

SHERIFF'S SALES

By virtue of various writs issued out of the Court of Common Pleas of Montgomery County, Pa. to me directed will be sold at public sale on April 24, 2019 at 1:00 o'clock P.M. prevailing time, in Court Room "A", Court House, Swede and Airy Streets, in the Borough of Norristown, said County, the following described Real Estate.

To all parties in interest and claimants:

Notice is hereby given the schedules of distribution by the Sheriff on May 29, 2019 and distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days thereafter.

All properties to be sold by **SEAN P. KILKENNY, SHERIFF**.

Second Publication

09-12970

ALL THAT CERTAIN lot or piece of ground, situate in **Cheltenham Township**, Montgomery County, Pennsylvania. BEGINNING at a point in the original center line of Rice's Mill Road (33 feet wide but since widened 3-5/10 feet on each side of its present width of 40 feet) at the distance of 200 feet measured South 45 degrees, 31 minutes, 45 seconds West from the intersection which the said center line of Rice's Mill Road makes with the original center line of Waverly Road (13 feet wide, but since widened 3-5/10 feet on each side to its present width of 40 feet); thence South 43 degrees, 31 minutes, 45 seconds West along the original center line of Rice's Mill Road, a distance of 179.39 feet to a point; thence North 46 degrees, 10 minutes, 28 seconds West along land now or late of Ruby W. Satt, a distance of 221.61 feet to a point; thence North 43 degrees, 31 minutes, 15 seconds East along lands now or late of the United Lutheran Church, a distance of 215.12 feet to a point; thence South 37 degrees, 1 minute, 15 seconds East along land about to be acquired by Samuel Rudin and Lottie, his wife, a distance of 224.66 feet to the point and place of beginning.

FEE SIMPLE TITLE VESTED IN Zenobia Waridi by Deed from Robert C. Gerhard, dated March 28, 1994, recorded April 15, 1994, in the Montgomery County Recorder of Deeds Office in Deed Book 5076, Page 1852.

Parcel Number: 31-00-23005-00-4.

Location of property: 220 Rices Mill Road, Wyncote, PA 19095.

The improvements thereon are: Residential real estate.

Seized and taken in execution as the property of **Zenobia Waridi**, by Deed from **Robert C. Gerhard**, dated **03/28/1994**, recorded **04/15/1994**, in the **Montgomery County Recorder of Deeds in Deed Book 5076, Page 1852 and The United States of America** at the suit of Equity Trust Company FBO Dennis T. Regan, IRA. Debt: \$373,562.05.

Stern & Eisenberg, PC, Attorneys.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,500. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

11-27006

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, situate in **Limerick Township**, County of Montgomery and Commonwealth of Pennsylvania, bounded and described according to a Subdivision Plan of "Greenview Estates, Inc.", made by Spotts, Stevens and McCoy, Inc., Civil Engineers and Surveyors, dated February 10, 1995, last revised June 16, 1995, as recorded in the Office of the Recorder of Deeds of Montgomery County in Plan Book A-55 pages 425 through 428, inclusive, as follows, to wit:

BEGINNING at a point of tangent on the Northeastly side of St. Andrews Boulevard (33.00 feet wide), said point being at the distance of 36.91 feet measured on the arc of a circle, curving to the right, having a radius of 23.50 feet from a point of curve on the Northwestly side of Longcross Road (33.00 feet wide); thence extending from said point of beginning along the Northeastly side of St. Andrews Boulevard, North 14 degrees, 12 minutes, 04 seconds West 111.66 feet to a point, a corner of Lot No. 126, as shown on the above mentioned Plan; thence extending along the same, South 68 degrees, 22 minutes, 17 seconds East, crossing a certain ten feet wide easement, 120.80 feet to a point on line of Lot No. 128, as shown on the above mentioned Plan; thence extending along the same the two following courses and distances: (1) South 21 degrees, 37 minutes, 43 seconds West 62.65 feet to a point, and (2) South 14 degrees, 12 minutes, 04 seconds East, re-crossing the aforesaid ten feet wide easement, 13.15 feet to a point on the Northwestly side of Longcross Road; thence extending along the same the two following courses and distances: (1) South 75 degrees, 47 minutes, 56 seconds West 37.77 feet to a point of curve, and (2) on the arc of a circle, curving to the right, having a radius of 23.50 feet, the arc distance of 36.91 feet to the first mentioned point and place of beginning.

TOGETHER with the free and common use, right, liberty and privilege of Sand Trap Drive which extends Southwestwardly, Southerly and Southeastwardly to Lewis Road, as more fully set forth in Deed Book 5120 page 553.

BEING Lot No. 127, as shown on the above-mentioned Plan.

BEING the same premises which Michael H. Leonard and Lisa Leonard by Deed dated July 31, 2000, and recorded in the Recorder of Deeds for Montgomery County in Deed Book 5326 Page 01976, granted and conveyed to Alice V. Gray, and the same premises which the said Alice V. Gray and James Revell, thereafter, by Deed dated July 31, 2000, and recorded in the Recorder of Deeds for Montgomery County in Deed Book 5328 Page 1394, granted and conveyed to themselves, the said Alice V. Gray and James Revell.

Parcel Number: 37-00-04439-57-3.

Location of property: 100 Saint Andrews Boulevard, Limerick, PA 19468.

The improvements thereon are: A single-family detached residential dwelling.

Seized and taken in execution as the property of **James Revell and Alice Gray** at the suit of Golf Ridge Homeowners' Association. Debt: \$16,183.00.

Michael J. Sheridan, Attorney. I.D. #09301.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$4,500. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

12-03652
PREMISES "A"

ALL THAT CERTAIN tract of land, situate in **Lower Salford Township**, Montgomery County, Pennsylvania, according to a minor subdivision of Lewis Tract prepared for Andrew L. Lewis, Jr. and Marilyn S. Lewis y Richard C. Mast Associates P.C. as follows, to wit:

BEGINNING at a point in the centerline of Haldeman Road a corner of this and other lands of Andrew L. Lewis, Jr. and Marilyn S. Lewis, Block 003, Unit 007, Premises A; thence from said beginning point and extending along the centerline of said Haldeman Road and also along lands N/F of Lower Salford Township and lands N/F of James C. & Tracy L. Ronkainer, the following 2 courses and distances (1) south 40 degrees 57 minutes 52 seconds west 1009.19 feet to a point and (2) south 82 degrees 08 minutes 24 seconds west 75.11 feet to a point in line of lands Andrew L. Lewis, Jr., Block 003, Unit 051; thence along the same north 41 degrees 22 minutes 33 seconds west 930.57 feet to a point in line of lands of Russell S. Lewis, Block 003, Unit 002; thence along the same and also along Lot No. 1 as shown on said plan, the 2 following courses and distances (1) north 49 degrees 16 minutes 49 seconds east 373.89 feet to a point (2) north 49 degrees 00 minutes 14 seconds east 645.44 feet to a point in line of Andrew L. Lewis, Jr. and Marilyn S. Lewis aforesaid; thence along the same south 44 degrees 22 minutes 51 seconds east 830.11 feet to the first mentioned point and place of beginning.

BEING Lot No. 2.

CONTAINING 897,093 square feet, or 20.59 acres, more or less.

BEING Parcel ID 50-00-00871-60-9.

PREMISES "B"

ALL THAT CERTAIN lot or piece of ground with the buildings and improvements thereon erected, situate in **Lower Salford Township**, County of Montgomery and Commonwealth of Pennsylvania, bounded and described according to a plan of subdivision survey prepared for Warren R. and Erma L. Yothers by Herberg H. Metz, Inc., Civil Engineers and Surveyors, dated 2/8/1984 and last revised 4/20/1984 and recorded in the Office of the Recorder of Deeds for Montgomery County at Norristown, Pennsylvania on 5/16/1984 in Plan Book A-45 Page 302, as follows, to wit:

BEGINNING at a point in the center line of Haldeman Road (PA L.R. 46026) (33 feet wide) (but planned for widening to an ultimate right-of-way width of 60 feet), a corner of lands now or late of Leon Z. and Charles H. Moyer, said point being located along a line in or near the center line of Haldeman Road with the title line within the bed of Salfordville Road (PA L.R. 46023) (33 feet wide) south 67 degrees 21 minutes 24 seconds west 162 feet to the point of beginning; thence extending from said point of beginning, the 3 following courses and distances along a line in or near the center line of Haldeman Road as follows, to wit: thence (1) south 67 degrees 3 minutes 52 seconds west 278.07 feet to a point; thence (2) south 10 degrees 25 minutes 44 seconds west 166.81 feet to a point; thence (3) south 40 degrees 34 minutes 14 seconds west 252.58 feet to a point a corner of Lot No. 1 as shown on the above mentioned plan; thence extending along the aforesaid lot north 44 degrees 46 minutes 29 seconds west 830.11 feet to a point a corner of lands now or late of New Life Boys Ranch; thence extending along part of the aforesaid lands north 48 degrees 36 minutes 22 seconds east 837.67 feet to an existing iron pin also a corner of lands now or late of Elmer K. and Lucile Carl; thence extending along the aforesaid lands south 37 degrees 23 minutes 36 seconds east 383.77 feet to an existing iron pin also a corner of lands now or late of Leon Z. and Charlotte H. Moyer; thence extending along the aforesaid lands south 24 degrees 53 minutes 36 seconds east 412.45 feet to a point in a line in or near the center line of Haldeman Road (PA L.R. 46026) to the first mentioned point and place of beginning.

CONTAINING 13.4803 acres (gross area) more or less.

BEING known and designated as Lot No. 2 as shown on the above mentioned plan.

BEING Parcel ID 50-00-00871-00-6.

BEING the same premises conveyed to Joy B. Piccone, from Andrew L. Lewis, Jr., also known as Drew L. Lewis, by his Agent Deborah Maillie; by Power of Attorney dated the 26th day of May, 2005, and forthwith recorded; and Marilyn S. Lewis, by her agent Deborah Maillie; by Power of Attorney dated the 26th day of May, 2005, and forthwith recorded, by Deed, dated May 27, 2005, and recorded on June 13, 2005, in Book 05557, Page 1470, and as Instrument Number 2005080783.

Parcel Numbers: 50-00-00871-60-9; 50-00-00871-00-6.

Location of property: 591 Haldeman Road, Harleysville, Pennsylvania 19438.

The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **Joy B. Piccone a/k/a Joy Piccone** at the suit of U.S. Bank National Association, as Trustee on behalf of the SARM 2006-9 Trust Fund. Debt: \$885,133.33.

McCabe, Weisberg & Conway, LLC, Attorneys.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,500. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

13-33215

ALL THAT CERTAIN piece or parcel of land, situate, lying and being in **Horsham Township**, County of Montgomery and Commonwealth of Pennsylvania, bounded and described from Survey and Plan thereof made by Herbert H. Metz, Registered Engineer, Lansdale, Pennsylvania, under date of October 17, 1949, as follows:

BEGINNING at a point in the middle line of Whitmer Road (33 feet wide) at the distance of 360.02 feet Northwestwardly from where the middle line of Whitmer Road intersects the middle line of Dreshertown Road (33 feet wide) a corner of this and other land of the said Anna E. Worthington, of which this tract was a part; thence along the middle line of Whitmer Road, North 52 degrees 22 minutes West 110 feet to a point, a corner in the said other land of Anna E. Worthington; thence by said land, North 36 degrees 42 minutes East 600.13 feet to a point, a corner in land now or late of John B. Park; thence by said land now or late of John B. Park, South 52 degrees 52 minutes East 110 feet to a point, a corner to the aforesaid other land of Anna E. Worthington; thence by said land, South 36 degrees 42 minutes West 601.09 feet to the first mentioned point and place of beginning in the middle line of Whitmer Road.

BEING Lot No. 8 on the aforesaid Plan.

BEING the same property conveyed to James W. Caddle and Glendene Caddle who acquired title by virtue of a deed from Joseph F. Regan, Jr. and Mary P. Castro-Regan, husband & wife, dated October 30, 2002, recorded November 19, 2002, at Deed Book 5435, Page 493, Montgomery County, Pennsylvania records.

Parcel Number: 36-00-11674-00-8.

Location of property: 306 Witmer Road, Horsham Township, PA 19044 a/k/a 306 Witmer Road, Horsham, PA 19044.

The improvements thereon are: Single-family dwelling.

Seized and taken in execution as the property of **James W. Caddle and Glendene Caddle** at the suit of HSBC Bank USA, National Association as Trustee for Wells Fargo Asset Securities Corporation, Mortgage Pass-Through Certificates, Series 2007-14. Debt: \$874,328.87.

Manley Deas Kochalski LLC, Attorneys.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,500. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

14-04597

ALL THAT CERTAIN frame house or tenement, and lot, tract or piece of land, situate in **Pottstown Borough**, County of Montgomery and State of Pennsylvania, bounded limited and described, as follows, to wit:

BEGINNING on the North side of King Street at the center line of a double frame house, thence through the middle of dividing line of said double frame house, Northwardly 146 feet more or less to a 20 feet wide alley; thence by the same, Westwardly 31 feet to a corner of lot late of the Estate of Abraham East now William Willauer, thence by the same Southwardly 146 feet more or less to King Street aforesaid; thence by the same Eastwardly 31 feet to the place of beginning.

BEING the same premises which John P. Durante, Sheriff of the County of Montgomery by Deed dated 5/30/2006 and recorded 6/5/2006 in the Office for the Recorder of Deeds in and for the County Montgomery, and Commonwealth of Pennsylvania in Deed Book 5603, Page 611, granted and conveyed unto Wachovia Bank National Association as Trustee of the Security National REMIC Trust 2004 P1.

BEING the same property conveyed to Randolph C. Hawkins, Jr. who acquired title by virtue of a deed from Wachovia Bank, National Association as Trustee of the Security National REMIC Trust 2004-P1, dated November 17, 2006, recorded June 29, 2007, at Deed Book 5653, Page 00154, Montgomery County, Pennsylvania Records.

Parcel Number: 16-00-17944-00-4.

Location of property: 535 King Street, Pottstown, PA 19464.

The improvements thereon are: Single-family dwelling.

Seized and taken in execution as the property of **Randolph C. Hawkins, Jr.** at the suit of Deutsche Bank National Trust Company, as Trustee for BCAP Trust, LLC 2007-AA3, Mortgage Pass-Through Certificates, Series 2007-AA3. Debt: \$105,556.16.

Manley Deas Kochalski LLC, Attorneys.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,500. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

14-12147

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, situate in **Whitpain Township**, Montgomery County, Pennsylvania, bounded and described according to a site plan made for Whitpain Hills, Home Owners Association, dated June 5, 1976 and recorded in Plan Book A-27, Page 42, as follows, to wit:

BEING Building Number 4 East Side Drive.

BEING Unit Number 12 East Side Drive.

TOGETHER with the free and common use, right, liberty and privilege of a certain 86 feet wide right-of-way extending in a Southwesterly direction from a point on the title line in the bed of Pennsylvania Route 73, known as 'Skipack Pike' said centerline of said right-of-way is measured the two following courses and distances from a point a corner of lands now or late of David M. Law: (1) along the title line in the bed of Skipack Pike North 49 degrees, 50 minutes West a distance of 353.45 feet to a point; and (2) North 48 degrees, 52 minutes West, 112.50 feet to the point of beginning; thence extending along the centerline of said 86 feet wide right-of-way and through the property now or late of Thomas Meehan Estate South 46 degrees, 47 minutes, 56 seconds West, 730.04 feet to a point.

SUBJECT to the proportionate part of the expense of maintaining said 86 feet wide right-of-way.

TITLE TO SAID PREMISES IS VESTED IN Frances P. Knox, by Deed from Luigi Palatano and Mary Jane Palatano, dated 12/23/2008, recorded 12/31/2008 in Book 5718, Page 1385.

Parcel Number: 66-00-06406-96-2.

Location of property: 412 Whitpain Hills, Blue Bell, PA 19422-1346.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Frances Page Knox** at the suit of PHH Mortgage Corporation. Debt: \$77,213.43.

Phelan Hallinan Diamond & Jones, LLP, Attorneys.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,500. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

14-18897

ALL THAT CERTAIN piece or parcel of ground, with the buildings and improvements thereon erected, situate in **Springfield Township**, Montgomery County, Pennsylvania and described according to a certain lot location plan of property of Ernest D. Ballard made by C. Raymond Wier Associates, Inc., Civil Engineers and Surveyors dated October 4, 1968, as follows, to wit:

BEGINNING at a point in the center line of Northwestern (Wissahickon) Avenue (50 feet wide) a corner of lands now or late of Dr. Warren, said center line being the dividing line between Montgomery County and Philadelphia County; thence extending from said point distances (1) North 40 degrees, 42 minutes, 04 seconds West, crossing the Northwesterly side of Northwestern Avenue 199.10 feet to a point; (2) North 89 degrees, 13 minutes, 22 seconds West, 28.38 feet to a point of curve; and (3) Westwardly and Southwestwardly on the arc of a circle curving to the left having a radius of 300.00 feet the arc distance of 20.94 feet to a point of tangent in line of Parcel "B" on said plan; thence extending North 50 degrees, 46 minutes, 38 seconds East along parcel "B" 182.28 feet to a point in line of lands now or late of Martin H. Semerjian; thence extending South 40 degrees, 27 minutes, 23 seconds East along the last mentioned lands also along lands now or late of Mary A. McNelis re-crossing the Northwesterly side of Northwestern Avenue aforesaid 209.72 feet to a point a nail in the center line of same; thence extending South 44 degrees, 50 minutes, 30 seconds West along the center line of Northwestern Avenue 141.39 feet to the first mentioned point and place of beginning.

CONTAINING in area 0.7134 acre more or less.

BEING Parcel "A" as shown on the above-mentioned plan.

BEING the same premises which Joan Ziejewski by Deed dated 9/19/1997 recorded 10/9/1997 in Montgomery County in Deed Book 5202, Page 1634 conveyed unto Joan E. Ziejewski and Walter J. Ziejewski, mother and son, in fee.

Parcel Number: 52-00-12499-00-4.

Location of property: 131 West Northwestern Avenue, Philadelphia, PA 19118.

The improvements thereon are: A single-family residential dwelling.

Seized and taken in execution as the property of **Joan Ziejewski a/k/a Joan E. Ziejewski and Walter Ziejewski a/k/a Walter J. Ziejewski** at the suit of Deutsche Bank National Trust Company, as Trustee, in Trust for Registered Holders of Long Beach Mortgage Loan Trust 2006-5, Asset-Backed Certificates, Series 2006-5. Debt: \$398,659.01.

KML Law Group, P.C., Attorneys.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,500. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

14-18922

ALL THAT CERTAIN piece or parcel of ground, with the buildings and improvements thereon erected, situate in **Abington Township**, Montgomery County, Pennsylvania and described according to a certain plan of property made for Alfred O. Brenning, by Charles B. Shoemaker, Registered Professional Engineer, dated February 15, 1960 and revised June 9, 1960, as follows, to wit:

BEGINNING at a point on the Southeasterly side of Saint James Place (50 feet wide) said point being the 2 following courses and distances from a point of curve on the Northeasterly side of Patane Avenue (50 feet wide): (1) leaving Patane Avenue on the arc of a circle curving to the right having a radius of 10 feet the arc distance of 15.71 feet to a point of tangent on the Southeasterly side of Saint James Place; and (2) North 44 degrees, 00 minutes East along the Southeasterly side of Saint James Place 299 feet to the point of beginning.

CONTAINING in front or breadth Northeastwardly along the Southeasterly side of Saint James Place 15.40 feet and extending of that width in length or depth Southeastwardly between parallel lines at right angles to St. James Place 110 feet.

BEING the same premises which Arthur Abahazy, Executor of the Estate of Joanne Abahazy, by Deed dated 07/14/1998 and recorded 07/22/1998 in the Office of the Recorder of Deeds in and for Montgomery County in Deed Book 5234, Page 89, granted and conveyed unto Patricia Grasty.

Parcel Number: 30-00-63384-00-9.

Location of property: 1529 Saint James Place, Abington, PA 19001 a/k/a 1529 Saint James Place, Roslyn, PA 19001.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Patricia Grasty and The United States of America** at the suit of Citimortgage, Inc. Debt: \$170,777.78.

Powers Kirn, LLC, Attorneys.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,500. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

14-19664

ALL THAT CERTAIN unit in the property known, named and identified as The Tower at Oak Hill, a Condominium, located in **Lower Merion Township**, County of Montgomery and Commonwealth of Pennsylvania, which has heretofore been submitted to the provisions of the Uniform Condominium Act. 68 PA C.S. 3101 et seq. by the recording in the Montgomery County Department of Records of a Declaration dated February 24, 1989 and recorded on February 28, 1989 in Deed Book 4903, Page 1429, and a First Amendment thereto recorded May 10, 1989 in Deed Book 4910, Page 1533, being and designated as Unit No. 3-Y.

TITLE TO SAID PREMISES IS VESTED IN Elaine Cooperstein, by Deed from First Oak Inc., a PA Corporation, Dated 11/8/1995, Recorded 11/14/1995 in Book 5131, Page 1573.

Parcel Number: 40-00-22136-67-5.

Location of property: 1600 Hagysford Road, Unit #3Y, Penn Valley, PA 19072.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Elaine K. Cooperstein a/k/a Elaine Cooperstein** at the suit of Wilmington Savings Fund Society, FSB, as Owner Trustee of The Residential Credit Opportunities Trust V-B. Debt: \$62,861.23.

Law Office of Gregory Javardian, LLC, Attorneys.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF.**

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,500. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

14-25016

ALL THAT CERTAIN lot or piece of ground, with the improvements thereon erected, hereditaments and appurtenances, situate in Bala Cynwyd, in **Lower Merion Township**, County of Montgomery and State of Pennsylvania and described according to a survey and plan thereof made by James J. Moore, Civil Engineer, dated 4/26/1924, as follows, to wit:

BEGINNING at a point along the center line of Edgell Road 254.06 feet Northeastward from a point in the center line of said Edgell Road at its intersection with the center line of Old Lancaster Road (also called Montgomery Pike); thence, extending along said center line of Edgell Road, North 64 degrees, 50 minutes East, 20 feet to a point; thence, extending Southeastward on a line at right angles to said Edgell Road 115 feet to the center of a certain 12 feet wide driveway which driveway extends Eastward from Old Lancaster Road parallel with the said Edgell Road to Oakland Terrace, open for the free and common use of the several owners, tenants and occupiers of the land only abutting thereon; thence, South 64 degrees, 50 minutes West and along the center line of said 12 feet wide driveway 20 feet to a point; thence, extending Northward on a line at right angles to said 12 feet wide driveway 115 feet to the first mentioned point and place of beginning.

BEING the same premises which Lori E. Lisowski now known as Lori E. King, by Deed dated June 25, 2004 and recorded in the Montgomery County Recorder of Deeds Office on August 12, 2004 in Deed Book 5521, Page 2106, granted and conveyed unto Elan Gorbaty.

Parcel Number: 40-00-16412-00-9.

Location of property: 162 Edgell Road, Bala Cynwyd, PA 19004.

The improvements thereon are: A residential dwelling.

Seized and taken in execution as the property of **Elan W. Gorbaty** at the suit of First Horizon Home Loans, a Division of First Tennessee Bank National Association, as Successor in Interest by Merger to First Horizon Home Loan Corporation. Debt: \$39,008.69.

Shapiro & DeNardo, L.L.C., Attorneys.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF.**

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,500. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

14-28557

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, situate in **Montgomery Township**, County of Montgomery and Commonwealth of Pennsylvania, bounded and described according to a Plan of Subdivision, of the Orchard Phase, made for H. Hasaan Builder, Inc., made by Herbert H. Metz, Inc., Civil Engineers and Surveyors, dated April 24, 1984 and last revised February 22, 1985, said plan recorded in the Office of the Recorder of Deeds, at Norristown, Montgomery County, PA, in Plan Book A-46, Page 469, as follows, to wit:

BEGINNING at a point on the Northeast side of Elberta Drive (50 feet wide) said point being measured along Elberta Drive the two (2) following courses and distances from the Northernmost terminus of a round corner, connecting the Northeast side of Elberta Drive with the Southeast side of Red Haven Drive (50 feet wide), viz: (1) on the arc of a circle, curving to the left, having a radius of 10 feet, the arc distance of 15.71 feet, and; (2) South 35 degrees, 45 minutes, 00 seconds East, 195 feet to a point, a corner of Lot #221 and place of beginning; thence, from said place of beginning, leaving the Northeast side of Elberta Drive and along Lot #21, North 54 degrees, 15 minutes, 00 seconds East, 133.14 feet to a point, a corner in line of Lot #223; thence, along Lot #221, South 22 degrees, 23 minutes, 40 seconds East, 40.54 feet to a point, a corner of Lot #223; thence, along Lot #223, South 54 degrees, 15 minutes, 00 seconds West, 123.32 feet to a point, on the Northeast side of Elberta Drive; thence, along Elberta Drive, the two (2) following courses and distances, viz: (1) on the arc of a circle, curving to the right, having a radius of 655 feet, the arc distance of 24.68 feet to a point of tangent, and; (2) North 35 degrees, 45 minutes, 00 seconds West, 14.74 feet to a point, a corner of Lot #221 and first mentioned point and place of beginning.

BEING Lot #222 on said plan.

UNDERAND SUBJECT to Restrictions, Rights, Agreements, Conditions, Easements, etc., as may now appear of record.

TITLE TO SAID PREMISES IS VESTED IN Eun Hee Chung and Kyu Bong Han, by Deed from Eun Hee Chung, (f/k/a, Eun Hee Han) and Kyu Bong Han, dated 11/13/2003, recorded 01/05/2004 in Book 5488, Page 1141.

Parcel Number: 46-00-00938-16-8.

Location of property: 104 Elberta Drive, North Wales, PA 19454-1445.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Kyu Bong Han and Eun Hee Chung** at the suit of Santander Bank, N.A., formerly known as Sovereign Bank. Debt: \$117,846.45.

Phelan Hallinan Diamond & Jones, LLP, Attorneys.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,500. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

15-05352

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, situate in the **Abington Township**, County of Montgomery and State of Pennsylvania, bounded and described according to a plan of part of Section No. 4 of Wonderland made by Herbert H. Metz, Registered Engineer, Lansdale, Pennsylvania, dated June 12, 1953, and revised October 24, 1953, as follows, to wit:

BEGINNING at a point on the Northwesterly side of Coolidge Avenue fifty feet wide, at the distance of two-hundred ten feet measured Southeastwardly along the Northwesterly Northerly and Northeasterly side of Coolidge Avenue and the Northeasterly side of Rossiter Avenue from a point on the Northeasterly side of Rossiter Avenue, where the same is intersected by a certain twenty feet wide right-of-way for sewers, etc.; thence extending North sixteen degrees, thirty-eight minutes, eleven seconds West along line of Lot No. 115 on the said plan one-hundred eighty feet to a point in the centerline of the aforesaid twenty feet wide right-of-way for sewer, etc.; thence extending along the same, North fifty degrees, twelve minutes, thirty seconds, East twenty-three and seventy-three one-hundredths feet to a point; thence extending South thirty-nine degrees, forty-seven minutes, thirty seconds East, one-hundred seventy-eight and forty-three one-hundredths feet to a point on the Northwesterly side of Coolidge Avenue; thence extending along the Northwesterly side of Coolidge Avenue, on the arc of a circle curving to the right in a Southwesterly to Northwesterly direction having a radius of one-hundred eighty feet the arc distance of ninety-six and fifty-four one-hundredths feet to the first mentioned point and place of beginning.

TITLE TO SAID PREMISES IS VESTED IN Tracie M. Best-Harris, by Deed from Richard C. Lawrence and Thomasina A. Lawrence, dated 08/26/1999, recorded 09/23/1999 in Book 5289, Page 773.

Parcel Number: 30-00-10448-00-7.

Location of property: 1536 Coolidge Avenue, Abington, PA 19001-1426.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Tracie M. Best Harris a/k/a Tracie M. Best-Harris** at the suit of U.S. Bank National Association, as Trustee for Structured Asset Securities Corporation Mortgage Pass-Through Certificates, Series 2006-NC1. Debt: \$175,734.70.

Phelan Hallinan Diamond & Jones, LLP, Attorneys.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,500. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

15-05550

ALL THAT CERTAIN lot or piece of ground situate in **Upper Gwynedd Township**, Montgomery County, Commonwealth of Pennsylvania, bounded and described according to a Final Plan of Subdivision made for the Cutler Group, Inc., made by Urwiler & Walter, Inc., dated June 6, 1983 and last revised May 2, 1984, said Plan being recorded in Plan Book A-45 page 331, as follows to wit:

BEGINNING at a point on the Southeasterly side of Eagle Lane (50.00 feet wide), said point of beginning being measured the five following courses and distances from a point of curve on the Southeasterly side of Conrad Avenue (50.00 feet wide); (1) leaving Conrad Avenue on the arc of a circle curving to the right, having a radius of 10.00 feet, the arc distance of 15.71 feet to a point of tangent on the Southwesterly side of Eagle Lane; (2) South 58 degrees 10 minutes 33 seconds East 208.67 feet to a point of curve; (3) along the arc of a circle curving to the left, having a radius of 225.00 feet, the arc distance of 63.53 feet to a point of tangent; (4) South 74 degrees 21 minutes 15 seconds East 303.56 feet to a point of curve; and (5) along the arc of a circle curving to the left, having a radius of 375.00 feet, the arc distance of 294.12 feet to the point of beginning, said point of beginning being a Corner of Lot 25 as shown on the above mentioned plan; thence extending from said point of beginning along the Southeasterly side of Eagle Lane along the arc of a circle curving to the left, having a radius of 375.00 feet, the arc distance of 93.53 feet to a point, a corner of Lot No 23 as shown on the above mentioned plan; thence extending along the same South 48 degrees 24 minutes 59 seconds East 150.47 feet to a point; thence extending South 38 degrees 08 minutes 45 seconds West 140.45 feet, to a point; a corner of Lot 25 as shown on the above mentioned plan; thence extending along the same North 29 degrees 17 minutes 34 seconds West 166-43 feet to the first mentioned point and place of beginning.

CONTAINING in are 18,981 square feet, more or less.

BEING Lot 24 as shown on above-mentioned plan.

UNDER and Subject to all conditions, covenants, restrictions, easements, and rights of way as of record, including but not limited to, those listed on the recorded plan (if any), and the following (if any).

BEING THE SAME PREMISES which Jayant K. Parmar, Sr. and Ratan P. Parmar, by deed dated 12/23/2005 and recorded in the Recorder's Office in and for Montgomery County, Pennsylvania, in Record Book Volume 5585, Page 1557 on 1/04/2006 conveyed unto Ratan P. Parmar, Grantor hereof, in fee.

Parcel Number: 56-00-01917-59-2.

Location of property: 632 Eagle Lane, Lansdale, PA 19446.

The improvements thereon are: Residential single-family.

Seized and taken in execution as the property of **Jaymala Inc., Jayant K. Parmar, Sr. and Ratan P. Parmar** at the suit of James P. Colahan. Debt: \$272,568.60 plus legal interest in the amount of \$64,929.69 for a subtotal of \$337,498.29.

Friedman, Schuman, Applebaum & Nemeroff, P.C., Attorneys.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$4,500. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

15-09186

ALL THAT CERTAIN lot or piece of ground, with the proposed building and improvements about to be erected thereon, situate in **Plymouth Township**, County of Montgomery and State of Pennsylvania, and described according to a certain plan thereof known as 'Plan of Lots Section No. 2 of Woodside Estates' made by Damon and Foster, Civil Engineers, dated October 22, 1957, as follows, to wit:

BEGINNING at a point of tangent on the Southwesterly side of Woodside Road (50 feet wide) said point being at the distance of 31.42 feet measured on the arc of a circle curving to the right having a radius of 20 feet from a point of curve on the Southeasterly side of Markel Road (50 feet wide); thence extending from said point of beginning South 46 degrees, 46 minutes, 40 seconds East along the Southwesterly side of Woodside Road, 40 feet to a point; thence extending South 43 degrees, 13 minutes, 20 seconds West partly passing through a wall between these premises and premises to the Southeast 100 feet to a point; thence extending North 75 degrees, 35 minutes, 19 seconds West, 45.87 feet to a point on the Southeasterly side of Markel Road aforesaid; thence extending along the Southeasterly side of Markel Road the 2 following courses and distances: (1) Northeastwardly on the arc of a circle curving to the right having a radius of 160 feet the arc distance of 80.46 feet to a point of tangent on the same; and (2) North 43 degrees, 13 minutes, 20 seconds East, 25 feet to a point of curve on the same; thence extending on the arc of a circle curving to the right having a radius of 20 feet the arc distance of 31.42 feet to the first mentioned point of tangent and place of beginning.

UNDER AND SUBJECT to building restrictions as of record.

BEING the same premises which Salvatore Gambone, Jr. by Deed dated November 6, 2009 and recorded November 20, 2009 in Montgomery County in Deed Book 5751 Page 16 conveyed unto Jason Davis and Jodie L. Molony, as Joint Tenants with the Right of Survivorship.

Parcel Number: 49-00-13726-00-4.

Location of property: 1234 Woodside Road, Conshohocken, PA 19428.

The improvements thereon are: Residential.

Seized and taken in execution as the property of **Jason Davis and Jodie L. Molony** at the suit of 1900 Capital Trust II, by U.S. Bank Trust National Association, Not In Its Individual Capacity, but Solely as Certificate Trustee. Debt: \$241,349.30.

Hill Wallack, LLP, Attorneys.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,500. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

15-20147

ALL THAT CERTAIN tract or parcel of land with the buildings and improvements thereon erected, situated in **Upper Providence Township**, Montgomery County and Commonwealth of Pennsylvania bounded and described according to a draft made by Ralph E. Shaner and Son Engineering Co., Pottstown, PA dated 10/13/1969 as follows, to wit:

BEGINNING at a point on the Northwesterly side of Egypt Road a corner of land not or late of Paul Yerger; thence extending from said point of beginning along said land of Yerger North 23 degrees 15 minutes East crossing a certain 12 feet wide easement 367.67 feet to a point a corner of land conveyed to Shepski; thence extending along said land South 66 degrees 45 minutes East 45 feet more or less to a point, a corner of other land now or late of Shepski; thence extending along said land South 23 degrees 15 minutes West re-crossing said 12 feet wide easement 344.99 feet to a point on the Northwesterly side of Egypt Road, aforesaid; thence extending along the said side thereof South 86 degrees 30 minutes West 50 feet to the first mentioned point and place of beginning.

Parcel Number: 61-00-01432-00-1.

Location of property: 204 Egypt Road, Mont Clare, PA 19453.

The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **Michele Gregory a/k/a Michelle S. Gregory a/k/a Michelle Faust a/k/a Michelle S. Faust** at the suit of Federal National Mortgage Association ("Fannie Mae"). Debt: \$170,434.04 plus interest to Sale date.

Martha E. Von Rosentiel, PC, Attorneys.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,500. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

15-23807

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, situate in **Whitpain Township**, County of Montgomery and Commonwealth of Pennsylvania, as shown on map made for James Huddy, dated September 1, 1983 prepared by Hopkins and Scott, Inc., Registered Surveyors, Kimberton, PA, being more fully described, as follows, to wit:

BEGINNING at a point on the Northerly right-of-way line of Skippack Pike (60 feet wide) a corner of property of Mae Bourne Strassburger; thence along the property of Strassburger North 37 degrees, 60 minutes East, 200.00 feet to an iron pipe, a corner of property of Miller and Brown Home and Garden Center; thence along the same the following (2) courses and distances: (1) South 51 degrees, 00 minutes East, 150.00 feet to an iron pipe; and (2) South 37 degrees, 00 minutes West, 200.00 feet to an iron pipe on the Northerly right-of-way line of Skippack Pike; thence along the same North 51 degrees, 00 minutes West, 150.00 feet to the first mentioned point and place of beginning.

TITLE TO SAID PREMISES IS VESTED IN Craig O. Atkins and Annette Atkins, h/w, as Tenants by the Entireties, by Deed from Nations Credit Financial Services Corporation, Attorney in fact for The First National Bank of Chicago, as Trustee for U.S. Home Equity Loan Asset Backed Certificates, Series 1991-2, by Power of Attorney dated and recorded in Misc., dated 05/30/1996, recorded 06/11/1996, in Book 5150, Page 1261.

