

Sheriff's Sale

Third and Final Publication

By virtue of a Writ of Execution to me directed, will be sold at public sale Friday, December 13, 2019 at 11 o'clock A.M., prevailing time, at the Bucks County Administration Building, Commissioners' Meeting Room (Courtroom 1), 1st Floor, located at 55 E. Court Street, in the Borough of Doylestown, Bucks County, PA, the following real estate to wit:

BENSALEM TOWNSHIP

DOCKET #2016-05587

ALL THAT CERTAIN Lot or tract of land with the buildings and improvements thereon erected, SITUATE in the **TOWNSHIP OF BENSALEM**, County of Bucks and State of Pennsylvania, bounded and described according to a survey thereof made by Edward Pickering, C.E. on October 20, 1928, as follows:

TAX PARCEL #02-080-015.

PROPERTY ADDRESS: 659 Haunted Lane, Bensalem, PA 19020.

IMPROVEMENTS: A RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **SHAWN C. McNAMEE, ANDREA McNAMEE.**

KATHERINE M. WOLF, Esquire

MILTON F. WARRELL, III, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2017-07307

ALL THAT CERTAIN lot or piece of land, situate in the **TOWNSHIP OF BENSALEM**, County of Bucks, PA according to a Final Plan of Meadow Stream by Pickering, Corts & Summerson, Inc., Consulting Engineers and Land Surveyors, Newtown, PA being dated 6/23/1983 and revised through April 28, 1986 as follows, to wit:

TAX PARCEL #02092429.

PROPERTY ADDRESS: 5030 Judson Drive, Bensalem, PA 19020.

IMPROVEMENTS: RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **SAMIRA J. PELLO-MOLLIKA, CARMEN P. MOLLIKA.**

KATHERINE M. WOLF, Esquire

MILTON F. WARRELL, III, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2018-06360

ALL THAT CERTAIN Northeasterly half of Lot #61, with the building and improvements thereon erected, Situate in Andalusia, in the **TOWNSHIP OF BENSALEM**, County of Bucks and State of Pennsylvania, described according to a survey thereof made by Edward Pickering, Jr., Registered Surveyor, Woodbourne, Pennsylvania, 4/28/1937, as follows, to wit:

TAX PARCEL #02-029-046.

PROPERTY ADDRESS: 954 Baxter Avenue, Bensalem, PA 19020.

IMPROVEMENTS: A RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **CATHLEEN KURLUK EXECUTRIX OF THE ESTATE OF LORRAINE C. CONNER a/k/a LORRAINE CONNER DECEASED.**

KATHERINE M. WOLF, Esquire

MILTON F. WARRELL, III, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2018-07084

ALL that certain parcel of land, lying and being situate in the **TOWNSHIP OF BENSALEM**, County of Bucks, and Commonwealth of Pennsylvania, known and numbered as 6421 Todd Court, Bensalem, PA 19020, Parcel No: 02-091-264.

TAX PARCEL #02-091-264.

PROPERTY ADDRESS: 6421 Todd Court, Bensalem, PA 19020.

IMPROVEMENTS: SINGLE FAMILY DWELLING.

SOLD AS THE PROPERTY OF: **STANTON PLENN, LESLIE S. PLENN.**

CRISTINA LYNN CONNOR, Esquire

MILTON F. WARRELL, III, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2019-00184

ALL THOSE CERTAIN LOTS OR PIECES OF GROUND SITUATE IN **BENSALEM TOWNSHIP**, BUCKS COUNTY, PENNSYLVANIA:

TAX PARCEL #02-091-367.

PROPERTY ADDRESS: 6513 SARATOGA TURN, BENSALEM, PA 19020.

IMPROVEMENTS: RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **GERARDO ZAMBELLI III IN HIS CAPACITY AS HEIR OF BARBARA A. ZAMBELLI;**

THOMAS ZAMBELLI IN IN HIS CAPACITY AS HEIR OF BARBARA A. ZAMBELLI; JUSTIN ZAMBELLI IN HIS CAPACITY AS HEIR OF BARBARA A. ZAMBELLI; UNKNOWN HEIRS, SUCCESSORS, ASSIGNS AND ALL PERSONS, FIRMS OR ASSOCIATION CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER BARBARA A. ZAMBELLI.

ROBERT FLACCO, Esquire
MILTON F. WARRELL, III, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2019-00204

ALL THOSE CERTAIN lots or pieces of ground Situate in **BENSALEM TOWNSHIP**, County of Bucks, State of Pennsylvania, described as Lots No. 22, 24, 26 and 28 Section "C", on Plan of Lots known as Corn wells Manor, Doylestown, in Plan Book No.1 page 155, as follows, to wit:

BEGINNING at a point on the Southwesterly side of Wallace Avenue (formerly known as Walnut Street) (40 feet wide) said point being the distance of 306.6 feet measured North 28 degrees 41 minutes West along the Southeasterly side of Wallace Avenue from its point of intersection with the Southeasterly side of State Road (50 feet wide); thence extending from said point of beginning along Lot No. 20 as shown on said Plan South 61 degrees 19 minutes West 125 feet to a point, a corner of Lot No. 23 as shown on said Plan; thence extending along same and also along Lots 25, 27 and 29 as shown on said Plan North 28 degrees 41 minutes West 100 feet to a point a corner of Lot No. 30 as shown on said Plan; thence extending along the same North 61 degrees 19 minutes East the distance of 125 feet to a point on the Southwesterly side of Wallace Avenue; thence extending along the Southwesterly side of Wallace Avenue South 28 degrees 41 minutes East the distance of 100 feet to the first mentioned point and place of beginning.

TAX PARCEL #02-064-031.

PROPERTY ADDRESS: 448 Wallace Avenue, Bensalem, PA 19020.

IMPROVEMENTS: A SINGLE FAMILY RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **PAMELA A. LOCKE, JOSEPH D. LOCKE a/k/a JOSEPH LOCKE, THE UNITED STATES OF AMERICA.**

MICHAEL T. McKEEVER, Esquire
MILTON F. WARRELL, III, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2019-04196

ALL THAT CERTAIN lot or pieces of ground situate in the **TOWNSHIP OF BENSALEM**, County of Bucks and State of Pennsylvania. TAX PARCEL #02-036-002-021.

PROPERTY ADDRESS: 2844 Clara Circle, Bensalem, PA 19020.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **JOHN P. TILL.**

ANDREW J. MARLEY, Esquire
MILTON F. WARRELL, III, Sheriff
Sheriff's Office, Doylestown, PA

BRISTOL BOROUGH

DOCKET #2015-00782

ALL THAT CERTAIN lot or piece of ground situate in **BRISTOL BOROUGH**, County of Bucks, and Commonwealth of Pennsylvania. TAX PARCEL #04-009-147.

PROPERTY ADDRESS: 701 Corson Street, Bristol, PA 19007.

IMPROVEMENTS: RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **THOMAS KILBOURNE, MICHELE KILBOURNE.**

ROGER FAY, Esquire
MILTON F. WARRELL, III, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2018-06259

ALL THAT CERTAIN messuage sad lot of land situate In the **BOROUGH OF BRISTOL**, County of Bucks and State of Pennsylvania, filed in the Office of the Recorder of Deeds of Bucks County, Pennsylvania, on February 20, 2009 at Book 6009, Page 1306.

TAX PARCEL #04-009-155.

PROPERTY ADDRESS: 153 Buckley Street, Bristol, PA 19007.

IMPROVEMENTS: RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **LISA MARIE DAVISH.**

DANIEL JONES, Esquire
MILTON F. WARRELL, III, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2019-02190

Ditech Financial LLC v. Beth Anne Delaney owner(s) of property situate in the **BRISTOL BOROUGH**, BUCKS County, Pennsylvania, being 622 Bath Street, Bristol, PA 19007.

TAX PARCEL #04-008-007.

PROPERTY ADDRESS: 622 Bath Street, Bristol, PA 19007.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **BETH ANNE DELANEY.**

PHELAN HALLINAN DIAMOND & JONES, LLP

MILTON F. WARRELL, III, Sheriff
Sheriff's Office, Doylestown, PA

BRISTOL TOWNSHIP**DOCKET #2015-01120**

ALL THOSE TWO CERTAIN lots or pieces of land with the buildings and improvements thereon erected situate in the **TOWNSHIP OF BRISTOL**, County of Bucks and State of Pennsylvania.

TAX PARCEL #05-007-037.

PROPERTY ADDRESS: 435 Princess Avenue, Bristol Township, Pennsylvania.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **JOYCE E. LOCKETT, GEORGE HUMZER, VALERIA HUMZER, UNITED STATES OF AMERICA.**

ROBERT P. DADAY, Esquire

MILTON F. WARRELL, III, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2015-02996

ALL THAT CERTAIN TWO LOTS OR PIECES OF GROUND WITH THE BUILDINGS AND IMPROVEMENTS THEREON ERRECTED LOCATED IN THE **TOWNSHIP OF BRISTOL**, COUNTY OF BUCKS AND COMMONWEALTH OF PENNSYLVANIA.

TAX PARCEL #05-005-079.

PROPERTY ADDRESS: 219 Hillcrest Avenue, Croydon, PA 19021.

IMPROVEMENTS: A SINGLE FAMILY RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **JOHN GERSTLAUER, ALICIA A. GERSTLAUER.**

MICHAEL T. McKEEVER, Esquire
MILTON F. WARRELL, III, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2016-04441

ALL that certain parcel of land lying and being situate in the **TOWNSHIP OF BRISTOL**, County of Bucks, and Commonwealth of Pennsylvania, known and numbered as 34 Coral Lane, Township of Bristol, PA 19055, Parcel No: 05-048-391.

TAX PARCEL #05-048-391.

PROPERTY ADDRESS: 34 Coral Lane, Township of Bristol, PA 19055.

IMPROVEMENTS: SINGLE FAMILY DWELLING.

