

Sheriff's Sale*First Publication*

By virtue of a Writ of Execution to me directed, will be sold at public sale Thursday, November 9, 2023 at 11 o'clock A.M., Eastern Prevailing Time, at the Bucks County Administration Building, 55 East Court Street, in the Borough of Doylestown, Bucks County, Pennsylvania the following real estate to wit:

BENSALEM TOWNSHIP

DOCKET #2021-02875

ALL THAT CERTAIN lot or piece of ground situate in **BENSALEM TOWNSHIP**, Bucks County, Pa., described according to a Declaration Plat of The Villas at Chancellors Glen, made by JG Park Associates, Inc., dated 11/19/2002 and recorded in the Office of the Recorder of Deeds, at Doylestown, Pa., in Plan Book 313 page 77 as follows, to wit: BEGINNING at a point on the Northerly side of Liberty Drive said point being a common corner of Lots 102 and 103 on said Plan; thence extending from said point of beginning the two following courses and distances along the Northerly side of Liberty Drive (1) South 85 degrees 34 minutes 16 seconds West 12.30 feet to a point of curve; and (2) Westwardly on the arc of a circle curving to the left having a radius of 222.00 feet the arc distance of 39.44 feet to a point, a corner of Unit 104 on said Plan; thence extending North 04 degrees 25 minutes 44 seconds West along Unit 104 on said Plan, 73.32 feet to a point; thence extending North 85 degrees 34 minutes 16 seconds East 41.54 feet to a point, a corner of Unit 102 on said Plan; thence extending South 04 degrees 25 minutes 44 seconds East along Unit 102 on said Plan, 69.83 feet to the first mentioned point and place of beginning. BEING Unit 103 Building 31 as shown on the above mentioned Plan.

TAX PARCEL #02-048-289.

PROPERTY ADDRESS: 103 Liberty Drive, Bensalem, PA 19020.

IMPROVEMENTS: RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **YOSHIKO I. JONES.****CLEMONS RICHTER & REISS, P.C.**FREDERICK A. HARRAN, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2023-02986

ALL THAT CERTAIN LOT OR PIECE OF GROUND WITH THE BUILDINGS AND IMPROVEMENTS THEREON ERECTED, SITUATE IN THE **TOWNSHIP OF BENSALEM**, COUNTY OF BUCKS AND STATE OF PENNSYLVANIA.

TAX PARCEL #02-084-216.

PROPERTY ADDRESS: 5226 Windward Ln., Bensalem, PA 19020.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **IAN BELL, ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS, PLLC**
FREDERICK A. HARRAN, Sheriff
Sheriff's Office, Doylestown, PA**BRISTOL BOROUGH**

DOCKET #2023-02379

ALL THAT CERTAIN LOT OR PIECE OF GROUND SITUATED IN THE **BOROUGH OF BRISTOL**, COUNTY OF BUCKS AND THE COMMONWEALTH OF PENNSYLVANIA.

TAX PARCEL #04-013-164-007.

PROPERTY ADDRESS: 642 New Buckley Street, Bristol, PA 19007.

IMPROVEMENTS: A SINGLE FAMILY DWELLING.

SOLD AS THE PROPERTY OF: **JOHN W. CROHE, JR.****LOIS M. VITTI**, EsquireFREDERICK A. HARRAN, Sheriff
Sheriff's Office, Doylestown, PA**BRISTOL TOWNSHIP**

DOCKET #2016-08036

All that certain lot or piece of ground situate in **BRISTOL TOWNSHIP**, County of Bucks, Commonwealth of Pennsylvania, and described according to a certain Plot Plan made for Venco Limited dated 2/1/1977 by Joseph H. Mixner, Civil Engineer, as follows to wit:

TAX PARCEL #05-099-306-001.

PROPERTY ADDRESS: 1716 Dixon Avenue, Croydon, PA 19021.

IMPROVEMENTS: SINGLE FAMILY DWELLING.

SOLD AS THE PROPERTY OF: **EDWARD HARUCH, III a/k/a EDWARD J. HARUCH, III.**

SAMANTHA GABLE, Esquire
FREDERICK A. HARRAN, Sheriff
 Sheriff's Office, Doylestown, PA

DOCKET #2023-00398

ALL THAT CERTAIN lot of land located in the **BRISTOL TOWNSHIP**, County of Bucks and Commonwealth of Pennsylvania. TAX PARCEL #05-012-204. PROPERTY ADDRESS: 706 Emily Avenue, Croydon, PA 19021.

IMPROVEMENTS: RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **DIANE L. BLOOD**.

KML LAW GROUP, P.C.

FREDERICK A. HARRAN, Sheriff
 Sheriff's Office, Doylestown, PA

CHALFONT BOROUGH

DOCKET #2019-05481

ALL THAT CERTAIN unit designated as Unit Number 39, being a unit in The Lindenfield Condominium Situate in the **BOROUGH OF CHALFONT**, County of Bucks and Commonwealth of Pennsylvania, which has heretofore been submitted to the provisions of the Uniform Condominium Act, 68 Pa.C.S. 3103 et seq.; as designated in the Declaration of Condominium of the Lindenfield Condominium bearing date 10/21/1988 and recorded in the Office for the Recording of Deeds in and for the County of Bucks at Doylestown, Pennsylvania on 10/24/1988 in Deed Book 2848 page 601, and Plats and Plans for Condominium recorded in Plan Book 248 page 88 and an amendment recorded 11/18/1988 in Deed Book 2853 page 775 and a second amendment dated 3/2/89 recorded 4/24/89 in Land Record Book 41 page 252 and a third amendment dated 8/4/89 recorded 8/14/89 in Land Record Book 81 page 1408 and a fourth amendment dated 10/31/89 recorded 11/1/89 in Land Record Book 110 page 2058 and a fifth amendment dated 1/11/90 and recorded 1/30/90 in Land Record Book 140 page 1719.

TOGETHER with all right, title and interest, being an undivided interest of, in and to the Common Elements as set forth in the aforesaid Declaration of Condominium and as the same may be changed by any amendments thereto.

TAX PARCEL #07-011-004-039.

PROPERTY ADDRESS: 539 Patrick Place, Chalfont, PA 18914.

IMPROVEMENTS: RESIDENTIAL CONDOMINIUM.

SOLD AS THE PROPERTY OF: **MICHELE McENTEE**.

JOSEPHINE LEE WOLF, Esquire
FREDERICK A. HARRAN, Sheriff
 Sheriff's Office, Doylestown, PA

DOCKET #2020-01839

ALL THAT CERTAIN lot or piece of ground, hereditaments and appurtenances, Situate in the **BOROUGH OF CHALFONT**, County of Bucks and Commonwealth of Pennsylvania, described according to a Plan of Subdivision of Briarwyck, made by George B. Standbridge Associates, North Wales, Pennsylvania, dated 11-05-1987, last revises 10-18-1998 and recorded 02-16-1989 in Plan Book 250, Page 35, bounded and described as follows to wit: BEGINNING at a point of intersections which the Northeastery side of Limekiln Pike (S.R.152) makes with the Northwesterly side of Peace Valley Road (T-403) (50 feet wide); thence extending from said beginning point and along the said Northeastery side of Limekiln Pike, on the arc of a circle curving to the left having a radius of 995.36 feet, the arc distance of 173.84 feet to a point of tangent; thence extending still along the same North 23 degrees, 29 minutes, 16 seconds West, 12.00 feet to point; thence extending along line of Lot No. 30 on said plan, North 59 degrees, 59 minutes, 33 seconds East, 77.44 feet to a point; thence extending along lines of Lots Numbers 31 and 32 on said plan, South 41 degrees, 26 minutes, 23 seconds East, 185.31 feet to a point on the Northwesterly side of Peace Valley Road; thence extending along the same, South 48 degrees, 33 minutes, 37 seconds West, 129.65 feet to a point of curve; thence on the arc of a circle curving to the right having a radius of 20.00 feet, the arc distance of 41.18 feet to the point and place of BEGINNING.

TAX PARCEL #07-001-019.

PROPERTY ADDRESS: 11 West Peace Valley Road, Chalfont, PA 18914.

IMPROVEMENTS: RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **PATRICIA ANN PLUMMER.**

PINCUS LAW GROUP PLLC

FREDERICK A. HARRAN, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2023-00589

ALL THAT CERTAIN LOT OR PIECE OF GROUND, SITUATE IN THE **BOROUGH OF CHALFONT**, COUNTY OF BUCKS, AND COMMONWEALTH OF PENNSYLVANIA.

TAX PARCEL #07-007-001.

PROPERTY ADDRESS: 219 Pennsylvania Ave., Chalfont, PA 18914.

IMPROVEMENTS: RESIDENTIAL REAL ESTATE.

SOLD AS THE PROPERTY OF: **GARY J. MEYER, LAURIE R. MacCLOUD.**

STERN & EISENBERG, PC

FREDERICK A. HARRAN, Sheriff
Sheriff's Office, Doylestown, PA

FALLS TOWNSHIP

DOCKET #2023-02341

ALL THAT CERTAIN lot or piece of ground with the buildings and improvements thereon erected lying and being at Levittown, SITUATE in the **TOWNSHIP OF FALLS**, County of Bucks, and Commonwealth of Pennsylvania known and designated as Lot Number 3456 on a certain map entitled Subdivision Map, Thornridge, Levittown, Section 16, owned by Levitt and Sons, Incorporated, recorded October 20, 1952 in Plan Book 5 page 49, and which lot is more fully bounded and described as follows, to wit:

BEGINNING at a point on the Southwesterly side of Tulip Lane (50 feet wide on said plan) at the dividing line between Lots 3457 and 3456 on said plan which point is also measured 234 feet Southeastwardly from the point of intersection of the Southeasterly side of Tulip Lane with the Southeasterly side of Thornridge Drive (58 feet wide on said plan). CONTAINING in front or breadth on the said Southwesterly side of Tulip Lane 72 feet and extending Southwestwardly of that width in length or depth 100 feet between parallel lines at right angles to the said Southwesterly side of Tulip Lane.

