



Chester County Law Reporter

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Chester County Law Reporter

(USPS 102-900)

*Reporting the Decisions of the Divisions of the Court of the Fifteenth Judicial District of Pennsylvania,
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Chester County Court of Common Pleas

Orphans' Court Division

CALL OF THE AUDIT LIST

THE HONORABLE THOMAS P MCCABE COURTROOM 12

WEDNESDAY, NOVEMBER 5, 2025 09:00 AM

WARREN VANDYKE MUSSER		1519-2556
CALL OF THE AUDIT LIST		
FIRST ACCOUNT		
PRO SE	PETER U. MUSSER, CLAIMANT	
JOSEPH N FRABIZZIO 610-825-3009	HILARY MUSSER, EXECUTOR	
JORDAN M RAND 215-569-3024	BONFIELD VII, LTD., CLAIMANT	
PRO SE	ALLISON S. LAPAT, PARTY ENDED	
PRO SE	RICHARD A. SPRAGUE, PARTY ENDED	
PRO SE	ARMANDO M BRIGANDI, PARTY ENDED	
JORDAN M RAND 215-569-3024	BONFIELD VII, LTD, PETITIONER	
PRO SE	JOAN MUSSER VAUGHN, CLAIMANT	
PATRICIA A. REILLY		1521-0753
CALL OF THE AUDIT LIST		
FIRST AND PARTIAL ACCOUNT		
FIRST AND FINAL ACCOUNT		
FIRST AND FINAL ACCOUNT		
DANIELLE M YACONO 215-661-0400	KEVIN R. MARKEE, EXECUTOR./TRUSTEE	
SUSAN E. PIETTE 215-661-0400		
JEREMY Z. MITTMAN 215-822-9004	JOHN G. LEVIS, PETITIONER	
PRO SE	ALLISON LEVIS, TRUSTEE	

Chester County Court of Common Pleas

Orphans' Court Division

CALL OF THE AUDIT LIST

THE HONORABLE THOMAS P MCCABE COURTROOM 12

WEDNESDAY, NOVEMBER 5, 2025 09:00 AM

ALBERT LOUIS DIGIACOMO15-23-0647

CALL OF THE AUDIT LIST

FIRST AND FINAL ACCOUNT

MARILYN SEIDE MITCHELL610-254-0114

MARY ANNE KURTZ, EXECUTOR

THOMAS C. KLEINZ15-23-1117

CALL OF THE AUDIT LIST

SECOND ACCOUNT

PRO SE

THOMAS C. KLEINZ, SETTLOR

DAVID R. WHITE, JR.215-893-8742

DAVID R. WHITE, JR., TRUSTEE

ORSINI ARDMORE15-24-2510

CALL OF THE AUDIT LIST

SUPPLEMENTAL AND FINAL ACCOUNT

PRO SE

ORSINI ARDMORE, PRIMARY

RICHARD L. HOLZWORTH610-940-4183

LEONARD F. ORSINI, RESPONDENT

MARC LEWIS DAVIDSON610-975-5959

HOLLY R ROGERS610-940-5415

JERRY R. DESIDERATO215-575-7290

ISABELLA ORSINI, TRUSTEE

ROBERTA A. BARSOTTI215-575-7290

ERIK L. COCCIA215-575-7290

RICHARD L. HOLZWORTH610-940-4183

JOSEPH J. ORSINI, RESPONDENT

MARC LEWIS DAVIDSON610-975-5959

Chester County Court of Common Pleas
Orphans' Court Division
CALL OF THE AUDIT LIST
THE HONORABLE THOMAS P MCCABE COURTROOM 12
WEDNESDAY, NOVEMBER 5, 2025 09:00 AM

HOLLY R ROGERS
610-940-5415

RICHARD L. HOLZWORTH
610-940-4183

ORSINI BROS., RESPONDENT

HOLLY R ROGERS
610-940-5415

NOTICES

Please note: All legal notices must be submitted in typewritten form and are published exactly as submitted by the advertiser unless otherwise specified. Neither the Law Reporter nor the printer will assume any responsibility to edit, make spelling corrections, eliminate errors in grammar or make any changes in content. The use of the word “solicitor” in the advertisements is taken verbatim from the advertiser’s copy and the Law Reporter makes no representation or warranty as to whether the individual or organization listed as solicitor is an attorney or otherwise licensed to practice law. The Law Reporter makes no endorsement of any advertiser in this publication nor is any guarantee given to quality of services offered.

