

LEGAL NOTICES

SHERIFF'S SALES

*By virtue of various executions issued out of the Court of Common Pleas of Berks County, Pa. to me directed there will be sold at Public Vendue or Outcry, on **November 6, 2015** at 10:00 o'clock A.M. .*

AUDITORIUM, SECOND FLOOR, BERKS COUNTY COURTHOUSE 633 COURT STREET, READING, PENNSYLVANIA.

The following described Real Estate. To wit:

Third and Final Publication

No. 08-7652

Judgment: \$353,460.21

Attorney: McCabe, Weisberg & Conway, P.C.

TAX I.D. #24-5365-19-60-5800

ALL THAT CERTAIN lot or piece of ground situate in Amity Township Berks County Pennsylvania, bounded and described according to a Final Plan of Highmeadow Estates, Phase 1, drawn by Brinjac Engineering, Inc., dated December 11, 2002 said Plan recorded in Berks County in Plan Book 300, Page 162, as follows, to wit:

BEGINNING at a point on the Westerly side of Shadybrooke Drive North (50 feet wide), said point being a corner of Lot No. 1 on said Plan; thence extending from said point of beginning along Lot No. 1, North 80 degrees 20 minutes 40 seconds West 195.00 feet to a point on the Easterly side of Pine Lane (T-476) thence extending along same North 09 degrees 39 minutes 20 seconds East 117.55 feet to a point, a corner of Lot No. 3 on said Plan; thence extending along same South 80 degrees 20 minutes 40 seconds East 195.00 feet to a point on the Westerly side of Shadybrooke Drive North; thence extending along same South 09 degrees 39 minutes 20 seconds West 117.55 seconds West 117.55 feet to the first mentioned point and place of beginning.

CONTAINING 22,923.07 square feet of land.

BEING LOT NO. 1 as shown on the above mentioned Plan.

SUBJECT to a portion of a proposed easement extending along side of premises.

BEING PARCEL NO. 5365-19-60-5800.

BEING KNOWN AS: 209 Shadybrooke Drive N, Douglassville, Pennsylvania 19518.

TITLE TO SAID PREMISES is vested in Ernesto Flores a/k/a Ernesto Flores-Tovar and Jennifer Flores, husband and wife, by Deed from Heritage-High Meadow, L.P. dated February 23, 2006 and recorded March 17, 2006 in Deed Book 4825, Page 1150.

To be sold as the property of Ernesto Flores a/k/a Ernesto Flores-Tovar and Jennifer Flores

No. 12-17185

Judgment: \$223,476.30

Attorney: Udren Law Offices, P.C.

ALL THAT CERTAIN tract or parcel of land located in the Township of Colebrookdale, County of Berks, Commonwealth of Pennsylvania, more particularly bounded and described as follows, to wit:

BEING THE SAME land premises more particularly described in Deed Book 3458, Page 219.

PARCEL NO 38-5386-12-86-2037

BEING THE SAME land and premises which became vested in Monica Wickizer by Deed from Thomas M. Saltsgiver, James A. Overstreet, Richard E. O'Neill and Terry J. Crocker t/a Soco Enterprises. A PA General Partnership, dated 11/29/2001, recorded 1/4/2002, in the Berks County Clerk/Register's Office in Deed Book 3458, Page 219.

BEING KNOWN AS: 17 Barb Lane, Boyertown, PA 19512

PROPERTY ID NO. 38-5386-12-86-2037

TITLE TO SAID PREMISES IS VESTED IN Larry Armprister, Sr. and Monica Armprister, husband and wife, by Deed from Monica Wickizer n/k/a Monica Armprister dated 08/10/2006 recorded 01/09/2007 in Deed Book 05050 Page 2051.

To be sold as the property of: Larry Armprister, Sr. and Monica Armprister, husband and wife.

No. 12-20857

Judgment Amount: \$375,275.73

Attorney: Powers, Kirn & Associates, LLC

ALL THAT CERTAIN lot or piece of ground situate in Ruscombmanor Township, Berks County, Pennsylvania, bounded and described according to a Final Plan of Golden Oaks, drawn by Vitillo Corporation dated April 1, 1998 and last revised November 17, 1999, said plan recorded in Berks County in Plan Book 245 Page 35, as follows, to wit:

BEGINNING at a point of curve on the Northwesterly side of Saint Andrews Drive (53 feet wide), said point being a corner of Lot No. 31 on said Plan; thence extending from said point of beginning along Lot No. 31 North 64 degrees 01 minutes 45 seconds West 246.53 feet to a point, a corner of Lot No. 32 on said Plan; thence extending along same North 11 degrees 00 minutes 00 seconds East 114.49 feet to a point, a corner of Lot No. 29 on said Plan; thence extending along same South 79 degrees 00 minutes 00 seconds East 240.00 feet to a point on the Northwesterly side of Saint Andrews Drive; thence extending along same the two following

10/29/2015

Vol. 108, Issue 05

courses and distances (1) South 11 degrees 00 minutes 00 seconds West 146.49 feet to a point of curve, and (2) Southwestwardly along the arc of a circle curving to the right having a radius of 273.50 feet the arc distance of 31.76 feet to the first mentioned point and place of BEGINNING.

CONTAINING 35,158 square feet of land.

BEING Lot No. 30 as shown on the abovementioned Plan.

BEING TAX PARCEL NUMBER: 5440-03-02-0084

BEING THE SAME PREMISES which Filippini Real Estate, Inc., a PA Corp., by Deed dated September 10, 2004 and recorded September 22, 2004 in the Office of the Recorder of Deeds in and for Berks County in Deed Book 4155, Page 2256, granted and conveyed unto Louis A Wilson and Ada Sondra Wilson.

BEING KNOWN AS 7 St. Andrews Drive, Fleetwood, PA 19522.

TAX PARCEL NO. 5440-03-02-0084

SEE Deed Book 4155 Page 2256

To be sold as the property of Louis A Wilson and Ada Sondra Wilson

No. 12-21979

Judgment Amount: \$118,384.22

Attorney: Robert W. Williams, Esquire

ALL THAT CERTAIN two-story stone and brick dwelling house with mansard roof, Number 1623 and lot of ground upon which the same is erected, situate on the North side of Perkiomen Avenue, between Sixteenth and Hoskin Streets, in the City of Reading, Berks County, Pennsylvania, bounded and described as follows, to wit:

BEGINNING AT A POINT on the North side of said Perkiomen Avenue, thirty-six (36) feet West of Hoskin Street; thence North at right angles to said Perkiomen Avenue along property now or late of Minnie L. Selforth and Laura J. Romig, one hundred ten (110) feet to property now or late of Daniel F. Printz and Lambert A. Rehr; thence West along the same seventeen (17) feet to property now or late of Howard L. Eiler; thence South along the same one hundred ten (110) feet to said Perkiomen Avenue; thence East along the same seventeen (17) feet to the place of beginning.

CONTAINING IN FRONT on said Perkiomen Avenue seventeen (17) feet and in depth North and South one hundred ten (110) feet.

TITLE TO SAID PREMISES vested in Omar Serrano by Deed from Mattei Molnar, record owner and Lenilda E. Pascual and Wandy M. Pascual, equitable owners, dated 08/29/2007 and recorded 09/20/2007 in the Berks County Recorder of Deeds in Book 5224, Page 624.

BEING KNOWN AS 1623 Perkiomen Avenue, Reading, PA 19602

TAX PARCEL NUMBER: 16531632481234

To be sold as the property of Omar Serrano

No. 12-5383

Judgment Amount: \$149,495.93

Attorney: Powers, Kirn & Associates, LLC

ALL THAT CERTAIN lot or piece of ground situate on the eastern side of Raymond Street, North of Frush Valley Road, Muhlenberg Township, Berks County, Pennsylvania, being part of Lots Nos. 9 and 10 on the revised Plan of Laurel Heights, recorded in the Recorder's Office of Berks County in Plan Book Vol. 2, Page 63 more particularly bounded and described as follows, to wit:

BEGINNING at a point in the eastern building line of Raymond Street, 35 feet South of the northern lot line of Lot No. 9 on said plan, Thence in an easterly direction through Lot No. 9 on said plan, being 35 foot South of and parallel to the northern lot line of Lot No. 9 in said Plan, at right angles to Raymond Street, a distance of 125 feet to a point; thence in a northerly direction through Lots Nos. 9 and 10 on said plan, at right angles to last described line, a distance of 65 feet to a point in the dividing line between Lots Nos. 10 and 11 on said plan; thence in a westerly direction along the dividing line between Lots Nos. 10 and 11 on said plan at right angles to the last described line, a distance of 125 feet to a point in the eastern building line of Raymond Street, thence in a southerly direction along said eastern building line of Raymond Street, at right angles to last described line, a distance of 85 feet to the place of beginning.

BEING THE SAME PREMISES which Mary A. Helbert by Deed dated 04/28/08 and recorded 05/01/08 in the Office of the Recorder of Deeds in and for Berks County in Deed Book 5348, Page 1517, granted and conveyed unto Bradley Deturck.

BEING KNOWN AS 3817 Raymond St., Reading, Pa 19605.

TAX PARCEL NO. 531913123711

SEE Deed Book 5348 Page 1517

To be sold as the property of Bradley Deturck

No. 13-14214

Judgment: \$110,428.36

Attorney: McCabe, Weisberg & Conway, P.C.

TAX ID. #4395-08-87-7548

ALL THAT CERTAIN two-story frame dwelling house and lot of ground upon which the same is erected, situate on the North side of and known as No. 327 Philadelphia Avenue, in the Borough of Shillington, County of Berks and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

BEGINNING to a point on the North side of Philadelphia Avenue and also being a point in the division line between this property and property now or late of said Wellington Beckel on the West; thence North thirty-five degrees and thirty minutes East, two hundred and sixty (260) feet to a post in line at Country Home Road; thence South two degrees and twenty-one minutes West along said road fifty-five (55) feet and six (6)

10/29/2015

Vol. 108, Issue 05

inches to a post; thence South thirty-five degrees and thirty minutes West two hundred and fourteen (214) feet to the North side of Philadelphia Avenue; thence North Fifty-four degrees and thirty minutes West along said Avenue thirty (30) feet and six (6) inches to the place of Beginning.

CONTAINING twenty-six and one half (26-1/2) perches, more or less.

BEING KNOWN AS: 327 Philadelphia Avenue, Shillington, Pennsylvania 19607.

TITLE TO SAID PREMISES is vested in Erica M. Reinstein by Deed from Erica M. Reinstein and Christopher N. Ganster dated August 9, 2005 and recorded October 26, 2005 in Deed Book 4695, Page 700. The said Erica M. Reinstein died on January 6, 2010 thereby vesting title in unknown heirs, successors, assigns, and all persons, firms, or associations claiming right, title or interest from or under Erica M. Reinstein a/k/a Erica M. Hunsicker, deceased and Jeremy S. Hunsicker, in his capacity as administrator and heir of the Estate of Erica M. Reinstein a/k/a Erica M. Hunsicker by operation of law.

To be sold as the property of unknown heirs, successors, assigns, and all persons, firms, or associations claiming right, title or interest from or under Erica M. Reinstein a/k/a Erica M. Hunsicker, deceased and Jeremy S. Hunsicker, in his capacity as Administrator and heir of the Estate of Erica M. Reinstein a/k/a Erica M. Hunsicker

No. 13-23855

Judgment: \$154,195.73

Attorney: Leon P. Haller, Esquire

ALL THAT CERTAIN lot and dwelling or townhouse erected thereon, situate on the Northerly side of East Fourth Street, in the Borough of Boyertown, County of Berks, Commonwealth of Pennsylvania, bounded and described in accordance with a Plan of Lots known as "Wasley Gardens" laid out for Blair & Sons, Inc., by Ralph E. Shaner & Sons Engineering Co., Pottstown, PA latest revision dated 4/22/1978 as follows, to wit:

BEGINNING at the Southeasterly corner of Lot No. 23, said point being on the Northerly right of way line of East Fourth Street, 50 feet wide, and distant along the same from the Northeasterly right of way line intersection of said East Fourth Street and another public road or street known as Berks Street, 40 feet wide, South 41 degrees 38 minutes East 179.75 feet; thence along the Easterly side of Lot No. 23 and passing in part through a joint party wall, North 48 degrees 22 minutes East 166 feet to a corner on line of Lot No. 7; thence along the Southerly side of Lot No. 7 and a small portion of Lot No. 8, South 41 degrees 38 minutes East, 20 feet to a corner of Lot No. 25, South 48 degrees 22 minutes West, 166 feet to a corner on the Northerly right of way line of East Fourth Street; thence along the Northerly right of way line of said street, North 41 degrees 38 minutes West, 20 feet to the place

of BEGINNING.

EXCEPTING AND RESERVING the right of ingress and egress for public use through the parking area within and adjacent to the above described premises along East Fourth Street.

BEING all of Lot No. 24 of the Wasley Gardens Plan of Lots dated 7/29/1977 as revised.

HAVING THEREON ERECTED a dwelling house known as: 707 E. 4th Street, Boyertown, PA 19512

PARCEL I.D. 33539605199918

BEING THE SAME PREMISES which Richard A. Zuber and Anita M. Zuber by Deed dated 03/18/11 and recorded 04/07/11 in Berks County Instrument No. 2011-013600, granted and conveyed unto Sherry L. Boyer.

To be sold as the property of Sherry L. Boyer

No. 13-24649

Judgment Amount: \$64,480.91

Attorney: Phelan Hallinan

Diamond & Jones, LLP

LEGAL DESCRIPTION

ALL THAT CERTAIN lot or piece of ground upon which is erected a two-story brick dwelling house and kitchen attached, being Number 1110 Chestnut Street, situate on the South side of Chestnut Street, between South Eleventh and Wunder Streets in the City of Reading, Berks County, Pennsylvania, bounded and described as follows, to wit:

ON the North by said Chestnut Street;

ON the East by property now or late of Samuel H. Kutz, deceased;

ON the South by a fifteen feet wide alley; and

ON the West by property now or late of Adam Kutz, deceased.

CONTAINING in front on said Chestnut Street, in width or breadth, fifteen feet (15 feet) and in depth or length, of equal width or breadth, one hundred five feet (105 feet).

BEING KNOWN AS 1110 Chestnut Street, Reading, PA 19602-2054.

Residential property

TITLE TO SAID PREMISES IS VESTED IN Jonathan Isaac Garcia, by Deed from JJMN Investments, LLC. and MZ Investments, LLC., dated 06/30/2008, recorded 07/03/2008 in Book 5383, Page 2122.

TAX PARCEL NO. 10-5316-21-18-2928

TAX ACCOUNT: 10309680

SEE Deed Book 5383 Page 2122

To be sold as the property of Jonathan Isaac Garcia.

No. 13-2571

Judgment Amount: \$408,291.54

Attorney: Phelan Hallinan

Diamond & Jones, LLP

LEGAL DESCRIPTION

ALL THAT CERTAIN tract or piece of land together with the 2-1/2 story stone dwelling house and various other farm buildings thereon erected,

10/29/2015

Vol. 108, Issue 05

lying on the northerly side of the macadam Pennsylvania State Highway S. R. 0073 known as Philadelphia Avenue, and said premises being known as 3197 West Philadelphia Avenue, situate in the Township of Oley, County of Berks and Commonwealth of Pennsylvania, being more fully bounded and described according to a property survey prepared by Edward L. Hart, P.L.S., trading as Lewis E. Hart, dated November 29, 1994, as follows, to wit:

BEGINNING at an iron pin in the northern right of way line of Philadelphia Avenue, being in the intersection of the lane leading to the buildings hereon erected and a right of way leading to Oley Water Company property, being in line of property belonging to William R. Angstadt and Betty, his wife;

THENCE extending along the northern right of way line of Philadelphia Avenue, South 77 degrees 41 minutes 50 seconds West, a distance of 438.17 feet to a point;

THENCE leaving said right of way line of Philadelphia Avenue and extending along properties belonging to D.I.V.I.D.I.T., Inc., and Kenneth I. Kirk and Sandra M., his wife, respectively, crossing the easterly terminus of St. Paulia Lane and along property belonging to Edward H. Tallman and Anna S., his wife, said last described line being along the Developments of Rhodorf Hills Addition and Rhodorf Hills, recorded in Berks County Records in Plan Book No. 29 Page 19 and Plan Book No. 16 Page 18, respectively, North 49 degrees 16 minutes 45 seconds West, passing through an iron pipe on line at a distance of 0.24 feet, a total distance of 505.19 feet to a marble stone;

THENCE continuing along the Development of Rhodorf Hills, along property belonging to Robert J. Lesko and Anne M., his wife, crossing the southeastern terminus of Lupine Lane, and along property belonging to Wayne R. Weidner and Kathleen R., his wife, North 40 degrees 03 minutes 42 seconds East, a distance of 261.49 feet to a marble stone;

THENCE still continuing along the Development of Rhodorf Hills, along properties belonging to Wayne R. Weidner and Kathleen R., his wife, Joseph Zielinski and Anna May, his wife, and E. Alan Gerner and Wanda G., his wife, respectively, North 49 degrees 35 minutes 54 seconds West, passing through an iron pipe on line at a distance of 309.07 feet, a total distance of 472.22 feet to a drill hole in concrete, in line of property belonging to the Oley Valley Area Schools Authority;

THENCE along said school property, the two following courses and distances, viz: (1) North 40 degrees 24 minutes 06 seconds East, a distance of 129.62 feet to an iron pin, and (2) North 50 degrees 01 minute 54 seconds West, a distance of 661.42 feet to an iron pin;

THENCE along other property belonging to the Oley Valley Area Schools Authority, North 39 degrees 59 minutes East, passing through an

iron pin on line at a distance of 216.70 feet (said pin marking the southernmost corner of the right of way granted by the school district, recorded in Deed Book Volume No. 1367 Page 260 for access from Jefferson Street to the herein described premises), a total distance of 249.79 feet to an iron pin a short distance southeast of Jefferson Street, a common corner between properties belonging to Dorothy D. Shiver and John Wentzel and Jeanne M., his wife, respectively;

THENCE along said property belonging to Jan Wentzel and Jeanne M., his wife, the two following courses and distances, viz: (1) crossing the 20 ft. wide sanitary sewer right of way for the Furnace Creek Interceptor of the Oley Township Municipal Authority, South 80 degrees 18 minutes East, a distance of 321.40 feet to an iron pin at a post, and (2) North 38 degrees 33 minutes 25 seconds East, crossing Furnace Creek, a distance of 745.02 feet to an iron pin in line of property belonging to Leroy E. Howard and Naomi M., his wife;

THENCE along said property belonging to Leroy E. Howard and Naomi M., his wife, the three following courses and distances, viz: (1) South 51 degrees 35 minutes 20 seconds East, a distance of 827.46 feet to a wooden fence post, (2) North 40 degrees 23 minutes 10 seconds East, a distance of 621.28 feet to a wooden fence post, and (3) South 50 degrees 27 minutes 15 seconds East, a distance of 636.05 feet to an iron pipe in line of property belonging to George D. Christman and Vivian R., his wife;

THENCE along the same, recrossing aforesaid Furnace Creek Interceptor sewer right of way and recrossing Furnace Creek, and along property belonging to Oley Water Company, South 40 degrees 15 minutes 30 seconds West, a distance of 1,343.90 feet to an iron pin;

THENCE continuing along said property belonging to Oley Water Company, South 46 degrees 52 minutes 10 seconds East, a distance of 181.50 feet to an iron pin in the center line of a 20 ft. wide right of way leading from property of Oley Water Company to Philadelphia Avenue (reference to said right of way made in Deed Book Volume No. 1319 Page 171), being a corner of property belonging to Ralph B. Christman and Verna N., his wife;

THENCE along said property belonging to Ralph B. Christman and Verna N., his wife, and along aforesaid property belonging to William R. Angstadt and Betty, his wife, being along the center line of aforesaid 20 ft. wide right of way, South 39 degrees 30 minutes 30 seconds West, a distance of 505.90 feet to the Place of Beginning.

CONTAINING IN AREA: 59.609 ACRES.

EXCEPTING THEREOUT AND THEREFROM ALL THAT CERTAIN tract or piece of land being Lot #1 of the Helwig Farm Subdivision Plan situate in the Township of Oley, County of Berks and Commonwealth of Pennsylvania, being more fully bounded and described in accordance with a survey by Kent

10/29/2015

Surveyors and Engineers, designated 44-035-03, as follows, to wit:

BEGINNING at an iron pipe in the northern right of way line of West Reading Avenue (State Route 73), a corner of lands of D.I.V.I.D.I.T., Inc.; thence leaving said right of way line along lands of D.I.V.I.D.I.T., Inc., lands of Kenneth I. Kirk and Sandra M. Kirk, along the eastern terminus of St. Paulia Lane, and lands of Anna S. Tallman, North 49 degrees 16 minutes 45 seconds West, 505.19 feet to a marble monument, a corner of lands of Anne M. Lesko; thence along lands of Anne M. Lesko, and along the southeastern terminus of Lupine Lane, and along lands of Wayne R. Weidner and Kathleen R. Weidner, North 40 degrees 03 minutes 42 seconds East, 261.49 feet to a marble monument; thence continuing along lands of Wayne R. Weidner and Kathleen R. Weidner, and along lands of Joseph Zielinski and Anna May Zielinski, and lands of E. Alan Gerner and Wanda G. Gerner, North 49 degrees 35 minutes 54 seconds West, 472.22 feet to a concrete monument in the lands of Oley Valley School Authority; thence along said lands the three following courses and distances: (1) North 40 degrees 24 minutes 06 seconds East, 129.62 feet to an iron pin; (2) North 50 degrees 01 minute 54 seconds West, 661.43 feet to a concrete monument; (3) North 39 degrees 59 minutes East, 214.02 feet to an iron pin, a corner of Lot #2; thence along Lot #2 the seven following courses and distances: (1) South 55 degrees 54 minutes 02 seconds East, 162.80 feet to an iron pin; (2) South 35 degrees 28 minutes 9 seconds East, 115.13 feet to an iron pin; (3) South 50 degrees 06 minutes 59 seconds East, 877.47 feet to an iron pin; (4) South 56 degrees 13 minutes 54 seconds East, 205.00 feet to an iron pin; (5) South 17 degrees 13 minutes 26 seconds East, 218.15 feet to an iron pin; (6) South 1 degree 17 minutes 53 seconds West, 57.06 feet to an iron pin; (7) South 14 degrees 04 minutes 46 seconds East, 334.29 feet to an iron pin in the northern right of way line of West Philadelphia Avenue; thence along the said right of way South 77 degrees 41 minutes 50 seconds West, 338.17 feet to an iron pin, the place of BEGINNING.

CONTAINING 14.311 acres.

EXCEPTING THEREOUT AND THEREFROM ALL THAT CERTAIN tract or piece of land situate to the North of West Philadelphia Avenue, State Route 73 (70 feet wide), and to the southeast of Jefferson Street, and being Lot #3 of the Helwig Farm Subdivision Plan in the Township of Oley, County of Berks and Commonwealth of Pennsylvania, being more fully bounded and described in accordance with a survey by Kent Surveyors and Engineers, designated 44-035-03, as follows, to wit:

BEGINNING at a wooden fence post, a point in lands of Lot #2 of the Helwig Farm Subdivision, and a corner of lands of Leroy E. Howard et al; thence along lands of Leroy E. Howard et al, North 40 degrees 23 minutes

Vol. 108, Issue 05

10 seconds East, 621.28 feet to a wood fence post; thence continuing along lands of Leroy E. Howard et al; to which this tract is to be annexed, South 50 degrees 27 minutes 15 seconds East, 636.05 feet to an iron pipe in line of lands of George D. Christman and Vivian R. Christman; thence along said lands South 40 degrees 15 minutes 30 seconds West, 608.63 feet to an iron pin, a corner of Lot #2; thence along Lot #2, North 51 degrees 35 minutes 20 seconds West, 637.72 feet to a wood fence post, the place of BEGINNING.

