



Bucks County Law Reporter

The Official Legal Periodical for Bucks County

Vol. 99

Doylestown, Pa., January 1, 2026

No. 1

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Bucks County Law Reporter

Reporting the Decisions of the Civil, Criminal and Orphans' Divisions of the Court of Common Pleas of the Seventh Judicial District of Bucks County. Officially designated by the Rules of the Court of Common Pleas of Bucks County, Pa., as the Legal Periodical for the Publication of Legal Notices.

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Discrimination

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and Federal Agencies

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Congratulations to Stephanie M. Shortall!



Stephanie was elected as Vice President/President-Elect
of the Bucks County Bar Association.



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BUCKS COUNTY LAW REPORTER

*The Official Legal Periodical for
Bucks County*

2026 Advertising Rates

LEGAL ADVERTISEMENTS

Charter Application.....	\$115.00
Change of Name (run once).....	\$115.00
Change of Name (run twice).....	\$145.00
Corporate Dissolution.....	\$115.00
Estate Notice / Trust Notice.....	\$115.00
Fictitious Name.....	\$115.00
Foreign Corporation.....	\$115.00
Limited Liability Company.....	\$115.00
Non-Profit.....	\$115.00
Professional Corporation.....	\$115.00

MISCELLANEOUS

\$9.10 per 100 characters

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Dec. 25—Mar. 5

Winning Appellate Strategies



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The Lawyer Referral & Information Service is a public service of the non-profit Bucks County Bar Association. Each year, LRIS responds to thousands of callers, referring them to attorneys with experience in the appropriate area of law or to area agencies able to provide assistance.

Applications are available online at www.bucksbar.org/LRIS. Please contact Lynn Abbonizio at 215-348-9413 ext. 104 or lynna@bucksbar.org with any questions.



Solo and Small Practice CLE #2603 Attract Clients Through Video Marketing


Short-Form Video Marketing

How to Attract Clients Through Videos

- Why You Need to Create Video Content
- How to Create Video Content
- What to Do After You Create Your Videos

Date: Thursday, January 8th
Time: 12:30 to 1:30 pm

www.ConnectMeToday.com
Zac@ConnectMeToday.com
215-611-1204

Register Today



Zac Shull
ConnectMe
President

Location: Hybrid. Attend in-person at the BCBA or virtually via Zoom. Connection information sent out upon registration.

CLE Credit: 1 Substantive Credit

Fee: \$35 Members, \$60 Non-Members

Questions: Contact Kristen Norcross at kristen.norcross@bucksbar.org

Name: _____ **Attorney ID:** _____

Address: _____

City: _____ **State:** _____ **Zip:** _____

Phone: _____ **Email:** _____

Payment method (choose one): ☐ Check enclosed ☐ AmEx ☐ MasterCard ☐ Visa

CC #: _____ **CC Exp. Date:** _____ **CVV #** _____

Name on CC: _____ **Billing Zip Code:** _____

We accept Cash, Credit Cards & Checks. If you prefer to pay by check, please send this form with a check to the Bucks County Bar Association at P.O. Box 300, Doylestown, PA 18901.

Dec. 4—Jan. 8



Judicial & Attorney Security: Protecting Personal Information

Family Section /CLE # 2601

Date: January 20, 2026

Time: 12:30 – 1:30 PM

Location: Hybrid. Attend in person at the BCBA or virtually via Zoom. Connection information is sent out upon registration. (Presenter via Zoom)

CLE Credit: 1 Substantive Credit

Presenter:

Steven Bradley, aka "Tech Cowboy"-Law Enforcement, & Legal Technology Consultant

Description:

In today's digital age, attorneys and judges are increasingly vulnerable to doxing, harassment, and cyber threats that extend far beyond the courtroom. Public records, professional profiles and personal details can quickly become gateways for targeted online attacks affecting not only legal Professionals but their families as well. This program is designed to empower members of the legal community with the tools and knowledge to proactively protect their personal and professional digital identities. Through a hands-on, interactive format, participants will learn real-world strategies and leave with a concrete plan for enhancing their privacy and security.

Fee: \$35 Members, \$60 Non-Members

Questions: Contact Kristen Norcross at kristen.norcross@bucksbar.org

Name: _____ **Attorney ID:** _____

Address: _____

City: _____ **State:** _____ **Zip:** _____

Phone: _____ **Email:** _____

Payment method (choose one): ☐ Check enclosed ☐ AmEx ☐ MasterCard ☐ Visa

CC #: _____ **CC Exp. Date:** _____ **CVV #** _____

Name on CC: _____ **Billing Zip Code:** _____

We accept Cash, Credit Cards & Checks. If you prefer to pay by check, please send this form with a check to the Bucks County Bar Association at P.O. Box 300, Doylestown, PA 18901.

Nov. 27—Jan. 15

Sheriff's Sale*Third and Final Publication*

By virtue of a Writ of Execution to me directed, will be sold at public sale Friday, January 9, 2026 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 #2024-04957

ALL THAT CERTAIN LOT OR PIECE OF GROUND, SITUATE IN THE **TOWNSHIP OF BENSALEM**, AND COMMONWEALTH OF PENNSYLVANIA:

TAX PARCEL #02-020-212.

PROPERTY ADDRESS: 6242 Neshaminy Valley Drive, Bensalem, PA 19020.

IMPROVEMENTS: RESIDENTIAL REAL ESTATE.

SOLD AS THE PROPERTY OF: **MARY M. RUBENSTEIN a/k/a MARY RUBENSTEIN.**

STERN & EISENBERG, PC

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

DOCKET #2025-03262

ALL THAT CERTAIN lot or piece of ground situate in **BENSALEM TOWNSHIP**, County of Bucks and Commonwealth of Pennsylvania.

TAX PARCEL #02-004-303.

PROPERTY ADDRESS: 3234 Oakford Road, Trevoise, PA 19053 a/k/a 3234 Oakford Avenue, Feasterville Trevoise, PA 19053.

IMPROVEMENTS: RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **STEPHEN JAMES SCHMIDT.**

POWERS KIRN, LLC

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

BRISTOL TOWNSHIP

DOCKET #2025-05487

ALL THAT CERTAIN UNIT IN THE PROPERTY KNOWN, NAMED AND IDENTIFIED AS "CRESTWOOD CONDOMINIUM" LOCATED IN **BRISTOL TOWNSHIP**, BUCKS COUNTY, COMMONWEALTH OF PENNSYLVANIA.

TAX PARCEL #05-025-082-407.

PROPERTY ADDRESS: 71 Pamela Court, Unit 407, Levittown, PA 19057.

IMPROVEMENTS: CONDOMINIUM.

SOLD AS THE PROPERTY OF: **DENNIS UTTER.**

McCALLA RAYMER LEIBERT PIERCE, LLP

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

DOCKET #2025-05719

ALL THAT CERTAIN lot, piece or parcel of land with the buildings and improvements thereon, situate, lying and being at Levittown, in the **TOWNSHIP OF BRISTOL**, County of Bucks and Commonwealth of Pennsylvania, shown and designated as Lot Number 4567k on Subdivision Map of Plumbridge Levittown, Section 53, filed in the office of the Recorder of Deeds of Bucks County, Pennsylvania, on January 7, 1954 in Plan Book 7 page 39.

