

PLAINTIFF: HSBC Bank USA, N.A., as Trustee for the registered holders of Nomura Home Equity Loan, Inc., Asset-Backed Certificates, Series 2006-HE3 VS

DEFENDANT: **E. Marie Whiteman a/k/a Evella M. Whiteman and Richard I. Whiteman, Jr**

SALE ADDRESS: 301 Swinehart Road, Glenmoore, PA 19343-1038

PLANTIFF ATTORNEY: **STERN & EISENBERG 215-572-8111**



**SALE NO. 20-4-213**

**Writ of Execution No. 2019-06938**

**DEBT \$67,445.92**

Property situate in the COATESVILLE  
CITY, CHESTER County, Pennsylv-  
ania  
BLR# 16-9-297

IMPROVEMENTS thereon: Residen-  
tial Dwelling

PLAINTIFF: Newrez LLC f/k/a New  
Penn Financial, LLC d/b/a Shellpoint  
Mortgage Servicing

VS

DEFENDANT: **Michael A. Dipiet-  
ropaolo**

SALE ADDRESS: 443 Valley Road,  
Coatesville, PA 19320-2940

PLANTIFF ATTORNEY: **PHELAN  
HALLINAN DIAMOND & JONES,  
LLP 215-563-7000**