

# Franklin County Legal Journal

Vol. 37, No. 17

October 25, 2019

Designated by Order of the Court for the publication of court and other legal notices, the Franklin County Legal Journal (USPS 378-950), 100 Lincoln Way East, Chambersburg, Franklin County, PA 17201-2291, contains reports of cases decided by the various divisions of the Franklin County Branch of the Court of Common Pleas of the 39th Judicial District of Pennsylvania and selected cases from other counties.

## **PUBLIC NOTICES**

### **ESTATE 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. All persons having claims or demands against any of said estates are requested to make known the same, and all persons indebted to said estates are requested to make payment without delay, to the respective personal representatives thereof or their attorneys named below.

#### **First Publication**

Estate of Earl L. Deavor, late of Guilford Township, Franklin County, Pennsylvania.

Personal Representatives:

Joshua W. Rowland

Kelly M. Boudier

c/o Bradley L. Griffie

Griffie & Associates

100 Lincoln Way East, Suite D

Chambersburg, PA 17201

Attorney:

Bradley L. Griffie

Griffie & Associates

100 Lincoln Way East, Suite D

Chambersburg, PA 17201

10/25, 11/1, 11/8/2019

Estate of Robert Wayne Kent, a/k/a Robert W. Kent, late of Washington Township, Franklin County, Pennsylvania.

Personal Representative:

John R. Kent

c/o Maxwell Sipe Law Offices, LLC

20 East Sixth Street, Suite 301

Waynesboro, PA 17268

Attorney:

Alexandra M. Sipe

Maxwell Sipe Law Offices, LLC

20 East Sixth Street, Suite 301

Waynesboro, PA 17268

10/25, 11/1, 11/8/2019

Estate of Allison B. Kohler, late of Washington Township, Franklin County, Pennsylvania.

Personal Representative:

John R. Kent

c/o Maxwell Sipe Law Offices, LLC

20 East Sixth Street, Suite 301

Waynesboro, PA 17268

Attorney:

Samantha K. Wolfe

Maxwell Sipe Law Offices, LLC

20 East Sixth Street, Suite 301

Waynesboro, PA 17268

10/25, 11/1, 11/8/2019

Estate of Lois C. Plasterer, late of the Borough of Chambersburg, Franklin County, Pennsylvania.

Personal Representative:

Gregory P. Plasterer

575 Colonial Drive

Chambersburg, PA 17202

Attorney:

Courtney J. Graham

Sponseller/Graham, LLC

223 Lincoln Way East

Chambersburg, PA 17201

10/25, 11/1, 11/8/2019

Estate of Linn Wyatt Seville, a/k/a Linn W. Seville, late of St. Thomas Township, Franklin County, Pennsylvania.

Personal Representative:

Shannon A. Ryan

c/o Weigle & Associates, P.C.

126 East King Street

Shippensburg, PA 17257

Attorney:

Jerry A. Weigle

Weigle & Associates, P.C.

126 East King Street

Shippensburg, PA 17257

10/25, 11/1, 11/8/2019

#### **Second Publication**

Estate of Creston C. Bumbaugh, late of Washington Township, Franklin County, Pennsylvania.

Personal Representatives:

Sharon L. Cooley

122 Trunk Drive

Stephens City, VA 22655

Jonathan C. Bumbaugh

174 Early Avenue

Gettysburg, PA 17325

Attorney:

William S. Dick

Dick, Stein, Schemel, Wine & Frey, LLP

13 West Main Street, Suite 210

Waynesboro, PA 17268

10/18, 10/25, 11/1/2019

## PUBLIC NOTICES

### **Third Publication**

Estate of Kathryn S. Billow, late of Guilford Township, Franklin County, Pennsylvania.

Personal Representatives:

Carolyn Sandra Knoll  
304 Woodvale Drive  
Chambersburg, PA 17201

ACNB Bank  
P.O. Box 4566  
Gettysburg, PA 17325

Attorney:

Timothy S. Sponseller  
Sponseller/Graham, LLC  
223 Lincoln Way East  
Chambersburg, PA 17201

10/11, 10/18, 10/25/2019

Estate of Dana A'Lessa North Ciafre, late of St. Thomas Township, Franklin County, Pennsylvania.

