

Franklin County Legal Journal

Vol. 36, No. 18

November 2, 2018

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 Richard L. Barnes, late of Antrim Township, Franklin County, Pennsylvania.

Personal Representative:

Cynthia L. Barnes
9367 Grind Stone Hill Road
Greencastle, PA 17225

Attorney:

Jessica E. Weaver
Mooney & Associates
230 York Street
Hanover, PA 17331

11/2, 11/9, 11/16/2018

Estate of Mary J. Baughman, late of Green Township, Franklin County, Pennsylvania.

Personal Representative:

Michael L. Baughman
689 Coldspring Road
Fayetteville, PA 17222

Attorney:

George E. Wenger, Jr.
Hoskinson, Wenger & Rife
147 East Washington Street
Chambersburg, PA 17201

11/2, 11/9, 11/16/2018

Estate of Darlene M. Bricker, a/k/a Darlene Mae Bricker, late of Washington Township, Franklin County, Pennsylvania.

Personal Representative:

Jeffrey R. Bricker
c/o R. Thomas Murphy & Associates, P.C.
237 East Queen Street
Chambersburg, PA 17201

Attorney:

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

11/2, 11/9, 11/16/2018

Estate of Leota G. Burkholder, late of Greene Township, Franklin County, Pennsylvania.

Personal Representatives:

Janet M. Musser
Donald D. Burkholder
Wilma J. LaRose
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

11/2, 11/9, 11/16/2018

Estate of D. Wilbur Haffner, late of Borough of Waynesboro, Franklin County, Pennsylvania.

Personal Representative:

Daniel W. Haffner, Jr.
c/o R. Thomas Murphy & Associates, P.C.
237 East Queen Street
Chambersburg, PA 17201

Attorney:

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

11/2, 11/9, 11/16/2018

Estate of John H. Koons, a/k/a John Henry Koons, Sr., late of Quincy Township, Franklin County, Pennsylvania.

Personal Representative:

Doris E. Koons
10786 Five Forks Road
Waynesboro, PA 17268

Attorney:

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

11/2, 11/9, 11/16/2018

Estate of Geraldine M. Showalter, late of Borough of Chambersburg, Franklin County, Pennsylvania.

Personal Representative:

Everette M. Showalter, Jr.
1732 Edgewood Hill Circle, Apt. 102
Hagerstown, MD 21740

Attorney:

Tracy J. Ross
Keller, Keller, Beck and Ross, LLC
1035 Wayne Avenue
Chambersburg, PA 17201

11/2, 11/9, 11/16/2018

PUBLIC NOTICES

Estate of Bernice C. Stewart, a/k/a Bernice Claire Stewart, late of Greene Township, Franklin County, Pennsylvania.

Personal Representative:
McDonald R. Stewart
1325 Rainier Drive
Colorado Springs, CO 80910
Attorney:
John W. Frey
Dick, Stein, Schemel, Wine & Frey, LLP
119 East Baltimore Street
Greencastle, PA 17225

11/2, 11/9, 11/16/2018

Estate of Doris W. Waltz, late of Borough of Waynesboro, Franklin County, Pennsylvania.

Personal Representative:
Lauren L. Datcher
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

11/2, 11/9, 11/16/2018

Second Publication

Estate of Liane Denise Benchoff, a/k/a Liane Miller Benchoff, a/k/a Liane M. Benchoff, late of Waynesboro, Franklin County, Pennsylvania.

Personal Representative:
Andrew J. Benchoff
514 Hamilton Avenue
Waynesboro, PA 17268
Attorney:
Andrew J. Benchoff
Kornfield and Benchoff, LLP
100 Walnut Street
Waynesboro, PA 17268

10/26, 11/2, 11/9/2018

Estate of Joyce E. Hanan, late of Borough of Chambersburg, Franklin County, Pennsylvania.

Personal Representative:
Stacie Ann Talbot
12008 Vale Road
Oakton, VA 22124
Attorney:
David R. Breschi
946 Lincoln Way East
Chambersburg, PA 17201

10/26, 11/2, 11/9/2018

Estate of Betty A. McConkey, aka Betty Aileen McConkey, late of Quincy Township, Franklin County, Pennsylvania.

