

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

Donagher, Lynda Susan a/k/a Lynda Susan Attick Donagher, dec'd.

Late of Silver Spring Twp.
Co-Administrator: Kyle R. Donagher
Co-Administrator: Rhett Q. Donagher.
Attorney.: Aaron C. Jackson
Jackson Law Firm, PLLC
1215 Manor Dr., #202,
Mechanicsburg, PA 17055.

Duffy, Kathleen Ann, dec'd.

Late of Upper Allen Twp.
Executrix: Maureen D. Zimmerman,
Attorney.: Brian J. Murren
Ball Murren & Connell, LLC
2303 Market St.
Camp Hill, PA 17011.

Etterman Amy E., a/k/a Amy Elizabeth Etterman, dec'd.

Late of Lower Allen Township.
Executrix: Katherine C. McGraw.
Attorney: Craig A. Hatch, Esq.
Halbruner, Hatch & Guise, LLP
3435 Market Street
Camp Hill, PA 17011.

Feidt, Lee N., dec'd.

Late of East Pennsboro Township.
Executor: Jeffrey L. Feidt.
Attorney: Andrew S. Withers, Esq.
Etzweiler and Withers
105 N. Front Street
Harrisburg, PA 17101.

Freed, Edgar A., a/k/a Edgar Allen Freed, dec'd.

Late of East Pennsboro Township.
Executor: Michelle Freed.
Attorney: Bangs Law Office, LLC
429 South 18th Street
Camp Hill, PA 16011.

Gobbel, Karl A., dec'd.

Late of Lower Allen Township.
Executrix: Tina D. Gobbel.
Attorney: Mark W. Allshouse, Esq.
15 Cove Road
Marysville, PA 17053.

Grove, Janet L. dec'd.

Late of Shippensburg Township.
Executrix: Diane Karper.
Attorney: Joel R. Zullinger, Eeq.
Zullinger-Davis-Trinh, PC
74 North Second Street
Chambersburg, PA 17201.

Grugan, Eulah Faye a/k/a Eulah Cook Grugan, Eulah C. Grugan, dec'd.

Late of Wormlysburg Borough.
Executor: Susan K. Rudy.
Attorney: James W. Kallas, Esq.
Kollas and Kennedy
1104 Fernwood Ave., Ste. 301
Camp Hill, PA 17011.

Hornberger, Dean L., dec'd.

Late Of Monroe Township.
Executor: Eric A. Hornberger.
Attorney: MacGregor J. Brillhart
Saxton and Stump
Department Susquehanna Commerce
Center
221 West Philadelphia Street, Suite 600
York, PA 17401.

Jackson, Lynne C., dec'd.

Executor: Carl O. Jackson.
 Attorney: None.

McPherson, Ann Marie, dec'd.

Late of East Pennsboro Township.
 Administrator: Harry L. Boyer.
 Attorney: Elizabeth H. Feather, Esq.
 Caldwell & Kearns, P.C.
 3631 North Front Street
 Harrisburg, PA 17110.

Miller, Jr., Charles O., dec'd.

Late of Silver Spring Township.
 Executor: Sharon M. Gregg.
 Attorney: Mark E. Halbruner, Esq.
 Halbruner, Hatch & Guise, LLP
 3435 Market Street
 Camp Hill, PA 17011

Murtorff, Phyllis D., a/k/a Phyllis Durnin Murtorff a/k/a Phyllis J. Murtorff, dec'd.

Late of Cumberland County.
 Executor: Wayne A. Durnin a/k/a Wayne Arthur Durnin.
 Attorney: David A. Baric, Esq.
 Baric Scherer LLC
 19 West South Street
 Carlisle, PA 17013.

Muskey, Leonard John, dec'd.

Late of E. Pennsboro Twp.
 Executor: Joseph Paul Muskey.
 Attorney: Morgan Cassel, Esq.
 624 N. Front St.
 Wormleysburg, PA 17043.

Paull, Gloria J. a/k/a Gloria June Paull a/k/a June E. Paull a/k/a June Etter Paull, dec'd.

Late of Silver Spring Township.
 Executrix: Jan L. Andrick.
 Attorney: Charles E. Shields, III, Esq.
 6 Clouser Rd.
 Mechanicsburg, Pennsylvania 17055.

Rowlands, Robert Morgan, a/k/a Bob Rowlands, dec'd.

Late of Mechanicsburg.
 Executor: Robert Soop.
 Attorney: None.

Soisson, Mark T., dec'd.

Late of Lower Allen Township.
 Executrix: Karen M. Christian a/k/a Karen Marie Christian.
 Attorney: Ryan A. Webber, Esq.
 Webber Law, PLLC
 5000 Ritter Road, Suite 202
 Mechanicsburg, PA 17055.

Vaughn, Howard L., dec'd.

Late of North Newton Township.
 Co-Executor: Garnet Lee Vaughn
 Co-Executor: Scott A. Vaughn.
 Attorney: Marcus A. McKnight, III, Esq.
 Irwin & McKnight, P.C.
 60 West Pomfret Street
 Carlisle, PA 17013.

Wade, Ann Neese, dec'd.

Late of Lower Allen Township.
 Executor: James A. Wade.
 Attorney: James J. Mccarthy, Jr., Esq.
 2041 Herr Street
 Harrisburg, PA 17103.

Wilt, Diana E., dec'd.

Late of Spring Township
 Executor: Michael J. Wilt.
 Attorney: James D. Hughes, Esq.
 Salzman Hughes PC
 354 Alexander Spring Road, Suite 1
 Carlisle, PA 17015.

SECOND PUBLICATION

Barclay, Daniel Scott, dec'd.

Late of Mechanicsburg Borough.
 Administrator: Bruce K. Barclay.
 Attorney: Edmund G. Myers, Esq.
 Johnson Duffie
 301 Market Street
 Lemoyne, PA 17043.

Bushey, Glenn W., a/k/a Glenn William Bushey, dec'd.

Late of Upper Allen Township.
 Executrix: Linda J. Caber.
 Attorney: Scott W. Morrison, Esq.
 6 West Main Street
 P.O. Box 232
 New Bloomfield, PA 17068.

Butala, Brandy Marie, dec'd.

Late of Lower Allen Township.
 Administratrix: Tammy L. Fromm.
 Attorney: Andrew H. Shaw, Esq.
 2011 W. Trindle Road
 Carlisle, PA 17013.

Calaman, Ruby F., dec'd.

Late of Cumberland County.
 Executor: Ritchie L. Gayman.
 Attorney: Stephanie E. Chertok, Esq.
 Allied Attorneys of Central Pennsylvania,
 LLC
 61 West Louther St.
 Carlisle, PA 17013.

Dorset, Barbara Ellen, dec'd.

Late of South Middleton Township.
 Executrix: Renee C. Peters.
 Attorney: Suzanne Spencer Abel, Esq.
 Andrews Johnson & Braught
 78 West Pomfret Street
 Carlisle, PA 17013.

Fordon, John, dec'd.

Late of Wormlysburg.
 Executrix: Nancy L Guardia.
 Attorney: Gregory M. Lane, Esq.
 2617 N 2nd Street
 Harrisburg, PA 17110.

Frock, Kenneth K., a/k/a Kenneth Keefer Frock, dec'd.

Late of Southampton Township.
 Executrix: Michelle R. Keyes.
 Attorney: Jared S. Childers, Esq.
 Murphy & Childers, P.C.
 237 East Queen Street
 Chambersburg, PA 17201.

Fulmer, Sandra J., dec'd.

Late of Upper Allen Township.
 Co-Executor: Marjorie C. Fulmer
 Co-Executor: Pamela M. Consorti.
 Attorney: Jessica Fisher Greene, Esq.
 Walters & Galloway, PLLC
 54 East Main Street
 Mechanicsburg, PA 17055.

Gillmore, Margaret S., dec'd.

Late of Hampden Township.
 Co-Executrix: Alice G. Moulton.
 Co-Executrix: Michelle E. Dixon.
 Attorney: Edward P. Seeber, Esq.
 JSDC Law Offices
 Suite C-400
 555 Gettysburg Pike
 Mechanicsburg, PA 17055.

