

# Northumberland Legal Journal

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**NORTHUMBERLAND COUNTY BAR ASSOCIATION**

*NOTICE – PRINTING DATE – FRIDAY*

*Advertisements must be received by NOON the preceding Wed.*

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**Sunbury, PA**

**Monday, December 2, 2019**

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CASES  
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— : —

ALWAYS UP TO DATE

EXECUTORS' AND

ADMINISTRATORS' NOTICE

Notice is hereby given that letters testamentary or administration have been granted in the following estates in the County of Northumberland and Commonwealth of Pennsylvania. All persons indebted to said estates are requested to make immediate payment and those having claims or demands will present them without delay to the respective executors or administrators or to their attorneys.

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In Re: Estate of Louise Mihalcik, late of the Borough of Mount Carmel, Northumberland County, Pennsylvania, deceased. Amy Elliott, 307 West Fourth Street, Mount Carmel, Pennsylvania, 17851, Executrix or Law Office of Cole & Varano, 110 South Oak Street, Mount Carmel, Pennsylvania, 17851, Attorney. 46-48

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In Re: Estate of Gordon M. Campbell, a/k/a Gordon M. Campbell, Jr., late of the Township of West Chillisquaque, Northumberland County, Pennsylvania, deceased. Georgia M. Campbell, 111 Old Farm Lane, Milton, Pennsylvania, 17847, Executrix or Melissa S. Lobos, Esq., MARTIN & LOBOS, LLC, 309 East Chestnut Street, Mifflinburg, Pennsylvania, 17844, Attorney. 46-48

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In Re: Estate of Sandra L. Carr, late of the City of Sunbury, Northumberland County, Pennsylvania, deceased. Robert E. Diehl, Jr., 1070 Market Street, Sunbury, Pennsylvania,

17801, Executor or Antonio D. Michetti, Esq., DIEHL, DLUGE, MICHETTI & MICHETTI, 1070 Market Street, Sunbury, Pennsylvania, 17801, Attorney. 46-48

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In Re: Estate of Flora M. Clark, late of Dalmatia, Northumberland County, Pennsylvania, deceased. Randell M. Clark, Executor, c/o Richard G. Scheib, Esq., 11 Reitz Blvd., Suite 102, Lewisburg, Pennsylvania, 17837, Attorney. 46-48

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In Re: Estate of Michael Deski, Sr., late of Milton, Northumberland County, Pennsylvania, deceased. Dorinda A. Longo, Executrix, c/o Richard G. Scheib, Esq., 11 Reitz Blvd., Suite 102, Lewisburg, Pennsylvania, 17837, Attorney. 46-48

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In Re: Estate of Charles M. Erdman, late of the Township of Coal, Northumberland County, Pennsylvania, deceased. Jennifer Woland, Executrix, c/o Richard G. Scheib, Esq., 11 Reitz Blvd., Suite 102, Lewisburg, Pennsylvania, 17837, Attorney. 46-48

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In Re: Estate of Phyllis Barrett, a/k/a Phyllis E. Barrett, late of the Township of Shamokin, Northumberland County, Pennsylvania, deceased. Timothy Barrett, 125 Zalar Drive, Coal Township, Pennsylvania, 17866; Kathleen Masser, 1234 State Route 487, Paxinos, Pennsylvania, 17860, CoExecutors or Schlesinger & Kerstetter, 545 North Second Street, Shamokin, Pennsylvania, 17872, Attorney. 46-48

In Re: Estate of Nancy L. Shook, a/k/a Nancy Lee Hill Reynolds Shook, late of the Township of Delaware, Northumberland County, Pennsylvania, deceased. Kenneth W. Reynolds; Penny A. Raup, 2045 Seagrave Drive, Watsonstown, Pennsylvania, 17777, Co-Executors. Michael D. Suders, Esq., 3 West First Street, Watsonstown, Pennsylvania, 17777, Attorney. 46-48

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In Re: Estate of Arlene K. Kieffer, late of the Township of Washington, Northumberland County, Pennsylvania, deceased. Steven R. Kieffer, 296 North Dairy Road, Dornsife, Pennsylvania, 17823; Judy A. Updegrove, 669 Cherry Town Road, Dornsife, Pennsylvania, 17823; Glen L. Kieffer, 122 North Dairy Road, Dornsife, Pennsylvania, 17823, Executors. Roger V. Wiest, Esq., WIEST, MUOLO, NOON, SWINEHART & BATHGATE, 240-246 Market Street, P.O. Box 791, Sunbury, Pennsylvania, 17801, Attorney. 46-48

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In Re: Estate of Carmen M. Cesari, a/k/a Carmen Cesari, a/k/a Chuck Cesari, late of the Township of Ralpho, Northumberland County, Pennsylvania, deceased. Donna K. Cesari, 385 Hemlock Lane, Elysburg, Pennsylvania, 17824, Executrix. Schlesinger & Kerstetter, 545 North Second Street, Shamokin, Pennsylvania, 17872, Attorney. 47-49

