

SCHUYLKILL LEGAL RECORD

NOTICE OF CONFIRMATION OF FIDUCIARIES' ACCOUNTS

To all claimants, beneficiaries, heirs, next-of-kin, and all other parties in interest:

The following accounts have been filed and may be examined in the Office of the Register of Wills or Clerk of the Orphans' Court. If you desire to object, you must file that objection in writing with the Clerk prior to Wednesday, **JUNE 4, 2025**. The account will be transmitted by the Clerk of the Orphans' Court for adjudication and confirmation on Wednesday, **JUNE 4, 2025** and distribution may be ordered or authorized without further notice if no objections are filed prior to that date.

ESTATE	FIDUCIARY	ATTORNEY
1. Sky View Memorial Park Trust	Sky View Memorial Park Trust	Jeffrey P. Bowe, Esq.
2. Zion Union Cemetery Association	Zion Union Cemetery Association	James E. Crossen, III, Esq.
	THERESA SANTAI GAFFNEY Register of Wills and Clerk of the Orphans' Court	

May 15, 22

SCHUYLKILL LEGAL RECORD

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

BERZOWSKI, EDWARD MICHAEL a/k/a EDWARD BERZOWSKI, deceased

Late of the Township of Cass, Schuylkill County, PA

Administrator: Erik L. Berzowski, 58 Clay Street, New Philadelphia, PA 17959

Attorneys: Christine A. Holman, Esquire, Holman & Pitts, LLC, 204 East Broad Street, Tamaqua, PA 18252

DAVIS, VALERIA T., deceased

Late of the City of Pottsville, Schuylkill County, PA

Co-Executors: Colleen G. Davis, Box 591, Albrightsville, PA 18210 and Anthony McElvaney, 16 North 2nd Street, St. Clair, PA 17970

Attorneys: Edward M. Brennan, Esquire, Brennan Law Firm LLC, 306 Mahantongo Street, Pottsville, PA 17901

KLECKNER, ESTHER GERTRUDE, deceased

Late of Pottsville, Schuylkill County, PA

Administrator: Vernon Warren Kleckner, 126 West Savory Street, Pottsville, PA 17901

Attorneys: Sudhir R. Patel, Esquire, Fanelli, Evans & Patel, P.C., The Necho Allen, No. 1 Mahantongo Street, Pottsville, PA 17901

KUNSELMAN, SCOTT GERALD a/k/a SCOTT G. KUNSELMAN and SCOTT KUNSELMAN, deceased

Late of the Borough of Cressona, Schuylkill County, PA

Executrix: Vicki Lynn Haggerty, 1006 Wilbur Avenue, Phillipsburg, NJ 08865

Attorney: Anthony James Urban, Esquire, 474 North Centre Street, P.O. Box 890, Pottsville, PA 17901-0890

MACE, EARL R. a/k/a EARL RAYMOND MACE, deceased

Late of the Borough of Tremont, Schuylkill County, PA

Executor: Joey R. Mace, 643 Middle Road, Dalmatia, PA 17017

Attorneys: Terrence J. Kerwin, Kerwin & Kerwin, LLP, 4245 State Route 209, Elizabethville, PA 17023

MATTES, DOROTHY DOLORES a/k/a DOROTHY D. MATTES, deceased

Late of the Borough of Ringtown, Schuylkill County, PA

Administratrix C.T.A.: Bridget B. Bowman, 108 Vine Street, Ringtown, PA 17967

Attorneys: Christine A. Holman, Esquire, Holman & Pitts, LLC, 204 East Broad Street, Tamaqua, PA 18252

SCHUYLKILL LEGAL RECORD

MATWEECHA, PETER G. a/k/a PETER GIRARD MATWEECHA, deceased

Late of Kline Township, Schuylkill County, PA

Executrix: Constance Ann Garzio
Attorneys: Richard J. Marusak, Esquire, Ustynoski & Marusak, LLC, 101 West Broad St., Suite 205, Hazleton, PA 18201

REBER, CHARLES E. a/k/a CHARLES EDWARD REBER and CHARLES REBER, deceased

Late of Schuylkill Haven Borough, Schuylkill County, PA

Executrix: Meghan Hall, 1242 Mahantongo Street, Pottsville, PA 17901

Attorney: Shelby G. Hostetter, Esquire, 75 Memorial Drive, Schuylkill Haven, PA 17972

