

Franklin County Legal Journal

Vol. 40, No. 35

February 24, 2023

Designated by Order of the Court for the publication of court and other legal notices, the Franklin County Legal Journal (USPS 378-950), 100 Lincoln Way East, Chambersburg, Franklin County, PA 17201–2291, contains reports of cases decided by the various divisions of the Franklin County Branch of the Court of Common Pleas of the 39th Judicial District of Pennsylvania and selected cases from other counties.

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Franklin County Legal Journal

The Franklin County Legal Journal is published by the Franklin County Bar Association, 100 Lincoln Way East, Suite E, Chambersburg, PA 17201–2291. Subscriptions for the weekly advance sheets are \$35 per year.

Legal notices and all other materials must be received by noon on Monday of the week of publication. Send all materials to Executive Director, editor, at legaljournal@franklinbar.org or by mail to the above address.

POSTMASTER: Send address changes to the Franklin County Legal Journal, 100 Lincoln Way East, Suite E, Chambersburg, PA 17201-2291.

PUBLIC NOTICES

ESTATE NOTICES

Notice is hereby given that in the estates of the decedents set forth below, the Register of Wills has granted letters testamentary or of administration to the persons named. All persons having claims or demands against any of said estates are requested to make known the same, and all persons indebted to said estates are requested to make payment without delay, to the respective personal representatives thereof or their attorneys named below.

First Publication

Estate of Charles J. Blubaugh, late of Washington Township, Franklin County, Pennsylvania.

Personal Representative:
Stephen J. Blubaugh
c/o R. Thomas Murphy & Associates, P.C.
2005 East Main Street
Waynesboro, PA 17268
Attorney:
R. Thomas Murphy
R. Thomas Murphy & Associates, P.C.
2005 East Main Street
Waynesboro, PA 17268

2/24, 3/3, 3/10/2023

Estate of Betty L. Carnes, late of Quincy Township, Franklin County, Pennsylvania.

Personal Representative:
Vickie L. Carnes
c/o R. Thomas Murphy & Associates, P.C.
237 East Queen Street
Chambersburg, PA 17201
Attorney:
R. Thomas Murphy
R. Thomas Murphy & Associates, P.C.
237 East Queen Street
Chambersburg, PA 17201

2/24, 3/3, 3/10/2023

Estate of John W. Ebersole, Jr., a/k/a John William Ebersole, Jr., late of the Borough of Chambersburg, Franklin County, Pennsylvania.

Personal Representative:
Sara Kitzmiller
c/o Zullinger-Davis-Trinh, P.C.
74 North Second Street
Chambersburg, PA 17201
Attorney:
Rachel C. Schreck
Zullinger-Davis-Trinh, P.C.
74 North Second Street
Chambersburg, PA 17201

2/24, 3/3, 3/10/2023

Estate of Joe A. Furry, a/k/a Joe Ambrose Furry, late of Greene Township, Franklin County, Pennsylvania.

Personal Representative:
Ray M. Shields
5433 Cumberland Highway
Chambersburg, PA 17202
Attorney:
Lawrence R. Rife, IV
Hoskinson, Wenger & Rife
147 East Washington Street
Chambersburg, PA 17201

2/24, 3/3, 3/10/2023

Estate of Teresa A. George, late of Greene Township, Franklin County, Pennsylvania.

Personal Representative:
DeZwaan D. Dubois
c/o Dethlefs-Pykosh Law Group, LLC
2132 Market Street
Camp Hill, PA 17011
Attorney:
Katherine L. McDonald
Dethlefs-Pykosh Law Group, LLC
2132 Market Street
Camp Hill, PA 17011

2/24, 3/3, 3/10/2023

Estate of Charles E. Gingrich, a/k/a Charles Edwin Gingrich, late of Washington Township, Franklin County, Pennsylvania.

Personal Representative:
Robert E. Gingrich
R. Thomas Murphy & Associates, P.C.
2005 East Main Street
Waynesboro, PA 17268
Attorney:
R. Thomas Murphy
R. Thomas Murphy & Associates, P.C.
2005 East Main Street
Waynesboro, PA 17268

2/24, 3/3, 3/10/2023

Estate of Ann E. Haugh, late of Quincy Township, Franklin County, Pennsylvania.

