

Sheriff's Sale

First Publication

By virtue of a Writ of Execution to me directed, will be sold at public sale Friday, August 14, 2026 at 11 o'clock A.M., Eastern Prevailing Time, at the Bucks County Administration Building, 55 East Court Street, in the Borough of Doylestown, Bucks County, Pennsylvania the following real estate to wit:

BEDMINSTER TOWNSHIP

DOCKET #2024-04445

ALL THAT CERTAIN message and lot of land situate in Bedminsterville, In the **TOWNSHIP OF BEDMINSTER**, County of Bucks and Commonwealth of Pennsylvania, TAX PARCEL #01-013-027.

PROPERTY ADDRESS: 831 Kellers Church Road, Ottsville, PA 18942.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **KEVIN JAMES REIDLER.**

BROCK & SCOTT, PLLC

DANIEL L. CEISLER, Sheriff
Sheriff's Office, Doylestown, PA

BRISTOL TOWNSHIP

DOCKET #2024-06248

ALL THAT CERTAIN Lot or piece of ground with the buildings and improvements thereon erected, situate in the 4th Ward of **BRISTOL TOWNSHIP**, Bucks County, PA.

TAX PARCEL #05-022-451.001.

PROPERTY ADDRESS: 1509 Mott Street, Bristol, PA 19007.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **MICHAEL BENDER, JENNIFER BENDER.**

ORLANS LAW GROUP PLLC

DANIEL L. CEISLER, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2026-00813

ALL THAT CERTAIN lot, piece or parcel of land with the building and improvements thereon, situate, lying and being at Levittown, in the **TOWNSHIP OF BRISTOL**, County of Bucks, Commonwealth of Pennsylvania,

TAX PARCEL #05-025-175.

PROPERTY ADDRESS: 184 Blue Ridge Drive, Levittown, PA 19057.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **CHARLES A.J. HALPERIN III ESQUIRE PERSONAL REPRESENTATIVE OF THE ESTATE OF FRANCIS J. DALENA a/k/a FRANCIS JOHN DALENA DECEASED.**

LAW OFFICE OF GREGORY JAVARDIAN, LLC

DANIEL L. CEISLER, Sheriff
Sheriff's Office, Doylestown, PA

CHALFONT BOROUGH

DOCKET #2025-08649

ALL THAT CERTAIN lot or piece of ground situate in **BOROUGH OF CHALFONT**, Bucks County, Commonwelath of Pennsylvania and described according to a Plan of Lindenfield, prepared by Showalter and Associates, dated 3/6/1986, Final Revisions Dated 9/1988 and Recorded in Bucks County in Plan Book 248 Page 68.

TAX PARCEL #07-010-162.

PROPERTY ADDRESS: 141 Megan Circle, Chalfont, PA 18914.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **JACQUILINE E. WILSON.**

HLADIK, ONORATO & FEDERMAN, LLP

DANIEL L. CEISLER, Sheriff
Sheriff's Office, Doylestown, PA

FALLS TOWNSHIP

DOCKET #2023-00832

ALL THAT CERTAIN Lot or Piece of Ground With The Building And Improvements Thereon, Situate in **FALLS TOWNSHIP**, Bucks County, Pennsylvania,

TAX PARCEL #13-020-010.

PROPERTY ADDRESS: 81 Vermillion Lane a/k/a 81 Vermillion Lane, Levittown, PA 19054.

IMPROVEMENTS: RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **JAYNE A. MILLER, VINCENT R. MILLER JR.**

KML LAW GROUP, P.C.

DANIEL L. CEISLER, Sheriff
 Sheriff's Office, Doylestown, PA

DOCKET #2025-07972

ALL THAT CERTAIN lot or piece of land with the buildings and improvements thereon, situate, lying and being at Levittown, in the **TOWNSHIP OF FALLS** County of Bucks, Commonwealth of Pennsylvania, shown and designated as Lot No. 2904 on Subdivision Map of Birch Valley, Levittown, Section 14, filed in the Office of the Recorder of Deeds of Bucks County, Pennsylvania, on October 20, 1952 in Plan Book 5, at Page 47.

TAX PARCEL #13-022-082.

PROPERTY ADDRESS: 80 Buttonwood Lane, Levittown, PA 19054.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **ELIZABETH M. EAVERS a/k/a ELIZABETH MARIE EAVERS a/k/a ELIZABETH M. HOWELL MICHAEL J. HOWELL, JR a/k/a MICHAEL JAMES HOWELL JR. THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT.**

BROCK & SCOTT, PLLC

DANIEL L. CEISLER, Sheriff
 Sheriff's Office, Doylestown, PA

LOWER MAKEFIELD TOWNSHIP

DOCKET #2025-06634

ALL THAT CERTAIN lot of land situate in the **TOWNSHIP OF LOWER MAKEFIELD**, County of Bucks and Commonwealth of Pennsylvania,

TAX PARCEL #20-049-238.

PROPERTY ADDRESS: 256 Springdale Terrace, Yardley, PA 19067.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **ANDREA FORCONI a/k/a ANDREA L. FORCONI.**

BROCK AND SCOTT, PLLC

DANIEL L. CEISLER, Sheriff
 Sheriff's Office, Doylestown, PA

MIDDLETOWN TOWNSHIP

DOCKET #2022-02228

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

TAX PARCEL #22-020-049.

PROPERTY ADDRESS: 827 Hulmeville Road, Langhorne, PA 19047.

IMPROVEMENTS: RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **CHRIS CINKAJ.**

KML LAW GROUP, P.C.

DANIEL L. CEISLER, Sheriff
 Sheriff's Office, Doylestown, PA

DOCKET #2025-09595

ALL THAT CERTAIN lot, piece or parcel of land with the building and improvements thereon, situate, lying and being at Levittown, in the **TOWNSHIP OF MIDDLETOWN**, County of Bucks, Commonwealth of Pennsylvania,

TAX PARCEL #22-048-090.

PROPERTY ADDRESS: 169 Twin Oak Drive, Levittown, PA 19056.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **EDWARD SEITZINGER, JENNIFER SEITZINGER.**

KML LAW GROUP, P.C.

DANIEL L. CEISLER, Sheriff
 Sheriff's Office, Doylestown, PA

MORRISVILLE BOROUGH

DOCKET #2025-07205

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

TAX PARCEL #24-006-137.

PROPERTY ADDRESS: 418 West Bridge Street, Morrisville, PA 19067.

IMPROVEMENTS: A RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **JUSTIN BARNICK a/k/a JUSTIN M. BARNICK, MELISSA MALONEY.**

KML LAW GROUP, P.C.

DANIEL L. CEISLER, Sheriff
 Sheriff's Office, Doylestown, PA

NORTHAMPTON TOWNSHIP

DOCKET #2025-04596

All that certain piece or parcel or Tract of land situate in the **TOWNSHIP OF NORTHAMPTON**, Bucks County, Pennsylvania, and being known as 132 Forrest Drive, Holland, PA 18966.

TAX PARCEL #31-048-103.

PROPERTY ADDRESS: 132 Forrest Drive,
Holland, PA 18966.

IMPROVEMENTS: RESIDENTIAL
PROPERTY.

SOLD AS THE PROPERTY OF: **EVAN
EPSTEIN, ALISON M. EPSTEIN.**

**McCABE, WEISBERG & CONWAY,
LLC**

DANIEL L. CEISLER, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2025-07139

ALL THAT CERTAIN lot or tract of
land, situate in the **TOWNSHIP OF
NORTHAMPTON**, County of Bucks and
Commonwealth of Pennsylvania, bounded
and described according to a Survey and
Plan thereof dated 2/25/19777 by Tri State
Engineers and Land Surveyors, and recorded
in Bucks County plan Book 158 page 10
bounded and described as follows:

TAX PARCEL #31-077-002.

PROPERTY ADDRESS: 54 Sharon Drive,
Richboro, PA 18954.

