

# York Legal Record

A Record of Cases Argued and Determined in the Various Courts of York County

---

---

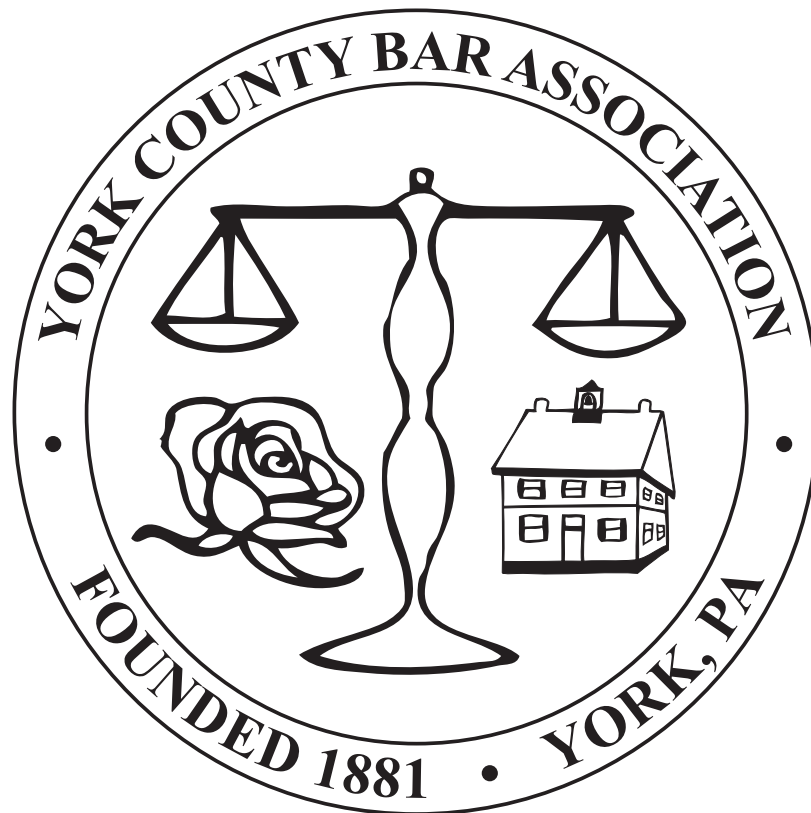
Vol. 134

YORK, PA, THURSDAY, NOVEMBER 19, 2020

No. 34

---

---



---

---

**Dated Material Do Not Delay**

## Lawyers Concerned for Lawyers

York Support Group Meetings  
2<sup>nd</sup> Thursday of each month

**December 10, 2020 next  
meeting**

Strictly confidential program for anyone dealing with alcohol or drug issues, depression, bipolar issues, eating disorders, gambling, etc.

For additional information and locations of each meeting – Call LCL 800-335-2572 or anonymously to Cheryl Kauffman 717-854-8755 x203 at the York Bar Association

**All information confidential**

## York Bar Center Operations Update

**The YCBA/YCBF/York Legal Record offices are operating under regular business hours**

**(M-Th 8:30 am - 4:30 pm;  
F 8:30 am – 3:00 pm).**

**Bar Center access is limited to staff and key personnel. All others by appointment only.**

**Questions or appointment please call 717-854-8755 or email [info@yorkbar.com](mailto:info@yorkbar.com)**

**For notary services email [notary@yorkbar.com](mailto:notary@yorkbar.com)**

## The York Legal Record is seeking articles

on current legal topics such as case law summaries, legislative updates, or other issues that may be of interest to subscribers. Submissions should be no more than one page in length and should be educational, not promotional, in nature. All submissions are subject to the review and approval of the Publication Board.

Submitters are eligible for a special offer of \$200 for a full-page color advertisement to run along with their article.

Send submissions and inquiries to Jennifer Mischke at [yorklegalrecord@yorkbar.com](mailto:yorklegalrecord@yorkbar.com)

---

The York Legal Record is published every Thursday by The York County Bar Association. All legal notices must be submitted in typewritten form and are published exactly as submitted by the advertiser. Neither the York Legal Record nor the printer will assume any responsibility to edit, make spelling corrections, eliminate errors in grammar or make any changes in content. Carolyn J. Pugh, Esquire, Editor.

The York Legal Record welcomes editorial submissions from members of the bar. Letters and articles to the York Legal Record from readers on all topics concerning the legal profession are welcome. The Publication Board and the Editor reserve the right to select what is to be published. Because of the dynamic nature of the Internet, any web addresses or links contained in this journal may have changed since publication and may no longer be valid. The views and opinions expressed in this publication are those of the authors and do not reflect the opinions or views of the York Legal Record Publication Board, The York County Bar Association, or its members, who hereby disclaims any responsibility for them. The articles printed herein are subject to interpretation consistent with state and federal laws. The intent of the publication is only to offer information of a general nature to help you in your quest for knowledge. In the event you use any of the information in this journal for yourself, which is your constitutional right, the authors, York Legal Record Publication Board, The York County Bar Association, or its members assume no responsibility for your actions. The appearance of a product or service advertisement herein does not constitute an endorsement of the product or service by the York County Bar Association. The York Legal Record makes no representation as to the quality of services offered by advertisers in this publication.

Legal notices must be received by York Legal Record, 137 E. Market St., before two o'clock on Friday afternoon. Telephone 717-854-8755 ext. 202.

Subscription: \$45.00 per year to non-members.  
Published Weekly, Periodicals Postage Paid, York, PA 17402  
U.S.P.S. No. 696140  
POSTMASTER: Send address changes to  
York Legal Record, 137 E. Market St., York, PA 17401  
Web: [www.yorkbar.com](http://www.yorkbar.com) • E-mail: [yorklegalrecord@yorkbar.com](mailto:yorklegalrecord@yorkbar.com)

Copyright© 2019 York County Bar Association.

All rights reserved. No part of this journal may be used or reproduced by any means. Graphic, electronic, or mechanical, including photocopying, recording, taping or by any information storage retrieval system without the written permission of the author except in the case of brief quotations embodied in critical articles and reviews, or databases authorized to maintain an archive of this journal with the authorization of this journal.

The author of this journal does not dispense legal advice or endorse or recommend the use of any technique without the advice of licensed legal counsel.

---

# *We've got you covered.*

Barley Snyder has the fire power to handle any crisis. We remain dedicated to helping our clients & colleagues throughout the business community stay up-to-date on the latest legal news & developments.



# Barley Snyder

ATTORNEYS AT LAW

[WWW.BARLEY.COM](http://WWW.BARLEY.COM)

YORK • LANCASTER • HARRISBURG • HANOVER • GETTYSBURG • READING  
MALVERN • SCHUYLKILL HAVEN • HUNT VALLEY, MD • COLUMBIA, MD

*New*  
**Confidential  
 Lawyers' Helpline**

**Alcohol, Drugs,  
 Gambling, Stress,  
 Depression,  
 Anxiety**

**1-888-999-1941**

*Call for a free  
 consultation.*

**REAL ESTATE  
 SETTLEMENT  
 COORDINATOR/TITLE  
 AGENT OR PARALEGAL**



CGA Law Firm seeks an experienced residential and/or commercial real estate title agent, settlement coordinator or paralegal. This professional will prepare title and settlement documents for purchase and refinance real estate settlements. Familiarity with title insurance essential. Prefer 5+ years of experience in real estate or banking with emphasis on the real estate sale and purchase transactions. Commercial loan document experience a plus. Candidates must be comfortable in a fast paced private law firm with extensive client contact responsibility and be able to work in a team environment. Submissions from interested parties will be strictly confidential. Submit cover letter (with salary requirements) and resume with references to: CGA Law Firm, Attn: Administrator, 135 N. George Street, York, PA 17401

**Opinions, Opinions,  
 Opinions . . .**

The York Legal Record wants decisions and opinions from the York County Court of Common Pleas.

We want the good, the bad, the noteworthy and the bizarre opinions for publication.

We encourage you to submit these opinions to the YLR Editor-in-Chief, Carrie Pugh, at [yorklegalrecord@yorkbar.com](mailto:yorklegalrecord@yorkbar.com) or fax 717-843-8766.



# When your clients have interests in Adams County...

The Adams County Community Foundation has their interests at heart. Find out how we can partner with you to help your clients make the most of the things they care about most.