CONTAINING 8.99 acres.

TITLE TO SAID PREMISES IS VESTED IN Paul S. Galanti and Grace D. Galanti, h/w, by Deed from Maureen B. Helwig, Executrix of the Estate of John Robert Helwig, deceased and Mark William Helwig and Robert Paul Helwig, a/k/a, Robert P. Helwig, by his Agent, Mark W. Helwig and Elizabeth A. Bartkowski, f/k/a, Elizabeth Ann Helwig, by her Agent Mark W. Helwig, dated 09/10/2004, recorded 09/22/2004 in Book 4156, Page 443.

BEING KNOWN AS 3197 West Philadelphia Avenue, Oley, PA 19547-8752.

Residential property

TAX PARCEL NO. 67-5348-08-99-6364

TAX ACCOUNT: 67027200

SEE Deed Book 4156 Page 443

To be sold as the property of Paul S. Galanti, Grace D. Galanti a/k/a Grace P. Galanti.

No. 14-12884

Judgment: \$50,268.80

Attorney: LeeAne O. Huggins, Esquire

ALL THAT CERTAIN lot or piece of ground upon which is erected a two-story brick dwelling house, being Number 312 Bern Street, situate on the South side of said Bern Street between North Third and North Fourth Streets, in the City of Reading, County of Berks and State of Pennsylvania, bounded and described as follows, to wit:

ON the North by said Bern Street;

ON the East by property now or late of Jessie G. Deardorff, being No. 314 Bern Street;

ON the South by a 10 wide alley; and

ON the West by property now or late of John H. Miler, Number 310 Bern Street.

CONTAINING in front or width on said Bern Street 13' 4" and in depth or length of an equal width or breadth 108' to said 10' wide alley, more or less.

PARCEL ID: 14530726699934

BEING THE SAME PREMISES which Jeffrey L. Auciello by Deed dated 7/9/2010 and recorded 7/14/2010 in the Office of the Recorder of Deeds in and for the County of Berks, in Deed Instrument No. 2010027118, granted and conveyed unto Dawnette Mannmiller.

TAX PARCEL NO. 14530726699934

BEING KNOWN AS 312 Bern Street, Reading, PA 19601

Residential Property

10/29/2015

To be sold as the property of Dawnette Manniller

No. 14-12982

Judgment Amount: \$63,850.46

Attorney: KML Law Group, P.C.

LEGAL DESCRIPTION

ALL THAT TRACT OR PARCEL OF LAND, situate, lying and being in the Township of Upper Bern, County Berks and State of Pennsylvania being more particularly described as follows:

BEING THE SAME PREMISES conveyed to Kenneth E. Collier and Lorraine A. Collier by Deed recorded in Liber 1823, Page 985 on November 26, 1982.

EXCEPTING AND RESERVING ALL THAT TRACT OR PARCEL OF LAND conveyed to Larry L. Keller and Penny S. Keller by Fee Simple Deed recorded in Liber 2229 at Page 340 on 8/2/91.

THIS PROPERTY is or will be improved by a one or two family dwelling only.

THEREON ERECTED A DWELLING HOUSE KNOWN AS: 5487 Old Route 22, Hamburg, PA 19526

TAX PARCEL #28445316932640

ACCOUNT: 28007650

SEE Deed Book 2229, Page 340

Sold as the property of: Kenneth E. Collier

No. 14-1442

Judgment: \$10,047,310.02

Attorney: David B. Aaronson, Esq.

LEGAL DESCRIPTION

ALL THAT CERTAIN lot or piece of land located on the East side of State Route 2021 known as "Perkiomen Avenue" and the North side of Neversink Road and being Tract No. 1 in the Development of "Exeter Plaza", and as shown on As-Built Plan No. TRG-F-3021-3 dated August 28, 1989, prepared by Thomas R. Gibbons, Professional Land Surveyor of Shillington, Pennsylvania, and situate in the Township of Exeter, County of Berks, Commonwealth of Pennsylvania, and being more fully bounded and described as follows to wit:

BEGINNING at a steel pin on the North right-of-way line of Neversink Road (sixty (60') feet wide), a corner of property belonging to Exeter Plaza Associates, said point being the Southernmost corner of the herein described Tract No. 1;

THENCE EXTENDING In a Northwesterly direction along property belonging to Exeter Plaza Associates, the following two (2) courses and distances as follows to wit:

1) ON a line bearing North twenty (20°) degrees twenty-three (23') minutes forty-eight (48'') seconds West a distance of two hundred fifty-four feet and seventy hundredths of one foot (254.70') to a steel pin;

2) ON a line bearing North thirty (30°) degrees twenty-one (21') minutes forty-five (45'') seconds

Vol. 108, Issue 05

West a distance of ninety-eight (98.00') feet to a steel pin, a corner of property belonging to Berks County Industrial Development Authority;

THENCE EXTENDING along property belonging to Berks County Industrial Development Authority, the following two (2) courses and distances as follows to wit:

1) IN a Northwesterly direction on a line bearing North twenty-seven (27°) degrees forty-seven (47') minutes twenty-nine (29'') seconds West a distance of three hundred forty-eight feet and thirty-seven hundredths of one foot (348.37') to a concrete monument;

2) IN a Southwesterly direction on a line bearing South fifty (50°) degrees fifty-three (53') minutes fifty (50'') seconds West a distance of two hundred twelve feet and seventy-six hundredths on one foot (212.76') to a point on the East right-of-way line of State Route 2021 known as "Perkiomen Avenue" (eighty (80') feet wide);

THENCE EXTENDING in a Northwesterly direction along the East right-of-way line of "Perkiomen Avenue", the following two (2) courses and distances as follows to wit:

1) ON a line bearing North twenty-seven (27°) degrees forty-seven (47') minutes fifty (50'') seconds West a distance of one hundred fifteen feet and fourteen hundredths of one foot (115.14') to a drill hole in sign base;

2) ON a line bearing North twenty-seven (27°) degrees forty-nine (49') minutes twenty (20') seconds West a distance of one hundred four feet and eighty-six hundredths of one foot (104.86') to a P.K. spike, a corner of property belonging to Berkshire Construction Co., Inc.;

THENCE EXTENDING along property belonging to Berkshire Construction Co., Inc., the following three (3) courses and distances as follows to wit:

1) IN a Northeasterly direction on a line bearing North fifty (50°) degrees fifty-three (53') minutes fifty-seven (57'') seconds East a distance of four hundred twenty-three feet and twenty-three hundredths of one foot (423.23') to a steel pin;

2) IN a Northwesterly direction on a line bearing North twenty-seven (27°) degrees forty-seven (47') minutes thirty-four (34'') seconds West a distance of two hundred (200.00') feet to a steel pin;

3) IN a Southwesterly direction on a line bearing South fifty (50°) degrees fifty-four (54') minutes six (06'') seconds West a distance of two hundred twelve feet and thirty hundredths of one foot (217.30') to a steel pin, a corner of property 10/15/2015| belonging to Philip Cambria, Philip M. Cambria, Rocco T. Cambria, and Guy Cambria;

THENCE EXTENDING in a Northwesterly direction along property belonging to Philip Cambria, Philip M. Cambria, Rocco T. Cambria, and Guy Cambria, and along property belonging to Anna Lucille Weber on a line bearing North twenty-seven (27°) degrees forty-seven (47')

10/29/2015

Vol. 108, Issue 05

minutes thirty-four (34'') seconds West a distance of two hundred ten feet and seventy-nine hundredths of one foot (210.79') to a steel pin in line of property belonging to Annie E. Bailey;

THENCE EXTENDING in a Northeasterly direction partially along property belonging to Annie E. Bailey and along property belonging to William R. Ebersole on a line bearing North fifty (50°) degrees fifty-four (54') minutes sixteen (16'') seconds East a distance of three hundred sixty-eight feet and twenty hundredths of one foot (368.20') to a steel pin, a corner of the Development of "Reiffon Addition, Section No. 2" recorded in Plan Book Volume 14, Page 21, Berks County Records;

THENCE EXTENDING in a Southeasterly direction along the Development of "Reiffon Addition, Section No. 2" and along the Development of "Reiffon Addition, Section No. 4" recorded in Plan Book Volume 14, Page 22, Berks County Records, on a line bearing South forty-three (43°) degrees five (05') minutes seventeen (17'') seconds East a distance of one thousand three hundred seventy-five feet and twenty-one hundredths of one foot (1,375.21') to a steel pin in line of property belonging to Philip Vagnoni and Sons;

THENCE EXTENDING in a Southwesterly direction along property belonging to Philip Vagnoni and Sons on a line bearing South fifty (50°) degrees fifty-four (54') minutes ten (10'') seconds West a distance of two hundred ninety-nine feet and forty-five hundredths of one foot (299.45') to a point on the North right-of-way line of Neversink Road;

THENCE EXTENDING in a Southwesterly direction along the North right-of-way line of Neversink Road, the following three (3) courses and distances as follows to wit:

1) ALONG a curve deflecting to the left having a radius of one hundred eighty (180') feet, having a central angle of forty-eight (48°) degrees thirty-six (36') minutes fifty-five (55'') seconds, having a tangent of eighty-one feet and thirty hundredths of one foot (81.30'), having a chord of one hundred forty-eight feet and nineteen hundredths of one foot (148.19') and a chord bearing of South seventy-five (75°) degrees twelve (12') minutes thirty-seven seconds and five tenths of one second (37.5'') West a distance along the arc of one hundred fifty-two feet and seventy-three hundredths of one foot (152.73') to the point of tangent;

2) ON a line tangent to the last described curve and bearing South fifty (50°) degrees fifty-four (54') minutes ten (10'') seconds West a distance of two hundred sixty-two feet and fifty hundredths of one foot (262.50') to a point of curve;

3) ALONG said curve deflecting to the right having a radius of one hundred twenty (120.00') feet, having a central angle of twenty-six (26°) degrees twenty-eight (28') minutes thirty-six (36'') seconds, having a tangent of twenty-eight feet and twenty-three hundredths of one foot

(28.23'), having a chord of fifty-four feet and ninety-six hundredths of one foot (54.96') and a chord bearing of South sixty-four (64°) degrees eight (08') minutes twenty-eight (28'') seconds West a distance along the arc of fifty-five feet and forty-five hundredths of one foot (55.45') to the Place of Beginning;

CONTAINING IN AREA sixteen acres and nine hundred ninety-eight thousandths of one acre (16.998 acres) of land;

BEING PART OF THE SAME PREMISES which James M. Bucci by his Deed dated December 30, 1987 and recorded in the Recorder of Deeds Office, in and for the County of Berks, at Reading, Pennsylvania, in Deed Book Vol. 1981, Page 2062, did grant and convey unto Exeter Plaza Associates.

ALSO, BEING PART OF THE SAME PREMISES which James M. Bucci, Executor of the Estate of James Bucci, deceased, and Elena D. Bucci, by their Deed dated December 30, 1987 and recorded in the Recorder of Deeds Office, in and for the County of Berks, at Reading, Pennsylvania, in Deed Book Vol. 1981, Page 2066, did grant and convey unto Exeter Plaza Associates.

ALSO, BEING PART OF THE SAME PREMISES which Berks County Industrial Development Authority by its Deed dated December 16, 1987 and recorded in the Recorder of Deeds Office, in and for the County of Berks, at Reading, Pennsylvania, in Deed Book Vol. 1981, Page 2070, did grant and convey unto Exeter Plaza Associates.

ALSO, BEING PART OF THE SAME PREMISES which David J. Wentling and Kathleen H. Wentling, his wife, by their Deed dated December 23, 1987 and recorded in the Recorder of Deeds Office, in and for the County of Berks, at Reading, Pennsylvania, in Deed Book Vol. 2153, Page 1303, did grant and convey unto Exeter Plaza Associates.

ALSO, ALL THAT CERTAIN lot or piece of land located on the South side of Neversink Road, East of State Route 2021 known as "Perkiomen Avenue" and being Tract No. 2 in the Development of "Exeter Plaza", and as shown on As-Built Plan No. TRG-F-3021-3 dated August 28, 1989, prepared by Thomas R. Gibbons, Professional Land Surveyor of Shillington, Pennsylvania, and situate in the Township of Exeter, County of Berks, Commonwealth of Pennsylvania, and being more fully bounded and described as follows to wit:

BEGINNING at a point on the South right-of-way line of Neversink Road (sixty (60') feet wide), in line of property belonging to Peter F. Giorgi, said point being the Easternmost corner of the herein described Tract No. 2;

THENCE EXTENDING in a Southwesterly direction along property belonging to Peter F. Giorgi on a line bearing South fifty (50°) degrees fifty-four (54') minutes ten (10'') seconds West a distance of three hundred fifty-six feet and

10/29/2015

Vol. 108, Issue 05

thirty-seven hundredths of one foot (356.37') to a steel pin, a corner of property belonging to Exeter Plaza Associates;

THENCE EXTENDING in a Northwesterly direction along property belonging to Exeter Plaza Associates on a line bearing North twenty (20°) degrees twenty-three (23') minutes forty-eight (48'') seconds West a distance of seventeen feet and thirty-two hundredths of one foot (17.32') to a point on the South right-of-way line of Neversink Road;

THENCE EXTENDING in a Northeasterly direction along the South right-of-way line of Neversink Road, the following three (3) courses and distances as follows to wit:

1) ALONG a curve deflecting to the left having a radius of one hundred eighty (180.00') feet, having a central angle of twenty-three (23°) degrees fifty-two (52') minutes thirty-three (33'') seconds, having a tangent of thirty-eight feet and six hundredths of one foot (38.06'), having a chord of seventy-four feet and forty-seven hundredths of one foot (74.47') and a chord bearing of North sixty-two (62°) degrees fifty (50') minutes twenty-five seconds and five tenths of one second (25.5'') East a distance along the arc of seventy-five feet and one hundredth of one foot (75.01') to the point of tangent;

2) ON a line tangent to the last described curve and bearing North fifty (50°) degrees fifty-four (54') minutes ten (10'') seconds East a distance of two hundred sixty-two feet and fifty hundredths of one foot (262.50') to a point of curve;

3) ALONG a curve deflecting to the right having a radius of one hundred twenty (120.00') feet, having a central angle of seven (7°) degrees twenty-four (24') minutes seven (07'') seconds, having a tangent of seven feet and seventy-six hundredths of one foot (7.76'), having a chord of fifteen feet and forty-nine hundredths of one foot (15.49') and a chord bearing of North fifty-four (54°) degrees thirty-six (36') minutes thirteen seconds and five tenths of one second (13.5'') East a distance along the arc of fifteen feet and fifty hundredths of one foot (15.50') to the Place of Beginning.

CONTAINING IN AREA zero acres and seventeen thousandths of one acre (0.017 acres) of land.

BEING PART OF THE SAME PREMISES which James M. Bucci by his Deed dated December 30, 1987 and recorded in the Recorder of Deeds Office, in and for the County of Berks, at Reading, Pennsylvania, in Deed Book Vol. 1981, Page 2062, did grant and convey unto Exeter Plaza Associates.

ALSO, BEING PART OF THE SAME PREMISES which James M. Bucci, Executor of the Estate of James Bucci, deceased, and Elena D. Bucci, by their Deed dated December 30, 1987 and recorded in the Recorder of Deeds Office, in and for the County of Berks, at Reading, Pennsylvania, in Deed Book Vol. 1981, Page 2066, did grant and convey unto Exeter Plaza

Associates.

COUNTY TAX IDENTIFIER NUMBER 5326-14-43-5099

KNOWN AS: 3925 Perkiomen Ave., Township of Exeter, Berks County, PA

TAX PARCEL: 43532614435099

To be sold as the property of: Exeter Plaza Associates

No. 14-14480

Judgment: \$ 77,568.66

Attorney: Udren Law Offices, P.C.

ALL THAT CERTAIN tract of land situate and being Lot No. 1 of a plan of lots known as Kramer Subdivision, located in the Township of Upper Tulpehocken, County of Berks and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at railroad spike set in the center of Rehrersburg Road L.R. 06009; thence along the center of Rehrersburg Road, and along property of John Forenski, North 46° 30' 00" East a distance of 245.70 feet to a railroad spike; thence along property of Daniel W. Breidigam and other property of Harvey J. Kramer South 17° 40' 15" East passing through an iron pipe 27.73 feet from the last described corner a total distance of 421.03 feet to an iron pipe; thence along residue property of Harvey J. Kramer South 46° 30' 00" West a distance of 245.70 feet to an iron pipe; thence along same North 17° 40' 15" West passing through an iron pipe 27.73 feet from the next described corner a total distance of 421.03 feet to the place of beginning.

CONTAINING IN AREA 2.14 acres gross area and 2.00 acres less highway right-of-way.

AS DESCRIBED IN Deed Book 1842, Page 143

BEING KNOWN AS: 587 E Rehrersburg Road, Bethel, PA 19507

PROPERTY ID NO. 87-4431-00-19-4760

TITLE TO SAID PREMISES is vested in Wendy L. Stoudt and Alan R. Stoudt, her husband, by Deed from Leon H. Kramer and Jane K. Kramer, his wife, dated 11/04/1983 recorded 11/10/1983 in Deed Book 1842 Page 143.

To be sold as the property of: Wendy L. Stoudt and Alan R. Stoudt, her husband.

No. 14-14581

Judgment: \$215,557.92

Attorney: Leon P. Haller, Esquire

ALL THAT CERTAIN lot or piece of ground situate in Muhlenberg Township, Berks County, Pennsylvania bounded and described by a Final Plan of Santarelli Subdivision, drawn by G.L. Kohl & Associates dated July 28, 2002, last revised November 14, 2003, recorded in Berks County Plan Book 269, Page 4, as follows, to wit:

BEGINNING at a point of the Southeasterly side of Sanco Drive (33 feet wide), said point being a corner of Lot #8 on said Plan, thence extending point of beginning along Lot #8, South

10/29/2015

14 degrees 51 minutes 52 seconds East 100.00 feet to a point on the northern side of Giorgio Mushroom Company property; thence extending along same, North 75 degrees 08 minutes 08 seconds East 32.50 feet to a point, a corner of Lot #10 on said Plan, thence extending along same North 14 degrees 51 minutes 52 seconds West 100.00 feet to a point on the southeasterly side of Sanco Drive; thence extending along same South 75 degrees 08 minutes 08 seconds West 32.50 feet to the first mentioned point and place of beginning.

BEING Lot #9 as shown on the abovementioned Plan.

HAVING THEREON ERECTED A DWELLING HOUSE KNOWN AS: 1005 Highview Court, Temple, PA 19560

PARCEL I.D. 66531909260940

BEING THE SAME PREMISES which Highview Associates, LP by Highview GP, LLC General Partner, by Deed dated 05/20/10 and recorded 05/25/10 in Berks County Instrument No. 2010019612, granted and conveyed unto Juan A. Figueroa and Linda Figueroa, as tenants, by the entirety.

To be sold as the property of Linda Figueroa and Juan A. Figueroa

No. 14-16080

Judgment Amount: \$207,060.30

Attorney: Phelan Hallinan

Diamond & Jones, LLP

LEGAL DESCRIPTION

ALL THAT CERTAIN lot or piece of ground situate in Jefferson Township, Berks County, Commonwealth of Pennsylvania, bounded and described according to a Final Plan of The Meadows at Heidelberg, Section 3, drawn by Fry Surveying, Inc., dated June 12, 2001 and last revised November 12, 2001, said Plan recorded in Berks County in Plan Book Volume 261, Page 50, as follows, to wit:

BEGINNING at a point of curve on the Northerly side of Dogwood Drive (50 feet wide), said point being a corner of Lot No. 65 on said Plan, thence extending from said point of beginning along Lot No. 65 North 8 degrees 11 minutes 20 seconds East 114.81 feet to a point, a corner of Lot No. 15 on said Plan, thence extending along same North 72 degrees 31 minutes 55 seconds East 85.69 feet to a point, a corner of Lot No. 67 on said Plan, thence extending along same South 10 degrees 54 minutes 35 seconds East 138.92 feet to a point of curve on the Northwestern side of Dogwood Drive, thence extending Southwestwardly and Westwardly along the Northwesternly and Northerly side of Dogwood Drive along the arc of a circle curving to the right having a radius of 375.00 feet the arc distance of 125.00 feet to the first mentioned point and place of BEGINNING.

CONTAINING 13,388 square feet of land.

BEING Lot No. 66 as shown on the abovementioned Plan

Vol. 108, Issue 05

UNDER AND SUBJECT TO the Declaration of Covenants, Restrictions, Easements, Charges, and Liens For Jefferson Heights Subdivision also known now as Meadows At Heidelberg recorded in Record Book 3233 Page 1612, Berks County Records.

TITLE TO SAID PREMISES IS VESTED IN David P. Hill, by Deed from Forino Co., L.P., a Pennsylvania Limited Partnership, by its Attorney-in-Fact, John G. Smith, dated 04/28/2008, recorded 05/28/2008 in Book 5363, Page 765.

BEING KNOWN AS 182 Dogwood Drive, Bernville, PA 19506-9401.

Residential property

TAX PARCEL NO. 53-4450-17-01-3146

TAX ACCOUNT: 53000280

SEE Deed Book 5363 Page 765

To be sold as the property of David P. Hill.

No. 14-16322

Judgment: \$134,131.68

Attorney: Leon P. Haller, Esquire

ALL THAT CERTAIN lot or piece of ground, together with the two-story, stucco dwelling house erected thereon, being No. 2174 Reading Avenue, situate at the Southeast corner of Reading and West Lawn Avenues (being Lot No. 1 and part of Lot No. 2 on Plan of Lots laid out by George Neizel and dated May 1923), in the Village of West Lawn, Spring Township, Berks County, Pennsylvania, said lot bounded and described as follows:

BEGINNING at a point being the Southeast corner of said Reading and West Lawn Avenues; thence East along said Reading Avenue forty feet eight and three-quarter inches (40' 8-3/4") to a point in Lot No. 2 of said Plan, property now or formerly of Ray Lerch; thence South along said property now or formerly of Ray Lerch one hundred forty feet (140') to a point in the North side of a fifteen feet (15') wide alley; thence West along said alley thirty-four feet ten and one-half inches (34' 10-1/2") to a point in the East side of said West Lawn Avenue; thence North along said West Lawn Avenue one hundred forty feet one and one-half inches (140' 1-1/2") to a point being the place of BEGINNING.

HAVING THEREON ERECTED a dwelling house known as: 2174 Reading Avenue, West Lawn, PA 19609

PARCEL I.D. 80439609064452

PIN 4396-09-06-4452

BEING THE SAME PREMISES which Diane L. Xavios now known as Diane Essick by Deed dated December 16, 2009 and recorded December 18, 2009, in the Recorder of Deeds Office in and for Berks County, Pennsylvania, at Instrument No. 2009058452, granted and conveyed unto Kyle E. Fadigan.