Personal Representative:

Heather Frishmuth  
4066 Hollow Road  
Malvern, PA 19355

Attorney:

David R. Breschi  
Breschi & Associates, LLC  
946 Lincoln Way East  
Chambersburg, PA 17201

10/11, 10/18, 10/25/2019

Estate of Stephen R. DeWalt, late of Lurgan Township, Franklin County, Pennsylvania.

Personal Representative:

Devon M. Highlands  
c/o Thomas P. Gleason  
825 West King Street, Suite E  
Shippensburg, PA 17257

Attorney:

Thomas P. Gleason  
825 West King Street, Suite E  
Shippensburg, PA 17257

10/11, 10/18, 10/25/2019

Estate of Joan F. Edwards, a/k/a Joan Forseman Edwards, late of the Borough of Chambersburg, Franklin County, Pennsylvania.

Personal Representative:

D. Gerald Edwards  
7 Lakewood Court  
Chambersburg, PA 17201

Attorney:

Stanley A. Smith  
Barley Snyder  
213 Market Street, 12th Floor  
Harrisburg, PA 17101

10/11, 10/18, 10/25/2019

Estate of Thomas Lee Knable, a/k/a Thomas L. Knable, a/k/a Thomas Knable, late of Antrim Township, Franklin County, Pennsylvania.

Personal Representative:

Rose M. Knable  
12230 Grant Shook Road  
Greencastle, PA 17225

Attorney:

J. Edgar Wine  
Dick, Stein, Schemel, Wine & Frey, LLP  
119 East Baltimore Street  
Greencastle, PA 17225

10/11, 10/18, 10/25/2019

Estate of Ethel M. Kroh, a/k/a Ethel Marie Kroh, late of Guilford Township, Franklin County, Pennsylvania.

Personal Representative:

Farmers and Merchants Trust Company of  
Chambersburg

Attn: Carole L. Crist, Vice President

P.O. Box 6010  
Chambersburg, PA 17201

Attorney:

Timothy W. Misner  
39 South Broad Street  
Waynesboro, PA 17268

10/11, 10/18, 10/25/2019

Estate of John D. Malick, late of Washington Township, Franklin County, Pennsylvania.

Personal Representative:

Richard A. Bidingen  
c/o R. Thomas Murphy & Associates, P.C.

237 East Queen Street  
Chambersburg, PA 17201

Attorney:

Jared S. Childers  
R. Thomas Murphy & Associates, P.C.  
237 East Queen Street  
Chambersburg, PA 17201

10/11, 10/18, 10/25/2019

Estate of Lois A. Martin, late of Southampton Township, Franklin County, Pennsylvania.

Personal Representative:

Orrstown Bank  
77 East King Street  
Shippensburg, PA 17257

Attorney:

Glen and Glen, LLC  
237 East Queen Street  
Chambersburg, PA 17201-2205

10/11, 10/18, 10/25/2019

Estate of Mary L. Washington, a/k/a Mary Lena Washington, late of Washington Township, Franklin County, Pennsylvania.

Personal Representative:

Monica Y. Russell  
c/o R. Thomas Murphy & Associates, P.C.

237 East Queen Street  
Chambersburg, PA 17201

Attorney:

Jared S. Childers  
R. Thomas Murphy & Associates, P.C.  
237 East Queen Street  
Chambersburg, PA 17201

10/11, 10/18, 10/25/2019

### **FICTITIOUS NAME NOTICE**

Notice is hereby given that an Application for Registration of Fictitious Name was filed in the Department of State of the Commonwealth of Pennsylvania on September 20, 2019 for MommaNonni Treasures at 19940 Mountain Rd. Doylestown, PA 17219. The name and address of each individual interested in the business is Monica O'Donnell at 19940 Mountain Rd. Doylestown, PA 17219. This was filed in accordance with 54 Pa.C. S. 311.

10/25/2019

## **PUBLIC NOTICES**

### **NAME CHANGE NOTICE**

Notice is hereby given that on the 28th day of August, 2019, the Petition of Name Change for Dakotah Lee Johnson was filed in the Franklin County Court of Common Pleas of the 39th Judicial District of Pennsylvania - Franklin County Branch, seeking to change his name from Dakotah Lee Johnson to Dakotah Lee Stouder. The Motion for Continuance was filed on 9th day of October, 2019, and granted on the 14th day of October, 2019. The Court has fixed November 14th, 2019, at 1:45 P.M. in the Franklin County Courthouse, at 157 Lincoln Way East, Chambersburg, Pennsylvania as the date for hearing of the Petition. All persons interested in the proposed change of name may appear and show cause, if any they have, why the Petition should not be granted.

