

Adams County Legal Journal

Vol. 66

December 6, 2024

No. 32

INCORPORATION NOTICE

NOTICE IS HEREBY GIVEN to all persons of interest that **Mason Dixon Home Watch & Concierge Service, Inc.**, a Pennsylvania Corporation, having its registered office at 18 Orchard Drive, Hanover, PA 17331, has filed Articles of Incorporation on November 12, 2024, with the Department of State of the Commonwealth of Pennsylvania, pursuant to and in accordance with the provisions of the Business Corporation Law of Pennsylvania of 1988.

Becker Law Group, P.C.
Arthur J. Becker, Jr., Esquire

12/6

Chances are, your clients have certain organizations and causes they care deeply about.

Show them you get it.

Help your clients bring their dreams to fruition with free philanthropic planning tools and ongoing support from the Adams County Community Foundation.

Expertise in all areas of gift planning

Free, confidential consultations

Respect for your client relationships

Facilitation of charitable giving in Adams County and beyond

To find out more:

Contact Ralph M. Serpe, 717-337-0060
rserpe@adamscountycf.org

 **ADAMS COUNTY
COMMUNITY FOUNDATION**

25 South 4th Street
Gettysburg, PA 17325
www.adamscountycf.org



Good for your clients. Good for our community. Good for you.

ADAMS COUNTY LEGAL JOURNAL (USPS 542-600)

Designated for the Publication of Court and other Legal Notices. Published weekly by Adams County Bar Association, Edward G. Puhl, Esq., Editor; Dr. B. Bohleke (since 2019), Business Manager.

Business Office – 117 BALTIMORE STREET, ROOM 305, GETTYSBURG, PA 17325-2313. Telephone: (717) 337-9812

Copyright© 1959 by Wm. W. Gaunt & Sons, Inc., for Adams County Bar Association, Gettysburg, PA 17325.
All rights reserved.

LEGAL NOTICE

IN RE: PETITION OF RUTH A.
BECKER

That certain 1987 Manufactured
Home (13' 8" x 66') located at Race
Track Road, Berwick Township, PA
No. 518167
Bearing Serial #ZZP 22686
Model #501 P7014 2B3 and
HUD# ULI 290586

To: Country Side Homes, Inc.,
Country Side Homes, Inc., c/o Miller &
Co. and Zimmer Homes

YOU ARE HEREBY NOTIFIED that
on October 25, 2024, Petitioner filed a
Petition for Involuntary Transfer of
Vehicle Title, against you in the Court
of Common Pleas of Adams County,
Pennsylvania, docketed to No. 2024-
SU-001180, wherein Petitioner seeks
legal title of a certain 1987
Manufactured Home (13' 8" x 66')
located at Race Track Road, Berwick
Township, PA No. 518167, Bearing
Serial #ZZP 22686, Model #501
P7014 2B3 and HUD# ULI 2905860.

A hearing has been scheduled on
Petitioner's Petition on December 20,
2024, at 11:00 a.m., in Courtroom #4,
third floor, of the Adam's County
Courthouse.

Kurt A. Blake, Esquire
Blake & Schanbacher Law, LLC
29 E. Philadelphia Street, York, PA
17401
717-848-3078

11/29, 12/06, 12/13

NOTICE OF ACTION IN
MORTGAGE FORECLOSURE

ADAMS COUNTY
COURT OF COMMON PLEAS
CIVIL ACTION - LAW
NUMBER: 2024-SU-0802

Summit Ridge Homeowners
Association,
PLAINTIFF

v.

Abdul Janneh and Claudia Janneh,
DEFENDANTS

To: Abdul Janneh and Claudia Janneh

YOU ARE HEREBY NOTIFIED that
on July 25, 2024, Plaintiff, Summit
Ridge Homeowners Association filed
against you a Mortgage Foreclosure
Complaint and endorsed with a Notice
to Defend in the Court of Common
Pleas, Adams County, Pennsylvania,
docketed to No. 2024-SU-0802. You
are hereby notified to plead to the
above referenced Complaint or 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 against the
claims set forth in Complaint, you
must enter a written appearance
personally or by attorney and file 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 money
claimed or for any other claim or relief
requested. 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.