WASSEL, EDWARD T., deceased
Late of Pine Grove Township, Schuylkill County, PA

Executors: David E. Wassel and Ronald T. Wassel c/o RKG Law, 101 North Pointe Blvd., Suite 202, Lancaster, PA 17601

Attorney: Aaron K. Zeamer, 101 North Pointe Blvd., Suite 202, Lancaster, PA 17601

ZELINSKY, GUY R., deceased
Late of the City of Pottsville, Schuylkill County, PA

Executrix: Darlene J. Matz, 317 Highland Drive, Pottsville, PA 17901

Attorneys: J.T. Herber, III, Williamson, Friedberg & Jones, LLC, 10 Westwood Road, Pottsville, PA 17901

SECOND PUBLICATION

GIBSON, CLARENCE L., deceased
Late of Porter Township, Schuylkill County, PA

Executrix: Anna Kay Shadle, 490 E. Wiconisco St., Tower City, PA 17980

Attorneys: Andrew S. Withers, Esquire, Etzweiler and Withers, LLC, 105 N. Front Street, Harrisburg, PA 17101, (717) 234-5600

HEISER, DOLORES A., deceased
Late of the Borough of Schuylkill Haven, Schuylkill County, PA

Executor: Mr. Donald J. Heiser, 2066 Long Run Road, Schuylkill Haven, PA 17972

Attorneys: Robin L. Harley, Esquire, Zane Rossi Conville & Harley, 38 St. John Street, P.O. Box 96, Schuylkill Haven, PA 17972

HELLER, BERNARD J. a/k/a BERNARD HELLER and BERNIE HELLER, deceased

Late of Schuylkill Township, Schuylkill County, PA

Administratrix: Lisa Filloy
Attorney: Susan Sernak-Martinelli, Esquire, 199 North Church Street, Hazleton, PA 18201

LOMBARDO, THOMAS P., deceased

Late of the Borough of Shenandoah, Schuylkill County, PA

Executrix: Lisa M. Drumheller, 308 S. West Street, Shenandoah, PA 17976

Attorney: Leo Breznik, Esquire, 32 E. Centre St., P.O. Box 567, Shenandoah, PA 17976-0567

PICCIONI, RAYMOND A. a/k/a RAYMOND ANTHONY PICCIONI and MARK RAYMOND PICCIONI, deceased

Late of the Township of East Norwegian, Schuylkill County, PA

Executrix: Joanne Williams, 42 Caroline Avenue, Pottsville, PA 17901

SCHUYLKILL LEGAL RECORD

Attorneys: Edward M. Brennan, Esquire, Brennan Law Firm, LLC, 306 Mahantongo Street, Pottsville, PA 17901

STEPHEN, VINCENT JOSEPH, deceased

Late of Cass Township, Schuylkill County, PA

Executor: David Stephen, 887 Valley Rd., Pottsville, PA 17901

Attorney: Karen E. Rismiller, Esquire, The Landmark Building, 115 South Centre Street, Pottsville, PA 17901

THIRD PUBLICATION

BRESLIN, DORIS M., deceased

Late of Pine Grove Township, Schuylkill County, PA

Executrix: Rita A. Buckley

Attorney: Kevin M. Richards, Esquire, P.O. Box 1140, Lebanon, PA 17042-1140

BRIGHT, BARBARA M. a/k/a BARBARA BRIGHT, deceased

Late of the Borough of Gilberton, Schuylkill County, PA

Executor: John A. Bright, 113 Top Street, Sugarloaf, PA 18249

Attorney: Paul Domalakes, Esquire, 14 West Frack Street, P.O. Box 9, Frackville, PA 17931

CARR, ANTHONY PATRICK a/k/a ANTHONY P. CARR and TONY CARR, deceased

Late of the Township of Foster, Schuylkill County, PA

Administrator: David Noel Carr, 1872 US Rt. 3, Campton, NH 03223

Attorneys: Edward M. Brennan, Esquire, Brennan Law Firm LLC, 306 Mahantongo Street, Pottsville, PA 17901

KOSHINICK, ROSE ANN, deceased
Late of the Town of Kaska, Schuylkill County, PA

Administratrix: Ms. Rose Mary Mull, 19 Chestnut Street, Kaska, PA 17959

Attorneys: James C. Bohorad, Esquire, Marshall, Bohorad, Thornburg, Price & Campion, P.C., 1940 West Norwegian Street, P.O. Box 1280, Pottsville, PA 17901