TAX PARCEL #05-021-089.

PROPERTY ADDRESS: 62 Plumtree Road, Levittown, PA 19056.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **BUCKLEY M. JAMES a/k/a JAMES BUCKLEY IN HIS CAPACITY AS EXECUTOR AND HEIR OF THE ESTATE OF JOHN RAGO; JAMES RAGO IN HIS CAPACITY AS HEIR OF JOHN RAGO; RUSSELL BUCKLEY IN HIS CAPACITY AS HEIR OF JOHN RAGO.**

ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS, PLLC

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

BUCKINGHAM TOWNSHIP

DOCKET #2017-07500

ALL THAT CERTAIN LOT OR PIECE OF GROUND SITUATE IN THE **TOWNSHIP OF BUCKINGHAM**, COUNTY OF BUCKS, COMMONWEALTH OF PENNSYLVANIA.

TAX PARCEL #06-052-116.

PROPERTY ADDRESS: 4267 Arbor Lane, Doylestown, PA 18902.

IMPROVEMENTS: RESIDENTIAL REAL ESTATE.

SOLD AS THE PROPERTY OF: **MELISSA A. SESERKO, MICHAEL S. SESERKO, THE UNITED STATES OF AMERICA.**

STERN & EISENBERG, PC

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

DOYLESTOWN TOWNSHIP

DOCKET #2024-06058

ALL THAT CERTAIN UNIT IN THE PROPERTY KNOWN, NAMED AND IDENTIFIED AS DOYLESTOWN STATION CONDOMINIUM.

SITUATE IN THE **TOWNSHIP OF DOYLESTOWN,** COUNTY OF BUCKS AND COMMONWEALTH OF PENNSYLVANIA.

TAX PARCEL #09-068-004-0012302.

PROPERTY ADDRESS: 50 Avalon Court #2302, Doylestown, PA 18901.

IMPROVEMENTS: RESIDENTIAL CONDO.

SOLD AS THE PROPERTY OF: **KEITH CLEMENTS, MARY ELIZABETH GARRETT a/k/a MARY ELIZABETH CLEMENTS, UNITED STATES OF AMERICA, C/O DEPARTMENT OF JUSTICE & C/O US ATTORNEY FOR THE EASTERN DISTRICT.**

ROMANO GARUBO & ARGENTIERI

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

DOCKET #2025-05628

All that certain lot or piece of ground, Situate in **DOYLESTOWN TOWNSHIP,** Bucks County, Pennsylvania, bounded and described according to a Plan "Olde Colonial Greene (Phase 1)" made by Yerkes Associates, Inc., for General Investment and Development Co., dated August 8, 1972 and Plan being recorded in the Office of the Recorder of Deeds of Bucks County in Doylestown in Plan Book 102 page 6, as follows, to wit:

TAX PARCEL #09-030-072.

PROPERTY ADDRESS: 49 Constitution Avenue, Doylestown, PA 18901.

IMPROVEMENTS: RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **CHRISTA N. CIOPI, MICHAEL OWENS.**

BROCK & SCOTT, PLLC

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

LOWER MAKEFIELD TOWNSHIP

DOCKET #2019-08247

ALL THAT CERTAIN lot or piece of ground situate and lying in the Township of Lower Makefield, County of Bucks, Commonwealth of Pennsylvania.

TAX PARCEL #20-039-289.

PROPERTY ADDRESS: 860 Weber Drive, Yardley, PA 19067.

IMPROVEMENTS: RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **SHANNON M. POULTON, TERENCE M. POULTON a/k/a TERENCE M. POULTON.**

LOGS LEGAL GROUP, LLP

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

DOCKET #2023-06077

ALL THAT CERTAIN LOT OR PIECE OF LAND SITUATE IN THE **TOWNSHIP OF LOWER MAKEFIELD,** COUNTY OF BUCKS AND COMMONWEALTH OF PENNSYLVANIA.

TAX PARCEL #20-042-067.

PROPERTY ADDRESS: 685 Pennsdale Drive, Yardley, PA 19067.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **WIESLAW W. ZAJAC.**

ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS, PLLC

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

NEW BRITAIN TOWNSHIP

DOCKET #2025-06025

ALL THAT CERTAIN lot or piece of ground, SITUATE in **NEW BRITAIN TOWNSHIP,** County of Bucks and Commonwealth of Pennsylvania and described according to two certain Plans thereof, one Plan thereof known as Revised Final Plan of Portion of Section "C" and "E" Brittany Farms, dated June 19, 1959 and recorded in the Office of

the Recorder of Deeds for Bucks County at Doylestown, Pennsylvania in Plan Book 18 page 3 (for location only) and the other Plan thereof known as Revised Final Plan of Portion of Sections "E" and F" of Brittany Farms, dated November 15, 1961 both Plans made by Harris, Henry and Potter Inc., Consulting Engineers, said Plan being recorded in Plan Book 23 page 48, bounded and described as follows to wit;

TAX PARCEL #26-007-150.

PROPERTY ADDRESS: 202 Whiltshire Drive, Chalfont, PA 18914.

IMPROVEMENTS: RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **TIMOTHY EDWARD KUNKEL, JACLYN MARIE KUNKEL a/k/a J.M. KUNKEL.**

BROCK & SCOTT, PLLC

FREDERICK A. HARRAN, Sheriff

Sheriff's Office, Doylestown, PA

NORTHAMPTON TOWNSHIP

DOCKET #2025-01763

ALL THAT CERTAIN Unit in the property known, named and identified in the Declaration referred to below as "The Condominium at Tapestry", located in **NORTHAMPTON TOWNSHIP**, Bucks County, Pennsylvania, which has heretofore been submitted to the provisions of the Pennsylvania Uniform Condominium Act, 68 P.S.A. Sections 3101 et seq., by the recording at Doylestown, Pennsylvania in the Office for the Recording of Deeds, in and for Bucks County, of a Declaration (and Declaration Plats and Plans attached thereto and made a part thereof) dated 5/27/1986 and recorded 5/29/1986 in Deed Book 2675 page 177, et seq., and First Amendment thereto dated.

UNDER AND SUBJECT to any and all covenants, agreements, restrictions, right, conditions, exceptions and reservations as contained in the aforesaid Declaration of Condominium of "The Condominium at Tapestry".

TAX PARCEL #31-067-368-739-00A.

PROPERTY ADDRESS: 4012 Barry Court, Southampton, PA 18966.

IMPROVEMENTS:

SOLD AS THE PROPERTY OF: **KATHARINE J. BENNETT.**

ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS, PLLC
FREDERICK A. HARRAN, Sheriff
Sheriff's Office, Doylestown, PA

PLUMSTEAD TOWNSHIP

DOCKET #2025-00543

Property situate in **PLUMSTEAD TOWNSHIP**, Bucks County, Pennsylvania.

TAX PARCEL #34-032-186.

PROPERTY ADDRESS: 4930 Cabin Run Road, Pipersville, PA 18947-1057.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **JOHN R. McCAUGHAN a/k/a JOHN McCAUGHAN, D'ARCY McCAUGHAN.**

BARLEY SNYDER

FREDERICK A. HARRAN, Sheriff

Sheriff's Office, Doylestown, PA

RICHLAND TOWNSHIP

DOCKET #2022-05987

ALL THAT CERTAIN LOT OF LAND LOCATED IN THE **RICHLAND TOWNSHIP**, COUNTY OF BUCKS AND COMMONWEALTH OF PENNSYLVANIA.

