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**ESTATE AND TRUST NOTICES**


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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. Notice is also hereby given of the existence of the trusts of the deceased settlors set forth below for whom no personal representatives have been appointed within 90 days of death. All persons having claims or demands against said estates or trusts are requested to make known the same, and all persons indebted to said estates or trusts are requested to make payment, without delay, to the executors or administrators or trustees or to their attorneys named below.

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**FIRST PUBLICATION**


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**Baish, James E.,** dec'd.

Late of Carlisle.  
 Executor: Tiffany J. Baish Grace  
 Attorney: Stacy B. Wolf, Esq.  
 Wolf & Wolf  
 10 West High Street  
 Carlisle, PA 17013.

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**Biery, Ann M.,** dec'd.

Late of Hampden Township.  
 Executor: James R. Biery.  
 Attorney: Jessica Fisher Greene, Esq.  
 Walters & Galloway, PLLC  
 54 East Main Street  
 Mechanicsburg, PA 17055.

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**Bond, Gene T.,** dec'd.

Late of the Borough of Carlisle.  
 Executor: Michael T. Bond.  
 Attorney: George B. Faller, Jr., Esq.  
 Martson Law Offices  
 10 East High Street  
 Carlisle, PA 17013.

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**Clever, Donna H. a/k/a Donna Hipple Clever, a/k/a Donna Mae Hipple, a/k/a Donna M. Hipple, a/k/a Donna Mae Hipple Clever, a/k/a Donna Mae Hipple-Clever, a/k/a Donna M. Hipple Clever, a/k/a Donna M. Hipple-Clever, a/k/a Donna Mae Clever, a/k/a Donna Clever,** dec'd.

Late of West Pennsboro Township.  
 Co-Executor: Toye J. Smith  
 Co-Executor: Ronald E. Wilson, II,  
 Attorney: Stephen D. Tiley, Esq.  
 5 South Hanover Street  
 Carlisle, Pennsylvania 17013.

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**Fetterman, Judy K.,** dec'd.

Late of Wormleysburg Borough.  
 Executor: John K. Royal, II, a/k/a  
 John K. Royal  
 Attorney: Craig A. Diehl, Esq.  
 Law Offices of Craig A. Diehl  
 3464 Trindle Road  
 Camp Hill, PA 17011.

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**Griffey, Jacqueline R.,** dec'd.

Late of Penn Township.  
 Executrix: Marsha C. Garman.  
 Attorney: Andrew H. Shaw, Esq.  
 2011 W. Trindle Road  
 Carlisle, PA 17013.

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**Hemler, Raymond P.,** dec'd.

Late of South Middleton Township.  
 Executor: Patrick J. Hemler.  
 Attorney: None.

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**Ivey, Phyllis A.,** dec'd.

Late of Silver Spring Township.  
 Co-Executor: Pamela Sue Zeiders  
 Co-Executor: Mark Alan Ivey  
 Attorney: Mark E. Halbruner, Esq.  
 Halbruner, Hatch & Guise, LLP  
 3435 Market Street  
 Camp Hill PA 17011.

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**Johnson, Jr., Charles Webster, a/k/a****Charles W. Johnson, Jr.**, dec'd.

Late of Newville Borough.

Co-Executor: Tammy R. Tritt

Co-Executor: Timothy C. Johnson.

Attorney: Jared S. Childers, Esq.

R. Thomas Murphy &amp; Associates, P.C.

237 East Queen Street

Chambersburg, PA 17201.

**Johnson, Jerry H., a/k/a Jerry Harry****Johnson**, dec'd.

Late of Silver Spring Township.

Executor: Jeffrey Scott Johnson.

Attorney: Charles E. Shields, III, Esq.

6 Clouser Rd.

Mechanicsburg, PA 17055.

**Jones, Janet Hinson, a/k/a Janet H.****Jones**, dec'd.

Late of Hampden.

Co-Executor: Tommi L Dabney

Co-Executor: Tammy S D'Amore.

Attorney: None.

**Marshall, Russell Norman, a/k/a****Russell N. Marshall**, dec'd.

Late of the Borough Of Carlisle.

Administrator: Keith A. Marshall.

Attorney: Melissa L. Kelso, Esq.

Kelso Law, LLC

396 Alexander Spring Road

Suite 1

Carlisle, PA 17015.

**Nissley, Martha A.**, dec'd.

Late of Lower Allen Township.

Executor: Richard C. Kern.

Attorney: Lori J. Cerato, Esq.

Kelly L. Lombardo, Esq.

729 Sarah Street

Stroudsburg, PA 18360.

**Richwine, Jr., Ralph M.**, dec'd.

Late of Dickinson Township.

Co-Executor: Debra R. Watson

Co-Executor: Timothy S. Richwine.

Attorney: Andrew H. Shaw, Esq.

2011 W. Trindle Road

Carlisle, PA 17013.

**Widener, Robert O.**, dec'd.

Late of Carlisle.

Executor: William G. Spengler.

Attorney: Anthony L. DeLuca, Esq.

113 Front Street

P.O. Box 358

Boiling Springs, PA 17007.

**Wilgus, Theresa M.**, dec'd.

Late of Upper Allen Township

Executrix: Jennifer W. Black.

Attorney: None.

**Wise, Cletus L.**, dec'd.

Late of South Middleton Township.

Executrix: Jodie K. Fuller.

Attorney: Andrew H. Shaw, Esq.

2011 W. Trindle Road

Carlisle, PA 17013.

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**SECOND PUBLICATION**

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**Case, Joy A.,** dec'd.

Late of Hampden Township.  
 Executrix: Jennifer Lynne Harrigan.  
 Attorney: John N. Papoutsis, Esq. 27  
 S. 34th Street  
 Camp Hill, PA 17011.

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**Hippert, Betty J.,** dec'd.

Late of Cumberland County.  
 Executor: Ralph A. Hippert. Attorney:  
 Stephanie E. Chertok Esq.  
 Allied Attorneys of Central  
 Pennsylvania, LLC  
 61 West Louthier St.  
 Carlisle, PA 17013.

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**Holston, Michael S., a/k/a Michael  
Steven Holston,** dec'd.

Late of South Middleton Township.  
 Executor: Todd S. Holston a/k/a Todd  
 Steven Holston  
 Attorney: Bradley L. Griffie, Esq.  
 Griffie & Associates, P.C.  
 396 Alexander Spring Road, Suite 1  
 Carlisle, PA 17015.

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**Hunter, Mary a/k/a Mary R. Hunter,**  
dec'd.

Late of Middlesex Township.  
 Executrix: Vicky Ann Trimmer, Esq.  
 Attorney: Vicky Ann Trimmer, Esq.  
 Daley Zucker, LLC  
 645 N. 12th Street,  
 Suite 200  
 Lemoyne, PA 17043.

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**Hykes, Helen F.,** dec'd.

Late of Shippensburg Borough.  
 Co-Executor: David Hykes  
 Co-Executor: John Hykes.  
 Attorney: Kulla, Barkdoll & Stewart, P.C.  
 9 E. Main St.  
 Waynesboro, PA 17268.

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**Kime, Donald P.,** dec'd.

Late of South Middleton Township.  
 Executrix: Crystal Lynn Mahoney-Eby  
 a/k/a Crystal Mahoney-Eby.  
 Attorney: None.

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**Kish, Daniel Edward a/k/a Daniele.**

**Kish,** dec'd.  
 Late of the Township of Monroe.  
 Executrix: Debra J. Schreffler Kish  
 Attorney: Shannon Kerwin Sprow  
 Kerwin & Kerwin, LLP  
 4245 State Route 209  
 Elizabethtown, Pennsylvania 17023.

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**Lopez, Richard Alan, a/k/a Richard  
A. Lopez,** dec'd.

Late of Hampden Township.  
 Administrator: Renee Ann Eamst.  
 Attorney: Sean M. Shultz, Esq.  
 Saidis, Shultz & Fisher  
 100 Sterling Parkway, Suite 300,  
 Mechanicsburg, Pennsylvania 17050.

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**Pigott, Jr., James P., a/k/a James  
Patrick Pigott, Jr.** dec'd.

Late of Upper Allen Township.  
 Executrix: Susan H. Pigott.  
 Attorney: William R. Church  
 Sigma Legal Advisors  
 2101 Market Street  
 Camp Hill, PA 17011.

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**Schaefer, Joyce Arlene,** dec'd.

Late of Mechanicsburg.  
 Executor: Charles L. Schaefer, Jr.  
 Attorney: H. Robert Fischer, Esq.  
 Walters & Galloway, PLLC  
 54 East Main Street  
 Mechanicsburg, PA 17055.

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**Shughart, Joseph Earl a/k/a J.**

**Earl Shughart,** dec'd.  
 Late of South Middleton Township.  
 Executor: Gregory A. Shughart.  
 Attorney: James D. Hughes, Esq.  
 Salzmann Hughes PC  
 354 Alexander Spring Road  
 Suite 1  
 Carlisle, PA 17015.