IMPROVEMENTS: RESIDENTIAL
PROPERTY.

SOLD AS THE PROPERTY OF: **CIRCA 72
CORPORATION d/b/a WATERS EDGE
WINERY OF BUCKS COUNTY, ERIC A.
LANDOLFI, NICOLE J. LANDOLFI.**

HOGAN McDANIEL

DANIEL L. CEISLER, Sheriff
Sheriff's Office, Doylestown, PA

PLUMSTEAD TOWNSHIP

DOCKET #2023-01664

ALL THAT CERTAIN lot or piece of
ground situate in the **TOWNSHIP OF
PLUMSTEAD**, Bucks County, Pennsylvania
and described as being Lot No. 2 on the Final
Plan-Subdivision of land for Frank Rosanelli
dated March 10, 1984, and last revised April
5, 1984, as prepared by Douglas W. Breiting
& Associate, Registered Surveyor, said Plan
being recorded in Plan Book 222 page 5.

Being more fully described in Deed dated
October 7, 1985, and recorded on October 8,
1985, in the Bucks County Recorder of Deeds
Office at Deed Book Volume 263 7 at Page
510.

TAX PARCEL #34-004-037-003.

PROPERTY ADDRESS: 5981 Stump Road,
Pipersville, PA 18947.

IMPROVEMENTS: RESIDENTIAL
DWELLING.

SOLD AS THE PROPERTY OF: **ALAN M.
HYNDS, ALISON R. HYNDS.**

**HLADIK, ONORATO & FEDERMAN
LLP**

DANIEL L. CEISLER, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2023-04734

ALL THAT CERTAIN messuage and four
tracts of land, situate in the **TOWNSHIP OF
PLUMSTEAD**, County of Bucks and State of
Pennsylvania.

TAX PARCEL #34-011-107.

PROPERTY ADDRESS: 5273 Old Easton
Road, Plumstead Township, PA 18902.

IMPROVEMENTS: RESIDENTIAL
PROPERTY.

SOLD AS THE PROPERTY OF: **JAMES F.
HALDEMAN.**

PORTNOFF LAW ASSOCIATES, LTD

DANIEL L. CEISLER, Sheriff
Sheriff's Office, Doylestown, PA

SELLERSVILLE BOROUGH

DOCKET #2022-04316

ALL THAT CERTAIN unit in the property
known, named and identified as Parkway
Fore Condominium, a Condominium, located
in **SELLERSVILLE BOROUGH**, Bucks
County, 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 Bucks
County of a Declaration of Condominium of
Parkway Fore Condominium, a Condominium,
dated 6/29/1993 and recorded on 7/2/1993 in
Land Record Book 700 page 731m et seq, (the
"Declaration") and Amendment recorded in
LRB 5289 page 1117, being and designated
as Unit No. A. Together with a proportionate
undivided interest in the Common Elements
as set forth in and subject to adjustments in
accordance with the Declaration.

TAX PARCEL #39-008-153-00A.

PROPERTY ADDRESS: 145 Diamond Street
A, Sellersville, PA 18960.

IMPROVEMENTS: RESIDENTIAL DWELLING.
SOLD AS THE PROPERTY OF: **JUSTIN FREED, RACHEL WILSON, ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS, PLLC**
DANIEL L. CEISLER, Sheriff
Sheriff's Office, Doylestown, PA

SOLEBURY TOWNSHIP

DOCKET #2015-07310
ALL THAT CERTAIN lot, tract or parcel ofland, situate, lying & being in the **TOWNSHIP OF SOLEBURY**, County of Bucks, & Commonwealth of Penna. Being known & designated as Lot #5, as shown on a Plan of Aintree Subdivisions Numbered 2-552, Sheet 1 of 1, prepared by Christian & Moran, Inc., Engineers & Surveyors, Langhorne, Penna., dated 10/25/1979, revised 04/29/1980, recorded in the Office for the Recording of Deeds etc, in Doylestown, Penna. In Plan Book 196 Page 4 & being more particularly bounded & described as follows, to wit:

BEGINNING at a point in the centerline of Atkinson Road (33 feet wide), said point being the 3 following courses & distances measured along the said centerline from its intersection with the centerline of Pidcock Creek Road (33 feet wide), (A) North 59 degrees 34 minutes 01 seconds West 279.86 feet, (b) South 72 degrees 26 minutes 53 seconds West 330.85 feet, (c) South 46 degrees 22 minutes 41 seconds West 523.77 feet, and from said point of beginning running thence (1) South 46 degrees 22 minutes 41 seconds 16 minutes 24 seconds West 892.10 feet along the Northeasterly line of Lot# 10 as shown on the aforesaid plan to a point, thence (3) continuing by Lot # 10, North 3 8 degrees, 50 minutes 00 seconds East 472.22 feet to a point in line of Lot #4 on said plan, thence (4) by Lot #4, South 51 degrees 16 minutes 24 seconds East 954.66 feet to the centerline of Atkinson Road to the first mentioned point & place of beginning.

TAX PARCEL #41-035-008-005.

PROPERTY ADDRESS: 5981 Atkinson Road, New Hope, PA 18938.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **ANGELA S. FANELLI (ANGEL FANELLI, ANGELA SANDRA FANELLI), UNITED STATES OF AMERICA.**

FRIEDMAN VARTOLO, LLP
DANIEL L. CEISLER, Sheriff
Sheriff's Office, Doylestown, PA

TELFORD BOROUGH

DOCKET #2026-00615

ALL THAT CERTAIN LOT OR TRACT OF LAND, SITUATE ON THE EAST SIDE OF MAIN STREET, IN THE **BOROUGH OF TELFORD**, BUCKS COUNTY, PENNSYLVANIA.

TAX PARCEL #43-002-091-002.

PROPERTY ADDRESS: 505 South Main Street, Telford, PA 18969.

IMPROVEMENTS: RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **DREW SMITH, SECRETARY OF HOUSING AND URBAN DEVELOPMENT.**

McCALLA RAYMER LEIBERT PIERCE, LLP

DANIEL L. CEISLER, Sheriff
Sheriff's Office, Doylestown, PA

DOCKET #2026-00615

ALL THAT CERTAIN LOT OR TRACT OF LAND, SITUATE ON THE EAST SIDE OF MAIN STREET, IN THE **BOROUGH OF TELFORD**, BUCKS COUNTY, PENNSYLVANIA.

TAX PARCEL #43-002-091-002.

PROPERTY ADDRESS: 505 South Main Street, Telford, PA 18969.

IMPROVEMENTS: RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **DREW SMITH, SECRETARY OF HOUSING AND URBAN DEVELOPMENT.**

McCALLA RAYMER LEIBERT PIERCE, LLP

DANIEL L. CEISLER, Sheriff
Sheriff's Office, Doylestown, PA

TRUMBAUERSVILLE BOROUGH

DOCKET #2025-08756

ALL THAT CERTAIN messuage and parcel of ground, hereditaments, and appurtenance, Situate on the Easterly side of Trumbauersville

Road (L.R. 09148) in the **BOROUGH OF TRUMBAUERSVILLE**, County of Bucks, Commonwealth of Pennsylvania, being Lot No. 1 as shown on a Subdivision Plan for Jacob L. Smith, prepared by Philip W. Beam Engineering Co., Quakertown, Pennsylvania, recorded in the Office of the Recorder of Deeds at Doylestown, Pennsylvania, TAX PARCEL #45-004-016-004.

PROPERTY ADDRESS: 2499 Trumbauersville Rd., Quakertown, PA 18951.
IMPROVEMENTS: RESIDENTIAL DWELLING.

SOLD AS THE PROPERTY OF: **DONNA DEMICHAEL.**

BROCK & SCOTT, PLLC

DANIEL L. CEISLER, Sheriff
Sheriff's Office, Doylestown, PA

WARMINSTER TOWNSHIP

DOCKET #2026-00067

ALL THAT CERTAIN LOT OR PIECE OF GROUND, WITH THE BUILDINGS AND IMPROVEMENTS THEREON ERECTED, SITUATE IN **WARMINSTER TOWNSHIP**, BUCKS COUNTY, PENNSYLVANIA, TAX PARCEL #49-011-233.

