

# LEGAL NOTICES

## SHERIFF'S SALES

*By virtue of various executions issued out of the Court of Common Pleas of Berks County, Pa. to me directed there will be sold at Public Vendue or Outcry, on **October 6, 2017** at 10:00 o'clock A.M. .*

**AUDITORIUM, SECOND FLOOR, BERKS COUNTY COURTHOUSE 633 COURT STREET, READING, PENNSYLVANIA.**

The following described Real Estate. To wit:

### Third and Final Publication

No. 12-20857

Judgment Amount: \$375,275.73

Attorney: Powers, Kirm & Associates, LLC

ALL THAT CERTAIN lot or piece of ground situate in Ruscombmanor Township, Berks County, Pennsylvania, bounded and described according to a final plan of Golden Oaks, drawn by Vitillo Corporation, dated April 1, 1998 and last revised November 17, 1999, said plan recorded in Berks County in Plan Book 245, Page 35, as follows, to wit:

BEGINNING at a point of curve on the Northwestern side of Saint Andrews Drive (53 feet wide), said point being a corner of Lot No. 31 on said plan; thence extending from said point of beginning along Lot No. 31 North 64 degrees 01 minutes 45 seconds West 246.53 feet to a point, a corner of Lot No. 32 on said plan; thence extending along same North 11 degrees 00 minutes 00 seconds East 114.49 feet to a point, a corner of Lot No. 29 on said plan; thence extending along same South 79 degrees 00 minutes 00 seconds East 240.00 feet to a point on the Northwestern side of Saint Andrews Drive; thence extending along same the two following courses and distances (1) South 11 degrees 00 minutes 00 seconds West 146.49 feet to a point of curve, and (2) Southwestwardly along the arc of a circle curving to the right having a radius of 273.50 feet the arc distance of 31.76 feet to the first mentioned point and place of BEGINNING.

CONTAINING 35,158 square feet of land.

BEING Lot No. 30 as shown on the abovementioned plan

SUBJECT to a portion of a 25 feet wide drainage easement extending alongside of premises.

BEING THE SAME PREMISES which Filippini Real Estate, Inc., a PA Corp., by Deed dated September 10, 2004 and recorded September 22, 2004 in the Office of the Recorder of Deeds in and for Berks County in Deed Book 4155, Page 2256, granted and conveyed unto Louis A. Wilson and Ada Sondra Wilson.

BEING KNOWN AS 7 St. Andrews Drive, Fleetwood, PA 19522.

TAX PARCEL NO. 5440-03-02-0084

SEE Deed Book 4155 Page 2256

To be sold as the property of Louis A. Wilson and Ada Sondra Wilson

No. 12-3161

Judgment: \$122,232.55

Attorney: McCabe, Weisberg & Conway, P.C.

TAX I.D. #80438720715662

ALL THAT CERTAIN brick dwelling being House No. 910 Evergreen Drive, together with the lot or piece of ground upon which the same is erected being Lot No. 3, Block "B", as shown on the plan of building lots known as Whitfield Section No. 5, as laid out by Berkshire Greens, Inc., and recorded in the Office for the Recording of Deeds, in and for Berks County, Plan Book Volume 32, Page 29, dated January 23, 1969, situate in Spring Township, Berks County, Pennsylvania, being more particularly bounded and described as follows, to wit:

BEGINNING at a point in the southerly building line of Evergreen Drive, a 53.00 foot wide street, said point being 279.35 feet westwardly from the point of curve formed by said building line; thence in a southwardly direction along the westerly side of Lot No. 4, being House No. 908 Evergreen Drive, by a line forming an interior angle of 90 degrees with the line to be described last, the distance of 115.00 feet, to a point; thence in a westwardly direction along a portion of the northerly side of Lot No. 12, being House No. 2209 Burkey Court, by a line forming an interior angle of 90 degrees with the last described line, the distance of 70.00 feet, to a point; thence in a northwardly direction along the easterly side of Lot No. 2, being House No. 912 Evergreen Drive, by a line forming an interior angle of 90 degrees with the last described line, the distance of 115.00 feet to a point, said point being in the aforementioned southerly building line of Evergreen Drive; thence in an eastwardly direction along said building line, by a line forming an interior angle of 90 degrees with the last described line, the distance of 70.00 feet, to the place of BEGINNING.

THE ABOVE PREMISES shall be used for residential purposes only and no work or occupation may be carried on which might prove obnoxious or detrimental to the surrounding inhabitants.

UNDER AND SUBJECT, NEVERTHELESS, to all reservations, restrictions, covenants, conditions, easements, leases and rights of way appearing of record.

BEING KNOWN AS: 910 Evergreen Drive, Wyomissing, Pennsylvania 19610.

TITLE TO SAID PREMISES is vested in Gregory Arters and Darci Kay Taylor, as joint

09/28/2017

Vol. 109, Issue 52

tenants with the right of survivorship, by Deed from Frank C. Somloi and Betty C. Somloi, husband and wife dated December 30, 1994 and recorded April 13, 1995 in Deed Book 2626, Page 2092

To be sold as the property of Gregory Arters and Darci Kay Taylor

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No. 14-17192

Judgment Amount: \$241,475.20

Attorney: Phelan Hallinan Diamond & Jones, LLP

**LEGAL DESCRIPTION**

ALL THAT CERTAIN lot of ground, together with the dwelling house thereon erected, situate on the Eastern side of Montgomery Avenue, and known as No. 1100 Montgomery Avenue, in Colebrookdale Township, Berks County, Pennsylvania, and described according to a plan and survey as prepared by John T. Aston, Registered Surveyor of Boyertown, Pennsylvania, Plan No. 635-QA, dated September 29, 1975 and more fully bounded and described as follows, to wit:

BEGINNING at a point in the center line of Montgomery Avenue, a corner of this and land of Earl R. Moyer and Mildred E. Moyer, being Premises No. 1104 Montgomery Avenue; thence from the point of beginning along said land of Earl R. Moyer and Mildred E. Moyer, his wife, North 63 degrees East 180 feet to an iron pin found a corner of this and land of Frederick N. Biesecker and Suzanne K. Biesecker, his wife, South 8 degrees East 48.43 feet to an iron pin set, a corner of this and lot of William M. Barrow, III and Patricia A. Barrow, his wife, being Premises No. 1050 Montgomery Avenue and being Lot No. 2 in said plan; thence along said land of William M. Barrow, II and Patricia Ann Barrow, his wife, South 61 degrees 46 minutes 03 seconds West 173.29 feet to a point, the center line of Montgomery Avenue, a corner passing over an iron pin 19.80 feet from the point in said road; thence along the center line of Montgomery Avenue, North 17 degrees 28 minutes West 50.43 feet to the point of BEGINNING.

TITLE TO SAID PREMISES IS VESTED IN Daniel P. Bierbach and Nicole L. Bierbach, h/w, by Deed from Michael J. Inman and Mindy M. Inman, f/k/a, Mindy M. Bodolus, h/w, dated 03/28/2008, recorded 04/01/2008, in Book 5329, Page 1380.

BEING KNOWN AS 1100 Montgomery Avenue, Boyertown, PA 19512-9642.

Residential property

TAX PARCEL NO: 38539713135994

TAX ACCOUNT: 38078800

SEE Deed Book 5329 Page 1380

To be sold as the property of Daniel P. Bierbach, Nicole L. Bierbach a/k/a Nicole Bierbach.

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No. 14-17206

Judgment Amount: \$222,870.29

Attorney: Shawn M. Long, Esquire

BEING County Parcel No. 28446300132198

ALL THAT CERTAIN parcel or tract of land together with the dwelling house, mobile home, garages, and other improvements erected thereon, situate to the East and South of the intersection of Old Route 22, T-721, and Shartlesville Road SR 4026, being Lot No. 2 of the "Werley/Hoch Subdivision", being the compilation of Parcels D and E, as shown on a "Preliminary/Final Plan" of the "Werley/Hoch Subdivision", being Plan #1209-07, prepared by Blue Marsh Surveyors, said plan dated December 4, 2007, last revised March 31, 2008, said plan recorded in Plan Book 307, Page 245, Berks County Records, situate in the Township of Upper Bern, County of Berks and Commonwealth of Pennsylvania, being more fully bounded and described as follows, to wit:

BEGINNING at a point in Old Route 22, 1-721, said point marking the Northwest corner of property belonging to William D. Rump and Beverly K. Rump, his wife, said point marking the Northeast corner of the herein described tract; thence leaving the aforementioned. (Did Route 22, passing through a concrete monument on the South ultimate right-of-way line of the aforementioned Old Route 22, 50.01 feet from the last described corner and also passing through a concrete monument set on the North ultimate right-of-way line of Shartlesville Road, SR 4026, 31.16 feet from the next described corner, South 07 degrees 10 minutes 56 seconds East, for a distance of 232.72 feet (previously erroneously described as 233.29 feet) to a point in the aforementioned Shartlesville Road, said point being in line of property belonging to William R. Clark and Kathie L. Clark, husband and wife; thence in and along the aforementioned Shartlesville Road, along the aforementioned "Clark" property the two (2) following courses and distances, viz:(1) North 7S degrees 37 minutes 59 seconds West, for a distance of 29.90 feet (previously erroneously not described) to a point; and (2) North 75 degrees 46 minutes 23 seconds West, for a distance of 217.80 feet (previously erroneously not described) to a point; thence leaving the aforementioned Shartlesville Road, continuing along the aforementioned "Clark" property, passing through a concrete monument set on the South ultimate right-of-way line of the aforementioned Shartlesville Road, 31.46 feet from the last described corner along the West side of an existing gravel land, South 31 degrees 41 minutes 58 seconds West, for a distance of 603.05 feet to an iron pin set; thence continuing along the aforementioned "Clark" property the three (3) following courses and distances, viz: (1) North 68 degrees 30 minutes 11 seconds West, for a distance of 308.55 feet to an iron pin set; (2) South 42 degrees 07 minutes 22 seconds West, for a distance of 1,027.91 feet to an iron pin set; and (3) North 89 degrees

09/28/2017

Vol. 109, Issue 52

57 minutes 11 seconds West, for a distance of 363.00 feet to an iron pin set, said pin marking a corner of Parcel "A", being Lot No. 1 of the "Werley/Hoch Subdivision"; thence along the Southeast line of the aforementioned "Parcel A" the two (2) following courses and distances, viz: (1) North 41 degrees 24 minutes 32 seconds East, for a distance of 1,390.62 feet to an iron pin set, and (2) passing through a concrete monument set on the South ultimate right-of-way-line of the aforementioned Old Route 22, 53.82 feet from the next described corner, North 38 degrees 00 minutes 00 seconds East, for a distance of 351.8 feet to a point in the center of the aforementioned Old Route 22, thence in and along the aforementioned Old Route 22 the four (4) following courses and distances, viz: (1) South 73 degrees 43 minutes 08 seconds East, for a distance of 18.05 feet to a point of curve, (2) by a curve bearing to the left having a radius of 817.86 feet, a distance along the arc of 218.81 feet (previously erroneously described as 281.81 feet) to a point of compound curve; (3) by a curve bearing to the left, having a radius of 1,790.83 feet, a distance along the arc of 295.52 feet to a point of tangency; and (4) North 81 degrees 29 minutes 51 seconds East, for a distance of 205.86 feet to a point marking the Northwest corner of property belonging to William D. Rump and Beverly K. Rump, his wife, the point and place of BEGINNING.

CONTAINING IN AREA: 15.99 acres (gross), 14.67 acres (net).

BEING THE SAME PREMISES which Travis A. Werley and Lisa A. Werley, husband and wife, and Philip M. Hoch and Tina M. Hoch, husband and wife, by Deed dated September 17, 2009 and recorded September 23, 2009 in the Office of the Recorder of Deeds in and for Berks County, Pennsylvania in Instrument No. 2009045081, granted and conveyed unto David A. Deppen and Susan M. Redcay, their heirs and assigns, as joint tenants with right of survivorship.

To be sold as the premises of David A. Deppen and Susan Redcay a/k/a Susan M. Redcay.

No. 15-05074

Judgment Amount: \$231,211.50

Attorney: Powers, Kirm & Associates, LLC

ALL THAT CERTAIN lot or parcel of ground situate in Exeter Township, Berks County Pennsylvania bounded and described according to a final plan of Hunter's Run recorded in Plan Book 198 Page 39, Berks County Records, as follows, to wit:

BEGINNING AT A POINT on the northeast side of Gunpowder Lane (54 feet wide) a corner in common with Lot 150 on the abovementioned plan; thence along the northeast side of Gunpowder Lane North 19 degrees 50 minutes 30 seconds West, a distance of 74.42 feet to a point on a curve connecting the northeast side of Gunpowder Lane with the southeast side of Hunter's Run Boulevard (54 feet wide) thence

along said curve on the arc of a circle curving to the right having a radius of 20 feet an arc distance of 29.02 feet to a point on the southeast side of Hunter's Run Boulevard; thence northeasterly along the southeast side of Hunter's Run Boulevard along the arc of a circle curving to the left having a radius of 372.41 feet an arc distance of 63.83 feet to a point a corner in common with Lot 152 on the abovementioned plan; thence along Lot 152 South 32 degrees 56 minutes 55 seconds East a distance of 110.14 feet to a point on line of the aforementioned Lot 150; thence along Lot 150 South 70 degrees 9 minutes 30 seconds West a distance of 105 feet to a point on the northeast side of Gunpowder Lane, the place of beginning.

CONTAINING 9,148.24 square feet.

BEING LOT 151 on the abovementioned plan.

BEING PIN NO. 5326-12-85-7811

ACCOUNT NO. 201251(43)

BEING THE SAME PREMISES which Harry Lee Workman and Sandra Fay Workman, by Deed dated March 31, 2005 and recorded June 10, 2005 in the Office of the Recorder of Deeds in and for Berks County in Deed Book 4600, Page 1894, granted and conveyed unto Dawn Sinnott and Dennis Sinnott, wife and husband.

BEING KNOWN AS 91 Gunpowder Lane, Reading, PA 19606.

TAX PARCEL NO. 43-5326-12-85-7811

SEE Deed Book 4600 Page 1894

To be sold as the property of Dawn Sinnott and Dennis Sinnott

No. 15-16261

Judgment Amount: \$42,102.10

Attorney: KML Law Group, P.C.

LEGAL DESCRIPTION

ALL THAT CERTAIN two-story brick home No. 919 and the lot of ground situate on the North side of Perry Street, between North Ninth and Moss Streets, in the City of Reading, County of Berks and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

ON the North by a ten feet wide alley;

ON the East by property now or late of D. H. Trumbore;

ON the South by Perry Street; and

ON the West by property now or late of John E. Lauer.

CONTAINING in front on said Perry Street, twelve feet six inches (12' 06") and in depth one hundred feet (100').

TOGETHER with the use of the joint alley.

THEREON ERECTED A DWELLING HOUSE KNOWN AS: 919 Perry Street, Reading, PA 19604

TAX PARCEL #17531737072431

ACCOUNT: 17595800

SEE Deed Book 3564, Page 0962

Sold as the property of: Chavonne M. Vega

09/28/2017

Vol. 109, Issue 52

No. 15-18167

Judgment: \$100,657.79

Attorney: Sarah A. Elia, Esquire

ALL THAT CERTAIN tract of land with frame auction house erected frame auction house erected thereon, situate in the Township of Alsace, County of Berks and State of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a corner at the intersection of the macadam highway leading from Spiece's Church to Oley Line and State Traffic Route No. 73; thence along the center line or Route No. 73 a distance of 311 feet to a corner of lands now or late of Daniel Rohrbach; thence along the same North 34 degrees West 351 feet to a corner line of lands now or late of W. R. Keagy; thence along the same North 53 degrees 15 minutes East 217 feet to a corner in the center line of the macadam highway leading from Spiece's Church, then along the said center line South 38 degrees 30 minutes East 524 feet to the place of beginning.

CONTAINING 2 acres 68 perches.

EXCEPTING thereout and therefrom that certain lot of 10,031.92 square feet which Elmer J. Stasek and Helen D. Stasek, his wife, by Deed dated March 25, 1968 and recorded in Deed Book Volume 1524 Page 238 Berks County Records granted and conveyed unto John F Tolland and Fern Tolland, his wife.

PARCEL ID #5338-03-20-9257

BEING KNOWN AS: 1896 Friedensburg Road, Reading, PA

BEING the same premises which Richard C. Stasek, Sr. and Betty R. Stasek by Deed dated August 5, 2005 and recorded in the Office of the Recorder of Deeds of Berks County of August 8, 2005 in Deed Book Volume 4640, Page 2458 granted and conveyed to Steven S. Brice and Michele I. Brice.

