

NOTICES

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**CHANGE OF NAME NOTICE
IN THE COURT OF COMMON PLEAS
CHESTER COUNTY, PENNSYLVANIA
CIVIL ACTION - LAW
NO. 2019-05476-NC**

NOTICE IS HEREBY GIVEN that the name change petition of Josette Bolden-McMullen and Aaron Bolden on behalf of minor child Kaiden Gray Fortune-Prior was filed in the above-named court and will be heard on July 15, 2019 at 9:30 AM, in Courtroom 4 at the Chester County Justice Center, 201 West Market Street, West Chester, Pennsylvania.

Date of filing the Petition: September 25, 2013

Name to be changed from: **Kaiden Gray Fortune-Prior** to: **Kaiden Gray Bolden**

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

**CHANGE OF NAME NOTICE
IN THE COURT OF COMMON PLEAS
CHESTER COUNTY, PENNSYLVANIA
CIVIL ACTION - LAW
NO. 2019-02979-NC**

NOTICE IS HEREBY GIVEN that the name change petition of Jesus Emanuel Velez was filed in the above-named court and will be heard on September 23, 2019 at 9:30 AM, in Courtroom 15 at the Chester County Justice Center, 201 West Market Street, West Chester, Pennsylvania. Date of filing the Petition: March 22, 2019

Name to be changed from: **Jesus Emanuel Velez** to: **Jessie Emanuel Velez**

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

CORPORATION NOTICE

NOTICE IS HEREBY GIVEN that Articles of Incorporation were filed with the Pennsylvania Department of State on May 22, 2019, effective 5/22/2019, for **Mecca Crane Controls Inc**, in accordance with the provisions of the Pennsylvania Business Corporation Law of 1988. The purpose or purposes for which it was organized are: sale of components for cranes
David G. Garner, Solicitor
224 King Street
Suite 2
Pottstown, PA 19464

CORPORATION NOTICE

NOTICE IS HEREBY GIVEN that a Foreign Registration Statement has been filed with the Department of State of the Commonwealth of Pennsylvania, at Hanisburg, PA on or about June 5, 2019, for a foreign corporation with a registered address in the state of Pennsylvania as follows:

**MyVillaApp, Inc.
1006 Lieds Road
Coatesville, PA 19320**

This corporation is incorporated under the laws of Delaware. The address of its principal office is 1006 Lieds Road, Coatesville, PA 19320. The corporation has been qualified in Pennsylvania under the provisions of the Business Corporation Law of 1988, as amended.

CORPORATION NOTICE

NOTICE is hereby given that the **Certificate of Organization** has been filed with the Department of State of the Commonwealth of Pennsylvania at Harrisburg, Pennsylvania, for the purpose of obtaining the Certificate of Organization pursuant to the provisions of the Business Corporation Law of 1988, 15 Pa. C.S. Section 8913.

The name of the corporation is: **SKR VENTURES, LLC** and the Certificate of Organization was filed on: June 6, 2019

The purpose or purposes for which it was organized are: The limited liability company shall have unlimited power to engage in and do any lawful act concerning any or all lawful business for which corporation may be incorporated under the Pennsylvania Business Corporation Law, as amended.

DISSOLUTION NOTICE

Notice is hereby given that the shareholders and directors of **PAS Consulting, Inc.**, a Pennsylvania corporation, with an address of 100 Hillside Lane, Kennett Square, PA, 19348, have approved a proposal that the corporation voluntarily dissolve, and that the Board of Directors is now engaged in winding up and settling the affairs of the corporation under the provisions of Section 1975 of the Pennsylvania Business Corporation Law of 1988, as amended.

Andrea M Brady, Secretary,
PAS Consulting, Inc.
100 Hillside Ln.,
Kennett Square, PA 19348

ESTATE NOTICES

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

1st Publication

BANKS, Robert Eugene, late of West Chester, PA. James R. Banks, 9949 Shore Rd., Apt. 202, Brooklyn, NY 11209, Executor.

BROWN, Mary R., late of Willistown Township. William G. Brown, 117 Pembroke Circle Phoenixville, PA 19460. **WILLIAM G. BROWN**, Esquire, 117 Pembroke Circle, Phoenixville, PA, atty.

CARIA, David B., late of West Whiteland Township. Jeffrey Caria, care of W. MARSHALL PEARSON, Esquire, 311 Exton Commons, Exton, PA 19341-2450, Executor. W. MARSHALL PEARSON, Esquire, 311 Exton Commons, Exton, PA 19341-2450, atty.

CHRISTY, Irene, a/k/a Irene Brogan Christy, a/k/a Irene B. Christy, late of West Whiteland Township. Candace Christy Hickey, 29 Sheffield Lane, West Chester, PA 19380, Executrix.

COPELAND, Letisha B., a/k/a Letisha Beth Copeland, late of Kennett Township. Jason E. Copeland and Lewis S. Kinsey, care of EDWARD M. FOLEY, Esquire, 213 E. State Street, Kennett Square, PA 19348, Executors. EDWARD M. FOLEY, Esquire, Brutscher Foley Milliner Land & Kelly, LLP, 213 E. State Street, Kennett Square, PA 19348, atty.

CRAWFORD, Howard Gerald, a/k/a Howard G. Crawford, late of Charlestown Township. Douglas C. Crawford, 518 Rock Run Road, Pottstown, PA 19465, care of KATHLEEN M. MARTIN, Esquire, 41 E. High Street, Pottstown, PA 19464, Executor. KATHLEEN M. MARTIN, Esquire, O'DONNELL, WEISS & MATTEI, P.C. 41 E. High Street, Pottstown, PA 19464, atty.

CROWE, Robert W., late of Pennsbury Township. Nancy B. Crowe, care of MATTHEW P. D'EMILIO, Esquire, Suite 401, Wilmington, DE 19808, Executrix. MATTHEW P. D'EMILIO, Esquire, McCollum D'Emilio Smith Uebler LLC, 2751 Centerville Road, Suite 401, Wilmington, DE 19808, atty.

EPTING, Chester W., late of East Vincent Township. Maureen A. Henne, 206 Cumberland Drive, Carlisle, PA 17013, care of ALLEN R. SHOLLENBERGER, Esquire, 2755 Century Boulevard, Wyomissing, PA 19610, Executrix. ALLEN R. SHOLLENBERGER, Esquire, Leisawitz Heller Abramowitch Phillips, P.C., 2755 Century Boulevard, Wyomissing, PA 19610, atty.

EVANGELISTA, Simplicio E., late of East Goshen Township. Gail B. Evangelista, care of GUY F. MATTHEWS, Esquire, 300 W. State Street, Media, PA 19063, Executrix. GUY F. MATTHEWS, Esquire, Eckell, Sparks, Levy, Auerbach, Monte, Sloane, Matthews & Auslander, P.C., 300 W. State Street, Media, PA 19063, atty.

FIRMIN, Raymond R., late of Pennsbury Township. Peter N. Firmin, care of L. PETER TEMPLE, Esquire, P.O. Box 384, Kennett Square, PA 19348, Executor. L. PETER TEMPLE, Esquire, Larmore Scarlett LLP, P.O. Box 384, Kennett Square, PA 19348, atty.

HICKS, Evelyn H., late of Newlin Township. James E. Hicks, 1072 Glen Hall Road, Kennett Square, PA 19348, care of FRANK W. HAYES, Esquire, 31 South High Street, West Chester, PA 19382, Executor. FRANK W. HAYES, Esquire, Hayes & Romero, 31 South High Street, West Chester, PA 19382, atty.

JOHNSON, Robert L., a/k/a Robert Lawrence Johnson, late of Kennett Township. Gary M. Johnson, care of W. DONALD SPARKS, Esquire, 300 W. State Street, Media, PA 19063, Executor. W. DONALD SPARKS, Esquire, Eckell, Sparks, Levy, Auerbach, Monte, Sloane, Matthews & Auslander, P.C., 300 W. State Street, Media, PA 19063, atty.

JONES, JR., John J., late of East Caln Township. Teresa Spanitz, care of W. MARSHALL PEARSON, Esquire, 311 Exton Commons, Exton, PA 19341-2450, Executrix. W. MARSHALL PEARSON, Esquire, 311 Exton Commons, Exton, PA 19341-2450, atty.

KARMAN, Louis A., late of Pennsbury Township. Dawn Elizabeth Drye, care of L. PETER TEMPLE, Esquire, P.O. Box 384, Kennett Square, PA 19348, Executrix. L. PETER TEMPLE, Esquire, Larmore Scarlett LLP, P.O. Box 384, Kennett Square, PA 19348, atty.

KONTES, William C., a/k/a William Constantine Kontes, late of Easttown Township. Kim Boyer Kontes, 16 Patriot Circle, Devon, PA 19333, care of KIM V. HEYMAN, Esquire, 1275 Drummers Lane, Suite 210, Wayne, PA 19087-1571, Executrix. KIM V. HEYMAN, Esquire, Gadsden Schneider & Woodward LLP, 1275 Drummers Lane, Suite 210, Wayne, PA 19087-1571, atty.

MANCINI, Domenick N., late of Willistown Township. Donald A. Mancini, care of DONALD A. MANCINI, Esquire, 250 W. Lancaster Ave., Suite 160, Paoli, PA 19301, Executor. DONALD A. MANCINI, Esquire, 250 W. Lancaster Ave., Suite 160, Paoli, PA 19301, atty.

MCLEAN, Mary Lou, late of Highland Township. Robert S. McLean, care of STEPHEN J. OLSEN, Esquire, 17 E. Gay Street, Suite 100, P.O. Box 562, West Chester, PA 19381-0562, Executor. STEPHEN J. OLSEN, Esquire, Gawthrop Greenwood, PC, 17 E. Gay Street, Suite 100, P.O. Box 562, West Chester, PA 19381-0562, atty.

MOWDAY, Helen M., late of West Brandywine Township. Robert A. Monday, Jr. and Melissa Alton, care of STEPHEN J. OLSEN, Esquire, 17 E. Gay Street, Suite 100, P.O. Box 562, West Chester, PA 19381, Executors. STEPHEN J. OLSEN, Esquire, Gawthrop Greenwood, PC 17 E. Gay Street, Suite 100, P.O. Box 562, West Chester, PA 19381, atty.

NILES, Kathleen D., a/k/a Kathleen Dougherty Niles, late of Willistown Township. Theresa Simonelli, care of DUKE SCHNEIDER, Esquire, 17 W. Miner Street, West Chester, PA 19382, Executrix. DUKE SCHNEIDER, Esquire, MacElree Harvey, LTD., 17 W. Miner Street, West Chester, PA 19382, atty.

PAULIN, Anita B., late of West Chester Borough. Nicolette Covato, care of ROBERT M. SLUTSKY, Esquire, 600 W. Germantown Pike, #400, Plymouth Meeting, PA 19462, Executrix. ROBERT M. SLUTSKY, Esquire, Robert M. Slutsky Associates, 600 W. Germantown Pike, #400, Plymouth Meeting, PA 19462, atty.

PRICE, Charles P., late of Tredyffrin Township. Susan Price and Wilfrid Price, care of ANDREW H. DOHAN, Esquire, 460 E. King Road, Malvern, PA 19355-3049, Executors. ANDREW H. DOHAN, Esquire, Lentz, Cantor & Massey, Ltd., 460 E. King Road, Malvern, PA 19355-3049, atty.

PUSHAW, Robert J., a/k/a Robert J. Pushaw, Sr., late of Tredyffrin Township. Karen R. Pushaw, care of MATTHEW D. FOLEY, Esquire, 2005 Market Street, Suite 3120, Philadelphia, PA 19103, Executrix. MATTHEW D. FOLEY, Esquire, Lurio & Associates, P.C., 2005 Market Street, Suite 3120, Philadelphia, PA 19103, atty.

SHALE, Marilyn A., late of East Bradford Township. Joshua Winston Sidney Shale, care of ROBERT S. SUPPLEE, Esquire, 329 South High Street, West Chester, PA 19382-3336, Executor. ROBERT S. SUPPLEE, Esquire, Robert S. Supplee, P.C., 329 South High Street, West Chester, PA 19382-3336, atty.

SHELDON, Phyllis J., late of Honey Brook Township. L. Theodore Hoppe, Jr., Esq., care of L. THEODORE HOPPE, JR., Esquire, 2 South Orange Street, Ste. 215, Media, PA 19063, Executor. L. THEODORE HOPPE, JR., 2 South Orange Street, Ste. 215, Media, PA 19063, atty.

TRIVETT, Ruby, a/k/a Ruby Jewel Trivett, late of Lower Oxford Township. Donna K. Trivett, care of MICHAEL G. DEFINO, Esquire, 3405 West Chester Pike, Newtown Square, PA 19073, Executor. MICHAEL G. DEFINO, Esquire, 3405 West Chester Pike, Newtown Square, PA 19073, atty.

VENEZIA, Christopher J., late of West Whiteland Township. Anthony J. Venezia, care of HARRIET R. LITZ, Esquire, 3881 Skippack Pike, P.O. Box 1368, Skippack, PA 19474-1368, Administrator. HARRIET R. LITZ, Esquire, Mullaney & Mullaney LLC, 3881 Skippack Pike, P.O. Box 1368, Skippack, PA 19474-1368, atty.

WALLACE, Dorothe M., late of West Caln Township. Claudia Wallace Moore, 101 Wallace Lane, Coatesville, PA 19320, care of ALAN J. JARVIS, Esquire, 101 Birch Drive, Downingtown, PA 19335, Executrix. ALAN J. JARVIS, Esquire, 101 Birch Drive, Downingtown, PA 19335, atty.

WATERS, Gerald M., late of East Caln Township. Patrick R. Waters, care of JENNIFER H. WALKER, Esquire, 31 S. High Street, Suite 200, West Chester, PA 19382, Executor. JENNIFER H. WALKER, Esquire, Peak Legal Group, Ltd., 31 S. High Street, Suite 200, West Chester, PA 19382, atty.