- Expertise in all areas of gift planning
- Free, confidential consultations
- Respect for your client relationships
- Facilitation of charitable giving in Adams County and beyond

To find out more, contact Ralph M. Serpe:  
 717-337-0060 / [rserpe@adamscountycf.org](mailto:rserpe@adamscountycf.org)

 **ADAMS COUNTY  
 COMMUNITY FOUNDATION**

25 South 4th Street ■ Gettysburg, PA 17325  
[www.adamscountycf.org](http://www.adamscountycf.org)



**Good for your clients. Good for the community. Good for you.**



## ESTATE 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. All persons having claims or demands against said estates are required to make known the same, and all persons indebted to said estate are requested to make payment without delay to the executors or administrators or their attorneys named below.**

## FIRST PUBLICATION

ESTATE OF ELLEN J. BATES a/k/a ELLEN JANE BATES, DECEASED

Late of Peach Bottom Twp., York County, PA.  
Co-Executrices: Brittany Lewis, Heather Lewis & Shannon Lewis, 543 McDermott Road, Fawn Grove, PA 17321  
Attorney: Gilbert G. Malone, Esquire, 42 South Duke Street, York, PA 17401

11.19-3t

ESTATE OF HELEN R. DRAWBAUGH, DECEASED

Late of Jackson Twp., York County, PA.  
Co-Executors: Linda A. Hoover and Michael L. Drawbaugh, c/o John W. Stitt, Esquire, 1434 W. Market St. York PA 17404  
Attorney: John W. Stitt, Esquire, 1434 W. Market Street, York, PA 17404

11.19-3t

ESTATE OF PATRICIA A. FISHER, a/k/a PATRICIA ANN FISHER, DECEASED

Late of Hallam Borough, York County, PA.  
Co-Executors: Scott A. Fisher and Ryan M. Fisher, c/o GARBER & GARBER LAW, 208 Hellam Street, Wrightsville, PA 17368  
Attorney: John M. Garber, Esquire, GARBER & GARBER LAW, 208 Hellam Street, Wrightsville, PA 17368

11.19-3t

ESTATE OF JOANN F. GARNET, DECEASED

Late of Fairview Twp., York County, PA.  
Executor: Joann Flear Garnet, Jr., c/o Kristen Snyder, Esquire, Jackson Law Firm, PLLC, 1215 Manor Drive, Suite 202, Mechanicsburg, PA 17055  
Attorney: Kristen Snyder, Esquire, Jackson Law Firm, PLLC, 1215 Manor Drive, Suite 202, Mechanicsburg, PA 17055

11.19-3t

ESTATE OF ALICIA S. HOFF a/k/a ALICIA SUSAN HOFF, DECEASED

Late of Hanover Borough, York County, PA.  
Co-Executors: Marla A. Reichart a/k/a Marla A. Hoff, 166 Race Track Road, Hanover PA 17331 and Wayne R. Hoff, 6074 West Side Avenue, Spring Grove, PA 17362  
Attorney: Matthew L. Guthrie, Esquire, Barley Snyder LLP, 14 Center Square, Hanover, PA 17331

11.19-3t

ESTATE OF LINDA L. JACOBY, DECEASED

Late of Windsor Twp., York County, PA.  
Executor: Rohit Amin and Susmita R. Amin, c/o Alex E. Snyder, Esquire, 100 E. Market Street, York PA 17401  
Attorney: Alex E. Snyder, Esquire, Barley Snyder LLP, 100 E. Market Street, York PA 17401

11.19-3t

ESTATE OF JEANIE M. KENNEY, DECEASED

Late of Windsor Twp., York County, PA.  
Administrator: Chad R. Kenney, c/o 129 E. Market St., York, PA 17401  
Attorney: John C. Herrold, Esquire, Griest, Himes, Herrold, Reynosa LLP 129 E. Market St., York, PA 17401,

11.19-3t

ESTATE OF BARRY L. KOICUBA, DECEASED

Late of Spring Garden Twp., York County, PA.  
Administrator: Scott M. Koicuba, c/o Marshall & Smith, PC, 46 East Philadelphia Street, York, PA 17401  
Attorney: Jeffrey C. Marshall, Esquire, Marshall & Smith, PC, 46 East Philadelphia Street, York, PA 17401

11.19-3t

ESTATE OF GLORIA LICON-MILLER, DECEASED

Late of Newberry Twp., York County, PA.  
Executor: Christine Marie Fanelli, c/o Shaun E. O'Toole, Esquire, 220 Pine Street, Harrisburg, PA 17101  
Attorney: Shaun E. O'Toole, Esquire, 220 Pine Street, Harrisburg, PA 17101

11.19-3t

ESTATE OF PAULA M. MAHAN, DECEASED

Late of York Twp., York County, PA.  
Executor: Sandra A. Diener, 2619 Southern Hill Road, York, PA 17403  
Attorney: Edward R. LeCates, Esquire, 7 East Market Street, First Floor, York, PA 17401

11.19-3t

ESTATE OF BETTY M. MCFADDEN, DECEASED

Late of Peach Bottom Twp., York County, PA.  
Executrix: Debra M. Beard, c/o Stock and Leader, 221 West Philadelphia Street, Suite 600, York, PA 17401  
Attorney: Jody Anderson Leighty, Esquire, STOCK AND LEADER, Susquehanna Commerce Center East, 221 West Philadelphia Street, Suite 600, York, PA 17401-2991

11.19-3t

ESTATE OF BARRY LYNN MECKLEY a/k/a BARRY L. MECKLEY, DECEASED

Late of Hanover Borough, York County, PA.  
Administrator-Executor: Jill Renee Meckley, 120 S. Forney Avenue, Hanover, PA 17331

11.19-3t

ESTATE OF MARVIN MERNICK, DECEASED

Late of Springettsbury Twp., York County, PA.  
Executrix: Robin Ramsey, c/o Barley Snyder, LLP, 14 Center Square, Hanover, PA 17331  
Attorney: Jennifer M. Stetter, Esquire, Barley Snyder, LLP, 14 Center Square, Hanover, PA 17331

11.19-3t

ESTATE OF CHARLES F. MILLER , DECEASED

Late of West Manchester Twp., York County, PA.  
Administrator: Andrew J. Miller, c/o 129 E. Market St, York, PA 17401  
Attorney: John C. Herrold, Esquire, Griest, Himes, Herrold, Reynosa LLP, 129 E. Market St, York, PA 17401

11.19-3t

ESTATE OF JOHN J. MILKOVICH, III, a/k/a JOHN JOSEPH MILKOVICH, DECEASED

Late of Penn Twp., York County, PA.  
Executor: Sharon L. Neigh, c/o Strausbaugh Law, PLLC, 1201 West Elm Avenue, Suite #2, Hanover, PA 17331  
Attorney: Scott J. Strausbaugh, Esquire, Strausbaugh Law, PLLC, 1201 West Elm Avenue, Suite #2, Hanover, PA 17331

11.19-3t

ESTATE OF BENJAMIN H. NOLL, DECEASED

Late of N. Codorus Twp., York County, PA.  
Co-Executrices: Barbara J. Brougher and Evelyn R. Haltaman, c/o Nevin D. Beiler, Esq., 105 S. Hoover Ave., New Holland, PA 17557

Attorney: Nevin D. Beiler, Esquire, Beiler Legal Services, P.C., 105 S. Hoover Ave., New Holland, PA 17557

11.19-3t

ESTATE OF MARY LOU NOLL, DECEASED

Late of Dallastown Borough, York County, PA.  
Administrator-Executor: Richard M. Noll, 2041 Craley Rd., #C, Windsor, PA 17366

11.19-3t

ESTATE OF DOLORES E. PALMER, a/k/a ETHEL D. PALMER, DECEASED

Late of Shrewsbury Twp., York County, PA.  
Executrix: Charlene R. Gilbert, c/o Stock and Leader, 221 West Philadelphia Street, Suite 600, York, PA 17401

Attorney: D. Reed Anderson, Esquire, STOCK AND LEADER, Susquehanna Commerce Center East, 221 West Philadelphia Street, Suite 600, York, PA 17401-2991