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In Re: Estate of Lori Ann Chesney, a/k/a Lori A. Chesney, late of the Borough of Kulpmont, Northumberland County, Penn-

sylvania, deceased. Ann Marie Geary, 129 Oak Lane, Shady Acres, Kulpmont, Pennsylvania, 17834, Administratrix. Edward C. Greco, Esq., 660 Chestnut Street, Kulpmont, Pennsylvania, 17834, Attorney. 47-49

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In Re: Estate of Shirley A. Klock, late of Sunbury, Northumberland County, Pennsylvania, deceased. Lori A. Redell and Jeffrey A. Klock, Co-Executors, c/o Richard G. Scheib, Esq., 11 Reitz Blvd., Suite 102, Lewisburg, Pennsylvania, 17837, Attorney. 47-49

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In Re: Estate of Joseph R. Gilroy, late of the City of Sunbury, Northumberland County, Pennsylvania, deceased. Marianne Marino, 2112 Wyoming Avenue, Scranton, Pennsylvania, 18509; Marigrace Canfield, 244 Valley Road, Tamaqua, Pennsylvania, 18252, Co-Executrices or Thomas E. Boop, Esq., 106 Market Street., P.O. Box 470, Sunbury, Pennsylvania, 17801, Attorney. 48-50

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In Re: Estate of Gloria M. Ross, late of the Township of Point, Northumberland County, Pennsylvania, deceased. Deborah A. Ritchie, 646 Heim Road, Sunbury, Pennsylvania, 17801; Douglas E. Ross, 152 Mountain Road, Middleburg, Pennsylvania, 17842, Executors. William R. Swinehart, Esq., WIEST, MUOLO, NOON, SWINEHART & BATHGATE, 240-246 Market Street, P.O. Box 791, Sunbury, Pennsylvania, 17801, Attorney. 48-50

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In Re: Estate of Colette A. Detz, late of Elysburg, Northumber-

land County, Pennsylvania, deceased. Ann Marie Burkoski and Sandra Victoria Braunreiter, Executrices, c/o Ann Targonski, Esq., 112 East Independence Street, Shamokin, Pennsylvania, 17872, Attorney. 48-50

**NOTICE OF PRIVATE SALE OF TAX CLAIM PROPERTY**

Northumberland County acting by and through its Tax Claims Bureau proposes to sell the following properties through Private Sale:

SALE DATE: **January 23, 2020**

LOCATION: 399 Stadium Dr., Sunbury, PA

TERMS AND CONDITIONS OF SALE:

1. For a period of forty-five (45) days from the date of the second publication of this notice, said deadline being **January 16, 2020**, any taxing district having any tax claim judgments against any property to be sold, the owner, an interested party or a person interested in purchasing a property may, if not satisfied that the sale price approved by the Bureau is sufficient, may petition the Court of Common Pleas of Northumberland County to disapprove the said sale. 2. If no objections to a sale are filed, the sale to the initial bidder will be final. 3. The failure of the purchaser to comply with the terms and conditions set forth herein shall constitute a forfeiture of all monies paid to the Tax Claim Bureau in pursuit of this sale. 4. Pursuant to 72 PS., Section 5931, all sales by the tax Claim Bureau are subject to the rule of CAVE-AT EMPTOR. In every case, the property is offered for sale by the Bureau WITHOUT GUARANTY OR WARRANTY WHATSOEVER, whether as to existence, correctness of ownership, size, boundaries location, structures or lack of structures upon the land, liens, title, or any matter

**IN THE COURT OF COMMON PLEAS OF NORTHUMBERLAND COUNTY, PA CIVIL ACTION - LAW NO. CV-19-1898**

IN THE MATTER OF PETITION FOR CHANGE OF NAME OF KAIDEN SA-RAI-WILLIAM DAVIS, A MINOR CHILD BY AND THROUGH ALEXIA WILLIAMS, NATURAL PARENT(S) OR GUADIAN(S)

**NOTICE OF NAME CHANGE**

NOTICE IS HEREBY GIVEN that on the 30th Day of September 2019, the Petition for Change of Name, filed by Petitioner, Alexia Williams, was filed in the above-named Court, praying for a Decree to change her minor child's name to Kaiden Willian Davis Williams.

The Court has scheduled a hearing for the 3rd day of December, 2019, at 9:45 a.m. in Court Room TBD at the Northumberland County Court House, 201 Market Street, Sunbury, PA, as the time and place for the hearing of said Petition, when and where all persons interested may appear and show cause, if any they have, why the prayer of the said Petition should not be granted.

Alexia Williams, Petitioner

or thing whatsoever. This sale is conducted under the provisions of the Real Estate Tax Sale Law, Section 613 (a) of Act No. 542, approved July 7, 1947, as amended.