TAX PARCEL #36-035-061.

PROPERTY ADDRESS: 226 Aubrey Drive, Township of Richland a/k/a Quakertown, PA 18951.

IMPROVEMENTS: RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **BRADLY KOEHLER, DINA M. KOEHLER.**

KML LAW GROUP, P.C.

FREDERICK A. HARRAN, Sheriff

Sheriff's Office, Doylestown, PA

SPRINGFIELD TOWNSHIP

DOCKET #2018-01457

ALL THAT CERTAIN message and tract of land situate in the **TOWNSHIP OF SPRINGFIELD**, County of Bucks and Commonwealth of Pennsylvania, bounded and described in accordance with a Survey dated June 22, 1963, prepared by Kenneth J. Haller, Registered Surveyor, Second and Oxford Streets, Coopersburg, PA.

TAX PARCEL #42-008-032-003.

PROPERTY ADDRESS: 1887 Quarry Road,
Quakertown, PA 18951.

IMPROVEMENTS: RESIDENTIAL
DWELLING.

SOLD AS THE PROPERTY OF: **BRENDA
E. ISENBERG.**

GROSS MCGINLEY, LLP

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

WARMINSTER TOWNSHIP

DOCKET #2022-01270

ALL THAT CERTAIN lot or piece of
ground with the buildings and improvements
thereon erected Situate in **WARMINSTER
TOWNSHIP**, Bucks County, Pennsylvania,
described according to a Survey and
Plan made by Charles E. Shoemaker,
Registered Professional Engineer Abington,
Pennsylvania, on December 8, 1955.

TAX PARCEL #49-010-106.

PROPERTY ADDRESS: 993 Riviera Road,
Warminster, PA 18974.

IMPROVEMENTS: RESIDENTIAL
DWELLING.

SOLD AS THE PROPERTY OF:
**UNKNOWN HEIRS, SUCCESSORS,
ASSIGNS AND ALL PERSONS, FIRMS
OR ASSOCIATIONS CLAIMING RIGHT,
TITLE OR INTEREST FROM OR UNDER
BEATRICE M. WILSON DECEASED;
COLLEEN WILSON KNOWN HEIR OF
BEATRICE M. WILSON DECEASED.**

LOGS LEGAL GROUP, LLP

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

DOCKET #2025-04466

SITUATE in the **TOWNSHIP OF
WARMINSTER**, County of Bucks and State
of Pennsylvania, and described according to a
Plan revising Lots 182 and 183 Meadowood,
Section No. 1, made by Charles E. Shoemaker,
Registered Professional Engineer, November
12, 1959, BEING Lot No. 183 Meadowood
Lane, as shown on said Plan.

TAX PARCEL #49-040-261.

PROPERTY ADDRESS: 828 Meadowood
Lane, Warminster, PA 18974.

IMPROVEMENTS: RESIDENTIAL
DWELLING.

SOLD AS THE PROPERTY OF: **LISA
A. DEMARCO, UNITED STATES OF
AMERICA.**

LOGS LEGAL GROUP, LLP

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

DOCKET #2025-05463

All that certain piece or parcel or Tract
of land situate in the **TOWNSHIP
OF WARMINSTER**, Bucks County,
Pennsylvania, and being known as 1266 Log
College Drive, Warminster, Pennsylvania
18974.

TAX PARCEL #49-039-013.

PROPERTY ADDRESS: 1266 Log College
Drive, Warminster, PA 18974.

IMPROVEMENTS: RESIDENTIAL
DWELLING.

SOLD AS THE PROPERTY OF: **REBECCA
VITCOV.**

McCABE, WESIBERG & CONWAY

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

YARDLEY BOROUGH

DOCKET #2025-05170

ALL THAT CERTAIN unit in the property
known, numbered and identified in the
Declaration Plan referred to below as
Yardley Commons, located in **YARDLEY
BOROUGH**, Bucks County and
Commonwealth of Pennsylvania, which
unit has heretofore been submitted to the
provisions of the Unit Property Act of
Pennsylvania, Act of July 3, 1963, P.L. 196
by the recording in the Office of The Recorder
of Deeds of Bucks County, of a Declaration of
Condominium dated 1/24/1980 and recorded
in Deed Book 2371 page 186 and amended
3/19/1980 in Deed Book 23 76 page 604;
a Declaration Plan dated 1/23/1980 and
recorded in Plan Book 192 page 9; and a code
of Regulations dated 1/24/1980 and recorded
in Deed Book 2371 page 226 and amended
3/14/1980 in Deed Book 2377 page 1142,
being and designated on the Declaration Plan
as Unit 907 as more fully described in such
Declaration of Condominium and Declaration
Plan.

TAX PARCEL #54-010-001-907.

PROPERTY ADDRESS: 907 Yardley
Commons, Yardley, PA 19067.
IMPROVEMENTS: RESIDENTIAL
PROPERTY.
SOLD AS THE PROPERTY OF: **RYAN A.
KINCAID.
HILL WALLACK, 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.

Dec. 18, 25; Jan. 1

Change of Name

IN THE COURT OF COMMON
PLEAS OF BUCKS COUNTY
CIVIL ACTION – LAW
NO. 2025-07422

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 **RYAN
THOMAS DOBSON** to **RYAN BRETT
KROL**.

The Court has fixed the 17th day of
February, 2026 at 9:00 A.M. in Courtroom No.
520, Bucks County Justice Center at 100 North
Main Street, Doylestown, PA, 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.

Kristen B. Miniscalco, Solicitor
190 Bethlehem Pike
Suite 1
P.O. Box 564
Colmar, PA 18915

Jan. 1

IN THE COURT OF COMMON
PLEAS OF BUCKS COUNTY
CIVIL ACTION – LAW
NO. 2025-07849-0000

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 **SYEDA
ZAKIA HAQUE** to **SYEDA ZAKIA
BEGUM**.

The Court has fixed the 27th day of
January, 2026 at 9:30 A.M. in Courtroom No.
350, Bucks County Justice Center at 100 North
Main Street, Doylestown, PA, 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.

Jan. 1

Charter Application

NOTICE IS HEREBY GIVEN THAT
Articles of Incorporation have been filed with
the Department of State of the Commonwealth
of Pennsylvania at Harrisburg, Pennsylvania,
for the purpose of obtaining a Certificate of
Incorporation pursuant to the provisions of
the Pennsylvania Business Corporation Law
of 1988, approved December 21, 1988, P.L.
1444, No. 177, effective October 1, 1989, as
amended.

NP Pro Services, INC. has been
incorporated under the provisions of the
Pennsylvania Business Corporation Law of
1988, as amended.

Jan. 1

Charter Application Nonprofit

NOTICE IS HEREBY GIVEN THAT,
Articles of Inc. were filed with the Dept. of
State for **MY INSPIREMENT**, a nonprofit
corp. organized under the PA Nonprofit
Corp. Law of 1988, exclusively for charitable
purposes.