Parcel Number: 66-00-06706-00-5.

Location of property: 895 Whitney Drive, Blue Bell, PA 19422-1205.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Annette Atkins and Craig O. Atkins** at the suit of LSF9 Master Participation Trust. Debt: \$375,023.27.

Phelan Hallinan Diamond & Jones, LLP, Attorneys.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,500. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

15-27152

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, situate in **West Norriton Township**, County of Montgomery and Commonwealth of Pennsylvania, being Lot No. 31, Section 'A' on Plan of Burnside Estates recorded in the Office of the Recorder of Deeds in and for Montgomery County, in Deed Book 1924, Page 601, and described according to a survey and plan thereof made by John V. Hoey, Registered Engineer of Norristown, PA on 7/9/1948, as follows, to wit:

BEGINNING at a point on the South side of cul-de-sac of New Street (said cul-de-sac being 110 feet in diameter) at the distance of 36.15 feet measured in a general West direction along said side of said cul-de-sac with the arc of a circle curving to the right with a radius of 50 feet from a point at the radial intersection on the said side of said cul-de-sac with the South side of New Street (50 feet wide) which point of radial intersection is at the distance of 36.15 feet measured in general West direction along said radial intersection on a line curving to the left with a radius of 50 feet from a point on the South side of New Street which last point is at the distance of 58.86 feet measured South 82 degrees, 59 minutes, 30 seconds West along South side of New Street from the point of radial intersection of the South side of New Street with the West side of Liberty Avenue, (50 feet wide); thence from point of beginning South 7 degrees, 0 minutes, 30 seconds East, 163.81 feet to a point; thence South 82 degrees, 59 minutes, 30 seconds West, 14.94 feet to a point; thence North 45 degrees, 40 minutes, 30 seconds West, 179.75 feet to a point; thence North 52 degrees, 59 minutes, 30 seconds East, 96.92 feet to a point on the Southwest side of said cul-de-sac; thence along same in a general Southeast direction on the arc of a circle curving to the left with a radius of 50 feet the arc distance of 52.36 feet to a point on the South side of said cul-de-sac being the first mentioned point and place of beginning.

ALL THAT CERTAIN tract or parcel of land, situate, in **West Norriton Township**, Montgomery County, Pennsylvania being shown as Parcel D on Exhibit 'A-1', attached hereto, prepared by Stout, Tacconelli & Associates, Inc., dated October 24, 1977, and being more fully described, as follows:

BEGINNING at a common corner of Parcel D, Parcel E, land of George E. and Joanna L. Monaghan and land of Rodney D. and Anna M. Wagner; thence, extending along the Northeast Line of Parcel E, North 67 degrees, 18 minutes, 47 seconds West, 51.05 feet to a corner of land of Michael J. and Anne Milano; thence extending along said Milano's Land, North 45 degrees, 40 minutes, 30 seconds West, 136.66 feet to a point, a corner of Parcel C; thence extending along the Southeast Line of Parcel C, North 52 degrees, 22 minutes, 40 seconds East, 32.26 feet to a common corner of Parcel C, Parcel D, land of Debra B. Wilds and Land of Courtney B. Rodgers and Thomas V. Christopher; thence extending along said Rodgers and Christopher Land, South 45 degrees, 51 minutes, 40 seconds East, 179.75 feet to a common corner of Parcel D, aforesaid, Land of Rodgers and Christopher and aforesaid land of Monaghan; thence, extending along said Monaghan's Land, South 45 degrees, 00 minutes, 19 seconds West, 13.71 feet to a point of beginning.

SUBJECT nevertheless to an existing 20 foot wide water easement and an existing 14 foot wide storm sewer easement, as shown on said plan.

TITLE TO SAID PREMISES IS VESTED IN Doralynn C. Weatherspoon and Brian Matthew Weatherspoon, by Deed from John P. Piccarreta and Mary Beth Piccarreta, dated 07/11/2005, recorded 08/08/2005 in Book 5565, Page 1372.

Parcel Numbers: 63-00-05470-00-2; 63-00-05470-01-1.

Location of property: 5 New Street, Norristown, PA 19403-2813.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Doralynn C. Weatherspoon and Brian Matthew Weatherspoon** at the suit of U.S. Bank National Association as Trustee for Credit Suisse First Boston Mortgage Securities Corporation Home Equity Asset Trust 2005-8, Home Equity Pass-Through Certificates, Series 2005-8. Debt: \$324,723.42.

Phelan Hallinan Diamond & Jones, LLP, Attorneys.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,500. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

15-30286

ALL THAT CERTAIN parcel or piece of ground, hereditaments and appurtenances, situate in **Abington Township**, County of Montgomery and State of Pennsylvania, and described according to a certain plan thereof known as "Plan of Part of Lots Nos. 185 to 187" on a Certain Plan of Huntingdon Terrace, made by George B. Mebus, Inc., Engineers, dated November 25, 1957.

BEGINNING at a point on the Northwesterly side of Arthur Avenue (formerly Glendale Avenue) (40 feet wide), said point being the 2 following courses and distances from a point of curve on the Northeasterly side of Morris Avenue (40 feet wide): (1) leaving Morris Avenue on the arc distance of 8.61 feet to a point of reverse curve on the Northwesterly side of Arthur Avenue and (2) Northeastwardly along the Northwesterly Side of Arthur Avenue on the arc of a circle curving to the right having a radius of 345 feet the arc distance of 10.06 feet to the place of beginning; thence extending from said point of beginning north 34 degrees 26 minutes 35 seconds west through Lot No. 185, 107.91 feet to a point; thence extending north 51 degrees 44 minutes 27 seconds east through Lots Nos. 185, 186, and 187, 77.27 feet to a point in line of lot no. 188; thence extending South 33 Degrees 05 minutes 29 seconds east along the line of Lot No. 188, 106.72 feet to a point on the Northwesterly side of the Arthur Avenue aforesaid; thence extending Southwestwardly along the Northwesterly side of Arthur Avenue on the arc of a circle curving to the left having a radius of 345.00 feet the arc distance of 75.00 feet to the first mentioned point and place of beginning.

BEING the same premises which Edward R. Love and Joan P. Love by Deed dated August 26, 2003, recorded September 10, 2003 in the Montgomery County Clerk's/Register's Office in Deed Book 5472, Page 1249 as Document 019244, conveyed unto Edward R. Love.

Parcel Number: 30-00-02572-00-8.

Location of property: 1060 Winding Creek Lane, Huntingdon Valley, PA 19006 (Township of Abington).

The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **Edward R. Love** at the suit of Citizens Bank of Pennsylvania. Debt: \$107,339.87.

Mattleman, Weinroth, & Miller, P.C., Attorneys.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,520. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

16-02964

ALL THAT CERTAIN Unit in the property known, named and identified as Montgomery Place at Welsh Village Condominium, located in **Montgomery Township**, Montgomery County, Commonwealth of Pennsylvania, which has heretofore been submitted to the Provision of the Uniform Condominium Act, 68 PA C.S. 3101 et seq. by the Recording in the Recorder of Deeds Office of Montgomery County of a Declaration recorded 7/6/1990 in Deed Book 4951 page 375, First Amendment thereto recorded 7/27/1990 in Deed Book 4955 page 146, and all amendment thereto. Last amended by Fourteenth Amendment to Restated and Amended Declaration dated 10/16/1995 recorded in Deed Book 5130 page 472. Together with a proportionate undivided interest in the common elements as defined in such Declaration and amendments, as may be amended.

TITLE TO SAID PREMISES IS VESTED IN Richard M. Cripps, by Deed from Stephen A. Tullman, dated 10/26/1999, recorded 01/03/2000, in Book 5302, Page 0661.

MORTGAGOR Richard M. Cripps died on 05/14/2014, leaving a Will dated 11/14/2012. Letters Testamentary were granted to Denise R. Franklin on 02/10/2015 in Bucks County, No. 09-15-0373. Decedent's surviving devisee(s) are Denise R. Franklin, Donna Keyser and Richard M. Cripps, Jr.

Parcel Number: 46-00-00938-44-7.

Location of property: 3507 Elizabeths Court, North Wales, PA 19454-2026.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Patricia C. Cripps, Denise R. Franklin, in Her Capacity as Executrix and Devisee of The Estate of Richard M. Cripps, Donna Keyser, in Her Capacity as Devisee of The Estate of Richard M. Cripps, Richard M. Cripps, Jr., in His Capacity as Devisee of The Estate of Richard M. Cripps, Unknown Heirs, Successors, Assigns, and All Persons, Firms, or Associations Claiming Right, Title or Interest From or Under Richard M. Cripps, Deceased** at the suit of The Bank of New York Mellon f/k/a The Bank of New York, as Successor Trustee for JPMorgan Chase Bank, N.A., as Trustee for Novastar Mortgage Funding Trust, Series 2006-3 Novastar Home Equity Loan Asset-Backed Certificates, Series 2006-3. Debt: \$142,569.79.

Phelan Hallinan Diamond & Jones, LLP, Attorneys.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,500. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

16-07675

ALL THAT CERTAIN lot or piece of ground with the buildings and improvements thereon erected, situate in **Upper Dublin Township**, Montgomery County, Pennsylvania described according to a survey and plan made by Charles E. Shoemaker, Registered Professional Engineer, dated the 20th day of August 1954 and recorded in the Office for the Recording of Deed at Norristown, Pennsylvania, on January 14, 1955 in Plan Book A2, as follows, to wit:

BEGINNING at a point on the southwest side of Willow Avenue (50 feet wide) which point is measured on the arc of a circle curving to the left having a radius of 20 feet the arc distance of 31.42 feet from a point on the

northwest side of Old Welsh Road (46.5 feet wide); thence extending along the southwest side of Willow Avenue north 80 degrees 30 minutes west 12.28 feet to a point of curve; thence extending along the arc of circle curving to the left having a radius of 125 feet the arc distance of 123.43 feet to a point of tangent on the southeast side of Willow Avenue; thence extending along the southeast side of Willow Avenue south 42 degrees 46 minutes 30 seconds west 45.93 feet to a point; thence extending south 47 degrees 13 minutes 30 seconds east 114.08 feet to a point; thence extending north 42 degrees 27 minutes 30 seconds east 122.15 feet to a point on the northwest side of Old Welsh Road; thence extending along the northwest side of Old Welsh Road 9 degrees 21 minutes east 35 feet to a point of curve; thence extending along the arc of a circle curving to the left having a radius of 20 feet the arc distance of 31.42 feet to a point on the southwest side of Willow Avenue, the first mentioned point and place of beginning.

BEING Lot 37.

BEING the same premises which Richard Fielder, by Deed dated June 15, 2000 and recorded June 22, 2000 in the Office of the Recorder of Deeds in and for Montgomery County in Deed Book 5329, Page 2074, granted and conveyed unto Bringkop Ariyamitr and Saniva Ariyamitr.

Parcel Number: 54-00-17011-00-8.

Location of property: 1869 Willow Avenue, Willow Grove, PA 19090.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Bringkop Ariyamitr and Saniva Ariyamitr a/k/a Saniva Ariyamitr** at the suit of Wilmington Savings Fund Society, FSB, as Trustee of Stanwich Mortgage Loan Trust A c/o Carrington Mortgage Services, LLC. Debt: \$57,433.23.

Powers Kirn, LLC, Attorneys.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,500. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

16-15203

ALL THAT CERTAIN lot or piece of ground together with the two story brick and stone message or tenement thereon erected, situate in **Cheltenham Township**, County of Montgomery, State of Pennsylvania, and described according to a survey and Plan thereof made by Chester E. Albright, Esquire, Civil Engineer, on the 11th day of May A.D., 1937 as follows, to wit:

SITUATE on the Southwesterly side of Erlen Road (50 feet wide) at the distance of 191.96 feet Northwestwardly from a concrete monument marking the intersection of the produced Southwesterly side of Erlen Road and the produced Northwesterly side of Cedar Lane (40 feet wide).

CONTAINING in front or breadth on the said Erlen Road 24 feet and extending of that width in length of depth Southwestwardly between parallel lines at right angles to the said Erlen Road 102 feet to the center line of a certain 12 feet wide driveway which extends Northwestwardly from Cedar Lane into Penrose Avenue.

TOGETHER with the free and common use, right, liberty and privilege of the aforesaid driveway, as and for an automobile driveway, passageway and water course at all times hereafter, forever in common with the owners, tenants and occupiers of the lots of ground bounding thereon and entitled to the use thereof.

TOGETHER with all and singular the improvements, ways, streets, alleys, passages, waters, water-courses, rights, liberties, privileges, hereditaments and appurtenances, whatsoever thereunto belonging, or in any wise appertaining, and the reversions and remainders, rents, issues, and profits thereof, and all the estate, right, title, interest, property, claim and demand whatsoever of it the said Grantor, as well at laws as in equity, or otherwise howsoever, of, in and to the same and every part thereof.

FEE SIMPLE TITLE VESTED IN Nicole Carnarvon and Jenilee Dyer as Joint Tenants with Right of Survivorship by deed from Aubrey A. Fennell and Mildred Fennell, dated 10/5/2007, recorded 10/19/2017, in the Montgomery County Clerk's Office in Deed Book 5669, Page 898, as Instrument No. 2007127070.

Parcel Number: 31-00-09592-00-7.

Location of property: 1816 Erlen Road, Elkins Park, PA 19027.

The improvements thereon are: Residential real estate.

Seized and taken in execution as the property of **Nicole Carnarvon and Jenilee Dyer, as Tenants with Right of Survivorship, by Deed from Aubrey A. Fennell and Mildred Fennell, dated 10/05/2007, recorded 10/19/2017, in the Montgomery County Recorder of Deeds in Deed Book 5669, Page 898, as Instrument No. 2007127070** at the suit of MTGLQ Investors, L.P. Debt: \$259,371.28.

Stern & Eisenberg, PC, Attorneys.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,500. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

16-24254

ALL THAT CERTAIN lot or piece of ground with the buildings and improvements thereon erected, situate in **Upper Dublin Township**, Montgomery County, Pennsylvania described according to a Survey and Plan made by Charles E. Shoemaker, Registered Professional Engineer, dated the 20th day of August 1954 and recorded in the Office for the Recording of Deed at Norristown, Pennsylvania, on January 14, 1955 in Plan Book A2, as follows, to wit:

BEGINNING at a point on the Southwest side of Willow Avenue (50 feet wide) which point is measured on the arc of a circle curving to the left having a radius of 20 feet the arc distance of 31.42 feet from a point on the Northwest side of Old Welsh Road (46.5 feet wide); thence extending along the Southwest side of Willow Avenue North 80 degrees

30 minutes West 12.28 feet to a point of curve; thence extending along the arc of circle curving to the left having a radius of 125 feet the arc distance of 123.43 feet to a point of tangent on the Southeast side of Willow Avenue; thence extending along the Southeast side of Willow Avenue South 42 degrees 46 minutes 30 seconds West 45.93 feet to a point; thence extending South 47 degrees 13 minutes 30 seconds East 114.08 feet to a point; thence extending North 42 degrees 27 minutes 30 seconds East 122.15 feet to a point on the Northwest side of Old Welsh Road; thence extending along the Northwest side of Old Welsh Road 9 degrees 21 minutes East 35 feet to a point of curve; thence extending along the arc of a circle curving to the left having a radius of 20 feet the arc distance of 31.42 feet to a point on the Southwest side of Willow Avenue, the first mentioned point and place of beginning.

BEING Lot 37.

BEING the same premises conveyed to Bringkop Ariyamitr and Saniva Ariyamitr by deed from Richard Fielder, dated 6/15/2000 and recorded 9/1/2000 in Book 5329 Page 2074.

Parcel Number: 54-00-17011-00-8.

Location of property: 1869 Willow Avenue, Willow Grove, PA 19090

The improvements thereon are: A single-family residential dwelling.

Seized and taken in execution as the property of **Bringkop Ariyamitr and Saniva Ariyamitr a/k/a Saniya Ariyamitr** at the suit of Specialized Loan Servicing LLC. Debt: \$142,554.09.

KML Law Group, P.C., Attorneys.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,500. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

16-25937

ALL THAT CERTAIN lot or piece of ground, situate in **Lower Frederick Township**, Montgomery County, Pennsylvania, bounded and described according to a Final Plan of Subdivision made for Sylvio Corporation made by Urwiler & Walter, Inc., Sumneytown, PA, dated October 15, 1976 and last revised June 14, 1979, as follows, to wit:

BEGINNING at a point on the Northwesterly side or Grimley Road (50 feet wide) said point being measured the two following courses and distances from a point of curve on the Northeasterly side of Schwenk Road (50 feet wide): (1) leaving Schwenk Road on the arc of a circle curving left having a radius of 20.00 feet, the arc distance of 31.42 feet to a point of tangent on the Northwesterly side of Grimley Road; and (2) North 41 degrees, 03 minutes, 24 seconds East, 96.00 feet to point of beginning, said point of beginning being a point, a corner of Lot No. 240 as shown on the above mentioned plan; thence extending along the aforesaid lot North 48 degrees, 56 minutes, 36 seconds West, 125.00 feet to a point a corner of Lot No. 302 as shown on the above mentioned plan; thence extending along the aforesaid lot North 41 degrees, 03 minutes, 24 seconds East, 24.00 feet to a point a corner of Lot No. 238 as shown on the above mentioned plan; thence extending along the same South 48 degrees, 56 minutes, 36 seconds East, 125.00 feet to a point on the Northwesterly side of Grimley Road; thence extending along the same South 41 degrees, 03 minutes, 24 seconds West, 24.00 feet to the first mentioned point and place of beginning.

BEING Lot No. 239 as shown on the above mentioned plan.

Parcel Number: 38-00-00902-73-4.

Location of property: 262 Grimley Road, Schwenksville, PA 19473 (Lower Frederick Township).

The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **Jeremy B. Krieg and Kristin E. Krieg** at the suit of The Bank of New York Mellon f/k/a The Bank of New York, as Trustee for the Certificateholders of CWALT, Inc., Alternative Loan Trust 2005-86CB, Mortgage Pass Through Certificates, Series 2005-86CB. Debt: \$323,378.65.

Mattleman, Weinroth, & Miller, P.C., Attorneys.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,500. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

16-27132

THE FOLLOWING DESCRIBED PROPERTY:

PROPERTY located in the City of Souderton, County of Montgomery, State of Pennsylvania:

ALL THAT CERTAIN lot or piece of ground, situate in **Hatfield Township**, Montgomery County and Commonwealth of Pennsylvania, bounded and described according to a Final Overall Record Plan of Westport Farm prepared for T. H. Properties by Duffy Engineering Co., LLC, dated 10/18/2005, last revised 8/23/2006 and recorded in Montgomery County in Plan Book 27 page 422, et al., as follows, to wit:

BEGINNING at a point on the Southwesterly side of Grayson Drive (50 feet wide) which point of beginning is at the distance of 31.42 feet measured on the arc of a circle curving to the right having a radius of 20 feet from a point of curve on the Southeasterly side of Bellevue Lane (50 feet wide); thence extending from said point of beginning along the Southwesterly side of Grayson Drive South 54 degrees 45 minutes 34 seconds East 152.28 feet to a corner of Lot No. 84, as shown on said Plan; thence extending South 34 degrees 05 minutes 11 seconds West 221.69 feet to a corner of lands now or late of Christian A. & Lori H. Borglum; thence extending along the same North 54 degrees 31 minutes 57 seconds West 170.84 feet to a point on the Southeasterly side of Bellevue Lane, aforesaid; thence extending along the same the four following, courses and distances, viz: (1) North 35 degrees 14 minutes 26 seconds East 77.54 feet to a point of curve, (2) Northwestwardly on the arc of a circle curving to the right having a radius of 1025 feet the arc distance of 11.65 feet to a point of tangent, (3) North 35 degrees 14 minutes 26 seconds East 100.47 feet to a point of curve and (4) Southeastwardly on the arc of a circle curving to the right having a radius of 20 the arc distance of 31.42 feet to the first mentioned place of beginning.

BEING Lot No. 85, as shown on said Plan.

BEING the same premises conveyed to Myung Shin Hong and Jae Y. Yum from T.H. Properties, a Pa Limited Partnership, by virtue of a Deed dated 03/08/2007, recorded 03/19/2007, in Deed Book 5639, Page 850, County of Montgomery, State of Pennsylvania.

Parcel Number: 35-00-02890-23-8.

Location of property: 1429 Bellevue Lane, Souderton, PA 18964.

The improvements thereon are: A single-family residential dwelling.

Seized and taken in execution as the property of **Myung Shin Hong and Jae Y. Yum** at the suit of Specialized Loan Servicing LLC. Debt: \$405,565.37.

KML Law Group, P.C., Attorneys.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,520. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

17-01630

ALL THAT CERTAIN lot or piece of ground with the building and improvements thereon erected, situate in **Norristown Borough**, Montgomery County and State of Pennsylvania, bounded and described according to a survey and plan thereof made by Hiltner and Hitchcock, Civil Engineer, November 19, 1928, as follows, to wit:

BEGINNING at a point on the Southwesterly side of Main Street, at the distance of 22.15 feet Northwesterly from the intersection of the said side of Main Street, with the Northwesterly side of Ford Street; thence extending along other land of Grantor, the line passing for a portion of the distance through the middle of a partition wall dividing the house on these premises from that on the adjoining premises South 31 degrees 45 minutes West 128.8 feet to a corner, on the Northeasterly side of a 16 feet wide alley; thence extending along said side of said alley, North 58 degrees West 15.88 feet to a point a corner of other land of the grantor; thence extending along other land of the grantor and of Jeremiah O'Brien North 31 degrees 24 minutes East 128.8 feet the line for a portion of the distance passing through the middle of a 2 feet wide alley and also through the middle of the partition wall dividing the house erected on these premises from that on the adjoining premises to a point a corner on the Southwesterly side of Main Street aforesaid and extending along the said side thereof South 58 degrees 15 minutes East 16.68 feet to the first mentioned point and place of beginning.

TITLE TO SAID PREMISES VESTED IN Christopher A. Organtini and Dawn M. Organtini by Deed from Frances M. Pizza dated November 20, 1995 and recorded on December 12, 1995 in the Montgomery County Recorder of Deeds in Book 5134, Page 0657 as Instrument No. 019518.

Parcel Number: 13-00-21644-00-6.

Location of property: 572 East Main Street, Borough of Norristown, PA 19401.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Christopher A. Organtini and Dawn M. Organtini** at the suit of Bank of America N.A., Successor by Merger to BAC Home Loans Servicing, LP f/k/a Countrywide Home Loans Servicing, LP. Debt: \$86,413.19.

Milstead & Associates, LLC, Attorneys.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,500. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

17-05155

ALL THAT CERTAIN lot or piece of ground, situate in **Upper Merion Township**, County of Montgomery and Commonwealth of Pennsylvania and more particularly described as Lot No. 2 in accordance with a plan thereof prepared by Donald E. Schurr, Registered Land Surveyor 6/21/1952 and recorded in the Office of the Recording of Deeds at Norristown, Pa. , in Deed Book 2225 page 601 as follows:

BEGINNING at a point in the center line of Ross Road (33 feet wide) a public road leading from Beidler Road to Bridgeport at the distance of 454 feet from the intersection of the said center line of Ross Road and the Northeasterly line of the Monroe Coal Mining Company Property, thence South 29 degrees 44 minutes 45 seconds East the line dividing this from lot 1 on said plan 277 30 feet to a point in line of Lot No 4 on said plan, thence North 61 degrees 01 minute 45 seconds East 93.13 feet to a point, thence North 33 degrees 45 minutes 15 seconds West the line dividing this and Lot No 3 on said plan, 269.90 feet to the center line of Ross Road aforementioned, thence South 67 degrees 56 minutes 45 seconds West along the said center line of Ross Road 75 feet to the point and place of beginning.

TITLE TO SAID PREMISES IS VESTED IN George T. Cwienk III and April Cwienk, by Deed from John Raymond Manion and Bernice M. Yashura, dated 04/28/2006, recorded 05/09/2006, in Book 5600, Page 610.

Parcel Number: 58-00-01954-00-4.

Location of property: 351 Ross Road, King of Prussia, PA 19406-2108.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **George T. Cwienk, III a/k/a George T. Cwienk and April Cwienk a/k/a April Lynn Cwienk** at the suit of Specialized Loan Servicing LLC. Debt: \$226,811.98.

Phelan Hallinan Diamond & Jones, LLP, Attorneys.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,500. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

17-14792

ALL THAT CERTAIN lot or tract of ground, with the buildings and improvements thereon erected, situate partly in **Lower Salford Township and partly in Towamencin Township**, Montgomery County, Pennsylvania, bounded and described according to a Subdivision prepared for Grace Krauss by Herbert H. Metz, Inc., Civil Engineers and Surveyors, dated September 17, 1975 as follows, to wit:

BEGINNING at a point on the title line in the bed of Sumneytown Pike (LR 198), said point of beginning being at the distance of 452.72 feet measured along the title line in the bed of Sumneytown Pike from its point of intersection with the centerline of Clemens Road, said point also being a corner of Lot No. 2 as shown on the above mentioned plan; thence extending from said point of beginning along the last lot North 46 degrees 04 minutes East crossing the Northeastly side of Sumneytown Pike 420.94 feet to a point in line of lands now or late of T.M. Landis Realty Corp.; thence along the same South 71 degrees 52 minutes East crossing the Westerly side of Skippack Creek 465.80 feet to a point in the bed of said Skippack Creek, said point also being in line of lands now or late of Howard G. and Marian A. Wambold, said point also being the approximate Township line dividing Lower Salford Township and Towamencin Township; thence extending along the last mentioned lands and partially through the bed of Skippack Creek South 12 degrees 53 minutes West crossing the Easterly side of said Skippack Creek and re-crossing the Northeastly side of Sumneytown Pike 780.74 feet to a point on the title line in the bed of Sumneytown Pike; thence extending along the title line in the bed of Sumneytown Pike North 52 degrees 37 minutes West 361.68 feet to a point a corner of land now or late of Marlyn Gross; thence extending along the same the three following courses and distances: (1) North 32 degrees 03 minutes East again re-crossing the Northeastly side of Sumneytown Pike and re-crossing the approximate township line 235.95 feet to a point; (2) North 55 degrees 30 minutes 04 seconds West 102.10 feet to an existing iron pin; and (3) South 38 degrees 00 minutes 15 seconds West again re-crossing the Northeastly side of Sumneytown Pike 192.64 feet to a point on the title line in the bed of same; thence extending along the same North 36 degrees 03 minutes West 353.02 feet to the first mentioned point and place of beginning.

BEING Lot No. 1 as shown on the above-mentioned plan, known as 17 Main Street.

EXCEPTING THEREFROM AND THEREOUT ALL THAT CERTAIN lot or piece of ground which Donald A. Jonas and Wendy M. Jonas, husband and wife, by deed dated 7/2/2007 and recorded in Deed Book 5668 page 1590 conveyed unto The Commonwealth of Pennsylvania, Department of Transportation.

Parcel Number: 50-00-01684-00-3; 53-00-08126-00-2.

Location of property: 17 Mainland Road, Harleysville, PA 19438, a/k/a 17 Main Street, Harleysville, PA 19438.

The improvements thereon are: Commercial property.

Seized and taken in execution as the property of **Mainland Terroir, LLC** at the suit of Republic First Bank d/b/a Republic Bank in the matter of Republic First Bank d/b/a Republic Bank. Debt: \$376,218.22.

McCarter & English, LLP, Attorneys.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,520. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

17-14831

ALL THAT CERTAIN lot or piece of land, situate in **Hatboro Borough**, County of Montgomery and State of Pennsylvania being Lots Nos. 24 and 25, Block C on a Certain Plan of Lots made for Edward H. Bussinger and J. Raymond Bussinger by Edward Pickering, Jr., Surveyor, 8/28/1925 known as "Hatboro Terrace", which Plan is recorded at Norristown, Pennsylvania in Deed Book 971 page 600 and later revised changing the name of Bonair Avenue to Terrace Road, being bounded and described according thereto as follows:

BEGINNING at a point on the Northwestwardly side of Springdale Avenue (50 feet wide) at the distance of 25 feet Southwestwardly from the point of intersection of the Northwestwardly side of Springdale Avenue and the Southwestwardly side of Terrace Road (50 feet wide); thence along the Northwestwardly side of Springdale Avenue South 45 degrees 4 minutes West 50 feet to a corner of Lot No. 23, Block C on said plan; thence by the same North 44 degrees 56 minutes West 150 feet to a common corner with Lots Nos. 23, 10 and 11, Block C; thence by Lots Nos. 11 and 12, Block C North 45 degrees 4 minutes East 50 feet to a common corner with Lots Nos. 12, 13 and 26, Block C; thence by Lot No. 26, Block C South 44 degrees 56 minutes East 150 feet to the first mentioned point and place of beginning.

TITLE TO SAID PREMISES IS VESTED IN Richard L. Humphreys, Gwen M. Humphreys, Husband and Wife Richard B. Humphreys and Christine V. Humphreys, Husband and Wife, by Deed from Harry A. Selser, dated 10/12/2006, recorded 10/24/2006, in Book 5621, Page 614.

Parcel Number: 08-00-05467-00-6.

Location of property: 465 Springdale Avenue, Hatboro, PA 19040.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Richard L. Humphreys, Richard B. Humphreys, Christine V. Humphreys and Gwen M. Humphreys** at the suit of PHH Mortgage Corporation. Debt: \$268,958.65.

Phelan Hallinan Diamond & Jones, LLP, Attorneys.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,500. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

17-15303

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, situate in **Lower Merion Township**, Montgomery County and State of Pennsylvania, and described according to a plan of Hughes Park Homes, made by Yerkes Engineering Co., Bryn Mawr, PA, on July 14, 1955 and last revised October 23, 1963, as follows:

BEGINNING at a point on the southeasterly side of Westfall Avenue, (thirty three feet wide) at the distance of one hundred two and fifty one hundredths feet measured south sixty six degrees thirty four minutes west, along same, from its intersection with the southwesterly side of Lawndale Avenue (thirty three feet wide); thence extending from said beginning point south twenty three degrees forty six minutes east, ninety eight and fifty one hundredths feet to a point; thence extending south sixty six degrees thirty four minutes west, one hundred sixteen feet, to a point; thence extending north twenty three degrees forty six minutes west, ninety eight and fifty one hundredths feet to a point of the southeasterly side of Westfall Avenue, aforesaid; thence extending along the same, north sixty six degrees thirty four minutes east, one hundred sixteen feet to the first mentioned point and place of beginning.

BEING the same premises conveyed to Anthony Pollitt, by deed from Stanley Hamilton and Alice Hamilton, dated 07/20/1998 and recorded 11/04/1998 in Montgomery County Book #5247, Page 1043.

Parcel Number: 40-00-47948-00-9.

Location of property: 36 Prospect Avenue, Bryn Mawr, PA 19010.

The improvements thereon are: Duplex.

Seized and taken in execution as the property of **Anthony Pollitt** at the suit of The Bank of New York Mellon as Indenture Trustee for Nationstar Home Equity Loan Trust 2009-A. Debt: \$204,571.67.

KML Law Group, P.C., Attorneys.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,500. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

17-22199

ALL THAT CERTAIN lot or parcel of land, with the buildings and improvements thereon erected situate in **Upper Merion Township**, Montgomery County and Commonwealth of Pennsylvania, bounded and described according to the Final Subdivision Plan entitled "Copper Mill Station", prepared by S.W.K., Ltd., dated January 20, 1989, as recorded in Montgomery County, in Plan Book A-42, Page 97, as follows to wit:

BEGINNING at a point on the Northwesterly side of Lawndale Avenue (50.00 feet wide), a corner of this and Lot Number 43, as shown on said Plan, which point is measured the two following courses and distances from a point of curve on the Northeasterly side of Traymore Avenue (50.00 feet wide), Viz: (1) leaving Traymore Avenue on the arc of curve, curving to the left having a radius of 15.00 feet, the arc distance of 15.27 feet to a point of tangent extending North 63 degrees 10 minutes 43 seconds East, along the said side of Lawndale Avenue, the distance of 529.66 feet to the point of beginning.

CONTAINING in frontage or breadth on a course measured North 63 degrees 10 minutes 43 seconds East, along the said Northwesterly side of Lawndale Avenue, the distance of 20.00 feet and extending of that width Northwestwardly between parallel lines at right angles thereto, the distance of 115.00 feet.

BEING Lot Number 24, as shown on the above mentioned Plan.

BEING property known and numbered as 286 Lawndale Avenue, King of Prussia, PA 19406.

BEING the same premises in which Gambone Bros, by deed dated March 15, 2001 and recorded on March 20, 2001 in the Office of Recorder of Deeds in and for Montgomery County at Book 5354, and Page 409, conveyed unto Dong Y. Kuk.

TO have and to hold the said lot or piece of ground described with the buildings and improvements hereditaments and premises hereby granted, or mentioned and intended so to be, with the appurtenances, unto the said Grantee, his heirs and assigns, to and for the only proper use and behoof of the said Grantee, his heirs and assigns, forever.

Parcel Number: 58-00-12606-60-2.

Location of property: 286 Lawndale Avenue, King of Prussia, PA 19406.

The improvements thereon are: Single-family dwelling.

Seized and taken in execution as the property of **Dong Y. Kuk and United States of America** at the suit of MTGLQ Investors, LP. Debt: \$132,921.43.

Richard M. Squire & Associates, LLC, Attorneys.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,500. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

17-22790

ALL THAT CERTAIN unit designated as Unit No. B-6, in the "Oak" Building, being a unit in "Spring Mountain Summit", a Condominium, located on Walnut Street and Centennial Street in **Schwenksville Borough**, County of Montgomery, and Commonwealth of Pennsylvania, as being designated in the Declaration of Condominium of "Spring Mountain Summit" under the Unit Property Act, dated 2/22/1980 and recorded in the Office for the Recording of Deeds, in and for the County of Montgomery at Norristown, Pennsylvania in Deed Book 4503, Page 443, and First Amendment thereto, dated 2/26/1981 and recorded in Deed Book 4612, Page 99, and also designated on the Declaration Plan of "Spring Mountain Summit" recorded in the aforesaid Recorder of Deeds Office in Condominium Plan Book 7, Page 80, and a Code of Regulations of "Spring Mountain Summit", recorded in the aforesaid Recorder of Deeds Office in Deed Book 4503, Page 480.

TOGETHER with a .94% undivided interest in and to the Common Elements as fully set forth in the aforesaid Declaration of Condominium of "Spring Mountain Summit".

TITLE TO SAID PREMISES IS VESTED IN William and Theresa Antosh, by Deed from Jennifer A. Isett, dated 04/16/2001, recorded 05/02/2001, in Book 5358, Page 1402.

Parcel Number: 20-00-00059-15-5.

Location of property: 1322 Forest Lane, Unit B-6, a/k/a 1322 Forest Lane, Block 1, Unit 71, Schwenksville, PA 19473-1067. The improvements thereon are: Condominium mid-rise.

Seized and taken in execution as the property of **William Antosh and Theresa Antosh** at the suit of Pennymac Loan Services, LLC. Debt: \$55,666.90.

Phelan Hallinan Diamond & Jones, LLP, Attorneys.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,500. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

17-23210

ALL THAT CERTAIN lot or piece of ground, situate in **Montgomery Township**, Montgomery County, Pennsylvania, bounded and described in accordance with a Final Plan of Meadow Glen, Section 1, made by Charles E. Shoemaker, Inc., Engineers and Surveyors dated 8/23/1973 and last revised 2/15/1977 and recorded in Plan Book A-28, Page 68, as follows, to wit:

BEGINNING at a point on the Southwesterly side of Meadow Glen Road (50 feet wide) said point is measured the two following courses and distances from a point of curve on the Northwesterly side of Andrew Lane (50 feet wide): (1) leaving Andrew Lane on the arc of a circle curving to the left having a radius of 20 feet the arc distance of 31.31 feet to a point of tangent on the Southwesterly side of Meadow Glen Road; and (2) North 49 degrees, 27 minutes, 34 seconds West, 370.15 feet to the point of beginning; thence extending from said beginning point South 40 degrees, 32 minutes, 26 seconds West, 260 feet to a point; thence extending North 49 degrees, 27 minutes, 34 seconds West, 46.02 feet to a point; thence extending North 49 degrees, 29 minutes, 45 seconds West, 53.85 feet to a point; thence extending North 40 degrees, 30 minutes, 15 seconds East, 260 feet to a point on the Southwesterly side of Meadow Glen Road; thence extending along the same the two following courses and distances: (1) South 49 degrees, 29 minutes, 45 seconds East, 53.93 feet to a point; and (2) South 49 degrees, 27 minutes, 34 seconds East, 46.10 feet to the first mentioned point and place of beginning.