WILSON, Robert, late of Coatesville. Dianita Wilson, 145 Rainbow Road, Coatesville, PA 19320, care of JAYNE GARVER, Esquire, 1224 W. Lincoln Hwy., Coatesville, PA 19320, Administratrix. JAYNE GARVER, Esquire, Law Offices of Jayne Garver, 1224 W. Lincoln Hwy., Coatesville, PA 19320, atty.

2nd Publication

BARNES, James E., late of Birmingham Township. Danielle Indeglio, 245 Green Meadow Drive, Douglasville, PA 19518, care of WILLIAM J. THOMAS, Esquire, 460 Creamery Way, Suite 109, Exton, PA 19341, Administrator. WILLIAM J. THOMAS, Esquire, Giannascoli & Thomas, P.C., 460 Creamery Way, Suite 109, Exton, PA 19341, atty.

BENDER, George, late of Tredyffrin Township. PETER J. BENDER, care of M. HOWARD VIGDERMAN, Esquire, 1735 Market Street, 21st Floor, Philadelphia, PA 19103, Administrator. M. HOWARD VIGDERMAN, Esquire, Montgomery McCracken Walker & Rhoads, LLP, 1735 Market Street, 21st Floor, Philadelphia, PA 19103, atty.

BRUCE, Boyd, late of West Brandywine Township. Deborah Zanar, 578 King Road, Royersford, PA, care of GARY P. LEWIS, Esquire, 372 N. Lewis Road - P.O. Box 575, Royersford, PA 19468, Executrix. GARY P. LEWIS, Esquire, Lewis McIntosh and Teare, LLC, 372 N. Lewis Road - P.O. Box 575, Royersford, PA 19468, atty.

CARTER, Mary Ann, late of Tredyffrin Township. Joseph W. Carter, care of LOUIS N. TETI, Esquire, 17 W. Miner Street, West Chester, PA 19382, Administrator. LOUIS N. TETI, Esquire, MacElree Harvey, LTD., 17 W. Miner Street, West Chester, PA 19382, atty.

CHENDY, Gennine M., late of West Chester, PA. John A. Davenport, Jr., 2512 Pond View Drive, West Chester, PA 19382, Administrator.

DIUBALDO, Dante, late of New Garden Township. Diane M. Szewczyk, care of MATTHEW J. CANAN, Esquire, 137 E. Locust Street, P.O. Box 510, Oxford, PA 19363, Executrix. MATTHEW J. CANAN, Esquire, The Law Offices of Matthew J. Canan, 137 E. Locust Street, P.O. Box 510, Oxford, PA 19363, atty.

FINDLEY-KNIER, Hilda R., late of Kennett Square. Thomas Findley, 36 Warfield St., Montclair, NJ 07043, Executor.

GUINEY, JR., Robert P., late of Highland Township. Robert P. Guiney, III, care of ANN L. MARTIN, Esquire, P.O. Box 5349, Lancaster, PA 17606, Executor. ANN L. MARTIN, Esquire, Gibbel Kraybill & Hess LLP, P.O. Box 5349, Lancaster, PA 17606, atty.

HELD, Margaret K., a/k/a Margaret K. Oldfield, a/k/a Margaret Kirk Held, late of North Coventry Township. Michael G. Held, 2288 Jones Road, Pottstown, PA 19465, care of KATHLEEN M. MARTIN, Esquire, 41 E. High Street, Pottstown, PA 19464, Executor. KATHLEEN M. MARTIN, Esquire, O'Donnell Weiss & Mattei, P.C., 41 E. High Street, Pottstown, PA 19464, atty.

HULLHORST, Douglas Haag, a/k/a Douglas H. Hullhorst, late of Malvern. Terri Relick, 12 Treemont Drive Malvern PA 19355, care of MARK S. DANEK, Esquire, 1255 Drummers Lane, Suite 105, Wayne, PA 19087, Executrix. MARK S. DANEK, Esquire, The Danek Law Firm, LLC, 1255 Drummers Lane, Suite 105, Wayne, PA 19087, atty.

LENHART, Muriel M., late of Spring City. Tonette M. Keyser, care of MARY C. CROCKER, Esquire, 1296 E. High Street, Pottstown, PA 19464, Executrix. MARY C. CROCKER, Esquire, 1296 E. High Street, Pottstown, PA 19464, atty.

LESLIE, Doris J., a/k/a Doris Jean Leslie, late of West Brandywine Township. Herbert R. Leslie, Jr., care of BARRY S. RABIN, Esquire, 797 E. Lancaster Avenue, Suite 13, Downingtown, PA 19335, Personal Representative. BARRY S. RABIN, Esquire, The Law Firm of Barry S. Rabin, 797 E. Lancaster Avenue, Suite 13, Downingtown, PA 19335, atty.

MACBRIDE, III, William C., late of East Brandywine Township. Robert J. Collins, care of BARRY S. RABIN, Esquire, 797 E. Lancaster Avenue, Suite 13, Downingtown, PA 19335, Personal Representative. BARRY S. RABIN, Esquire, The Law Firm of Barry S. Rabin, 797 E. Lancaster Avenue, Suite 13, Downingtown, PA 19335, atty.

MILLER, Charles, a/k/a C. Charles Miller, late of West Vincent Township. Kimberly H. Hish and Amy N. Kass, Kevin C. Miller, care of JESSICA R. GRATER, Esquire, P.O. Box 444, Pottstown, PA 19464, Executors. JESSICA R. GRATER, Esquire, Wolf, Baldwin & Associates, P.C., P.O. Box 444, Pottstown, PA 19464, atty.

NESBITT, III, John J., a/k/a John James Nesbitt, III, a/k/a John J. Nesbitt, late of Willistown Township. Sandra L. Nesbitt, care of BENJAMIN C. FRICK, Esquire, 919 Conestoga Road, Suite 2-309, Bryn Mawr, PA 19010-1353, Executrix. BENJAMIN C. FRICK, Esquire, 919 Conestoga Road, Suite 2-309, Bryn Mawr, PA 19010-1353, atty.

PALUMBO, Porsia, a/k/a Porsia F. Palumbo, late of London Britain Township. Anne Francis Roe, 12 Sienna Drive, Landenberg, PA 19350, care of MICHAEL J. MONGIOVI, Esquire, 235 North Lime Street, Lancaster, PA 17602, Executrix. MICHAEL J. MONGIOVI, Esquire, Mongiovi Law, LLC, 235 North Lime Street, Lancaster, PA 17602, atty.

PAPPA, Charlotte A., late of Franklin Township. Helena M. Bradley and John J. Pappa, Jr., care of L. PETER TEMPLE, Esquire, P.O. Box 384, Kennett Square, PA 19348, Executors. L. PETER TEMPLE, Esquire, Larmore Scarlett, LLP, P.O. Box 384, Kennett Square, PA 19348, atty.

PARSON-MOORE, Amy G., late of East Coventry Township. N. Lance Parsons, 79 Brownstone Drive, Pottstown PA 19465, care of RONALD F. BRIEN, SR., Esquire, 808 Westfield Ave., Spring City, PA 19475, Executor. RONALD F. BRIEN, SR., Esquire, 808 Westfield Ave., Spring City, PA 19475, atty.

PLACK, Mary Margaret, a/k/a Mary Margaret Angelone, late of East Coventry Township. Jean A. Dames, 1026 Ellis Woods Road, Pottstown, PA 19465, Executrix.

SCHELDT, Richard H., late of Pennsylvania Township. Richard H. Scheldt, Jr., and Deborah D. DeCicco, care of L. PETER TEMPLE, Esquire, P.O. Box 384, Kennett Square, PA 19348, Executors. L. PETER TEMPLE, Esquire, Larmore Scarlett, LLP, P.O. Box 384, Kennett Square, PA 19348, atty.

SHELLER, Sharon E., a/k/a Sharon Elizabeth Sheller, late of West Goshen Township. Amanda D. Sheller and E. Bruce Sheller, care of DUKE SCHNEIDER, Esquire, 17 W. Miner Street, West Chester, PA 19382, Executors. DUKE SCHNEIDER, Esquire, MacElree Harvey, LTD. 17 W. Miner Street, West Chester, PA 19382, atty.

SHELLINGTON, S. Barry, late of Uwchlan Township. Susan F. Dahl, care of RYAN M. BORSTEIN, Esquire, 800 Lancaster Ave, Suite T-2, Berwyn , PA 19312, Executrix. RYAN M. BORSTEIN, Esquire, Harvey Ballard & Bornstein, LLC, 800 Lancaster Ave, Suite T-2, Berwyn , PA 19312, atty.

SPACKMAN, John W., late of Kennett Township. David G. Spackman, P.O. Box 583, Athol, MA 01331, care of KAREN M. STOCKMAL, Esquire, 1055 Westlakes Drive, Suite 160, Beywyn, PA 19312, Executor. KAREN M. STOCKMAL, Esquire, KMS Law Offices, LLC, 1055 Westlakes Drive, Suite 160, Beywyn, PA 19312, atty.

STANLEY, Anna S., late of West Brandywine Township. Andrew M. Stanley, 275 Bush Road Atglen PA 19310, care of WILLIAM T. KEEN, Esquire, 2460 Lincoln Highway, Thorndale, PA 19372, Executor. WILLIAM T. KEEN, Esquire, Keen Keen & Good, LLC, 2460 Lincoln Highway, Thorndale, PA 19372, atty.

WALTZ, Ramona P., late of Borough of Kennett Square. David L. Myers, care of DONALD B. LYNN, Esquire, P.O. Box 384, Kennett Square, PA 19348, Executor. DONALD B. LYNN, Esquire, Larmore Scarlett, LLP, P.O. Box 384, Kennett Square, PA 19348, atty.

WOLSTENHOLME, David Allen, late of West Caln Township. Gwynneth W. Wolstenholme, care of RICHARD T. FRAZIER, Esquire, Centre Square West, 1500 Market Street, 38th Floor, Philadelphia, PA 19102, Executrix. RICHARD T. FRAZIER, Esquire, Saul Ewing Arnstein & Lehr, LLP, Centre Square West, 1500 Market Street, 38th Floor, Philadelphia, PA 19102, atty.

3rd Publication

AMBRY, Susan, late of Landenberg, London Britain Township. Katherine Muller, 2316 Orchard Road, Wilmington, DE 19810, Executrix.

ARMSTRONG, Marina V., late of Chester Springs. Bruce Stark and Laura E. Armstrong, care of H. MICHAEL COHEN, Esquire, 144 West Market Street, West Chester, PA 19382, Executors. H. MICHAEL COHEN, Esquire, Lachall, Cohen & Sagnor, 144 West Market Street, West Chester, PA 19382, atty.

BANDER, Clare A., a/k/a Clare Ann Bander, late of Malvern Borough. John Geoffrey Bander, care of DUKE SCHNEIDER, Esquire, 17 W. Miner Street, West Chester, PA 19382, Executor. DUKE SCHNEIDER, Esquire, MacElree Harvey LTD, 17 W. Miner Street, West Chester, PA 19382, atty.

BRIAN, Barbara M., late of East Brandywine Township. Dr. Karin Brian-Doyle, care of HUDSON L. VOLTZ, Esquire, 110 Hopewell Rd., Ste. 200, Downingtown, PA 19335, Executrix. HUDSON L. VOLTZ, Esquire, Hudson L. Voltz, P.C., 110 Hopewell Rd., Ste. 200, Downingtown, PA 19335, atty.

BROOKOVER, George Richard, a/k/a George R. Brookover, Sr. late of West Chester, West Goshen Twp. Brian Brookover, 1008 Elmwood Avenue, West Chester, PA 19380, Executor.

COLE, Jeanmarie Theresa, a/k/a Jean Marie Varrasse, a/k/a Jean Marie Quinzi a/k/a Jeannie Marie Varrasse, late of East Marlborough Township. Tmax Varrasse, 615 Downingtown Pike, Apt B-306, West Chester, PA 19380, Executor.

DAVIS, Matthew G., a/k/a Matthew Garth Davis, a/k/a Matthew Davis, late of East Nottingham Township. Craig E. Davis, care of JOEL STEINMAN, Esquire, 104 S. 6th Street, P.O. Box 215, Perkasio, PA 18944-0215, Administrator. JOEL STEINMAN, Esquire, Grim, Biehn & Thatcher, 104 S. 6th Street, P.O. Box 215, Perkasio, PA 18944-0215, atty.

DELLAPENNA, Alfonso J., late of East Pikeland Township. Frank D. DellaPenna, 2460 N. Camp Hill Road, Pottstown, PA 19465, care of DAVID A. MEGAY, Esquire, 41 E. High Street, Pottstown, PA 19465, Executor. DAVID A. MEGAY, Esquire, O'Donnell Weiss & Mattei, P.C., 41 E. High Street, Pottstown, PA 19465, atty.

HALEY, Rita Marie, late of West Chester. Donald J. Haley, 7 Morningmist Lane, Oxford, PA 19363, Executor.

HARDARDT, Louise Marjorie, late of West Chester. Mark Hardardt, 87 Powers Rd., Sudbury, MA 01776, Administrator.

HEISTAND, Louise A., late of Penn Township. June H. Weaver, 27 Kings Grant Road, Hockessin, DE 19707, care of DAVID R. MORRISON, Esquire, 1850 William Penn Way, Suite 103, Lancaster, PA 17601, Executrix. DAVID R. MORRISON, Esquire, 1850 William Penn Way, Suite 103, Lancaster, PA 17601, atty.

HICKS, Ruth M., a/k/a Ruth M. Hatton, late of West Grove. Barry Hicks, 424 Arcadia Way, Wilmington, DE 19808, Executrix.

JETER, Naomi S., late of East Pikeland Township. Ruth L. Hammers, 27 E. Central Avenue, Townhouse P-2, Paoli, PA 19301, care of FRANK W. HAYES, Esquire, 31 South High Street, West Chester, PA 19382, Executrix. FRANK W. HAYES, Esquire, Hayes & Romero, 31 South High Street, West Chester, PA 19382, atty.