Grassman, Gerald C., dec'd.

Late of Lower Allen Township.
 Executor Julie G. Parks.
 Attorney: Mark E. Halbruner, Esq.
 Halbruner, Hatch & Guise, LLP
 3435 Market Street
 Camp Hill PA 17011.

Haskell, Caroline, dec'd.

Late of Upper Allen Township.
 Executor: Kathryn Johnson.
 Attorney: Craig A. Hatch, Esq.
 Halbruner, Hatch & Guise, LLP
 3435 Market Street
 Camp Hill, PA 17011.

Mowbray, Natalie B. a/k/a Natalie A. Mowbray, dec'd.

Late of South Middletown Township.
 Co-Executrix: Marjorie K.M. Van Scyoc
 Co-Executrix: Jana N. Mowbray.
 Attorney: Andrew H. Shaw, Esq.
 2011 W. Trindle Road
 Carlisle, PA 17013.

Phipps, Christina J., a/k/a**Christina Jo Phipps**, dec'd.

Late of Monroe Township.
 Executrix: Linda L. Epley.
 Attorney: George F. Douglas, III, Esq.
 Salzmann Hughes PC
 354 Alexander Spring Road, Suite I
 Carlisle, PA 17015.

Schnick, Chester A., a/k/a Chester Allen Schnick, dec'd.

Late of Hampden Township.
 Executrix: Cynthia A. Reed,
 Attorney: Andrew H. Shaw, Esq.
 2011 W. Trindle Road
 Carlisle, PA 17013.

Scotto, Donna Jean, a/k/a Donna J. Scotto, dec'd.

Late of Silver Spring Township.
 Executor: Travis Scotto
 Attorney: Peter J. Russo, Esq.
 Law Offices of Peter J. Russo, P.C.
 245 Grandview Ave, Suite 102
 Camp Hill, PA 17011.

Sheaffer, H. Joanne, dec'd.

Late of East Pennsboro Township.
 Executrix: Cathleen A. Sheaffer.
 Attorney: Edward P. Seeber, Esq.
 JSDC Law Offices
 Suite C-400
 555 Gettysburg Pike
 Mechanicsburg, PA 17055.

THIRD PUBLICATION**Blackwell Jr., Charles C.** dec'd.

Late of Lower Allen Township.
 Executrix: Andria L. Blackwell.
 Attorney: Vance Antonacci, Esq.
 McNees Wallace & Nurick LLC
 570 Lausch Lane, Suite 200
 Lancaster, PA 17601.

Brode, Robert B., dec'd.

Late of Cumberland.
 Executor: Andrew Robert Brode.
 Attorney: Stephanie E. Chertok, Esq.
 Allied Attorneys of Central
 Pennsylvania, LLC
 61 West Louther St.
 Carlisle, PA 17013.

Gensler, Sandra E., a/k/a Sandra Ellen Gensler, dec'd.

Late of Hampden Township.
 Executor: Joseph R. Gouse.
 Attorney: Lauren E. Kays, Esq.
 Bogar & Hipp Law Offices, LLC
 One West Main Street
 Shiremanstown, PA 17011.

Hertz, Nancy Alyson, dec'd.

Late of Carlisle.
 Administrator: Jonathan Bair.
 Attorney: Chad Julius
 8150 Derry Street
 Harrisburg, PA 17111.

Lepley, Richard C., dec'd.

Late of Lower Allen Township.
 Executrix: Marsha Ann Lepley.
 Attorney: Jessica Fisher Greene, Esq.
 Walters & Galloway, PLLC
 54 East Main Street
 Mechanicsburg, PA 17055.

Lupfer, Allen R., dec'd.

Late of Carroll Township.
 Executor: Kimberly A. Lupfer.
 Attorney: George F. Douglas, III, Esq.
 Salzmann Hughes PC
 354 Alexander Spring Road, Suite 1
 Carlisle, PA 17015.

McNichol, Dorothea B., dec'd.
 Late of Cumberland County.
 Executrix: Susan L. Mowery a/k/a
 Susan M. Mowery.
 Attorney: David A. Baric, Esq.
 Baric Scherer LLC
 19 West South Street
 Carlisle, PA 17013.

Miller, Howard Taylor a/k/a Howard T. Miller, dec'd.
 Late of Lower Allen Township.
 Executrix: Chelsea Marie Holliday.
 Attorney: Robert M. Walker, Esq.
 Law Offices of Robert M. Walker, LLC
 23 Central Boulevard
 Camp Hill, PA 17011.

Miller, Joanne Martha a/k/a Joanne M. Miller, dec'd.
 Late of Hampden Township
 Executrix: Doris M. Albrecht.
 Attorney: Ann M. Charles, Esq.
 Walters & Galloway, PLLC
 54 East Main Street
 Mechanicsburg, PA 17055.

Morgan, Timothy I., dec'd.
 Late of Silver Spring Township. Executor:
 Criste M. Allen.
 Attorney: Murrel R. Walters, III, Esq.
 Walters & Galloway, PLLC
 54 East Main Street
 Mechanicsburg, PA 17055.

Powell Sandra Lynn, a/k/a Sandra Powell, dec'd.
 Late of Hampden Township.
 Executrix: Teresa Arnold.
 Attorney: Sean M. Shultz, Esq.
 Saidis, Shultz & Fisher
 100 Sterling Parkway, Suite 300
 Mechanicsburg, Pennsylvania 17050.

Rickabaugh, Lillian Louise, dec'd.
 Late of Upper Frankford Township.
 Executor: Shawn Rickabaugh.
 Attorney: Sheri D. Coover, Esq.
 Coover & Associates, PLLC,
 2 S. Hanover Street
 Carlisle, Pa 17013.

Roman, Walter J., dec'd.
 Late of Cumberland County.
 Executrix: Sandra L. Long.
 Attorney: Michael A. Scherer, Esq.
 Baric Scherer LLC
 19 West South Street
 Carlisle, PA 17013.

Turnbaugh, George W., dec'd.
 Late of East Pennsboro Township.
 Executor: Stephanie R. Larkin.
 Attorney: James D. Hughes, Esq.
 Salzman Hughes PC
 354 Alexander Spring Road, Suite 1
 Carlisle, PA 17015.

Vereen, Larry E., dec'd.
 Late of Carlisle.
 Executrix: Kelli F. Pope.
 Attorney: None.

Wolfe, Gerald K., dec'd.
 Late of South Middleton Township.
 Executrix: Kimberly K. Dolan.
 Attorney: Jessica Fisher Greene,
 Esq. Walters & Galloway, PLLC
 54 East Main Street
 Mechanicsburg, PA 17055

**LEGAL NOTICE OF
CHANGE OF NAME**

**In the Court of Common
Pleas of Cumberland County,
Pennsylvania**

No. 2025 - 09748-3

In re: Michelle Amber Miller

To: all persons interested

NOTICE IS HEREBY GIVEN, that the Petition for Change of Name of Michelle Amber Miller will be heard February 24, 2026, at 2:30 p.m., in Courtroom No. 4 of the Cumberland County Courthouse, Carlisle, Pennsylvania. Date of Filing of Petition: 10/24, 2025. Name to be Changed: from MichelleAmberMiller to Mischelle Amber Miller. Any person interested may appear and show cause, if any they have, why the prayer of the said Petition should not be granted.

David E. Wilson
227 N. High St.
P.O. Box 116
Duncannon, PA 17020

NOTICE

To Misty Brennan

IN RE: IN THE COURT OF COMMON
PLEAS CUMBERLAND COUNTY,
PENNSYLVANIA
ORPHAN'S COURT DIVISION
ADOPTION OF R.M.

Date of Birth May 2024

NO. 66 ADOPTIONS 2024

A petition has been filed asking the Court to put an end to all rights you have to your child, R.M. The Court has set a hearing to consider ending your rights to your child. The hearing will be held in Courtroom No. 2 of the Cumberland County Courthouse, One Courthouse Square, Carlisle, Pennsylvania, on February 11, 2026, at 9:00 a.m. If you do not appear at the hearing, the Court may decide that you are not interested in retaining your rights to your child and your failure to appear may affect the Court's decision on whether to end your rights to your child. You are warned that even if you fail to appear at the scheduled hearing, the hearing will go on without you and your rights to your child may be ended by the Court without you being present. You have a right to be represented at the hearing by a lawyer.