PROPERTY ADDRESS: 785 Cypress Road, Warminster, PA 18974.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **MICHAEL D. BINDER, STACI L. BINDER.**

HILL WALLACK, LLP

DANIEL L. CEISLER, Sheriff
Sheriff's Office, Doylestown, PA

WARRINGTON TOWNSHIP

DOCKET #2024-07435

ALL THAT CERTAIN lot or piece of ground with the buildings and improvements thereon erected, Hereditaments and Appurtenances, Situate in **WARRINGTON TOWNSHIP**, Bucks County, in the Commonwealth of Pennsylvania, bounded and described according to a Plan of Subdivision of Warrington Hunt East prepared by Urwiler and Walter, Inc., dated October 23, 1997 and last revised May 14, 1999 and recorded in Plan Book 297 Page 45.

Being more fully described in Deed dated April 27, 2023, and recorded on May 18, 2023, in the Bucks County Recorder of Deeds Office as Instrument No. 2023020367.

TAX PARCEL #50-011-052.

PROPERTY ADDRESS: 1426 Heron Way, Chalfont, PA 18914.

IMPROVEMENTS: RESIDENTIAL PROPERTY.

SOLD AS THE PROPERTY OF: **DURDONA ANVAROVA, THE UNITED STATES OF AMERICA.**

HLADIK, ONORATO & FEDERMAN, LLP

DANIEL L. CEISLER, Sheriff
Sheriff's Office, Doylestown, PA

WARMINSTER TOWNSHIP

DOCKET #2024-08138

ALL THAT CERTAIN lot or piece of ground with the buildings and improvements thereon erected, Situate in the **TOWNSHIP OF WARMINSTER**, County of Bucks and Commonwealth of Pennsylvania.

TAX PARCEL #49-018-085.

PROPERTY ADDRESS: 197 York Road, Warminster Township, PA 18974.

IMPROVEMENTS: NONE LISTED BY ATTORNEY.

SOLD AS THE PROPERTY OF: **YORK ROAD VETERINARY HOLDING LLC.**

PORTNOFF LAW ASSOCIATES, LTD

DANIEL L. CEISLER, 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 DANIEL L. CEISLER, Sheriff, Doylestown, Pennsylvania.

July 23, 30; Aug. 6

Change of Name

IN THE COURT OF COMMON
PLEAS OF BUCKS COUNTY
CIVIL ACTION – LAW
NO. 2026038400000

NOTICE IS HEREBY GIVEN THAT the Petition for the Change of Name has been filed in the above-named Court, praying for a Decree to change the name(s) of **TESSA JADE CROOKS** to **TESSA JADE MANERO**.

The Court has fixed the 24th day of August, 2026 at 9:30 A.M. in Courtroom No. 350, Bucks County Justice Center at 100 North Main Street, Doylestown, PA, as the time and place for the hearing of said Petitioner, when and where all persons interested may appear and show cause, if any they have, why the prayer of said Petition should not be granted.

July 23

IN THE COURT OF COMMON
PLEAS OF BUCKS COUNTY
CIVIL ACTION – LAW
NO. 2026-03660

NOTICE IS HEREBY GIVEN THAT the Petition for the Change of Name has been filed in the above-named Court, praying for a Decree to change the name(s) of **TARA CHRISTINE FAIGLE** to **TARA CHRISTINE ZADEH**.

The Court has fixed the 24th day of August, 2026 at 9:30 A.M. in Courtroom No. 350, Bucks County Justice Center at 100 North Main Street, Doylestown, PA, as the time and place for the hearing of said Petitioner, when and where all persons interested may appear and show cause, if any they have, why the prayer of said Petition should not be granted.

Elissa C. Goldberg, Solicitor
107 N. Broad St.
Ste. 211
Doylestown, PA 18901

July 23

IN THE COURT OF COMMON
PLEAS OF BUCKS COUNTY
CIVIL ACTION – LAW
NO. 2026-03927

NOTICE IS HEREBY GIVEN THAT the Petition for the Change of Name has been filed in the above-named Court, praying for a Decree to change the name(s) of **KYLER DANYULE JUE** to **PARKER DANIEL COLLINS**.

The Court has fixed the 24th day of August, 2026 at 9:30 A.M. in Courtroom No. 350, Bucks County Justice Center at 100 North Main Street, Doylestown, PA, as the time and place for the hearing of said Petitioner, when and where all persons interested may appear and show cause, if any they have, why the prayer of said Petition should not be granted.

July 23

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.

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

July 23

ANI SERVICE CORP has been incorporated under the provisions of the Pennsylvania Business Corporation Law of 1988, as amended.

July 23

BUSY BEE TOYS, INC. has been incorporated under the provisions of the Pennsylvania Business Corporation Law of 1988, as amended.

Hartzel & Bush, Solicitors
110 North Main Street
P.O. Box 796
Doylestown, PA 18901

July 23

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

July 23

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

July 23

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

July 23

SAN MAR MULTISERVICES, INC. has been incorporated under the provisions of the Pennsylvania Business Corporation Law of 1988, as amended.

July 23

Confirmation of Account

DOUGLAS WAYNE, ESQUIRE, ACTING CLERK of the Orphans' Court Division of the Court of Common Pleas of Bucks County:

HEREBY GIVES NOTICE PURSUANT TO Section 745 of the Probate, Estates and Fiduciaries Code that the following Fiduciaries will present their accounts, theretofore filed with the Clerk of the Orphans' Court Division for Audit and Confirmation pursuant to Sections 3511, 5163, 5533 and 7183 of said Code at 10:00 A.M. on **Monday, August 3, 2026**, in Courtroom 260 on the 2nd floor of the BUCKS COUNTY JUSTICE CENTER, 100 N. MAIN STREET, DOYLESTOWN, PA.

ANY PERSON who fails to present his/her claim or make objections in person or by attorney at the audit or confirmation of the account will be barred forever from so doing. Estate of **LISHERRAH CHANEL RANKINS** – Joseph D. Rutala, Administrator
DOUGLAS WAYNE, ESQUIRE
ACTING REGISTER OF WILLS
AND CLERK OF THE
ORPHANS' COURT DIVISION
COURT OF COMMON PLEAS
OF BUCKS COUNTY

July 23, 31

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

ACKERMAN, SUSAN M., dec'd.

Late of Falls Township, Bucks County, PA.

Executrix: **ERIN ANN ACKERMAN** c/o Petrelli Previtera, LLC, Attys., 1845 Walnut St., Ste. 1920, Philadelphia, PA 19103.

Attorney: **PETRELLI PREVITERA, LLC**, 1845 Walnut St., Ste. 1920, Philadelphia, PA 19103.

ALVINO, CARMELA, dec'd.

Late of Yardley, Bucks County, PA.

Executrix: **MADALYN ROGERS**, 12 Marlon Pond Road, Hamilton, NJ 08690.

AMENT, JOHN W. a/k/a **JOHN AMENT**, dec'd.

Late of New Britain Township, Bucks County, PA.

Co-Executors: **JOHN AMENT, II**, 2350 Bentley Drive, Bloomsburg, PA 17815 and **LISA A. FLYNN-TESNO**, 272 Park Ave., Chalfont, PA 18914-2104.

BALBIRER, ROBERT J., dec'd.

Late of Ottsville, Bucks County, PA.

Executrix: **JAMIE BRANDLE**, 7740 Jonestown Road, Harrisburg, PA 17112.

Attorney: **PEGGY M. MORCOM**, 1028 E. Chocolate Avenue, Hershey, PA 17033.

BESACK, ROSEMARY ANN, dec'd.

Late of Bristol Township, Bucks County, PA.