SOLD AS THE PROPERTY OF: **KENNETH G. RODGERS, MELANIE RODGERS.**

JUSTIN F. KOBESKI, Esquire

MILTON F. WARRELL, III, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2017-06176

Wells Fargo Bank, NA v. Patrick Hill, Danielle Hill owner(s) of property situate in the **BRISTOL TOWNSHIP**, BUCKS County, Pennsylvania, being 38 Vineyard Road, Levittown, PA 19057.

TAX PARCEL #05-041-089.

PROPERTY ADDRESS: 38 Vineyard Road, Levittown, PA 19057.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **PATRICK HILL, DANIELLE HILL.**

PHELAN HALLINAN DIAMOND & JONES, LLP

MILTON F. WARRELL, III, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2017-07259

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

TAX PARCEL #05-033-308.

PROPERTY ADDRESS: 39 Indian Red Road, Levittown, PA 19057.

IMPROVEMENTS: A SINGLE FAMILY RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **KENNETH G. MOORE, II, NICOLE L. MOORE.**

MICHAEL T. McKEEVER, Esquire

MILTON F. WARRELL, III, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2018-05599

ALL THAT CERTAIN lot of land located in the **TOWNSHIP OF BRISTOL**, County of Bucks and Commonwealth of Pennsylvania. TAX PARCEL #05-009-130.

PROPERTY ADDRESS: 1303 Dixon Avenue, Croydon, PA 19021.

IMPROVEMENTS: A SINGLE FAMILY RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **CHRISTINE M. RAUDENBUSH.**

MICHAEL T. McKEEVER, Esquire

MILTON F. WARRELL, III, Sheriff

Sheriff's Office, Doylestown, PA

DOCKET #2018-05930

PNC Bank, National Association, Successor by Merger to National City Mortgage A Division of National City Bank v. John J. Costello, Rosa Haydee Costello owner(s) of property situate in the **BRISTOL TOWNSHIP**, BUCKS County, Pennsylvania, being 1004 Stephen Avenue, Croydon, PA 19021-5557.

TAX PARCEL #05-008-431.

PROPERTY ADDRESS: 1004 Stephen Avenue, Croydon, PA 19021-5557.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **JOHN J. COSTELLO, ROSA HAYDEE COSTELLO.**

PHELAN HALLINAN DIAMOND & JONES, LLP

MILTON F. WARRELL, III, Sheriff

Sheriff's Office, Doylestown, PA

DOCKET #2018-06155

ALL THOSE CERTAIN LOTS OR PIECES OF GROUND SITUATE IN THE **BRISTOL TOWNSHIP**, BUCKS COUNTY, PENNSYLVANIA:

TAX PARCEL #05-036-482.

PROPERTY ADDRESS: 110 GREEN LYNNE DRIVE, LEVITTOWN, PA 19057.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **SAMUEL SHELLEY a/k/a SAMUEL J. SHELLEY IN HIS CAPACITY AS HEIR OF CAROLYN R. SHELLEY, UNKNOWN HEIRS, SUCCESSORS, ASSIGNS AND ALL PERSONS, FIRMS OR ASSOCIATION CLAIMING RIGHT,**

TITLE OR INTEREST FROM OR UNDER CAROLYN R. SHELLEY.

ROBERT FLACCO, Esquire

MILTON F. WARRELL, III, Sheriff

Sheriff's Office, Doylestown, PA

DOCKET #2019-01522

Wells Fargo Bank, N.A. v. Christine Bohley, Marc Spenillo owner(s) of property situate in the **BRISTOL TOWNSHIP**, BUCKS County, Pennsylvania, being 7 Parkside Circle, Levittown, PA 19056-3501.

TAX PARCEL #05-021-258.

PROPERTY ADDRESS: 7 Parkside Circle, Levittown, PA 19056-3501.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **CHRISTINA BOHLEY, MARC SPENILLO.**

PHELAN HALLINAN DIAMOND & JONES, LLP

MILTON F. WARRELL, III, Sheriff

Sheriff's Office, Doylestown, PA

DOCKET #2019-02201

ALL THAT CERTAIN LOT OR PIECE OF GROUND, SITUATE IN **BRISTOL TOWNSHIP**, COUNTY OF BUCKS, AND COMMONWEALTH OF PENNSYLVANIA. TAX PARCEL #05-052-080.

PROPERTY ADDRESS: 1379 Minot Avenue, Croydon, PA 19021.

IMPROVEMENTS: RESIDENTIAL REAL ESTATE.

SOLD AS THE PROPERTY OF: **DERRICK C. CHATMAN.**

BRIAN T. LaMANNA, Esquire

MILTON F. WARRELL, III, Sheriff

Sheriff's Office, Doylestown, PA

DOCKET #2019-03369

ALL THAT CERTAIN LOT OR PIECE OF GROUND, SITUATE IN **BRISTOL TOWNSHIP**, COUNTY OF BUCKS, AND COMMONWEALTH OF PENNSYLVANIA. TAX PARCEL #05-072-028.

PROPERTY ADDRESS: 43 Favored Lane, Bristol, PA 19055.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **ROBERT CHARLES ASH.**

BRIAN T. LaMANNA, Esquire

MILTON F. WARRELL, III, Sheriff

Sheriff's Office, Doylestown, PA

CHALFONT BOROUGH

DOCKET #2016-00574

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

TAX PARCEL #07-008-040.

PROPERTY ADDRESS: 166 Bluejay Road, Chalfont, PA 18914.

IMPROVEMENTS: A SINGLE FAMILY RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **KIMBERLY SCHOENMEIER, KURT SCHOENMEIER.**

MICHAEL T. McKEEVER, Esquire

MILTON F. WARRELL, III, Sheriff

Sheriff's Office, Doylestown, PA

DOYLESTOWN TOWNSHIP

DOCKET #2018-02851

Wells Fargo Bank, N.A. s/b/m Wachovia Bank, National Association v. Robert Stephens owner(s) of property situate in the **DOYLESTOWN TOWNSHIP**, BUCKS County, Pennsylvania, being 73 Bogey Circle, Doylestown, PA 18901-2882.

TAX PARCEL #09-020-175.

PROPERTY ADDRESS: 73 Bogey Circle, Doylestown, PA 18901-2882.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **ROBERT STEPHENS.**

PHELAN HALLINAN DIAMOND & JONES, LLP

MILTON F. WARRELL, III, Sheriff

Sheriff's Office, Doylestown, PA

DOCKET #2019-03377

ALL that certain parcel of land lying and being situate in the **TOWNSHIP OF DOYLESTOWN**, County of Bucks, and Commonwealth of Pennsylvania, known and numbered as 69 Countryside Drive, Doylestown, PA 18901, Parcel No: 09-030-143.

TAX PARCEL #09-030-143.

PROPERTY ADDRESS: 69 Countryside Drive, Doylestown, PA 18901.

IMPROVEMENTS: SINGLE FAMILY DWELLING.

SOLD AS THE PROPERTY OF: **JOHN P. DiSTEFANO, THE UNITED STATES OF AMERICA, DEPARTMENT OF**

TREASURY, INTERNAL REVENUE SERVICE.

JUSTIN F. KOBESKI, Esquire

MILTON F. WARRELL, III, Sheriff

Sheriff's Office, Doylestown, PA

DOCKET #2019-04604

ALL THAT CERTAIN PIECE OR PARCEL OR TRACT OF LAND SITUATE IN **DOYLESTOWN TOWNSHIP**, BUCKS COUNTY, PENNSYLVANIA, AND BEING KNOWN AS 612 NORTH SHADY RETREAT ROAD, UNIT 57, DOYLESTOWN COMMONS CONDOMINIUM, DOYLESTOWN, PENNSYLVANIA 18901.

TAX PARCEL #09-047-151-057.

PROPERTY ADDRESS: 612 North Shady Retreat Road, Unit 57, Doylestown Commons Condominium, Doylestown, Pennsylvania 18901.

IMPROVEMENTS: RESIDENTIAL CONDOMINIUM DWELLING.

SOLD AS THE PROPERTY OF: **GEOFFREY EDWARDS, EXECUTOR OF THE ESTATE OF MAUDE C. MILLER.**

TERRENCE McCABE, Esquire

MILTON F. WARRELL, III, Sheriff

Sheriff's Office, Doylestown, PA

DUBLIN BOROUGH

DOCKET #2019-03226

ALL THAT CERTAIN unit in the property known, named and identified as Countryside Condominium, located in the **BOROUGH OF DUBLIN**, County of Bucks and Commonwealth of Pennsylvania.

TAX PARCEL #10-005-001-001-B11.

PROPERTY ADDRESS: 178 ELEPHANT ROAD, B-11, DUBLIN, PA 18917.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **CARLOS ERAZO.**

POWERS KIRN, LLC

MILTON F. WARRELL, III, Sheriff

Sheriff's Office, Doylestown, PA

EAST ROCKHILL TOWNSHIP

DOCKET #2017-04105

ALL THAT CERTAIN tract of land situate in the **TOWNSHIP OF EAST ROCKHILL**, and partly in the Township of Richland, County of Bucks and Commonwealth of Pennsylvania,

bounded and described in accordance with a Survey dated July 21, 1964, prepared by G. Marvin Hendricks, Professional Engineer-Surveyor, M.R. 1 Perkasio, PA, as follows, to wit:

TAX PARCEL #12-006-001-001.

PROPERTY ADDRESS: 6004 Axe Handle Road, Quakertown, PA 18951.

IMPROVEMENTS: A RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **NATHAN WEAVER, AMBER WEAVER.**

KATHERINE M. WOLF, Esquire

MILTON F. WARRELL, III, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2018-06332

Wells Fargo Bank, N.A. v. Brett A. Smith, Christina Smith owner(s) of property situate in the **EAST ROCKHILL TOWNSHIP**, BUCKS County, Pennsylvania, being 2419 North Ridge Road a/k/a 2419 Ridge Road, Perkasio, PA 18944-3728.

TAX PARCEL #12-011-068.