To be sold as the property of Steven S. Brice and Michele I. Brice

No. 15-21337

Judgment Amount: \$232,936.96

Attorney: Phelan Hallinan Diamond & Jones, LLP

LEGAL DESCRIPTION

ALL THAT CERTAIN lot or piece of land together with the two-story frame dwelling with two car detached garage, situate on the southeasterly side of Township Road T-332, known as Imperial Drive, being Lot No. 8 as shown on plan of lots of Angelica Farm Development Company, Section No. 2B, prepared by Spotts, Stevens, and McCoy, Inc., Consulting Engineers of Wyomissing, Pennsylvania, said plan recorded in Plan Book 47, Page 18, Berks County Records, in the Township of Cumru, County of Berks, and Commonwealth of Pennsylvania, and being more fully bounded and described as follows, to wit:

BEGINNING at a corner in the existing southeastern right-of-way line of Township Road T-332, known as Imperial Drive, said corner

being the northwestern corner of Lot No. 9 and the southwestern corner of the herein described premises; thence along the aforesaid existing right-of-way line of Township Road T-332, the three (3) following courses and distances, viz: (1) North 25 degrees 30 minutes 05 seconds East, a distance of 43.26 feet to a corner at a point of curve; (2) along a curve bearing to the right having a radius of 33.58 feet, a central angle of 25 degrees 42 minutes 25 seconds, a tangent distance of 7.66 feet, a distance along the arc of 15.07 feet, and a chord bearing of North 38 degrees 21 minutes 17.5 seconds East, a distance of 14.94 feet to a corner at a point of tangency; and (3) North 51 degrees 12 minutes 30 seconds East, a distance of 326.18 feet to a corner; thence leaving the aforesaid Township Road T-332 and along property belonging to Harvey A. Leininger and Mabel M. Leininger, his wife, and along the western side of a 15.00 foot wide easement for public utilities, passing through an iron pipe on the ultimate right-of-way line 10.54 feet from the last described corner, South 33 degrees 31 minutes 50 seconds East, a distance of 293.62 feet to a corner marked by an iron pipe; thence along Lot No. 10, South 35 degrees 30 minutes 05 seconds West, a distance of 219.82 feet to a corner; thence along Lot No. 9, passing through an iron pipe on the ultimate right-of-way line of Township Road T-332, 10.51 feet from the next described corner, North 61 degrees 59 minutes 55 seconds West, a distance of 358.75 feet to the place of BEGINNING.

CONTAINING 2.25 acres gross; less 0.092 acre from the existing right-of-way line to the ultimate right-of-way line for a net area of 2.158 acres.

TITLE TO SAID PREMISES IS VESTED IN Ramon A. Abreu and Deborah R. Perez, h/w, by Deed from Ramon A. Abreu, dated 07/07/2009, recorded 07/07/2009, Instrument No. 2009031866.

BEING KNOWN AS 360 Imperial Drive, Mohnton, PA 19540.

Residential property

TAX PARCEL NO: 39530403423551

TAX ACCOUNT: 39364940

SEE Deed Instrument No. 2009031866

To be sold as the property of Ramon A. Abreu, Deborah R. Perez.

No. 15-4698

Judgment: \$112,711.32

Attorney: McCabe, Weisberg & Conway, P.C.

TAX I.D. #64531608886714

ALL THAT CERTAIN lot or piece of ground with the two-story frame dwelling house erected thereon, situate on the easterly side of Carsonia Avenue, between Filbert Street and Endlich Avenue, being No.227, in the Borough of Mt. Penn. County of Berks and State of Pennsylvania, bounded and described as follows, to wit:

BEGINNING AT A POINT in the easterly line of said Carsonia Avenue, a corner of property

09/28/2017

Vol. 109, Issue 52

now or late of Henry A. Simon; thence along said property now or late of Henry A. Simon in an easterly direction, by a line making an interior angle of 103 degrees 30 minutes with the said easterly line of said Carsonia Avenue and passing through the middle of the twin houses, 79 feet 7-1/8 inches to a corner; thence still along the same in an easterly direction by a line making an interior angle of 190 degrees 36 minutes with the last described line, 45 feet 11-3/8 inches to a point in the westerly line of Apple Lane; thence along the westerly line of said Apple Lane in a southwesterly direction, making an interior angle of 46 degrees 52 minutes with the last described line, 60 feet 1 inch to a point, a corner of property now or late of Arthur H. Smith; thence along said property now or late of Arthur H. Smith in a westerly direction, by a line making an interior angle of 122 degrees 14 minutes with said westerly line of said Apple Lane, 102 feet 5-1/2 inches to a point in the easterly line of said Carsonia Avenue; thence along the easterly line of said Carsonia Avenue in a northeasterly direction, making an interior angle of 76 degrees 48 minutes with the last described line, 42 feet 20-1/8 inches to the place of beginning.

BEING KNOWN AS: 227 Carsonia Avenue, Reading, Pennsylvania 19606.

TITLE TO SAID PREMISES is vested in Barry L. Messner and Barbara S. Messner a/k/a Barbara Messner by Deed from Barry L. Messner dated December 8, 2005 and recorded May 8, 2006 in Deed Book 04871, Page 0071 Instrument Number 2006041563.

To be sold as the property of Barry L. Messner and Barbara S. Messner a/k/a Barbara Messner

No. 16-00334

Judgment Amount: \$121,213.56

Attorney: Phelan Hallinan Diamond & Jones, LLP

LEGAL DESCRIPTION

ALL THAT CERTAIN two-story frame dwelling house and lot of ground upon which the same is erected, situate on the East side of and being No. 239 South Wyomissing Avenue, in the Borough of Shillington, County of Berks and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a post corner of Lot Nos. 23 and 25 on the East side of said South Wyomissing Avenue; thence eastward along line of Lot Nos. 23 and 25, one hundred eighty four (184) feet to a point on a twenty (20) feet wide street; thence southward along West line of said street, fifteen (15) feet to a point; thence westward along property now or late of Frank G. Moyer and Irene Moyer, his wife, one hundred eighty four (184) feet, more or less to a point on East line of said South Wyomissing Avenue; thence northward along said South Wyomissing Avenue, fifteen (15) feet more or less to a post, the place of beginning.

CONTAINING 2,760 square feet more or

less being the northern half of Lot 23 on the plan of lots, formerly Edison, now the Borough of Shillington, PA.

COMMONLY KNOWN AS: 239 S Wyomissing Avenue, Shillington, PA 19607

TITLE TO SAID PREMISES IS VESTED IN Allan Tocker, by Deed from Scott T. Leininger and Kathleen M. Leininger, h/w, dated 02/26/2008, recorded 02/29/2008, in Book 5311, Page 1818.

BEING KNOWN AS 239 South Wyomissing Avenue, Shillington, PA 19607-2535.

Residential property

TAX PARCEL NO: 77439511570423

TAX ACCOUNT: 77062490

SEE Deed Book 5311 Page 1818

To be sold as the property of Allan Tocker.

No. 16-03642

Judgment: \$192,748.47

Attorney: Richard M. Squire & Associates, LLC

ALL THAT CERTAIN lot or piece of ground, together with the dwelling house thereon erected situate in the Township of Exeter, County of Berks and Commonwealth of Pennsylvania, being more commonly referred to as No. 1054 Butter Lane, bounded and described as follows, to wit:

BEGINNING at a corner in the center line of public highway known as "Butter Lane", thence along the same North 42 degrees East 100 feet to a corner of lands now or late of Edward L. Steinmetz, thence along the same South 46 degrees 30 minutes East 247 feet to a corner in line of lands now or late of Charles W. Fisher and wife, thence along the same South 42 degrees West 100 feet to a corner of lands now or late of Theodore J. Wojciechowski and wife; thence along the same North 46 degrees 30 minutes West 247 feet to the place of the BEGINNING.

CONTAINING 90.7 perches.

BEING THE SAME PREMISES that Donald E. Styer Trustee for the Donald E. Styer Trust by Deed dated 4/28/2006 and recorded on 4/28/2006 in the Office of Recorder of Deeds in and for Berks County, at Book 04863 and Page 1732, and Instrument No. 2006039422, conveyed unto Kent Styer, Grantee herein.

TAX PARCEL 43-5327-18-42-7096

ACCOUNT NO. 43005339

SEE Deed Book 04863, Page 1732

To be sold as the property of LSF9 Master Participation Trust

No. 16-05237

Judgment Amount: \$129,524.64

Attorney: Phelan Hallinan Diamond & Jones, LLP

LEGAL DESCRIPTION

ALL THAT CERTAIN parcel of land situate on the West side of Eisenbrown Avenue, South of George Street, in Hyde Crest, in the Township of Muhlenberg, County of Berks, Commonwealth

09/28/2017

Vol. 109, Issue 52

of Pennsylvania, being known and designated as Lot No. 21 as shown on plan of lots laid out by George F. Eisenbrown, said plan being recorded in the Recorder's Office at Reading, in and for the County of Berks, in Plan Book No. 3, Page 32.

ALL THAT CERTAIN lot or piece of ground with the one and one-half story bungalow type dwelling thereon erected, situate on the West side of Eisenbrown Avenue, South of George Street, in Hyde Crest, in the Township of Muhlenberg, County of Berks, and State of Pennsylvania, being Lot No. 21 as shown on plan of lots laid out by George F. Eisenbrown, said plan being recorded in the Recorder's Office at Reading, in and for the County of Berks, in Plan Book No. 3, Page 32, being known as No. 430 Eisenbrown Avenue, Hyde Crest, said lot being bounded and described as follows, to wit:

BEGINNING at a point in the western side of said Eisenbrown Avenue, said point being fifty feet (50 feet) South of the southwest corner of said Eisenbrown Avenue and George Street; thence West two hundred thirty (230) feet along Lot No. 22 property now or late of Ralph G. Wanner to a point in the eastern side of Marble Street; thence South along said Marble Street fifty (50) feet to a point in line with Lot No. 20, property now or late of George Kramer; thence East along said Lot No. 20 two hundred thirty (230) feet to a point in the western side of said Eisenbrown Avenue; thence North along said Eisenbrown Avenue fifty (50) feet to a point the place of beginning.

TITLE TO SAID PREMISES IS VESTED IN Ronald C. Weitzel and Joan A. Weitzel, his wife, by Deed from Mildred S. Boyer, n/k/a Mildred S. Demancyk and John N. Demancyk, her husband, dated 04/27/1963, recorded 07/11/1963, in Book 1429, Page 246.

BY VIRTUE OF Joan A. Weitzel's death on or about 09/06/2003, her ownership interest was automatically vested in the surviving tenant by the entirety.

BEING KNOWN AS 430 Eisenbrown Street, Reading, PA 19605-2403.

Residential property  
 TAX PARCEL NO: 66530811658291  
 TAX ACCOUNT: 66044800  
 SEE Deed Book 1429 Page 246

To be sold as the property of Ronald C. Weitzel.

No. 16-05621

Judgment Amount: \$147,012.39

Attorney: Phelan Hallinan Diamond & Jones, LLP

LEGAL DESCRIPTION

ALL THAT CERTAIN tract or parcel of ground situate on the Northerly side of Friedensburg Road (L.R. 197) in Lower Alsace Township, Berks County, Pennsylvania being Lot No. 2 of a subdivision known as 'Sunnyside Acres' prepared by Robert B. Ludgate and Associates, Plan No. D- 2150, dated November 16, 1978 (recorded

in PBV 87, Page 13, Berks County Records) and being more fully bounded and described as follows, to wit:

BEGINNING at a point in the pavement of Friedensburg Road (L.R. 197) a corner of Lot No. 1, thence in the pavement of Friedensburg Road, the following two courses and distances: (1) South 49 degrees 54 minutes 43 seconds West, 75.24 feet to a point of curvature, (2) in a Southwesterly direction along the arc of a curve deflecting to the right being tangent to the previous course having a central angle of 06 degrees 20 minutes 21 seconds with a radius of 689.81 feet and an arc distance of 76.32 feet to a point in Friedensburg, a corner of Lot No. 3, thence along Lot No. 3, North 46 degrees 28 minutes 17 seconds West (passing through an iron pin on line and crossing a tree and stone row), 411.13 feet to an iron pin in line of lands of John W. Fory and Florence B. Fory, his wife; thence along lands of the same, North 39 degrees 06 minutes 02 seconds East, 150.45 feet to an iron pin to a corner of Lot No. 1; thence along Lot No. 1, South 46 degrees 28 minutes 17 seconds East (crossing a tree and stone row and passing through an iron pin on line) 443.78 feet to a point, the place of BEGINNING.

CONTAINING 1.47 acres.

UNDER AND SUBJECT to the conditions and restrictions more fully set forth in Deed Book 1784, Page 1110, Berks County Records

TITLE TO SAID PREMISES IS VESTED IN Jacob M. Baus and Christina M. Baus, h/w, by Deed from Lynn A. Armao, dated 08/25/2006, recorded 08/31/2006, in Book 4956, Page 0520.

BEING KNOWN AS 1804 Friedensburg Road, Reading, PA 19606.

Residential property  
 TAX PARCEL NO. 23-5327-08-88-6846  
 TAX ACCOUNT: 23003375  
 SEE Deed Book 4956 Page 0520

To be sold as the property of Jacob M. Baus, Christina M. Baus.

No. 16-12404

Judgment Amount: \$93,207.06

Attorney: Phelan Hallinan Diamond & Jones, LLP

LEGAL DESCRIPTION

ALL THAT CERTAIN lot or piece of ground upon which is erected a 2 story brick dwelling house situate on Main Street and known as #522 Main Street, in the Village of Blandon, Township of Maiden creek, County of Berks and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point in the middle of the Hamburg and Oley Road or Main Street; thence by land now or late of James Focht, South 30 degrees West 207 feet 8 inches to the side of a 16 feet wide alley; thence along said alley, North 52-1/2 degrees West 20 feet 6 inches to a point; thence by lot now or late of Kate Mayer, North 26-1/2 degrees East 144 feet 6 inches to a point;

09/28/2017

Vol. 109, Issue 52

thence by the same North 52-1/2 degrees West 3 feet 6 inches to a point; thence by the same, North 37-1/2 degrees East 67 feet 9 inches to a point in the middle of the aforesaid road; thence along the middle of the same, South 52-1/2 degrees East 28 feet 6 inches to the place of BEGINNING.

TITLE TO SAID PREMISES IS VESTED IN David A. Levan, married, by Deed from David A. Levan and Natalie L. Levan, h/w, dated 09/10/1998, recorded 02/10/1999, in Book 3037, Page 2220.

BEING KNOWN AS 522 Main Street, Blandon, PA 19510-9525.

Residential property  
TAX PARCEL NO. 61-5420-05-07-1811  
TAX ACCOUNT: 61033782  
SEE Deed Book 3037 Page 2220  
To be sold as the property of David A. Levan.

No. 16-15831

Judgment Amount: \$211,695.24

Attorney: Powers, Kirm & Associates, LLC

ALL THAT CERTAIN lot or piece of ground, together with the brick dwelling house thereon erected, situate on the western side of North Franklin Street, between Fourth and Fifth Streets, in the Borough of Boyertown, Berks County, Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a corner on building range on the western side of North Franklin Street, distant one hundred and forty-four feet and six and one-half inches northeast from the intersecting building lines of North Franklin Street and East Fourth Street, and a corner of an eight feet wide alley, thence along the northern side of said alley in northwesterly direction one hundred and fifty-four feet eight and five-eighth inches to a corner on the eastern side of a sixteen feet wide alley, thence along the same in a northeastwardly direction making an interior angle of eighty-six degrees and six minutes with the last mentioned line, a distance of sixty feet and one and three-fourths inches to a corner of lot of Maurice A. Hanley, thence along the same in a southwestwardly direction making an interior angle of ninety three degrees fifty-four minutes with the said sixteen feet wide alley, a distance of one hundred and fifty feet seven and one-half inches to a corner on the building line on the western side of North Franklin Street, thence along the same in a southwestwardly direction at right angles to the last mentioned line, a distance of sixty feet to the place of beginning.

PARCEL ID: 33-5397-17-00-0929

BEING THE SAME PREMISES which William J. Campbell, Jr. and Mary J. Campbell, husband and wife, by Deed dated October 21, 2013 and recorded November 1, 2013 in the Office of the Recorder of Deeds in and for Berks County in Deed Instrument 2013046320, granted and conveyed unto Jennifer Kelly Brown.

BEING KNOWN AS 121 N Franklin Street, Boyertown, PA 19512.

TAX PARCEL NO. 33-5397-17-00-0929  
SEE Deed Instrument 2013046320

To be sold as the property of Jennifer Kelly Brown

No. 16-17106

Judgment Amount: \$25,660.23

Attorney: Phelan Hallinan Diamond & Jones, LLP

LEGAL DESCRIPTION

ALL THAT CERTAIN three-story brick dwelling house and the lot or piece of ground upon which the same is erected, situate on the East side of North Eleventh Street, between Oley and Douglass Streets, being No. 729 North Eleventh Street, in the City of Reading, County of Berks and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

ON the North by property now or late of Rehr and Fricker;

ON the East by a ten (10) feet wide alley;

ON the South by property now or late of Mrs. Hinkle; and

ON the West by said North Eleventh Street.

CONTAINING in front or width on said North Eleventh Street, North and South, thirteen (13) feet, four (4) inches and in depth East and West, one hundred and ten (110) feet.

TOGETHER with the right to the use of the joint alley on the South, in common with the owners and occupiers of said premises on the South.

TITLE TO SAID PREMISES IS VESTED IN Andrea M. Schultz, an adult individual, by Deed from Joseph Vincent Ambrosi, an adult individual, dated 12/18/2000, recorded 12/22/2000, in Book 3277, Page 1404.

MORTGAGOR Andrea M. Schultz a/k/a Andrea May Schultz died on 12/03/2015, and Kendra Schultz a/k/a Kendra N. Schultz was appointed Administratrix of her estate. Letters of Administration were granted to her on 12/15/2015 by the Register of Wills of Berks County, No. 0615-1780. Decedent's surviving heirs at law and next-of-kin are Kendra Schultz, Kyle J. Decarlo, and Zachary F. Schultz.