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**Varnar, Raymond F.** dec'd.

Late of Cumberland County.  
 Administrator: Daphne L. McCqnnell  
 Attorney: Mary A. Etter Dissinger, Esq.  
 Dissinger & Dissinger  
 400 South State Road  
 Marysville, PA 17053.

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**Wagner, Jean I. a/k/a Jean Ida****Wagner**, dec'd.

Late of Lower Allen Township.

Executor: Jeri Lynn Kramer.

Attorney: Susan H. Confair, Esq.

Smigel, Anderson &amp; Sacks, LLP

4431 North Front Street

3rd Floor

Harrisburg, PA 17110-1778.

**Yon, Carole Elaine a/k/a Carole E.****Yon**, dec'd.

Late of Silver Spring Township.

Executor: Donald Kane Coffee.

Attorney: Elizabeth P. Mullaugh, Esq.

McNees Wallace &amp; Nurick LLC

100 Pine Street

P.O. Box 1166

Harrisburg, PA 17108-1166.

**THIRD PUBLICATION****Baker, Julie A.** dec'd.

Late of the Borough of Carlisle.

Executrix: Kay Hinkle Meekins.

Attorney: Law Office Of

Keith O. Brenneman, P.C.

44 West Main Street

Mechanicsburg, PA 17055.

**DeMarkey, III, Anthony**, dec'd.

Late of East Pennsboro Township.

Executor: Jason Paul DeMarkey.

Attorney: Derek Cordier, Esq.

319 South Front Street

Harrisburg, PA 17104.

**Ditzel, Ronald W. a/k/a Ronald Wilbur****Ditzel**, dec'd.

Late of East Pennsboro.

Executor: Ronald E. Jones, Jr.

Attorney: Theresa L. Shade Wix, Esq.

Wix, Wenger &amp; Weidner

4705 Duke Street

Harrisburg, PA 17109.

**Engle, Richard A.** dec'd.

Late of Mechanicsburg.

Executrix: Kim Laidler.

Attorney: John C. Oszustowicz, Esq.

104 South Hanover Street

Carlisle, PA 17013.

**Eppers, Laura A. a/k/a Laura Ann****Eppers**, dec'd.

Late of Silver Spring Township.

Administratrix: Lisa E. Pedersen.

Attorney: Lauren E. Kays, Esq.

Bogar &amp; Hipp Law Offices, LLC

One West Main Street

Shiremanstown, PA 17011.

**Fuller, Kathleen L. a/k/a Kathleen****Lewis Fuller, or Kathleen Lewis Lloyd****Fuller**, dec'd.

Late of Enola.

Executor: Sharon Lloyd.

Attorney: Derek Cordier, Esq.

319 South Front Street

Harrisburg, PA 17104.

**Goodhart, Helen J.,** dec'd.

Late of South Middleton Township.  
 Executor: Lori Jean Loudon.  
 Attorney: George F. Douglas III, Esq.  
 Salzman Hughes PC  
 354 Alexander Spring Road  
 Suite 1  
 Carlisle, PA 17015.

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**Harne, Carole Miller, a/k/a Carole M. Harne,** dec'd.

Late of Silver Spring Township,  
 Executor: Fox E. Harne.  
 Attorney: Brian J. Hinkle  
 Sigma Legal Advisors.  
 2101 Market Street  
 Camp Hill PA 17011.

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**Katcher, Jerry L.** dec'd.

Late of the Township of Middlesex.  
 Executrix: Gloria J. Samples.  
 Attorney: Gerald J. Shekletski, Esq.  
 Stone LaFaver & Shekletski  
 PO Box E  
 New Cumberland, PA 17070.

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**Lefever, Richard R. a/k/a Richard Roop Lefever,** dec'd.

Late of Upper Allen Township.  
 Co-Executor: Elizabeth H. Lefever  
 Co-Executor: Richard P. Lefever.  
 Attorney: Elizabeth P. Mullaugh, Esq.  
 McNees Wallace & Nurick LLC  
 100 Pine Street  
 P.O. Box 1166  
 Harrisburg, PA 17108-1166.

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**Maliniak, Mark P.,** dec'd.

Late of Lower Allen Township.  
 Executor: David M. Kashuba.  
 Attorney: Brian J. Hinkle  
 Sigma Legal Advisors  
 2101 Market Street  
 Camp Hill PA 17011.

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**McKissick, Jr., Vern L.,** dec'd.

Late of Camp Hill.  
 Executor: Vern L. McKissick III.  
 Attorney: Jeffrey R. Boswell, Esq.  
 Boswell Tintner & Piccola  
 3461 Market Street  
 Suite 105  
 Camp Hill, PA 17011.

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**Moore, Patricia Ann a/k/a Patricia A. Moore,** dec'd.

Late of Hampden Township.  
 Co-Executor: Debbie L. Moore  
 Co-Executor: Susan K. Velovic.  
 Attorney: Richard G. Scheib, Esq.  
 11 Reitz Blvd.  
 Suite 102  
 Lewisburg, PA 17837.

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**Morrison, Darlene K.,** dec'd.

Late of Silver Spring Township.  
 Executrix: Lisa Ann Ocker.  
 Attorney: Suzanne M. Trinh, Esq.  
 Zullinger-Davis-Trinh, PC  
 74 North Second Street  
 Chambersburg, Pa 17201.

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**Page, Jr., William J. a/k/a William J. Page,** dec'd.

Late of Mechanicsburg.  
 Executor: Blake A. Lohr.  
 Attorney: Mary-Jo Mullen, CPA, Esq.  
 Halbruner, Hatch & Guise, LLP  
 3435 Market Street  
 Camp Hill, PA 17011.

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**Rhoades, Anna M a/k/a Ann Rhoades,** dec'd.

Late of South Middleton Township.  
 Executor: Eric Rhoades  
 Attorney: None.

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**Smith, Phillip Alan,** dec'd.

Late of East Pennsboro Township.  
 Executor: Cory A. Smith.  
 Attorney: Scott W. Morrison  
 6 West Main St.  
 P.O. Box 232  
 New Bloomfield, PA 17068.

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**Taylor, Doris L.**, dec'd.

Late of Silver Spring Township.  
Executrix: Gretchen L. Peifer.  
Attorney: Jaron P. Castranio, Esq.  
Jackson Law Firm, PLLC  
1215 Manor Drive  
Suite 202  
Mechanicsburg, PA 17055.

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**Thrasher, Janet L.**, dec'd.

Late of Hampden Township.  
Executrix: Carolyn L. Mann.  
Attorney: None

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**Yorko, Jeanette B.**, dec'd.

Late of Carlisle Borough.  
Executor: James Balthazor.  
Attorney: James D. Hughes, Esq.  
Salzmann Hughes PC  
354 Alexander Spring Road  
Suite 1  
Carlisle, PA 17015.

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**CHANGE OF NAME NOTICE**

**IN THE COURT OF COMMON PLEAS  
CUMBERLAND COUNTY,  
PENNSYLVANIA**

**No. 2023-10802**

To: all persons interested

NOTICE IS HEREBY GIVEN that a petition was filed on December 19, 2024, to change the name of Timothy Robert Shive Jr to Tim Fox. Notice is hereby given that an Order of said Court fixed February 29, 2024 at 2:00 p.m. Courtroom 7, Cumberland County Courthouse, Carlisle, Pennsylvania, as the time and place for a hearing, when and where all persons may show cause, why said name should not be changed.

**ARTICLES OF INCORPORATION  
NOT FOR PROFIT**

NOTICE IS HEREBY GIVEN THAT Articles of Incorporation were filed with the Department of State of the Commonwealth of Pennsylvania, at Harrisburg, Pennsylvania on August 19, 1985 for:

**Nouri's Place, Inc.**

Rothberg Federman & Hollister  
3103 Hulmeville Road  
Suite 200  
Bensalem, PA 19020

**ARTICLES OF INCORPORATION  
NOT FOR PROFIT**

NOTICE IS HEREBY GIVEN that Articles of incorporation were filed with the Department of State of the Commonwealth of Pennsylvania on an effective date of 1st day of January, 2024 with respect to a proposed nonprofit corporation, IRIS Literacy Project, which has been incorporated under the Non-profit Corporation Law of 1988. A brief summary of the purpose or purposes for which said corporation is organized is to improve literacy and access to books.

Tricia D. Naylor, Esquire  
Baric Scherer LLC  
19 West South Street  
Carlisle, PA 17013

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**NOTICE**

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Notice is Hereby Given to all Parties Interested that the following Decedent Accounts With Statements of Proposed Distribution have been filed in the Office of the Clerk of Orphans' Court Division in the Courthouse in Carlisle, Pennsylvania, by the Accountants herein named where the same may be examined prior to being Presented to The Court of Common Pleas Orphans' Court Division Cumberland County Pennsylvania for Confirmation and Decrees of Distribution at 1:00 p.m., on February 13, 2024 in Courtroom No.6.

