

# Bradford County Law Journal

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Vol. 11 Towanda, PA Tuesday, November 5, 2019 No. 45



The Court:                   The Honorable Maureen T. Beirne, President Judge  
                                      The Honorable Evan S. Williams, III, Judge

Editors:                     Albert C. Ondrey, Esquire, Chairman  
                                      Daniel J. Barrett, Esquire  
                                      Benjamin Green, Esquire

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**Bradford County Law Journal**

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By requirement of Law and Order of Court the BRADFORD COUNTY LAW JOURNAL is made the medium for the publication of all Legal Advertisements required to be made in the County of Bradford, and contains all Notices of the Sheriff, Register, Clerk of the Courts, Prothonotary and all other Public Officers, Assignees, Administrators and Executors, Auditors, Examiners, Trustees, Insolvents, the formation and dissolution of Partnerships, Divorces &c., affording indispensable Prot. against loss resulting from want of notice. It also contains the Trial and Argument Lists of all the Courts in Bradford County, and selected Opinions and Decisions of the Courts of Bradford County.

All legal notices must be submitted in typewritten form and are published exactly as submitted by the advertiser. The Law Journal assumes no responsibility to edit, make spelling corrections, eliminate errors in grammar or make any changes in context.

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## BRADFORD COUNTY LAW JOURNAL

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### ESTATE AND TRUST NOTICES

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

#### FIRST PUBLICATION

##### **Murray, Dorothy M.**

Late of Towanda Borough (died October 5, 2019)

Executor: Robert W. Chappell, 926 Main Street, P.O. Box 156, Rome, PA 18837  
Attorneys: Law Office of Robert W. Chappell, 926 Main Street, P.O. Box 156, Rome, PA 18837, (570) 247-2382

##### **Root, Quincey A.**

Late of Sayre Borough (died June 4, 2019)

Administrator: Roger L. Marble, 562 Gas Company Rd., Wellsboro, PA 16901

Attorneys: Duvall, Reuter & Pruyne, 14 Park Street, Towanda, PA 18848

#### SECOND PUBLICATION

##### **Bruce, Donald E.**

Late of Troy Township (died August 14, 2019)

Co-Executors: Travis Bruce, 105 Carlton Street, Canton, PA 17724 and Stephani Bruce, 371 Lycoming Street, Canton, PA 17724

Attorneys: Richard D. Sheetz, Esquire, Brann, Williams, Caldwell, Sheetz & Blaney, 1090 West Main Street, Troy, PA 16947

##### **Horton, Helen V.**

Late of Rome Township (died August 25, 2019)

Executrix: Carolyn L. Luft, 1819 Front Street, Athens, PA 18810

Attorneys: Law Office of Robert W. Chappell, 926 Main Street, P.O. Box 156, Rome, PA 18837, (570) 247-2382

##### **Keltz, Theron Michael**

Late of Troy Borough (died September 23, 2019)

Executrix: Jennifer Ann Williams, 147 Weigester Street, Troy, PA 16947

Attorneys: Richard D. Sheetz, Esquire, Brann, Williams, Caldwell, Sheetz & Blaney, 1090 West Main Street, Troy, PA 16947

##### **Schmidt, Edna M.**

Late of Athens Borough (died October 7, 2019)

Executor: Eric Schmidt c/o Jonathan P. Foster, Jr., Esquire, 303 South Keystone Avenue, Sayre, PA 18840

Attorney: Jonathan P. Foster, Jr., Esquire, 303 South Keystone Avenue, Sayre, PA 18840, (570) 888-1529

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### NOTICE OF INCORPORATION

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NOTICE IS HEREBY GIVEN that Articles of Incorporation have been filed with the Department of State of the Commonwealth of Pennsylvania, at Harrisburg, PA on or about October 18, 2019, for:

HIJENN HEMP

FAMILY FARMS, INC.

12573 Route 6, Troy, PA 16947.

The corporation has been incorporated under the provisions of the Pennsylvania Business Corporation Law of 1988, as amended.