BEING KNOWN AS 729 North 11th Street, Reading, PA 19604-2503.

Residential property  
TAX PARCEL NO: 12531753141393  
TAX ACCOUNT: 12169100  
SEE Deed Book 3277 Page 1404

To be sold as the property of Kendra Schultz a/k/a Kendra N. Schultz, in her capacity as Administratrix and Heir of the Estate of Andrea M. Schultz a/k/a Andrea May Schultz, Kyle J. Decarlo, in his capacity as Heir of the Estate of Andrea M. Schultz a/k/a Andrea May Schultz, Zachary F. Schultz, in his capacity as Heir of The Estate of Andrea M. Schultz a/k/a Andrea May Schultz, unknown heirs, successors, assigns, and all persons, firms, or associations claiming right, title or interest from or under Andrea M. Schultz a/k/a Andrea May Schultz, deceased.

No. 16-17711

Judgment: \$206,794.70

Attorneys: Udren Law Offices, PC

ALL THAT CERTAIN lot or piece of ground situate in Amity Township, Berks County, Pennsylvania, bounded and described according to a final plan of Rosecliff Pointe Subdivision, drawn by Thomas R. Gibbons & Associates, Inc., dated February 6, 2001 and last revised March 21, 2001, said plan recorded in Berks County in Plan Book 250 Page 16, Berks County Records, as follows, to wit:

BEGINNING AT A POINT on the southwesterly side of Rosecliff Drive (60 feet wide), said point being a corner of Lot No. 48 on said plan, thence extending from said point of beginning along Lot No. 48 South 74 degrees 29 minutes 38 seconds West 115.96 feet to a point in line of Lot No. 63 on said plan, thence extending partly along same and partly along Lot No. 62 North 15 degrees 30 minutes 22 seconds 107.70 feet to a point, a corner of Lot No. 50 on said plan; thence extending along same North 74 degrees 29 minutes 38 seconds East 115.96 feet to a point on the southwesterly side of Rosecliff Drive; thence extending along same South 15 degrees 30 minutes 22 seconds East 107.70 feet to the first mentioned point and place of beginning.

CONTAINING 12,488 square feet of land.

BEING LOT NO. 49 as shown on the abovementioned plan.

UNDER AND SUBJECT to the declaration of covenants, conditions, and restrictions covering development known as Rosecliff Pointe Subdivision recorded in Record Book 3477 Page 1784, Berks County Records

AS DESCRIBED IN Mortgage Book 4769, Page 174

BEING KNOWN AS: 359 Rosecliff Drive, Amity, PA 19518

PROPERTY ID NO. 24-5365-09-15-6327

TITLE TO SAID PREMISES IS VESTED IN Roderick M. Tonkinson and Rosemary N. Tonkinson, husband and wife, by Deed from Forino Co, L.P., a Pennsylvania Limited Partnership dated 07/14/2005 recorded 01/30/2006 in Deed Book 04769 Page 0169.

To be sold as the property of: Roderick M. Tonkinson and Rosemary N. Tonkinson, husband and wife

No. 16-18202

Judgment: \$216,437.11

Attorney: Samantha Gable, Esquire

ALL THAT CERTAIN tract or piece of land together with the improvements thereon erected situate in the Township of Centre, County of Berks and Commonwealth of Pennsylvania, bounded and described in accordance with a survey by Rudolph K. Ziegler, Registered Surveyor, as follows:

BEGINNING AT A PIN, thence along land

now or late of Carl Henry South forty-four (44) degrees forty-five (45) minutes East one hundred sixty-six (166) feet to the middle of a public road leading from Dauberville to Garfield, also known as L.R. 06036, thence along said road the five (5) following courses (1) South forty-four (44) degrees five minutes West two hundred (200) feet, (2) South fifty-seven (57) degrees thirty (30) minutes West two hundred eighty (280) feet, (3) South thirty-eight (38) degrees forty five (45) minutes West two hundred sixty-five (265) feet, (4) South fifty-seven (57) degrees West two hundred (200) feet, (5) South seventy-seven (77) degrees forty (40) minutes West two hundred twenty-three (223) feet to a nail in the middle of said road; thence along other land now or late of George W. and Annie I. Loose of which this was a part North forty-six (46) degrees forty-five (45) minutes East one thousand one hundred twenty-four (1,124) foot to the place of beginning.

CONTAINING three and thirty one hundredths (3.31) acres.

PARCEL/TAX ID: 36448104619374

BEING KNOWN AS 224 Garfield Road, Mohrsville, PA 19541

Residential Property

To be sold as the property of David T. Seubert and Cindy L. Seubert

No. 16-19388

Judgment Amount: \$74,470.58

Attorney: Powers, Kirm & Associates, LLC

ALL THAT CERTAIN two-story brick dwelling house, and the lot or piece of ground upon which the same is erected, situate on the Southwest corner of Crescent and Fremont Avenues, being No. 622 Crescent Avenue, in the City of Reading, County of Berks and State of Pennsylvania, in the plan of Northmont as laid out by David B. Hoffer said map or plan having been duly recorded in the Recorder's Office of Berks County in Plan Book Vol. 5, Page 1, bounded and described as follows, to wit:

ON the North by Crescent Avenue;

ON the East by Fremont Avenue;

ON the South by a fourteen feet wide rear driveway; and

ON the West by other property now or late of Hiram L. Hoffer and Martin L. Hoffer.

CONTAINING in front of width on said Crescent Avenue 24' 4" of Lot No. 217 in said plan and in depth of equal width 120' to said fourteen feet wide rear driveway.

BEING THE SAME PREMISES which John F. Thorne, III and Kathleen Thorne Hochman, Co-Executors of the Estate of John F. Thorne, Jr., deceased, by Deed dated September 18, 2014 and recorded October 7, 2014 in the Office of the Recorder of Deeds in and for Berks County in Deed Instrument 2014033057, granted and conveyed unto Gasper Mantione.

BEING KNOWN AS 622 Crescent Avenue, Reading, PA 19605.

TAX PARCEL NO. 17-5308-75-82-6177



09/28/2017

Vol. 109, Issue 52

SEE Deed Instrument 2014033057

To be sold as the property of Gasper Mantione, deceased

Residential Property

To be sold as the property of Dennis Shoemaker and Leann Roth Shoemaker

No. 16-20379

Judgment: \$261,228.96

Attorney: Samantha Gable, Esquire

ALL THAT CERTAIN tract or piece of land situate on the South side of Kunkel's Mill Road, SR 1018, and being Lot #1 of the Ronald C. Snyder Sketch Plan for record and recorded in Plan Book Volume 192, Page 13, Berks County Records, in the Township of Albany, County of Berks and Commonwealth of Pennsylvania, being more fully bounded and described in accordance with a survey by Kent Surveyors, designated 02-21-92, as follows, to wit:

BEGINNING at a spike in the center line of Kunkel's Mill Road in line of lands of Sandra M. Snyder; thence leaving said road and along lands of the same South thirty-three (33) degrees sixteen (16) minutes West, two hundred forty-one and forty-nine hundredths (241.49) feet to a planted stone, a corner of lands of Ronald C. Snyder; thence along lands of the same the four (4) following courses and distances: 1) North seventy-two (72) degrees thirty (30) minutes West, three hundred forty-two and fifty-eight hundredths (342.58) feet to an iron pin; 2) North nine (09) degrees thirty-one (31) minutes forty-seven (47) seconds East, one hundred ten and twenty-four hundredths (110.24) feet to an iron pin; 3) North one (01) degree nineteen (19) minutes twenty-seven (27) seconds West, eighty-three and thirty-nine hundredths (83.39) feet to an iron pin; 4) North eight (08) degrees thirty-four (34) minutes seventeen (17) seconds West, sixty-four and eighty-one hundredths (64.81) feet to a spike in Kunkel's Mill Road; thence in said road the two (2) following courses and distances: 1) in an easterly direction by a line curving to the left having a central angle of eighteen (18) degrees twelve (12) minutes five (05) seconds, a radius of one hundred twenty-five and no hundredths (125.00) feet and a distance along the arc of thirty-nine and seventy-one hundredths (39.71) feet to a spike; 2) South sixty-nine (69) degrees eleven (11) minutes twenty-seven (27) seconds East, four hundred fifty-one and ten hundredths (451.10) feet to a spike, the place of beginning.

CONTAINING two and twenty-eight hundredths (2.28) acres.

BEING THE SAME PREMISES which Dennis R. Shoemaker a/k/a Dennis Shoemaker, a married man, by Deed dated 7/5/2011 and recorded 7/20/2011, in the Office of the Recorder of Deeds in and for the County of Berks, Instrument #2011026896, granted and conveyed unto Dennis Shoemaker and Leann Roth Shoemaker, h/w.

TAX PARCEL NO. 21544600780001

PIN: 54460078001

BEING KNOWN AS 9868 Stagecoach Road, Kempton, PA 19529

No. 16-20618

Judgment Amount: \$105,715.37

Attorney: KML Law Group, P.C

LEGAL DESCRIPTION

ALL THAT CERTAIN two-story frame dwelling house and lot of ground, situate on Main Street, in the Borough of Bernville, in the County of Berks and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

IT BEING the southern one-half of Lot No. 6 of the general plan of said borough adjoining;

ON the North by property now or late of Allison G. Staudt;

ON the West by a sixteen feet wide alley;

ON the South by property now or late of Clarence C. Bubbenmoyer and wife; and

ON the East by said Main Street.

CONTAINING in front thirty feet and in depth of equal width to said alley, two hundred and sixty feet.

THEREON ERECTED A DWELLING HOUSE KNOWN AS: 110 North Main Street, Bernville, PA 19506

TAX PARCEL #29445015632835

ACCOUNT: 29003006

SEE Deed Book/Page

Instrument Number 2011006863

Sold as the property of: Lucas P. Hertzog and Britni S. Hertzog

No. 16-21964

Judgment Amount: \$169,137.57

Attorney: Phelan Hallinan Diamond & Jones, LLP

LEGAL DESCRIPTION

ALL THAT CERTAIN lot or tract of ground situated in Exeter Township, Berks County, Pennsylvania, being the exterior limits of Unit 31-F as shown on a plan set entitled in part 'Land Development Plans prepared for Woodgate, Elliot Building Group' as prepared by Van Cleef Engineering Associates, dated January 21, 2005, said exterior building limits also being shown on an exhibit plan, attached hereto and made a part hereof, entitled in part 'Individual Unit Exhibit Plan-Building 31, Woodgate Section III' as prepared by Van Cleef Engineering Associates dated November 26, 2008 and being more particularly described as follows:

BEGINNING at a point within the lands now or formerly of Harleysville National Bank & Trust (43-5325-06-37-2501), said point being located the following eight (8) courses and distances from a point on the southeasterly right of way line of Orchard View Drive a corner common to the lands now or formerly of Harleysville National Bank & Trust and lands now or formerly of Thomas J. & Sherry L. Pelkey (43-5325-10-37-2152):

09/28/2017

Vol. 109, Issue 52

THENCE (1) along the line of lands now or formerly of Harleysville National Bank & Trust, South 63° 00' 54" East a distance of 104.94 feet to a point;

THENCE (2) through the lands now or formerly of Harleysville National Bank & Trust, North 26° 59' 06" East, a distance of 176.21 feet to a corner on the face of Building 31 (Unit 31-G);

THENCE, along the face of Building 31 the following six (6) courses and distances:

(3) North 16° 11' 24" East, a distance of 42.00 feet to a point;

(4) South 73° 48' 36" East, a distance of 12.29 feet to a point;

(5) South 16° 11' 24" West, a distance of 12.00 feet to a point;

(6) South 73° 48' 36" East, a distance of 7.45 feet to a point;

(7) North 16° 11' 24" East, a distance of 4.00 feet to a point;

(8) South 73° 48' 36" East, a distance of 0.32 feet to a point at the projection of the center of the party wall between Units 31-G and 31-F, and form said point running:

THENCE (1) along the face of Building 31, South 73° 48' 36" East, a distance of 7.77 feet to a point;

THENCE (2) continuing along the face of Building 31, North 16° 11' 24" East, a distance of 12.00 feet to a point;

THENCE (3) still along the face of Building 31, South 73° 48' 36" East, a distance of 12.23 feet to a point at the projection of the center of the party wall between Units 31-F and 31-E;

THENCE (4) along the center of the party wall between Units 31-F and 31-E, South 16° 11' 24" West, a distance of 44.67 feet to a point on the face of building;

THENCE, along the face of Building 31, the following five (5) courses and distances:

(5) North 73° 48' 36" West, a distance of 0.32 feet to a point;

(6) North 16° 11' 24" East, a distance of 2.67 feet to a point;

(7) North 73° 48' 36" West, a distance of 19.36 feet to a point;

(8) South 16° 11' 24" West, a distance of 4.00 feet to a point;

(9) North 73° 48' 36" West, a distance of 0.32 feet to a point at the projection of the center of the party wall between Units 31-F and 31-G;

THENCE (10) along the center of the party wall between Units 31-F and 31-G, North 16° 11' 24" East, a distance of 34.00 feet to the POINT OF BEGINNING.

CONTAINING a calculated area of 749 square feet (0.017 acre).

TITLE TO SAID PREMISES IS VESTED IN Kevin W. Care, Sr. and Deborah E. Care, h/w, by Deed from NVR, Inc., a Virginia Corporation, t/a Ryan Homes, dated 01/22/2009, recorded 02/04/2009, Instrument No. 2009004309.

BEING KNOWN AS 3102 Orchard View Road, Reading, PA 19606-4434.

Residential property  
TAX PARCEL NO. 43-5325-10-37-3346  
TAX ACCOUNT: 43002838  
SEE Instrument No. 2009004309

To be sold as the property of Deborah E. Care a/k/a Deborah Ellen Care, Kevin W. Care, Sr.

No. 16-22052

Judgment: \$177,235.09

Attorney: McCabe, Weisberg & Conway, P.C.  
TAX I.D. #64-5316-08-98-4097

ALL THAT CERTAIN two-story brick dwelling house and the lot or tract of ground on which the same is erected, situate on the South side of Cumberland Avenue between Endlich Avenue and 25th Street, in the Borough of Mt. Penn, Berks County, Pennsylvania, being more particularly bounded and described as follows, to wit:

BEGINNING at a point on the Southern building line of Cumberland Avenue, said point being 360 feet East of the Southeast building corner of Cumberland Avenue and 25th Street, and being a corner of a 10 feet wide driveway, thence extending Southward along the Western line of said 10 feet wide driveway, a distance of 100 feet to a point in the center line of a 10 feet wide alley, thence in a Western direction along the center line of said 10 feet wide alley, a distance of 40 feet to a point, thence at right angles in a Northern direction along other property of the grantors, a distance of 100 feet to a point in the Southern building line of Cumberland Avenue, thence in an Eastern direction along the Southern building line of Cumberland Avenue, a distance of 40 feet to a point, the place of Beginning.

BEING KNOWN AS: 2534 Cumberland Avenue, Reading, Pennsylvania 19606.

TITLE TO SAID PREMISES is vested in Jedidiah Horne and Ashley Horne by Deed from Stephanie L. Serba and Alex Pineiro dated December 12, 2016 and recorded February 16, 2016 in Instrument Number 2016005144.

To be sold as the property of Jedidiah Horne and Ashley Horne

No. 17-00084

Judgment Amount: \$109,967.12

Attorney: Phelan Hallinan Diamond & Jones, LLP

#### LEGAL DESCRIPTION

ALL THAT CERTAIN lot or piece of ground together with the improvements thereon erected situate on the West side of a public road leading to Kindt's Corner in the Township of Ontelaunee, County of Berks and Commonwealth of Pennsylvania, more fully described and bounded as follows, to wit:

BEGINNING at a pin at the Western edge of a public road leading to Kindt's Corner; thence along said public road, South 03 degrees 51 minutes East, 186 feet to a point in the middle of said public road; thence along land now or late of

09/28/2017

Vol. 109, Issue 52

Irwin Yoder, North 39 degrees 17 minutes West, 219.5 feet to a pipe; thence along land now or late of Elias Stetzler and Cora A. Stetzler, his wife, North 83 degrees 14 minutes East, 127 feet to the place of BEGINNING.

CONTAINING a frontage of 186 feet on a public road leading to Kindt's Corner or a total area of 0.27 of an acre of land.

TITLE TO SAID PREMISES IS VESTED IN Brien L. Readinger, by Deed from Joan M. Bonsall, dated 02/27/1998, recorded 03/05/1998, in Book 2915, Page 1999.

BEING KNOWN AS 1054 Shoemakersville Road, Shoemakersville, PA 19555-9000.