PROPERTY ADDRESS: 2419 North Ridge Road a/k/a 2419 Ridge Road, Perkasio, PA 18944-3728.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **BRETT A. SMITH, CHRISTINA SMITH.**

PHELAN HALLINAN DIAMOND & JONES, LLP

MILTON F. WARRELL, III, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2019-02176

ALL THAT CERTAIN message and tract of land together with the dwelling now thereon erected situate in **EAST ROCKHILL TOWNSHIP**, Bucks County, Pennsylvania bounded and described according to a survey dated November 25, 1946 as prepared by Stanly F. Moyer, Surveyor as follows, to wit:

TAX PARCEL #12-012-003.

PROPERTY ADDRESS: 5350 Clymer Road, Quakertown, PA 18951.

IMPROVEMENTS: A RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **PHILIP E. LUCOT, CAROLYN MEGLIO LUCOT.**

KATHERINE M. WOLF, Esquire

MILTON F. WARRELL, III, Sheriff
Sheriff's Office, Doylestown, PA

FALLS TOWNSHIP

DOCKET #2013-02399

ALL that certain lot, piece or parcel of land, with the buildings and improvements thereon erected, situate, lying and being in the Municipality of **TOWNSHIP OF FALLS**, in the County of Bucks, State of PA.

TAX PARCEL #13-034-043.

PROPERTY ADDRESS: 508 BERWYN ROAD, MORRISVILLE, PA 19067-3503.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **ROSE NELLIE a/k/a ROSE NELLIE PAGNANI. POWERS KIRN, LLC**

MILTON F. WARRELL, III, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2017-02588

Wells Fargo Bank, NA v. Alfred J. Mayberry, Jr, Jill Zarra Mayberry owner(s) of property situate in the **FALLS TOWNSHIP**, BUCKS County, Pennsylvania, being 15 Twin Leaf Lane, Levittown, PA 19054-2221.

TAX PARCEL #13-023-025.

PROPERTY ADDRESS: 15 Twin Leaf Lane, Levittown, PA 19054-2221.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **ALFRED J. MAYBERRY, JR., JILL ZARRA MAYBERRY.**

PHELAN HALLINAN DIAMOND & JONES, LLP

MILTON F. WARRELL, III, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2018-02780

ALL THAT CERTAIN lot, piece or parcel of land with the buildings and improvements thereon erected, situate, lying and being at Levittown, **FALLS TOWNSHIP**, Bucks County, Commonwealth of Pennsylvania.

TAX PARCEL #13-022-202.

PROPERTY ADDRESS: 44 Blue Spruce Lane, Levittown, PA 19054.

IMPROVEMENTS: A RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **KEVIN F. RYAN ADMINISTRATOR OF THE ESTATE OF JOHN M. RYAN, DECEASED.**

EDWARD J. McKEE, Esquire

MILTON F. WARRELL, III, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2019-01971

Wells Fargo Bank, N.A. v. Carol E. Tigar owner(s) of property situate in the **FALLS TOWNSHIP**, BUCKS County, Pennsylvania, being 104 Hedgerow Drive, Morrisville, PA 19067-4831.

TAX PARCEL #13-011-003.

PROPERTY ADDRESS: 104 Hedgerow Drive, Morrisville, PA 19067-4831.

IMPROVEMENTS: RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **CAROL E. TIGAR.**

PHELAN HALLINAN DIAMOND & JONES, LLP

MILTON F. WARRELL, III, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2019-03398

ALL THAT CERTAIN lot, piece or parcel of land; with the buildings and improvements thereon erected, situate, lying and being at Levittown in the **TOWNSHIP OF FALLS**, County of Bucks, Commonwealth of Pennsylvania, known and designated as Lot Number 2387 on a certain map entitled "Subdivision Map, Elderberry Pond, Levittown Section "11", situated in Falls Township, Bucks County, Pennsylvania, owned by Levitt and Sons, Incorporated, dated May 1952, survey and map by C.A. Monroe, P.E. & L.S., recorded on 06/27/1952 at Doylestown in the Office for the Recording of Deeds in and for the County of Bucks in Plan Book 5, Page 34, and which lot is more particularly described according to a survey thereof by C.A. Monroe, P.E. & L.S., dated 10/22/1952, as follows:

TAX PARCEL #13-026-388.

PROPERTY ADDRESS: 82 Edgewood Lane, Levittown, PA 19054.

IMPROVEMENTS: A RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **EDWARD A. HERRMANN, JR., ADMINISTRATOR OF THE ESTATE OF ALICE S. HERRMANN, DECEASED.**

KATHERINE M. WOLF, Esquire
MILTON F. WARRELL, III, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2019-04642

ALL THAT CERTAIN lot or piece of ground situate, lying and being at Levittown, **FALLS TOWNSHIP**, County of Bucks, Commonwealth of Pennsylvania.

TAX PARCEL #13-027-285.

PROPERTY ADDRESS: 45 NUTMEG LN. a/k/a 45 NETMEG LANE, LEVITTOWN, PA 19054.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **BRAD WILHELM a/k/a BRAD D. WILHELM. POWERS KIRN, LLC**

MILTON F. WARRELL, III, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2019-04832

All that certain piece or parcel or Tract of land situate in the **TOWNSHIP OF FALLS**, Bucks County, Pennsylvania, and being known as 111 Coventry Road, Fairless Hills, Pennsylvania 19030.

TAX PARCEL #13-004-064.

PROPERTY ADDRESS: 111 Coventry Road, Fairless Hills, Pennsylvania 19030.

IMPROVEMENTS: RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **NICOLE HARRIS, VINCENT M. ROSSETTI.**

TERRENCE McCABE, Esquire
MILTON F. WARRELL, III, Sheriff
Sheriff's Office, Doylestown, PA

HILLTOWN TOWNSHIP

DOCKET #2015-07855

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

TAX PARCEL #15-028-073.

PROPERTY ADDRESS: 1317 Green Street, Perkasio, PA 18944.

IMPROVEMENTS: RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **JOHN WUKO, ALISA J. WUKO.**

RICHARD M. SQUIRE, Esquire
MILTON F. WARRELL, III, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2017-06901

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

TAX PARCEL #15-056-019.

PROPERTY ADDRESS: 1231 Revere Drive, Chalfont, PA 18914.

IMPROVEMENTS: RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **JESSY KANG.**

ROGER FAY, Esquire

MILTON F. WARRELL, III, Sheriff
Sheriff's Office, Doylestown, PA

LOWER MAKEFIELD TOWNSHIP

DOCKET #2016-06823

ALL THAT CERTAIN unit in the property known, named and identified as Heacock Meadows Condominium, located in the **TOWNSHIP OF LOWER MAKEFIELD**, County of Bucks and Commonwealth of Pennsylvania, which has heretofore been submitted to the provisions of the Uniform Condominium Act, 68 Pa. C.S. 3101 et seq., by the recording in the Office of the Recorder of Deeds of the County of Bucks of a Declaration dated September 11, 1981, and recorded in Deed Book 2439 page 160, and amendments thereto in Deed Books 2443 page 29, 2461 page 317, 2483 page 324, 2494 page 5, 2569 page 253, 2578 page 1129, 2586 page 205, 2598 page 509, 2610 page 1, 2627 page 922, and 2640 page 848; a Declaration Plan dated September 10, 1981, and recorded in Plan Book 209 page 48 and 49 and amended in Plan Books 210 pages 43 and 44, 213 pages 98 and 99, 215 page 87, 216 page 70, 223 page 12, 223 page 90, 224 page 56, 226 page 22, 227 page 26, 228 page 937 and 230 page 15; being designated as Unit No. F-5.

TAX PARCEL #20-66-1F-704.

PROPERTY ADDRESS: 704 Tomlinson Lane, Yardley, PA 19067.

IMPROVEMENTS: A RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **CHARLES ISIADINSO, VERONICA ISIADINSO.**

KATHERINE M. WOLF, Esquire

MILTON F. WARRELL, III, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2019-00447

All that certain piece or parcel or Tract of land situate in **LOWER MAKEFIELD TOWNSHIP**, Bucks County, Pennsylvania, and being known as 226 Meadow Drive, Yardley, Pennsylvania 19067.

TAX PARCEL #20-030-023.

PROPERTY ADDRESS: 226 Meadow Drive, Yardley, Pennsylvania 19067.

IMPROVEMENTS: RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **DAVID P. SPENCER, EILEEN K. LEONE.**

ANDREW L. MARKOWITZ, Esquire

MILTON F. WARRELL, III, Sheriff
Sheriff's Office, Doylestown, PA

LOWER SOUTHAMPTON TOWNSHIP

DOCKET #2017-06809

All that certain lot or piece of ground with the buildings and improvements thereon erected, situate in **LOWER SOUTHAMPTON TOWNSHIP**, County of Bucks and Commonwealth of Pennsylvania.

TAX PARCEL #21-020-086-002.

PROPERTY ADDRESS: 105 Berry Lane, Feasterville, PA 19053.

IMPROVEMENTS: RESIDENTIAL.

SOLD AS THE PROPERTY OF: **KATHLEEN M. MOFFETT, LANCE CORBETT, KATHLEEN CORBETT.**

PATRICK WESNER, Esquire

MILTON F. WARRELL, III, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2018-00651

ALL THAT CERTAIN lot or piece of ground situate in the **TOWNSHIP OF LOWER SOUTHAMPTON**, County of Bucks and Commonwealth of Pennsylvania. Being Lot No. 16 on a Plan of Lots known as Elmwood Terrace dated June 13, 1967 made by Tri-State Engineers and Land Surveyors, Inc., as recorded in Plan Book 48, page 15 and being bounded and described as follows, to wit:

TAX PARCEL #21-016264-001.

PROPERTY ADDRESS: 402 Larchwood Avenue, Feasterville Trevose, PA 19053.

IMPROVEMENTS: A RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **MATTHEW A. LEIGHTON, III.**

KATHERINE M. WOLF, Esquire

MILTON F. WARRELL, III, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2018-04840

Wells Fargo Bank, NA v. Karen L. Haney a/k/a Karen Lynn Haney, Thomas M. Haney owner(s) of property situate in the **LOWER SOUTHAMPTON TOWNSHIP**, BUCKS County, Pennsylvania, being 1369 Bustleton Pike, Feasterville Trevose, PA 19053-2216.