BEING Lot Number 72 as shown on the above mentioned plan.

TITLE TO SAID PREMISES IS VESTED IN William G. Evans and Ruth D. Evans, by Deed from William G. Evans and Ruth D. Murphy, dated 11/20/1989, recorded 12/04/1989, in Book 4931, Page 831.

Ruth D. Evans a/k/a Ruth Murphy Evans a/k/a Ruth Doris Evans was a co-record owner of the mortgaged premises as a Tenant by the Entirety. By virtue of Ruth D. Evans a/k/a Ruth Murphy Evans a/k/a Ruth Doris Evans's death on or about 01/29/2017, her ownership interest was automatically vested in the Surviving Tenant by the Entirety.

Parcel Number: 46-00-02590-21-7.

Location of property: 14 Meadowglen Road, a/k/a 14 Meadow Glen Road, Lansdale, PA 19446-1408.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **William G. Evans** at the suit of U.S. Bank National Association, as Trustee for GSAA Home Equity Trust 2007-1, Asset-Backed Certificates, Series 2007-1. Debt: \$316,263.83.

Phelan Hallinan Diamond & Jones, LLP, Attorneys.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,500. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

17-23755

ALL THAT CERTAIN unit, designated as Unit No. 227, being a unit in the Chelbourne Plaza Condominium, Hereditaments and Appurtenances, situate in **Cheltenham Township**, County of Montgomery and Commonwealth of Pennsylvania, which has heretofore been submitted to the provisions of the Uniform Condominium Act, 68 Pa C.S. 3101 et seq., as designated in the Declaration of Condominium of Chelbourne Plaza Condominium bearing dated 7/18/1988 and recorded in the Office for the Recording of Deeds in and for the County of Montgomery at Norristown, Pennsylvania on 7/29/1988 in Deed Book 4881 page 817, and Plats and Plans for Condominium bearing date 7/18/1988 and recorded as Exhibit "B" and the By-Laws of Chelbourne Plaza Condominium dated 7/18/1988 and recorded 7/29/1988 in Deed Book 4881 page 888, and a First Amendment to Declaration of Condominium dated 2/25/1993 and recorded 3/9/1993 in Deed Book 5035 page 1634 and the Declaration Plan dated July 18, 1988 and as recorded as part of said Declaration, being and designated as Unit No. 227, together with a proportionate undivided interest in the Common Elements (as defined in such Declaration), as amended.

TOGETHER with all right, title and interest, being an undivided interest of, in and to the Common Elements as set forth in the aforesaid Declaration of Condominium and as the same may be changed by any Amendments thereto.

TITLE TO SAID PREMISES IS VESTED IN Jee Ye Eom and Ji Hee Eom, by Deed from Chelbourne Units Partnership, LP, a Pennsylvania Limited Partnership, Dated 04/13/2004, Recorded 05/04/2004, in Book 5505, Page 1816.

Parcel Number: 31-00-26564-28-8.

Location of property: 46 Township Line Road, Unit 227, Elkins Park, PA 19027-2232.

The improvements thereon are: Condominium garden style-common entrance.

Seized and taken in execution as the property of **Jee Ye Eom and Ji Hee Eom** at the suit of Specialized Loan Servicing LLC. Debt: \$52,671.25.

Phelan Hallinan Diamond & Jones, LLP, Attorneys.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,500. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

17-24059

ALL THAT CERTAIN unit in the property known, named and identified as Montgomery Place at Welsh Village Condominium, located in **Montgomery Township**, Montgomery 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 Recorder of Deeds Office of Montgomery County of a Declaration recorded 7/6/1990 in Deed Book 4951 Page 375, and any and all subsequent amendments thereto.

BEING the same premises, which Janet Donovan, by Deed dated February 11, 2009 and recorded February 24, 2009 in the Office of the Recorder of Deeds in and for Montgomery County in Deed Book 5722, Page 1743, Instrument # 2009015333, granted and conveyed unto Linda Hennessy.

Parcel Number: 46-00-00005-26-4.

Location of property: 1306 Barbaras Court, North Wales, PA 19454

The improvements thereon are: Residential property/Condominium-Townhouse.

Seized and taken in execution as the property of **Linda S. Fredericks a/k/a Linda Hennessy** at the suit of Citimortgage, Inc. Debt: \$154,305.25.

Powers Kirn, LLC, Attorneys.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,500. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

17-25628

ALL THAT CERTAIN tract or piece of ground with the building and improvements thereon erected, situate in **Montgomery Township**, County of Montgomery and Commonwealth of Pennsylvania, designated as Lot No. 6 on a plan of Fairwood Farms, more particularly bounded and described according to a survey thereof made by Herbert H. Metz, Inc., Registered Engineers, Lansdale, Pa., dated 3/2/1963 last revised 6/14/1963, as follows, to wit:

BEGINNING at a point, situate in the Southeast side line of Line Street as laid out 43 feet wide, said beginning point being a corner of this and Lot No. 5 on said Fairwood Farms Development; thence extending along said Lot No. 5, South 48 degrees 39 minutes 30 seconds East, 210 feet to a point, a corner of this and Lot No. 12, thence extending along the same, South 41 degrees 20 minutes 30 seconds West, 127.02 feet to a point, a corner in the Northeast side line of Bridle Path Drive, as laid out on said plan, 50 feet wide; thence extending along the same, North 48 degrees 39 minutes 30 seconds West, 190 feet to a point of tangent, still situate in the Northeast side line of Bridle Path Drive, aforesaid, thence extending along a line curving to the right with a radius of 20 feet, an arc distance of 31.42 feet to a point, a corner of this and the Southeast side line of Line Street, aforesaid, thence extending along the same, North 41 degrees 20 minutes 30 seconds East, 107.02 feet to the first mentioned point and place of beginning.

BOUNDED on the Northeast by Lot No. 5, on the Southeast by Lot No. 12, on the Southwest by Bridle Path Drive and on the Northwest by Line Street.

BEING the same premises which Samuel Yassi and Sylvia Yassi, husband and wife, by Deed dated 10/26/1967 and recorded 10/27/1967 in Norristown, Pennsylvania in Deed Book 3490, Page 1156, granted and conveyed unto Michael J. Pollack and Elaine G. Pollack, husband and wife, in fee.

Parcel Number: 46-00-02479-00-4.

Location of property: 2089 North Line Street, Lansdale, PA 19446.

The improvements thereon are: A single-family residential dwelling.

Seized and taken in execution as the property of **Elaine G. Pollack and Michael J. Pollack** at the suit of New Penn Financial LLC d/b/a Shellpoint Mortgage Servicing. Debt: \$36,503.81.

KML Law Group, P.C., Attorneys.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,500. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

17-25885

ALL THAT CERTAIN lot or piece of ground with the buildings and improvements thereon erected, situate in **Skippack Township**, County of Montgomery and Commonwealth of Pennsylvania, bounded and described according to a Plan of Harrisontowne, made by David Meixner, Registered Professional Engineer, Collegeville, Pennsylvania, on August 18, 1967, and revised on March 20, 1968, which Plan is recorded in the Office of the Recorder of Deeds, in and for the County of Montgomery, at Norristown, Pennsylvania in Plan Book No. A-12 Page 7, as follows, to wit:

BEGINNING at a point on the Northeasterly side of Barbara Road (50 feet wide), which point is at the distance of 158.03 feet measured North 48 degrees, West along the said side of Barbara Road, from a point of tangent, which point of tangent is at the arc distance of 39.14 feet measured along the arc of a curve, curving to the right having a radius of 25 feet from a point of curve on the Northwesterly side of the Northerly branch of Legat Lane (50 feet wide); thence extending from said beginning point and along the said Northeasterly side of Barbara Road, North 48 degrees West the distance of 150 feet to a point, thence extending along line of Lot No. 10 on said plan, North 42 degrees East the distance of 344.05 feet to a point; thence extending along line of Lot No. 7 on said Plan, South 12 degrees 25 minutes 50 seconds East the distance of 184.41 feet to a point; thence extending along line of Lot No 8 on said plan, South 42 degrees West the distance of 236.78 feet to the first mentioned point and place of beginning.

BEING known and designated as Lot No. 9 on said plan.

BEING the same which Derrick Brooks and Amy Brooks, as tenants by the entirety, by Deed dated 7/29/2016 and recorded 8/4/2016, in the County of Montgomery, in Book 6010 Page 468, conveyed unto Jay T. Hendricks and Jennifer L. Hendricks.

Parcel Number: 51-00-00112-00-8.

Location of property: 3565 Barbara Lane, Harleysville, PA 19438

The improvements thereon are: A single-family residential dwelling.

Seized and taken in execution as the property of **Amy Brooks and Derrick Brooks** at the suit of M&T Bank. Debt: \$391,407.96.

KML Law Group, P.C., Attorneys.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,500. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

17-27834

ALL THAT CERTAIN lot or piece of ground with the buildings and improvements thereon erected, situate in **Plymouth Township**, Montgomery County, commonwealth of Pennsylvania, described according to a plan of Plymouth Estates made by Donald H. Schurr, Civil Engineer and Surveyor, Norristown PA, on the 21st day of August A.D. 1961, which plan is recorded in the Office for the Recording of Deeds in and for the County of Montgomery at Norristown, PA, in Plan Book A7, page 54 as follows, to wit:

BEGINNING at a point on the southeasterly side of Arrow Head Lane (fifty feet wide) at the distance of four hundred fifty feet measured south forty three degrees twenty minutes west, along the said side of Arrow Head Lane, from a point of tangent therein, which point of tangent is measured on the arc of a curve curving to the right having a radius of twenty feet the arc distance of thirty one and forty-two one hundredths feet point of curve on the southwesterly side of Township Line Road (forty-six and five tenths feet wide).

CONTAINING in front or breadth on the said side of Arrow Head Lane ninety-four feet and extending of that width in length or depth southeasterly between parallel lines at right angles to the said Arrow Head Lane one hundred twenty feet. BEING Lot No. 59 on said Plan.

TITLE TO SAID PREMISES IS VESTED IN Tracey Krause by Deed from Tracey Krause and Jason Krause, husband and wife, dated March 21, 2008 and recorded April 16, 2008 in Deed Book 5689, Page 1224.

Parcel Number: 49-00-00235-00-4.

Location of property: 3034 Arrow Head Lane, Plymouth Meeting, Pennsylvania 19462.

The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **Tracey Krause** at the suit of Federal National Mortgage Association ("Fannie Mae"), a Corporation Organized and Existing Under the Laws of the United States of America. Debt: \$342,406.02.

McCabe, Weisberg & Conway, LLC, Attorneys.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,500. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

17-27937

ALL THAT CERTAIN brick message and tract or lot of land situate in **Pottstown Borough**, Montgomery County, Pennsylvania, being known as 472 Spruce Street, bounded and described as follows, to wit:

BEGINNING at a point on the East side of Spruce Street at a distance of 90 feet Southwardly from West Street, at a corner of this and Lot No. 62, thence by the same Eastwardly 140 feet to a 20 foot wide alley, thence by the same Southwardly 30 feet to a corner of this and Lot No. 64, thence by the said lot Westwardly 140 feet to the Eastern line of Spruce Street, thence by the same Northwardly 30 feet to the place of beginning.

BEING Lot No. 63 in a plan of lots known as Missimer's Farm Town lots.

BEING the same premises which Bernard Lazensky and Joanne Peto, Executors of the Last Will and Testament of Sue E. Lazensky, Deceased, by their Indenture dated April 15, 1966, and recorded in the Office of the Recorder of Deeds, in and for Montgomery County, at Norristown, Pennsylvania, in Deed Book 3223, Page 967, granted and conveyed unto Robert J. Richard and Dawn L. Richard, his wife, grantors herein.

SUBJECT to restrictions, reservations, easements, covenants, oil, gas or mineral rights of record, if any being the same premises conveyed to Ronald R. Large from Robert J. Richard and Dawn L. Richard, his wife, by deed dated 11/14/1973, and recorded on 11/16/1973, at Book 3902, Page 511, in Montgomery County, Pa.

BEING the same premises which Robert J. Richard and Dawn L. Richard, his wife, by Fee Simple Deed dated November 14, 1973, and recorded November 16, 1973, in the Office of the Recorder of Deeds in and for the County of Montgomery.

Parcel Number: 16-00-27620-00-3.

Location of property: 472 Spruce Street, Pottstown, PA 19464.

The improvements thereon are: Duplex.

Seized and taken in execution as the property of **Unknown Heirs, Successors, Assigns and All Persons Firms or Associations Claiming Right, Title or Interest from or under Ronald Large a/k/a Ronald R. Large; Lorraine L. Andrews, Known Heir of Ronald Large a/k/a Ronald R. Large and Laura Lynn Murphy Known Heir of Ronald Large a/k/a Ronald R. Large** at the suit of KeyBank, N.A. Successor by Merger to First Niagara Bank. Debt: \$47,902.36.

KML Law Group, P.C., Attorneys.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,500. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

17-28673

ALL THAT CERTAIN lot or piece of ground with the buildings and improvements thereon erected, situate in **Springfield Township**, County of Montgomery, State of Pennsylvania, and described according to a Plan of Section No. 3 of Whitemarsh Village made for McCloskey Homes, Inc; on March 17, 1947, and revised September 5, 1950, by Franklin and Lindsey, Registered Engineers, Philadelphia, which plan is recorded at Norristown in the Office for the Recording of Deeds in and for the County of Montgomery in Deed Book 2063, Page 601, as follows to wit:

BEGINNING at a point on the Northeast side of Cheltenham Avenue (50 feet wide) at the distance of 230.14 feet measured along the said side of Cheltenham Avenue, South 52 degrees, 18 minutes, 30 seconds East from its point of intersection with the Southeast side of Paper Mill Road (41.5 feet wide) as widened on the Southeast side thereof (both lines produced).

CONTAINING in front or breadth on the said side of Cheltenham Avenue from the said beginning point 80 feet and extending of that width in length or depth North 37 degrees, 41 minutes, 30 seconds East between parallel lines at right angles to the said Cheltenham Avenue on the Northwest line thereof 355.88 feet and the Southeast line thereof 356.02 feet.

BEING Lot No. 560 Cheltenham Avenue on said plan.

UNDER AND SUBJECT to Agreement and Restrictions as of record.

BEING Tax Map No. 52066A036.

BEING the same premises which Samuel J. Melincoff and Julia Melincoff, by Deed dated April 29, 1999, and recorded May 18, 1999, in the Office of the Recorder of Deeds in and for the County of Montgomery, Deed Book 5272, Page 307, granted and conveyed unto Clifford L. Bardliving, Jr. and Tanya L. Bardliving, as Tenants by the Entirety, in fee.

ALL the right, title, interest and claim of Clifford L. Bardliving, Jr. and Tanya L. Bardliving of, in and to:

ALL the following described real estate, situate in Springfield Township, County of Montgomery, Commonwealth of Pennsylvania:

HAVING erected thereon a single family known and numbered as 8907 Cheltenham Avenue, Glenside, PA 19038. Deed Book 5272, Page 307, Parcel Number 52-00-03328-00-4.

Parcel Number: 52-00-03328-00-4.

Location of property: 8907 Cheltenham Avenue, Glenside, PA 19038.

The improvements thereon are: A single-family.

Seized and taken in execution as the property of **Clifford L. Bardliving, Jr. and Tanya L. Bardliving** at the suit of LSF9 Master Participation Trust. Debt: \$451,483.63.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,500. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

18-01041

ALL THAT CERTAIN lot, piece or parcel of land, with the buildings and improvements thereon erected, situate, lying and being in **Horsham Township**, County of Montgomery, Commonwealth of Pennsylvania, bounded and described according to a Plan of Subdivision prepared for Sawmill Valley, Section 3, Phase V made by Urwiler and Walter, Inc. Summeytown, Pennsylvania, dated June 11, 1985 and revised July 8, 1985, said Plan recorded in the Office of the Recorder of Deeds, at Norristown, Montgomery County, Pennsylvania in Plan Book A-46 Page 366 as follows, to wit:

BEGINNING at a point on the Northwesterly side of Bark Hollow Lane (forty feet wide) said point being measured the two following courses and distances from a point of curve on the Northeasterly side of Whetstone Road (forty feet wide); (1) leaving Whetstone Road on the arc of a circle curving to the left, having a radius of twenty thousand feet the arc distance of thirty-one and forty-two one-hundredths feet to a point of tangent on the Northwesterly side of Bark Hollow Lane, (2) North eighty-six degrees twenty-one minutes forty-eight seconds East, twenty-nine and fifty one-hundredths feet to a point of beginning, said point of beginning being a point a corner of Lot No. 1-V as shown on the above mentioned Plan, thence extending along the same, North three degrees thirty-eight minutes twelve seconds East crossing a certain easement, thirty-three and ninety-five one-hundredths feet to a point a corner of Lot No. 1-V as shown on the above mentioned Plan; thence extending along the same, North twenty-eight degrees fifty-two minutes thirty-nine seconds East, forty feet to a point a corner of Lot No. 3-V as shown on the above mentioned Plan, thence extending along the aforesaid Lot, South sixty-nine degrees seven minutes twenty-one seconds East and re-crossing the aforementioned easement, seventy-one and ten one-hundredths feet to a point on the Northwesterly side of Bark Hollow Lane, thence extending along the same on the arc of a circle curving to the right, having a radius of ninety feet the arc distance of eighty-nine and thirty-two one hundredths feet to the first mentioned point and place of beginning.

BEING Lot No. 2-V on the above-mentioned Plan.

BEING the same property conveyed to Matt Hill who acquired title by virtue of a deed from Stefani Ginsberg, dated March 31, 2005, recorded April 6, 2005, at Deed Book 05549, Page 0671, Montgomery County, Pennsylvania records.

Parcel Number: 36-00-00544-07-7.

Location of property: 2 Bark Hollow Lane, Horsham, PA 19044.

The improvements thereon are: Single-family dwelling.

Seized and taken in execution as the property of **Matt Hill** at the suit of Specialized Loan Servicing LLC. Debt: \$124,007.99.

Manley Deas Kochalski LLC, Attorneys.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,500. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

18-01130

ALL THAT CERTAIN lot or piece of ground with the buildings and improvements thereon erected, hereditaments and appurtenances, situate in **Abington Township**, Montgomery County, and State of Pennsylvania bounded and described according to a Survey or Plan made by Charles E. Shoemaker, Registered Professional Engineers, dated March 7, 1953, as follows, to wit:

BEGINNING at a point on the southeasterly side of Meeting House Road (46.50 feet wide) at the distance of 356.39 feet measured south 50 degrees, 24 minutes West along said Meeting House Road from its intersection with the Southwesterly side of Jenkintown Road (both produced); thence extending South 39 degrees, 36 minutes East 170 feet to a point; thence extending South 50 degrees, 24 minutes west 85 feet to a point; thence extending North 39 degrees, 36 minutes West 170 feet to a point on the said Southeasterly side of Meeting House Road; thence extending along the same North 50 degrees, 24 minutes East 85 feet to the first mentioned point and place of beginning.

BEING Part of Lot No. 56 Jenkintown Manor.

TITLE TO SAID PREMISES IS VESTED IN Leonard S. Collier, Trustee of The Leonard S. Collier Recoverable Living Trust Agreement by Deed from Leonard S. Collier, a Single Person, dated 04/05/2012 recorded 04/12/2012 in Book 5832 Page 01619.

Parcel Number: 30-00-42556-00-2.

Location of property: 349 Meetinghouse Road, Jenkintown, PA 19046.

The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **Leonard S. Collier, Individually and as Trustee of The Leonard S. Collier Revocable Living Trust Agreement** at the suit of Nationstar HECM Acquisition Trust 2017-2, Wilmington Savings Fund Society, FSB, Not Individually, but Solely as Trustee. Debt: \$507,735.73.

Ras Citron, LLC, Attorneys.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,500. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

18-02125

ALL THAT CERTAIN lot or piece of ground situate in **Norristown Borough**, County of Montgomery, Commonwealth of Pennsylvania, bounded and described according to a Record Plan made for Ava Landholding, Inc., by Borusiewicz Surveyors and Site Planners dated 4-9-2012 and last revised on 9-25-2013 and recorded in Plan Book 39 pages 293 to 297 as follows to wit:

BEGINNING at a point on the northeasterly side of East Oak Street (50.00 feet wide) at a corner of this and Lot No. 2 as shown on the above mentioned Plan; thence extending from said point of beginning and along Lot No. 2 North 29 degrees 27 minutes 30 seconds East 100.00 feet to a point a corner in line of Lot No. 7; thence extending partly along the same partly along Lot No. 8 South 60 degrees 32 minutes 30 seconds East 20.00 feet to a point a corner in line of Lot No. 4; thence extending along the same South 29 degrees 27 minutes 30 seconds West 100.00 feet to a point a corner on the northeasterly side of East Oak Street; thence extending along the same North 60 degrees 32 minutes 30 seconds West 20.00 feet to the first mentioned point and place of beginning.

BEING KNOWN as Lot No. 3 on the above-mentioned Plan.

TITLE TO SAID PREMISES IS VESTED IN Leon Norris And Loretta Norris, by Deed from AVA Landholding, Inc, Dated 01/08/2015, Recorded 01/09/2015, in Book 5940, Page 2669.

Parcel Number: 13-00-29184-03-5.

Location of property: 745 East Oak Street, Norristown, PA 19401-4117.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Leon Norris and Loretta Norris** at the suit of U.S. Bank National Association. Debt: \$285,733.17.

Phelan Hallinan Diamond & Jones, LLP, Attorneys.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,500. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

18-02872

ALL THAT CERTAIN lot or piece of ground with the buildings and improvements thereon erected, situate in **Upper Moreland Township**, Montgomery County and State of Pennsylvania, bounded and described according to a Survey and Plan thereof made in October 1925, revised October 19, 1925, by Wier and Thieme, Civil Engineers, as follows to wit:

BEGINNING at a point on the Northwesterly side of Old York Road (45 feet wide) at the distance of 97.13 feet Northeastwardly from the Northeastly side of Crown Street (40 feet wide); thence extending North 75 degrees, 10 minutes, West 137.57 feet to a point in the said side of Crown Street; thence extending along the same, North 20 degrees, 10 minutes, West 26.05 feet to a point; thence still extending along same, on a curve to the left with a radius of 95 feet the arc distance of 28.06 feet to a point; thence extending North 69 degrees, 13 minutes, East 52.3 feet to a point; thence extending South 75 degrees, 10 minutes, East 127.5 feet to the said side of Old York Road; thence extending along same, the (2) following courses and distances, South 14 degrees, 50 minutes, West 35.40 feet to a point and South 15 degrees, 21 minutes, West 36.59 feet to the place of beginning.

BEING the same premises which William T. Fitzgerald and Elissa Fitzgerald by Deed dated April 21, 1998 and recorded January 6, 2000 in Montgomery County in Deed Book 5302 page 2020 granted and conveyed unto William T. Fitzgerald, in fee.

Parcel Number: 59-00-19612-00-3.

Location of property: 624-626 N. York Road, Willow Grove, PA 19090.

The improvements thereon are: Multi-unit, mixed use.

Seized and taken in execution as the property of **William T. Fitzgerald** at the suit of APEX Mortgage Corporation. Debt: \$133,748.90 plus interest from October 4, 2018.

Fox and Fox Attorneys at Law, P.C., Attorneys.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,500. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

18-02976

ALL THAT CERTAIN lot or piece of ground with the buildings and improvements thereon erected, hereditaments and appurtenances, situate at Merion in **Lower Merion Township**, County of Montgomery and State of Pennsylvania, and bounded and described according to a Survey and Plan thereof made by Milton R Yerkes, Civil Engineer, as follows, to wit:

BEGINNING at a point in the middle line of Valley Road at the distance of 409.32 feet measured South 18 degrees 57 minutes East along the said middle line of Valley Road from a stone set at its intersection with the property line of Bowman Avenue thence leaving said Valley Road and extending North 71 degrees 3 minutes East along land now or late of the Merion Construction Company 174.98 feet to a point; thence extending South 18 degrees 57 minutes East along land now late of Frank H. Nahan 73.32 feet to a point; thence extending South 71 degrees 3 minutes West of other land now or late of the said Merion Construction Company, 174.98 feet to the said middle line of Valley Road; thence, extending North 18 degrees 57 minutes West along the said middle line of Valley Road 73.32 feet to the first mentioned point and place of beginning.

TITLE TO SAID PREMISES IS VESTED IN Diana L. Koros and Stephen Gale, by Deed from David E. Galinsky and Jeanne M. Galinsky a/k/a Jeanne S. Meisler, dated 06/13/2002, recorded 07/12/2002, in Book 5415, Page 2461.

Parcel Number: 40-00-63316-00-4.

Location of property: 333 Valley Road, Merion Station, PA 19066.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Stephen Gale and Diana L. Koros** at the suit of PHH Mortgage Corporation. Debt: \$302,376.26.

Phelan Hallinan Diamond & Jones, LLP, Attorneys.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,500. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

18-03167

ALL THAT CERTAIN improved Unit in the property known, named and identified in the Declaration referred to below as "The Greens at Westover, a Condominium", located on South Schuylkill Avenue, in **West Norriton Township**, County of Montgomery and Commonwealth of Pennsylvania, which has heretofore been submitted to the provisions of the Pennsylvania Uniform Condominium Act, 68 P.S.A. 3101 et seq., by the recording in the Recorder of Deeds Office of Montgomery County, at Norristown, Pennsylvania, of the Declaration of Condominium of The Greens at Westover, a Condominium, dated May 1, 1998, recorded May 18, 1998, in Deed Book 5225, at Page 2384 &c., together with the Plats and Plans attached thereto and marked as Exhibit "D", with a First Amendment to Declaration of Condominium for The Greens at Westover, a Condominium, dated September 21, 1998, recorded September 23, 1998, in Deed Book 5241 at Page 714 &c., together with the Amended Declaration Plat and Plan attached thereto and marked as Exhibit "A", with a Second Amendment to Declaration of Condominium for The Greens at Westover, a Condominium, dated September 28, 1999, recorded September 28, 1999, in Deed Book 5290 Page 219 &c., together with the Amended Plan and the Declaration Plan and Plat for Building No. 200 attached thereto and marked as Exhibit "B", with a Third Amendment to Declaration of Condominium for The Greens at Westover, a Condominium, dated September 19, 2000, recorded October 13, 2000, in Deed Book 5335 Page 288 &c., together with the Amended Plan and the Declaration Plat and Plan for Building No. 300 attached thereto and marked as Exhibit "B", being and designated in such Declaration as Unit No. 311, together with the full and uninterrupted use of "SA Unit No. 9", assigned and designated as a Limited Common Element in accordance with Section 3.1 of the Declaration aforesaid, and which Unit is part of Unit No. "A" of "Brandon Road Condominium", located as aforesaid, which has heretofore been submitted to the aforesaid provisions of the Pennsylvania Uniform Condominium Act, by the recorded in the aforesaid Recorder of Deeds Office, of the Declaration of Condominium of Brandon Road Condominium, dated May 1, 1998, recorded May 18, 1998, in Deed Book 5225 Page 2341 &c., together with the Plats and Plans attached thereto and marked as Exhibit "B".

TOGETHER with all the right, title and interest, being an undivided interest of, in and to the common elements and common expenses as set forth in the aforesaid Declaration of Condominium of The Greens at Westover, a Condominium, as amended by the aforesaid Second Amendment to Declaration of Condominium for The Greens at Westover, a Condominium, as set forth in Exhibit "D" thereof, as again amended by the aforesaid Third Amendment to Declaration of Condominium for The Greens at Westover, a Condominium, as set forth in Exhibit "D" thereof, and which interest may be changed from time to time by Amendment thereto.

BEING the same premises which Brandon Road Corporation, a Pennsylvania Corporation, by Deed dated November 2, 2000 and recorded December 14, 2000, in Deed Book 5342, page 0931, in the Office of the Recorder of Deeds in and for the County of Montgomery, granted and conveyed unto Dorothy Cusamano, in fee.

AND THE SAID Dorothy Cusamano passed away on or about August 11, 2017, thereby vesting title unto Charles A.J. Halpin III, Esquire, as Administrator of the Estate of Dorothy Cusamano, deceased.

Parcel Number: 63-00-00528-27-3.

Location of property: 311 Brandon Road, Unit 311, Norristown, PA 19403.

The improvements thereon are: A residential dwelling.

Seized and taken in execution as the property of **Charles A.J. Halpin, III, Esquire, Administrator of the Estate of Dorothy Cusamano, Deceased** at the suit of CIT Bank, N.A. Debt: \$226,832.87.

Shapiro & DeNardo, L.L.C., Attorneys.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,500. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

18-03793

ALL THAT CERTAIN lot or piece of ground with the buildings and improvements thereon erected, situate in **Springfield Township**, County of Montgomery and Commonwealth of Pennsylvania, and bounded and described according to a Final Plan of revised Section 1, Phase No. 2, Stotesbury Townhomes, made by C. Raymond Weir Associates, Inc., Ambler, Pennsylvania, dated June 8, 1981 and revised June 29, 1981, which Plan is recorded in the Office for the Recording of Deeds, in and for the County of Montgomery at Norristown, Pennsylvania, in Plan Book A-43 Page 55, as follows, to wit:

BEGINNING at a point on the Southwesterly side of Trumbauer Drive (50 feet wide) which point of beginning is at the 8 following courses and distances from a point of curve on the Southwesterly side of Cheltenham Avenue, as shown on said Plan (1) on the arc of a curve curving to the left having a radius of 30 feet the arc distance of 46.57 feet to a point of tangent on the said Southeasterly side of Trumbauer Drive (2) South 27 degrees 04 minutes 30 seconds West along same the distance of 41.00 feet to a point of curve (3) along the arc of a curve to the right having a radius of 85.88 feet the arc distance of 80.94 feet along the same to a point of tangent (4) South 81 degrees 04 minutes 30 seconds West along the same the distance of 554.87 feet to a point of curve (5) along the arc of a curve curving to the right having a radius of 680.00 feet the arc distance of 82.81 feet along same to a point of tangent (6) North 88 degrees 03 minutes 08 seconds West along same the distance of 217.76 feet to a point of curve (7) along the arc of a curve to right having a radius of 905.00 feet to the arc distance of 59.89 feet more or less to appoint of tangent and (8) North 88 degrees 15 minutes 30 seconds West the distance of 239.16 feet more or less to the place of beginning, thence extending along line of Lot No. 29 on said Plan South 01 degrees 44 minutes 30 seconds West a portion of the distance through the party wall of this premises and premises adjoining to the Southeast the distance of 115.00 feet to a point, thence extending North 88 degrees 15 minutes 30 seconds West the distance of 30.00 feet to a point, thence extending along line of Lot No. 31 on said Plan North 01 degrees 44 minutes 30 seconds East a portion of the distance through the party wall of this premises adjoining to the Northwest the distance of 114.71 feet to a point on the Southwesterly side of Trumbauer Drive aforesaid, thence extending along said side of said Drive the two following courses and distances to wit: (1) along the arc of a curve curving to the right having a radius of 830.00 feet to the arc distances of 22.00 feet to a point of tangent and (2) South 88 degrees 15 minutes 30 seconds East the distance of 8.00 feet to the first mentioned point and place of beginning.

BEING Lot No. 30 on said Plan.

FEE SIMPLE TITLE VESTED IN Michelle J. Faustin, as sole owner by deed from, Thane C.J. Trotman and Michelle J. Faustin, dated 8/7/2003, recorded 12/1/2003, in the Montgomery County Recorder of deeds in Deed Book 5483, Page 1977, as Instrument No. 2003630226.

Parcel Number: 52-00-17477-40-8.

Location of property: 8540 Trumbauer Drive, Wyndmoor, PA 19038.

The improvements thereon are: Residential real estate.

Seized and taken in execution as the property of **Michelle J. Faustin, as Sole Owner, by Deed from Thane C.J. Trotman and Michelle J. Faustin, dated 08/07/2003, recorded 12/01/2003, in the Montgomery County Recorder of Deeds in Deed Book 5483, Page 1977, Instrument No. 2003630226** at the suit of Bayview Loan Servicing, LLC. Debt: \$201,554.30.

Stern & Eisenberg, PC, Attorneys.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,500. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

18-03799

ALL THAT CERTAIN piece, parcel or tract of ground, situated in the Eighth Ward, lying and being in **Pottstown Borough**, Montgomery County, Pennsylvania, more particularly bounded and described as follows, to wit:

BEGINNING at a point on the Southwest Corner of Evans and East Streets; thence along the West Side of Evans Street southwardly eighty-two (82) feet to a corner; thence along other lands of William A. Shaner Westwardly one hundred forty (140) feet more or less to a corner; thence along the East side of a twenty (20) feet wide alley eighty-two (82) feet to a corner; thence along the South side of East Street Eastwardly one hundred forty (140) feet to the place of beginning.

BEING the same premises which Rebekah J. Keller and Edward J. Keller, Jr., Husband and Wife by Deed dated April 29, 2011 and recorded on May 10, 2011, in the Office of the Montgomery County Recorder of Deeds in Deed Book Volume 5800 at Page 01419 and Instrument# 2011042822 granted and conveyed unto Rebekah J. Keller, Individually.

BEING Map No. (16) 74.95.

Parcel Number: 16-00-08308-00-1.

Location of property: 539 N. Evans Street, Pottstown, PA 19464.

The improvements thereon are: Single-family residential.

Seized and taken in execution as the property of **Edward J. Keller a/k/a Edward J. Keller, Jr. and Rebekah Keller** at the suit of U.S. Bank National Association, as Trustee, on behalf of the holders of the Home Equity Asset Trust 2005-9 Home Equity Pass-Through Certificates, Series 2005-9. Debt: \$169,912.47.

Stephen M. Hladik, Attorney. I.D. #66287

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,500. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

18-04829

ALL THAT CERTAIN lot or piece of ground situate in **Pennsburg Borough**, Montgomery County, Pennsylvania, as described according to a Subdivision Plan prepared for John Granaham by CZOP/Specter, Inc., dated April 1, 1985 and last revised May 19, 1986, and recorded in Montgomery County in Plan Book A-48 page 187 as follows, to wit:

BEGINNING at a point on the Northeasterly side of Jackson Street (50 feet wide) which point is common to this Lot and Lot Number 6 as shown on said Plan; thence extending from said point of beginning along Lot Number 6, North 61 degrees 27 minutes East crossing the bed of a certain 20 feet wide sanitary sewer easement, 179 feet to a point on the Southwesterly side of a certain 20 feet wide unopened alley; thence extending along the same, South 28 degrees 33 minutes East 20 feet to a point; a corner of Lot Number 8 on said Plan; thence extending along the same, South 61 degrees 27 minutes West re-crossing said sanitary sewer easement 179 feet to a point on the Northeasterly side of Jackson Street; thence extending along the same, North 28 degrees 33 minutes West 20 feet to the first mentioned point and place of beginning.

BEING Lot Number 7 as shown on said Plan.

TITLE TO SAID PREMISES IS VESTED IN David S. Kling and Tammy Kling, by Deed from Timothy Gerhart and Elizabeth Anne Upton, h/w, Dated 05/31/2012, Recorded 06/01/2012, in Book 5836, Page 02591.

Parcel Number: 15-00-00661-00-8.

Location of property: 416 Jackson Street, Pennsburg, PA 18073-1809.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **David S. Kling and Tammy Kling** at the suit of Wells Fargo Bank, NA. Debt: \$139,720.47.