To be sold as the property of Kyle E. Fadigan

10/29/2015

Vol. 108, Issue 05

No. 14-17193

Judgment Amount: \$82,643.67

Attorney: Phelan Hallinan

Diamond & Jones, LLP

LEGAL DESCRIPTION

ALL THAT CERTAIN two-story stone and frame dwelling house and two-story frame shop and lot or piece of ground on which the same is erected, known as No. 121 North Furnace Street, situate on the East side of Furnace Street, between First Street and Church Street, in the Borough of Birdsboro, County of Berks and State of Pennsylvania, bounded and described as follows, to wit:

ON the North by property now or late of W. O. Geiger;

ON the East by an alley;

ON the South by property now or late of Julius Langner; and

ON the West by said Furnace Street.

CONTAINING in front along said Furnace Street twelve (12) feet six (6) inches, and in depth one hundred forty (140) feet, more or less.

TITLE TO SAID PREMISES IS VESTED IN Brian S. Eshbach and Colleen A. Strus-Eshbach, h/w, by Deed from Brian S. Eshbach, dated 10/23/2008, recorded 10/31/2008 in Book 5435, Page 2251.

BEING KNOWN AS 121 North Furnace Street, Birdsboro, PA 19508-2022.

Residential property

TAX PARCEL NO. 31534409159096

TAX ACCOUNT: 31015450

SEE Deed Book 5435 Page 2251

To be sold as the property of Colleen A. Strus-Eshbach, Brian S. Eshbach.

No. 14-17404

Judgment Amount: \$83,611.51

Attorney: Phelan Hallinan

Diamond & Jones, LLP

LEGAL DESCRIPTION

ALL THAT CERTAIN lot or piece of ground, together with the dwelling house thereon erected, situate in Lower Alsace Township, Berks County, Pennsylvania, being further known as House No. 2613 Park Street, as shown on Plan of Pennside East Addition; said Plan being recorded in the Recorder's Office of Berks County, at Reading, in Plan Book Volume 5A, Page 10; more particularly bounded and described as follows, to wit:

BEGINNING at a point in the Eastern side of Park Street, a 50 feet wide street, said point being 75 feet 0 inch South of the Southeastern lot corner of the said Park Street and Penndale Avenue, also a 50 feet wide street as laid out on the plan of lots of Pennside East Addition;

THENCE in a Southerly direction along the said Eastern side of the said Park Street, the distance of 70 feet 0 inch to a point; Thence in an Easterly direction and by a line at right angles to the said Park Street, the distance of 125.25 feet to a point; Thence in a Northerly direction and along property now 'Carsonia Park' and by

a line making an interior angle of 81 degrees 40 minutes with the last described line, the distance of 70.75 feet to a point; Thence in a Westerly direction and by a line making an interior angle of 98 degrees 20 minutes with the last described line the distance of 115 feet 0 inch to the place of BEGINNING.

CONTAINING 8408 square feet.

TITLE TO SAID PREMISES IS VESTED IN Elizabeth A. Wortman and Joyce M. Faranda, daughter and mother, as joint tenants with the right of survivorship, by Deed from Joanne Tucci, individually and as the Executrix of the Estate of Stella A. Zashtaft, deceased, dated 10/14/2004, recorded 11/01/2004, Book #4181, Page #230.

BEING KNOWN AS 2613 Park Street, Reading, PA 19606-1653.

Residential property

TAX PARCEL NO. 23532717107397

TAX ACCOUNT: 23164000

SEE Deed Book 4181 Page 230

To be sold as the property of Joyce M. Faranda, Elizabeth A. Wortman.

No. 14-17822

Judgment: \$302,286.89

Attorney: Michael J. Shavel, Esquire

LEGAL DESCRIPTION

ALL THAT CERTAIN two lots or pieces of ground situate on the South side of Twenty-fifth Street, between Prospect and Park Streets in the City of Reading, Berks County, PA and having thereon erected a dwelling house known as: 603 North 25th Street, Reading, Pennsylvania 19606.

SAID LOT being further known as Number 80 and 81, on the plan having been duly recorded in the Recorder's Office of Berks County, in Plan Book Volume 4, Page 16, and being bounded and described as follows to wit:

ON the North by said Twenty-fifth Street;

ON the East by Lot No. 82;

ON said plan being the property now or late of Jacob B. Schaeffer;

ON the South by a ten feet wide alley; and

ON the West by Lot No. 79 on said plan, being the property now or late of Lewis A. Halberstadt and wife.

CONTAINING in front or width on said Twenty-fifth Street, one hundred feet (100') and in depth of equal width, one hundred and five feet (105') to said ten feet wide alley.

BEING THE SAME PREMISES WHICH Luther L. Seidel by Deed dated 7/11/1994, and recorded 8/1/1994 in the Office of Recorder of Deeds in and for the County of Berks, and Commonwealth of Pennsylvania in the Record Book 2561, Page 2152, granted and conveyed unto Thomas F. Talarico and Debra J. Talarico, his wife.

TAX PARCEL: 23-5327-17-00-5664

SEE Deed Book Volume 4, Page 16

To be sold as the property of Jose D. Garcia, Gabriela Ghosh and Patricia Liranzo

10/29/2015

Vol. 108, Issue 05

No. 14-18982

Judgment: \$151,982.84

Attorney: Leon P. Haller, Esquire

ALL THAT CERTAIN single-family residence situate in Spring Township, Berks County, Pennsylvania, being dwelling Unit 145A of the Laurel Hill section within land shown on the plan of "Spring Ridge" as prepared by Urwiller & Walter, Inc., dated January 1, 1991 and last revised July 3, 1991, recorded in Plan Book Volume 183, Page 12, Berks County Records, and shown on the Unit Location Plan prepared by Ludgate Engineering Corporation dated February 7, 1992, Plan No. D-3528, and attached to the Declaration of Covenants and Easements, Conditions and Restrictions recorded in Misc. Book Volume _____ Page _____, Berks County Records, said Dwelling Unit including all the certain parcel of land more fully bounded and described as follows, to wit:

COMMENCING from a point near the middle of the intersection of SR 3023, known as "State Hill Road", and SR 3055 known as "Van Reed Road", said point being referenced on the aforementioned plan of "Spring Ridge" as recorded in Plan Book Volume 183, Page 12; thence North 59 degrees 38 minutes 41 seconds East, 335.68 feet to the South easternmost point of Dwelling Unit 143A; thence North 27 degrees 07 minutes 21 seconds East, 67.11 feet to the true point of beginning, said point being the centerline of the party wall of Dwelling Unit 145A and Dwelling Unit 146A; thence extending along the face of the building of Unit 145A, by property belonging to the "Spring Ridge" Development the three following courses and distances: (1) South 23 degrees 42 minutes 19 seconds West 22.16 feet to a point, (2) North 66 degrees 17 minutes 41 seconds West, 4.00 feet to a point, (3) South 23 degrees 42 minutes 19 seconds West, 0.17 feet to a point on the centerline of the party wall of Dwelling Unit 144A and Dwelling Unit 145A; thence extending along the centerline of said party wall, North 66 degrees 17 minutes 41 seconds West, 29.33 feet to a point; thence leaving the centerline of the party wall and extending along the building of Unit 145A, by property belonging to "Spring Ridge" Development the nine following courses and distances: (1) North 23 degrees 42 minutes 19 seconds East, 0.17 feet to a point, (2) North 66 degrees 17 minutes 41 seconds West, 4.00 feet to a point, (3) North 23 degrees 42 minutes 19 seconds East, 4.17 feet to a point, (4) South 66 degrees 17 minutes 41 seconds East, 8.00 feet to a point, (5) North 23 degrees 42 minutes 19 seconds East, 4.33 feet to a point, (6) North 66 degrees 17 minutes 41 seconds West, 2.00 feet to a point, (7) North 23 degrees 42 minutes 19 seconds East, 4.66 feet to a point, (8) South 66 degrees 17 minutes 19 seconds East, 2.00 feet to a point, (9) North 23 degrees 42 minutes 19 seconds East, 9.00 feet to a point on the centerline

of the party wall of Dwelling Unit 145A and Dwelling Unit 146A; thence extending along the centerline of the said party wall, South 66 degrees 17 minutes 41 seconds East, 29.33 feet to the true point of beginning.

HAVING THEREON ERECTED a single family dwelling unit known as: 145 Laurel Court, Wyomissing, PA 19610

PARCEL I.D. 80438716832344

BEING THE SAME PREMISES which Randy Kochel and Victoria J. Kochel, his wife, by Deed dated 06/18/10 and recorded 06/21/10 in Berks County Instrument No. 2010023549, granted and conveyed to Marlene Mier.

To be sold as the property of Marlene Mier

No. 14-19181

Judgment Amount \$162,341.59

Attorney: Robert W. Williams, Esquire

ALL THAT CERTAIN three-story brick building and the lot or piece of ground which the same is erected, situate on the northeast corner of North Ninth and Oley Streets, in the City of Reading, County of Berks and Commonwealth of Pennsylvania, being Premises No. 701 North Ninth Street, bounded and described as follows, to wit:

ON the North by property now or late of Kate Albrecht, wife of John F. Albrecht;

ON the East by a ten feet wide alley;

ON the South by Oley Street; and

ON the West by North Ninth Street.

CONTAINING IN FRONT on said North Ninth Street, twenty feet and in depth on said Oley Street, one hundred ten feet.

TITLE TO SAID PREMISES vested in Xiomara Figueroa and Rafael Guerrero by Deed from NFW Corporation, a Pennsylvania Corporation dated 09/25/2007 and recorded 09/27/2007 in the Berks County Recorder of Deeds in Book 5228, Page 722.

BEING KNOWN AS 701 North 9th Street, Reading, PA 19604

TAX PARCEL NUMBER: 12531753041113

To be sold as the property of Xiomara Figueroa and Rafael Guerrero

No. 14-19641

Judgment Amount: \$47,906.73

Attorney: Phelan Hallinan

Diamond & Jones, LLP

LEGAL DESCRIPTION

ALL THAT CERTAIN two-story brick dwelling house and lot or piece of ground situate on the West side of North Eleventh Street, No. 1014, between Spring and Robeson Streets, in the City of Reading, County of Berks and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point on the West side of said North Eleventh Street, one hundred and twenty-six feet North from the Northwest corner of North Eleventh and Spring Streets, a corner of

10/29/2015

Vol. 108, Issue 05

property now or late of W. Horace Sheeler, thence West along the same one hundred and ten feet, a point on the East side of a fourteen feet wide alley, thence North along said alley fifteen feet to a point, a corner of property now or late of Elmer H. Beard, thence East along said property one hundred and ten feet to a point in the West line of said North Eleventh Street, thence South along said street fifteen feet to the place of beginning.

TITLE TO SAID PREMISES IS VESTED IN Ebony Brown, by Deed from Carol Ann Golbey a/k/a Carol A. Golbey, dated 06/27/2002, recorded 07/08/2002 in Book 3562, Page 1196.

BEING KNOWN AS 1014 North 11th Street, Reading, PA 19604-2223.

Residential property

TAX PARCEL NO. 13531745150827

TAX ACCOUNT: 13173025

SEE Deed Book 3562 Page 1196

To be sold as the property of Ebony Brown.

No. 14-19649

Judgment: \$66,298.68

Attorney: Law Office of Gregory Javardian, LLC

ALL THOSE CERTAIN lot or piece of ground together with the one and a half story brick slate roof dwelling house erected thereon, situate on the East side of Ridgeway Street, between Elizabeth and Bellevue Avenues, known as Lot No. 206 and being House No. 3423 Ridgeway Street, in the Borough of Laureldale (formerly known as Rosedale Addition, Muhlenberg Township), County of Berks and Commonwealth of Pennsylvania, bounded and described as follows to wit:

ON the North by Lot No. 205, property now or late of William Anthony;

ON the East by a 15 feet wide alley;

ON the South by Lot No. 207, property now or late of William E. and Estella Kepton; and

ON the West by said Ridgeway Street.

CONTAINING in front along said Ridgeway Street 20 feet in width, and in depth Eastward therefrom 117 feet 6 inches to said alley.

BEING THE SAME PREMISES which A. Virginia Lengel by Deed dated May 19, 2000 and recorded May 26, 2000 in the Office of the Recorder of Deeds in and for Berks County in Deed Book 3203, Page 1471, granted and conveyed unto Sean Stewart.

BEING KNOWN AS 3423 Ridgeway Street, Reading, PA 19605.

TAX PARCEL NO. 57-5319-17-00-7056

ACCOUNT:

SEE Deed Book 3203 Page 1471

To be sold as the property of Sean Stewart

No. 14-20383

Judgment: \$121,503.96

Attorney: McCabe, Weisberg & Conway, P.C.

TAX I.D. #86349000828691

ALL THAT CERTAIN piece of ground with the building, Situate in the Township of Tulpehocken, County of Berks and State of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a stone in a Public Road; thence along the middle of said Public Road and lands, now or late, of Earl J. Troutman, North 84-1/2 degrees West 13.6 perches to a stone; thence by other lands, now or late, of Irvin W. Crouse, North 5-1/2 degrees East 4.1 perches to a post; thence by the same, South 84-1/2 degrees East, 12 perches to a post; thence by lands now or late of Samuel Crouse, South 16 degrees West, 4.5 perches to a stone, the place of beginning.

BEING known as 66 Mill Road, Myerstown, PA 17067

BEING PIN #3490-00-82-8691

ACCOUNT #025500(86)

BEING KNOWN AS: 66 Mill Road, Myerstown, Pennsylvania 17067.

TITLE TO SAID PREMISES is vested in Edna M. Lutz and Ralph E. Lutz by deed from Irvin W. Grouse and Sue E. Grouse, husband and wife, dated December 18, 1948 and recorded January 10, 1949 in Deed Book 1023, Page 228. The said Edna M. Lutz died on April 25, 2014 thereby vesting title in her surviving spouse Ralph E. Lutz by operation of law.

To be sold as the property of Curtis L. Lutz, known surviving heir of Edna M. Lutz, deceased mortgagor and real owner, Loretta J. Delong, known surviving heir of Edna M. Lutz, deceased mortgagor and real owner, Joyce A. Ernfield, known surviving heir of Edna M. Lutz, deceased mortgagor and real owner, and Russell C. Lutz, known surviving heir of Edna M. Lutz, deceased mortgagor and real owner

No. 14-20852

Judgment Amount: \$159,423.11

Attorney: Phelan Hallinan

Diamond & Jones, LLP

LEGAL DESCRIPTION

ALL THAT CERTAIN lot or piece of land, situate in the Township of Bern, County of Berks and State of Pennsylvania, it being Lot No. 110, plus the Eastern 2-1/2 feet wide strip of Lot No. 109 adjoining, on the plan of lots as laid out by Edwin W. Mull, bounded and described as follows, to wit:

BEGINNING at a point on the South side of Prison Road, said point being 200 feet West of the Southwestern corner of the intersection of said Prison Road with a proposed 35 feet wide street to be known as Mull Avenue; thence South 25 degrees 30 minutes East 150 feet along Lot No. 111, being the property of Clarence E. Weidman,

10/29/2015

et al., to a point; thence South 64 degrees 30 minutes West along Lot No. 120, 120 feet to a point; thence North 25 degrees 30 minutes West along the remaining portion of Lot No. 109, 150 feet to a point on the South side of Prison Road North 64 degrees 30 minutes East 120 feet to the place of BEGINNING.

CONTAINING 18,000 square feet.

TITLE TO SAID PREMISES IS VESTED IN Timothy W. Moyer and Sharon A. Moyer, h/w, by Deed from Margaret M. Gilbert, dated 11/23/1994, recorded 12/06/1994 in Book 2597, Page 1399.

BEING KNOWN AS 528 Prison Road, Leesport, PA 19533-9386.

Residential property

TAX PARCEL NO. 27-4389-04-50-3835

TAX ACCOUNT: 27029300

SEE Deed Book 2597 Page 1399

To be sold as the property of Timothy W. Moyer, Sharon A. Moyer.

No. 14-20884

Judgment Amount: \$95,694.38

Attorney: Phelan Hallinan

Diamond & Jones, LLP

LEGAL DESCRIPTION

ALL THAT CERTAIN lot or piece of ground with the buildings and improvements thereon erected hereditaments and appurtenances, being Lot No. 159 as shown on the Plan of 'Topton Heights' Second Addition, Section No. 1, said Plan recorded in Plan Book Volume 32, Page 82, Berks County Records, situate on the easterly side of Herbein Drive, in the Borough of Topton, County of Berks and Commonwealth of Pennsylvania, more fully bounded and described as follows, to wit:

BEGINNING at an iron pin in the southeasterly corner of said Lot No. 159 on the division line of Lot No. 159 and Lot No. 158 on said 'Topton Heights' Second Addition, Section No. 1 and land now or late of the School District of the Borough of Topton, thence extending in a northwesterly direction along Lot No. 158 a distance of 35.13 feet to a point, thence still in a northwesterly direction along Lot No. 158 a distance of 65 feet to a point on the easterly building line of Herbein Drive (60 feet wide), said line forming an obtuse angle of 195 degrees 23 minutes 6 seconds with the last described line.

THENCE extending along arc of the curve in a northerly direction along the easterly building line of Herbein Drive, a distance of 90 feet to a point, said arc having a radius of 411.57 feet, a central angle of 12 degrees 31 degrees minutes 45 seconds, said line forming an interior tangent with the last described line of 91 degrees 36 minutes 13 seconds,

THENCE extending in a southerly direction along the division line of Lot No. 159 and Lot No. 160 of said 'Topton Heights' Second Addition, Section 1, a distance of 211.35 feet to a point, forming an interior tangent of 100 degrees 49

Vol. 108, Issue 05

minutes 1 second with the last described line,

THENCE extending in a southerly direction along the division line of Lot No. 159 and property now or late of the School District of the Borough of Topton, a distance of 43.06 feet to an iron pin, said line forming an angle of 112 degrees 22 minutes 44 seconds with the last described line,

THENCE extending in a westerly direction along the division line of Lot No. 159 and property now or late of the School District of the Borough of Topton, a distance of 148.16 feet to an iron pin, the place of beginning, said line forming an angle of 91 degrees 1 minute 30 seconds with the last described line.

TITLE TO SAID PREMISES IS VESTED IN Bonnie S. Stichter, by Deed from Keith D. Brocius, dated 06/15/2007, recorded 07/05/2007 in Book 5172, Page 1806.

BEING KNOWN AS 29 South Herbein Drive, Topton, PA 19562-1715.

Residential property

TAX PARCEL NO. 85-5463-20-71-8705

TAX ACCOUNT: 85020923

SEE Deed Book 5172 Page 1806

To be sold as the property of Bonnie S. Stichter.

No. 14-21481

Judgment Amount: \$187,856.12

Attorney: Powers, Kirn & Associates, LLC

ALL THAT CERTAIN split level brick dwelling being House No. 1106 Independence Drive, together with the lot or piece of ground upon which the same is erected, being Lot No. 11, Block "G", as shown on the plan of building lots known as Whitfield Section III, as laid out by Berkshire Greens, Inc., and recorded in the Office for the Recording of Deeds, in and for Berks County, in Plan Book Volume 29, Page 59, dated April 15, 1964 situate in Spring Township, Berks County, Pennsylvania, being more particularly bounded and described as follows, to wit:

BEGINNING at a point in the Southerly building line of Independence Drive, a 53.00 foot wide street, said point being the distance of 223.20 feet Westwardly from the point of tangency formed by the intersection of the Westerly building line of St. Albans Drive, a 53.00 foot wide street with the aforementioned Southerly building line of Independence Drive;

THENCE in a Southwardly direction along the Westerly side of Lot No. 10, being House No. 1104 Independence Drive, by a line forming an interior angle of 90 degrees with the line to be described last, the distance of 110.00 feet, to a point in the Northerly side of a 30.00 foot wide watercourse;

THENCE in a Westwardly direction along the Northerly side of said 30.00 foot wide watercourse by a line forming an interior angle of 90 degrees with the last described line, the distance of 70.00 feet to a point;

THENCE in a Northwardly direction along

10/29/2015

Vol. 108, Issue 05

the Easterly side of Lot No. 12, being House No. 1108 Independence Drive, by a line forming an interior angle of 90 degrees with the last described line, the distance of 110.00 feet to a point in the aforementioned Southerly building line of Independence Drive;

THENCE in an Eastwardly direction along said building line, by a line forming an interior angle of 90 degrees with the last described line, the distance of 70.00 feet, to the place of beginning.

BEING THE SAME PREMISES which Bradley S. Freymoyer by Deed dated September 16, 2005 and recorded January 6, 2006 in the Office of the Recorder of Deeds in and for Berks County in Deed Book 4746, Page 2019, Instrument No. 2006001231 granted and conveyed unto Brian S. Snyder and Kristen L. Snyder, husband and wife.

BEING KNOWN AS 1106 Independence Drive, West Lawn, PA 19609.

TAX PARCEL NO. 80-4386-07-59-7893

SEE Deed Book 4746 Page 2019

To be sold as the property of Brian S. Snyder and Kristen L. Snyder

No. 14-22299

Judgment Amount: \$51,245.22

Attorney: Phelan Hallinan

Diamond & Jones, LLP

LEGAL DESCRIPTION

ALL THAT CERTAIN two-story brick dwelling house and the lot or piece of ground upon which the same is erected, situate on the South side of West Douglass Street, between Milmore and Gordon Streets, being No. 420 West Douglass Street, in the City of Reading, County of Berks and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

ON the North by said West Douglass Street;

ON the East by property now or late of Blanche G. Martz, being No. 418 West Douglass Street;

ON the South by a fifteen feet wide alley; and

ON the West by property now or late of Ludwig Stettenbauer and Pearl E. Stettenbauer, his wife, being No. 422 West Douglass Street.

CONTAINING in front or width on said West Douglass Street twenty feet (20 feet) and in depth or length of equal width one hundred and twenty feet (120 feet) to said fifteen feet wide alley.

TOGETHER with the use of the fifteen feet wide alley on the South in common with the owners or occupiers of the land adjacent to said alley.

TITLE TO SAID PREMISES IS VESTED IN Gaetano Amoroso, by Deed from Roberto Reyes and Maria L. Reyes, h/w, dated 04/28/2005, recorded 07/05/2005 in Book 4619, Page 1103.

GAETANO W. AMOROSO a/k/a Gaetano Amoroso died on 08/17/2010, and upon information and belief, his surviving heir is Sharon A. Amoroso. Per the Register of Wills of Berks County and was informed that no estate has

been raised on behalf of the decedent.

BEING KNOWN AS 420 West Douglass Street, Reading, PA 19601-2308.

Residential property

TAX PARCEL NO. 15530755346558

TAX ACCOUNT: 15355225

SEE Deed Book 4619 Page 1103

To be sold as the property of Sharon A. Amoroso, in her capacity as heir of Gaetano W. Amoroso a/k/a Gaetano Amoroso, deceased, unknown heirs, successors, assigns, and all persons, firms, or associations claiming right, title or interest from or under Gaetano W. Amoroso a/k/a Gaetano Amoroso, deceased.

No. 14-22470

Judgment Amount: \$157,986.99

Attorney: Phelan Hallinan

Diamond & Jones, LLP

LEGAL DESCRIPTION

ALL THAT CERTAIN two-story semi-detached stone dwelling house and the lot or piece of ground upon which the same is erected, situate at the Northeast corner of North 13th and Marion Street, being No. 1201 North 13th Street, in the City of Reading, County of Berks, and State of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point, the intersection of the Eastern building line of North 13th Street, with the Northern building line of Marion Street, thence North along the Eastern building line of North 13th Street, 35 feet to a point, thence East 100 feet to a 15 feet wide alley; thence South along the same, 35 feet to a point in the Northern building line of said Marion Street; thence West along the same, 100 feet to the place of beginning.