10/25/2019

### **NAME CHANGE NOTICE**

Notice is hereby given that on the 29th day of August, 2019, the Petition of Name Change for Macie Alexandra Larios Montiel was filed in the Franklin County Court of Common Pleas of the 39th Judicial District of Pennsylvania - Franklin County Branch, seeking to change her name from Macie, Alexandra Larios, Montiel to Macie, Alexandra, Larios Montiel. The Court has fixed November 14th, 2019, at 1:30 P.M. in the Franklin County Courthouse, at 157 Lincoln Way East, Chambersburg, Pennsylvania as the date for hearing of the Petition. All persons interested in the proposed change of name may appear and show cause, if any they have, why the Petition should not be granted.

10/25/2019

### **NOTICE**

IN THE COURT OF COMMON PLEAS FRANKLIN  
COUNTY, PENNSYLVANIA

The Tax Claim Bureau for Franklin County, Pennsylvania ON October 18, 2019, PRESENTED ITS CONSOLIDATED RETURN OF THE TAX SALE OF REAL ESTATE HELD ON SEPTEMBER 16, 2019, to the Court, and same was confirmed NISI.

Unless objections or exceptions are filed thereto by any owner, lien creditor or interested party within thirty (30) days after the date of the consolidated return, the return will be confirmed absolutely as of course.

TAX CLAIM BUREAU OF  
FRANKLIN COUNTY, PENNSYLVANIA  
Anita L Keller  
Director

10/25/2019

### **NOTICE OF ACTION IN MORTGAGE FORECLOSURE**

IN THE COURT OF COMMON PLEAS OF  
FRANKLIN COUNTY, PENNSYLVANIA  
CIVIL ACTION – LAW No. 2019-04006

QUICKEN LOANS, INC, Plaintiff  
vs.

CYNTHIA A. SMITH, in her capacity as Administratrix  
and Heir of the Estate of JAMIE LYNN SALISBURY  
A/K/A JAMIE L. SALISBURY

UNKNOWN HEIRS, SUCCESSORS, ASSIGNS,  
AND ALL PERSONS, FIRMS, OR ASSOCIATIONS  
CLAIMING RIGHT, TITLE OR INTEREST FROM OR  
UNDER JAMIE LYNN SALISBURY A/K/A JAMIE L.  
SALISBURY, DECEASED, Defendants

#### **NOTICE**

To UNKNOWN HEIRS, SUCCESSORS, ASSIGNS,  
AND ALL PERSONS, FIRMS, OR ASSOCIATIONS  
CLAIMING RIGHT, TITLE OR INTEREST FROM OR  
UNDER JAMIE LYNN SALISBURY A/K/A JAMIE L.  
SALISBURY, DECEASED

You are hereby notified that on October 1, 2019, Plaintiff, QUICKEN LOANS, INC, filed a Mortgage Foreclosure Complaint endorsed with a Notice to Defend, against you in the Court of Common Pleas of FRANKLIN County Pennsylvania, docketed to No. 2019-04006. Wherein Plaintiff seeks to foreclose on the mortgage secured on your property located at 10416 UPPER STRASBURG ROAD, UPPERSTRASBURG, PA 17265-9705 whereupon your property would be sold by the Sheriff of FRANKLIN County.

You are hereby notified to plead to the above referenced Complaint on or before 20 days from the date of this publication or a Judgment will be entered against you.

#### **NOTICE**

If you wish to defend, you must enter a written appearance personally or by attorney and file your defenses or objections in writing with the court. You are warned that if you fail to do so the case may proceed without you and a judgment may be entered against you without further notice for the relief requested by the plaintiff. You may lose money or property or other rights important to you.

YOU SHOULD TAKE THIS NOTICE TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER, GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW. THIS OFFICE CAN PROVIDE YOU WITH INFORMATION ABOUT HIRING A LAWYER.

IF YOU CANNOT AFFORD TO HIRE A LAWYER, THIS OFFICE MAY BE ABLE TO PROVIDE YOU WITH INFORMATION ABOUT AGENCIES THAT MAY OFFER LEGAL SERVICES TO ELIGIBLE PERSONS AT A REDUCED FEE OR NO FEE.