CHANGE OF NAME NOTICE
IN THE COURT OF COMMON PLEAS
CHESTER COUNTY, PENNSYLVANIA
CIVIL ACTION

LAW NO. 2025-05685-NC

NOTICE IS HEREBY GIVEN that the name change petition of Wendy Beth Ferguson was filed in the above-named court and will be heard on Tuesday, November 18, 2025 at 3:00:00 PM, in Courtroom 15 at the Chester County Justice Center, 201 West Market Street, West Chester, Pennsylvania. Date of filing the Petition: Friday, June 27, 2025 Name to be changed from: Wendy Beth Ferguson to: Wendy Elizabeth Ferguson 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. 2025-08427-NC

NOTICE IS HEREBY GIVEN that the name change petition of Nathan Andrew Billic-Gilbert was filed in the above-named court and will be heard on Tuesday, January 13, 2026 at 3:00:00 PM, in Courtroom 12 at the Chester County Justice Center, 201 West Market Street, West Chester, Pennsylvania. Date of filing the Petition: Friday, September 5, 2025

Name to be changed from: Nathan Andrew Billic-Gilbert to: Nathan Andrew Gilbert 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. 2025-09372-NC

NOTICE IS HEREBY GIVEN that the name change petition of Nora Hagerty-Hammond was filed in the above-named court and will be heard on Tuesday, December 30, 2025 at 3:00:00 PM, in Courtroom 17 at the Chester County Justice Center, 201 West Market Street, West Chester, Pennsylvania. Date of filing the Petition: Tuesday, October 7, 2025 Name to be changed from: Nora Hagerty-Hammond to: Ellenor St. Jude Any person interested may appear and show cause, if any they have, why the prayer of the said petitioner should not be granted. SUZANNE BENDER, Attorney for Petitioner 216 Bridge Street Phoenixville, PA 19460, PA 19460

CHANGE OF NAME NOTICE
IN THE COURT OF COMMON PLEAS CHESTER COUNTY, PENNSYLVANIA
CIVIL ACTION

LAW NO. 2025-09450-NC

NOTICE IS HEREBY GIVEN that the name change petition of Mary Jeanne McCandless was filed in the above-named court and will be heard on Tuesday, February 3, 2026 at 3:00:00 PM, in Courtroom 12 at the Chester County Justice Center, 201 West Market Street, West Chester, Pennsylvania. Date of filing the Petition: Thursday, October 9, 2025 Name to be changed from: Mary Jeanne McCandless to: M. Jeanne E. McCandless Any person interested may appear and show cause, if any they have, why the prayer of the said petitioner should not be granted. MAEVE E. BAIN, Attorney for Petitioner MacMain Leinhausner PC 433 W. Market Street Suite 200 West Chester, PA 19382

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

BECKER, Mildred G, late of Malvern. Stephen M. Asbel, Esquire, Reger Rizzo & Darnall, 2929 Arch St., 13th Fl, Philadelphia, PA 19104, Executor.

BOWAR, Susan Michelle, a/k/a Susan M. Bowar and Sue Bowar, late of West Brandywine Township. Tristan M. Mullikin, 15 Patterdale Place, Downingtown, PA 19335, care of ANITA M. D'AMICO, Esquire, 65 S. Third St., Oxford, PA 19363, Executrix. ANITA M. D'AMICO, Esquire, D'Amico Law, P.C., 65 S. Third St., Oxford, PA 19363, atty.

BREWER, Frank R., a/k/a Frank Richardson Brewer, Jr., late of West Vincent Township. Frank J. Brewer, care of VANCE E. ANTONACCI, Esquire, 570 Lausch Lane, Suite 200, Lancaster, PA 17601, Executor. VANCE E. ANTONACCI, Esquire, McNeess Wallace & Nurick LLC, 570 Lausch Lane, Suite 200, Lancaster, PA 17601, atty.

CAHILL, Barbara Aune, a/k/a Barbara A. Cahill, late of Willistown Township. Colleen C. Mallon, care of JENNIFER A. ERMILIO, Esquire, 118 W. Market Street, Suite 300, West Chester, Pennsylvania 19382-2928, Executor. JENNIFER A. ERMILIO, Esquire, 118 W. Market Street, Suite 300, West Chester, Pennsylvania 19382-2928, atty.