TITLE TO SAID PREMISES IS VESTED IN Yessenia Bello and Mercedes Bello, as tenants by the entirety, by Deed from Campos C. Torres, dated 06/12/2006, recorded 09/25/2006 in Book 4973, Page 1546.

BEING KNOWN AS 1201 North 13th Street, Reading, PA 19604-2018.

Residential property

TAX PARCEL NO. 17-5317-38-26-2883

TAX ACCOUNT: 17208300

SEE Deed Book 4973 Page 1546

To be sold as the property of Yessenia Bello, Mercedes Bello.

No. 14-22493

Judgment: \$148,436.50

Attorney: Sarah K. McCaffery, Esquire

ALL THAT CERTAIN lot of ground with the brick dwelling house thereon erected, situate on the Southern side of West Fifth Street and known as No. 20 West Fifth Street in the Borough of Boyertown, Berks County, Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a corner on the Southern side of West Fifth Street on building range, at a corner of land of parties of the first part, formerly

10/29/2015

James H. Renninger (No. 22 West Fifth Street) and running thence by the same and through the middle of an alleyway or walk and through the middle of a brick partition wall of this and the adjoining similar brick dwelling house in a Southwestwardly direction sixty-five feet to a corner or lot of land of Helen Geiger, formerly Charles L. Keely; thence along the same in a Southeastwardly direction fifteen feet to a corner of land of parties of the first part, formerly James H. Renninger (No. 18 West Fifth Street), thence along the same and through the middle of an alley way or walk and through the middle of a brick partition wall of this and adjoining similar brick dwelling house in a Northeastwardly direction sixty-five feet to a corner on building range of said West Fifth Street, thence along said building range in a Northwestwardly direction fifteen feet to the place of BEGINNING.

BEING PARCEL #5387-20-82-9091

BEING THE SAME PREMISES WHICH Robert R. Roth and Linda Neafcy, n/k/a Linda Roth, his wife, by Deed dated March 13, 2003 and recorded April 17, 2003 in Berks County in Record Book 3740 Page 2312, granted and conveyed unto Robert R. Roth and Linda Roth, his wife, in fee.

TAX PARCEL NO. 33538720829091

BEING KNOWN AS 20 West 5th Street, Boyertown, PA 19512

Residential Property

To be sold as the property of Matthew J. Dinnini and Robbie L. Neafcy a/k/a Robbie Neafcy

No. 14-3916

Judgment Amount: \$237,995.24

Attorney: Robert W. Williams, Esquire

ALL THAT CERTAIN lot or piece of ground situate in Caernarvon Township, Berks County, Pennsylvania grounded and described according to a final plan of "Pennwood Farms" recorded in Plan Book 232 Page 41, Berks County Records, as follows:

BEGINNING AT A POINT on the southeast side of Quarry View Drive (50' wide) a corner in common with Lot 41 on the abovementioned plan; thence along the southeast side of Quarry View Drive North 79° 51' 15" East a distance of 135.50 feet to a point on a curve connecting the southeast side of Quarry View Drive with the southwest side of Lenape Drive (50' wide); thence along said curve on the arc of a circle curving to the right having a radius of 25.00 feet an arc distance of 39.27 feet to a point on the southwest side of Lenape Drive; thence along the southwest side of Lenape Drive South 10° 08' 45" East a distance of 75.00 feet to a point a corner in common with Lot 19 on the abovementioned plan; thence along Lot 19 South 79° 51' 53" West a distance of 168.55 feet to a point on line of the aforementioned Lot 41; thence along Lot 41 North 05° 32' 37" West a distance of 100.32 feet to a point on the southeast side of Quarry View

Drive, the place of beginning.

CONTAINING approximately 16.318 square feet.

BEING LOT 18 on the abovementioned plan.

TITLE TO SAID PREMISES vested in David R. Jones and Lori A. Jones, husband and wife, by Deed from Wooldridge Construction Company of PA., Inc., a PA Corp. dated 08/08/2000 and recorded 11/29/2000 in the Berks County Recorder of Deeds in Book 3269, Page 635.

BEING KNOWN AS 24 Lenape Drive, Morgantown, PA 19543

TAX PARCEL NUMBER: 35-5320-04-51-1813

To be sold as the property of David R. Jones and Lori A. Jones

No. 14-4022

Judgment Amount: \$184,907.86

Attorney: KML Law Group, P.C.

LEGAL DESCRIPTION

LONG LEGAL: All that certain parcel or tract of land situate in the Township of Maiden Creek, County of Berks, Commonwealth of Pennsylvania and being the same real property conveyed to Gary P. Fuerst and Donna Fuerst by Deed on 7/7/2000 as Book 3217 Page 206 among the Official Records of Berks County, Commonwealth of Pennsylvania. Said Deed reference made herein for a more full description.

BEING MORE FULLY DESCRIBED IN DEED AS THE FOLLOWING:

ALL THAT CERTAIN parcel of ground on the South side of Faith Drive (54' wide) situate in Maidencreek Township together with the improvements thereon erected, situate in Berks County, Pennsylvania, being known as Lot #66 of the Final Plan of "Maidencreek Estates, Phase V" recorded in Plan Book Volume 163, Page 11, Berks County Records, prepared by Ludgate Engineering Corporation, Plan No. D-1408, dated March 6, 1989 and being more fully bounded and described as follows, to wit:

BEGINNING at a point on the southern right-of-way line of Faith Drive a corner of Lot #67, thence along Lot #67 South 20 degrees 10 minutes 00 seconds East, 135.00' to a point in line of the open space; thence along the open space, South 69 degrees 50 minutes 00 seconds West, 80.00' to a point a corner of Lot #65; thence along Lot #65; North 20 degrees 10 minutes 00 seconds West, 135.00' to a point on the southern right-of-way line of Faith Drive, thence along the southern right-of-way line of Faith Drive. North 69 degrees 50 minutes 00 seconds East 80.00' to a point and place of beginning.

CONTAINING 10,800.00 square feet, more or less.

THEREON ERECTED A DWELLING HOUSE KNOWN AS: 309 Faith Drive, Blandon, PA 19510

TAX PARCEL #61541120928396

ACCOUNT: 61033050

SEE Deed Book 3217, Page 206

10/29/2015

Sold as the property of: Donna Fuerst and Gary P. Fuerst

No. 14-5382

Judgment: \$222,326.58

Attorney: Law Office of Gregory Javardian, LLC

ALL THAT CERTAIN lot or tract of land known as Lot No. 53 as shown on the Plan of the Development of Leesport Gardens as laid out by J. Roy Wise, Inc., in May 1976 and recorded in Plan Book Volume 61, Page 4, Berks County Records, situate in the Borough of Leesport, County of Berks and Commonwealth of Pennsylvania, being more fully bounded and described as follows, to wit:

BEGINNING at a point on the Northwestern side of Degler Avenue at a corner of Lot No. 52 and Lot No. 53 as shown on said Plan, thence extending in a Northwesternly direction along Lot No. 52 by a line forming an interior angle of 90° with the line to be described last, a distance of 120 feet to a point in line of Lot No. 29 as shown on said Plan, thence extending in a Northwesternly direction along Lot No. 29 and Lot No. 28 by a line forming an interior angle of 90° with the last described line, a distance of 84 feet to a point in line of Lot No. 54 as shown on said Plan; thence extending in a Southeasterly direction along Lot No. 54 by a line forming an interior angle of 90° with the last described line of distance of 120 feet to a point on the Northwesternly side of Degler Avenue; thence extending in a Southwesterly direction along Degler Avenue by a line forming an interior angle of 90° with the last described line, a distance of 84 feet to a point on Degler Avenue at a corner of Lot No. 52, the place of BEGINNING.

CONTAINING in area 10,080 square feet of land.

BEING THE SAME PREMISES which Dino Iaccarino and Angela Iaccarino, husband and wife, by Deed dated May 21, 2010 and recorded May 27, 2010 in the Office of the Recorder of Deeds in and for Berks County in Instrument No. 2010020082, granted and conveyed unto Dino J. Iaccarino and Angela Iaccarino, husband and wife.

BEING KNOWN AS 433 Degler Avenue, Leesport, PA 19533.

TAX PARCEL NO. 92-4490-1047-3149

ACCOUNT:

SEE Instrument No. 2010020082

To be sold as the property of Dino J. Iaccarino and Angela Iaccarino

No. 14-730

Judgment Amount: \$165,302.42

Attorney: KML Law Group, P.C.

LEGAL DESCRIPTION

ALL THAT CERTAIN lot or piece of ground upon which is erected a semi-detached two-story frame dwelling house, with a two-story frame

Vol. 108, Issue 05

back building attached, situate on the North side of Locust Street (No. 111) in the Borough of Fleetwood, County of Berks and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

ON the North by Foundry Alley,
ON the East by property now or late of Emma H Heist, widow of Leroy Heist,
ON the South by the said Locust Street, and
ON the West by property of Seventh Day Adventist Congregation.

CONTAINING in front on said Locust Street twenty (20 feet) feet, and in depth of equal width one hundred eighty (180 feet) feet and six (6 inches) inches, to Foundry Alley.

THEREON ERECTED A DWELLING HOUSE KNOWN AS: 111 East Locust Street, Fleetwood, PA 19522

TAX PARCEL #44543116842350

ACCOUNT: 44025700

SEE Deed Book 5371, Page 1952

Sold as the property of: Jeffrey A. Hertzog

No. 15-00101

Judgment: \$188,621.37

Attorney: McCabe, Weisberg & Conway, P.C.

TAX I.D. #61541120819913

ALL THAT CERTAIN parcel of ground on the South side of Faith Drive (54' wide) situate in Maiden Creek Township, Berks County, Pennsylvania, being known as Lot #53 of the Final Plan of Maiden Creek Estates Phase V recorded in Plan Book 163 Page 11, Berks County Records, prepared by Ludgate Engineering Corporation, Plan O. D-1408, dated 3/6/1998 and more fully bounded and described as follows:

BEGINNING at a point on the Southern right-of-way line of Faith Drive, a corner of Lot #54; thence along Lot #54, South 13 degrees 21 minutes 05 seconds West, 123.32 feet to a point in line of the open space; thence along the open space, North 74 degrees 10 minutes 00 seconds West 85.00 feet to a point, a corner of Lot #52; thence along Lot #52, North 16 degrees 02 minutes 50 seconds East, 118.25 feet to a point of curvature on the Southern right-of-way line of Faith Drive; thence along the Southern right-of-way line of Faith Drive by a curve to the left having an initial radius bearing of North 16 degrees 22 minutes 58 seconds East, a radius of 552.00 feet, a central angle of 08 degrees 14 minutes 45 seconds and an arc length of 79.44 feet to a point, the place of Beginning.

BEING KNOWN AS: 248 Faith Drive, Blandon, Pennsylvania 19510.

TITLE TO SAID PREMISES is vested in Zachary Leibelsperger by Deed from Thomas A. Baldwin and Lissa D. Baldwin, husband and wife, dated August 4, 2012 and recorded June 11, 2013 in Instrument Number 2013024434.

To be sold as the property of Zachary Leibelsperger

10/29/2015

No. 15-00330

Judgment: \$108,590.73

Attorney: Richard M. Squire & Associates,
LLC

ALL THAT CERTAIN lot or piece of ground with the two and one-half story frame dwelling house and other buildings thereon erected, situate on the East side of South Third Street, formerly White Oak Street, and being known as No. 235 South Third Street, in the Borough of Hamburg, County of Berks, and State of Pennsylvania, more fully bounds and describes as follows, to wit:

ADJOINING PROPERTY now or late of Wayne Seigfries on the North;

APPLE ALLEY on the East;

PROPERTY NOW OR LATE of John Ebling on the South, and

SOUTH THIRD STREET on the West.

CONTAINING in front along South Third Street 28 feet and of equal width 180 feet in depth, more or less.

KNOWN AS 235 South Third Street, Hamburg, PA 19526

BEING THE SAME PREMISES which Charles G. Newkirk and Sandra Newkirk, h/w, by Deed dated 10/20/200 and Recorded 10/27/200 in the County of Berks and Commonwealth of Pennsylvania in Deed Book 3257 Page 1989, granted and conveyed unto Timothy T. Moyer and Joanne M. Moyer, h/w, in fee.

TAX PARCEL 46-4494-05-18-2420

ACCOUNT NO. 46023000

SEE Deed Book 3257, Page 1989

To be sold as the property of Joanne M. Moyer and Timothy T. Moyer

No. 15-00776

Judgment: \$180,393.94

Attorney: Richard M. Squire & Associates,
LLC

ALL THOSE CERTAIN lots or pieces of ground, together with the one and one half story single cement block bungalow thereon erected, being No. 737 Douglass Street; situate in the Borough of Wyomissing (formerly in the Township of Spring), County of Berks and State of Pennsylvania (as shown by the Map or Plan surveyed by William H. Dechant, C.E., and bearing date September, 1910, said Map or Plan having been duly recorded in the Recorder's Office of Berks County, State of Pennsylvania, in Plan Book Volume 4 Page 14) and being further known as Lot Nos. 8, 9 and 10 in Block "H", in said Plan of "North Wyomissing Heights" and being more particularly bounded and described as follows, to wit:

ON the North partly by Lot No. 7 and partly by land now or late of John Withers;

ON the East partly by Douglass Street and partly by land now or late of John Withers;

ON the South partly by Douglass Street and partly by Eighth Street; and

ON the West partly by Lot No. 7 and partly by Eighth Street.

Vol. 108, Issue 05

LOT NO. 8 having a frontage on said Eighth Street of 25 feet and extending in depth along its western boundary line 132 feet 5-7/8 inches along its eastern boundary line 134 feet 5-1/2 inches.

LOT NO. 9 having a frontage on said Eighth Street of 25 feet and extending in depth along its western boundary line 134 feet 5-1/2 inches and along its eastern boundary line from said Eighth Street to the point of intersection with Douglass Street.

LOT NO. 10 being triangular in shape and having a width on said Eighth Street of 43 feet, more or less.

BEING THE SAME PREMISES which Clyde R. Herner and Irene D. Herner, husband and wife, by Attorney-in-Fact, Dolores Hartman by Deed dates 9/25/2002 and recorded 11/6/2002 in the County of Berks County in Deed Book 3649, Page 0684, conveyed unto Harry G. Armistead and Robin B. Armistead, grantors herein.

TAX PARCEL 96-4397-16-73-8072

ACCOUNT NO. 96-144200

SEE Deed Book 3649, Page 684

To be sold as the property of Harry G. Armistead and Robin B. Armistead

No. 15-00855

Judgment: \$35,523.57

Attorney: McCabe, Weisberg & Conway, P.C.

TAX I.D. #13531737064589

ALL THAT CERTAIN two-story brick dwelling house and the lot or piece of ground upon which the same is erected situate on the West side of North Tenth Street between Robeson and Marion Streets in the City of Reading, County of Berks and State of Pennsylvania being No. 1136 North Tenth Street, bounded and described as follows to wit:

ON the North by property now or late of Walter E Payne,

ON the East by said North Tenth Street,

ON the South by property now or late of Jacob S. Becker, and

ON the West by a twenty (20) feet wide alley.

CONTAINING in front on said North Tenth Street in width thirteen (13) feet more or less, and in depth one hundred (100) feet to said twenty (20) feet wide alley.

PARCEL ID 14-5317-37-06-4589

BEING KNOWN AS: 1136 North 10th Street, Reading, Pennsylvania 19604.

TITLE TO SAID PREMISES is vested in Emilio R. Gonzalez by Deed from Mariyel Rodriguez, n/k/a Mariyel Fava and Guido J. Fava dated December 19, 2007 and recorded December 28, 2007 in Deed Book 5279, Page 2276, INSTRUMENT NUMBER 2007075937.

To be sold as the property of Emilio R. Gonzalez

No. 15-01400

Judgment: \$343,914.90

Attorney: McCabe, Weisberg & Conway, P.C.

10/29/2015

Vol. 108, Issue 05

TAX I.D. #39439515524892

ALL THAT CERTAIN tract or parcel of land situate in the Township of Cumru, County of Berks and Commonwealth of Pennsylvania, being Lot 13-C in Park Manor Extension, as recorded in Plan Book 34, Page 27, Berks County Records and being more fully bounded and described as follows, to wit:

BEGINNING at a point in the Northern line of Calyn Drive a corner of Lot 12-C; thence along aforesaid Calyn Drive South 71 degrees 45 minutes 16 seconds West a distance of 34.69 feet to a point; thence along the same by a curve to the right having a radius of 123.00 feet, a central angle of 64 degrees 34 minutes 52 seconds, an arc distance of 138.64 feet, and a chord bearing North 75 degrees 57 minutes 18 seconds West a distance of 131.42 feet to a point; thence along Lots 14-C and 15-C North 54 degrees 01 minutes 12 seconds East a distance of 153.06 feet to a point; thence along Lot 12-C South 18 degrees 14 minutes 44 seconds East a distance of 116.83 feet to the place of BEGINNING.

CONTAINING 11,428 square feet of land, more or less.

LEGAL

BEING KNOWN AS: 426 Calyn a/k/a 426 Calyn Drive, Reading, Pennsylvania 19607

TITLE TO SAID PREMISES is vested in Wayne A. Lamp and Elizabeth Lamp, a/k/a Elizabeth A. Lamp, husband and wife, by Deed from Andrzej Kajdana and Malgorzata Kajdana, husband and wife, dated November 25, 1997 and recorded December 5, 1997 in Deed Book 2890, Page 471 Instrument Number 57610.

To be sold as the property of Wayne A. Lamp and Elizabeth Lamp, a/k/a Elizabeth A. Lamp

No. 15-01639

Judgment Amount: \$126,149.16

Attorney: Powers, Kirn & Associates, LLC

PURPART NO. 1

ALL THAT CERTAIN lot or piece of ground, together with the two and one-half story frame double dwelling house thereon erected, being No. 311 Furnace Street, in the Borough of Topton, County of Berks and State of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at point in the Northerly side of Furnace Street, said point being South 83-1/2 degree West 288 feet 10 inches from lands now or late Duquesne Slag Products Company; thence extending along the Northerly side of Furnace Street, South 83-1/2 degrees West, a distance of 21 feet 2 inches to a point in the Easterly line of Premises No. 309 Furnace Street now or late of Elias and Mabel Zettlemoyer thence extending along the same, North 7 degrees West, a distance of 185 feet to a point in the Southerly side of a 16 feet wide alley; thence extending along the same, North 83-1/2 degrees East, a distance of 21 feet 2 inches to a point in the Westerly line of Premises No. 313 Furnace Street now or late of Paul J. and Verna Keiser and thence extending

along the same, South 7 degrees East, a distance of 185 feet to a point in the Northerly side of Furnace Street, the place of beginning.

PURPART NO. 2

ALL THAT CERTAIN lot or piece of ground, situate along the rear alley and to the North of Premise No. 311 Furnace Street, into the Borough of Topton, County of Berks and State of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point in the Northerly side of a 16 feet wide alley, said point being South 83-1/2 degrees West 288 feet 10 inches from lands now or late of Duquesne Slag Products Company; thence extending along the Northerly side of said alley, South 83-1/2 degrees West, a distance of 21 feet 2 inches to a point in line of property now or late of Elias and Mabel Zettlemoyer, thence extending along the same, North 7 degrees West, a distance of approximately 113.0625 feet to a point in line of lands now or late of Nathan Klein; thence extending along the same, North 86-1/2 degrees East a distance of approximately 21 feet 2 inches to a point in line of property now or late of Paul J. and Verna Keiser; and thence extending along the same, South 7 degrees East, a distance of approximately 111 feet 9 inches to a point in the Northerly side of said alley, the place of beginning.

BEING THE SAME PREMISES which Timothy A. Burnish and Wendy L. Burnish by Deed dated February 26, 2010 and recorded March 4, 2010 in the Office of the Recorder of Deeds in and for Berks County in Deed Instrument No. 2010008055 granted and conveyed unto Scott E. Leinbach, Jr. and Ashley A. Leinbach.

BEING KNOWN AS 311 Furnace Street, Topton, PA 19562.

TAX PARCEL NO. 85-5473-13-13-0823

SEE Instrument #201000808066

To be sold as the property of Scott E. Leinbach, Jr. and Ashley A. Leinbach

No. 15-02374

Judgment Amount: \$20,131.82

Attorney: KML Law Group, P.C.

LEGAL DESCRIPTION

ALL THAT CERTAIN lot or piece of ground upon which is erected a two-story brick, mansard roof, dwelling house, being No. 753 North Twelfth Street, Situate on the East side of North Twelfth Street, Between Oley and Douglass Streets, in the City of Reading, County of Berks and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

BOUNDED on the North by property now or late of Martin C. Englert and Mary R. Englert, his wife, being No. 755 North Twelfth Street; on the East by a ten (10) feet wide alley; on the South by property now or late of Jefferson Betz, being No. 751 North Twelfth Street; and on the West by said North Twelfth Street.

CONTAINING in front on said North Twelfth Street; in width or breadth, fourteen (14) feet and

10/29/2015

in depth or length, of equal width or breadth, one hundred and ten (110) feet.

THEREON ERECTED A DWELLING HOUSE KNOWN AS: 753 North 12th Street, Reading, PA 19604

TAX PARCEL #12531754147543

ACCOUNT: 12191025

SEE Deed Book 2454, Page 477

Sold as the property of: Lucy L. Remp

No. 15-02656

Judgment Amount: \$76,438.24

Attorney: Phelan Hallinan

Diamond & Jones, LLP

LEGAL DESCRIPTION

ALL THAT CERTAIN lot or piece of ground together, with the one story brick dwelling house thereon erected, being Numbered 932 Rosewood Place, lying on the Southern side of Rosewood Place, a 50 feet wide street, between Beach Street and Eisenbrown Road, said lot being further known as Lot No. 9 as shown on a Plan of Lots known as 'Addition to Eisenbrown's Riverview Park', dated August 1, 1965, laid out by Gustav A. Kindler, and recorded in Berks County Records in Plan Book Volume 31, Page 55, situate in the Township of Muhlenberg, County of Berks and Commonwealth of Pennsylvania, being more fully bounded and described as follows, to wit:

BEGINNING at a point in the Southern building line of Rosewood Place, being a corner of Lot No. 8 of said Plan of Lots belonging to Roy W. Kramer and Verna A., his wife; thence extending in an Easterly direction along the said building line of Rosewood Place, by a line making a right angle with the line to be described last, a distance of seventy-five and no one-hundredths feet (75.00 feet) to a point of curve, being a corner of Lot No. 10 of said Plan of Lots; thence leaving said building line of Rosewood Place and extending in a Southerly direction along said Lot No. 10, by a line making a right angle with the said building line of Rosewood Place, a distance of one hundred ten and no one-hundredths feet (110.00 feet) to a point in line of property belonging to Peter P. Kostura and Anna H., his wife; thence extending in a Westerly direction along said property belonging to Peter P. Kostura and Anna M., his wife, by a line making a right angle with the last described line, a distance of seventy-five and no one-hundredths feet (75.00 feet) to a point; thence extending in a Northerly direction along aforesaid Lot No. 8 belonging to Roy W. Kramer and Verna A., his wife, by a line making a right angle with the last described line, a distance of one hundred ten and no one-hundredths feet (110.00 feet) to the place of beginning.