11.19-3t

ESTATE OF ROBERT G. RAUHAUSER a/k/a ROBERT GENE RAUHAUSER, DECEASED

Late of Jackson Twp., York County, PA.  
Administrator-Executor: Scott R. Rauhauser, c/o Bellomo & Associates, LLC, 3198 East Market Street, York, PA 17402  
Attorney: Bellomo & Associates, LLC, 3198 East Market Street, York, PA 17402

11.19-3t

ESTATE OF PATRICIA ANN RAY, DECEASED

Late of Shrewsbury Twp., York County, PA.  
Administrator-Executor: Diane M. Luthy, 13008 Gent Rd., Reisterstown, MD 21136

11.19-3t

ESTATE OF LEO E. RUTTER, DECEASED

Late of Manchester Twp., York County, PA.  
Executor: Tim L. Rutter, c/o 135 North George Street, York, PA 17401  
Attorney: Timothy Bupp, Esquire, CGA Law Firm, PC, 135 North George Street, York, PA 17401

11.19-3t

ESTATE OF ROBERT L. STEIN, DECEASED

Late of Windsor Twp., York County, PA.  
Administrator-Executor: Linda S. Gerber, c/o Mpl Law Firm, LLP, 137 East Philadelphia Street, York, PA 17401  
Attorney: John D. Miller, Jr., Esquire, Mpl Law Firm, LLP, 137 East Philadelphia Street, York, PA 17401

11.19-3t

**ESTATE OF MARGARET E. M. STETLER, DECEASED**  
 Late of Manchester Twp., York County, PA.  
 Co-Executors: Daryl R. Stetler and Diana R.S. Meckley, c/o 129 E. Market St., York, PA 17401  
 Attorney: John C. Herrold, Esquire, Griest, Himes, Herrold, Reynosa LLP 129 E. Market St., York, PA 17401, 11.19-3t

**ESTATE OF NED L. THOMAN, DECEASED**  
 Late of West Manchester Twp., York County, PA.  
 Executor: Jody A. Nicholas, c/o 135 North George Street, York, PA 17401  
 Attorney: Jeffrey L. Rehmyer II, Esquire, CGA Law Firm, PC, 135 North George Street, York, PA 17401 11.19-3t

**ESTATE OF DEBRA L. WINEKA, DECEASED**  
 Late of Manchester Twp., York County, PA.  
 Co-Executors: Jeffrey A. Wineka and Jason M. Wineka, c/o The Family Law Practice of Leslie S. Arzt, LLC, 2002 South Queen Street, York, PA 17403  
 Attorney: Amy S. Loper, Esquire, The Family Law Practice of Leslie S. Arzt, LLC, 2002 South Queen Street, York, PA 17403 11.19-3t

#### LIVING TRUST

Robert S. Adams, as Grantor and Trustee, under the Robert S. Adams Living Trust dated March 21, 1995 (now Irrevocable), as restated by the Restatement dated April 20, 2015. Notice is hereby given that Kathleen R. Sholl is the Successor Trustee of the above named Trust. All persons indebted to Robert S. Adams a/k/a Robert Swavely Adams are requested to make payment and all those having claims against Robert S. Adams a/k/a Robert Swavely Adams are directed to present the same to: Kathleen R. Sholl, Successor Trustee, c/o Daniel D. Hill, Esquire, Bellomo & Associates, LLC, 3198 East Market Street, York, PA 17402. 11.19-3t

#### FAMILY TRUST

Ann L. Clark, Trustee of the Mary Lightner Family Trust dated September 11, 2018. Notice is hereby given that Ann L. Clark is the Trustee of the above named Trust. All persons indebted to Mary Lightner are requested to make payment and all those having claims against Mary Lightner are directed to present the same to: Ann L. Clark, Trustee c/o Daniel D. Hill, Esquire, Bellomo & Associates, LLC, 3198 East Market Street, York, PA 17402. 11.19-3t

#### FAMILY TRUST

Kathryn Sanders, Trustee of the Sanders Family Trust dated January 9, 2018. Notice is hereby given that Karen Swartz and Bonnie Slutzky are the Successor Trustees of the above named Trust. All persons indebted to Kathryn Sanders a/k/a Kathryn Elizabeth Sanders are requested to make payment and all those having claims against Kathryn Sanders a/k/a Kathryn Elizabeth Sanders are directed to present the same to: Karen Swartz and Bonnie Slutzky, Trustees c/o Daniel D. Hill, Esquire, Bellomo & Associates, LLC, 3198 East Market Street, York, PA 17402. 11.19-3t

#### TRUST

Robert J. Stern, Trustee of the Stern House Trust dated May 10, 2018. Notice is hereby given that Robert J. Stern is the Trustee of the above named Trust. All persons indebted to Betty B. Stern are requested to make payment and all those having claims against Betty B. Stern are directed to present the same to: Robert J. Stern, Trustee c/o Jeffrey R. Bellomo, Esquire, Bellomo & Associates, LLC, 3198 East Market Street, York, PA 17402. 11.19-3t

#### **SECOND PUBLICATION**

**ESTATE OF RICHARD D. ARVIN, a/k/a RICHARD DENNIS ARVIN, DECEASED**  
 Late of Dover Twp., York County, PA.  
 Administratrix: Eva A. Arvin, c/o GARBER & GARBER LAW, 40 South Duke Street, York, PA 17401  
 Attorney: John M. Garber, Esquire, GARBER & GARBER LAW, 40 South Duke Street, York, PA 17401 11.12-3t

**ESTATE OF JACOB A. BARNHART, DECEASED**  
 Late of York Twp., York County, PA.  
 Executrix: DeLoyce V. Barnhart, c/o Stock and Leader, 221 West Philadelphia Street, Suite 600, York, PA 17401  
 Attorney: Thomas M. Shorb, Esquire, STOCK AND LEADER, Susquehanna Commerce Center East, 221 West Philadelphia Street, Suite 600 York, PA 17401-2991 11.12-3t

**ESTATE OF WILLIAM JACKSON CARROLL, JR., DECEASED**  
 Late of Codorus Twp., York County, PA.  
 Executrix: Ida Jean Carroll, c/o Law Offices of Craig A. Diehl, 119A West Hanover Street, Spring Grove, PA 17362  
 Attorney: Craig A. Diehl, Esquire, CPA, Law Offices of Craig A. Diehl, 119A West Hanover Street, Spring Grove, PA 17362 11.12-3t

**ESTATE OF MARY ELLEN HAYWARD, DECEASED**  
 Late of Codorus Twp., York County, PA.  
 Executor: Thomas L. Berry, c/o P.O. Box 312, Stewartstown, PA 17363  
 Attorney: Laura S. Manifold, Esquire, P.O. Box 312, Stewartstown, PA 17363 11.12-3t

**ESTATE OF JOHN C. HOLLOWAY, DECEASED**  
 Late of York Twp., York County, PA.  
 Executrix: Nancy Mosella, c/o 340 Pine Grove Commons, York, PA 17403  
 Attorney: Robert Clofine, Esquire, Elder Law Firm of Robert Clofine, 340 Pine Grove Commons, York, PA 17403 11.12-3t

**ESTATE OF DORIS M. KEMP a/k/a DORIS A. KEMP, DECEASED**  
 Late of Shrewsbury Twp., York County, PA.  
 Executor: David W. Kemp, c/o 340 Pine Grove Commons, York, PA 17403  
 Attorney: Robert Clofine, Esquire, Elder Law Firm of Robert Clofine, 340 Pine Grove Commons, York, PA 17403 11.12-3t

**ESTATE OF ANNE ELIZABETH KISTLER, a/k/a ANNE E. KISTLER, DECEASED**  
 Late of York Twp., York County, PA.  
 Administrator: David B. Kistler, c/o Richard R. Reilly, Esquire, 54 North Duke Street, York, PA 17401-1210  
 Attorney: Richard R. Reilly, Esquire, 54 N. Duke St., York, PA 17401 11.12-3t

**ESTATE OF JAMES SILKMAN KNAPP, DECEASED**  
 Late of Penn Twp., York County, PA.  
 Executrix: June Elizabeth Springer, c/o Elinor Albright Rebert, Esquire, 515 Carlisle Street, Hanover, PA 17331  
 Attorney: Elinor Albright Rebert, Esquire, 515 Carlisle Street, Hanover, PA 17331 11.12-3t