LAPING, Carole J., a/k/a Carole Jean Laping, late of East Goshen Township. Nicholas J. Laping, care of KRISTEN R. MATTHEWS, Esquire, 17 W. Miner Street, West Chester, PA 19382, Executor. KRISTEN R. MATTHEWS, Esquire, MacElree Harvey, LTD., 17 W. Miner Street, West Chester, PA 19382, atty.

LOVE, Dianne, late of Chester Springs. Matthew Love and Sarah Rossi, care of ANDREW C. LAIRD, Esquire, 360 West Main Street, Trappe, PA 19426, Co-Administrators. ANDREW C. LAIRD, Esquire, King Laird, P.C., 360 West Main Street, Trappe, PA 19426, atty.

LUBRANO, Domenick A., late of East Fallowfield Township. Anthony P. Lubrano, 1610 Fairview Road, Glenmoore, PA 19343, care of RICHARD L. SWITZER, Esquire, 73 Chestnut Road, Paoli, PA 19301, Executor. RICHARD L. SWITZER, Esquire, R.L. Switzer, Esquire, Ltd. 73 Chestnut Road, Paoli, PA 19301, atty.

MCCORMICK, Mary G., late of Cochranville. Patrick J. McCormick, 23 Dogwood Lane, Cochranville, PA 19330 and Gail E. McHenry, P.O. Box 152, Silver Spring, PA 17575, care of JAYNE GARVER, Esquire, 1224 W. Lincoln Hwy., Coatesville, PA 19320, Executors. Jayne Garver, Esquire, Law Offices of JAYNE GARVER, 1224 W. Lincoln Hwy., Coatesville, PA 19320, atty.

MILLER, Katherine M., late of Downingtown. Joann Thompson, care of NEIL E. LAND, Esquire, 213 E. State Street, Kennett Square, PA 19348, Executrix. NEIL E. LAND, Esquire, Brutscher Foley Milliner & Land, LLP, 213 E. State Street, Kennett Square, PA 19348, atty.

PAULOVITZ, Albert C., late of East Marlborough Township. Laura S. Hitchens, care of L. PETER TEMPLE, Esquire, P.O. Box 384, Kennett Square, PA 19348, Executrix. L. PETER TEMPLE, Esquire, Larmore Scarlett, LLP, P.O. Box 384, Kennett Square, PA 19348, atty.

ROCHNOWSKI, Sheila Rhae, a/k/a Sheila R. Rochnowski, late of Township of Honey Brook. Dana R. Gabel, care of ANDREW S. GEORGE, Esquire, 2640 Westview Drive, Wyomissing, PA 19610, Administratrix. ANDREW S. GEORGE, Esquire, Kozloff Stoudt Attorneys, 2640 Westview Drive, Wyomissing, PA 19610, atty.

SCHAEFFER, Jane P., late of East Coventry Township. Kathleen A. Smale, 393 Mervine Street, Pottstown, PA 19464, care of KATHLEEN M. MARTIN, Esquire, 41 E. High Street, Pottstown, PA 19464, Executrix. KATHLEEN M. MARTIN, Esquire, O'Donnell Weiss & Mattei, P.C., 41 E. High Street, Pottstown, PA 19464, atty.

SIEDLECKI, Eleanor Gloria, late of Exton. Donna M. Ressel, 507 William Salesbury Drive, Downingtown, PA 19336, Executrix.

SMITH, Mildred S., late of Highland Township. Leslie A. Enochs, care of JANIS M. SMITH, Esquire, 4203 West Lincoln Highway, Parkesburg, PA 19365, Executrix. JANIS M. SMITH, Esquire, Janis M. Smith Attorney at Law, 4203 West Lincoln Highway, Parkesburg, PA 19365, atty.

STILES, Jeffrey D., late of East Vincent Township. Nancy W. Pine, 104 S. Church Street, West Chester, PA 19382, care of NANCY W. PINE, Esquire, 104 S. Church Street, West Chester, PA 19382, Administratrix. NANCY W. PINE, Esquire, Pine & Pine, LLP, 104 S. Church Street, West Chester, PA 19382, atty.

THOMAS, Dienno, late of Paoli, Tredyffrin Township. Camillo Dienno, 43 Keystone Ave., Paoli, PA 19301, Administrator.

TYKWINSKI, Dorothy L., late of Newlin Township. Edward Donald Tykwinski, III, care of KRISTEN R. MATTHEWS, Esquire, 17 W. Miner Street, West Chester, PA 19382, Executor. KRISTEN R. MATTHEWS, Esquire, MacElree Harvey, LTD., 17 W. Miner Street, West Chester, PA 19382, atty.

VETTER, Ellen M., a/k/a Penny, late of East Brandywine. George Vetter, 115 Constitution Dr., Downingtown, PA 19335, Executor.

WOFSY, Jacqueline Lois, late of Chesterbrook, Tredyffrin Twp. Nancy W. Hirst, 621 Arlyn Circlez, Wayne, PA 19087, Executor.

FICTITIOUS NAME

NOTICE is hereby given, pursuant to Fictitious Names Act of 1982, 54 Pa.C.S. Section 301 et seq., which repealed prior laws on the subject, any entity or entities (including individuals, corporations, partnership or other groups, which conduct any business in Pennsylvania under an assumed or fictitious name shall register such name by filing an application for registration of fictitious name with the Department of State for the conduct of a business in Chester County, Pennsylvania under the assumed or fictitious name, style or designation of

Daisy Aprons, with its principal place of business at 750 Old Lancaster Road, Apartment C-512, Berwyn, PA 19312-1383. The application has been (or will be) filed on: May 2, 2019. The name(s) and address(es) of the individual(s) or entity(ies) owning or interested in said business: Elizabeth K. Grove, 750 Old Lancaster Road, Apartment C-512, Berwyn, PA 19312-1383

Phoenixville Honey, with its principal place of business at 471 Onward Ave, Phoenixville, PA 19460. The application has been (or will be) filed on: June 17, 2019. The name(s) and address(es) of the individual(s) or entity(ies) owning or interested in said business: Melissa Jaarsma, 471 Onward Ave, Phoenixville, PA 19460

NONPROFIT CORPORATION NOTICE

Notice is hereby given that Articles of Incorporation were filed with the Commonwealth of Pennsylvania, Department of State on May 29, 2019 for the purpose of forming a nonprofit corporation under the name **Sahasraa Foundation** pursuant to the provisions of the Pennsylvania Non-Profit Corporation Law of 1988, as amended.

The corporation has been organized for the following purposes: To promote the arts and to educate the general public about Carnatic music by organizing and promoting concerts and festivals performed by up-and-coming musicians from the United States, Canada, India, and other countries.

NONPROFIT CORPORATION NOTICE

Renaissance Education Foundation has been incorporated under the provisions of the PA Nonprofit Corporation Law of 1988.

Scott E. Goldstein, Esq.
Zarwin Baum DeVito Kaplan Schaer & Toddy, PC
1818 Market St., 13th Fl.
Philadelphia, PA 19103

1st Publication

**NOTICE OF ACTION IN MORTGAGE FORECLOSURE
IN THE COURT OF COMMON PLEAS OF CHESTER COUNTY, PENNSYLVANIA
CIVIL ACTION – LAW**

WELLS FARGO BANK, N.A.
Plaintiff

COURT OF COMMON PLEAS

vs.

CIVIL DIVISION

CHESTER COUNTY

MARK E. SCHROCK A/K/A MARK SCHROCK
ELIZABETH D. SCHROCK A/K/A ELIZABETH SWEED
Defendants

No. 2019-02260-RC

NOTICE

To ELIZABETH D. SCHROCK A/K/A ELIZABETH SWEED

You are hereby notified that on March 1, 2019, Plaintiff, WELLS FARGO BANK, N.A., filed a Mortgage Foreclosure Complaint endorsed with a Notice to Defend, against you in the Court of Common Pleas of CHESTER County Pennsylvania, docketed to No. 2019-02260-RC. Wherein Plaintiff seeks to foreclose on the mortgage secured on your property located at 1267 PHOENIXVILLE PIKE, WEST CHESTER, PA 19380-4062 whereupon your property would be sold by the Sheriff of CHESTER 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 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
Chester County Bar Association
15 West Gay Street.
2nd Floor
West Chester, PA 19380
Telephone (610) 429-1500

1st Publication

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

SADSBURY TOWNSHIP,	:	NO. 2018-12911-LN
Plaintiff	:	
	:	
vs.	:	
	:	
BRUCE POTTER and	:	
CHERYL M. POTTER,	:	
Defendants	:	
	:	CIVIL ACTION-LAW

NOTICE

To Bruce Potter and Cheryl M. Potter:

You are hereby notified that on February 21, 2019, Plaintiff Sadsbury Township, filed a Praecipe for Writ of Scire Facias Sur Municipal Claim and the Prothonotary of the Court of Common Pleas of Chester County issued said Writ on said Claim against the property located 7 Middle Street, Pomeroy, Sadsbury Township, Chester County, Pennsylvania, as more particularly described as Tax Parcel No. 37-4L-27, owned or reputed to be owned by you.

You are hereby notified to file your Affidavit of Defense to said Claim, on or before fifteen (15) days from the date of this publication. If no Affidavit of Defense be filed within said time, judgment may be entered against you for the whole Claim, and the property described in the Claim may be sold to recover the amount thereof. 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 in the Claim 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 Reference & Information Services
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15 West Gay Street, 2nd Floor
West Chester, PA 19380
(610) 429-1500

1st Publication

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

SADSBURY TOWNSHIP,	:	NO. 2018-12912-LN
Plaintiff	:	
	:	
vs.	:	
	:	
BRUCE POTTER and	:	
CHERYL M. POTTER,	:	
Defendants:	:	
	:	CIVIL ACTION-LAW

NOTICE

To Bruce Potter and Cheryl M. Potter:

You are hereby notified that on February 21, 2019, Plaintiff Sadsbury Township, filed a Praecipe for Writ of Scire Facias Sur Municipal Claim and the Prothonotary of the Court of Common Pleas of Chester County issued said Writ on said Claim against the property located 7 Middle Street, Pomeroy, Sadsbury Township, Chester County, Pennsylvania, as more particularly described as Tax Parcel No. 37-4L-27, owned or reputed to be owned by you.

You are hereby notified to file your Affidavit of Defense to said Claim, on or before fifteen (15) days from the date of this publication. If no Affidavit of Defense be filed within said time, judgment may be entered against you for the whole Claim, and the property described in the Claim may be sold to recover the amount thereof. 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 in the Claim or for any other claim or relief requested by the Plaintiff. You may lose money or property or other rights important to you.

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Lawyer Reference & Information Services
Chester County Bar Association
15 West Gay Street, 2nd Floor
West Chester, PA 19380
(610) 429-1500

1st Publication

TruMark Financial Credit Union	: COURT OF COMMON PLEAS OF
335 Commerce Drive	: CHESTER COUNTY, PENNSYLVANIA
P.O. Box 8127	: CIVIL ACTION- LAW DIVISION
Fort Washington, PA 19034	: No. 2018-06639-CT
Plaintiff(s)	:
vs.	:
Heike Christa Pinto	:
218 Union Avenue	:
Coatesville, PA 19320-3032	:
Defendant(s)	:

CIVIL ACTION COMPLAINT

Plaintiff, TruMark Financial Credit Union, (hereinafter “TruMark”) by and through its attorney M. Jacqueline Larkin, Esquire, and McGivney, Kluger & Cook, P.C., complaining of the defendant(s), upon information and belief, and at all times hereinafter mentioned respectfully alleges as follows:

Plaintiff, TruMark Financial Credit Union (hereinafter “TruMark”) is a business organization with a place of business located at 335 Commerce Drive, POB 8127, Fort Washington, Pennsylvania, 19034.

Defendant, Heike Christa Pinto is an adult individual; who at all times pertinent hereto resided at 218 Union Avenue, Coatesville, PA 19320-3032.

Plaintiff is the holder of a credit agreement, hereinafter “the Agreement”, the terms and conditions of which were agreed to by Defendant. See Exhibit “1”, a copy of the Agreement and/or account records. Exhibit 1 is not attached.

Defendant defaulted under the terms and conditions of the Agreement bearing the account number XXXXX007.

As a result of Defendant’s default, Plaintiff disposed the vehicle on December 27, 2017 and there remains a deficiency balance in the amount of \$7,650.04.

As a result of the Defendant’s default, Plaintiff has a balance due and owing to Plaintiff in the amount of \$7,650.04.

Although repeatedly requested to do so by Plaintiff, Defendant has willfully failed and/or refused to pay the balance of \$7,650.04 due to the Plaintiff.

WHEREFORE, Plaintiff demands judgment in is favor and against Defendant, Heike Christa Pinto, Individually, in the amount of \$7,650.04 together with interests and costs.

Respectfully Submitted,
McGivney, Kluger & Cook, P.C.
By: /s/ Patrick T. Finnegan
Patrick T. Finnegan, Esq.
McGivney, Kluger & Cook, P.C.
Attorney for Plaintiff
TruMark Financial Credit Union
1650 Arch Street, Suite 1800
Philadelphia, PA 19103
(215) 557-1990

CIVIL ACTION COMPLAINT
NOTICE TO PLEAD

NOTICE

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 be entered against you by the court without further notice for any 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.

Chester County Bar Association Lawyer Referral Service
15 West Gay Street, West Chester, PA 19380
(610)429-1500

3rd Publication of 3

TRUST NOTICE TO INTERESTED PARTIES

Please take notice of the existence of THE ROBERT V. BRADY TRUST created under the Will of Kenneth R. Pizer, deceased. Robert V. Brady died on April 14, 2019, as a result of which all persons having claims or demands against the trust or Robert V. Brady, are requested to make known the same and all persons indebted to the decedent are requested to make payment without delay to the Co-Trustees, James A. Crumley, Sr. and Barbara A. Crumley c/o Anthony Morris, Esquire, Buckley Brion McGuire & Morris LLP, 118 W. Market St., Suite 300, West Chester, PA 19382, atty.