**Stutenroth**  
**21-22-0791**

First and Final Account of Daniel E. Stutenroth and Tim A. Stutenroth, Co-Executors for the Estate of Allan J. Stutenroth, Late of South Middleton Township, Cumberland County, Pennsylvania, Deceased.

Bradley L. Griffie, Esq.

**SHERIFF’S SALE**

**WEDNESDAY March 06, 2024**

By virtue of Certain Writs of Execution, issued out of the Court of Common Pleas of Cumberland County, Pennsylvania, and to me directed, I will expose at public sale by public venue or outcry, at the Cumberland County Courthouse, in the Borough of Carlisle, Pennsylvania at 10:00 o’clock A.M., Prevailing Time, 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 or before April 05, 2024 that distribution will be made in accordance with said schedule unless exceptions are filed thereto within ten (10) days thereafter.

**TERMS**

As soon as the property is knocked down to a purchaser, 10% of the purchase price or all costs whichever may be higher, shall be delivered to the Sheriff. If the 10% payment is not made as requested, the Sheriff will direct the auctioneer to resell the property. The balance due shall be paid to the Sheriff by NOT LATER THAN Friday, March 22, 2024 at 12:00 noon, prevailing time, otherwise all money previously paid will be forfeited and the property will be resold on Wednesday April 03, 2024 at 10:00 A.M., prevailing time, in the Cumberland County Sheriff’s Office, Courthouse, Carlisle, PA.

**REAL ESTATE SALE  
DATES FOR 2024**

Sale Date  
June 12, 2024

Cut-Off Date  
March 08, 2024

Sale Date  
September 04, 2024

Cut-Off Date  
June 07, 2024

Jody S. Smith, Sheriff  
Cumberland County  
Carlisle, PA

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**Writ No. 2023-08131**

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SPECIALIZED LOAN SERVICING LLC  
vs  
ABDUL AKHTER

PROPERTY ADDRESS: 307 Kay Road,  
Hampden - Township, Mechanicsburg,  
PA 17050

Atty Robert Crawley

ALL THAT CERTAIN TRACT OR PARCEL  
OF LAND: SITUATE IN HAMPDEN TOWN-  
SHIP, CUMBERLAND COUNTY, PENN-  
SYLVANIA BEING KNOWN AS: 307 KAY  
ROAD MECHANICSBURG, PA 17050- BE-  
ING PARCEL NUMBER: 10-22-0527-047  
IMPROVEMENTS: RESIDENTIAL PROP-  
ERTY

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**Writ No. 2023-02054**

CARRINGTON MORTGAGE  
SERVICES LLC

vs

BETTYE J ANDERSON

PROPERTY ADDRESS: 2 West  
Oakwood Drive, Dickinson - Township,  
Carlisle, PA 17015

Atty Terrance McCabe

ALL THAT CERTAIN TRACT OF LAND WITH THE IMPROVEMENTS TEHREON ERECTED, SITUATE IN DICKINSON TOWNSHIP, CUMBERLAND COUNTY, PENNSYLVANIA, BOUNDED AND DESCRIBED IN ACCORDANCE WITH A FINAL SUBDIVISION PLAN NO. 4 OF BRIARWOOD, DATED MARCH 30, 1979 AND RECORDED IN CUMBERLAND COUNTY PLAN BOOK 38, PAGE 63, AS FOLLOWS:

BEGINNING AT A POINT ON THE WESTERN DEDICATED RIGHT-OF-WAY LINE OF WEST OAKWOOD DRIVE (50 FOOT RIGHT-OF-WAY) AT THE SOUTHEAST CORNER OF LOT NO. 78 OF A FUTURE PLAN OF BRIARWOOD; THENCE BY WEST OAKWOOD DRIVE BY A CURVE TO THE RIGHT HAVING A RADIUS OF 250.00 FEET AN ARC DISTANCE OF 30 FEET TO A POINT ON THE WESTERN DEDICATED RIGHT-OF-WAY LINE OF WEST OAKWOOD DRIVE; THENCE CONTINUING BY SAID WESTERN DEDICATED RIGHT-OF-WAY LINE OF WEST OAKWOOD DRIVE, SOUTH 48 DEGREES 33 MINUTES EAST 110.67 FEET TO A POINT; THENCE BY THE INTERSECTION OF THE WESTERN DEDICATED RIGHT-OF-WAY LINE OF WEST OAKWOOD DRIVE WITH THE NORTHERN DEDICATED RIGHT-OF-WAY LINE OF BRIARWOOD LANE, BY A CURVE TO THE RIGHT HAVING A RADIUS OF 40.00 FEET, A DISTANCE OF 62.83 FEET TO A POINT ON THE NORTHERN DEDICATED RIGHT-OF-WAY LINE OF BRIARWOOD LANE; THENCE BY THE NORTHERN DEDICATED

RIGHT-OF-WAY LINE OF BRIARWOOD LANE; SOUTH 41 DEGREES 27 MINUTES WEST 145.00 FEET TO A POINT ON SAID NORTHERN DEDICATED RIGHT-OF-WAY; THENCE CONTINUING BY SAID NORTHERN DEDICATED RIGHT-OF-WAY LINE OF BRIARWOOD LANE, BY A CURVE TO THE RIGHT HAVING A RADIUS OF 675.00 FEET, A DISTANCE OF 83.21 FEET TO A POINT AT THE SOUTHWESTERN CORNER OF LOT NO. 80 OF A FUTURE PLAN OF BRIARWOOD; THENCE BY SAID LOT NO. 80, NORTH 41 DEGREES 29 MINUTES 14 SECONDS WEST 146.64 FEET TO A POINT; THENCE BY THE SOUTHERN LINE OF LOT NO. 78 OF A FUTURE PLAN OF BRIARWOOD, NORTH 34 DEGREES 34 MINUTES 28 SECONDS EAST 250.00 FEET TO A POINT ON THE WESTERN DEDICATED RIGHT-OF-WAY LINE OF WEST OAKWOOD DRIVE, THE PLACE OF BEGINNING. CONTAINING 42,333 SQUARE FEET AND BEING DESIGNATED LOT NO. 79 ON THE ABOVE - MENTIONED PLAN OF LOTS. UNDER AND SUBJECT, HOWEVER., TO A DRAINAGE EASEMENT THROUGH SAID LOT AS ORIGINALLY DESCRIBED ON FINAL SUBDIVISION PLAN NO. 4 OF BRIARWOOD RECORDED AS AFORESAID, AND AS MORE PARTICULARLY DESCRIBED ACCORDING TO A MODIFICATION AGREEMENT BETWEEN GRANTORS AND DICKINSON TOWNSHIP, DATED SEPTEMBER 3, 1985 AND RECORDED IN CUMBERLAND COUNTY MISCELLANEOUS BOOK 308, PAGE 862.

BEING THE SAME LOT OR PARCEL OF LAND CONVEYED BY DEED DATED 12/30/1994 AND RECORDED 12/30/1994 AMONG THE LAND RECORDS OF CUMBERLAND COUNTY, PENNSYLVANIA IN BOOK 116, PAGE 1152 FROM KEITH J. GADBERRY AND CINDY K. GADBERRY UNTO BETTYE J. ANDERSON AND JOHN D. ANDERSON. THE SAID JOHN D. ANDERSON HAVING SINCE DEPARTED THIS LIFE ON 12/3/2013 OR ABOUT THERE BY VESTING TITLE UNTO BETTYE J. ANDERSON, THE WITHIN NAMED

## GRANTOR.

Parcel ID: 08-10-0630-029

Being known as: 2 West Oakwood Drive,  
Carlisle, Pennsylvania 17015.

Title to said premises is vested in Bettye  
J. Anderson by deed from Keith J. Gad-  
berry and Cindy K. Gadberry, husband  
and wife, dated September 23, 2010 and  
recorded October 1, 2010 in Instrument  
Number 201028022.

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**WRIT No. 2016-01141**

THE BANK OF NEW YORK MELLON  
TRUST COMPANY  
vs  
ANTHONY BARBERA

PROPERTY ADDRESS: 236 Richland  
Road, Dickinson - Township, Carlisle,  
PA 17015

Atty Roger Fay

Title to said Premises vested in Antho-  
ny Barbera, single man by Deed from  
Joy Varner and Christopher Paddock,  
her husband dated April 29, 2005, and  
recorded on May 2, 2005, in the Cum-  
berland County Recorder of Deeds in  
Book 268, Page 3256 as  
Instrument No. 2005-014684.