TAX PARCEL #21-007-167.

PROPERTY ADDRESS: 1369 Bustleton Pike,
Feasterville Trevose, PA 19053-2216.

IMPROVEMENTS: RESIDENTIAL
PROPERTY.

SOLD AS THE PROPERTY OF: **KAREN
L. HANEY a/k/a KAREN LYNN HANEY,
THOMAS M. HANEY.**

**PHELAN HALLINAN DIAMOND &
JONES, LLP**

MILTON F. WARRELL, III, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2018-07621

ALL that certain parcel of land lying and being
situate in the **TOWNSHIP OF LOWER
SOUTHAMPTON**, County of Bucks, and
Commonwealth of Pennsylvania, known and
numbered as 33 Bridle Path Lane, Trevose, PA
19053, Parcel No: 21-009-114.

TAX PARCEL #21-009-114.

PROPERTY ADDRESS: 33 Bridle Path Lane,
Trevose, PA 19053.

IMPROVEMENTS: SINGLE FAMILY
DWELLING.

SOLD AS THE PROPERTY OF: **MAX
MARCELIN, THE UNITED STATES
OF AMERICA, DEPARTMENT OF
TREASURY, INTERNAL REVENUE
SERVICE.**

CRISTINA CONNOR, Esquire
MILTON F. WARRELL, III, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2019-05212

ALL THAT CERTAIN LOTS OR PIECES OF
GROUND SITUATE IN THE **TOWNSHIP
OF LOWER SOUTHAMPTON**, BUCKS
COUNTY, PENNSYLVANIA:

TAX PARCEL #21-007-085.

PROPERTY ADDRESS: 110 PHILLIPS
STREET, FEASTERVILLE, PA 19053.

IMPROVEMENTS: RESIDENTIAL
DWELLING.

SOLD AS THE PROPERTY OF: **SANDOR
C. FABIANI, LAUREN M. FABIANI.**

ROBERT CRAWLEY, Esquire
MILTON F. WARRELL, III, Sheriff
Sheriff's Office, Doylestown, PA

MIDDLETOWN TOWNSHIP

DOCKET #2018-04490

ALL THAT CERTAIN LOT OR PIECE OF
GROUND, SITUATE IN THE **TOWNSHIP**

OF MIDDLETOWN, COUNTY OF
BUCKS, AND COMMONWEALTH OF
PENNSYLVANIA.

TAX PARCEL #22-091-001-279.

PROPERTY ADDRESS: 224 SHADY
BROOK DRIVE a/k/a 224 SHADY BROOK
DRIVE, UNIT 279, LANGHORNE, PA
19047.

IMPROVEMENTS: A SINGLE STORY
DWELLING APPROX. 49' X 78' WITH
APPROX. 2 BEDROOMS AND 3 BATHS.

SOLD AS THE PROPERTY OF: **ANTHONY
N. TARTAGLIA, CAROLANNE E.
TARTAGLIA.**

DANIEL JONES, Esquire
MILTON F. WARRELL, III, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2019-02855

Wells Fargo Bank, N.A. v. Courtney A.
Gindele owner(s) of property situate in the
MIDDLETOWN TOWNSHIP, BUCKS
County, Pennsylvania, being 121 Carter
Avenue, Langhorne, PA 19047-5003.

TAX PARCEL #22-019-237.

PROPERTY ADDRESS: 121 Carter Avenue,
Langhorne, PA 19047-5003.

IMPROVEMENTS: RESIDENTIAL
PROPERTY.

SOLD AS THE PROPERTY OF:
COURTNEY A. GINDELE.

**PHELAN HALLINAN DIAMOND &
JONES, LLP**

MILTON F. WARRELL, III, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2019-03793

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

TAX PARCEL #22-055-043.

PROPERTY ADDRESS: 22 Forsythia Drive
E, Levittown, PA 19056.

IMPROVEMENTS: A SINGLE FAMILY
DWELLING.

SOLD AS THE PROPERTY OF:
CHRISTINA STONE, ERIC STONE.

MICHAEL T. McKEEVER, Esquire
MILTON F. WARRELL, III, Sheriff
Sheriff's Office, Doylestown, PA

MILFORD TOWNSHIP

DOCKET #2016-07701

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

TAX PARCEL #23-022-0441512.

PROPERTY ADDRESS: 1512 Concord Court, Quakertown, PA 18951.

IMPROVEMENTS: A SINGLE FAMILY RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **REGINA MARKLEY**.

MICHAEL T. McKEEVER, Esquire

MILTON F. WARRELL, III, Sheriff

Sheriff's Office, Doylestown, PA

DOCKET #2017-06522

ALL that certain parcel of land lying and being situate in the **TOWNSHIP OF MILFORD**, County of Bucks, and Commonwealth of Pennsylvania, known and numbered as 2211 Spinnerstown Road, Spinnerstown a/k/a Quakertown, PA 18968, Parcel No: 23-003-028.

TAX PARCEL #23-003-028.

PROPERTY ADDRESS: 2211 Spinnerstown Road, Spinnerstown a/k/a Quakertown, PA 18968.

IMPROVEMENTS: SINGLE FAMILY DWELLING.

SOLD AS THE PROPERTY OF: **ROBIN LEE HOLLAND**.

CRISTINA LYNN CONNOR, Esquire

MILTON F. WARRELL, III, Sheriff

Sheriff's Office, Doylestown, PA

MORRISVILLE BOROUGH

DOCKET #2018-00226

JPMorgan Chase Bank NA s/b/m Chase Home Finance LLC s/b/m to Chase Manhattan Mortgage Corporation v. Norman J. Kremer, Christina L. Kremer a/k/a Christina Kremer owner(s) of property situate in the **MORRISVILLE BOROUGH**, BUCKS County, Pennsylvania, being 21 Carlisle Circle, Morrisville, PA 19067-6821.

TAX PARCEL #24-2-15.

PROPERTY ADDRESS: 21 Carlisle Circle, Morrisville, PA 19067-6821.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **NORMAN J. KREMER, CHRISTINE L. KREMER a/k/a CHRISTINE KREMER**.

PHELAN HALLINAN DIAMOND & JONES LLP

MILTON F. WARRELL, III, Sheriff

Sheriff's Office, Doylestown, PA

DOCKET #2018-03039

Wells Fargo Bank, NA v. Roddrick D. Lynch owner(s) of property situate in the **MORRISVILLE BOROUGH**, BUCKS County, Pennsylvania, being 320 Woodland Avenue, Morrisville, PA 19067-2323.

TAX PARCEL #24-006-215.

PROPERTY ADDRESS: 320 Woodland Avenue, Morrisville, PA 19067-2323.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **RODDRICK D. LYNCH**.

PHELAN HALLINAN DIAMOND & JONES, LLP

MILTON F. WARRELL, III, Sheriff

Sheriff's Office, Doylestown, PA

DOCKET #2019-00141

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

TAX PARCEL #24-004-678-001.

PROPERTY ADDRESS: 630 Barclay Avenue, Morrisville, PA 19067.

IMPROVEMENTS: A SINGLE FAMILY RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **MICHAEL R. JOHNSON, WHITNEY A. MOKROS**.

MICHAEL T. McKEEVER, Esquire

MILTON F. WARRELL, III, Sheriff

Sheriff's Office, Doylestown, PA

DOCKET #2019-04938

ALL THAT CERTAIN lot of land located in the **MORRISVILLE BORO**, County of Bucks and Commonwealth of Pennsylvania.

TAX PARCEL #24-004-705.

PROPERTY ADDRESS: 431 Hillcrest Avenue, Morrisville, PA 19067.

IMPROVEMENTS: A SINGLE FAMILY RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **KENNETH T. LIPNITZ, ARLENE M. SHIPP**.

MICHAEL T. McKEEVER, Esquire
MILTON F. WARRELL, III, Sheriff
 Sheriff's Office, Doylestown, PA

NEWTOWN TOWNSHIP

DOCKET #2017-03103

ALL THAT CERTAIN lot or piece of ground together with the buildings and improvements thereon erected, Situate in the **TOWNSHIP OF NEWTOWN**, County of Bucks and Commonwealth of Pennsylvania, bounded and described according to a plan entitled "Record Plan TH4," made by Boucher and James, Inc. Engineers and Surveyors, Doylestown, Pennsylvania for Orleans Construction Company dated February 12, 1993, and last revised March 24, 1995 and recorded April 25, 1995 in Plan Book 279, page 1, said tract of land being bounded and described as follows:

TAX PARCEL #29-043-502.

PROPERTY ADDRESS: 420 Mahogany Walk, Newtown, PA 18940, Newtown Township.

IMPROVEMENTS: RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **ILIAS SYRGABAEV**.

RYAN A. GOWER, Esquire

MILTON F. WARRELL, III, Sheriff
 Sheriff's Office, Doylestown, PA

NOCKAMIXON TOWNSHIP

DOCKET #2014-03111

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

TAX PARCEL #30-001-009.

PROPERTY ADDRESS: 2229 Gallows Hill Road, Kintnersville, PA 18930.

IMPROVEMENTS: A SINGLE FAMILY RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **JOAN MARIE STATES a/k/a JOAN MARIE METZLER**.

MICHAEL T. McKEEVER, Esquire

MILTON F. WARRELL, III, Sheriff
 Sheriff's Office, Doylestown, PA

DOCKET #2019-04678

Wells Fargo Bank, N.A. v. Patti Brenner a/k/a Patti A. Brenner, Rick Carter owner(s)

of property situate in the **NOCKAMIXON TOWNSHIP**, BUCKS County, Pennsylvania, being 364 Marienstein Road, Upper Black Eddy, PA 18972-9605.

TAX PARCEL #30-013-087.

PROPERTY ADDRESS: 364 Marienstein Road, Upper Black Eddy, PA 18972-9605.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **PATTI BRENNER a/k/a PATTI A. BRENNER, RICK CARTER**.