Personal Representative:
Jean M. Haugh
9562 Tomstown Road
Waynesboro, PA 17268
Attorney:
William S. Dick
Dick, Stein, Schemel, Wine & Frey, LLP
13 West Main Street, Suite 210
Waynesboro, PA 17268

2/24, 3/3, 3/10/2023

Estate of Bettie S. Helfrick, late of the Borough of Waynesboro, Franklin County, Pennsylvania.

Personal Representatives:
Karen C. Kugler
Gregory L. Kugler
c/o R. Thomas Murphy & Associates, P.C.
237 East Queen Street
Chambersburg, PA 17201
Attorney:
Jared S. Childers
R. Thomas Murphy & Associates, P.C.
237 East Queen Street
Chambersburg, PA 17201

2/24, 3/3, 3/10/2023

PUBLIC NOTICES

Estate of Angela Hineline, late of Lurgan Township,
Franklin County, Pennsylvania.

Personal Representative:
Brent Kline
c/o Weigle & Associates, P.C.
126 East King Street
Shippensburg, PA 17257
Attorney:
Jerry A. Weigle
Weigle & Associates, P.C.
126 East King Street
Shippensburg, PA 17257

2/24, 3/3, 3/10/2023

Estate of Amos L. Keefer, Sr., late of Antrim Township,
Franklin County, Pennsylvania.

Personal Representative:
Barry L. Keefer
c/o Kaminski, Hawbaker & Salawage, P.C.
221 Lincoln Way East
Chambersburg, PA 17201
Attorney:
Janice M. Hawbaker
Kaminski, Hawbaker & Salawage, P.C.
221 Lincoln Way East
Chambersburg, PA 17201

2/24, 3/3, 3/10/2023

Estate of Richard E. Kennedy, late of Washington
Township, Franklin County, Pennsylvania.

Personal Representative:
Gary E. Kennedy
259 Misty Ridge Road
Gettysburg, PA 17325

2/24, 3/3, 3/10/2023

Estate of Elaine Skidmore, late of Southampton
Township, Franklin County, Pennsylvania.

Personal Representative:
Justin Skidmore
c/o Kaminski, Hawbaker & Salawage, P.C.
221 Lincoln Way East
Chambersburg, PA 17201
Attorney:
Janice M. Hawbaker
Kaminski, Hawbaker & Salawage, P.C.
221 Lincoln Way East
Chambersburg, PA 17201

2/24, 3/3, 3/10/2023

Estate of Elaine E. Sommer, late of Washington
Township, Franklin County, Pennsylvania.

Personal Representative:
Valerie Elliott
c/o Kulla, Barkdoll & Stewart, P.C.
9 East Main Street
Waynesboro, PA 17268
Attorney:
Clinton T. Barkdoll
Kulla, Barkdoll & Stewart, P.C.
9 East Main Street
Waynesboro, PA 17268

2/24, 3/3, 3/10/2023

Estate of Connie F. Wagner, late of Greene Township,
Franklin County, Pennsylvania.

Personal Representative:
Pamela Farner Culbertson
2532 Smoketown Road
Fayetteville, PA 17222
Attorney:
Timothy S. Sponseller
Sponseller/Graham, LLC
223 Lincoln Way East
Chambersburg, PA 17201

2/24, 3/3, 3/10/2023

Second Publication

Estate of Genevieve C. Angle, a/k/a Genevieve Crist
Angle, late of Montgomery Township, Franklin County,
Pennsylvania.

Personal Representatives:
Gary L. Angle
Robert E. Angle
c/o R. Thomas Murphy & Associates, P.C.
237 East Queen Street
Chambersburg, PA 17201
Attorney:
R. Thomas Murphy
R. Thomas Murphy & Associates, P.C.
237 East Queen Street
Chambersburg, PA 17201

2/17, 2/24, 3/3/2023

Estate of Mary E. Bower, a/k/a Mary Ellen Bower, late
of Greene Township, Franklin County, Pennsylvania.

Personal Representatives:
Trudy E. Hose and Becky A. Mull
c/o Salzmann Hughes, P.C.
79 St. Paul Drive
Chambersburg, PA 17201
Attorney:
Nancy H. Meyers
Salzmann Hughes, P.C.
79 St. Paul Drive
Chambersburg, PA 17201

2/17, 2/24, 3/3/2023

Estate of Shirley A. Eberly, a/k/a Shirley Ann Eberly,
late of Antrim Township, Franklin County, Pennsylvania.