Personal Representative:
Cheryl Zaccari
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

10/26, 11/2, 11/9/2018

Estate of Joseph A. Schroff, a/k/a Joseph A. Schroff, Jr., late of Borough of Waynesboro, Franklin County, Pennsylvania.

Personal Representative:
Rachel Marie Heilman
c/o Salzmans Hughes, P.C.
79 St. Paul Drive
Chambersburg, PA 17201
Attorney:
Eileen C. Finucane
Salzmans Hughes, P.C.
79 St. Paul Drive
Chambersburg, PA 17201

10/26, 11/2, 11/9/2018

Third Publication

Estate of Linda L. Glessner, a/k/a Linda McQuade Glessner, late of Borough of Greencastle, Franklin County, Pennsylvania.

Personal Representative:
Linda A. Schofer
c/o Salzmans Hughes, P.C.
79 St. Paul Drive
Chambersburg, PA 17201
Attorney:
Eileen C. Finucane
Salzmans Hughes, P.C.
79 St. Paul Drive
Chambersburg, PA 17201

10/19, 10/26, 11/2/2018

Estate of John C. Lyons, a/k/a John Charles Lyons, late of Guilford Township, Franklin County, Pennsylvania.

Personal Representative:
Michael F. Lyons
3348 Farm Lane
Fayetteville, PA 17222
Attorney:
Lawrence R. Rife, IV
Hoskinson, Wenger & Rife
147 East Washington Street
Chambersburg, PA 17201

10/19, 10/26, 11/2/2018

Estate of Maqsood A. Siyal, late of Chantilly, Fairfax County, Virginia.

Personal Representative:
Bilal M. Siyal
4288 Galesbury Lane
Chantilly, VA 20151
Attorney:
Family First Estate Services
1110 Kennebec Drive
Chambersburg, PA 17201

10/19, 10/26, 11/2/2018

CORPORATION NOTICE

NOTICE IS HEREBY GIVEN that a non-profit corporation by the name of State Line Youth League Inc. has filed its Articles of Incorporation with the Pennsylvania Department of State on October 8, 2018, and has been organized under the provisions of the Business Corporation Law of 1988, the Act of December 21, 1988, P.L. 1444, as amended.

State Line Youth League Inc.
2166 Williamson Road
Greencastle, PA 17225

Paul T. Schemel, Esquire
Dick, Stein, Scheme 1, Wine & Frey, LLP
119 East Baltimore Street
Greencastle, PA 17225

11/2/2018

PUBLIC NOTICES

LEGAL NOTICE

IN THE COURT OF COMMON PLEAS OF
LANCASTER COUNTY, PENNSYLVANIA
ORPHANS' COURT DIVISION No. 2018 - 1867
IN RE: BABY GIRL VILSAINT, A Minor
TERMINATION OF PARENTAL RIGHTS OF
ANTHONY

TO: ANTHONY

You are hereby notified that a Petition to Involuntary Termination of Parental Rights has been filed against you, asking the Court to terminate all rights you have to your child, Baby Girl Vilsaint (born July 8, 2018). The Court has set a hearing to consider ending your rights to your child. That hearing will be held in Court Room No. 1 (Orphans' Court Room), on the Third Floor of the Lancaster County Court House, situate at 50 North Duke Street, Lancaster, Pennsylvania, said hearing to be held on November 19, 2018 at 2 o'clock p.m. 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 your rights to your child may be ended by the Court without your being present.

You are also notified that following the hearing to consider ending your rights to your child, an adoption hearing may be held, as a result of which the Court may decree that an adoption take place whereby your child shall be adopted by another and all parental rights with respect to the child shall be placed in another.

YOU HAVE THE RIGHT TO BE REPRESENTED AT THE HEARING BY A LAWYER. YOU SHOULD TAKE THIS PAPER TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER OR CANNOT AFFORD ONE, GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW TO FIND OUT WHERE YOU CAN GET LEGAL HELP.

