

ESTATE AND TRUST NOTICES

Notice is hereby given that, in the estates of the decedents set forth below, the Register of Wills has granted letters testamentary or of administration to the persons named. Notice is also hereby given of the existence of the trusts of the deceased settlors set forth below for whom no personal representatives have been appointed within 90 days of death. All persons having claims or demands against said estates or trusts are requested to make known the same, and all persons indebted to said estates or trusts are requested to make payment, without delay, to the executors or administrators or trustees or to their attorneys named below.

FIRST PUBLICATION**BELLIS, DIANE MAE, dec'd.**

Late of the Township of Washington, Northampton County, PA
Executors: Gary B. Bellis and Don Shull Bellis c/o David J. Ceraul, Esquire, 22 Market Street, P.O. Box 19, Bangor, PA 18013-0019

Attorney: David J. Ceraul, Esquire, 22 Market Street, P.O. Box 19, Bangor, PA 18013-0019

CHRISTOPHER, CHARLES J., dec'd.

Late of Easton City, Northampton County, PA

Administratrix: Karen Jean Christopher c/o Raymond J. Peppelman, Jr., Esquire, McNichol, Byrne & Matlawski, P.C., 1223 N. Providence Rd., Media, PA 19063

Attorneys: Raymond J. Peppelman, Jr., Esquire, McNichol, Byrne & Matlawski, P.C., 1223 N. Providence Rd., Media, PA 19063

CONLON, THOMAS PATRICK, dec'd.

Late of the City of Bethlehem, Northampton County, PA

Executrix: Kathleen Marie Hozza c/o Bradford D. Wagner, Esquire, 662 Main Street, Hellertown, PA 18055-1726

Attorney: Bradford D. Wagner, Esquire, 662 Main Street, Hellertown, PA 18055-1726

DeLORENZO, MARLENE S., dec'd.

Late of Bushkill Township, Northampton County, PA

Executor: Gregory T. DeLorenzo c/o Fitzpatrick Lentz & Bubba, P.C., Two City Center, 645 West Hamilton Street, Suite 800, Allentown, PA 18101

Attorneys: Fitzpatrick Lentz & Bubba, P.C., Two City Center, 645 West Hamilton Street, Suite 800, Allentown, PA 18101

EVENSON, EDWARD B., dec'd.

Late of Bethlehem, Northampton County, PA

Executrix: Laura Jean Cambiotti c/o Timothy J. Duckworth, Esquire, Mosebach, Funt, Dayton & Duckworth, P.C., 2045 Westgate Drive, Suite 404, Bethlehem, PA 18017

Attorneys: Timothy J. Duckworth, Esquire, Mosebach, Funt, Dayton & Duckworth, P.C., 2045 Westgate Drive, Suite 404, Bethlehem, PA 18017

FREEMAN, GERALDINE M., dec'd.

Late of Hanover Township, Northampton County, PA

Executor: Clair M. Freeman c/o Fitzpatrick Lentz & Bubba, P.C., Two City Center, 645 West Hamilton Street, Suite 800, Allentown, PA 18101

Attorneys: Fitzpatrick Lentz & Bubba, P.C., Two City Center, 645 West Hamilton Street, Suite 800, Allentown, PA 18101

HANN, MARY LOUISE, dec'd.

Late of Nazareth, Northampton County, PA

Administratrix: Barbara Rush Renkert, 2120 Northampton Street, Easton, PA 18042

Attorney: Barbara Rush Renkert, Esquire, 2120 Northampton Street, Easton, PA 18042

LASURE, JOHN EDWARD, dec'd.

Late of Hanover Township, Northampton County, PA

Executrix: Lorraine Arleen Dominguez c/o Richard W. Shaffer, Jr., Esquire, Prokup & Swartz, 7736 Main Street, Fogelsville, PA 18051-1616

Attorneys: Richard W. Shaffer, Jr., Esquire, Prokup & Swartz, 7736 Main Street, Fogelsville, PA 18051-1616

MILLER, KARL N., dec'd.

Late of the Township of Lower Mount Bethel, Northampton County, PA

Executors: Sheldon Karl Miller, Sherwood Karl Miller, and Sheila Marie Hayes c/o David J. Ceraul, Esquire, 22 Market Street, P.O. Box 19, Bangor, PA 18013-0019
Attorney: David J. Ceraul, Esquire, 22 Market Street, P.O. Box 19, Bangor, PA 18013-0019

STELLATO, EUGENE R., dec'd.