Personal Representatives:
Sue A. Burkett
Gary L. Eberly
c/o R. Thomas Murphy & Associates, P.C.
237 East Queen Street
Chambersburg, PA 17201
Attorney:
Jared S. Childers
R. Thomas Murphy & Associates, P.C.
237 East Queen Street
Chambersburg, PA 17201

2/17, 2/24, 3/3/2023

PUBLIC NOTICES

Estate of Charles J. Greiner, a/k/a Charles John Greiner, late of Guilford Township, Franklin County, Pennsylvania.

Personal Representative:
Carol A. Lowe
c/o Jeffrey S. Evans
2021 East Main Street
Waynesboro, PA 17268
Attorney:
Jeffrey S. Evans
2021 East Main Street
Waynesboro, PA 17268

2/17, 2/24, 3/3/2023

Estate of Mary J. Hissong, a/k/a Mary T. Hissong, late of St. Thomas, Franklin County, Pennsylvania.

Personal Representative:
April H. McCulloh
c/o R. Thomas Murphy & Associates, P.C.
237 East Queen Street
Chambersburg, PA 17201
Attorney:
Jared S. Childers
R. Thomas Murphy & Associates, P.C.
237 East Queen Street
Chambersburg, PA 17201

2/17, 2/24, 3/3/2023

Estate of William D. Hulings, a/k/a William Daniel Hulings, late of the Borough of Chambersburg, Franklin County, Pennsylvania.

Personal Representative:
Danielle Hulings
c/o Walker & Spang, LLC
247 Lincoln Way East
Chambersburg, PA 17201
Attorney:
David F. Spang
Walker & Spang, LLC
247 Lincoln Way East
Chambersburg, PA 17201

2/17, 2/24, 3/3/2023

Estate of Lois L. Keller, a/k/a Lois Lavina Keller, late of Greene Township, Franklin County, Pennsylvania.

Personal Representative:
Dorothy Gehr
7514 Fort Loudon Road
Mercersburg, PA 17236
Attorney:
Thomas B. Steiger, Jr.
Steiger & Steiger
56 South Main Street
Mercersburg, PA 17236

2/17, 2/24, 3/3/2023

Estate of Thomas C. McCloud, late of the Borough of Chambersburg, Franklin County, Pennsylvania.

Personal Representative:
Farmers and Merchants Trust Company
1500 Nitterhouse Drive
Chambersburg, PA 17201
Attorney:
Lawrence R. Rife, IV
Hoskinson, Wenger & Rife
147 East Washington Street
Chambersburg, PA 17201

2/17, 2/24, 3/3/2023

Estate of Ross C. Mohn, late of the Borough of Chambersburg, Franklin County, Pennsylvania.

Personal Representative:
Debra M. Fluke
P.O. Box 11
Upperstrasburg, PA 17265
Attorney:
Lawrence R. Rife, IV
Hoskinson, Wenger & Rife
147 East Washington Street
Chambersburg, PA 17201

2/17, 2/24, 3/3/2023

Estate of Alice M. Stepler, late of the Borough of Chambersburg, Franklin County, Pennsylvania.

Personal Representative:
Sidney W. Stepler
197 Lindman Drive
Chambersburg, PA 17201
Attorney:
Mark T. Orndorf
Family First Estate Services
1110 Kennebec Drive
Chambersburg, PA 17201

2/17, 2/24, 3/3/2023

Estate of Harold Kenneth Swisher, a/k/a Harold K. Swisher, a/k/a Kenneth Swisher, a/k/a H. Kenneth Swisher, a/k/a Harold Swisher, a/k/a Ken Swisher, late of Antrim Township, Franklin County, Pennsylvania.

Personal Representative:
Douglas L. Swisher
c/o The Law Offices of Samantha K. Wolfe, LLC
20 East Sixth Street, Suite 206
Waynesboro, PA 17268
Attorney:
Samantha K. Wolfe
The Law Offices of Samantha K. Wolfe, LLC
20 East Sixth Street, Suite 206
Waynesboro, PA 17268

2/17, 2/24, 3/3/2023

Estate of Jeremy S. Thompson, late of Hamilton Township, Franklin County, Pennsylvania.