McKENZIE, SAMATHA M., deceased

Late of Schuylkill Haven Borough, Schuylkill County, PA

Executor: Steven M. Pickett, 453 Pine Street, Schuylkill Haven, PA 17972

Attorneys: James R. Deiter, Esquire, Williamson, Friedbeg & Jones, LLC, 10 Westwood Road, Pottsville, PA 17901

SCHOCK, LINDA ANN a/k/a LINDA A. SCHOCK, deceased

Late of the Township of Ryan, Schuylkill County, PA

Executrix: Angelina Fritz, 17 Foothill Street, Barnesville, PA 18214

Attorneys: Edward M. Brennan, Esquire, Brennan Law Firm LLC, 306 Mahantongo Street, Pottsville, PA 17901

WAGNER, SANDRA M. a/k/a SANDRA WAGNER, deceased

Late of the Borough of Port Carbon, Schuylkill County, PA

Administrator c.t.a.: Dylan J. Quinn, 201 4th Street, Port Carbon, PA 17965

Attorneys: Edward M. Brennan, Esquire, Brennan Law Firm LLC, 306 Mahantongo Street, Pottsville, PA 17901

SCHUYLKILL LEGAL RECORD

YABLONSKY, PAUL a/k/a PAUL

S. YABLONSKY, deceased

Late of West Mahanoy Township,
Shenandoah, Schuylkill County,
PA

Executor: Brandon M. Yablonsky,
185 Pennsylvania Avenue, Shenandoah, PA 17976

Attorney: Paul Domalakes, Esquire, 14 West Frack Street, P.O. Box 9, Frackville, PA 17931

ZIMMERMAN, BARRY L., deceased

Late of the Township of Wayne,
Schuylkill County, PA

Executrix: Ms. Tammie Saunders,
42 Frame Row Street, Pottsville,
PA 17901

Attorneys: Zane Rossi Conville & Harley, 38 St. John Street, P.O. Box 96, Schuylkill Haven, PA 17972

NOTICE

NOTICE IS HEREBY GIVEN that Renninger's Auto Body, Inc., 109 Klick Drive, Pine Grove, Pennsylvania did file in the Office of the Secretary of the Commonwealth of Pennsylvania, Harrisburg, Pennsylvania on April 29, 2025, an application for a certificate to do business under the assumed or fictitious name of:

**REN AUTO BODY AND
PROTECTIVE COATING**

with its principal place of business at: 109 Klick Drive, Pine Grove, Pennsylvania.

**MATTHEW D. ROSSI, ESQ.
ZANE, ROSSI, CONVILLE
& HARLEY**

38 St. John Street
P.O. Box 96
Schuylkill Haven, PA 17972

May 15

CORPORATE DISSOLUTION

NOTICE IS HEREBY GIVEN to all creditors and claimants of DAUBERT AND ZIMMERMAN, a Pennsylvania (PA) corporation, trading as Pine Vista Estate, which was incorporated in the Commonwealth of Pennsylvania on January 1, 1930, is winding up its business affairs as prescribed by law and said company intends to file Articles of Dissolution with the Department of State under the provisions of Pennsylvania Business Corporation Law. The mailing address for any claims against the Company is: 45 Tremont Road, Pine Grove, PA 17963 or Zerbe Law Offices, 111 East Market Street, Pottsville, PA 17901.

ZERBE LAW OFFICES
111 East Market Street
Pottsville, PA 17901

May 15

NOTICE

SHERIFF'S SALE OF REAL ESTATE

By virtue of Writs of Execution issued out of the Court of Common Pleas, Civil Division, to me directed, will be exposed to public sale on

FRIDAY, JUNE 13, 2025
at 10:00 a.m. The Schuylkill County Sheriff Sales will be held by Bid4Assets online auction site. Conditions of Sale are available to view on www.bid4assets.com/schuylkillsheriffsales.

(SALE NO. 1)

Plaintiff: Wells Fargo Bank, N.A.
Defendant: Christel L. Lozier.

Attorney for Plaintiff: Brock & Scott, 1315 Westbrook Plaza Drive, Suite 100, Windton-Salem, NC 27103.

Judgment: \$49,425.25.

Tax Parcel: 52-5-1.

Premises Being: 2 Edgar Lewis Street, Minersville, PA 17954.