Sheriff Sale of Real Estate

By virtue of the within mentioned writs directed to Sheriff Carolyn B. Welsh, the herein-described real estate will be sold at public sale in the Chester County Justice Center at 201 W Market Street, 3rd Floor, Room 3300, West Chester, Pennsylvania, as announced on **Thursday, July 18th, 2019 at 11AM.**

Notice is given to all parties in interest and claimants that the Sheriff will file with the Prothonotary and in the Sheriff’s Office, both located in the Chester County Justice Center, 201 W Market Street, West Chester, Pennsylvania, Schedules of Distribution on **Monday, August 19th, 2019.** Distribution will be made in accordance with the Schedules unless exceptions are filed in the Sheriff’s Office within ten (10) days thereafter.

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

CAROLYN B. WELSH, SHERIFF

1st Publication

SALE NO. 19-3-136
Writ of Execution No. 2018-02009
DEBT \$64,160.41

PROPERTY situate in Borough of South Coatesville and City of Coatesville
TAX Parcel # 9-2-78.1Q
IMPROVEMENTS thereon: A residential dwelling

PLAINTIFF: Habitat for Humanity of Chester County, Inc.

VS

DEFENDANT: **GLADYS AGUILAR**

SALE ADDRESS: 14 Baxter Street, Coatesville, PA 19320

PLAINTIFF ATTORNEY: **JACK D. WUERSTLE, ESQ., 610-331-8894**

SALE NO. 19-7-339
Writ of Execution No. 2017-11490
DEBT \$321,096.79

PROPERTY situate in Pennsbury Township, Chester County, Pennsylvania
UPI #64-3-327
IMPROVEMENTS thereon: residential dwelling

PLAINTIFF: Lisa Schwartz
VS

DEFENDANT: **JENNIFER KLIMAS and JOEL DiPIETRO and UNKNOWN OCCUPANTS and UNITED STATES OF AMERICA**

SALE ADDRESS: 135 North Village Lane, Chadds Ford, PA 19317

PLAINTIFF ATTORNEY: **DONALD J. WEISS, ESQ., 610-459-8074**

SALE NO. 19-7-341
Writ of Execution No. 2018-04596
DEBT \$40,291.74

ALL THAT CERTAIN lot of land situated in the City of Coatesville, County of Chester and State of Pennsylvania, on which is located the south house of a block of 2 brick dwelling houses, designated as No. 55 Columbia Avenue, bounded and described as follows:

BEGINNING at a point where the north curb line of Stirling Street intersects the east curb line of Columbia Avenue; thence measuring along the east curb line of Columbia Avenue northwardly 26-1/2 feet and extending back eastwardly between parallel lines of that width 116 feet to the west line of a 4 feet wide private alley, extending from Juniper Street to Stirling Street.

BOUNDED on the north by land now or late of William W. Long, this north line passes through the center of the middle dividing partition in said block of 2 brick dwelling houses; on the east by the west line of said 4 feet wide private alley; on the south by the north curb line of Stirling Street and on the west by the east curb line of Columbia Avenue.

TOGETHER with the right and privilege at all times hereafter to the use of said 4 feet wide private alley extending from Stirling Street to Juniper Street in common with the owners and occupiers of other lots abutting on the west side thereof for a passage way to and from said premises and subject to a proportionate part of the neces-

sary expense of keeping said alley in repair.

ALSO ALL THAT CERTAIN lot or piece of land, being part of a 4 feet wide private alley extending from Juniper Street to Stirling Street, situated in the Fourth Ward of the City of Coatesville, County of Chester and State of Pennsylvania, bounded and described as follows:

BEGINNING at a point in the north curb line of Stirling Street, where the west line of a 4 feet wide private alley extending from Juniper Street to Stirling Street intersects the same, being the southeast corner of present land of the grantor herein, and distant 116 feet eastward from the east curb line of South Eighth Avenue, formerly Columbia Avenue; thence measuring along the east line of present land of the grantor herein, being also the west line of the said 4 feet wide private alley, northwardly 26-1/2 feet to the southeast corner of land of Harry L. Russell and Marjorie M. Russell, his wife, and extending back eastwardly between parallel lines of that width, and parallel to said Juniper Street and said Stirling Street, 4 feet to the west line of land of the School District of the City of Coatesville, being also the east line of the said 4 feet wide private alley.

CONTAINING 106 square feet of land, be the same more or less. Bounded on the north by land about being conveyed to Harry L. Russell and Marjorie M. Russell, his wife; on the east by the west line of land of the School District of the City of Coatesville, being also the east line of said 4 feet wide private alley; on the south by the north curb line of Stirling Street; and on the west by the east line of present land of the grantor herein, being also the west line of said 4 feet wide private alley.

UNDER AND SUBJECT, however, to the right and privilege at all times hereafter to the use of the said 4 feet wide private alley extending from Stirling Street to Juniper Street by the owners and occupiers of other lots abutting on the west side thereon in common with the grantor herein, her heirs and assigns, for a passage way to and from tracts of land or lots abutting on the west side of the said 4 feet wide private alley, and subject to a proportionate part of the necessary expense of keeping said private alley in repair.

AND, UNDER AND SUBJECT to right given to the School District of the City of Coatesville by agreement dated September 7, 1939, between Michael E. Sheridan et al. and the School District of the City of Coatesville.

BEING the same premises which Sante Piscoglio, by Deed dated March 31, 1988 and

recorded April 6, 1988 in the Office of the Recorder of Deeds in and for Chester County in Deed Book 1098, Page 596, granted and conveyed unto Rebecca Stetler Harkins and Francis A. Harkins, Jr., wife and husband.

AND the said Rebecca Stetler Harkins departed this life on December 28, 2016

AND the said Francis A. Harkins departed this life on October 25, 2017

BEING known as: 55 South 8th Avenue, Coatesville, PA 19320

PARCEL No.: 16-6-613

IMPROVEMENTS: Residential property.

PLAINTIFF: Wells Fargo Bank, N.A.
s/b/m to Wachovia Bank, National Association
VS

DEFENDANT: **UNKNOWN HEIRS, SUCCESSORS, ASSIGNS AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER FRANCIS A. HARKINS a/k/a FRANCIS A. HARKINS, JR., DECEASED**

SALE ADDRESS: 55 South 8th Avenue, Coatesville, PA 19320

PLAINTIFF ATTORNEY: **POWERS KIRN, LLC, 215-942-2090**

SALE NO. 19-7-342

Writ of Execution No. 2018-06416

DEBT \$187,673.29

ALL THAT CERTAIN lot or tract of land located on Springton Hill in Wallace Township, Chester County, Pennsylvania, bounded and described as follows:

BEGINNING at a point in the westwardly side of a private lane leading to Manor Road where the same is intersected by the northwardly side of a ten feet right of way; thence along the northwardly side of said right of way, north 77 degrees 30 minutes west, 48 feet to a corner of the remaining land of the grantors herein; thence along said remaining land in a northwardly direction 60 feet; thence still along said remaining land in an eastwardly direction, 48 feet to the westwardly side of said lane leading to Manor Road; thence along the westwardly side thereof, in a southwardly direction, 60 feet to the place of beginning.

CONTAINING: 2880 square feet of land, be the same more or less.

BEING the same premises which Craig L. Whary and Cheryl L. Pitch formerly known as

Cheryl L. Whary, by their Deed dated March 9, 2007, and recorded in the Office of the Recorder of Deeds of Chester County in Deed Book 7111, Page 2165, granted and conveyed unto Craig L. Whary, Cheryl L. Pitch and Ethel E. Griffin.

THE improvements thereon being known as 21 Granite Hill Lane, Glenmoore, PA 19343-1723

Tax ID 31-4-121

THE above described property was taken in fee simple.

BEING the same premises which Craig L. Whary, Cheryl L. Pitch and Ethel E. Griffin, by Deed dated June 19, 2007 and recorded July 6, 2007 in the Office of the Recorder of Deeds in and for Chester County in Deed Book 7205, Page 2133, granted and conveyed unto Ethel E. Griffin.

BEING known as: 21 Granite Hill Lane, Glenmoore, PA 19343

PARCEL No.: 31-4-121

IMPROVEMENTS: Residential property.

PLAINTIFF: Reverse Mortgage Funding, LLC

VS

DEFENDANT: **CRAIG WHARY, SOLELY IN HIS CAPACITY AS HEIR OF ETHEL E. GRIFFIN, DECEASED; BONNIE JEAN SLONAKER, SOLELY IN HER CAPACITY AS HEIR OF ETHEL E. GRIFFIN, DECEASED**

SALE ADDRESS: 21 Granite Hill Lane, Glenmoore, PA 19343

PLAINTIFF ATTORNEY: **POWERS KIRN, LLC, 215-942-2090**

SALE NO. 19-7-343

Writ of Execution No. 2018-09966

DEBT \$301,294.74

PROPERTY situate in the West Chester Borough, Chester County, Pennsylvania

BLR# 1-5-313

IMPROVEMENTS thereon: residential dwelling

PLAINTIFF: Lakeview Loan Servicing, LLC

VS

DEFENDANT: **LAWRENCE SOSCIA, JR. and KELLIAN SOSCIA**

SALE ADDRESS: 215 North Adams Street, West Chester, PA 19380-2701

PLAINTIFF ATTORNEY: **PHELAN**

HALLINAN DIAMOND & JONES, LLP, 215-563-7000

SALE NO. 19-7-344

Writ of Execution No. 2018-04609

DEBT \$159,767.73

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

FEE Simple Title vested in Alexander B Anderson and Kathleen J Anderson, husband and wife, as tenants by entireties., by Deed, from Sharon Sellstedt, dated 12/31/1992, and recorded 01/08/1993, in the Chester County Recorder of Deeds, as Book 3449 Page 241.

Parcel No. 2-3-266

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

VS

DEFENDANT: **ALEXANDER B. ANDERSON and KATHLEEN J. ANDERSON**

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

PLAINTIFF ATTORNEY: **STERN & EISENBERG, 215-572-8111**

SALE NO. 19-7-345

Writ of Execution No. 2017-07378

DEBT \$530,579.05

ALL THAT CERTAIN lot or parcel of land with buildings and improvements thereon erected, situate in the Township of Pennsylvania, County of Chester and State of Pennsylvania,

bounded and described according to a Final Title Plan of "Hillhurst Farm" made by Engineering Design Consultants, West Chester, PA, dated 12/10/1996, last revised 6/12/1998 and recorded 7/13/1998 as Plan #14484 as follows, to wit:

BEGINNING at a point of curve on the westerly side of the cul-de-sac of Misty Meadow Drive (50 feet wide), said point being a corner of Lot #13 (as shown on said plan); thence from said point of beginning extending along said cul-de-sac on a line curving to the left having a radius of 60.00 feet an arc distance of 50.27 feet to a point, being a corner of Lot #15; thence leaving said cul-de-sac extending along Lot #15 south 46 degrees 04 minutes 51 seconds west 238.59 feet to a point in line of Open Space, being a corner of Lot #15; thence extending partially along said Open Space the two following courses and distances: (1) north 54 degrees 40 minutes 00 seconds west 135.53 feet to a point; thence (2) north 08 degrees 44 minutes 50 seconds west 150.43 feet to a point, being a corner of Lot #13; thence leaving said Open Space extending along Lot #13 south 86 degrees 54 minutes 54 seconds east 289.61 feet to the first mentioned point and place of beginning.

TITLE to said Premises vested in Richard A. Spano, Jr. and Jyll A. Spano by Deed from Luc Gruner and Leopoldine Gruner dated April, 12 2003 and recorded October 16, 2003 in the Chester County Recorder of Deeds in Book 5940, Page 484 as Instrument Number 10320864.

TAX Parcel #64-1-17.1E

PLAINTIFF: Manufacturers and Traders Trust Company also known as M&T Bank successor by merger to Hudson City Savings Bank, FSB

VS

DEFENDANT: **RICHARD A. SPANO, JR. a/k/a RICHARD A. SPANO and JYLL A. SPANO**

SALE ADDRESS: 10 Misty Meadow Drive, West Chester, PA 19382

PLAINTIFF ATTORNEY: **MIL-STEAD & ASSOCIATES, LLC, 856-482-1400**

SALE NO. 19-7-346

Writ of Execution No. 2018-11693

DEBT \$147,841.33

ALL THAT CERTAIN lot or tract of land. Hereditaments and appurtenances, which lot is designated as Lot No. 8 on Plan of "John Wesley Cook Lots" situate in Caln Township, County of

Chester and Commonwealth of Pennsylvania, and bounded and described as follows, to wit:

BEGINNING at an iron pin in or near the middle of the public road leading from Caln Meeting House to the public road leading from Edge's Mill to Thorndale, said iron pin being a corner of Lot No. 65 on said Plan of Lots; thence on a line in or near the middle of the first mentioned said public road and along said Lot No. 65 north eighty-seven degrees, seven minutes east, seventy feet to another iron pin in or near the middle of the said first mentioned public road a corner of Lot No. 7 on said Plan Of Lots, being remaining land of the said George A. Kaiser et ux., Grantors herein; thence along the said Lot No. 7 south two degrees, fifty-three minutes east, one hundred sixty feet to another iron pin a corner of land of John Wesley Cook and Grace R. Cook, his wife; thence along the said Cook's land south eighty-seven degrees, seven minutes west, seventy feet to another iron pin a corner of Lot No. 9 on said Plan Of Lots and presently owned by the said George A. Kaiser, et ux.; thence along the said Lot No. 9 north two degrees, fifty-three minutes west, one hundred sixty feet to the iron pin in or near the middle of the first mentioned public road or place of beginning.