Pennsylvania Lawyer
Referral Service
Telephone: 1-800-692-7375

12/6

ESTATE NOTICES

NOTICE IS HEREBY GIVEN that in the estates of the decedents set forth below, the Register of Wills has granted letters, testamentary or administration to the persons named. All persons having claims or demands against said estates are requested to make known the same, and all persons indebted to said estates are requested to make payment without delay to the executors or administrators or their attorneys named below.

FIRST PUBLICATION

ESTATE OF NEIL C. COSTELLA, SR., DEC'D

Late of Franklin Township, Adams County, Pennsylvania
Administrator: Neil C. Costella, Jr., 8605 Stoltlemyer Road, Waynesboro, PA 17268
Attorney: Arthur J. Becker, Jr., Esq., Becker Law Group, P.C., 529 Carlisle Street, Hanover, PA 17331

ESTATE OF PHILIP A. HARTLAUB, DEC'D

Late of Oxford Township, Adams County, Pennsylvania
Administratrix: Diane H. Miller, 269 Coventry Court, New Oxford, PA 17350
Attorney: Matthew L. Guthrie, Esq., Barley Snyder, LLP, 14 Center Square, Hanover, PA 17331

ESTATE OF GLORIANNE HUTCHISON a/k/a GLORIANNE F. HUTCHISON, DEC'D

Late of Straban Township, Adams County, Pennsylvania
Personal Representative: Richard W. Hutchison, 1370 Hanover Road, Gettysburg, PA 17307
Attorney: Teeter Law Office, 108 West Middle Street, Gettysburg, PA 17325

SECOND PUBLICATION

ESTATE OF RICHARD L. COOL, DEC'D
Late of Hamiltonban Township, Fairfield, Adams County, Pennsylvania
Executor: Matthew R. Battersby, P.O. Box 215, Fairfield, PA 17320
Attorney: Matthew R. Battersby, Esq., Battersby Law Office, P.O. Box 215, Fairfield, PA 17320

ESTATE OF JUENE M. GROFT, DEC'D
Late of the Borough of McSherrystown, Adams County, Pennsylvania
Executor: Richard A. Groft, 212 Center Street, McSherrystown, PA 17344
Attorney: David C. Smith, Esq., 754 Edgegrove Road, Hanover, PA 17331

ESTATE OF NANCY M. LEATHERMAN, DEC'D

Late of Cumberland Township, Adams County, Pennsylvania
Co-Executors: Todd L. Leatherman, P.O. Box 2300, Palm Beach, FL 33480; Kim M. Leatherman and Kelly L. Leatherman, 90 Knight Road, #33, Gettysburg, PA 17325
Attorney: John J. Murphy III, Esq., Patrono & Murphy, LLC, 28 West Middle Street, Gettysburg, PA 17325

ESTATE OF PIUS R. MARTIN, DEC'D
Late of Oxford Township, Adams County, Pennsylvania

Executrix: Debra N. Weaver, 20 Red Hill Road, New Oxford, PA 17350
Attorney: Matthew L. Guthrie, Esq., Barley Snyder, LLP, 14 Center Square, Hanover, PA 17331

ESTATE OF MARTIN L. MYERS a/k/a MARTIN LUTHER MYERS, DEC'D

Late of Straban Township, Adams County, Pennsylvania
Executor: Martin R. Myers, c/o Murphy & Childers, P.C., 237 East Queen Street, Chambersburg, PA 17201
Attorney: R. Thomas Murphy, Esq., Murphy & Childers, P.C., 237 East Queen Street, Chambersburg, PA 17201

THIRD PUBLICATION

ESTATE OF JOHN CLAVIN COSHUN, DEC'D
Late of Hamiltonban Township, Fairfield, Adams County, Pennsylvania
Executrix: Ethel Coshun, 900 Old Waynesboro Road, Fairfield, PA 17320
Attorney: Matthew R. Battersby, Esq., Battersby Law Office, P.O. Box 215, Fairfield, PA 17320

ESTATE OF UHLMONT L. HALL a/k/a UHLMONT LAMAR HALL, DEC'D

Late of Butler Township, Adams County, Pennsylvania
Executrix: Tammy A. Racine, c/o Strausbaugh Law, PLLC, 1201 West Elm Avenue, Suite #2, Hanover, PA 17331
Attorney: Scott J. Strausbaugh, Esq., Strausbaugh Law, PLLC, 1201 West Elm Avenue, Suite #2, Hanover, PA 17331