Being known as: 236 Richland Road,  
Carlisle, PA 17015  
Tax Parcel Number: 08-10-0628-094

ALL THAT CERTAIN tract of land  
with the improvements erected there-  
on, situate in Dickinson Township,  
Cumberland County, Commonwealth of  
Pennsylvania, bounded and described  
in accordance with a Plan prepared by  
Rodney L. Decker, PLS, dated  
September 17, 1991, and recorded in  
the Office of the Recorder of Deeds for  
Cumberland County, in Plan Book 63,  
Page 111, as follows:

BEGINNING at an iron pin on the  
dedicated right-of-way of T-465, at cor-  
ner of Lot No. 27; thence along Lot No.  
27, South 43 degrees 34 minutes 50  
seconds West, 1,175.08 feet to a point;  
thence along lands now or formerly of  
Linwood B. Phillips, North 54 degrees  
05 minutes 15 seconds West, 226.51  
feet to a point; thence continuing along  
lands now or formerly of Phillips, North  
56 degrees 14 minutes 35 seconds  
West, 60.83 feet to a point; thence along  
Lot No. 29, North 43 degrees 28 min-  
utes 55 seconds East, 1,194.49 feet to  
an iron pin on the dedicated right-of-  
way of T-465; thence along said right-  
of-way line, South 48 degrees 05  
minutes 55 seconds East, 126.95 feet to  
an iron pin; thence still along right-of-  
way line of T-465, South 52 degrees 40  
minutes 00 seconds East 160.54 feet to  
an iron pin, the Place of BEGINNING.

BEING designated as Lot No. 28 and  
containing 7.740 acres on the Plan of  
Richland Meadows.

SUBJECT to the restrictions which  
shall apply to the entire Richland Mead-  
ows as contained in the above recited  
deed.

**Writ No. 2023-04959**

BARCLAYS MORTGAGE  
TRUST 2022-RPL1

vs

APRIL S BARRON, OMAR BARRON

PROPERTY ADDRESS: 118 Lighthouse  
Drive, Hampden - Township,  
Mechanicsburg, PA 17050

Atty Jacqueline F. McNally

ALL THAT CERTAIN piece or parcel of  
land situate in the Township of Hamp-  
den, County of Cumberland, and Com-  
monwealth of Pennsylvania, bounded  
and described as follows, to wit:

BEGINNING at a point on the Eastern  
line of Lighthouse Drive at the Northwest  
corner of Lot No. 14, Block "C", as shown  
on the hereinafter mentioned Plan of  
Lots; Thence by the dividing line between  
Lots No. 13 and 14, Block "C" on said  
Plan, North 55 degrees 21 minutes East,  
one hundred twenty (120) feet to a point;  
Thence North 34 degrees 39 minutes  
West, ninety (90) feet to a point; Thence  
by the dividing line between Lot Nos. 12  
and 13, Block "C" on said Plan, South 55  
degrees 21 minutes West, one hundred  
twenty (120) feet to a point on the East-  
ern line of Lighthouse Drive, South 34  
Degrees 39 minutes East, ninety (90) feet  
to a point, the place of beginning.

BEING Lot No. 13, Block "C", in the  
Plan of Lots of Pinebrook Heights, which  
Plan is of record in the Cumberland  
County Recorder's Office in Plan Book  
18, at Page 62 Title is vested in Omar  
Barron and April S. Barron, Husband  
and Wife, as Tenants by the  
Entirety by deed from Brian Meehan, Ex-  
ecutor of the Estate of William M. Mee-  
han, Jr., dated November 3, 2006 and  
recorded on November 7, 2006 with the  
Cumberland County Recorder of Deeds  
as Book 277, Page 2443, and as Instru-  
ment Number: 2006-040596.

Parcel ID: 10-20-1844-097

Property Address: 118 Lighthouse Drive,  
Mechanicsburg, PA 17050

**Writ No. 2022-01972**

U S BANK TRUST  
NATIONAL ASSOCIATION

vs

JAMES D. BRENNAN

PROPERTY ADDRESS: 9 East Beale  
Avenue, East Pennsboro - Township,  
Enola, PA 17025

Atty Dana Marks

ALL THAT CERTAIN piece of land situ-  
ate in East Pennsboro Township, Cum-  
berland County, Pennsylvania, more  
particularly bounded and described as  
follows, to wit:

BEGINNING at an iron pin (set) on the  
Northern side of East Beale Avenue (50  
feet wide) at the corner of Lot No. 39 on  
the here-in-after mentioned Plan of lots;  
thence by Lot No. 39 North 33 degrees  
43 minutes 00 seconds West a distance  
of one hundred fifty (150) feet to an iron  
pin (set) on the Southern line of Sharon  
Alley (15 feet wide); thence by Sharon  
Alley North 56 degrees 00 minutes 00  
seconds East a distance of twenty-five  
(25) feet to an iron pin (set) at Lot No.  
37 on said Plan; thence by Lot No. 37  
South 33 degrees 45 minutes 00 sec-  
onds East a distance of one hundred  
fifty (150) feet to a drill hole; thence by  
East Beale  
Avenue South 56 degrees 00 minutes  
00 seconds West a distance of twenty-  
five (25) feet to the place of BEGIN-  
NING.

BEING Lot No. 38 on the Plan of Lots  
as laid out by Arthur R. Rupley and re-  
corded in Cumberland County  
Deed Book "0" Volume 6, page 600.

HAVING THEREON ERECTED a two  
and one-half story frame dwelling house  
known as No. 9 East Beale  
Avenue.

9 East Beale Avenue, Enola, PA 17025  
Tax Parcel Number: 09-15-1291-230

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**Writ No. 2022-08402**

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PENNYMAC LOAN SERVICES, LLC

vs

GRACE CLAPPER SOLELY IN HER  
CAPACITY AS HEIR OF GEORGE M.

CLAPPER, DECEASED,  
GEORGE M CLAPPER III,

SOLELY IN HIS CAPACITY AS HEIR OF  
GEORGE M. CLAPPER, DECEASED

PROPERTY ADDRESS: 11 East Manor  
Avenue, East Pennsboro - Township,  
ENOLA, PA 17025

Atty Michael Mckeever

IMPROVEMENTS consist of a resi-  
dential dwelling.

BEING PREMISES: 11 East Manor  
Avenue Enola, PA 17025

SOLD as the property of GRACE CLAP-  
PER Solely in Her Capacity as Heir of  
GEORGE M. CLAPPER, Deceased and  
GEORGE M. CLAPPER III, Solely in His  
Capacity as Heir of GEORGE M. CLAP-  
PER, Deceased

TAX PARCEL #09-15-1291-170

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**Writ No. 2023-07717**

ORRSTOWN BANK  
 vs  
 KIMBERLY A GOODMAN,  
 DAVID W HILL

PROPERTY ADDRESS: 447 Shed Road,  
 Lower Mifflin - Township, Newville, PA  
 17257

Atty Kimberly Bonner

ALL the following tract of land laying, being and situated in Lower Mifflin Township, Cumberland County, Pennsylvania, bounded and limited as follows, to wit:

BEGINNING at a point on the Center Line of Shed Road (T-412) at a common property corner of Lot #1 and Lot #2 as shown on the Preliminary/Final Subdivision Plan of Scenic View; thence from said point of beginning through Shed Road and along Lot #2 North 51 degrees 26 minutes 25 seconds East, a distance of 287.39 feet to a point; thence continuing along Lot #2 North 60 degrees 46 minutes 01 seconds East, a distance of 306.02 feet to a point at lands now or late of Charles H. Spahr; thence along lands now or late of Charles H. Spahr South 52 degrees 32 minutes 02 seconds East, a distance of 209.20 feet to a point; thence continuing along lands now or late of Charles H. Spahr South 69 degrees 24 minutes 06 seconds East, a distance of 379.50 feet to an iron pin at lands now or late of Jared Krammerer (Lot #1 Subdivision Plan for Jared Krammerer, P.B. 75, Pg 146); thence along said lands now or late of Jared Krammerer South 38 degrees 21 minutes 55 seconds West, a distance of 859.88 feet to a point on the Center Line of Shed Road (T-412); thence along the Center Line of Shed Road (T-412) by a curve, curving to the left, having a radius of 790.00 feet and an arc length of 295.86 feet (with a chord bearing of North 31 degrees 40 minutes 12 seconds West and a chord distance of 294.14 feet) to a point; thence continu-

ing along same North 42 degrees 23 minutes 56 seconds West, a distance of 465.92 feet to a point; thence continuing along same by a curve, curving to the right, having a radius of 965.00 feet and an arc length of 16.10 feet (with a chord bearing of North 41 degrees 55 minutes 15 seconds West and a chord distance of 16.11) to a point, said point being the place of beginning. Said lot containing 452,921.5182 square feet or 10.3976 acres gross area, with net acreage of 9.9532 acres to the Dedicated Right-of-Way Line.

BEING identified as Lot #1 as shown on a plan of lots prepared for Realnd, Inc. by Hoover Engineering Services, inc., dated March 30, 2000 and recorded July 25, 2000 in the office of the Recorder of Deeds in and for Cumberland County, Pennsylvania in Plan Book 81 at Page 93.