PHELAN HALLINAN DIAMOND & JONES, LLP

MILTON F. WARRELL, III, Sheriff
 Sheriff's Office, Doylestown, PA

NORTHAMPTON TOWNSHIP

DOCKET #2018-00596

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

TAX PARCEL #31-081-080.

PROPERTY ADDRESS: 43 STEEPLCHASE DRIVE, HOLLAND, PA 18966.

IMPROVEMENTS: A TWO STORY DWELLING APPROX. 100' X 160' WITH APPROX. 4 BEDROOMS, 2.5 BATHS AND BASEMENT.

SOLD AS THE PROPERTY OF: **STEPHEN F. KRAVITZ**.

ROBERT P. DADAY, Esquire

MILTON F. WARRELL, III, Sheriff
 Sheriff's Office, Doylestown, PA

PENNDDEL BOROUGH

DOCKET #2018-05044

All that certain piece or parcel or Tract of land situate in the **BOROUGH OF PENNDDEL**, Bucks County, Pennsylvania, and being known as 36 Dehaven Avenue, Penndel, Pennsylvania 19047.

TAX PARCEL #32-003-296.

PROPERTY ADDRESS: 36 Dehaven Avenue, Penndel, Pennsylvania 19047.

IMPROVEMENTS: RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **KATIE L. SMOLSKY**.

ANDREW L. MARKOWITZ, Esquire
MILTON F. WARRELL, III, Sheriff
 Sheriff's Office, Doylestown, PA

SOLEBURY TOWNSHIP

DOCKET #2019-04516

ALL THAT CERTAIN Unit, Designated as unit 12 in the property known, named and identified as Wilshire Hunt Condominiums, located in **SOLEBURY TOWNSHIP**, Bucks County, Pennsylvania, as designated in the Declaration of Condominium and By-Laws of Wilshire Hunt Condominiums dated 2/15/96 and recorded 2/15/96 in the Recorder of Deeds Office of Bucks County in Land Record Book 1185 page 2088 and Plats and Plans recorded 2/15/96 in Plan Book 282 pages 20 and 21.

TAX PARCEL #41-024-026-021.

PROPERTY ADDRESS: 204 Leeds Court, New Hope, PA 18938.

IMPROVEMENTS: A RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **BARBARA K. DASCENZO, EXECUTRIX OF THE ESTATE OF ANTHONY ANDRE a/k/a ANTHONY L. ANDRE, DECEASED.**

KATHERINE M. WOLF, Esquire
MILTON F. WARRELL, III, Sheriff
 Sheriff's Office, Doylestown, PA

UPPER SOUTHAMPTON TOWNSHIP

DOCKET #2018-07669

ALL THAT CERTAIN lot or piece of ground situate in the **TOWNSHIPS OF UPPER SOUTHAMPTON** and Lower Southampton, Bucks County, Pennsylvania.

Being more fully described in a Deed dated July 6, 2007, and recorded on August 31, 2007, in the Bucks County Recorder of Deeds Office at Deed Book Volume 5518 at Page 1914 and Instrument# 2007080912. The Deed was re-recorded in Book# 5809 Page#1832 and Instrument# 2008048010 to correct an error in the legal description.

TAX PARCEL #48-031-010 & 21-004-016.

PROPERTY ADDRESS: 1385 Chinquapin Road, Upper Southampton Township, PA 18966.

IMPROVEMENTS: RESIDENTIAL DWELLING AND VACANT LAND.

SOLD AS THE PROPERTY OF: **CHRISTOPHER JORDAN.**

BRADLEY J. OSBORNE, Esquire
MILTON F. WARRELL, III, Sheriff
 Sheriff's Office, Doylestown, PA

WARMINSTER TOWNSHIP

DOCKET #2013-09562

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

TAX PARCEL #49-015-316.

PROPERTY ADDRESS: 322 Bloomfield Avenue, Warminster, PA 18974.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **STEVEN A. DiMAIO, GLENDOLYN DiMAIO.**

GREGORY JAVARDIAN, Esquire
MILTON F. WARRELL, III, Sheriff
 Sheriff's Office, Doylestown, PA

DOCKET #2017-04023

ALL THAT CERTAIN lot, piece or parcel of land, with the buildings and improvements thereon erected, situate, lying and being in the **TOWNSHIP OF WARMINSTER**, County of BUCKS, Commonwealth of PENNSYLVANIA, and described according to a certain Plan thereof known as 'Green Acres' made by William S. Erwin, Registered Civil Engineer, dated May 13, 1953, revised September 17, 1953 said Plan being recorded at the Office of the Recorder of Deeds at Bucks County at Doylestown, Pennsylvania in Plan Book 6 page 30.

TAX PARCEL #49-020-007.

PROPERTY ADDRESS: 744 Mearns Road, Warminster, PA 18974.

IMPROVEMENTS: RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **SHANE KELLY ABBOTT, JR. IN HIS CAPACITY AS ADMINISTRATOR AND HEIR-AT-LAW OF SHANE KELLY ABBOTT, DECEASED; UNKNOWN HEIRS, SUCCESSORS, ASSIGNS AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER SHANE KELLY ABBOTT, DECEASED.**

MARTHA E. VON ROSENSTIEL, Esquire
MILTON F. WARRELL, III, Sheriff
 Sheriff's Office, Doylestown, PA

DOCKET #2019-04680

ALL THOSE CERTAIN LOTS OR PIECES OF GROUND SITUATE IN THE **WARMINSTER TOWNSHIP**, BUCKS COUNTY, PENNSYLVANIA:

TAX PARCEL #49-006-009.

PROPERTY ADDRESS: 1249 WEST COUNTY LINE ROAD, HATBORO, PA 19040.

IMPROVEMENTS: RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **HAMILTON JENKINS.**

ROBERT FLACCO, Esquire

MILTON F. WARRELL, III, Sheriff

Sheriff's Office, Doylestown, PA

DOCKET #2019-04843

ALL THAT CERTAIN message and lot of land Situate in the **TOWNSHIP OF WARMINSTER**, County of Bucks and Commonwealth of Pennsylvania, designated as Lot No. 63 on Plan of Briar Hill Farms, Section No. 1, dated November 6, 1962 and revised March 12, 1963 by Engineering and Planning Associates, Inc., Registered Engineers and Surveyors of Washington, Pennsylvania, recorded in Plan Book 25 Page 39, bounded and described as followed, to wit: TAX PARCEL #49-032-080.

PROPERTY ADDRESS: 781 Joseph Avenue, Warminster, PA 18974.

IMPROVEMENTS: A RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **ROBERT FARINA, ERIN L. CURRAN.**

KATHERINE M. WOLF, Esquire

MILTON F. WARRELL, III, Sheriff

Sheriff's Office, Doylestown, PA

DOCKET #2019-05192

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

TAX PARCEL #49-030-052.

PROPERTY ADDRESS: 298 Davisville Road, Warminster, PA 18974.

IMPROVEMENTS: RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **JANELLE R. KERNAN.**

ROGER FAY, Esquire

MILTON F. WARRELL, III, Sheriff

Sheriff's Office, Doylestown, PA

WARRINGTON TOWNSHIP

DOCKET #2019-04287

ALL THOSE CERTAIN LOTS OR PIECES OF GROUND SITUATE IN THE **WARRINGTON TOWNSHIP**, BUCKS COUNTY, PENNSYLVANIA.

TAX PARCEL #50-033-100.

PROPERTY ADDRESS: 2001 CARRIAGE WAY, WARRINGTON, PA 18976.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **ADAM SZATMARY, CLARE SZATMARY a/k/a CLAIRE SZATMARY.**

ROBERT FLACCO, Esquire

MILTON F. WARRELL, III, Sheriff

Sheriff's Office, Doylestown, PA

WARWICK TOWNSHIP

DOCKET #2018-05167

ALL THAT CERTAIN lot or piece of ground situate in **WARWICK TOWNSHIP**, Bucks County, Pennsylvania, described according to Plan of Subdivision of Estates at Warwick Lea, dated 5/26/1999 last revised 11/16/2001 and recorded in Plan Book 308 page 79.

Being more fully described in Deed dated September 12, 2003, and recorded on October 7, 2003, in the Bucks County Recorder of Deeds Office at Deed Book Volume 3635 at Page 1415.

TAX PARCEL #51-030-106.

PROPERTY ADDRESS: 2307 Sandhurst Drive, Jamison, PA 18929.

IMPROVEMENTS: RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **STEPHEN GALLAGHER, MICHELLE GALLAGHER.**

STEPHEN HLADIK, Esquire

MILTON F. WARRELL, III, Sheriff

Sheriff's Office, Doylestown, PA

DOCKET #2018-06670

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

TAX PARCEL #51-028-103.

PROPERTY ADDRESS: 2626 Virginia Lane, Jamison, PA 18929.

IMPROVEMENTS: A TOWNHOUSE RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **VALERIA YELKIN.**

MICHAEL T. McKEEVER, Esquire
MILTON F. WARRELL, III, Sheriff
 Sheriff's Office, Doylestown, PA

DOCKET #2019-04044

All that certain lot or parcel of ground with the buildings and improvements thereon erected, situate in **WARWICK TOWNSHIP**, County of Bucks and Commonwealth of Pennsylvania.

TAX PARCEL #05-024-046.

PROPERTY ADDRESS: 2005 Cedar Drive, Warrington, PA 18976.

IMPROVEMENTS: RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **RUSSELL L. SWINEHART**.

PATRICK J. WESNER, Esquire
MILTON F. WARRELL, III, Sheriff
 Sheriff's Office, Doylestown, PA

DOCKET #2019-05291

Mtqlq Investors, L.P. v. Laura Allebach a/k/a Laura J. Allebach owner(s) of property situate in the **WARWICK TOWNSHIP**, BUCKS County, Pennsylvania, being 2152 Meadowview Drive, Jamison, PA 18929.

TAX PARCEL #51-005-010.