Phelan Hallinan Diamond & Jones, LLP, Attorneys.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,500. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

18-06571

ALL THAT CERTAIN lot or piece of ground, situate in **Lower Providence Township**, County of Montgomery and Commonwealth of Pennsylvania, described in accordance with a map of property of Providence Builders Inc., called "The Pines at Audubon" made by Yerkes Engineering Co., Registered Professional Engineers, Bryn Mawr, PA, dated 4/11/1966 and last revised 8/9/1967 as follows, to wit:

BEGINNING at a point on the Southeasterly side of Longspur Road (50 feet wide), measured the three following courses and distances from a point of curve on the Southwesterly side of Shearwater Drive (50 feet wide): (1) on the arc of a circle curving to the left, having a radius of 25 feet, the arc distance of 35.80 feet to a point of reverse curve; (2) on the arc of a circle curving to the right having a radius of 750 feet, the arc distance of 192.20 feet to a point of tangent; and (3) South 75 degrees 15 minutes West, 327.57 feet to a point; thence extending from said point of beginning along Lot #96, South 14 degrees 45 minutes East, 200 feet to a point; thence extending South 75 degrees 15 minutes West, 115 feet to a point in the middle of a 20 feet wide storm sewer easement; thence extending along middle of said storm sewer easement, North 09 degrees 40 minutes 10 seconds West, 175.89 feet to a point on the Southeasterly side of Longspur Road; thence extending along said side of Longspur Road, the three following courses and distances: (1) re-crossing said storm sewer easement on the arc of a circle curving to the left, having a radius of 50 feet, the arc distance of 40.57 feet to a point of reverse curve; (2) on the arc of a circle curving to the right, having a radius of 50 feet, the arc distance of 36.14 feet to a point of tangent; and (3) North 75 degrees 15 minutes East, 28.86 feet to the first mentioned point and place of beginning.

BEING Lot #95.

TITLE TO SAID PREMISES IS VESTED IN Richard T. Burrowes and Julia Ann Burrowes, his wife, by Deed from Beaver Construction Company, Inc, dated 03/09/1971, recorded 03/10/1971, in Book 3648, Page 260.

RICHARD T. BURROWES was a co-record owner of the mortgaged premises as a tenant by the entirety. By virtue of Richard T. Burrowes's death on or about 05/11/2000, his ownership interest was automatically vested in the surviving tenant by the entirety.

Parcel Number: 43-00-07738-00-4.

Location of property: 1034 Longspur Road, Audubon, PA 19403-2045.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Julia Ann Burrowes a/k/a Julia A. Burrowes** at the suit of Nationstar Mortgage LLC d/b/a Champion Mortgage Company. Debt: \$266,724.26.

Phelan Hallinan Diamond & Jones, LLP, Attorneys.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,500. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

18-07938

ALL THAT CERTAIN lot or piece of ground, situate in **Norristown Borough**, County of Montgomery and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point on the Northeasterly side of Brown Street at the distance of twenty three feet from the point of intersection of said Brown Street with the Southeasterly line of Powell Street; thence extending at right angles to said Brown Street, Northeasterly the line passing for a portion of the distance thru the middle of the partition wall dividing this house from the one erected upon the adjoining premises, now or late of Lloyd F. Kershner, the distance of one hundred ten feet to a point on the Southwesterly side of a ten feet wide alley laid out for the use of this and the adjoining premises, and thence along said Southwesterly side of said alley and parallel to Brown Street aforesaid, Southeasterly for a distance of twenty one feet, three inches to a point in line of Lot now or late of Frank B. Heavner and thence by an along the line of said Heavner's land and parallel with the first described course Southwesterly for a distance of one hundred ten feet to the Northeasterly side of said Brown Street aforesaid and thence Northwesterly along the said side of Brown Street for the distance of twenty one feet three inches to the first mentioned point and place of beginning.

TITLE TO SAID PREMISES IS VESTED IN Nicholas Epps and Nadine Epps, husband and wife, by Deed from David Anthony Hart and Carol P. Hart and Dale Kellman and Christina Kellman, dated 05/01/2017, recorded 05/16/2017, in Book 6044, Page 1818.

Parcel Number: 13-00-04896-00-5.

Location of property: 3 East Brown Street, Norristown, PA 19401-3001.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Nicholas Epps and Nadine Epps** at the suit of Pennymac Loan Services, LLC. Debt: \$153,524.52.

Phelan Hallinan Diamond & Jones, LLP, Attorneys.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF.**

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,500. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

18-08051

The land hereinafter referred to is situated in the City of Schwenksville, County of Montgomery, State of PA, and is described as follows:

ALL THAT CERTAIN parcel or tract of land, situate in **Skippack Township**, Montgomery County, Commonwealth of Pennsylvania, described according to a Plan of Subdivision "Renoir" made for Squirrel Meadows, Inc., by Mesko Engineers Associates Inc., West Chester PA, dated 3/30/2001 and last revised 11/14/2002 and recorded in Plan Book A61, Pages 191-192, bounded and described as follows, to wit:

BEGINNING at a point of curve on the Southeasterly side of the cul de sac of Renoir Lane, a corner of this and Lot No. 10 on the above plan, thence extending along said lane along the arc of a circle curving to the left having a radius of 60.00 feet the arc distance of 81.02 feet to a point a corner of Lot No. 8 on the above plan; thence extending along Lot No. 8 the two following courses and distances, (1) South 38 degrees 11 minutes 21 seconds East 60.00 feet to a point; (2) South 16 degrees 11 minutes 56 seconds East crossing a PPL Interstate Energy Co. easement and a storm water easement 321.66 feet to a point in line of lands now or late of Lester Reinford; thence extending along said lands North 86 degrees 38 minutes 15 seconds West re crossing said PPL easement 189.98 feet to a point a corner of Lot No 14 on the above plan, thence extending along Lot No. 14 North 22 degrees 36 minutes 43 seconds West re-crossing storm water easement 258.42 feet to a point a corner of Lot No. 10 aforesaid; thence extending along Lot No. 10 North 39 degrees 10 minutes 31 seconds East 138.02 feet to a point of curve the aforesaid side of Renoir Lane the first mentioned point and place if beginning.

BEING the same real property conveyed to Randy Pavlow and Birgit Gellner Pavlow, by Deed dated 9/10/2004 and recorded on 9/30/2004 as Document No. 2004194574, Book 5527, Page 971, among the official records of Montgomery County, Commonwealth of Pennsylvania, said deed reference made herein for a more full description.

Parcel Number: 51-00-03095-02-2.

Location of property: 4802 Renoir Lane, Schwenksville, PA 19473.

The improvements thereon are: A single-family residential dwelling.

Seized and taken in execution as the property of **Bright Glenner-Pavlow a/k/a Birgit Gellner Pavlow and Randy Pavlow** at the suit of M&T Bank. Debt: \$200,908.12.

KML Law Group, P.C., Attorneys.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF.**

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,500. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

18-08360

ALL THAT CERTAIN message or tenement and lot of land, situate in **Pottstown Borough**, County of Montgomery and State of Pennsylvania, on the West side of York Street, being known as number 421 North York Street, bounded and described as follows, to wit:

BEGINNING at a stake on the southwest corner of Seventh and York Streets, thence along the westerly line of York Street southwestly 17 feet 4 inches to a point, thence northwestly passing in part of said course and distance through the division wall of double brick dwelling 140 feet to a 20 feet wide alley; thence along said alley northwesterly 19 feet 4 inches to the south side of Seventh street aforesaid, thence along said street southeasterly 140 feet to the place of beginning.

TITLE TO SAID PREMISES IS VESTED IN Robert Beaujean, by Deed from Blake A. Thompson and Frances F. Thompson, his wife, dated 10/25/2002, recorded 10/30/2002, in Book 5432, Page 801.

MORTGAGOR Robert Beaujean died on 06/28/2017, and upon information and belief, his surviving heirs are Robert William Beaujean, Joshua Michael Beaujean, Jonathan David Beaujean, Eric Matthew Beaujean, Kaitlin Beaujean, Joseph Beaujean, Caroline Beaujean, and Michele M. Beaujean.

BY EXECUTED WAIVERS, Robert William Beaujean, Kaitlin Beaujean, Jonathan David Beaujean, Caroline Beaujean, Joshua Michael Beaujean, Joseph Beaujean, Eric Matthew Beaujean, and Michele M. Beaujean waived their right to be named as a defendant in the foreclosure action.

Parcel Number: 16-00-33980-00-6.

Location of property: 421 North York Street, Pottstown, PA 19464-5253.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Unknown Heirs, Successors, Assigns, and All Persons, Firms, or Associations Claiming Right, Title or Interest from or under Robert Beaujean, Deceased** at the suit of PNC Bank, National Association. Debt: \$59,004.70.

Phelan Hallinan Diamond & Jones, LLP, Attorneys.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,500. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

18-13719

ALL THAT CERTAIN lot or piece of ground, situate in **Towamencin Township**, Montgomery County and Commonwealth of Pennsylvania, bounded and described according to a survey or plan thereof made by Francis W. Wack, Registered Surveyor, Schwenksville, Pennsylvania, dated May 5, 1952 as follows, to wit:

BEGINNING at a point in the center line of Township Line Road (33 feet wide), at the distance of 250 feet measured north 50 degrees 26 minutes west from the intersection of the said center line of Township Line Road and a point in the bed of a public road (known as Kerr Road); thence extending from said point of beginning still along the center line of Township Line Road, north 50 degrees 26 minutes west, the distance of 84.9 feet to a pin; thence leaving the said road and extending along the bed of a driveway, north 62 degrees 04 minutes east, the distance of 132.2 feet to an iron pin; thence leaving the said driveway extending south 45 degrees 08 minutes east, the distance of 34.62 feet to an iron pin; thence extending south 39 degrees 34 minutes west, crossing an iron pin in the northeasterly side of Township Line Road, the distance of 119 feet to a pin in the center line of said Township Line Road, the first mentioned point and place of beginning.

CONTAINING 7,152 square feet.

TOGETHER with the free and common use, right, liberty and privilege of the aforementioned driveway, as and for a driveway and passageway at all times hereafter, forever.

ALSO, ALL THAT CERTAIN lot or place of ground, situate in **Towamencin Township**, Montgomery County and Commonwealth of Pennsylvania, bounded and described according to a survey or plan thereof made by Francis W. Wack, Registered Surveyor, Schwenksville, Pennsylvania, dated May 5, 1952 as follows, to wit:

BEGINNING at a point in the bed of a public road (known as Kerr Road), at the distance of 83 feet measured north 40 degrees 42 minutes east from a spike at the intersection of a point in the center line of Township Line Road (40 feet wide) and a point in the bed of the aforesaid public road; thence leaving the said public road north 42 degrees 26 minutes west, the distance of 254.12 feet to an iron pin; thence extending south 45 degrees 08 minutes east, crossing an iron pin on the northwesterly side of the aforesaid public road, the distance of 253.29 feet to a pin in the bed of the said public road and thence extending along the bed of the said public road, south 40 degrees 42 minutes west, the distance of 12 feet to the first mentioned point and place of beginning.

CONTAINING 1,521 square feet.

ALSO, ALL THAT CERTAIN piece or parcel of land with the buildings and improvements thereon erected, situate in **Towamencin Township**, Montgomery County and Commonwealth of Pennsylvania, bounded and described according to a survey thereof made for Robert K. Geyer and Marie P., his wife, by Francis W. Wack, Registered Surveyor, Schwenksville, Pennsylvania, dated January 20, 1948, as follows, to wit:

BEGINNING at a spike marking the intersection of the middle lines of Township Line Road, dividing the townships of Towamencin and Skippack and a public road (known as Kerr Road), leading to Kulpeville, thence along the center line of the said Township Line Road, north 50 degrees 26 minutes west, 250 feet to a spike, a corner of this and land now or late of H. Russell Hancock and Grace G., his wife; thence along the same and passing over the iron pin in the northeast side line of said Township Line Road, the following 02 courses and distances: (1) north 39 degrees 34 minutes east, 119 feet to an iron pin; (2) south 42 degrees 26 minutes east, 254.12 feet to a spike in the Kerr Road, aforesaid; thence on and along the Kerr Road, south 40 degrees 42 minutes west, 83 feet to a spike, the place of beginning.

CONTAINING .582 of an acre of land, more or less.

BEING the same premises conveyed to Charles S. Hoepfl from Ethel Hoepfl by Deed dated August 31, 1998, and recorded on September 18, 1998, in Book 5240, Page 1731.

Parcel Number: 53-00-03528-00-1.

Location of property: 2535 Hedrick Road Harleysville, Pennsylvania 19438.

The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **Charles S. Hoepfl a/k/a Charles Hoepfl** at the suit of Federal National Mortgage Association ("Fannie Mae"). Debt: \$84,624.34.

McCabe, Weisberg & Conway, LLC, Attorneys.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,500. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

18-17030

ALL THAT CERTAIN parcel of land known as Lots Nos 301, 300, 299 and 10 feet of Lot No. 298 on plan of Grandview Heights, recorded in Montgomery County in Deed Book 606, Page 500, in **East Norriton Township**, County of Montgomery, State of Pennsylvania, bounded and described in accordance with a survey thereof made July, 1935 by Will D Hiltner, R.E., as follows:

BEGINNING at a point of intersection of the Southwesterly side of Hancock Street (fifty feet wide) and the Northwesterly side of Third Street (fifty feet wide) thence extending along said side of Third Street, South forty seven degrees, twenty two minutes, West one hundred fifty feet to a point, a corner of Lot No. 366 on said plan; thence extending along said Lots and Lots Nos. 367, 368 and 369 North forty-two degrees, West one hundred thirty feet to a point in Lot No. 298, thence extending through Lot No. 298 North forty seven degrees, twenty two minutes, East one hundred fifty feet to a point on the Southwesterly side of Hancock Street aforesaid, thence extending along said side of Hancock Street, South forty two degrees, East one hundred thirty feet to the first mentioned point and place of beginning.

TITLE TO SAID PREMISES IS VESTED IN Anna Marie McCabe, by Deed from Butch Michael McCabe and Anna McCabe, a married couple, dated 07/15/2013, recorded 03/28/2014, in Book 5908, Page 406.

Parcel Number: 33-00-03391-00-5.

Location of property: 301 Hancock Avenue, Norristown, PA 19401-1921.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Anna Marie McCabe and Butch MJ McCabe a/k/a Butch Michael McCabe a/k/a Butch M.J. McCabe** at the suit of The Bank of New York Mellon f/k/a The Bank of New York, as Trustee for The Certificateholders of The CWABS Inc., Asset- Backed, Series 2004-5. Debt: \$318,957.02.

Phelan Hallinan Diamond & Jones, LLP, Attorneys.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,500. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

18-17442

ALL THAT CERTAIN message and lot of land, situate in **Norristown Borough**, County of Montgomery, Commonwealth of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point on the Northeast side of Marshall Street at the distance of One hundred fifty six feet Southeast from the Southeast side of High Alley, twenty feet, wide, a corner of this and No. 231 East Marshall Street; thence Northeast at right angles to Marshall Street, the line passing through the middle of the partition wall between this property and the adjoining house, one hundred six feet to the Southwest side of a four feet wide alley; thence along the side of said alley, southeast sixteen feet to a point in line of Lot No. 235 East Marshall Street, now or late of Bertha M. Shearer; thence parallel to the first mentioned course and along the property of the said Bertha M. Shearer, the line passing through the middle of the partition wall, one hundred six feet Southwest to the said side of Marshall Street; and thence along the said side of said Marshall Street, Northwest sixteen feet to the place of beginning.

BEING the same property conveyed to Walter W. Randall (deceased) and Rosa Lee Randall (deceased), his wife who acquired title, as tenants by the entirety, by virtue of a deed from Charles J. Termine, Jr. and Rose M. Termine, his wife, dated March 3, 1971, recorded March 4, 1971, at Document ID 000192, and recorded in Book 3647, Page 275, Office of the Recorder of Deeds, Montgomery County, Pennsylvania.

INFORMATIONAL NOTE: Walter W. Randall died July 8, 1992, and pursuant to the survivorship language in the above-mentioned deed, all his interest passed to Rosa Lee Randall.

Parcel Number: 13-00-24656-00-9.

Location of property: 233 East Marshall Street, Norristown, PA 19401.

The improvements thereon are: Single-family dwelling.

Seized and taken in execution as the property of **Sally Knight, as believed Heir and/or Administrator to the Estate of Rosa Lee Randall, a/k/a Rose Lee Randall; Glovy Mitchell, as believed Heir and/or Administrator to the Estate of Rosa Lee Randall, a/k/a Rose Lee Randall; Larry Randall, as believed Heir and/or Administrator to the Estate of Rosa Lee Randall, a/k/a Rose Lee Randall; Marvin Randall, as believed Heir and/or Administrator to the Estate of Rosa Lee Randall, a/k/a Rose Lee Randall; Arthur Randall, as believed Heir and/or Administrator to the Estate of Rosa Lee Randall, a/k/a Rose Lee Randall; Don Kelly Randall, as believed Heir and/or Administrator to the Estate of Rosa Lee Randall, a/k/a Rose Lee Randall; Isaac Randall, as believed Heir and/or Administrator to the Estate of Rosa Lee Randall, a/k/a Rose Lee Randall; Unknown Heirs and/or Administrators of the Estate of Rosa Lee Randall, a/k/a Rose Lee Randall** at the suit of Wells Fargo Bank, N.A. Debt: \$5,558.84.

Manley Deas Kochalski LLC, Attorneys.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,500. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

18-18012

ALL THAT CERTAIN lot or tract of land with the buildings and improvements thereon erected, situate in **Upper Dublin Township**, County of Montgomery and Commonwealth of Pennsylvania, being more particularly bounded and described according to a Survey thereof made by C. Raymond Weir, Registered Surveyor, dated 08/11/37, as follows, to wit:

BEGINNING at a point on the Northerly side of Argyle Avenue (40 feet wide) at the distance of two hundred sixty one and ninety six one-hundredths feet Southeastwardly from the Southeasterly side of Chestnut Hill and Spring Mouse Turnpike Road (60 feet wide), a corner of this and land now or late of Paul C. Migliaccio; thence extending

along said land now or late of Paul C. Migliaccio, the two following courses and distances: (1) North thirteen degrees, ten minutes East the line extending through the center line of the party wall of the dwelling erected on this and on the adjoining tract, fifty feet to a point; and thence (2) North thirteen degrees forty three minutes East, fifty and seventy seven one-hundredths feet to an iron pin set in line of land now or late of Alvin B. Faust; thence extending along said Faust's land, South eighty one degrees, forty nine minutes East, twenty three and one-tenth feet to an iron pin, a corner of this and other land of Keasbey and Mattison Company; thence extending along said other land of Keasbey and Mattison Company, South thirteen degrees thirty four minutes West, one hundred two and ninety four one-hundredths feet to an iron pin set in the said Northerly side of Argyle Avenue; thence extending along said side of Argyle Avenue, North seventy six degrees, twenty six minutes West, twenty two and seventy eight one-hundredths feet to the point and place of beginning.

BEING the same parcel conveyed to Patrick M. Hinnegan and Anne T. Hinnegan from Lawrence F. Mascola, a single man, by virtue of a deed dated 1/4/2002, recorded 1/9/2002, in deed book 5391, page 00452, as instrument number. 2002160882 county of Montgomery, state of Pennsylvania.

TITLE TO SAID PREMISES IS VESTED IN Patrick M. Hinnegan and Anne T. Hinnegan recorded 01/04/2002 in Book 5391, Page 00452, Instrument Number 2002160882.

Parcel Number: 54-00-00757-00-8.

Location of property: 516 Argyle Avenue, Ambler (Upper Dublin), PA 19002.

The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **Patrick M. Hinnegan and Anne T. Hinnegan** at the suit of Ditech Financial LLC. Debt: \$152,207.28.

RAS Citron, LLC, Attorneys.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,500. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

18-19041

ALL THAT CERTAIN lots or land with the improvements thereon erected, situate in **Upper Moreland Township**, County of Montgomery and State of Pennsylvania, bounded and described according to Plan thereof known as Lots three (3) and four (4) of Section "Seven" Plan of Willow Grove Manor and made by Weir and Thieme, Civil Engineers, May 29, 1925 and recorded in Recorder of Deeds at Norristown, in Deed Book 954, Page 600, as follows, to wit:

SITUATE on the Northwesterly side of Old York Road (52.5 feet wide) on said Plan at the distance of 64.59 feet. Northeastwardly from the Northeasterly side of Fairhill Street (40 feet wide).

CONTAINING in front or breadth measured Northeastwardly along said side of Old York Road 50 feet and extending of that width in length or depth, Northwestwardly between parallel lines at right angles to said Old York Road, 120 feet.

TITLE TO SAID PREMISES IS VESTED IN Susan M. Jones, by Deed from Ernst Jabs and Lenora Jabs, dated 02/07/2013, recorded 02/20/2013, in Book 5864, Page 1149.

Parcel Number: 59-00-19624-00-9.

Location of property: 704 North York Road, a/k/a 704 York Road, Willow Grove, PA 19090.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Susan M. Jones** at the suit of Wells Fargo Bank, N.A. Debt: \$145,876.58.

Phelan Hallinan Diamond & Jones, LLP, Attorneys.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,500. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

18-19053

ALL THAT CERTAIN lot or piece of ground with the buildings and improvements thereon erected, situate in **Upper Gwynedd Township**, Montgomery County, Pennsylvania, bounded and described according to a Final Plan of Subdivision of "Gwynedale", prepared for The Cutler Group, Inc., made by Urwiler and Walter, Inc., dated 12/8/1986 last revised 3/30/1987, said plan being recorded in Plan Book A-48, Page 361, as follows, to wit:

BEGINNING at a point on the Southeasterly side of Gwynedale Way (54 feet wide) said point of beginning being a corner of Lot 127 as shown on the above mentioned plan; thence extending from said point of beginning along Lot 127 South 52 degrees, 33 minutes, 37 seconds East, 109 feet to a point; thence extending South 37 degrees, 26 minutes, 23 seconds West, 28 feet to a point a corner of Lot 129 as shown on the above mentioned plan; thence extending along the same North 52 degrees, 33 minutes, 37 seconds West, 109.00 feet to a point on the Southeasterly side of Gwynedale Way, thence extending North 37 degrees, 26 minutes, 23 seconds East the distance of 28 feet to the first mentioned point and place of beginning.

BEING Lot 128 as shown on the above-mentioned plan.

BEING THE SAME Premises which Joseph Birmingham a/ka Joseph P. Birmingham and Kathleen Birmingham, a/k/a Kathleen E. Birmingham, h/w, by Deed dated 7/15/2008, and recorded 7/24/2008, in the Office of the Recorder of Deeds in and for the County of Montgomery, Pennsylvania, in Deed Book 5701, Page 678, granted and conveyed unto Sumit Prasad and Tanuj Jaipuria, h/w.

Parcel Number: 56-00-03536-74-6.

Location of property: 1151 Gwynedale Way, Lansdale PA 19446.

The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **Sumit Prasad and Tanuj Jaipuria** at the suit of Merck, Sharpe & Dohme Federal Credit Union. Debt: \$201,972.43 plus interest to Sale date.

Martha E. Von Rosenstiel, P.C., Attorneys.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,500. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

18-19469

ALL THAT CERTAIN lot or piece of land with the buildings and improvements to be erected thereon, situate in **Conshohocken Borough**, County of Montgomery, Commonwealth of Pennsylvania, bounded and described according to a Subdivision Plan entitled "Pleasant Valley Homes", drawn by DePallo Design & Planning, Conshohocken, Pa., dated 11/15/1989 last revised 12/31/1991 and recorded in Plan Book A-53 page 342, as follows, to wit:

BEGINNING at a point on the Northeasterly side of Pleasant Valley Drive, said point being at a point a corner of Lot No. 32 on said plan; thence extending from said point of beginning and extending along the line of said Lot No. 32, North 35 degrees 50 minutes 30 seconds East 90.00 feet to a point in line of lands now or late of "Cardinal View Subdivision" as shown on said plan; thence extending along the same, South 54 degrees 09 minutes 30 seconds East 26.00 feet to a point a corner of Lot No. 34 on said plan; thence extending along the line of said Lot No. 34, South 35 degrees 50 minutes 30 seconds West 90.00 feet to a point on the Northeasterly side of Pleasant Valley Drive, aforesaid; thence extending along the said Northeasterly side of Pleasant Valley Drive, aforesaid, North 54 degrees 09 minutes 30 seconds West 26.00 feet to a point a corner of Lot No. 32 aforesaid, being the first mentioned point and place of beginning.

BEING Lot No. 33 on said Plan.

BEING the same premises which PLV Homes, Inc., a Pennsylvania Corporation, by Deed dated 7/20/1993 and recorded 7/28/1993 in Deed Book 5048 page 1764, granted and conveyed unto Joseph M. Comber and Diana Comber.

Parcel Number: 05-00-07513-24-9.

Location of property: 422 Pleasant Valley Drive, a/k/a 33 Pleasant Valley Drive, Conshohocken, PA 19428.

The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **Joseph M. Comber and Diana Comber** at the suit of Federal National Mortgage Association ("Fannie Mae"). Debt: \$121,545.28 plus interest to Sale date.

Martha Von Rosenstiel, P.C., Attorneys.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,500. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

18-19686

ALL THAT CERTAIN lot or piece of land, known as house and Lot No. 1, in the Herman & Pool Block, situated in **Lansdale Borough** (formerly Hatfield Township), County of Montgomery and State of Pennsylvania, bounded and described according to a survey made by J. B. Felver, C.E., as follows, to wit:

BEGINNING at a marble monument set for a corner at the intersection of the Southeasterly curb line of Third Avenue and the Northeasterly side line of Sixth Street; thence extending Northeasterly along the said curb line of Third Avenue, nineteen feet and eight-tenths of a foot to a point, a corner of this and land now or late of Annie S. Hedrick and passing through the middle of a party wall dividing this and said Hedrick's land, Southeasterly one hundred and thirty feet to the edge of a twenty foot wide alley hereinbefore dedicated to public use forever, thence extending along said twenty foot wide alley, Southwesterly eighteen feet and forty one-hundredths of a foot to a point in the Northeasterly side line of Sixth Street, thence extending along the said line of Sixth Street, Northwesterly one hundred and thirty feet to the place of beginning.

BEING the same property conveyed to Yomi B. Clark (deceased) who acquired title by virtue of a deed from Felix A. Molettiere and Deborah Garges, Co-Executors of the Estate of John A. Molettiere, and Felix A. Molettiere, Geraldine Blomquist, and James Molettiere joins herein to Relinquish their interest has heirs to the Estate of Teresa A. Molettiere, dated January 13, 2010, recorded February 1, 2010, at Instrument Number 2010009146, and recorded in Book 5757, Page 02896, Office of the Recorder of Deeds, Montgomery County, Pennsylvania.

Parcel Number: 11-00-01180-00-6.

Location of property: 601 North Cannon Avenue, Lansdale, PA 19446.

The improvements thereon are: Single-family dwelling.

Seized and taken in execution as the property of **Unknown Heirs and/or Administrators of the Estate of Yomi B. Clark** at the suit of Wells Fargo Bank, NA. Debt: \$137,452.55.

Manley Deas Kochalski LLC, Attorneys.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,500. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

18-21046

ALL THAT CERTAIN frame bungalow and tract or piece of land, situated in **Upper Pottsgrove Township**, County of Montgomery, Commonwealth of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point in the middle of Gross Road, a public road leading to Engleville; thence south 50 degrees east 38.4 perches to a point a corner of this and land now or late of Irvin Levengood; thence south 39-3/4 degrees west 10.4 perches to a point, a corner of this and land now or late of Robert W. Evans; thence north 48 degrees west 41 perches to a point in the middle of said public road; thence along the same north 51-1/2 degrees east 9.3 perches to the point and place of beginning.

CONTAINING 2 acres and 33 perches of land more or less, according to a survey made August 1977 by Ralph E. Shaner, Civil Engineer.

BEING the same property conveyed to Thomas R. Beveridge by Deed from Gerard S. Namiotka and Tara L. Namiotka, husband and wife, dated 07/28/2003 and recorded 08/06/2003 in Deed Book 5471, Page 0592, in the Office of the Recorder of Deeds of Montgomery County, Pennsylvania.

Parcel Number: 60-00-01210-00-8.

Location of property: 1970 Gross Road, Pottstown, PA 19464.

The improvements thereon are: A single-family residential dwelling.

Seized and taken in execution as the property of **Thomas R. Beveridge** at the suit of New Penn Financial, LLC d/b/a Shellpoint Mortgage Servicing. Debt: \$111,917.57.

KML Law Group, P.C., Attorneys.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,500. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

18-21447

ALL THAT CERTAIN tenement, lot or piece of land, situate in **West Pottsgrove Township**, (formerly West Pottsgrove Township) County of Montgomery and State of Pennsylvania, bounded and described as follows:

BEGINNING at a point on the Northerly side of so called Glasgow Road, a corner of this and lands now or late of Henry W. Nagle; thence along said Nagle's land in a northerly direction, 150 feet; thence still by the same in a Northwesterly direction 30 feet to land formerly of Sallie Ann Moser; thence by the same in a Southerly direction 150 feet to the said Glasgow Road aforesaid; thence along said road in a Southeasterly direction 30 feet to the place of beginning.

BEING the same premises conveyed to Mary Ann Baker, by deed from Arthur L. Baker and Mary A. Baker, dated 05/15/1987 and recorded 09/09/1987 in the Office of the Recorder in Montgomery County Book #4850, Page 1727.

Parcel Number: 64-00-03601-00-7.

Location of property: 1022 Manatawny Road, Pottstown, PA 19464.

The improvements thereon are: A single-family residential dwelling.

Seized and taken in execution as the property of **Mary Ann Baker** at the suit of Bayview Loan Servicing, LLC. Debt: \$76,701.88.

KML Law Group, P.C., Attorneys.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,500. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

18-21599

ALL THAT CERTAIN lot or parcel of ground situate in **Upper Pottsgrove Township**, Montgomery County, Pennsylvania:

BEGINNING at a point on the southeasterly side of Hanover Drive (60 feet wide), being a point on the northwesterly corner of Lot #23 as shown on a plan of Gary Heights as recorded in Montgomery County Plan Book A-4, page 16; thence extending along the said side of Lot #23 in a southeasterly direction of 204.33 feet to a point in line of the Henry Steinmetz plan of Lots; thence along said plan of Lots South 86 degrees 33 minutes 37 seconds West 164.30 feet to a point in line of Lot #25; thence extending along line of Lot #25 North 09 degrees 57 minutes East 260 feet to a point on the southerly side of Hanover Drive aforesaid; thence along the said side of Hanover Drive on the arc of a circle to the left having a radius of 180 feet the arc distance of 68.07 feet to the First Mentioned point and place of beginning.

BEING Lot #24 on a plan of lots known as Gary Heights as recorded on Montgomery County Plan Book A-4 page 16.

UNDER AND SUBJECT to an existing Easement and Right-of-Way of the owners of Lot #23, their heirs, executors, administrators, successors and assigns, for the purpose of constructing, reconstructing, operating, repairing, maintaining, rebuilding, replacing and removing a sanitary sewer line from a dwelling on Lot #23, across the northeast corner of Lot #24 to the lateral or sewer connection in the sewer main located in Hanover Drive. This Easement is subject to the condition that the owners of Lot #23, their heirs, executors, administrators, successors and assigns will at all times, after doing any work in connection with the constructing, reconstructing, operating, repairing, maintaining, rebuilding, replacing and removing of the sanitary sewer line restore the premises to the condition in which the same were found before such work was undertaken.

BEING the same property conveyed to Nicholas Gro and Emily Reinhart who acquired title, with rights of survivorship, by virtue of a deed from Michael F. Fontana and Jill N. Fontana, his wife, dated May 31, 2012, recorded June 5, 2012, at Instrument Number 2012054290, and recorded in Book 5837, Page 00509, Office of the Recorder of Deeds, Montgomery County, Pennsylvania.

Parcel Number: 60-00-01417-17-9.

Location of property: 169 Hanover Drive, Pottstown, PA 19464.

The improvements thereon are: Single-family dwelling.

Seized and taken in execution as the property of **Nicholas Gro, a/k/a Nicholas J. Gro and Emily Gro, a/k/a Emily Reinhart, a/k/a Emily R. Gro** at the suit of Wells Fargo Bank, NA. Debt: \$213,067.13.

Manley Deas Kochalski LLC, Attorneys.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,500. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

18-22130

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, situate in **Limerick Township**, County of Montgomery and Commonwealth of Pennsylvania, described in accordance with a Subdivision Plan made for W.B. Kastle, by David Meixner, Civil Engineer and Surveyor, Collegeville, PA, dated 11/6/1967 and revised 11/14/1967 as follows, to wit:

BEGINNING at a spike on the title line in the bed of Linfield Road, State Lg. Rt. #46016 (33 feet wide) at the distance of 381.40 feet measured north 44 degrees 25 minutes west along the title line and center line of Linfield Road from its intersection with the center line of Limerick Road (33 feet wide); thence along the title line in said Linfield Road, the two following courses and distances, viz: (1) north 44 degrees 25 minutes west 42.57 feet to an iron pin found and held an angle point; and (2) north 14 degrees 53 minutes west 198.50 feet to a spike found and held a corner of land now or late of Harold Heffelfinger; thence along said land, the two following courses and distances, viz: (1) north 51 degrees 05 minutes east 294.50 feet to a pipe, found and held; and (2) north 45 degrees 44 minutes 10 seconds east 90.35 feet to a spike found and held, a corner of land now or late of Harold H. Savage; thence along said land, south 59 degrees 45 minutes 50 seconds east 254.85 feet to a spike on the title line in the bed of Limerick Road and which spike is at the distance of 6.51 feet measured north 59 degrees 45 minutes 50 seconds west from the center line of said road; thence along the title line in Limerick road the two following courses and distances: (1) south 23 degrees 19 minutes west 141.47 feet to a spike; and (2) south 02 degrees 09 minutes 30 seconds west 206.46 feet to a spike, a corner of Parcel 2 on said plan; thence along Parcel 2, the two following courses and distances, viz: (1) north 44 degrees 25 minutes west 254.52 feet to a point; and (2) south 45 degrees 35 minutes west 267.92 feet to the first mentioned point and place of beginning.

BEING Parcel No. 1 on said plan.

BEING the same premises which Doris E. Care, unmarried by Deed dated 11/21/2001 and recorded 12/12/2001 in Deed Book 5388 page 1877 granted and conveyed unto Doris E. Care, unmarried and Jennifer D. Care.

AND the said Jennifer D. Care departed this life on 4/29/2018.

BEING Map #37045 013.

Parcel Number: 37-00-02305-00-7.

Location of property: 107 South Limerick Road, Limerick PA 19468.

The improvements thereon are: Residential dwelling.

Seized and taken in execution as the property of **Doris E. Care** at the suit of Federal National Mortgage Association ("Fannie Mae"). Debt: \$223,302.23 plus interest to Sale date.

Martha E. Von Rosenstiel, P.C., Attorneys.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,500. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

18-22172

ALL THAT CERTAIN lots or pieces of ground, with the buildings and improvements thereon erected, situate in **Norristown Borough**, County of Montgomery and Commonwealth of Pennsylvania, described in accordance with a Deed Plotting made for Navaho Realty Co., Inc., by Donald H. Schurr, Civil Engineer and Surveyor, Norristown, Pennsylvania, dated September 2, 1964, as follows, to wit:

BEGINNING at a point in the centerline of Johnson Highway (33.00 feet wide), being the line dividing the Borough of Norristown and the Township of East Norristown, a corner of land now or late of Zummo; thence extending along the centerline of Johnson Highway South 47 degrees, 51 minutes, 30 seconds East 12.09 feet to a point, which point is at the distance of 221.00 feet Northwestwardly from the centerline of North Hill Drive (50.00 feet wide); thence extending by Norris Hill Court, through the bed of Saw Mill Creek, the (3) following courses and distances, viz: (1) South 63 degrees West 143.00 feet to a point, (2) South 87 degrees, 32 minutes, 40 seconds West 303.58 feet to a point, and (3) North 89 degrees, 30 minutes West 271.00 feet to a point; thence extending North 23 degrees, 09 minutes West 66.76 feet to a point; thence extending by land now or late of Zummo the (9) following courses and distances, viz: (1) North 68 degrees, 51 minutes, 25 seconds East 43.24 feet to a point, (2) South 87 degrees, 57 minutes, 30 seconds East 69.02 feet to a point, (3) South 71 degrees, 33 minutes, 30 seconds East 121.96 feet to a point, (4) South 89 degrees, 07 minutes, 30 seconds East 108.20 feet to a point, (5) North 57 degrees, 29 minutes, 30 seconds East 83.27 feet to a point, (6) North 74 degrees, 02 minutes, 30 seconds East 47.70 feet to a point, (7) South 80 degrees, 42 minutes, 30 seconds East 67.15 feet to a point, (8) South 89 degrees, 03 minutes, 30 seconds East 72.22 feet to a point, and (9) North 88 degrees, 18 minutes, 30 seconds East 131.10 feet to the first mentioned point and place of beginning.