Ballard Spahr LLP, Solicitors
2000 IDS Center
80 S. 8th St.
Minneapolis, MN 55402-2119

Jan. 1

Confirmation of Account

LINDA BOBRIN, ESQUIRE, CLERK of the Orphans' Court Division of the Court of Common Pleas of Bucks County:

HEREBY GIVES NOTICE PURSUANT TO Section 745 of the Probate, Estates and Fiduciaries Code that the following Fiduciaries will present their accounts, theretofore filed with the Clerk of the Orphans' Court Division for Audit and Confirmation pursuant to Sections 3511, 5163, 5533 and 7183 of said Code at 10:00 A.M. on **Monday, January 5, 2026**, in Courtroom 260 on the 2nd floor of the BUCKS COUNTY JUSTICE CENTER, 100 N. MAIN STREET, DOYLESTOWN, PA.

ANY PERSON who fails to present his/her claim or make objections in person or by attorney at the audit or confirmation of the account will be barred forever from so doing.

Estate of **RICHARD BUGGLIN** – Susan Ryba, Administrator
 Estate of **IRENE M. WURTZ** – Scott M. Wurtz, Executor
 Estate of **LAURIE M. McHUGH** – Daniel D. McHugh, Executor
 Estate of **WILLIAM T. HAGENBACH** – William T. Hagenbach, Jr., Executor
 Estate of **ANN R. ZABA** – Mark Zaba, Executor

LINDA BOBRIN, ESQUIRE
 REGISTER OF WILLS
 AND CLERK OF THE
 ORPHANS' COURT DIVISION
 COURT OF COMMON PLEAS
 OF BUCKS COUNTY

Dec. 25; Jan. 1

Corporate Dissolution

Pursuant to the requirements of section 1975 of the Pennsylvania Business Corporation Law of 1988, notice is hereby given that **ROCKHILL AUTO REPAIR, INC.** is currently in the process of voluntarily dissolving.

Hamburg, Rubin, Mullin, Maxwell & Lupin, PC, Solicitors
 1684 S. Broad St.
 Suite 230
 P.O. Box 1479
 Lansdale, PA 19446

Jan. 1

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

ADAM, JENNY D., dec'd.

Late of Telford Borough, Bucks County, PA.

Executrix: **EDITH J. ADAM**, 14 Church Road, Telford, PA 18969.

Attorney: **MARK M. MEDVESKY**, Medvesky Law Office, LLC, 601 E. Broad Street, Suite 110, Souderton, PA 18964.

COUSINS, CYNTHIA, dec'd.

Late of Bensalem Township, Bucks County, PA.

Administratrix: **DAWN M. SEGREST** c/o Andrew J. Cordes, Esq., 27 S. State St., Newtown, PA 18940.

Attorney: **ANDREW J. CORDES**, Cordes Law LLC, 27 S. State St., Newtown, PA 18940.

CUNNINGHAM, LAWRENCE a/k/a LAWRENCE J. CUNNINGHAM, dec'd.

Late of Warminster Township, Bucks County, PA.

Executor: **MICHAEL J. CONNOLLY** c/o Laura M. Mercuri, Esq., 104 N. York Rd., Hatboro, PA 19040.

Attorney: **LAURA M. MERCURI**, Duffy North, 104 N. York Rd., Hatboro, PA 19040.

FOSTER, CAROLE E. a/k/a CAROLE ELAINE FOSTER, dec'd.

Late of Lower Makefield Township, Bucks County, PA.

Executrix: **HOLLY BETH FOSTER** c/o Donna J. Wengiel, Esq., 2 N. State St., P.O. Box 703, Newtown, PA 18940.

Attorney: **DONNA J. WENGIEL**, Stuckert and Yates, 2 N. State St., P.O. Box 703, Newtown, PA 18940.

GALZINSKI, CLARA C., dec'd.

Late of Warwick Township, Bucks County, PA.

Executrix: **YESENIA BROWN** a/k/a **YESENIA ELIZABETH BROWN** c/o Laura M. Mercuri, Esq., 104 N. York Rd., Hatboro, PA 19040.

Attorney: **LAURA M. MERCURI**, Duffy North, 104 N. York Rd., Hatboro, PA 19040.

KANE, MARGARETTA M. a/k/a MARGE KANE, dec'd.

Late of Langhorne, Bucks County, PA.

Executors: **MARGARETTA M. STRAIN**, 15 Quartz Rd., Levittown, PA 19057 and **JOSEPH M. KANE**, 2839 Maxwell St., Philadelphia, PA 19136.

KLINE, CLARA HELEN a/k/a CLARE HELEN KLINE a/k/a CLARA H. KLINE and CLARE H. KLINE, dec'd.

Late of Warminster, Bucks County, PA.

Executrix: **LAURA MENZEN**, 5061 Hancock Lane, Pipersville, PA 18947.

KULL, PAULINE E., dec'd.

Late of Warminster Township, Bucks County, PA.

Executors: **RICHARD JEFFREY KULL** a/k/a **RICHARD J. KULL** and **PATRICIA A. MUNTER** c/o David M. D'Orlando, Esq., 53 S. Main St., Yardley, PA 19067.

Attorney: **DAVID M. D'ORLANDO**, The D'Orlando Firm, PLLC, 53 S. Main St., Yardley, PA 19067.

LENOX, MARIE M., dec'd.

Late of Doylestown, Bucks County, PA.

Co-Executrices: **MICHELLE LENOX**, 70 Mt. Pleasant St., Woburn, MA 01801 and **LAURIE LENOX**, 165 Hart Avenue, Doylestown, PA 18901.

LEONARD, JOANNE L., dec'd.

Late of Bristol Township, Bucks County, PA.

Administrator: **SPENCER D. BURNS**, 716 Emily Ave., Croydon, PA 19021.

Attorney: **MARC S. STOLEE**, Stolee & Associates, 132 Mill St., Bristol, PA 19007.

PENTLAND, PHILIP HOWARD, dec'd.

Late of Bristol Borough, Bucks County, PA.

Administratrix: **CYNTHIA ANN HALE** c/o Kathryn E. Ott, Esq., 620 Freedom Business Center, Ste. 200, King of Prussia, PA 19406.

Attorney: **KATHRYN E. OTT**, Stevens & Lee, P.C., 620 Freedom Business Center, Ste. 200, King of Prussia, PA 19406.

RADETZKY, CHARLES WILLIAM, dec'd.

Late of Bensalem Township, Bucks County, PA.

Executrix: **KRISTIE MICHELE RADETZKY** a/k/a **KRISTIE M. RADETZKY**, 223 Lafayette Dr., Logan Township, NJ 08085.

Attorney: **LINDSEY HOELZLE**, Hoelzle Law LLC, P.O. Box 98, Birchrunville, PA 19421.

REED, DONNA a/k/a DONNA M. REED, dec'd.

Late of Northampton Township, Bucks County, PA.

Administrator: **JOHN REED** c/o HighPoint Law Offices, PC, 200 Highpoint Dr., Ste. 211, Chalfont, PA 18914.

Attorney: **HIGHPOINT LAW OFFICES, PC**, 200 Highpoint Dr., Ste. 211, Chalfont, PA 18914.

RIGOUS, JOEY a/k/a JOE RIGOUS, dec'd.

Late of Warrington, Bucks County, PA.