**ESTATE OF NATALIE A. LEIPHART, DECEASED**  
 Late of Windsor Twp., York County, PA.  
 Executor: Alyssa J. Holtzinger, c/o Laucks & Laucks, PC, 105 West Broadway, Red Lion, PA 17356  
 Attorney: David M. Laucks, Esquire, LAUCKS & LAUCKS, PC, 105 West Broadway, Red Lion, PA 17356 11.12-3t

**ESTATE OF ANNA A. NESS, DECEASED**  
 Late of West Manchester Twp., York County, PA.  
 Executor: Randall L. Ness, c/o Mark E. Halbruner, Esquire, Halbruner, Hatch & Guise, LLP, 2109 Market Street, Camp Hill, PA 17011  
 Attorney: Mark E. Halbruner, Esquire, Halbruner, Hatch & Guise, LLP, 2109 Market Street, Camp Hill, PA 17011 11.12-3t

**ESTATE OF PAULINE A. RODSKI, DECEASED**  
 Late of Springettsbury Twp., York County, PA.  
 Executor: David A. Rodski, c/o 340 Pine Grove Commons, York, PA 17403  
 Attorney: Robert Clofine, Esquire, Elder Law Firm of Robert Clofine, 340 Pine Grove Commons, York, PA 17403 11.12-3t

**ESTATE OF LOIS P. SCHETKY, a/k/a LOIS PEIRONNET SCHETKY, DECEASED**  
 Late of Hallam Borough, York County, PA.  
 Executrix: Margaret P. Miller, c/o Stock and Leader, 221 West Philadelphia Street, Suite 600, York, PA 17401  
 Attorney: MacGregor J. Brillhart, Esquire, STOCK AND LEADER, Susquehanna Commerce Center East, 221 West Philadelphia Street, Suite 600 York, PA 17401-2991 11.12-3t

**ESTATE OF KAREN ELIZABETH SHILLIDAY, a/k/a KAREN E. SHILLIDAY, KAREN SHILLIDAY and KAREN CHAMBERLAIN, DECEASED**  
 Late of Hellam Twp., York County, PA.  
 Administrator: Douglas Shilliday, 305 Moorewood Avenue, Avon Lake, Ohio 44012  
 Attorney: Terence J. Barna, Esquire, BENNLAWFIRM, 103 East Market Street, P.O. Box 5185, York, PA 17405-5185 11.12-3t

ESTATE OF CLYDE R. SNYDER,  
DECEASED

Late of Manchester Twp., York County, PA.  
Co-Executors: Katie L. Lentz and Paul Allen  
Lentz, c/o Stock and Leader, 221 West  
Philadelphia Street, Suite 600, York, PA  
17401

Attorney: MacGregor J. Brillhart, Esquire,  
STOCK AND LEADER, Susquehanna  
Commerce Center East, 221 West  
Philadelphia Street, Suite 600 York, PA  
17401-2991 11.12-3t

ESTATE OF PAULETTE V. K. SNYDER,  
DECEASED

Late of Conewago Twp., York County, PA.  
Administratrix: Stefanie N. Snyder, c/o Stock  
and Leader, 221 West Philadelphia Street,  
Suite 600, York, PA 17401

Attorney: Kristen R. McGuire, Esquire,  
STOCK AND LEADER, Susquehanna  
Commerce Center East, 221 West  
Philadelphia Street, Suite 600 York, PA  
17401-2991 11.12-3t

ESTATE OF CARROLL E. STREET,  
DECEASED

Late of Hanover Borough, York County, PA.  
Co-Executors: Thomas E. Street, Christine  
M. Herring and Katie S. McMichael, c/o  
Barley Snyder, LLP, 14 Center Square,  
Hanover, PA 17331

Attorney: Jennifer M. Stetter, Esquire, Barley  
Snyder, LLP, 14 Center Square, Hanover,  
PA 17331 11.12-3t

**THIRD PUBLICATION**ESTATE OF IRMA M. BARTH A/K/A  
IRMA MAE BARTH, DECEASED

Late of Penn Twp., York County, PA.  
Executor: Joyce A. Emerick, P.O. Box 340,  
Manchester, MD 21102

Attorney: Ann C. Shultis, Esquire, Salzmann  
Hughes, P.C., 1147 Eichelberger Street,  
Suite F, Hanover, PA 17331 11.05-3t

## ESTATE OF HILDA M. BROWN, DECEASED

Late of Lower Chanceford Twp., York  
County, PA.

Administrator: Joseph D. Brown, 5160  
Hillclimb Road, Spring Grove, PA 17362  
Attorney: Clayton A. Lingg, Esquire,  
MOONEY LAW, 230 York Street,  
Hanover, PA 17331 11.05-3t

ESTATE OF JOLENE S. BUCHART,  
DECEASED

Late of Wrightsville Borough, York County, PA.  
Executors: Kathleen A. Gnau & Jonathan K.  
Gnau, c/o 327 Locust Street, Columbia,  
PA 17512

Attorney: John F. Markel, Esquire, Nikolaus  
& Hohenadel, 327 Locust Street,  
Columbia, PA 17512 11.05-3t

ESTATE OF LEWIS L. HERSHEY,  
DECEASED

Late of Warrington Twp., York County, PA.  
Executrix: Barbara R. Rodruan, c/o Brian  
F. Boland, Esq., Kozloff Stoudt, 2640  
Westview Drive, Wyomissing, PA 19610

Attorney: Brian F. Boland, Esquire,  
Kozloff Stoudt, 2640 Westview Drive,  
Wyomissing, PA 19610 11.05-3t

ESTATE OF JAMES H. HULL, JR. a/k/a  
JAMES HERBERT HULL, JR., DECEASED

Late of Penn Twp., York County, PA.  
Executrix: Karen S. Hull, c/o Heather  
Entwistle Roberts, Esquire, ENTWISTLE  
& ROBERTS, 37 West Middle Street,  
Gettysburg, PA 17325

Attorney: Heather Entwistle Roberts,  
Esquire, ENTWISTLE & ROBERTS, 37  
West Middle Street, Gettysburg, PA 17325  
11.05-3t

ESTATE OF ROBERT LEE HURLEY,  
DECEASED

Late of Shrewsbury Twp., York County, PA.  
Executor: Bruce Wynn Hurley, c/o Michael  
R. Caum, Esquire, P.O. Box 272,  
Shrewsbury, PA 17361

Attorney: Michael R. Caum, Esquire, P.O.  
Box 272, Shrewsbury, PA 17361 11.05-3t

ESTATE OF SARAH J. KALTREIDER,  
DECEASED

Late of North Codorus Twp., York County, PA.  
Executrix: Brenda L. Hoffman a/k/a Brenda  
Lee Hoffman, c/o David A. Mills, Esquire,  
Blakey, Yost, Bupp & Rausch, LLP, 17  
East Market Street, York, PA 17401

Attorney: David A. Mills, Esquire, Blakey,  
Yost, Bupp & Rausch, LLP, 17 East  
Market Street, York, PA 17401 11.05-3t

ESTATE OF SYLVAIN LACROIX,  
DECEASED

Late of Shrewsbury Twp., York County, PA.  
Executor: Karen LaCroix, c/o Michael R.  
Caum, Esquire, P.O. Box 272, Shrewsbury,  
PA 17361

Attorney: Michael R. Caum, Esquire, P.O.  
Box 272, Shrewsbury, PA 17361 11.05-3t

ESTATE OF TREVADELL M. LANDIS,  
DECEASED

Late of Jackson Twp., York County, PA.  
Executors: Karen E. Laughman and Kevin  
E. Landis, c/o 340 Pine Grove Commons,  
York, PA 17403

Attorney: Robert Clofine, Esquire, Elder Law  
Firm of Robert Clofine, 340 Pine Grove  
Commons, York, PA 17403  
11.05-3t

## ESTATE OF CHARLES L. NESS, DECEASED

Late of New Freedom Borough, York County,  
PA.