PROPERTY ADDRESS: 2152 Meadowview Drive, Jamison, PA 18929.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **LAURA ALLEBACH a/k/a LAURA J. ALLEBACH. PHELAN HALLINAN DIAMOND & JONES, LLP**

MILTON F. WARRELL, III, 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 **MILTON R. WARRELL, III**, Sheriff, Doylestown, Pennsylvania.

Nov. 21, 28; Dec. 5

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.

FORMING MACHINERY, INC. has been incorporated under the provisions of the Pennsylvania Business Corporation Law of 1988, as amended.

Jeffrey S. Michels, Solicitor
 1234 Bridgetown Pike
 Suite 110
 Feasterville, PA 19053

Dec. 5

GoodBoy Enterprises Inc has been incorporated under the provisions of the Pennsylvania Business Corporation Law of 1988, as amended.

Dec. 5

Green Hill Property Maintenance, Inc., has been incorporated under the provisions of the Pennsylvania Business Corporation Law of 1988, as amended.

Dec. 5

J&M Home Improvements Inc. has been incorporated under the provisions of the Pennsylvania Business Corporation Law of 1988, as amended.

Dec. 5

PARADIGM POST INC. has been incorporated under the provisions of the Pennsylvania Business Corporation Law of 1988, as amended.

Dec. 5

PORRAS TRUCKING, INC. has been incorporated under the provisions of the Pennsylvania Business Corporation Law of 1988, as amended.

Dec. 5

Savage Sweets, Inc. has been incorporated under the provisions of the Pennsylvania Business Corporation Law of 1988, as amended.

Dec. 5

Charter Application Nonprofit

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 Pennsylvania Nonprofit Corporation Law of 1988, as amended.

The name of the corporation is **B's Animal Rescue Kingdom**.

Dec. 5

The name of the corporation is **RamPacks**.

The Articles of Incorporation (filing date) November 19, 2019.

The purpose or purposes for which it was organized are as follows: Charitable nutritional meals provided for Pennridge School District students in need.

Brian D. Gourley, Solicitor

Dec. 5

Confirmation of Account

DONALD PETRILLE, JR., 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 **December 2, 2019**, 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 **WALTER VAN DOREN, SR.**, Deceased – Paul L. Feldman, Esquire, Administrator

Estate of **LYNN DAVID GENTZSCH**, Deceased – Newton R. Gilchrist, Administrator

Estate of **ROBERT C. BARRICK**, Deceased – Linda Barrick, Executrix

Estate of **ERIC W. SCHALLER**, Deceased – Karl Schaller, Executor

TRUST UNDER DEED OF SCI PENNSYLVANIA FUNERAL SERVICES d/b/a ROOSEVELT MEMORIAL PARK PERMANENT LOT CARE FUND TRUST – Sun Trust Bank, Trustee, AmeriServ Trust & Financial Services, Co., Trustee

Estate of **GAVIN W. MUIR**, Deceased – Rev. Paul DiGirolamo, Executor

TRUST UNDER WILL OF HORACE A. BURKETT TESTAMENTARY TRUST FOR THE BENEFIT OF MARIA V. BURKETT – Dennis Burkett, Trustee

DONALD PETRILLE, JR., ESQUIRE,

REGISTER OF WILLS

AND CLERK OF THE

ORPHANS' COURT DIVISION

COURT OF COMMON PLEAS

OF BUCKS COUNTY

Nov. 28; Dec. 5

Corporate Dissolution

Pursuant to the requirements of the Pennsylvania Business Corporation Law of 1988, as amended, notice is hereby given that **Axe-Men LLC** is currently in the process of voluntarily dissolving.

Dec. 5

Pursuant to the requirements of the Pennsylvania Business Corporation Law of 1988, as amended, notice is hereby given that **SMALE STOVER INSURANCE, INC.** is currently in the process of voluntarily dissolving.

David P. Caro, Solicitor

Grim, Biehn & Thatcher

Dec. 5

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

BENNETT, CHRISTOPHER J., dec'd.

Late of Lower Makefield Township, Bucks County, PA.

Executrix: **SANDRA SENIOR**, 241 Colonial Dr., Langhorne, PA 19047.

Attorney: **BRIAN J. CARLIN**, 1844 Burlington-Mt. Holly Rd., Mount Holly, NJ 08016.

BIRCHMORE, JEFFERY, dec'd.

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

Administratrix: **DEBORAH BIRCHMORE**, 1717 Bath Rd., #A-11, Bristol, PA 19007.

Attorney: **JENNIFER M. MERX**, Skarlatos Zonarich, 320 Market St., Ste. 600W, Harrisburg, PA 17101.

BORNASCHELLA, JEAN V., dec'd.

Late of Doylestown Township, Bucks County, PA.

Executrix: **ANNA A. SIMS** c/o John J. Hare, Jr., Esq., 2370 York Rd., Ste. A-6, Jamison, PA 18929.

Attorney: **JOHN J. HARE, JR.**, 2370 York Rd., Ste. A-6, Jamison, PA 18929.

BURNS, ANITA M., dec'd.

Late of Southampton, Bucks County, PA.

Executrix: **KATHLEEN P. BURNS**, 418 Lake St., Mt. Ephraim, NJ 08059.

BUTTRAM, VIRGINIA M., dec'd.

Late of Hilltown Township, Bucks County, PA.

Executor: **SCOTT BUTTRAM** a/k/a **SCOTT F. BUTTRAM** c/o Steven A. Cotlar, Esquire, 23 West Court Street, Doylestown, PA 18901.

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

CANTWELL, PAMELA R., dec'd.

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

Executor: **JAMES A. DOWNEY, III**, Esquire, 680 Middletown Boulevard, Langhorne, PA 19047.

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

CARBONARO, JOHN RODGER, dec'd.

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

Administrator: **JOHN P. CARBONARO**, 100 Shadeland Ave., Apt. 421, Drexel Hill, PA 19026.

Attorney: **MARYBETH O. LAURIA**, The Law Office of Michael S. Connor, LLC, 644 Germantown Pike, Ste. 2-c, Lafayette Hill, PA 19444.

CARLSON, FREDERICK ALBERT, dec'd.

Late of Warminster, Bucks County, PA.

Administrator: **CURT CARLSON**, 361 County Road 513, Califon, NJ 07830.

CAROLAN, JOHN L. a/k/a JOHN CAROLAN, JR., dec'd.

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

Administrator: **JOHN L. CAROLAN, III** c/o George M. Riter, Esq., 400 Maryland Dr., P.O. Box 7544, Ft. Washington, PA 19034-7544.

Attorney: **GEORGE M. RITER**, Timoney Knox, LLP, 400 Maryland Dr., P.O. Box 7544, Ft. Washington, PA 19034-7544.

DiTULIO, E. LORRAINE, dec'd.

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

Administratrix: **DONNA DIRKS**, 1579 Morgan Lane, Wayne, PA 19087.

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

GASIOROWSKI, HELEN T. a/k/a HELEN GASIOROWSKI, dec'd.

Late of Warminster, Bucks County, PA.

Executrix: **BARBARA C. CARROLL**, 801 Sconnelltown Road, West Chester, PA 19382.

Attorney: **JOSEPH W. CARROLL**, 801 Sconnelltown Road, West Chester, PA 19382.

GOLDSTEIN, JEFFREY N., dec'd.

Late of Pennel Borough, Bucks County, PA.

Administratrix: **KENDRA B. EAGER** c/o David R. Bane, Esq., Yardley Legal Services, P.C., 301 Oxford Valley Road, Suite 603B, Yardley, PA 19067.

Attorney: **DAVID R. BANE**, Yardley Legal Services, P.C., 301 Oxford Valley Road, Suite 603B, Yardley, PA 19067.

HARDING, GEORGE MATTHEWS, JR., dec'd.

Late of Morrisville, Bucks County, PA.
Executrix: **BETTINA KISTLER-BARNES**, 385 West Palmer Street, Morrisville, PA 19067.

JOHNSTON, CHARLES H., JR., dec'd.

Late of Warminster Township, Bucks County, PA.

Administrator: **KENNETH JOHNSTON**, 303 W. State Street, #205, Doylestown, PA 18901.

Attorney: **KEVIN J. MURPHY**.

JONES, JEAN A., dec'd.

Late of the City of Langhorne, Langhorne Borough, Middletown Township, Bucks County, PA.

Executrix: **DIANE J. PITTAM**, 6015 Goldenrod Lane, Bensalem, PA 19020.

KAWELKEWICS, ROSE, dec'd.

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

Executrix: **STEPHANIE S. RYAN** c/o D. Keith Brown, Esq., Two N. State St., Newtown, PA 18940.

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

LARSON, CHARLES G., dec'd.

Late of Telford, Bucks County, PA.

Executor: **JOSEPH J. LARSON**, 452 Eagle Lane, Lansdale, PA 19446.

LeBLANC, JOSEPH OLIVER a/k/a **JOSEPH O. LeBLANC**, dec'd.

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

Executor: **JOHN A. TERRILL, II** a/k/a **JOHN A. TERRILL**, 100 Four Falls, Ste. 300, West Conshohocken, PA 19428.
Attorney: **ERICA A. RUSSO**, Heckscher, Teillon, Terrill & Sager, P.C., 100 Four Falls, Ste. 300, West Conshohocken, PA 19428.

McCULLOUGH, ROBERT E., dec'd.

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

Executrix: **CHRISTINE JOHNSTON** c/o Hopkins & Hopkins, 114 N. Main Street, Doylestown, PA 18901.

Attorney: **ERIC W. HOPKINS**, Hopkins & Hopkins, 114 North Main Street, Doylestown, PA 18901.

MURRAY, FRANCIS a/k/a **FRANCIS J. MURRAY** and **FRANK J. MURRAY**, dec'd.

Late of Feasterville, Bucks County, PA.

Administrator: **DANIEL B. MURRAY**, 220 Doris Avenue, Holland, PA 18966.

NEILSON, JACLYN MARIE, dec'd.

Late of Quakertown, Bucks County, PA.

Administrator: **DAVID R. NEILSON**, 2596 Hillcrest Rd., Quakertown, PA 18951.

OSCHMANN, MARK WALTER, dec'd.