Nov. 5

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### SHERIFF'S SALE

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By virtue of a Writ of Execution issued out of the Court of Common Pleas of Brad-

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ford County, to me directed and delivered, I will expose to Public Sale at the Bradford County Courthouse in Towanda, PA on Wednesday, November 27, 2019 at 10:00 o'clock in the forenoon the following described property to wit:

LEGAL DESCRIPTION

MUST INCLUDE

ALL THAT CERTAIN LAND, situate in the BOROUGH OF SAYRE, COUNTY OF BRADFORD AND COMMONWEALTH OF PENNSYLVANIA, bounded and described as follows:

BEGINNING at a stake in South line of Lincoln Street at the Northwest corner of Lot No. 21, thence by the West line of said lot southerly 100 feet to the Northeast corner of Lot No. 23, thence by the North line of last mentioned lot North 81 ° West 43 feet to a point; thence northerly 100 feet to a point in the South line of said street, thence South 81 ° East 43 feet to the place of beginning.

BEING a part of Lots Nos. 14 and 22 on Vanderbilt Plot, recorded in Bradford County Book of Maps, page 14.

BEING KNOWN AS: 105 LINCOLN STREET, SAYRE, PA 18840.

BEING THE SAME PREMISES which Mary T. Rogers, single, by Deed dated March 3, 2016 and recorded March 8, 2016 in the Office of the Recording of Deeds, in and for Bradford County, in Instrument No. 201602744, granted and conveyed unto RYAN J. ROBINSON, married.

PARCEL #33-020.22-189-001-000.

INTEREST AFTER JUDGMENT AT SIX (6%) PERCENT: \$13.02 PER DIEM.

ASSESSED VALUE: \$32,300.

Notice: To all parties in interest and claimants—A schedule of distribution will be filed by the Sheriff not later than thirty (30) days after sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days thereafter.

Seized and taken into execution at the suit of PENNYMAC LOAN SERVICES vs. RYAN ROBINSON.

Clinton J. Walters, Sheriff  
Bradford County Sheriff's Office  
Towanda, PA  
Nov. 6, 2019

Nov. 5, 12, 19

SHERIFF'S SALE

By virtue of a Writ of Execution issued out of the Court of Common Pleas of Bradford County, to me directed and delivered, I will expose to Public Sale at the Bradford County Courthouse in Towanda, PA on Wednesday, November 27, 2019 at 10:00 o'clock in the forenoon the following described property to wit:

LEGAL DESCRIPTION

ALL that certain parcel of land situate in the Borough of Sayre, County of Bradford and Commonwealth of Pennsylvania, being known and designated as Lot No. 153 on the "Vanderbilt Plot" recorded in Bradford County in Book of Maps, pages 14 and 15;

BEGINNING at a stake in the north line of Harrison Street at the southeast corner of Lot No. 154; thence by the east line of said Lot Northerly 149.2 feet to the southwest corner of Lot No. 150; thence by the south line of said lot Easterly 50 feet to the northwest corner of Lot No. 152; thence by the west line of said lot Southerly 149.2 feet to the north line of Harrison Street, and from thence by the north line of Harrison Street Westerly 50 feet to the place of beginning, being Lot No. 153 on the "Vanderbilt Plot" recorded in Bradford County in Book of Maps, pages 14 and 15.

HAVING erected thereon a dwelling known at 304 Harrison Street, Sayre, PA 18840.

Parcel No. 36-020.17-541.

BEING the same premises which OC Estates, LLC, a Pennsylvania limited liabil-

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ity company, by Shannon R. Clark, Member, by deed dated April 5, 2010 and recorded on April 13, 2010 in the Bradford County, Pennsylvania, Recorder of Deeds Office at Instrument No. 201007169, granted and conveyed unto Robert J. Ault, single, as sole owner.

Notice: To all parties in interest and claimants—A schedule of distribution will be filed by the Sheriff not later than thirty (30) days after sale and distribution will be

made in accordance with the schedule unless exceptions are filed thereto within ten (10) days thereafter.

Seized and taken into execution at the suit of CITIZENS & NORTHERN BANK vs. ROBERT J. AULT.

Clinton J. Walters, Sheriff  
Bradford County Sheriff's Office  
Towanda, PA  
Nov. 6, 2019

Nov. 5, 12, 19