Late of the City of Westlake, Cuyahoga County, OH

Executor: Louis Eugene Stellato c/o Joseph F. Leeson, III, Esquire, 70 East Broad Street, P.O. Box 1426, Bethlehem, PA 18016-1426

Attorney: Joseph F. Leeson, III, Esquire, 70 East Broad Street, P.O. Box 1426, Bethlehem, PA 18016-1426

SECOND PUBLICATION

DIEHL, NED A., dec'd.

Late of the City of Bethlehem, Northampton County, PA

Executor: John J. Abromitis c/o Edward J. Andres, Esquire, Corriere and Andres, LLC, 433 East Broad Street, P.O. Box 1217, Bethlehem, PA 18016-1217

Attorneys: Edward J. Andres, Esquire, Corriere and Andres, LLC, 433 East Broad Street, P.O. Box 1217, Bethlehem, PA 18016-1217

GOLDSWORTH, WILLIAM JOSEPH, dec'd.

Late of Easton, Northampton County, PA

Executrix: Susan Jane Goldsworth, 210 Royal Manor Road, Easton, PA 18042

MORRONE, MICHAEL R., dec'd.

Late of the Township of Moore, Northampton County, PA

Administratrix: Jennie Anne Morrone c/o Peters, Moritz, Peischl, Zulick, Landes & Brienza, LLP, 1 South Main Street, Nazareth, PA 18064

Attorneys: Peters, Moritz, Peischl, Zulick, Landes & Brienza, LLP, 1 South Main Street, Nazareth, PA 18064

NIKLOS, DOROTHY J., dec'd.

Late of the Borough of Chapman, Northampton County, PA

Executor: Robert Sean Igoe, 849 Nilson Road, Bellefonte, PA 16823

Attorney: Victor E. Scmillio, Esquire, 1216 Linden Street, P.O. Box 1409, Bethlehem, PA 18016

O'CONNELL, THOMAS JOHN, dec'd.

Late of Bethlehem Township, Northampton County, PA
 Executrix: Casey Lynn Stewarts c/o Kevin F. Danyi, Esquire, Danyi Law, P.C., 133 East Broad Street, Bethlehem, PA 18018
 Attorneys: Kevin F. Danyi, Esquire, Danyi Law, P.C., 133 East Broad Street, Bethlehem, PA 18018

O'DONNELL, DOLORES T., dec'd.

Late of the Township of Lehigh, Northampton County, PA
 Executrix: Maria Dolores Santospirito c/o Dionysios C. Pappas, Esquire, Vasiliadis Pappas Associates LLC, 2551 Baglyos Circle, Suite A-14, Bethlehem, PA 18020
 Attorneys: Dionysios C. Pappas, Esquire, Vasiliadis Pappas Associates LLC, 2551 Baglyos Circle, Suite A-14, Bethlehem, PA 18020

POPP, MARTHA S., dec'd.

Late of the Township of Hanover, Northampton County, PA
 Executrices: Elaine Solomon Bernstein and Elizabeth Ann Popp c/o Robert V. Littner, Esquire, Littner & Littner Law Offices, PLLC, 512 North New Street, Bethlehem, PA 18018
 Attorneys: Robert V. Littner, Esquire, Littner & Littner Law Offices, PLLC, 512 North New Street, Bethlehem, PA 18018

ROSS, FLOYD E., dec'd.

Late of Hellertown, Northampton County, PA
 Executrices: Julie Salabritis, 223 Crest Rd., Marlton, NJ 08593 and Lisa R. Wilson, 1088 Cherry Lane, Wycombe, PA 18980
 Attorney: Jim Benstead, Esquire, 174 E. Court St., Doylestown, PA 18901

STOEPKER, DENNIS JOHN, dec'd.

Late of the Township of Palmer, Northampton County, PA
 Executrix: Nancy A. Stoepker, c/o Nancy K. Busch, Esquire, 825 North 19th Street, Allentown, PA 18104
 Attorney: Nancy K. Busch, Esquire, 825 North 19th Street, Allentown, PA 18104

VILLACERAN, LE ANGELO A., dec'd.