TAX PARCEL #13-023-077.

PROPERTY ADDRESS: 79 Tulip Lane, Levittown, PA 19054.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **SHERRY MARTINI.**

BROCK & SCOTT, PLLC

FREDERICK A. HARRAN, Sheriff
Sheriff's Office, Doylestown, PA

HILLTOWN TOWNSHIP

DOCKET #2022-04349

ALL THAT CERTAIN lot or piece of land, with the buildings and improvements thereon erected, situate in the **TOWNSHIP OF HILLTOWN**, County of Bucks and Commonwealth of Pennsylvania, having erected thereon a residential dwelling being known and numbered as 620 Schwenk Mill Road, Perkasio, PA 18944, Tax Parcel No. 15-017-013-004, being sold as the property of Christopher C. Littrell and Brenda L. Littrell, as Tenants by the Entireties.

TAX PARCEL #15-017-013-004.

PROPERTY ADDRESS: 620 Schwenk Mill Road, Perkasio, PA 18944.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **CHRISTOPHER C. LITRELL, BRENDA L. LITRELL, THE UNITED STATE OF AMERICA.**

HILL WALLACK LLP

FREDERICK A. HARRAN, Sheriff
Sheriff's Office, Doylestown, PA

LOWER MAKEFIELD TOWNSHIP

DOCKET #2023-02903

ALL THAT CERTAIN situate in the **TOWNSHIP OF LOWER MAKEFIELD**, County of Bucks and Commonwealth of Pennsylvania.

TAX PARCEL #20-007-116.

PROPERTY ADDRESS: 1475 Greenmeadows Road, Yardley, PA 19067.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **BRIAN K. STEIN, DEBRA STEIN a/k/a DEBRA G. STEIN.**

THE LAW OFFICE OF GREGORY JAVARDIAN, LLC

FREDERICK A. HARRAN, Sheriff
Sheriff's Office, Doylestown, PA

LOWER SOUTHAMPTON TOWNSHIP

DOCKET #2021-04568

ALL THAT CERTAIN lot, situate in the **TOWNSHIP OF LOWER SOUTHAMPTON**, County of Bucks, Commonwealth of Pennsylvania, as shown on a plan entitled "SOMERTON SPRINGS RESIDENTIAL SUBDIVISION PLAN, TMP #21-13-1 AND 21-9-153" Sheets 5.01 and 5.02 prepared by Langan Engineering and Environmental Services, Inc., 500 Hyde Park, Doylestown, PA dated May 30, 2002, revised to 11/21/03, recorded in the Bucks County Register of Deeds Office on 12/12/03 in Plan Book 316, Page 54 B-C, and being more particularly bounded and described as follows, to wit:

BEGINNING at a point in the westerly sideline of Duke's Way (private, 50' wide) as shown on the above referenced plan, said point being located the following courses and distances along Duke's Way from the intersection of the westerly sideline of Duke's Way with the northerly right-of-way line of Philmont Avenue (public 80' wide):

1. North 22°21'03" West, a distance of 175.56 feet to a point of curvature; thence

2. Northwesterly along a curve to the left having a radius of 125.00 feet and a central angle of 61°11'01", an arc distance of 133.49 feet, said curve being subtended by a chord which bears North 52°56'33" West, 127.23 feet to the Point of Beginning, thence

1. Leaving said sideline of Duke's way along the northwesterly boundary line of Lot 3, South 01°09'01" West, a distance of 11.05 feet to a point; thence

2. Along the same, South 16°48'02" West, a distance of 107.17 feet to a point; thence

3. North 73°11'58" West, a distance of 26.97 feet; thence

4. Along the easterly boundary line of Lot 5, North 21°54'49" West, a distance of 11.23 feet; thence

5. North 16°48'02" East, a distance of 75.95 feet to a point; thence

6. North 13°56'17" West, a distance of 20.44 feet to a point; thence

7. Along the southerly sideline of Duke's Way, easterly along a curve to the right having a radius of 125.00 feet and a central angle of 20°24'13", an arc distance of 44.51 feet, said curve being subtended by a chord which bears North 86°15'50" East 44.28 feet to the point of beginning.

Containing 0.091 acres or 3,950 square feet, more or less.

TAX PARCEL #21-013-090.

PROPERTY ADDRESS: 7 Dukes Way, Feasterville, PA 19053.

IMPROVEMENTS: RESIDENTIAL TOWNHOUSE.

SOLD AS THE PROPERTY OF: **HAMIDULLAH NASRAT.**

JOSEPHINE LEE WOLF, Esquire
FREDERICK A. HARRAN, Sheriff
 Sheriff's Office, Doylestown, PA

DOCKET #2023-02968

ALL THAT CERTAIN lot or piece of land, with the buildings and improvements thereon erected, situate in **LOWER SOUTHAMPTON TOWNSHIP**, County of Bucks and Commonwealth of Pennsylvania, having erected thereon a residential dwelling being known and numbered as 8 Stoltz Ave., Feasterville-Treose, PA 19053, Tax Parcel No. 21-007-021, being sold as the property of Valerie A. Brown and Kevin J. Brown (deceased).

TAX PARCEL #21-007-021.

PROPERTY ADDRESS: 8 Stoltz Ave., Feasterville-Treose, PA 19053.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **VALERIE A. BROWN.****HILL WALLACK LLP**

FREDERICK A. HARRAN, Sheriff
 Sheriff's Office, Doylestown, PA

MIDDLETOWN TOWNSHIP

DOCKET #2023-03378

ALL THAT CERTAIN lot or tract of land, situate in the **TOWNSHIP OF MIDDLETOWN**, County of Bucks and State of Pennsylvania, described according to a Plan and Survey known as Final Plan of Apple Valley Sections 3 and 4 of Phase 2 prepared by Carroll Engineering Corporation dated April 17, 1980 and recorded in Bucks County Plan Book 230 page 81.

Being more fully described in Deed dated April 22, 1987, and recorded on May 13, 1987, in the Bucks County Recorder of Deeds Office at Deed Book Volume 2750 at Page 1197.

TAX PARCEL #22-083-134.
 PROPERTY ADDRESS: 406 Gladstone
 Road, Langhorne, PA 19047.
 IMPROVEMENTS: RESIDENTIAL
 PROPERTY.
 SOLD AS THE PROPERTY OF: **EDDIE W.
 DANIELS, RUBY M. DANIELS,
 HLADIK, ONORATO & FEDERMAN,
 LLP**
 FREDERICK A. HARRAN, Sheriff
 Sheriff's Office, Doylestown, PA

NEW BRITAIN TOWNSHIP

DOCKET #2022-05217
 SITUATE IN THE COUNTY OF BUCKS,
 STATE OF PENNSYLVANIA: ALL THAT
 CERTAIN TRACT OF LAND SITUATE
 IN THE **TOWNSHIP OF NEW BRITAIN**,
 COUNTY OF BUCKS, COMMONWEALTH
 OF PENNSYLVANIA BOUNDED AND
 DESCRIBED IN ACCORDANCE WITH
 PLAN OF CORRECTION OF FAIRWOOD
 SUBDIVISION SECTION 1 PREPARED
 FOR THE BARNES ORGANIZATION BY
 URWILER AND WALTER, INC., DATED
 11/24/86 AND LAST REVISED 1/29/88 AS
 FOLLOWS, TO WIT:
 BEGINNING AT A POINT ON THE
 SOUTHEASTERLY SIDELINE OF
 STOCKTON COURT (50 FEET WIDE), SAID
 POINT BEING THE TERMINUS OF AN
 ARC OF A CIRCLE, HAVING A RADIUS OF
 20 FEET, CONNECTING SAID SIDELINE
 WITH THE NORTHEASTERLY SIDELINE
 OF WEST FAIRWOOD DRIVE (50 FEET
 WIDE); THENCE EXTENDING (1) ALONG
 THE AFOREMENTIONED SIDELINE OF
 STOCKTON COURT NORTH 18 DEGREES
 35 MINUTES 30 SECONDS EAST 80
 FEET TO A POINT IN LINE OF LOT 85;
 THENCE (2) ALONG SAID LOT, PARTLY
 CROSSING A 20 FEET WIDE DRAINAGE
 EASEMENT SOUTH 71 DEGREES 24
 MINUTES 30 SECONDS EAST 130 FEET
 TO A POINT IN LINE OF LOT 87; THENCE
 (3) ALONG SAID LOT, ALONG THE
 CENTERLINE OF AFOREMENTIONED
 DRAINAGE EASEMENT SOUTH 71
 DEGREES 24 MINUTES 30 SECONDS
 WEST 100 FEET TO A POINT ON THE
 AFOREMENTIONED SIDELINE OF