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

Administratrix: **DEBORAH M. HUNT** c/o Donna J. Wengiel, Esq., Two N. State St., Newtown, PA 18940.

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

PAKULA, LEONARD A. a/k/a **LEONARD ANTHONY PAKULA**, dec'd.

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

Executor: **ALAN M. PAKULA**, 59 Hidden Turn, Newtown, PA 18940.

PRIESTAS, BETTY M., dec'd.

Late of Richland Township, Bucks County, PA.

Executor: **KENNETH T. CROUTHAMEL**, 1315 N. Ridge Road, Perkasio, PA 18944.

Attorney: **GEORGE M. VASILADIS**, 2551 Baglyos Circle, Ste. A14, Bethlehem, PA 18020.

RADTKE, BERTHA M., dec'd.

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

Executrix: **PAMELA R. GALLAGHER** c/o Albert DerMovsesian, Esq., P.O. Box 601, Willow Grove, PA 19090.

Attorney: **ALBERT DerMOVSESIAN**, P.O. Box 601, Willow Grove, PA 19090.

SKOLE, MICHELLE SELINA, dec'd.

Late of Bensalem, Bucks County, PA.

Executrix: **DANIELLE SKOLE**, P.O. Box 51265, Philadelphia, PA 19115.

Attorney: **FRANCINE W. KAPLAN**, Kaplan Law Offices, 309 Fellowship Rd., Ste. 200, Mount Laurel, NJ 08054.

SPERRY, JANITH a/k/a **JANITH KELLY SPERRY** and **JANITH K. SPERRY**, dec'd.

Late of Doylestown, Bucks County, PA.

Executor: **PETER B. SPERRY**, 425 Edgehill Court, Greenville, SC 29617.

STEVER, H. PAUL a/k/a HARVEY PAUL STEVER, dec'd.

Late of Telford Borough, Bucks County, PA.

Executrix: **JUDY A. SCHOTT** c/o Grim, Biehn & Thatcher, P.O. Box 215, Perkasio, PA 18944-0215.

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

TAYLOR, CAREL ANN, dec'd.

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

Executor: **THOMAS F. J. MacANIFF**, 60 E. Court St., P.O. Box 1389, Doylestown, PA 18901-0137.

Attorney: **THOMAS F. J. MacANIFF**, Eastburn & Gray, PC, 60 E. Court St., P.O. Box 1389, Doylestown, PA 18901-0137.

TERIFAY, JANE FLORENCE a/k/a FLORENCE JANE TERIFAY a/k/a JANE F. TERIFAY a/k/a FLORENCE J. TERIFAY and JANE TERIFAY, dec'd.

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

Executor: **ROBERT E. GERHARDT** c/o John R. Latourette, Esq., 1500 Market St., Ste. 3500E, Philadelphia, PA 19102.

Attorney: **JOHN R. LATOURETTE**, Dilworth Paxson, LLP, 1500 Market St., Ste. 3500E, Philadelphia, PA 19102.

WORNCZYK, DANIEL G., dec'd.

Late of Northampton Twp., Bucks County, PA.

Co-Executors: **DIANNE MANDEL a/k/a DIANNE L. MANDEL** and **DANIEL HEANEY a/k/a DANIEL S. HEANEY** c/o Bart Benoff, Esq., Benoff Law Firm, 5 Neshaminy Interplex, Suite 205, Trevose, PA 19053.

Attorneys: **BENOFF LAW FIRM**, 5 Neshaminy Interplex, Suite 205, Trevose, PA 19053.

*Second Publication***ANDERSON, NANCY F., dec'd.**

Late of the Borough of Newtown, Bucks County, PA.

Executor: **GEORGE WILLIAM WOOD** c/o D. Keith Brown, Esq., 2 N. State St., Newtown, PA 18940.

Attorney: **D. KEITH BROWN**, Stuckert & Yates, 2 N. State St., Newtown, PA 18940.

BAILEY, ELAINE R., dec'd.

Late of Lower Makefield Township, Bucks County, PA.

Executor: **EDWARD J. RUSSELL** c/o William J. Salerno, Esquire, 220 Radcliffe Street, Bristol, PA 19007.

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

BAXEVANE, NICHOLAS C. a/k/a NICHOLAS BAXEVANE, dec'd.

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

Executor: **LOUIS CHARLES HOFFMEISTER**, 3150 Rushland Road, Jamison, PA 18929.

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

BLANCO, ROSEMARIE, dec'd.

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

Executrix: **JILL ANN BLANCO**, 101 Muirfield Court, New Hope, PA 18938.

BOWMAN, VIRGINIA a/k/a VIRGINIA ANN BOWMAN, dec'd.

Late of Bristol Township, Bucks County, PA.

Executors: **DENISE LAZUR**, 5922 Edge Avenue, Bensalem, PA 19020 and **JOHN WILLIAM BOWMAN**, 15 Gridiron Road, Levittown, PA 19057.

Attorney: **HARRY J. AGZIGIAN**, 2750 Trenton Road, Levittown, PA 19056.

CHAPPELL, MARY ELLEN, dec'd.

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

Executor: **ADAM LLOYD**, 620 Whittaker Way, Harleysville, PA 19438.

CLIME, JASON, dec'd.

Late of Chalfont Borough, Bucks County, PA.

Administrators: **FREDERICK CLIME** and **VERONICA CLIME**, 81 Curley Mill Rd., Chalfont, PA 18914.

Attorney: **PAUL E. HALL**, P.O. Box 761, Lansdale, PA 19446.

CROMPTON, JOHN F., SR., dec'd.

Late of Bucks County, PA.

Administrator: **JOHN F. CROMPTON, JR.** c/o Law Offices of Michelle C. Berk, P.C., 1300 Virginia Drive, Suite 325A, Fort Washington, PA 19034.

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

HARRIMAN, ELMEDA L. a/k/a **MEDA HARRIMAN**, dec'd.

Late of Doylestown Twp., Bucks County, PA.

Executor: **TIMOTHY W. HARRIMAN**, 31 Cedarwoods Cir., Doylestown, PA 18901.

HENDRICKS, ROBERT THOMAS, dec'd.

Late of Richlandtown, Bucks County, PA.

Executrix: **CAROLE A. PISZKO**, 18 S. 11th Street, Quakertown, PA 18951-1212.

HOFFMAN, CLAIRE E. a/k/a **CLAIRE ELAINE HOFFMAN**, dec'd.

Late of Newtown, Bucks County, PA.

Executors: **FREYAK. HOFFMAN**, 3325 Creamery Rd., New Hope, PA 18938 and **BRYAN ANDREW HOFFMAN**, 56 Little Rd., Perkiomenville, PA 18074.

Attorneys: **WOOSLEY NARAGON LLC**, 72 North Main Street, Doylestown, PA 18901.

HUNSBERGER, RUTH A. a/k/a **RUTH HUNSBERGER**, dec'd.

Late of Perkasio, Bucks County, PA.

Executrix: **KATHLEEN BRUN** c/o Grim, Biehn & Thatcher, P.O. Box 215, Perkasio, PA 18944-0215.

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

INSERRA, AGNES M., dec'd.

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

Executor: **ROBERT M. INSERRA**, 81 Avalon Ct., Doylestown, PA 18901.

KNIPE, WILLIAM THOMAS a/k/a **W. THOMAS KNIPE**, dec'd.

Late of Perkasio Borough, Bucks County, PA.

Executor: **BRUCE W. KNIPE** c/o Grim, Biehn & Thatcher, P.O. Box 215, Perkasio, PA 18944-0215.

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

KRICHLING, WALTER P., JR., dec'd.

Late of Yardley, Bucks County, PA.

Co-Executors: **PATRICIA RUSSO** and **CHARLES KRICHLING, SR.**, 7 Pannick Drive, Hamilton, NJ 08610.

Attorneys: **DAVID A. GIES, ESQUIRE, P.A.**, 1230 Parkway Avenue, Suite 307, Ewing, NJ 08628.

KUSCHNER, MARGUERITE a/k/a **MARGUERITE ROSE**, dec'd.

Late of Warminster, Bucks County, PA.

Executrix: **STACYE FREED**, 27 Teaberry Lane, Newtown, PA 18940.

LEWIS, ALBERTA E. a/k/a **ALBERTA EUNICE LEWIS**, dec'd.

Late of Doylestown Township, Bucks County, PA.

Executor: **DONALD M. SEAVER** c/o Joseph H. Wagner, Esquire, 332 North Main Street, Doylestown, PA 18901.

Attorney: **JOSEPH H. WAGNER**, Attorney-at-Law, 332 North Main Street, Doylestown, PA 18901.

LORDAN, FRANCIS MICHAEL a/k/a **FRANCIS M. LORDAN** and **FRANCIS LORDAN**, dec'd.

Late of Richlandtown Borough, Bucks County, PA.

Administrator: **MICHAEL F. LORDAN**, 2529 Rt. 212, Coopersburg, PA 18036.

Attorney: **ANDREW ESTEPANI**, Elliott Greenleaf, P.C., 925 Harvest Drive, Suite 300, Blue Bell, PA 19422.

MORAN, JOSEPH BERNARD a/k/a **JOSEPH B. MORAN**, dec'd.

Late of Warrington, Bucks County, PA.

Executrix: **SUSAN ANDERSON**, 16681 Crownbury Way, Fort Myers, FL 33908.

PERRIOLO, MARGARET A., dec'd.

Late of Bensalem Township, Bucks County, PA.

Administratrix: **MARCELA PERRIOLO**, 1085 Cedar Avenue, Bensalem, PA 19020.

Attorney: **CHRISTOPHER H. STEWARD**, 2246 Bristol Pike, Bensalem, PA 19020.

POWELL, JACQUELINE a/k/a **JACKIE POWELL**, dec'd.

Late of Croydon, Bucks County, PA.

Administrator: **CHRISTOPHER POWELL**, 415 River Road, Croydon, PA 19021.

RYAN, KAY G. a/k/a **KAY RYAN**, dec'd.

Late of Levittown, Bucks County, PA.