Executrix: **TRICIA RIGOUS**, 730 Philadelphia Ave., Warrington, PA 18976.

ROSOFF, MIRIAM, dec'd.

Late of Warminster, Bucks County, PA.

Personal Representative: **MARLA ROSOFF ESKIN**, 222 Delaware Avenue, Suite 905, Wilmington, DE 19801.

SNYDER, JERROLD M., dec'd.

Late of Northampton Township, Bucks County, PA.

Executrix: **LORRAINE SNYDER** a/k/a **LORRAINE MARIE SNYDER** c/o William C. Hussey, II, Esq., Three Logan Square, 1717 Arch St., 5th Fl., Philadelphia, PA 19103.

Attorney: **WILLIAM C. HUSSEY, II**, Kleinbard LLC, Three Logan Square, 1717 Arch St., 5th Fl., Philadelphia, PA 19103.

STEWART, ANN L. a/k/a ANN STEWART, dec'd.

Late of Milford Township, Bucks County, PA.

Administratrix: **ELLEN STEWART SMITH** a/k/a **ELLEN S. SMITH** c/o David M. D'Orlando, Esq., 53 S. Main St., Yardley, PA 19067.

Attorney: **DAVID M. D'ORLANDO**, The D'Orlando Firm, PLLC, 53 S. Main St., Yardley, PA 19067.

WITTER, WILLIAM L. a/k/a **WILLIAM LOUIS WITTER**, dec'd.

Late of Warminster, Bucks County, PA.
Executrix: **LORI J. POIRIER**, 730 St. Davids Avenue, Warminster, PA 18974.

YEFIMOV, ARSENIY, dec'd.

Late of Warminster, Bucks County, PA.
Administrators: **NINA YEFIMOVA**, 1 Potter St., #319, Warminster, PA 18974 and **ALLA KARAGODOVA**, 11275 Monte Carlo Blvd., Bonita Springs, FL 34135.

Second Publication

ARNOLD, VICTORIA D., dec'd.

Late of Doylestown, Bucks County, PA.
Administratrix: **BRENDAD. LENHART** c/o John S. Benson, Esquire, 18 N. Main Street, Doylestown, PA 18901.
Attorney: **JOHN S. BENSON**, 18 N. Main Street, Doylestown, PA 18901.

BACCHI, JANICE KAY a/k/a **JANICE K. BACCHI**, dec'd.

Late of Hilltown Township, Bucks County, PA.
Executrix: **JANINE L. BACCHI** c/o Mazullo & Murphy, P.C., 2003 Lower State Road, Suite 120, Doylestown, PA 18901.
Attorney: **KEVIN J. MURPHY**, Mazullo & Murphy, P.C., 2003 Lower State Road, Suite 120, Doylestown, PA 18901.

BERRY, JOHN VINCENT, JR., dec'd.

Late of Warminster Township, Bucks County, PA.
Executors: **WILLIAM FOEHR** and **KATHLEEN FOEHR**, 976 Churchville Road, Southampton, PA 18966.
Attorney: **MATTHEW M. MAERTZIG**, 375 Horsham Road, Suite 100, Horsham, PA 19044.

BUJAK, CECILIA DELORES, dec'd.

Late of Fairless Hills, Falls Township, Bucks County, PA.
Executrix: **ELENA SPECK**, 8 Glebe Road, P.O. Box 218, Westmoreland, NH 03467.

CHERNOFF, ALEXANDER a/k/a **ALEXANDER C. CHERNOFF**, dec'd.

Late of Warrington Township, Bucks County, PA.

Executrix: **PAULA MICHELLE CHERNOFF**, 303 Ingleton Court, Warrington, PA 18976.

CONSTABLE, ROGER ALLEN, dec'd.

Late of Langhorne, Bucks County, PA.
Executrix: **NAOMI CONSTABLE** c/o Robert Michael Castagna, Esquire, 32 Bridge Street, Frenchtown, NJ 08825.
Attorney: **ROBERT MICHAEL CASTAGNA**, 32 Bridge Street, Frenchtown, NJ 08825.

DAVIDSON-OLTMAN, JANET, dec'd.

Late of Telford Borough, Bucks County, PA.
Executrix: **KRISTEEN DAVIDSON-CHRISTMAN** c/o John H. Filice, Esquire, Rubin, Glickman, Steinberg & Gifford, P.C., 2605 N. Broad Street, P.O. Box 1277, Lansdale, PA 19446.
Attorney: **JOHN H. FILICE**, Rubin, Glickman, Steinberg & Gifford, P.C., 2605 N. Broad Street, P.O. Box 1277, Lansdale, PA 19446.

EDELMAN, JANICE, dec'd.

Late of Warminster Township, Bucks County, PA.
Executrix: **SUSAN HELFRICH**, 81 Sharon Dr., Richboro, PA 18954.

FEIST, BARBARA ANN a/k/a **BARBARA FEIST**, dec'd.

Late of Tullytown, Bucks County, PA.
Executrix: **TAMI LYNN AMICI**, 754 Cheston Ave., Tullytown, PA 19007.

FISCHER, PETER JOSEPH a/k/a **PETER J. FISCHER**, dec'd.

Late of Levittown, Middletown Township, Bucks County, PA.
Executor: **ERIC FISCHER**, P.O. Box 57, Claymont, DE 19703.

FOULKE, HELEN F., dec'd.

Late of Milford Township, Bucks County, PA.
Executrix: **MARYANN FOULKE** c/o Grim, Biehn & Thatcher, 104 S. 6th St., P.O. Box 215, Perkasio, PA 18944-0215.
Attorney: **DIANNE C. MAGEE**, Grim, Biehn & Thatcher, 104 S. 6th St., P.O. Box 215, Perkasio, PA 18944-0215.

FREUND, ANNA M., dec'd.

Late of the Township of Middletown,
Bucks County, PA.

Executor: **CHRISTOPHER J. COCHRAN**, 26124 Hickory Lane,
Langhorne, PA 19047.

Attorney: **FRANCIS X. DILLON**,
Begley, Carlin & Mandio, LLP, 680
Middletown Boulevard, Langhorne, PA
19047.

FORMAN, TOBY MICHELLE a/k/a TOBI MICHELLE FORMAN, dec'd.

Late of Newtown Township, Bucks
County, PA.

Executor: **BRIAN SCOTT FORMAN**,
3495 Clay Rd., Doylestown, PA 18902.

GARRARD, HERBERT C., JR., dec'd.

Late of Perkasio Borough, Bucks County,
PA.

Executrix: **LEA J. GARRARD** c/o Grim,
Biehn & Thatcher, 104 S. 6th St., P.O. Box
215, Perkasio, PA 18944-0215.

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

GLASSEY, DAVID MARTIN a/k/a DAVE MARTIN, dec'd.

Late of Bristol, Bucks County, PA.

Executor: **RANDOLPH SEITTER**,
955B Industrial Boulevard, Southampton,
PA 18966.

GORDON, MARGARET F. a/k/a MARGIE GORDON, dec'd.

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

Executrix: **ABIGAIL CEDENO**, 603
Hampton Ave., Southampton, PA 18966.

HAND, RUTH A., dec'd.

Late of Newtown Borough, Bucks
County, PA.