BEING the same premises which Sara Simpson, widow by Deed dated March 21, 1970 and recorded April 6, 1970 in Chester County in Deed Book G39 Page 921 conveyed unto William M. Stringer and Lois A. Stringer, his wife, in fee.

BEING the same premises which William M. Stringer and Lois A. Stringer, husband and wife by deed dated December 20, 1984 and recorded December 21, 1984 in Chester County in Deed Book Volume U-64 Page 77 conveyed unto Lois A. Stringer, in fee

BEING known as: 3716 Humpton Road, Downingtown PA 19335

PLAINTIFF: Nationstar Mortgage LLC D/B/A Champion Mortgage Company

VS

DEFENDANT: **LISA CRAWFORD, IN HER CAPACITY AS HEIR OF LOIS A. STRINGER, DECEASED; CATHERINE DAVIS, IN HER CAPACITY AS HEIR OF LOIS A. STRINGER, DECEASED; STEVEN STRINGER, IN HIS CAPACITY AS HEIR OF LOIS A. STRINGER, DECEASED; UNKNOWN HEIRS, SUCCESSORS, ASSIGNS AND ALL PERSONS, FIRMS OR ASSOCIATIOINS CLAIMING RIGHT,**

**TITLE OR INTEREST FROM OR UNDER
LOIS A. STRINGER, DECEASED**

SALE ADDRESS: 3716 Humpton
Road, Downingtown, PA 19335

PLAINTIFF ATTORNEY: **RAS CIT-
RON, LLC, 855-225-6906**

SALE NO. 19-7-347

Writ of Execution No. 2018-09794

DEBT \$136,766.87

ALL THAT CERTAIN, message, lot or
piece of land situate on, in the Township of South
Coventry, County of Chester, State of
Pennsylvania, bounded and described, as follows,
to wit:

ALL THAT CERTAIN tract of land, sit-
uate in South Coventry Township, Chester County,
Pennsylvania, bounded, limited and described, as
follows, to wit:

BEGINNING at a point in the middle
of State Highway (33 feet wide) leading from
Pottstown to West Chester, Traffic Route #100,
said point being a corner of land now or late of
Charles F. Pierce; thence along said Pierce lands,
south 82 degrees 30 minutes west 36.32 feet to an
iron pin; and continuing along the same south 73
degrees west 72.45 feet to a corner of other lands
of the grantor; thence along the same north 13
degrees 39 minutes east 120.02 feet to a stake set
for a corner; and continuing along the same north
82 degrees 30 minutes east 435.50 feet to a point
in the middle of the aforesaid road; thence along
the same south 13 degrees 39 minutes west 107.21
feet to the place of beginning.

GRANTING and giving to the
grantees, their heirs and assigns, the free and com-
mon use, right, liberty and privilege of an alley
way 10 feet in width across the southern side of the
tract of land belonging formerly to R. Wallace Ed
and Evelyn Ed, husband and wife, adjacent to the
northern side of the lot of land hereby granted and
conveyed to said grantees, extending from the center
line of the public highway leading from
Pottstown to West Chester, south 87 degrees 30
minutes west 435.50 feet to a point, a corner,
together with free ingress, egress, and regress to
and for the said grantees, their heirs and assigns,
their tenants or possessors of said lot of land here-
in conveyed as a foot way and as a driveway for
horses, wagons, and motor vehicles.

BEING UPI Number 20-04-0056
PARCEL No.: 20-04-0056

BEING known as:. 2001 Pottstown
Pike, Pottstown, PA 19465

BEING the same property conveyed to
Maximilian J. Donahue and Carolann Donahue,
husband and wife who acquired title, as tenants by
the entirety, by virtue of a deed from John A.
Felicetti and Jacqueline A. Felicetti, husband and
wife, dated November 15, 1999, recorded
November 26, 1999, at Instrument Number
0095234, and recorded in Book 4674 Page 1365,
Office of the Recorder of Deeds, Chester County,
Pennsylvania.

PLAINTIFF: Wells Fargo Bank, N.A.
VS

DEFENDANT: **CAROLANN DON-
AHUE, aka CAROLANN A. DONAHUE and
MAXIMILIAN J. DONAHUE, aka MAXIMIL-
IAN DONAHUE**

SALE ADDRESS: 2001 Pottstown
Pike, Pottstown, PA 19465

PLAINTIFF ATTORNEY: **MANLEY
DEAS KOCHALSKI, LLC, 614-220-5611**

SALE NO. 19-7-348

Writ of Execution No. 2019-01591

DEBT \$119,227.77

PROPERTY situate in the London
Britain Township, Chester County, Pennsylvania
BLR# 73-5-32.1

IMPROVEMENTS thereon: residential
dwelling

PLAINTIFF: Wells Fargo Bank, N.A.
VS

DEFENDANT: **DORIS P. HEN-
DRICKSON and JAMES R. HENDRICKSON**

SALE ADDRESS: 1325 Flint Hill
Road, Landenberg, PA 19350-1139

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

SALE NO. 19-7-349

Writ of Execution No. 2018-08292

DEBT \$212,650.46

PROPERTY situate in Township of
New London, County of Chester, State of PA
TAX Parcel #71-03-0119

IMPROVEMENTS: A residential
dwelling.

PLAINTIFF: Quicken Loans, Inc.
VS

DEFENDANT: **SHELLY WILSON**
SALE ADDRESS: 131 Owenwood Drive, Lincoln University, PA 19352

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

SALE NO. 19-7-350
Writ of Execution No. 2012-03359
DEBT \$98,349.35

ALL THAT CERTAIN, message, lot or piece of land situate on, in the City of Coatesville, County of Chester, State of Pennsylvania, bounded and described, as follows, to wit:

ALL THAT CERTAIN tract of land, situate in the First Ward of the City of Coatesville, County of Chester and State of Pennsylvania, together with the improvements thereon erected, more particularly bounded and described as follows:

BEGINNING at a point on the west curb line of West Fifth Avenue, which point is ninety-eight feet south of the point where the south curb line of Lemon Street intersects with the west curb line of West Fifth Avenue southwardly, fifty-one and one-half feet to the north curb line of Valley Road; thence along the same westwardly one hundred and five feet to the eastern line of Spruce Street; thence by the same northwardly sixty-one and one-half feet to a point, a corner of land now or late of Marvin W. Gillespie, et ux; thence eastwardly along the said land a distance of approximately one hundred and ten feet more or less in a straight line parallel to the line of Valley Road to the point of beginning.

BEING UPI Number 16-009-0284-0000

PARCEL No.: 16-009-0284-0000

BEING known as: 80 West 5th Avenue, Coatesville, PA 19320

BEING the same property conveyed to Sheila Lindsay who acquired title by virtue of a deed from Manufacturers & Trade Trust Company as trustee for securitization series 1995-4, agreement dated 11/1/1995, its successors and assigns, dated May 29, 2002, recorded July 18, 2002, at Deed Book 5333, Page 1715, Chester County, Pennsylvania Records.

PLAINTIFF: Wells Fargo Bank, N.A.
VS

DEFENDANT: **SHEILA LINDSAY**
SALE ADDRESS: 80 West 5th Avenue, Coatesville, PA 19320

PLAINTIFF ATTORNEY: **MANLEY DEAS KOCHALSKI, LLC, 614-220-5611**

SALE NO. 19-7-351
Writ of Execution No. 2019-00955
DEBT \$185,272.00

PARCEL No.: 39-04B-0048/39-4B-48

ALL OF THAT CERTAIN property with the tenements, hereditaments and appurtenances thereto belonging or in any way appertaining situated in the County of Chester, State of Pennsylvania, described as follows:

ALL THAT CERTAIN lot or piece of ground with the buildings and improvements thereon erected, situate in the Township of Caln, County of Chester, Commonwealth of Pennsylvania, bounded and described according to a final plan of Barley Greens, made by Berger & Hayes, Inc., dated March 26, 1988 and last revised January 19, 1989 and recorded as Chester County Plans No. 9611 through No. 9618 as follows, to wit:

BEGINNING at a point on the southeast side of Barley Sheaf Road, 50 feet wide, said point being the northwest corner of Lot No. 13 of said plan and the northeast corner of this about to be described lot; thence from said beginning point and along said Lot No. 13, south 56 degrees 57 minutes 42 seconds east 186.41 feet to a point a corner of open space; thence along the same south 62 degrees 24 minutes 30 seconds west 140.00 feet to a point a corner of Lot No. 15 of said Plan; thence along the same north 34 degrees 20 minutes 13 seconds west 142.15 feet to a point of a curve on the southeast side of said Barley Sheaf Road; thence along the same on the arc of a circle curving to the left having a radius of 175.00 feet the arc distance of 69.10 feet to the first mentioned point and place of beginning.

SEE simple title vested in John A. Hager, a single person by deed from Wells Fargo USA Holding, Inc., successor by merger to Wells Fargo Financial Pennsylvania, Inc., dated 7/26/2017, recorded 8/31/2017, in the Chester County Clerk's Office in Deed Book 9607, Page 1639.

PLAINTIFF: Matrix Financial Services Corporation
VS

DEFENDANT: **JOHN A. HAGER**
SALE ADDRESS: 2740 North Barley Sheaf Road, Coatesville, PA 19320

PLAINTIFF ATTORNEY: **STERN & EISENBERG, 215-572-8111**

SALE NO. 19-7-352
Writ of Execution No. 2017-00585
DEBT \$470,260.12

ALL THAT CERTAIN, message, lot or piece of land situate on, in the Township of West Brandywine, County of Chester, State of Pennsylvania, bounded and described, as follows, to wit:

ALL THAT CERTAIN lot or piece of ground situate in West Brandywine Township, County of Chester, Commonwealth of Pennsylvania bounded and described according to a plan of Sutton Woods, made by Bursich Associates Inc. 6/20/02 revised 8/22/01 recorded in Chester County as Plan 16256 as follows, to wit:

BEGINNING at a point on the south west side of Lahawa Drive a corner of Lot 56 as shown on said plan; thence from said point of beginning along Lahawa Drive on the arc of a circle curving to the right having a radius of 340.00 feet the arc distance of 50.05 to a point a corner of Lot 55; thence along Lot 55 the 2 following courses and distances: (1) south 53 degrees 41 minutes 37 seconds west 313.47 feet to a point; (2) south 4 degrees 47 minutes 47 seconds west 46.62 feet to a point a corner of Lot 54; thence along Lot 54 the 2 following courses and distances: (1) south 38 degrees 18 minutes 21 seconds west 103.02 feet to a point; (2) south 00 degrees 35 minutes 1 minute east 45.49 feet to a point in line of lands now or late of Dale N. Krapf & Dallas L. Krapf; thence along the same south 89 degrees 24 minutes 59 seconds west 295.58 feet to a point a corner of open space; thence along same and along Lot 59 the 2 following courses and distances: (1) north 50 degrees 33 minutes 24 seconds east crossing riparian buffer 135.96 feet to a point; (2) north 38 degrees 18 minutes 21 seconds east 72.38 feet to a point a corner of Lot 58; thence along Lot 58 north 77 degrees 35 minutes 55 seconds east 137.39 feet to a point a corner of Lot 56; thence along Lot 56 north 53 degrees 41 minutes 37 seconds east 272.21 feet to the first mentioned point and place of beginning.

BEING Lot 57 on said plan.
 BEING UPI Number 29-5-25.64
 PARCEL No.: 29-5-25.64

BEING known as:. 54 Lahawa Drive, Downingtown, PA 1933

BEING the same property conveyed to John Cox and Diana H. Cox, husband and wife who acquired title, with rights of survivorship, by Virtue of a Deed from Sutton Woods Capital, L.P., dated June 18, 2003, recorded June 30, 2003, at Document ID 10263415, and recorded in Book 5762, Page 139, Office of the Recorder of Deeds, Chester County, Pennsylvania.

PLAINTIFF: U.S. Bank National Association, as Trustee for Citigroup Mortgage Loan Trust 2006-WFHE2, Asset-Backed Pass-Through Certificates, Series 2006-WFHE2

VS

DEFENDANT: **DIANA H. COX and JOHN COX, aka JOHN W. COX**

SALE ADDRESS: 54 Lahawa Drive, Downingtown, PA 19335

PLAINTIFF ATTORNEY: **MANLEY DEAS KOCHALSKI, LLC, 614-220-5611**

SALE NO. 19-7-353
Writ of Execution No. 2018-06224
DEBT \$44,053.79

PROPERTY situate in Township of Caln

TAX Parcel #Tax ID/UPI Parcel No. 39-03L-0047/39-3L-47

IMPROVEMENTS: A residential dwelling.

PLAINTIFF: Pennsylvania Housing Finance Agency

VS

DEFENDANT: **CONSTANCE L. HOLMES**

SALE ADDRESS: 1410 Harmony Street, Coatesville, PA 19320

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

SALE NO. 19-7-354
Writ of Execution No. 2017-09677
DEBT \$211,053.91

ALL THAT CERTAIN lot or piece of ground situate in East Goshen Township, Chester County, Pennsylvania, bounded and described according to a final subdivision plan of Marydell Farm made by Robert F. Harsch, Professional Engineer dated April 28, 1972 last revised October 24, 1974 and recorded in Plan Book 43 Page 22, as follows, to wit:

BEGINNING at a point on the south-

westerly side of Boot Road (LR 15097) a corner of Lot No. 36 on the said plan; thence along the said southwesterly side of the said Boot Road, south 66° 18' 5" east, 140.96 feet to a point a corner of Lot No. 38 on the said plan; thence along the said Lot No. 38, south 21° 25' west, 177.10 feet to a point on the northeasterly side of Marydell Drive (50 feet wide) on the said plan; thence along the said northeasterly side of the said Marydell Drive the two following courses and distances: (1) along the arc of a circle curving to the left having a radius of 825.25 feet to a point and (2) north 70° 20 west, 110 feet to a point a corner of the said Lot No. 36; thence along the said Lot No. 36, north 19° 40' east, 186.55 feet to the first mentioned point and place of beginning.