Notice to Defend:  
Pennsylvania Lawyer Referral Service  
Pennsylvania Bar Association  
100 South Street.  
P.O. Box 186  
Harrisburg, PA 17108  
Telephone (800) 692-7375

10/25/2019

# **PUBLIC NOTICES**

## **NOTICE OF TERMINATION OF PARENTAL RIGHTS HEARING**

In Re: Adoption of  
Payge Aubrey Oyler  
Born April 16, 2008  
No. 50-ADOPT-2019

Notice is hereby given that Ramona Couch of Waynesboro, Franklin County, Pennsylvania, hopes to petition the Court of Common Pleas of the 39th Judicial District of Pennsylvania to legally adopt the child, Payge Aubrey Oyler, born April 16, 2008, and therefore has petitioned the Court to terminate all parental rights of the natural parents. A termination of parental rights hearing shall be held on November 25, 2019 at 1:00 p.m., at the Franklin County Courthouse, Chambersburg, Pennsylvania. All interested parties may attend and be heard and if you do not appear at this 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 the Court may end your rights to your child without you being present.

Stephen D. Kulla, Esquire  
Kulla, Barkdoll & Stewart, P.C.  
9 E. Main Street  
Waynesboro, PA 17268

10/25/2019

## **NOTICE OF DISSOLUTION**

NOTICE IS HEREBY GIVEN that Citizens for Responsible Government, a Pennsylvania corporation with a registered office address of P.O. Box 189, 622 E. Liberty St., Chambersburg, PA 17201, is now engaged in a winding up and settling the affairs of said corporation in a voluntary dissolution. This shall serve as official notice to creditors and taxing authorities.

Attorney:  
Clinton Barkdoll  
9 East Main Street  
Waynesboro, PA 17268

10/25/2019

## **ORPHANS' COURT NOTICE**

IN THE COURT OF COMMON PLEAS OF THE  
39TH JUDICIAL DISTRICT OF FRANKLIN COUNTY,  
PENNSYLVANIA – ORPHANS' COURT DIVISION

The following list of Executors, Administrators and Guardian Accounts, Proposed Schedules of Distribution and Notice to Creditors and Reasons why Distribution cannot be Proposed will be presented to the Court of Common Pleas of Franklin County, Pennsylvania, Orphans Court Division for CONFIRMATION: November 7, 2019.

CARBAUGH: First and Final Account of proposed distributions and notice to creditors of Heidi J. Green, Executrix of the Estate of Keith A. Carbaugh, a/k/a Keith Allen Carbaugh, late of Quincy Township, Franklin County, Pennsylvania, deceased.

HARBAUGH: First and Final Account of proposed distributions and notice to creditors of Farmers and Merchants Trust Company of Chambersburg, Executor of the Estate of Ragan L. Harbaugh, late of Hamilton Township, Franklin County, Pennsylvania, deceased.

MELLOTT: First and Final Account of proposed distributions and notice to creditors of Orrstown Bank, Plenary Guardian of the Estate of John S. Mellott, late of the Borough of Mercersburg, Franklin County, Pennsylvania, deceased.

TUEL: First and Final Account of proposed distributions and notice to creditors of James L. Tuel Jr., Executor of the Estate of Frances E. Tuel, late of Hamilton Township, Franklin County, Pennsylvania, deceased.

Todd A. Rock  
Clerk, Orphans' Court Division  
Franklin County, Pennsylvania

10/25, 11/1/2019

# **PUBLIC NOTICES**

## **SHERIFF SALE NOVEMBER 8, 2019**

By virtue of certain Writs of Execution, issued out of the Court of Common Pleas of Franklin County, Pennsylvania, and to me directed, I will expose at public sale by public venue or outcry in the Franklin County Courthouse, 3rd floor, Jury Assembly Room, Chambersburg, Pennsylvania promptly at 1:00 P.M. 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 DECEMBER 9, 2019 and that distribution will be made in accordance with said schedule unless exceptions are filed thereto, within ten (10) days thereafter. Sheriff James W. Brown