You should take this paper 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 get legal help.

Cumberland County Bar Association
32 South Bedford Street
Carlisle, Pennsylvania 17013
717-249-3166

Charles F. Chenot, Esquire, Solicitor
Cumberland County Children
and Youth Services

NOTICE

To Bradley Boore

IN RE: IN THE COURT OF COMMON
PLEAS CUMBERLAND COUNTY,
PENNSYLVANIA
ORPHAN'S COURT DIVISION
ADOPTION OF R.M.

Date of Birth: May 2024

NO. 66 ADOPTIONS 2024

A petition has been filed asking the Court to put an end to all rights you have to your child, R.M. The Court has set a hearing to consider ending your rights to your child. The hearing will be held in Courtroom No. 2 of the Cumberland County Courthouse, One Courthouse Square, Carlisle, Pennsylvania, on February 11, 2026, at 9:00 a.m. If you do not appear at the hearing, the Court may decide that you are not interested in retaining your rights to your child and your failure to appear may affect the Court's decision on whether to end your rights to your child. You are warned that even if you fail to appear at the scheduled hearing, the hearing will go on without you and your rights to your child may be ended by the Court without you being present. You have a right to be represented at the hearing by a lawyer.

You should take this paper 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 get legal help.

Cumberland County Bar Association
32 South Bedford Street
Carlisle, Pennsylvania 17013
717-249-3166

Charles F. Chenot, Esquire, Solicitor
Cumberland County Children
and Youth Services

NOTICE

Notice is Hereby Given to all Parties Interested that the following Accounts With Statements of Proposed Distribution have been filed in the Office of the Clerk of Orphans' Court in the Courthouse in Carlisle, Pennsylvania, by the Accountants herein named where the same may be examined prior to being Presented to The Court of Common Pleas Orphans' Court Division Cumberland County Pennsylvania for Confirmation and Decrees of Distribution at 1:00 p.m., on February 10, 2026 in Courtroom No. 1

**Green
21-23-0520**

First and Final Account of Carol L. Green, Executrix for the Estate of Thomas J. Green, Late of Carlisle Borough, Cumberland County, Pennsylvania, Deceased

Kevin S. Koscil, Esq.

SHERIFF'S SALE

WEDNESDAY March 04, 2026

By virtue of Certain Writs of Execution, issued out of the Court of Common Pleas of Cumberland County, Pennsylvania, and to me directed, I will expose at public sale by public venue or outcry, at the Cumberland County Courthouse, in the Borough of Carlisle, Pennsylvania at 10:00 o'clock A.M., Prevailing Time, on the above date, the hereinafter mentioned real estate.

All parties in interest and Claimants are hereby notified that a Schedule of Distribution will be filed by the Sheriff on or before April 03, 2026 and that distribution will be made in accordance with said schedule unless exceptions are filed thereto within ten (10) days thereafter.

TERMS

As soon as the property is knocked down to a purchaser, 10% of the purchase price or all costs whichever may be higher, shall be delivered to the Sheriff. If the 10% payment is not made as requested, the Sheriff will direct the auctioneer to resell the property. The balance due shall be paid to the Sheriff by NOT LATER THAN Friday, March 20, 2026 at 12:00 noon, prevailing time, otherwise all money previously paid will be forfeited and the property will be resold on Wednesday April 1, 2026 at 10:00 A.M., prevailing time, in the Cumberland County Sheriff's Office, Courthouse, Carlisle, PA.

REAL ESTATE SALE

Date For 2026

Sale Date

June 03, 2026
September 02, 2026

Cut-Off Date

March 06, 2026
June 05, 2026

Jody S. Smith, Sheriff
Cumberland County
Carlisle, PA
No. 2022-09260

US BANK TRUST NATIONAL ASSOCIATION

vs

TASHELLE BALL, AS KNOWN TO HEIR TO THEODORE W BALL, 1413 MAGEL-LAN, LLC, THE UNKNOWN HEIRS OF THEODORE W BALL, DECEASED

PROPERTY ADDRESS: 8 Wheatfield Drive, Middlesex - Township, Carlisle, PA 17015

Atty Kenya Bates

The land referred to in this Commitment is described as follows:

ALL THAT CERTAIN tract or piece of land with the improvements thereon erected situate in Middlesex Township, Cumberland County, Pennsylvania, and being fully bounded and described as follows, to wit:

BEGINNING at a point on the southerly side of Wheatfield Drive, said point being at the dividing line between Lots 3 and 4 as shown on the hereinafter mentioned Plan of Lots; thence along said division line, South 04 degrees 35 minutes East, 222.00 feet to a point at a corner of land, now or formerly of Taylor Enterprises, Inc., South 85 degrees 25 minutes West, 100.00 feet to a point at the dividing line, North 04 degrees 35 minutes West 222.00 feet to a point located at the southerly side of Wheatfield Drive; thence continuing along Wheatfield Drive, North 85 degrees 25 minutes East, 100.00 feet to the first mentioned point and place of BEGINNING. BEING Lot No. 4 on the Plan of Lots known as "The Meadows" as recorded in the Office of the Recorder of Deeds of Cumberland County, Pennsylvania, in Plan Book 49, Page 43.

UNDER AND SUBJECT, NEVERTHELESS, to all restrictions, reservations, conditions, covenants, easements and rights of way of prior record Premises being: 8 Wheatfield Drive, Carlisle, PA 17015 Parcel No.: 21-05-0433-039 BEING the same premises which Douglas R. Edwards, Jr., and Dawn M. Byerly by Deed dated June 04, 2004 and recorded in the Office of Recorder of Deeds of Cumberland County on June 07, 2004 at Book 263, Page 1968 granted and conveyed unto Theodore W. Ball. No. 2025-07330

SILVER SPRING TOWNSHIP

vs

JONATHAN R. BARGER

PROPERTY ADDRESS: 3 South Road,
Silver Spring - Township,
Mechanicsburg, PA 17050

Atty Kimberly Bonner

By virtue of a Writ of Execution No. 2025-07330 Silver Spring Township Authority v. Jonathan R. Barger Of property situate in Silver Spring Township Cumberland County, Pennsylvania, being known as 3 South Road, Mechanicsburg, PA 17050 PARCEL#38-22-0144-043 Improvements thereon: Dwelling known as 3 South Road, Mechanicsburg, PA 17050 Judgment Amount: \$1,773.44

No. 2025-07567

PNC BANK NATIONAL ASSOCIATION

vs

JEAN A. BARNHART,
RICHARD C. BARNHART

PROPERTY ADDRESS:
10 Woodcrest Drive, West Pennsboro -
Township, Carlisle, PA 17015

Atty Katherine Wolf

All that certain lot of ground and improvements thereon situate in West Pennsboro Township, Cumberland County, Pennsylvania, more particularly bounded and described as follows:

Beginning at a point on the dividing line between Lots Nos. 25 and 26 on the hereinafter mentioned plan of lots on the Southern line of Woodcrest Drive; thence by the Southern line of Woodcrest Drive North 72 degrees 50 minutes 22 seconds East 127.06 feet to a point; thence by a curve to the right connecting the Southern line of Woodcrest Drive with the Western line of country road having a radius of 25.00 feet an arc length of 40.01 feet and a chord length of 35.88 feet on a chord bearing of South 61 degrees 19 minutes 09 seconds East to a point; thence by the Western line of country road, South 15 degrees 28 minutes 40 seconds East 274.38 feet to a point on the dividing line between Lots Nos. 26 and 28 on the hereinafter mentioned plan of lots; thence by said dividing line South 72 degrees 50 minutes 22 seconds West 144.00 feet to a point on the dividing line between Lots Nos. 25 and 26 on the hereinafter mentioned plan of lots; thence by said dividing line, North 17 degrees 09 minutes 38 seconds West 300.00 feet to a point, the place of beginning.

Being Lot No. 26 of Section "C" of plan of lots known as land subdivision for Guy H. Foster, which plan is recorded in Cumberland County Plan Book 29, page 60.