EXCEPTING THEREOUT AND THEREFROM, ALL THAT CERTAIN lot or piece of land with message, buildings and improvements erected thereon, if any, situate in **Norristown Borough**, County of Montgomery and Commonwealth of Pennsylvania, being known as Parcel No. 13-00-17725-00-1, and being the subject of a Declaration of Taking by the Borough of Norristown as recorded 04/30/1975 in Montgomery County in Deed Book 4021 Page 122 bounded and described in accordance with a deed plotting made for Navaho Realty Co., Inc., by Donald H. Schurr, Civil Engineer and Surveyor, Norristown, Pennsylvania, dated September 2, 1964, as follows, to wit:

BEGINNING at a point, 27.24 feet North 23 degrees 09 minutes West from the Northeast corner of property situate on the North side of North Hills Drive, known as 1763 North Hills Drive, being the same premises which Watson F. Domurat and Dorothy V. Domurat, his wife and Valentine Leszczynski, widow, by Indenture bearing the date of August 28, 1972, and recorded in the Office for the Recording of Deeds in and for the County of Montgomery, at Norristown, Pennsylvania, in Deed Book No. 3783, at page 427 and granted and conveyed to Thomas J. Ormiston and Sharon A. Ormiston, his wife, as tenants by entireties, in fee; thence proceeding North 23 degrees 09 minutes West 45.42 feet to a point; thence proceeding North 82 degrees 22 minutes 45 seconds East, 128.66 feet to a point; thence proceeding to a point; thence proceeding South 07 degrees 37 minutes 15 seconds East, 60.38 feet to a point; North 89 degrees 30 minutes West, 117.68 feet to the point of beginning.

Parcel Number: 13-00-17724-00-2.

Location of property: 440 Johnson Highway, Borough of Norristown, County of Montgomery, Commonwealth of Pennsylvania.

The improvements thereon are: Vacant lot.

Seized and taken in execution as the property of **AAD Properties LLC** at the suit of First Resource Bank. Debt: \$153,662.10.

Lachall Cohen & Sagnor LLP, Attorneys.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$15,366.21 dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

18-22177

ALL THAT CERTAIN tract or parcel of land and premises, situate, lying and being in **Pottstown Borough**, in the County of Montgomery and Commonwealth of Pennsylvania, more particularly described as follows:

BEGINNING at a point in the intersection of the Westerly right-of-way line of York Street and the Northerly right-of-way line of Walnut Street and extending thence in a Westerly direction, North 74 degrees 45 minutes West, a distance of 43 feet to a point and a corner to lands now or late of Clara B. Van Buskirk; thence, North 15 degrees 30 minutes East, a distance of 140.2 feet to a point in the Southerly right of way line of Union Alley; thence, South 74 degrees 45 minutes East, a distance of 43 feet to a point in the Westerly right-of-way line of York Street; thence South 15 degrees 30 minutes West, a distance of 140.2 feet to the point and place of beginning.

Parcel Number: 16-00-30504-00-8.

Location of property: 67 Walnut Street, Borough of Pottstown, Montgomery County, Commonwealth of Pennsylvania 19464.

The improvements thereon are: Commercial office building.

Seized and taken in execution as the property of **EAD Properties LLC** at the suit of First Resource Bank. Debt: \$153,662.10.

Lachall Cohen & Sagnor LLP, Attorneys.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$15,366.21 dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

18-22556

ALL THAT CERTAIN lot or piece of ground, situate in **Douglass Township**, County of Montgomery, and Commonwealth of Pennsylvania, as shown on Plat entitled "Jim Gibson Douglass Estate Residential Subdivision" dated November 17, 2011 and last revised February 19, 2014 as recorded in the Office of Recorder of Deeds of Montgomery County, Pennsylvania, in Plan Book 40, Page 256-259, as follows, to wit:

BEING Lot No. 65.

FEE SIMPLE TITLE VESTED IN Michael G. Lawson Sr. and Jacqueline E. DiMenna, Husband and Wife, by deed from NVR, Inc., as Virginia Corporation, Trading as Ryan Homes, dated 02/24/2015, recorded 03/03/2015, in the Montgomery County Clerk's Office in Deed Book 5945, Page 2133, as Instrument No. 2015014200.

Parcel Number: 32-00-04076-12-7.

Location of property: 95 Fox Hollow Drive, Gilbertsville, PA 19525.

The improvements thereon are: Residential real estate.

Seized and taken in execution as the property of **Michael G. Lawson Sr. and Jacqueline E. DiMenna, Husband and Wife, by Deed from NVR, Inc., a Virginia Corporation, Trading as Ryan Homes, dated 02/24/2015, recorded 03/03/2015, in the Montgomery County Recorder of Deeds in Deed Book 5945, Page 2133, as Instrument No. 2015014200** at the suit of Stearns Lending, LLC. Debt: \$433,194.80.

Stern & Eisenberg, PC, Attorneys.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,500. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

18-23559

ALL THAT CERTAIN lot or piece of ground, situate in **Pennsburg Borough**, County of Montgomery, Pennsylvania, bounded and described according to a Final Plan of Subdivision prepared for Montgomery Meadows by Urwiler and Walter, Inc., dated January 12, 1990, and last revised on October 28, 1997, and recorded in Plan Book A-57, page 291, as follows, to wit:

BEGINNING at a point on the Northeasterly side of Seminary Street (fifty feet wide) said point being a corner of Lot Number 180, as shown on the above mentioned Plan and place of beginning, thence extending from said place of beginning and long Lot Number 180, North sixty-seven degrees twenty-eight minutes fifty-eight seconds East one hundred one and thirty-one one-hundredths feet to a point in line of Lot Number 168; thence extending along Lot Number 168 and partly along Lot Number 169, South thirty-two degrees seventeen minutes twenty-one seconds East fifty and forty-five one-hundredths feet to a point a corner of Lot Number 178; thence extending along Lot Number 178, South sixty-seven degrees twenty-eight minutes fifty-eight seconds West one hundred nine and eighty-seven one-hundredths feet to a point on the Northeasterly side of Seminary Street, thence extending along the Northeasterly side of Seminary Street, North twenty-two degrees thirty-one minutes two seconds West forty-nine and seventy-two one-hundredths feet to a point, a corner of Lot Number 180 aforesaid, being the first mentioned point and place of beginning.

BEING Lot Number 179 as shown on the above-mentioned Plan.

TITLE TO SAID PREMISES IS VESTED IN Aaron Hinkle, by Deed from Daniel M. Traupman and Deseret H. Traupman, h/w, dated 05/09/2012, recorded 05/22/2012, in Book 5835, Page 2876.

Parcel Number: 15-00-02458-22-7.

Location of property: 572 Seminary Street, Pennsburg, PA 18073-1556.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Aaron Hinkle** at the suit of Wells Fargo Bank, NA. Debt: \$160,717.84.

Phelan Hallinan Diamond & Jones, LLP, Attorneys.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,500. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

18-24104

ALL THAT CERTAIN lot or piece of land with the buildings and improvements erected or to be erected thereon, situate in **New Hanover Township**, County of Montgomery and Commonwealth of Pennsylvania, bounded and described according to a Plan of Subdivision for Windlestrae Associates, drawn by Urwiler & Walter, Inc., Summeytown, Pa., Job No. 02136, dated 12/8/1989 and revised by various dates as being recorded in Plan Book 28, Pages 227 - 236 and/or Plan Book 29, Pages 237-246, as follows, to wit:

BEGINNING at a point on the Easterly side of Garnet Drive, said point of beginning is being measured along the arc of a circle curving to the right having a radius of 26.00 feet the arc distance of 40.84 feet from a point on the Northerly side of Lilac Lane; thence extending from said point of beginning and extending along the said Easterly side of Garnet Drive, North 03 degrees 48 minutes 06 seconds East 108.81 feet to a point a corner of Lot No. 682 as shown on said plan; thence extending along the line of said Lot No. 682, South 86 degrees 11 minutes 54 seconds East 119.00 feet to a point in line of Lot No. 678 as shown on said plan; thence extending along the line of said Lot No. 678, South 34 degrees 16 minutes 44 seconds East 106.33 feet to a point on the Northerly side of Lilac Lane, aforesaid; thence extending along the said Northerly side of Lilac Lane, the two following courses and distances, viz: (1) measuring in a Westerly direction along the arc of a circle curving to the right having a radius of 124.00 feet the arc distance of 116.87 feet to a point of tangent; and (2) North 86 degrees 11 minutes 54 seconds West 58.26 feet to a point of curve; thence leaving the said Northerly side of Lilac Lane and measuring along the arc of a circle curving to the right having a radius of 26.00 feet the arc distance of 40.84 feet to a point on the Easterly side of Garnet Drive, aforesaid, being the first mentioned point and place of beginning.

BEING Lot No. 677 on said plan.

UNDER AND SUBJECT, however, to a Clear Sight Triangle Easement and a Storm Sewer Easement located upon and extending through premises as being more fully shown and set forth on the above mentioned recited Plan Books and Pages.

TITLE TO SAID PREMISES IS VESTED IN Roque Espinal-Valdez and Mireya Espinal-Valdez, h/w, by Deed from SIRVA Relocation Credit LLC, A Delaware Limited Liability Company, Dated 03/28/2012, Recorded 05/03/2012, in Book 5834, Page 1016.

Parcel Number: 47-00-05011-41-8.

Location of property: 100 Lilac Lane, Gilbertsville, PA 19525-8110.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Roque Espinal-Valdez and Mireya Espinal-Valdez** at the suit of Wells Fargo Bank, NA. Debt: \$281,460.46.

Phelan Hallinan Diamond & Jones, LLP, Attorneys.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,500. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

18-24453

ALL THAT CERTAIN lot or piece of ground with the buildings and improvements thereon erected, situate in **Cheltenham Township**, Montgomery County, Pennsylvania, described according to a survey and plan made of "Oak Lane Manor" Section No. 5 made by Franklin and Lindsey Registered Engineers, Philadelphia, on August 3, 1949, as follows, to wit:

BEGINNING at a point on the Northeasterly side of Johns Avenue (50 feet wide) which point is measured on the arc of a circle curving to the right having a radius of 2080 feet the arc distance of 330.97 feet from a point, which point is measured on the arc of a circle curving to the right having a radius of 20 feet the arc distance of 36.29 feet from a point on the Northwesterly side of Front Street (60 feet wide); thence extending from said beginning point along the Northeasterly side of Johns Avenue along the arc of a circle curving to the right having a radius of 2080 feet the arc distance of 65 feet to a point, thence extending North 79 degrees 6 minutes 18 seconds East 124.55 feet to a point; thence extending South 9 degrees 40 minutes East 61.18 feet to a point; thence extending South 77 degrees 18 minutes 52 seconds West 122.28 feet to a point on the Northeasterly side of Johns Avenue the first mentioned point and place of beginning.

BEING Lot No. 172.

TITLE TO SAID PREMISES IS VESTED IN Renee Edwards, by Deed from Mitchell J. Kline and Sandra Kline, dated 08/31/2001, Recorded 10/17/2001, in Book 5381, Page 35.

Parcel Number: 31-00-15640-00-7.

Location of property: 109 Johns Road, Cheltenham, PA 19012-1306.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Renee Edwards** at the suit of US Bank National Association, as Trustee for Structured Asset Securities Corporation Mortgage Pass-Through Certificates, Series 2007-EQ1. Debt: \$168,087.58.

Phelan Hallinan Diamond & Jones, LLP, Attorneys.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,500. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

18-24523

ALL THAT CERTAIN Unit in the property known, named and identified in the Declaration Plan referred to below as Morgandale, located in **Towamencin Township**, Montgomery County, Commonwealth of Pennsylvania, which unit has heretofore been submitted to the provisions of the Unit Property Act of Pennsylvania, Act of July 3, 1963, P.L. 196, by the recording in the Office of the Recorder of Deeds of Montgomery County of a Declaration of Condominium dated April 18, 1973 and recorded May 11, 1978 in Deed Book 3848 page 424, a Code of Regulations dated April 18, 1973 and recorded on May 11, 1973 in Deed Book 3848 page 438; a First Amendment of Code of Regulations of Morgandale dated September 16, 1987 and recorded on February 25, 1988 in Deed Book 4866 page 294; a First Amendment to Declaration of Condominium dated February 6, 1974 and recorded on March 1, 1974 in Deed Book 3925 page 77; a Second Amendment to Declaration of Condominium dated October 24, 1975 and recorded November 6, 1975 in Deed Book 4066 page 500; a Third Amendment to Declaration of Condominium dated June 25, 1976 and recorded July 2, 1976 in Deed Book 4119 page 435; a Fourth Amendment to Declaration of Condominium dated September 30, 1976 and recorded October 4, 1976 in Deed Book 4146 page 148; a Fifth Amendment to Declaration of Condominium dated November 26, 1976 and recorded December 3, 1976 in Deed Book 4162 page 245; a Sixth Amendment to Declaration of Condominium dated May 12, 1977 and recorded in Deed Book 4201 page 140; a Seventh Amendment to Declaration of Condominium dated August 9, 1977 and recorded in Deed Book 4230 page 97; an Eighth Amendment to Declaration of Condominium dated August 30, 1977 and recorded in Deed Book 4235 page 542; and a Ninth Amendment to Declaration of Condominium dated November 22, 1977 and recorded in Deed Book 4262 page 411; and a Tenth Amendment to Declaration of Condominium dated December 6, 1977 and recorded in Deed Book 4270 page 291; and Eleventh Amendment to Declaration of Condominium dated December 1, 1978 recorded December 7, 1978 in Deed Book 4368 page 426; and a Twelfth Amendment to Declaration of Condominium dated January 17, 1979 and recorded January 24, 1979 in Deed Book 4382 page 66; and a Thirteenth Amendment to Declaration of Condominium dated September 11, 1979 and recorded September 17, 1979 in Deed Book 4453 page 417; and a Fourteenth Amendment to Declaration of Condominium dated November 27, 1979 and recorded December 20, 1979 in Deed Book 4484 page 63; and Fifteenth Amendment to Declaration dated March 19, 1980 and recorded March 20, 1980 in Deed Book 4511 page 265; and Sixteenth Amendment to Declaration dated August 22, 1980 and recorded August 28, 1980 in Deed Book 4555 page 377; and Seventeenth Amendment to Declaration dated June 1, 1981 and recorded June 12, 1981 in Deed Book 4632 page 200; and an Eighteenth Amendment to Declaration dated May 9, 1984 and recorded May 10, 1984 in Deed book 4735 page 2402, and a Amended Declaration Plan thereto made part of said Eighteenth Amendment recorded in Deed Book 4735 page 2402 and said Declaration Plan also recorded June 17, 1981 in Condominium Plan Book 8 pages 75 to 78, inclusive being and designated on the Declaration Plan as Building Unit 21 Unit 2434, as more fully described in such Amendments of Declaration of Condominium and Declaration Plan.

TOGETHER with and undivided interest in the Common Elements (as defined in such Declaration of Condominium).

UNDER AND SUBJECT to covenants, restrictions, easements, terms, rights, agreements, conditions, exceptions and reservations as contained and set forth in such Declaration of Condominium Declaration Plan and Code of Regulations; and further under and subject to other restrictions, rights of way, easements and agreements of record.

TOGETHER with the benefits and under and subject to the burdens of the terms, covenants and conditions contained in certain Declaration of Reciprocal Easements, as now of record.

BEING the same premises in which Richard J. Politz, by Deed dated 12/08/2006 and recorded 01/17/2007 in the Office of the Recorder of Deeds, in and for the County of Montgomery, Commonwealth of Pennsylvania, in Deed Book 5631, Page 02375, and in Instrument No. 2007007909, granted and conveyed unto Joan D. Lutz and Christopher W. Lutz, in fee.

Parcel Number: 53-00-03708-00-1.

Location of property: 2434 Hillock Court, Lansdale, PA 19446.

The improvements thereon are: A residential dwelling, condominium-townhouse.

Seized and taken in execution as the property of **Christopher W. Lutz and Joan D. Lutz** at the suit of JP Morgan Chase Bank, National Association. Debt: \$167,923.45.

Shapiro & DeNardo, L.L.C., Attorneys.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,500. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

18-24710

ALL THAT CERTAIN lot or piece of ground with the buildings and improvements thereon erected, situate in **Norristown Borough**, County of Montgomery and Commonwealth of Pennsylvania, described in accordance with a revised subdivision plan made for Anthony Marcella by Donald M. Schurr, Professional Engineer, Norristown, Pennsylvania, dated May 7, 1958, as follows, to wit

BEGINNING at a point on the northwest side of Dartmouth Drive (50 feet wide) at the distance of 332.22 feet measured along said side of Dartmouth Drive on a course of South 51 degrees 20 minutes West from a point of tangent of a curve at the radius round corner of Dartmouth Drive and Logan Street (50 feet wide), said corner having a radius of 20 feet and an arc distance of 34.67 feet; thence from said point of beginning extending along the northwest side of Dartmouth Drive, South 51 degrees 20 minutes West 9.67 feet to a point of curve; thence on the arc of a circle curving to the right having a radius of 35.33 feet, the arc distance of 21.25 feet to a corner of No. 1705 Dartmouth Drive, thence along the same, North 38 degrees 40 minutes West 120.42 feet to a point; thence extending North 51 degrees 20 minutes East 30 feet to a corner of No. 1709 Dartmouth Drive, thence along the same, South 38 degrees 40 minutes East 130.77 feet to the first mentioned point and place of beginning.

BEING the same property conveyed to Felisha Davis and Michael Shawn Pastrick who acquired title, with rights of survivorship, by virtue of a Deed from Matthew Evangelist, dated November 26, 2012, recorded February 5, 2013, at Instrument Number 2013013500, and recorded in Book 5863, Page 00711, Office of the Recorder of Deeds, Montgomery County, Pennsylvania.

Parcel Number: 13-00-09324-00-5.

Location of property: 1707 Dartmouth Drive, Norristown, PA 19401.

The improvements thereon are: Single-family dwelling.

Seized and taken in execution as the property of **Felisha Davis and Michael Shawn Pastrick** at the suit of Wells Fargo Bank, N.A. Debt: \$95,481.17.

Manley Deas Kochalski LLC, Attorney.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,500. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

18-24715

ALL THAT CERTAIN unit in the property known, named and identified in the Declaration referred to below as Northgate Multiplex and Townhouse Condominium, located in **Upper Hanover Township**, County of Montgomery, Commonwealth of Pennsylvania, which has heretofore been submitted to the provisions of the Pennsylvania Uniform Condominium Act, 68 P.S.A. 3101, et seq., by the recording in the Office of the Recorder of Deeds of Montgomery County, Pennsylvania, of a Declaration of Condominium effective July 27, 2012 and recorded on July 27, 2012 as Instrument No. 2012073600 and recorded in Deed Book 5842 page 2759, as amended from time to time, being and designated in such Declaration as Unit M-22-U as more fully described in such Declaration.

TITLE TO SAID PREMISES IS VESTED IN **Angela S. DiValentino**, by Deed from GSRE 25, LLC, dated 08/25/2014, recorded 10/27/2014, in Book 5932, Page 799.

Parcel Number: 57-00-02650-45-4.

Location of property: 2035 Morgan Hill Drive, a/k/a 2035 Morgan Hill Drive, Upper M22, Pennsburg, PA 18073-1210.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Angela S. DiValentino** at the suit of Freedom Mortgage Corporation. Debt: \$180,397.79.

Phelan Hallinan Diamond & Jones, LLP, Attorneys.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,500. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

18-25559

ALL THAT CERTAIN lot or piece of ground, Hereditaments and Appurtenances, Situate in **Skippack Township**, Montgomery County, Pennsylvania, bounded and described according to a Plan of Subdivision made for Harry D. Kratz, known as "Carriage Run", by Urwiler and Walter, Inc, dated 09/12/1978 and last revised 10/14/1981 and recorded in and for the County of Montgomery at Norristown, Pennsylvania in Plan Book B-40 page 55, as follows to wit:

BEGINNING at a point on the Southeasterly side of Brandywine Court, said point being a corner of Lot 97 as shown on the above mentioned Plan, thence extending from said point of beginning along Lot 97 as shown on the above mentioned plan, South 75 degrees 8 minutes 56 seconds East, 83.29 feet to a point, thence extending South 27 degrees 19 minutes 30 seconds West, 20.48 feet to a point a corner of Lot 99 as shown on the above mentioned Plan, thence extending along the same North 75 degrees 8 minutes 56 seconds West, 80 feet to a point on the Southeasterly side of Brandywine Court, thence extending along the same the two following courses and distances (1) North 14 degrees 51 minutes 4 seconds East, 8.12 feet to a point of curve, and (2) on the arc of a circle curving to the right having a radius of 63 feet the arc distance of 11.95 feet to the first mentioned point and place of beginning.

CONTAINING in area 1,640 square feet.

UNDER AND SUBJECT to Agreements, Easements and Restrictions of Record.

TITLE TO SAID PREMISES IS VESTED IN **Dennis M. Casey Jr. and Jennifer L. Casey**, husband and wife, by Deed from **Leslie P. Schlesman a/k/a Leslie Patricia Slate**, Dated 06/30/2004, Recorded 12/02/2004, in Book 5535, Page 668.

Parcel Number: 51-00-03032-97-6.

Location of property: 4011 Brandywine Court, Skippack, PA 19474.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Dennis M. Casey, Jr. a/k/a Dennis M. Casey, Jennifer L. Casey and The United States of America c/o The United States Attorney for The Eastern District of PA** at the suit of Santander Bank, N.A. Debt: \$160,789.38.

Phelan Hallinan Diamond & Jones, LLP, Attorneys.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,500. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

18-25683

ALL THAT CERTAIN lot or piece of ground, situate in **Montgomery Township**, County of Montgomery and Commonwealth of Pennsylvania, described according to a Subdivision Plan prepared for BSA Montgomery Joint Venture c/o Strouse Greenburg Co., Inc. (Welsh Village) made by D.S. Winokur Associates, Inc., Engineers, Planners and Surveyors, Philadelphia, Pennsylvania, dated 3/28/1988 and last revised 10/27/1988 and recorded in Plan Book A-50, Page 308 through 312, described as follows, to wit:

BEGINNING at a point on the Southeasterly side of Constitution Court (on said Plan), a corner of Lot #504 on said Plan; thence extending from said point of beginning along Constitution Court North 71 degrees 21 minutes 30 seconds East 28.33 feet to a corner of Lot #502 on said Plan; thence extending from Constitution Court and along Lot #502 on said Plan South 18 degrees 36 minutes 30 seconds East 90.0 feet to a point on the Northwesterly side of Bell Run Boulevard on said Plan; thence along the same South 71 degrees 21 minutes 30 seconds West 28.33 feet to a corner of Lot #504 on said Plan; thence along the same North 18 degrees 38 minutes 30 seconds West 90.0 feet to a point on the Southeasterly side of Constitution Court being the first mentioned point and place of beginning.

TITLE TO SAID PREMISES VESTED IN Korean Mission Church by Deed from Dai Sung Kim also known as Rev. Dai Sung Kim, Straw Party for Korean Mission Church dated May 29, 1991 and recorded on February 12, 1992 in the Montgomery County Recorder of Deeds in Book 4999, Page 161.

Parcel Number: 46-00-00548-28-8.

Location of property: 5602 Constitution Court, a/k/a 5602 Constitution Court, #5th North, North Wales, PA 19454.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Dai Kim a/k/a Dai S. Kim a/k/a Dai Jun Kim a/k/a Dai Sung Kim a/k/a Rev. Dai Sung Kim and Korean Mission Church** at the suit of U.S. Bank, National Association, As Trustee for the Certificateholders of Banc of America Funding Corporation 2009-FT1 Trust, Mortgage Pass-Through Certificates, Series 2009-FT1. Debt: \$168,853.07.

Milstead & Associates, LLC, Attorneys.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,500. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

18-26713

ALL THAT CERTAIN message and lot or piece of land, situate in **Pottstown Borough**, as extended, County of Montgomery and State of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point in the Eastern line of Hanover Street, 31 feet 4 inches North of the North line of Jefferson Avenue; thence Eastwardly along the line of land about to be conveyed to William A. Evans, 106 feet 8 inches to a point in the Western line of a ten feet wide alley; thence Northwardly along the same 19 feet 1/2 inch to a point in the line of this and land about to be conveyed to James Gresh and numbered 356 North Hanover Street; thence Westwardly along the same a distance of 105 feet 4-1/2 inches, passing in said course through the middle of the partition wall between this and said Gresh's land, to a point in the Eastern line of Hanover Street; thence Southwardly along the same 19 feet to the point of beginning.

TITLE TO SAID PREMISES IS VESTED IN Philip Delong and Mary L. Delong, husband and wife, by Deed from Ralph M. Olock and Robin A. Olock, husband and wife, dated 04/15/1991, recorded 04/18/1991, in Book 4973, Page 1663.

Mary L. Delong was a co-record owner of the mortgaged premises as a tenant by the entirety. By virtue of Mary L. Delong's death on or about 02/09/2016, his ownership interest was automatically vested in the surviving tenant by the entirety.

Mortgagor Philip J. Delong a/k/a Philip Delong died on 02/22/2017, and upon information and belief, his surviving heir is Tina Delong.

Parcel Number: 16-00-12664-00-1.

Location of property: 354 North Hanover Street, Pottstown, PA 19464-5387.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Tina Delong, in Her Capacity as Heir of Philip J. Delong a/k/a Philip Delong, Deceased and Unknown Heirs, Successors, Assigns, and All Persons, Firms, or Associations Claiming Right, Title or Interest from or under Philip J. Delong a/k/a Philip Delong, Deceased** at the suit of Wells Fargo Bank, N.A. Debt: \$22,618.88.

Phelan Hallinan Diamond & Jones, LLP, Attorney.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,500. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

18-26816

705 Sheridan Street (Lot #1)

ALL THAT CERTAIN parcel or strip of land located in **Pottstown Borough**, Montgomery County, Pennsylvania, as shown on the plan entitled Final Subdivision Plan of 725 Sheridan Street, prepared for AAD Properties, LLC, prepared by Pro Tract Engineering, Inc., Pottstown, Pennsylvania, dated November 25, 2003, last revised October 24, 2006 and being more fully described as follows:

BEGINNING at a point of intersection of the Northerly right-of-way of Sheridan Street (50 feet ultimate width) and the Easterly right-of-way of Morris Street (50 feet ultimate width) as shown on said plan; along the Northerly right-of-way of Sheridan Street North 44 degrees 52 minutes 00 seconds East, 41.38 feet to a point, a corner of proposed Unit 2; thence leaving said right-of-way of Sheridan Street and extending along lands of said Unit 2, North 45 degrees 08 minutes 00 seconds West, 140.00 feet to a point on the Southerly side of 15 feet wide unimproved alley; thence along said alley, South 44 degrees 52 minutes 00 seconds West, 41.38 feet to a point on the Easterly right-of-way of Morris Street; thence along said right-of-way of Morris Street, South 45 degrees 08 minutes 00 seconds East, 140.00 feet to the point and place of beginning.

CONTAINING 5,793 square feet of land more or less.

BEING Parcel No. 16-00-25708-00-7.

707 Sheridan Street (Lot #2)

ALL THAT CERTAIN parcel or strip of land located in **Pottstown Borough**, Montgomery County, Pennsylvania, as shown on the plan entitled Final Subdivision Plan of 725 Sheridan Street, prepared for AAD Properties, LLC, prepared by ProTract Engineering, Inc., Pottstown, Pennsylvania, dated November 25, 2003, last revised October 24, 2006 and being more fully described as follows:

BEGINNING at a point of intersection of the Northerly right-of-way of Sheridan Street (50 feet ultimate width) said point also being a corner of lands of proposed Unit 1 said point being measured North 44 degrees 52 minutes 00 seconds East, 41.38 feet along said right-of-way from the intersection of the Easterly right-of-way of Morris Street (50 feet wide ultimate width) as shown on said Plan; thence from said point of beginning and continuing along the Northerly right-of-way of Sheridan Street North 44 degrees 52 minutes 00 seconds East 39.23 feet to a point, a corner of proposed Unit 3; thence leaving said right-of-way of Sheridan Street and extending along lands of said Unit 3, North 45 degrees 08 minutes 00 seconds West, 140.00 feet to a point on the Southerly side of 15 feet wide unimproved alley; thence along said alley, South 44 degrees 52 minutes 00 seconds West, 39.23 feet to a point a corner of proposed Unit 1; thence along lands of said Unit 1, South 45 degrees 08 minutes 00 seconds East, 140.00 feet to the point and place of beginning.

CONTAINING 5,492 square feet of land more or less.

Parcel Numbers: 16-00-25708-00-7; 16-00-25708-08-8.

Location of property: 705 Sheridan Street and 707 Sheridan Street, Borough of Pottstown, County of Montgomery.

The improvements thereon are: Vacant lots.

Seized and taken in execution as the property of **AAD Properties LLC** at the suit of First Resource Bank. Debt: \$153,662.10.

Lachall Cohen & Sagnor LLP, Attorneys.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$15,366.21 dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

18-27580

ALL THAT CERTAIN lot or piece of land with the buildings and improvements thereon erected, situate in **Pottstown Borough**, County of Montgomery and State of Pennsylvania, being Lot No. 180 on a plan of Portion of "Belmont Terrace" made by George F. Shaner, C.E. on April 20, 1949, and revised September 20, 1949, and bounded and described in accordance therewith as follows, viz:

BEGINNING at a point on the Southeast side of Terrace Lane (50 feet wide) at the distance of 60.11 feet Southwest from the point of intersection of the extended lines of the Southeast side of Terrace Lane with the Southwest side of Master Street (50 feet wide).

CONTAINING in front or breadth on said Terrace Lane in a Southwest direction (60 feet) and extending of that width in length or depth between parallel lines at right angles to said Terrace Lane in a Southeast direction 100 feet.

TITLE TO SAID PREMISES IS VESTED IN Jacob D. Burbank, by Deed from William J. Pierce and Elinor I. Pierce, Husband and Wife, dated 04/09/2007, Recorded 05/03/2007, in Book 5645, Page 2199.

Parcel Number: 16-00-29028-00-8.

Location of property: 1042 Terrace Lane, Pottstown, PA 19464-4110.

The improvements thereon are: Residential property.

Seized and taken in execution as the property of **Jacob D. Burbank** at the suit of Deutsche Bank National Trust Company, as Trustee for Indymac IMSC Mortgage Loan Trust 2007-F3, Mortgage Pass-Through Certificates Series 2007-F3. Debt: \$107,217.69.

Phelan Hallinan Diamond & Jones, LLP, Attorneys.

Above Property to be sold by **SEAN P. KILKENNY, SHERIFF**.

DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,500. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

18-29072

ALL THAT CERTAIN lot or piece of ground, situate in **Lower Pottsgrove Township**, County of Montgomery, Commonwealth of Pennsylvania, known as No. 15, and described in accordance with a Final Plan of (record/section R1) Sunnybrook Village made by Gilmore & Associates, Inc., Consulting Engineers and Land Surveyors, dated 01/29/2001, last revised 04/09/2002 and recorded in Montgomery County on 07/20/2002 in Plan Book L-6-97.

BEGINNING at a point on the Northerly side of Creekside Drive (30 feet wide), said point being a corner of Lot No. 14 and Lot No. 15 on said Plan; thence, extending from said point of beginning along Lot No. 14, North 03 degrees 05 minutes 16 seconds West, 105 feet to a point; thence, extending North 86 degrees, 54 minutes, 44 seconds East, 34 feet to a point; thence, extending South 03 degrees 05 minutes 16 seconds East, 105 feet to a point on the Northerly side of Creekside Drive; thence, extending along same, South 86 degrees 54 minutes 44 seconds West, 34 feet to a point, the place of beginning.

BEING the same premises which was conveyed to William L. Smith, Jr. by Deed of Jason Raab and Megan P. McNeal, dated 05/13/2011 and recorded 07/06/2011 in BK 5806 PG 1120 in the Montgomery County Recorder of Deeds Office, in fee.

BEING Map # 42021E015.

Parcel Number: 42-00-01101-14-4.

Location of property: 29 Creekside Drive, Pottstown, PA 19464.

The improvements thereon are: Single-family dwelling.
 Seized and taken in execution as the property of **Yolanda Smith, Executrix of the Estate of William Lee Smith, Jr. a/k/a William L. Smith, Jr.** at the suit of Quicken Loans Inc. Debt: \$167,756.73.
Richard M. Squire & Associates, LLC, Attorneys.
 Above Property to be sold by **SEAN P. KILKENNY, SHERIFF.**
 DOWN MONEY: A deposit of ten (10%) percent of the Price Bid or \$3,500. dollars whichever amount is greater, shall be required to be paid in cash or by certified check to the Sheriff as down money on each property purchased.

To all parties in interest and claimants:

Notice is hereby given the schedules of distribution by the Sheriff on May 29, 2019 and distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days thereafter.

**All properties to be sold by
SEAN P. KILKENNY, SHERIFF**

ARTICLES OF DISSOLUTION

Notice is hereby given by **New Cincinnati, Inc.**, a Pennsylvania business corporation, that said corporation is winding up its affairs in the manner prescribed by Section 1975 of the Business Corporation Law of 1988, so that its corporate existence shall cease upon the filing of Articles of Dissolution in the Department of State of the Commonwealth of Pennsylvania.

The name of the corporation is: **Lo Ani**
The purpose for which it was organized is: to teach self defense.

Montgomery County Korean Seniors Association has been incorporated under the provisions of the PA Nonprofit Corporation Law of 1988.
Kevin T. Kim, Esquire
725 Lawrence Avenue
Ambler, PA 19002

ARTICLES OF INCORPORATION

Notice is hereby given that a corporation is to be or has been incorporated under the Business Corporation Law of 1988, approved December 21, 1988, P.L. 1444, No. 177, effective October 1, 1989, as amended.

NOTICE IS HEREBY GIVEN that Articles of Incorporation have been filed with the Department of State of the Commonwealth of Pennsylvania, at Harrisburg, PA, on or about March 19, 2019, for:

Law Offices of Darin J. Steinberg, P.C.

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

WinWinCoupon Inc has been incorporated under the provisions of the Pennsylvania Business Corporation Law of 1988.

NOTICE IS HEREBY GIVEN THAT, on March 8, 2019, Articles of Incorporation were filed with the Department of State for **OT Leaders and Legacies' Foundation**, a nonprofit corporation organized under the Pennsylvania Nonprofit Corporation Law of 1988, exclusively for charitable purposes.
Kleinbard, LLC, Solicitors
Three Logan Square, 5th Fl.
1717 Arch Street
Philadelphia, PA 19103

CERTIFICATE OF ORGANIZATION

Notice is hereby given that a Certificate of Organization has been filed with the Department of State of the Commonwealth of Pennsylvania at Harrisburg, Pennsylvania for **LR Productions, LLC**, pursuant to the provisions of the Pennsylvania Limited Liability Company Act of 1994.

The Certificate of Organization for a Domestic Limited Liability Company has been filed on August 13, 2018.
John Benson, Esquire
18 N. Main Street
Doylestown, PA 18901

**ARTICLES OF INCORPORATION
NONPROFIT**

Notice is hereby given that Articles of Incorporation have been filed with the Department of State of the Commonwealth of Pennsylvania, at Harrisburg, PA, on March 25, 2019, for the purpose of obtaining a charter of a nonprofit corporation organized under the Nonprofit Corporation Law of the Commonwealth of Pennsylvania.