Co-Executrix: **BARBARA GODUN-
BOURGEOIS**, 70 Durham Rd.,
Levittown, PA 19054 and **LAURA
KERSTETTER**, 1051 Green St.,
Mifflinburg, PA 17844.

Attorney: **MILLER LAW FIRM, PC**,
P.O. Box 22, Mount Joy, PA 17552.

HAWTHORNE, SAMUEL GIBSON a/k/a SAMUEL G. HAWTHORNE, dec'd.

Late of Northampton Township, Bucks
County, PA.

Executor: **TIMOTHY JAMES**

**HAWTHORNE a/k/a TIMOTHY
HAWTHORNE** c/o Robert A. Saraceni,
Jr., Esq., 548 1/2 E. Main St., Ste. A,
Norristown, PA 19401.

Attorney: **ROBERT A. SARACENI,
JR.**, Saraceni Law, PLLC, 548 1/2 E.
Main St., Ste. A, Norristown, PA 19401.

HEATH, EDWIN, IV a/k/a EDWIN W. HEATH, dec'd.

Late of Falls Township, Bucks County,
PA.

Executrix: **LORRAINE HEATH
LANDIS a/k/a LORRAINE DOROTHY
LANDIS** c/o Justin M. Pilchman, Esq., 2
N. State St., P.O. Box 70, Newtown, PA
18940.

Attorney: **JUSTIN M. PILCHMAN**,
Stuckert and Yates, 2 N. State St., P.O.
Box 70, Newtown, PA 18940.

HENDERSON, CLARENCE RICHARD, dec'd.

Late of Doylestown, Bucks County, PA.

Executrix: **JANET DEIHL**, 3840 S.
Mallard Ln., Doylestown, PA 18902.

HENGY, EDWARD, dec'd.

Late of Southampton, Bucks County, PA.

Executrix: **JOYCE HUGHES**, 645 Main
Street, Asbury, NJ 08802.

HUGGETT, RAYMOND FRANCIS, JR. a/k/a RAYMOND F. HUGGETT, dec'd.

Late of Warwick Township, Bucks
County, PA.

Executor: **RAYMOND THOMAS
HUGGETT**, 2350 S. Whittmore Street,
Furlong, PA 18925.

JAFFE, ROBERT a/k/a ROBERT JOEL JAFFE, dec'd.

Late of Bensalem Township, Bucks
County, PA.

Executrix: **ALISON ZELENKO a/k/a
ALISON WEISBERG ZELENKO**
c/o Nathan Egner, Esq., Radnor Station
Two, 290 King of Prussia Rd., Ste. 110,
Radnor, PA 19087.

Attorney: **NATHAN EGNER**, Davidson
& Egner, Radnor Station Two, 290 King
of Prussia Rd., Ste. 110, Radnor, PA
19087.

KINSEY, GLENN F., dec'd.

Late of Telford, Bucks County, PA.

Executrix: **NADINE K. GRASTY**, 5 Maxwell Ct., Warren, NJ 07059.

Attorney: **J. OLIVER GINGRICH**, Landis, Hunsberger, Gingrich & Weik, LLP, 114 East Broad Street, P.O. Box 769, Souderton, PA 18964.

KIRSCHNER, JACK R., dec'd.

Late of Fairless Hills, Bucks County, PA.

Executor: **DARREN KIRSCHNER**, 29 Viaduct Ln., Levittown, PA 19054.

KLINE, GEORGE, JR. a/k/a **GEORGE KLINE**, dec'd.

Late of Bristol Township, Bucks County, PA.

Executrix: **LINDA KLINE** a/k/a **LINDA LEANORE KLINE** c/o Joseph M. Ramagli, Esquire, 6 Penns Trail, Suite 202, Newtown, PA 18940.

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

LEWIS, GERALDINE MARIE, dec'd.

Late of Doylestown, Bucks County, PA.

Executrix: **CHRISTINE MICHELE McLAUGHLIN**, 3305 Ephross Cir., Doylestown, PA 18902.

Attorney: **STEVEN A. COTLAR**, 23 West Court Street, Doylestown, PA 18902.

MAYERS, JOAN MARIE, dec'd.

Late of Doylestown, Bucks County, PA.

Administratrix: **WENDY MAYERS**, P.O. Box 1742, Doylestown, PA 18901.

Attorney: **STEVEN A. COTLAR**, 23 West Court Street, Doylestown, PA 18901.

McGOWAN, ALYCE RUTH a/k/a **ALYCE R. McGOWAN**, dec'd.

Late of Middletown Township, Bucks County, PA.

Executor: **KEITH McGOWAN** c/o John C. Fenningham, Esquire, Fenningham, Dempster & Coval LLP, Five Neshaminy Interplex, Suite 315, Trevoise, PA 19053.

Attorney: **JOHN C. FENNINGHAM**, Fenningham, Dempster & Coval LLP, Five Neshaminy Interplex, Suite 315, Trevoise, PA 19053.

PETERS, ANDREW A. a/k/a **ANDREW ALLEN PETERS**, dec'd.

Late of Carversville, Solebury Township, Bucks County, PA.

Executrix: **NANCY YANNARELLA**, 391 McCauley Pond Rd., Harrington, DE 19952.

PURSELL, SHIRLEY A., dec'd.

Late of Bridgeton Twp., Bucks County, PA.

Executor: **JOHN M. PURSELL**.

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

ROGERS, LILIAN M., dec'd.

Late of Bensalem, Bucks County, PA.

Personal Representative: **KELLY R. SABLICH**, 1463 Foster Place, Bensalem, PA 19020.

ROSENTHAL, ADELLA F. a/k/a **ADELLA FRANCES ROSENTHAL**, dec'd.

Late of Newtown Township, Bucks County, PA.

Executrix: **BERNICE J. ROSENTHAL** c/o Donna J. Wengiel, Esq., 2 N. State St., P.O. Box 70, Newtown, PA 18940.

Attorney: **DONNA J. WENGIEL**, Stuckert and Yates, 2 N. State St., P.O. Box 70, Newtown, PA 18940.

SHORTALL, VIRGINIA M., dec'd.

Late of Richland Township, Bucks County, PA.

Executor: **CHRISTOPHER R. SCHWAGER** 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.

SIMONS, ROSEMARIE, dec'd.

Late of the City of Pipersville, Plumstead Township, Bucks County, PA.

Executrix: **THERESA McLAUGHLIN**, 803 Woods End Court, Collegeville, PA 19426.

SZCZERBA, MARIA, dec'd.

Late of Upper Southampton Township, Bucks County, PA.

Executrix: **MARY WALL**, 6 Denhurst Place, Darien, CT 06820.

YAKUBOVSKY, GRIGORY a/k/a **GREGORY YAKUBOVSKY**, dec'd.

Late of Northampton, Bucks County, PA.

Executor: **LEONARD YAKUBOVSKY**, 35 Thoroughbred Drive, Northampton, PA 18966.

WILLIAMS, JAMES E., dec'd.

Late of Chalfont, Bucks County, PA.

Executrix: **CATHERINE PEPPER** c/o

Adrian L. Meyer, 62 N. Church Street,
Doylestown, PA 18901.

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

*Third and Final Publication***AHERN, KATHLEEN A.** a/k/a **KATHY AHERN** and **KATE AHERN**, dec'd.