HAVING thereon erected a dwelling house being known and numbered as 10 Woodcrest Drive, Carlisle, PA 17015.

PARCEL No. 46-20-1781-007

Being the same property conveyed to Richard C. Barnhart and Jean A. Barnhart, husband and wife who acquired title, as tenants by the entirety, by virtue of a deed from William W. Zimmerman ad Sandra A. Zimmerman, husband and wife, dated December 2, 1993, recorded December 8, 1993, in Book 36, Page 590, Office of the Recorder of Deeds, Cumberland County, Pennsylvania.

No. 2025-05767

NEWREZ LLC D/B/A SHELLPOINT
MORTGAGE SERVICING
vs
JOSHUA D. BIXLER, LAUREN J. BIXLER

PROPERTY ADDRESS: 14 Ginger Drive,
Silver Spring - Township,
Mechanicsburg, PA 17050

Atty Nicole M Francese

ALL THOSE CERTAIN LOTS OR PIECES
OF GROUND SITUATE IN THE TOWNSHIP
OF SILVER SPRING, CUMBERLAND
COUNTY, PENNSYLVANIA:
BEING KNOWN AS: 14 GINGER DRIVE
MECHANICSBURG, PA 17050
BEING PARCEL NUMBER: 38-21-0291-
138 IMPROVEMENTS: RESIDENTIAL
PROPERTY

No. 2022-00316

MIDFIRST BANK
vs
CORY BRACKBILL AKA
CORY L. BRACKBILL

PROPERTY ADDRESS: 512 Chesnut
Street, Mount Holly Springs - Borough,
Mt. Holly Springs, PA 17065

Atty Michael McKeever

IMPROVEMENTS consist of a residential
dwelling.
BEING PREMISES: 512 Chestnut Street
Mt Holly Springs, PA 17065
SOLD as the property of CORY BRACK-
BILL AKA CORY L BRACKBILL
TAX PARCEL #23-31-2189-046

No. 2025-08777

PENNIAN BANK, F/K/A THE FIRST NA-
TIONAL BANK OF MIFFLINTOWN
vs
LAURIE M. BUTINA

PROPERTY ADDRESS: 867 Hilltop Road,
Lemoyne - Borough, Lemoyne, PA 17043

Atty Seth Moseby

DOCKET NO. 2025-08777-0
Plaintiff: Pennian Bank fka The First
National Bank of Mifflintown
Defendant: Laurie M. Butina
Property Address: 867 Hilltop Road, Lem-
oyne, Pennsylvania 17043
Judgment Amount: \$256,518.58, plus
interest accruing at \$49.21 per day from
July 18, 2025.
Attorney for Plaintiff: Martson Law Offic-
es – Seth T. Mosebey, Esquire
Parcel No. 12-20-1856-012
Description: All that certain lot of land,
together with the improvements thereon
erected, situate in Lemoyne Borough,
Cumberland County, Pennsylvania.

No. 2025-05241

EAST PENNSBORO TOWNSHIP
vs
CAPSTONE HOMES, LLC

PROPERTY ADDRESS: 333 Pitt Street,
East Pennsboro - Town

Atty Kimberly Bonner

By virtue of a Writ of Execution No.
2025-05241
East Pennsboro Township v. Capstone
Homes, LLC Property situated in East
Pennsboro Township, Cumberland
County, Pennsylvania, Being known as
333 Pitt Street, Enola, PA 17025.
Parces # 09-14-0834-062
Improvements thereon known as 333
Pitt Street, Enola, PA 17025
Judgment Amount: \$2,753.77

No. 2025-07332

EAST PENNSBORO TOWNSHIP
vs
CAPSTONE HOMES, LLC

PROPERTY ADDRESS: 331 Pitt Street,
East Pennsboro - Township,
Enola, PA 17025

Atty Kimberly A. Bonner

By virtue of a Writ of Execution No.
2025-07332
East Pennsboro Township v. Capstone
Homes, LLC Property situated in East
Pennsboro Township, Cumberland
County, Pennsylvania, Being known as
331 Pitt Street, Enola, PA 17025.
Parces # 09-14-0834-063
Improvements thereon known as 331
Pitt Street, Enola, PA 17025
Judgment Amount: \$2,739.25

No. 2025-07863

No. 2025-07523

CITIZENS BANK, N.A.
vs
CHRISTOPHER M. CASSELL

SILVER SPRING TOWNSHIP
vs
JONATHAN P. DALTON

PROPERTY ADDRESS: 16 Meeting House Spring Road, North Middleton - Township, Carlisle, PA 17013

PROPERTY ADDRESS: 80 Bali Hai Road, Silver Spring - Township, Mechanicsburg, PA 17050

Atty Jerome Blank

Atty Kimberly Bonner

ALL THAT TRACT OF LAND SITUATE IN NORTH MIDDLETON TOWNSHIP, CUMBERLAND COUNTY, PENNSYLVANIA, BOUNDED AND DESCRIBED AS FOLLOWS:
BEGINNING AT A POINT ON THE WESTERN SIDE OF THE MEETING HOUSE SPRINGS ROAD WHICH POINT IS 247 FEET MEASURED NORTHWARDLY FROM THE CENTERLINE OF THE CARLISLE-NEWVILLE STATE HIGHWAY; THENCE IN A WESTERLY DIRECTION ALONG OTHER LAND NOW OR FORMERLY OF MAGGIE B. ELLERMAN 200 FEET TO A POINT ON A PROPOSED 20 FOOT ALLEY; THENCE ALONG THE SAID ALLEY IN A NORTHWARDLY DIRECTION 85 FEET TO A POINT ON LINE OF LAND NOW OR FORMERLY OF PAUL KEITER; THENCE ALONG THE LAND OF THE LATTER IN AN EASTERLY DIRECTION 193 FEET TO THE MEETING HOUSE SPRINGS ROAD; THENCE ALONG THE LATTER IN A SOUTHERLY DIRECTION 85 FEET TO A POINT, THE PLACE OF BEGINNING.
BEING KNOWN AS: 16 MEETING HOUSE SPRING, CARLISLE, PENNSYLVANIA 17013.
MAP AND PARCEL ID: 29-20-1794-104
TITLE TO SAID PREMISES IS VESTED IN CHRISTOPHER M. CASSELL BY DEED FROM CHARLES ANTHONY WAGSTER, SINGLE MAN DATED MARCH 30, 2020, AND RECORDED APRIL 7, 2020, IN INSTRUMENT NUMBER 202007701.

By virtue of a Writ of Execution No. 2025-07523 Silver Spring Township Authority v. Jonathan P. Dalton Of property situate in Silver Spring Township Cumberland County, Pennsylvania, being known as 80 Bali Hai Road, Mechanicsburg, PA 17050
PARCEL #38-15-1277-048
Improvements thereon: Dwelling known as 80 Bali Hai Road, Mechanicsburg, PA 17050
Judgment Amount: \$1,598.44

No. 2025-01845

VILLAGE OF MORELAND IV CONDO
ASSOC
vs
HELEN L DAVIS AKA HELEN BEIGEL

PROPERTY ADDRESS: 5401 Oxford
Drive Unit 02, Lower Allen - Township,
Mechanicsburg, PA 17055
Atty Mark Allshouse

Village of Moreland IV v. Davis a/k/a
Beige!

No. 2025-01845 TAX PARCEL NO. 13-
24-0791-002-U540102

ALL THAT CERTAIN condominium unit
situated in Village of Moreland IV, A
Condominium (the "Condominium"),
Lower Allen Township, Cumberland
County, Pennsylvania, being designated
as UNIT NO. 5401-02 in the Declaration
of the Condominium, dated September
14, 1995, recorded September 22, 1995,
in Cumberland County Miscellaneous
Book 504, Page 636, and the Declaration
Plans of the Condominium dated April 7,
1995, recorded September 22, 1995, in
Cumberland County Plan Book 70, Page
133 under the provisions of the Uniform
Condominium Act of the Commonwealth
of Pennsylvania, as amended from time
to time (Act of July 2, 1980, P.L. 286,
No. 82).