**PARCEL NO. 006-02-003-304**

616 E. 4th Street, Mount Carmel Borough Ward 3  
Assessed Owner:  
William Samsair  
Bid: \$2,057.14 plus costs

**PARCEL NO. 00G-01-00G-046-A**

1820 Park Avenue, Coal Township, Pa 17866  
Assessed Owner: Lucinda Karnes  
Bid: \$1,640.52 plus cost

Northumberland County Tax Claims Bureau  
By: /s/Janel Barwick, Director  
47-48  
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**SHERIFF'S SALE  
OF REAL ESTATE**

By Virtue of Writs of Execution issued out of the Court of Common Pleas of Northumberland County, Civil Division, upon Judgments in Mortgage Foreclosure, to me directed, will be exposed at public sale, on **December 19, 2019** at 1:00 P.M., in the Sheriff's Office of ROBERT J. WOLFE, at the Northumberland County Court House, 201 Market Street, in the City of Sunbury, County of Northumberland, Commonwealth of Pennsylvania, the following described real estate to wit:

Property of Kelsey C. Bahner a/k/a Kelsey Shambach and Keith R. Shambach a/k/a Keith

Shambach, known as 514 North 7th Street, Sunbury, PA 17801, Improvements Thereon: a two and one-half story frame dwelling house, Tax Parcel 052-02-007-015, upon a Judgment at CV-19-818, Branch Banking and Trust Company vs. Kelsey C. Bahner a/k/a Kelsey Shambach and Keith R. Shambach a/k/a Keith Shambach, in the amount of \$70,395.66, plus interest, costs and fees. Phelan Hallinan Diamond & Jones, LLP.

Property of Angela Beachel and Justin Beachel, known as 235 Five Points Road, Muncy, PA 17756, Improvements Thereon: any improvements thereon, Tax Parcel 026-00-008-003E, upon a Judgment at CV-19-783, Freedom Mortgage Corporation vs. Angela Beachel and Justin Beachel, in the amount of \$223,891.31, plus interest, costs and fees. KML Law Group, P.C.

Property of Ethel A. Bressi, known as 238 Brichwyn Drive f/k/a 13 Brichwyn Drive, Elysburg, PA 17824, Improvements Thereon: any improvements thereon, Tax Parcel 040-00-052-010, upon a Judgment at CV-19-131, U.S. Bank National Association, as Indenture Trustee for the Holders of the CIM Trust 2017-1, Mortgage-Backed Notes, Series 2017-1 vs. Ethel A. Bressi, in the amount of \$69,843.54, plus interest, costs and fees. Stern & Eisenberg, PC.

Property of Eugene J. Chesney and Marian M. Chesney, known as 21 Horne Drive, Elysburg, PA 17824, Improvements Thereon: any improvements thereon, Tax

Parcel 040-03-044-023, upon a Judgment at CV-19-540, Freedom Mortgage Corporation vs. Eugene J. Chesney and Marian M. Chesney, in the amount of \$164,525.45, plus interest, costs and fees. KML Law Group, P.C.

Property of Unknown Heirs, Successors, Assigns, and All Persons, Firms, or Associations claiming right, title or interest from or under David A. Clayberger a/k/a David Allen Clayberger, deceased, known as 1261 Poplar Street, Kulpmont, PA 17834, Improvements Thereon: a dwelling, Tax Parcel 002-00-001-344, upon a Judgment at CV-19-1023, Branch Banking and Trust Successor by Merger to Susquehanna Bank vs. Unknown Heirs, Successors, Assigns, and All Persons, Firms, or Associations claiming right, title or interest from or under David A. Clayberger a/k/a David Allen Clayberger, deceased, in the amount of \$30,851.81, plus interest, costs and fees. Phelan Hallinan Diamond & Jones, LLP.

Property of Lawrence C. Funk, as believed Heir and/or Administrator to the Estate of Jeanne A. Shreffler, a/k/a Jeanne A. Wertz; Lucinda S. Engle, as believed Heir and/or Administrator to the Estate of Jeanne A. Shreffler, a/k/a Jeanne A. Wertz; Melodee Hills, as believed Heir and/or Administrator to the Estate of Jeanne A. Shreffler, a/k/a Jeanne A. Wertz; Tamara Sullivan, as believed Heir and/or Administrator to the Estate of Jeanne A. Shreffler, a/k/a Jeanne A. Wertz; Unknown Heirs and/or Administrators to the Estate of Jeanne

A. Shreffler, a/k/a Jeanne A. Wertz, known as 4175 Paradise Road, Watsonstown, PA 17777, Improvements Thereon: a two story frame dwelling house, Tax Parcel 021-00-014-049-A, upon a Judgment at CV-18-2286, PNC Bank, National Association vs. Lawrence C. Funk, as believed Heir and/or Administrator to the Estate of Jeanne A. Shreffler, a/k/a Jeanne A. Wertz, et. al., in the amount of \$15,152.00, plus interest, costs and fees. Manley Deas Kochalski, LLC.