Personal Representative:
John D. Sanders
3915 Campbell Circle
Orrstown, PA 17244
Attorney:
Richard L. Webber, Jr.
Weigle & Associates, P.C.
126 East King Street
Shippensburg, PA 17257

2/17, 2/24, 3/3/2023

Estate of Doris A. Unger, a/k/a Doris Ann Unger late of Hamilton Township, Franklin County, Pennsylvania.

Personal Representative:
Bethany A. Mellott
c/o R. Thomas Murphy & Associates, P.C.
237 East Queen Street
Chambersburg, PA 17201
Attorney:
R. Thomas Murphy
R. Thomas Murphy & Associates, P.C.
237 East Queen Street
Chambersburg, PA 17201

2/17, 2/24, 3/3/2023

PUBLIC NOTICES

Estate of Reuben Lee Wadel, a/k/a R. Lee Wadel, a/k/a R. L. Wadel, late of Guilford Township, Franklin County, Pennsylvania.

Personal Representatives:

Kim M. Mann
Carla L. Cook
c/o R. Thomas Murphy & Associates, P.C.
237 East Queen Street
Chambersburg, PA 17201

Attorney:

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

2/17, 2/24, 3/3/2023

Estate of Arthur E. Woods, late of Metal Township, Franklin County, Pennsylvania.

Personal Representative:

Shirley I. Woods
c/o Jerry A. Weigle
Weigle & Associates, P.C.
126 East King Street
Shippensburg, PA 17257

Attorney:

Jerry A. Weigle
Weigle & Associates, P.C.
126 East King Street
Shippensburg, PA 17257

2/17, 2/24, 3/3/2023

Third Publication

Estate of Robert William Bell, a/k/a Robert W. Bell, late of Antrim Township, Franklin County, Pennsylvania.

Personal Representative:

Roberta L. Bell
c/o R. Thomas Murphy & Associates, P.C.
237 East Queen Street
Chambersburg, PA 17201

Attorney:

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

2/10, 2/17, 2/24/2023

Estate of Belva Jean Connor, late of Franklin County, Pennsylvania.

Personal Representative:

Brian F. Levine
Levine Law, LLC
22 East Grant Street
New Castle, PA 16101-2279

Attorney:

Brian F. Levine
Levine Law, LLC
22 East Grant Street
New Castle, PA 16101-2279

2/10, 2/17, 2/24/2023

Estate of Patricia L. Corman, a/k/a Patricia Louise Corman, late of Greene Township, Franklin County, Pennsylvania.

Personal Representative:

David A. Corman
c/o R. Thomas Murphy & Associates, P.C.
237 East Queen Street
Chambersburg, PA 17201

Attorney:

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

2/10, 2/17, 2/24/2023

Estate of Sandra L. Coy, a/k/a Sandra Lou Coy, late of Greene Township, Franklin County, Pennsylvania.

Personal Representative:

Lisa C. Coy
c/o Mooney Law
80 North Second Street
Chambersburg, PA 17201

Attorney:

Clayton A. Lingg
Mooney Law
80 North Second Street
Chambersburg, PA 17201

2/10, 2/17, 2/24/2023

Estate of Debra L. Crawford, late of Guilford Township, Franklin County, Pennsylvania.

Personal Representative:

Diane M. Hill
c/o Keller, Keller, Beck and Ross, LLC
1035 Wayne Avenue
Chambersburg, PA 17201

Attorney:

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

2/10, 2/17, 2/24/2023

Estate of Angela G. Daywalt, late of Washington Township, Franklin County, Pennsylvania.

Personal Representative:

Robert L. Daywalt Jr.
c/o Keller, Keller, Beck and Ross, LLC
1035 Wayne Avenue
Chambersburg, PA 17201

Attorney:

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

2/10, 2/17, 2/24/2023

PUBLIC NOTICES

Estate of Thomas Wayne Kelskey, late of Antrim Township, Franklin County, Pennsylvania.

Personal Representative:

Harry Barr

c/o Kulla, Barkdoll & Stewart, P.C.

9 East Main Street

Waynesboro, PA 17268

Attorney:

Clinton T. Barkdoll

Kulla, Barkdoll & Stewart, P.C.