BEING the same premises which Village
of Moreland, Inc. by Deed dated July 7,
1996 and recorded in the Office of the
Recorder of Deeds in and for Cumber-
land County, Pennsylvania, in Deed
Book 142, Page 741 granted and con-
veyed to Helen L. Davis, also known as
Helen L. Beige!

UNDER AND SUBJECT to easements,
covenants, restrictions, reservations and
rights-of-way of record.

TOGETHER with all right, title and
interest in and to the Common Elements
as more fully set forth in the aforesaid
Declaration of the Condominium and
Declaration Plans, as amended from
time to time.

The Grantee, for and on behalf of
the Grantee and the Grantee's heirs,
personal representatives, successors

and assigns, by the acceptance of this
deed, covenants and agrees to pay such
charges for the maintenance of, repairs
to, replacement of and expenses in
connection with the Common Elements
as may be assessed from time to time by
the Executive Board in accordance with
the Act; and further, Grantee covenants
and agrees that the unit conveyed by
this deed shall be subject to a charge for
all amounts so assessed and that, except
insofar as applicable Sections of the Act
may relieve a subsequent unit owner
of liability for prior unpaid assessments,
this covenant shall run with and bind
the land or unit hereby conveyed and all
subsequent owners thereof.

The Grantee, for and on behalf of the
Grantee and the Grantee's heirs, per-
sonal representatives, successors and
assigns, by acceptance of this deed, ac-
knowledges that this conveyance is sub-
ject in every respect to the Declaration,
the Declaration Plans, By-Laws and all
amendments thereto; and the Grantee
further acknowledges that each and ev-
ery provision of the foregoing is essential
to the best interest and for the benefit
of all unit owners therein. Grantee and
all owners of units in the Condominium
covenant and agree, as a covenant run-
ning with the land, to abide by each and
every provision of said documents.

The Grantee, for and on behalf of the
Grantee, acknowledges that the Grantee
has received, no later than fifteen (15)
days prior to this conveyance, a full and
complete Public Offering Statement for
the Condominium and, therefore, waives
any and all rights under Section 3406(c)
of the Act.

No. 2025-05080

EAST PENNSBORO TOWNSHIP
vs
RICHARD R. DEBROSSIE,
JILL N. DEBROSSIE

PROPERTY ADDRESS: 60 Sharon Road,
East Pennsboro - Township,
Enola, PA 17025

Atty Kimberly Bonner

By virtue of a Writ of Execution No.
2025-05080
East Pennsboro Township v. Richard R.
Debroisse and Jill N. Debroisse.
Property situated in East Pennsboro
Township, Cumberland County, Penn-
sylvania, Being known as 60 Sharon
Road, Enola, PA 17025.
Parcel # 09-14-0836-046
Improvements thereon known as 60
Sharon Road, Enola, PA 17025
Judgment Amount: \$3,181.68

No. 2025-09178

DEUTSCHE BANK NATIONAL
TRUST COMPANY
vs
DANIEL J. ECK AKA DANIEL ECK

PROPERTY ADDRESS: 6 Bellaire Ave,
North Middleton - Township,
Carlisle, PA 17013

Atty Danielle R. Dreier

ALL THOSE CERTAIN LOTS OR PIECES
OF GROUND SITUATE IN NORTH MID-
DLETON TOWNSHIP, CUMBERLAND
COUNTY, PENNSYLVANIA:
BEING KNOWN AS: 6 BELLAIRE AVE
CARLISLE, PA 17013
BEING PARCEL NUMBER: 29-15-1247-
056
IMPROVEMENTS: RESIDENTIAL PROP-
ERTY
By: Danielle R. Dreier
Danielle R. Dreier, Esquire PA ID No.
335063

No. 2025-08030
NEWREZ LLC

vs

KENNETH L GOTTSBALL UNKNOWN
HEIRS AND OR ADMINISTRATORS TO
THE ESTATE OF
KENNETH L GOTTSBALL

PROPERTY ADDRESS: 21 Green Meadows Drive, North Middleton - Township, CARLISLE, PA 17013

Atty KIMBERLY J HONG

ALL that certain piece or parcel of land situate in the Township of North Middletown, County of Cumberland, Commonwealth of Pennsylvania, bounded and described as follows to wit:

Parcel No.: 29-17-1581-045
BEING known and numbered as: 21 Green Meadows Drive, Carlisle, PA 17013

Being the same property conveyed to Kenneth L. Gottshall and Denise C. Gottshall, husband and wife who acquired title, as tenants by the entirety, by virtue of a deed from Kenneth L. Gottshall and Denise C. Gottshall, who erroneously acquired title as Kenneth L. Gottshall and Denise C. Gottshall, dated August 17, 2017, recorded September 13, 2017, as Instrument Number 201723497, Office of the Recorder of Deeds, Cumberland County, Pennsylvania.

INFORMATIONAL NOTE: Denise C. Gottshall died on February 7, 2024, and pursuant to the tenants by the entirety language in the above-mentioned deed, all his interests passed to Kenneth L. Gottshall.

INFORMATIONAL NOTE: Kenneth L. Gottshall died on March 1, 2025.

No. 2024-06925

NORTHPOINTE BANK

vs

HALPIN CHARLES AJ III IN HIS
CAPACITY AS ADMINISTRATOR OF THE
ESTATE OF OLIVER GRUBER

PROPERTY ADDRESS: 227 1/2 A Pennsylvania Ave A/K/A 227 A Pennsylvania Avenue, East Pennsboro - Township, ENOLA, PA 17025 Atty Dannielle Dreier BEING KNOWN AS: 227 1/2 A PENNSYLVANIA AVENUE A/K/A 227 A PENNSYLVANIA AVENUE, ENOLA, PA 17025 BEING PARCEL NUMBER: 45-16-1050-076B
IMPROVEMENTS: RESIDENTIAL PROPERTY

No. 2025-07933

LAKEVIEW LOAN SERVICING, LLC
 vs
 REBECCA HAYES AKA
 REBECCA A. HAYES

PROPERTY ADDRESS: 202 H Street,
 Carlisle - Borough, Carlisle, PA 17013

Atty Michael McKeever

IMPROVEMENTS consist of a residential
 dwelling.

BEING PREMISES: 202 H Street
 Carlisle, PA 17013

SOLD as the property of REBECCA
 HAYES AKA REBECCA A. HAYES TAX
 PARCEL #06-19-1643-403

No. 2025-03884

LAKEVIEW LOAN SERVICING, LLC
 vs
 K BD A MINOR SOLELY IN THEIR
 CAPACITY AS HEIR OF SADE BROAD-
 NAX, DECEASED, IN CARE OF THEIR
 GUARDIAN MICHAEL DIGGS, S A D A
 MINOR SOLELY IN THEIR CAPACITY
 AS HEIR OF SADE BROADNAX, DE-
 CEASED, IN CARE OF THEIR
 GUARDIAN MICHAEL DIGGS

PROPERTY ADDRESS: 21 Altoona Ave-
 nue, East Pennsboro - Township, Enola,
 PA 17025

Atty Michael McKeever

IMPROVEMENTS consist of a residential
 dwelling.