### **No. 2019-2007 NATIONSTAR MORTGAGE LLC**

**vs**

#### **JOSHUA M ANDERSON**

PROPERTY ADDRESS: 15413 ORCHARD AVENUE, BLUE RIDGE SUMMIT, PA 17214  
UPI / TAX PARCEL NUMBER: 23-0Q20L-031.-000000  
ALL THE FOLLOWING LAND LYING AND BEING SITUATE IN WASHINGTON TOWNSHIP, FRANKLIN COUNTY, PENNSYLVANIA

### **No. 2019-1716 DITECH FINANCIAL LLC**

**vs**

#### **CAREN M BROSIUS, TERENCE J BROSIUS**

PROPERTY ADDRESS: 533 EAST WASHINGTON STREET, CHAMBERSBURG, PA 17201  
UPI / TAX PARCEL NUMBER: 03-1E11.-003.-000000  
ALL THE FOLLOWING DESCRIBED REAL ESTATE LYING AND BEING SITUATE IN CHAMBERSBURG BOROUGH, FRANKLIN COUNTY, PENNSYLVANIA

### **No. 2018-4585 DITECH FINANCIAL LLC**

**vs**

#### **JON I COLEMAN, UNKNOWN HEIRS**

PROPERTY ADDRESS: 409 WEST FIFTH STREET, A/K/A 409 WEST 5TH STREET, WAYNESBORO, PA 17268  
UPI / TAX PARCEL NUMBER: 26-5C14.-068.-000000  
ALL THAT CERTAIN FOLLOWING DESCRIBED REAL ESTATE LYING AND BEING SITUATE IN WAYNESBORO BOROUGH, FRANKLIN COUNTY, PENNSYLVANIA

### **No. 2018-3875 J.P. MORGAN ACQUISITION CORP**

**vs**

#### **THELMA J COVER, ARTHUR A COVER, SR**

PROPERTY ADDRESS: 4987 GUITNER ROAD, CHAMBERSBURG, PA 17201  
UPI / TAX PARCEL NUMBER: 11-0E22.-061A-000000  
ALL THE FOLLOWING DESCRIBED REAL ESTATE LYING AND BEING SITUATE IN HAMILTON TOWNSHIP, FRANKLIN COUNTY, PENNSYLVANIA

### **No. 2017-130 JPMORGAN CHASE BANK, NA**

**vs**

#### **AMANDA E EADER**

PROPERTY ADDRESS: 15282 CHARMIAN ROAD, BLUE RIDGE SUMMIT, PA 17214  
UPI / TAX PARCEL NUMBER: 23-0Q14.-044.-000000  
ALL THAT CERTAIN TRACT OF REAL ESTATE LYING AND BEING SITUATE IN WASHINGTON TOWNSHIP, FRANKLIN COUNTY, PENNSYLVANIA

### **No. 2019-433 PENNSYLVANIA HOUSING FINANCE AGENCY**

**vs**

#### **BRYANT D ESHENOUR, KELLY A MYERS**

PROPERTY ADDRESS: 8437 MOWERSVILLE ROAD, NEWBURG, PA 17240  
UPI / TAX PARCEL NUMBER: 13-0G11.-009.-000000  
ALL THE FOLLOWING REAL ESTATE LYING AND BEING SITUATE IN LURGAN TOWNSHIP, FRANKLIN COUNTY, PENNSYLVANIA

### **No. 2019-1076 LAKEVIEW LOAN SERVICING LLC**

**vs**

#### **MATTHEW T FOUTZ, ARIEL A FOUTZ**

PROPERTY ADDRESS: 3734 ORRSTOWN ROAD, ORRSTOWN, PA 17244  
UPI / TAX PARCEL NUMBER: 28-7A13.-027.-000000  
ALL THE FOLLOWING REAL ESTATE LYING AND BEING SITUATE IN ORRSTOWN BOROUGH, FRANKLIN COUNTY, PENNSYLVANIA

### **No. 2016-3040 THE BANK OF NEW YORK MELLON**

**vs**

#### **GERALDINE FROST**

PROPERTY ADDRESS: 6111 GREENBRIAR DRIVE, FAYETTEVILLE, PA 17222  
UPI / TAX PARCEL NUMBER: 10-0D23S-011M-000000  
ALL THE FOLLOWING DESCRIBED REAL ESTATE LYING AND BEING SITUATE IN GUILFORD TOWNSHIP, FRANKLIN COUNTY, PENNSYLVANIA