Court Administrator
Court Administrator's Office
Lancaster County Court House
50 North Duke Street
Lancaster, PA 17602
Telephone No. (717) 299-8041

11/2, 11/9/2018

NOTICE OF ACTION IN MORTGAGE FORECLOSURE

COURT OF COMMON PLEAS FRANKLIN COUNTY,
PA - CIVIL ACTION-LAW NO. 2018-2279
BANK OF AMERICA, N.A, Plaintiff

v.

UNKNOWN HEIRS, SUCCESSORS, ASSIGNS
AND ALL PERSONS, FIRMS OR ASSOCIATIONS
CLAIMING RIGHT, TITLE OR INTEREST FROM
OR UNDER MARTHA LEE FERRY, DECEASED;
LOU ANN MYERS, IN HER CAPACITY AS HEIR
OF MARTHA LEE FERRY, DECEASED; HOLLY
WIESTLING, IN HER CAPACITY AS HEIR OF
MARTHA LEE FERRY, DECEASED, Defendants

To: UNKNOWN HEIRS, SUCCESSORS, ASSIGNS
AND ALL PERSONS, FIRMS OR ASSOCIATIONS
CLAIMING RIGHT, TITLE OR INTEREST FROM
OR UNDER MARTHA LEE FERRY, DECEASED,
Defendant, 890 CAREY DRIVE, CHAMBERSBURG,
PA 17202

COMPLAINT IN MORTGAGE FORECLOSURE

You are hereby notified that Plaintiff, BANK OF AMERICA, N.A, has filed a Mortgage Foreclosure Complaint endorsed with a Notice to Defend, against you in the Court of Common Pleas of FRANKLIN County, PA docketed to No. 2018-2279, seeking to foreclose the mortgage secured on your property located, 890 CAREY DRIVE, CHAMBERSBURG, PA 17202.

NOTICE

YOU HAVE BEEN SUED IN COURT. If you wish to defend against the claims set forth in this notice you must take action within twenty (20) days after the Complaint and Notice are served, by entering a written appearance personally or by attorney and filing in writing with the Court your defenses or objections to the claims set forth against you. You are warned that if you fail to do so, the case may proceed without you, and a judgment may be entered against you by the Court without further notice for any money claimed in the Complaint or for any other claim or relief requested by the plaintiff. You may lose money or property or other rights important to you.

YOU SHOULD TAKE THIS PAPER 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 THE INFORMATION ABOUT AGENCIES THAT MAY OFFER LEGAL SERVICES TO ELIGIBLE PERSONS AT A REDUCED FEE OR NO FEE.

LAWYERS REFERRAL SERVICE
PENNSYLVANIA LAWYER REFERRAL SERVICE
PENNSYLVANIA BAR ASSOCIATION
100 SOUTH STREET
PO BOX 186
HARRISBURG, PA 17108
800-692-7375
RAS CITRON, LLC
ATTORNEYS FOR PLAINTIFF
ZAYLN BAJOR, Esq. ID No. 320459
133 Gaither Drive, Suite F
Mt. Laurel, NJ 08054
855-225-6906

11/2/2018

NOTICE OF TERMINATION

NOTICE IS HEREBY GIVEN to all creditors and claimants of Funk Enterprises, LLC, a Pennsylvania limited liability company, that the company has been dissolved voluntarily and a Certificate of Termination filed on October 25, 2018 with the Department of State of the Commonwealth of Pennsylvania, pursuant to the Pennsylvania Uniform Limited Liability Company Act of 2016.

Eileen C. Finucane, Esq.
Salzmann Hughes, P.C.
79 St. Paul Drive
Chambersburg PA 17201

11/2/2018

PUBLIC NOTICES

SHERIFF'S SALE NOVEMBER 9, 2018

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 10, 2018 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

SALE # 1, 2017-4464

**DEUTSCHE BANK NATIONAL TRUST COMPANY,
AS TRUSTEE, IN TRUST FOR REGISTERED
HOLDERS OF LONG BEACH MORTGAGE
LOAN TRUST 2006-WL1, ASSET-BACKED
CERTIFICATES, SERIES 2006-WL1
ATTY: MILSTEAD & ASSOCIATES
V. DANIEL E. McCULLOUGH A/K/A DANIEL
McCULLOUGH AND DANA B. McCULLOUGH
A/K/A DANA McCULLOUGH**