WEST FAIRWOOD DRIVE; THENCE (4)
 ALONG SAID SIDELINE, CROSSING THE
 TERMINUS OF A DRAINAGE EASEMENT
 NORTH 71 DEGREES 24 MINUTES 30
 SECONDS WEST 110 FEET TO A POINT
 OF CURVATURE; THENCE (5) ALONG
 THE ARC OF A CIRCLE, CURVING TO
 THE RIGHT, HAVING A RADIUS OF 20
 FEET, THE ARC DISTANCE OF 31.42 FEET
 THE POINT AND PLACE OF BEGINNING.
 CONTAINING 12,914 SQUARE FEET OF
 LAND MORE OR LESS.
 TAX PARCEL #26-022-040.
 PROPERTY ADDRESS: 100 Stockton Court,
 Chalfont, PA 18914.
 IMPROVEMENTS: RESIDENTIAL
 PROPERTY.
 SOLD AS THE PROPERTY OF: **FRANCIS
 CAVANAUGH, MONICA ESPOSITO-
 CAVANAUGH a/k/a MONICA ESPOSITO
 CAVANAUGH.**
BROCK & SCOTT, PLLC
 FREDERICK A. HARRAN, Sheriff
 Sheriff's Office, Doylestown, PA

NEW HOPE BOROUGH

DOCKET #2022-06406
 ALL THAT CERTAIN LOT OR PIECE OF
 GROUND AND BUILDING THEREON
 ERECTED, SITUATE IN THE **BOROUGH
 OF NEW HOPE**, BUCKS COUNTY, PA.
 TAX PARCEL #27-008-005-156.
 PROPERTY ADDRESS: 22 Runnemed
 Street, New Hope, PA 18938.
 IMPROVEMENTS: RESIDENTIAL
 PROPERTY.
 SOLD AS THE PROPERTY OF: **LEO
 MURSKY a/k/a LEO F. MURSKU, JR.,
 IN HIS CAPACITY AS EXECUTOR AND
 HEIR OF THE ESTATE OF ROBERT P.
 DUE a/k/a ROBERT DUE a/k/a ROBERT
 PATRICK DUE; UNKNOWN HEIRS,
 SUCCESSORS, ASSIGNS AND ALL
 PERSONS, FIRMS OR ASSOCIATIONS
 CLAIMING RIGHT, TITLE OR
 INTEREST FROM OR UNDER ROBERT
 P. DUE a/k/a ROBERT DUE a/k/a ROBERT
 PATRICK DUE.**
**ROBERTSON, ANSCHUTZ, SCHNEID,
 CRANE & PARTNERS, PLLC**
 FREDERICK A. HARRAN, Sheriff
 Sheriff's Office, Doylestown, PA

NEWTOWN TOWNSHIP

DOCKET #2019-04927

ALL THAT CERTAIN lot or piece of ground together with the buildings and improvements thereon erected, situate in the **TOWNSHIP OF NEWTOWN**, County of Bucks and Commonwealth of Pennsylvania, bounded and described according to a plan entitled Record Plan of Newtown Grant SF-1 made by Boucher and James, Inc., Engineers & Surveyors, for Orleans Construction Company dated January 5, 1979, last revised May 13, 1985 recorded in Plan Book 228 page 7, as follows to wit:

BEGINNING at a point of curve on the Southwesterly side of Columbine Circle (46 feet wide) a corner of Lot No. 39 on aforementioned Plan; said point being measured the three following courses and distances from a point of reverse curve on the Northwesterly side of South Drive (80 feet wide): (1) leaving said side of South Drive on the arc of a circle curving to the left, Northwestwardly, having a radius of 20 feet the arc distance of 28.90 feet to a point of tangent on the Southwesterly side of Columbine Circle aforesaid; (2) thence extending along same North 03 degrees 10 minutes 00 seconds East 212.21 feet to a point of curve; (3) on the arc of a circle curving to the left Northwestwardly, having a radius of 393 feet the arc distance of 32.31 feet to the point of beginning; thence extending from said beginning point along aforesaid Lot South 88 degrees 25 minutes 14 seconds West 122.51 feet to a point a corner in line of Lot No. 70 on aforesaid Plan; thence extending along said Lot North 10 degrees 28 minutes 05 seconds West 33.61 feet to a point a corner of Lot No. 69 on aforementioned Plan; thence extending along said Lot North 26 degrees 01 minute 17 seconds West 45.17 feet to a point a corner of Lot No. 44 on a aforementioned Plan; thence extending along said Lot North 71 degrees 27 minutes 06 seconds East 135.31 feet to a point of curve on said side of Columbine Circle; thence extending along same on the arc of a circle curving to the right, Southwardly having a radius of 393.00 feet the arc distance of 115.50 feet to the first mentioned point and place of beginning.

BEING Lot No. 40 as shown on aforementioned Plan.

TITLE VESTED IN Gregg Steven Fox from Pamela Susan Fox by Deed dated 6/6/2023, recorded 6/27/2022 in Instrument Number 2022040676.

BEING the same premises granted and conveyed to Gregg S. Fox a/k/a Gregg Steven Fox and Pamela S. Fox, by Deed from Sherri L. Stein dated 8/15/2000 and recorded on 8/24/2000 in the Office of the Recorder of Deeds of Bucks County, State of Pennsylvania in Book 2117, Page 1939.

TAX PARCEL #29-041-062.

PROPERTY ADDRESS: 60 Columbine Circle, Newtown, Pennsylvania 18940.

IMPROVEMENTS: RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **GREGG S. FOX a/k/a GREGG STEVEN FOX, PAMELA S. FOX, UNITED STATES OF AMERICA.**

PINCUS LAW GROUP, PLLC

FREDERICK A. HARRAN, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2023-02596

ALL THAT CERTAIN lot or piece of land, with the buildings and improvements thereon erected, situate in the **TOWNSHIP OF NEWTOWN**, County of Bucks and Commonwealth of Pennsylvania, having erected thereon a residential dwelling being known and numbered as 33 Spruce Court, Newtown, PA 18940, Tax Parcel No. 1 29-040-018, being sold as the property of Deborah A. Quinnan and Mark Quinnan.

TAX PARCEL #29-040-018.

PROPERTY ADDRESS: 33 Spruce Court, Newtown, PA 18940.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **MARK QUINNAN, DEBORAH A. QUINNAN.**

HILL WALLACK LLP

FREDERICK A. HARRAN, Sheriff
Sheriff's Office, Doylestown, PA

RICHLANDTOWN BOROUGH

DOCKET #23-03253

ALL THAT CERTAIN ALL lot of ground in **RICHLANDTOWN BOROUGH**, Bucks County, Pennsylvania, designated as Lot No.

9, Final Subdivision Plan—ADR Subdivision, Plan Book 259, page 54.

TAX PARCEL #37-001-147.

PROPERTY ADDRESS: 101 Briarwood Drive, Richlandtown, PA 18955.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **AARIN E. RUMSEY.**

LEON P. HALLER, Esquire

FREDERICK A. HARRAN, Sheriff

Sheriff's Office, Doylestown, PA

SPRINGFIELD TOWNSHIP

DOCKET #2023-02576

ALL THAT CERTAIN lot of land located in the **TOWNSHIP OF SPRINGFIELD**, County of Bucks and Commonwealth of Pennsylvania.

TAX PARCEL #42-009-012.

PROPERTY ADDRESS: 1125 Passer Road, Coopersburg, PA 18036.

IMPROVEMENTS: RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **BENJAMIN A. GINDER, FRANCINE L. GINDER.**

KML LAW GROUP, P.C.

FREDERICK A. HARRAN, Sheriff

Sheriff's Office, Doylestown, PA

WARMINSTER TOWNSHIP

DOCKET #2023-02483

ALL THAT CERTAIN lot or piece of ground with the buildings and improvements thereon erected SITUATE in **WARMINSTER TOWNSHIP**, Bucks County, Commonwealth of Pennsylvania, and described according to a Survey and Plan made of "Rosewood Park" made by Charles E. Shoemaker, Registered Professional Engineer, Abington, Pennsylvania on November 9, 1954 as follows to wit:

BEGINNING at a point on the Southwesterly side of Walnut Road (fifty feet wide) which point is measured on the arc of a circle curving to the right having a radius of three hundred twenty-five feet the arc distance of thirty-four and fifty-eight one-hundredths feet from a point which point is measured North twenty-four degrees fifteen minutes

twenty-four seconds West two hundred sixty-five and forty-eight one-hundredths feet from a point which point is measured on the arc of a circle curving to the right having a radius of two hundred seventy-five feet the arc distance of one hundred sixty-three and nineteen one-hundredths feet from a point which point is measured North fifty-eight degrees fifteen minutes twenty-four seconds West three hundred twenty-seven and three one-hundredths feet from a point which point is measured on the arc of a circle curving to the left having a radius of twenty feet the arc distance of thirty-one and forty-two one-hundredths feet from a point on the Northwesterly aide of Gibson Avenue (sixty feet wide) thence extending South sixty-five degrees forty-four minutes thirty-six seconds West one hundred thirty-six and eighty-four one-hundredths feet to a point, thence extending North twenty-four degrees fifteen minutes twenty-four seconds West eighty and seventy-six one-hundredths feet to a point, thence extending North forty-one degrees twenty-five minutes forty seconds East fifty-seven and eighty-eight one-hundredths feet to a point an angle, thence extending North eighty-three degrees eleven minutes no seconds East one hundred five and twenty-two one-hundredths feet to a point on the Southwesterly side of Walnut Road, thence extending along the Southwesterly side of Walnut Road South six degrees forty-nine minutes no seconds East ten and sixty-six one-hundredths feet to a point of curve, thence extending still along the Southwesterly side of Walnut Road along the arc of a circle curving to the left having a radius of three hundred twenty-five feet the arc distance of sixty-four and thirty-four one-hundredths feet to the first mentioned point and place of beginning.

TAX PARCEL #49-011-091.