Residential property  
TAX PARCEL NO. 68-5401-00-56-0818  
TAX ACCOUNT: 68002200  
SEE Deed Book 2915 Page 1999

To be sold as the property of Brien L. Readinger

No. 17-00521

Judgment Amount: \$65,519.97

Attorney: Phelan Hallinan Diamond & Jones, LLP

LEGAL DESCRIPTION

BEING PARCEL NUMBER 54-5306-17-21-3119

ALL THAT CERTAIN two-story brick dwelling house and the lot or piece of ground upon which the same is erected, situate on the South side of Fern Avenue, being House Number 1346 Fern Avenue, South Fairview, in the Borough of Kenhorst, formerly in the Township of Cumru, County of Berks and Commonwealth of Pennsylvania, and being the Eastern eight feet of Lot No. 637, and the Western twelve feet of Lot No. 636, as shown by the map or plan surveyed by E. Kurtz Wells and bearing date October 1918, said map or plan being recorded in the Recorder's Office of Berks County, at Reading, Pa, in Plan Book Volume 7, Page 9, said plan being further known as 'South Fairview' bounded and described as follows, to wit:

ON the North by said Fern Avenue,  
ON the East by property now or late of Moses Bomberger,

ON the South by a fifteen feet wide alley, and  
ON the West by property now or late of Lester A. Jones and Mary L. Jones, his wife.

CONTAINING in front or width on said Fern Avenue, twenty feet (20 feet) and in length or depth of an equal width one hundred and ten feet (110 feet) to said fifteen feet wide alley.

TOGETHER with the free and uninterrupted use forever of the fifteen feet wide alley adjoining said premises on the South in common with the other owners of the land adjacent thereto

BEING the same premises which Eugene R Ritter by Deed bearing date September 26, 1994 and recorded in the Office of the Recorder of Deeds in and for the County of Berks, State of Pennsylvania in Deed Book 2582 Page 583 granted and conveyed unto Margery D. Ritter,

in fee.

TITLE TO SAID PREMISES IS VESTED IN Ryan M. Meck, by Deed from Ann M. Kline and Lynn M. Gensure, Co-Administrators of the Estate of Margery D. Ritter, dated 11/29/2007, recorded 12/03/2007, in Book 5265, Page 244.

BEING KNOWN AS 1346 Fern Avenue, Reading, PA 19607-2020.

Residential property  
TAX PARCEL NO. 54-5306-17-21-3119  
TAX ACCOUNT: 54053800  
SEE Deed Book 5265 Page 244

To be sold as the property of Ryan M. Meck.

No. 17-00705

Judgment Amount: \$91,683.82

Attorney: Gregory R. Young, Esquire

Being County Parcel

No. 19439712966635

ALL THAT CERTAIN lot or piece of ground situate in the City of Reading, Berks County, Pennsylvania, bounded and described according to a minor subdivision plan of 1449 Monroe Street, drawn by Ludgate Engineering Corporation, dated July 12, 2007 and last revised June 9, 2008, said plan recorded in Berks County in Plan Book 307, Page 284, as follows, to wit:

BEGINNING at a point on the Northeasterly side of Monroe Street (60 feet wide), said point being a corner of Lot No. 3 on said plan; thence extending from said point of beginning along Lot No. 3 North 62 degrees 13 minutes 00 seconds East 115.11 feet to a point on the Southwesterly side of a 15 feet wide alley; thence extending along same South 27 degrees 47 minutes 00 seconds East 21.96 feet to a point, a corner of lands now or late of Donald Himmelreich; thence extending along said lands South 62 degrees 13 minutes 00 seconds West 115.00 feet to a point on the Northeasterly side of Monroe Street; thence extending along same North 28 degrees 03 minutes 54 seconds West 21.96 feet to the first mentioned point and place of BEGINNING.

CONTAINING 2,527 square feet of land, more or less.

BEING Lot No. 4 as shown on the abovementioned plan.

BEING THE SAME PREMISES which Reading-Berks Habitat for Humanity Inc. by Deed dated January 25, 2010 and recorded on January 28, 2010 in the Office of the Recorder of Deeds in and for the County of Berks, Commonwealth of Pennsylvania as Instrument Number 2010003548 granted and conveyed unto Laura I. Rivera, in fee.

To be sold as the property of Laura I. Rivera.

No. 17-00709

Judgment Amount: \$148,776.17

Attorney: KML Law Group, P.C.

LEGAL DESCRIPTION

Purpart No. 1

ALL THAT CERTAIN two-story brick

09/28/2017

Vol. 109, Issue 52

dwelling house with mansard roof and lot or piece of ground on which the same is erected, situate on the North side of and known as No. 413 Woodward Street, between North Fourth Street and Centre Avenue, in the City of Reading, Berks County, Pennsylvania, bounded and described as follows.

BEGINNING AT A POINT on the North side of said Woodward Street, one hundred twenty feet (120') East of the northeast corner of said North Fourth Street and Woodward Street being a corner of property now or late of Morris Goldman, thence along the same North twenty degrees fifteen and one-half minutes West (N. 20° 15-1/2' W.) one hundred fifty feet (150') to a fifteen feet (15') wide alley; thence along the said alley South sixty-nine degrees forty-four and one-half minutes West (S. 69° 44-1/2' W.) thirty feet (30') to a corner of property now or late of D. Nicholas Schaeffer; thence South twenty degrees fifteen and one-half minutes East (S. 20° 15-1/2' E.) one hundred fifty feet (150') to the North side of said Woodward Street; thence East along the same thirty feet (30') to the place of beginning.

BEING COUNTY PARCEL NO. 07530766723799

PURPART NO. 1 07696025

Purpart No. 2

ALL THAT CERTAIN two-story brick dwelling house with mansard roof and lot of ground on which the same is erected, together with the one-story brick building in the rear thereof, situate on the North side of and known as No. 415 Woodward Street between Fourth Street and Centre Avenue, in the City of Reading, Berks County, Pennsylvania, bounded and described as follows:

- ON the North by a ten feet (10') wide alley;
- ON the East by property now or late of Ammon S. Deeter;
- ON the South by said Woodward Street; and
- ON the West by property now or late of Edwin S. Summons.

CONTAINING IN FRONT on said Woodward Street thirty feet (30') and in depth to said alley one hundred fifty feet (150').

BEING COUNTY PARCEL NO. 07530766724821

PURPART NO. 2 07696075

THEREON ERECTED A DWELLING HOUSE KNOWN AS: 413-415 Woodward Street, Reading, PA 19601

TAX PARCEL #07530766723799

ACCOUNT: 07696025

TAX PARCEL #07530766724821

ACCOUNT: 07696075

SEE Deed Book/Page 2017 020670

Sold as the property of: The unknown heirs of Eveline Charles-Pierre, deceased, Jeffrey Claude Charles-Pierre, Jean C. Charles-Pierre a/k/a Jean Claude Charles-Pierre and Lionel Charles, solely, in his capacity as heir of Eveline Charles-Pierre, deceased

No. 17-01135

Judgment: \$8,104.55

Attorney: McCabe, Weisberg & Conway, P.C.

TAX I.D. #13-5317-37-16-0528

ALL THAT CERTAIN three-story stone front dwelling house and lot of ground, situate on the West side of North Eleventh Street, between Robeson and Marion Streets, No. 1138, in the City of Reading, County of Berks and State of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point in the West building line of said North Eleventh Street one hundred and seventy-three feet (173') South of the Southwest corner of North Eleventh and Marion Streets; thence along said North Eleventh Street South fifteen feet (15') to a corner of property now or late of Amos H. and Elmer H. Beard; thence along the same West one hundred and ten feet (110') to a fourteen feet wide alley; thence North along the same fifteen feet (15') to a corner of property now or late of William Shoemaker; thence East along the same one hundred ten feet (110') to the place of Beginning.

CONTAINING IN FRONT on North Eleventh Street fifteen feet (15') and in depth one hundred and ten feet (110').

BEING KNOWN AS: 1138 North 11th Street, Reading, Pennsylvania 19604.

TITLE TO SAID PREMISES is vested in Penny Lynn Fusner by Deed from Gayle M. Fusner dated March 5, 2012 and recorded April 12, 2012 in Instrument Number 2012014550.

To be sold as the property of Penny Lynn Fusner

No. 17-01137

Judgment Amount: \$379,900.13

Attorney: Phelan Hallinan Diamond & Jones,

LLP

LEGAL DESCRIPTION

ALL THAT CERTAIN lot or piece of ground together with the two-story brick dwelling house and two-car brick garage thereon erected, known as No. 4319 Sixth Avenue, situate in South Temple, in Muhlenberg Township, County of Berks and State of Pennsylvania (as shown by the map or plan of said South Temple), surveyed by E. Kurtz Wells, and duly recorded in the Recorder's Office of Berks County, State of Pennsylvania, in Plan Book No. 2, Page 56, bounded and described as follows, to wit:

BEGINNING at a point in the eastern lot line of Sixth Avenue eighty-six and eighty-five one-hundredths feet (86.85 feet) northward from the northeastern intersection of the lot lines of Sixth and Elnore Avenues, thence at right angles eastwardly along the North line of property now of Robert C. Schaeffer, a distance of one hundred and fifty-five and twenty-eight one-hundredths feet (155.28 feet) to a point, thence northwardly by a line forming an interior angle of 94 degrees 52-1/2 minutes a distance of sixty-five feet (65 feet) more or less to a point, thence westwardly

09/28/2017

Vol. 109, Issue 52

by a line forming an interior angle of 85 degrees 7-1/2 minutes along property of W. A. Sharp a distance of one hundred sixty and eighty three one-hundredths feet (160.83 feet) to a point in the East lot line of Sixth Avenue, thence at right angles southwardly along the said eastern lot line of Sixth Avenue a distance of sixty-five feet (65 feet) to the place of Beginning.

SAID PREMISES BEING No. 4319 Sixth Avenue.

TITLE TO SAID PREMISES IS VESTED IN Robert Morgalo, by Deed from A. Henry Daecher and Jeanne H. Daecher, h/w, dated 11/09/2006, recorded 11/16/2006, in Book 5012, Page 2439.

BEING KNOWN AS 4319 6th Avenue, Temple, PA 19560-1715.

Residential property  
TAX PARCEL NO: 66530916837706  
TAX ACCOUNT: 66195300  
SEE Deed Book 5012 Page 2439  
To be sold as the property of Robert Morgalo.

No. 17-02156

Judgment Amount: \$45,051.24

Attorney: Phelan Hallinan Diamond & Jones, LLP

LEGAL DESCRIPTION

ALL THAT CERTAIN two-story brick mansard roof dwelling house and the lot or piece of ground upon which the same is erected, situate at the northeast corner of South Seventeenth and Haak Streets, being No. 271 South Seventeenth Street, in the City of Reading, County of Berks and Commonwealth of Pennsylvania, bounded:

ON the North by property now or formerly of Rehr and Dricker;

ON the East by a 10 feet wide alley;

ON the South by Haak Street;

ON the West by South Seventeenth Street.

CONTAINING in front or width North and South on said South Seventeenth Street 13 feet and in depth 100 feet to said 10 feet wide alley, said lot having a width in the rear along said 10 feet wide alley of 19 feet.

TITLE TO SAID PREMISES IS VESTED IN Bruce W. Schmeck and Amy S. Schmeck, his wife, by Deed from Stephen R. Lukacz and Kimberluy K. Lukacz, his wife, dated 09/15/1994, recorded 09/22/1994, in Book 2577, Page 1371.

BEING KNOWN AS 271 South 17th Street, Reading, PA 19602-2253.

Residential property  
TAX PARCEL NO: 531632485544  
TAX ACCOUNT: 16229025  
SEE Deed Book 2577 Page 1371

To be sold as the property of Bruce W. Schmeck, Amy S. Schmeck.

No. 17-02794

Judgment Amount: \$103,300.25

Attorney: Phelan Hallinan Diamond & Jones, LLP

LEGAL DESCRIPTION

ALL THAT CERTAIN lot or piece of ground upon which is erected a two-story frame dwelling house, being Lot No. 36 on a plan of building lots laid out by Abraham K. Stauffer in 1872, said plan being recorded, situate, lying and being on the South side of the Oley Turnpike, being No. 3368 Oley Turnpike, in the Borough of St. Lawrence, County of Berks, and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point in the South line of said Oley Turnpike, being the corner Lot No. 35; thence along said Turnpike, South 75 degrees 35 minutes West 20 feet to a corner of Lot No. 37, property now or late of Calvin Hertzog; thence along the same South 14 degrees 26 minutes East 150 feet to a 10 feet wide alley; thence along said alley North 75 degrees 35 minutes East 20 feet to a corner of Lot No. 35, property now or late of Hannah Hein, thence along the same North 14 degrees 25 minutes West, 150 feet to the place of Beginning.

TITLE TO SAID PREMISES IS VESTED IN Ricky L. Levengood and Jessica L. Levengood, by Deed from Jesse Thomas and Shannon E. Thomas, his wife, dated 11/29/2005, recorded 11/10/2005, in Book 04707, Page 1962.

BEING KNOWN AS 3368 Oley Turnpike Road, Reading, PA 19606-2318.

Residential property  
TAX PARCEL NO: 81532610475463  
TAX ACCOUNT: 81011200  
SEE Deed Book 04707 Page 1962

To be sold as the property of Ricky L. Levengood, Jessica Levengood a/k/a Jessica L. Levengood.

No. 17-03170

Judgment: \$155,169.29

Attorney: McCabe, Weisberg & Conway, P.C.  
TAX I.D. #31534410355375

ALL THAT CERTAIN lot of ground, together with two and one-half story dwelling thereon erected, being known as 130 North Spruce Street, Birdsboro, Berks County, Pennsylvania, bounded and described as follows, to wit:

LYING on the West side of Spruce Street and bounded on the South by land now or late of David I. Lincoln; on the West by a twenty feet (20') alley; on the North by a twenty feet (20') alley; and on the East by the aforesaid Spruce Street.

CONTAINING 50 feet front, and 150 feet deep.

BEING KNOWN AS: 130 North Spruce Street, Birdsboro, Pennsylvania 19508.

TITLE TO SAID PREMISES is vested in FLTrust LLC, as Trustee under the 130 Spruce Land Trust by Deed from Christine Herendene,

09/28/2017

Vol. 109, Issue 52

as Chapter 7 Trustee for the Estate of John B. Alderman and Judy F. Alderman, dated November 13, 2015 and recorded November 18, 2015 in Instrument Number 2015040810.

To be sold as the property of FLTrust LLC, as Trustee under the 130 Spruce Land Trust

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No. 17-03340

Judgment: \$20,236.12

Attorney: Charles N. Shurr, Jr., Esquire

ALL THAT CERTAIN lot or piece of ground with the buildings thereon erected, situated on the West side of Locust Street, between Marion and Perry Streets, in the City of Reading, County of Berks and State of Pennsylvania, bounded and described as follows, to wit:

ON the North by a lot of ground, heretofore a five feet wide alley on which part of the buildings hereby conveyed have been erected;

ON the East by said Locust Street;

ON the South by property now or formerly of William W. Fridinger; and

ON the West by a ten feet wide alley.

CONTAINING in front on said Locust Street, sixty feet six inches (60' 6") and in depth of that width, one hundred feet (100') more or less.

ALSO the right to use and build into the Northern wall of the house adjoining the above described premises on the South to the depth of four and one-half inches (4-1/2").

ALL THAT CERTAIN lot or piece of ground, with the buildings thereon erected, situated on the West side of Locust Street, between Marion and Perry Streets, in the City of Reading, County of Berks and State of Pennsylvania, and being bounded and described as follows, to wit:

BEGINNING at a point in the Western building line of Locust Street, distant seventy feet (70') from the Southwest corner of Perry and Locust Streets; thence southward along said Locust Street, thirty feet (30') to a lot of ground, heretofore a five feet (5') wide alley, on which part of the buildings hereby conveyed have been erected; thence along same westward one hundred feet (100') to a ten feet (10') wide alley, running parallel with Locust Street; thence northward along same thirty feet (30') to property conveyed June 30, 1916 to Robert W. Kinkinger, in trust for "The First Moravian Church of Reading"; thence along the same eastward one hundred feet (100') to Locust Street, the place of Beginning.

CONTAINING thirty feet (30') in width on Locust Street, and in depth westward therefrom one hundred feet (100') to said ten feet (10') wide alley.

ALL THAT CERTAIN five feet (5') wide alley situated on the West side of Locust Street, South of Perry Street, in the City of Reading, County of Berks and State of Pennsylvania, more fully bounded and described as follows, to wit:

ON the North by the second tract as the same is described herein above;

ON the South by the first tract as described herein above;

ON the East by Locust Street, and

ON the West by a ten feet (10') wide alley.

CONTAINING in front on said Locust Street, five feet (5') and in depth of that width one hundred feet (100') more or less to said ten feet (10') wide alley in the rear.

PREMISES KNOWN AS 1238 Locust Street, Reading, Pennsylvania 19604.

BEING THE SAME PREMISES WHICH Sam B. Azar and Rowaida Azar, his wife, and Barbara H. Beringer, Esquire, guardian for minors, Daniel Azar and Michael Azar, by Deed dated May 15, 1995 and recorded May 23, 1995 in Record Book 2635, Page 1917, Berks County Records, granted and conveyed unto William Swift.

BEING KNOWN AS 1238 Locust Street, Reading, Pennsylvania 19604.

PARCEL NUMBER: 17-5317-38-17-3118

ACCOUNT NO. 17468525

SEE Deed Book 2635, Page 1917

To be sold as the property of William Swift

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No. 17-03520

Judgment: \$42,471.67

Attorney: Craig H. Fox, Esquire

ALL THAT CERTAIN two-story brick house and lot or piece of ground situate on the northeast corner of Oley and Mulberry Streets and Number 1027 in the City of Reading, County of Berks and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

BEGINNING on the North by an alley; on the South by Oley Street; on the East by property now or late of Franklin Building and Savings Association No. 2; and on the West by said Mulberry Street.