BEING PREMISES: 21 Altoona Avenue
 Enola, PA 17025

SOLD as the property of K. B.D., A
 MINOR, solely in their capacity as heir
 of Sade Broadnax, deceased, in care of
 their guardian Michael Diggs and S. A.
 D., A MINOR, solely in their capacity as
 heir of Sade Broadnax, deceased, in care
 of their guardian Helen Broadnax
 TAX PARCEL #09-14-0832-344

No. 2025-08372

No. 2023-04606

FEDERAL HOME LOAN MORTGAGE CORPORATION

MORTGAGE ASSETS MANAGEMENT, LLC

vs

vs

KEITH M MASELLI, LAURA M MASELLI AKA LAURA MASELLI, THE UNITED STATES OF AMERICA DEPARTMENT OF TREASURY INTERNAL REVENUE SERVICE

CAROLYN L MCNAUGHTON AKA CAROLYN MCNAUGHTON

PROPERTY ADDRESS: 925 Center Road, Lower Mifflin - Township, Newville, PA 17241

PROPERTY ADDRESS: 1216 Chelsen Cross, Hampden - Township, MECHANICSBURG, PA 17050

Atty Nicole Rizzo

Atty Christina Connor

Case Number: 2023-04606 Judgment Amount: \$249,709.67

Attorney: Robertson, Anschutz, Schneid, Crane & Partners, PLLC - Attorneys for Plaintiff A Florida professional limited liability company ALL THAT CERTAIN TRACT OF LAND SITUATE IN THE TOWNSHIP OF LOWER MIFFLIN, COUNTY OF CUMBERLAND AND COMMONWEALTH OF PENNSYLVANIA, BOUND-ED AND DESCRIBED AS FOLLOW: BEGINNING AT A NAIL AND CAP SET IN THE CENTERLINE OF L.R. 21036 (CENTER ROAD) AT THE CORNER OF LOT 4 AND LOT 5; THENCE ALONG L.R. 21036 NORTH 53 DEGREES 29 MINUTES 00 SECONDS WEST 175.00 FEET TO A NAIL AND CAP IN THE CENTERLINE OF L.R. 21036; THENCE ALONG LOT NO. 3 ON THE HEREINAFTER MENTIONED PLAN OF LOTS, NORTH 36 DEGREES 31 MINUTES 00 SECONDS EAST 196.24 FEET TO AN IRON PIN IN LANDS OF ELSIE G. KUMMER; THENCE ALONG LANDS OF KUMMER, SOUTH 54 DEGREES 05 MINUTES 57 SECONDS EAST 175.01 FEET TO AN IRON PIN AT CORNER OF LOT NO. 5; THENCE ALONG LOT NO. 5 ON THE HEREINAFTER MENTIONED PLAN OF LOTS SOUTH 36 DEGREES 31 MINUTES 00 SECONDS WEST 198.12 FEET TO A NAIL AND CAP IN THE CENTERLINE OF L.R. 21036, THE PLACE OF BEGINNING. CONTAINING .792 ACRES AND BEING DESIGNATED AS LOT NO. 4 OF THE SUBDIVISION PLAN OF ELSIE G. KUMMER, PREPARED BY EUGENE ALBERT HOCKENSMITH, R.S., DATED JANUARY

ALL that certain piece or parcel of land situate in the Township of Hampden, County of Cumberland, Commonwealth of Pennsylvania, bounded and described as follows to wit:

Parcel No.: 10-17-1031-319 BEING known and numbered as: 1216 Chelsen Cross, Mechanicsburg, PA 17050

Being the same property conveyed to Keith Maselli and Laura Maselli, husband and wife who acquired title, as tenants by the entirety, by virtue of a deed from Amy L. Berkley and Mark E. Berkley, husband and wife, dated September 10, 2014, recorded October 3, 2014, as Instrument Number 201422679, Office of the Recorder of Deeds, Cumberland County, Pennsylvania

7, 1980 AND RECORDED IN CUMBERLAND COUNTY PLAN BOOK 38, PAGE 87.
 BEING PART OF A LARGER TRACT OF LAND WHICH REMA G. LOY, WIDOW, GRANTED AND CONVEYED TO J. PHILIP KUMMER AND ELSIE G. KUMMER, HIS WIFE, BY DEED DATED JULY 26, 1968 AND RECORDED IN DEED BOOK "W", VOL. 22, PAGE249.
 BEING KNOWN AS: 925 CENTER ROAD, NEWVILLE, PA 17241 PROPERTY ID: 15-06-0035-036
 TITLE TO SAID PREMISES IS VESTED IN GEORGE P. MCNAUGHTON AND CAROLYN L. MCNAUGHTON, ms WIFE, AS TENANTS BY THE ENTIRETIES BY DEED FROM ELSIE G. KUMMER, WIDOW, AS LEGAL OWNER, AND EUGENE F. HENRY AND DORIS M. HENRY, HIS WIFE, AS EQUITABLE OWNERS, DATED AUGUST 31, 1983 RECORDED SEPTEMBER 02, 1983 IN BOOK NO. J30, AT PAGE 005.
 THE SAID GEORGE P. MCNAUGHTON HAVING DEPARTED THIS LIFE ON APRIL 18, 2004.

No. 2025-05969

PENNYMAC LOAN SERVICES, LLC
 vs
 JESSICA NGUYEN, THUNAM NGUYEN
 PROPERTY ADDRESS: 4312 Park Street,
 Hampden - Township,
 Camp Hill, PA 17011

Atty Geraldine Linn

IMPROVEMENTS consist of a residential dwelling.
 BEING PREMISES: 4312 Park Street
 Camp Hill, PA 17011
 SOLD as the property of JESSICA NGUYEN and THUNAM NGUYEN
 TAX PARCEL #10-21-0277-190

No. 2025-08478

ANGELO KARAGIANNIS

vs

PA DEALS, LLC

PROPERTY ADDRESS: 1532 Third
Street, East Pennsboro - Township,
Enola, PA 17025

Atty Seth Moseby

DOCKET NO. 2025-08478-0

Plaintiff: Angelo Karagiannis

Defendant: PA Deals, LLC

Property Address: 1532 Third Street,
Enola, Pennsylvania 17025

Judgment Amount: \$115,960.00, plus
interest accruing at \$36.16 per day from
July 31, 2025.

Attorney for Plaintiff: Martson Law Offic-
es – Seth T. Mosebey, Esquire

Parcel No. 45-16-1050-123

Description: All that certain lot of land,
together with the improvements thereon
erected, situate in East Pennsboro Town-
ship, Cumberland County, Pennsylvania.

No. 2025-08479

ANGELO KARAGIANNIS

vs

PA DEALS, LLC

PROPERTY ADDRESS: 249 Susque-
hanna Ave, East Pennsboro - Township,
ENOLA, PA 17025

Atty Seth Moseby

Plaintiff: Angelo Karagiannis

Defendant: PA Deals, LLC

Property Address: 249 Susquehanna Ave-
nue, Enola, Pennsylvania 17025

Judgment Amount: \$126,320.00, plus
interest accruing at \$39.45 per day from
July 31, 2025.

Attorney for Plaintiff: Martson Law Offic-
es – Seth T. Mosebey, Esquire

Parcel No. 09-14-0832-086

Description: All that certain lot of land,
together with the improvements thereon
erected, situate in East Pennsboro Town-
ship, Cumberland County, Pennsylvania.

No. 2025-04422

CARRINGTON MORTGAGE
SERVICES, LLC

vs

MARK D. RICK, SOLEY IN HIS CAPACITY AS EXECUTOR TO THE ESTATE OF JOAN M. MILLER A/K/A JOAN MARLON MILLER, DECEASED, THE UNKNOWN HEIRS OF JOAN M. MILLER A/K/A JOAN MARLON MILLER, DECEASED

PROPERTY ADDRESS: 503 Gettysburg Pike, Upper Allen - Township, MECHANICBURG, PA 17055

Atty Stephen Kelly

ALL THAT CERTAIN TRACT OR PARCEL OF LAND AND PREMISES, SITUATE, LYING AND BEING IN THE TOWNSHIP OF UPPER ALLEN IN THE COUNTY OF CUMBERLAND, AND COMMONWEALTH OF PENNSYLVANIA, MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT A POINT IN THE EASTERN LEGAL RIGHT-OF-WAY LINE OF THE GETTYSBURG PIKE, WHICH SAID POINT IN THE DIVISION BETWEEN LOTS NOS. 2 AND 3 ON THE HEREINAFTER MENTIONED PLAN OF LOTS; THENCE ALONG THE EASTERN LEGAL RIGHT-OF-WAY LINE OF THE GETTYSBURG PIKE, NORTH 28 DEGREES 14 MINUTES EAST, SEVENTY-FOUR AND SIXTY-FIVE HUNDREDTHS (74.65) FEET TO A POINT MARKED BY A MONUMENT IN THE LINE OF LAND NOW OR FORMERLY OF ORLIN PROSSER; THENCE ALONG THE LINE OF SAID LAND NOW OR FORMERLY OF ORLIN PROSSER, SOUTH 67 DEGREES 48 MINUTES EAST, ONE HUNDRED SIXTY-SEVEN AND FIFTY-TWO HUNDREDTHS (167.52) FEET TO A MONUMENT; THENCE CONTINUING ALONG THE LINE OF LANDS OF THE SAME AND OTHERS, NORTH 28 DEGREES 00 MINUTES EAST, FOUR HUNDRED THIRTY-SEVEN AND TWENTY HUNDREDTHS (437.20) FEET TO A MONUMENT IN THE LINE OF LANDS NOW OR FORMERLY OF MELVIN V.