### **No. 2018-3235 BAYVIEW LOAN SERVICING, LLC**

**vs**

#### **RENEE F GIBSON**

PROPERTY ADDRESS: 5566 CEDAR STREET, WILLIAMSON, PA 17270  
UPI / TAX PARCEL NUMBER: 20-0M27D-023B-000000  
ALL THE FOLLOWING DESCRIBED REAL ESTATE LYING AND BEING SITUATE IN ST. THOMAS TOWNSHIP, FRANKLIN COUNTY, PENNSYLVANIA

### **No. 2019-1624 QUICKEN LOANS INC**

**vs**

#### **ERICA GILLILAND, CHRISTOPHER ALAN GILLILAND**

PROPERTY ADDRESS: 129 HICKORY DRIVE, FAYETTEVILLE, PA 17222  
UPI / TAX PARCEL NUMBER: 10-0D10.-209.-000000  
ALL THE FOLLOWING REAL ESTATE LYING AND BEING SITUATE IN GUILFORD TOWNSHIP, FRANKLIN COUNTY, PENNSYLVANIA

## PUBLIC NOTICES

**No. 2019-2986  
REO TRUST 2017-RPL1**

**vs**

**PATTY A GOINS, SAMUEL C GOINS**

PROPERTY ADDRESS: 1291 WOODLAND PARKWAY,  
WAYNESBORO, PA 17268

UPI / TAX PARCEL NUMBER: 01-0A32M-026.-000000  
ALL THAT CERTAIN DESCRIBED REAL ESTATE  
LYING AND BEING SITUATE IN ANTRIM TOWNSHIP,  
FRANKLIN COUNTY, PENNSYLVANIA

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**No. 2019-1884  
US BANK NATIONAL ASSOCIATION**

**vs**

**JESSICA G JACKSON, CHRISTOPHER M  
JACKSON, TENANTS/OCCUPANTS**

PROPERTY ADDRESS: 9 PEN MAR STREET,  
WAYNESBORO, PA 17268

UPI / TAX PARCEL NUMBER: 24-5D17-.097.-000000  
ALL THE FOLLOWING DESCRIBED REAL ESTATE  
LYING AND BEING SITUATE IN WAYNESBORO  
BOROUGH, FRANKLIN COUNTY, PENNSYLVANIA

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**No. 2018-3599  
US BANK NATIONAL ASSOCIATION**

**vs**

**DENNIS G JORDAN, WENDY S LUKER**

PROPERTY ADDRESS: 39 FIFTH AVENUE,  
FAYETTEVILLE, PA 17222

UPI / TAX PARCEL NUMBER: 09-0C23N-039.-000000  
ALL THAT CERTAIN LOT, PIECE OR PARCEL OF  
LAND SITUATE, LYING AND BEING IN GREENE  
TOWNSHIP, FRANKLIN COUNTY, PENNSYLVANIA

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**No. 2019-2448  
CITIZENS BANK, NA F/K/A**

**vs**

**ERIKKA KELLEY**

PROPERTY ADDRESS: 6076 MOUNTAIN VIEW  
DRIVE, CHAMBERSBURG, PA 17202

UPI / TAX PARCEL NUMBER: 09-0C04P-101.-EX0000  
ALL THE FOLLOWING TRACT OF REAL ESTATE  
LYING AND BEING SITUATE IN GREENE TOWNSHIP,  
FRANKLIN COUNTY, PENNSYLVANIA

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**No. 2019-1770  
LAKEVIEW LOAN SERVICING LLC**

**vs**

**JENNIFER A MCCREARY**

PROPERTY ADDRESS: 2894 CROTTLESTOWN  
ROAD, CHAMBERSBURG, PA 17202

UPI / TAX PARCEL NUMBER: 11-0E12-.026.-000000  
ALL THE FOLLOWING DESCRIBED REAL ESTATE  
LYING AND BEING SITUATE IN HAMILTON  
TOWNSHIP, FRANKLIN COUNTY, PENNSYLVANIA

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**No. 2019-2691  
WELLS FARGO BANK NA**

**vs**

**EDWARD C MULEWICH**

PROPERTY ADDRESS: 1835 DAWN LANE,  
CHAMBERSBURG, PA 17202-9736

UPI / TAX PARCEL NUMBER: 09-0C19A-003.-000000  
ALL THE FOLLOWING DESCRIBED REAL ESTATE  
LYING AND BEING SITUATE IN GREENE TOWNSHIP,  
FRANKLIN COUNTY, PENNSYLVANIA