CONTAINING in front, East and West 16', more or less, and in depth 100', more or less.

BEING KNOWN AS 1027 Oley Street, Reading, PA 19604.

PIN NO. 12-5317-53-04-8177

BEING THE SAME PREMISES which Wachovia Bank, N.A., by Deed dated 04/29/2008 and recorded 05/16/2008 in the Office of the Recorder of Deeds in and for the County of Berks in Record Book 5357 Page 776, granted and conveyed unto AC Investment Properties, LLC.

IMPROVEMENTS: Residential Dwelling

To be sold as the property of AC Investment Properties, LLC

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No. 17-03802

Judgment: \$193,704.34

Attorney: Richard M. Squire & Associates, LLC

ALL THAT CERTAIN lot of ground together with the improvements erected thereon, being No. 1164 Ashbourne Drive in the Township of Muhlenberg, County of Berks and Commonwealth

09/28/2017

Vol. 109, Issue 52

of Pennsylvania, being Lot No. 1, Block P on the plan of "Whitford Hill" recorded in Plan Book 41, Page 9, being more fully described as follows;

BEGINNING at a point on the Southeast line of Ashbourne Drive said point on the division line between Lot No. 1 and Lot No. 2 on the aforesaid plan; thence along said Lot No. 2 in a Southeasterly direction by a line making an interior angles of 90 degrees with the Southeast line of Ashbourne Drive, 100.00 feet to Lot No. 27; thence along Lot No. 27 in a Southwesterly direction by a line making an interior angle of 90 degrees with the last described line, 87.65 feet to a point on the Northeast line of Danor Drive; thence along same in a Northwesterly direction by a line making an interior angle of 96 degrees 36 minutes 17 seconds with the last described line, 89.45 feet to a point of curve; thence in a Northwesterly direction along a curve to the right, having a radius of 10.00, a central angle of 96 degrees 36 minutes 17 seconds the arc distance of 16.86 feet to a point on the Southeast line of Ashbourne Drive; thence along same in a Northeasterly direction by a line being tangent to the aforesaid curve, 88.00 feet to Lot No. 2, being the place of BEGINNING.

SUBJECT to a Declaration of Protective Covenants for Section 2, a portion of the remainder of Whitford Hill, recorded in Record Book 2286, Page 491.

BEING THE SAME PREMISES which Anthony J. Mattiuz and Betty L. Mattiuz, by Deed dated 11/06/2009, recorded 11/24/2009, in the Office of the Recorder of Deeds, in and for, Berks County, Instrument #2009054858, conveyed unto Peter Forbes and Lisa Forbes, Grantees herein.

TAX PARCEL: 66-4399-19-61-0762

ACCOUNT NO.: 66037889

SEE Deed Instrument #2009054858

To be sold as the property of Lisa K. Forbes and Peter Forbes

No. 17-03804

Judgment Amount: \$110,341.29

Attorney: Phelan Hallinan Diamond & Jones, LLP

LEGAL DESCRIPTION

ALL THOSE CERTAIN lots or pieces of ground together with the two-story frame dwelling house thereon erected known as House No. 3312 Earl Street, situate in the Borough of Laureldale, formerly the Township of Muhlenberg, Berks County, Pennsylvania (as shown by the map or plan of East Rosedale, surveyed by William Karnes, II and bearing date of December, 1910 said map or plan having been duly recorded in Plan Book Volume 3 Page 33, Berks County Records), said piece of ground being further known as lots now 281 and 282 in said plan, bounded and described as follows:

ON the North by Lot No. 280,

ON the East by Earl Street,

ON the South by a five feet (05') wide alley, and

ON the West by a twenty feet (20') wide alley. CONTAINING IN FRONT on said Earl Street forty feet (40') and in depth or length width one hundred fifteen feet (115') to said twenty feet (20') wide alley.

TITLE TO SAID PREMISES IS VESTED IN Stephen T. Petry, a single man, by Deed from Frank Gromis and Deborah Gromis, husband and wife, dated 04/03/2006, recorded 04/19/2006, in Book 4855, Page 1284.

MORTGAGOR Stephen T. Petry died on 05/25/2016, and upon information and belief, his surviving heir is Kimberly B. Noll. By executed waivers, Kimberly B. Noll waived her right to be named defendant in the foreclosure action.

BEING KNOWN AS 3312 Earl Street, Laureldale, PA 19605-2258.

Residential property

TAX PARCEL NO: 57-5319-18-20-6040

TAX ACCOUNT: 57030800

SEE Deed Book 4855 Page 1284

To be sold as the property of unknown heirs, successors, assigns, and all persons, firms, or associations claiming right, title or interest from or under Stephen T. Petry, deceased, The United States of America c/o The United States Attorney for The Eastern District of PA.

No. 17-04032

Judgment Amount: \$149,318.61

Attorney: Phelan Hallinan Diamond & Jones, LLP

LEGAL DESCRIPTION

THE FOLLOWING described real property located in County of Berks, State of Pennsylvania; being more particularly described as follows:

ALL THAT CERTAIN lot or piece of land situate on the Northeastern corner at the intersection of Rainbow Avenue and Daniel Street, in the development of Wilfox Acres, in the Township of Muhlenberg, County of Berks and Commonwealth of Pennsylvania, being more fully bounded and described as follows, to wit:

BEGINNING at a corner on the Northern building line of Rainbow Avenue (53' wide) said corner being the Southeastern corner of the herein described lot; thence along the aforesaid Rainbow Avenue in a Westerly direction a distance of seventy-nine and twenty-nine hundredths feet (79.29') to a corner at a point of curve connecting the aforesaid Rainbow Avenue with the Eastern building line of Daniel Street (53' wide); thence along a curve bearing to the right in a Northwesterly direction, having radius of twenty feet (20') a central angle of eighty-seven degrees forty-seven minutes thirty seconds (87° 47' 30") a tangent distance of nineteen and twenty-four hundredths feet (19.24 feet) and a distance along the arc of thirty and sixty five hundredths feet (30.65') to a point at a point of tangency; thence in a Northerly direction along the aforesaid Daniel Street, a distance of one hundred ten and eighty-six hundredths feet (110.86') to a point; thence leaving the aforesaid

09/28/2017

Vol. 109, Issue 52

Daniel Street in an Easterly direction along the centerline of a fifteen feet (15') wide reservation for public and municipal utilities and along residue property belonging to Freeport, Inc., forming an interior angle of eighty-seven degrees forty-seven minutes thirty seconds (87° 47' 30") a distance of one hundred three and fifty-four hundredths feet (103.54') to a point; thence in a Southerly direction, continuing along residue property belonging to Freeport, Inc., a distance of one hundred thirty feet (130') to and making a right angle with the first described line, the place of BEGINNING.

CONTAINING thirteen thousand fifty-six and twenty hundredths (13,056.20) square feet.

TITLE TO SAID PREMISES IS VESTED IN Cathy Mitchell and Lee A. Mitchell, by Deed from Cathy Mitchell, f/k/a Cathy A. Rothermel and Lee A. Mitchell, dated 03/10/2014, recorded 03/19/2014, Instrument No. 2014008252.

BEING KNOWN AS 1119 Rainbow Avenue, Reading, PA 19605-1012.

Residential property

TAX PARCEL NO: 66439915723531

TAX ACCOUNT: 66121749

SEE Deed Instrument No. 2014008252

To be sold as the property of Cathy Mitchell a/k/a Cathy A. Mitchell, Lee A. Mitchell.

No. 17-04636

Judgment Amount: \$124,870.09

Attorney: Phelan Hallinan Diamond & Jones,

LLP

LEGAL DESCRIPTION

ALL THAT CERTAIN two-story, brick dwelling house and lot or piece of ground upon which it is erected, being known as No. 440 West Walnut Street, situate on the South side of Walnut Street, in the Borough of Kutztown, County of Berks and State of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point in Walnut Street and in line of property of Warren Haas; thence along the same southwardly one hundred sixty feet, more or less, to a point in Saucony Alley; thence along said alley, eastwardly, twenty-five feet to property of Peter Blatt; thence along the same northwardly one hundred sixty feet, more or less, to aforesaid Walnut Street; thence along the same, westwardly, twenty-five feet to the point or place of beginning.

TITLE TO SAID PREMISES IS VESTED IN Ronald L. Schwoyer, by Deed from Forrest E. Schwoyer, dated 08/23/2013, recorded 09/17/2013, Instrument No. 2013039929.

BEING KNOWN AS 440 West Walnut Street, Kutztown, PA 19530-1421.

Residential property

TAX PARCEL NO: 55544311762275

TAX ACCOUNT: 55007585

SEE Deed Instrument No. 2013039929

To be sold as the property of Ronald L. Schwoyer.

No. 17-04660

Judgment Amount \$130,079.33

Attorney: Roger Fay, Esquire

ALL THAT CERTAIN message, tenement, house and lot of ground situate in the Borough of Womelsdorf, Berks County, Pennsylvania, bounded and described follows, to wit:

BEGINNING at a post corner on the North side of Franklin Street, lot of William Gaul, thence by the same northeasterly two hundred fifty-eight feet, intersecting an alley, thence by the same southeasterly thirty-three feet to a post corner, lot of Peter Spang, thence by the same southwesterly two hundred fifty-eight feet intersecting said Franklin Street, thence by the same northwesterly thirty-three feet to the place of BEGINNING.

CONTAINING in front, North and South thirty-three feet and in depth East and West two hundred fifty-eight feet.

TITLE TO SAID PREMISES vested in Toni Morrissey and Samuel Morrissey by Deed from Dale Weyandt dated October 12, 2006 and recorded on October 24, 2006 in the Berks County Recorder of Deeds in Book 04995, Page 0780 as Instrument No. 2006082573.

BEING KNOWN AS: 107 West Franklin Street, Womelsdorf, PA 19567

TAX PARCEL NUMBER: 4337-07-69-1781

To be sold as the property of Samuel Morrissey and Toni Morrissey

No. 17-04714

Judgment: \$110,725.44

Attorney: Richard M. Squire & Associates,

LLC

ALL THAT CERTAIN lot or piece of ground together with the two-story and attic semidetached frame dwelling house and one-story frame shed, erected thereon, situate on the western side of and known as No. 124 North Walnut Street, between East First Street and East Main Street, in the Borough of Birdsboro, County of Berks and Commonwealth of Pennsylvania, bounded on the North by No. 126 North Walnut Street, being residue property now or late of Emma O'Neil, widow of John E. O'Neil, deceased, on the East by aforesaid North Walnut Street (50 feet wide), on the South by No. 122 North Walnut Street, property now or late of George W. Lacey, and on the West by a twenty (20') wide alley known as Lemon Alley and being more fully bounded and described as follows:

BEGINNING AT A CORNER marked by an iron pin in the western topographical building line of North Walnut Street, as laid out on the topographical survey of the Borough of Birdsboro, a distance of twenty-five feet no inches (25' 0") southwardly from the southern side of a twenty feet (20") wide alley known as Rose Alley, thence in a southerly direction along the western topographical building line of aforesaid North Walnut Street, a distance of a twenty-five feet no inches (25' 0") to a corner marked by an



09/28/2017

Vol. 109, Issue 52

iron pin, thence leaving and making 8 right angles with the aforesaid North Walnut Street and in a westerly direction along the northern side of No. 112 North Walnut Street, property now or late of George W. Lacey, a distance of one hundred fifty feet no inches (150' 0") to a corner marked by an iron pin in the eastern side of a twenty (20') wide alley known as Lemon Alley, thence in a northerly direction along same marking a right angle last described line, a distance of a twenty-five feet no inches (25' 0") to a corner by an iron pin; thence leaving and making a right angle with the aforesaid Lemon Alley and in an easterly direction along the southern side of No. 126 North Walnut Street, being residue property now or late of Emma O'Neil, widow of John E. O'Neil, deceased, and passing through the frame stud party wall between the dwellings, a distance of one hundred fifty feet no inches (150' 0") to and making a right angle with the aforesaid North Walnut Street at the place of beginning.

FOR INFORMATION PURPOSES ONLY

THE IMPROVEMENTS thereon being known as No. 124 N. Walnut Street, Birdsboro, PA 19508.

BEING KNOWN AND NUMBERED at 124 North Walnut Street Birdsboro, PA 19508.

BEING THE SAME PREMISES in which Mary E. Kriebel n/k/a Mary E. Kile by Deed dated February 20, 2009 and recorded in the Office of Recorder of Deeds in and for Berks on April 02, 2009 at Instrument #2009013886, conveyed unto Mary E. Kile.

PARCEL NO. 31-5344-10-35-9353

To be sold as the property of Mary E. Kile

No. 17-04823

Judgment: \$161,853.96

Attorney: Samantha Gable, Esquire

ALL THAT CERTAIN lot or piece of ground, together with the 2-1/2 story brick dwelling, known as House No. 3431 St. Lawrence Avenue: the 1 story frame garage, and the 2 story frame barn erected thereon, situate on the Northern side of St. Lawrence Avenue, West of Adams Street, in the Borough of St. Lawrence, County of Berks and Commonwealth of Pennsylvania, more particularly bounded and described as follows, to wit:

BEGINNING at a point in the Northern side of St. Lawrence Avenue, a corner of property now or late of William J. Wise, et ux.; thence along said property, North 55 degrees 10 minutes East, a distance of 196.75 feet to property now or late of David S. Brumbach; thence along said property, South 36 degrees 41 minutes East, a distance of 50.33 feet to property of John Rhine; thence along said property, South 47 degrees 58 minutes, West, a distance of 200.02 feet to a point in the Northern side of St. Lawrence Avenue; thence along the same, North 34 degrees 48 minutes West, a distance of 75.00 feet to the place of beginning.

BEING THE SAME PREMISES which Gary F. Hartman and Dorothy H. Hartman, husband

and wife, by Deed dated 6/18/2004 and recorded 7/1/2004, in the Office of the Recorder of Deeds in and for the County of Berks, in Deed Book 4097, Page 2160, granted and conveyed unto James K. Hilton and Ava A. Hilton, husband and wife.

TAX PARCEL NO 81532606479570

BEING KNOWN AS 3431 Saint Lawrence Avenue assessed as 3431 St. Lawrence Avenue, Reading, PA 19606

Residential Property

To be sold as the property of James K. Hilton and Ava A. Hilton

No. 17-04866

Judgment Amount: \$82,859.54

Attorney: KML Law Group, P.C.

LEGAL DESCRIPTION

ALL THOSE TWO (2) CERTAIN tracts or pieces of land situate on North Second Street, being #24 North Second Street, in the Borough of Womelsdorf, County of Berks and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

TRACT #1 - BEGINNING at a post corner of North Second Street, thence North Second Street, thence North sixty-nine (69) degrees West, sixty-six (66) feet to a post corner of lot now or late of Oscar Manbeck, thence by the same, North twenty-one (21) degrees East, eighteen (18) feet four (4) inches to lot now or late of Emma M. Brown, thence by the same, South sixty-nine (69) degrees East, sixty-six (66) feet to a post corner on said North Second Street, thence West eighteen (18) feet four (4) inches to the place of BEGINNING.

TRACT #2 - BEGINNING at a post corner on the West side of North Second Street, intersecting lot now or late of Womelsdorf Bank and Trust Company, thence Northwesterly sixty-six (66) feet to a post corner intersecting lot now or late of Oscar Manbeck, thence Northeasterly fifteen (15) feet in line of said lot to a post intersecting Tract #1 above-described, thence by the same, Southeasterly sixty-six (66) feet intersecting said North Second Street, thence by the same, Southwesterly fifteen (15) feet to the place of BEGINNING.

THEREON ERECTED A DWELLING HOUSE KNOWN AS: 24 North 2nd Street, Womelsdorf, PA 19567

TAX PARCEL #95433707595328

ACCOUNT: 95000900

SEE Deed Book/Page

Instrument Number 2009045928

Sold as the property of: Melanni L. Leavy and Jared L. Morgan

No. 17-04870

Judgment: \$152,282.48

Attorney: McCabe, Weisberg & Conway, P.C.

TAX I.D. #59-5473-16-83-2896

ALL THAT CERTAIN message and lot of

09/28/2017

Vol. 109, Issue 52

ground situate in Longswamp Township, County of Berks and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a stone, then by Barclay Street South six and three-fourths (6-3/4) degrees West thirty (30) feet to a corner; thence by property of John L. Trexler, South eighty-three and one-fourth (83-1/4) degrees East, one hundred eighty-eight (188) feet six (06) inches to a corner; thence by Fulton Alley, North one and one-half (1-1/2) degrees West, fifty-six (56) feet seven (07) inches to a corner; thence by Second Street, South eighty-eight and one-half (88-1/2) degrees West, one hundred eight-two (182) feet one (01) inch to the place of Beginning.

BEING KNOWN AS: 21 Barclay Street, Longswamp, Pennsylvania 19539.

TITLE TO SAID PREMISES is vested in Michael Allen Dey by Deed from Steven F. Schaedler and Cheryl A. Schaedler dated August 3, 2007 and recorded August 7, 2007 in Deed Book 5196, Page 387 Instrument Number 2007048466.