PROPERTY ADDRESS: 932 Walnut Road, Warminster, PA 18974.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **JESSICA JERVIS, EDWARD SEARS.**

TIMONEY KNOX, LLP

FREDERICK A. HARRAN, Sheriff

Sheriff's Office, Doylestown, PA

TO ALL PARTIES IN INTEREST AND CLAIMANTS: A schedule of distribution will be filed by the Sheriff within thirty days of date of sale and the distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten days thereafter.

Judgment was recovered in the Court of Common Pleas of Bucks County Civil Action – as numbered above. No further notice of the filing of the Schedule of Distribution will be given.

The above properties are to be sold by FREDERICK A. HARRAN, Sheriff, Doylestown, Pennsylvania.

Oct. 19, 26; Nov. 2

Change of Name

IN THE COURT OF COMMON
PLEAS OF BUCKS COUNTY
CIVIL ACTION – LAW
NO. 2023-05071

NOTICE IS HEREBY GIVEN THAT the Petition for the Change of Name has been filed in the above-named Court, praying for a Decree to change the name(s) of **HOPE KENDRA NEVALLS** to **HOPE KENDRA BUSCHI**.

The Court has fixed the 9th day of November, 2023 at 9:30 a.m. in Courtroom No. 330, Bucks County Justice Center at 100 North Main Street, Doylestown, Pennsylvania, as the time and place for the hearing of said Petitioner, when and where all persons interested may appear and show cause, if any they have, why the prayer of said Petition should not be granted.

Oct. 19

Charter Application Limited Liability Company

NOTICE IS HEREBY GIVEN THAT a Certificate of Organization has been filed with the Department of State of the Commonwealth of Pennsylvania, pursuant to the provisions of the Pennsylvania Limited Liability Act of 1994 for the following limited liability company:

Cedar Meadows Farm LLC has filed a Certificate of Organization under the provisions of the Pennsylvania Limited Liability Company Law of 1994.

Oct. 19

Classified Ads

Repko Law, LLC is a boutique family law firm in Doylestown, PA that is seeking a full-time Associate Attorney with 1-5 years of experience to join our very busy practice. Successful candidates must be personable, professional, self-motivated, prepared to quickly assume responsibility for handling client files, and possess excellent communication, writing and research skills. Applicants should also be admitted in Pennsylvania and, although not required, ideally have some courtroom and/or family law experience. We offer a competitive benefits package, and salary will be commensurate with experience.

Oct. 19, 26

Estate Notice

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 person named. All persons having claims or demands against said estates are requested to make known the same, and all person indebted to said estates are requested to make payment without delay, to the executors or administrators or their attorneys named below.

First Publication

BADEY, SUSAN J., dec'd.

Late of Levittown, Bristol, Bucks County, PA.

Executrix: **JENNIFER L. McCOY**, 2324 Maple Ave., Croydon, PA 19021.

BERES, JANE E., M.D. a/k/a **JANE P. BERES**, dec'd.

Late of Lower Makefield Township, Bucks County, PA.

Co-Executrices: **SUSANNE B. MORT** and **ELLEN M. BERES** c/o Begley, Carlin & Mandio, LLP, 680 Middletown Blvd., Langhorne, PA 19047.
Attorney: **TRACY L. CASSELBROPHY**, 680 Middletown Blvd., Langhorne, PA 19047.

BINKLEY, MYRL LINWOOD, JR. a/k/a **MYRL BINKLEY**, dec'd.

Late of Brisol Township, Bucks County, PA.

Executrix: **KELLY A. EMBISCUSO**,
143 Buchanan Drive, Ephrata, PA 17522.
Attorney: **DAVID A. SCHWEIZER**,
6720 Frankford Avenue, Philadelphia, PA
19135.

BOSWORTH, NANCY H. a/k/a **NANCY HELEN BOSWORTH**, dec'd.

Late of Quakertown Borough, Bucks County, PA.

Executor: **SCOTT G. BOSWORTH**,
1026 Brookfield Cr., Quakertown, PA
18951.

BRETT, KATHLEEN a/k/a **KATHLEEN M. BRETT**, dec'd.

Late of Newtown Township, Bucks County, PA.

Executrix: **MEREDITH B. BRETT** c/o
Richard Hale Pratt, Esq., Pratt, Brett
& Luce, P.C., 68 East Court Street,
Doylestown, PA 18901.

Attorney: **RICHARD HALE PRATT**,
Pratt, Brett & Luce, P.C., 68 East Court
Street, Doylestown, PA 18901.

BROMBERG, BARBARA, dec'd.

Late of Holland, Northampton Township,
Bucks County, PA.

Executors: **ANDREW BROMBERG**,
129 Briarwood Drive, Holland, PA 18966
and **LISA BROMBERG**, 506 Bells
Court, Apt. B3, Bensalem, PA 19020.

CAMPBELL, VIRGINIA A. a/k/a **GINGER CAMPBELL**, dec'd.

Late of Yardley, Bucks County, PA.

Executor: **KELSEY TRAINOR**, 17113
Palisades Circle, Pacific Palisades, CA
90272.

CARLIN, CLARE M., dec'd.

Late of Doylestown Township, Bucks County, PA.

Executrix: **MELINDA CARLIN** c/o
Amy R. Stern, Esquire, Rubin, Glickman,
Steinberg & Gifford, P.C., 2605 N. Broad
Street, P.O. Box 1277, Lansdale, PA
19446.

Attorney: **AMY R. STERN**, Rubin,
Glickman, Steinberg & Gifford, P.C.,
2605 N. Broad Street, P.O. Box 1277,
Lansdale, PA 19446.

CONOVER, JOHN R., JR., dec'd.

Late of Morrisville, Bucks County, PA.

Executrix: **SUSAN C. BOND**, 26 E.
Trenton Ave., Fallsington, PA 19054.

CRISTIANO, GREGORY ANTHONY
a/k/a **GREGORY A. CRISTIANO** and
GREGORY A. CHRISTIANO, dec'd.

Late of Tincum Township, Bucks County, PA.

Executrix: **DANIELLE PENNABAKER**, 258 N. West End Blvd.,
#208, Quakertown, PA 18951.

D'AMATO, JAMES D., dec'd.

Late of Milford Twp., Bucks County, PA.

Executor: **KENNETH H. BERGEY**, 50
Fulton Gardens, E, Telford, PA 18969.

Attorney: **DOROTHY K. WEIKHANGE**, Landis, Hunsberger, Gingrich
& Weik, LLP, 114 East Broad Street, P.O.
Box 64769, Souderton, PA 18964.

D'AMORE, VINCENT M., JR., dec'd.

Late of Richboro, Bucks County, PA.

Executrix: **LINDA BELDING**, 291 Fox
Hound Drive, Doylestown, PA 18901
and **PAUL D'AMORE**, 3180 Doebrook
Road, Collegeville, PA 19426.

DOHERTY, JAMES J., dec'd.

Late of Falls Township, Bucks County, PA.

Executor: **JOHN JOSEPH DOHERTY**
c/o Maureen L. Anderson, Esq., 605 Farm
Ln., Doylestown, PA 18901.

Attorney: **MAUREEN L. ANDERSON**,
Maureen L. Anderson Elder Law, 605
Farm Ln., Doylestown, PA 18901.

FLYNN, RICHARD W., SR. a/k/a
RICHARD WILLIAM FLYNN, SR.,
dec'd.

Late of Doylestown, Bucks County, PA.

Executor: **RICHARD W. FLYNN, JR.**,
4780 Twinbrook Circle, Doylestown, PA
18902.

Attorney: **ADRIAN L. MEYER**, 62 N.
Church Street, Doylestown, PA 18901.

GALLAGHER, LINDA SUZANNE a/k/a
LINDA S. GALLAGHER, dec'd.

Late of Levittown, Bristol Twp., Bucks County, PA.

Executrix: **MARY ROCHE**, 7200 Marian
Ave., Apt. 525, Levittown, PA 19055.

GINGOLD, MARTIN H., dec'd.

Late of Warwick Township, Bucks County, PA.

Executrix: **HELENE PEYTON** a/k/a
HELENE BETH PEYTON, 1290 Rydal
Ln., Southampton, PA 18966.

Attorney: **KAREN F. ANGELUCCI**,
Semanoff Ormsby Greenberg & Torchia,
LLC, 2617 Huntingdon Pike, Huntingdon
Valley, PA 19006.

GOLDTHORP, LESTER M., dec'd.

Late of Perkasio Borough, Bucks County,
PA.

Executor: **JEFFREY MILLS
GOLDTHORP** c/o Grim, Biehn &
Thatcher, 104 S. 6th St., P.O. Box 215,
Perkasie, PA 18944-0215.

Attorney: **DIANNE C. MAGEE**, Grim,
Biehn & Thatcher, 104 S. 6th St., P.O. Box
215, Perkasie, PA 18944-0215.

GORIPOW, LISA, dec'd.

Late of Upper Southampton Township,
Bucks County, PA.

Administrator: **NIKOLAJ A.
GORIPOW** c/o Drake, Hileman & Davis,
Bailiwick Office Campus, Suite 15, P.O.
Box 1306, Doylestown, PA 18901.

Attorney: **STEPHANIE M.
SHORTALL**, Drake, Hileman & Davis,
Bailiwick Office Campus, Suite 15, P.O.
Box 1306, Doylestown, PA 18901.

HANSBURRY, AGNES M., dec'd.

Late of Northampton Township, Bucks
County, PA.

Executor: **JAMES McGINNIS** c/o
Maureen L. Anderson, Esq., 605 Farm
Ln., Doylestown, PA 18901.

Attorney: **MAUREEN L. ANDERSON**,
Maureen L. Anderson Elder Law, 605
Farm Ln., Doylestown, PA 18901.