Late of Furlong, Bucks County, PA.

Executor: **DEBORAH XANDER**, 117
Glenwood Drive, Sellersville, PA 18960.

AIKMAN, CHARLENE P., dec'd.

Late of Solebury Township, Bucks
County, PA.

Executor: **STEPHEN W. KIDDER**
a/k/a **STEPHEN WELLS KIDDER**
c/o Hemenway & Barnes LLP, 75 State
Street, Boston, MA 02109.

Attorney: **JANE K. ANASTASIA**, Law
Office of Jane K. Anastasia, LLC, P.O.
Box 350, Horsham, PA 19044.

AMODEI, JEAN M. a/k/a **JEAN MARIE AMODEI**, dec'd.

Late of Langhorne Borough, Bucks
County, PA.

Executrix: **DONNA MARIE BARRETT**,
16 Valleybrook Court, Blackwood, NJ
08012.

Attorney: **JOSEPH M. KEMPTER**, 76
E. Euclid Avenue, Suite 300, Haddonfield,
NJ 08033.

ASAY, VANESSA ADRIAN a/k/a **VANESSA ASAY**, dec'd.

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

Executrix: **VANESSA ADRIAN**
GUTEKUNST, 3817 Fleetwood Ave.,
Trevose, PA 19053.

ASHCRAFT, WILLIAM LEE a/k/a **BILL ASHCRAFT**, dec'd.

Late of Yardley, Lower Makefield
Township, Bucks County, PA.

Executor: **CHRISTOPHER J.**
ASHCRAFT, 7 Underwood Road,
Levittown, PA 19056.

BELLASPICA, CHRISTOPHER JAMES, dec'd.

Late of Bristol Borough, Bucks County,
PA.

Administratrix: **SALLY BELLASPICA**,
287 North Park Drive, Levittown, PA
19054.

BOCCELLA, MARIE E. a/k/a **MARIE BOCCELLA**, dec'd.

Late of Warwick Township, Bucks
County, PA.

Executrix: **SHARON A. RONEY**
a/k/a **SHARON RONEY** c/o Charles
Bender, Esq., 2800 Kelly Rd., Ste. 200,
Warrington, PA 18976.

Attorney: **CHARLES BENDER**, Fox
Rothschild LLP, 2800 Kelly Rd., Ste.
200, Warrington, PA 18976.

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

Late of Levittown, Bucks County, PA.

Executrix: **MARY THERESA GRAY**, 61
Kindle Lane, Levittown, PA 19055.

Attorney: **DAVID A. SCHWEIZER**,
6720 Frankford Avenue, Philadelphia, PA
19135.

CRAVEN, LOIS M., dec'd.

Late of Telford Borough, Bucks County,
PA.

Executrix: **JUDY B. COYLE**, 1050
Valley Rd., Telford, PA 18969.

DeMATTEO, IDA A., dec'd.

Late of New Britain Borough, Bucks
County, PA.

Executrix: **NANCY ANNE MARKLEY**,
111 Green Tree Tavern Road, North
Wales, PA 19454.

Attorney: **MARY KAY KELM**, 2326
North Broad St., Suite 200, Colmar, PA
18915.

DROLL, JANET H. a/k/a **JANET HEGE DROLL**, dec'd.

Late of Warwick Township, Bucks
County, PA.

Executrix: **CHARLOTTE M. DROLL**
a/k/a **CHARLOTTE MIRIAM DROLL**
c/o Jocelin A. Price, Esq., 131 W. State
St., P.O. Box 50, Doylestown, PA 18901.

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

ERENIUS, JANICE MAE, dec'd.

Late of East Rockhill Township, Bucks
County, PA.

Executor: **DAVID ERENIUS** c/o Gregory R. Gifford, Esquire, Rubin, Glickman, Steinberg & Gifford, P.C., 2605 N. Broad Street, P.O. Box 1277, Lansdale, PA 19446.

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

FLAM, RICARD P., dec'd.

Late of Doylestown Township, Bucks County, PA.

Executrix: **KAREN P. FLAM** a/k/a **KAREN PATRICIA FLAM** c/o Michael W. Mills, Esq., 131 W. State St., P.O. Box 50, Doylestown, PA 18901.

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

FOPEANO, ETHEL C., dec'd.

Late of Warminster Township, Bucks County, PA.

Executor: **STEPHEN JOHN FOPEANO** a/k/a **STEPHAN FOPEANO** c/o Laura M. Mercuri, Esq., 104 N. York Rd., Hatboro, PA 19040.

Attorney: **LAURA M. MERCURI**, Duffy North, 104 N. York Rd., Hatboro, PA 19040.

FORBES, JOHN A., dec'd.

Late of Doylestown Township, Bucks County, PA.

Executrix: **JOSEPHINE C. FORBES** a/k/a **JOSEPHINE FORBES** c/o Laura M. Mercuri, Esq., 104 N. York Rd., Hatboro, PA 19040.

Attorney: **LAURA M. MERCURI**, Duffy North, 104 N. York Rd., Hatboro, PA 19040.

GUZEK, RICHARD T., SR. a/k/a **RICHARD T. GUZEK** and **RICHARD GUZEK**, dec'd.

Late of New Britain Township, Bucks County, PA.

Executrix: **JOANNE GUZEK** c/o Joseph J. Witiw, Esq., 1140-B York Rd., Warminster, PA 18974-2072.

Attorney: **JOSEPH J. WITIW**, 1140-B York Rd., Warminster, PA 18974-2072.

HANGEY, TODD M., SR., dec'd.

Late of Perkasio, Bucks County, PA.

Co-Executors: **REBECCA HANGEY**, 511 Clymer Ave., Sellersville, PA 18960 and **ZACHARY HANGEY**, 2255 Hendricks Station Rd., Harleysville, PA 19438.

HECK, LORRAINE E. a/k/a **LORRRAINE ELEANOR HECK**, dec'd.

Late of Southampton, Bucks County, PA.

Executor: **CHARLES E. HECK**, 511 Grant Avenue, Willow Grove, PA 19090.

Attorney: **ANDREW P. GRAU**, 911 Easton Road, P.O. Box 209, Willow Grove, PA 19090.

KELLETT, CHESTER H., III, dec'd.

Late of Middletown Township, Bucks County, PA.

Executor: **ZACHARY R. KELLETT** c/o William F. Thomson, Jr., Esq., 952 Trenton Road, Fairless Hills, PA 19030.

Attorney: **WILLIAM F. THOMSON, JR.**, Gilbert and Thomson Law Offices, 952 Trenton Road, Fairless Hills, PA 19030.

LARGE, WILLIAM M., dec'd.

Late of Buckingham Twp., Bucks County, PA.

Administratrix: **DONNA LARGE** c/o Law Office of Cotlar & Cotlar, 23 West Court St., Doylestown, PA 18901.

Attorney: **ANDREW D. COTLAR**, Law Office of Cotlar & Cotlar, 23 West Court St. Doylestown, PA 18901.

McDOLE, CHARLEEN M. a/k/a **CHARLEEN MARGARET McDOLE**, dec'd.

Late of Levittown, Bucks County, PA.

Executor: **SCOTT BLOEMKER** c/o John S. Benson, Esquire, 18 N. Main Street, Doylestown, PA 18901.