GRESS; THENCE ALONG THE LINE OF SAID LANDS NOW OR FORMERLY OF MELVIN V. GRESS, SOUTH 57 DEGREES 43 MINUTES 47 SECONDS EAST, TWO HUNDRED THIRTY-TWO AND TWENTY-SEVEN HUNDREDTHS (232.27) FEET TO A STAKE IN THE LINE OF LANDS FORMERLY OF THE KILMORE ESTATES; THENCE ALONG THE LINE OF SAID LANDS FORMERLY OF THE KILMORE ESTATE, SOUTH 40 DEGREES 45 MINUTES WEST, ONE HUNDRED TWENTY-NINE AND FIFTY HUNDREDTHS (129.50) FEET TO A POINT AT CORNER OF LOT NO. 3 ON THE HEREINAFTER MENTIONED PLAN OF LOTS; THENCE ALONG THE LINE OF DIVIDING LOTS NOS 2 AND 3 ON SAID PLAN, NORTH 62 DEGREES 00 MINUTES WEST, ONE HUNDRED SIXTY-EIGHT AND FIVE HUNDREDTHS (168.05) FEET TO A POINT; THENCE BY THE SAME, SOUTH 28 DEGREES 00 MINUTES WEST, THREE HUNDRED SIXTY-FIVE AND TWENTY-THREE HUNDREDTHS (365.23) FEET TO A POINT; THENCE STILL ALONG THE DIVIDING LINE BETWEEN LOTS NOS 2 AND 3 ON SAID PLAN, NORTH 67 DEGREES 38 MINUTES 30 SECONDS WEST, TWO HUNDRED TWO AND NINETY-FOUR HUNDREDTHS (202.94) FEET TO A POINT IN THE EASTERN LEGAL RIGHT-OF-WAY LINE OF THE GETTYSBURG PIKE, AFORESAID, AT THE POINT AND PLACE OF BEGINNING Premises being: 503 Gettysburg Pike, Mechanicsburg, PA 17055-5154

Parcel No.: 42292458011

BEING the same premises which Karen M. Sweigart, now known as Karen M. Liddick and George N. Liddick by Deed dated August 29, 1997 and recorded in the Office of Recorder of Deeds of Cumberland County on September 02, 1997 at Book 163, Page 778 granted and conveyed unto Harold W. Miller and Joan M. Miller.

Harold W. Miller having departed this life on July 19, 2014.

Joan M. Miller having departed this life on October 23, 2024.

No. 2025-08524

U.S. BANK TRUST NATIONAL
ASSOCIATION
vs
DONALD J SHARTZER

PROPERTY ADDRESS: 408 Boyer Street,
East Pennsboro - Township,
Summerdale, PA 17093

Atty Emmanuel Argentieri

All that certain piece or lot of ground
situate in the Township of East Penns-
boro, County of Cumberland and State
of Pennsylvania.

Being Lots 90 and 91, Section "C" in
Plan of Summerdale, Pennsylvania, as
recorded in the Office of the Recorder of
Deeds in and for Cumberland County in
Plan Book No. 1, Page 44 (Revised Plan
Book No. 2, Page 109), said two (2) lots
facing one hundred (110) feet on the
north side of Boyer Street and extending
back an even width one hundred fifty
(150) feet to a twelve (12) feet wide alley.
Tax ID: 09-11-3005-041

The improvements thereon being known
as 408 Boyer Street, Summerdale, PA
17093

Tax Parcel No: 09-11-3005-041

TITLE TO SAID PREMISES IS VEST-
ED IN Donald Shartzter, a single man,
by Deed from James Shartzter, Cathy
Shartzter and Betty Jane Martin, brother
and sisters. Dated March 11th, 1996,
recorded March 12th, 1996 in the Cum-
berland County Clerk's/Register's Office
in Deed Book 136, Page 16.

No. 2025-08483

PENNYMAC LOAN SERVICES, LLC
vs
JUSTIN SNYDER

PROPERTY ADDRESS: 216 East Chest-
nut Street, Shiremanstown - Borough,
Camp Hill, PA 17011

Atty Geraldine Linn

IMPROVEMENTS consist of a residential
dwelling.

BEING PREMISES: 216 East Chestnut
Street
Camp Hill, PA 17011

SOLD as the property of JUSTIN SNY-
DER

TAX PARCEL #37-23-0555-

No. 2025-07987

SILVER SPRING TOWNSHIP
vs
MORRIS STANLEY, III, JANIE STANLEY

PROPERTY ADDRESS: 12 White Birch
Avenue, Silver Spring - Township,
Mechanicsburg, PA 17050

Atty Kimberly Bonner

By virtue of a Writ of Execution No.
2025-07987 Silver Spring Township
Authority v. Morris Stanley, III and Janie
Stanley Of property situate in Silver
Spring Township Cumberland County,
Pennsylvania, being known as
12 White Birch Avenue, Mechanicsburg,
PA 17050 PARCEL#38-14-0847-035
Improvements thereon: Dwelling known
as 12 White Birch Avenue, Mechanics-
burg, PA 17050
Judgment Amount: \$2,407.94

No. 2025-07984

SILVER SPRING TOWNSHIP
vs
RONALD E. STINE

PROPERTY ADDRESS: 197 Skyline
Drive, Silver Spring - Township,
Mechanicsburg, PA 17050

Atty Kimberly Bonner

By virtue of a Writ of Execution No.
2025-07984 Silver Spring Township
Authority v. Ronald E. Stine Of property
situate in Silver Spring Township
Cumberland County, Pennsylvania,
being known as 197 Skyline Drive, Me-
chanicsburg, PA 17050
PARCEL#38-18-1336-012
Improvements thereon: Dwelling known
as 197 Skyline Drive, Mechanicsburg, PA
17050
Judgment Amount: \$1,996.25

No. 2025-06799

CARRINGTON MORTGAGE SERVICES
LLC
vs
EARL L. STONEBERGER A/K/A LENNY
STONEBERGER, IN HIS CAPACITY AS
HEIR OF AMOS E. STONEBERGER,
UNKNOWN HEIRS, SUCCESSORS,
ASSIGNS, AND ALL PERSONS, FIRMS,
OR ASSOCIATIONS, CLAIMING RIGHT,
TITLE, OR INTEREST FROM OR UNDER
AMOS E. STONEBERGER, EARL L
STONEBERGER

PROPERTY ADDRESS: 429 Shippens-
burg Road, North Newton - Township,
Newville, PA 17241

Atty Kevin Cordero

ALL THAT CERTAIN tract of land with the improvements thereon erected, situate on the southeast side of Pennsylvania Route #533, North Newton Township, Cumberland County, Pennsylvania, bounded and described in accordance with a Plan of Survey by Adams County Surveyors, Registered Surveyors, dated October 13, 1978 and bearing drawing A-270, as follows, to wit:

BEGINNING at a P.K. Nail in the centerline of the southeast side of Pennsylvania Route No. 533, at a corner of Driveway for Fairgrounds (as shown on said Plan); thence extending from said beginning point and along the centerline of Pennsylvania Route No. 533, North 44 degrees 35 minutes 00 seconds East a distance of 189.50 feet to a P.K. Nail in the centerline of said Pennsylvania Route No. 533 at a corner of property now or formerly of Glenn E. Heckendorn; thence leaving said road and extending along same South 45 degrees 16 minutes 20 seconds East a distance of 198.57 feet to an iron pin at a corner of property now or formerly of Newville Lions Community Fairgrounds; thence extending along same South 44 degrees 35 minutes 00 seconds West, a distance of 165.12 feet to an iron pin at a corner of Driveway for Fairgrounds aforesaid; thence extending along same North 52 degrees 16 minutes

30 seconds West, a distance of 220.00 feet to the first mentioned P.K. Nail and Place of BEGINNING.