Case No. S-1193-2024

SCHUYLKILL LEGAL RECORD

(SALE NO. 3)

Plaintiff: Selene Finance LP.

Defendant: Bruce A. Reaser and Susan J. Reaser.

Attorney for Plaintiff: Samantha Gable, Esquire, LOGS Legal Group LLP, 985 Old Eagle School Road, Suite 514, Wayne, PA 19087, (610) 278-6800.

Judgment Amount: \$187,268.00.

Tax Parcel No. 42-06-0146.000 & 42-06-0145.000.

Property known as 125 Laurel Road a/k/a 125 Laurel Boulevard, Oriwigsburg, PA 17961.

TO BE SOLD AS THE PROPERTY of Bruce A. Reaser and Susan J. Reaser.

Case No. S-191-20

(SALE NO. 4)

Plaintiff: Carrington Mortgage Services, LLC.

Defendant: David Sackett, known Heir of June Sackett, deceased, Jeffrey Sackett, known Heir of June Sackett, deceased, Lynn Stuetzle, known Heir of June Sackett, deceased and Unknown Heirs, Successors, Assigns and All Persons, Firms or Associations Claiming Right, Title or Interest from or under June Sackett, deceased.

Attorney for Plaintiff: Samantha Gable, Esquire, Esquire, LOGS Legal Group LLP, 985 Old Eagle School Road, Suite 514, Wayne, PA 19087, (610) 278-6800.

Judgment Amount: \$40,291.74.

Tax Parcel No. 63-07-0141.001.

Property known as 18 E William Street, Schuylkill Haven, PA 17972

TO BE SOLD AS THE PROPERTY of David Sackett, known Heir of June Sackett, deceased, Jeffrey Sackett, known Heir of June Sackett, deceased, Lynn Stuetzle, known Heir of June Sackett, deceased and Un-

known Heirs, Successors, Assigns and All Persons, Firms or Associations Claiming Right, Title or Interest from or under June Sackett, deceased.

Case No. S-320-22

(SALE NO. 5)

Plaintiff: All In Credit Union.

Defendant: Michelle Sippie.

Attorney for Plaintiff: Heather Riloff, Esquire, LOGS Legal Group LLP, 985 Old Eagle School Road, Suite 514, Wayne, PA 19087, (610) 278-6800.

Judgment Amount: \$21,122.47.

Parcel Number 48080366001.

Property Address - 234 West Mahanoy Street, Mahanoy City, PA 17948.

BEING the same premises which Stephen J. Sippie and Michelle J. Sippie, his wife, by deed dated October 11, 2006 and recorded October 18, 2006 at Inst. No. 200600020839 in the Office of the Recorder of Deeds of Schuylkill County, PA, granted and conveyed unto Michelle J. Sippie, in fee.

Tax Parcel No. 48-08-0366.001.

Property known as 234 West Mahanoy Street, Mahanoy City, PA 17948.

TO BE SOLD AS THE PROPERTY of Michelle Sippie.

Case No. S-1091-2024

(SALE NO. 6)

Plaintiff: PENNYMAC LOAN SERVICES, LLC.

Defendant(s): BRANDON M. DRAKE.

Attorney for Plaintiff: KML Law Group, P.C., Suite 5000, 701 Market Street, Philadelphia, PA 19106, (215) 627-1322.

Judgment Amount: \$114,984.01.

SCHUYLKILL LEGAL RECORD

BEING THE SAME PREMISES WHICH JASON M. SOMERS AND KA YONG SOMERS, HUSBAND AND WIFE BY DEED DATED 7/12/2013 AND RECORDED 7/24/2013 IN THE OFFICE OF THE RECORDER OF DEEDS IN DEED BOOK VOLUME 2477 AT PAGE 0620, GRANTED AND CONVEYED UNTO BRANDON M. DRAKE.

Tax Parcel No. 21-5-113.1, 21-5-114.8, & 21-5-113.3.

Property Known As: 38 CHURCH LANE, PINE GROVE, PA 17963.

TO BE SOLD AS THE PROPERTY of BRANDON M. DRAKE.

Case No. S-1797-2023

(SALE NO. 8)

PLAINTIFF: Seattle Bank.