IT BEING part of the same premises which Realand, Inc. a Corporation by deed dated August 3, 2001 and recorded in the office of the Recorder of Deeds in and for Cumberland County, Pennsylvania in Record Book 247 at page 4603, granted and conveyed title unto Kimberly A. Goodman, the grantor herein.

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**Writ No. 2023-04348**

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MATRIX FINANCIAL SERVICES  
CORPORATION

vs

JOHN A HAMILTON

PROPERTY ADDRESS: 401 Chestnut  
Street, East Pennsboro - Township,  
Enola, PA 17025

Atty Michael McKeever

IMPROVEMENTS consist of a residen-  
tial dwelling.

BEING PREMISES: 401 Chestnut Street  
Enola, PA 17025

SOLD as the property of JOHN A. HAM-  
ILTON

TAX PARCEL #45-17-1044-013

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**Writ No. 2023-07527**

MEMBERS 1ST FEDERAL CREDIT UNION  
vs

MELISSA HIMES, IN HER CAPACITY AS EXECUTRIX OF THE ESTATE OF LORI ANN HIMES

a hub, the Place of BEGINNING. BEING Lot No. 109 in the Plan of Lots of Allen Park Development Corporation called Cumberland Park, recorded in Cumberland County Plan Book 4, Page 86.

Subject to any restrictions, easements and/or adverbs that pertain to this property.

PROPERTY ADDRESS: 9 Wayne Road,  
Lower Allen - Township,  
Camp Hill, PA 17011

Atty Ronald Fink

Parcel #13-24-0797-124

Assessed address is 9 Wayne Road ALL THAT CERTAIN tract or Parcel of land and premises, situate, lying and being in the Township of Lower Allen in the County of Cumberland and Commonwealth of Pennsylvania, bounded and described in accordance with a survey and plan thereof made by Michael C. D'Angelo, Registered Surveyor, dated July 14,1976, as follows, to wit:

BEGINNING at a hub on the West side of Wayne Road (50 feet wide), said hub being measured along the West side of Wayne Road, the distance of 310.02 feet from the intersection of the said Wayne Road, and with the Southerly side of Cumberland Drive; thence along said of Wayne Road, South 26 degrees 26 minutes 30 seconds East, the distance of 60 feet to a hub at line of Lot No. 110 on the hereinafter mentioned plan of lots; thence along the said line of Lot No. 110, South 63 degrees 33 minutes 30 seconds West, the distance of 120 feet to a point at line of lands now or formerly of Allen Park Development Corporation; thence along said lands, North 26 degrees 26 minutes 30 seconds West, the distance of 60 feet to a pin at line of Lot No. 108 in the hereinafter mentioned plan of lots; thence along said line of Lot No. 108, North 63 degrees 33 minutes 30 seconds East the distance of 120.00 feet to

**Writ No. 2023-05032**

TRUIST BANK FORMERLY KNOWN AS  
BRANCH BANKING  
AND TRUST COMPANY  
vs  
JASON D ISETT

PROPERTY ADDRESS: 2414 Rye Cir-  
cle, Upper Allen - Township,  
MECHANICSBURG, PA 17055

Atty Stephen Panik

ALL THAT CERTAIN tract or Parcel  
of land and premises, situate, lying  
and being in the Township of Upper  
Allen in the County of Cumberland  
and Commonwealth of Pennsylvania,  
more particularly described as follows:

BEGINNING at a point on the western  
line of a fifty (50) foot right-of-way for  
Rye Circle at the division line between  
Lots 8 and 9; thence along Lot 9, north  
seventy-one (71) degrees eighteen (18)  
minutes west a distance of one hundred  
forty-five and no hundredths (145.00)  
feet to a point at Lot 50 on the Plan of  
Center Square; thence along Lot 50 on  
the Plan of Center Square, north eigh-  
teen (18) degrees forty-two (42) minutes  
east a distance of seventy-five and no  
hundredths (75.00) feet to a point at Lot  
7; thence along Lot 7, south seventy-one  
(71) degrees eighteen (18) minutes east,  
a distance of one hundred forty-five and  
no hundredths (145.00) feet to a point  
on the western line of a fifty (50) foot  
right-of-way for Rye Circle; thence along  
same south eighteen (18) degree forty-  
two (42) minutes west a distance of  
seventy-five and no hundredths (75.00)  
feet to a point, the place of BEGINNING.  
CONTAINING 10,875 square feet.

BEING Lot No. 8 on a Final Subdi-  
vision Plan of County Square, Phase I,  
which Plan is recorded in the Office of  
the Recorder of Deeds in and for Cum-  
berland County, Pennsylvania, in Plan  
Book 50, at page 84, August 18, 1986

ALSO BEING the same premises  
which Keith E. Smith and Suzanne M.  
Smith, husband and wife by Deed dated

05/26/2011 and recorded 06/03/2011  
in the Office of the Recorder of Deeds  
in and for the County of Cumberland  
in Deed Instrument No. 201115887,  
granted and conveyed unto Jason D.  
Isett, in fee.

Tax Parcel: 42-30-2108-300  
Premises Being: 2414 Rye Circle,  
Mechanicsburg, PA 17055

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**Writ No. 2023-04358**

EAST PENNSBORO  
TOWNSHIP  
vs  
CHAD T JOHNSON

PROPERTY ADDRESS:  
13 Creekside Drive,  
East Pennsboro - Township,  
Enola, PA 17025

Atty Kimberly Bonner

Of property situate in East Pennsboro  
Township,  
Cumberland County, Pennsylvania,  
being known as 13 Creekside Drive,  
Parcel No. #09-16-1050-089  
Improvements thereon: Dwelling  
known as 13 Creekside Drive, Enola,  
PA 17025

Judgment Amount: \$2,412.64

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**Writ No. 2023-05048**

CUMBERLAND-FRANKLIN JOINT  
MUNICIPAL  
AUTHORITY  
vs  
DAVID JUAREZ

PROPERTY ADDRESS: 87-89 Airport  
Road,  
Southampton - Township,  
Shippensburg, PA 17257

Atty Justin George

ALL the following tract of land together with improvements thereon lying and being situate in the Township of Southampton, County of Cumberland, Commonwealth of Pennsylvania, more fully bounded and described as follows:

BEGINNING at a spike in the centerline of Legislative Route #21050 at line of lands now or formerly of William Swisher et ux; thence by lands now or formerly of William D. Swisher et ux, South twenty-five degrees West, one hundred ten and eighty-five hundreds feet to an iron pin; thence continuing along lands now or formerly of William D. Swisher, South thirty-eight degrees seventeen minutes East, six and sixty hundredths feet to an iron pin; thence continuing along the same, South twenty-one degrees forty-three minutes West, eighty-one and ninety hundredths feet to an iron pin at lands now or formerly of William D. Swisher et ux located in a small watercourse known as Burd Run; thence continuing along lands now or formerly of William D. Swisher, North sixty-seven degrees thirty-one minutes ten seconds West, one hundred twenty-three and seventy hundredths feet to an iron pin located in the small watercourse known as Burd Run at line of lands now or formerly of Sheldon Harris; thence by lands now or formerly of Sheldon Harris, North twenty-one degrees twenty-three minutes thirty seconds East, one hundred ninety-five and ten hun-

dredths feet to a spike in the centerline or Legislative Route #21050; thence by the centerline of Legislative Route# 21050, | South sixty-seven degrees fifty-three minutes ten seconds East, one hundred twenty-five and forty-five hundredths feet to a spike, the place of BEGINNING. CONTAINING 23.997 square feet, more or less, according to the survey of Wilber H. Clifton, R.S., dated March 25, 1967, and recorded in Cumberland County Plan Book 53, Page 97. BEING the same real estate which Juanita R. Doyle and Harry A. Doyle, Sr., her husband, by Deed dated October 9, 2007, and recorded October 22, 2007, in the Office of the Recorder of Deeds in Cumberland County, PA, as Instrument No. 200740219, granted and conveyed to David Juarez, single.