To be sold as the property of Michael Allen Dey

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No. 17-04958

Judgment: \$422,599.77

Attorney: Sarah A. Elia, Esquire

TRACT NO. 1

ALL THAT CERTAIN lot or piece of ground together with various buildings erected thereon, situate on the northern side of a fifteen feet (15') wide alley, known as Portland Avenue, between Morwood Avenue and West Lawn Avenue in West Wyomissing, Spring Township, Berks County, Pennsylvania, bounded on the North by Conrail right-of-way, formerly Reading Company-Lebanon Valley Branch, on the East by No. 2115 Portland Avenue, property now or late of John R. Dietrich and Lillian H. Dietrich, his wife, on the South by the aforesaid fifteen feet (15') wide alley, known as Portland Avenue, and on the West by property belonging to Pennsylvania Power and Light Company, and being more fully bounded and described in accordance with a survey made in November 1959 by Walter E. Spotts and Associates as follows, to wit:

BEGINNING at a corner marked by an iron pin on the northern side of a fifteen feet (15') wide alley, known as Portland Avenue, a distance of one hundred seventy and two hundredths feet (170.02') measured in a westwardly direction along the northern side of the aforesaid Portland Avenue from its intersection with the western side of Morwood Avenue; thence continuing in a westwardly direction along the northern side of the aforesaid Portland Avenue crossing a twenty feet (20') wide alley, a distance of three hundred thirty-one and sixty-six hundredths feet (331.66') to a corner marked by an iron pin; thence leaving and making a right angle with the aforesaid Portland Avenue in a northwardly direction along property belonging to the Pennsylvania Power

and Light Company, a distance of seventy and eighty-two hundredths feet (70.82') to a corner marked by an iron pin in the southern right-of-way line of Conrail, formerly the Reading Company-Lebanon Valley Branch; thence along the aforesaid right-of-way-line of Conrail, by a line being forty-one and zero hundredths feet (41.00') South of and parallel to the center line of the aforesaid right-of-way line of Conrail in an eastwardly direction recrossing the aforesaid twenty feet (20') wide alley making an interior angle of ninety-five degrees fifty-one minutes thirty seconds (95° 51' 30") with the last described line, a distance of three hundred thirty-three and forty hundredths feet (333.40') to a corner marked by an Iron pin; thence leaving and making an interior angle of eighty-four degrees eight minutes thirty seconds (84° 08' 30") with the aforesaid right-of-way line of Conrail in a southerly direction along No. 2115 Portland Avenue, property now or late of John R. Dietrich and Lillian M. Dietrich, his wife, a distance of one hundred four and eighty-five hundredths feet (104.85') to and making a right angle with the aforesaid fifteen feet (15') wide alley known as Portland Avenue, at the Place of Beginning.

CONTAINING twenty-nine thousand one hundred thirty-one and thirty-five hundredths square feet (29,131.35 sq. ft.) of land.

BEING THE SAME PREMISES which Mary L. Law, widow conveyed unto Frank Ferrara & Son, Inc., a Pennsylvania Corporation by Deed dated July 22, 1986 and recorded July 24, 1986 in the Recorder's Office in and for Berks County in Book 1903, Page 894.

EXCEPTING THERE FROM, premises which Frank Ferrara & Son, Inc., a Pennsylvania Corporation, conveyed unto Balton Properties, LLC by Deed dated October 10, 2013 and recorded October 16, 2013 in Instrument #2013044031, bounded and described as follows:

ALL THAT CERTAIN parcel of land on the North side of Portland Avenue situate in Spring Township, Berks County, Pennsylvania, being Parcel 2 on the Richard E. Law Subdivision recorded in Plan Book Volume 89, Page 15, Berks County Records, and being more fully bounded and described as follows, to wit:

BEGINNING at an iron pipe found on the northern right-of-way line of Portland Avenue (15' wide), said point being a corner of lands of An Thi Doan; thence along the northern right-of-way line of Portland Avenue in a southwesterly direction 140.00 feet to a point, a corner of Lot 1 of Plan Book Volume 89, Page 15; thence along lands of Lot 1 of Plan Book Volume 89, Page 15, in a northwesterly direction making a right angle with the last described line 90.48 feet to a point on the southern right-of-way line of the Lebanon Valley Branch of Pennsylvania Lines, LLC; thence along the southern right-of-way line of the Lebanon Valley Branch of Pennsylvania Lines, LLC, in a northeasterly direction making an interior angle of 95 degrees 51 minutes 30

09/28/2017

Vol. 109, Issue 52

seconds with the last described line 140.73 feet to an iron pipe found, a corner of lands of An Thi Doan; thence along lands of An Thi Doan, in a southeasterly direction making an interior angle of 84 degrees 08 minutes 30 seconds with the last described line 104.85 feet, making a right angle with the first described line to an iron pipe found, the place of beginning.

CONTAINING 13,672.4 square feet.

TRACT NO. 2

ALL THAT CERTAIN piece or parcel of land situate in the Township of Spring, County of Berks, Commonwealth of Pennsylvania, bounded and described as follows:

BEGINNING at a point in the southerly line of the right of way of Reading Company's Lebanon Valley Branch Railroad and in the easterly line of a 20 feet wide alley, said point being 353.65 feet easterly from the easterly side of West Lawn Avenue; thence along Reading Company's right of way in an easterly direction for a distance of 60.3 feet to a point; thence through land now or formerly of David H. and Bessie P. Relyea by a line parallel to the above-mentioned alley in a southerly direction for a distance of 70.8 feet to the northerly line of a 15 feet wide alley; thence along said alley in a westerly direction for a distance of 60.0 feet to the easterly line of the aforementioned 20 feet wide alley; said point being 351.79 feet easterly from the easterly line of West Lawn Avenue; thence along the easterly line of said alley in a northerly direction for a distance of 64.63 feet to the place of beginning.

CONTAINING 0.09 of an acre, more or less.

BEING THE SAME PREMISES which Pennsylvania Power & Light Company, a Pennsylvania Corporation by Deed dated February 26, 1988 and recorded October 18, 1989 in Berks County in Record Book 2100, Page 97 conveyed unto Frank Ferrara & Son, Inc., in fee.

TAX ID/PARCEL NO. 80 439609069798

BEING KNOWN AS: 2125 Portland Avenue, Reading, PA 19609; Tax Parcel ID No. 80439609069798 a/k/a 2125 Portland Avenue, 2121 Portland Avenue, and 2119 Portland Avenue, Reading, PA 19609

To be sold as the property of Frank Ferrara & Son, Inc.

No. 17-05435

Judgment Amount: \$31,770.56

Attorney: Phelan Hallinan Diamond & Jones, LLP

LEGAL DESCRIPTION

ALL THAT CERTAIN two-story brick dwelling house and lot of ground, situate on the Northwest corner of Locust Street and a 10 feet wide alley between Robeson and Marion Streets, being No. 1114 Locust Street, in the City of Reading, County of Berks and State of Pennsylvania, bounded and described as follows, to wit:

ON the North by property now or late of Edward W. DeHaven;

ON the East by Locust Street;  
ON the South by a 10 feet wide alley; and  
ON the West by a 10 feet wide alley.

CONTAINING in front along Locust Street, 13 feet 4 inches and in depth of equal width 105 feet to said 10 feet wide alley.

BEING THE SAME PREMISES which James M. Rhodenizer and Patricia A. Bruckart, n/k/a Patricia A. Rhodenizer, by Deed dated 11/11/1997 and recorded 3/6/1998 in Record Book Volume 2916, Page 991, Berks County Records, granted and conveyed unto James M. Rhodenizer and Patricia A. Rhodenizer, husband and wife.

TITLE TO SAID PREMISES IS VESTED IN Juan Mares Palomares, by Deed from James M. Rhodenizer and Patricia A. Rhodenizer, h/w, dated 09/25/2003, recorded 10/27/2003, in Book 3913, Page 316.

BEING KNOWN AS 1114 Locust Street, Reading, PA 19604-2130.

Residential property

TAX PARCEL NO. 13-5317-38-16-3410

TAX ACCOUNT: 13467200

SEE Deed Book 3913 Page 316

To be sold as the property of Juan Mares Palomares.

No. 17-05571

Judgment Amount: \$114,345.21

Attorney: Phelan Hallinan Diamond & Jones, LLP

LEGAL DESCRIPTION

ALL THAT CERTAIN two and one-half story brick dwelling house and lot of ground situate in the Borough of Laureldale (formerly Muhlenberg Township), County of Berks and Commonwealth of Pennsylvania, as shown by map or plan of Belmont, surveyed by William H. Dechant, bearing date January 1913, said map or plan being duly executed and recorded in the Recorder's Office of Berks County and Commonwealth of Pennsylvania, in Plan Book 4 Page 13, and being further known as Lots Nos. 43, 44, 45 and 46 of said plan of lots laid out by the Belmont Land Company and known as Belmont, said lots being bounded.

ON the North by Telephone Exchange Company;

ON the East by Kutztown Avenue;

ON the South by Lot No. 42; and

ON the West by a fifteen feet wide alley.

CONTAINING in front on Kutztown Avenue, eighty-seven (87) feet and in depth two hundred twelve feet and one-half inches (212 feet 2-1/2 inches).

EXCEPTING THEREOUT AND THEREFROM ALL THAT CERTAIN tract or parcel of land together with the one-story concrete block building and other improvements thereon erected situate on the Westerly side of Kutztown Road, Borough of Laureldale, County of Berks and Commonwealth of Pennsylvania, as more fully described in a Deed from Nicola Lafata and Lillian C. Lafata to Barry F. Bennett

09/28/2017

Vol. 109, Issue 52

and Faye R. Bennett dated 11/9/1977 and recorded in Deed Book 1724, Page 923.

TITLE TO SAID PREMISES IS VESTED IN Angel L. Jimenez and Cindy Jimenez, h/w, by Deed from Mario Caloiero, dated 09/18/2008, recorded 09/22/2008, in Book 5420, Page 13.

BEING KNOWN AS 3422 Kutztown Road, Laureldale, PA 19605-2647.

Residential property

TAX PARCEL NO: 57530808994631

TAX ACCOUNT: 57087500

SEE Deed Book 5420 Page 13

To be sold as the property of Angel L. Jimenez, Cindy Jimenez.

No. 17-05586

Judgment: \$156,919.44

Attorney: Samantha Gable, Esquire

ALL THAT CERTAIN lot of ground together with the improvements thereon erected situated on the northern side of Washington Avenue, between Bucks Street and North Reber Street, in the Borough of Wernersville, County of Berks, and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point on the northern property line of Washington Avenue, as shown on the topographical survey of the Borough of Wernersville, 185 feet West of the northwest property line intersection of Washington Avenue and Bucks Street; thence in a westerly direction along the northern property line of Washington Avenue, a distance of 65 feet to a point; thence in a northerly direction forming a right angle with the last described line, a distance of 115.05 feet to a point; thence in an easterly direction forming a right angle with the last described line, a distance of 65 feet to a point; thence in a southerly direction forming a right angle with the last described line, a distance of 115.05 feet to the place of Beginning.

BEING THE SAME PREMISES which Heather L. Wagner n/k/a Heather L. Sellers, by Deed dated 6/30/2009 and recorded 7/2/2009, in the Office of the Recorder of Deeds in and for the County of Berks, Instrument #2009031131, granted and conveyed unto Brindon D. Pfeffer and Amanda J. Pfeffer.

TAX PARCEL NO. 904366-07-67-5793

BEING KNOWN AS 123 East Washington Street assessed as 123 East Washington Avenue, Wernersville, PA 19565

Residential Property

To be sold as the property of Brindon D. Pfeffer and Amanda J. Pfeffer

No. 17-05995

Judgment: \$141,359.38

Attorney: Samantha Gable, Esquire

ALL THAT CERTAIN two-story frame dwelling house being No. 62 Peach Alley in the Borough of Mohnton, Berks County, Pennsylvania, being more specifically bounded

and described as follows, to wit:

BEGINNING at an iron pin in the building line of Chestnut Street in the said Borough of Mohnton, being also corner of the intersection of the said Chestnut Street by Orange Alley; thence along said Orange Alley North 88 degrees 30 minutes East, a distance of 216 feet 10-5/8 inches to an iron pin; being the corner of the intersection of Orange Alley with Peach Alley; thence along Peach Alley, South 2 degrees East 117 feet to a stake; thence along lands of Samuel Burkhardt and Carrie E. Burkhardt, his wife, South 88 degrees 30 minutes West, a distance of 216 feet 8-1/4 inches to a corner in the building line of Chestnut Street; thence along the said Chestnut Street North 2 degrees 6 minutes West, 117 feet to an iron pin, the place of BEGINNING. Said premises being Lot No. 11, 12, 13 and the northerly 18 feet of Lot No. 14 on the plan of Samuel K. Mohn, but not recorded and containing in front on Peach Alley 117 feet and in depth along Orange Alley 216 feet 10-5/8 inches and along property of Samuel Burkhardt and wife 216 feet 8-1/4 inches.

EXCEPTING THEROUT AND THEREFROM ALL THAT CERTAIN lot or piece of ground situate on the Southeastern corner of the intersection of North Chestnut Street and Orange Alley in the Borough of Mohnton, County of Berks and Commonwealth of Pennsylvania, being in portion of Lot Nos. 11, 12, 13 and 14 as shown on a map or plan of building lots as laid out by Samuel K. Mohn bounded on the North by a twenty (20) feet wide alley known as Orange Alley, on the East by the residue port of Lot Nos. 11, 12, 13 and 14 upon which is erected No. 62 Peach Alley, residue property belong to Charles W. Kissling and Ethel Kissling, his wife, on the South by residue property of Lot No. 14, upon which is erected No. 141 North Chestnut Street, property of Samuel Burkhardt and Carrie F. Burkhardt, his wife, on the West by the aforesaid North Chestnut Street (44 feet wide), and being more fully bounded and described as follows, to wit:

BEGINNING at an iron pin on the Southeastern corner of the intersection of North Chestnut Street and Orange Alley, as laid out on the topographical survey of the Borough of Mohnton; thence leaving the aforesaid North Chestnut Street and along the Southern side of the aforesaid Orange Alley, North eighty-eight degrees thirty minutes East (N. 88° 30' E.) a distance of one hundred eight feet no inches (108' 0") to a corner; thence leaving the aforesaid Orange Alley and along residue portion of Lot Nos. 11, 12, 13 and 14, upon which is erected No. 62 Peach Alley, residue property belonging to Charles W. Kissling and Ethel Kissling, his wife, South two degrees six minutes East (S. 2° 06' E.) a distance of one hundred seventeen feet no inches (117' 0") to a corner; thence along residue portion of Lot No. 14, upon which is erected No. 141 North Chestnut Street property belonging to Samuel Burkhardt and Carrie E. Burkhardt, his wife, South

09/28/2017

Vol. 109, Issue 52

eighty-eight degrees thirty minutes West (S. 88° 30' W.) a distance of one hundred eight feet no inches (108' 0") to a corner marked by an iron pin in the Eastern topographical building line of the aforesaid North Chestnut Street; thence along same, North two degrees six minutes West (N. 2° 06' W.) a distance of one hundred seventeen feet no inches (117' 0") to the place of BEGINNING.

BEING THE SAME PREMISES as conveyed to Megan Brown by Deed of HETCO, Inc. recorded 08.19.2013 as Instrument 2013035451 in the Recorder of Deeds Office of Berks County, PA.

TAX PARCEL NO. 65439513220518  
(PIN: 439513220518)

BEING KNOWN AS 62 Peach Street, Mohnton, PA 19540

Residential Property  
To be sold as the property of Megan Brown

No. 17-12201

Judgment: \$218,376.82

Attorney: Samantha Gable, Esquire

ALL THAT CERTAIN lot or piece of ground, together with the improvements erected thereon, located on the western side of Pomander Avenue (60 feet wide), and being Lot No. 127, as shown on plan of lots known as "Lorane Orchards" recorded in Plan Book Volume 42, Page 2, Berks County Records, situate in the Township of Exeter, County of Berks and Commonwealth of Pennsylvania, being more fully bounded and described as follows, to wit: beginning at a point on the western building line of Pomander Avenue a corner in common of the herein described lot with Lot No. 128, thence extending in a southwesterly direction along the western building line of Pomander Avenue, a distance of 72.00 feet to a point, a corner of Lot No. 126; thence extending in a northwesterly direction along Lot No. 126, by a line forming an interior angle of 90 degrees with the western building line of Pomander Avenue, a distance of 125.51 feet to a point, in line of Lot No. 121, thence extending in a northeasterly direction along Lot No. 121 and Lot No. 120, by a line forming an interior angle of 89 degrees 33 minutes 48 seconds with the last described line, a distance of 72.00 feet to a point, a corner of Lot No. 128 by a line forming an interior angle of 90 degrees 26 minutes 12 seconds with the last described line and forming an interior angle of 90 degrees with the western building line of Pomander Avenue, a distance of 124.96 feet to the place of beginning.

BEING THE SAME PREMISES which Edward Berger and Sandra Berger, by Deed dated 6/29/2007 and recorded 7/20/2004, in the Office of the Recorder of Deeds in and for the County of Berks, in Deed Book 5184, Page 351, granted and conveyed unto Robert A. Santangelo and Catherine Santangelo.