DEFENDANT(S): Brian Tobin, solely in his capacity as known heir of Ann M. Tobin a/k/a Anna M. Tobin, deceased and Francis Tobin, solely in his capacity as known heir of Ann M. Tobin a/k/a Anna M. Tobin, deceased and Gregory Tobin, solely in his capacity as known heir of Ann M. Tobin a/k/a Anna M. Tobin, deceased and Mary Ann Yost, solely in her capacity as known heir of Ann M. Tobin a/k/a Anna M. Tobin, deceased and The Unknown Heirs of Ann M. Tobin a/k/a Anna M. Tobin, deceased.

ATTORNEY FOR PLAINTIFF: Matthew C. Fallings, Esq., STERN & EISENBERG, PC, 1581 Main Street, Ste. 200, The Shops at Valley Square, Warrington, PA 18976, (215) 572-8111.

Judgment Amount: \$127,841.18.

TAX ID NO. 68-17-0086.000.

BEING the same premises which Leonard J. Gregalonis and Betty A. Gregalonis by Deed dated March 9, 1950 and recorded in the Office of Recorder of Deeds of Schuylkill

County on March 10, 1950 at Book 785, Page 346 granted and conveyed unto Gregory D. Tobin and Ann M. Tobin.

PROPERTY KNOWN AS-1414 Mount Hope Ave, a/k/a 1414 Kernersville St, Pottsville, PA 17901.

THE SAID Ann M. Tobin having departed this life on January 12, 2020.

THE SAID Gregory D. Tobin having departed this life on June 18, 1990.

TO BE SOLD AS THE PROPERTY OF- Brian Tobin, solely in his capacity as known heir of Ann M. Tobin a/k/a Anna M. Tobin, deceased and Francis Tobin, solely in his capacity as known heir of Ann M. Tobin a/k/a Anna M. Tobin, deceased and Gregory Tobin, solely in his capacity as known heir of Ann M. Tobin a/k/a Anna M. Tobin, deceased and Mary Ann Yost, solely in her capacity as known heir of Ann M. Tobin a/k/a Anna M. Tobin, deceased and The Unknown Heirs of Ann M. Tobin a/k/a Anna M. Tobin, deceased.

Case No. S-2325-2023

(SALE NO. 9)

Plaintiff: PENNSYLVANIA HOUSING FINANCE AGENCY.

DEFENDANTS: ZORIELYS M. BANKS VAZQUEZ AND OSCAR D. GOMEZ ALICEA.

Attorney for Plaintiff: Leon P. Haller, Esquire, Purcell, Krug & Haller, 1719 North Front Street, Harrisburg, PA 17102, (717) 234-4178.

Judgment Amount: \$139,597.56.

TAX PARCEL: 62/02/0302/000.

INSTRUMENT#: 2013-9238.

PROPERTY KNOWN AS: 48 N. 2ND STREET, SAINT CLAIR, PA 17970.

TO BE SOLD AS THE PROPERTY of DEFENDANTS: ZORIELYS

SCHUYLKILL LEGAL RECORD

M. BANKS VAZQUEZ AND OSCAR D. GOMEZ ALICEA.

Case No. S-1852-24

(SALE NO. 10)

Plaintiff: M&T BANK.

Defendant(s): PAMELA STINES
a/k/a PAMELA A. STINES.

Attorney for Plaintiff: KML Law
Group, P.C., Suite 5000, 701 Market
Street, Philadelphia, PA 19106, (215)
627-1322.

Judgment Amount: \$52,824.48.

Tax Parcel No. 61-03-0127.000 &
61-03-0128.000.

Property Known As: 509
SHENANDOAH ROAD a/k/a 509 S
SHENANDOAH ROAD a/k/a 509
SHENANDOAH ROAD S,
RINGTOWN, PA 17967.

TO BE SOLD AS THE PROP-
ERTY of PAMELA STINES a/k/a
PAMELA A. STINES.

Case No. S-1546-2024

SALE NO. 11

Plaintiff: PNC Bank, National
Association.

Defendant: Regina M. Garrity and
Gretchen Garrity.

Attorney for Plaintiff: Samantha
Gable, Esquire, LOGS Legal Group
LLP, 985 Old Eagle School Road,
Suite 514, Wayne, PA 19087, (610)
278-6800.

Judgment Amount: \$66,504.96.

Tax Parcel No. 68-23-0003.000.

Property known as 46 York Farm
Road, Pottsville, PA 17901.

TO BE SOLD AS THE PROP-
ERTY of Regina M. Garrity and
Gretchen Garrity.