9 East Main Street

Waynesboro, PA 17268

2/10, 2/17, 2/24/2023

Estate of Lyndell E. Meyers, late of the Borough of Chambersburg, Franklin County, Pennsylvania.

Personal Representatives:

Carolyn S. George

Alan L. Meyers

c/o R. Thomas Murphy & Associates, P.C.

237 East Queen Street

Chambersburg, PA 17201

Attorney:

Jared S. Childers

R. Thomas Murphy & Associates, P.C.

237 East Queen Street

Chambersburg, PA 17201

2/10, 2/17, 2/24/2023

Estate of Rodney Irvin Shatzer, late of Hamilton Township, Franklin County, Pennsylvania.

Personal Representative:

Robert D. Shatzer

c/o Bradley L. Griffie

Griffie & Associates

100 Lincoln Way East, Suite D

Chambersburg, PA 17201

Attorney:

Bradley L. Griffie

Griffie & Associates

100 Lincoln Way East, Suite D

Chambersburg, PA 17201

2/10, 2/17, 2/24/2023

Estate of Donald L. Shetter, Sr., a/k/a Donald L. Shetter, late of Southampton Township, Franklin County, Pennsylvania.

Personal Representatives:

Donald L. Shetter, Jr. & Tony L. Shetter

c/o Zullinger-Davis-Trinh, P.C.

74 North Second Street

Chambersburg, PA 17201

Attorney:

Suzanne M. Trinh

Zullinger-Davis-Trinh, P.C.

74 North Second Street

Chambersburg, PA 17201

2/10, 2/17, 2/24/2023

Estate of Gerald S. Snider, late of the Borough of Chambersburg, Franklin County, Pennsylvania.

Personal Representatives:

Justine L. Hartman

515 Limestone Road

Carlisle, PA 17015

Krista A. Dunne

873 Center Road

Cornish, NH 03745

Amy N. Plack

8300 Cape View Avenue

Norfolk, VA 23518

Attorney:

George E. Wenger, Jr.

Hoskinson, Wenger & Rife

147 East Washington Street

Chambersburg, PA 17201

2/10, 2/17, 2/24/2023

Estate of Freda K. Weaner, a/k/a Freda Kathryn Weaner, late of Greene Township, Franklin County, Pennsylvania.

Personal Representative:

Susan D. Pelc

180 Park Street

PO Box 188

Aspers, PA 17304

Attorney:

Bernard A. Yannetti

Hartman & Yannetti Inc, Law Office

126 Baltimore Street

Gettysburg, PA 17325

2/10, 2/17, 2/24/2023

CORPORATION NOTICE

NOTICE IS HEREBY GIVEN that Articles of Incorporation have been filed with the Pennsylvania Department of State at Harrisburg, Pennsylvania, on February 13, 2023 for the purpose of incorporating a domestic nonprofit corporation under the Pennsylvania Nonprofit Corporation Law of 1988. The name of the Nonprofit Corporation is **GRACE COMMUNITY PROJECT**, and its registered office is located at 4715 Stone Bridge Road, Greencastle, PA 17225.

The purpose of the corporation is to bring together families and the community through car shows, programs to teach youth the art of vehicle restoration, and all other related activities as permitted under the Pennsylvania Nonprofit Corporation Law.

TYLER R. BEASTON, ESQUIRE

SALZMANN HUGHES, P.C.

79 St. Paul Drive

Chambersburg, PA 17201

2/24/2023

PUBLIC NOTICES

NAME CHANGE NOTICE

IN THE COURT OF COMMON PLEAS OF THE
39TH JUDICIAL DISTRICT OF PENNSYLVANIA—
FRANKLIN COUNTY BRANCH, Civil Action - Law No.
2023-12

Judge Angela R. Krom

NOTICE IS HEREBY GIVEN that on January 3, 2023, Jay Paul Harnish of Greencastle, Franklin County, Pennsylvania, petitioned the Court of Common Pleas of the 39th Judicial District to legally change his name from Jay Paul Harnish to Jacob Paul Harnish. A hearing regarding this matter will be held on March 21, 2023, at 10:30 A.M. in Courtroom 4 of the Franklin County Courthouse in Chambersburg, Pennsylvania. All interested parties may attend and voice any objections.