The name of the corporation is: **Friends of PWHS Rowing**

The purpose for which it was organized is: to support the Plymouth Whitemarsh High School rowing club.

Notice is hereby given that Articles of Incorporation have been filed with the Department of State of the Commonwealth of Pennsylvania, at Harrisburg, PA, on January 30, 2019, for the purpose of obtaining a charter of a nonprofit corporation organized under the Nonprofit Corporation Law of the Commonwealth of Pennsylvania.

CHANGE OF NAME

IN THE COURT OF COMMON PLEAS OF
MONTGOMERY COUNTY, PENNSYLVANIA
CIVIL ACTION - LAW
NO. 2019-04993

NOTICE IS HEREBY GIVEN that on March 15, 2019, the Petition of Brianna Lynn Kofer was filed in the above named Court, praying for a Decree to change the name to **BRAYDEN LEVI KOFER**.

The Court has fixed May 15, 2019, at 9:30 AM in Courtroom "13" of the Montgomery County Courthouse, Norristown, Pennsylvania, as the time and place for the hearing of said Petition, when and where all persons interested may appear and show cause, if any they have, why the prayer of said Petition should not be granted.

IN THE COURT OF COMMON PLEAS OF
MONTGOMERY COUNTY, PENNSYLVANIA
CIVIL ACTION - LAW
NO. 2019-05170

NOTICE IS HEREBY GIVEN that on March 19, 2019, the Petition of Katie Ann Shook, on behalf of Ethan Tyler Moffett, a minor, was filed in the above named Court, praying for a Decree to change his name to ETHAN TYLER SHOOK.

The Court has fixed May 15, 2019, at 9:30 AM in Courtroom "13" of the Montgomery County Courthouse, Norristown, Pennsylvania, as the time and place for the hearing of said Petition, when and where all persons interested may appear and show cause, if any they have, why the prayer of said Petition should not be granted.

CIVIL ACTION

IN THE COURT OF COMMON PLEAS OF
BERKS COUNTY, PENNSYLVANIA
CIVIL ACTION - LAW
JURY TRIAL DEMANDED
NO. 2018-02681

Kristie L. Murphy,
Plaintiff

vs.

Milroy Enterprises, Inc. d/b/a Graffius Burial Vault Co., Clair M. Graffius Estate d/b/a Graffius Burial Vault Co., Timothy A. Ludwig, Patrick Woltman and Rebecca Sauepe, Definis Plumbing, LLC,
Defendants

vs.

Christopher Psculkowski, Amanda Sue Psculkowski, Tabitha Bauman, Niquita Lee, Niquita S. Richet and Susan Jones,
Additional Defendants

**NOTICE TO NIQUITA S. RICHET AND
NIQUITA LEE**

**Last known address 920 Buttonwood Street, Apt. 7,
Norristown, PA 19401**

NOTICE IS HEREBY GIVEN that a Writ of Summons has been filed in regard to the above captioned matter regarding a claim for personal injury.

If you wish to defend, you must enter a written appearance personally or by attorney and file your defenses or objections in writing with the court. You are warned that if you fail to do so, the case may proceed without you and a judgment may be entered against you without further notice for the relief requested by the plaintiff. You may lose money or property or other rights important to you.

You should take this paper to your lawyer at once. If you do not have a lawyer, go to or telephone the office set forth below. This office can provide you with information about hiring a lawyer.

If you can not afford to hire a lawyer, this office may be able to provide you with information about agencies that may offer legal services to eligible persons at a reduced fee or no fee.

Lawyer Referral Service
Montgomery Bar Association
100 W. Airy Street (Rear), P.O. Box 268
Norristown, PA 19404-0268
610-279-9660, ext. 201

IN THE COURT OF COMMON PLEAS OF
MONTGOMERY COUNTY, PENNSYLVANIA
CIVIL ACTION - LAW
NO. 2018-28227

Pine Valley Snow Management,
Plaintiff

vs.

Yamen Construction LLC,
Defendant

TO: Yamen Construction LLC:

A Civil Action has been instituted against you by the plaintiff, Pine Valley Snow Management, in the nature of a lawsuit for (1) Negligence; (2) Contractual Indemnification; and (3) Breach of Contract. All causes of action arise out of a contractual agreement entered into between Pine Valley Snow Management and Yamen Construction, LLC, and/or a slip-and-fall incident which occurred on or around February 15, 2016, at the premises located at or near 1001 S. Easton Road, Wyncote, PA 19095.

NOTICE

You have been sued in court. If you wish to defend against the claims set forth herein, you must take action within twenty (20) days by entering a written appearance personally or by attorney and file your defenses or objections in writing with the court. You are warned that if you fail to do so, the case may proceed without you and a judgment may be entered against you without further notice for the relief requested by the plaintiff. You may lose money or property or other rights important to you.

You should take this paper to your lawyer at once. If you do not have a lawyer, go to or telephone the office set forth below. This office can provide you with information about hiring a lawyer.

If you can not afford to hire a lawyer, this office may be able to provide you with information about agencies that may offer legal services to eligible persons at a reduced fee or no fee.

Lawyer Referral Service
Montgomery Bar Association
100 W. Airy Street (Rear), P.O. Box 268
Norristown, PA 19404-0268
610-279-9660, ext. 201

AVISO

Le han demandado a usted en la corte. Si, usted quiere defenderse de estas demandas expuestas en las páginas siguientes, usted tiene veinte (20) días de plazo al partir de la fecha de la demanda y la notificación. Hace falta asentar una comparencia escrita o en persona o con un abogado y entregar a la corte en forma escrita sus defensas o sus objeciones a las demandas en contra de su persona. Sea avisado que si usted no se defiende, la corte tomará medidas y puede continuar la demanda en contra suya sin previo aviso o notificación. Además, la corte puede decidir a favor del demandante y requiere que usted cumpla con todas las provisiones de esta demanda. Usted puede perder dinero o sus propiedades u otros derechos importantes para usted.

Lleve esta demanda a un abogado inmediatamente. Si no tiene abogado o si no tiene el dinero suficiente de pagar tal servicio, vaya en persona o llame por teléfono a la oficina cuya dirección se encuentra escrita abajo para averiguar donde se puede conseguir asistencia legal.

Servicio de Referencia Legal
Montgomery Bar Association
100 W. Airy Street (Rear), P.O. Box 268
Norristown, PA 19404-0268
610-279-9660, ext. 201

ESTATE NOTICES

Notice is Hereby Given that, in the estate of the decedents set forth below, the Register of Wills has granted letters, testamentary or administration, to the persons named. All persons having claims against said estate are requested to make known the same to them or their attorneys and all persons indebted to said decedents are requested to make payment without delay, to the executors or administrators named below.

First Publication

ANGELLO, PHILIP L. also known as PHILIP ANGELLO, dec'd.

Late of Borough of Norristown.
Executrix: BEATRICE LEBISH,
c/o Nancy Hopkins Wentz, Esquire,
1250 Germantown Pike, Suite 207,
Plymouth Meeting, PA 19462.
ATTORNEY: NANCY HOPKINS WENTZ,
McGRORY WENTZ, LLP,
1250 Germantown Pike, Suite 207,
Plymouth Meeting, PA 19462

BAMBERY, MARY A. also known as MARY BAMBERY, dec'd.

Late of Cheltenham Township.
Executor: JOHN B. BAMBERY,
16 Lake Place,
Pleasantville, NJ 08232.
ATTORNEY: ROBERT B. WHITE, JR.,
LAW OFFICES OF ROBERT B. WHITE, JR., P.C.,
Two Penn Center, Suite 1910,
Philadelphia, PA 19102

BARKAN, ROMAN, dec'd.

Late of Lower Moreland Township.
Administrator: ALEXANDER KAGAN,
3811 Warfield Drive,
Huntingdon Valley, PA 19006.
ATTORNEY: HEATHER C. WINETT,
1515 Market Street, Suite 1200,
Philadelphia, PA 19102-1932

BARNES, GLORIA T. also known as GLORIA BARNES, dec'd.

Late of Franconia Township.
Executrix: DIANE L. BARNES,
c/o Elaine T. Yandrisevits, Esquire,
131 W. State Street, P.O. Box 50,
Doylestown, PA 18901.
ATTORNEY: ELAINE T. YANDRISEVITS,
ANTHEIL MASLOW & MacMINN, LLP,
131 W. State Street, P.O. Box 50,
Doylestown, PA 18901

BEAN, ROBERT P., dec'd.

Late of Lower Providence Township.
Executor: DAVID HOUSE.
ATTORNEY: NEIL W. HEAD,
KLEIN, HEAD, BARNES & WOOD, LLP,
218 W. Miner Street,
West Chester, PA 19382

BROWN, DAVID ALAN, dec'd.

Late of Upper Moreland Township.
Executor: RICHARD E. BROWN,
P.O. Box 341,
Furlong, PA 18925.

CHIEFFO, GIOVANNI, dec'd.

Late of Borough of Norristown.
Executor: MICHAEL CHIEFFO,
245 Cider Mill Road,
Collegeville, PA 19426.

COOPER, MARILYN M. also known as MARILYN MARKS COOPER, dec'd.

Late of Lower Merion Township.
Executors: LAWRENCE B. COOPER AND
NEIL A. COOPER,

c/o Adam Grandwetter, Esquire,
100 N. 18th Street, Suite 710,
Philadelphia, PA 19103.
ATTORNEY: ADAM GRANDWETTER,
ROYER COOPER COHEN BRAUNFIELD LLC,
100 N. 18th Street, Suite 710,
Philadelphia, PA 19103

CORRIGAN, LAWRENCE H. also known as LARRY CORRIGAN, dec'd.

Late of Norristown, PA.
Executrix: NANCY CORRIGAN BRIGGS,
416 E. 9th Avenue,
Collegeville, PA 19426.
ATTORNEY: MAUREEN M. FARRELL,
1800 JFK Blvd., Ste. 300,
Philadelphia, PA 19103

DAVIS, HAROLD M., dec'd.

Late of Lower Merion Township.
Executors: ELEANOR L. DAVIS AND
GEORGE HIRSCHHORN,
c/o Lester E. Lipschutz, Esquire,
1650 Market Street, Suite 2800,
Philadelphia, PA 19103.
ATTORNEY: LESTER E. LIPSCHUTZ,
COZEN O'CONNOR,
1650 Market Street, Suite 2800,
Philadelphia, PA 19103

EDDINGER, DORIS L., dec'd.

Late of West Pottsgrove Township.
Executrix: SUSAN L. RAETZ,
130 Caitlin Drive,
Birdsboro, PA 19508.
ATTORNEY: KATHLEEN M. MARTIN,
O'DONNELL, WEISS & MATTEI, P.C.,
41 E. High Street,
Pottstown, PA 19464

FIORAVANTI, MARY A. also known as DOMENICA M. FIORAVANTI, dec'd.

Late of Perkiomen Township.
Executor: LOUIS FIORAVANTI,
521 Colony Drive,
Collegeville, PA 19426.

FORMAN, JEROME, dec'd.

Late of Abington Township.
 Executor: PAUL L. FELDMAN,
 820 Homestead Road,
 Jenkintown, PA 19046.
 ATTORNEY: PAUL L. FELDMAN,
 FELDMAN & FELDMAN, LLP,
 820 Homestead Road,
 Jenkintown, PA 19046

GOCHIN, ESTHER, dec'd.

Late of Cheltenham Township.
 Executor: JOEL M. WOLINSKY,
 c/o Arthur G. Krevitz, Esquire,
 4230 Bensalem Blvd.,
 Bensalem, PA 19020.
 ATTORNEY: ARTHUR G. KREVITZ,
 KREVITZ & ASSOCIATES,
 4230 Bensalem Blvd.,
 Bensalem, PA 19020

GOLSON, GRACIE M., dec'd.

Late of Borough of Norristown.
 Executrix: LISA M. GOLSON,
 P.O. Box 72054,
 Thorndale, PA 19372.

GUERNSEY, ISABELLE M., dec'd.

Late of Lower Providence Township.
 Executors: JOHN A. GUERNSEY,
 971 Derry Lane,
 Bryn Mawr, PA 19010,
 NANCY J. COELHO,
 9280 28th Street, S.E.,
 Ada, MI 49301.
 ATTORNEY: JOHN A. TERRILL, II,
 HECKSCHER, TEILLON, TERRILL & SAGER, P.C.,
 100 Four Falls Corp. Center, #300,
 West Conshohocken, PA 19428-2950

HAAS SR., ROBERT M., dec'd.

Late of Abington Township.
 Executor: ROBERT M. HAAS, JR.,
 c/o Alissa B. Gorman, Esquire,
 2617 Huntingdon Pike,
 Huntingdon Valley, PA 19006.
 ATTORNEY: ALISSA B. GORMAN,
 SEMANOFF ORMSBY GREENBERG &
 TORCHIA, LLC,
 2617 Huntingdon Pike,
 Huntingdon Valley, PA 19006

HART, ELSIE, dec'd.

Late of Lower Providence Township.
 Executor: THOMAS G. HART,
 1909 Sixth Street,
 North Brunswick, NJ 08902.
 ATTORNEY: MARIA A. DARPINO,
 LEVANDOWSKI & DARPINO, LLC,
 17 Mifflin Avenue, Suite 202,
 Havertown, PA 19083

HEYDT, EMMA M., dec'd.

Late of Douglass Township.
 Executor: TERRY M. HEYDT,
 c/o E. Kenneth Nyce Law Office, LLC,
 105 E. Philadelphia Avenue,
 Boyertown, PA 19512.
 ATTORNEY: NICOLE C. MANLEY,
 E. KENNETH NYCE LAW OFFICE, LLC,
 105 E. Philadelphia Avenue,
 Boyertown, PA 19512

HOLMAN, FLORENCE B., dec'd.

Late of Cheltenham Township.
 Executor: JACALYN M. ANDERSEN,
 106 Harrison Avenue,
 Glenside, PA 19038.
 ATTORNEY: ROBERT C. GERHARD, III,
 GERHARD & GERHARD, P.C.,
 815 Greenwood Avenue, Suite 8,
 Jenkintown, PA 19046,
 215-885-6785

HONSBERGER, CAROLE LYNN, dec'd.

Late of Borough of Pottstown.
 Administratrix: ALLISON HONSBERGER,
 c/o David V. Bogdan,
 100 S. Broad Street, Suite 1520,
 Philadelphia, PA 19110.
 ATTORNEY: DAVID V. BOGDAN,
 100 S. Broad Street, Suite 1520,
 Philadelphia, PA 19110

HOPPER, MARY PATRICIA, dec'd.

Late of Abington Township.
 Administrator: JOSEPH HOPPER,
 103 Parliament Circle,
 North Wales, PA 19454.

HUKILL, HAROLD L., dec'd.

Late of Borough of Hatboro.
 Executrix: JEANNE STAMETS,
 c/o Gerald R. Clarke, Esquire,
 119 S. Easton Road, Suite 207,
 Glenside, PA 19038.
 ATTORNEY: GERALD R. CLARKE,
 CLARKE & ASSOCIATES,
 119 S. Easton Road, Suite 207,
 Glenside, PA 19038

KELLERMAN, EDWIN, dec'd.

Late of Lower Merion Township.
 Executors: HENRY J. SCHIRESON AND
 DAVID KOVSKY,
 c/o Erin E. McQuiggan, Esquire,
 Two Logan Square, Suite 710,
 100 N. 18th Street,
 Philadelphia, PA 19103.
 ATTORNEY: ERIN E. MCQUIGGAN,
 ROYER COOPER COHEN BRAUNFELD LLC,
 Two Logan Square, Suite 710,
 100 N. 18th Street,
 Philadelphia, PA 19103

**KLEIN, RAYMOND JOSEPH also known as
RAYMOND J. KLEIN, dec'd.**

Late of Borough of Lansdale.
 Administrator: MICHAEL E. KLEIN,
 c/o John T. Dooley, Esquire,
 1800 Pennbrook Parkway, Suite 200,
 Lansdale, PA 19446.
 ATTORNEY: JOHN T. DOOLEY,
 DISCHELL, BARTLE & DOOLEY, PC,
 1800 Pennbrook Parkway, Suite 200,
 Lansdale, PA 19446

KNIEZEWSKI, THERESE MARIE, dec'd.

Late of West Norriton Township.
 Executor: GERARD KNIEZEWSKI,
 7 Anderson Avenue,
 Phoenixville, PA 19460.

KONRAD, JOSEF, dec'd.

Late of Lower Moreland Township.
 Executrix: GERLINDE KONRAD,
 c/o Larry Scott Auerbach, Esquire,
 1000 Easton Road,
 Abington, PA 19001.
 ATTORNEY: LARRY SCOTT AUERBACH,
 1000 Easton Road,
 Abington, PA 19001

KORMAN, LAURA M., dec'd.

Late of Whippen Township.
 Executor: JAMES S. KORMAN,
 360 Harrow Lane,
 Whippen Township, PA 19422.
 ATTORNEY: HEIKE K. SULLIVAN,
 BALLARD SPAHR, LLP,
 1735 Market Street, 51st Floor,
 Philadelphia, PA 19103-7599

MARKLEY, BARBARA ANN also known as BARBARA ANN MINGES, dec'd.

Late of Plymouth Township.
 Executor: ANDREW GEORGE MARKLEY,
 1556 Temple Drive,
 Maple Glen, PA 19002.

NEWBY, ALICE, dec'd.

Late of Borough of Trappe.
 Executrix: F. LYNN HACKER,
 1287 Ralph Lawrence Road,
 Seagrove, NC 27341.
 ATTORNEY: LEE F. MAUGER,
 MAUGER & METER,
 240 King Street, P.O. Box 698,
 Pottstown, PA 19464

PARKER, CARL also known as CARL W. PARKER, JR., dec'd.

Late of Glenside, PA.
 Executor: CAROLYN D. GARDNER,
 c/o Law Offices of Michelle C. Berk, P.C.,
 1300 Virginia Drive, Suite 325A,
 Ft. Washington, PA 19034.
 ATTORNEY: MICHELLE C. BERK,
 LAW OFFICES OF MICHELLE C. BERK, P.C.,
 1300 Virginia Drive, Suite 325A,
 Ft. Washington, PA 19034

POLITO, JOHN F., dec'd.

Late of Borough of Lansdale.
 Executrix: ROSALIE LEPO,
 900 N. Trooper Road,
 Eagleville, PA 19403.

PORSCHKE, LORI, dec'd.

Late of Upper Gwynedd Township.
 Executor: FREDERICK W. PORSCHKE,
 c/o Kathleen M. Thomas, Esquire,
 116 E. Court Street,
 Doylestown, PA 18901.
 ATTORNEY: KATHLEEN M. THOMAS,
 HIGH SWARTZ, LLP,
 116 E. Court Street,
 Doylestown, PA 18901

RHODES, HELEN MIRIAM also known as HELEN M. RHODES, dec'd.

Late of Borough of Lansdale.
 Executor: ROBERT GREGORY RHODES,
 c/o Linda M. McDonough, Esquire,
 P.O. Box 694,
 Doylestown, PA 18901.
 ATTORNEY: LINDA M. McDONOUGH,
 P.O. Box 694,
 Doylestown, PA 18901

ROONEY, PATRICIA A., dec'd.

Late of Upper Moreland Township.
 Administratrix CTA: JANET M. McCLAIN,
 c/o Barry M. Miller, Esquire,
 54 E. Penn Street,
 Norristown, PA 19401.
 ATTORNEY: BARRY M. MILLER,
 LAW OFFICES OF BARRY M. MILLER,
 54 E. Penn Street,
 Norristown, PA 19401

SALKOFF, ROBERT, dec'd.

Late of Whitmarsh Township.
 Executrix: SUSAN S. FREED,
 15 Standish Circle,
 Wellesley Hills, MA 02481.
 ATTORNEY: MILES B. RITTMASER,
 1495 Alan Wood Road, Suite 104,
 Conshohocken, PA 19428

SCHILD, ANNA C., dec'd.

Late of Jenkintown, PA.
 Executrix: JOAN KINKADE,
 164 Swan Street,
 Geneva, OH 44041.

SHARKEY, JEAN P. also known as JEAN SHARKEY-FUNKHOUSER and JEAN PATRICIA SHARKEY-FUNKHOUSE, dec'd.

Late of Borough of Narberth.
 Administrator CTA: EDWIN O. WALKER, JR.,
 c/o Kathleen M. Valentine, Esquire,
 137 N. Narberth Avenue,
 Narberth, PA 19072.
 ATTORNEY: KATHLEEN M. VALENTINE,
 WILLCOX & VALENTINE, PC,
 137 N. Narberth Avenue,
 Narberth, PA 19072

SITHENS, RALPH W., dec'd.

Late of Borough of Pottstown.
 Executor: PETER J. SITHENS.
 ATTORNEY: PETER E. MOORE,
 NARDUCCI, MOORE, FLEISHER, ROEBERG
 & WOLFE, LLP,
 589 Skippack Pike, Suite 300,
 Blue Bell, PA 19422

SOLOMON, MARILYN, dec'd.

Late of Cheltenham Township.
 Executrix: JANICE SOLOMON,
 1326 Spruce Street, Apt. 1808,
 Philadelphia, PA 19107.

TAYLOR, FRANCIS W. also known as FRANCIS TAYLOR, dec'd.

Late of Horsham Township.
 Executor: SCOTT B. TAYLOR,
 c/o John J. McAneney, Esquire,
 400 Maryland Drive, P.O. Box 7544,
 Fort Washington, PA 19034-7544.
 ATTORNEY: JOHN J. McANENEY,
 TIMONEY KNOX, LLP,
 400 Maryland Drive, P.O. Box 7544,
 Fort Washington, PA 19034-7544

WARD, THOMAS JOSEPH also known as THOMAS J. WARD, SR., dec'd.

Late of Whitmarsh Township.
 Co-Executors: THERESA A. GROSSMAN,
 100 Mill Creek Road,
 Plymouth Meeting, PA 19462,
 CHRISTOPHER P. WARD,
 633 Wells Street,
 Conshohocken, PA 19428.

WARNER, ARTHUR WILLIAM also known as ARTHUR W. WARNER, dec'd.

Late of Lower Gwynedd Township.
 Co-Executors: MARY E. SANDS,
 359 N. 4th Street,
 Gettysburg, PA 17325,
 CHRISTOPHER J. WARNER,
 561 Berkley Place,
 Harleysville, PA 19438.

WCISLO, JOAN M., dec'd.

Late of Whitmarsh Township.
 Executors: THOMAS J. WCISLO AND
 PATRICIA M. WCISLO.
 ATTORNEY: PETER E. MOORE,
 NARDUCCI, MOORE, FLEISHER, ROEBERG
 & WOLFE, LLP,
 589 Skippack Pike, Suite 300,
 Blue Bell, PA 19422

WOODLAND, KATHLEEN D., dec'd.

Late of East Norriton Township.
 Executors: NEIL WOODLAND AND
 JOHN F. WALSH,
 653 Skippack Pike, Suite 317,
 P.O. Box 445,
 Blue Bell, PA 19422-0702.
 ATTORNEY: JOHN F. WALSH,
 653 Skippack Pike, Suite 317,
 P.O. Box 445,
 Blue Bell, PA 19422-0702

Second Publication**AMSTERDAM, JOHN R., dec'd.**

Late of Lower Merion Township.
 Executor: DANIEL AMSTERDAM,
 c/o Gregory M. Wirt, Esquire,
 P.O. Box 673,
 Exton, PA 19341.
 ATTORNEY: GREGORY M. WIRT,
 FOX ROTHSCHILD LLP,
 P.O. Box 673,
 Exton, PA 19341

**BARNDT, ORVIS R. also known as
ORVIS RUSSELL BRANDT, dec'd.**

Late of Marlborough Township.
 Executrix: LINDA BARNDT-TYSON,
 c/o Jay C. Glickman, Esquire,
 Rubin, Glickman, Steinberg & Gifford, P.C.,
 2605 N. Broad Street, P.O. Box 1277,
 Lansdale, PA 19446.

BARR, EMILIA B., dec'd.

Late of Borough of Lansdale.
 Executor: CLIFFORD B. BARR,
 c/o David W. Conver, Esquire,
 1800 Pennbrook Parkway, Suite 200,
 Lansdale, PA 19446.
 ATTORNEY: DAVID W. CONVER,
 DISCHELL, BARTLE & DOOLEY, PC,
 1800 Pennbrook Parkway, Suite 200,
 Lansdale, PA 19446

BOORSE, BERNICE C., dec'd.

Late of Towamencin Township.
 Executrix: DONNA BOORSE FABIUS,
 c/o John H. Filice, Esquire,
 Rubin, Glickman, Steinberg & Gifford, P.C.,
 2605 N. Broad Street, P.O. Box 1277,
 Lansdale, PA 19446.

BOTTORF JR., ROBERT, dec'd.

Late of Borough of North Wales.
 Executrix: ANTOINETTE PARKES,
 c/o Carla Trongone, Esquire,
 333 N. Broad Street,
 Lansdale, PA 19446.
 ATTORNEY: CARLA TRONGONE,
 333 N. Broad Street,
 Lansdale, PA 19446

BRADY, OWEN also known as**OWEN PATRICK BRADY, dec'd.**

Late of Upper Merion Township.
 Administratrices: CHRISTINE B. ALDWORTH AND
 CATHERINE LAWRENCE,
 c/o Nicholas S. Smith, Esquire,
 128 Chestnut Street, Suite 301B,
 Philadelphia, PA 19106.

ATTORNEY: NICHOLAS S. SMITH,
 128 Chestnut Street, Suite 301B,
 Philadelphia, PA 19106

**BRODY, CLIFFORD GIZELLA also known as
CLIFF BRODY,****CLIFFORD G. BRODY and
CLIFFORD BRODY, dec'd.**

Late of Lower Gwynedd Township.
 Administratrix: JODY DANTZIG,
 840 Merrill Road,
 Ambler, PA 19002.

CAREY, NANCY C., dec'd.

Late of Borough of Hatboro.
 Administratrix: TARA WESTON,
 c/o Don F. Marshall, Esquire,
 2 N. State Street,
 Newtown, PA 18940.
 ATTORNEY: DON F. MARSHALL,
 STUCKERT & YATES,
 2 N. State Street,
 Newtown, PA 18940

**CASPERSON, MARY E. also known as
MARY CASPERSON, dec'd.**

Late of Springfield Township.
 Co-Executors: JOHN N. CASPERSON AND
 M. ELIZABETH CASPERSON,
 c/o 104 N. York Road,
 Hatboro, PA 19040.
 ATTORNEY: LAURA M. MERCURI,
 104 N. York Road,
 Hatboro, PA 19040

**CIANFRANI, PETER MICHAEL also known as
PETER M. CIANFRANI, dec'd.**

Late of Marlborough Township.
 Executor: PETER M. CIANFRANI,
 c/o Maza, David & Hoeffel,
 507 Salfordville Road, P.O. Box 369,
 Lederach, PA 19450-0369.
 ATTORNEY: JAMES W. MAZA,
 MAZA, DAVID & HOEFFEL,
 507 Salfordville Road, P.O. Box 369,
 Lederach, PA 19450-0369,
 215-256-0007

DEVLIN, KATHERINE O., dec'd.

Late of Borough of Jenkintown.
 Executrix: KATHERINE R. DEVLIN,
 203 Rodman Avenue,
 Jenkintown, PA 19046.

ECTO, LINDA also known as**LINDA T. ECTO, dec'd.**

Late of Upper Gwynedd Township.
 Executor: HECTOR BERUG ECTO,
 c/o Susan E. Piette, Esquire,
 375 Morris Road, P.O. Box 1479,
 Lansdale, PA 19446-0773.
 ATTORNEY: SUSAN E. PIETTE,
 HAMBURG, RUBIN, MULLIN, MAXWELL &
 LUPIN, PC,
 375 Morris Road, P.O. Box 1479,
 Lansdale, PA 19446-0773

ELLIS, SUSAN J. also known as**SUSAN JANE ELLIS, dec'd.**

Late of Lower Merion Township.

Executrix: KRISTIN FLOYD,

8016 Anderson Street,

Philadelphia, PA 19118.

ATTORNEY: ROY S. ROSS,

SCHNADER HARRISON SEGAL & LEWIS LLP,

1600 Market Street, Suite 3600,

Philadelphia, PA 19103

FRIEDEL, GERHARD E. also known as**GERHARD ERWIN FRIEDEL, dec'd.**

Late of Upper Moreland Township.

Executrix: JEANETTE KOZIATEK,

c/o William L. Landsburg, Esquire,

460 Norristown Road, Suite 110,

Blue Bell, PA 19422.

ATTORNEY: WILLIAM L. LANDSBURG,

WISLER PEARLSTINE, LLP,

460 Norristown Road, Suite 110,

Blue Bell, PA 19422

GAUNAY, FRANCIS S. also known as**FRANK S. GAUNAY, dec'd.**

Late of Hatfield Township.

Co-Executors: STEVEN P. GAUNAY AND

SUSAN JANE GAUNAY.

ATTORNEY: MARGUERITE M. NOCCHI,

206 S. Broad Street, Rear Office,

Lansdale, PA 19446

GIAQUINTO, MARGARETTA M., dec'd.

Late of Borough of Royersford.

Administrator: ALLEN A. GIAQUINTO,

234 N. Third Avenue,

Royersford, PA 19468.

ATTORNEY: GARY L. STEIN,

O'DONNELL, WEISS & MATTEI, P.C.,

41 E. High Street,

Pottstown, PA 19464

GOETTER, MARIA E., dec'd.

Late of Borough of Lansdale.

Executrix: BRANDY R. PITMAN,

c/o Albert L. Chase, Esquire.

ATTORNEY: ALBERT L. CHASE,

2031 N. Broad Street, Suite 137,

Lansdale, PA 19446-1003

GOSHOW, RUTH A. also known as**RUTH GOSHOW, dec'd.**

Late of Lower Frederick Township.

Co-Executors: CRAIG R. GOSHOW,

CHARLES L. GOSHOW, JR. AND

CINDY L. GOSHOW,

2395 Sanatoga Road,

Pottstown, PA 19464.

ATTORNEY: R. KURTZ HOLLOWAY,

635 E. High Street, P.O. Box 657,

Pottstown, PA 19464

GRAVISH, LUCILLE E., dec'd.

Late of Montgomery Township.

Executrix: JENNIFER L. GRAVISH,

1109 Belmont Avenue,

Haddon Township, PA 08108.

ATTORNEY: CHRISTINE EMBERY WALTZ,

300 Huntingdon Pike,

Rockledge, PA 19046

GREULICH, DANIEL H., dec'd.

Late of Douglass Township.

Executor: JOHN A. GREULICH,

c/o Michelle M. Forsell, Esquire,

Norris McLaughlin, P.A.,

570 Main Street,

Pennsburg, PA 18073.

ATTORNEY: MICHELLE M. FORSELL,

NORRIS McLAUGHLIN & MARCUS, P.A.,

570 Main Street,

Pennsburg, PA 18073

HAINES, DAVID M., dec'd.

Late of Worcester Township.

Executors: ROBERT A. HAINES AND

SUSAN H. ZAHARCHUK,

c/o John H. Schapiro, Esquire,

Three Logan Square, 5th Floor,

1717 Arch Street,

Philadelphia, PA 19103.

ATTORNEY: JOHN H. SCHAPIRO,

KLEINBARD LLC,

Three Logan Square, 5th Floor,

1717 Arch Street,

Philadelphia, PA 19103

HOEPPNER, ROBERT GRANT also known as**ROBERT G. HOEPPNER, dec'd.**

Late of Whitpain Township.

Executrix: SANDRA H. BROWN,

c/o Amy S. Ufberg, Esquire,

Cira Centre, 2929 Arch Street,

Philadelphia, PA 19104-2808.

ATTORNEY: AMY S. UFBERG,

DECHERT LLP,

Cira Centre, 2929 Arch Street,

Philadelphia, PA 19104-2808

JONES, REBE R., dec'd.

Late of Horsham Township.

Executrix: REBE WILLIAMS,

c/o Jay C. Glickman, Esquire,

Rubin, Glickman, Steinberg & Gifford, P.C.,

2605 N. Broad Street, P.O. Box 1277,

Lansdale, PA 19446.

KERSCH, VIOLET C., dec'd.

Late of Towamencin Township.

Administrator c.t.a.: JOHN N. PHILLIPS,

c/o John H. Filice, Esquire,

Rubin, Glickman, Steinberg & Gifford, P.C.,

2605 N. Broad Street, P.O. Box 1277,

Lansdale, PA 19446.

KINLAW, MARCIA B. also known as**MARCIA BAUR KINLAW, dec'd.**

Late of Lower Gwynedd Township.

Executrix: WENDY K. CREAMER,

2959 Brookfield Road,

Lancaster, PA 17601.

ATTORNEY: CHARLES H. RIECK, IV,

28 Penn Square,

Lancaster, PA 17603

KULP, SONIA H. also known as**SONIA HALDEMAN KULP, dec'd.**

Late of Limerick Township.

Co-Executors: HOLLY K. QUAY AND

WANDA K. CORNELL,

c/o Helen Z. Stauffer, Esquire,

70 Hemlock Drive,

Gilbertsville, PA 19525.

ATTORNEY: HELEN Z. STAUFFER,

70 Hemlock Drive,

Gilbertsville, PA 19525

MARTIN, JOYCE A. also known as**JOYCE FONVILLE, dec'd.**

Late of Cheltenham Township.
 Administratrix: MICHELLE FONVILLE,
 1708 42nd Street,
 Pennsauken, NJ 08110.
 ATTORNEY: SHABREI M. PARKER,
 Two Penn Center, Suite 1525,
 1500 JFK Blvd.,
 Philadelphia, PA 19102

McCAIN, TYNETTA, dec'd.

Late of Cheltenham Township.
 Administratrix: YVETTE DUKES,
 14 Country Drive,
 Pottstown, PA 19464.
 ATTORNEY: SHABREI M. PARKER,
 Two Penn Center, Suite 1525,
 1500 JFK Blvd.,
 Philadelphia, PA 19102

McCLOSKEY, JOHN LEO also known as**JACK McCLOSKEY, dec'd.**

Late of East Norriton Township.
 Executor: DANIEL J. McCLOSKEY,
 26 Susanna Way,
 Newtown, PA 18940.

O'BRIEN, DEAN, dec'd.

Late of New Hanover Township.
 Executrix: ANASTASIA O'BRIEN,
 2499 Wagner Road,
 Gilbertsville, PA 19525.

PARRY, SALLY R., dec'd.

Late of Lower Providence Township.
 Executrix: ELIZABETH P. MILLER,
 c/o Mark Ryan, Esquire,
 618 Swede Street,
 Norristown, PA 19401.

SCATTON, DAVID R. also known as**DAVID SCATTON, dec'd.**

Late of Towamencin Township.
 Executrices: SHARON McNAMEE-SCATTON AND
 BRENDA S. HILD.
 ATTORNEY: MARGUERITE M. NOCCHI,
 206 S. Broad Street, Rear Office,
 Lansdale, PA 19446

SCHUYLER, ROBERTA A., dec'd.

Late of Abington Township.
 Administratrix: KRISTIN L. WAGNER,
 464 Roslyn Avenue,
 Glenside, PA 19038-3623.
 ATTORNEY: MICHAEL F. DUNN,
 162 S. Easton Road,
 Glenside, PA 19038

SOFFA, HARRIET, dec'd.

Late of Whitmarsh Township.
 Executors: MARK B. SOFFA AND
 CAROL S. BALDRIDGE,
 c/o Larissa R. Whiteman, Esquire,
 One Logan Square, Suite 2000,
 Philadelphia, PA 19103-6996.
 ATTORNEY: LARISSA R. WHITMAN,
 DRINKER BIDDLE & REATH LLP,
 One Logan Square, Suite 2000,
 Philadelphia, PA 19103-6996

STAIRS, MICHAEL ONDON, dec'd.

Late of Lower Merion Township.
 Executrix: MARGARET D. CONNELL,
 1215 Montgomery Avenue,
 Bryn Mawr, PA 19010.
 ATTORNEY: HEATHER TURNER,
 137 N. Narberth Avenue,
 Narberth, PA 19072

WECHSLER, IONEL, dec'd.