HARVEY, AN a/k/a **ANN P. HARVEY**,
dec'd.

Late of Newtown City, Bucks County,
PA.

Executrix: **DONNA ROBBINS** c/o D.
Keith Brown, Esq., Two N. State St.,
Newtown, PA 18940.

Attorney: **D. KEITH BROWN**, Stuckert
and Yates, Two N. State St., Newtown, PA
18940.

HUBIAK, JOHN, dec'd.

Late of Newtown, Bucks County, PA.

Administrator: **NICOLAS
ALEXANDER GOMEZ** c/o Dawn
DiDonato-Burke, Esquire, 100
Brandywine Blvd., Suite 170, Newtown,
PA 18940.

Attorney: **DAWN DiDONATO-BURKE**,
100 Brandywine Blvd., Suite 170,
Newtown, PA 18940.

HUNN, KENNETH, dec'd.

Late of Newtown Township, Bucks
County, PA.

Executor: **ERIC HUNN**, 4 Providence
Drive, Richboro, PA 18954.

KNIGHT, PATRICIA M., dec'd.

Late of Solebury Township, Bucks
County, PA.

Executrix: **MELISSA V. BOND**, 16 N.
Franklin St., Ste. 300, P.O. Box 853,
Doylestown, PA 18901.

Attorney: **MELISSA V. BOND**, Bond &
McCullough, 16 N. Franklin St., Ste. 300,
P.O. Box 853, Doylestown, PA 18901.

LARMOUR, ROBERT A. a/k/a **ROBERT
LARMOUR**, dec'd.

Late of Southampton Township, Bucks
County, PA.

Executrix: **STEPHANIE CANTWELL**,
4 Patterson Lane, Sicklerville, NJ 08081.

NOCERO, JOSEPH D., dec'd.

Late of Warwick Township, Bucks
County, PA.

Administratrix: **MELISSA NOCERO**,
2419 N. Daisy Dr., Jamison, PA 18929.

Attorney: **LATISHA BERNARD
SCHUENEMANN**, Barley Snyder, 2755
Century Blvd., Wyomissing, PA 19610.

PALSER, GLORIA C. a/k/a **GLORIA
CABOT PALSER** and **GLORIA
PALSER**, dec'd.

Late of Sellersville, Bucks County, PA.

Executor: **JEFFREY L. PALSER**, 619
Cathill Road, Sellersville, PA 18960.

PIAZZA, CHRISTIAN P., dec'd.

Late of Newtown Township, Bucks
County, PA.

Administrator: **MARCEL PIAZZA** c/o
Mel D. Kardos, Esquire, 626 S. State
Street, Newtown, PA 18940.

Attorney: **MEL D. KARDOS**, Kardos,
Rickles & Hand, P.C., 626 South State
Street, Newtown, PA 18940.

QUINN, THOMAS P., dec'd.

Late of Bristol, Bucks County, PA.

Executrix: **BRIANNA MATARAZZO**,
462 Logan Ave., Burlington, NJ 08016.

REDDIE, HELEN JANE a/k/a **HELEN J.
REDDIE**, dec'd.

Late of Doylestown Township, Bucks
County, PA.

Executrix: **JOANNE E. MORRIS** c/o Melissa V. Bond, Esq., 16 N. Franklin St., Ste. 300, P.O. Box 853, Doylestown, PA 18901.

Attorney: **MELISSA V. BOND**, Bond & McCullough, 16 N. Franklin St., Ste. 300, P.O. Box 853, Doylestown, PA 18901.

REYNOLDS, JoANNE L., dec'd.

Late Levittown Township, Bucks County, PA.

Executor: **SCOTT W. REYNOLDS**, 6437 Locust St. Ext., Lockport, NY 14094.

ROWEN, ELAINE J. a/k/a **ELAINE ROWEN**, dec'd.

Late of Bensalem Township, Bucks County, PA.

Executrix: **DONNA M. SHEAHAN**, 1007 Clinton Avenue, Bensalem, PA 19020.

Attorney: **PAUL W. RAUER**, 56 West Windrose Drive, Richboro, PA 18954.

SERAVALLI-BRADLEY, DONNA a/k/a **DONNA BRADLEY**, dec'd.

Late of Warminster Township, Bucks County, PA.

Executor: **CHARLES F. SERAVALLI, JR.**, 425 Hickory Dr., Huntingdon Valley, PA 19006.

Attorney: **JOHN F. MECK**, Eckert Seamans Cherin & Mellott LLC, 600 Grant St., 44th Fl., Pittsburgh, PA 15219.

STURM, JEFFREY E. a/k/a **JEFFREY EDWARD STURM**, dec'd.

Late of Bridgeton Township, Bucks County, PA.

Administratrix: **TRACI JONES** c/o Joel Steinman, Esquire, P.O. Box 215, Perkasio, PA 18944-0215.

Attorney: **JOEL STEINMAN**, P.O. Box 215, Perkasio, PA 18944-0215

TINI, NELSON EDWARD, dec'd.

Late of Upper Makefield Township, Bucks County, PA.

Administrator: **EDWARD TINI, JR.** c/o Douglas T. Mormello, Jr., Esquire, 922 Bustleton Pike, Feasterville, PA 19053.

Attorney: **DOUGLAS T. MORMELLO, JR.**, 922 Bustleton Pike, Feasterville, PA 19053.

WALTER, LINDA RAYE, dec'd.

Late of Lower Southampton Township, Bucks County, PA.

Administrator: **RICHARD BARRY WALTER** c/o Nathan Snyder, Esq., 3070 Bristol Pike, Bldg. 2, Ste. 204, Bensalem, PA 19020.

Attorney: **NATHAN SNYDER**, Law Office of Nathan Snyder, 3070 Bristol Pike, Bldg. 2, Ste. 204, Bensalem, PA 19020.

WALTERS, SALLY WILSON a/k/a **SALLY WALTERS**, dec'd.

Late of Southampton, Upper Southampton Township, Bucks County, PA.

Administratrix: **VERONICA WALTERS**, 784 Edden Ct., Southampton, PA 18966.

WOLSET, CATHERINE MARIE, dec'd.

Late of Fairless Hills, Bucks County, PA.

Administrator: **JOHN W. WOLSET**, 117 Green Lynne Drive, Levittown, PA 19057.

YURKOVICH, DOROTHY M., dec'd.

Late of Fairless Hills, Falls Twp., Bucks County, PA.

Executrix: **TERESA L. SMART**, 210 Norsam Dr., Langhorne, PA 19047.

Attorney: **SCOTT D. BLOOM**, Law Office of Scott D. Bloom, 1033A Mill Creek Dr., Feasterville, PA 19053.

Second Publication

BARRETT, ANNA M., dec'd.

Late of Bensalem Township, Bucks County, PA.

Executrix: **SANDRAMARIE BARRETT**, 2217 Apple Way, Bensalem, PA 19020.

Attorney: **SAMUEL G. FORTE**, 9225 Frankford Ave., Philadelphia, PA 19114.

BARRETT, RONALD W., dec'd.

Late of Bristol Township, Bucks County, PA.

Co-Executors: **RONALD W. BARRETT, JR.** and **THOMAS J. BARRETT** c/o J. William Widing, Esq., Kozloff Stoudt, 2640 Westview Drive, Wyomissing, PA 19610.

Attorney: **J. WILLIAM WIDING**, Kozloff Stoudt, 2640 Westview Drive, Wyomissing, PA 19610.

BRETZIUS, DEBRA ANN, dec'd.

Late of Plumstead Township, Bucks County, PA.

Administrator: **MARC BRETZIUS** c/o Michael W. Mills, Esq., 131 W. State St., P.O. Box 50, Doylestown, PA 18901.

Attorney: **MICHAEL W. MILLS**,
Antheil Maslow & MacMinn, LLP, 131
W. State St., P.O. Box 50, Doylestown,
PA 18901.

CHIDESTER, LOIS MAE, dec'd.

Late of Middletown Township, Bucks
County, PA.

Executors: **CRAIG HITCHEN** and
DONNA J. WENGIEL, Two N. State
St., Newtown, PA 18940.

Attorney: **DONNA J. WENGIEL**,
Stuckert and Yates, Two N. State St.,
Newtown, PA 18940.

CROSS, CAROLYN WANDA a/k/a
CAROLYN CROSS, dec'd.

Late of Langhorne, Bucks County, PA.

Executor: **BRIAN JOSEPH CROSS**,
SR. c/o Daniel J. Savage, Esquire, P.O.
Box 176, Warrington, PA 18976.

Attorney: **DANIEL J. SAVAGE**, P.O.
Box 176, Warrington, PA 18976.

D'ALONZO, ROSA, dec'd.

Late of Warrington, Bucks County, PA.

Administrator: **JOSEPH D'ALONZO**,
729 Chapel Hill West, Horsham, PA
19044.

DISCHINGER, MARY C. a/k/a **MARY
CARROLL DISCHINGER**, dec'd.

Late of Doylestown Borough, Bucks
County, PA.

Executor: **FRANK E. DISCHINGER**,
III c/o Grim, Biehn & Thatcher, 104 S.
6th Street, P.O. Box 215, Perkasio, PA
18944-0215.

Attorney: **GREGORY E. GRIM**, Grim,
Biehn & Thatcher, 104 S. 6th Street, P.O.
Box 215, Perkasio, PA 18944-0215.

DUGGAN, JACQUELINE MYRIE a/k/a
JACKIE DUGGAN, dec'd.

Late of Richlandtown Borough, Bucks
County, PA.