Executors: **JOHN JOSEPH BESACK**, 1 Friendly Lane, Levittown, PA 19055 and **KAREN ANN POURIA**, 6 Horseshoe Drive, Levittown, PA 19055.

Attorney: **WENDY J. ASHBY**, 314 West Broad Street, Suite 118, Quakertown, PA 18951.

BRANSON, CHARLES WILLIAM a/k/a **CHARLES BRANSON**, dec'd.

Late of Buckingham Township, Bucks County, PA.

Executrix: **DEBORAH MROZ** a/k/a **DEBORAH DOROTHY MROZ** c/o Andrew J. Cordes, Esq., 27 S. State Street, Newtown, PA 18940.

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

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

Late of Bristol Township, Bucks County, PA.

Administratrix: **CECELIA GILLIGAN LETO** c/o Marc R. Lynde, Esquire, Ballow & Lynde PLLC, 1200 Veterans Highway, Suite B-3, Bristol, PA 19007.

Attorney: **MARC R. LYNDE**, Ballow & Lynde PLLC, 1200 Veterans Highway, Suite B-3, Bristol, PA 19007.

BRODY, BESS, dec'd.

Late of Bucks County, PA.

Executrix: **ROBYN BRODY** c/o Gerald L. Bowen, Jr., Esq., Bowen & Burns, 530 Street Road, P.O. Box 572, Southampton, PA 18966.

Attorney: **GERALD L. BOWEN, JR.**, Bowen & Burns, 530 Street Road, P.O. Box 572, Southampton, PA 18966.

CRISPINO, MICHAEL S., dec'd.

Late of Perkasio Borough, Bucks County, PA.

Executrix: **CATHERINE M. CRISPINO** c/o Gregory E. Grim, Esquire, Grim, Biehn & Thatcher, 104 S. 6th Street, P.O. Box 215, Perkasio, PA 18944-0215.

Attorney: **GREGORY E. GRIM**, Grim, Biehn & Thatcher, 104 S. 6th Street, P.O. Box 215, Perkasio, PA 18944-0215.

FALKENBERG, THOMAS ALLAN a/k/a **THOMAS A. FALKENBERG**, dec'd.

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

Personal Representative: **CINDY CALLAHAN**, 57 Diana Court, Wading River, NY 11792.

GALE, MICHAEL SAUL a/k/a **MICHAEL S. GALE**, dec'd.

Late of Southampton, Bucks County, PA.

Executrix: **KIMBERLY S. INGERSOLL**, Esq., 325 Sentry Parkway, Building 5W, Suite 200, Blue Bell, PA 19422.

HOFFMAN, KENNETH H., dec'd.

Late of Richland Township, Bucks County, PA.

Executrix: **KATHERINE BATSON**, 36 Bent Brook Circle, Reading, PA 19606.

Attorney: **LAWRENCE J. VALERIANO, JR.**, 1025 Berkshire Blvd., Suite 700, Wyomissing, PA 19610.

JACOBS, PAUL CHARLES a/k/a **PAUL C. JACOBS**, dec'd.

Late of Bristol, Bucks County, PA.

Administratrix: **CHRISTINE ANN (JACOBS) STONE**, 109 Mulberry Path Court, Six Mile, SC 29682.

KAISER, MARY CHRISTY, dec'd.

Late of Quakertown Borough, Bucks County, PA.

Executor: **JOHN G. KAISER**, 63 Grove Avenue, Morris Plains, NJ 07950.

KATZ, SHELDON L., dec'd.

Late of Upper Southampton Township, Bucks County, PA.

Executrix: **RUTH R. KATZ** a/k/a **RUTH ROSENFELD KATZ** c/o Jonathan H. Ellis, Esq., One Tower Bridge, 100 Front St., Ste. 100, Conshohocken, PA 19428.

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

KINSLEY, GEORGE W., III, dec'd.

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

Executrix: **MARTI KINSLEY**, 740 Ross Drive, Langhorne, PA 19053.

KNOBLE, DIANE M. a/k/a **DOROTHY DIANE KNOBLE**, dec'd.

Late of Springfield Township, Bucks County, PA.

Executor: **RONALD B. KNOBLE, JR.** a/k/a **RONALD BENEDICT KNOBLE, JR.** c/o Paul S. Frank, Esquire, King Spry Herman Freund & Faul, LLC, 1 W. Broad Street, Suite 700, Bethlehem, PA 18018.

Attorney: **PAUL S. FRANK**, King Spry Herman Freund & Faul, LLC, 1 W. Broad Street, Suite 700, Bethlehem, PA 18018.

MANGANO, GAETAN JOSEPH a/k/a **GUY MANGANO**, dec'd.

Late of Newtown, Bucks County, PA.

Executor: **JOHN G. MANGANO**, 204 Saint Andrews Place, Newtown, PA 18940.

McGLINCHEY, GERALD F. a/k/a **GERALD FRANCIS McGLINCHEY**, dec'd.

Late of Nockamixon Township, Bucks County, PA.

Executrix: **AUBREY K. McGLINCHEY**,
3147 Center Street, Bethlehem, PA 18017.

MERZ, PATRICIA a/k/a **PATRICIA KOLTALO MERZ**, dec'd.

Late of Yardley, Bucks County, PA.

Executrix: **BARBARA HENRY**, 18992
Timbercreek Drive, Milton, DE 19968.

OPPENHEIMER, SANDFORD, dec'd.

Late of Bucks County, PA.

Executor: **RANDY R. OPPENHEIMER**
c/o Gerald L. Bowen, Jr., Esq., Bowen &
Burns, 530 Street Road, P.O. Box 572,
Southampton, PA 18966.

Attorney: **GERALD L. BOWEN, JR.**,
Bowen & Burns, 530 Street Road, P.O.
Box 572, Southampton, PA 18966.

PASCALI, LINDA, dec'd.

Late of Langhorne, Bucks County, PA.

Administrator: **JOSEPH CORSO**, 1821
Revere Rd., Southampton, PA 18966.

REA, MARION I., dec'd.

Late of Lower Makefield Township,
Bucks County, PA.

Executor: **JAMES ROBERT REA** a/k/a
JAMES R. REA, 241 Greenview Rd.,
Yardley, PA 19067.

Attorney: **STUCKERT AND YATES**, 2
N. State St., P.O. Box 70, Newtown, PA
18940.

REICHART, TERESA ANN, dec'd.

Late of Pennel Borough, Bucks County,
PA.

Administrator: **GEORGE REICHART**
a/k/a **GEORGE W. REICHART** c/o
Kristen L. Behrens, Esq., 1650 Market
St., Ste. 1200, Philadelphia, PA 19103.

Attorney: **KRISTEN L. BEHRENS**,
Dilworth Paxson LLP, 1650 Market St.,
Ste. 1200, Philadelphia, PA 19103.

RUBENSTEIN, ALAN, dec'd.

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

Executrix: **MARILYNN Z.**
RUBENSTEIN, 49 East Ridge Circle,
Langhorne, PA 19053.

Attorney: **STEPHEN B. HARRIS**, 1760
Bristol Road, P.O. Box 160, Warrington,
PA 18976-0160.

SEIPP, RONALD R. a/k/a **RONALD RICHARD SEIPP**, dec'd.

Late of Upper Southampton Township,
Bucks County, PA.

Executor: **GREGORY TODD SEIPP**,
608 Washington Ave., Sellersville, PA
18960.

SMALLMAN, ANDREW G., SR., dec'd.

Late of Telford Borough, Bucks County,
PA.

Executrix: **BARBARA CUNNINGHAM**
c/o John H. Filice, Esquire, Rubin,
Glickman, Steinberg & Gifford, P.C.,
2605 N. Broad Street, P.O. Box 1277,
Lansdale, PA 19446.

Attorney: **JOHN H. FILICE**, Rubin,
Glickman, Steinberg & Gifford, P.C.,
2605 N. Broad Street, P.O. Box 1277,
Lansdale, PA 19446.