Late of Lower Merion Township.
 Executrix: DIANA WECHSLER KEREKES,
 c/o Andrew H. Dohan, Esquire,
 460 E. King Road,
 Malvern, PA 19355-3049.
 ATTORNEY: ANDREW H. DOHAN,
 LENTZ, CANTOR & MASSEY,
 460 E. King Road,
 Malvern, PA 19355-3049

WHITE, CALVIN B. also known as**CALVIN BENOY WHITE, dec'd.**

Late of Skippack Township.
 Co-Executors: GARY R. WHITE,
 1229 Evansburg Road,
 Collegeville, PA 19426,
 GLENN C. WHITE,
 3763 Kratz Road,
 Collegeville, PA 19426.
 ATTORNEY: DOUGLAS A. GIFFORD,
 CLEMENS, NULTY and GIFFORD,
 510 E. Broad Street, P.O. Box 64439,
 Souderton, PA 18964-0439

Third and Final Publication**BERGER, ABRAHAM also known as****ABE BERGER, dec'd.**

Late of Montgomery County,
 Philadelphia, PA.
 Executrix: MARCY H. WEITZ,
 c/o Allen M. Mandelbaum, Esquire,
 Plymouth Greene Office Campus, Suite D-3,
 1000 Germantown Pike,
 Plymouth Meeting, PA 19462-2484.

BICKEL SR., FREDERICK J. also known as**FREDERICK BICKEL, SR. and
FREDERICK J. BICKEL, dec'd.**

Late of West Norriton Township.
 Executor: FREDERICK J. BICKEL, JR.,
 c/o Harry Metka, Esquire,
 4802 Neshaminy Boulevard, Suite 9,
 Bensalem, PA 19020.
 ATTORNEY: HARRY METKA,
 4802 Neshaminy Boulevard, Suite 9,
 Bensalem, PA 19020

BOLDER, CELIA L., dec'd.

Late of Cheltenham Township.
 Executor: ROBERT M. BOLDER,
 c/o Paul L. Feldman, Esquire,
 820 Homestead Road,
 Jenkintown, PA 19046.
 ATTORNEY: PAUL L. FELDMAN,
 FELDMAN & FELDMAN LLP,
 820 Homestead Road,
 Jenkintown, PA 19046

BOLOGNESE, DENNIS W., dec'd.

Late of New Hanover Township.
 Executrix: MARGARET BOLOGNESE,
 P.O. Box 33,
 Perkiomenville, PA 18074.

BRIDGEN, WILLIAM R. also known as**BILL BRIDGEN, dec'd.**

Late of Borough of Ambler.
 Executor: ANTHONY R. SERGIO,
 c/o 388 Main Street,
 Harleysville, PA 19438.

BUCCI, ANTHONY J., dec'd.

Late of Marlborough Township.
 Executrix: DOLORES WEIDMAN,
 c/o Susan E. Piette, Esquire,
 375 Morris Road, P.O. Box 1479,
 Lansdale, PA 19446-0773.
 ATTORNEY: SUSAN E. PIETTE,
 HAMBURG, RUBIN, MULLIN, MAXWELL &
 LUPIN, PC,
 375 Morris Road, P.O. Box 1479,
 Lansdale, PA 19446-0773

CHAPMAN, MICHAEL F., dec'd.

Late of Borough of Ambler, PA.
 Administrator: FRANCIS X. CHAPMAN,
 116 Beck Street,
 Philadelphia, PA 19147.
 ATTORNEY: ADRIENNE CHAPMAN,
 400 Market Street, Suite 730,
 Philadelphia, PA 19106

CHIAVETTA, SHIRLEY A., dec'd.

Late of Borough of North Wales.
 Executor: THOMAS C. CHIAVETTA, JR.,
 c/o John F. Walsh, Esquire,
 653 Skippack Pike, Suite 317,
 P.O. Box 445,
 Blue Bell, PA 19422-0702.
 ATTORNEY: JOHN F. WALSH,
 653 Skippack Pike, Suite 317,
 P.O. Box 445,
 Blue Bell, PA 19422-0702

CHURCHILL, EDWARD M., dec'd.

Late of Borough of Hatboro.
 Executrix: CAROLINE CHURCHILL,
 6396 Blackhawk Way,
 Aurora, CO 80016.
 ATTORNEY: THOMAS J. PROFY, IV,
 680 Middletown Boulevard,
 Langhorne, PA 19047

CIOE, SUSAN R., dec'd.

Late of West Pottsgrove Township.
 Executor: JOSEPH A. CIOA, JR.,
 c/o Andrew P. Grau, Esquire,
 375 Morris Road, P.O. Box 1479,
 Lansdale, PA 19446-0773.
 ATTORNEY: ANDREW P. GRAU,
 HAMBURG, RUBIN, MULLIN, MAXWELL &
 LUPIN, PC,
 375 Morris Road, P.O. Box 1479,
 Lansdale, PA 19446-0773

**DAVIS, ROBERT J. also known as
ROBERT JEROME DAVIS, dec'd.**

Late of Whitpain Township.
 Executors: STEPHEN DAVIS,
 TED DAVIS AND
 NATALIE DAVIS,
 c/o Michael J. Maransky, Esquire,
 10 Sentry Parkway, Suite 200,
 P.O. Box 3001,
 Blue Bell, PA 19422-3001.
 ATTORNEY: MICHAEL J. MARANSKY,
 FOX ROTHSCHILD LLP,
 10 Sentry Parkway, Suite 200,
 P.O. Box 3001,
 Blue Bell, PA 19422-3001

FRANK, BARBARA B., dec'd.

Late of Lower Merion Township.
 Executor: LEONARD A. FRANK,
 c/o James L. Hollinger, Esquire,
 60 E. Penn Street, P.O. Box 150,
 Norristown, PA 19404.
 ATTORNEY: JAMES L. HOLLINGER,
 SMITH, AKER, GROSSMAN & HOLLINGER,
 60 E. Penn St., P.O. Box 150,
 Norristown, PA 19404

**FROMBACH, JOHN C. also known as
JOHN CHARLES FROMBACH, dec'd.**

Late of Lower Salford Township.
 Executor: JOHN S. FROMBACH,
 c/o King Laird, P.C.,
 360 W. Main Street,
 Trappe, PA 19426.
 ATTORNEY: ANDREW C. LAIRD,
 KING LAIRD, P.C.,
 360 W. Main Street,
 Trappe, PA 19426

GALLAGHER, MARY ELLEN, dec'd.

Late of Borough of Jenkintown.
 Executrix: KATHLEEN GATEWOOD,
 36 Raccoon Run,
 North Chatham, MA 02650.

**GARTSIDE, LOIS V. also known as
LOIS VIRGINIA GARTSIDE, dec'd.**

Late of Upper Providence Township.
 Executrix: JUDITH BACHMAN,
 c/o Terrance A. Kline, Esquire,
 200 E. State Street, Suite 306, P.O. Box A,
 Media, PA 19063.
 ATTORNEY: TERRANCE A. KLINE,
 200 E. State Street, Suite 306, P.O. Box A,
 Media, PA 19063

**GLOD, SOPHIE M. also known as
SOPHIE MARIE GLOD, dec'd.**

Late of Abington Township.
 Executors: DEBORAH A. GLOD AND
 EDWARD P. GLOD, JR.,
 c/o James E. Egbert, Esquire,
 349 York Road, Suite 100,
 Willow Grove, PA 19090.
 ATTORNEY: JAMES E. EGBERT,
 EGBERT & BARNES, P.C.,
 349 York Road, Suite 100,
 Willow Grove, PA 19090

HARTMAN, WILLIAM F., dec'd.

Late of Towamencin Township.
 Administrator: DOROTHY ELLIOTT,
 c/o Stephen P. Imms, Jr., Esquire,
 396 Main Street,
 Harleysville, PA 19438.
 ATTORNEY: STEPHEN P. IMMS, JR.,
 396 Main Street,
 Harleysville, PA 19438

**HENDRICKSON II, FRANK D. also known as
FRANK DUDLEY HENDRICKSON, II, dec'd.**

Late of Upper Merion Township.
 Executor: KENNETH J. HENDRICKSON,
 c/o Tara M. Walsh, Esquire,
 30 Valley Stream Parkway,
 Malvern, PA 19355-1481.
 ATTORNEY: TARA M. WALSH,
 STRADLEY, RONON, STEVENS & YOUNG, LLP,
 30 Valley Stream Parkway,
 Malvern, PA 19355-1481

HIRYAK, ANNE, dec'd.

Late of Douglass Township.
 Executor: PAUL J. HIRYAK,
 10 Hershey Drive,
 Pottstown, PA 19465.
 ATTORNEY: H. CHARLES MARKOFSKI,
 MARKOFSKI LAW OFFICES,
 1258 E. Philadelphia Avenue, P.O. Box 369,
 Gilbertsville, PA 19525-0369

HOFF SR., GERALD J., dec'd.

Late of Borough of Royersford.
 Executor: GERALD J. HOFF, JR.,
 314 Missimer Drive,
 Royersford, PA 19468.

KARNS, DONALD E. also known as DONALD KARNS, dec'd.

Late of Lower Gwynedd Township.
 Executrix: PATRICIA L. PIFER,
 1103 Kindle Drive,
 Lansdale, PA 19446.
 ATTORNEY: ADAM T. KATZMAN,
 KATZMAN LAW OFFICE, P.C.,
 1117 Bridge Road, Suite A,
 P.O. Box 268,
 Creamery, PA 19430,
 610-409-2909

LANDIS, FRANCES A., dec'd.

Late of Franconia Township.
 Executors: WILLIAM D. JONES AND
 KENNETH L. JONES,
 934 W. Palm Lane,
 Phoenix, AZ 85007-1535,
 EVERENCE TRUST CO.,
 JEFFREY L. GODSHALL,
 121 N. Main Street,
 Souderton, PA 18964.
 ATTORNEY: CHARLOTTE A. HUNSBERGER,
 LANDIS, HUNSBERGER, GINGRICH &
 WEIK, LLP,
 114 E. Broad Street, P.O. Box 64769,
 Souderton, PA 18964

LAVELLE, JAMES R., dec'd.

Late of Plymouth Meeting, PA.
 Executrix: LESLIE LAVELLE,
 454 Volpe Road,
 Plymouth Meeting, PA 19462.

McGEE, PAULINE A., dec'd.

Late of Lower Pottsgrove Township.
 Co-Executrices: ROSEMARY T. SLADE
 LUCERNE,
 FRANCINE M. DELEWSKI AND
 PAULA T. FENNELLY,
 c/o Mary C. Crocker, Esquire,
 1296 E. High Street,
 Pottstown, PA 19464.

MENDUKE, CLARA W., dec'd.

Late of Lower Moreland Township.
 Executor: JOEL M. WOLINSKY,
 c/o Arthur G. Krevitz, Esquire,
 4230 Bensalem Boulevard,
 Bensalem, PA 19020.
 ATTORNEY: ARTHUR G. KREVITZ,
 KREVITZ & ASSOCIATES,
 4230 Bensalem Boulevard,
 Bensalem, PA 19020

MILAKOFSKY, FLORENCE, dec'd.

Late of Plymouth Township.
 Executor: STEVEN A. MILAKOFSKY,
 c/o Gary M. Perkiss, Esquire,
 801 Old York Road, Suite 313,
 Jenkintown, PA 19046.
 ATTORNEY: GARY M. PERKISS,
 GARY M. PERKISS, P.C.,
 Noble Plaza, Suite 313,
 801 Old York Road,
 Jenkintown, PA 19046

MORCK, ARTHUR R., dec'd.

Late of Upper Dublin Township.
 Executor: THOMAS BOWMAN,
 162 S. Easton Road,
 Glenside, PA 19038.
 ATTORNEY: THOMAS BOWMAN,
 162 S. Easton Road,
 Glenside, PA 19038

O'BRIEN, JOHN also known as JOHN GARTLAND O'BRIEN and JOHN G. O'BRIEN, dec'd.

Late of Upper Merion Township.
 Executrix: MARGARET M. O'BRIEN,
 c/o Bruce A. Rosenfield, Esquire,
 1600 Market Street, Suite 3600,
 Philadelphia, PA 19103.
 ATTORNEY: BRUCE A. ROSENFELD,
 SCHNADER HARRISON SEGAL & LEWIS LLP,
 1600 Market Street, Suite 3600,
 Philadelphia, PA 19103

OLSON, ROBERT EDWARD also known as ROBERT E. OLSON, dec'd.

Late of Bryn Mawr, PA.
 Executrix: KAREN LEE CULBERTSON,
 760 Tannery Drive,
 Wayne, PA 19087.
 ATTORNEY: LEE R. ALLMAN,
 ALLMAN, KELLY & WILLNER, LLC,
 41 Paoli Plaza, Suite G,
 Paoli, PA 19301

PANZER, CAROLINE A. also known as CAROLINE PANZA, dec'd.

Late of Limerick Township.
 Administrators: CAROLINE E. FOERST AND
 BARBARA A. FOERST,
 c/o Lisa J. Cappolella, Esquire,
 1236 E. High Street,
 Pottstown, PA 19464.
 ATTORNEY: LISA J. CAPPOLELLA,
 1236 E. High Street,
 Pottstown, PA 19464

PISARZ, ANNA MAE, dec'd.

Late of Upper Moreland Township.
 Administrator CTA: MARK R. SEMISCH,
 408 N. Easton Road,
 Willow Grove, PA 19090-0306.
 ATTORNEY: SCOT W. SEMISCH,
 SEMISCH and SEMISCH,
 P.O. Box 306,
 Willow Grove, PA 19090-0306

POIESZ, MARY L., dec'd.

Late of Springfield Township.
 Executrix: ROSALIE M. POIESZ,
 c/o Thomas Bowman, Esquire,
 162 S. Easton Road,
 Glenside, PA 19038.
 ATTORNEY: THOMAS BOWMAN,
 162 S. Easton Road,
 Glenside, PA 19038

POLITO, JAMES R., dec'd.

Late of Borough of Lansdale.
 Executrix: ROSALIE LEPO,
 900 N. Trooper Road,
 Eagleville, PA 19403.

RECK, BERNARD F., dec'd.

Late of Borough of East Greenville.
 Executor: MICHAEL J. RECK,
 c/o Mullaney Law Offices,
 598 Main Street, P.O. Box 24,
 Red Hill, PA 18076-0024.
 ATTORNEY: CHRISTOPHER P. MULLANEY,
 MULLANEY LAW OFFICES,
 598 Main Street, P.O. Box 24,
 Red Hill, PA 18076-0024

REEVES, JOHN ALFRED, dec'd.

Late of Lower Providence Township.
 Executor: SIMON A. REEVES,
 c/o Kathleen M. Valentine, Esquire,
 137 N. Narberth Avenue,
 Narberth, PA 19072.
 ATTORNEY: KATHLEEN M. VALENTINE,
 WILLCOX & VALENTINE, P.C.,
 137 N. Narberth Avenue,
 Narberth, PA 19072

RINIUS, STELLA M., dec'd.

Late of Borough of Lansdale.
 Executrix: KATHY JACOBS,
 443 S. Saddlebrook Circle,
 Chester Springs, PA 19425.

SANDLER, IRENA B., dec'd.

Late of East Norriton Township.
 Executrix: SHERRY PEARLSTEIN,
 624 Pembroke Road,
 Bryn Mawr, PA 19010.

SARM, JUNE C., dec'd.

Late of Hatfield Township.
 Executor: DANIEL C. SARM,
 2234 Briar Patch Lane,
 Hatfield, PA 19440.

SERAFIN, CHARLES J., dec'd.

Late of Abington Township.
 Administrator: THOMAS M. BOWMAN,
 162 S. Easton Road,
 Glenside, PA 19038.
 ATTORNEY: THOMAS BOWMAN,
 162 S. Easton Road,
 Glenside, PA 19038

STANISLAW, RUTH ANN, dec'd.

Late of Borough of Lansdale.
 Executor: DOUGLAS R. HENNING,
 130 Hatfield Pike,
 Souderton, PA 18964.
 ATTORNEY: JACQUELINE J. SHAFER,
 SHAFER ELDER LAW,
 21 E. Lincoln Avenue, Suite 120,
 Hatfield, PA 19440

SZELL, EVELYN S., dec'd.

Late of Lower Pottsgrove Township.
 Executrix: CAROLE ANN RHOADS,
 c/o 1129 E. High Street, P.O. Box 776,
 Pottstown, PA 19464.
 ATTORNEY: GREGORY W. PHILIPS,
 1129 E. High Street, P.O. Box 776,
 Pottstown, PA 19464

TALARICO, THERESA, dec'd.

Late of Springfield Township.
 Executrix: JANE TALARICO,
 136 E. 3rd Street,
 Frederick, MD 21701.

**TAMMELA, ARTUR U. also known as
ARTUR TAMMELA and
ARTUR ULO TAMMELA, dec'd.**

Late of Abington Township.
 Executor: ARTUR TAMMELA,
 7533 Claridge Street,
 Philadelphia, PA 19111.
 ATTORNEY: ROBERT B. SHOEMAKER, JR.,
 1800 Lancaster Avenue, Suite L,
 Paoli, PA 19301

**WAHLBERG, ROGER R. also known as
ROGER WAHLBERG, dec'd.**

Late of Upper Providence Township.
 Executrix: JEAN C. WAHLERS,
 c/o Gregory M. Wirt, Esquire,
 P.O. Box 673,
 Exton, PA 19341.
 ATTORNEY: GREGORY M. WIRT,
 FOX ROTHSCHILD LLP,
 P.O. Box 673,
 Exton, PA 19341

WATTON JR., LINDSAY F., dec'd.

Late of Springfield Township.
 Executor: THOMAS BOWMAN,
 162 S. Easton Road,
 Glenside, PA 19038.
 ATTORNEY: THOMAS BOWMAN,
 162 S. Easton Road,
 Glenside, PA 19038

WISE, MILDRED C., dec'd.

Late of Douglass Township.
 Administrator: MILDRED R. KORESKO,
 127 Wilson Avenue,
 Gilbertsville, PA 19525.
 ATTORNEY: PAUL A. PRINCE,
 934 High Street, P.O. Box 696,
 Pottstown, PA 19464

FICTITIOUS NAME

Notice is Hereby Given pursuant to the provisions of Act of Assembly, No. 295, effective March 16, 1983, of intention to file in the office of the Department of State of the Commonwealth of Pennsylvania, at Harrisburg, Pennsylvania, an application for the conduct of a business in Montgomery County, Pennsylvania under the assumed or fictitious name, style or designation of

Fineline Marketing & Design with its principal place of business at 249 Chestnut Street, Pottstown, PA 19464.

The name and address of the entity owning or interested in said business is: Fineline Marketing & Design, 249 Chestnut Street, Pottstown, PA 19464.

The application was filed on March 12, 2019.

Faye C. Cautin, Esquire
Wolf, Baldwin & Associates, P.C.
 800 E. High Street, P.O. Box 444
 Pottstown, PA 19464-0444

FMV Advisory Services with its principal place of business at 827 Juniper Drive, Lafayette Hill, PA 19444.

The name and address of the entity owning or interested in said business is: FMV Advisors, LLC, 827 Juniper Drive, Lafayette Hill, PA 19444.

The application was filed on March 22, 2019.

James F. Carney, Esquire

610 W. Germantown Pike, Suite 400
Plymouth Meeting, PA 19462

NOTICE IS HEREBY GIVEN that an application for registration of a fictitious name, **Freefall Trampoline Park**, for the conduct of business in Montgomery County, Pennsylvania, with the principal place of business being at 2042 Harts Lane, Conshohocken, PA 19428, was approved by the Department of State of the Commonwealth of Pennsylvania at Harrisburg, Pennsylvania, on March 20, 2019, pursuant to the Act of Assembly of December 16, 1982, Act 295.

The name and address of the entity owning or interested in the said business is: TMI Allentown LLC, 2042 Harts Lane, Conshohocken, PA 19428.

Main Line Spouses Selling Houses with its principal place of business at 280 Moir Avenue, West Conshohocken, PA 19428.

The name of the entity owning or interested in said business is: Aesthetic Pleasure, LLC.

The application was filed on January 31, 2019.

Joseph J. Pizonka, Esquire

144 E. DeKalb Pike, Suite 200
King of Prussia, PA 19406

The Busy Cog with its principal place of business at 24 Meredith Road, Phoenixville, PA 19460.

The names of the entity and person owning or interested in said business are: Virtus Solutions, Inc. and Abhijit Choudhary.

The application was filed on February 28, 2018.

MISCELLANEOUS

LEGAL NOTICE

The Montgomery County Sheriff is in possession of firearms and other weapons seized pursuant to Protections from Abuse Orders and other Court Orders, which defendants or their heirs, successors, or assigns may be entitled to reclaim. A defendant, heir, successor or assign reclaiming a weapon will be required to show two forms of I.D. and be cleared through the Pennsylvania Instant Check System.

Pursuant to an Order of Court issued in 2019-05488 any subject weapons, from matters docketed in the years 2011-2015, that are not claimed by April 30, 2019 shall be deemed abandoned and thereafter disposed of and/or destroyed in a manner to be determined by the Sheriff.

To obtain further information go to <https://www.montcopa.org/397/Sheriffs-Office> or call 610.278.3342.

NOTICE OF SUSPENSION

Notice is hereby given that by Order of the Supreme Court of Pennsylvania dated March 22, 2019, **DOMINICA PENNA (#25619)**, whose registered address is E. Butler Avenue, Ambler, PA, is Suspended on Consent from the Bar of this Commonwealth for a period of five years effective April 21, 2019.

Marcee D. Sloan
Board Prothonotary
The Disciplinary Board of the
Supreme Court of Pennsylvania

NOTICE OF PUBLIC HEARING

Notice is hereby given that a hearing on the Petition of West Laurel Hill Cemetery Company to Consolidate Endowments Held in the West Laurel Hill Cemetery Lot Holders Fund will be held on the 8th day of April, 2019, in Courtroom 14, 4th Floor, One Montgomery Plaza, Norristown, Pennsylvania, at 9:30 a.m. for the purpose of requesting that the Court approve the consolidation of all existing individual lot holders endowment funds into one account that is permanently restricted for the care and maintenance of all lots in West Laurel Hill Cemetery in the discretion of West Laurel Hill Cemetery Company. Copy of the Petition may be requested by writing to Laura Solomon and Associates, 121 Sibley Ave., Ardmore, Pennsylvania, 19003.

PROFESSIONAL CORPORATION

NOTICE IS HEREBY GIVEN THAT Articles of Incorporation were filed with the Department of State for **David Trumbore, PT, DPT, P.C.**, a professional corporation organized under the Pennsylvania Business Corporation Law of 1988.

Fox Rothschild LLP, Solicitors
747 Constitution Drive, Ste. 100
P.O. Box 673
Exton, PA 19341-0673

EXECUTIONS ISSUED

Week Ending March 26, 2019

**The Defendant's Name Appears
First in Capital Letters**

- AURELIA, JOSEPH: WELLS FARGO BANK, GRNSH. - Midland Funding, LLC; 201229116; WRIT/EXEC.
- AUTOMOTIVE CONCEPTS, INC.: WELLS FARGO BANK, GRNSH. - Compudata, Inc.; 201828093.
- BARNARD, MARK: WELLS FARGO BANK, GRNSH. - Cavalry Spv I, LLC; 201423499; \$7,884.40.
- BEAN, JOSEPH: JOSEPH - Federal National Mortgage Association; 201820590.
- BENSON, JOHN: BENSON HOMES & DEVELOPMENT, LLC: BLOOMINGDALE AVENUE DEVELOPMENT, LLC: TOLL BROTHERS, GRNSH. - Kramer, Andrew, et al.; 201903734; \$181,290.00.
- BLAY-MIEZAH, JEANNINE - Nationstar Mortgage, LLC, et al.; 201530745; STRIKE/VACATE.
- BORZICK, MELISSA: BRISTOL, DOUGLAS - Pacific Union Financial, LLC; 201807279; ORDER/IN REM/108,52.12.

COIN, PATRICIA: KEYBANK, GRNSH. - Target National Bank, et al.; 200600563; \$2,109.41.
 CORKUM, MARK: PNC BANK, GRNSH. - Dubin, Robert; 201724687.
 DATILO, DUSTIN - Home Point Financial Corporation; 201821917.
 EBENEZER METHODIST CHURCH, INC.: WELLS FARGO BANK, GRNSH. - Balboa Capital Corporation; 201829463; \$8,479.88.
 ENGLE-SMITH, CHERYL: SMITH, CHERYL: PNC BANK, GRNSH. - Discover Bank; 201522476; WRIT/EXEC.
 FAMOUS FAT FREDDIES PIZZA, LLC: SMALE, HAROLD: PATRICA: WACHOVIA BK, GRNSH. - Carmelo, John; 200616219; WRIT/EXEC.
 GRENALD & WALDRON & ASSOCIATES, INC.: WALDRON, LEE: WELLS FARGO BANK, GRNSH. - Stantander Bank Na, et al.; 201510640; ORDER/JDMT 100,607.64.
 HILDRETH, ELIAS: WELLS FARGO BANK, GRNSH. - Midland Funding Del Lmted Co, et al.; 200903218; WRIT/EXEC.
 HONG, KWANG H. - First Select, Inc., et al.; 200023512.
 KELLY, PATRICIA - Reverse Mortgage Solutions, Inc.; 201704475.
 LOPICCOLO, GIUSEPPE: BANK OF AMERICA, GRNSH. - Midland Funding; 201229204; WRIT/EXEC.
 LOVELACE, KEVIN: WELLS FARGO BANK, GRNSH. - Midland Funding, LLC, et al.; 200924639; WRIT/EXEC.
 MARQUES, DONNA: CITIZENS BANK, GRNSH. - Cavalry Spv I, LLC; 201328840.
 MCNULTY, CHERYL: CITADEL FEDERAL CREDIT UNION, GRNSH. - Mariner Finance, LLC; 201900624; \$4,214.72.
 MINDOCK, KRISTIN: AMERICAN HERITAGE FCU, GRNSH. - Td Bank Usa Na; 201408775.
 NAILON, PATRICIA - Jpmorgan Chase Bank Na; 201726594; ORDER/AMEND IN REM/203,928.70.
 PARK, JOSHUA: TD BANK, GRNSH. - Velocity Investments, LLC; 201704661; \$21,041.43.
 PATTON, AMANDA: SUSAN: THOMAS - Jpmorgan Chase Bank National Association; 201902446; \$189,226.63.
 PETKUNAS, JOSEPH: JOSEPH J. PETKUNAS, THE UNKNOWN HEIRS - Quicken Loans, Inc.; 201822452.
 PIPITONE, CYNTHIA: COLON, JOSE - Jp Morgan Chase Bank; 201823490; \$158,648.13.
 ROGERS, PATRICIA: GRIFFIN, RASHID: KENNEDY, JULIUS, ET AL. - Bayview Loan Servicing, LLC; 201807717.
 SHANER AND SONS ELECTRIC, INC.: SHANER, KEVIN: TD BANK, GRNSH. - Retail Capital, LLC D/B/A Credibly; 201824309.
 SIMMS, GEORGE: WELLS FARGO BANK, GRNSH. - Midland Funding, LLC; 200831847; WRIT/EXEC.
 TOKONITZ, ROBERT: DAVID: RICHARD, ET AL. - Broad Street Funding Trust I; 201803516.
 UNKNOWN HEIRS SUCCESSORS ASSIGNS AND ALL PERSONS FIRMS OR A: HEIR OF DORIS A ROUSEEY DECEASED - Bank Of New York Mellon Trust Company Na As Trustee For Mor; 201828778; \$143,784.50.
 WHITNEY, BARRY: KIM: BARRY, ET AL. - Us Bank National Association As Trustee For The C-Bass Mort; 201814288.

YOUNG, REBECCA: MESSING, RICHARD - Us Bank National Association Not In Its Individual Capacity, et al.; 201814005; ORDER/IN REM/ \$564,395.48.

JUDGMENTS AND LIENS ENTERED

Week Ending March 26, 2019

**The Defendant's Name Appears
First in Capital Letters**

BECOATE, VICTORIA - Lvnv Funding Llc; 201905339; Judgment fr. District Justice; \$500.00.
 BLESSING, DERICK - Capital One Bank Usa Na; 201905195; Certification of Judgment; \$2,527.04.
 BURBANK, JILL - Discover Bank; 201905340; Judgment fr. District Justice; \$11,462.87.
 BYERS, PAMELA - Msw Capital; 201905336; Judgment fr. District Justice; \$901.42.
 DURANT, ANGELA - Lvnv Funding Llc; 201905511; Judgment fr. District Justice; \$850.71.
 DUVAL, PHILLIP - Lvnv Funding Llc; 201905337; Judgment fr. District Justice; \$802.55.
 ENGLEHART, SUZANNE - Midland Funding Llc; 201905335; Judgment fr. District Justice; \$1,223.21.
 FUNT, SHANNON: JOSHUA - Llb Flooring Inc; 201904817; Mechanics Lien Claim; \$37,942.41.
 GONZALES, ELIZABETH - Mei Mei Llc; 201905466; Judgment fr. District Justice; \$2424.43.
 GRINAR, MICHELE - Midland Funding Llc; 201905334; Judgment fr. District Justice; \$1,195.69.
 HEID, TERESA: POUCHAN, KEITH - Mei Mei Llc; 201905467; Judgment fr. District Justice; \$1276.60.
 IVIDIX SOFTWARE INC: KELLY, JAMES: REBECCA - Peoples Security Bank & Trust Company; 201905662; Complaint In Confession of Judgment; \$331494.29.
 JORDAN, SHANTE - Lvnv Funding Llc; 201905471; Judgment fr. District Justice; \$1546.97.
 KIM, BENJAMIN - Lvnv Funding Llc; 201905338; Judgment fr. District Justice; \$701.80.
 KIM, DONG - Midland Funding Llc; 201905480; Judgment fr. District Justice; \$1151.78.
 KNAPP, KEVIN - Cavalry Spv I Llc; 201905377; Judgment fr. District Justice; \$1809.85.
 KORN GROUP LP - American Technologies Inc; 201905061; Lien; \$242,179.02.
 LAKATA, JASON - Unifund Corporation Assignee Of 201904556; Certification of Judgment; \$5,239.34.
 MANESS, KRISTINA - Cavalry Spv I Llc; 201904536; Judgment fr. District Justice; \$2,049.93.
 METZGER, CRAIG - Lvnv Funding Llc; 201905526; Judgment fr. District Justice; \$644.14.
 MIKALONIS, MARISSA - Lvnv Funding Llc; 201905356; Judgment fr. District Justice; \$748.80.
 POWELL, SUSAN - Lvnv Funding Llc; 201905366; Judgment fr. District Justice; \$594.11.
 REID, THOMAS - Cach Llc; 201905415; Judgment fr. District Justice; \$11274.54.
 RIZVI, ALISHA - Midland Funding Llc; 201905422; Judgment fr. District Justice; \$1979.78.
 STITELER, SARAH - Cavalry Spv I Llc; 201904594; Judgment fr. District Justice; \$1,907.74.
 SUTCH, JANICE - Lvnv Funding Llc; 201905347; Judgment fr. District Justice; \$1,209.02.
 THOMPSON, IESHA - Midland Funding Llc; 201905354; Judgment fr. District Justice; \$3,723.42.

THORNTON, PEGGY: BOB - Mei Mei Llc; 201905468; Judgment fr. District Justice; \$1227.30.
 TURNER, TIFFANY - Midland Funding Llc; 201905341; Judgment fr. District Justice; \$1,365.10.
 VALERIO, LUIS - Discover Bank; 201905333; Judgment fr. District Justice; \$7,414.33.
 VEGA, MARTIN - Capital One Bank Usa Na; 201905239; Certification of Judgment; \$6,831.26.
 VOLPE EXPRESS INC - Advanced Network Products Inc; 201905536; Certification of Judgment; \$134,270.50.
 WATERFORD OF WILLOW GROVE - Us Bank National Association; 201905203; Certification of Judgment; \$17,911,353.17.
 WEISSNER, ROBERT - Midland Funding Llc; 201905434; Judgment fr. District Justice; \$3870.12.
 WHITLEY, CYNTHIA - Crown Asset Management Llc; 201905484; Judgment fr. District Justice; \$2361.70.

ABINGTON TWP. -**entered municipal claims against:**

Campbell, Kay; 201905411; \$3050.75.

CHELTENHAM TWP. -**entered municipal claims against:**

Sims, Duane; Estate Of Armita B Sims; 201904645; \$3,065.42.

CHELTENHAM TWP. SCHOOL DIST. -**entered municipal claims against:**

Sims, Duane; 201904684; \$9,528.42.

LOWER MORELAND TWP. SCHOOL DIST. -**entered municipal claims against:**

Blankenhorn, Stewart; Christine; 201905268; \$6825.16.

LOWER POTTS GROVE TWP. -**entered municipal claims against:**

Glanski, Carole; 201905242; \$156.90.
 Hallman, Lori; 201905223; \$401.22.

LOWER POTTS GROVE TWP. AUTH. -**entered municipal claims against:**

The Heirs Of Cynthia L Bailey And Unknown Heirs Successors; 201905058; \$924.55.

MUNICIPALITY OF NORRISTOWN -**entered municipal claims against:**

Flowers, Donna; 201905241; \$332.40.
 Lindsey, Curtis; Marilyn; 201905228; \$332.40.
 Lindsey, Marilyn; Curtis; 201905229; \$332.40.
 Parker, Evamarie; 201905226; \$332.40.
 Storti, Catherine; Falcone, Kimberly; 201905238; \$332.40.

PENNA. DEPT. OF REV. -**entered claims against:**

Abbys Auto Center; 201960731; \$2771.10.
 Batcho, Richard; 201960738; \$2218.54.
 Coughlin, John; 201960737; \$3618.97.
 Dawkins, John; 201960736; \$16290.28.
 Hamilton, Elizabeth; 201960735; \$6235.57.
 Kimbrough, Richard; 201960732; \$7680.39.
 Marriotti, Haydn; 201960740; \$1895.72.
 McNulty, David; 201960734; \$2025.81.
 Troxel, Davis; 201960739; \$2965.51.
 Youssef A Llc; 201960733; \$6202.28.

PENNA. UNEMP. COMP. FUND -
entered claims against:

Devaughn, Darlene; 201960745; \$7670.00.
 Estock, Joseph; 201960744; \$531.88.
 Horton, Christoph; 201960746; \$942.00.

PERKIOMEN VALLEY SCHOOL DIST. -
entered municipal claims against:

Keith B Mclellan Trustee Tr Bringhurst Estate; 201905234; \$19248.89.
 Pascavage, Gloria; 201905287; \$18947.89.

POTTS GROVE SCHOOL DIST. -
entered municipal claims against:

Glanski, Carole; 201905246; \$626.04.

POTTSTOWN BORO. AUTH. -
entered municipal claims against:

Heirs Of Cynthia L Bailey And Unknown Heirs Successors Or A; 201905057; \$495.36.
 The Heirs Of Cynthia L Bailey And Unknown Heirs Successors; 201905060; \$163.52.

SOUDERTON AREA SCHOOL DIST. -
entered municipal claims against:

The Heirs Of Joan Pulli And Unknown Heirs Successors Or As; 201905062; \$3743.70.