Late of the Township of Lower Nazareth, Northampton County, PA
 Administratrix: Noemi H. Villaceran c/o Peters, Moritz, Peischl, Zulick, Landes & Brienza, LLP, 1 South Main Street, Nazareth, PA 18064
 Attorneys: Peters, Moritz, Peischl, Zulick, Landes & Brienza, LLP, 1 South Main Street, Nazareth, PA 18064

THIRD PUBLICATION**BARBARITO, MARGARET E.,** dec'd.

Late of Bethlehem, Northampton County, PA
 Co-Executors: Michael Robert Barbarito, 126 East Rounfort Road, Philadelphia, PA 19119 and Lauren Marie Churchill, 813 West Market Street, Bethlehem, PA 18018
 Attorneys: Schlesinger & Kerstetter, LLP, 545 North Second Street, Shamokin, PA 17872

BERMAN, MICHAEL R., dec'd.

Late of 6812 Allegiance Drive, City of Bethlehem, Northampton County, PA
 Administratrix: Stephanie Miller-Berman c/o The Roth Law Firm, 123 North Fifth Street, Allentown, PA 18102

Attorneys: The Roth Law Firm,
123 North Fifth Street, Allentown,
PA 18102

DAVANZO, DONNA, dec'd.

Late of the Borough of Roseto,
Northampton County, PA
Executor: Michael D. Labate,
P.O. Box 82, Bangor, PA 18013
Attorneys: Ronold J. Karasek,
Esquire, Karasek Law Offices,
LLC, 641 Market Street, Bangor,
PA 18013

DYER, JOHN ALDEN, dec'd.

Late of the Borough of Bangor,
Northampton County, PA
Executrix: Joanne Allison Fekete
a/k/a Joanne A. Dyer c/o
Joseph F. Leeson, III, Esquire, 70
East Broad Street, P.O. Box
1426, Bethlehem, PA 18016-
1426
Attorney: Joseph F. Leeson, III,
Esquire, 70 East Broad Street,
P.O. Box 1426, Bethlehem, PA
18016-1426

KALYNYCH, JOHN P., dec'd.

Late of the Borough of Hellertown,
Northampton County, PA
Administratrix: Jacquelyn M.
Kalynych c/o Alfred S. Pierce,
Esquire, Pierce & Steirer, LLC,
124 Belvidere Street, Nazareth,
PA 18064
Attorneys: Alfred S. Pierce,
Esquire, Pierce & Steirer, LLC,
124 Belvidere Street, Nazareth,
PA 18064

KENNEDY, DOROTHY E., dec'd.

Late of the Township of Upper
Nazareth, Northampton County,
PA
Executrix: Linda Rae Danner c/o
Alfred S. Pierce, Esquire, Pierce
& Steirer, LLC, 124 Belvidere
Street, Nazareth, PA 18064
Attorneys: Alfred S. Pierce,
Esquire, Pierce & Steirer, LLC,
124 Belvidere Street, Nazareth,
PA 18064

KOCHER, JOHN F., dec'd.

Late of Walnutport, Northampton
County, PA
Executrix: Lynn L. Ritter c/o
Joshua D. Shulman, Esquire,
Shulman Law Office PC, 1935
Center Street, Northampton, PA
18067
Attorneys: Joshua D. Shulman,
Esquire, Shulman Law Office
PC, 1935 Center Street, North-
ampton, PA 18067

KOCHER, KIM A., dec'd.

Late of the Borough of Nazareth,
Northampton County, PA
Executors: Scott Thomas Kocher
and Paul Timothy Kocher c/o
Holly A. Heintzelman, Esquire,
192 South 1st St., Lehigh, PA
18235
Attorney: Holly A. Heintzelman,
Esquire, 192 South 1st St.,
Lehigh, PA 18235

LOMBARDI, JOHN, dec'd.

Late of the Township of Palmer,
Northampton County, PA
Executrix: Libera Lombardi c/o
John E. Kotsatos, Esquire, 717
Washington Street, Easton, PA
18042
Attorney: John E. Kotsatos,
Esquire, 717 Washington Street,
Easton, PA 18042

MACKOW, INGEBORG, dec'd.

Late of Hellertown, Northampton
County, PA
Executor: Thomas J. Mackow,
1835 Oaklynn Dr., Green Lane,
PA 18054

MILLER, DIANE A., dec'd.