CASTALDI, Rose Formica, a/k/a Rose Castaldi, late of Borough of Downingtown. Maria Castaldi McLaughlin, care of BRUCE W. LAVERTY, Esquire, 1398 Wilmington Pike, Suite B, West Chester, PA 19382, Executrix. BRUCE W. LAVERTY, Esquire, Laverty, Abele & Russell, LLC, 1398 Wilmington Pike, Suite B, West Chester, PA 19382, atty.

CHRONISTER, Nancy A., late of Coatesville City. Michael R. Chronister, care of GREGORY E. GETTLE, Esquire, 13 East Market Street, York, PA 17401, Executor. GREGORY E. GETTLE, Esquire, Gettle Vaughn Law LLC, 13 East Market Street, York, PA 17401, atty.

CIOCIOLA-WILLIS, Mary Theresa, a/k/a Mary Theresa A. Ciociola-Willis and M. Theresa Willis, late of Easttown Township. Leslie W. Gambrell, 149 King James Circle, Oxford, PA 19363, care of

JAMES J. RUGGIERO, JR., Esquire, 16 Industrial Blvd., Ste. 211, Paoli, PA 19301, Executrix. JAMES J. RUGGIERO, JR., Esquire, Ruggiero Law Offices LLC, 16 Industrial Blvd., Ste. 211, Paoli, PA 19301, atty.

D'ABUNDO, Aniello, late of West Chester. John D'Abundo, 317 S Darlington St, West Chester, Pa 19380, Executor.

D'ABUNDO, Concetta, a/k/a DiMeglio, late of West Chester. John D'Abundo, 317 S Darlington St, West Chester, Pa. 19382, Executor.

DELANEY, Robert A., a/k/a Robert E. Delaney, late of East Marlborough Township. Josephine B. Delaney, care of SAMUEL J. JULIANI, Esquire, 140 E. Butler Ave., Chalfont, PA 18914, Executrix. SAMUEL J. JULIANI, Esquire, Obermayer, Rebmann, Maxwell & Hippel, LLP, 140 E. Butler Ave., Chalfont, PA 18914, atty.

DERKAS, Ernest T., late of East Nantmeal Township. Kathy D. Gwillim, 24 Blackberry Drive, Pottstown, PA 19464, care of CAROLYN M. MARCHESANI, Esquire, 800 East High Street, Pottstown, PA 19464, Executrix. CAROLYN M. MARCHESANI, Esquire, Wolf, Baldwin, and Associates, P.C., 800 East High Street, Pottstown, PA 19464, atty.

DICKENS, Jerry D., late of West Goshen Township. Frances J. Dickens, care of ANDREW H. DOHAN, Esquire, 45 Liberty Blvd., Ste. 230, Malvern, PA 19355, Executrix. ANDREW H. DOHAN, Esquire, Wisler Pearlstone, LLP, 45 Liberty Blvd., Ste. 230, Malvern, PA 19355, atty.

FISHER, Hendrick Richard, a/k/a Hank Fisher, late of Willistown Township. Hollie A. McDonald, care of JAMISON C. MacMAIN, Esquire, 17 W. Miner St., West Chester, PA 19382-0660, Administratrix. JAMISON C. MacMAIN, Esquire, MacElree Harvey, LTD., 17 W. Miner St., West Chester, PA 19382-0660, atty.

FROMM, Robert E., late of Westtown. William Fromm, 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.

GALLAGHER III, James Walter, late of Cochranville. James Gallagher IV, 218 Larchmont Ln, West Grove, PA 19390, Administrator.

GUINAN, Nancy J., a/k/a Nancy Jean Guinan, late of East Pikeland. Christine Kelly, 126, Laurel Lane, Broomall, PA 19008, Executrix.

HAINES, Barry L., late of Sadsbury Township. Phyllis K. Haines, P.O. Box 5349, Lancaster, PA 17606, care of JUSTIN J. BOLLINGER, Esquire, P.O. Box 5349, Lancaster, PA 17606, Executrix. JUSTIN J. BOLLINGER, Esquire, Gibbel Kraybill & Hess LLP, P.O. Box 5349, Lancaster, PA 17606, atty.

HARKNESS, Richard, a/k/a Richard Charles Harkness and Richard C Harkness, late of W Caln Twp. George Michael Nikolaou, 166 Allendale Rd, King of Prussia PA 19406, Executor.

HARTMAN, Nora M., late of Coatesville. Edward J. Hannum 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.

IBACH, Ann W., late of Caln Township. Karen M. Ibach, care of APRIL L. CHARLESTON, Esquire, 60 W. Boot Rd., Ste. 201, West Chester, PA 19380, Executrix. APRIL L. CHARLESTON, Esquire, The Charleston Firm, 60 W. Boot Rd., Ste. 201, West Chester, PA 19380, atty.