2/24/2023

ORPHANS' COURT NOTICE

IN THE COURT OF COMMON PLEAS OF THE
39TH JUDICIAL DISTRICT OF FRANKLIN COUNTY,
PENNSYLVANIA – ORPHANS' COURT DIVISION

The following list of Executors, Administrators and Guardian Accounts, Proposed Schedules of Distribution and Notice to Creditors and Reasons why Distribution cannot be Proposed will be presented to the Court of Common Pleas of Franklin County, Pennsylvania, Orphans Court Division for CONFIRMATION: March 2, 2023.

CHAMBERSBURG CEMETERY COMPANY: Account of proposed distributions and notice to creditors of James A. Strite, Jr., President of the Chambersburg Cemetery Company, Borough of Chambersburg, Franklin County, Pennsylvania.

MELLOTT: First and Final Account of proposed distributions and notice to creditors of Orrstown Bank, Executor of the Estate of John S. Mellott, late of Peters Township, Franklin County, Pennsylvania, deceased.

RUSSO: First and Final Account of proposed distributions and notice to creditors of Farmers and Merchants Trust Company of Chambersburg and Edwin P. Heckman, Co-Personal Representatives of the Estate of MaryAnn F. Russo, late of Greene Township, Franklin County, Pennsylvania, deceased.

TOOKE: First and Final Account of proposed distributions and notice to creditors of Anne Tooke, Executrix of the Estate of Lucille C. Tooke, late of the Borough of Chambersburg, Franklin County, Pennsylvania, deceased.

Todd A. Rock
Clerk, Orphans' Court Division
Franklin County, Pennsylvania

2/17, 2/24/2023

SHERIFF'S SALE

MARCH 10, 2023

By virtue of certain Writs of Execution, issued out of the Court of Common Pleas of Franklin County, Pennsylvania, and to me directed, I will expose at public sale to be hosted by BID4ASSETS.COM. For more information, please visit www.bid4assets.com/franklincountypasheriiffsa1es. All parties in interest and claimants are hereby notified that a schedule of distribution will be filed by the Sheriff no later than APRIL 7, 2023 and that distribution will be made in accordance with said schedule unless exceptions are filed thereto within ten (10) days thereafter. Sheriff Dane M. Anthony

No. 2022-2400

RELIANCE FIRST CAPITAL LLC

vs

**JAMI D. BLANCHARD, UNKNOWN HEIRS AND/OR
ADMINISTRATORS TO THE ESTATE OF DOUGLAS
ARMSTRONG**

PROPERTY ADDRESS: 3732 Scotland Main Street,
Chambersburg, PA 17202

UPI /TAX PARCEL NUMBER: 09-0C13M-047-.000000

ALL the following described real estate lying and being situate in Greene Township, Franklin County, Pennsylvania.

Writ of Execution, Judgment amount: \$113,597.12

MANLEY DEAS KOCHALSKI, PO BOX 165028,
COLUMBUS, OHIO 43216

No. 2018-4709

**U.S. BANK TRUST NATIONAL ASSOCIATION AS
TRUSTEE OF LODGE SERIES III TRUST**

vs

JODY D. GOSHORN, SHERRY N. GOSHORN

PROPERTY ADDRESS: 16760 Timmons Road, Spring
Run, PA 17262

UPI /TAX PARCEL NUMBER: 07-0B32-.053-.000000

By virtue of Writ of Execution No. 2018-4 709

US Bank Trust National Association as Trustee of Lodge
Series III Trust v Jody D. Goshorn and Sherry N. Goshorn

Docket Number 2018-4709

Property to be sold is situated in Spring Run, in the Township of Fannett, County of Franklin and Commonwealth of Pennsylvania.

Commonly known as: 16760 Timmons Road, Spring
Run, PA 17262

Parcel Number 07-0832-.053-.000000

Improvements thereon of the residential dwelling or lot
(if applicable):

JudgmentAmount: \$123,502.23

Attorneys for the Plaintiff:

Friedman Vartolo LLP

1325 Franklin Avenue, Suite 160

Garden City, NY 11530

(212) 471-5100

PUBLIC NOTICES

No. 2022-3319
LOANDEPOT.COM, LLC

vs

DANIEL B. HARRELL

PROPERTY ADDRESS: 80 Maribeth Drive,
Chambersburg, PA 17202

UPI/ TAX PARCEL NUMBER: 11-0E15D-001D-000000
ALL THAT CERTAIN lot or piece of ground situate in
Hamilton Township, County of Franklin, Commonwealth
of Pennsylvania, containing 15,81 0 square feet,
residential dwelling.