ESTATE OF BRENDA J. HERRING a/k/a BRENDA JEAN HERRING, DEC'D

Late of Mount Joy Township, Adams County, Pennsylvania
Executrix: Sharon K. Patterson, 2270 Baltimore Pike, Gettysburg, PA 17325
Attorney: David K. James III, Esq., 234 Baltimore Street, Gettysburg, PA 17325

ESTATE OF KEITH SHERIDAN KITNER, DEC'D

Late of Straban Township, Adams County, Pennsylvania
Administratrix: Melissa Kitner Triolo, 314 Tunbridge Rd., Baltimore, MD 21212
Attorney: Bernard A. Yannetti, Esq., Hartman & Yannetti, Inc., Law Office, 126 Baltimore Street, Gettysburg, PA 17325

ESTATE OF KENNETH L. LEMMON, DEC'D

Late of Union Township, Adams County, Pennsylvania
Executor: Seth A. Kress, 135 N. Queen St., Littlestown, PA 17340
Attorney: Bernard A. Yannetti, Esq., Hartman & Yannetti, Inc., Law Office, 126 Baltimore Street, Gettysburg, PA 17325

(THIRD PUBLICATION CONTINUED)

ESTATE OF JOYCE R. PENNINGTON,
DEC'D

Late of Gettysburg Borough, Adams
County, Pennsylvania
Executor: Dennis L. Wickline, 53 North
Fremont Avenue, Pittsburgh, PA 15202
Attorney: David K. James III, Esq., 234
Baltimore Street, Gettysburg, PA
17325

ESTATE OF JOYCE ANN SANDERS,
DEC'D

Late of Liberty Township, Fairfield,
Adams County, Pennsylvania
Executrix: Teresa A. Lazor, 601 Lower
Main Street, Saxton, PA 16678
Attorney: Matthew R. Battersby, Esq.,
Battersby Law Office, P.O. Box 215,
Fairfield, PA 17320

ESTATE OF DORIS H. SITES a/k/a
DORIS JEAN SITES, DEC'D

Late of Straban Township, Adams
County, Pennsylvania
Personal Representative: ACNB
Bank, 675 Old Harrisburg
Road, P.O. Box 4566,
Gettysburg, PA 17325
Attorney: Adam D. Boyer, Esq., Barley
Snyder, 123 Baltimore Street, Suite
101, Gettysburg, PA 17325

ESTATE OF LLOYD A. SPAHR, DEC'D
Late of Reading Township, Adams
County, Pennsylvania

Executrix: Merlita D. Spahr, c/o CGA Law
Firm, P.C., P.O. Box 606, East Berlin,
PA 17316
Attorney: Sharon E. Myers, Esq., CGA
Law Firm, P.C., P.O. Box 606, East
Berlin, PA 17316

ESTATE OF DEAN R. SPANGLER, DEC'D
Late of Mount Pleasant Township,
Adams County, Pennsylvania

Executrix: Martha Spangler a/k/a Martha
Kreiner, 4658 Hanover Road,
Gettysburg, PA 17325
Attorney: Adam D. Boyer, Esq., Barley
Snyder, 123 Baltimore Street, Suite
101, Gettysburg, PA 17325

ESTATE OF GREGORY JOSEPH WEBER,
DEC'D

Late of Highland Township, Gettysburg,
Adams County, Pennsylvania
Executrix: Gwen Weber, 2976 Fairfield
Road, Gettysburg, PA 17325
Attorney: Matthew R. Battersby, Esq.,
Battersby Law Office, P.O. Box 215,
Fairfield, PA 17320

ESTATE OF MARY JANE WILSON, DEC'D
Late of Hamiltonban Township, Fairfield,
Adams County, Pennsylvania

Executor: Robert E. Shindledecker, 485
Fairfield Station Road, Fairfield, PA
17320
Attorney: Matthew R. Battersby, Esq.,
Battersby Law Office, P.O. Box 215,
Fairfield, PA 17320

Invest With Experience

The right financial partner will help
you plan for the future and manage
investments with your best interest in
mind. Our disciplined, common sense
approach to investment management
is customized to meet your objectives.

acnb.com | 1.888.334.2262



Trust & Investment
Services

Securities and Insurance Products are. NOT FDIC INSURED • MAY LOSE VALUE • NOT BANK GUARANTEED • NOT A
DEPOSIT • NOT INSURED BY ANY FEDERAL GOVERNMENT ENTITY