TAX PARCEL NO. 43532516840843  
MAP 532516840843

BEING KNOWN AS 800 Pomander Avenue,

Reading, PA 19606

Residential Property

To be sold as the property of Robert A. Santangelo and Catherine Santangelo

No. 17-12205

Judgment: \$252,117.10

Attorney: Jessica N. Manis, Esquire

Legal Description

ALL THAT CERTAIN parcel of land located on the southwesterly terminus of Stetler Court (R/W diameter = 120 ft. at the cul-de-sac), situate in Earl Township, Berks County, Pennsylvania. Described according to the "Laurel Ridge" subdivision plan as prepared by Aston Surveyors/Engineers, Inc., Boyertown, PA, Plan No. 2045-6D dated February 7, 1997 as last revised being Lot 3 herein, bounded on the North by land now or late of Raymond A. & Mary T. Spaide, on the East by Lots 4 and 6 of the said plan and by the terminus of Stetler Court, on the South by the land of Martin Peterka, and on the West by Lots 1 and 2 of the said plan, being more fully described as follows:

BEGINNING at a point on the southwesterly terminus of Stetler Court, a corner of this and Lot 4 of the said plan, said point being located in the MET ED Transmission Line right-of-way.

THENCE from the point of beginning, along the right-of-way of Stetler Court, the next two courses and distances to wit:

1) Leaving the MET ED Transmission Line right-of-way, along a line curving to the left, having a central angle of 168 deg. 30' 25", a radius of 60.00 ft., an arc length of 176.46 ft., a tangent of 596.22 ft., a chord bearing & distance of North 80 deg. 10' 13" East 119.40 ft. to a point of reverse curve.

2) Along a line curving to the right, having a central angle of 53 deg. 58' 05", a radius of 25.00 ft., an arc length of 23.55 ft., a tangent of 12.73 ft., a chord being & distance of North 22 deg. 54' 03" East 22.69 ft. to a point, a corner of this and Lot 6 of the said plan.

THENCE leaving the right-of-way of Stetler Court, along Lot 6, South 40 deg. 06' 54" East 162.27 ft., to a point, corner in the line of land of Martin Peterka.

THENCE along the land of Martin Peterka the next two courses & distances to wit:

1) South 89 deg. 27' 57" West 185.50 ft. to a stone heap found, a corner

2) South 44 deg. 23' 09" West 830.75 ft. to a point, a corner of this and Lot 1 of the said plan.

THENCE along Lots 1 and 2, North 40 deg. 19' 11" West 614.02 ft. to a point in the line of land now or late of Raymond A. & Mary T. Spaide, the line crossing the MET ED Transmission Line right-of-way.

THENCE along the land now or late of Raymond A. & Mary T. Spaide, North 49 deg. 40' 49" East 450.00 ft. to a point, a corner of this and Lot 4 of the said plan.

THENCE along Lot 4, the next two courses

09/28/2017

Vol. 109, Issue 52

&amp; distances to wit:

1) South 40 deg. 19' 11" East 396.05 ft. to a point, a corner, the line crossing into the MET ED Transmission Line right-of-way.

2) North 56 deg. 29' 03" East 400.00 ft. to the point of BEGINNING.

CONTAINING 7.602 acres.

ALSO THAT CERTAIN parcel of land known as Stetler Court and a portion of Power Line Road, being more fully described as follows:

BEGINNING at a point in Power Line Road, a corner of this and Lot 5 of the said plan. Thence in and through the bed of Power Line Road, South 38 deg. 46' 40" East 90.02 ft. to a point, a corner of this and Lot 6 of the said plan.

THENCE leaving the bed of Power Line Road, along Lot 6, the next three courses and distances to wit:

1) South 49 deg. 53' 06" West 30.18 ft. to a point, a corner.

2) Along a line curving to the left, having a central angle of 90 deg. 00' 00", a radius of 20.00 ft., an arc length of 31.42 ft., a tangent of 20.00 ft., a chord bearing & distance of North 85 deg. 06' 54" West 28.28 ft., to a point of tangent.

3) South 49 deg. 53' 06" West 602.67 ft. to a point of curve, a corner of this and Lot 3 of the said plane.

THENCE along Lots 3 and 4 the next three courses & distances to wit:

1) Along a line curving to the left, having a central angle of 53 deg. 58' 05", a radius of 25.00 ft., an arc length of 23.55 ft., a tangent of 12.73 ft., a chord bearing & distance of South 22 deg. 54' 03" West 22.69 ft. to a point of reverse curve.

2) Along a line curving to the right, having a central angle of 287 deg. 56' 10", a radius of 60.00 ft., an arc length of 301.53 ft., a chord bearing & distance of North 40 deg. 06' 54" West 70.59 ft. to a point of reverse curve.

3) Along a line curving to the left, having a central angle of 53 deg. 58' 05", a radius of 25.00 ft., an arc length of 23.55 ft., a tangent of 12.73 ft., a chord bearing and distance of North 76 deg. 52' 09" East 22.69 ft., to a point of tangent.

THENCE along Lots 4 and 5 of the said plan, the next three courses & distances to wit:

1) North 49 deg. 53' 06" East 602.67 ft. to a point of curve

2) Along a line curving to the left, having a central angle of 90 deg. 00' 00", a radius of 20.00 ft., an arc length of 31.42 ft., a tangent of 20.00 ft., a chord bearing and distance of North 4 deg. 53' 06" East 28.28 ft. to a point of tangent.

3) Thence in and through Power Line Road, North 49 deg. 53' 06" East 28.28 ft. to a point of BEGINNING.

BEING THE SAME PREMISES AS Henry L. Stetler, by Deed dated February 23, 2004, and recorded on March 31, 2004, by the Berks County Recorder of Deeds in Deed Book 4027, at Page 1152, Instrument No. 26534, granted and conveyed unto John C. Schmidt and Jacque L. Schmidt, as tenants by the entireties.

BEING KNOWN AND NUMBERED AS 3 Stetler Court, Boyertown, PA 19512.

ALSO BEING KNOWN AND NUMBERED AS 28 Stetler Court, Boyertown, PA 19512.

PARCEL NO. 42536704735521

TAX ACCOUNT NO. 42-000143 and

PARCEL NO. 42536704736645

TAX ACCOUNT NO. 42-069920

To be sold as the property of Jacque L. Schmidt and John C. Schmidt

No. 17-12250

Judgment: \$131,179.21

Attorney: Cristina L. Connor, Esquire

Scott A. Dietterick, Esquire

Kimberly A. Bonner, Esquire

Kimberly J. Hong, Esquire

Michael E. Carleton, Esquire

Meredith H. Wooters, Esquire

Justin F. Kobeski, Esquire

Matthew P. Curry, Esquire

Holly N. Wolf, Esquire

Karina Velter, Esquire

LEGAL DESCRIPTION

Purpart No. 1

ALL THAT CERTAIN lot or piece of ground and the two and one-half story stone and brick dwelling house thereon erected, known as House No. 810 Farr Place, situate on the Western side of Farr Place North of Farr Road, in the 18th Ward of the City of Reading, County of Berks and State of Pennsylvania, more particularly bounded and described as follows, to wit:

BEGINNING AT A POINT in the Western building line of Farr Place, said point being 283.37' North of the Northern building line of Farr Road as measured along the Western building line of Farr Place as shown on the topographical survey of the City of Reading; thence in a Westerly direction along residue property of Wyomissing Federal Savings and Loan Association, on a line radial to the curve in the aforesaid Western building line of Farr Place at said beginning point (said curve having a radius of 315'), a distance of 184.59' to a point of property now or late of Irvin E. Impink; thence in a Northwesterly direction, along property now or late of Irvin F. Impink and making an interior angle of 101 degrees 59 minutes with the last described line, a distance of 130.44' to a point; thence in a Northeasterly direction along residue property of Wyomissing Federal Savings and Loan Association, at right angles to last described line, a distance of 50.85' to a point of property now or late of Michael J. Penta; thence in a Southeasterly direction, along property, now or late of Michael J. Penta, and making an interior angle of 142 degrees 55-1/2 minutes with the last described line, a distance of 185.10' to as point in the aforesaid Western building line of Farr Place; thence in a Southerly direction along the said Western building line of Farr Place, by a line curving to the left said curve having a radius of 315', a central angle of 10 degrees 55 minutes,

09/28/2017

Vol. 109, Issue 52

and a distance along the curve of 60' to the place of beginning.

Purpart No. 2

ALL THAT CERTAIN lot or piece of ground situate on the Western side of Farr Place, North of Farr Road, in the 18th Ward of the City of Reading, County of Berks and State of Pennsylvania, more particularly bounded and described as follows, to wit:

BEGINNING AT A POINT in the Western building line of Farr Place, said point being 258.37' North of the Northern building line of Farr Road, as measured along the Western building line of Farr Place as shown on the topographical survey of the City of Reading, thence in a Westerly direction along residue property of Wyomissing Federal Savings and Loan Association, on a line radial to the curve in the aforesaid Western building line of Farr Place 177.85' to a point of property now or late of Irvin F. Impink; thence in a Northwesterly direction, along property now or late of Irvin F. Impink, and making an interior angle of 97 degrees 26 minutes 10 seconds with the last described line, a distance of 39.94' a point of other property of the grantors, and making an interior angle of 78 degrees 01 minute with the last described line a distance of 184.59' to a point in the aforesaid Western building line of Farr Place, thence in a Southerly direction along the Western building line of Farr Place, by a line curving to the left, said curve having a radius of 315', a central angle of 04 degrees 32 minutes 50 seconds, and a distance along the curve of 25' to the place of beginning.

BEING THE SAME PROPERTY conveyed to Daniel R. Smith who acquired title by virtue of a Deed from James R. Kline, no marital status shown, dated August 24, 2004, recorded September 2, 2004, at Document ID 68244, and recorded in Book 4141, Page 1799, Office of the Recorder of Deeds, Berks County, Pennsylvania.

HAVING ERECTED THEREON A DWELLING HOUSE known as 810 Farr Place, Reading, PA 19611.

PARCEL NO.: 18439616948321

ACCOUNT: 18373150

SEE Deed Book Volume 4141, Page 1799

To be sold as the property of Daniel R. Smith

No. 17-12265

Judgment Amount: \$125,663.52

Attorney: Phelan Hallinan Diamond & Jones, LLP

LEGAL DESCRIPTION

ALL THAT CERTAIN two-story brick, two-family dwelling and business stand and the lot or piece of ground upon which the same is erected, situate at the Southwest corner of North Eleventh Street and Exeter Street, being No. 1632 North Eleventh Street and No. 1632-A North Eleventh Street, in the City of Reading, County of Berks and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

ON the North by said Exeter Street;

ON the East by said North Eleventh Street;

ON the South by property now or late of George W. Peschell and Anna Peschell, his wife; and

ON the West by an alley.

CONTAINING in front or width on said North Eleventh Street, thirty-five feet (35 feet) and in depth or length of equal width, one hundred ten feet (110) to said alley.

TAX PARCEL NO. 17531721190434

ACCOUNT NO. 17179800

BEING KNOWN AS 1632 N. 11th Street, Reading, Pennsylvania 19604.

SINGLE-FAMILY residential dwelling.

BEING THE SAME PREMISES which Barry J. Jozwiak, Sheriff of the County of Berks, by Deed dated October 6, 2006, and recorded November 15, 2006, in Book 5011, Page 1838, granted and conveyed unto Kevin D. Deck, in fee.

TITLE TO SAID PREMISES IS VESTED in Enrique Urbina, by Deed from Kevin D. Deck, dated 05/01/2013, recorded 05/06/2013, Instrument No. 2013018614.

BEING KNOWN AS 1632 North 11th Street, Reading, PA 19604-1714.

Residential property

TAX PARCEL NO: 17531721190434

TAX ACCOUNT: 17179800

SEE Deed Instrument #2013018614

To be sold as the property of Enrique Urbina.

No. 17-12381

Judgment: \$115,893.75

Attorney: Samantha Gable, Esquire

ALL THAT CERTAIN one-story log and stucco dwelling and the parcel of land on which it is erected situated on the West side of Cold Run Road in the Township of Robeson, County of Berks and Commonwealth of Pennsylvania, bounded and described according to a survey dated 6/14/1974 by Comstock and Stapleton, Registered Land Surveyors, as follows:

BEGINNING at the Northeast corner thereof, a point in the bed of Cold Run Road, said point being located by a bearing of South 23 degrees 27 minutes 30 seconds East and a distance of 151.55 feet from a P. K. nail in the intersection of said Cold Run Road with Tower Road; thence extending from said beginning point along in the bed of said Cold Run Road South 07 degrees 42 minutes 30 seconds East, 40.88 feet to a point; thence continuing along in said road South 09 degrees 57 minutes West, a distance of 70.86 feet to a point; thence leaving Cold Run Road by land now or late of Alfred Killian for the following three courses and distances: (1) South 75 degrees 38 minutes West 58.00 feet to an ash tree; (2) South 88 degrees 08 minutes West a distance of 62.2 feet to an existing concrete block; and (3) North 12 degrees 30 minutes West passing over another existing concrete block 56.5 feet from the last mentioned corner for a distance of 92.72 feet to an iron pin set; thence along land retained by the grantees herein, Walter D. Yoder et ux,

09/28/2017

Vol. 109, Issue 52

North 76 degrees East passing over a spike set 8 feet to the next point 149.63 feet to the place of Beginning.

CONTAINING 14,236 square feet or 0.327 acre of land be the same more or less.

BEING THE SAME PREMISES which W. Douglass Yoder, Jr. by his agent William F. Yoder, by Deed dated 8/26/2011 and recorded 9/1/2011, in the Office of the Recorder of Deeds in and for the County of Berks, Instrument #2011032527, granted and conveyed unto James E. Skiles and Desiree Cleveland.

TAX PARCEL NO 5332-19-51-1686

BEING KNOWN AS 692 Cold Run Road, Birdsboro, PA 19508

Residential Property

To be sold as the property of James E. Skiles and Desiree Cleveland

No. 17-12459

(In Rem) Judgment in Mortgage Foreclosure \$298,378.03

Attorney Joseph L. Haines, Esquire

LEGAL DESCRIPTION

ALL THAT CERTAIN lot or tract of land situate on the East side of Shiloh Road, Legislative Route L.R. 06089 in the Township of Caernarvon, County of Berks and Commonwealth of Pennsylvania being Lot 2 on the plan of lots of Caernarvon Woods Subdivision, recorded in Plan Book Volume 118 Page 5, Berks County Records being more fully bounded and described in accordance with a survey by Andrew F. Kent, Professional Land Surveyor, designated 13-04-80 as follows to wit:

BEGINNING at a spike in Shiloh Road, L.R. 06089, a corner of Lot No. 1; thence in Shiloh Road the two following courses and distances (1) North 5 degrees 54 minutes 03 seconds West 95.99 feet to a spike; (2) in a Northerly direction by a line curving to the right having a radius of 3,144.76 feet, a central angle of 0 degrees 59 minutes 06 seconds and a distance along the arc of 54.06 feet to a spike a corner of Lot No. 3; thence leaving said road and along Lot No. 3 and Lot No. 5 North 85 degrees 43 minutes 17 seconds East, 1,041.34 feet to an iron pin in line of lands of the Commonwealth of Pennsylvania Department of Highways; then along lands of the same the four following courses and distances: (1) South 7 degrees, 22 minutes 50 seconds West 219.06 feet to an iron pin (2) South 10 degrees 05 minutes 28 seconds East 709.76 feet to an iron pin (3) South 7 degrees 14 minutes 41 seconds West 100.79 feet to an iron pin; (4) South 2 degrees 35 minutes 07 seconds West 25.15 feet to an iron pin, a corner of lands of A.B. Groff and Edna P. Groff his wife; thence along lands of the same North 59 degrees 51 minutes 23 seconds West 873.93 feet to an iron pin, a corner of Lot No. 1; thence along Lot No. 1 the two following courses and distances: (1) North 4 degrees 16 minutes 43 seconds West 406.63 feet to an iron pin; (2) South 85 degrees 43 minutes 17 seconds West 404.76

feet to a spike, the place of beginning.

CONTAINING a net area of 13.37 acres.

BEING TAX PARCEL NUMBER: 5311-01-06-7287

BEING THE SAME PREMISES WHICH Dennis L. Rutt Deed dated 5/14/2003 and recorded in Berks County in Record Book 3787 Page 380, granted and conveyed unto Dennis L. Rutt and Sandra A. Rutt, husband and wife.

To be sold as the property of Dennis L. Rutt and Sandra A. Rutt

No. 17-12476

Judgment Amount: \$67,463.43

Attorney: Phelan Hallinan Diamond & Jones, LLP

LEGAL DESCRIPTION

ALL THAT CERTAIN tract or piece of ground with the dwelling house thereon erected, situate in the Village of Shamrock, Longswamp Township, Berks County, Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point in line of land now or late of John R. Reinert, and Franklin Street, said point being fifty feet ten inches distant from the corner of Franklin Street and Railroad Alley, thence along said Franklin Street in an easterly direction, a distance of thirty-nine feet ten inches to a point; thence South fifty-five and one-fourth degrees West one hundred sixty-nine feet to a point in Sassafras Alley; thence along Sassafras Alley, a distance of thirty-nine feet ten inches to a point in line of land now or late of John R. Reinert, thence along land now or late of the said John R. Reinert, North fifty-five and one-fourth degrees East one hundred sixty feet (160) to a point in Franklin Street, the place of beginning.