Late of the Borough of Nazareth,
Northampton County, PA
Executor: Matthew J. Miller c/o
Peters, Moritz, Peischl, Zulick,
Landes & Brienza, LLP, 1 South
Main Street, Nazareth, PA 18064

Attorneys: Peters, Moritz, Peischl, Zulick, Landes & Brienza, LLP, 1 South Main Street, Nazareth, PA 18064

MOOLCHAN, CARIDAD FRANCISCA, dec'd.

Late of Palmer Township, Northampton County, PA
 Executor: Wayne Dennis Ramnarine c/o Joshua D. Shulman, Esquire, Shulman Law Office PC, 1935 Center Street, Northampton, PA 18067
 Attorneys: Joshua D. Shulman, Esquire, Shulman Law Office PC, 1935 Center Street, Northampton, PA 18067

SCHROEDER, PATRICK S., dec'd.

Late of Nazareth, Northampton County, PA
 Administratrix: Lauren M. Sims, 308B Industrial Dr., Nazareth, PA 18064
 Attorneys: Jeffrey K. Landis, Esquire, Landis, Hunsberger, Gingrich & Weik, LLP, 114 East Broad Street, P.O. Box 64769, Souderton, PA 18964

SHIREMAN, FAITH H., dec'd.

Late of the Borough of Nazareth, Northampton County, PA
 Executrix: Melinda E. Statler c/o Stephen A. Strack, Esquire, Steckel and Stopp LLC, 125 S. Walnut Street, Suite 210, Slatington, PA 18080
 Attorneys: Stephen A. Strack, Esquire, Steckel and Stopp LLC, 125 S. Walnut Street, Suite 210, Slatington, PA 18080

SOLTYS, ELIZABETH J., dec'd.

Late of Bethlehem, Northampton County, PA
 Personal Representative: Michael P. Soltys c/o Kirby G. Upright, Esquire, King Spry Herman Freund & Faul LLC, One West Broad Street, Suite 700, Bethlehem, PA 18018

Attorneys: Kirby G. Upright, Esquire, King Spry Herman Freund & Faul LLC, One West Broad Street, Suite 700, Bethlehem, PA 18018

STAFFA, GAETANO V. THOMAS a/k/a THOMAS STAFFA, dec'd.

Late of the Borough of Hellertown, Northampton County, PA
 Executor: Vincent Charles Coppola a/k/a Vincent Charles Cappola
 Attorney: Debra G. Speyer, Esquire, Two Bala Plaza, Suite 300, Bala Cynwyd, PA 19004

NOTICE OF INCORPORATION

NOTICE IS HEREBY GIVEN that Articles of Incorporation were filed with the Department of State of the Commonwealth of Pennsylvania at Harrisburg, Pennsylvania.

The name of the corporation is:

TIBALDI INS AND FIN SVCS INC.

The corporation has been incorporated under the Pennsylvania Business Corporation Law of 1988.
 BERNARD M. LESAVOY, ESQUIRE
 LESAVOY BUTZ & SEITZ LLC
 1620 Pond Road
 Suite 200
 Allentown, PA 18104-2255

Nov. 2

**NOTICE OF NONPROFIT INCORPORATION
 BellyBird, INC.**

hereby gives notice that articles of incorporation have been approved with the Department of State of the Commonwealth of Pennsylvania, under the provisions of the Pennsylvania Business Corporation Law of 1988. The purpose for which the corporation is to be organized is for nonprofit animal rescue and sanctuary.

Nov. 2

**FICTITIOUS NAME
REGISTRATION NOTICES**

NOTICE IS HEREBY GIVEN that a Registration of Fictitious Name was filed in the Department of State of the Commonwealth of Pennsylvania on October 4, 2023, for:

GRACE GIVEN BY DENISE

with a principal place of business located at: 3103 Roosevelt St., Bethlehem, PA 18020 in Northampton County. The individual interested in this business is Denise Sebesta, also located at 3103 Roosevelt St., Bethlehem, PA 18020. This is filed in compliance with 54 Pa. C.S. 311.

Nov. 2

NOTICE IS HEREBY GIVEN that a Registration of Fictitious Name was filed in the Department of State of the Commonwealth of Pennsylvania on October 3, 2023, for:

SCRIBBLE SQUAD

with a principal place of business located at: 1617 Lower South Main St., Bangor, PA 18013 in Northampton County. The individual interested in this business is Virginia Snyder, also located at 1617 Lower South Main St., Bangor, PA 18013. This is filed in compliance with 54 Pa. C.S. 311.