Case No. S-1394-24

(SALE NO. 12)

PLAINTIFF: Bank of New York
Mellon Trust Company, N.A. as Trust-

ee for Mortgage Assets Management
Series I Trust.

DEFENDANT(S): The Unknown
Heirs of Mary Ann Moser.

ATTORNEY FOR PLAINTIFF:
Caroline P. Aprahamian, Esq., STERN
& EISENBERG, PC, 1581 Main
Street, Ste. 200, The Shops at Valley
Square, Warrington, PA 18976, (215)
572-8111.

JUDGMENT AMOUNT \$229,-
220.79.

TAX ID NO. 34-05-0013.002.

BEING the same premises which
Jane Eloise Schreiber, Executrix under
the last will and testament of Ruth I.
Stauffer by Deed dated August 6, 1999
and recorded in the Office of Recorder
of Deeds of Schuylkill County on
August 6, 1999 at Book 0689, Page
0001 granted and conveyed unto Har-
old J Moser, Mary Ann Moser.

Harold J Moser having departed
this life on October 17, 2010 Mary
Ann Moser having departed this life
on January 23, 2024.

PROPERTY KNOWN AS: 15 Earl
Ave, Schuylkill Haven, PA 17972.

TO BE SOLD AS THE PROP-
ERTY of The Unknown Heirs of Mary
Ann Moser.

Case No. S-1113-24

(SALE NO. 13)

Plaintiff: Data Mortgage Inc., DBA
Essex Mortgage.

Defendant: Curtis N. Stout.

Attorney for Plaintiff: Orlans Law
Group, PLLC, 200 Eagle Road, Bldg
2, Suite 120, Wayne, PA 19087, (484)
367-4191.

Judgment Amount: \$195,732.34.

Tax Parcel No: 65/11/0223/000/.

Premises known as: 235 N Lehigh
Street, Tamaqua, PA 18252.

TO BE SOLD AS THE PROP-
ERTY of Curtis N. Stout.

Case No. S-2376-24

SCHUYLKILL LEGAL RECORD

(SALE NO. 14)

Plaintiff: PENNYMAC LOAN SERVICES, LLC.

Defendants: Brett M. Wojciechow-sky.

Attorney for Plaintiff: Powers Kirn, LLC, Eight Neshaminy Inter-plex, Suite 215, Trevoise, PA 19053, Telephone: (215) 942-2090.

Judgment Amount: \$122,028.58.

Tax Parcel No. 52-02-0317.000.

Property known as: 240 North Street a/k/a 240 N Street, Minersville, Pennsylvania 17954.

TO BE SOLD AS THE PROP-ERTY of Brett M. Wojciechowsky.

Case No. S-1389-24

(SALE NO. 15)

By virtue of a Writ of Execution No. S-1088-2024.

ROCKET MORTGAGE, LLC f/k/a QUICKEN LOANS, LLC f/k/a QUICKEN LOANS INC v. BOBBIE JO CONRAD owner(s) of property situate in the TOWNSHIP OF HEGINS, SCHUYLKILL County, Pennsylvania, being 1049 W. CEN-TER LANE. VALLEY VIEW. PA 17983.

Tax ID No. 13-16-0130.001.

(Acreage or street address)

Improvements thereon: RESIDEN-TIAL DWELLING.

Judgment Amount: \$53,812.04.

Attorneys for Plaintiff: Brock & Scott, PLLC.

(SALE NO. 16)

Plaintiff: Servbank, SB.

Defendants: John Border III and Anastasia Ferguson.

Attorney for Plaintiff: Jacqueline F. McNally, Esquire, (850) 422-2520.

Judgment Amount: \$131,403.57.

BEING Parcel No. 57-05-0151.000.

Property Address: 50 West Savory Street, Pottsville, PA 17901.

Title vested in John Border, III and Anastasia Ferguson, as Joint Tenants with Right of Survivorship by deed from Lindsey Mull n/k/a Lindsey Galle dated October 29, 2021 and recorded on November 4, 2021 with the Schuylkill County Recorder of Deeds as Book 2753, Page 1411, and as Instrument Number: 202100016619.

Case No. S-1557-2024

(SALE NO. 17)

Plaintiff: PENNSYLVANIA HOUSING FINANCE AGENCY.

DEFENDANTS: DAVID K. WILLMAN AND THE SECRE-TARY OF HOUSING AND URBAN DEVELOPMENT.