Case Number 2022-3319

JudgmentAmount: \$208,631.08

Attorney: Robertson, Anschutz, Schneid, Crane &
Partners, PLLC - Attorneys for Plaintiff, A Florida
Professional Limited Liability Company

No. 2022-2320
BMO HARRIS BANK N.A.

vs

DAVID G. JONES, LORIANN M. JONES

PROPERTY ADDRESS: 423 Bradley Lane,
Shippensburg, PA 17257

UPI /TAX PARCEL NUMBER: 21-0N17-.260-.000000

The land referred to in the commitment is located
in Southampton Township, County of Franklin,
Commonwealth of Pennsylvania.

Residential, address; 423 Bradley Lane, Shippensburg
PA 17257

Writ of Execution filed by MANLEY DEAS KOCHALSKI
LLC, PO BOX 165028, COLUMBUS OHIO 43216-5028

JudgmentAmount: \$327,891.13

No. 2022-3504
LAKEVIEW LOAN SERVICING LLC
vs

BRANDY L REED, JEFFREY L REED

PROPERTY ADDRESS: 5399 Buchanan Trail West,
Greencastle, PA 17225

UPI / TAX PARCEL NUMBER: 18-0K30L-023-.000000

All the following three tracts of real estate lying and being
situate in the Village of Upton, Peters Township, Franklin
County, Pennsylvania having a street address of 5399
Buchanan Trail West Greencastle PA 17225.

Writ of Execution filed by Robertson, Anschutz, Schneid,
Crane & Partners, PLLC Law Offices, 133 Gaither Drive,
Suite F, Mount Laurel, NJ 08054

Judgment amount \$244,117.95

No. 2022-3341

DEUTSCHE BANK NATIONAL TRUST COMPANY
AS TRUSTEE IN TRUST FOR REGISTERED
HOLDERS OF LONG BEACH
MORTGAGE LOAN TRUST 2006-4
vs

TERRY RIHEL, TERI YODER-RIHEL

PROPERTY ADDRESS: 433 Hamilton Avenue,
Waynesboro, PA 17268

UPI / TAX PARCEL NUMBER: 26-5C23-.036-.000000

ALL that certain tract or parcel of real estate lying and
being situate in the Borough of Waynesboro, Franklin
County, Pennsylvania.

Judgment amount: \$ 140,747.10

STERN & EISENBERG, PC, 1581 MAIN STREET,
SUITE 200, WARRINGTON, PENNSYLVANIA 18976

Writ of Execution: 2022-3341

No. 2022-3134
FREEDOM MORTGAGE CORPORATION
vs

BARRY L. STULL, MISTY S. STULL

PROPERTY ADDRESS: 7668 Mentzer Gap Road,
Waynesboro, PA 17268

UPI / TAX PARCEL NUMBER: 19-0L 188-039-.000000

ALL the following described real estate, locally known
as 7668 Mentzer Gap Road, lying and being situate in
Quincy Township, Franklin County, Pennsylvania.

Residential

Writ of Execution filed by BROCK & SCOTT PLLC, 2011
Renaissance Blve, Suite 100, King of Prussia, PA 19406

Judgment amount: \$118,724.52

TERMS

Upon completion of the Auction, 10% of the purchase
price or 10% of all costs, whichever may be higher, shall
be delivered to the Bid4Assets per their instruction. The
purchaser shall pay the balance of 90% of the purchase
price for each property purchased by 4:30 pm EST on
the 10th calendar day, following the auction. If the 10%
payment is not made the following day of the sale or the
balance due is not made, all money previously paid will
be forfeited and the property may be offered to the next
highest bidder by Bid4Assets, unless otherwise stated.
Deeds will be recorded in the name of the successful
bidder.

SHERIFF SALE DATES

CUT OFF DATES

JAN 6, 2023
MARCH 3, 2023
MAY 5, 2023
JULY 7, 2023
SEPT 1, 2023
NOV 3, 2023

SALE DATES

MARCH 10, 2023
MAY 12, 2023
JULY 14, 2023
SEPT 8, 2023
NOV 10, 2023
JAN 12, 2024

2/24, 3/3, 3/10/2023