SPATZ, ANNE M. a/k/a **ANNE A. SPATZ**
a/k/a **ANNE SPATZ** and **ANNE MARIE SPATZ**, dec'd.

Late of Warminster Township, Bucks
County, PA.

Executors: **KARL W. SPATZ, III**
and **SUZANE HEISMAN** c/o Joseph
J. Witiw, Esq., 1140-B York Rd.,
Warminster, PA 18974-2072.

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

STAIGER, LILLIAN E. a/k/a **LILLIAN EMILY STAIGER**, dec'd.

Late of West Rockhill Township, Bucks
County, PA.

Executrix: **CAROLYN J. ENNIS**, 1455
Rupp Lane, Upper Black Eddy, PA 18972.
Attorney: **BRIAN D. GOURLEY**,
Landis Hunsberger, Gingrich & Weik,
LLP, 114 East Broad Street, P.O. Box 769,
Souderton, PA 18964.

STEINHAUFF, URSULA, dec'd.

Late of Buckingham Township, Bucks
County, PA.

Executrix: **DORIS MARTINA**
AMTMANN a/k/a **DORIS M.**
AMTMANN c/o Andrew J. Cordes, Esq.,
27 S. State Street, Newtown, PA 18940.

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

TITANO, BETTY LOUISE a/k/a
ELIZABETH LOUISE TITANO and
ELIZABETH L. TITANO, dec'd.

Late of Fairless Hills, Bucks County, PA.
Administratrix C.T.A.: **JENNIFER**
MOORE TITANO-BLOOM, 334
Austin Drive, Fairless Hills, PA 19030.

Attorney: **KEVIN FLOYD**, Bucks County Elder Law, 301 Oxford Valley Road, Suite 101B, Yardley, PA 19067.

VARGO, MARIE J. a/k/a **MARIE VARGO**, dec'd.

Late of Richland Township, Bucks County, PA.

Executors: **MARIE HILLEGASS**, 797 Depot Lane, Quakertown, PA 18951 and **MICHAEL STUDENROTH**, 851 Rock Hill Road, Quakertown, PA 18951.

Attorney: **WENDY J. ASHBY**, 314 West Broad Street, Suite 118, Quakertown, PA 18951.

WEIKERT, BARBARA M., dec'd.

Late of Bensalem Township, Bucks County, PA.

Executor: **SCOTT D. WEIKERT**, 2217 Florence Ln., Bensalem, PA 19020.

Attorney: **CARRIE L. SCATTERGOOD**, Rothkoff Law Group, Seven Neshaminy Interplex, Ste. 116, Trevoise, PA 19053.

WELLS, EDYTHE CHRISTINE, dec'd.

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

Co-Administratrices: **JENNIFER H. WILSON** and **REGINA A. WAGNER** c/o Hopkins & Hopkins, 114 N. Main Street, Doylestown, PA 18901.

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

WESCOTT, BEVERLY ANNA a/k/a **BEVERLY A. WESCOTT**, dec'd.

Late of Lower Southampton Township, Bucks County, PA.

Administrator: **BRIAN F. LEVINE**, Esquire, Levine Law, LLC, 22 E. Grant St., New Castle, PA 16101-2279.

Attorney: **BRIAN F. LEVINE**, Levine Law, LLC, 22 E. Grant St., New Castle, PA 16101-2279.

WOLFE, GLENN WILLIAM a/k/a **GLENN W. WOLFE**, dec'd.

Late of Doylestown, Bucks County, PA.

Co-Executors: **GLENN D. WOLFE**, 5126 Jackson Valley Road, Warren Center, PA 18851 and **MARTIN C. WOLFE**, 1770 Wentz Road, Quakertown, PA 18951.

Second Publication

AMOROSO, ANDREW J., dec'd.

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

Executrix: **COLLEEN M. AMOROSO**. Attorney: **THOMAS J. PROFY, IV**, Begley, Carlin & Mandio, LLP, 680 Middletown Boulevard, Langhorne, PA 19047.

BAVITZ, DARLEEN HELEN a/k/a **DARLEEN H. BAVITZ**, dec'd.

Late of Doylestown Township, Bucks County, PA.

Executor: **J. BRUCE BAVITZ** c/o Dilts, Macary & Calvin, LLC, 455 Pennsylvania Avenue, Ste. 220, Fort Washington, PA 19034.

Attorney: **NEIL J. HUNT**, Dilts, Macary & Calvin, LLC, 455 Pennsylvania Avenue, Ste. 220, Fort Washington, PA 19034.

BECKENSTEIN, LEONARD, dec'd.

Late of Northampton Township, Bucks County, PA.

Executor: **HELENE BECKENSTEIN** a/k/a **HELENE M. BECKENSTEIN**, 347 Basswood Circle, Upper Holland, PA 19053.

BODE, MARY E. a/k/a **MARY BODE**, dec'd.

Late of Buckingham Township, Bucks County, PA.

Executrix: **ELIZABETH E. BODE** c/o D. Rodman Eastburn, Esq., 60 E. Court St., P.O. Box 1389, Doylestown, PA 18901-0137.

Attorney: **D. RODMAN EASTBURN**, Eastburn and Gray, PC, 60 E. Court St., P.O. Box 1389, Doylestown, PA 18901-0137.

BOLTON, ROBERT MICHAEL a/k/a **ROBERT M. BOLTON**, dec'd.

Late of Bensalem, Bucks County, PA.

Executrix: **DONNA M. YERKES**, 2035 Meetinghouse Rd., Jamison, PA 18929. Attorney: **ROBERT C. GERHARD, III**, Gerhard & Gerhard PC, 815 Greenwood Ave., Ste. 8, Jenkintown, PA 19046.

BORSJE, FRANCISCUS G. a/k/a **FRANK G. BORSJE**, dec'd.

Late of Middletown Township, Bucks County, PA.

Executor: **THEODORE PAUL BORSJE**
c/o Richard C. Osterhout, Esquire, P.O.
Box 844, Bensalem, PA 19020.

Attorney: **RICHARD C. OSTERHOUT**,
P.O. Box 844, Bensalem, PA 19020.

BOYLAN, K. NEIL a/k/a **KENNETH NEIL BOYLAN** and **NEIL BOYLAN**, dec'd.
Late of Warrington, Bucks County, PA.
Executors: **DOUGLAS BOYLAN**, 31 N. Chapman Rd., Doylestown, PA 18901 and **CHERYL PINARCHICK**, 17 Volunteer Rd., Hingham, MA 02043.

BOYLE, EDWARD P., JR. a/k/a **EDWARD PHILLIP BOYLE, JR.**, dec'd.
Late of Doylestown, Bucks County, PA.
Executrix: **MARIE PROGIN**, 4507 Landisville Rd., Doylestown, PA 18902.

CLARK, JOHN EDWARD, JR., dec'd.
Late of the Township of Middletown, Bucks County, PA.
Administratrix: **LETITIA CLARK**, 505 Valleyview Road, Langhorne, PA 19047.
Attorney: **FRANCIS X. DILLON**, Begley, Carlin & Mandio, LLP, 680 Middletown Boulevard, Langhorne, PA 19047.

EDWARDS, HELEN L. a/k/a **HELEN LOUISE EDWARDS**, dec'd.
Late of Lower Southampton Township, Bucks County, PA.
Executrix: **DONNA J. WENGIEL**, 2 N. State St., P.O. Box 70, Newtown, PA 18940.
Attorney: **DONNA J. WENGIEL**, Stuckert and Yates, 2 N. State St., P.O. Box 70, Newtown, PA 18940.

FIEFHAUS, SUSAN L., dec'd.
Late of Middletown Township, Bucks County, PA.
Executrix: **SAMANTHA LYNN BURNS** c/o William E. Scott, Esquire, Newtown Pavilion, 6 Penns Trail, Suite 202, Newtown, PA 18940.
Attorney: **WILLIAM E. SCOTT**, Caracappa Cook Scott & Ramagli, Newtown Pavilion, 6 Penns Trail, Suite 202, Newtown, PA 18940.