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**No. 2016-300  
MIDFIRST BANK**

**vs**

**PAUL W NOLL, APRIL D NOLL**

PROPERTY ADDRESS: 7167 PINE HILL ROAD,  
WAYNESBORO, PA 17268

UPI / TAX PARCEL NUMBER: 19-0L18-.008.-000000  
ALL THAT CERTAIN LOT, PIECE OR PARCEL OF  
LAND SITUATE, LYING AND BEING IN QUINCY  
TOWNSHIP, FRANKLIN COUNTY, PENNSYLVANIA

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**No. 2019-321  
FIFTH THIRD BANK**

**vs**

**HEIDI M PLANTE, JOELLA L COLE, JESSICA A  
PEREZ, UNKNOWN HEIRS, TAMMY S DEWALT,**

**JOE BROWN, JR**

PROPERTY ADDRESS: 7946 TOMSTOWN ROAD,  
WAYNESBORO, PA 17268

UPI / TAX PARCEL NUMBER: 19-0L08-.065.-000000  
ALL THE FOLLOWING REAL ESTATE SITUATE  
IN QUINCY TOWNSHIP, FRANKLIN COUNTY,  
PENNSYLVANIA

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**No. 2019-2434  
FREEDOM MORTGAGE CORPORATION**

**vs**

**DEBRA L RAY**

PROPERTY ADDRESS: 11645 WOODLEA DRIVE,  
WAYNESBORO, PA 17268

UPI / TAX PARCEL NUMBER: 23-0Q13-.187.-000000  
ALL THAT CERTAIN TRACT OF REAL ESTATE LYING  
AND BEING SITUATE IN WASHINGTON TOWNSHIP,  
FRANKLIN COUNTY, PENNSYLVANIA

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**No. 2019-2500  
LAKEVIEW LOAN SERVICING LLC**

**vs**

**AMELIA RUNK**

PROPERTY ADDRESS: 18753 DRY RUN ROAD  
WEST, DRY RUN, PA 17220

UPI / TAX PARCEL NUMBER: 07-0B18R-022.-000000  
ALL THE FOLLOWING DESCRIBED REAL ESTATE  
LYING AND BEING SITUATE IN FANNETT TOWNSHIP,  
FRANKLIN COUNTY, PENNSYLVANIA

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**No. 2019-1579  
BANKUNITED NA**

**vs**

**CRAIG R RUSSELL**

PROPERTY ADDRESS: 693 CUMBERLAND AVENUE,  
CHAMBERSBURG, PA 17201

UPI / TAX PARCEL NUMBER: 06-1E50-.100.-000000  
ALL THE FOLLOWING DESCRIBED REAL ESTATE  
LYING AND BEING SITUATE IN CHAMBERSBURG  
BOROUGH, FRANKLIN COUNTY, PENNSYLVANIA

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**No. 2019-2269  
US BANK NATIONAL ASSOCIATION**

**vs**

**RICHARD D SAUNDERS**

PROPERTY ADDRESS: 3818 EDENVILLE ROAD,  
CHAMBERSBURG, PA 17201

UPI / TAX PARCEL NUMBER: 11-0E09-.110.-000000  
ALL THE FOLLOWING DESCRIBED TWO TRACTS  
OF REAL ESTATE LYING AND BEING SITUATE  
IN HAMILTON TOWNSHIP, FRANKLIN COUNTY,  
PENNSYLVANIA

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## **PUBLIC NOTICES**

**No. 2019-2567**  
**WELLS FARGO BANK NA**  
**vs**

**BRYAN RICHARD SHATZER, ANGELA R SHATZER**  
PROPERTY ADDRESS: 475 STRITE ROAD,  
CHAMBERSBURG, PA 17202-9329  
UPI / TAX PARCEL NUMBER: 01-0A08.-250.-000000  
ALL THE FOLLOWING DESCRIBED REAL ESTATE  
LYING AND BEING SITUATE IN ANTRIM TOWNSHIP,  
FRANKLIN COUNTY, PENNSYLVANIA

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**No. 2018-3408**  
**FREEDOM MORTGAGE CORPORATION**  
**vs**