All that certain lot or piece of ground situate in Hamilton Township, Franklin County, Pennsylvania, with an address of 1851 Falcon Lane, Chambersburg, PA 17201, UPI # 11-0E17-.304.-000000, Deed Book Volume 2886, Page 438

SALE # 2, 2018-1299

**BAYVIEW LOAN SERVICING, LLC
ATTY: MILSTEAD & ASSOCIATES
V. JOSEPH J. COCCO AND SUSANNE A. COCCO**

All that certain tract of real estate situate in Hamilton Township, Franklin County, Pennsylvania, with an address of 1745 Bell Avenue, Chambersburg, PA 17202, UPI # 11-0E13A-036.-000000, Deed Instrument 2008-000150

SALE # 3, 2017-4414

**CARRINGTON MORTGAGE SERVICES, LLC
ATTY: RICHARD M. SQUIRE & ASSOCIATES
V. HEATHER D. HOUSER AND ROBERT C.
MARSHALL**

All the following described real estate lying and being situate in Greene Township, Franklin County, Pennsylvania, with an address of 1098 Garver Lane, Scotland, PA 17254, UPI # 09-0C13H-040.-000000, Deed Book Volume 3325, Page 435

SALE # 4, 2017-4022

**FARMERS AND MERCHANTS TRUST COMPANY
ATTY: MANLEY DEAS KOCHALSKI
V. ERIC J. HOLTRY**

All that certain lot or piece of ground situate in Greene Township, Franklin County, Pennsylvania, with an address of 1487 State Street, Chambersburg, PA 17202, UPI # 09-0C13-.461.-000000, Deed Instrument # 2008-022631

SALE #5, 2017-130 JPMORGAN CHASE BANK, NATIONAL ASSOCIATION

**ATTY: SHAPIRO & DENARDO
V. AMANDA E. EADER**

All that certain tract of real estate situate in Washington Township, Franklin County, Pennsylvania, with an address of 15282 Charmian Road, Blue Ridge Summit, PA 17214, UPI #23-0Q14.-044.-000000, Deed Instrument # 201214165

SALE # 6, 2018-1727 U.S. BANK, NATIONAL ASSOCIATION, AS TRUSTEE FOR THE PENNSYLVANIA HOUSING FINANCE AGENCY

**ATTY: PURCELL KRUG & HALLER
V. KATHERINE C. HESS AND TONY C. HESS**

All that real estate in Waynesboro Borough, Franklin County, Pennsylvania, with an address of 116 North Church Street, Waynesboro, PA 17268, UPI # 25-5B57.-089.-000000, Deed Instrument # 2007-007766

SALE # 7 CANCELLED

SALE # 8, 2017-4278 PACIFIC UNION FINANCIAL, LLC

**ATTY: KML LAW GROUP
V. PATRICIA A. BAKER AND BRIAN M. BAKER
AND BROOKE N. BAKER**

All the following described real estate lying and being situate in Guilford Township, Franklin County, Pennsylvania, with an address of 6527 Penn National Drive, Fayetteville, PA 17222, UPI # 10-0D23.076-000000, Deed Instrument # 201507704

SALE # 9, 2018-889

**BANK OF AMERICA, N.A., SUCCESSOR BY
MERGER TO BAC HOME LOANS SERVICING, LP
FKA COUNTRYWIDE HOME LOANS SERVICING,
LP**

**ATTY: MILSTEAD & ASSOCIATES
V. EZEKIEL SUTAK AND FRANK SUTAK A/K/A
FRANCISK SUTAK AND MARIA SUTAK**

All that real estate lying and being situate in Washington Township, Franklin County, Pennsylvania, with an address of 4272 Sheely Road, Waynesboro, PA 17268, UPI # 23-0Q10.-085.-000000, Deed Book Volume 3587, Page 316