FOSTER, GERALDINE E. a/k/a **GERRY FOSTER**, dec'd.
Late of Southampton, Bucks County, PA.
Executrix: **DIANE E. DERR**, 5725 Kendall Ct., Bensalem, PA 19020.

GLUCK, MARY LYNN a/k/a **MARY L. GLUCK** and **MARY GLUCK**, dec'd.
Late of Richland Township, Bucks County, PA.

Executors: **DENNIS R. GLUCK**, 925 S. Old Bethlehem Pk., Quakertown, PA 18951 and **DENISE E. FOX**, 112 San Francisco Drive, Quakertown, PA 18951.
Attorney: **WENDY J. ASHBY**, 314 West Broad Street, Suite 118, Quakertown, PA 18951.

ISGANITIS, MARK J., dec'd.
Late of Quakertown Borough, Bucks County, PA.
Executrix: **MELANIE ISGANITIS** c/o Gregory R. Gifford, Esquire, Rubin, Glickman, Steinberg & Gifford, P.C., 2605 N. Broad Street, P.O. Box 1277, Lansdale, PA 19446.
Attorney: **GREGORY R. GIFFORD**, Rubin, Glickman, Steinberg & Gifford, P.C., 2605 N. Broad Street, P.O. Box 1277, Lansdale, PA 19446.

KOLODESH, MATTHEW a/k/a **MATVEI KOLODECH**, dec'd.
Late of Churchville, Bucks County, PA.
Executrix: **MALVINA YAKOBASHVILI**, 193 Edwards Dr., Churchville, PA 18966.

MAHAFFEY, DAVID C., dec'd.
Late of Perkasio Borough, Bucks County, PA.
Executor: **MATTHEW MAHAFFEY**, 10 Kings Road, Apartment 310, Madison, NJ 07940.

Attorney: **KIRSTEN B. MINISCALCO**, 600 E. Main Street, Lansdale, PA 19446.

MARKOVICH, WAYNE S., dec'd.
Late of Warwick Twp., Bucks County, PA.
Executor: **WAYNE B. MARKOVICH**.
Attorney: **ANDREW D. COTLAR**, 23 West Court St., Doylestown, PA 18901.

McCARTHY, JOHN a/k/a **JACK McCARTHY**, dec'd.
Late of Newtown, Bucks County, PA.
Executrix: **COLLEEN McCARTHY**, 22 Charles Circle, Delanco, NJ 08075.

McLAUGHLIN, JOHN, dec'd.
Late of Solebury Township, Bucks County, PA.

Executrix: **LINDA KURTESON**, 4 Saddleview Ln., Doylestown, PA 18902.
MULLER, THERESE G., dec'd.
 Late of Warrington Township, Bucks County, PA.
 Executrix: **BETHANN MALOBISKY** 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.
PHILLIPS, MARK ANTHONY a/k/a **MARK A. PHILLIPS**, dec'd.
 Late of Middletown Township, Bucks County, PA.
 Executrix: **TAYLOR LYNNE PHILLIPS** a/k/a **TAYLOR PHILLIPS** c/o Lisa Schubel, Esquire, Pierson Ferdinand, LLP, 25 S. Main Street, #163, Yardley, PA 19067.
 Attorney: **LISA SCHUBEL**, Pierson Ferdinand, LLP, 25 S. Main Street, #163, Yardley, PA 19067.
POLLACK, CAROL F., dec'd.
 Late of Middletown Township, Bucks County, PA.
 Executrix: **LINDA J. POLLACK** a/k/a **LINDA JOYCE POLLACK** c/o Anna O. Sappington, Esquire and Judith Stutman Izes, Esquire, 101 Old York, Ste. 303, Jenkintown, PA 19046.
 Attorney: **ANNA O. SAPPINGTON** and **JUDITH STUTMAN IZES**, Anna Sappington, P.C., 101 Old York, Ste. 303, Jenkintown, PA 19046.
REINARD, STEPHEN KEITH a/k/a **STEVE REINARD**, dec'd.
 Late of Newtown, Bucks County, PA.
 Executrix: **JANE REINARD**, 1244 Reed Lane, Kintnersville, PA 18930.
RIDDLE, JERRY LYNN, dec'd.
 Late of Levittown, Middletown Township, Bucks County, PA.
 Executor: **ADAM RIDDLE**, 127 Upper Orchard Drive, Levittown, PA 19056.
SPADA, PAUL a/k/a **PAUL JOHN SPADA**, dec'd.
 Late of New Hope, Bucks County, PA.
 Executrices: **PAULA CORCORAN**, 34 Woodside Lane, New Hope, PA 18938 and **ALEXANDRIA GALLANT**, 30 Skyview Terrace, Stirling, NJ 07980.

SNOWDEN, ELLEN FLYNN a/k/a **ELLEN FLYNN**, dec'd.
 Late of Pennadel, Bucks County, PA.
 Executrix: **PATRICIA FLYNN-CHERENZIA**, 4231 Lost Horse Circle, Niceville, FL 32578.
TAYLOR, ERNEST J., dec'd.
 Late of Warminster, Bucks County, PA.
 Executrix: **JAYNE LEE TAYLOR** a/k/a **JAYNE L. TAYLOR**, 417 Grape Street, Warminster, PA 18974.
URUBSHUROW, LIDSCHIMA LEE a/k/a **LEE URUBSHUROW**, dec'd.
 Late of Lower Makefield Township, Bucks County, PA.
 Executrix: **LARA GEMA MUKABENOV**, 920 Edgewood Rd., Yardley, PA 19067.
 Attorney: **YVETTE E. TAYLOR**, Law Offices of Taylor Hachoose, 301 Oxford Valley Rd., Ste. 102A, Yardley, PA 19067.
WHITE, SARA JANE, dec'd.
 Late of Warrington Township, Bucks County, PA.
 Personal Representative: **REBECCA WHITE**, P.O. Box 2, Telford, PA 18969.
WILSON, CATHERINE A., dec'd.
 Late of West Rockhill Township, Bucks County, PA.
 Co-Executors: **HOLLI E. GRZYMSKI** and **MICHAEL P. GRZYMSKI** c/o Hopkins & Hopkins, 114 N. Main Street, Doylestown, PA 18901.
 Attorney: **ERIC W. HOPKINS**, Hopkins & Hopkins, 114 N. Main Street, Doylestown, PA 18901.
WOLSET, MARIANNE R. a/k/a **MARIANNE WOLSET**, dec'd.
 Late of Bensalem, Bucks County, PA.
 Executor: **MARIANNE DARRAH**, 2239 Finley Avenue, Bensalem, PA 19020.
ZURLO, BARBARA ELISE a/k/a **BARBARA E. ZURLO**, dec'd.
 Late of the Township of Middletown, Bucks County, PA.
 Executrix: **LISA C. ZURLO-WALTZ**.
 Attorney: **JEFFREY P. GARTON**, Begley, Carlin & Mandio, LLP, 680 Middletown Boulevard, Langhorne, PA 19047.

*Third and Final Publication***BAKER, BARBARA K. a/k/a BARBARA BAKER, dec'd.**

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

Administratrix: **AMANDA BAKER a/k/a AMANDA LYNN BAKER c/o Hope Bosniak, Esq., Desssen, Moses & Rossitto, 600 Easton Rd., Willow Grove, PA 19090.**

Attorney: **HOPE BOSNIAK, Desssen, Moses & Rossitto, 600 Easton Rd., Willow Grove, PA 19090.**

BAKHRONOVA, MALIKA, dec'd.

Late of Middletown Township, Bucks County, PA.

Administrator: **UMID MARUPOV c/o Valerie Rosenbluth Angst, Esquire, 878 Main Street, Harleysville, PA 19438.**

Attorney: **VALERIE ROSENBLUTH ANGST, 878 Main Street, Harleysville, PA 19438.**

BLOCH, BARBRA LYNN, dec'd.