LOWER, Frances, a/k/a Frances K. Lower, late of West Brandywine Township. Matthew K. Lower, 908 Kenmara Dr., West Chester, PA 19380, Executor.

MILLER, Ruth E., late of North Coventry Township. Melissa Zipay, care of GREGORY W. PHILIPS, Esquire, 1129 East High Street, PO Box 776, Pottstown, PA 19464, Administrators. GREGORY W. PHILIPS, Esquire, Picardi Philips & Ottaviano, 1129 East High Street, PO Box 776, Pottstown, PA 19464, atty.

MORAN, Patricia A., late of Tredyffrin Township. Siobhan Moran, 127 Hickory Ln., Bryn Mawr, PA 19010 and Caitlin Mariniello, 211 Atlee Rd., Wayne, PA 19087, care of GARTH G. HOYT, Esquire, 170 N. Radnor Chester Rd., Ste. 350, Radnor, PA 19087, Executrices. GARTH G. HOYT, Esquire, McNees Wallace & Nurick, LLC, 170 N. Radnor Chester Rd., Ste. 350, Radnor, PA 19087, atty.

OTTAVIANO, Linda L, late of East Coventry Township. Vincent J Ottaviano, 875 Ebelhare Rd, Pottstown Pa 19465 and Louis Ottaviano, 10 South Sanatoga Rd, Pottstown Pa 19464, Executors.

RHUBOTTOM, Martha H., late of West Brandywine Township. Patricia A. Rhubottom, care of DUKE K. SCHNEIDER, Esquire, 17 W. Miner St., West Chester, PA 19381-0660, Executrix. DUKE K. SCHNEIDER, Esquire, MacElree Harvey, LTD., 17 W. Miner St., West Chester, PA 19381-0660, atty.

ROBINSON, JR., John C., late of East Bradford Township. Donna M. Robinson, care of KARYN L. SEACE, CELA, Esquire, 105 East Evans Street, Evans Building, Suite A, West Chester, PA 19380, Administratrix. KARYN L. SEACE, CELA, Esquire, Seace Elder Law, PLLC, 105 East Evans Street, Evans Building, Suite A, West Chester, PA 19380, atty.

SETTLE, Jane Charlotte, a/k/a Jane Charlotte Essig, Jane E. Settle and Jane C. Settle, late of West Grove. Cheryl Settle, 7042 Bernay Ave, Jacksonville, FL, 32205, Executrix.

STOWE, Ann Coghlan, a/k/a Patricia Ann Stowe and Patricia Coghlan Stowe, late of Newtown Square, Willistown Township. Peter Stowe, 705 Radcliffe Ct, Newtown Square, PA 19073, Administrator.

TUMOLO, Robert K., late of East Nottingham Township. Christopher A. Tumolo, 360 Chrome Rd., Oxford, PA 19363 and Bryan E. Tumolo, 192 Pine Grove Rd., Nottingham, PA 19362, care of ANITA M. D'AMICO, Esquire, 65 S. Third St., Oxford, PA 19363, Executors. ANITA M. D'AMICO, Esquire, D'Amico Law, P.C., 65 S. Third St., Oxford, PA 19363, atty.

UBERTI, Patricia Louise, late of Malvern. Justin Uberti, 805 14th Ave W, Kirkland, WA 98033, Executor.

2nd Publication

ARNHOLT, Maria H., late of Birmingham Twp. George David Arnholt, 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.

BARNES, John Edward, late of Charlestown Township. Ann M. Stone, care of JOSEPH A. BELLINGHIERI, Esquire, 17 W. Miner St., West Chester, PA 19382, Administratrix. JOSEPH A. BELLINGHIERI, Esquire, MacElree Harvey, LTD., 17 W. Miner St., West Chester, PA 19382, atty.

BOYLE, David Thomas, a/k/a David T. Boyle, late of Honey Brook Township. Suzanne M. Tonetti, care of MICHAEL C. McBRATNIE, Esquire, P.O. Box 673, Exton, PA 19341-0673, Executrix. MICHAEL C. McBRATNIE, Esquire, Fox Rothschild LLP, P.O. Box 673, Exton, PA 19341-0673, atty.

BRYAN, Jean M., a/k/a Jean Moroney Bryan, late of London Grove Township. David R. Bryan, 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.