**Writ No. 2020-00933**

WELLS FARGO BANK NA  
vs  
JOHN M KERR

PROPERTY ADDRESS:  
226 Bailey Street,  
New Cumberland - Borough, New  
Cumberland, PA 17070

Atty Stephen Panik

ALL THAT CERTAIN LOT OR PIECE OF LAND WITH THE BUILDING THEREON ERECTED, SITUATE IN THE BOROUGH OF NEW CUMBERLAND, CUMBERLAND COUNTY, PENNSYLVANIA, MORE PARTICULARLY BOUNDED AND DESCRIBED AS FOLLOWS, TO WIT:

BEGINNING AT A STAKE ON THE SOUTHERLY LINE OF BAILEY STREET, SAID STAKE BEING AT A DISTANCE OF 329.29 FEET MEASURED ALONG BAILEY STREET IN AN EASTERLY DIRECTION FROM THE SOUTHEAST CORNER OF BAILEY STREET AND BRIDGE STREET, AND WHICH STAKE IS- ON THE DIVISION LINE BETWEEN LOTS NOS. 7 AND 8, BLOCK "D", ON THE HEREINAFTER MENTIONED PLAN OF LOTS; THENCE ALONG BAILEY STREET IN AN EASTERLY DIRECTION, 52.08 FEET TO A STAKE, WHICH STAKE IS ON THE DIVISION LINE BETWEEN LOTS NOS. 8 AND 9, BLOCK "D" ON THE HEREINAFTER MENTIONED PLAN OF LOTS; THENCE ON AND ALONG SAID DIVISION LINE AND BEYOND AND THROUGH THE EASTERN PART OF LOT NO. 22 ON SAID PLAN OF LOTS, SOUTH 29 DEGREES 59 MINUTES EAST, 160.86 FEET TO A STAKE, WHICH STAKE IS ON THE DIVISION LINE BETWEEN LOTS NOS. 20 AND 22 ON THE HEREINAFTER MENTIONED PLAN OF LOTS; THENCE SOUTHWESTWARDLY ON AND ALONG SAID DIVISION LINE AND ON AND ALONG THE DIVISION LINE BETWEEN LOTS NOS. 21 AND 22

ON THE HEREINAFTER MENTIONED PLAN OF LOTS, SOUTH 48 DEGREES 38 MINUTES WEST, 59.66 FEET TO A STAKE, WHICH STAKE IS ON THE DIVISION LINE BETWEEN LOTS NOS. 21 AND 22 ON THE HEREINAFTER MENTIONED PLAN OF LOTS; THENCE THROUGH THE WESTERN PART OF SAID LOT NO. 22 AND BEYOND AND ON AND ALONG THE DIVISION LINE BETWEEN LOTS NOS. 7 f AND 8, BLOCK "D" ON THE HEREINAFTER MENTIONED PLAN OF LOTS NORTH 27 DEGREES 52 M3STUTES WEST, 173.71 FEET TO A STAKE, THE PLACE OF BEGINNING.

BEING ALL OF LOT NO. 8, BLOCK "D", AND A PART OF LOT NO. 22, BLOCK "D", ON PLAN OF LOTS KNOWN AS WESTOVER GARDENS, SAID PLAN BEING RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS IN AND FOR SAID COUNTY OF CUMBERLAND, IN PLAN BOOK 3, PAGE 50. having thereon erected a two and one-half story brick dwelling house,

KNOWN AND NUMBERED AS NO. 226 BAILEY STREET, NEW CUMBERLAND, PENNSYLVANIA. PARCEL NO. 23-0541-0082-0000000-0026 BEING THE SAME PREMISES WHICH DONALD W. KIBLER AND JEAN M. KIBLER, HIS WIFE, BY- INDENTURE DATED 07-02-85 AND RECORDED 07-10-85 IN THE OFFICE OF THE RECORDER OF DEEDS IN AND FOR THE COUNTY OF CUMBERLAND IN DEED BOOK J31 PAGE 468, GRANTED AND CONVEYED UNTO JOHN M. KERR AND JEANNE M. KERR, HIS WIFE. AND THE SAID JEANNE M. KERR HEREBY DEPARTED THIS LIFE ON OR ABOUT 01/06/2018 THEREBY VESTING TITLE SOLELY UNTO HER HUSBAND, JOHN M. KERR.

Tax Parcel:  
23-0541-0082-0000000-0026  
Premises Being:  
226 BAILEY ST,  
New Cumberland, PA 17070  
20-12214

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**Writ No. 2022-02237**

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THE BANK OF NEW YORK MELLON  
vs  
PAMELA I KUHN INDIVIDUALLY AND  
T/A CLIP & TRIM

PROPERTY ADDRESS:  
632 North West Street, Carlisle Bor-  
ough, Carlisle, PA 17013

Atty Stephen Hladik

ALL THAT CERTIN lot or piece of  
land Situated in the Fifth Ward of the  
Borough of Carlisle, County of Cum-  
berland, Commonwealth of Pennsylva-  
nia, being more fully described in Deed  
dated March 27, 2003 and recorded on  
April 1, 2003, in the Office of the Cum-  
berland County Recorder of Deeds in  
Deed Book Volume 256 at Page 1594,  
as Instrument No. 2003-015357.

Being Known as 632 North West  
Street, Carlisle, PA 17013

Parcel I.D. No. 06-20-1798-014  
Seized and taken in execution to  
be sold as the property of Pamela I.  
Kuhn, at the suite of The Bank of New  
York Mellon, as Trustee for the ABFS  
Mortgage Loan Trust 2003-2, Mort-  
gage Pass-Through Certificates, Series  
2003-2 under Cumberland County  
Court of Common Pleas Number 2022-  
02237.

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**Writ No. 2023-06646**

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LEGACY MORTGAGE ASSET TRUST  
2020-RPL1  
vs  
SAMANTHA KUHN

PROPERTY ADDRESS:  
393 Stonehedge Lane, Upper Allen  
Township,  
Mechanicsburg, PA 17055

Atty Robert Williams

ALL THAT CERTIN Unit, being Unit No. 393 (the "Unit"), of Stonehedge, A Townhome Condominium (the "Condominium"), located in Upper Allen Township, County of Cumberland, Commonwealth of Pennsylvania, being more fully described in Deed dated April 14, 2004 and recorded on April 15, 2004, in the Office of the Cumberland County Recorder of Deeds in Deed Book Volume 262 at Page 2446, as Instrument No. 2004-013436.

Being Known as 393 Stonehedge Lane, Mechanicsburg, PA 17055 Parcel I.D. No. 42-10-0646-082U26393 Seized and taken in execution to be sold as the property of Samantha Kuhn, at the suite of Legacy Mortgage Asset Trust 2020-RPL1 under Cumberland County Court of Common Pleas Number 2023-06646.

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**Writ No. 2023-04355**

EAST PENNSBORO  
TOWNSHIP

vs

JOYCE E KUTZNER

PROPERTY ADDRESS:

35 Woodmyre Lane,  
East Pennsboro -  
Township, Enola, PA 17025

Atty Kimberly Bonner

By virtue of a Writ of Execution No.  
2023-04355 East Pennsboro Township  
v. Joyce E. Kutzner

Of property situate in East Penns-  
boro Township, Cumberland County,  
Pennsylvania, being known as 35  
Woodmyre Lane, Enola, PA 17025  
Parcel No. # 09-12-2992-188  
Improvements thereon: Dwelling  
known as 35 Woodmyre Lane, Enola,  
PA 17025

Judgment Amount: \$2,459.69.

**Writ No. 2023-05162**

EAST PENNSBORO  
TOWNSHIP

vs

LORI A LYTER

UNKNOWN HEIRS AND ADMINISTRA-  
TORS OF THE ESTATE OF

PROPERTY ADDRESS:

1121 Second Street,  
East Pennsboro - Township, Enola, PA  
17025

Atty Kimberly Bonner

By virtue of a Writ of Execution No.  
2020-05162

East Pennsboro Township v. Un-  
known Heirs and Administrators of  
the Estate of Lori A. Lyter Of property  
situate in East Pennsboro Township,  
Cumberland County, Pennsylvania,  
being known as 1121 Second Street,  
Enola, PA 17025

Parcel No. # 45-17-1044-239

Improvements thereon: Dwelling  
known as 1121 Second Street, Enola,  
PA 17025

Judgment Amount: \$2,231.14

**Writ No. 2023-05160**

EAST PENNSBORO  
TOWNSHIP  
vs  
CYNTHIA C MARKS

PROPERTY ADDRESS: 1031 Hemlock  
Lane,  
East Pennsboro - Township, Enola, PA  
17025

Atty Kimberly Bonner

By virtue of a Writ of Execution No.  
2023-05160

East Pennsboro Township v. Cynthia  
C. Marks

Of property situate in East Penns-  
boro Township, Cumberland County,  
Pennsylvania, being known as 1031  
Hemlock Lane, Enola, PA 17025  
Parcel # 09-13-0998-072.

Improvements thereon: Dwelling  
known as 1031 Hemlock Lane, Enola,  
PA 17025

Judgment Amount: \$2,299.84

**Writ No. 2023-00312**

FLAGSTAR BANK NA FKA FLAGSTAR  
BANK FSB  
vs  
STEVEN R RIGG, II

PROPERTY ADDRESS:  
521 Hogestown Road,  
Silver Spring - Township,  
MECHANICSBURG, PA 17050

Atty Robert Williams

ALL THAT CERTIN lot or piece of land  
Situated in the Silver Spring Township,  
County of Cumberland, Common-  
wealth of Pennsylvania, being more ful-  
ly described in Deed dated November  
9, 2021 and recorded on November 12,  
2021, in the Office of the Cumberland  
County Recorder of Deeds as Instru-  
ment No. 202140390.