CONTAINING 25,059 square feet of land more or less.

BEING Lot No. 37 on the said Plan.

BEING known as 635 Marydell Drive, West Chester, PA 19380

BEING the same premises which George W. Longman and Diane K. Longan, by Deed dated 11/21/1994 and recorded 11/30/1994 in the Office of the Recorder of Deeds in and for Chester County in Deed Book 3836, Page 850, granted and conveyed unto Diane K. Longan.

PARCEL No.: 53-4K-4

IMPROVEMENTS: Residential property.

PLAINTIFF: Citizens Bank of Pennsylvania

VS

DEFENDANT: **DIANE K. LONGAN**
SALE ADDRESS: 635 Marydell Drive, West Chester, PA 19380

PLAINTIFF ATTORNEY: **GREGORY JAVARDIAN, LLC, 215-942-9690**

SALE NO. 19-7-355

Writ of Execution No. 2018-07302

DEBT \$149,584.35

PROPERTY situate in the Valley Township, Chester County, Pennsylvania

BLR# 38-2K-33

IMPROVEMENTS thereon: residential dwelling

PLAINTIFF: Wells Fargo Bank, NA

VS

DEFENDANT: **AMI HOPKINS**

SALE ADDRESS: 59 Winged Foot Drive, Coatesville, PA 19320-1991

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

SALE NO. 19-7-356

Writ of Execution No. 2019-00375

DEBT \$54,610.34

ALL THAT CERTAIN lot or tract of land, together with the improvements thereon erected, situate in the Township of Sadsbury, County of Chester and State of Pennsylvania, more particularly bounded and described as follows:

BEGINNING at a point in or near the middle of a public road leading from Pomeroy to Lincoln Highway, said point of beginning being 185 feet eastwardly from a spike in the middle of said public road where the same is intersected by the east side of Pine Street projected; thence along land of Lloyd Arthur Reel, et ux, the next three courses and distances: north 10 degrees, 32 minutes west, 166.5 feet; north 79 degrees, 28 minutes east, 75 feet, and south 10 degrees, 32 minutes east, 166.5 feet to another point in the middle of the said public road leading from Pomeroy to Lincoln Highway; thence along the middle thereof, south 79 degrees, 28 minutes west, 75 feet to the place of beginning.

CONTAINING 12,487 square feet of land, be the same more or less.

TITLE to said premises vested in Nicholas J. Crugnale by Deed from Gary J. Madrigale and Robin J. Madrigale dated June, 30 1986 and recorded July 7, 1986 in the Chester County Recorder of Deeds in Book 348, Page 571.

TAX Parcel #37-4H-27

PLAINTIFF: Federal National Mortgage Association

VS

DEFENDANT: **NICHOLAS J. CRUGNALE**

SALE ADDRESS: 63 Washington Lane, Coatesville, PA 19320

PLAINTIFF ATTORNEY: **MILSTEAD & ASSOCIATES, LLC, 856-482-1400**

SALE NO. 19-7-357

Writ of Execution No. 2018-08169

DEBT \$280,692.41

PROPERTY situate in Township of South Coventry

TAX ID/UIP Parcel No. 20-01-

0020.010 & 20-01-0020.020/20-1-20.1 & 20-1-20.2

IMPROVEMENTS: A residential dwelling.

PLAINTIFF: DLJ Mortgage Capital, Inc.

VS

DEFENDANT: **BONNIE M. YOUNG and MICHAEL S. YOUNG**

SALE ADDRESS: 2861 Chestnut Hill Road, Pottstown, PA 19465

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

SALE NO. 19-7-358

Writ of Execution No. 2018-05360

DEBT \$173,646.48

PROPERTY situate in the East Coventry Township, Chester County, Pennsylvania BLR# 18-5-129.5

IMPROVEMENTS thereon: residential dwelling

PLAINTIFF: Bank of America, N.A.

VS

DEFENDANT: **LAUREN E. GEUNES**

SALE ADDRESS: 13 Baptist Church Road, Parkerford, PA 19457

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

SALE NO. 19-7-359

Writ of Execution No. 2018-12472

DEBT \$120,324.17

PARCEL I

ALL THAT CERTAIN tract of land upon which is built a dwelling house known as No. 1069 Rock Run, Valley Township, Chester County, Pennsylvania, bounded and described according to a new description made by J.W. Harry, C.E., December 20, 1954, as follows:

BEGINNING at a point in a public road leading from Rock Run to Siousca, distant 152.65 feet measured north 63 degrees 42 minutes east along said road from an iron pin in a public road leading from Coatesville to Mineral Springs and Wagontown at its point of intersection with said public road leading to Siousca, said point of beginning being at the southwest corner of land of John and Sarah Riddle, then leaving said

Rock Run-Siousca public road and along said Riddle's land along the middle of the party wall between said house erected on the lot herein conveyed and the house erected on said Riddle's lot immediately adjoining it to the east designated as House No. 1070 Rock Run, north 44 degrees 30 minutes west, 118.98 feet to a point in line of land of Mark Sugarman and Ada Sugarman, thence along the same south 52 degrees 36 minutes west, 28.20 feet to a point, thence south 43 degrees 44 minutes east 117 39 feet to a point in the Rock Run-Siousca Road aforesaid thence along the same north 43 degrees 42 minutes east 29.56 feet to the place of beginning.

CONTAINING 3,321.88 square feet of land, be the same more or less.

PARCEL 38-2M-87

266 S. Mt Airy Road, Coatesville, PA 19320

PARCEL II

ALL THAT CERTAIN tract of land, situate in the Township of Valley, County of Chester, Commonwealth of Pennsylvania, together with the dwelling house thereon erected, bounded and described as follows, to wit:

BEGINNING at an iron pin in a public highway leading from Coatesville to Mineral Springs and Wagontown, being State Highway Route 340, at its intersection with a public highway leading from Rock Run to Siousca, said point of beginning being the most southerly corner of land conveyed by Deed from Bethlehem Steel Realty Corporation to Mark Sugarman et ux dated July 25, 1939 and recorded in the Office of the Recorder of Deeds for Chester County in Deed Book G-20, Vol. 479, page 58; thence by a course bearing by true meridian north 43 degrees 42 minutes east along said highway to Siousca and along the southeasterly line of land conveyed as aforesaid 96.8 feet to a point in said public highway, thence north 37 degrees 19 minutes west passing along the centerline of the middle dividing partition wall of a double dwelling house the southwesterly half of which is on land herein conveyed, 76.03 feet to a stake, thence north 44 degrees 16 minutes west 42.62 feet to a point in said highway leading to Mineral Springs, thence south 52 degrees 36 minutes west 2.44 feet to a point in said highway leading to Mineral Springs, being also in the westerly line of land conveyed to Mark Sugarman et ux as aforesaid, thence along said highway and by said westerly line the 2 following courses south 2 degrees 8 minutes east 81.39 feet

to an iron pin and south 14 degrees 25 minutes east 87.9 feet to the point of beginning.

CONTAINING 0.144 acres of land, be the same more or less.

PARCEL 38-2M-88

234 S. Mt Airy Road, Coatesville, PA 19320

PARCEL III

ALL THAT CERTAIN tract of land, situate in the Township of Valley, County of Chester and State of Pennsylvania, together with the dwelling house thereon erected, bounded and described as follows, to wit:

BEGINNING at a point in the public highway leading from Rock Run to Siousca distant along a course bearing by true meridian north 43 degrees 42 minutes east 86.6 feet from an iron pin in a public highway leading from Coatesville to Mineral Springs and Wagontown, being State Highway Route 340, at its intersection with said highway leading to Siousca, said second point being the most southerly corner of land conveyed by Deed from Bethlehem Steel Reality Corporation to Mark Sugarman dated July 25, 1939, and recorded in the Office for Recording of Deeds in and for Chester County, Pennsylvania in Deed Book G-20, Vol. 479, page 68, thence north 43 degrees 42 minutes east along said highway to Siousca and along the southeasterly line of land conveyed as aforesaid 36.49 feet to a point, thence north 43 degrees 44 minutes west 117.39 feet to an iron pin, thence south 52 degrees 36 minutes west 28.55 feet to an iron pin, thence south 44 degrees 16 minutes east 46.62 feet to a stake, thence south 37 degrees 19 minutes east, passing along the center line of the middle dividing partition wall of a double dwelling house the northeasterly half of which is on land herein conveyed, 76.03 feet to the point of beginning.

CONTAINING 0.084 acres of land, be the same more or less.

PARCEL 38-2M-86

264 S. Mt Airy Road, Coatesville, PA 19320

BEING the same premises which Raymond Rodriguez, Executor of the Estate of Alicia Rodriguez a/k/a Alicia Medina, deceased, by Deed dated June 16, 2014 and recorded July 21, 2014 in the Office of the Recorder of Deeds in and for Chester County in Deed Book 8956, Page 1693, Instrument # 11356520, granted and conveyed unto Raymond Rodriguez.

BEING known as: 234 S. Mt. Airy

Road a/k/a 234 Mt Airy Road, Coatesville, PA 19320, 266 S. Mt. Airy Road, Coatesville, PA 19320 and 264 S. Mt. Airy Road, Coatesville, PA 19320

IMPROVEMENTS: Residential property.

PLAINTIFF: Wilmington Savings Fund Society, FSB as Trustee of Upland Mortgage Loan Trust B c/o Carrington Mortgage Services, LLC

VS

DEFENDANT: **RAYMONG RODRIGUEZ, INDIVIDUALLY AND AS EXECUTOR OF THE ESTATE OF ALICIA RODRIGUEZ a/k/a ALICIA MEDINA, DECEASED**

SALE ADDRESS: 234 S. Mt. Airy Road a/k/a 234 Mt Airy Road, Coatesville, PA 19320 and 266 S. Mt. Airy Road, Coatesville, PA 19320 and 264 S. Mt. Airy Road, Coatesville, PA 19320

PLAINTIFF ATTORNEY: **POWERS KIRN, LLC, 215-942-2090**

SALE NO. 19-7-360

Writ of Execution No. 2016-00782

DEBT \$437,447.05

ALL THAT CERTAIN, message, lot or piece of land situate on, in the Township of Tredffrin, County of Chester, State of Pennsylvania, bounded and described, as follows, to wit:

ALL THAT CERTAIN message and two adjoining tracts of land, situate in the Township of Tredyffrin, County of Chester and the Commonwealth of Pennsylvania, bounded and described as follows:

LOT NO. 1: Beginning at an iron pin in the middle of Central Avenue at a distance of one hundred forty feet eastwardly from a stone set at the intersection of the center line of Summit Avenue with the center line of Central Avenue; thence along the center line of Central Avenue, south eighty-four degrees, forty-one minutes east, sixty feet to an iron pin, a corner of land formerly of Jacob Garrett; thence by the same and Lot No. 2, north eighty-four degrees, forty-one minutes west, sixty feet to another iron pin, another corner of Lot No. 2; thence by the same, south five degrees, nineteen minutes west, two hundred feet to the place of beginning.

LOT NO. 2: Beginning at an iron pin in

the center line of Central Avenue at a distance of one hundred thirty feet eastwardly from a stone set at the intersection of the center line of Summit Avenue with the center line of Central Avenue; thence by land formerly of Jacob Garrett, north five degrees, nineteen minutes east, two hundred fifty feet to an iron pin; thence by the same, south eighty-four degrees, forty-one minutes east, eighty-five feet to a point; thence by the same, south five degrees, nineteen minutes west, one hundred sixty-three feet to a point; thence by the same, south twenty-seven degrees, twenty-one minutes west, forty feet to a point in line of Lot No. 1; thence by Lot No. 1, north five degrees, nineteen minutes east, one hundred fifty feet to an iron pin; thence by the same, north eighty-four degrees, forty-one minutes west, sixty feet to an iron pin; thence by the same, south five degrees, nineteen minutes west, two hundred feet to an iron pin in the center line of Central Avenue aforesaid; thence along the center line of said Central Avenue, north eighty-four degrees, forty-one minutes west, ten feet to the place of beginning.

BEING UPI Number 43-9L-30

PARCEL No.: 43-9L-30

BEING known as: 71-73 W. Central Avenue, Paoli, PA 19301

BEING the same property conveyed to Harvey K. Brown, a single man, and Mabel C. Brown, a widow who acquired title by virtue of a deed from Harvey K. Brown, a single man, and Mabel C. Brown, a widow dated July 6, 2000, recorded July 11, 2000, at Deed Book 4782, Page 1812, Chester County, Pennsylvania Records.