Executrices: Robin C. Sponseller and Wendy  
S. Davis, c/o Elinor Albright Rebert,  
Esquire, 515 Carlisle Street, Hanover, PA  
17331

Attorney: Elinor Albright Rebert, Esquire,  
515 Carlisle Street, Hanover, PA 17331  
11.05-3t

ESTATE OF SANDRA L. NEWMAN,  
DECEASED

Late of West Manchester Twp., York County, PA.  
Executor: Gerald B. Archer, c/o Richard R.  
Reilly, Esquire, 54 North Duke Street,  
York, PA 17401-1210

Attorney: Richard R. Reilly, Esquire, 54 N.  
Duke St., York, PA 17401 11.05-3t

ESTATE OF MERVIN F. SMITH, JR.,  
DECEASED

Late of Franklin Twp., York County, PA.  
Administrator: Susan Clemens, c/o Katherine  
L. McDonald, Esquire, Dethlefs-Pykosh

Law Group, LLC, 2132 Market Street,  
Camp Hill, PA 17011

Attorney: Katherine L. McDonald, Esquire,  
Dethlefs-Pykosh Law Group, LLC, 2132  
Market Street, Camp Hill, PA 17011  
11.05-3t

ESTATE OF ILA FAYE STARE, a/k/a ILA F.  
STARE, DECEASED

Late of Dallastown Borough, York County, PA.  
Executor: Steven R. Barkdoll, c/o 48 South  
Duke Street, York, PA 17401

Attorney: Bruce C. Bankenstein, Esquire, 48  
South Duke Street, York, PA 17401  
11.05-3t

ESTATE OF GERALD ALLEN STRAUSBAUGH,  
DECEASED

Late of Jackson Twp., York County, PA.  
Executrix: Paulette Borman, c/o Law  
Offices of Craig A. Diehl, 3464 Trindle  
Road, Camp Hill, PA 17011

Attorney: Craig A. Diehl, Esquire, CPA, Law  
Offices of Craig A. Diehl, 3464 Trindle  
Road, Camp Hill, PA 17011 11.05-3t

ESTATE OF LOUIS H. SZELIGA, a/k/a  
LOUIS HOWARD SZELIGA, DECEASED

Late of York City, York County, PA.  
Executrix: Sheila K. Jenkins, c/o Kearney  
Galloway Graybill, LLC, 940 South  
Queen Street, York, PA 17403

Attorney: Jack L. Graybill II, Esquire,  
Kearney Galloway Graybill, LLC, 940  
South Queen Street, York, PA 17403  
11.05-3t

ESTATE OF RAFAEL P. YANKELEVICH,  
DECEASED

Late of Spring Garden Twp., York County, PA.  
Executrix: Jadwiga Barbara Wojcicka, c/o  
135 North George Street, York, PA 17401

Attorney: Frank H. Countess, Esquire, CGA  
Law Firm, PC, 135 North George Street,  
York, PA 17401 11.05-3t



CIVIL NOTICES

ACTION IN MORTGAGE FORECLOSURE

SHAPIRO & DeNARDO, LLC
BY: CHRISTOPHER A. DeNARDO, PA I.D. NO. 78447

KRISTEN D. LITTLE, PA I.D. NO. 79992

ALISON H. TULLIO, PA I.D. NO. 87075

3600 HORIZON DRIVE, SUITE 150

KING OF PRUSSIA, PA 19406

TELEPHONE: (610) 278-6800

E-MAIL: PAHELP@LOGS.COM

S&D FILE NO. 20-064673

Bank of New York Mellon Trust Company,

N.A. as Trustee for Mortgage Assets

Management Series I Trust

PLAINTIFF

VS.

Deborah Rouston, Known Heir of Carl D.

Emig, deceased; Carol Argento, Known

Heir of the Estate of Carl D.Emig, deceased;

Karen Vance, Known Heir of Carl D.

Emig, deceased; and Unknown Heirs,

Successors, Assigns and All Persons, Firms or

Associations Claiming Right, Title or Interest

from or under Carl D. Emig, Deceased

DEFENDANTS

COURT OF COMMON PLEAS

CIVIL DIVISION

YORK COUNTY

NO: 2020-SU-001666

To the Defendants, Deborah Rouston, Known Heir of Carl D. Emig, deceased; Carol Argento, Known Heir of the Estate of Carl D.Emig, deceased; Karen Vance, Known Heir of Carl D. Emig, deceased; and Unknown Heirs, Successors, Assigns and All Persons, Firms or Associations Claiming Right, Title or Interest from or under Carl D. Emig, Deceased: TAKE NOTICE THAT THE Plaintiff, Bank of New York Mellon Trust Company, N.A. as Trustee for Mortgage Assets Management Series I Trust has filed an action Mortgage Foreclosure, as captioned above.

NOTICE

IF YOU WISH TO DEFEND, YOU MUST ENTER A WRITTEN APPEARANCE PERSONALLY OR BY ATTORNEY AND FILE YOUR DEFENSE OR OBJECTIONS WITH THE COURT. YOU ARE WARNED THAT IF YOU FAIL TO DO SO THE CASE MAY PROCEED WITHOUT YOU AND A JUDGMENT MAY BE ENTERED AGAINST YOU WITHOUT FURTHER NOTICE FOR THE RELIEF REQUESTED BY THE PLAINTIFF. YOU MAY LOSE MONEY OR PROPERTY OR OTHER RIGHTS IMPORTANT TO YOU.

YOU SHOULD TAKE THIS NOTICE TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW. THIS OFFICE CAN PROVIDE

YOU WITH INFORMATION ABOUT HIRING A LAWYER.

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

York County Lawyer Referral Service

137 East Market Street

York, PA 17401

11.19-1t

Solicitor

ARTICLES OF INCORPORATION

NOTICE is hereby given that McGrew Holdings, Inc. has been incorporated under the provisions of the Pennsylvania Business Corporation Law of 1988.

BARLEY SNYDER LLP

Attorneys

11.19-1t

Solicitor

ARTICLES OF INCORPORATION NON-PROFIT CORPORATION

NOTICE is hereby given that Articles of Incorporation [are to be filed] were filed with the Commonwealth of Pennsylvania on: October 23, 2020. The name of the [proposed] corporation is: Love Gives. The purpose[s] of the corporation is [are] to support individuals with special needs and to support organizations that support those individuals. The corporation is to be incorporated under the provisions of the Nonprofit Corporation Law of 1988.

11.19-1t

Solicitor

FICTITIOUS NAME

NOTICE IS HEREBY GIVEN that an application for registration of the assumed name Carroll Village for the conduct of business in York County, Pennsylvania, with the principal place of business being One Trinity Drive East, Suite 201, Dillsburg, PA 17019 was made to the Department of State of Pennsylvania at Harrisburg, Pennsylvania, on the 21st day of October 2020, pursuant to 54 Pa.C.S. §311. The name of the entity owning or interested in the said business is PHI.

McNEES WALLACE & NURICK LLC

100 Pine Street

P.O. Box 1166

Harrisburg, PA 17108-1166

11.19-1t

Solicitor

Notice is hereby given that a Registration of Fictitious Name was filed in the Commonwealth of Pennsylvania for Zen Leaf York with a principal place of business located at 890 Loucks Road, York, PA 17404 in York County. The entity interested in this business is Local Dispensaries, LLC located at 415 N. Dearborn St., 4th Floor, Chicago, IL 60654. This is filed in compliance with 54 Pa.C.S. 311.

11.19-1t

Solicitor

Notice is hereby given a certificate was or will be filed under the Fictitious Name Act approved May 24, 1945 in the Office of the Secretary of the Commonwealth of Pennsylvania, setting forth that River Supply, Inc., are the only person(s) owning or interested in a business, the character of which is: hardware store, and that the name, style and designation under which said business is and will be conducted is: RSI Hardware and the location where said business is and will be located is: 2514 Delta Road, Brogue, PA 17309.