BUCKLER, Marilyn, a/k/a Marilyn L. Buckler, late of West Chester. Jennifer Buckler Hubbell, 1051 Cedar Mill Lane, West Chester, Pa 19382, care of CARRIE WOODY, Esquire, 110 West Front Street, Media, Pa 19063, Executrix. CARRIE WOODY, Esquire, Woody Law Offices, PC, 110 West Front Street, Media, Pa 19063, atty.

BUCKLEY, Charlotte P., late of Tredyffrin Township. Joanne P. Tucker and Michael J. Buckely, care of DUKE K. SCHNEIDER, Esquire, 17 W. Miner St., West Chester, PA 19382, Executors. DUKE K. SCHNEIDER, Esquire, MacElree Harvey, LTD., 17 W. Miner St., West Chester, PA 19382, atty.

DeJULIO, JR., Matthew J., late of East Fal-lowfield. Thomas E. DeJulio, 1561 Midland Ave. #A, Bronxville, NY 10708, care of GORDON W. GOOD, Esquire, 3460 Lincoln Highway, Thorndale, PA 19372, Executor. GORDON W. GOOD, Esquire, Keen Keen & Good, LLC, 3460 Lincoln Highway, Thorndale, PA 19372, atty.

DONOVAN, Hilda H., late of East Bradford Township. Jan M. Donovan, 836 Brandywine Rd., Downingtown, PA 19335, care of DANIEL F. MONAHAN, Esquire, 535 N. Church St., Ste. 170, West Chester, PA 19380, Executrix. DANIEL F. MONAHAN, Esquire, Brandywine Estate and Elder Law, 535 N. Church St., Ste. 170, West Chester, PA 19380, atty.

FAD, Arthur George, a/k/a Arthur G. Fad, Sr., late of Tredyffrin Township. Karen K. Fad, care of CARRIE A. S. KENNEDY, Esquire, 171 W. Lancaster Ave., Paoli, PA 19301, Executrix. CARRIE A. S. KENNEDY, Esquire, Connor, Weber & Oberlies, 171 W. Lancaster Ave., Paoli, PA 19301, atty.

FIELDING, Judith Y., late of West Goshen Township. Mark Fielding, care of STANLEY E. LUONGO, JR., Esquire, 218 West Miner Street, West Chester, PA 19382, Executor. STANLEY E. LUONGO, JR., Esquire, Luongo Bellwoar LLP, 218 West Miner Street, West Chester, PA 19382, atty.

HUMLHANZ, Kathryn, late of Coatesville. Samuel B. Cupp Jr., 1136 Valley Hill Rd., Malvern, PA 19355, Executor.

KELLY, Kathleen B., late of West Chester. Sharon Kelly-Kane, care of MARK S. PINNIE, Esquire, 844 East Street Road, POB 5, Westtown, PA 19395, Executor. MARK S. PINNIE, Esquire, Barnard, Mezzanotte, Pinnie & Seelaus, LLP, 844 East Street Road, POB 5, Westtown, PA 19395, atty.

LAMMEY, Barbara Jayne, a/k/a Barbara J. Lam-mey, late of East Brandywine. Sandra Ann Lammey,

291 Corner Ketch Rd., Downingtown, PA 19335, care of GORDON W. GOOD, Esquire, 3460 Lincoln Highway, Thorndale, PA 19372, Executor. GORDON W. GOOD, Esquire, Keen Keen & Good, LLC, 3460 Lincoln Highway, Thorndale, PA 19372, atty.

LECHER, Marilyn T., late of West Chester. Linda G. Lecher-Jones, care of KARYN L. SEACE, CELA, Esquire, 105 East Evans Street, Evans Building, Suite A, West Chester, PA 19380, Executrix. KARYN L. SEACE, CELA, Esquire, Seace Elder Law, PLLC, 105 East Evans Street, Evans Building, Suite A, West Chester, PA 19380, atty.

McFADDEN, Edward H., a/k/a Edward Hugh McFadden, late of West Whiteland Township. Agnes Bernadette McFadden and Joanne Dougherty, care of L. PETER TEMPLE, Esquire, P.O. Box 384, Kennett Square, PA 19348, Co-Executors. L. PETER TEM-
PLE, Esquire, Larmore Scarlett LLP, P.O. Box 384, Kennett Square, PA 19348, atty.

MILLER, Jean E., late of Valley Township. Edwin Miller, 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.