Administrator: **MICHAEL ALLEN
RUNYAN**, P.O. Box 714, Richlandtown,
PA 18955.

FELDMAN, RHODA, dec'd.

Late of Warminster, Bucks County, PA.

Executrix: **MIRIAM FELDMAN**, 968
N. Main Avenue, Richland, NJ 08350.

GORMAN, ROBERT H., dec'd.

Late of Middletown Township, Bucks
County, PA.

Executrix: **REBECCA H. GORMAN**
a/k/a **REBECCA HOLT GORMAN** c/o
Jeremy A. Wechsler, Esq., 1040 Stony
Hill Rd., Ste. 150, Yardley, PA 19067.

Attorney: **JEREMY A. WECHSLER**,
Curtin & Heefner LLP, 1040 Stony Hill
Rd., Ste. 150, Yardley, PA 19067.

GRABOWSKI, FLORENCE MARIE a/k/a
FLORENCE M. GRABOWSKI and
FLORENCE GRABOWSKI, dec'd.

Late of Bensalem Township, Bucks
County, PA.

Executrix: **KAREN PEAHOTA** a/k/a
KAREN MARIE PEAHOTA c/o
Maureen L. Anderson, Esq., 605 Farm
Ln., Doylestown, PA 18901.

Attorney: **MAUREEN L. ANDERSON**,
Maureen L. Anderson Elder Law, 605
Farm Ln., Doylestown, PA 18901.

GROSS, CAROL L., dec'd.

Late of Upper Southampton, Bucks
County, PA.

Executor: **JAMES R. GROSS, III**, 620
Nicole Drive, Southampton, PA 18966.

HIBBS, JOSEPH D., JR., dec'd.

Late of Bristol Township, Bucks County,
PA.

Administratrix: **JILLIAN
DiSABATINO**, 7 McKinley Ave.,
Blackwood, NJ 08012.

HILSON, MARGOT J., dec'd.

Late of Middletown Township, Bucks
County, PA.

Executrix: **DONNA J. WENGIEL**, Two
N. State St., Newtown, PA 18940.

Attorney: **DONNA J. WENGIEL**,
Stuckert and Yates, Two N. State St.,
Newtown, PA 18940.

JANUSZ, ANNE MARIE, dec'd.

Late of Newtown Township, Bucks
County, PA.

Executor: **PHILLIP I. MOSBY**, 3 Short
Drive, Pine Hill, NJ 08021.

Attorney: **MARC I. RICKLES**, 626 S.
State Street, Newtown, PA 18940.

JONES, RICHARD a/k/a **RICHARD
JONES, JR.**, dec'd.

Late of Doylestown, Bucks County, PA.

Executor: **RICHARD R. JONES**, 6702
Kings Highway South, Zionsville, PA
18092.

Attorney: **ADRIAN L. MEYER**, 62 N.
Church Street, Doylestown, PA 18901.

KIEFFER, CHARLES JOSEPH a/k/a
CHARLES J. KIEFFER, dec'd.

Late of Langhorne, Middletown, Bucks
County, PA.

Executrix: **DARICE RICHMOND**, 1025
Jeffrey Ln., Langhorne, PA 19047.

KORYTOWSKI, MARY, dec'd.

Late of Morrisville Borough, Bucks County, PA.

Executor: **EDWARD B. KORYTOWSKI, JR.** a/k/a **EDWARD BENJAMIN KORYTOWSKI, JR.** c/o Jeremy A. Wechsler, Esq., 1040 Stony Hill Rd., Ste. 150, Yardley, PA 19067.

Attorney: **JEREMY A. WECHSLER**, Curtin & Heefner LLP, 1040 Stony Hill Rd., Ste. 150, Yardley, PA 19067.

LAGANA, DOROTHY M. a/k/a **DOROTHY MAE LAGANA**, dec'd.

Late of Perkasio Township, Bucks County, PA.

Executor: **SAMUEL L. LAGANA** c/o Steven A. Cotlar, Esq., 23 West Court Street, Doylestown, PA 18901.

Attorney: **STEVEN A. COTLAR**, Law Office of Cotlar & Cotlar, 23 West Court Street, Doylestown, PA 18901.

MARIANI, ROSALIE B., dec'd.

Late of Falls Township, Bucks County, PA.

Executor: **ANTHONY GUIDO MARIANI** c/o Joseph P. Caracappa, Esquire, Newtown Pavilion, 6 Penns Trail, Suite 202, Newtown, PA 18940.

Attorney: **JOSEPH P. CARACAPPA**, Caracappa Cook Scott & Ramagli PC, Newtown Pavilion, 6 Penns Trail, Suite 202, Newtown, PA 18940.

MAZER, NINA BORRAS a/k/a **NINA P. MAZER**, dec'd.

Late of Warwick Township, Bucks County, PA.

Executrix: **ZENA WHALEN** a/k/a **ZENA MARINA WHALEN** c/o Law Offices of Michelle C. Berk, P.C., 1300 Virginia Drive, Suite 325A, Fort Washington, PA 19034.

Attorneys: **LAW OFFICES OF MICHELLE C. BERK, P.C.**, 1300 Virginia Drive, Suite 325A, Fort Washington, PA 19034.

McGINLEY, NEIL E., dec'd.

Late of Richland Township, Bucks County, PA.

Administrator: **RYAN WAYNE McGINLEY** c/o Kolb, Vasiliadis, Florenz & Recchiuti, LLC, 60 W. Broad Street, Suite 303, Bethlehem, PA 18018.

Attorney: **MICHAEL RECCHIUTI**, Kolb, Vasiliadis, Florenz & Recchiuti, LLC, 60 W. Broad Street, Suite 303, Bethlehem, PA 18018.

MESZAROS, KARL L., dec'd.

Late of Warrington, Bucks County, PA.
Executor: **FRANK MESZAROS**, 612 Kneeder Road, North Wales, PA 19454.

MINNER, LINDA MARIE, dec'd.

Late of Bensalem Township, Bucks County, PA.

Administrator: **KENNETH RANDOLPH MINNER, JR.**

Attorney: **DAVID E. SCHWAGER**, 183 Market Street, Suite 100, Kingston, PA 18704-5444.

MORRIS, LORETTA K., dec'd.

Late of Warrington Township, Bucks County, PA.

Executrix: **JEANETTE M. SMITH** c/o John S. Benson, Esquire, 18 N. Main Street, Doylestown, PA 18901.

Attorney: **JOHN S. BENSON**, 18 N. Main Street, Doylestown, PA 18901.

MURPHY, JAMES, dec'd.

Late of Kintnersville, Bucks County, PA.
Administratrix: **COLLEEN TABACHECK**, 228 Acme Ave., Cheswick, PA 15024.

O'BARA, PATRICIA M., dec'd.

Late of Lower Southampton Township, Bucks County, PA.

Executor: **ROBERT M. O'BARA** c/o Maureen L. Anderson, Esq., 605 Farm Ln., Doylestown, PA 18901.

Attorney: **MAUREEN L. ANDERSON**, Maureen L. Anderson Elder Law, 605 Farm Ln., Doylestown, PA 18901.

RICHARDS, KATHRYN, dec'd.

Late of Bensalem Twp., Bucks County, PA.

Administratrix: **KAREN JOY NADAL** c/o William J. Salerno, Esquire, 220 Radcliffe Street, Bristol, PA 19007.

Attorney: **WILLIAM J. SALERNO**, 220 Radcliffe Street, Bristol, PA 19007.

RUST, RUTH A., dec'd.

Late of Doylestown Township, Bucks County, PA.

Executrix: **MAUREEN POLLAZZI** a/k/a **MAUREEN P. POLLAZZI**, 4315 Fretz Mill Road, New Hope, PA 18938.

Attorney: **JOHN D. BLUMENTHAL**, 179 N. Broad Street, Doylestown, PA 18901.

SCHMIDT, CHARLES L., JR., dec'd.

Late of Pennel Borough, Bucks County, PA.

Administratrix: **KIM MARIE SCHMIDT** c/o Joseph P. Caracappa, Esquire, Newtown Pavilion, 6 Penns Trail, Suite 202, Newtown, PA 18940.
Attorney: **JOSEPH P. CARACAPPA**, Caracappa Cook Scott & Ramagli PC, Newtown Pavilion, 6 Penns Trail, Suite 202, Newtown, PA 18940.

SCHUSTER, Yael Marga, dec'd.

Late of Bristol Township, Bucks County, PA.

Executrix: **JEAN LOU RYERSBACH**, 19 Mulberry Ln., Levittown, PA 19054.
Attorney: **YVETTE E. TAYLOR**, Law Offices of Taylor-Hachoose, 301 Oxford Valley Rd., Ste. 102A, Yardley, PA 19067.

SCULLY, ELIZABETH A., dec'd.

Late of Yardley Borough, Bucks County, PA.

Executor: **PHILIP H. RAKE** c/o Andrew Gavrin, Esq., 306 Clairemont Rd., Villanova, PA 19085.

Attorney: **ANDREW GAVRIN**, 306 Clairemont Rd., Villanova, PA 19085.

SHINER, MARGARET E., dec'd.

Late of Telford Borough, Bucks County, PA.

Executor: **CHARLES W. SHINER, III** c/o Melissa V. Bond, Esq., 16 N. Franklin St., Ste. 300A, Doylestown, PA 18901.

Attorney: **MELISSA V. BOND**, Bond & McCullough, 16 N. Franklin St., Ste. 300A, Doylestown, PA 18901.

SNYDER, KATHRYN A., dec'd.

Late of Sellersville Borough, Bucks County, PA.