Late of Newtown, Bucks County, PA.

Administratrix: **ANDREA M. BLOCH, 518 Willow Lane, North Wales, PA 19454.**

Attorney: **ANDREA M. BLOCH, 518 Willow Lane, North Wales, PA 19454.**

BOUND, JOSEPH D., SR. a/k/a JOSEPH D. BOUND, dec'd.

Late of Middletown Township, Bucks County, PA.

Executor: **MICHAEL J. BOUND a/k/a MICHAEL JOSEPH BOUND c/o Jennifer E. Smith, Esq., Little Falls Centre Two, 2751 Centerville Rd., Ste. 401, Wilmington, DE 19808.**

Attorney: **JENNIFER E. SMITH, McCollom D'Emilio Smith Uebler LLC, Little Falls Centre Two, 2751 Centerville Rd., Ste. 401, Wilmington, DE 19808.**

BUNCE, JULIE B. a/k/a JULIE BLYTHE BUNCE, dec'd.

Late of Doylestown Township, Bucks County, PA.

Executor: **TODD EDWARD BUNCE c/o John M. Sweeney, Esquire, HighPoint Law Offices, PC, 200 Highpoint Dr., Ste. 211, Chalfont, PA 18914.**

Attorney: **JOHN M. SWEENEY, HighPoint Law Offices, PC, 200 Highpoint Dr., Ste. 211, Chalfont, PA 18914.**

CADWALLADER, KATHERINE P., dec'd.

Late of Middletown Township, Bucks County, PA.
Administrator D.B.N.C.T.A.: **STEPHEN CLARKE APPLGATE c/o Jocelin A. Price, Esq., 131 W. State St., P.O. Box 50, Doylestown, PA 18901.**

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

CASALLAS, MICHAEL, dec'd.

Late of Kintnersville City, Richlandtown Borough, Nockamixon Township, Bucks County, PA.

Administratrix: **FLORA CASALLAS, 1379 Reed Ln., Kintnersville, PA 18930.**

DAVIES, PHILIP, dec'd.

Late of Falls Township, Bucks County, PA.

Executrix: **GAIL P. EUTSEY a/k/a GAIL EUTSEY c/o William J. Salerno, Esquire, 220 Radcliffe Street, Bristol, PA 19007.**

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

DEEGLER, JANE, dec'd.

Late of Palm Beach Gardens, Palm Beach County, FL and Bensalem Twp., Bucks County, PA.

Administrator: **CHRISTIAN D. DEEGLER, SR. c/o Larry M. Keller, Esq., 1101 Market St., Ste. 2700, Philadelphia, PA 19107.**

Attorney: **LARRY M. KELLER, Sidkoff, Pincus & Green, P.C., 1101 Market St., Ste. 2700, Philadelphia, PA 19107.**

EAKINS, DAVID, dec'd.

Late of West Rockhill Township, Bucks County, PA.

Executor: **JAMES S. EAKINS c/o John M. Sweeney, Esquire, HighPoint Law Offices, PC, 200 Highpoint Dr., Ste. 211, Chalfont, PA 18914.**

Attorney: **JOHN M. SWEENEY, HighPoint Law Offices, PC, 200 Highpoint Dr., Ste. 211, Chalfont, PA 18914.**

FALKOWSKI, EUGENIA Z., dec'd.

Late of Plumstead Township, Bucks County, PA.

Executrix: **SOPHIA P. LUCE**, 9 Poplar Lane, Doylestown, PA 18902.

GEGNER, STEVEN a/k/a **STEVEN HAL GEGNER**, dec'd.

Late of Bucks County, PA.

Executrix: **MS. BARBARA REISS**, 412 Greenwich Ct., New Hope, PA 18938.

GILSON, HOWARD F. a/k/a **HOWARD FRANCIS GILSON** and **FINBAR HOWARD GILSON**, dec'd.

Late of Warminster Township, Bucks County, PA.

Executor: **HOWARD F. GILSON, JR.** a/k/a **HOWARD FRANCIS GILSON JUNIOR** c/o Jessica L. VanderKam, Esq., 2 N. State St., P.O. Box 70, Newtown, PA 18940.

Attorney: **JESSICA L. VanderKAM**, Stuckert and Yates, 2 N. State St., P.O. Box 70, Newtown, PA 18940.

HENDERSON, ELAINE BARRETT a/k/a **ELAINE B. HENDERSON**, dec'd.

Late of Doylestown Borough, Bucks County, PA.

Executrix: **DONNA CUDDAHY** a/k/a **DONNA MARIE CUDDAHY** c/o Paul R. Cohen, Esq., 1040 Stony Hill Rd., Ste. 150, Yardley, PA 19067.

Attorney: **PAUL R. COHEN**, Curtain & Heefner LLP, 1040 Stony Hill Rd., Ste. 150, Yardley, PA 19067.

HORAN, DANIEL J., dec'd.

Late of Richboro, Bucks County, PA.

Executrix: **JUDY COOPER** c/o Brook Hastings, Esquire, 4259 W. Swamp Road, Ste. 240, Doylestown, PA 18902.

Attorney: **BROOK HASTINGS**, 4259 W. Swamp Road, Ste. 240, Doylestown, PA 18902.

KRAMER, FRED W. a/k/a **WILLIAM FREDERICK KRAMER**, dec'd.

Late of Bensalem, Bucks County, PA.

Executrix: **DONNA VISCO**, 8 Sandstone Ct., Medford, NJ 08055.

KRUMPHOLZ, ERNESTINE M., dec'd.

Late of Northampton Township, Bucks County, PA.

Executor: **LEO J. KRUMPHOLZ** a/k/a **LEO KRUMPHOLZ** a/k/a **LEO JOSEPH KRUMPHOLZ** c/o Denise M. Cordes, Esq., 27 S. State St., Newtown, PA 18940.

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

LEINWEBER, JOAN H. a/k/a **JOAN LEINWEBER**, dec'd.

Late of Warminster Township, Bucks County, PA.

Executrices: **SUZANNE G. BERKSON** a/k/a **SUZANNE GLICK BERKSON** and **JENNIFER B. GLICK** a/k/a **JENNIFER BETH GLICK** c/o William J. Stein, Esq., 2617 Huntingdon Pike, Huntingdon Valley, PA 19006.

Attorney: **WILLIAM J. STEIN**, Semanoff Ormsby Greenberg & Torchia, LLC, 2617 Huntingdon Pike, Huntingdon Valley, PA 19006.

MANGIN, EARL N a/k/a **EARL MANGIN**, dec'd.

Late of Warwick Township, Bucks County, PA.

Executor: **DEREK E. MANGIN** c/o John N. Schaeffer, Esq., 60 E. Court St., P.O. Box 1389, Doylestown, PA 18901-0137.

Attorney: **JOHN N. SCHAEFFER**, Eastburn and Gray P.C., 60 E. Court St., P.O. Box 1389, Doylestown, PA 18901-0137.

MANNING, WILLIAM C., dec'd.

Late of Milford Township, Bucks County, PA.

Administratrix: **JOAN PATRICIA DASHIELL** a/k/a **JOAN DaSHIELL** c/o Edward H. Butz, Esq., 1620 Pond Rd., Ste. 200, Allentown, PA 18104.

Attorney: **EDWARD H. BUTZ**, Lesavoy Butz, 1620 Pond Rd., Ste. 200, Allentown, PA 18104.

NASH, ELIZABETH L. a/k/a **BETTY NASH**, dec'd.

Late of Langhorne, Bucks County, PA.

Executrix: **MARY JO CREA**, 254 Greenview Road, Yardley, PA 19067.

Attorney: **KEVIN FLOYD**, Bucks County Elder Law, 301 Oxford Valley Road, Suite 101B, Yardley, PA 19067.