STEVENS, Diantha Lane, a/k/a Diantha L. Ste-vens, late of Malvern Borough. Elizabeth R. Stevens, care of JENNIFER A. ERMILIO, Esquire, 118 W. Market Street, Suite 300, West Chester, Pennsylvania 19382-2928, Executor. JENNIFER A. ERMILIO, Esquire, 118 W. Market Street, Suite 300, West Chester, Pennsylvania 19382-2928, atty.

WIEGLE, Howard Reed, late of Glenmore. Patricia Ormsby, care of STEPHEN M. ASBEL, Esquire, 2929 Arch St, 13th Fl, Philadelphia PA 19104, Executrix. STEPHEN M. ASBEL, Esquire, Reger Rizzo & Darnall, 2929 Arch St, 13th Fl, Philadelphia PA 19104, atty.

3rd Publication

BRENNAN, John C., a/k/a John Brennan, late of East Goshen Township. David J. Drumm, care of NANCY W. PINE, Esquire, 104 S. Church St., West Chester, PA 19382, Executor. NANCY W. PINE, Esquire, Pine & Pine, LLP, 104 S. Church St., West Chester, PA 19382, atty.

BRIGGS, Benny L, late of Coatesville. Michael C Briggs, care of WARREN H. PRINCE, Esquire, 646 Lenape Road, Bechtelsville PA 19505, Executor. WARREN H. PRINCE, Esquire, Prince Law Offices PC, 646 Lenape Road, Bechtelsville PA 19505, atty.

BROADBENT, Patricia M, a/k/a Patricia Broad-

bent, late of Pocopson Township. Brian M Smith, 35 Regency Plaza, Glen Mills, PA 19342, Executor.

CAHOONE, Richard Allen, late of West Chester Borough. Scott Allen Cahoon, care of LAURA M. TOBEY, Esquire, 724 W. Lancaster Ave., Ste. 215, Wayne, PA 19087, Executor. LAURA M. TOBEY, Esquire, Reidenbach & Associates, LLC, 724 W. Lancaster Ave., Ste. 215, Wayne, PA 19087, atty.

CHMIELEWSKI, Diane, late of West Chester Borough. Ellen Z. Perin, care of EDWARD H. BUTZ, Esquire, 1620 Pond Rd., Ste. 200, Allentown, PA 18104, Executrix. EDWARD H. BUTZ, Esquire, Lesavoy Butz & Seitz LLC, 1620 Pond Rd., Ste. 200, Allentown, PA 18104, atty.

CONRAD, M. Kathryn, late of Honey Brook. Michael R. Kern, 428 Park Rd., Honey Brook, PA 19344, care of R. DOUGLAS GOOD, Esquire, 132 W. Main Street, New Holland, PA 17557, Executor. R. DOUGLAS GOOD, Esquire, Good Law Firm, 132 W. Main Street, New Holland, PA 17557, atty.

DICKENS, Carl R., a/k/a Carl Roger Dickens, late of Avondale. Ronald C. Dickens, 525 Church Rd., Avondale, PA 19311, Executor.

FAHRENHOLTZ, Marguerite, a/k/a Madge Fahrenholtz, late of West Chester, West Goshen, West Chester. Elwood F Fahrenholtz, Jr, 222 Carlyn Court, Downingtown, PA 19335, Administrator.

FAULKNER, Shirley Ann, late of Pottstown. Lori Scheib, 303 Coventry Pointe Lane, Pottstown, PA 19465, Executrix.

GREIMANN, Calvin Curtis, a/k/a Calvin C. Greimann, late of West Whiteland Township. Nadia M. Greimann, care of ANDREW S. RUSNIAK, Esquire, 620 Freedom Business Center, Ste. 200, King of Prussia, PA 19406, Executrix. ANDREW S. RUSNIAK, Esquire, Stevens & Lee, P.C., 620 Freedom Business Center, Ste. 200, King of Prussia, PA 19406, atty.

GYURIS, SR., Richard S., late of Phoenixville Borough. Thomas Larkin, Jr., care of ELIZABETH R. HOWARD, Esquire, PO Box 507, 301 Gay St., Phoenixville, PA 19460, Executor. ELIZABETH R. HOWARD, Esquire, PO Box 507, 301 Gay St., Phoenixville, PA 19460, atty.

JUDGE, Joseph G., a/k/a Joseph Judge and Joseph Gerard Judge, late of East Goshen Township. Timothy Judge, care of CARRIE A. S. KENNEDY, Esquire, 171 W. Lancaster Ave., Paoli, PA 19301, Administrator. CARRIE A. S. KENNEDY, Esquire, Connor Weber & Oberlies, 171 W. Lancaster Ave., Paoli, PA 19301, atty.