Being Known as 521 Hogestown  
Road, Mechanicsburg, PA 17050  
Parcel I.D. No. 38-20-1831-024

Seized and taken in execution to  
be sold as the property of Steven R.  
Rigg, II, at the suit of Flagstar Bank,  
N.A., f/k/a Flagstar Bank, FSB under  
Cumberland County Court of Common  
Pleas Number 2023-00312.

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**Writ No. 2023-02918**

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SILVER SPRING TOWNSHIP AUTHORITY

ITY

vs

STEVEN R RIGG, II

PROPERTY ADDRESS:  
521 Hogestown Road,  
Silver Spring - Township,  
Mechanicsburg, PA 17050

Atty Kimberly Bonner

By virtue of a Writ of Execution No.  
2023-02918

Silver Spring Township Authority v.  
Steven R. Rigg, II

Property situate in Silver Spring Township Authority.

Being known as 521 Hogestown Road,  
Mechanicsburg, PA 17050

Parcel #38-20-1831-024

Improvements thereon: Dwelling  
known as 521 Hogestown Road,  
Mechanicsburg, PA 17050

Judgment Amount: \$1,709.36

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**Writ No. 2023-03970**

FREEDOM MORTGAGE CORPORA-  
TION  
vs  
ADAM L RUPP

PROPERTY ADDRESS:  
2751 Spring Road,  
North Middleton - Township, Carlisle,  
PA 17013

Atty Stephen Panik

Being the same premises which  
Jessie T. Hoon Travis T. Mease, by  
Deed dated 03/21/2018 and recorded  
03/26/2018, in the Office of the Re-  
corder of Deeds in and for the County  
of Cumberland, in Deed Instrument  
No. 201806768, granted and conveyed  
unto Adam L. Rupp, in fee.  
Tax Parcel: 29-14-0867-038  
Premises Being: 2751 Spring Road,  
Carlisle, PA 17013  
23-07690

ALL THAT CERTAIN tract of land  
known as 2751 Spring Road, having  
thereon erected a 1-1/2 story brick  
and aluminum siding covered house,  
situate in North Middleton Township,  
Cumberland County, Pennsylvania,  
and bounded and described in accor-  
dance with survey made by Thomas  
Alvin Neff, Registered Surveyor, on  
June 13, 1967, and more particularly  
bounded and described as follows:

BEGINNING at a stake on the eastern  
right of way line of the Carlisle-New  
Bloomfield Road (Pennsylvania Route  
34), said stake being in the southern  
line of an unpaved street known as  
Elm Avenue; thence along the southern  
line of Elm Avenue, South 70 degrees  
15 minutes East, a distance of 200 feet  
to a stake; thence South 19 degrees 45  
minutes West, along line of land now  
or formerly of Harold Hall, a distance of  
75 feet to an iron pin; thence along line  
of land now or formerly of M. L. Pross-  
er, North 70 degrees 15 minutes West,  
a distance of 200 feet to an iron pin on  
the eastern right of way line of Carl-  
isle-New Bloomfield Road; thence North  
19 degrees 45 minutes East, along said  
right of way line, a distance of 75 feet  
to a stake, the place of BEGINNING.

CONTAINING 75 feet in front along  
the eastern line for 40 feet wide  
Pennsylvania Route 34 and extending  
eastwardly therefrom at an even width,  
a distance of 200 feet.

Parcel Number 29-14-0867-038

**Writ No. 2023-05228**

EAST PENNSBORO  
TOWNSHIP

vs

NANCY L SEILHAMER AND PHILIP  
W. SEILHAMER SR THE UNKNOWN  
HEIRS AND ADMINISTRATORS OF  
THE ESTATES OF

PROPERTY ADDRESS:  
1116 Second Street,  
East Pennsboro -  
Township, Enola, PA 17025

Atty Kimberly Bonner

By virtue of a Writ of Excution No.  
2023-05228 East Pennboro Township  
v. Unknown Heirs and Administrators  
of the Estates of Nancy L. Seilhamer  
and Philip W. Seilhamer, Sr. Of proper-  
ty situate in East Pennsboro Township,  
Cumberland County, Pennsylvania,  
being known as 1116 Second Street,  
Enola, PA 17025  
Parcel #45-17-1044-222  
Improvements thereon: Dwelling  
known as 1116 Second Street, Enola,  
PA 17025

Judgment Amount: \$2,594.14

**Writ No. 2023-02917**

SILVER SPRING TOWNSHIP AUTHOR-  
ITY

vs

TERRY L SHEAFFER

PROPERTY ADDRESS:  
529 Hogestown Road, Silver Spring -  
Township,  
Mechanicsburg, PA 17050

Atty Kimberly Bonner

By virtue of a Writ of Execution No.  
2023-02917  
Silver Spring Township Authority v.  
Terry L. Sheaffer  
Property situate in Silver Spring  
Township Authority.  
Being known as 529 Hogestown Road,  
Mechanicsburg, PA 17050  
Parcel #38-20-1831-020  
Improvements thereon: Dwelling  
known as 529 Hogestown. Road, Me-  
chanicsburg, PA 17050

Judgment Amount: \$1,766.82

**Writ No. 2023-08235**

MEMBERS 1ST FEDERAL CREDIT UNION

UNION

vs

ROBERT M SMITH

PROPERTY ADDRESS:

322 Rosemont Avenue,  
New Cumberland - Borough, New  
Cumberland, PA 17070

Atty Matthew Brushwood

ALL THAT CERTAIN lot or piece of land situate in the Borough of New Cumberland, County of Cumberland, and State of Pennsylvania, being three-fourths (3/4) of a foot of Lot No. 31, and twenty-three and one-half (23-1/2) feet of Lot No. 32, Block "G", in Butterff's Second Addition to New Cumberland, and recorded in the Office of the Recorder of Deeds in and for said County of Cumberland in Deed Book "N", Volume 5, Page 498, more particularly bounded and described as follows, to wit:

BEGINNING at a point on the western line of Rosemont Avenue, said point being twenty-four and one-fourth (24-1/4) feet in a southeasterly direction from Ruby Avenue; thence in a southwesterly direction by a line parallel with Ruby Avenue on hundred forty (140) feet to Beach Avenue, a part of said distance being through the center of the partition wall of a double two and one-half story frame dwelling house; thence in a southeasterly direction along the eastern line of Beech Avenue twenty-four and one-fourth (24-1/4) feet to a point; thence in a northeasterly direction by a line parallel with Ruby Avenue one hundred and forty (140) feet to the westerly line of Rosemont Avenue; and thence in a northwesterly direction along the western line of Rosemont Avenue twenty-four and one-fourth (24-1/4) feet to the place of Beginning.

BEING improved with the southern half of a double two and one-half story

frame dwelling house, known as No. 322 Rosemont Avenue, New Cumberland, Pennsylvania.

BEING known and numbered as 322 ROSEMONT AVE, NEW CUMBERLAND, BOROUGH OF NEW CUMBERLAND, CUMBERLAND COUNTY, PA 17070.

BEING Parcel No. 25-25-0006-136.

BEING the same premises which Kevin B. Fisher and Brian K. Fisher, Co-Executors of The Estate of Bruce Fisher, deceased, by Deed dated July 31, 1985, and recorded August 5, 1985, in Cumberland County Deed Book K31, Page 312, granted and conveyed unto Robert M. Smith and Ann Keiper-Smith, his wife.

AND the said Ann Keiper-Smith died on July 30, 2022, whereupon title vested solely into Robert M. Smith.

SEIZED IN EXECUTION as the property of Robert M. Smith on Judgment No. 2023-08235.

Matthew G. Brushwood, Esquire  
Attorney for Plaintiff  
Barley Snyder  
2755 Century Blvd  
Wyomissing, PA 19610  
I.D. No. 310592

**Writ No. 2023-06216**

MEMBERS 1ST FEDERAL CREDIT UNION

vs

JEREMY SMYTH

PROPERTY ADDRESS:

509 S 18TH STREET, Lower Allen - Township, Camp Hill, PA 17011

Atty Ronald Fink

Parcel Number 13-23-0547-249  
Assessed address is 509 S 18th Street.  
ALL THAT CERTAIN tract or Parcel of land and premises, situate, lying and being in the Township of Lower Allen in the County of Cumberland and Commonwealth of Pennsylvania, more particularly described as follows:

BEGINNING at ahub on the westerly side of South 18th Street at a distance of 300 feet south of the southwest corner of South 18th Street and Kent Drive; thence along the westerly line of South 18th Street, South 1 degree 30 minutes West a distance of 75.0 feet to hub; thence along line of land now or formerly of Robert F. Barge, North 88 degrees 30 minutes West, a distance of 120.0 feet to a hub; thence along line of land now or formerly of Gene T. Romberger, North 1 degree 30 minutes East, a distance of 75.0 feet to a hub; thence along line of land now or formerly of Gene T. Romberger, South 88 degrees 30 minutes East, distance of 120.0 feet to a hub, the place of BEGINNING.