Property of Kenneth P. Hollenbach, Jr., known as 6 Pennsylvania Avenue, Watsonstown, PA 17777, Improvements Thereon: any improvements thereon, Tax Parcel 060-02-001-038, upon a Judgment at CV-19-1260, U.S. Bank National Association, as Trustee for Credit Suisse First Boston Mortgage Securities Corp., Home Equity Asset Trust 2004-4, Home Equity Pass-Through Certificates, Series 2004-4 vs. Kenneth P. Hollenbach, in the amount of \$54,319.58, plus interest, costs and fees. Phelan Hallinan Diamond & Jones, LLP.

Property of Peter A. Kauwell, known as 615 Boy Scout Road, Sunbury, PA 17801, Improvements Thereon: any improvements thereon, Tax Parcels 028-00-063-022 and 028-00-063-023, upon a Judgment at CV-18-1811, Branch Banking and Trust Company, a North Carolina Corporation, as success in interest to Susquehanna Bank vs. Peter A. Kauwell, in the amount of \$116,910.57, plus interest, costs and fees. McCabe, Weisberg & Conway, LLC.

Property of Michael E. Messinger and Traci R. Messinger, known as 668 Mahoning Street, Milton, PA 17847, Improvements Thereon: a two story brick dwelling and other improvements, Tax Parcel 035-02-005-283, upon a Judgment at CV-19-1197, Pin-Point Federal Credit Union f/k/a Northumberland County Schools Federal Credit Union vs. Michael E. Messinger and Traci R. Messinger, in the amount of \$138,514.76, plus interest, costs and fees. Weltman, Weinberg & Reis, Co., L.P.A.

Property of Jenna Alani Myers f/k/a Jeffrey Alan Moyer a/k/a Jeffrey A. Moyer, known as 221 Race Street, Sunbury, PA 17801, Improvements Thereon: a frame dwelling house, Tax Parcel 046-01- 001-108, upon a Judgment at CV-18-900, Service 1st Federal Credit Union vs. Jenna Alani Myers f/k/a Jeffrey Alan Moyer a/k/a Jeffrey A. Moyer, in the amount of \$88,434.72, plus interest, costs and fees. Martha E. Von Rosenstiel, P.C.

Property of Larry Pancher a/k/a Lawrence R. Pancher a/k/a Lawrence Pancher; Tammi Jo Weikel f/k/a Tammi J. Fiorey a/k/a Tammi Pancher; The Scott J. Binsack Living Trust; Scott Jaymes Binsack, Sr. a/k/a Scott J. Binsack, individually and as Trustee of the Scott J. Binsack Living Trust; The United States of America, Department of Treasury, Internal Revenue Service, known as 131 South Market Street, Shamokin, PA 17872, Improvements Thereon: all buildings and improvements thereon, Tax Parcel 012- 01-004-

138, upon a Judgment at CV-17-1553, LSF9 Master Participation Trust vs. Larry Pancher a/k/a Lawrence R. Pancher a/k/a Lawrence Pancher, et. al., in the amount of \$99,248.81, plus interest, costs and fees. Manley Deas Kochalski, LLC.

Property of Lynne M. Renn a/k/a Lynne M. Fremlin, known as 401 East Shamokin Street, Trevorton, PA 17881, Improvements Thereon: a dwelling and 2 vacant lots, Tax Parcels 020-02-065-068A, 020-02-065-069A and 020-02-065-070, upon a Judgment at CV-19-823, Riverview Bank, Successor by Merger to Union Bank and Trust Company vs. Lynne M. Renn a/k/a Lynne M. Fremlin, in the amount of \$46,581.31, plus interest, costs and fees. Purcell, Krug & Haller.

Property of Larry L. Witmer, Jr. and Sheila E. Carl, known as 167 Wheatley Avenue, Northumberland, PA 17857, Improvements Thereon: a frame dwelling house, Tax Parcel 037-01-002-144, upon a Judgment at CV-18-2020, Federal National Mortgage Association ("Fannie Mae") vs. Larry L. Witmer, Jr. and Sheila E. Carl, in the amount of \$35,908.60, plus interest, costs and fees. McCabe, Weisberg & Conway, LLC.

All parties in interest and claimants are hereby notified that schedules of distribution will be filed by the Sheriff, in his office, not later than thirty (30) days after sale and distribution will be made in accordance with the schedules, unless exceptions are filed thereto within ten (10) days after the filing of the schedules.

SO ANSWERS, ROBERT  
J. WOLFE, SHERIFF OF  
NORTH UMBERLAND  
COUNTY

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