KENT, Muriel D., late of West Chester Borough. Cheryl L. Kent, 16949 Taylors Landing Rd., Sharpsburg, MD 21782, care of KRISTEN R. MATTHEWS, Esquire, 14 E. Welsh Pool Rd., Exton, PA 19341, Executrix. KRISTEN R. MATTHEWS, Esquire, Kristen Matthews Law, 14 E. Welsh Pool Rd., Exton, PA 19341, atty.

KICZEK, Mark Allen, a/k/a Mark A. Kiczek, late of Coatesville. Joseph S. Kiczek and Michelle J. Kiczek, 216 Crump Road, Exton, PA 19341, Co-Administrators.

MAHER, James I., a/k/a James Irving Maher, late of Kennett Township. Ellen Mary Borneman, care of DONALD B. LYNN, JR., Esquire, P.O. Box 384, Kennett Square, PA 19348, Executrix. DONALD B. LYNN, JR., Esquire, Larmore Scarlett LLP, P.O. Box 384, Kennett Square, PA 19348, atty.

MAXTON, Marjorie G., a/k/a Marjorie S. Maxton, late of Pocopson Twp.. Richard K. Maxton, 213 E State St, Kennett Square PA 19348, care of ROBERT M. ABERNETHY, III, Esquire, 213 E State St, Kennett Square PA 19348, Executor. ROBERT M. ABERNETHY, III, Esquire, Brutscher Foley Milliner Land & Kelly LLP, 213 E State St, Kennett Square PA 19348, atty.

POWELL, Grace Williams, late of East Goshen Township. Natalie M. Georges, care of LISA COMBER HALL, Esquire, 27 S Darlington Street, West Chester, PA 19382, Executrix. LISA COMBER HALL, Esquire, Hall Law Office, PC, 27 S Darlington Street, West Chester, PA 19382, atty.

SCHANDEL, John Gerold, late of Exton. Susan Schandel, 330 N Hall St, Seaford, DE 19973, Executor.

SHINE, Jacqueline, late of Oxford. Hope Shine, 8003 Hickory Hill Road, Oxford, PA 19363, care of ALEXA S. ANTANAVAGE, Esquire, 64 N. 4th Street, Hamburg, PA 19526, Administratrix. ALEXA S. ANTANAVAGE, Esquire, Antanavage Farbiarz, PLLC, 64 N. 4th Street, Hamburg, PA 19526, atty.

WRIGHT, Barbara Ann, a/k/a Barbara Wright, late of Penn Township. Kimberly Butler-Gilkeson, 36 Hamilton Ave., #1, Staten Island, NY 10301, care of SCUDDER G. STEVENS, Esquire, P.O. Box 1156, Kennett Square, PA 19348, Executrix. SCUDDER G. STEVENS, Esquire, Scudder G. Stevens, P.A., P.O. Box 1156, Kennett Square, PA 19348, atty.

NONPROFIT CORPORATION NOTICE

NOTICE IS HEREBY GIVEN that an application was made to the Department of State of the Commonwealth of Pennsylvania, at Harrisburg, Pennsylvania, for the purpose of obtaining a charter of a Nonprofit Corporation which was organized under the provisions of the Pennsylvania Nonprofit Corporation Law of 1988.

The name of the corporation is Holy Family Project. Articles of Incorporation were filed on Thursday, May 22, 2025.

Articles of Incorporation were effective on Friday, May 23, 2025.

The purpose or purposes for which it was organized are: Nonprofit Corporation Notice is hereby given that Articles of Incorporation were filed with the Department of State of the Commonwealth of Pennsylvania, on 5/22/2025, with respect to a nonprofit corporation, Holy Family Project, which has been incorporated under the Nonprofit Corporation Law of 1988 Rev - Oct 8 -1a.

NONPROFIT CORPORATION NOTICE

NOTICE IS HEREBY GIVEN that Articles of Incorporation - Nonprofit have been filed with the Department of State of the Commonwealth of Pennsylvania at Harrisburg, Pennsylvania for the purpose of obtaining a Certificate of Incorporation pursuant to the provisions of the Business Corporation Law of the Commonwealth of Pennsylvania at Harrisburg, Pennsylvania approved December 21, 1988 (P.L. 1444) as amended.

The name of the corporation is Southern Chester County Chamber Community Foundation, Inc. Articles of Incorporation were filed on or before September 4, 2025.