PLAINTIFF: U.S. Bank National Association, as Trustee, for Residential Asset Securities Corporation, Home Equity Mortgage Asset-Backed Pass-Through Certificates, Series 2006-EMX6

VS

DEFENDANT: **HARVEY K. BROWN, INDIVIDUALLY AND AS BELIEVED HEIR AND/OR ADMINISTRATOR OF THE ESTATE OF MABEL C. BROWN; MABEL C. BROWN (DECEASED); UNKNOWN HEIRS AND/OR ADMINISTRATORS OF THE ESTATE OF MABEL C. BROWN; JAMES BROWN, JR., AS BELIEVED HEIR AND/OR ADMINISTRATOR OF THE ESTATE OF MABEL C. BROWN; FRED ALLEN BROWN, AS BELIEVED HEIR AND/OR ADMINISTRATOR OF THE ESTATE OF MABEL C.**

BROWN; BEVERLY J. BROWN, aka BEVERLY JOYCE HUNTER, AS BELIEVED HEIR AND/OR ADMINISTRATOR OF THE ESTATE OF MABEL C. BROWN (DECEASED); CECILIA J. JARRETT, AS BELIEVED HEIR AND/OR ADMINISTRATOR OF THE ESTATE OF MABEL C. BROWN; CATHERINE D. BROWN, AS BELIEVED HEIR AND/OR ADMINISTRATOR OF THE ESTATE OF MABEL C. BROWN; MARK BROWN, AS BELIEVED HEIR AND/OR ADMINISTRATOR OF THE ESTATE OF MABEL C. BROWN; UNKNOWN HEIRS, AND/OR ADMINISTRATORS OF THE ESTATE OF BEVERLY J. BROWN, aka BEVERLY JOYCE HUNTER, AS BELIEVED HEIR AND/OR ADMINISTRATOR OF THE ESTATE OF MABEL C. BROWN

SALE ADDRESS: 71-73 W. Central Avenue, Paoli, PA 19301

PLAINTIFF ATTORNEY: MANLEY DEAS KOCHALSKI, LLC, 614-220-5611

SALE NO. 19-7-362

Writ of Execution No. 2016-02580

DEBT \$202,050.12

ALL THAT CERTAIN message and tract of land, situate in the Township of West Brandywine, County of Chester and Commonwealth of Pennsylvania, bounded and described according to a survey thereof made by J. W. Harry, C. E. as follows:

BEGINNING at an iron pin in the middle of a public road leaving from Coatesville to Brandywine Manor and known as the Manor Road; thence along the middle of the said Manor Road south 12 degrees west 208.71 feet to an iron pin; thence along land formerly of Minnie N. Heyes, deceased, south 78 degrees east 208.71 feet to an iron pin; thence still along said land formerly of the said Minnie M. Hayes, deceased north 12 degrees east 208.71 feet to an iron pin; thence still along land formerly of the said Minnie M. Hayes, deceased north 78 degrees west 208.71 feet to an iron pin in the middle of the said Manor Road; thence place of beginning.

EXCEPTING thereout the following tract of land; all that certain lot or tract of land, together with the buildings thereon erected, situate in the Township of West Brandywine, Chester County, Pennsylvania, bounded and described as

follows:

BEGINNING at an iron pin in the middle of a public road from Coatesville to Brandywine, and known as Manor Road, a corner of lands of Thomas C. Dunlap, formerly of Minnie M. Hayes; thence along said lands of Thomas C. Dunlap, south 78 degrees east 208.71 feet to an iron pin, a corner of other land of Henry G. Saylor, et ux, formerly of Minnie M. Hayes; thence along said other land of Henry G. Saylor, et ux, formerly of Minnie M. Hayes; thence along said other land of Henry G. Saylor, et ux, north 12 degrees east 80 feet to a point, a new corner of remaining land of the said Henry G. Saylor, et ux; thence along said remaining land of the said Henry G. Saylor, et ux north 78 degrees west 208.71 feet to a point in the middle of the said Manor Road; thence along the middle of the said Manor Road, south 12 degrees west 80 feet to an iron pin, the point and place of beginning.

BEING Chester County Tax Parcel 29-8-9

FOR informational purposes only: being known as 1121 Manor Road, Coatesville, PA 19320

BEING the same premises which H. Burke Horton and Gloria Ann Horton, husband and wife, by Deed dated 1/15/90 and recorded 1/23/90 in the Office of the Recorder of Deeds in and for the County of Chester, in Deed Book 1860, Page 007, and Instrument #043280, granted and conveyed unto Joseph W. Stern, Jr. and Ella D. Stern, husband and wife, as tenants by the entireties, in fee.

PLAINTIFF: Deutsche Bank National Trust Company, as Trustee, for Carrington Mortgage Loan Trust, Series 2005-NC1 Asset Backed Pass-Through Certificates

VS

DEFENDANT: **JOSEPH W. STERN, JR. and ELLA D. STERN**

SALE ADDRESS: 1121 Manor Road, Coatesville, PA 19320

PLAINTIFF ATTORNEY: **SHAPIRO & DeNARDO, LLC, 610-278-6800**

SALE NO. 19-7-363

Writ of Execution No. 2018-04030

DEBT \$83,888.56

ALL THAT CERTAIN piece of land situate in the City of Coatesville, being the north-

ern half of Lot No. 14 as designated on Plan of Building Lots of A.D. Harlan, fronting on the west side of Pennsylvania Avenue, twenty feet and extending back westwardly in parallel lines at right angles to the curb line of said Pennsylvania Avenue, one hundred fifty seven feet, more or less, to Pearl Alley, the southern line of the said lot, being the dividing line running through the middle of the dividing partition between this house, erected on the lot being No. 74 Pennsylvania Avenue, and the house on the south being No. 76 Pennsylvania Avenue.

BOUNDED on the north by Lot No. 13, now or late of M. Clayton Walker, on the east by Pennsylvania Avenue, on the south by the southern half of Lot No. 14, now or late of Vernon Ashenfelter, and on the west by Pearl Alley.

CONTAINING 3,080 square feet of land, being the same, more or less.

BEING Parcel #16-6-815

BEING the same premises which Charles J. Ruffing and Joan M. Ruffing, by Deed dated March 23, 2015 and recorded March 26, 2015 in Deed Book 9077, Page 411 in the Office of the Recorder of Deeds in and for the County of Chester, granted and conveyed unto Candea Rashid, in fee.

PLAINTIFF: Carrington Mortgage Services, LLC

VS

DEFENDANT: **CANDEA RASHID**

SALE ADDRESS: 74 Pennsylvania Avenue, Coatesville, PA 19320

PLAINTIFF ATTORNEY: **SHAPIRO & DeNARDO, LLC, 610-278-6800**

SALE NO. 19-7-364

Writ of Execution No. 2017-10109

DEBT \$143,847.21

ALL THAT CERTAIN lot or piece of land with the buildings and improvements thereon erected situate in the City of Coatesville, County of Chester and Commonwealth of Pennsylvania bounded and described according to a plan of "Millview" subdivision plan of property of Coatesville communities by G.D. Houtman & Son, Inc., civil engineers & land surveyors, media, Pa dated November 2, 1998 last revised October 15, 1999 and recorded as plan no. 15138 (sheets 1 to 24 inclusive) as follows, to wit:

BEGINNING at a point on the south-easterly side of Millview Drive (50 feet wide) said

point also marking a corner of lot no. 145 on said plan; thence from said beginning along the south-easterly side of Millview Drive north 34 degrees 30 minutes 30 seconds east 49.64 feet to a point, a corner of lot no. 147; thence extending leaving the said side of Millview Drive and extending along said lot no. 147 south 54 degrees 00 minutes 00 seconds east 108.73 feet to a point, a corner of lot no. 144; thence extending along said lot no. 144 south 45 degrees 25 minutes 00 seconds west 50.30 feet to a point, a corner of aforesaid lot no. 145; thence extending along said lot no. 145 south 54 degrees 00 minutes 00 seconds west 99.20 feet to the first mentioned point and place of beginning.

CONTAINING 5,159 square feet of land more or less.

BEING Lot No. 146 on said plan.

ALSO known as 104 Millview Drive, Coatesville, PA 19320

FEE simple title vested in Kelly E McGuigan, as sole owner by deed from, Sandra L Kelley, dated 10/08/09, recorded 01/20/10, in the Chester County Recorder of Deeds in Deed Book 7851, Page 546.

PLAINTIFF: Ocwen Loan Servicing, LLC

VS

DEFENDANT: **KELLY E. McGUIGAN a/k/a KELLY McGUIGAN**

SALE ADDRESS: 104 Millview Drive, Coatesville, PA 19320

PLAINTIFF ATTORNEY: **STERN & EISENBERG, 215-572-8111**

SALE NO. 19-7-365

Writ of Execution No. 2014-01633

DEBT \$133,779.32

PROPERTY situate in the New Garden Township, Chester County, Pennsylvania
BLR# 60-4-73.26

IMPROVEMENTS thereon: residential dwelling

PLAINTIFF: The Bank of New York Mellon fka The Bank of New York as Trustee for The Benefit of The Certificateholders of The Cwabs Inc., Asset-Backed Certificates, Series 2004-5

VS

DEFENDANT: **SCOTT R. BONNE and ALLISON A. BONNE a/k/a ALLISON BONNE**

SALE ADDRESS: 10 Edgewood

Drive, Avondale, PA 19311-1410

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

SALE NO. 19-7-366

Writ of Execution No. 2018-00830

DEBT \$410,412.84

ALL THAT CERTAIN lot or piece of ground with the buildings and improvements thereon erected, situate in Westtown Township, Chester County, Pennsylvania, bounded and described according to a plan of property of Victor and Francis Schorn, made by G. D. Houtman and Son, Engineers, dated 3/8/1961 last revised 6/1/1961, as follows, to wit:

BEGINNING at a point of intersection of the title line in the bed of Chester Road (Route 352) with the southeasterly side of a 50 feet wide street, said point being measured 2,171.59 feet, south 25 degrees 43 minutes east from the point of intersection of the said title line of Chester Road with the center line of Green Road; thence from the said point of beginning and along the said southeasterly side of said 50 feet wide street, north 64 degrees 17 minutes east, 345 feet to a point; thence leaving side of said street and along Lot #25, south 25 degrees 43 minutes east, 125 feet to a point; thence south 64 degrees 17 minutes west, 345 feet to a point; thence south 64 degrees 17 minutes west, 345 feet to a point in the title line in the bed of Chester Road; thence along said title line north 25 degrees 43 minutes west, 125 feet to the first mentioned point and place of beginning.

TAX Parcel #67-3-138.21

PLAINTIFF: Nationstar Mortgage LLC D/B/A Champion Mortgage Company

VS

DEFENDANT: **RICHARD CRELLIN MAYBERRY IN HIS CAPACITY AS EXECUTOR AND DEVISSE OF THE ESTATE OF CRELLIN D. MAYBERRY, DECEASED; CONSTANCE MARGARET FAGERLI a/k/a CONSTANCE CRELLIN MAYBERRY, IN HER CAPACITY AS HEIR OF, CRELLIN D. MAYBERRY, DECEASED**

SALE ADDRESS: 1600 West Lynn Drive, West Chester PA 19382

PLAINTIFF ATTORNEY: **ROBERT CRAWLEY, ESQ., 855-225-6906**

SALE NO. 19-7-367
Writ of Execution No. 2014-00677
DEBT \$175,732.93

PROPERTY situate in the East Fallowfield Township, Chester County, Pennsylvania

BLR# 47-4-28.5

IMPROVEMENTS thereon: residential dwelling

PLAINTIFF: Lsf9 Master Participation VS

DEFENDANT: **PASTOR RICHARD A. REEVES, SR. a/k/a RICHARD A. REEVES, SR. and SHERYL Y.G. REEVES**

SALE ADDRESS: 208 Windy Hill Road, Coatesville, PA 19320

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

SALE NO. 19-7-368
Writ of Execution No. 2010-06879
DEBT \$483,301.28

PROPERTY situate in Township of Schuylkill

TAX Parcel #Tax Parcel/UIP #: 27-08C-0011/27-8C-11

IMPROVEMENTS: A residential dwelling.

PLAINTIFF: U.S. Bank National Association, as trustee, successor in interest to Bank of America, National Association, as trustee, as successor by merger to LaSalle Bank, National Association, as trustee for WAMU Mortgage Pass-Through Certifications Series 2007-HY3 Trust VS

DEFENDANT: **BORIS DUDCHENKO, JR. and NANCY WEEKS DUDCHENKO**

SALE ADDRESS: 240 Oakwood Lane, Valley Forge, PA 19481

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

SALE NO. 19-7-369
Writ of Execution No. 2018-10692
DEBT \$76,429.33

PREMISES "A"

ALL THAT CERTAIN lot or piece of land, with the buildings thereon erected, situate in

the Third Ward of the Borough of Phoenixville, County of Chester and State of Pennsylvania, and known as #318 Brower Street, bounded and described according to a survey made by Earl R. Ewing, R.S, on February 22, 1951, as follows, to wit:

BEGINNING at a point in the southerly side of Brower Street (30 feet wide), being 32.15 feet westerly from the westerly side of Quick Street (30 feet wide), a corner of lands now or late of Joseph D. Raggazzino, et ux (316 Brower Street); thence along the same passing through the partition wall between #316 and #318 Brower Street, south 9° 30 minutes east, 66.65 feet to a point in the north face of a concrete block garage (passing through an iron pipe on line just north of the garage face); thence along the garage face (other lands of the grantor) south 80° 30 minutes west, 17.85 feet to a point; thence north 9° 30 minutes west, 66.65 feet to a point in the southerly side of Brower Street, 15.00 feet from and parallel to the center line thereof, north 80°, 30 minutes east, 17.85 feet to the place of beginning. Containing 1,189.70 square feet of land, be the same more or less.

PREMISES "B"

ALL THAT CERTAIN lot or piece of land situate in the Borough of Phoenixville, County of Chester and State of Pennsylvania, being bounded and described according to a Plan and Survey made February 22, 1963, by Earl R. Ewing, Inc., Phoenixville, Pennsylvania as follows, to wit:

BEGINNING at a point on the southerly side of Brower Street, a corner of lands of William R. Russell south 9° 30 minutes east 45.83 feet to an iron pin a corner of other lands of Ann Becker, of which this was once a part, thence extending along the same the next two (2) following courses and distances to wit: (1) south 80° 30 minutes west 22.76 feet to an iron pin and thence (2) north 8° 3 minutes west 45.84 feet to an iron pin on the southerly side of said Brower Street. Thence extending along the same north 80° 30 minutes east 21.60 feet to the first mentioned point and place of beginning.