This description is prepared in accordance with the survey of Gerrit J. Betz, R.S. dated June 22 Subject to any restrictions, easements and/or adverses that pertain to this property

**Writ No. 2019-08777**

THE BANK OF NEW YORK MELLON TRUST COMPANY

vs

CYNTHIA A. STIMELING IN HER CAPACITY AS HEIR OF ROBERT J. STIMELING, II A/K/A ROBERT STIMELING A/K/A ROBERT J. STIMELING, DEANNA N. HOSLER, IN HER CAPACITY AS HEIR OF ROBERT J. STIMELING, II A/K/A ROBERT STIMELING A/K/A ROBERT J. STIMELING, UNKNOWN HEIRS, SUCCESSORS, ASSIGNS AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE, OR INTEREST FROM OR UNDER ROBERT J. STIMELING, II A/K/A ROBERT STIMELING A/K/A ROBERT J. STIMELING

PROPERTY ADDRESS:

3910 Rosemont Avenue, Lower Allen - Township, Camp Hill, PA 17011

Atty Robert Crawley

ALL THAT CERTAIN PIECE OR PARCEL OF LAND SITUATE IN LOWER ALLEN TOWNSHIP, CUMBERLAND COUNTY, PENNSYLVANIA BEING KNOWN AS: 3910 ROSEMONT AVENUE CAMP HILL, PA 17011 BEING PARCEL NUMBER: 13-24-0799-051

IMPROVEMENTS: RESIDENTIAL PROPERTY

**Writ No. 2023-02665**

METROPOLITAN LIFE INSURANCE  
COMPANY

vs

TINA C SWANGER

PROPERTY ADDRESS:  
502 West Elmwood Avenue, Mechan-  
icsburg - Borough,  
Mechanicsburg, PA 17055

Recorder of Deeds in Deed Book 275,  
at Page 4343, granted and conveyed  
unto Tina C. Swanger, an Individual.  
BEING KNOWN AND NUMBERED AS  
502 West Elmwood Avenue, Mechan-  
icsburg, PA 17055.

TAX PARCEL  
NO. 20-24-0785-136.Writ

Atty Jill Fein

ALL THAT CERTAIN lot of ground  
situate on the North side of Elmwood  
Avenue in the Borough of Mechanics-  
burg, County of Cumberland and Com-  
monwealth of Pennsylvania, bounded  
and described as follows, to-wit;

BEGINNING at a point on the North  
side of Elmwood Avenue at the corner  
of Lot No. 32 as shown on the herein-  
after mentioned Plan of Lots; thence  
along the North side of Elmwood  
Avenue, North 34 degrees 45 minutes  
East, seventy-five (75) feet to a point  
at the corner of land now or formerly  
of Mrs. Florence Holman; thence along  
the line of said land now or formerly  
of Mrs. Florence Holman, North 55  
degrees 15 minutes West, one hun-  
dred fifty (150) feet to point; thence  
along the line of land now or formerly  
of Wilbur H. Fought and Elizabeth M.  
Fought, his wife, South 34 degrees 45  
minutes West, seventy-five (75) feet  
to a point at the corner of Lot No. 32  
aforesaid; thence along the line of said  
Lot No. 32, South 55 degrees 15 min-  
utes East, one hundred fifty (150) feet  
to a point on the North side of Elm-  
wood Avenue, the place of beginning.

BEING Lot No. 33 in the Plan of Lots  
known as "Miller's Crest" and record-  
ed in the Recorder's Office in and for  
Cumberland County in Plan Book 16,  
Page 60. HAVING ERECTED THEREON  
a Residential Dwelling.

BEING THE SAME PREMISES AS  
Elmer N. Adams, by Ronald E. Adams,  
his Attorney-in-Fact, by Deed dated  
July 27, 2006, and recorded on July  
28, 2006, by the Cumberland County

**Writ No. 2019-06996**

BANKUNITED NA  
vs  
MICHAEL A WELTMER,  
DORIS DELP

PROPERTY ADDRESS:  
37 Highland Drive,  
Lower Allen - Township,  
CAMP HILL, PA 17011

Atty Christopher DeNardo

All that certain piece or parcel of land, situate in the Township of Lower Allen, County of Cumberland and State of Pennsylvania, more particularly bounded and described as follows, to wit:

Beginning at a point, the northeast corner of Village Road and Highland Drive; thence in an easterly direction along Highland Drive 60 feet to Lot No. 18 on the hereinafter mentioned Plan of Lots; thence in a northerly direction along said Lot No. 18, 120 feet to Lot No. 40 on said Plan; thence in a westerly direction along said Lot No. 80.8 feet to Village Road; thence in a southerly direction along Village Road, 121.96 feet to the place of beginning. Being Lot No. 19 in the Plan of Highland Village as recorded in the Cumberland County Recorder's Office in Plan Book No. 3, Page 98.

Having thereon erected a single brick dwelling house being known and numbered as 37 Highland Drive, Camp Hill, Pennsylvania.

UNDER AND SUBJECT, nevertheless, to any conditions, easements, restrictions, reservations, and rights of way of recorder or that which a survey or physical inspection of the premises would disclose

FOR INFORMATIONAL PURPOSES ONLY: Being known as 37 Highland Drive, Camp Hill PA 17011  
Parcel #13- 23-0547-513

BEING THE SAME PREMISES which Eleanor M. Scott, widow, by Blair Paul Scott, Jr., her Attorney-in-fact, by Deed dated February 25, 2010 and recorded April 25, 2010 as Instrument #201008309 in the Office of the Recorder of Deeds in and for the County of Cumberland, granted and conveyed unto Michael A. Weltmer and Doris Delp, as joint tenants with the right of survivorship, in fee.

37 Highland Drive,  
Camp Hill, PA 17011  
Parcel No. 13-23-0547-513

**Writ No. 2022-06120**

FREEDOM MORTGAGE CORPORATION  
vs

LILYA WURM IN HER CAPACITY AS  
HEIR TO THE ESTATE OF CHRISTIAN JT  
WURM, DECEASED, UNKNOWN HEIRS,  
SUCCESSORS, ASSIGNS AND ALL  
PERSONS, FIRMS OR ASSOCIATIONS  
CLAIMING RIGHT TITLE OR INTER-  
EST FROM OR UNDER CHRISTIAN JT  
WURM, DECEASED, BAILEY WURM IN  
HIS CAPACITY AS HEIR OF CHRISTIAN  
JT WURM DECEASED

PROPERTY ADDRESS:

53 Parsonage Street, Newville - Borough,  
Newville, PA 17241

Atty Stephen Panik

ALL THAT CERTAIN tract or parcel of  
land and premises, situate, lying and  
being in the Borough of Newville, in the  
County of Cumberland, Commonwealth  
of Pennsylvania, more particularly  
bounded and described as follows, to wit:

BEING known as Lot No. 1 and 2 in  
Skinners Edition, said lots having a  
frontage of 40 feet each on Parsonage  
Street with an even depth of 191 feet  
along Springfield Avenue to Church Alley  
extended, said lots being bounded on the  
South by Parsonage Street Extended; ON  
the East by Springfield Avenue; ON the  
North by Church Alley Extended; and On  
the West by lots formerly owned by S.D.  
Mowery Estate.

BEING the same premises that Douglas  
L. Zook, adult individual, Record Owner  
and Oakwood Custom Homes, Inc.,  
Equitable Owner, by deed dated Septem-  
ber 15, 2009 and recorded September  
23, 2009 in the Office of the Recorder  
of Deed of Cumberland County, Penn-  
sylvania, at Instrument No. 200932888,  
granted and conveyed to Krystal Vamer,  
adult individual.

Being the same premises which Krystal  
Vamer, now by virtue of Marriage Krystal  
Vamer Mckee and Eric Mckee, husband  
and wife, by Deed dated 08/13/2020 and

recorded 08/24/2020, in the Office  
of the Recorder of Deeds in and for  
the County of Cumberland, in Deed  
Instrument No. 202022414, granted  
and conveyed unto Christian J. T.  
Wurm, in fee.

Tax Parcel: 27-20-1754-016A  
Premises Being: 53 Parsonage St,  
Newville, PA 17241

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**Writ No. 2023-04573**

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EAST PENNSBORO TOWNSHIP

vs

TIMOTHY J YANC, NORA JEAN YANC

PROPERTY ADDRESS:

177 Tory Circle,  
East Pennsboro - Township,  
Enola, PA 17025

Atty Kimberly Bonner

By virtue of a Writ of Execution No. 2023-04573 East Pennsboro Township v. Timothy J. Yanc and Nora Jean Yanc

Of property situate in East Pennsboro Township Cumberland County, Pennsylvania, being known as 177 Tory Circle, Enola, PA 17025

Parcel No. # 09-14-0835-250  
Improvements thereon: Dwelling known as 177 Tory Circle, Enola, PA 17025 ‘

Judgment Amount: \$2,412.64

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**LCL-PA**

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