Co-Executors: **KATHRYN A. BERGEY** and **EDWARD L. SNYDER** c/o Gregory E. Grim, Esquire, P.O. Box 215, Perkasio, PA 18944-0215.

Attorney: **GREGORY E. GRIM**, P.O. Box 215, Perkasio, PA 18944-0215.

SUDHAUS, WILLIAM G., dec'd.

Late of Lower Makefield Township, Bucks County, PA.

Executors: **WILLIAM STEPHEN SUDHAUS**, 1400 Liberty Ridge Dr., Ste. 100, Wayne, PA 19087 and **JOHN RANDOLPH SUDHAUS**, 942 Gainsway Rd., Yardley, PA 19067.

Attorney: **GARTH G. HOYT**, McNees Wallace & Nurick, LLC, 426 W. Lancaster Ave., Ste. 110, Devon, PA 19333.

TORONGO, MARJORIE E., dec'd.

Late of Newtown Township, Bucks County, PA.

Executrix: **ELIZABETH TORONGO LEACH**, 906 Mooring Circle, Stevensville, MD 21666.

Attorney: **THOMAS J. WALSH, III**, 3655 Route 202, Suite 105, Doylestown, PA 18902.

*Third and Final Publication***ARAVICH, ANTHONY A., JR.**, dec'd.

Late of Tincum Twp., Bucks County, PA.

Executors: **CRAIG ARAVICH** and **SHIRLEY ARAVICH** c/o Law Office of Cotlar & Cotlar, 23 W. Court St., Doylestown, PA 18901.

Attorney: **STEVEN A. COTLAR**, Law Office of Cotlar & Cotlar, 23 W. Court St., Doylestown, PA 18901.

CONCIO, DOROTHY ANN, dec'd.

Late of Bucks County, PA.

Executrix: **CHERYL CONLEN**.

Attorney: **CHRISTOPHER H. MEINZER**, MLO Associates, 516 Main Street, Pennsburg, PA 18073.

CONRAD, CATHERINE PATRICIA a/k/a

CATHERINE WOODS, dec'd.

Late of Langhorne, Lower Southampton Township, Bucks County, PA.

Executor: **JOHN FRANCIS CONRAD**, 1109 Sweet Briar Cir., Lower Gwynedd, PA 19002.

COPE, ROBERT G., dec'd.

Late of Haycock Township, Bucks County, PA.

Executor: **ROBERT G. COPE, JR.** c/o Robert G. Moffett, Esquire, 125 California Road, Quakertown, PA 18951.

Attorney: **ROBERT G. MOFFETT**, 125 California Road, Quakertown, PA 18951.

COSTELLO, DONNA M. a/k/a DONNA MARGARET COSTELLO, dec'd.

Late of Lower Makefield Township, Bucks County, PA.

Executrix: **MAUREEN P. COSTELLO**, 14 Glenolden Rd., Yardley, PA 19067.

Attorney: **JEFFREY S. NOWAK**, 95 Almshouse Road, Ste. 305, Richboro, PA 18954.

DAM, ALOYSIUS S., dec'd.

Late of Bristol Township, Bucks County, PA.

Administratrix: **RACHELMARIE DAM**, 802 Pennbrook Ave., Lansdale, PA 19446.

Attorney: **MARY KAY KELM**, Kilcoyne & Kelm, LLC, 418 Stump Road, Suite 103, Montgomeryville, PA 18936.

DeHART, ELEANOR I., dec'd.

Late of Bucks County, PA.

Administrator: **MICHAEL J. DeHART** c/o Michael E. Eisenberg, Esquire, 2935 Byberry Road, Suite 107, Hatboro, PA 19040.

Attorney: **MICHAEL E. EISENBERG**, 2935 Byberry Road, Suite 107, Hatboro, PA 19040.

EBERT, TIMOTHY D., dec'd.

Late of Lower Southampton Township, Bucks County, PA.

Administratrix: **MICHELLE EBERT** c/o Lesley M. Mehalick, Esq., 30 Cassatt Ave., Berwyn, PA 19312.

Attorney: **LESLEY M. MEHALICK**, McAndrews, Mehalick, Connolly, Hulse & Ryan, P.C., 30 Cassatt Ave., Berwyn, PA 19312.

FUCHS, JOHANNA MARIE, dec'd.

Late of Lower Southampton Township, Bucks County, PA.

Executor: **ROBERT W. FUCHS** c/o Gregory E. Grim, Esquire, P.O. Box 215, Perkasio, PA 18944-0215.

Attorney: **GREGORY E. GRIM**, P.O. Box 215, Perkasio, PA 18944-0215.

FUQUA, JERRY W., dec'd.

Late of Hilltown, Bucks County, PA.

Executrix: **RUTH E. FUQUA**, 1537 Hilltown Pike, Hilltown, PA 18927.

Attorney: **ADRIAN L. MEYER**, 62 N. Church Street, Doylestown, PA 18901.

GABEL, ELIZABETH A. a/k/a **BETTY A. GABEL**, dec'd.

Late of Perkasio Borough, Bucks County, PA.

Administrator: **NATHANIEL H. GABEL** c/o Gregory E. Grim, Esquire, P.O. Box 215, Perkasio, PA 18944-0215.

Attorney: **GREGORY E. GRIM**, P.O. Box 215, Perkasio, PA 18944-0215.

GARTON, DIANNE K., dec'd.

Late of Warminster, Hartsville, Bucks County, PA.

Executor: **HARRY E. GARTON**, 984 Log College Drive, Warminster, PA 18974.

GAUGHAN, RONALD J., dec'd.

Late of Bristol Township, Bucks County, PA.

Executrix: **JOAN M. YOUNGBLOOD** c/o George M. Riter, Esq., P.O. Box 7544, Ft. Washington, PA 19034.

Attorney: **GEORGE M. RITER**, Timoney Knox, LLP, P.O. Box 7544, Ft. Washington, PA 19034.

HIGGINS, DIANE E. a/k/a **DIANE E. BREZINSKEY**, dec'd.

Late of Bensalem, Bucks County, PA.

Administratrix: **DOREEN R. BAILEY**, 7 Mill Bend Road, Levittown, PA 19056.

Attorney: **HENRY A. CARPENTER, II**, 301 Oxford Valley Road, Suite 101B, Yardley, PA 19067.

HOFMANN, MARGOT, dec'd.

Late of Huntingdon Valley, Bucks County, PA.

Executor: **MARK H. HOFMANN**, 168 Beechwood Drive, Huntingdon Valley, PA 19006.

KNECHT, VERONICA C. a/k/a **KATIE KNECHT** and **VERONICA CATHERINE KNECHT**, dec'd.

Late of Fairless Hills, Bucks County, PA.

Administratrix: **JANICE DeWITT**, 12 Isle of Palms West, Bluffton, SC 29910.

Attorney: **THOMAS J. PROFY, IV**, 123 West Bridge Street, New Hope, PA 18938.

KNOX, JOSEPH JAMES, JR. a/k/a **JOSEPH J. KNOX, JR.**, dec'd.

Late of Warwick Township, Bucks County, PA.

Executor: **RICHARD E. SWEENEY**, 87 Orchard St., Adams, MA 01220.

Attorney: **RACHEL SHAFFER GERSIE**, Fendrick Morgan, 1950 Route 70 E., Ste. 200, Cherry Hill, NJ 08003.

LARLICK, EDWARD J., dec'd.

Late of Doylestown Township, Bucks County, PA.