TAX Parcel # 15-13-223

PLAINTIFF: Deutsche Bank National Trust Company as trustee for Indymac Indx Mortgage Loan Trust 2006-AR6, Mortgage Pass-Through Certificates Series 2006-AR6S

VS

DEFENDANT: **NORMAN D.**

RIGHTER, JR. a/k/a N. DAVID RIGHTER, INDIVIDUALLY AND AS HEIR OF JACKUELYN M. RIGHTER, DECEASED and UNKNOWN HEIRS, SUCCESSORS, ASSIGNS AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER JACKUELYN M. RIGHTER, DECEASED

SALE ADDRESS: 318 Brower Street, Phoenixville, PA 19460

PLAINTIFF ATTORNEY: **ROBERT CRAWLEY, ESQ., 855-225-6906**

SALE NO. 19-7-370
Writ of Execution No. 2018-10099
DEBT \$131,410.38

ALL THAT CERTAIN lot or piece of ground situate in the City of Coatesville, County of Chester, and Commonwealth of Pennsylvania, bounded and described according to a Subdivision Plan for Carcella and Forbes, made by Berger & Hayes, Inc., Professional Engineers & Professional Land Surveyors P.O. Box 505, 205 Barley Sheaf Road Thorndale, Pa 19372-0505 (610) 384-3870, dated 2-19-1996, last revised 4-22-1996, and recorder as Plan #16507, as follows to wit;

BEGINNING at a point on the northerly side of Coates Street, a corner of lot 2, thence extending along the line of Coates Street, south 80 degrees 11 minutes west 25.00 feet to a point on the easterly line of Chester Avenue (unimproved), thence extending along the line of same, north 09 degrees 49 minutes west 150.83 feet to a point on the southerly line Poplar Street (unimproved), thence extending along the line of same, north 77 degrees 45 minutes east 25.025 feet to a point in the line of lot 2, aforementioned, thence extending along the line of same, south 09 degrees 49 minutes east 151.62 feet to the point of beginning.

BEING Lot 1 on said plan
CONTAINING 3781 square feet.
BEING UPI #16-2-98

BEING the same premises in which Housing Authority of the County of Chester, by deed dated 10/15/2004 and recorded 10/20/2004 in the Office of the Recorder of Deeds, in and for the County of Chester, Commonwealth of Pennsylvania, in Deed Book 6312, Page 1910 and in Instrument No. 10470823, granted and conveyed unto Monica L. Lavender

PLAINTIFF: First Tennessee Bank National Association s/b/m to First Horizon Home

Loan Corp.
VS
DEFENDANT: **MONICA L. LAVENDER**

SALE ADDRESS: 745 Coates Street, Coatesville, PA 19320

PLAINTIFF ATTORNEY: **SHAPIRO & DeNARDO, LLC, 610-278-6800**

SALE NO. 19-7-371
Writ of Execution No. 2018-06279
DEBT \$137,678.12

PARCEL No.: 11-7-0030.300

ALL THAT CERTAIN lot or piece of ground with the buildings and improvements thereon erected, hereditaments and appurtenances, situate in Downingtown Borough, County of Chester and State of Pennsylvania, bounded and described according to a plan thereof made by Chester Valley Engineers, Inc., consulting engineers, Paoli, Pa dated 11/4/1958 and revised 11/19/1959, as follows, to wit; beginning at a point on the northwesterly side of Mary Street (42 feet wide) which point is measured the 2 following courses and distances from a point of curve on the southwesterly side of Whelan Avenue (40 feet wide) (1) extending from said point of curve on a line curving to the right having a radius of 10 feet, the arc distance of 13.81 feet to a point of tangent and (2) south 72 degrees, 5 minutes west, 19.87 feet to the point and place of beginning; thence extending from said beginning point along the northwesterly side of Mary Street, south 72 degrees, 5 minutes west, 16 feet to a point; thence extending north 17 degrees 55 minutes west, passing partly through the party wall between these premises and the premises adjoining to the southwest, 91.25 feet to a point; thence extending, north 72 degrees 5 minutes east, 16 feet to a point, thence extending south 17 degrees 55 minutes east passing partly through the party wall between these premises and the premises adjoining to the northeast 91.25 feet to a point on the northwesterly side of mart street, aforesaid; the first mentioned point and place of beginning

FEE simple title vested in Patrick Nwankwo., by deed from, Tara M. Saylor, now known as, Tara M. McCormick and Brady J. McCormick, wife and husband, dated 07/29/2005, recorded 08/05/2005, in the Chester County Recorder of Deeds, as Instrument No. 6575/129.

PLAINTIFF: U.S. Bank National

Association, as Trustee relating to J.P. Morgan Mortgage Acquisition Corp. 2005-FRE1 Asset Backed Pass-Through Certificates, Series 2005-FRE1 c/o Ocwen Loan Servicing, LLC

VS

DEFENDANT: **PATRICK NWANKWO a/k/a PATRICK O. NWANKWO**
SALE ADDRESS: 305 Mary Street,
Downingtown a/k/a Downingtown, PA 19335

PLAINTIFF ATTORNEY: **STERN & EISENBERG, 215-572-8111**

SALE NO. 19-7-373

Writ of Execution No. 2017-11735

DEBT \$322,526.24

ALL THAT CERTAIN, message, lot or piece of land situate in the Township of Sadsbury, County of Chester, State of Pennsylvania, bounded and described, as follows, to wit:

ALL THAT CERTAIN lot or piece of ground, situate in the Township of Sadsbury, County of Chester and Commonwealth of Pennsylvania, bounded and described according to a Final Subdivision and Land Development Plan for Octorara Glen prepared by Chester Valley Engineers, Inc., dated 1/17/2003, last revised 2/27/2004 and recorded 5/6/2004 as Plan No. 17023, as follows, to wit:

BEGINNING at a point on the northwesterly side of Smith Farm Drive (formerly Spring House Lane) (50 feet wide), a corner of Open Space on said Plan; thence extending from said beginning point and along Smith Farm Drive the two following courses and distances, viz: 1) on the arc of a circle curving to the left having a radius of 275.00 feet the arc distance of 103.76 feet to a point of reverse curve, then 2) on the arc of a circle curving to the right having a radius of 9.00 feet the arc distance of 12.06 feet to a point of reverse curve on the northerly side of Wick Drive (50 feet wide); thence extending along Wick Drive on the arc of a circle curving to the left having a radius of 275.00 feet the arc distance of 88.53 feet to a point, a corner of Lot No. 3 on said Plan; thence leaving Wick Drive and extending along Lots 3 and 2 north 39 degrees 15 minutes 50 seconds west 118.27 feet to a point a corner of said Open Space on said Plan; thence extending along same the two following courses and distances, viz: 1) north 50 degrees 44 minutes 10 seconds east 135.38 feet to a point, thence 2) south 65 degrees 02 minutes 22 seconds east 94.84 feet to a point on

the northwesterly side of Smith Farm Drive, the first mentioned point and place of beginning.

BEING Lot No. 4 on said Plan.

BEING UPI Number 37-04-0192

PARCEL No.: 37-04-0192

BEING known as: 19 Smith Farm Road, Parkesburg, PA 19365

BEING the same property conveyed to Jane Bowman who acquired title by virtue of a deed from EMC Mortgage Corporation, by Integrated Asset Services Inc, its attorney in fact, dated August 27, 2007, recorded October 18, 2007, at Document ID 10796593, and recorded in Book 7288, Page 645, Office of the Recorded of Deeds, Chester County, Pennsylvania.

PLAINTIFF: U.S. Bank National Association, not in its individual capacity but solely as trustee for the RMAC Trust, Series 2016-CTT

VS

DEFENDANT: **JANE BOWMAN, aka JANE M. BOWMAN, aka JANE MARIE BOWMAN**

SALE ADDRESS: 19 Smith Farm Road, Parkesburg, PA 19365

PLAINTIFF ATTORNEY: **MANLEY DEAS KOCHALSKI, LLC, 614-220-5611**

SALE NO. 19-7-374

Writ of Execution No. 2016-10253

DEBT \$401,899.74

ALL THAT CERTAIN lot or piece of ground, situate in the Township of East Coventry, County of Chester, and Commonwealth of Pennsylvania, bounded and described according to a final plan of Coventry Glen, prepared by Gilmore & Associates, Inc., Consulting Engineers and Land Surveyors, dated August 30, 2000, last revised September 16, 2006 and recorded in Chester County as Plan #17957, as follows, to wit:

BEING Lot #227, as shown on said plan. Being Parcel ID 18-1-422 and being known for informational purposes only as 199 South Savanna Drive, Pottstown, PA

BEING the same premises which was conveyed to Anthony Dustin Locklear, by Deed of NVR, Inc., a Virginia corporation, trading as Ryan Homes, dated 10/22/2008 and recorded 10/28/2008 as Instrument 10882327 Book 7537 Page 1815 in the Chester County Recorder of Deeds Office, in fee.

PLAINTIFF: Bank of America, N.A.

successor by merger to BAC Home Loans Servicing, LP formerly known as Countrywide Home Loans Servicing, LP

VS

DEFENDANT: **ANTHONY DUSTIN LOCKLEAR**

SALE ADDRESS: 199 South Savanna Drive, Pottstown, PA 19465

PLAINTIFF ATTORNEY: **SHAPIRO & DeNARDO, LLC, 610-278-6800**

SALE NO. 19-7-375

Writ of Execution No. 2018-12154

DEBT \$198,741.82

PROPERTY situate in the Malvern Borough, Chester County, Pennsylvania

BLR# 2-1-30

IMPROVEMENTS thereon: residential dwelling

PLAINTIFF: PHH Mortgage Corporation f/k/a PHH Mortgage Services

VS

DEFENDANT: **UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER MELISSA M. MORRISON a/k/a MELISSA M. COHEN a/k/a MELISSA MARGARET MORRISON, DECEASED**

SALE ADDRESS: 252 Miner Street, Malvern, PA 19355-2528

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

SALE NO. 19-7-376

Writ of Execution No. 2013-05089

DEBT \$823,524.28

PROPERTY situate in West Pikeland Township

TAX Parcel #34-4-260

IMPROVEMENTS: A residential dwelling.

PLAINTIFF: U.S. Bank National Association, as Trustee for Harborview Mortgage Loan Trust 2005-3, Mortgage Loan Pass-Through Certificates, Series 2005-3

VS

DEFENDANT: **TRACY E. BEAVER-McKEON and MICHAEL McKEON**

SALE ADDRESS: 1707 Chantilly

Lane, Chester Springs, PA 19425

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

SALE NO. 19-7-377

Writ of Execution No. 2018-10999

DEBT \$239,337.14

PROPERTY situate in the East Coventry Township, Chester County, Pennsylvania
BLR# 18-5-8

IMPROVEMENTS thereon: residential dwelling

PLAINTIFF: Loandepot.Com, LLC

VS

DEFENDANT: **MATTHEW WALTERLAZOWICKI**

SALE ADDRESS: 42 Anderson Road, Spring City, PA 19475-8630

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

SALE NO. 19-7-379

Writ of Execution No. 2018-10478

DEBT \$147,873.27

ALL THE RIGHT, title, interest and claim of Marie Calvert McKee of, in and to:

ALL THE FOLLOWING described real estate situate in the Townships of Penn and London Grove, County of Chester Commonwealth of Pennsylvania. Having erected thereon a dwelling known and numbered as 640 West State Road, West Grove, PA 19390 Deed Book 497 Page 586, Parcel Number 58-04-0107-07C.

PLAINTIFF: Pennsylvania State Employees Credit Union

VS

DEFENDANT: **MARIE CALVERT McKEE and WALTER McKEE (DECEASED)**

SALE ADDRESS: 640 West State Road, West Grove, PA 19390

PLAINTIFF ATTORNEY: **MICHELLE PIERRO, ESQ., 412-434-7955**

SALE NO. 19-7-380
Writ of Execution No. 2018-05472
DEBT \$430,187.39

PREMISES A

ALL THAT CERTAIN message or tenement and tract on the south side of Hall Street, in the Second Ward of the Borough of Phoenixville County of Chester and State of Pennsylvania, bounded and described as follows:

BEGINNING at a corner of lands now or late of E.B. Gikyson, Esq., on the south side of said Hall Street thence southwardly along said latter lands 150 feet to the north side of Walnut Street; thence along said side of said Walnut Street westwardly 50 feet to a corner of lands now or late of H. Neumann; thence at right angles to the said side of said Walnut Street northwardly along last mentioned lands 150 feet to a point in the south side of said Hall Street; thence along said side of said Hall Street 50 feet to the place of beginning.

CONTAINING 7,500 square feet of land be the same more or less.

PREMISES B

ALL THAT CERTAIN frame message and lot of land, located on the southerly side of Hall Street and known as No. 228 Hall Street, between Main Street and Gay Street in the Second Ward of the Borough of Phoenixville, County of Chester and State of Pennsylvania, bounded and described as follows:

BEGINNING at a corner of lands now or late of the Hungarian American Club of Phoenixville, thence in a southerly direction along said latter lands one hundred and fifty feet to the northerly side of Walnut Street; thence along the northerly side of Walnut Street in a westerly direction at a distance of fifty feet to a corner of lands now or late of Jay Gordon; thence along said latter lands in a northerly direction one hundred and fifty feet to the southerly side of Hall Street; thence along the southerly side of Hall Street in an easterly direction, a distance of fifty feet to the place of beginning.

CONTAINING seven thousand five hundred square feet of land be the same more or less.

COUNTY Parcel No. 15-9-510

PLAINTIFF: Wilmington Savings Fund Society, FSB
VS
DEFENDANT: **JOHN C. DAVISON**
and WILLIAM S. DAVISON

SALE ADDRESS: 224 Hall Street, Phoenixville, Chester County, PA 19460
PLAINTIFF ATTORNEY: **REED SMITH, LLP/LAUREN S. ZABEL, ESQ., 215-851-8147**

SALE NO. 19-7-381
Writ of Execution No. 2018-06951
DEBT \$1,016,354.70

PROPERTY situate in the East Marlborough Township, Chester County, Pennsylvania

BLR# 61-6-58.8

IMPROVEMENTS thereon: residential dwelling

PLAINTIFF: US Bank Trust National Association, as Trustee for Bluewater Investment Trust 2018-1

VS

DEFENDANT: **MICHAEL DRAINE**
and MICHELLE DRAINE

SALE ADDRESS: 106 Halle Drive, Kennett Square, PA 19348

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