CONTAINING in area 8,250.00 square feet.

TITLE TO SAID PREMISES IS VESTED IN Geoffrey L. McGowan, by Deed from Carol D. Stitzer, formerly Carol D. McGowan and Geoffrey L. McGowan, dated 04/04/1991, recorded 04/22/1991 in Book 2205, Page 27.

Vol. 108, Issue 05

BEING KNOWN AS 932 Rosewood Place, Reading, PA 19605-1429.

Residential property

TAX PARCEL NO. 66-5308-05-08-1988

TAX ACCOUNT: 66134549

SEE Deed Book 2205 Page 27

To be sold as the property of Geoffrey L. McGowan.

No. 15-02755

Judgment: \$50,764.47

Attorney: Sarah K. McCaffery, Esquire

ALL THAT CERTAIN two-story brick house, No. 914, and lot or piece of ground situate on the South side of Washington Street, between North and Moss Streets in the City of Reading, County of Berks, and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

ON the North by Washington Street;

ON the East by property of Thomas Will;

ON the South by property of J. Augustus Strohecker; and

ON the West by property of Elizabeth Helster.

CONTAINING in front, East and West, twenty feet (20') and in depth, North and South, ninety feet (90').

BEING THE SAME PREMISES which Job Van Leusden and William Compton, tenants in common, by Deed dated 12/29/2000 and recorded 3/22/2001 in the Office of the Recorder of Deeds in and for the County of Berks, in Deed Book 3309 and Page 2277, granted and conveyed unto Tennyson Woolery, Sr.

TAX PARCEL NO 08531777002723

BEING KNOWN AS 914 Washington Street, Reading, PA 19601

Residential Property

To be sold as the property of Tennyson Woolery, Sr.

No. 15-03557

Judgment Amount: \$205,682.20

Attorney: Phelan Hallinan

Diamond & Jones, LLP

LEGAL DESCRIPTION

ALL THAT CERTAIN lot of ground, together with the improvements erected thereon, being No. 993 Grouse Way in the Township of Exeter, County of Berks and Commonwealth of Pennsylvania, and shown as Lot No. 239 on the Plan of 'Pleasant Run, Section 3' recorded in Plan Book 151, Page 22, Berks County Records, being more fully bounded and described as follows, to wit:

BEGINNING at a point on the southeast line of Grouse Way, said point being 195.00 feet southwest of the westerly end of the curve connecting the southeast line of Grouse Way with the southwest line of Pleasant Run and said point also being on the division line between Lot No. 238 and No. 239 on the aforesaid plan; thence along said Lot No. 238, South 49 degrees 53 minutes 32 seconds East, 103.00 feet to a point in

10/29/2015

Vol. 108, Issue 05

line of an open space; thence along same, South 40 degrees 06 minutes 28 seconds West, 68.67 feet to Lot No. 240; thence along same, North 58 degrees 58 minutes 04 seconds West, 101.74 feet to a point on the southeast line of Grouse Way; thence along same the two (2) following courses and distances: (1) in a northeasterly direction, on a radius of 202.32 feet, curving to the right, the arc distance of 32.05 feet to a point, and (2) North 40 degrees 06 minutes 28 seconds East, 47.00 feet to Lot No. 238, being the place of beginning.

CONTAINING 7,295.352 square feet of land.

TITLE TO SAID PREMISES IS VESTED IN Evelia Vaquero, by Deed from Richard A. Wall and Jean M. Wall, h/w, as tenants by the entirety, dated 10/22/2007, recorded 10/24/2007 in Book 5244, Page 1638.

MORTGAGOR Evelia Vaquero died on 11/09/2012, leaving a Last Will and Testament dated 11/21/2011. Letters Testamentary were granted to Jenny Garcia on 01/02/2013 in Passaic County, NJ, No. 205689. The Decedent's surviving heir at law and next-of-kin is Jenny Garcia.

BEING KNOWN AS 993 Grouse Way, Reading, PA 19606-3517.

Residential property

TAX PARCEL NO. 43-5325-10-47-3073

TAX ACCOUNT: 43201204

SEE Deed Book 5244 Page 1638

To be sold as the property of Jenny Garcia, in her capacity as Executrix and Devisee of The Estate of Evelia Vaquero.

No. 15-04341

Judgment Amount: \$29,486.51

Attorney: KML Law Group, P.C.

LEGAL DESCRIPTION

ALL THAT CERTAIN two-story brick house, with broken roof; No. 1222 Spruce Street, and lot or piece of ground, situate on the South side of Spruce Street between South Twelfth and South Thirteenth Streets, in the City of Reading, County of Berks and State of Pennsylvania, bounded and described as follows, to wit:

ON the North by said Spruce Street,

ON the East by property now or late of Louisa Schroeder,

ON the South by a ten feet wide alley, and

ON the West by property now or late of Joseph R. Hoover.

CONTAINING in front on said Spruce Street sixteen and one-half feet and in depth one hundred and ten feet.

THEREON ERECTED A DWELLING HOUSE KNOWN AS: 1222 Spruce Street, Reading, PA 19602

TAX PARCEL #10531630188434

ACCOUNT: 10649775

SEE Deed Book 2984, Page 1753

Sold as the property of: Sherri L. Fulp f/k/a Sherri L. Kowalski

No. 15-04510

Judgment Amount \$118,767.07

Attorney: Robert W. Williams, Esquire

ALL THAT CERTAIN two-story brick dwelling house and the lot or piece of ground on which the same is erected, being No. 2409 Cumberland Street, and situate on the North side of said Cumberland Street, in the Borough of Mt. Penn, being the western ten feet of Lot No. 116 and the eastern fifteen feet of Lot No. 115 in Reeser and Kendell's Plan of Woodvale, bounded and described as follows, to wit:

ON the North by Diamond Street;

ON the East by the eastern part (15) feet of Lot No. 116 in said plan;

ON the South by said Cumberland Street; and

ON the West by the western part (10 feet) of Lot No. 115 in said plan.

CONTAINING IN FRONT on said Cumberland Street twenty-five feet (25') and in depth of equal width to said Diamond Street, one hundred and fifty feet (150').

TITLE TO SAID PREMISES vested in Linda M. Zeltzer by Deed from Michelle Marie Koals dated 03/18/2011 and recorded 03/21/2011 in the Berks County Recorder of Deeds in Instrument No. 2011011443.

BEING KNOWN AS 2409 Cumberland Avenue, Mount Penn, PA 19606

TAX PARCEL NUMBER: 64531608885259

To be sold as the property of Carl Whitfield, Executor for the Estate of Linda M. Zeltzer a/k/a Linda Marie Zeltzer, deceased and Edwin L. Zeltzer, devisee of the Estate of Linda M. Zeltzer a/k/a Linda Marie Zeltzer, deceased

No. 15-05289

Judgment Amount: \$63,277.48

Attorney: Phelan Hallinan

Diamond & Jones, LLP

LEGAL DESCRIPTION

ALL THAT CERTAIN lot or piece of ground, together with the semi-detached dwelling erected thereon, known as No. 8 Marshall Avenue, situate on the Northwestern side of the said Marshall Avenue, between Logan Street and Antietam Road, in the Village of Stony Creek Mills, Township of Lower Alsace, County of Berks and Commonwealth of Pennsylvania, being further known as Lots Nos. 4 and 5 in the Development of Stony Creek Development Co., recorded in Plan Book Volume 4, Page 53, Berks County Records, bounded and described more fully, as follows, to wit:

BEGINNING at a corner marked by an iron pin in the Northwestern building line of the aforementioned Marshall Avenue (40 feet wide) a corner of property belonging to Charles Schlegel; thence along the same, making an interior angle of ninety degrees (90 degrees) with the said Marshall Avenue, in a Northwesterly direction, a distance of ninety-five and zero one-

10/29/2015

Vol. 108, Issue 05

hundredths feet (95.00 feet) to a corner marked by an iron pin in the Southeastern building line of Carsonia Avenue; thence along the same, in a Northeasterly direction, making a right angle with the last described line, a distance of fifty and zero one-hundredths feet (50.00 feet) to a corner marked by an iron pin; thence leaving the said Carsonia Avenue, in a Southeasterly direction making a right angle with the said Carsonia Avenue, passing through the party wall of the aforementioned semi-detached dwellings, residue property belonging to Donald D. Quinter and John Hafer, (No. 6 Marshall Avenue), a distance of ninety-five and zero one-hundredths feet (95.00 feet) to a corner marked by an iron pin in the aforementioned Northwestern building line of Marshall Avenue; thence along the same, in a Southwesterly direction, making an interior angle with the last described line of ninety degrees (90 degrees) a distance of fifty and zero one-hundredths feet (50.00 feet) to the place of beginning.

CONTAINING 4,750 square feet.

TITLE TO SAID PREMISES IS VESTED IN Scott A. Eppler and Sueann L. Eppler, by Deed from Federal Home Loan Mortgage Corporation, dated 12/15/2003, recorded 01/27/2004 in Book 3977, Page 20.

BEING KNOWN AS 8 Marshall Avenue, Reading, PA 19606-1030.

Residential property

TAX PARCEL NO. 23-5327-10-35-9652

TAX ACCOUNT: 23094350

SEE Deed Book 3977 Page 20

To be sold as the property of Scott A. Eppler, Sueann L. Eppler.

No. 15-05432

Judgment Amount: \$116,898.15

Attorney: Phelan Hallinan

Diamond & Jones, LLP

LEGAL DESCRIPTION

ALL THAT CERTAIN message and tract of ground known as No. 117 North Church Street, situate in the Borough of Bally, Berks County, Pennsylvania, bounded and described according to a survey dated May 22, 1969 by A. G. Newbold, R.P.E., as follows:

BEGINNING at a pin on the northeasterly right-of-way line of North Church Street, said pin marking the southerly corner of lands of Catherine Witman; thence by same North 39 degrees 42 minutes East 171.00 feet to a pin; thence by lands of Irvin L. Witman South 44 degrees 0 minutes East 50.06 feet to a pin; thence by same and passing through an old drilled hole monument 3 feet short of the right-of-way line South 39 degrees 33 minutes 30 seconds West 156.67 feet to the northeasterly right-of-way line of North Church Street; thence by same North 60 degrees 17 minutes 30 seconds West 50.92 feet to the place of beginning.

CONTAINING 8,183.4 square feet.

BEING KNOWN AS 117 North Church

Street, Bally, PA 19503-9646.

Residential property

TITLE TO SAID PREMISES IS VESTED IN Brooke E. Lauman, by Deed from James H. Fisher and Evelyn M. Fisher, h/w, dated 09/21/2007, recorded 09/27/2007 in Book 5228, Page 1090.

TAX PARCEL NO. 25-6309-09-16-7714

TAX ACCOUNT: 25012800

SEE Deed Book 5228 Page 1090

To be sold as the property of Brooke E. Dierolf a/k/a Brooke Elizabeth Lauman a/k/a Brooke E. Lauman.

No. 15-05972

Judgment: \$214,778.72

Attorney: Law Office of Gregory Javardian, LLC

ALL THAT CERTAIN parcel of ground on the Southern side of Washington Street (50 feet wide) situate in the Borough of Birdsboro, Berks County, Pennsylvania, being known as Lot No. 47 of the Final Plan of Mansion Heights recorded in Plan Book Volume 136, Page 77, Berks County Records prepared by Robert B. Ludgate and Associates Plan No. D-2215, dated May 1, 1985 and being more fully bounded and described as follows, to wit:

BEGINNING at a point on the Southern right of way line of Washington Street, a corner of Lot No. 46; thence along Lot No. 46, South 28° 39' West, 121.50 feet to a point in line of lands of Hans and Nellie B. Thalheimer, his wife; thence along lands of Thalheimer, North 61° 21' West, 75 feet to a point, a corner of Lot No. 48; thence along Lot No. 48, North 28° 39' East, 121.50 feet to a point on the Southern right of way line of Washington Street; thence along the Southern right of way line of Washington Street, South 61° 21' East, 75 feet to a point the place of BEGINNING.

CONTAINING 9,112 square feet.

BEING subject to additional notes as shown on the above referenced Plan.

BEING THE SAME PREMISES which Federal National Mortgage Association a/k/a Fannie Mae by Deed dated January 20, 2004 and recorded January 29, 2004 in the Office of the Recorder of Deeds in and for Berks County in Deed Book 3979, Page 348, granted and conveyed unto Kyle T. McKerns and Rebecca J. McKerns, husband and wife.

BEING KNOWN AS 336 Washington Street, Birdsboro, PA 19508.

TAX PARCEL NO. 31-5334-16-93-9181

ACCOUNT:

SEE Deed Book 3979 Page 348

To be sold as the property of Rebecca J. McKerns and Kyle T. McKerns

10/29/2015

Vol. 108, Issue 05

No. 15-05984

Judgment Amount: \$48,730.10

Attorney: Phelan Hallinan

Diamond & Jones, LLP

LEGAL DESCRIPTION

ALL THAT CERTAIN unit designated as Unit No. 1-A being a unit in Flying Hills Condominium III, situate on the Easterly side of Fairway Road, a 24.00 foot private drive in the Development of Flying Hills Section Number 1, Township of Cumru, County of Berks and Commonwealth of Pennsylvania as designated in the Declaration of Condominium of Flying Hills Condominium III, including the plats and plans, dated the 3rd day of January, 1984 and recorded in the Office of the Recorder of Deeds of Berks County, Pennsylvania, on the 5th day of January, 1984, in Deed Book Volume 1844, Page 1362.

TOGETHER with all right, title and interest, being a one and one-nineteenth percent (1-1/19%) undivided interest, of, in and to the Common Elements as set forth in the aforesaid Declaration of Condominium.

BEING KNOWN AS 1-A Fairway Rd, Reading, PA 19607-3328.

Residential property

TITLE TO SAID PREMISES IS VESTED IN Walter A. Weniger, Jr., by Deed from Jason L. Schera, dated 09/03/2004, recorded 09/27/2004 in Book 4159, Page 296.

MORTGAGOR Walter A. Weniger, Jr. died on 08/22/2014, leaving a Last Will and Testament dated 08/26/2006. Letters Testamentary were granted to Wendy A. Fellingner on 08/29/2014 in Berks County, No. 0614-1140. The Decedent's surviving heirs at law and next-of-kin are Michael John Weniger and Wendy A. Fellingner.

TAX PARCEL NO. 39-5314-05-19-1066-C02

TAX ACCOUNT: 39515204

SEE Deed Book 4159 Page 296

To be sold as the property of Wendy A. Fellingner, in her capacity as Executrix and Devisee of The Estate of Walter A. Weniger, Jr., Michael John Weniger, in his capacity as Devisee of The Estate of Walter A. Weniger, Jr.

No. 15-1223

Judgment: \$66,732.21

Attorney: Leon P. Haller, Esquire

ALL THAT CERTAIN lot or piece of ground upon which is erected a two-story brick mansard roof dwelling house numbered 919 Windsor Street, between North Ninth Street and Moss Streets, in the City of Reading, County of Berks and Commonwealth of Pennsylvania, more fully bounded and described as follows:

ON the North by a ten (10) foot alley;

ON the East by property now or late of Mr. Seitzinger, being number 921 Windsor Street;

ON the South by said Windsor Street; and

ON the West by property now or late of L. Donahower, being number 917 Windsor Street.

CONTAINING in front on said Windsor Street in width or breadth fifteen (15) feet six (6)

inches and in depth or length of equal width or breadth, one hundred (100) feet to said ten (10) foot wide alley.

HAVING THEREON ERECTED a dwelling house known as: 919 Windsor Street, Reading, PA 19604

PARCEL I.D. 13531745052225

BEING THE SAME PREMISES which Elba I. Centeno by Deed dated 04/28/11 and recorded 05/03/11 in Berks County Instrument No. 2011016873, granted and conveyed to Teresa Williams.

To be sold as the property of Teresa Williams

No. 15-12398

Judgment: \$111,915.25

Attorney: McCabe, Weisberg & Conway, P.C.

TAX I.D. #57531918206328

ALL THAT CERTAIN two-story brick dwelling house and lot of ground on which the same is erected, being No. 1802 Elizabeth Avenue, situate in the Borough of Laureldale, formerly in the Township of Muhlenberg, County of Berks and State of Pennsylvania, being known as Lot No. 2 and five feet (5') for the Western side of Lot No. 3 on a map or plan of Reading Terrace, dated July 1912, made by Bascon and Sieger, C.E., and recorded in the Office of the Recorder of Deeds for Berks County, Pennsylvania, in Plan Book Volume 4, Page 7, said lots being more particularly bounded and described as follows, to wit:

ON the North by Elizabeth Avenue;

ON the East by property now or late of Charles S Eisenbrown;

ON the South by a ten feet wide alley; and

ON the West by property now or late of Monroe C. Adams and wife.

CONTAINING 25 feet in front or width and in depth of equal width, on the East side 117.8 feet and on the West side of depth 119.45 feet.

BEING KNOWN AS: 1802 Elizabeth Avenue, Reading, Pennsylvania 19605.

TITLE TO SAID PREMISES is vested in Edward S. Crist, Sr. by Deed from Mark S. Weidner and Cherie A. Weidner, husband and wife, dated May 16, 2005 and recorded June 28, 2005 in Deed Book 4614, Page 1382. The said Edward S. Crist, Sr., died on October 17, 2014 thereby vesting title in Edward S. Crist, Jr., known surviving heir of Edward S. Crist, Sr., Anthony L. Crist, known surviving heir of Edward S. Crist, Sr., David J. Crist, known surviving heir of Edward S. Crist, Sr., unknown surviving heirs of Edward S. Crist, Sr., and Cynthia Prentice-Crist, known surviving heir of Edward S. Crist, Sr. by operation of law.

To be sold as the property of Edward S. Crist, Jr., known surviving heir of Edward S. Crist, Sr., Anthony L. Crist, known surviving heir of Edward S. Crist, Sr., David J. Crist, known surviving heir of Edward S. Crist, Sr., unknown surviving heirs of Edward S. Crist, Sr., and

10/29/2015

Cynthia Prentice-Crist, known surviving heir of Edward S. Crist, Sr.

No. 15-12548

Judgment Amount: \$37,837.93

Attorney: KML Law Group, P.C.

LEGAL DESCRIPTION

ALL THAT CERTAIN lot or piece of ground upon which is erected a two-story brick tin roof dwelling house, being Numbered 228 South Thirteenth Street, situate on the West side of said South Thirteenth Street between Chestnut and Spruce Streets, in the City of Reading, County of Berks, and Commonwealth of Pennsylvania, being more fully bounded and described as follows, to wit:

ON the North by property now or late of Henry W. Snyder, being Number 226 South Thirteenth Street;

ON the East by said South Thirteenth Street;

ON the South by property now or late of Homestead Building and Savings Association "Number Five"; and

ON the West by a ten (10') foot wide alley.

CONTAINING IN FRONT on said South Thirteenth Street in width or breadth sixteen (16') feet and in depth or length of equal width or breadth one hundred ten (110') feet to said ten (10') foot wide alley.

THEREON ERECTED A DWELLING HOUSE KNOWN AS: 228 South 13th Street, Reading, PA 19602

TAX PARCEL #10531622281810

ACCOUNT: 10210555

SEE Deed Book 3773, Page 0936

Sold as the property of: Carlos A. Martinez

No. 15-12590

Judgment: \$187,070.77

Attorney: Martha E. Von Rosenstiel, Esquire

LEGAL DESCRIPTION

ALL THAT CERTAIN lot together with the improvements erected thereon, shown as Lot No. 3 of Lund Subdivision situate on the Westerly side of Forgedale Road, SR-1021, and the Northerly side of Water Street, T-454, mostly in Oley Township, and partly in Rockland Township, Berks County, Commonwealth of Pennsylvania, bounded and described according to a survey and plat No. 3076-2436, dated 5/16/1988, last revised 9/12/1988, by Rockland Surveyors, Inc., and recorded in Plan Book 158 Page 8 as follows:

BEGINNING at a point in the bed of Forgedale Road, SR-1021, said point being the Northerly corner of the herein described Lot No. 3 and the Easterly corner of Lot No. 2; thence by the bed of Forgedale Road entering into Oley Township South 06 degrees 24 minutes 10 seconds East 315.65 feet to a point in the bed of Forgedale Road at its intersection with the bed of Water Street, T-454; thence by the bed of Water Street, North 79 degrees 52 minutes 25 seconds West 334.84 feet to a point, the Easterly corner of Lot

Vol. 108, Issue 05

No. 4; thence by the same passing through a 5/8 inch rebar set on line this survey at 31.30 feet and crossing a 20 feet wide Public Utility Easement for overhead wires North 06 degrees 24 minutes 10 seconds West 220.39 feet to a 5/8 inch rebar set this survey the Southerly corner of Lot No. 2; thence by the same entering into Rockland Township and passing through a 5/8 inch rebar set on line this survey at 291.00 feet North 83 degrees 35 minutes 50 seconds East 321.00 feet to the point of Beginning.

CONTAINING 1.975 acres.

BEING THE SAME PREMISES which Dorothea W. Lunt, by Deed dated 12/6/1988 and recorded 12/16/1988 in the Office for the Recorder of Deeds in and for the County of Berks, and Commonwealth of Pennsylvania in Record Book 2043, Page 1091, granted and conveyed unto John P. Sellers, Jr. and Carmon D. Sellers, his wife.

PARCEL IDENTIFICATION NO: 67-5359-00-48-0201

TAX ID #67056601

TITLE TO SAID PREMISES IS VESTED IN Shawn E. Conrad and Diane M. Conrad, h/w, by Deed from John P. Sellers, Jr. and Carmon D. Sellers, his wife, dated 10/27/2004, recorded 11/19/2004 in Book 4193, Page 460.

To be sold as the property of Shawn E. Conrad and Diane M. Conrad

No. 15-12924

Judgment: \$263,531.29

Attorney: Charles N. Shurr, Jr., Esquire

ALL THAT CERTAIN parcel or tract of land situate on the North side of Redner's Way, being Lot #5 as shown on the "Final Plan" of "Redner Subdivision", being Plan No. 738- 01 (revised 10/18/02), prepared by Blue Marsh Surveyors, said plan recorded in Plan Book Volume 262, Page 18, Berks County Records, situate in the Township of Ontelaunee, County of Berks, and Commonwealth of Pennsylvania, being more fully bounded and described as follows to wit:

BEGINNING at an iron pin set on the North right-of-way line of Redner's Way, said iron pin marking the Southeast corner of Lot #4 of the Redner's Subdivision, said iron pin also marking the Southwest corner of the herein described premises;

THENCE leaving the aforementioned Redner's Way, along the aforementioned Lot #4, North 40 degrees 05 minutes 48 seconds East for a distance of 439.23 feet to an iron pin set in line of property belonging to the Schuylkill Valley School District;

THENCE along the aforementioned property belonging to the Schuylkill Valley School District South 28 degrees 12 minutes 50 seconds East for a distance of 425.92 feet to an iron pin set, said iron pin marking the northwest corner of Lot #6 of the aforementioned Subdivision;

THENCE along the West line of the aforementioned Lot #6 of the Redner's

10/29/2015

Vol. 108, Issue 05

Subdivision South 40 degrees 05 minutes 48 seconds West for a distance of 256.29 feet to an iron pin set on the right-of-way of a cul-de-sac at the terminus of Redner's Way;

THENCE in a Westerly direction, along the aforementioned right-of-way line of the cul-de-sac, the 2 (two) following courses and distances, viz:

1. By a curve to the left having a radius of 60 feet, a central angle of 50 degrees 40 minutes 15 seconds, a distance along the arc of 53.06 feet to a point of reverse curve, said curve connecting the right-of-way line of the aforementioned cul-de-sac with the North right-of-way line of Redner's Way, and

2. By a curve bearing to the right having a radius of 20 feet, a central angle of 51 degrees 19 minutes 04 seconds, a distance along the arc of 17.91 feet to the point of tangency;

THENCE along the aforementioned North right-of-way line of Redner's Way North 49 degrees 15 minutes 23 seconds West for a distance of 333.68 feet to an iron pin set on the aforementioned right-of-way line marking the Southeast corner of Lot #4 of the Redner's Subdivision, the POINT AND PLACE OF BEGINNING.