Andrew J. Miller, Esquire

11.19-1t

Solicitor



---



---

**NOTICE**

---

**THE ANNUAL MEETING OF THE POLICYHOLDERS/ MEMBERS OF THE FARMERS FIRE INSURANCE COMPANY WILL BE HELD AT ITS OFFICE 2875 EASTERN BOULEVARD, YORK, PENNSYLVANIA BETWEEN THE HOURS OF TWO AND THREE O'CLOCK P.M. ON TUESDAY, JANUARY 5TH, 2021 FOR THE PURPOSE OF ELECTING ONE DIRECTOR TO SERVE FOR THREE YEARS, AND FOR THE TRANSACTIONS OF OTHER BUSINESS.**

**Craig L. Ludwick**  
Secretary

11.05-3t

Solicitor

---

**WEST YORK AREA SCHOOL DISTRICT**

**COURT HEARING NOTICE OF  
PROPOSED PRIVATE SALE**

The West York Area School District School Board is proposing to sell a tract of land containing approximately .4 acres, more or less, located at 2601 W. Market Street, West Manchester Township, York Pennsylvania (the "Property") to a private purchaser. The property is identified as Parcel I.D. # 510000501790000000 and is the real property and improvements thereon described in the deed recorded in the York County Recorder of Deeds Office, Book # 2082, Page # 4706 (the "Property"). Pennsylvania Public School Code, Section 707, requires that a court hearing be held prior to the sale of unused and unnecessary lands and buildings. A court hearing shall be held on December 22, 2020, commencing at 11:00 a.m., at the York County Judicial Center, 45 North George Street, York, Pennsylvania, in Courtroom #7002 on the 7th Floor. The public hearing shall be for the purpose of considering and receiving public comment on the proposed sale of the Property. Any resident of the West York Area School District may provide comment to the Court regarding the sale at this hearing.

11.19-3t

Solicitor

---

**MOVING TO THE NEXT  
CHAPTER:**



Daniel Fennick has practiced in York County for 40 years. He will be retiring and closing Anderson, Converse, & Fennick on November 30, 2020.

Daniel will be "of counsel" at CGA Law Firm and work on a very limited basis.

He plans to spend most of his time with his wife in their new home in Mexico and volunteer at a local school.

Strausbaugh Law, PLLC is seeking an experienced paralegal for the general practice of law to join our team. Candidates must have exceptional customer service skills, be comfortable in a fast paced private law firm and able to work in a team environment. All interested applicants must submit a cover letter, including salary requirements and complete resume with references to Strausbaugh Law, PLLC, 1201 W. Elm Avenue, Suite #2, Hanover, PA 17331 or email to [scott@strausbaughlaw.com](mailto:scott@strausbaughlaw.com). No phone calls please.

**SHERIFF SALES**

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 07, 2020 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of WILMINGTON SAVINGS FUND SOCIETY, FSB, D/B/A CHRISTIANA TRUST, NOT INDIVIDUALLY BUT AS TRUSTEE FOR PRETIUM MORTGAGE ACQUISITION TRUST vs. JENNIFER M. BOULIGNY Docket Number: 2018-SU-003046. And to me directed, I will expose at public sale in the York County Administrative Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

JENNIFER M. BOULIGNY

Owner(s) of property situate in the WEST MANHEIM TOWNSHIP, YORK County, Pennsylvania, being

10 Diana Court Hanover PA 17331  
PARCEL #: 52000BD0025F000000  
(Acreage or street address)

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount \$198,982.96

Attorneys for Plaintiff  
KML Law Group P.C.

PROPERTY ADDRESS: 10 DIANA COURT, HANOVER, PA 17331

UPI# 52-000-BD-0025.F0-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
11.05-3t York County, Pennsylvania

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 07, 2020 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of NORTHWEST SAVINGS BANK vs. CYNTHIA L. BRAID, WILLIAM A. KLINGER and THE UNITED STATES OF AMERICA Docket Number: 2015-SU-002184-

06. And to me directed, I will expose at public sale in the York County Administrative Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

CYNTHIA L. BRAID  
WILLIAM A. KLINGER  
THE UNITED STATES OF AMERICA

Owner(s) of property situate in WARRINGTON TOWNSHIP, York County, Pennsylvania, being

7695 Harmony Grove Road,  
Wellsville, PA 17365  
Parcel No. 49000LD0014D000000

Improvements thereon: RESIDENTIAL DWELLING

Judgment amount: \$126,736.34  
Attorneys for Plaintiff  
Nestico Druby, PC

PROPERTY ADDRESS: 7695 HARMONY GROVE ROAD, WELLSVILLE, PA 17365

UPI# 49-000-LD-0014.D0-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
11.05-3t York County, Pennsylvania

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 07, 2020 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of COLONIAL SAVINGS, F.A. vs. LEONEL BRUNO and CHELSEA R. JOHNSTON Docket Number: 2019-SU-000804. And to me directed, I will expose at public sale in the York County Administrative Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

LEONEL BRUNO  
CHELSEA R. JOHNSTON

Chelsea R. Johnston and Leonel Bruno, owner(s) of property situate in Township of Dover, York County, and Commonwealth of Pennsylvania being:

2810 Carlisle Road, York, PA 17408  
Parcel No. 240000600190000000

Acreage: 0.24  
Improvements thereon: Residential Dwelling  
Judgment Amount: \$ 146,998.11  
Attorneys for Plaintiff  
Richard M, Squire & Associates, LLC

PROPERTY ADDRESS: 2810 CARLISLE ROAD, YORK, PA 17408

UPI# 24-000-06-0019.00-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
11.05-3t York County, Pennsylvania

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 07, 2020 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of THE BANK OF NEW YORK MELLON TRUST COMPANY, N.A., AS TRUSTEE ON BEHALF OF CWABS, INC. ASSET-BACKED CERTIFICATES TRUST 2005-13 vs. MARIE BURNS Docket Number: 2014-SU-002711-06. And to me directed, I will expose at public sale in the York County Administrative Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

MARIE BURNS

Owner(s) of property situate in the TOWNSHIP OF PEACH BOTTOM, YORK County, Pennsylvania, being

221 Sycamore Trail Delta PA 17314  
PARCEL #: 43-000-01-0184.00-00000  
(Acreage or street address)

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount \$302,030.76

Attorneys for Plaintiff  
KML Law Group P.C.

PROPERTY ADDRESS: 221 SYCAMORE TRAIL, DELTA, PA 17314

UPI# 43-000-01-0184.00-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
11.05-3t York County, Pennsylvania

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 07, 2020 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of LAELIA LLC vs. DAVID V. CARRAWAY Docket Number: 2018-SU-000062. And to me directed, I will expose at public sale in the York County Administrative Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

DAVID V. CARRAWAY

By virtue of Writ of Execution No. 2018-SU-000062

ALL THAT CERTAIN piece, parcel or lot of land, situate in the Borough of Delta, County of York and Commonwealth of Pennsylvania, having erected thereon a Residential Dwelling being known and numbered as 823 Main Street, Borough of Delta, PA 17314, Tax Parcel No. 570000100900000000, sold as the property of David V. Carraway by Deed dated October 31, 2007, and recorded on April 25, 2008, by the York County Recorder of Deeds as Instrument No. 2008025555, in Book 1961, at Page 107.

Attorneys for Plaintiff:  
Andrew J. Marley, Esquire  
Stern & Eisenberg, PC  
1581 Main Street, Suite 200  
The Shops at Valley Square  
Warrington, PA 18976  
Phone: (215) 572-8111

PROPERTY ADDRESS: 823 MAIN STREET, DELTA, PA 17314

UPI# 57-000-01-0090.00-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution  
As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
11.05-3t York County, Pennsylvania

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 07, 2020 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of CENTRIC BANK vs. GEORGE M. ESTEP, II and JULIE K. ESTEP Docket Number: 2019-SU-003732. And to me directed, I will expose at public sale in the York County Administrative Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

GEORGE M. ESTEP, II  
JULIE K. ESTEP

George M. Estep, II and Julie K. Estep, owners of property situate in New Cumberland, Fairview Township, York County, Pennsylvania, being

208 Hillcrest Drive, New Cumberland, PA 17070  
Parcel No. 27-000-07-0060.00-00000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$217,618.39

Attorney for Plaintiff  
Marc A. Hess, Esquire / Henry & Beaver LLP

PROPERTY ADDRESS: 208 HILLCREST DRIVE, NEW CUMBERLAND, PA 17070

UPI# 27-000-07-0060.00-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution  
As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
11.05-3t York County, Pennsylvania

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 07, 2020 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of BAYVIEW LOAN SERVICING, LLC vs. JASON J. FRAME A/K/A JASON FRAME and HEATHER M. FRAME A/K/A HEATHER FRAME Docket Number: 2019-SU-002132. And to me directed, I will expose at public sale in the York County Administrative Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

JASON J. FRAME  
A/K/A JASON FRAME  
HEATHER M. FRAME  
A/K/A HEATHER FRAME

ALL THOSE CERTAIN LOTS OR PIECES OF GROUND SITUATE IN THE TOWNSHIP OF CONEWAGO, YORK COUNTY, PENNSYLVANIA:

BEING KNOWN AS: 1120 STONE GATE DRIVE, YORK, PA 17406

PARCEL NUMBER: 230000600670000000

IMPROVEMENTS: RESIDENTIAL PROPERTY

PROPERTY ADDRESS: 1120 STONE GATE DRIVE, YORK, PA 17406

UPI# 23-000-06-0067.00-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution  
As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
11.05-3t York County, Pennsylvania

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 07, 2020 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE, ON BEHALF OF THE HOLDERS OF THE ADJUSTABLE RATE MORTGAGE TRUST 2007-3 ADJUSTABLE RATE MORTGAGE BACKED PASS THROUGH CERTIFICATES, SERIES 2007-3 vs. LAREE ANN GROSS and RANDY A. GROSS A/K/A RANDY GROSS Docket Number: 2019-SU-003745. And to me directed, I will expose at public sale in the York County Administrative Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

LAREE ANN GROSS  
RANDY A. GROSS A/K/A RANDY GROSS

Property of Randy Gross and Laree Ann Gross, Husband and Wife  
Execution No. 2019-SU-003745  
Judgment Amount: \$177,258.74  
All the right title, interest and claim of Randy Gross and Laree Ann Gross, Husband and Wife, of in and to:  
Property locates at 850 Rohlers Church Road, within the Dover Township, York County, PA 17315. Having erected thereon a Single Family Residential. Being more fully described in York County Deed Book Volume 1793, at page 7647, Instrument No. 2006016289.  
Parcel Identification No. 24.000-MF.0023.D

Attorney: Hladik, Onorato & Federman, LLP  
Address: 298 Wissahickon Avenue,  
North Wales, PA 19454

PROPERTY ADDRESS: 850 ROHLERS CHURCH ROAD, DOVER, PA 17315

UPI# 24-000-MF-0023.D0-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution



As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
11.05-3t York County, Pennsylvania

will expose at public sale in the York County Administrative Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

WILLIAM A. KLINGER  
THE UNITED STATES OF AMERICA

Owner(s) of property situate in NEWBERRY TOWNSHIP, York County, Pennsylvania, being

890 Old Trail Road, Eppers, PA 17319  
Parcel No. 390002500080000000

Improvements thereon: RESIDENTIAL DWELLINGS

Judgment amount: \$62,709.92

Attorneys for Plaintiff  
Nestico Druby, PC

PROPERTY ADDRESS: 890 OLD TRAIL ROAD, ETTERS, PA 17319

UPI# 39-000-25-0008.00-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution  
As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
11.05-3t York County, Pennsylvania

(Acreage or street address)

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount \$132,938.31

Attorneys for Plaintiff  
KML Law Group P.C.

PROPERTY ADDRESS: 1329 WANDA DRIVE, HANOVER, PA 17331

UPI# 52-000-16-0041.F0-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution  
As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
11.05-3t York County, Pennsylvania

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 07, 2020 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of BANK OF AMERICA, NATIONAL ASSOCIATION AS SUCCESSOR BY MERGER TO LASALLE BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR THE REGISTERED HOLDERS OF CREDIT SUISSE SEASONED LOAN TRUST 2006-1, HOME EQUITY PASS-THROUGH CERTIFICATES, SERIES 2006-1 vs. JEFFREY HILL and JENNIFER LIBURD Docket Number: 2011-SU-000059-06. And to me directed, I will expose at public sale in the York County Administrative Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

JEFFREY HILL  
JENNIFER LIBURD

ALL THOSE CERTAIN LOTS OR PIECES OF GROUND SITUATE IN THE TOWNSHIP OF CONEWAGO, YORK COUNTY, PENNSYLVANIA:

BEING KNOWN AS: 668 WEST KING STREET CITY OF YORK, PA 17404  
PROPERTY ID: 092050200260000000

IMPROVEMENTS: RESIDENTIAL PROPERTY

PROPERTY ADDRESS: 668 WEST KING STREET, YORK, PA 17404

UPI# 09-205-02-0026.00-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution  
As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
11.05-3t York County, Pennsylvania

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 07, 2020 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of NORTHWEST SAVINGS BANK vs. WILLIAM A. KLINGER and THE UNITED STATES OF AMERICA Docket Number: 2015-SU-002758-06. And to me directed, I

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 07, 2020 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of DEUTSCHE BANK NATIONAL TRUST COMPANY, AS INDENTURE TRUSTEE, FOR NEW CENTURY HOME EQUITY LOAN TRUST 2005-4 vs. GREGORY A. KROUSE AKA GREGORY KROUSE and CHRISTINA L. KROUSE AKA CHRISTINA KROUSE Docket Number: 2020-SU-000394. And to me directed, I will expose at public sale in the York County Administrative Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

GREGORY A. KROUSE  
AKA GREGORY KROUSE  
CHRISTINA L. KROUSE  
AKA CHRISTINA KROUSE

Owner(s) of property situate in the WEST MANHEIM TOWNSHIP, YORK County, Pennsylvania, being

1329 Wanda Drive Hanover PA 17331  
PARCEL #: 52000160041F000000

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 07, 2020 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of STEPHEN J. GAMBAL D/B/A SKD HOME IMPROVEMENTS vs. MARJORIE NICHOLSON Docket Number: 2018-ML-000103. And to me directed, I will expose at public sale in the York County Administrative Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

MARJORIE NICHOLSON

SHORT DESCRIPTION

By virtue of a Writ of Execution No. 2018-ML-000103

JOHN REICHART  
v.  
MARJORIE NICHOLSON

owner(s) of property situate in Hanover Borough, York County, Pennsylvania, being

415 PLEASANT STREET,  
HANOVER, PA 17331  
Parcel No. 67-000-04-0441.B0-00000

Improvements thereon: Residential Dwelling

Judgment Amount: \$33,331.31

Attorney for Plaintiff  
Law Offices of Craig A. Diehl

PROPERTY ADDRESS: 415 PLEASANT STREET, HANOVER, PA 17331



UPI# 67-000-04-0441.B0-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
11.05-3t York County, Pennsylvania

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 07, 2020 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of NATIONSTAR MORTGAGE LLC D/B/A MR. COOPER vs. BRIAN M. SCHWARTZ Docket Number: 2019-SU-001001. And to me directed, I will expose at public sale in the York County Administrative Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

BRIAN M. SCHWARTZ

ALL THAT CERTAIN improved lot or tract of ground situate on Manor Road in Lower Windsor Township, York County, Pennsylvania, said tract being Lot 5 on a plan prepared by Gordon L. Brown & Associates dated August 19, 1996, approved by Lower Windsor Township on October 10, 1996 and recorded on October 16, 1996, on York County Plan Book OO Page 403, said lot being bounded and described as follows:

Property Address: 1726 Manor Road, Windsor, PA 17366

Parcel No. 35000IL0019F000000  
Improvements: Residential Dwelling  
Subject to Mortgage: No  
Subject to Rent: No  
C.P. NO. 2019-SU-001001  
Judgment: \$198,252.14  
Attorney:  
To be sold as the Property Of: Brian M. Schwartz

PROPERTY ADDRESS: 1726 MANOR ROAD, WINDSOR, PA 17366

UPI# 35-000-IL-0019.F0-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
11.05-3t York County, Pennsylvania

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 07, 2020 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of FEDERAL HOME LOAN MORTGAGE CORPORATION AS TRUSTEE FOR SEASONED CREDIT RISK TRANSFER TRUST, SERIES 2016-1 vs. GARRISON SEABROOKS, SOLEY IN HIS CAPACITY AS HEIR OF JOHNIE MAE BISPHAM, DECEASED JAMES SEABROOKS SOLEY IN HIS CAPACITY AS HEIR OF JOHNIE MAE BISPHAM, DECEASED ROBERT SEABROOKS SOLEY IN HIS CAPACITY AS HEIR OF JOHNIE MAE BISPHAM, DECEASED Docket Number: 2019-SU-003476. And to me directed, I will expose at public sale in the York County Administrative Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

GARRISON SEABROOKS, SOLEY IN HIS CAPACITY AS HEIR OF  
JOHNIE MAE BISPHAM, DECEASED  
JAMES SEABROOKS SOLEY IN HIS CAPACITY AS HEIR OF  
JOHNIE MAE BISPHAM, DECEASED  
ROBERT SEABROOKS SOLEY IN HIS CAPACITY AS HEIR OF  
JOHNIE MAE BISPHAM, DECEASED

Owner(s) of property situate in the WEST MANCHESTER TOWNSHIP, YORK County, Pennsylvania, being

780 Stoverstown Road York PA 17408  
PARCEL #: 51000HG0048H000000  
(Acreage or street address)

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount \$393,036.06

Attorneys for Plaintiff  
KML Law Group P.C.