Nov. 2

NOTICE

1974 Pontiac Ventura VIN #2Y27M4W128070. Subject matter: involuntary transfer of title, docket # C-48-CV-2023-8318.

Court of Common Pleas, Northampton County, December 4, 2023, 9 A.M., in a TBD courtroom, 669 Washington Street, Easton, PA.

Contact the court clerk for additional information.

Nov. 2

**NORTHAMPTON COUNTY
COURT OF COMMON PLEAS**

NOTICE OF ACTION IN
MORTGAGE FORECLOSURE

Bank of America, N.A.

Plaintiff

v.

Rafael A. Nunez, Jr., Known Surviving Heir of Luisa P. Nunez, Elizabeth Nunez, Known Surviving Heir of Luisa P. Nunez, Marilyn Nunez, Known Surviving Heir of Luisa P. Nunez, Maribel Meekins, Known Surviving Heir of Luisa P. Nunez, and Unknown Surviving Heir of Luisa P. Nunez

Defendants

NUMBER: C-48-CV-2022-07041

TO: Unknown Surviving Heir of Luisa P. Nunez

Premises subject to foreclosure: 809 Lynn Avenue, Bethlehem, Pennsylvania 18015.

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
P.O. Box 4733
Easton, PA 18043-4733
(610) 258-6333

McCABE, WEISBERG &
CONWAY, LLC
Attorneys for Plaintiff
1420 Walnut St.
Ste. 1501
Philadelphia, PA 19102
(215) 790-1010

Nov. 2

**COURT OF COMMON PLEAS
NORTHAMPTON COUNTY
CIVIL DIVISION**

Bank of New York Mellon
Trust Company, N.A. as Trustee
for Mortgage Assets Management
Series I Trust

PLAINTIFF

vs.

Laura Farris-Gilbert, Known Heir of
John R. Seifert, Deceased;
Jill Holod, Known Heir of
John R. Seifert, Deceased; and
Unknown Heirs, Successors,
Assigns and All Persons, Firms or
Associations Claiming Right, Title or
Interest From or Under
John R. Seifert, Deceased

DEFENDANTS

NO.: C-48-CV-2023-07657

To: the Defendants, Unknown Heirs,
Successors, Assigns and All
Persons, Firms or Associations
Claiming Right, Title or Interest
from or under John R. Seifert,
deceased

TAKE NOTICE THAT THE Plaintiff,
Bank of New York Mellon Trust
Company, N.A. as Trustee for Mort-
gage Assets Management Series I
Trust has filed an action Mortgage
Foreclosure, as captioned above.

NOTICE

IF YOU WISH TO DEFEND, YOU
MUST ENTER A WRITTEN APPEAR-
ANCE PERSONALLY OR BY
ATTORNEY AND FILE YOUR
DEFENSE OR OBJECTIONS WITH
THE COURT. YOU ARE WARNED
THAT IF YOU FAIL TO DO SO THE
CASE MAY PROCEED WITHOUT

YOU AND A JUDGMENT MAY BE
ENTERED AGAINST YOU WITHOUT
FURTHER NOTICE FOR THE RELIEF
REQUESTED BY THE PLAINTIFF.
YOU MAY LOSE MONEY OR
PROPERTY OR OTHER RIGHTS
IMPORTANT TO YOU.

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

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

Northampton Lawyer
Referral Center
P.O. Box 4733
Easton, PA 18043-4733

CHRISTOPHER A. DeNARDO,
ESQUIRE

PA I.D. No. 78447

JASON DIONISIO, ESQUIRE

PA I.D. No. 333475

SAMANTHA GABLE, ESQUIRE

PA I.D. No. 320695

LESLIE J. RASE, ESQUIRE

PA I.D. No. 58365

HEATHER RILOFF, ESQUIRE

PA I.D. No. 309906

KEVIN T. TONCZYCZYN, ESQUIRE

PA I.D. No. 332616

ELIZABETH L. WASSALL,

ESQUIRE

PA I.D. No. 77788

3600 Horizon Drive
Suite 150
King of Prussia, PA 19406
Telephone: (610) 278-6800
E-mail: pahelp@logs.com

Nov. 2

**SHERIFF'S SALE OF
VALUABLE REAL ESTATE**

The following real estate will be sold by the Sheriff of Northampton County, Pennsylvania, on NOVEMBER 9, 2023, at ten o'clock a.m. in the COUNCIL CHAMBERS, THIRD FLOOR, of the Northampton County Government Center, within the City of Easton, County of Northampton and State of Pennsylvania.