SALE # 10, 2018-1303

**U.S. BANK NATIONAL ASSOCIATION, AS
INDENTURE TRUSTEE, FOR THE CIM TRUST
2016-2 MORTGAGE-BACKED NOTES, SERIES
2016-2**

**ATTY: MILSTEAD & ASSOCIATES
V. TODD J. BARTON AND AMY L. BARTON**

All the following described real estate lying and being situate in the Chambersburg Borough, Franklin County, Pennsylvania, with an address of 386 East Liberty Street, Chambersburg, PA 17201, UPI # 03-1E10.-080.-000000, Deed Instrument 201608223

PUBLIC NOTICES

SALE # 11, 2016-1415
FEDERAL NATIONAL MORTGAGE ASSOCIATION
ATTY: MANLEY DEAS KOCHALSKI
V. THOMAS R. MYERS

All the following described real estate lying and being situate in Chambersburg Borough, Franklin County, Pennsylvania, with an address of 709 Philadelphia Avenue, Chambersburg, PA 17201, UPI # 02-1C26.-008.-000000, Deed Book Volume 2968, Page 070

SALE # 12, 2018-2195
NATIONSTAR MORTGAGE LLC D/B/A MR. COOPER
ATTY: SHAPIRO & DENARDO
V. HERBERT R. RUQUET

All the following described real estate lying and being situate in Southampton Township, Franklin County, Pennsylvania, with an address of 98 Mount Rock Road, Shippensburg, PA 17257, UPI # 21-0N13.-090B-000000, Deed Book Volume 1946, Page 010

SALE # 13, 2018-2358
FREEDOM MORTGAGE CORPORATION
ATTY: KML LAW GROUP
V. CONNIE L. DUNN AND TERRY L. DUNN

All the following described lot of ground lying and being situate in Greene Township, Franklin County, Pennsylvania, with an address of 3719 Sycamore Grove Road, Chambersburg, PA 17202, UPI # 09-0C13A-022.-000000, Deed Book Volume 1223, Page 18

SALE # 14, 2018-1272
WELLS FARGO BANK, NA
ATTY: MANLEY DEAS KOCHALSKI
V. WALTER SHERIDAN STULL A/K/A WALTER S. STULL

All the following described real estate situate in Waynesboro Borough, Franklin County, Pennsylvania, with an address of 29 North Grant Street, Waynesboro, PA 17268, UPI # 25-5A64-064-000000, Deed Instrument # 201209430

SALE # 15, 2017-2728
BANK OF AMERICA, N.A.
ATTY: MCCABE WEISBERG & CONWAY
V. ANTONIO RAMOS-ROJAS

All that certain piece or parcel or tract of land situate in Chambersburg Borough, Franklin County, Pennsylvania, with an address of 232 South 2nd Street, Chambersburg, PA 17201, UPI # 04-1E01.-157.-000000, Deed Book Volume 3629, Page 019

SALE # 16, 2018-2645
NATIONSTAR MORTGAGE LLC D/B/A MR. COOPER
ATTY: SHAPIRO & DENARDO
V. KIRK D. WISHARD

All the following described real estate lying and being situate in Mont Alto Borough, Franklin County, Pennsylvania, with an address of 102 South Main Street, Mont Alto, PA 17237, UPI # 16-4A44.-026.-000000, Deed Book Volume 1979, Page 189

SALE # 17, 2018-1743
BRANCH BANKING AND TRUST COMPANY
ATTY: MCCABE WEISBERG & CONWAY
V. MATTHEW D. LUNING

All that certain piece or parcel or tract of land situate in Waynesboro Borough, Franklin County, Pennsylvania, with an address of 140 North Grant Street a/k/a 138-140 North Grant Street, Waynesboro, PA 17268, UPI #s 25-5A56.-036.-000000 and 25-5A56.-037.-000000, Deed Instrument # 201514634

SALE # 18, 2017-3560
DEUTSCHE BANK NATIONAL TRUST COMPANY,
AS TRUSTEE FOR SAXON ASSET SECURITIES
TRUST 2007-3, MORTGAGE LOAN ASSET
BACKED CERTIFICATES, SERIES 2007-3 %
OCWEN LOAN SERVICING, LLC
ATTY: STERN & EISENBERG
V. ERIN DENNIS A/K/A ERIN L. DENNIS AND JON DENNIS, JR