PROPERTY ADDRESS: 780 STOVERSTOWN ROAD, YORK, PA 17408

UPI# 51-000-HG-0048.H0-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
11.05-3t York County, Pennsylvania

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 07, 2020 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of QUICKEN LOANS INC. vs. JODIE R. SHOVER A/K/A JODIE R. YOUCH Docket Number: 2019-SU-001465. And to me directed, I will expose at public sale in the York County Administrative Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

JODIE R. SHOVER A/K/A JODIE R. YOUCH

Owner(s) of property situate in CARROLL TOWNSHIP, YORK County, Pennsylvania, being

1670 Williams Grove Road Dillsburg PA 17019  
PARCEL #: 20000PC0101D000000  
(Acreage or street address)

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount \$168,114.20

Attorneys for Plaintiff  
KML Law Group P.C.

PROPERTY ADDRESS: 1670 WILLIAMS GROVE ROAD, DILLSBURG, PA 17019

UPI# 20-000-PC-0101.D0-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
11.05-3t York County, Pennsylvania

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 07, 2020 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of NATIONSTAR MORTGAGE LLC D/B/A MR. COOPER vs. SARAH A. SMITH A/K/A SARAH A. MARINE and CHARLIE L. SMITH Docket Number: 2019-SU-002582. And to me directed, I will expose at public sale in the York County Administrative Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

SARAH A. SMITH  
A/K/A SARAH A. MARINE  
CHARLIE L. SMITH

All that certain tract of land known as No. 127

South Penn Street, York, York County, Pennsylvania:

Property Address: 127 South Penn Street, York, PA 17401

Parcel No. 09-199-03-0032-00-00000  
Improvements: Residential Dwelling  
Subject to Mortgage: No  
Subject to Rent: No  
C.P. NO. 2019-SU-002582  
Judgment: \$68,992.73

Attorney:  
To be sold as the Property Of: Sarah A. Smith a/k/a Sarah A. Marine and Charlie L. Smith

PROPERTY ADDRESS: 127 SOUTH PENN STREET, YORK, PA 17401

UPI# 09-199-03-0032.00-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
11.05-3t York County, Pennsylvania

owner(s) of property situate in the YORK CITY, 6TH, YORK County, Pennsylvania, being

333 East Locust Street, York, PA 17403-2311  
Parcel No. 061080200740000000  
(Acreage or street address)

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$17,412.74

Attorneys for Plaintiff  
Phelan Hallinan Diamond & Jones, LLP

PROPERTY ADDRESS: 333 EAST LOCUST STREET, YORK, PA 17403

UPI# 06-108-02-0074.00-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
11.05-3t York County, Pennsylvania

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
11.05-3t York County, Pennsylvania

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 07, 2020 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of SPECIALIZED LOAN SERVICING LLC vs. MALINDAA. TEETER, IN HER CAPACITY AS HEIR OF GARY E. TEETER, DECEASED JOSEPH T. OAKLEY, IN HIS CAPACITY AS HEIR OF GARY E. TEETER, DECEASED MINOR DEFENDANT 1, IN HER CAPACITY AS HEIR OF GARY E. TEETER, DECEASED UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER GARY E. TEETER, DECEASED Docket Number: 2019-SU-003597. And to me directed, I will expose at public sale in the York County Administrative Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

MALINDA A. TEETER, IN HER CAPACITY AS HEIR OF GARY E. TEETER, DECEASED JOSEPH T. OAKLEY, IN HIS CAPACITY AS HEIR OF GARY E. TEETER, DECEASED MINOR DEFENDANT 1, IN HER CAPACITY AS HEIR OF GARY E. TEETER, DECEASED UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER GARY E. TEETER, DECEASED

By virtue of a Writ of Execution No. 2019-SU-003597

Specialized Loan Servicing LLC

v. Malinda A. Teeter, in Her Capacity as Heir of Gary E. Teeter, Deceased, Joseph T. Oakley, in His Capacity as Heir of Gary E. Teeter, Deceased, Minor Defendant 1, in Her Capacity as Heir of Gary E. Teeter, Deceased, Unknown Heirs, Successors, Assigns, and All Persons, Firms, or Associations Claiming Right, Title or Interest From or Under Gary E. Teeter, Deceased owner(s) of property situate in the SPRINGGETTSBURY TOWNSHIP, YORK County, Pennsylvania, being

720 Mundis Mill Road, York, PA 17406-9715  
Parcel No. 460001500110000000  
(Acreage or street address)

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$63,758.06

Attorneys for Plaintiff  
Phelan Hallinan Diamond & Jones, LLP

PROPERTY ADDRESS: 720 MUNDIS MILL ROAD, YORK, PA 17406

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 07, 2020 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE, FOR CONSECO FINANCE HOME EQUITY LOAN TRUST 2002-A vs. CHARLES E. SMITH, A/K/A CHARLES EDWARD SMITH and ROBYN L. SMITH, A/K/A ROBYN LIGGINS SMITH A/K/A ROBYN LIGGINS A/K/A ROBYN SMITH Docket Number: 2020-SU-001063. And to me directed, I will expose at public sale in the York County Administrative Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

CHARLES E. SMITH,  
A/K/A CHARLES EDWARD SMITH  
ROBYN L. SMITH,  
A/K/A ROBYN LIGGINS SMITH  
A/K/A ROBYN LIGGINS  
A/K/A ROBYN SMITH

By virtue of a Writ of Execution No. 2020-SU-001063

U.S. Bank National Association, as Trustee, for Conesco Finance Home Equity Loan Trust 2002-A

v. Charles E. Smith a/k/a Charles Edward Smith, Robyn L. Smith a/k/a Robyn Liggins Smith a/k/a Robyn Liggins a/k/a Robyn Smith

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 07, 2020 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of FEDERAL HOME LOAN MORTGAGE CORPORATION, AS TRUSTEE FOR THE BENEFIT OF THE FREDDIE MAC SEASONED LOANS STRUCTURED TRANSACTION TRUST, SERIES 2018-2 vs. MARK E. SPARROW Docket Number: 2020-SU-000743. And to me directed, I will expose at public sale in the York County Administrative Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

MARK E. SPARROW

ALL THAT CERTAIN lot, piece or parcel of land, having erected thereon a residential dwelling being known and numbered as 380 Greenleaf Road, Manchester Township, York, PA 17406, Tax Parcel No. 360000404380000000, sold as the property of Mark E. Sparrow.

PROPERTY ADDRESS: 380 GREENLEAF ROAD, YORK, PA 17406

UPI# 36-000-04-0438.00-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

UPI# 46-000-15-0011.00-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution  
As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
11.05-3t York County, Pennsylvania

---

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 07, 2020 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of NATIONSTAR MORTGAGE LLC D/B/A CHAMPION MORTGAGE COMPANY vs. WILLIAM J. WREDE Docket Number: 2019-SU-003647. And to me directed, I will expose at public sale in the York County Administrative Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

WILLIAM J. WREDE

Owner(s) of property situate in the PEACH BOTTOM TOWNSHIP, YORK County, Pennsylvania, being

48 Poplar Drive Delta PA 17314  
PARCEL #: 430000700260000000  
(Acreage or street address)

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount \$ \$161,396.94

Attorneys for Plaintiff  
KML Law Group P.C.

PROPERTY ADDRESS: 48 POPLAR DRIVE,  
DELTA, PA 17314

UPI# 43-000-07-0026.00-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution  
As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
11.05-3t York County, Pennsylvania

---

# LOOKING FOR ESTATE NOTICES

OR OTHER LEGAL NOTICES  
REQUIRING PUBLICATION  
IN A PA LEGAL JOURNAL?

Go to [www.palegalads.org](http://www.palegalads.org)

This FREE site allows you to  
search statewide to determine  
whether a specific legal notice  
has been published.