UNITED STATES INTERNAL REV. -
entered claims against:

18-20 Moreland Avenue Tavern Llc; 201970120; \$13203.84.
 All County Art Expo Inc; Art Expo; 201970062; \$1653.85.
 Bailey, Charles; Kathryn; 201970084; \$11301.03.
 Bailey, Kathryn; 201970085; \$11301.03.
 Basiura, Russell; Darlene; 201970109; \$14,323.19.
 Betta Construction Llc; 201970112; \$10,611.36.
 Bosket, Waymon; 201970086; \$10034.80.
 Boyd, Kyle; Lisa; 201970075; \$14701.74.
 Burton, James; 201970101; \$4402.74.
 Camp Rim Rock Llc; 201970104; \$26,582.03.
 Coleman, Raymond; 201970057; \$16705.39.
 Colontonio, Anthony; Nicolina; 201970092; \$12009.65.
 Colontonio, Nicolina; 201970093; \$12009.65.
 Cope, Michael; 201970116; \$12835.20.
 Da Silva, P.; 201970095; \$58438.58.
 Delong, Edgar; Cheri; 201970105; \$55,027.86.
 Downey, Mark; Lisa; 201970107; \$101,871.65.
 Elgart, Russell; Kimberly; 201970096; \$13478.73.
 Esposito, Lawrence; 201970054; \$48,761.44.
 Fantozzi, Wayne; Andrea; 201970100; \$45504.40.
 Fedele, Joe; 201970072; \$9141.78.
 Fedele, Joseph; Metzger, Katie; 201970073; \$30941.81.
 Filho, Manoel; 201970070; \$59629.59.
 Filho, Manoel; Da Silva, P.; 201970071; \$58438.58.
 Fleig, John; 201970053; \$247,478.59.
 Go Mobile Inc; 201970064; \$8689.31.
 Goldsmith, Edwin; 201970089; \$134468.28.
 Guenther, Araceli; 201970098; \$6178.40.
 Ismailov, Murat; 201970066; \$11786.61.
 Joseph B Schwartz & Co Inc; 201970061; \$4680.00.
 Jung, Young; Yun; 201970081; \$14240.52.
 Jung, Yun; 201970082; \$14240.52.
 Kamaratos, Andreas; Angeliki; 201970065; \$8248.73.
 Kelly, Martin; 201970097; \$10456.89.
 Kporjro, Janet; 201970069; \$28011.75.

Lennon, Jennifer; 201970060; \$15751.62.
 Mainland Inn Inc; 201970063; \$173321.31.
 Mankowski, Stephen; 201970087; \$17152.35.
 Mayernick, Joseph; 201970091; \$140049.13.
 Mccarthy, Patrick; 201970083; \$16905.62.
 Mct Inc; 201970067; \$23232.79.
 Mento, Rose; 201970059; \$42293.94.
 Metzger, Katie; 201970074; \$30941.81.
 Mignon, Kenneth; Lisa; 201970076; \$13005.16.
 Mignon, Lisa; 201970077; \$13005.16.
 Monaco, Wendy; 201970118; \$26660.44.
 Nixon, Barbara; 201970106; \$15,680.79.
 Oak Forest Capital Ii Lp; 201970124; \$12675.00.
 Petitti, Patricia; 201970117; \$14790.00.
 Pwac Inc; 201970123; \$13056.00.
 Rettew, Albert; 201970102; \$95760.47.
 Rigo, Barbara; 201970080; \$24503.79.
 Rigo, Stephen; Barbara; 201970079; \$24503.79.
 Schwartz, David; 201970121; \$15572.04.
 Shinn, John; 201970122; \$20234.44.
 Simon, Nate; Santos, Suzana; 201970055; \$7,907.91.
 Small, George; 201970090; \$14663.49.
 Stefan, Gregory; 201970078; \$38355.75.
 Strato, James; 201970111; \$58,574.97.
 Tau, Leonard; Risa; 201970052; \$49313.51.
 Teneva, Jewls; 201970103; \$15073.51.
 Theerasukprasan, Manop; Monta; 201970094;
 \$182302.51.
 Tisoskey, Daniel; Patricia; 201970058; \$10519.99.
 Torres, Michael; Emily; 201970114; \$73381.90.
 Touchstone Kitchens & Bath Llc; 201970099; \$26667.72.
 Tysko, Mary Ann; 201970125; \$87711.65.
 Vantage Landscaping Inc; 201970088; \$91780.24.
 Veihl, Adele; 201970115; \$30986.01.
 Weiss, Anthony; 201970110; \$44,570.91.
 Weldon, Joseph; 201970113; \$36076.05.
 West, Tyrik; 201970056; \$11,376.08.
 Whitehead, Susanne; 201970068; \$7232.18.
 Woods, Brian; 201970108; \$39,945.18.

**UPPER DUBLIN SCHOOL DIST. -
 entered municipal claims against:**

Lancaster, Leila; Charles Lawton Heir Of
 Leila Lancaster; Ethel Olive Heir Of
 Leila Lancaster, Et.Al.; 201904638; \$3,613.70.

**UPPER PERKIOMEN SCHOOL DIST. -
 entered municipal claims against:**

Combs, Cindy; 201905236; \$2831.92.
 Meier, Linda; Wesley; 201905295; \$4812.00.

LETTERS OF ADMINISTRATION

Granted Week Ending March 26, 2019

**Decedent's Name Appears First,
 Then Residence at Death, and
 Name and Address of Administrators**

BARKAN, ROMAN - Lower Moreland Township;
 Kagan, Alexander, 3811 Warfield Drive
 Huntington Valley, PA 19006.
 BROWN, STEPHEN H. - Norristown Borough;
 Brown, Patricia A., 422 W Freedley Street
 Norristown, PA 19401.
 DURKIN, MOLLIE R. - Whitemarsh Township;
 Lapowsky, Colleen D., 4134 Presidential Drive
 Lafayette Hill, PA 19444.

GELBART, DAVID - Upper Hanover Township;
 Gelbart, Shawn M., 204 Old Dupont Road
 Wilmington, DE 19804-1008.
 JACKSON, DONALD L. - Lower Merion Township;
 Simpson, Mirona M., 167 E Parkway Avenue
 Chester, PA 19013.
 JONES, ARTHUR W. - East Norriton Township;
 Jones, Stephanie C., 233 Hoeffecker Road
 Phoenixville, PA 19460; Jones, Arthur W., Jr.,
 328 Glasgow Street Pottstown, PA 19464.
 KENNER, DIANE P. - Cheltenham Township;
 Kenner, Henry T., 1415 Thornberry Road
 Wyncote, PA 19095-2308.
 KUZINETS, BORIS - Upper Providence Township;
 Kuntsevich, Marina, 808 Dilworth Lane
 Collegeville, PA 19426.
 LUNDQUIST, KATHLEEN L. - Ambler Borough;
 Richard, Kimberly A., 413 Marie Road
 Ambler, PA 19002.
 MARKWARD, TERESA A. - Horsham Township;
 Markward, Dawn M., 3221 St. Vincent Street
 Philadelphia, PA 19149.
 MILLS, ANITA B. - Montgomery Township;
 Mills, Christopher M., 404 Hancock Court
 North Wales, PA 19454.
 OLIVANT, WALTER R. - Upper Moreland Township;
 Berk, Marylouise, 8010 Barry Court
 Holland, PA 18966.
 PRESTON, LEE L. - East Norriton Township;
 Preston, Lee L., Jr., 1632 Sawmill Road
 Birchrunville, PA 19421.
 ROONEY, PATRICIA A. - Upper Moreland Township;
 Mcclain, Janet M., 2015 Willow Brook Drive
 Huntingdon Valley, PA 19006.
 SLEDZIEWSKI, EDWARD N. - Springfield Township;
 Eckert, Joseph C., 627 Gates Street
 Philadelphia, PA 19128; Eckert, Lorian E.,
 627 Gates Street Philadelphia, PA 19128.
 WITTY, TUCKER A. - Abington Township;
 Witty, John T., 119 Davis Road Malvern, PA 19355.
 YODER, ROBERT K., JR. - Franconia Township;
 Yoder, Elsie J., 14 Cloverdale Way
 Souderton, PA 18964.

SUITS BROUGHT

Week Ending March 26, 2019

**The Defendant's Name Appears
 First in Capital Letters**

ALTENOR, BRANDI - Altenor, Patren; 201904819;
 Complaint for Custody/Visitation.
 BANK OF AMERICA - Pisarek, Robert; 201905553;
 Plaintiffs Appeal from District Justice; Cunilio, James.
 BARBER, CHRISTINA - Dorsey, Vernon; 201904910;
 Complaint for Custody/Visitation; Potts, Julie.
 BORDERS, CANDA-CE; MAUTE, ANDREW -
 Borders, Inez; 201905652; Complaint for
 Custody/Visitation.
 CELERION INC - Legarda, Cristobal; 201905517;
 Foreign Subpoena.
 CHELSEA LIMERICK HOLDINGS LLC;
 PHILADELPHIA PREMIUM OUTLETS LLC -
 Mitchell, Dorothy; 201905446; Civil Action;
 Vangrossi, Vincent M.

- COOPER, KEONA - Gephart, Christopher; 201904809; Complaint for Custody/Visitation.
- CORNELL, STEPHEN - Cornell, Pamela; 201905566; Complaint Divorce.
- CORREALE, DAVID - Correale, Lisa; 201905163; Complaint Divorce.
- FARRELL, CHRISTINA - Mckenna, Joseph; 201905542; Civil Action; Sommar, Kevin J.
- FORD, TIMOTHY: ANNE - Nationstar Mortgage Llc; 201905552; Complaint In Mortgage Foreclosure; Denardo, Christopher A.
- GRIFFIN, WILLIAM: FELIX, ALTAGRACIA - Zhuang, Tiangang; 201905557; Petition to Appeal Nunc Pro Tunc.
- HAINES, JOSEPH - Haines, Dustta; 201905602; Complaint Divorce.
- HALLMAN, LINDA: OCCUPANTS - Federal National Mortgage Association; 201905658; Complaint in Ejectment; Wapner, Peter.
- HARRIS, ANESSA - Sides, Justin; 201905572; Complaint for Custody/Visitation.
- HENNING, STACEY: JOHN - Kelly, Diana; 201905472; Complaint for Custody/Visitation; Morello, Dennis J.
- HICKENBOTTOM LOVE, MARGARETTE - Love, James; 201905533; Complaint Divorce.
- HIGGINS, CHERYL - Bank Of America Na; 201905160; Civil Action; Klemm, Paul.
- KOLB ROOFING COMPANY LLC: KOLB ROOFING COMPANY INC: WALTERS, JAMES - Myerson, Lynne; 201905569; Civil Action; Harbison, Keith A.
- LAW OFFICE OF MICHELL CLAIR - Leslie, Michael; 201905618; Plaintiffs Appeal from District Justice.
- LIBERTY MUTUAL INSURANCE - Blanchard, Rebecca; 201905582; Civil Action; Zilfo, Jack.
- MARTIN, REBECCA - Bank Of America; 201905657; Civil Action; Klemm, Paul.
- MJM LANDSCAPE AND DESIGN - USM Inc; 201905099; Petition; Walheim, David.
- OLNEY, FARRAH - Olney, Rebecca; 201905651; Complaint for Custody/Visitation.
- ONUSKANYCH, KELSEY - Onuskanych, Evan; 201905573; Complaint Divorce.
- OVERLEY, BENJAMIN - American Express Naitonal Bank; 201905426; Civil Action; Cawley, Jonathan Paul.
- PATON, HILLARY - Paton, Gregory; 201905544; Complaint Divorce.
- PENNSYLVANIA DEPARTMENT OF TRANSPORTATION - Griffin, James; 201905100; Appeal from Suspension/Registration/Insp; John, Michael A.
- PENNSYLVANIA DEPARTMENT OF TRANSPORTATION - White, Danielle; 201905535; Appeal from Suspension/Registration/Insp.
- PENNSYLVANIA DEPARTMENT OF TRANSPORTATION - Jachnicki, Paul; 201905555; Appeal from Suspension/Registration/Insp; Chotiner, Kenneth L.
- PENNSYLVANIA DEPARTMENT OF TRANSPORTATION - Asmann, Allison; 201905463; Appeal from Suspension/Registration/Insp.
- PENNSYLVANIA DEPARTMENT OF TRANSPORTATION - Oslin, Osmaindadeau; 201905633; Appeal from Suspension/Registration/Insp.
- RANDALL, CHARLES - Uch; 201905513; Defendants Appeal from District Justice.
- SAV-MOR DRUG STORES INC - Bucks Philadelphia Medical Care Group; 201905153; Defendants Appeal from District Justice.
- SEPULVEDA, STEVEN - Lenhart, Claudia; 201904904; Complaint for Custody/Visitation; Eisenberg, Michael E.
- STALEY, AARON - Staten, Atiya; 201904983; Complaint for Custody/Visitation.
- STEWART, ANTOINETTE: ANTOINETTE - American Express National Bank; 201905571; Civil Action; Cawley, Jonathan Paul.
- STONETECH LLC: TREGOE, BRIAN - F&M Equipment Ltd; 201905181; Civil Action; Perrone, William J.
- STOWE, BLANCHE - Uch; 201905547; Defendants Appeal from District Justice.
- SUMPTER, JARED - Torres, Dianaery; 201905444; Complaint for Custody/Visitation.
- TERRY, NAOMI: WILLIAM - Ditech Financial Llc; 201905650; Complaint In Mortgage Foreclosure; Bates, Kenya.
- THIRD STATE RADIOLOGY - Allstate New Jersey Insurance Company; 201905221; Foreign Subpoena.
- VARONE, LINDA - Midland Funding Llc; 201905177; Plaintiffs Appeal from District Justice.
- WALTERS, KEVIN - American Express National Bank; 201905537; Civil Action; Cawley, Jonathan Paul.
- WARD, GABRIELLE: ZUBASHVILI, IKARALI - Ward, Julia; 201903177; Complaint for Custody/Visitation.
- WILKINSON, GARY - Bank Of America Na; 201905161; Civil Action; Klemm, Paul.
- WILKINSON, GARY - Bank Of America Na; 201905143; Civil Action; Klemm, Paul.
- WILLIAMS, TAMMY: TAMMY - American Express National Bank; 201905554; Civil Action; Cawley, Jonathan Paul.
- ZIEGLER, JOHN: LOIS - New Hanover Township; 201905204; Declaration of Taking Eminent Domain Gov; Bellwoar, Andrew J.

WILLS PROBATED

Granted Week Ending March 26, 2019

Decedent's Name Appears First, Then Residence at Death, and Name and Address of Executors

- BOLOGNESE, ELVA M. - New Hanover Township; Carter, Theresa A., 235 E Evans Street Norfolk, VA 23503-5210.
- BORTZ, MARIA V. - Upper Providence Township; Scoulos, Zoe, 118 Westridge Place S Phoenixville, PA 19460.
- BREESE, RAYMOND F. - Souderton Borough; Fanelli, Allison C., 1572 Kriebel Road Lansdale, PA 19446.
- BROWN, DAVID A. - Upper Moreland Township; Brown, Richard E., 4290 Upper Mt Road Furlong, PA 18925.
- BUGIS, NORA - Whippain Township; Bugis, Fred K., 965 Galston Court Blue Bell, PA 19422.

- BURGOYNE, MARY L. - Whippain Township;
Three Radnor Corporate Center Radnor, PA 19087;
Burgoyne, James F., 217 Stonybrook Dr
Norristown, PA 19403; Burgoyne, William,
3213 Cumbrian Court Walnut Creek, CA 94598;
Gibbons, Mary Elizabeth B., 299 Midfield Drive
Ambler, PA 19002; Marshall, Kristen B.,
33 Ashton Ave Newton, MA 02459.
- CAHILL, VERNE M. - Whippain Township;
Cahill, Paul J., Jr., 201 Fairway Road
Ambler, PA 19002.
- CHIEFFO, GIOVANNI - Norristown Borough;
Chieffo, Michael, 245 Cider Mill Road
Collegeville, PA 19426.
- CIOCCA, FRANK C. - Abington Township;
Schmidt, Joann A., 936 Drexel Avenue
Dresher, PA 19025.
- CRAIG, JEAN L. - Lower Gwynedd Township;
Craig, Pamela J., 25 Hillcrest Avenue
Summit, NJ 07901.
- DAVIS, HAROLD M. - Lower Merion Township;
Davis, Eleanor L., 8 Wicklow Court
Wayne, PA 19087; Hirschhorn, George,
906 Strafford Avenue Melrose Park, PA 19027.
- DEMICHELE, GERALDINE L. - Upper Dublin
Township; Demichele, Frank, 445 Crescent Road
Hatboro, PA 19040.
- EDDINGER, DORIS L. - West Pottsgrove Township;
Raetz, Susan L., 130 Caitlin Drive Birdsboro, PA 19508.
- FAUST, RUTH A. - Lower Gwynedd Township;
Yeany, Philip, Jr., 112 Mystic Road
Marlton, NJ 08053-1214.
- GOCHIN, ESTHER - Cheltenham Township;
Wolinsky, Joel M., 501 Hanley Court
Warrington, PA 18976.
- HEYDT, EMMA M. - Douglass Township;
Heydt, Terry M., 105 Rick Road
Gilbertsville, PA 19525.
- HINDS, HENRIETTA - Green Lane Borough;
Hinds, Pamela E., 1176 West Campbell Road
Green Lane, PA 18054.
- HIPWELL, MARGARET H. - Rockledge Borough;
Hipwell, Cynthia S., 920 Burke Street
Rockledge, PA 19046.
- HOLMAN, FLORENCE B. - Cheltenham Township;
Andersen, Jacalyn M., 106 Harrison Avenue
Glenside, PA 19038.
- KELLERMAN, EDWIN - Lower Merion Township;
Kovsky, David, Two Logan Square
Philadelphia, PA 19103; Schireson, Henry J.,
Suite 200 Wynnewood, PA 19096.
- KOHN, AMY P. - Lower Merion Township;
Brisman, Rebecca W., 7423 Woodstone Circle
Macungie, PA 18062.
- KOHN, EDWARD M. - Lower Merion Township;
Brisman, Rebecca W., 7423 Woodstone Circle
Macungie, PA 18062.
- KONRAD, JOSEF - Lower Moreland Township;
Konrad, Gerlinde, c/o Larry Scott Auerbach, Esq.
Abington, PA 19001.
- LIGHTCAP, STANLEY V. - Lower Moreland Township;
Michael, Robert, 157 E Baumstown Road
Birdsboro, PA 19508.
- MAHER, PATRICIA M. - Maher, John P., Jr.,
935 Cowen Drive Carbondale, CO 81623.
- MARDER, DONALD S. - Montgomery Township;
Marder, Bobbie, 207 Pine Crest Lane
Lansdale, PA 19446.
- MARKLEY, BARBARA A. - Plymouth Township;
Markley, Andrew G., 1556 Temple Drive
Maple Glen, PA 19002.
- MATHEWS, CATHARINE R. - East Norriton Township;
Oconnell, Laurel L., 22 Westover Club Drive
Norristown, PA 19403.
- MOYER, LINDA K. - Pottstown Borough;
Moyer, Jeffrey S., 2146 Hudnut Road
Schwenksville, PA 19473; Moyer, Matthew D.,
1898 County Line Road Barto, PA 19504.
- NEWMAN, YVONNE K. - Norristown Borough;
Newman, Diane L., 2639 Salmon Street
Philadelphia, PA 19125.
- PERLOFF, GERALDINE - Plymouth Township;
Hausman, Susan, 666 Germantown Pike
Plymouth Meeting, PA 19462.
- PIERRE, ROBERT L. - Springfield Township;
Pierre, Marion R., 1504 Church Road
Oreland, PA 19075.
- POWERS, RICHARD A. III - Lower Merion Township;
Boujoukos, Patricia P., 228 S Wayne Ave
Wayne, PA 19087.
- RICH, LOUISE S. - West Norriton Township;
Kuhn, Michele, 400 Riverside Drive
New York, NY 10025; Rich, Carl E., Jr.,
346 28Th Street New Orleans, LA 70124.
- SCHWAB, GEORGE M. - Abington Township;
Schwab, Barbara D., 808 Monroe Avenue Rear
Glenside, PA 19038.
- SEVERINI, RALPH - ; Cugini, Adriana,
321 Manor Road Harleysville, PA 19438.
- SIGNORE, JOSEPH J. - Lower Gwynedd Township;
Signore, David, 1220 Marietta Drive
Ambler, PA 19022.
- SITHENS, RALPH W. - Pottstown Borough;
Sithens, Peter J., 1624 Potter Drive
Pottstown, PA 19464.
- STANG, RONALD R. - Lower Merion Township;
Smith, Karen A., 1120 North Spring Mill Road
Villanova, PA 19085.
- SUCHY, DOROTHY N. - Horsham Township;
Suchy, Edward J., Jr., 419 Springbrook Lane
Hatboro, PA 19040.
- TAYLOR, FRANCIS W. - Horsham Township;
Taylor, Scott B., 6 Cordoba Court
Glenside Park, NY 12065.
- TOWNLEY, GALEN H. - ; Townley, Richard D.,
15 Brookings Court Parkville, MD 21234.
- WAINA, PATRICIA - Trappe Borough;
Sorg, Jacquelynn W., 213 Kelso Circle
Trappe, PA 19426.
- WARNER, ARTHUR W. - Lower Gwynedd Township;
Sands, Mary E., 369 N 4Th Street
Gettysburg, PA 17325; Warner, Christopher J.,
561 Berkeley Place Harleysville, PA 19438.
- WCISLO, JOAN M. - Whitmarsh Township;
Weislo, Patricia M., 447 E 9Th Avenue
Conshohocken, PA 19428; Weislo, Thomas J.,
447 E 9Th Avenue Conshohocken, PA 19428.
- WOODLAND, KATHLEEN D. - East Norriton Township;
Walsh, John F., 32 W Wissahickon Ave
Flourtown, PA 19031; Woodland, Niel J.,
36 Jefferson Crossing Blvd East Norriton, PA 19401.
- ZAFRAN, JOSEPH - Cheltenham Township;
Zeiger, Barbara C., 208 Croft Ridge Drive
Broomall, PA 19008.

RETURN DAY LIST

**April 15, 2019
COURT ADMINISTRATOR**

All motions “respecting discovery” in civil cases are subject to the provisions of Local Rule 4019* - Discovery Master. If such a motion is answered in opposition on or before the rule return date, the matter is automatically listed for argument before the Discovery Master at 9:00 a.m. on the Friday of the week in which the rule was made returnable. Check the MCCCH electronic directory for assigned courtroom.

1. Arista Pool & Spa, Inc. v. JC Pool And Spa - Plaintiff's Motion to Compel Defendant's Answers to Interrogatories and Request for Production of Documents (Seq. 16 D) - **J. Butera**.
2. Asplundh v. Smith - Defendant, Rowland M. Smith, III's and Baker Tilly Virchow Krause, LLP's Motion for Protective Order (Seq. 86 D) - **A. Frank - C. Strauss**.
3. Barnes v. Burke - Defendant's Motion to Compel Plaintiff's Deposition (Seq. 15 D) - **J. Hanahan - E. Wilber**.
4. Beardsley v. Worthington - Defendant's Motion to Compel Plaintiff's Answers to Discovery (Seq. 8 D) - **D. Shafie**.
5. Bittenbender v. Young Medical Spa - Defendant, Victor M. Otero, M.D.'s Motion to Compel Answers to Trial and Interrogatories of Plaintiffs (Seq. 89 D) - **J. Waldenberger - D. Ryan - J. Farrell**.
6. Blevins v. Alicea - Defendant's Motion for Pro Hac Vice of Andrea R. Simmons, Esq (Seq. 21) - **R. Small**.
7. Blevins v. Alicea - Motion for Admission of Pro Hac Vice of Steven K. Huffer (Seq. 20) - **R. Small**.
8. Brenda v. Southern Theaters, LLC - Plaintiff's Motion to Compel Deposition of Defendant (Seq. 22 D) - **M. Simon - K. McCloskey**.
9. Burke v. Joseph Oliver Construction, LLC - Plaintiff's Motion to Compel Deposition of Corporate Designee of Defendant (Seq. 86 D) - **S. Wilson - J. Hagarty**.
10. Bydalek v. NVR, Inc. - Defendant, Red Fox Partners, L.P. and Red Fox Partners Group, LLC's Motion for Money Sanctions (Seq. 168) - **B. Andris - J. Boughbrum**.
11. Cabin v. Tarpey - Defendant's Motion to Compel Discovery of Plaintiff (Seq. 10 D) - **M. Simon - R. Stabinski**.
12. Caruso v. Chiles - Plaintiff's Motion to Compel Deposition of Russell Combs (Seq. 23 D) - **K. O'Brien - J. Fowler - R. Chesney**.
13. Cinko v. Nelson Steel Products, Inc. - Defendant's Motion to Remand to Arbitration (Seq. 25) - **B. Litzinger - R. Pugh**.
14. CIT Bank v. Unknown Heirs Successors Assignees Under Elizabeth J. Smith, Deceased - Plaintiff's Motion for Leave to Amend Complaint in Mortgage Foreclosure (Seq. 21) - **K. Little**.
15. Crooked Lane Crossing Condominium Association v. Volkova - Defendant's Motion to Direct Plaintiff to Pay for County Taxes (Seq. 738) - **G. Ross**.
16. Customers Bank v. Prizer - Plaintiff's Motion to Compel Post Judgment Discovery (Seq. 22-D) - **J. Soderberg - E. Goldsmith**.
17. Damico v. Lee - Plaintiff's Motion to Compel Defendant, Oscar Lee, Chun Sang Lee and Sandy Chen's Answers and Responses to Discovery (Seq. 18 D) - **B. Swartz - A. Griffith**.
18. D'Amico v. Lee - Plaintiff's Motion to Compel Defendant, Oscar Lee's Deposition (Seq. 19 D) - **B. Swartz - A. Griffith**.
19. Damico v. Lee - Plaintiff's Motion to Compel Deposition of Defendant, Chun Sang Lee (Seq. 21 D) - **B. Swartz - A. Griffith**.
20. D'Amico v. Lee - Plaintiff's Motion to Compel Deposition of Defendant, Sandy Chen (Seq. 20 D) - **B. Swartz - A. Griffith**.
21. Dhimitri v. Michael S, Haber, LTD - Plaintiff's Motion to Consolidate (Seq. 86) - **M. Simon**.
22. DMT Transportation Services, Inc. v. RCM Transportations, Inc. - Plaintiff's Motion to Compel Responses to Request for Production of Documents (Seq. 43 D) - **C. Fiore - E. Fabick**.
23. Donahue v. Allstate Property & Casualty Insurance Company - Defendant's Motion to Compel Discovery (Seq. 17 D) - **M. Simon - K. Frascella**.
24. Donahue v. Klein - Defendant's Motion to Compel Plaintiff's IME (Seq. 20 D) - **M. Simon - T. Reilly**.
25. DR Horton, Inc., New Jersey v. AIG Specialty Insurance Company - Motion for Pro Hac Vice of Jilliam G. Dennehy, Esquire (Seq. 138) - **S. Reidenbach - J. Eads**.
26. DR Horton, Inc., New Jersey v. AIG Specialty Insurance Company - Motion for Pro Hac Vice of Gary S. Kull, Esquire (Seq. 117) - **S. Reidenbach - J. Eads**.
27. Dunleavy v. Fenstermacher - Defendant's Motion to Compel Discovery (Seq. 7 D) - **B. Tabakin - J. Oprysko**.
28. Dunleavy v. Fenstermacher - Plaintiff's Motion to Compel Defendant's Answers to Discovery (Seq. 8 D) - **B. Tabakin - J. Oprysko**.
29. Fatzinger v. Perkiomen Family Restaurant, LLC - Plaintiff's Motion to Consolidate (Seq. 4) - **J. McCarthy - A. DiMassa**.
30. Fuller v. Chestnut Hill Lodge Health and Rehabilitation Center - Defendant's Motion to Compel Deposition of Plaintiff (Seq. 32 D) - **L. Haberman - R. Dillon - B. Littman**.
31. Garay v. Chouhan - Defendant's Motion to Compel Plaintiff's IME (Seq. 32 D) - **M. Simon - R. Pugh**.
32. Gathers-Bundy v. Robinson - Defendant, Cohowa Edney's Motion to Disqualify Plaintiff's Counsel (Seq. 3) - **M. Greenfield - A. Lynam**.
33. Giannascoli & Thomas, P.C. v. Stageartz Limited - Defendant's Motion to Dismiss Complaint (Seq. 17) - **W. Thomas**.
34. Haas v. Haas - Plaintiff's Petition for Withdraw as Counsel (Seq. 10) - **R. Cohen**.
35. Hall v. Santiful - Defendant's Motion to Compel Plaintiff's Answers to Interrogatories and Document Requests (Seq. 10 D) - **A. Zabicki**.
36. Heritage Park Condominium Association V. Bowser - Plaintiff's Motion to Reassess Damages (Seq. 4) - **E. Hoffman**.
37. Hong v. Liberty Mutual Insurance Company - Plaintiff's Petition to Compel Arbitration And to Appoint a Neutral Arbitrator (Seq. 0) - **M. Mednick - K. McCloskey**.
38. Household Finance Consumer Discount Company v. Biddle - Defendant's Petition to Mark Judgment in Rem as Satisfied (Seq. 10) - **T. McCabe**.
39. J.M Oliver, Inc., d/b/a Oliver Heating and Cooling v. Bennett - Defendant's Motion for Leave to Withdraw as Counsel (Seq. 20) - **G. D'Ambrosio - B. Weidenburner**.
40. Justice v. Hubbard - Defendant's Motion to Compel Plaintiff's Employment Records from Labcorp, Inc. (Seq. 42 D) - **A. Krantz - M. Bosniak**.

41. *Krish Investors, LLC v. Perry* - Plaintiff's Motion to Compel Defendant, Melissa Sirianni Answers to Discovery (Seq. 16 D) - **S. Klein**.
42. *Krish Investors, LLC v. Perry* - Plaintiff's Motion to Deem Request for Admissions Directed to Melissa Sirianni Admitted (Seq. 17 D) - **S. Klein**.
43. *Lacey v. Rascals Fitness* - Defendant's Motion to Compel the Deposition of Plaintiffs (Seq. 42-D) - **D. Marcello - R. Wickersham**.
44. *Law Offices of Michael P. Gough v. Crump* - Plaintiff's Motion to Compel Answers to Interrogatories (Seq. 5 D) - **M. Gough**.
45. *Law Offices of Michael P. Gough v. Easley* - Plaintiff's Motion to Compel Defendant's Answers to Interrogatories (Seq. 7-D) - **M. Gough**.
46. *Law Offices of Michael P. Gough v. Mason* - Plaintiff's Motion to Compel Defendant's Answers to Interrogatories (Seq. 6 D) - **M. Gough**.
47. *Lombardo v. Katz Moving, Inc.* - Plaintiff's Motion to Compel Defendant's Answers to Interrogatories and Re-plies to Request for Production of Documents (Seq. 8 D) - **N. Renzi - S. Geduldig**.
48. *Love v. Amsterdam* - Defendant's Motion to Compel Plaintiff's Responses to Discovery (Seq. 3 D) - **M. Clemente - S. Harvey**.
49. *Love v. Rothberg* - Defendant's Motion to Compel Plaintiff's Discovery Responses (Seq. 17 D) - **J. Fine - C. Connor**.
50. *LSF9 Master Participation Trust v. Atkins* - Plaintiff's Motion to Reassess Damages (Seq. 61) - **P. Wapner - B. Smith**.
51. *Maddox v. Vaughn* - Plaintiff's Robin Maddox's Motion to Compel Discovery Against Defendant, Jordyn Vaughn (Seq. 11 D) - **H. Brahlin - A. Venters**.
52. *Manton v. Haydt* - Plaintiff's Motion to Compel Discovery (Seq. 41 D) - **M. Simon - W. Robinson**.
53. *Morrell v. Ron Lewis Associates* - Defendant, Rohan Gopalani, M.D.'s Motion to Strike Certificates of Merit of Co-Defendants (Seq. 78) - **S. Utke - J. Goldberg**.
54. *Morys v. Allstate Fire and Casualty Insurance Company* - Defendant's Motion to Compel Physical and Mental Examination of Plaintiff (Seq. 22 D) - **S. Fishman - A. Griffith**.
55. *Nickens v. Urban* - Plaintiff's Motion to Compel Discovery (Seq. 21 D) - **M. Simon - J. Silli**.
56. *North American Recovery, Inc. v. Zachau* - Plaintiff's Motion to Compel Defendant's Answers to Interrogatories (Seq. 5-D) - **M. Gough**.
57. *O'Brien v. Patterson* - Defendant's Motion to Compel Plaintiff's Discovery (Seq. 11 D) - **J. O'Brien - T. Ruf**.
58. *Otto v. Keys* - Defendant Liberty Mutual Insurance Company's Motion to Compel Plaintiff's IME (Seq. 38 D) - **F. Breitman - J. Branca**.
59. *Pennsylvania Department of Transportation v. West Pottsgrove Township* - Defendant's Motion to Compel Discovery (Seq. 36 D) - **S. Concannon**.
60. *Perelman v. Perelman* - Plaintiff, Jeffrey Perelman's Motion to Strike the Substitution of William A. Harvey, Esquire as Successor (Seq. 439) - **J. Smith - J. McShea - J. McCarron**.
61. *Pingora Loan Servicing, LLC v. Bertrand* - Plaintiff's Motion to Reassess Damages (Seq. 10) - **K. Bates**.
62. *Pitcock v. Marazzi* - Plaintiff's Petition to Withdraw as Counsel (Seq. 53) - **J. Furia - R. Gray**.
63. *Pudimott v. Fram* - Defendant, Kenneth Norton's Motion to Compel Physical and Mental Examination of Plaintiff (Seq. 60 D) - **M. Breslin - I. Kim**.
64. *Pudimott v. Fram* - Defendant, Pantano Properties, L.P.'s Motion to Compel Plaintiff's Deposition (Seq. 58 D) - **M. Breslin - I. Kim**.
65. *Robinson v. Roffman* - Plaintiff's Motion Requesting Discovery in Aid of Execution (Seq. 57 D).
66. *Roy v. Haagen Dazs* - Plaintiff's Petition to Withdraw as Counsel (Seq. 24) - **E. Shikunov - M. Fitzgeraldo**.
67. *Samean v. Lindy Properties/Piazza on The Square* - Defendants Jenkintown Borough's Motion for Discontinuance (Seq. 62) - **K. Saffren - M. Krengel**.
68. *Sekela v. Salus University* - Plaintiff's Motion for Leave to File Second Amended Complaint (Seq. 22) - **M. Raffaele - M. Twersky**.
69. *Simpkins v. Montgomery County Solicitors Office* - Plaintiff's Motion to Compel Answers to Discovery (Seq. 13 D) - **L. Thomas - P. Newcomer**.
70. *Smith v. Smith* - Plaintiff's Petition for Leave to Withdraw Appearance (Seq. 1-04) - **J. Highlands**.
71. *Suntrust Mortgage, Inc. v. McKnight* - Plaintiff's Motion to Reassess Damages (Seq. 22) - **P. Wapner - A. Tuttle**.
72. *Swift & Choi Development, LLC v. Board of Commissioners of Cheltenham Township* - Defendant's Motion for Protective Order (Seq. 21 D) - **R. Swift - J. Bagley**.
73. *Thomasnet v. Advance Design, Inc.* - Plaintiff's Motion to Compel Responses to Post Judgment Discovery (Seq. 12 D) - **R. Keifer - B. Smith**.
74. *U.S. Bank National Association v. Berry* - Plaintiff's Motion for Reassessment of Damages (Seq. 12) - **J. Manis**.
75. *Vaughan v. Hodgins* - Defendant's Motion to Compel Discovery (Seq. 8 D) - **J. Zafran - W. Robinson**.
76. *Volkova-Burda v. Houseal* - Plaintiff's Emergency Motion to Consolidate All Responsive Pleadings for 3819 Hearing (Seq. 75 D) - **G. Linn**.
77. *Volkova-Burda v. Houseal* - Plaintiff's Motion to Direct Defendant's to Pay County Taxes (Seq. 44) - **G. Linn**.
78. *Volkova-Burda v. Houseal* - Plaintiff's Motion to Dismiss, Strike and Vacate Emergency Petition for Special Relief (Seq. 25) - **G. Linn**.
79. *Volkova-Burda v. Houseal* - Plaintiff's Petition to Direct Defendants to Pay County Taxes (Seq. 36) - **G. Linn**.
80. *Vong v. Zebley* - Plaintiff's Motion to Compel Deposition of Defendant, D. Mark Zebley, M.D. (Seq. 51 D) - **T. Kline - M. Plyter - A. Romanowicz**.
81. *Wells Fargo Bank National Association v. Chestnut* - Plaintiff's Motion to Dismiss (Seq. 59) - **W. Gouldsbury**.
82. *Winchester v. Winchester* - Defendant's Motion for Leave to Withdraw as Counsel (Seq. 15) - **L. Fleisher**.
83. *Zinni v. Belik* - Plaintiff's Motion to Compel Defendant's Answers to Jan 16th Discovery Requests (Seq. 41 D) - **B. Mayerson - J. Silli**.