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

MICHEL, JOSEPH a/k/a **JOSEPH G. MICHEL**, dec'd.

Late of Middletown Township, Bucks County, PA.

Administrator CTA: **SHAUN JOSEPH MICHEL** a/k/a **SHAUN MICHEL** c/o E. Nego Pile, Esq., 930 Harvest Dr., Ste. 360, Blue Bell, PA 19422.

Attorney: **E. NEGOPILE**, Law Firm, 930 Harvest Dr., Ste. 360, Blue Bell, PA 19422.

MILAVSKY, ROBERT M. a/k/a **BOB MILAVSKY**, dec'd.

Late of Middletown, Bucks County, PA.

Executrix: **MINDY MILAVSKY**, 2 Hastings Court, Ewing, NJ 08628.

MITCHELL, FRANCIS P. a/k/a **FRANCIS MITCHELL**, dec'd.

Late of Lower Southampton Township, Bucks County, PA.

Executrix: **DIANE M. MITCHELL** c/o Heidi van Steenburgh, Esq., 737 Second Street Pike, Southampton, PA 18966.

Attorney: **HEIDI van STEENBURGH**, Hoffman Sternberg Karpf & Lynch, LLC, 737 Second Street Pike, Southampton, PA 18966.

MORAVEC, GERMAINE a/k/a **GERMAINE P. MORAVEC**, dec'd.

Late of Warminster Township, Bucks County, PA.

Executor: **CHRISTOPHER NOEL MORAVEC** 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.

MUIR, SCOTT JAMES, dec'd.

Late of Bristol, Bucks County, PA.

Administratrix: **GAIL ELLEN MONTGOMERY**, 1272 Ravens Lane, West Chester, PA 19382.

Attorney: **DAVID A. SCHWEIZER**, Maniaci, Ciccotta & Schweizer, 6720 Frankford Avenue, Philadelphia, PA 19135.

PETREE, CHARLES E., dec'd.

Late of Bensalem Township, Bucks County, PA.

Executrix: **DESIRAE OSBORNE**, 27509 Mountain Meadow Rd., Escondido, CA 92026.

Attorney: **JEFFREY W. SODERBERG**, Mandracchia Law LLC, P.O. Box 1229, Skippack, PA 19474.

RUBINSON, SHIRLEY LORRAINE a/k/a **SHIRLEY RUBINSON**, dec'd.

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

Executor: **DANIEL BLOCK**, 47 Barley Road, Ivyland, PA 18974.

TURNER, MADELYNE A. a/k/a **ANN TURNER**, dec'd.

Late of Langhorne, Middletown Twp., Bucks County, PA.

Executor: **GLEN TURNER**, 925 Virginia Ave., Langhorne, PA 19047.

WALT, BARBARA A., dec'd.

Late of Telford, Bucks County, PA.

Executor: **STEVEN A. KOZITZKY**, 263 Middle Park Dr., Souderton, PA 18964.

Attorney: **DOROTHY K. WEIKHANGE**, Landis, Hunsberger, Gingrich & Weik, LLP, 114 East Broad Street, P.O. Box 769, Souderton, PA 18964.

WARDEN, PHILIP J. a/k/a **PHILIP JEFFREY LUCA WARDEN**, dec'd.

Late of New Hope Borough, Bucks County, PA.

Executor: **DEREK PAOLO BRIAN WARDEN** a/k/a **DEREK WARDEN** c/o Elaine T. Yandrisevits, Esq., 131 W. State St., P.O. Box 50, Doylestown, PA 18901.

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

WIGG, DAVID a/k/a **DAVID M. WIGG**, dec'd.

Late of Upper Black Eddy, Bridgetown Township, Bucks County, PA.

Executor: **JONATHAN CROSSETTE** c/o Robert Michael Castagna, Esquire, 32 Bridge Street, Frenchtown, NJ 08825.

Attorney: **ROBERT MICHAEL CASTAGNA**, 32 Bridge Street, Frenchtown, NJ 08825.

WORTHINGTON, LAWRENCE A., dec'd.

Late of Doylestown, Bucks County, PA.

Executrix: **MICHELLE T. WINCO**, 5635 Old Easton Rd., Doylestown, PA 18902.

Fictitious Name

NOTICE IS HEREBY GIVEN, pursuant to the provisions of Act of Assembly No. 295, approved December 16, 1982, effective March 16, 1983, of intention to file in the office of the Secretary of the Commonwealth of Pennsylvania, Department of State, Bureau of Corporations at Harrisburg, Pennsylvania, a Certificate for the conduct of a business in Bucks County, Pennsylvania, under the assumed or fictitious name, style or designation of:

Frigid Freeze with its principal place of business 149 Walnut Ln., Riegelsville, PA 18077.

The name and address of the person owning or interested in said business are George Banghart, 149 Walnut Ln., Riegelsville, PA 18077.

The certificate will be filed on or after October 28, 2025.

Jan. 1

Sparkifi with its principal place of business 13 Colchester Pl., Newtown, PA 18940-1703.

The name and address of the person owning or interested in said business are Robert Snyder, 13 Colchester Pl., Newtown, PA 18940-1703.

The certificate will be filed on or after November 6, 2025.

Jan. 1

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

THE **ROSALEE LEVINE** REVOCABLE LIVING TRUST DATED MARCH 30, 2015, AS EMENDED.

LEVINE, ROSALEE, dec'd.

Late of Newtown Township, Bucks County, PA.

Trustee: **CRAIG D. LEVINE** c/o Jonathan H. Ellis, Esq., One Tower Bridge, 100 Front St., Ste. 100 Conshohocken, PA 19428.

Attorney: **JONATHAN H. ELLIS**, Flaster Greenberg, PC, One Tower Bridge, 100 Front St., Ste. 100, Conshohocken, PA 19428.

ATTORNEY DISCIPLINARY / ETHICS MATTERS

Representation, consultation and expert testimony in disciplinary matters and matters involving ethical issues, bar admissions and the Rules of Professional Conduct

James C. Schwartzman, Esq.

Judge, Court of Judicial Discipline • Former Chairman, Judicial Conduct Board of Pennsylvania • Former Chairman, Disciplinary Board of the Supreme Court of PA • Former Chairman, Continuing Legal Education Board of the Supreme Court of PA • Former Chairman, Supreme Court of PA Interest on Lawyers Trust Account Board • Former Federal Prosecutor • Selected by his peers as one of the top 100 Super Lawyers in PA and the top 100 Super Lawyers in Philadelphia • Named by his peers as *Best Lawyers in America* 2022 and 2015 Philadelphia "Lawyer of the Year" Ethics and Professional Responsibility Law and Legal Malpractice Law

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PERIODICAL PUBLICATION

***Dated Material. Do Not Delay. Please Deliver Before Monday, January 5, 2026**



Shelly Law Offices, LLC

 <p><i>"Snowflakes are one of nature's most fragile things, but just look what they can do when they stick together."</i></p> <p><i>~Vesta M Kelly</i></p>	<p>Concentrating in Plaintiff Personal Injury Including:</p> <p>Motor Vehicle Crashes Wrongful Death Medical Malpractice Slip and Fall</p>
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Carol A. Shelly, Esquire • Katherine Shea White, Esquire



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