PLEASE TAKE NOTICE that the sale price will include only the outstanding taxes certified to the Sheriff's Office. Any taxes not reported to the Sheriff are the responsibility of the purchaser.

No. C-48-CV-2015-05175
BOROUGH OF WALNUTPORT

vs.

DONALD GOGEL

Property Address:

306 Oak Street, Walnutport, PA 18088

UPI/Tax Parcel Number:
J2NW4C/4/2/1033

ALL THAT CERTAIN lot or piece of land situate in Walnutport Borough, Northampton County, Pennsylvania, and designated as Lot No. 8 and Lot No. 9 on a draft, map or plan made of the lands of Alexander Weaver.

TITLE TO SAID PREMISES is vested in Donald A. Gogel by deed from Richard R. Kocher, Jr., and Susan D. Kocher, husband and wife, said deed recorded on March 22, 1988, in the Northampton County Recorder of Deeds Office in Book 744 at page 773.

THEREON BEING ERECTED a two-story commercial garage with stucco exterior.

No. C-48-CV-2021-07040
HOMEBRIDGE FINANCIAL
SERVICES, INC.

vs.

BARRY L. HALL

Property Address:

954 Hilton Street, Bethlehem, PA 18017-5204

UPI/Tax Parcel Number:

N7SW1D/8/5/0204

ALL THOSE CERTAIN lots or pieces of land situate, lying and being in the 15th Ward of Bethlehem City, Northampton County, Pennsylvania, and designated as Lots Nos. 15, 15-A, 16 and 16-A of Block 4000 according to a certain map or plan of lots entitled Subdivision Layout for Section 2 of the property of the Zinzendorf Realty Corporation, said plan recorded in Map Book 9 at page 90.

TITLE TO SAID PREMISES is vested in Barry L. Hall by deed from Mildred M. Macasevich, widow, said deed recorded April 26, 2016, in the Northampton County Recorder of Deeds Office in Book 2016-1 at page 076494.

THEREON BEING ERECTED a two-story single residential dwelling with brick exterior, shingle roof and two-car garage.

No. C-48-CV-2022-01656

U.S. BANK TRUST NATIONAL
ASSOCIATION ET AL.

vs.

STEPHEN KRUMM,
DEBORAH J. KRUMM

Property Address:

1471 2nd Street a/k/a Second Street, Bethlehem, PA 18020

UPI/Tax Parcel Number:
N7SE1/19/1/0205

ALL THAT CERTAIN lot or parcel of ground situate in Bethlehem Township, Northampton County, Pennsylvania, being designated as Lot No. 15 according to the Map or Plan entitled "Plan of Eastwood Estates" as prepared by Leonard M. Fraivillig Company, Engineers, dated May 13, 1968, and recorded in Plan Book 24 at page 27.

TITLE TO SAID PREMISES is vested in Stephen P. Krumm and Deborah J. Krumm by deed from Stephen P. Krumm, said deed recorded on November 27, 2006, in

the Northampton County Recorder of Deeds Office in Book 2006-1 at page 486617.

THEREON BEING ERECTED a ranch-style single residential dwelling with brick exterior, shingle roof and attached two-car garage.

No. C-48-CV-2022-05811

ROCKET MORTGAGE, LLC f/k/a
QUICKEN LOANS, LLC f/k/a
QUICKEN LOANS, INC.

vs.

ELIZABETH KOZEMCHAK a/k/a
ELIZABETH A. KOZEMCHAK,
ROGER J. KOZEMCHAK, JR.

Property Address:

712 Sterlingworth Terrace,
Easton, PA 18042

UPI/Tax Parcel Number:

M9NW1B/8/1A/0835

ALL THAT CERTAIN piece, parcel or tract of land situate in West Easton Borough, Northampton County, Pennsylvania, known as Lots 44 and 45 of the Sterlingworth Reserve on map dated May 1901 and recorded in Map Book 8 at page 35.

TITLE TO SAID PREMISES is vested in Roger J. Kozemchak and Elizabeth A. Kozemchak, husband and wife, by deed from Kevin G. Kearney, married, said deed recorded on March 17, 1999, in the Northampton County Recorder of Deeds Office in Book 1999-1 at page 036168.