**GARY S SUMMERS, ANGELA E WHITE-SUMMERS**  
PROPERTY ADDRESS: 13224 DELAWARE CIRCLE,  
WAYNESBORO, PA 17268  
UPI / TAX PARCEL NUMBER: 23-0Q12.-256.-000000  
ALL THE FOLLOWING DESCRIBED REAL ESTATE  
LYING AND BEING SITUATE IN WASHINGTON  
TOWNSHIP, FRANKLIN COUNTY, PENNSYLVANIA

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**No. 2019-2366**  
**BRANCH BANKING AND TRUST COMPANY**  
**vs**

**SHARYN L TADYCH, STACY L GUYER, UNKNOWN**  
**HEIRS, SUCCESSORS, ASSIGNS, AND ALL**  
**PERSONS, FIRMS, OR**  
**ASSOCIATIONS CLAIMING RIGHT, TITLE OR**  
**INTEREST FROM OR UNDER HILARY TADYCH**  
PROPERTY ADDRESS: 981 DUNCAN AVENUE,  
CHAMBERSBURG, PA 17201-1770  
UPI / TAX PARCEL NUMBER: 03-1E13.-004.-000000  
ALL THE FOLLOWING DESCRIBED REAL ESTATE  
LYING AND BEING SITUATE IN CHAMBERSBURG  
BOROUGH, FRANKLIN COUNTY, PENNSYLVANIA

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**No. 2019-1274**  
**PENNYMAC LOAN SERVICES LLC**  
**vs**

**RONALD ANTHONY TERPKO, JR**  
PROPERTY ADDRESS: 427 TRITLE AVENUE,  
WAYNESBORO, PA 17268-1039  
UPI / TAX PARCEL NUMBER: 25-5A39.082B-000000  
ALL THAT CERTAIN LOT OR PIECE OF GROUND  
SITUATE IN WAYNESBORO BOROUGH, FRANKLIN  
COUNTY, PENNSYLVANIA

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**No. 2019-2270**  
**STATE FARM BANK FSB**  
**vs**

**ROGER L TOSTEN**  
PROPERTY ADDRESS: 8023 MOLLY PITCHER  
HIGHWAY, GREENCASTLE, PA 17225  
UPI / TAX PARCEL NUMBER: 01-0A07.-064.-000000  
ALL THE FOLLOWING REAL ESTATE LYING AND  
BEING SITUATE IN ANTRIM TOWNSHIP, FRANKLIN  
COUNTY, PENNSYLVANIA

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**No. 2017-4505**  
**M&T BANK**  
**vs**

**AMY J WITMER, TERRY L WITMER**  
PROPERTY ADDRESS: 15297 CAMDEN DRIVE,  
GREENCASTLE, PA 17225  
UPI / TAX PARCEL NUMBER: 01-0A32.324.-000000  
ALL THAT LOT OF GROUND SITUATE IN ANTRIM  
TOWNSHIP, FRANKLIN COUNTY, PENNSYLVANIA

### **TERMS**

Upon completion of the auction, 10% of the purchase price or 10 % of all costs whichever may be higher, shall be delivered to the Sheriff. The balance due shall be paid NO LATER NOVEMBER 18, 2019 AT 4:00 PM prevailing time. If the 10% payment is not made the day of the sale or the balance due is not made, all money previously paid will be forfeited and the property will be resold on FRIDAY NOVEMBER 22, 2019 at 1:00 pm prevailing time, in the Franklin County Courthouse, Jury Assembly Room, unless otherwise stated, Chambersburg, Franklin County, Pennsylvania at which time the full purchase price or all costs, whichever may be the higher, shall be paid in full. Deeds will be recorded in the name of the successful bidder.

### **SHERIFF SALE DATES 2019**

**CUT OFF**  
SEPT 7 2018  
NOV 2, 2018  
JAN 4, 2019  
MAR 1, 2019  
MAY 3, 2019  
JULY 5, 2019  
SEPT 6, 2019  
NOV 1, 2019

**SALE DATES**  
NOV 9, 2018  
JAN 11, 2019  
MAR, 8, 2019  
MAY 10, 2019  
JULY 12, 2019  
SEPT 13, 2019  
NOV 8, 2019  
JAN 10, 2020  
10/25, 11/1, 11/8/2019