CONTAINING IN AREA: 3.27 acres.

BEING KNOWN AS: Lot #5, Redner's Way, Ontelaunee Township, Leesport, Berks County, Pennsylvania 19533

BEING THE SAME PREMISES which Boxster I, LLC by its Deed dated October 8, 2008 and recorded on October 9, 2008 at Instrument No. 2008050618 at Record Book 5427, Page 2279, Berks County Records, granted and conveyed unto Allen E. Homan and Margaret H. Homan, husband and wife.

UPI/PROPERTY ID: 68540005191736

MAP PIN: 540005191736

ACCOUNT NOS. 68000196

SEE Berks County

Record Book 5427, Page 2279

To be sold as the property of Allen E. Homan and Margaret H. Homan

No. 15-13331

Judgment Amount: \$49,483.08

Attorney: Robert W. Williams, Esquire

ALL THAT CERTAIN tract or piece of land, together with the dwelling house and other buildings and improvements thereon, situate in Douglass Township, Berks County, Pennsylvania, bounded, limited and described as follows, to wit:

BEGINNING AT A POINT in a public road, 33 feet wide, leading from State Legislative Route No. 06101 to State Legislative Route No. 06155; thence by lands of now or late Antonia Maddoni (Tony Madero) formerly James C. Heilborn; and passing through an iron pin .924 perches and through a square monument 2.409 perches from said point, South 41 degrees 21 minutes West 4 perches to a 4 inch square white monument; thence continuing by the same South

20 degrees 45 minutes West 24.54 perches to another 4 inch square white monument, a corner of lands of now or late William D. Muthersbough, formerly Martha Hichter, formerly Oscar R. Brown Estate; thence by the same and passing through an iron pin set .086 perches from said point, North 67 degrees 20 minutes West 13.24 perches to an iron pin, a corner of lands of now or late Frank W. Bauman (Bowman), formerly Oscar R. Brown Estate; thence by the same North 20 degrees 44 minutes East 25.12 perches to an iron pin, a corner of lands now or late of Frank M. Bauman (Bowman) formerly Howard S. Moyer Estate; thence by the same North 41 degrees 50 minutes East 10.48 perches to a stone a corner inline of lands now or late Howard S. Moyer Estate, formerly Henry C. Lessig; thence by the same and partly in aforesaid public road South 36 degrees 23 minutes East 13 perches to the place of beginning.

CONTAINING 2 acres and 101 4/10 perches of land.

TITLE TO SAID PREMISES vested in David R. Frey and Sandra R. Frey, his wife by Deed from Richard J. Frey and Doris M. Frey, his wife, dated 07/16/1983 and recorded 07/21/1983 in the Berks County Recorder of Deeds in Book 1835, Page 481.

BEING KNOWN AS 10 Hill School Road, Boyertown, PA 19512

TAX PARCEL NUMBER: 41537400464218

To be sold as the property of David R. Frey and Sandra R. Frey

No. 15-13413

Judgment Amount: \$181,314.06

Attorney: Phelan Hallinan

Diamond & Jones, LLP

LEGAL DESCRIPTION

ALL THAT CERTAIN tract of land situate in the Township of Amity, County of Berks and State of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point in the public road leading from Monocacy, to the State Highway Traffic Route 442 leading from Reading to Philadelphia, thence along said public road, North 86 degrees East 290 feet to a corner of lands now or late of John and Bertha Hipple, thence along the same South 22 degrees West 610 feet to a corner of property of the Reading Railroad, thence along the same North 87 degrees West 290 feet to a corner now or late of Ralph E. Umpstead, thence along the same North 24 degrees East 578 feet to the place of BEGINNING.

EXCEPTING THEREOUT AND THEREFROM ALL THAT CERTAIN tract of land situate in Amity Township, Berks County, Pennsylvania, as surveyed by George F. Shaner, Reg. Engineer, in May 18, 1951, bounded and described as follows, to wit:

BEGINNING at a point in the public road leading from Monocacy to the State Highway, Traffic Route No. 422, leading from Reading

10/29/2015

Vol. 108, Issue 05

to Philadelphia, said point being North 86-1/4 degrees East, 190 feet from a corner of land of late John and Bertha Hipple, now William Kundeel; thence along property now of late of Earl Shirey, South 23 degrees 20 minutes West, 600 feet 11 inches to a corner of property of the Reading Railroad; thence along the same, North 87 degrees West, 100 feet to a corner of property now or late of Ralph E. Umpstead; thence along the same North 24 degrees 48 minutes East, 590 feet to a point in the aforesaid public road leading from Monocacy to State Highway Traffic Route No. 422, from Reading to Philadelphia; thence along said public road, North 86-1/4 degrees East, 100 feet to the place of BEGINNING.

CONTAINING one (1) acre and forty (40) perches.

ALSO EXCEPTING THEREOUT AND THEREFROM ALL THAT CERTAIN tract of land situate in Amity Township, Berks County, Pennsylvania, as surveyed by George F. Shaner, Reg. Engineer in May 18, 1951 and revised August 29, 1952, bounded and described as follows, to wit:

BEGINNING at a corner of other lands of Earl Shirey, said point being in the middle of a public road (33) feet wide, leading from the William Penn Highway to Flannery's Mill; thence along other lands of now or late Elwood Shirey, South 7 degrees 45 minutes West, 135 feet to an iron pin; and continuing along said lands, South 19 degrees 31 minutes 24 seconds West, 448.81 feet to a corner on the Northerly right of way of the Reading Company; thence along said northerly right of way, distant 100 feet from the centerline thereof, North 85 degrees 54 minutes 22 seconds West, 70 feet to a corner of other lands of Earl Shirey; thence along the same, North 23 degrees 20 minutes East, 600 feet 11 inches to the place of BEGINNING.

CONTAINING ninety-six (96) perches of land.

TITLE TO SAID PREMISES IS VESTED IN Walter T. Bowers and Sally K. Bowers, husband and wife, by Deed from Mary L. O'Boyle, dated 05/04/1989, recorded 05/22/1989, in Book 2070, Page 1828.

BEING KNOWN AS 832 Monocacy Creek Road, Birdsboro, PA 19508-1515.

Residential property

TAX PARCEL NO. 24-5354-15-64-3829

TAX ACCOUNT: 24006240

SEE Deed Book 2070 Page 1828

To be sold as the property of Sally K. Bowers, Walter T. Bowers.

No. 15-13414

Judgment Amount: \$195,787.05

Attorney: Phelan Hallinan

Diamond & Jones, LLP

LEGAL DESCRIPTION

ALL THAT CERTAIN one and one-half story brick and asbestos siding dwelling house and the lot or piece of ground upon which the same is

erected, situate in the Borough of Wyomissing (formerly the Borough of Wyomissing Hills), County of Berks and State of Pennsylvania, being known as No. 411 Telford Avenue, and said lot being further known as a portion of Lot No. 1 Block L, as shown on map or plan of Wyomissing Hills, surveyed by E. Kurtz Wells, C.E., said map or plan being duly acknowledged and recorded in the Office of the Recorder of Deeds in and for the County of Berks in Plan Book 2 Page 40, which said map or plan is hereby referred to and expressly made a part of this Deed, more particularly bounded and described as follows, to wit:

BEGINNING at a point in the eastern line of Telford Avenue (50 feet wide), as said Telford Avenue is shown on the above mentioned Plan of Wyomissing Hills, and said point being in the southern property line of said Wyomissing Hills, Inc., property of which this is a part, as well as being in the northern line of West Lawn Borough, and said point also being in the northern line of a fifteen foot wide alley; thence northwardly along the eastern line of said Telford Avenue by a line making an interior angle of 91 degrees 19 minutes with the line of said fifteen foot wide alley, a distance of 61.91 feet to a point; thence eastwardly along property now or late of Wyomissing Hills, Inc., by a line making an interior angle of 77 degrees 1/2 minute with the last described line a distance of 111.02 feet to a point marked by an iron pin in the western line of a proposed twenty foot wide alley; thence southwardly along said alley by a line making an interior angle of 101 degrees 40-1/2 minutes with the last described line a distance of 39.44 feet to a point marked by an iron pin in the northern line of the fifteen foot wide alley aforementioned; thence westwardly along the northern line of said fifteen foot wide alley by a line making a right angle with the last described line a distance of 107.30 feet to the place of beginning.

TITLE TO SAID PREMISES IS VESTED IN Angelia G. Gregory and Jack L. Edmonds, w/h, by Deed from Sharon D. Wanner, dated 12/15/2006, recorded 01/05/2007 in Book 5048, Page 1599.

BEING KNOWN AS 411 Telford Avenue, Reading, PA 19609-1750.

Residential property

TAX PARCEL NO. 96-4386-08-98-9573

TAX ACCOUNT: 96970031

SEE Deed Book 5048 Page 1599

To be sold as the property of Angelia G. Gregory, Jack L. Edmonds.

No. 15-13533

Judgment Amount: \$127,576.35

Attorney: Phelan Hallinan

Diamond & Jones, LLP

LEGAL DESCRIPTION

ALL THAT CERTAIN two-story frame dwelling house and the lot or piece of ground upon which the same is erected, situate on the

10/29/2015

Vol. 108, Issue 05

South side of and being No. 112 Church Street, in the Borough of Mohnton, County of Berks and the State of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a post a corner of property of David Reiter; thence along Church Street South 87 degrees East 33 feet to a post; thence by property of Harry Witwer and wife. South 3 degrees West 160 feet to an alley; thence by said alley North 87 degrees West 33 feet to a post; thence by property of David Reiter, aforesaid, North 3 degrees East 160 feet to the place of Beginning.

CONTAINING 19 perches.

TITLE TO SAID PREMISES VESTED IN Kimberly S Wanner given by Deborah L. Owens DATED: December 19, 1996 Recorded: January 6, 1997 Bk/Pg or Inst#: 2796/683.

BEING KNOWN AS 112 South Church Street, Mohnton, PA 19540-2004.

Residential property

TAX PARCEL NO. 65439518316017

TAX ACCOUNT: 439518316017

SEE Deed Book 2796 and Page 0683

To be sold as the property of Kimberly S. Wanner.

No. 15-13715

Judgment Amount: \$98,487.56

Attorney: Phelan Hallinan

Diamond & Jones, LLP

LEGAL DESCRIPTION

ALL THAT CERTAIN lot or piece of ground with the brick dwelling thereon erected, situate on the East side of Kutztown Road, between Seminary and Summitt Avenues, Hyde Park, Muhlenberg Township, Berks County, Pennsylvania, and being numbered and known as No. 2931 Kutztown Road, Hyde Park, Muhlenberg Township, Berks County, Pennsylvania, said lot being more fully bounded and described as follows:

BEGINNING at a point on the Eastern building line of Kutztown Road, said point being the center of the party wall of the dwelling on the within described property and dwelling of Charles Brown to the North; thence in an Eastern direction by a line passing through the center of said party wall and forming an interior angle of eighty-nine degrees thirty-eight minutes (89 degrees 38 minutes) with the said Eastern building line of Kutztown Road, a distance of one hundred twenty-seven feet (127 feet) to a point on the Western side of a fourteen feet (14 feet) wide alley; thence in a Southerly direction along the Western side of said fourteen feet (14 feet) wide alley and forming an interior angle of ninety degrees twenty-two minutes (90 degrees 22 minutes) with the last described line, a distance of twenty-three and forty-six hundredths feet (23.46 feet) to a point; thence in a Westerly direction along the Northern side of a driveway or alley and forming an interior angle of eighty-nine degrees fifty-five minutes

(89 degrees 55 minutes) with the last described line, a distance of one hundred twenty-seven feet (127 feet) to a point on the Eastern building line of the aforementioned Kutztown Road; thence in a Northerly direction along the Eastern building line of the said Kutztown Road and forming an interior angle of ninety degrees five minutes (90 degrees 05 minutes) with the last described line, a distance of twenty-four and nine hundredths feet (24.09 feet) to a point, the place of Beginning.

TITLE TO SAID PREMISES IS VESTED IN Amarilys O'Mara, by Deed from Deborah A. Feltenberger and Ronald R. Feltenberger, her husband, dated 02/15/2013, recorded 02/27/2013 in Instrument Number 2013008024.

BEING KNOWN AS 2931 Kutztown Road, Reading, PA 19605-2656.

Residential property

TAX PARCEL NO. 66-5318-09-06-0218

TAX ACCOUNT: 66320500

SEE Deed Instrument Number 2013008024

To be sold as the property of Amarilys O'Mara.

No. 15-13764

Judgment: \$182,697.09

Attorney: McCabe, Weisberg & Conway, P.C.

TAX I.D. #61-5411-16-82-1782

BEING PARCEL NUMBER 61-5411-16-82-1782

ALL THAT CERTAIN parcel of ground on the Eastern side of Damascus Road (54' wide) situate in Maidencreek Township, Berks County, Pennsylvania, being known as Lot #136 of the Final Plan of "Maidencreek Estates, Phase II" recorded in Plan Book Volume 150, Page 41, Berks County Records, prepared by Ludgate Engineering Corporation, Plan Number D-1408, dated July 6, 1987, and being more fully bounded and described as follows, to wit:

BEGINNING at point on the Eastern right of way line of Damascus Road, a corner of Lot #298; thence along Lot #298, North 56 degrees 00 minutes 00 seconds East 108 47' to a point, a corner of Lot #121; thence along Lot #121, South 29 degrees 30 minutes 00 seconds East, 85.00' to a point, a corner of Lot #135; thence along Lot #135, South 56 degrees 00 minutes 00 seconds West, 115.22' to a point on the Eastern right of way line of Damascus Road; thence along the Eastern right of way line of Damascus Road, North 25 degrees 00 minutes 00 seconds West, 85.79' to a point, the place of BEGINNING.

CONTAINING 9,477 square feet.

BEING KNOWN AS: 15 Damascus Drive, Blandon, Pennsylvania 19510.

TITLE TO SAID PREMISES is vested in Suze-Marie Menardy-Medy a/k/a Suze Medy by Deed from Philip A. Jacobson and Patricia E. Jacobson, husband and wife, dated September 15, 2005 and recorded January 26, 2006 in Deed Book 4765, Page 1360. The said Suze-Marie Menardy-Medy a/k/a Suze Medy died on December 10, 2011 thereby vesting title in Raymond Medy, Administrator of the Estate of

10/29/2015

Suze-Marie Menardy-Medy a/k/a Suze Medy by operation of law.

To be sold as the property of Raymond Medy, Administrator of the Estate of Suze-Marie Menardy-Medy a/k/a Suze Medy

No. 15-13793

Judgment: \$62,767.64

Attorney: M. Troy Freedman, Esquire

ALL THAT CERTAIN lot or piece of ground upon which is erected a two-story brick dwelling house, being No. 1440 North Front Street, situate on the West side of North Front Street, between Pike and Amity Streets, in the City of Reading, County of Berks and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

ON the North by property now or late of Daniel A. Althouse;

ON the East by said North Front Street;

ON the South by property now or late of Samuel M. Deck; and

ON the West by a ten foot (10') wide alley.

CONTAINING in front on said North Front Street, in width or breadth, thirteen feet, four inches (13' 4") and in depth or length of equal width or breadth, one hundred forty feet (140') to said ten foot (10') wide alley.

TAX PARCEL: 530733585188

ACCOUNT: 15048425

PIN NO. 530733585188

BEING KNOWN AS 1440 North Front Street, Reading, PA 19601

To be sold as the property of Robert Yoh

No. 15-13853

Judgment: \$ 95,598.92

Attorney: Udren Law Offices, P.C.

ALL THAT CERTAIN two-story frame dwelling house and lot of ground on which the same is erected, situate on the North side of High Street, being Borough No. 249, in the Borough of Womelsdorf, County of Berks and Commonwealth of Pennsylvania, described as follows:

BEGINNING AT A POINT on the North side of said High Street Westwardly twenty-two feet four inches (22' 4") to property of Henry D. Hackman; thence along the same Northwardly two hundred thirty-five feet six inches (235' 6") to a point; thence along the same Eastwardly four feet eight inches (4' 8"); thence Northwardly twenty-eight feet six inches (28' 6") to a point in an alley; thence along said alley Eastwardly seventeen feet two inches (17' 2") to a point in property of John J. Sallade; thence Southwardly along the same two hundred sixty-four feet (264') more or less to the place of beginning.

BEING KNOWN AS: 249 W High St, Womelsdorf, PA 19567

PROPERTY ID NO. 95-4337-07-59-0470

TITLE TO SAID PREMISES IS VESTED IN Westley D. Boyer, Jr., by Deed from Carol A.

Vol. 108, Issue 05

Johnston, dated 09/29/2000 recorded 10/13/2000 in Deed Book 3252 Page 1939.

To be sold as the property of: Westley D. Boyer, Jr.

No. 15-1520

Judgment: \$62,398.19

Attorney: Martha E. Von Rosenstiel, Esquire

LEGAL DESCRIPTION

ALL THAT CERTAIN two-story brick dwelling house and lot or piece of ground upon which the same is erected, situate on the South side of Chestnut Street, between South Tenth and Maple Streets, in the City of Reading, County of Berks and State of Pennsylvania, being Numbered 1020, bounded and described as follows, to wit:

ON the North by said Chestnut Street;

ON the South by property now or late of Margaret Schmidt;

ON the West by property now or late of George W. Yeagley; and

ON the East by property now or late of Margaret Schmidt.

CONTAINING in front along Chestnut Street, East and West, twenty (20) feet and in depth North and South eighty (80) feet.

BEING THE SAME PREMISES which Epifanio Baez, by Deed dated 12/12/2005 and recorded 2/3/2006 in the Office for the Recorder of Deeds in and for the County of Berks, and Commonwealth of Pennsylvania in Record Book 4775, Page 1189, granted and conveyed unto Mercedes Lasalle.

PARCEL IDENTIFICATION NO: 10-5316-21-08-7989

BRT #10308580

TITLE TO SAID PREMISES IS VESTED IN Edel Castillo, by Deed from Mercedes Lasalle, dated 06/30/2006, recorded 07/26/2006 in Book 4929, Page 0354.

To be sold as the property of Edel Castillo

No. 15-1648

Judgment Amount: \$61,404.15

Attorney: Phelan Hallinan

Diamond & Jones, LLP

LEGAL DESCRIPTION

ALL THAT CERTAIN two-story brick dwelling house, together with the lot or piece of ground upon which the same is erected, situate on the East side of Birch Street, between Perry and Pike Streets, being Number 1345 Birch Street, in the City of Reading, County of Berks and State of Pennsylvania, bounded and described as follows, to wit:

ON the North by property now or late of Harry L. Machamer and wife;

ON the East by a ten feet wide alley;

ON the South by property now or late of Stewart C. Haggerty and Marie E. Haggerty, his wife, and

ON the West by said Birch Street.

10/29/2015

Vol. 108, Issue 05

CONTAINING in front along said Birch Street, North and South, twelve feet and four inches and in depth of equal width, one hundred feet to said alley.

TITLE TO SAID PREMISES IS VESTED IN Carmen D. Pagan, by Deed from Kathleen L. Bechtel, dated 01/30/2007, recorded 02/02/2007 in Book 5067, Page 1428.

BEING KNOWN AS 1345 Birch Street, Reading, PA 19604-1927.

Residential property

TAX PARCEL NO. 17-5317-30-17-9790

TAX ACCOUNT: 17268425

SEE Deed Book 5067 Page 1428

To be sold as the property of Carmen D. Pagan.

No. 15-266

Judgment: \$165,587.55

Attorney: Leon P. Haller, Esquire

ALL THAT CERTAIN lot or piece of ground with the improvements erected thereon, situate on the Westerly side of Amherst Court, being Lot No. 1, as recorded in Plan Book Volume 34, Page 3, Berks County Records, in the Township of Spring, County of Berks and Commonwealth of Pennsylvania, being more particularly bounded and described as follows, to wit:

BEGINNING at a point, said point being the corner in common between lots Number 84 and 83, as shown on Lincoln Park Third Addition and being the Southwesterly corner of the herein described Lot No. 1 as re-subdivided; thence in a Northwardly direction along the Easterly side of Lot No. 84, by a line forming an interior angle of 90 degrees with the line to be described last, the distance of 66.00 feet to a point; thence in an Eastwardly direction along the Southerly side of Lot No. 2, by a line forming an interior angle of 101 degrees 09 minutes 18 seconds with the last described line, the distance of 91.69 feet, to a point on the Westerly right of way line of Amherst Court, said last described line being radial to the next described curve; thence in a Southeastwardly direction along said Westerly right of way line of Amherst Court, by a line curving to the left, said curve having a central angle of 75 degrees 24 minutes 17 seconds, the radius of 50.00 feet, the arc distance of 65.80 feet, to a point on the Northerly side of Lot No. 81, thence in a Southwestwardly direction along said Northerly side of Lot No. 81, by a line forming a 90 degree angle with the alignment of Amherst Court for the distance of 83.31 feet to a point; thence in a Westwardly direction among lands now or late of Securda and Co., Inc., by a line forming an interior angle of 148 degrees 31 minutes 30 seconds with the last described line, the distance of 64.96 feet, to the place of beginning.

HAVING THEREON ERECTED a dwelling house known as: 602 Amherst Avenue, West Lawn, PA 19609

PARCEL I.D. 80439613030423

BEING THE SAME premises which Jeffrey S. Werner et al by Deed dated 6/14/10 and

recorded 06/21/10 in Berks County Instrument No. 2010023678, granted and conveyed to Ryan N. Yoder.

To be sold as the property of Ryan N. Yoder

No. 15-321

Judgment Amount: \$298,263.06

Attorney: Phelan Hallinan

Diamond & Jones, LLP

LEGAL DESCRIPTION

ALL THAT CERTAIN parcel or tract of land situated on the northwestern side of Carriage Drive, known as Lot No. 10, in the development of Bialek Heights, as shown on a plan prepared by C.L. Frantz & Associates, Inc., being Drawing No. G-55-1-D-2 and recorded in P.B.V. 196, Page 18, Berks County Records, said tract being situated in the Township of South Heidelberg, County of Berks and Commonwealth of Pennsylvania, being more fully bounded and described as follows, to wit:

BEGINNING at a steel pin on the northwestern right-of-way line of Carriage Drive, said point being a common corner of Lot No. 11, in the development of Bialek Heights and the herein described tract; thence in and along said right-of-way line, South 30 degrees 11 minutes 37 seconds West a distance of 100.00 feet to a steel pin; thence leaving Carriage Drive and along the common property line of Lot No. 9 and the herein described tract, North 59 degrees 48 minutes 23 seconds West a distance of 100.00 feet to a steel pin; thence along the southeastern boundary line of property belonging to Daniel F. and Mary E. Nace and property belonging to Terry R. and Brenda J. Oxenreider, North 30 degrees 11 minutes 37 seconds East a distance of 100.00 feet to a steel pin; thence along the common property line of Lot No. 11 and the herein described tract, South 59 degrees 48 minutes 23 seconds East a distance of 100.00 feet to the point and place of beginning.