All that certain lot piece or parcel of ground situate in Guilford Township, Franklin County, Pennsylvania, with an address of 1095 Cider Press Road, Chambersburg, PA 17201, UPI # 10-0D08.-028A-0001, Deed Instrument # 201401249

SALE # 19, 2018-1366
WELLS FARGO BANK, N.A. S/B/M TO WELLS
FARGO HOME MORTGAGE INC.
ATTY: PHELAN HALLINAN DIAMOND & JONES
V. AMIE L MCQUAIT A/K/A AMIE MCQUAIT
AND MICHAEL E. ATHERTON A/K/A MICHAEL ATHERTON

All the following described real estate being situate in Hamilton Township, Franklin County, Pennsylvania, with an address of 1751 Holly Lane, Chambersburg, PA 17202, UPI # 11-0E10Q-116A-000000, Deed Instrument # 200915461

SALE # 20, 2018-1608
SPECIALIZED LOAN SERVICING LLC
ATTY: SHAPIRO & DENARDO
V. DARLENE L. STRASSER

All the following described real estate situate in Greencastle Borough, Franklin County, Pennsylvania, with an address of 23 North Jefferson Street, Greencastle, PA 17225, UPI # 08-2B20.-030.-000000, Deed Book Volume 1385, Page 379

PUBLIC NOTICES

SALE # 21, 2018-2045
ORRSTOWN BANK
ATTY: OFFIT KURMAN
V. ELK RUN HOMES, LLC AND DAVID L
WETHERHOLT

All the following described real estate lying and being situate in Greene Township, Franklin County, Pennsylvania, with an address of 711 Starr Avenue, Chambersburg, PA 17202, UPI # 09-0C13A-117.-000000, Deed Instrument # 201516494

SALE # 22, 2018-1271
WELLS FARGO BANK, NA
ATTY: MANLEY DEAS KOCHALSKI
V. DANIEL L. BRIGGS

All the following described real estate lying and being situate in Waynesboro Borough, Franklin County, Pennsylvania, with an address of 901 Park Street, Waynesboro, PA 17268, UPI # 26-5C46.-008.-000000, Deed Instrument # 201714962

SALE # 23, 2018-2494
PHH MORTGAGE CORPORATION A/K/A PHH
MORTGAGE SERVICES
ATTY: SHAPIRO & DENARDO
V. MICHAEL J. FINNEGAN

All the following described real estate lying and being situate in Chambersburg Borough, Franklin County, Pennsylvania, with an address of 643 South Fourth Street, Chambersburg, PA 17201, UPI # 06-1E26.-035B-000000, Deed Book Volume 2656, Page 256

SALE # 24, 2018-2119
NATIONSTAR MORTGAGE LLC D/B/A MR.
COOPER
ATTY: SHAPIRO & DENARDO
V. ROBERT F. TASE A/K/A ROBERT F. TASE JR.
AND JO E. TASE

All the following described real estate lying and being situate in Waynesboro Borough, Franklin County, Pennsylvania, with an address of 301 West North Street, Waynesboro, PA 17268, UPI # 25-5A56.-096.-000000, Deed Book Volume 3451, Page 263

SALE # 25, 2018-1542
BAYVIEW LOAN SERVICING, LLC
ATTY:KML LAW GROUP
V. CHARLES ESTELLE A/K/A CHARLES J.
ESTELLE AND CHERYL ESTELLE

All the following described real estate lying and being situate in Hamilton Township, Franklin County, Pennsylvania, with an address of 4550 Edenville Road, Chambersburg, PA 17201, UPI # 11-0E09.-092.-000000, Deed Book Volume 288B, Page 604