Executor: **KENNETH J. RYAN**, 2121 Rebecca Dr., Hatfield, PA 19440.

SIEGEL, REED J., dec'd.

Late of Buckingham, Bucks County, PA.
 Administrator: **JULES J. SIEGEL**, 1194
 Street Road, New Hope, PA 18938.
 Attorney: **RICHARDS.FINKELSTEIN**,
 Berkowitz, Lichtstein, 75 Livingston
 Avenue, Roseland, NJ 07068.

STORER, JOAN M. a/k/a JOAN MARGARET STORER, dec'd.

Late of Warminster Township, Bucks
 County, PA.
 Executor: **NORMAN G. STORER, III**,
 245 Chandler Way, Perkasio, PA 18944.

TAYLOR, RICHARD D. a/k/a RICHARD DAVID TAYLOR, dec'd.

Late of Warminster Twp., Bucks County,
 PA.
 Executrix: **CYNTHIA H. TAYLOR**
 a/k/a **CYNTHIA TAYLOR** a/k/a
CINDY TAYLOR c/o David R. Elwell,
 Esq., Stonehage Fleming Law US, One
 Liberty Place, 1650 Market St., 26th Fl.,
 Philadelphia, PA 19103.

Attorneys: **STONEHAGE FLEMING**
LAW US, One Liberty Place, 1650
 Market St., 26th Fl., Philadelphia, PA
 19103.

VARALLO, LEE ANN a/k/a LEE VARALLO, dec'd.

Late of Plumstead Township, Bucks
 County, PA.
 Executor: **PAUL O. O'HAGAN** c/o
 Laura M. Mercuri, Esq., 104 North York
 Road, Hatboro, PA 19040.

Attorney: **LAURA M. MERCURI**, 104
 North York Road, Hatboro, PA 19040.

VIRGARA, NICHOLAS, dec'd.

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

Administratrix: **CAROLYN VIRGARA**
 c/o Amy H. Besser, Esq., 1701 Walnut
 St., 6th Fl., Philadelphia, PA 19103.

Attorney: **AMY H. BESSER**, The Law
 Offices of Peter L. Klenk & Associates,
 1701 Walnut St., 6th Fl., Philadelphia, PA
 19103.

WEIDNER, DONNA JEAN, dec'd.

Late of the Borough of Telford, Bucks
 County, PA.

Executrix: **KIMBERLY RAINFORTH**,
 36 Shadow Hill Way, Hackettstown, NJ
 07840.

Attorney: **KRIS E. FENDROCK**, Myers,
 Brier & Kelly, LLP, 4225 Spruce St., Ste.
 200, Scranton, PA 18503.

*Third and Final Publication***AHEIMER, WILLIAM G., JR. a/k/a BILL AHEIMER, dec'd.**

Late of Newtown, Bucks County, PA.
 Executrix: **ANGELA M. STONKUS**,
 15 Meadow Wood Lane, Landenberg, PA
 19350.

ARRISON, FRANK C. a/k/a FRANK CHRISTIAN ARRISON, dec'd.

Late of Wrightstown Township, Bucks
 County, PA.
 Co-Executor: **FRANK J. ARRISON**,
 1150 Pebble Hill Rd., Doylestown, PA
 18901.

CAPUTO, KATHLEEN S., dec'd.

Late of the Township of Lower Makefield,
 Bucks County, PA.
 Executor: **ARTHUR G. KREVITZ**,
 Esquire, 4230 Bensalem Blvd., Bensalem,
 PA 19020.

Attorney: **ARTHUR G. KREVITZ**,
 Krevitz & Associates, 4230 Bensalem
 Blvd., Bensalem, PA 19020.

CRAIG, RICHARD W., dec'd.

Late of Warrington, Bucks County, PA.
 Executor: **JOHN C. HIRSCHMAN**,
 6717 Liege Hill, Moseley, VA 23120.

FLEISCH, MARGARET ANN a/k/a PEG FLEISCH, dec'd.

Late of Fairless Hills, Bucks County, PA.
 Co-Executors: **CHRISTOPHER T.**
FLEISCH, 32 Tarton Road, Richboro,
 PA 18954 and **JOHN T. FLEISCH**, 116
 S. Queen Anne Dr., Fairless Hills, PA
 19030.

HOOVER, ESTHER JANE a/k/a ESTHER J. HOOVER, dec'd.

Late of Bristol Township, Bucks County,
 PA.

Executrix: **DEBORAH KOZLOWSKI**
 c/o Curtin & Heefner LLP, 1040 Stony
 Hill Road, Suite 150, Yardley, PA 19067.
 Attorney: **PAUL R. COHEN**, Curtin
 & Heefner LLP, 1040 Stony Hill Road,
 Suite 150, Yardley, PA 19067.

KLINE, CLINTON DAVID, dec'd.

Late of Quakertown, Bucks County, PA.
 Executors: **DAVID C. KLINE**, 151 Shire
 Dr., New Hope, PA 18938 and **LORI**
HELLMANN, 32 Hillcrest Ave., Telford,
 PA 18969.

MEISLER, SYLVIA J., dec'd.

Late of Falls Township, Bucks County, PA.

Executrix: **RACHEL MEISLER ZIRLIN**, 2602 Monocacy Ford Rd., Frederick, MD 21701.

O'CONNOR, SHEVAWN M., dec'd.

Late of Levittown, Bucks County, PA.

Executor: **DAVID M. O'CONNOR**, 92 Harvest Rd., Levittown, PA 19056.

PALIZZI, EMILIA A., dec'd.

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

Executrix: **DIANE McCANN** a/k/a **DIANE M. McCANN** c/o Joseph P. Stampone, Esq., 500 Cottman Ave., Cheltenham, PA 19012.

Attorney: **JOSEPH P. STAMPONE**, Stampone O'Brien Dilsheimer Law, P.C., 500 Cottman Ave., Cheltenham, PA 19012.

SAMSON, STANLEY E., dec'd.

Late of Upper Southampton Township, Bucks County, PA.

Executor: **BRIAN BONGART**, 255 West Bristol Road, Churchville, PA 18966.

Attorney: **MATTHEW M. MAERTZIG**, 375 Horsham Road, Suite 100, Horsham, PA 19044.

SUTOR, JUDITH A., dec'd.

Late of Bristol Township, Bucks County, PA.

Executor: **ROBERT M. SUTOR**, 126 South Bell Avenue, Yardley, PA 19067.

WINDLE, JACQUELYN W., dec'd.

Late of Bensalem, Bucks County, PA.

Executor: **JOHN S. WINDLE**, 5110 Mallard Drive, Bensalem, PA 19020.

Attorney: **DAVID T. SIEGEL**, Law Office of David T. Siegel, LLC, 235 N. Sycamore St., Newtown, PA 18940.

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:

Bucks Pro Remodeling with its principal place of business 22 Valentine Road, Ivyland, PA 18974.

The name of the person owning or interested in said business is Christopher Canally.

The certificate will be filed on or after October 2, 2019.

J. Todd Savarese, Solicitor
80 N. Second Street Pike
Churchville, PA 18966

Dec. 5

Chef Timmy James with its principal place of business 4664 Plough Tavern Rd., Doylestown, PA 18902.

The name and address of the person owning or interested in said business are Timothy J. Sotomayor, 4664 Plough Tavern Rd., Doylestown, PA 18902.

Dec. 5

Gristies Mill with its principal place of business 9730 Easton Road, Kintnersville, PA 18930.

The name and address of the persons and entity owning or interested in said business are Vincent Purdy and Emily Orr, 315 8th Ave., Apt. 16 J, New York, NY 10001 and Gristies LLC, 9730 Easton Road, Kintnersville, PA 18930.

The certificate will be filed on or after November 16, 2019.

Dec. 5

Miscellaneous

**PUBLIC NOTICE TO
MOHAMED METWALLY ELSAYED
IN RE: ADOPTION OF ADAM
MOHAMED ELSAYED, A MINOR**

NO. 2019-0109

TO: **MOHAMED METWALLY ELSAYED**

A Petition has been filed asking the Court to put an end to all rights you have as a parent to your child, Adam Mohamed Elsayed. Petitioners, ELIZABETH L. THOMPSON and TERRENCE T. THOMPSON, have commenced an Action against you entered to Docket Number: 2019-0109 in the Court of Common Pleas of York County, which you

are required to defend. This action concerns the Adoption of Adam Mohamed Elsayed, a minor. A Termination of Parental Rights Hearing has been scheduled for December 30, 2019, at 2:30 p.m. in Courtroom No. 5004, of the York County Judicial Center, 45 North George Street, York, Pennsylvania, to terminate your parental rights to Adam Mohamed Elsayed (DOB: March 5, 2008) whose mother is Elizabeth L. Thompson. 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 your being present. You have a right to be represented at the hearing by a lawyer. 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.

Lawyer Referral Service of the
York County Bar Association
York County Bar Center
137 East Market Street
York, PA 17401

Telephone No. (717) 854-8755

If you cannot afford an attorney, an attorney may be appointed by the court at no cost to you if you qualify. Contact the

following office for instructions and forms to complete and file.

Clerk of Orphans' Court
York County Judicial Center
45 North George Street
York, PA 17401

Telephone No. (717) 771-9288

A prospective adoptive parent of a child may enter into an agreement with a birth relative of the child to permit continuing contact or communication between the child and the birth relative and the adoptive parent and the birth relative. An agency or anyone representing the parties in an adoption shall provide notification to a prospective adoptive parent, a birth parent and a child who can be reasonably expected to understand that a prospective adoptive parent and a birth relative of a child have the option to enter into a voluntary agreement for the continuing contact or communication. See 23 Pa.C.S.A. Section 2731, et seq.

MacGregor J. Brillhart, Esquire
Stock and Leader
221 West Philadelphia Street
York, PA 17401
(717) 846-9800

Dec. 5, 12, 19

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 2015 Philadelphia Ethics and Professional Responsibility Law "Lawyer of the Year," and in Plaintiffs and Defendants Legal Malpractice Law

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