RICHARD, JAMES T., dec'd.

Late of the City of Holland, Bucks County, PA.

Executrix: **JAMES T. RICHARD, JR.** c/o Barbara J. Boyd, Esq., Maselli, Mills & Fornal, PC, 301 S. State Street, Suite N200, Newtown, PA 18940.

Attorney: **BARBARA J. BOYD**, Maselli, Mills & Fornal, PC, 301 S. State Street, Suite N200, Newtown, PA 18940.

ROCCA, JOAN SOLTYS a/k/a JOAN ROCCA, dec'd.

Late of Warminster Township, Bucks County, PA.

Executors: **CHRISTOPHER F. ROCCA, SR.** and **FELICIA A. LOVEYS**, 7206 W. Paradise Ln., Peoria, AZ 85382.

Attorney: **ANTHONY J. ROCCA**, Law Offices of Anthony J. Rocca, P.C., 1528 Walnut St., Ste. 1507, Philadelphia, PA 19102.

SAUTER, RUTH a/k/a RUTH E. SAUTER, dec'd.

Late of Doylestown, Bucks County, PA.

Executor: **DAVID A. SAUTER**, P.O. Box 92, Revere, PA 18953.

SHAHAN, JOAN C. a/k/a JOAN SHAHAN, dec'd.

Late of Warrington, Bucks County, PA.

Executor: **DAVID SHAHAN**, 2135 Crop Circle, Warrington, PA 18976.

SHALTIS, MICHAEL DONALD a/k/a MIKE SHALTIS, dec'd.

Late of Doylestown Borough, Bucks County, PA.

Executrix: **TRACY ROBBIN SHALTIS**, P.O. Box 23, Doylestown, PA 18901.

UJFALUSI, FRANCIS A. a/k/a FRANK A. UJFALUSI, dec'd.

Late of Langhorne, Bucks County, PA.

Executrix: **KAREN McBRIDE**, 654 Artwood Drive, Philadelphia, PA 19115.

VANDINE, DORIS M. a/k/a DORIS MARIE VANDINE, dec'd.

Late of Penndel Borough, Middletown Township, Bucks County, PA.

Executor: **OWEN R. VANDINE**, 622 Pennhill Drive, Langhorne, PA 19047.

von ZELOWITZ, BIRGITTA, dec'd.

Late of New Hope Borough, Bucks County, PA.

Executors: **NILS ERIK von ZELOWITZ**, 146 Province Line Rd., Skillman, NJ 08558 and **PER ANDERS von ZELOWITZ**, 6635 Paxson Rd., Solebury, PA 18938.

Attorney: **NATALIE GOLDBERG**, Cozen O'Connor, One Liberty Place, 1650 Market St., Ste. 2800, Philadelphia, PA 19103.

WESTBERG, THEODORE D., dec'd.

Late of Tincum Twp., Bucks County, PA. Executrix: **JANIS E. SEELY**, 693 Geigel Hill Road, Ottsville, PA 18942.

Attorney: **JAMES P. BENSTEAD**, Benstead, Mabon & Mitsch, PC, 124 East Court Street, Doylestown, PA 18901.

WEXLER, SHEILA, dec'd.

Late of Lower Makefield Township, Bucks County, PA.

Executor: **EDWARD WEXLER** c/o Charles Bender, Esq., 2800 Kelly Rd., Warrington, PA 18976-3624.

Attorney: **CHARLES BENDER**, Fox Rothschild LLP, 2800 Kelly Rd., Warrington, PA 18976-3624.

WOOD, RONALD PAUL, dec'd.

Late of Doylestown, Bucks County, PA.

Executor: **MICHAEL R. WOOD** c/o John S. Benson, Esquire, 18 N. Main Street, Doylestown, PA 18901. Attorney: **JOHN S. BENSON**, 18 N. Main Street, Doylestown, PA 18901.

Foreign Corporation

NOTICE IS HEREBY GIVEN THAT **Blue Ocean KBM Holding Inc.**, a Delaware Corporation, has registered to do business in the Commonwealth of Pennsylvania, with a principal office located at 8506 Germantown Ave, Phila., PA 19118, and a registered office at 71 Creek Drive, Doylestown, PA 18901.

July 23

Miscellaneous

COURT OF COMMON PLEAS
BUCKS COUNTY
CIVIL DIVISION
NO.: 2025-06520

Nationstar Mortgage LLC, Plaintiff
v.

Dawn D. Rhoads, Individually and as known Heir of Henry J. Borkowski, deceased and Unknown Heirs, Successors, Assigns and All Persons, Firms or Associations Claiming Right, Title or Interest from or under Henry J. Borkowski, deceased, Defendants

**NOTICE OF SHERIFF'S
SALE OF REAL PROPERTY**

TO: Unknown Heirs, Successors, Assigns and All Persons, Firms or Associations Claiming Right, Title or Interest from or under Henry J. Borkowski, deceased, 333 Blue Ridge Drive, Levittown, PA 19057

Your house (real estate) at: 333 Blue Ridge Drive, Levittown, PA 19057, 05-036-320, is scheduled to be sold at Sheriff's Sale on September 11, 2026 at 11:00 A.M., will be sold at a public auction conducted by the Bucks County Sheriff at the Bucks County Administration Building, 55 East Court Street, Commissioner's Meeting Room, Doylestown, PA 18901 to enforce the court judgment of \$218,682.92 obtained by Nationstar Mortgage LLC against you.

**NOTICE OF OWNER'S RIGHTS
YOU MAY BE ABLE TO PREVENT
THIS SHERIFF'S SALE**

To prevent this Sheriff's Sale you must take immediate action:

The sale will be cancelled if you pay back to Nationstar Mortgage LLC the amount of the judgment plus costs or the back payments, late charges, costs, and reasonable attorneys fees due. To find out how much you must pay, you may call: (610) 278-6800.

PLEASE NOTE a Schedule of Distribution will be filed by the Sheriff on a date specified by the Sheriff not later than thirty (30) days after sale. Distribution will be made in accordance with the schedule unless exceptions are filed thereto within 20 days after the filing of the schedule.

William Miller, Esquire

PA I.D. NO. 308951

Brian Gelbert, Esquire

PA I.D. NO. 325415

Steven Palmer, Esquire

PA I.D. NO. 334553

Leslie J. Rase, Esquire

PA I.D. NO. 58365

Kevin T. Tonzczyn, Esquire

PA I.D. NO. 332616

Elizabeth L. Wassall, Esquire

PA I.D. NO. 77788

Joseph L. LoCastro, IV, Esquire

PA I.D. NO. 314973

Logs Legal Group LLP

985 Old Eagle School Road

Suite 514

Wayne, PA 19087

Telephone: (610) 278-6800

E-mail: pahelp@logs.com

July 23

Trust Notice

Notice is hereby given that the settlor of the revocable trust set forth below has died, and no personal representative has been appointed for said decedent's estate. All persons having claims or demand against said decedent are requested to make known the same and all persons indebted to said decedent are requested to make payment without delay to the trustee or the trustee's attorney as named below:

Second Publication

AUGUSTA M. MIDTHASSEL DEED OF TRUST DATED 8/28/1997

MIDTHASSEL, AUGUSTA M., dec'd.

Late of Upper Southampton Township, Bucks County, PA.

Trustee: **LISA M. ROBBINS** c/o Michael J. Saile, Esq., 403 Executive Dr., Langhorne, PA 19047.

Attorney: **MICHAEL J. SAILE**, 403 Executive Dr., Langhorne, PA 19047.

Third and Final Publication

VIRGINIA C. WEINLE TRUST DATED 6/27/1974, AS AMENDED AND RESTATED

WEINLE, VIRGINIA C. a/k/a **VIRGINIA CHANDLER WEINLE**, dec'd.

Late of Middletown Township, Bucks County, PA.

Trustee: **WILLIAM C. DUDLEY**, 222 Orchard St., Cranford, NJ 07016-1825.

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