SALE # 26, 2018-579
PHH MORTGAGE CORPORATION
ATTY: PHELAN HALLINAN DIAMOND & JONES
V. MARK H. SUMMERS, IN HIS CAPACITY AS
ADMINISTRATOR AND HEIR OF THE ESTATE OF
DENNIS E. SUMMERS AND JASON E. SUMMERS,
IN HIS CAPACITY AS HEIR OF THE ESTATE OF
DENNIS E. SUMMERS AND UNKNOWN HEIRS,
SUCCESSORS, ASSIGNS, AND ALL PERSONS,
FIRMS, OR ASSOCIATIONS CLAIMING RIGHT,
TITLE OR INTEREST FROM OR UNDER DENNIS E.
SUMMERS, DECEASED

All the following described real estate lying and being situate in Chambersburg Borough, Franklin County, Pennsylvania, with an address of 1149 Scotland Avenue, Chambersburg, PA 17201, UPI # 02-1C28.-024.-000000, Deed Book Volume 1177, Page 218

SALE # 27, 2017-743
SHELDON B. CORDELL
ATTY: MARTSON LAW OFFICES
V. COREY A. FREET AND AMANDA P. FREET

All the following described real estate lying and being situate in Letterkenny Township, Franklin County, Pennsylvania, with an address of 6586 Upper Strasburg Road, Pleasant Hall, PA 17246, UPI # 12-0F18A-020-000000, Deed Instrument # 201515800

SALE # 28, 2018-3701
DEUTSCHE BANK TRUST COMPANY AMERICAS,
AS TRUSTEE FOR THE REGISTERED HOLDERS
OF BARCLAYS COMMERCIAL MORTGAGE
SECURITIES LLC, MULTIFAMILY MORTGAGE
PASS-THROUGH CERTIFICATES, SERIES 2014-
KX01
ATTY: BALLARD SPAHR
V. CONTINUUM INVESTMENTS, LLC, A
MARYLAND LIMITED LIABILITY COMPANY

All the following two tracts of land with the first being situate in Southampton Township, Franklin County, Pennsylvania(30% of the property is in Franklin County) and partly in Shippensburg Township, Cumberland County, Pennsylvania(70% of the property is in Cumberland County), with an address of 2 Morningstar Lane, Shippensburg, PA 17257, UPI # 21-0N07.-017.-000000, Deed Book Volume 3568, Page 122

SALE # 29, 2018-2994
BRANCH BANKING AND TRUST S/B/M
SUSQUEHANNA BANK S/B/M GRAYSTONE
TOWER BANK S/B/M THE FIRST NATIONAL BANK
OF GREENCASTLE
ATTY: PHELAN HALLINAN DIAMOND & JONES
V. KEVIN L. BENEDICT AND DARLENE P.
BENEDICT

All the following described real estate lying and being situate in Quincy Township, Franklin County, Pennsylvania, with an address of 6042 Manheim Road, Waynesboro, PA 17268, UPI # 19-0L08.-009A-000000, Deed Book Volume 3638, Page 500

PUBLIC NOTICES

SALE # 30, 2016-3718
WELLS FARGO BANK, N.A.
ATTY: POWERS KIRN & ASSOCIATES
V. ERIC FRAIN AND KAYLA N. FRAIN

All the following described real estate lying and being situate in Antrim Township, Franklin County, Pennsylvania, with an address of 8953 Willowdale Road, Greencastle, PA 17225, UPI # 01-0A11-301-000000, Deed Instrument # 201206821

SALE # 31, 2017-784
PENNYMAC LOAN SERVICES, LLC
ATTY: POWERS KIRN & ASSOCIATES
V. JENNIFER A. UNKLE

All that certain lot or piece of ground situate in Guilford Township, Franklin County, Pennsylvania, with an address of 2251 Springfield Drive, Chambersburg, PA 17202, UPI # 10-0D09G-062-000000, Deed Instrument # 201516593

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 THAN NOVEMBER 19, 2018 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 23, 2018 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	SALE DATES
SEPT 7 2018	NOV 9, 2018
NOV 2, 2018	JAN 11, 2019
JAN 4, 2019	MAR, 8, 2019
MAR 1, 2019	MAY 10, 2019
MAY 3, 2019	JULY 12, 2019
JULY 5, 2019	SEPT 13, 2019
SEPT 6, 2019	NOV 8, 2019
NOV 1, 2019	JAN 10, 2020
	10/19, 10/26, 11/2/2018