UNDER AND SUBJECT, nevertheless, to easements, restrictions, reservations, conditions and rights of way of record. BEING the same premises which John R. Hurley and Nancy M. Hurley, his wife, by Deed dated October 20, 1978 and recorded in the Cumberland County Recorder of Deeds Office, in Book 28, Page 496, granted and conveyed unto Charles E. Palmer and Tueresa A. Palmer, his wife. The said Charles E. Palmer having died whereby title became vested in Tueresa A. Palmer by operation of the law. BEING KNOWN AS: 429 SHIPPENSBURG RD, NEWVILLE, PA 17241 PROPERTY ID: 30-08-0593-091

TITLE TO SAID PREMISES IS VESTED IN AMOS E. STONEBERGER AND MEDORA I. STONEBERGER, HIS WIFE BY DEED FROM TUERESA A. PALMER, WIDOW, DATED MAY 17, 1991 RECORDED MAY 22, 1991 IN BOOK NO. C 35, AT PAGE 1040

THE SAID MEDORA I. STONEBERGER HAVING DEPARTED THIS LIFE ON NOVEMBER 11, 2022. THE SAID AMOS E. STONEBERGER HAVING DEPARTED THIS LIFE ON JANUARY 4, 2025.

No. 2025-03000

CARRINGTON MORTGAGE SERVICES,
LLC

vs

JESSICA L. TEZAK CO-EXECUTOR
OF THE ESTATE OF ROBERT ALLEN
TEZAK DECEASED, JAMES E TEZAK
CO-EXECUTOR OF THE ESTATE OF
ROBERT ALLEN TEZAK DECEASED
PROPERTY ADDRESS: 416 East Marble
Street, Mechanicsburg - Borough,
MECHANICSBURG, PA 17055

Atty Heather Riloff

ALL THAT CERTAIN tract or parcel of land, with the buildings and improvements thereon erected, SITUATE in the Borough of Mechanicsburg, County of Cumberland, Commonwealth of Pennsylvania, being more fully bounded and described as follows, to wit: BEGINNING at a point on the South side of East Marble Street (52.5 feet wide) at the dividing line between Lots Nos. 19 and 20, Section "C" on the hereinafter mentioned Plan of Lots; thence along said dividing line South 18 degrees 39 minutes East one hundred fifty-nine and forty-four hundredths (159.44) feet to a point; thence South 72 degrees 48 minutes West a distance of sixty-five and two hundredths (65.02) feet to Lot No. 18, Section "C"; thence along said Lot No. 18, Section "C" North 18 degrees 39 minutes West one hundred fifty-seven and eighty-four hundredths (157.84) feet to the South side of East Marble Street thence along the South side of East Marble Street North 71 degrees 21 minutes East sixty-five (65) feet to Lot No. 20, the place of BEGINNING . BEING Lot No. 19, Section "C" in the Plan of Blackburn Village, as recorded in the Cumberland County Recorders Office in Plan Book 5. HAYING thereon erected a single brick dwelling house, known as No. 416 Marble Street, Mechanicsburg, Pennsylvania. UNDER AND SUBJECT to Acts of Assembly, county and municipal ordinances, rights of public utility and public

service companies, existing restrictions and easements, visible or of record, to the extent that any persons or entities have acquire legal rights thereto. PIN No.: 17-24-0789-033 BEING the same premises which Lindsey Grable, Trustee of the Grable Residence Trust, dated June 25, 2014, by deed dated September 15, 2021 and recorded September 17, 2021 at Inst. No. 202133443 in the Office of the Recorder of Deeds of Cumberland County, PA, granted and conveyed unto Robert Allen Tezak, in fee. AND THE SAID Robert Allen Tezak departed this life on or about August 8, 2023, thereby passing their interest in the premises to Jessica L. Tezak, Co-Executor of the Estate of Robert Allen Tezak, deceased and James E. Tezak, Co-Executor of the Estate of Robert Allen Tezak, deceased.

No. 2025-07989

SILVER SPRING TOWNSHIP
vs
JESSICA N. THOMAS,
JEFFREY A. THOMAS

PROPERTY ADDRESS: 15 Tavern House
Hill, Silver Spring - Township,
Mechanicsburg, PA 17050

Atty Kimberly Bonner

By virtue of a Writ of Execution No.
2025-07989 Silver Spring Township Au-
thority v. Jeffrey A. Thomas and Jessica
N. Thomas Of property situate in Silver
Spring Township Cumberland County,
Pennsylvania, being known as 15 Tavern
House Hill, Mechanicsburg, PA 17050
PARCEL#38-07-0459-270
Improvements thereon: Dwelling known
as 15 Tavern House Hill, Mechanicsburg,
PA 17050
Judgment Amount: \$1,773.44

No. 2024-09692

FREEDOM MORTGAGE CORPORATION
vs
BRADLEY R ULCO

PROPERTY ADDRESS: 1433 3rd Street,
East Pennsboro - Township,
ENOLA, PA 17025

ATTY Jared Greenberg

By virtue of a Writ of Execution No.
2024-09692
Freedom Mortgage Corporation
v.
Bradley R. Ulco
owner(s) of property situate in the Town-
ship of East Pennsboro, Cumberland
County, Pennsylvania, being 1433 3rd
Street, Enola, PA 17025
Parcel No. 45-17-1044-036.
(Acreage or street address)
Improvements thereon: RESIDENTIAL
DWELLING
Judgment Amount: \$90,589.96
Attorneys for Plaintiff
Orlans Law Group PLLC

No. 2023-00282

NATIONSTAR MORTGAGE LLC

vs

WORLEY JAMES J DECEASED UN-
KOWN HEIRS, SUCCESSORS, ASSIGNS
AND ALL PERSONS, FIRMS OR ASSO-
CIATIONS CLAIMING RIGHT, TITLE OR
INTEREST FROM OR UNDER

PROPERTY ADDRESS: 1944 Spring
Road, North Middleton - Township,
Carlisle, PA 17013

Atty Samantha Gable

ALL THAT CERTAIN tract of land, situate on the West side of the Public Road leading from Carlisle to New Bloomfield, in North Middleton Township, Cumberland County, Pennsylvania, bounded and described as follows:

ALL THAT CERTAIN tract of land, situate on the West side of the Public Road leading from Carlisle to New Bloomfield, in North Middleton Township, Cumberland County, Pennsylvania, bounded and described as follows:

BEGINNING at a point In the center of the Pubic Road leading from Carlisle to New Bloomfield, at line of land now or formerly of Glenn A. and Mary D. Mentzer; Thence by said land, North 79 degrees 15 minutes West 150 feet to a point on line of land now or formerly of Harry W. and Orpha Fry; Thence by said land, North 5 degrees 20 minutes East 75 feet to a point on line of land now or formerly or Robert L. and Betty F. Sipe; Thence by said land, South 79 degrees 15 minutes East 150 feet to a point in the center of the Public Road aforesaid; Thence along the center line of said Road, South 5 degrees 20 minutes West 75 feet to the Place of BEGINNING.

BEING improved with a one-story dwelling house known as No. 1944 Spring Road, Carlisle, Pennsylvania.

UNDER AND SUBJECT to restrictions and conditions as now appear of record. BEING PARCEL NO. 29-16-1094-189

BEING the same premises which Susan J. Noll n/k/a Susan J. Sherman, joined by David R. Sherman, her husband by

deed dated October 24, 2003 and Recorded November 6, 2003 at Book 260, Page 1187 in the Office of the Recorder of Deeds of Cumberland County, PA, granted and conveyed unto James J. Worley and Joyce E. Worley, husband and wife, in fee.

AND THE SAID Joyce E. Worley departed this life on or about January 10, 2022, thereby passing title to James J. Worley as surviving spouse.

AND THE SAID James J. Worley departed this life on or about June 28, 2022, thereby passing his interest in the property to the Unknown Heirs, Successors, Assigns and all Persons, Firms or Associations Claiming Right, Title or Interest from or under James J. Worley, deceased.

1944 Spring Road, Carlisle, PA 17013
Parcel No. 29-16-1094-189

LCL-PA

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