CONTAINING in gross area-10,000 square feet.

TITLE TO SAID PREMISES IS VESTED IN Robert R. Frey, III and Deborah A. Frey, h/w, by Deed from Casimir Bialek and Jeanette R. Bialek, his wife, dated 08/26/1997, recorded 09/05/1997 in Book 2864, Page 65.

BEING KNOWN AS 20 Carriage Drive, Wernersville, PA 19565-9483.

Residential property

TAX PARCEL NO. 51-4366-14-44-3587

TAX ACCOUNT: 51003821

SEE Deed Book 2864 Page 65

To be sold as the property of Robert R. Frey, III a/k/a Robert R. Frey, Deborah A. Frey a/k/a Debra A. Frey.

10/29/2015

No. 15-3349

Judgment: \$52,217.14

Attorney: Leon P. Haller, Esquire

ALL THAT CERTAIN lot of ground, together with the improvements erected thereon, situate on the South side of Chestnut Street, being No. 1030 Chestnut Street, between Maple and Eleventh Streets, in the City of Reading, County of Berks and Commonwealth of Pennsylvania, bounded and described as follows:

ON the North by said Chestnut Street;

ON the East by property now or late of Joseph Kakobowski;

ON the South by a ten feet wide alley; and

ON the West by property now or late of Conrad Rischmacher, deceased.

CONTAINING in front on said Chestnut Street sixteen (16) feet three and five-eighths (3-5/8) inches, more or less, and in depth one hundred ten (110) feet.

HAVING THEREON ERECTED a dwelling house known as: 1030 Chestnut Street, Reading, PA 19602

PARCEL I.D. 10531621088997

BEING THE SAME PREMISES which Salvatore S. Faranda and Charlotte L. Faranda, his wife, by Deed dated 06/24/11 and recorded 06/29/11 in Berks County Instrument No. 2011024305, granted and conveyed unto Maria A. Torres Fontan.

To be sold as the property of Maria A. Torres-Fontan

No. 15-4194

Judgment: \$209,552.26

Attorney: McCabe, Weisberg & Conway, P.C.

TAX I.D. #66531909260972

ALL THAT CERTAIN lot or parcel of ground situate in Muhlenberg Township, Berks County, Commonwealth of Pennsylvania, bounded and described according to a Final Plan of the Santarelli Subdivision recorded in Plan Book 269 Page 4, Berks County Records, as follows:

BEGINNING at a point on the Southeasterly side Sanco Drive (53 feet wide), said point being a corner of Lot No. 11 on said Plan; thence extending from said point of beginning along Lot No. 11 South 14 degrees 51 minutes 52 seconds East 100.00 feet to a point in line of lands now or late of Giorgio Mushroom, Co.; thence extending along said lands South 75 degrees 08 minutes 08 seconds West 32.50 feet to a point, a corner of Lot No. 9 on said Plan; thence extending along same North 14 degrees 51 minutes 52 seconds West 100.00 feet to a point on the Southeasterly side of Sanco Drive; thence extending along same North 75 degrees 08 minutes 08 seconds East 32.50 feet to the first mentioned point and place of BEGINNING.

CONTAINING 3,250 square feet.

BEING KNOWN AS: 1007 Highview Ct, Temple, Pennsylvania 19560.

TITLE TO SAID PREMISES is vested in Dean L. Snyder and Taryn A. Jones, husband and

Vol. 108, Issue 05

wife, by Deed from Highview Associates, L.P. dated December 18, 2009 and recorded March 1, 2010 in Instrument Number 2010007427.

To be sold as the property of Dean L. Snyder and Taryn A. Jones

No. 15-4399

Judgment Amount: \$118,121.82

Attorney: Phelan Hallinan

Diamond & Jones, LLP

LEGAL DESCRIPTION

ALL THAT CERTAIN property situated in the township of S. Heidelberg in the County of Berks and Commonwealth of Pennsylvania, being more fully described in a Deed dated 5/15/1998 and recorded 05/28/1998, among the Land Records on the County and State set forth, above, in Deed Volume 2943 and Page 72.

TITLE TO SAID PREMISES IS VESTED IN Mildred I. Sonon, formerly known as Mildred I. Unger, an adult individual and sui juris to Casimir C. Nabozny and Christine L. Nabozny, husband and wife, dated 05/15/1998 and recorded 05/28/1998 in Deed Book 2943 Page 072, Instrument # 27320.

BEING KNOWN AS 202 Old West Penn Avenue, Wernersville, PA 19565-9692.

Residential property

TAX PARCEL NO. 51-4357-03-41-6794

TAX ACCOUNT: 51052250

SEE Deed Book 2943 Page 072

To be sold as the property of Casimir C. Nabozny, Christine L. Nabozny.

No. 15-4961

Judgment Amount: \$88,619.50

Attorney: Phelan Hallinan

Diamond & Jones, LLP

LEGAL DESCRIPTION

ALL THAT CERTAIN two-story brick dwelling house and the lot or piece of ground upon which the same is erected, situate on the eastern side of and known as No. 217 Woodrow Avenue, North of Columbia Avenue, in the Borough of Sinking Spring, Berks County, Pennsylvania, bounded and described as follows:

BEGINNING at a point in the eastern line of Woodrow Avenue, a corner of other property of the said Sinking Spring Realty Company, one hundred sixty-five and sixty-eight on hundredths feet (165-68/100 feet) North of the intersection of the eastern line of Woodrow Avenue and the northern line of Columbia Avenue as laid out by the Borough of Sinking Spring; thence eastward along the said other property of the Sinking Spring Realty Company by a line making a right angle with the eastern line of said Woodrow Avenue, the distance of ninety feet (90 feet) to a point in the western line of a proposed twenty feet (20 feet) wide alley; thence along the same in a southerly direction by a line parallel to the eastern line of Woodrow Avenue and ninety feet (90 feet) distance therefrom the distance of twenty

10/29/2015

Vol. 108, Issue 05

feet (20 feet) to a point; thence along property of Robert Mell and Verdie May Mell, his wife, in a westerly direction by a line making a right angle with the last mentioned line, a distance of ninety feet (90 feet) to a point on the eastern line of said Woodrow Avenue; thence northwardly along the said eastern line of Woodrow Avenue, the distance of twenty feet (20 feet) to the place of beginning.

TITLE TO SAID PREMISES IS VESTED IN Allen L. Witters and Kathryn M. Witters, husband and wife, by Deed from Mark A. Steffy, dated 12/31/1998, recorded 01/15/1999, in Book 3027, Page 645.

BEING KNOWN AS 217 Woodrow Avenue, Reading, PA 19608-1402.

Residential property

TAX PARCEL NO. 79-4386-13-04-6689

TAX ACCOUNT: 79086100

SEE Deed Book 3027 Page 645

To be sold as the property of Allen L. Witters, Kathryn M. Witters.

No. 15-5150

Judgment: \$39,983.94

Attorney: Martha E. Von Rosenstiel, Esquire
LEGAL DESCRIPTION

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, situate on the West side of North 11th Street, between Spring and Robeson Streets, being City #1040 North 11th Street, in the City of Reading, County of Berks and State of Pennsylvania, bounded and described as follows, to be:

ON the North by property now or formerly of Edwin and Annie Strouse,

ON the South by property now or formerly of Redcay and Moll,

ON the East by North 11th Street, and

ON the West by a 14 foot-wide alley.

CONTAINING in front or width on said North 11th Street, North and South 15 feet and in length or depth of uniform width, East and West 110 feet.

BEING PART OF THE SAME PREMISES WHICH Dorothy B. Talys and Margaret A. Snyder, adult individuals and sui juris, granted and conveyed unto Maria L. Loaiza, an adult individual and sui juris, on 2/15/2000 recorded in Berks County on 2/16/2000 in Record Book Volume 3172 Page 2173.

PARCEL IDENTIFICATION NO. 13-5317-45-16-0027

TAX ID #13173725

TITLE TO SAID PREMISES IS VESTED IN Marisol Melendez a/k/a Marisol Caba, by Deed from Maria L. Loaiza, an adult individual and sui juris, dated 11/04/2005, recorded 01/12/2006 in Book 4751, Page 793.

To be sold as the property of Marisol Melendez a/k/a Marisol Caba

No. 15-5971

Judgment: \$388,698.66

Attorney: McCabe, Weisberg & Conway, P.C.

TAX I.D. #30-3492-00-15-64-95

ALL THAT CERTAIN plot of land, situate in the Township of Bethel, County of Berks and Commonwealth of Pennsylvania, located on the West side of the public road, T-915, about five (5) miles northwest of Bethel, bounded and described as follows, to wit:

BEGINNING at a point in the public road, T-915, said point being twenty (20) feet East of an iron stake set on line; thence along other land of which this was a part, North eighty-eight degrees West (N. 88° W.), four hundred thirty-five and two tenths (435.2) feet to an iron stake; thence North zero degrees forty-four minutes West (N. 0° 44' W.), three hundred ten (310) feet to an iron stake; and South eighty-five degrees thirty minutes East (S. 85° 30' E.), three hundred fifty-two and sixty-two hundredths (352.62) feet to a point in the above public road; thence in and along said road, South sixteen degrees twenty-two minutes East (S. 16° 22' E.), three hundred ten (310) feet to the place of **BEGINNING**.

CONTAINING 2.719 Acres of land.

BEING KNOWN AS: 350 Swope Street, Bethel, Pennsylvania 19507.

TITLE TO SAID PREMISES is vested in Lynn Appleby and Jody Appleby, husband and wife, by Deed from Jody N. Appleby and Lynn F. Appleby, formerly Lynn F. Finkbinder, husband and wife, dated November 17, 1995 and recorded November 24, 1995 in Deed Book 2685, Page 1287 Instrument Number 50082.

To be sold as the property of Lynn Appleby and Jody Appleby

No. 15-843

Judgment Amount: \$25,960.08

Attorney: Phelan Hallinan

Diamond & Jones, LLP

LEGAL DESCRIPTION

ALL THAT CERTAIN lot or piece of ground together with the two-story quadruple detached frame dwelling house erected thereon situate on the northwestern corner of the intersection of Windsor Street and Cocalico Road and being known as No. 720 Windsor Street in the Borough of Birdsboro, County of Berks and State of Pennsylvania, bounded on the North by No. 719 Cocalico Road, property of Clarence E. Shollenberger and Mary E. Schollenberger, his wife, on the East by the aforesaid Cocalico Road, on the South by the aforesaid Windsor Street, and on the West by No. 722 Windsor Street, property of the E. & G. Brooke Land Company, being more fully bounded and described as follows, to wit:

BEGINNING at a corner marked by a marble stone in the northern topographical building line of Windsor Street, said corner being the end of a curve connecting the aforesaid northern topographical building line of Windsor Street with the southern topographical building line

10/29/2015

of Cocalico Road; thence along the aforesaid northern topographical building line of Windsor Street, South fifty three degrees ten minutes West (3.53 degrees 10 minutes W.) a distance of one hundred fifteen feet eleven and seven eighths inches (115 feet 11-7/8 inches) to a corner marked by a marble stone; thence leaving the aforesaid Windsor Street and along No. 722 Windsor Street property of the E. & G. Brooke Land Company, passing through the center line of the frame party wall between the dwellings North six degrees thirty-eight minutes West (N. 36 degrees 38 minutes W.) a distance of forty-five feet ten and one half inches (45 feet 10-1/2 inches) to a corner; thence along property belonging to Clarence E. Schollenberger and Mary E. Schollenberger, his wife, being No. 719 Cocalico Road, the five (5) following courses and distances, viz: (1) passing through the center line of the frame party wall between the dwellings North fifty-three degrees twenty-two minutes East (N. 53 degrees 22 minutes E.) a distance of twenty-nine feet six inches (29 feet 6 inches) to a corner, (2) South thirty-six degrees thirty-eight minutes East (S. 36 degrees 38 minutes E.) a distance of two feet six inches (2 inches 6 inches) to a corner marked by a marble stone, (3) North sixty-one degrees thirty-three minutes East, (N. 61 feet 33 inches E.) a distance of forty-seven feet six and three quarter interest (47 feet 6-3/4 inches) to a corner in the West end of a frame toilet, (4) passing through the center line of the aforesaid frame toilet North fifty three degrees twenty two minutes East (N. 53 degrees 22 minutes E.) a distance of twenty-four feet six and three quarter inches (24 feet 6-3/4 inches) to a corner marked by a marble stone, (5) North twenty-five degrees thirty-eight minutes West (18 feet 10-3/4 inches) to a corner marked by a marble stone in the southern topographical building line of Cocalico Road; thence along same South eighty-eight degrees thirty-one and three quarter minutes East (S. 88 degrees 31-3/4 inches E.) a distance of thirty feet one and one eighth inches (30 feet 1-1/8 inches) to a corner marked by a marble stone at the beginning of a curve bearing to the right connecting the aforesaid southern topographical building line of Cocalico Road with the aforesaid northern topographical line of Windsor Street, thence along the aforesaid curve having a radius of twenty feet two and one half inches (20 feet 2-1/2 inches) a central angle of one hundred forty-one degrees forty-two minutes (141 degrees 42 minutes) and a distance along the arc of forty-nine feet eleven and three quarter inches (49 feet 11-3/4 inches) to the place of BEGINNING.

CONTAINING nineteen and twenty-eight one hundredths (19.28) perches.

TITLE TO SAID PREMISES IS VESTED IN Timothy A. Yohn, an individual, by Deed from James M. Bucci, Executor of Last Will and Testament of Richard J. Keller, deceased, dated 09/25/1992, recorded 10/14/1992 in Book 2349, Page 2236.

Vol. 108, Issue 05

MORTGAGOR Timothy A. Yohn died on 03/04/2014, and upon information and belief, his heirs or devisees, and personal representative, are unknown.

BEING KNOWN AS 720 Windsor Street, Birdsboro, PA 19508-2222.

Residential property

TAX PARCEL NO. 31-5344-13-13-2162

TAX ACCOUNT: 31033630

SEE Deed Book 2349 Page 2236

To be sold as the property of unknown heirs, successors, assigns, and all persons, firms, or associations claiming right, title or interest from or under Timothy A. Yohn, deceased.

No. 2014-20178

Judgment: \$129,178.63

Attorney: Leon P. Haller, Esquire

ALL THOSE CERTAIN lots of ground together with the improvements erected thereon, situate in the Township of Spring, County of Berks and Commonwealth of Pennsylvania, shown as Lots 74, 76, 78 and 80 of "West Wyomissing" recorded in Plan Book 2, Page 44, being more fully bounded and described as follows:

ON the North by Reading Boulevard;

ON the East by Lot 72;

ON the South by a 15 feet wide alley; and

ON the West by Lot 82.

HAVING A FRONTAGE of 80 feet on Reading Boulevard and a depth of equal width of 150 feet to said alley.

HAVING THEREON ERECTED a dwelling house known as: 2050 Reading Boulevard, West Lawn, PA 19609

PARCEL I.D. 80439609156418

BEING THE SAME PREMISES which Kirk R. Hummel, Jr. by Deed dated 07/16/10 and recorded 07/28/10 in Berks County Instrument No. 2010028814 granted and conveyed to Carlin L. Atkins.

To be sold as the property of Carlin L. Atkins

No. 2014-22480

Judgment: \$46,642.91

Attorney: Jeffrey G. Trauger, Esquire

ALL THAT CERTAIN lot or piece of ground, together with the two-story frame dwelling house thereon erected, known as House No. 124 Orange Street, situate on the Western side of Orange Street in the Borough of Birdsboro, County of Berks and Commonwealth of Pennsylvania, more particularly bounded and described as follows, to wit:

BEGINNING at a point in the Western side of Orange Street; thence Westwardly at right angles to Orange Street, a distance of 100' 0" to a point; thence in a Northwardly direction at right angles to last described line, a distance of 50' 11-3/4" to a point; thence in an Eastwardly direction at right angles to last described line, a distance of 100' 0" to a point in the Western side of Orange Street;

10/29/2015

Vol. 108, Issue 05

thence in a Southwardly direction along the same, at right angles to last described line, a distance of 50' 11-3/4" to the place of BEGINNING.

CONTAINING 5,095 square feet.

ALSO BEING THE SAME PREMISES which Russell M. Doaty, Executor of the Estate of Isabelle V. Doaty, by Deed dated August 30, 1996, and recorded on September 4, 1996 in Berks County Deed Book 2763, Page 0588, et. seq., granted and conveyed unto Eric Kulp.

THEREON ERECTED A DWELLING HOUSE KNOWN AS: 124 Orange Street, Birdsboro, Berks County, Pennsylvania

TAX PARCEL: 5344-10-35-4228

ACCOUNT: 31025530

SEE Deed Book Volume 2763 Page 588, et seq.

To be sold as the property of Eric Kulp

Taken in Execution and to be sold by

ERIC J. WEAKNECHT, SHERIFF

N.B. To all parties in interest and claimants: A schedule of distribution will be filed by the Sheriff, December 4, 2015 and distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days thereafter. No further notice of the filing of the schedule of distribution will be given. All claims to funds realized from the real estate sold by the Sheriff shall be filed by the respective Claimants with the Sheriff within five (5) days after the time of said Sheriff's Sale.

AUDIT LIST

Second and Final Publication

ORPHANS' COURT DIVISION
COURT OF COMMON PLEAS
OF BERKS COUNTY, PA.

Notice of Audit of Fiduciaries Accounts

To Claimants, Beneficiaries, Heirs and Kin, and to all other parties in interest.

NOTICE is hereby given that the fiduciaries of the following estates have filed respectively, their accounts and statements of the proposed distribution in the Office of the Register of Wills or Clerk of the Orphans' Court as the case may be, in and for the County of Berks, Commonwealth of Pennsylvania and that these accounts will be presented to the Orphans' Court of said County at the Court House in Reading, Pennsylvania on Wednesday, November 4, 2015 at 9:30 A.M. for audit, confirmation and distribution. At that time and place parties interested and claimants against the respective estates will be heard.

74. BAILEY, ERMAA. - Carol Moyer, Extx.,

Richard L. Geschwindt, Esq.

75. DEEDS, DONALD L. - John Burdick, Exr., Gary S. Fronheiser, Esq.

76. ESELBY, CHARLES L. - Sally A. Brungard and Vicki Lee Valdez, Execs., Michael J. Gombar, Jr., Esq.

77. FOLK, VERNAS. - Ronnie C. Folk, Exr., Richard L. Geschwindt, Esq.

78. KUTZ, FERN M. - Dorothy Kaminski, Extx., Richard L. Geschwindt, Esq.

79. LANDRUM, JR., RALPH L. - The Bryn Mawr Trust Company, Exr., Jay R. Wagner, Esq.

80. LEAVENTON, MARTIN W. a/k/a LEAVENTON, MARTIN WALTER - Susan K. Gernert, Admx., Russell E. Farbiarz, Esq.

81. LUCKENBILL, ESTHER MAY - Warren R. Luckenbill, Jr. and Dennis Lee Luckenbill, Exrs., Jonathan B. Batdorf, Esq.

82. SCHALCK, ELAINE L. - Sean J. O'Brien, Exr., Sean J. O'Brien, Esq.

83. SEYLER, ELRITA S. - National Penn Investors Trust Company, Exr., Heidi B. Masano, Esq.

84. TYSON, ROBERT L. - Gerard Tyson, Admr., Mark R. Sprow, Esq.

Last day for filing Accounts for December 2015 is October 28, 2015.

Larry Medaglia

Register of Wills and

Clerk of the Orphans' Court
Berks County, Pennsylvania

CIVIL ACTION

IN THE COURT OF
COMMON PLEAS OF
BERKS COUNTY, PENNSYLVANIA
CIVIL DIVISION-LAW
NO. 14-20585

ACTION IN MORTGAGE FORECLOSURE

NOTICE

NATIONAL HOME INVESTORS, LLC,
Plaintiff

vs.

ETHEL E. GEIST, Defendant

YOU HAVE BEEN SUED IN COURT. IF YOU WISH TO DEFEND AGAINST THE CLAIMS SET FORTH IN THE FOLLOWING PAGES, YOU MUST TAKE ACTION WITHIN TWENTY (20) DAYS AFTER THIS COMPLAINT AND NOTICE ARE SERVED, BY ENTERING A WRITTEN APPEARANCE PERSONALLY OR BY ATTORNEY AND FILING IN WRITING WITH THE COURT YOUR DEFENSES OR OBJECTIONS TO THE CLAIMS SET FORTH AGAINST YOU. YOU ARE WARNED THAT IF YOU FAIL TO DO SO THE CASE MAY PROCEED WITHOUT YOU AND A JUDGMENT MAY BE ENTERED AGAINST YOU BY THE COURT WITHOUT FURTHER NOTICE FOR ANY

10/29/2015

Vol. 108, Issue 05

MONEY CLAIMED IN THE COMPLAINT OR FOR ANY OTHER CLAIM OR RELIEF REQUESTED BY THE PLAINTIFF. YOU MAY LOSE MONEY OR PROPERTY OR OTHER RIGHTS IMPORTANT TO YOU.

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

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

LAWYER REFERRAL SERVICE

BERKS COUNTY BAR ASSOCIATION

544 COURT STREET

P.O. BOX 1058

READING, PA 19603

610-375-4591

Richard Brent Somach, Esquire

Attorney for Plaintiff

Attorney ID #19521

Norris McLaughlin & Marcus, P.A.

515 W. Hamilton Street, Suite 502

Allentown, PA 18101

610-391-1800

610-391-1805 (fax)

ESTATE NOTICES

Letters Testamentary or Letters of Administration have been granted in the estates set forth below. All persons having claims against the estate of any decedent named below are requested to present the same and all persons indebted to any of the said decedents are requested to make payment, without delay, to the executor or administrator, or his, her or their attorney indicated.

First Publication

ANDERSON, ALISA B., dec'd.

Late of 1200 Linden Street, Reading.

Executrix: CATHERINE CHELIUS,

1375 Pershing Boulevard, D-2,

Reading, PA 19607.

ATTORNEY: DAVID C. BALMER, ESQ.,

3611 Kutztown Road,

Reading, PA 19605

ANGSTADT, PAUL L., dec'd.

Late of 417 Krumsville Road,
Kutztown.

Executor: RONALD K. ANGSTADT,

271 Forgedale Road,

Fleetwood, PA 19522.

ATTORNEY: RICHARD N. BELTZNER,
ESQ.,

661 Krumsville Road,

P.O. Box 158,

Kutztown, PA 19530

BRADFORD, CELESTE E., dec'd.

Late of 9449 Lancaster Ave.,

Bethel Township.

Administratrix: CHANTELLE C.

BRADFORD,

720 Fort Washington Ave., Apt. 3Y,

New York, NY 10034.

ATTORNEY: RUSSELL E. FARBIARZ,
ESQ.,

ANTANAVAGE FARBIARZ, PLLC,

64 N. 4th Street,

Hamburg, PA 19526-1508

CARR, HELEN M., dec'd.

Late of 350 Kohler Road,

Maxatawny Township.