- Executor: **DAVID A. LARLICK** c/o Daniella A. Horn, Esq., 2202 Delancey Place, Philadelphia, PA 19103.
 Attorney: **DANIELLA A. HORN**, Klenk Law, LLC, 2202 Delancey Place, Philadelphia, PA 19103.
- LOFFER, KENNETH J.**, dec'd.
 Late of West Rockhill Township, Bucks County, PA.
 Executrix: **DOROTHY W. LOFFER** c/o Grim, Biehn & Thatcher, 104 S. 6th Street, P.O. Box 215, Perkasie, PA 18944-0215.
 Attorney: **DIANNE C. MAGEE**, Grim, Biehn & Thatcher, 104 S. 6th Street, P.O. Box 215, Perkasie, PA 18944-0215.
- McCOLLICK, EDWARDEEN** a/k/a **EDWARDEEN JANCZEWSKA McCOLLICK**, dec'd.
 Late of Bensalem Township, Bucks County, PA.
 Executor: **STEVEN McCOLLICK**, 439 Vale Road, Southampton, PA 18966.
 Attorney: **CAROL B. McCULLOUGH**, 3554 Hulmeville Road, #102, Bensalem, PA 19020.
- McGARRIGLE, RICHARD D.** a/k/a **DICK McGARRIGLE**, dec'd.
 Late of Warwick Township, Bucks County, PA.
 Co-Executors: **CHARLES H. PLACE, JR.**, 868 Burgoorf Drive, Ambler, PA 19002 and **LEOPOLD R. GREEN**, 2528 Terrace Dr., East Norriton, PA 19401.
- MINTER, CHARLES L.**, dec'd.
 Late of Lower Makefield Township, Bucks County, PA.
 Executrix: **DOROTHY V. MINTER** c/o Gerald E. Darling, Esq., 1025 Laurel Oak Rd., Voorhees, NJ 08043.
 Attorney: **GERALD E. DARLING**, Archer & Greiner, P.C., 1025 Laurel Oak Rd., Voorhees, NJ 08043.
- MULLEN, AGNES V.** a/k/a **AGNES VESPE MULLEN**, dec'd.
 Late of Upper Makefield Township, Bucks County, PA.
 Executrices: **JOAN M. YBORRA** and **KATHLEEN M. CURLETT** c/o Donna J. Wengiel, Esq., Two N. State St., Newtown, PA 18940.
 Attorney: **DONNA J. WENGIEL**, Stuckert and Yates, Two N. State St., Newtown, PA 18940.
- O'HARA, KEVIN P.**, dec'd.
 Late of Bensalem Township, Bucks County, PA.
 Executor: **KEVIN J. O'HARA**, 504 Essex Avenue, Norwood, PA 19074.
 Attorney: **STEPHEN MOLINEUX**, 227 MacDade Blvd., Collingdale, PA 19023.
- PEAHOTA, BARRY**, dec'd.
 Late of Langhorne, Bucks County, PA.
 Executor: **CHRISTOPHER SCOTT HAIST**, 183 White Swan Way, Langhorne, PA 19047.
- ROBINSON, CLAIRE JANE** a/k/a **C. JANE ROBINSON**, dec'd.
 Late of Warminster, Warminster Township, Bucks County, PA.
 Executrix: **MARY ANN ROBINSON**, 1163 Pynchon Hall Road, West Chester, PA 19382.
 Attorney: **ANDREW P. GRAU**, 911 Easton Road, P.O. Box 209, Willow Grove, PA 19090.
- SCHOLL, JACQUELYN** a/k/a **JACQUELYN DURST**, dec'd.
 Late of Northampton Township, Bucks County, PA.
 Executor: **JAMES SCHOLL** a/k/a **JIM SCHOLL** c/o Cordes Law LLC, 27 South State Street, Newtown, PA 18940.
 Attorney: **ANDREW J. CORDES**, Cordes Law LLC, 27 South State Street, Newtown, PA 18940.
- SHUHART, HARVEY A., JR.** a/k/a **HARVEY ALBERT SHUHART, JR.**, dec'd.
 Late of Doylestown, Bucks County, PA.
 Executrix: **JANET K. SHUHART**, 125 Willowbrook Drive, Doylestown, PA 18901.
- SMITH, JEANNETTE A.**, dec'd.
 Late of Ivyland, Bucks County, PA.
 Administrator: **STEVEN L. STROHECKER, SR.** c/o Helen Strohecker, 17 Cranberry Lake Dr., Little Egg Harbor, NJ 08087.
- WINSLADE, MARJORIE A.**, dec'd.
 Late of Upper Makefield Township, Bucks County, PA.
 Administrator: **JESSE WINSLADE** c/o Marc I. Rickles, Esquire, 626 S. State Street, Newtown, PA 18940.
 Attorney: **MARC I. RICKLES**, Kardos, Rickles & Hand, P.C., 626 South State Street, Newtown, PA 18940.

Foreign Corporation

CANELLA HOMES INC., a corporation organized under the laws of the state of New York, has applied for registration in Pennsylvania under the provisions of Chapter 4 of the Associations Code. The address of its principal office under the laws of the jurisdiction of formation is 12 Greentree Ave., Farmingville, NY 11738 and the address of its proposed registered office in this Commonwealth is 3103 Hulmeville Rd., Ste. 200, Bensalem, PA 19020.

Oct. 19

Miscellaneous

IN THE COURT OF COMMON PLEAS
OF BUCKS COUNTY, PENNSYLVANIA
CIVIL ACTION—LAW
NO. 2023-04759

**WELLS FARGO BANK, NA s/b/m
WACHOVIA BANK, NATIONAL
ASSOCIATION**, Plaintiff

vs.

**Jessica Millar, as Believed Heir and/
or Administrator of the Estate of
Theresa Millar a/k/a Theresa B. Millar;
Kristen Millar, as Believed Heir and/or
Administrator of the Estate of Theresa
Millar a/k/a Theresa B. Millar; Unknown
Heirs and/or Administrators of the Estate
of Theresa Millar a/k/a Theresa B. Millar
(if any)**, Defendant(s)

NOTICE OF ACTION IN
MORTGAGE FORECLOSURE

**TO: Jessica Millar, as Believed Heir
and/or Administrator of the Estate of
Theresa Millar a/k/a Theresa B. Millar;
Kristen Millar, as Believed Heir and/or
Administrator of the Estate of Theresa
Millar a/k/a Theresa B. Millar; Unknown
Heirs and/or Administrators of the Estate
of Theresa Millar a/k/a Theresa B. Millar
(if any)**

You are hereby notified that Plaintiff, Wells Fargo Bank, NA s/b/m Wachovia Bank, National Association, filed an Action in Mortgage Foreclosure endorsed with a Notice to Defend, in the Court of Common Pleas of Bucks County, Pennsylvania, docketed to No. 2023-04759, seeking to foreclose the mortgage secured by the real estate located at 49 Chase Avenue, Warminster, PA 18974.

A copy of the Action in Mortgage Foreclosure will be sent to you upon request to the Attorney for the Plaintiff, Manley Deas Kochalski LLC, P. O. Box 165028, Columbus, OH 43216-5028. Phone (614) 220-5611.

You have been sued in court. If you wish to defend against the claims in this notice, you must take action within twenty (20) days after this publication, 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 proceed without you and a judgment 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 NOTICE
TO YOUR LAWYER AT ONCE. IF YOU
DO NOT HAVE LAWYER OR CANNOT
AFFORD ONE, GO TO OR TELEPHONE
THE OFFICE SET FORTH BELOW TO
FIND OUT WHERE YOU CAN GET LEGAL
HELP.**

LAWYER REFERRAL SERVICE

Lawyer Referral Service of the
Bucks County Bar Association

135 East State Street

P.O. Box 300

Doylestown, PA 18901

(215) 348-9413 or (888) 991-9922

Oct. 19

NO. 2023-A9074

In Re: A.M.Z.

TO: CHRISTINA GALLO

A Petition has been filed by the Bucks County Children and Youth Social Services Agency to Involuntarily Terminate your Parental Rights with respect to the child, A.M.Z. A Hearing on the Petition has been fixed for 9:30 a.m. on November 16, 2023 in Courtroom 260 of the Bucks County Justice Center, 100 N. Main Street, Doylestown, Pennsylvania. Should you wish to defend the Petition, you should take this Notice to your lawyer at once. If you do not have a lawyer or cannot afford one, call the Bucks County Bar Association at (215) 348-9413.

Take notice of an option that may be available to you to have Post-Adoption contact with your birth child pursuant to Act 101 of 2010. Under the law, it is possible for a written agreement for continuing contact entered into voluntarily by a birth parent, birth relative, adoptive parent(s) and children age 12 or older to be enforced by the Court. Such contact may take different forms. To consider this option you must immediately contact Amy Cromer, your caseworker from the Bucks County Children and Youth Social Services Agency at (215) 348-6900.

Chelsey D. Jackman, Esquire
Bucks County Law Department
Attorney for Petitioner
55 E. Court Street
Doylestown, PA 18901
(215) 340-8042

Oct. 19

NO. 2023-A9074

In Re: A.M.Z.**TO: DANIEL ZEHNDER**

A Petition has been filed by the Bucks County Children and Youth Social Services Agency to Involuntarily Terminate your Parental Rights with respect to the child, A.M.Z. A Hearing on the Petition has been fixed for 9:30 a.m. on November 16, 2023 in Courtroom 260 of the Bucks County Justice Center, 100 N. Main Street, Doylestown, Pennsylvania. Should you wish to defend the Petition, you should take this Notice to your lawyer at once. If you do not have a lawyer or cannot afford one, call the Bucks County Bar Association at (215) 348-9413.

Take notice of an option that may be available to you to have Post-Adoption contact with your birth child pursuant to Act 101 of 2010. Under the law, it is possible for a written agreement for continuing contact entered into voluntarily by a birth parent, birth relative, adoptive parent(s) and children age 12 or older to be enforced by the Court. Such contact may take different forms. To consider this option you must immediately contact Amy Cromer, your caseworker from the Bucks County Children and Youth Social Services Agency at (215) 348-6900.

Chelsey D. Jackman, Esquire
Bucks County Law Department
Attorney for Petitioner
55 E. Court Street
Doylestown, PA 18901
(215) 340-8042

Oct. 19

Trust Notice

Notice is hereby given that the settlor of the revocable trust set forth below has died, and no personal representative has been appointed for said decedent's estate. All persons having claims or demand against said decedent are requested to make known the same and all persons indebted to said decedent are requested to make payment without delay to the trustee or the trustee's attorney as named below:

*Second Publication***KONIECZNY, JOSEPH M.**, dec'd.

Late of Sellersville, Bucks County, PA.

Trustee: **JOSEPH M. KONIECZNY, JR.**, 14313 Flomation Court, Centreville, VA 20121.Attorney: **CHRISTOPHER R. WOLF**, 166 Allendale Road, King of Prussia, PA 19406.*Third and Final Publication***KARL KELLER REVOCABLE DEED OF TRUST DATED JANUARY 6, 1998, AS AMENDED AND RESTATED.****KELLER, KARL**, dec'd.

Late of Warminster Township, Bucks County, PA.

Trustee: **KARIN KELLER**, 645 Lily Rd., Warminster, PA 18974.Attorney: **ANTHONY L. LOSCALZO**, Floral Vale Professional Park, 410 Floral Vale Blvd., Yardley, PA 19067-5526.**VOGEL, MARJORIE M.** a/k/a **MARGIE VOGEL**, dec'd.

Late of Newtown Borough, Bucks County, PA.

Trustees: **KEITH L. VOGEL**, 1515 Nassau Bay, Houston, TX 77058 and**TIMOTHY C. VOGEL**, 14 Essex Lane, Langhorne, PA 19047.