Attorney for Plaintiff: Leon P. Haller, Esquire, Purcell, Krug & Haller, 1719 North Front Street, Har-risburg, PA 17102, (717) 234-4178.

Judgment Amount: \$144,566.25.

TAX PARCEL: 63/03/0255/000.

INSTRUMENT #: 2022-00010717.

PROPERTY KNOWN AS: 33 DOCK STREET, SCHUYLKILL HAVEN, PA 17972.

TO BE SOLD AS THE PROPER-TY of DEFENDANTS DAVID K. WILLMAN

Case No. S-2102-2024

SALE NO. 18

Plaintiff: WILMINGTON SAV-INGS FUND SOCIETY, FSB, AS TRUSTEE OF STANWICH MORT-GAGE LOAN TRUST I.

Attorney for Plaintiff: Jill M. Fein, Esquire, Hill Wallack LLP, Phone: (215) 579-7700.

Defendant: JENNIFER SCHAEF-FER.

Judgment Amount: \$374,491.19.

SCHUYLKILL LEGAL RECORD

Property known as 108 Cross
Creek Drive, Pottsville, PA 17901.

TO BE SOLD AS THE PROPER-
TY of Jennifer Schaeffer.

Case No. S-210-2020

All parties and claimants are here-
by notified that schedules of distribu-
tion will be filed by the sheriff in his
office within thirty (30) days from sale
and distribution will be made in ac-
cordance with the schedule unless
exceptions thereto are filed within ten
(10) days thereafter.

JOSEPH G. GROODY

Sheriff of Schuylkill County

Dated at Pottsville, PA

March 19, 2025

Sheriff Sale list available online at:

www.schuylkillcountypa.gov

May 1, 8, 15

SUITS

All suits filed in the Prothonotary's
Office are not required by law to be
marked Assumpsit or Trespass, they
are filed as Complaints.

SOLAR RENEWABLE ENERGY
LLC vs. SCHUYLKILL COUN-
TY BOARD OF COMMISSION-
ERS

US BANK NATIONAL ASSOCIA-
TION vs. BARNES, JOHN FRAN-
CIS

DISCOVER BANK vs. MOYER,
ANDREW C

SZILLI, RANDY vs. BRESSLER,
RUTH

ATEECO vs. C.W. DUNNET & CO.

ROCKET MORTGAGE LLC vs.
JORDAN, NIKKISHA

LUCAS, JASON vs. JONES, VAL-
ERIE

SPIRKO, TINA vs. SPIRKO,
GEORGE

ZECHMAN, JULIANNE vs. NOLL,
BARRY

FIRST COMMONWEALTH FED-
ERAL CREDIT UNION vs.
PRICE, ERIC

FIRST NATIONAL BANK OF
PENNSYLVANIA vs. RHOADE,
AMANDA LEIGH

PAGAN, HARRY vs. GREENE,
DEIDRE PAGAN

PRENTICE, CYNTHIA SANCHEZ
vs. MENDOZA, ROBERTO SAN-
CHEZ

CLUB 54 vs. PA LIQUOR CON-
TROL BOARD

FENO, HOPE vs. LINS, AVA
VASQUEZ, CLARA I JAQUEZ DE
vs. SCHUYLKILL COUNTY

TAX CLAIM BUREAU
MOYER, MONTENE M vs. MOY-
ER, GERALD L

ROTHERMEL, OLIVIA vs. RO-
THERMEL, BEAU

LAKEVIEW LOAN SERVICING
LLC vs. PURRONE, ROBERTO
VELOCITY INVESTMENTS LLC

vs. WHRITENOUR, DEREK
VELOCITY INVESTMENTS LLC
vs. SANTIAGO, DIANA

OBRYANT, RACHAEL vs. OBRY-
ANT, JOSEPH

POSEY, AJANI vs. OFFICER MS
CARVAJAHAL

SURPREME ESTATES LIMITED
vs. FRASNELLI, RYAN

HEFFELFINGER, JOHNATHAN vs.
HEFFELFINGER, ANGELICA

TODD, DANYILLE vs. TODD,
BRANDON

WELLS FARGO BANK NA vs.
HERTZ, MARYK

JONES, SARAH J vs. CANYON,
KEITH A

CAPITAL ONE NA vs. WILNER II,
JOHN E

CITIBANK NA vs. BLASHOCK,
PAUL

CAPITAL ONE NA vs. ADAMITIS,
THOMAS J