Executors: PAMELA D. SCHAPPELL,

21 Drosmo Drive,

Bowers, PA 19511 or

BRUCE D. CARR.,

350 Kohler Rd.,

Kutztown, PA 19530.

ATTORNEY: CARL W. MANTZ, ESQ.,

136 W. Main Street,

Kutztown, PA 19530

CROSBY, ALICE also known as

CROSBY, ALICE ESTHER, dec'd.

Late of Union Township.

Executors: GEORGE A. CROSBY,

41 4th Avenue,

Birdsboro, PA 19508 and

LUTHER A. CROSBY,

700 W. 5th Street,

Birdsboro, PA 19508.

ATTORNEY: TIMOTHY B. BITLER,
ESQ.,

3115 Main Street,

Birdsboro, PA 19508-8319

CUPP, JOHN E., JR., dec'd.

Late of 362 High Boulevard, Reading.

Executrix: STEPHANIE R. CUPP,

362 High Boulevard,

Reading, PA 19607.

ATTORNEY: BRETT M. FEGELY, ESQ.,

HARTMAN VALERIANO MAGOVERN &

LUTZ, P.C.,

Suite 301, 1100 Berkshire Boulevard,

P.O. Box 5828,

Wyomissing, PA 19610

FICK, RAY E., dec'd.

Late of 203 S. Raymond Street,

Borough of Fleetwood.

Executrix: CHERYL D. FICK,

15 Springfield Drive,

Fleetwood, PA 19522.

ATTORNEY: BRIAN R. OTT, ESQ.,

BARLEY SNYDER, LLP,

50 N. 5th Street, 2nd Fl.,

P.O. Box 942,

Reading, PA 19603-0942

FRONHEISER, STERLING L., dec'd.

Late of Washington Township.

Executors: STUART C. STOUTD,

10/29/2015

Vol. 108, Issue 05

37 South Reading Avenue,
Boyertown, PA 19512 or
RANDY A. KOCH,
6 Apple Street, Barto, PA 19504.
ATTORNEY: JEFFREY C. KARVER,
ESQ.,

BOYD & KARVER,
7 E. Philadelphia Avenue,
Boyertown, PA 19512

KEFFER, ROBERT N., dec'd.

Late of 5184 Kachel Road, Mohnton.
Executor: SHAWN L. CARR,
c/o Edward P. Sheets, Esquire,
Gardner, Racines & Sheetz,
5930 Hamilton Boulevard, Suite 106,
Allentown, PA 18106.
ATTORNEY: EDWARD P. SHEETZ, ESQ.,
Gardner, Racines & Sheetz,
Suite 106, 5930 Hamilton Boulevard,
Allentown, PA 18106

KENENITZ, LORI N., dec'd.

Late of Mohrsville Township.
Administrator: STEPHEN M. KENENITZ,
3275 Tilden Road,
Mohrsville, PA 19541.
ATTORNEY: MATTHEW H. DOLL, ESQ.,
BOYD & KARVER,
7 E. Philadelphia Avenue,
Boyertown, PA 19512

KING, NORITA R., dec'd.

Late of Borough of Shillington.
Executors: MICHON M. KOENIG,
515 N. Brobst Street,
Shillington, Pa 19607 and
THOMAS D. LEIDY,
2 Sunrise Drive,
Boyertown, PA 19512.
ATTORNEY: THOMAS D. LEIDY, ESQ.,
42 East Third Street,
Boyertown, PA 19512

LAMM, NORMAN L., dec'd.

Late of 9 Reading Dr., Apt. 237,
Borough of Wernersville.
Executor: RUSSELL N. LAMM,
47 Hospital Road, Wernersville, PA 19565.
ATTORNEY: WILLIAM F. ROBERTS,
ESQ.,
CIANCI & ROBERTS,
519 Walnut Street,
P.O. Box 8551,
Reading, PA 19603

MIECZKOWSKI, CHESTER F., dec'd.

Late of Robeson Township.
Executor: BRYON L. MIECZKOWSKI,
895 Ridgeway Road,
Birdsboro, PA 19508.
ATTORNEY: TIMOTHY B. BITLER,
ESQ.,
3115 Main Street,
Birdsboro, PA 19508-8319

MILLER, GRACE J., dec'd.

Late of 337 South View Road,
Fleetwood.
Executrix: SHERRY WAYNE,

497 Rebers Bridge Road,
Sinking Spring, PA 19608.
ATTORNEY: DAVID C. BALMER, ESQ.,
3611 Kutztown Road,
Reading, PA 19605

WEIR, ELLA A., dec'd.

Late of 101 Schmehl Road,
Fleetwood.
Executrices: HELEN J. KELLER,
101 Schmehl Road,
Fleetwood, PA 19522 and
MARIE E. OHLINGER,
54 Schmehl Road,
Fleetwood, PA 19522.
ATTORNEY: JAMES E. SHER, ESQ.,
SHER & ASSOCIATES, P.C.,
15019 Kutztown Road,
Kutztown, PA 19530

**YENSER, LEO I. also known as
YENSER, LEO, dec'd.**

Late of 1044 Fleetwood Lyons Road,
Fleetwood, Richmond Township.
Executrix: JOAN P. HEATER,
110 Jessica Court,
Leesport, PA 19533-9588.
ATTORNEY: JAMES S. ROTHSTEIN,
ESQ.,
ROTHSTEIN & SCULLIN, P.C.,
1124 Penn Avenue,
Wyomissing, PA 19610

ZERBE, MABEL C., dec'd.

Late of 3056 Bernville Road, Bernville.
Executrices: CAROLYN F. PRESTON,
168 Preston Road,
Wernersville, PA 19565 and
BEVERLY A. SCHLOUCH,
2430 Welsh Road,
Mohnton, PA 19540.
ATTORNEY: HEIDI B. MASANO, ESQ.,
MASANO BRADLEY, LLP,
Suite 201, 1100 Berkshire Boulevard,
Wyomissing, PA 19610

Second Publication**ADAMS, ALMA C., dec'd.**

Late of 10 Birch Mill Lane,
Washington Township.
Executors: ARTHUR D. ADAMS and
BARRY D. ADAMS,
c/o E. Kenneth Nyce Law Offices, LLC,
105 East Philadelphia Avenue,
Boyertown, PA 19512.
ATTORNEY: NICOLE MANLEY, ESQ.,
E. KENNETH NYCE LAW OFFICE, LLC,
105 E. Philadelphia Avenue,
Boyertown, PA 19512

ALLEN, LOUISE I., dec'd.

Late of Center Township.
Executrix: CHERYL C. BRESSLER,
1859 Shoey Rd.,
Mohrsville, PA 19541.
ATTORNEY: RICHARD L.
GESCHWINDT, ESQ.,
203 East Noble Avenue,

10/29/2015

Vol. 108, Issue 05

Shoemakersville, PA 19555

BURGOS, EVELYN, dec'd.

Late of City of Reading.

Administrator: FRANCISCO ROSA,
c/o Raymond J. Peppelman, Jr.,
McNichol, Byrne & Matlawski, P.C.,
1223 N. Providence Rd.,
Media, PA 19063.

HIVNER, ELNER ANNETTE also known as**HIVNER, E. ANNETTE, dec'd.**

Late of 210 C Mansion Dr.,

Cumru Township.

Executrix: VICKI LYNN AQUILA,
414 Apache Dr.,
Sinking Spring, PA 19608.

ATTORNEY: ZACHARY A. MOREY,
ESQ.,

536 Court Street,
Reading, PA 19601

MISSIMER, MARY, dec'd.

Late of Borough of Boyertown.

Executor: KENNETH MISSIMER,
c/o James M. Pierce, Esq.,

125 Strafford Avenue, Suite 110,
P.O. Box 312,
Wayne, PA 19087.

PALM, BARBARA A., dec'd.

Late of 122 South 11th Street,
City of Reading.

Executors: PAUL FRITZ and
MICHAEL FRITZ,
c/o 2601 Centre Ave.,
Reading, PA 19605.

ATTORNEY: PAUL H. HERBEIN, ESQ.,
2601 Centre Avenue,
Reading, PA 19605

RODRIGUEZ, LYDIA, dec'd.

Late of City of Reading.

Administratrices: MAGALIS FUERTES,
6801 Penn Avenue, Trailer #10,
Wernersville, PA 19565 and
DENISE RIVERA,
1031 Church Street,
Reading, PA 19601.

ATTORNEY: WILLIAM R. BLUMER,
ESQ.,

LEISA WITZ HELLER ABRAMOWITZ
PHILLIPS, P.C.,
2755 Century Boulevard,
Wyomissing, PA 19610

STEWART, ALBERT C., dec'd.

Late of Golden Living Center,
21 Fairlane Road,

Exeter Township.

Executor: ANDREW C. SWOYER,
90 Kerr Road,
Reading, PA 19606.

ATTORNEY: ROBERT R. KREITZ, ESQ.,

ROLAND STOCK, LLC,
627 North Fourth Street,
P.O. Box 902,
Reading, PA 19603

Third and Final Publication**BENDER, JOHN L., dec'd.**

Late of 1046 Rick Road, Reading.

Executor: RONALD L. CROSSLEY,
697 Summer Mountain Road,
Bernville, PA 19506.

ATTORNEY: JAMES E. SHER, ESQ.,
SHER & ASSOCIATES, P.C.,
15019 Kutztown Road,
Kutztown, PA 19530

BLIESATH, JACK DANIEL also known as**BLIESATH, JACK D. and****BLIESATH, JACK, dec'd.**

Late of Exeter Township.

Administrator: JACK S. BLIESATH,
248 Fredericksville Road,
Mertztown, PA 19539.

ATTORNEY: JAMES M. SMITH, ESQ.,
SMITH LAW GROUP, LLC,
14133 Kutztown Road,
P.O. Box 626,
Fleetwood, PA 19522

BLIMLINE, RAYMOND, dec'd.

Late of 3305 Penn Ave.,

Spring Township.

Executrix: JANINA H. BLIMLINE,
3305 Penn Ave.,
Reading, PA 19609.

ATTORNEY: JOHN A. HOFFERT, JR.,
ESQ.,
536 Court Street,
Reading, PA 19601

CIABATTONI, LOUIS J., dec'd.

Late of 4822 Kutztown Rd., Apt. 7,

Temple, Muhlenberg Township.

Executrices: JOANNE BISCANTI and
LOIS HOLLAND,
630 Wisteria Ave.,
Reading, PA 19606.

ATTORNEY: EUGENE ORLANDO, JR.,
ESQ.,
ORLANDO LAW OFFICES, P.C.,
Suite 202, 2901 St. Lawrence Avenue,
Reading, PA 19606

FISTER, BETTY L., dec'd.

Late of 37 Price Drive, Topton.

Executor: JAMES R. FISTER,
313 Hummingbird Circle,
Cranberry Township, PA 16066.

ATTORNEY: JOHN T. FORRY, ESQ.,
FORRY ULLMAN,
540 Court Street,
P.O. Box 542,
Reading, PA 19603

GOLDEN, THOMAS J., dec'd.

Late of City of Reading.

Executor: RUSSELL F. HENNE,
1 Stump Lane,
Bernville, PA 19506.

ATTORNEY: BRIAN R. OTT, ESQ.,
BARLEY SNYDER, LLP,
50 N. 5th Street, 2nd Fl.,
P.O. Box 942,
Reading, PA 19603-0942

HOFFMAN, ELEANOR D. also known as

10/29/2015

Vol. 108, Issue 05

HOFFMAN, ELEANOR DOROTHY, dec'd.

Late of 315 Ada Drive,
Exeter Township.
Executrix: KATHLEEN A. HOFFMAN,
512 E. 3rd Street,
Birdsboro, PA 19508.
ATTORNEY: SARAH RUBRIGHT
MCCAHERN, ESQ.,
BARLEY SNYDER, LLP,
50 N. 5th Street, 2nd Fl.,
P.O. Box 942,
Reading, PA 19603-0942

KREIDER, LEROY H., dec'd.

Late of Borough of Boyertown.
Executors: HAROLD L. KREIDER,
19 Bell Cove Rd.,
Northwood, NH 03261 or
RANDY D. KREIDER,
831 N. Muhlenberg St.,
Allentown, PA 18104.
ATTORNEY: GARY S. FRONHEISER,
ESQ.,
5070 Oley Turnpike Road,
Reading, PA 19606

LEFEBRE, LORI E. also known as

LEFEBRE, LORI, dec'd.
Late of 305 Laurel Ridge Road,
South Heidelberg Township.
Executor: JONATHAN A. LEFEBRE,
349 Country Club Road,
Red Lion, PA 17356.
ATTORNEY: DAVID S. SOBOTKA, ESQ.,
519 Walnut Street,
Reading, PA 19601

NEUMAN, JOSEPH E., dec'd.

Late of Bernville.
Executrix: CYNTHIA HOWZE,
c/o Jon A. Swartz, Esquire,
7736 Main Street,
Fogelsville, PA 18051.
ATTORNEY: JON A. SWARTZ, ESQ.,
7736 Main Street,
Fogelsville, PA 18051

ODHNER, RACHEL D., dec'd.

Late of 829 Stony Run Valley Road,
Albany Township.
Executors: ROY D. ODHNER,
690 Stony Run Valley Road,
Kempton, PA 19529 and
LAUREL O. POWELL,
287 Mountain Road,
Lenhartsville, PA 19534.

PARBEL, MARY H., dec'd.

Late of Tulpehocken Township.
Executor: PHILIP J. PARBEL,
c/o Brinser, Wagner & Zimmerman,
466 Jonestown Road,
Jonestown, PA 17038.
ATTORNEY: JOHN M. ZIMMERMAN,
ESQ.,
466 Jonestown Road,
Jonestown, PA 17038

PATRICK, JUAN T., dec'd.

Late of 1203 Meade Street, Reading.
Executrix: JEAN ROSS,
1203 Meade Street,
Reading, PA 19611.
ATTORNEYS: MICHAEL J. GOMBAR,
JR., ESQ.,
MASANO BRADLEY, LLP,
Suite 201, 1100 Berkshire Boulevard,
Wyomissing, PA 19610

RODINO, MARY, dec'd.

Late of 157 Valley Green Circle,
Wyomissing.
Executors: MICHAEL D. RODINO,
1245 Ritters Rd.,
Reading, PA 19606, and
GINA MARIA HURWITZ,
200 Perkise Ave.,
West Lawn, PA 19609.
ATTORNEY: JOHN A. HOFFERT, JR.,
ESQ.,
536 Court Street,
Reading, PA 19601

**ROMANIES, ALEX also known as
ROMANIES, ALEC, dec'd.**

Late of 186 Manor Drive,
Cumru Township.
Executor: CARL A. ROMANIES,
186 Manor Drive,
Mohrsville, PA 19541.
ATTORNEYS: JAMES E. GAVIN, ESQ.,
MASANO BRADLEY, LLP,
Suite 201, 1100 Berkshire Boulevard,
Wyomissing, PA 19610

SCHWARTZ, ALBERTA T., dec'd.

Late of 2030 Butter Lane,
Exeter Township.
Executors: PAMELA L. SCHUMACHER,
18 Rosemary Dr.,
Sinking Spring, PA 19608 and
CHARLES A. SCHWARTZ,
3800 Willow Grove Ave.,
Reading, PA 19605.

SHOWERS, HOWARD F., SR., dec'd.

Late of Douglass Township.
Executor: TODD A. SHOWERS,
c/o Jessica R. Grater, Esquire,
Wolf, Baldwin & Assoc.,
P.O. Box 444,
Pottstown, PA 19464.

WERNER, LOVINA R., dec'd.

Late of 261 Belle Alto Rd.,
Wernersville, South Heidelberg Township.
Executor: CLINTON DUNKELBERGER,
116 Hawk Mountain Rd.,
Kempton, PA 19529.
ATTORNEY: JOHN A. HOFFERT, JR.,
ESQ.,
536 Court Street,
Reading, PA 19601

WITTICH, FREDERICK S., SR., dec'd.

Late of Lower Alsace Township.
Executors: FREDERICK S. WITTICH, JR.,
117 Spook Lane,
Reading, PA 19606 and

10/29/2015

Vol. 108, Issue 05

KIM A. WITTICH,
110 Mayer Street,
Reading, PA 19606.
ATTORNEY: DARAL A. WOERLE, ESQ.,
P.O. Box 6765,
Wyomissing, PA 19610

WRIGHT, MARY LOU F., dec'd.

Late of 4 White Pine Gulch,
Shillington, Cumru Township.
Executrix: CHERYL L. HILL,
4 White Pine Gulch,
Shillington, PA 19607.
ATTORNEY: JOHN A. HOFFERT, JR.,
ESQ.,
536 Court Street,
Reading, PA 19601

ZUWIALA, DOROTHY O., dec'd.

Late of 38 Crestmont Street, Reading.
Administrator C.T.A.: JAY W. WALDMAN,
ESQUIRE,
Waldman Law Group, P.C.,
Suite 100, 711 Spring Street,
Wyomissing, PA 19610
ATTORNEY: JAY W. WALDMAN, ESQ.,
WALDMAN LAW GROUP, P.C.,
Suite 100, 711 Spring Street,
Wyomissing, PA 19610

FICTITIOUS NAME

NOTICE IS HEREBY GIVEN, pursuant to the provisions of Act of Assembly, No. 295, approved December 16, 1982, effective March 16, 1983, of intention to file in the office of the Department of State of the Commonwealth of Pennsylvania, at Harrisburg, Pennsylvania, a Certificate for the conduct of a business in Berks County, Pennsylvania under the assumed or fictitious name, style or designation:

MaxMyVilla.com with its principal place of business at 1420 Clarion St., Reading, PA 19601.

The name and address of the person owning or interested in said business is: Empire Building Products, Inc., 1420 Clarion St., Reading, PA 19601.

The application was Filed on October 5, 2015.

Henry M. Koch, Jr., Esq.

217 N. 6th Street
P.O. Box 8514
Reading, PA 19603

Reitech with its principal place of business at 3146 Marion Ave., Laureldale, PA 19605.

The name and address of the person owning or interested in said business is: SP Acquisition Company LLC, 3146 Marion Ave., Laureldale, PA 19605.

The application was Filed on August 21, 2015.

Reger Rizzo & Darnall, LLP, Solicitors

2929 Arch St., 13th Fl.
Phila., PA 19104

SALE OF REAL ESTATE

IN THE COURT OF
COMMON PLEAS OF
BERKS COUNTY, PENNSYLVANIA
CIVIL ACTION-LAW
NO. 15-16677

**NOTICE OF ACTION IN
MORTGAGE FORECLOSURE**
SANTANDER BANK, N.A., Plaintiff
vs.

JEFFREY M. KLEE, in his capacity as
Co-Administrator and Heir of the Estate of
CYNTHIA J. KLEE;

BRIAN S. KLEE, in his capacity as Co-
Administrator and Heir of the Estate of Cynthia
J. Klee;

UNKNOWN HEIRS, SUCCESSORS,
ASSIGNS, AND ALL PERSONS, FIRMS, OR
ASSOCIATIONS CLAIMING RIGHT, TITLE
OR INTEREST FROM OR UNDER CYNTHIA
J. KLEE, DECEASED;

THE UNITED STATES OF AMERICA C/O
THE UNITED STATES ATTORNEY FOR THE
EASTERN DISTRICT OF PA, Defendants
NOTICE

To UNKNOWN HEIRS, SUCCESSORS,
ASSIGNS, AND ALL PERSONS, FIRMS, OR
ASSOCIATIONS CLAIMING RIGHT, TITLE
OR INTEREST FROM OR UNDER CYNTHIA
J. KLEE, DECEASED

You are hereby notified that on August 19,
2015, Plaintiff, SANTANDER BANK, N.A.,
filed a Mortgage Foreclosure Complaint endorsed
with a Notice to Defend, against you in the
Court of Common Pleas of BERKS County
Pennsylvania, docketed to No. 15-16677.
Wherein Plaintiff seeks to foreclose on the
mortgage secured on your property located at
3523 RIDGEWAY STREET, LAURELDALE,
PA 19605-1845 whereupon your property would
be sold by the Sheriff of BERKS County.

You are hereby notified to plead to the above
referenced Complaint on or before 20 days from
the date of this publication or a Judgment will be
entered against you.

NOTICE

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

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

10/29/2015

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.

Lawyer Referral Service:
Berks County Bar Association
544 Court Street
P.O. Box 1058
Reading, PA 19603
Telephone (610) 375-4591
Alternate Telephone (800) 326-9177

IN THE COURT OF
COMMON PLEAS OF
BERKS COUNTY, PENNSYLVANIA
CIVIL ACTION-LAW
NO. 15-05775

**NOTICE OF ACTION IN
MORTGAGE FORECLOSURE**

SANTANDER BANK, N.A., Plaintiff
vs.

LORETTA A. BEASLEY, in her capacity
of Co-Administratrix and Heir of HERBERT
MCALPINE;

OLLIE JEANETTE MCDONALD A/K/A
OLLIE J. MCDONALD, in her capacity as
Co-Administratrix and Heir of the Estate of
HERBERT MCALPINE;

HORACE W. MCALPINE A/K/A HORACE
MCALPINE, in his capacity as Heir of the Estate
of HERBERT MCALPINE;

RAYMOND O. MCALPINE, SR., A/K/A
RAYMOND MCALPINE, in his capacity as Heir
of the Estate of HERBERT MCALPINE;

UNKNOWN HEIRS, SUCCESSORS,
ASSIGNS, AND ALL PERSONS, FIRMS, OR
ASSOCIATIONS CLAIMING RIGHT, TITLE
OR INTEREST FROM OR UNDER HERBERT
MCALPINE, DECEASED, Defendants

NOTICE

To UNKNOWN HEIRS, SUCCESSORS,
ASSIGNS, AND ALL PERSONS, FIRMS, OR
ASSOCIATIONS CLAIMING RIGHT, TITLE
OR INTEREST FROM OR UNDER HERBERT
MCALPINE, DECEASED

You are hereby notified that on May 11, 2015,
Plaintiff, SANTANDER BANK, N.A., filed a
Mortgage Foreclosure Complaint endorsed with
a Notice to Defend, against you in the Court of
Common Pleas of BERKS County Pennsylvania,
docketed to No. 15-05775. Wherein Plaintiff
seeks to foreclose on the mortgage secured
on your property located at 338 SOUTH 5TH
STREET, READING, PA 19602-2311 whereupon
your property would be sold by the Sheriff of
BERKS County.

You are hereby notified to plead to the above

Vol. 108, Issue 05

referenced Complaint on or before 20 days from
the date of this publication or a Judgment will be
entered against you.

NOTICE

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

YOU SHOULD TAKE THIS 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.

Lawyer Referral Service:
Berks County Bar Association
544 Court Street
P.O. Box 1058
Reading, PA 19603
Telephone (610) 375-4591
Alternate Telephone (800) 326-9177

TRUST NOTICES

Second Publication

**THE ROBERT S. LEINBACH
IRREVOCABLE TRUST**

Robert S. Leinbach, Deceased

Late of Bern Township, Berks County, PA

All persons having claims or demands against
the Trust of Robert S. Leinbach, deceased,
are requested to make known the same and all
persons indebted to the decedent are requested
to make payment without delay to:

Trustee: Carol L. Hodes
3296 Shellers Bend, Unit 127
State College, PA 16801

Trustee's Attorney: Scott C. Painter, Esquire
Attorney for the Trustee
906 Penn Ave.
P.O. Box 6269
Wyomissing, PA 19610