The purposes for which corporation was organized are to engage in supporting key community causes, non-profit organizations and the collective needs within the geographical area of Southern Chester County, Pennsylvania to enhance the Southern Chester County community at large and do any lawful acts concerning any and all lawful business for which a corporation may be organized under the laws of the Commonwealth of Pennsylvania.

JENNIFER ABRACHT, Esquire

Perna & Abracht, LLC

610 Millers Hill

P.O. Box 96

Kennett Square, PA 19348

NOTICE

1999 Buick century VIN number 2g4wy-5am6x1449824 Chester county Justice Center November 20th 2025 9:30 a.m. courtroom 15 201 West market Street suite 1425 West Chester PA 19380 phone number 610-344-6000

NOTICE

NOTICE IS HEREBY GIVEN that the Consolidated Return of the Tax Claim Bureau of Chester County with respect to tax sales of real estate held on September 15, 2025 has been presented to the Court of Common Pleas of Chester County, Pennsylvania, which on October 10, 2025 confirmed said tax sales nisi. Objections or exceptions thereto may be filed by any owner or lien creditor within thirty (30) days after the Court has made a confirmation nisi; otherwise said return will be confirmed absolute.

**TAX CLAIM BUREAU OF CHESTER COUNTY
Jonathan B. Schuck, Director**

NOTICE

NOTICE FOR PUBLICATION
COURT OF COMMON PLEAS OF CHESTER COUNTY
PENNSYLVANIA
CIVIL DIVISION
CIVIL ACTION NO. 2025-05980-CT
COMPLAINT FOR BREACH OF CONTRACT
J.A. FOX AND SONS, CARPENTRY, LLC,
Plaintiff

v.

RENEHAN BUILDING GROUP, INC.,

Defendant

NOTICE TO: Defendant, Renehan Building Group, Inc.

TAKE NOTICE THAT J.A. Fox and Sons Carpentry, LLC has filed an action for breach of contract, unjust enrichment, and quantum meruit, averring that, Plaintiff had a contract with Renehan Building Group, Inc. whereby Plaintiff provided finish carpentry for new construction and home improvement projects to Renehan Building Group, Inc. and that Renehan Building Group, Inc. has failed and refused to pay Plaintiff and that Plaintiff is owed the sum of \$155,402 for breach of contract and alternatively, the Plaintiff is owed a sum in excess of \$50,000 for claims of unjust enrichment and quantum meruit.

You are hereby notified to file Answer within twenty (20) days following the date of the appearance of this Notice in this publication. If you fail to do so, final judgment may be entered against you, as prayed for in the Complaint.

If you wish to defend, you must enter a written appearance personally or by an 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. You should take this notice to your lawyer at once. If you do not have a lawyer or cannot afford one, go to or telephone the office set forth below to find out where you can find legal help.

LAWYER REFERRAL SERVICE

Lawyer Referral and Information Service

Chester County Bar Association

15 West Gay Street

West Chester, PA 19380

610-429-1500

Ralph J. Kelly, Esquire

Attorney I.D. No. 39706

Eastburn and Gray, PC

60 East Court Street

P.O. Box 1389

Doylstown, PA 18901

215-345-7000

rkelly@eastburngray.com

Attorneys for Plaintiff,

J. A. Fox and Sons Carpentry, LLC

should not be granted, you or your lawyer should be present at the Hearing.

Even if neither you nor your lawyer appear at the scheduled hearing, be advised the hearing will go on without you and your rights, if any, may be ended by the Court without your being present. For more information pertaining to the Petition and/ or the contents of this notice, you may contact Lauren A. Nehra, Esquire, Unruh Turner Burke & Frees, P.C., West Chester, Pennsylvania, by telephone at (610) 692-1371.

1st of 4 Publications

NOTICE

CHESTER COUNTY, PENNSYLVANIA

ORPHANS' COURT DIVISION

IN RE: NINA JOHNETTA BRISBOIS, a presumed deceased person.

Case Number: 15-25-2123

Be advised that a Petition was filed by Nina M. Monastra, an interested person, asking the Orphans' Court to declare as deceased Nina Johnetta Brisbois, pursuant to 20 Pa. C.S.A. §5701, et seq.

The Court has set a Hearing for Monday, the 1st day of December, 2025, at 9:00 A.M. at the Chester County Justice Center, 201 W. Market Street, West Chester, Pennsylvania 19380, in Courtroom 5, before the Honorable John L. Hall. To show cause, if any you have, why the relief sought in the Petition