THEREON BEING ERECTED a bi-level residential townhouse with vinyl siding and brick exterior, shingle roof and attached two-car garage.

No. C-48-CV-2022-08364

AMERIHOM MORTGAGE
COMPANY, LLC

vs.

TIFFANIE STRAGRATANIO,
ROBERT J. WILLIAMS

Property Address:

130 South 17th Street, Easton, PA
18042

UPI/Tax Parcel Number:

L9SW2D/14/11/0837

ALL THAT CERTAIN tract or piece of land and premises situated, lying and being on the east side of South 17th Street in Wilson Borough, Northampton County, Pennsylvania.

TITLE TO SAID PREMISES is vested in Tiffanie Stragratanio and Robert J. Williams by deed from John A. Mannino, said deed recorded on May 28, 2019, in the Northampton County Recorder of Deeds Office in Book 2019-1 at page 098768.

THEREON BEING ERECTED a two-story half-double residential dwelling with brick exterior and shingle roof.

No. C-48-CV-2023-00443

CSMC 2020-RPL2 TRUST

vs.

JAMES E. WENZEL

Property Address:

36 Wilden Drive West, Easton, PA
18045

UPI/Tax Parcel Number:

M8SE2/18/31/0324

ALL THAT CERTAIN lot or piece of ground situate in Palmer Township, Northampton County, Pennsylvania, being known as Lot No. 117 as shown on the Plan of "Wilden Acres", said map or plan recorded in Map Book 12 at page 53.

TITLE TO SAID PREMISES is vested in James E. Wenzel by deed from William T. Lokushek and Ann J. Lokushek, said deed recorded on February 2, 2005, in the Northampton County Recorder of Deeds Office in Book 2005-1 at page 042754.

THEREON BEING ERECTED a two-story single residential dwelling with aluminum siding and shingle roof.

No. C-48-CV-2023-01259

PENNSYLVANIA HOUSING
FINANCE AGENCY

vs.

JOSHUA J. CESANEK

Property Address:

487 Club Road, Bath, PA 18014

UPI/Tax Parcel Number:

J4/16/3/0520

ALL THAT CERTAIN tract of land, together with the buildings thereon erected, situate in Moore Township, Northampton County, Pennsylvania, being more particularly described as Lot #1 of the Annaman Engler Minor Subdivision #2 plan filed on February 15, 2006, in Book 2006-5 at page 103.

TITLE TO SAID PREMISES is vested in Joshua J. Cesanek by deed from Federal National Mortgage Association, said deed recorded on January 23, 2018, in the Northampton County Recorder of Deeds Office in Book 2018-1 at page 014722.

THEREON BEING ERECTED a ranch-style single residential dwelling with vinyl siding, shingle roof and detached four-car garage.

No. C-48-CV-2023-01561

FREEDOM MORTGAGE CORPORATION

vs.

JUSTIN TRACY

Property Address:

2634 Easton Road, Hellertown, PA 18055

UPI/Tax Parcel Number:

P8/17/1/0719E

ALL THAT CERTAIN messuage, tenement and lot or piece of land situate in Lower Saucon Township, Northampton County, Pennsylvania.

TITLE TO SAID PREMISES is vested in Justin Tracy, unmarried, by deed from Justin Tracy and Jaimie Petrow, husband and wife, said deed recorded on December 12, 2019, in the Northampton County Recorder of Deeds Office in Book 2019-1 at page 279433.

THEREON BEING ERECTED two-story colonial-style residential dwelling with vinyl siding and brick exterior, shingle roof, detached two-car garage and shed.

A Schedule of Distribution will be filed by the Sheriff thirty days from the date of the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten days from the date of filing the Schedule of Distribution.

RICHARD H. JOHNSTON
Sheriff

Northampton County,
Pennsylvania

DAVID J. CERAUL, ESQUIRE
Solicitor to the Sheriff

Oct. 19, 26; Nov. 2

The Public Defender of Northampton County Is Now Accepting Resumes for the Position of Full-Time Assistant Public Defender

The Public Defender represents eligible individuals at all stages of misdemeanor and felony criminal cases, and in certain summary cases, including pretrial identification procedures, preliminary hearings, pretrial motions, trials, post-trial proceedings, sentencing proceedings, probation and parole violation hearings, etc.

If interested in the position of Assistant Public Defender, please submit your resume and cover letter to Jennifer Lewis at Jmlewis@norcopa.gov.

Nov. 2