CONTAINING 6,774 square feet, more or less.

TITLE TO SAID PREMISES IS VESTED IN Jason A. Ruth, by Deed from Wells Fargo Bank, N.A., dated 03/01/2012, recorded 04/05/2012, Instrument No. 2012013496.

BEING KNOWN AS 305 Clover Street, Mertztown, PA 19539-8955.

Residential property

TAX PARCEL NO: 59548303427639

TAX ACCOUNT: 59077871

SEE Deed Instrument No. 2012013496

To be sold as the property of Jason A. Ruth.

No. 17-12589

Judgment Amount: \$123,707.24

Attorney: Phelan Hallinan Diamond & Jones, LLP

LEGAL DESCRIPTION

ALL THOSE CERTAIN parcels or pieces of land, lots, lying, situate and being in the Township of Alsace, County of Berks, State of Pennsylvania and being more particularly described as follows:

LOTS NO. 8, 9, 10 and 11 of Section "CA" and land immediately bounding the rear lines of



09/28/2017

Vol. 109, Issue 52

Lots No. 8, 9, 10 and 11 of said "CA" Section and running of the same width to lands of Daniel Reinheimer, said lots and land having a combined frontage of 80 feet on the road known as Maple Avenue and running of the same width on the Westerly side for a distance of 140 feet, more or less, in depth, and running on the Easterly side line for a distance of 149 feet, more or less, in depth, all as shown and laid out on a certain plan of lots known and entitled as "Alsace Manor, Plan of Building Lots, Alsace Township, Berks County, Pennsylvania" and which said plan being on record with the Recorder of Deeds in and for the County of Berks, State of Pennsylvania, in Plan Book No. 2 Page 86, etc.

TITLE TO SAID PREMISES IS VESTED IN Derrick D. Morganti and Melissa A. Morganti, h/w, by Deed from Jessie F. Lill, dated 04/27/2012, recorded 05/01/2012, Instrument No. 2012017289.

BEING KNOWN AS 11 Walnut Avenue, Temple, PA 19560-9524.

Residential property

TAX PARCEL NO: 22-5329-15-62-9786

TAX ACCOUNT: 22057350

SEE Deed Instrument 2012017289

To be sold as the property of Melissa A. Morganti, Derrick D. Morganti.

No. 17-12633

Judgment: \$137,367.87

Attorney: Udren Law Offices, PC

ALL THAT CERTAIN lot or piece of ground together with the brick dwelling house thereon erected, situate on the South side of and known as No. 314 South Crescent Avenue in the Borough of Hamburg, County of Berks and State of Pennsylvania, more fully bounded and described as follows:

BEGINNING AT A POINT in the South curb line of South Crescent Avenue, said point being a distance of 253.02 feet West of the southwest curb corner of North Fourth Street and South Crescent Avenue as shown on the topographical survey of the Borough of Hamburg; thence South along land now or late of Kenneth R. Snyder et ux, making an interior angle of 90 degrees with the last described line, a distance of 115 feet to a point; thence West along other land of Mahlon W. Becker et ux, of which this was a part, making an interior angle of 90 degrees with the last described line, a distance of 90.68 feet to a point; thence North along land now or late of Richard P. Schappell et ux, making an interior angle of 90 degrees with the last described line, a distance of 115 feet to a point in the South curb line of South Crescent Avenue; thence East along the South line of South Crescent Avenue, making an interior angle of 90 degrees with the last described line, a distance of 90.68 feet to a point, the place of beginning.

BEING KNOWN AS: 314 S Crescent Avenue, Hamburg, PA 19526

PROPERTY ID NO. 46-4495-13-03-6486

TITLE TO SAID PREMISES is vested in Kathleen P. Nagle by Deed from Fannie Mae a/k/a Federal National Mortgage Association organized and existing under the laws of the United States of America, by its Attorney in Fact, Goldbeck, Mc Cafferty & McKeever, (POA recorded 3/13/09 Instrument 2009-08827) dated 04/29/2010 recorded 05/12/2010 in Deed Book Instrument #2010017721.

To be sold as the property of: Kathleen P. Nagle

No. 17-2085

Judgment: \$162,557.94

Attorney: Stephen M Hladik, Esq.

Legal Description

LOCATED IN THE County of Berks, Commonwealth of Pennsylvania:

ALL THAT CERTAIN three story brick stone front house and lot or piece of ground situate on the South side of Mineral Spring Road, Number 1548, between Clymer and Sixteenth Streets, in the City of Reading, County of Berks, and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point in the Southern building line of said Mineral Spring Road at a distance of two hundred fifty-nine feet four and three-eighth inches (259' 4-3/8") West from the Southwest corner of Mineral Spring Road and Sixteenth Streets, thence South along property now or late of Walter F. and Carrier A. Harper, one hundred sixty-four feet two inches (164' 02") to a fifteen feet wide alley, thence West along said alley fifteen feet ten and one half inches (15' 10-1/2") to a property now or late of Samuel F. Blatt; thence North along said property one hundred sixty-two feet (162') to said Mineral Spring Road; thence East along Mineral Spring Road fifteen feet ten inches (15' 10") to the point of beginning.

BEING PARCEL NUMBER: 16531606386824

BEING THE SAME PREMISES which David W. Ulrich, by Deed dated January 27, 1999, and recorded in the Recorder of Deeds Office in and for Berks County, Pennsylvania on February 3, 1999 in Book 3034, Page 648 granted and conveyed unto Michael J. Otey.

To be sold as the property of: Michael J. Otey

No. 17-5636

Judgment Amount: \$116,739.94

Attorney: Phelan Hallinan Diamond & Jones, LLP

LEGAL DESCRIPTION

ALL THAT CERTAIN lot or parcel of ground situate in Maiden creek Township, Berks County, Pennsylvania, bounded and described according to a final plan of 'Blandon Meadows Section #3 recorded in Plan Book 114 Page 21, Berks County Records, as follows:

BEGINNING at a point on the southwest side of Wyatt Drive (53 feet wide) a corner in common with Lot 10 on the abovementioned plan, thence

09/28/2017

Vol. 109, Issue 52

along the southwest side of Wyatt Drive South 46 degrees 19 minutes 20 seconds East a distance of 40.00 feet to a point a corner in common with Lot 8 on the abovementioned plan; thence along Lot 8 South 43 degrees 40 minutes 40 seconds West a distance of 136.82 feet to a point on the northeast side of a 12 feet wide alley (unopened); thence along the same North 45 degrees 51 minutes 57 seconds West a distance of 40.00 feet to a point a corner in common with the aforementioned Lot 10, thence along Lot 10 North 43 degrees 40 minutes 40 seconds East a distance of 136.50 feet to a point on the southwest side of Wyatt Drive, the place of Beginning.

CONTAINING 5466 sq. ft.

BEING Lot No. 9 on the abovementioned plan.

TITLE TO SAID PREMISES IS VESTED IN Brian J. Bennis, by Deed from Brian J. Bennis and Carol A. Bennis, h/w, dated 10/20/2006, recorded 10/27/2006, in Book 04999, Page 1568.

BEING KNOWN AS 554 Wyatt Drive, Blandon, PA 19510-9502.

Residential property

TAX PARCEL NO: 61542005076965

TAX ACCOUNT: 61000517

SEE Deed Book 04999 Page 1568

To be sold as the property of Brian J. Bennis.

No. 2015-13679

Judgment: \$58,305.09

Attorney: Leon P. Haller, Esquire

ALL THAT CERTAIN two-story brick dwelling house with mansard roof and lot of ground on which the same is erected, being No. 735 Locust Street, between Greenwich and Oley Streets, in the City of Reading, County of Berks, and Commonwealth of Pennsylvania, bounded and described as follows:

ON the North by property now or late of George W. Bard;

ON the East by a ten feet wide alley;

ON the South by property now or late of Miller & Eddinger; and

ON the West by said alley.

CONTAINING IN FRONT along said Locust Street, a width of thirteen (13) feet four (4) inches and in depth of equal width, one hundred (100) feet more or less to said alley.

HAVING THEREON ERECTED a dwelling house known as: 635 Locust Street, Reading, PA 19604

PARCEL I.D. 12531754134852

BEING THE SAME premises which Lesleigh A. McGann, by Deed dated 05/05/10 and recorded 05/12/10 in Berks County Instrument No. 2010017807, granted and conveyed unto Daudis R. Brito.

To be sold as the property of Daudis R. Brito

Taken in Execution and to be sold by

**ERIC J. WEAKNECHT, SHERIFF**

N.B. To all parties in interest and claimants:

A schedule of distribution will be filed by the

Sheriff, November 3, 2017 and distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days thereafter. No further notice of the filing of the schedule of distribution will be given. All claims to funds realized from the real estate sold by the Sheriff shall be filed by the respective Claimants with the Sheriff within five (5) days after the time of said Sheriff's Sale.

**First and Final Publication**

David W. Crossett, Esquire  
 Cornerstone Law Firm, LLC  
 8500 Allentown Pike, Suite 3  
 Blandon, PA 19510  
 (610) 926-7875

IN THE COURT OF  
 COMMON PLEAS OF  
 BERKS COUNTY, PENNSYLVANIA

No. 17-12379

ELOISE G. TUCKER and JACOB C. WESSNER, Plaintiffs

v.

CHARLES F. GRIM and his Heirs, Successor in Title, Personal Representative or Assigns, and any Unknown Persons having or claiming an apparent interest in the premises described as an unimproved tract of woodland, located on the southern side of Rhoades Road (T-826), in the Township of Greenwich, the County of Berks, and the Commonwealth of Pennsylvania, bounded and described as follows: Beginning at a stone corner of land late of Charles Miller; thence along the land of Eloise G. Tucker and Jacob C. Wessner North 49 degrees 30 minutes East 168.30 feet to stones a corner of Otto K. Schick and Renee L. Schick; thence along the same North 25 degrees West 531.30 feet to a post; a corner of land of Otto K. Schick and Renee L. Schick; thence along Rhoades Road (T-826) South 60 degrees West 165.00 feet to a post; thence by land of late Charles Miller South 25 degrees East 574.20 feet to the place of beginning. Containing 2.08 acres more or less, And

CHARLES MILLER and his Heirs, Successor in Title, Personal Representative or Assigns, and any Unknown Persons having or claiming an apparent interest in the premises described as an unimproved tract of woodland, located on the southern side of Rhoades Road (T-826), in the Township of Greenwich, the County of Berks, and the Commonwealth of Pennsylvania, bounded and described as follows: Beginning at a heap of stones a corner of Eloise G. Tucker and Jacob C. Wessner land; thence North 49 degrees 30 minutes East 168.30 feet to stones; thence by land now or late of Charles F. Grim North 25 degrees West 574.20 feet to a post; thence along Rhoades Road (T-826) South 60 degrees West 165.00 feet to a post; thence by land of Eloise G. Tucker and Jacob C. Wessner South 25 degrees East 610.50 feet to the place of beginning. Containing 2.2 acres, strict measure., Defendants.

TYPE OF ACTION:

09/28/2017

Vol. 109, Issue 52

CIVIL ACTION/COMPLAINT IN QUIET TITLE

TO: Unknown heirs, successors, assigns and all persons, firms, or associations claiming right, title or interest from or under Charles F. Grim and Charles Miller, Deceased

NOTICE

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 CANNOT 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.

Lawyers Referral and Information Service
Berks County Bar Association
544 Court St.
Reading, PA 19601
610-375-4591

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.

The name of the proposed corporation is Frederick Law Offices, P.C.

The Articles of Incorporation have been filed on September 13, 2017.

The purposes for which it was organized are: operation of law office.

Jeffrey R. Boyd, Esq.
BOYD & KARVER, P.C.
7 East Philadelphia Avenue
Boyertown, PA 19512

AUDIT LIST

Second and Final Publication

ORPHANS' COURT DIVISION
COURT OF COMMON PLEAS
OF BERKS COUNTY, PA.

Notice of Audit of Fiduciaries Accounts

To Claimants, Beneficiaries, Heirs and Kin, and to all other parties in interest.

NOTICE is hereby given that the fiduciaries of the following estates have filed respectively, their accounts and statements of the proposed distribution in the Office of the Register of Wills or Clerk of the Orphans' Court as the case may be, in and for the County of Berks, Commonwealth of Pennsylvania and that these accounts will be presented to the Orphans' Court of said County at the Court House in Reading, Pennsylvania on Wednesday, October 4, 2017 at 9:00 A.M. for audit, confirmation and distribution. At that time and place parties interested and claimants against the respective estates will be heard.

60. GLASS, RONALD G. - Lynn Pepple, Admx., Frederick M. Nice, Esq.

61. KOWALSKI, ERMA F. a/k/a KOWALSKI, ERMA - Ann M. Kowalski, Extx., Michael J. Gombar, Jr., Esq.

62. LATSHAW, EARL W. - Nancy B. Bleiler and Mark B. Latshaw, Exrs., Jeffrey R. Boyd, Esq.

63. LONABERGER, BARBARA J. - Barry L. Lonaberger and Kelly L. Lonaberger, Exrs., Rebecca Batdorf Stone, Esq.

64. POTTEIGER, SAMUEL N. - Wells Fargo Bank, N.A., Successor Trustee, Jack G. Mancuso, Esq.

Last day for filing Accounts for November 2017 is October 2, 2017.

Larry Medaglia
Register of Wills and
Clerk of the Orphans' Court
Berks County, Pennsylvania

**CHANGE OF NAME**

IN THE COURT OF  
COMMON PLEAS OF  
BERKS COUNTY,  
PENNSYLVANIA  
CIVIL ACTION - LAW  
NO. 17-17083

NOTICE IS HEREBY GIVEN that the Petition of Jahmere Lavance Oquendo was filed in the above named Court, praying for a Decree to change their name to JAHMERE LAVANCE TORRES.

The Court has fixed November 1, 2017, at 9:00 a.m. in Courtroom "4C" of the Berks County Services Center, Reading, Berks County, 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.

**Thomas L. Klonis, Esq.**  
**Attorney I.D. No. 58172**  
**HOFFERT & KLONIS**  
536 Court Street  
Reading, PA 19601

**CIVIL ACTION**

Court of Common Pleas  
Berks County  
Civil Action-Law  
No. 17-12992

Notice of Action in Mortgage Foreclosure  
Ditech Financial LLC f/k/a Green Tree  
Servicing LLC, Plaintiff

vs.

The Unknown Heirs of Cathleen L. Hulver,  
Deceased, Mortgagor and Real Owner,  
Defendant(s)

To: The Unknown Heirs of Cathleen L.  
Hulver, Deceased, Mortgagor and Real Owner,  
Defendant(s), whose last known address is 2225  
McKnights Gap Road, Reading, PA 19604.

This firm is a debt collector and we are  
attempting to collect a debt owed to our client.  
Any information obtained from you will be used  
for the purpose of collecting the debt.

You are hereby notified that Plaintiff, Ditech  
Financial LLC f/k/a Green Tree Servicing LLC,  
has filed a Mortgage Foreclosure Complaint  
endorsed with a notice to defend against you in  
the Court of Common Pleas of Berks County,  
Pennsylvania, docketed to No. 17-12992,  
wherein Plaintiff seeks to foreclose on the  
mortgage secured on your property located,  
2225 McKnights Gap Road, Reading, PA 19604,  
whereupon your property will be sold by the  
Sheriff of Berks County.

Notice: You have been sued in court. If you  
wish to defend against the claims set forth in the

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

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

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

**Berks County Bar Assn.**  
544 Court St.  
Reading, PA 19601  
610. 375.4591

**Michael T. McKeever, Esq.**  
Atty. for Plaintiff  
KML Law Group, P.C.  
Ste. 5000  
Mellon Independence Center  
701 Market St.  
Phila., PA 19106-1532  
215.627.1322

IN THE COURT OF  
COMMON PLEAS OF  
BERKS COUNTY, PENNSYLVANIA  
CIVIL ACTION-LAW  
NO. 17-14104

BARTO MALL, INC., Plaintiff  
vs.

CAROL GUISEPPE, in her capacity as  
Executrix and

Devisee of the Estate of ALFRED LUTZ  
A/K/A ALFRED J. LUTZ, SR.

DONNA BOETTGER, in her capacity as Heir  
of MARIE LUTZ, Deceased

Devisee of the estate of ALFRED LUTZ  
A/K/A ALFRED J. LUTZ, SR.

ALFRED LUTZ, in his capacity as Heir of  
MARIE LUTZ, Deceased

Devisee of the estate of ALFRED LUTZ  
A/K/A ALFRED J. LUTZ, SR.

CYNTHIA YOUNG, in her capacity as Heir  
of MARIE LUTZ, Deceased

Devisee of the estate of ALFRED LUTZ  
A/K/A ALFRED J. LUTZ, SR.

JANICE LUTZ, in her capacity as Heir of  
MARIE LUTZ, Deceased

Devisee of the estate of ALFRED LUTZ  
A/K/A ALFRED J. LUTZ, SR.

SANDRA SMITH, in her capacity as Heir of

09/28/2017

Vol. 109, Issue 52

MARIE LUTZ, Deceased

Devisee of the estate of ALFRED LUTZ A/K/A ALFRED J. LUTZ, SR.

CHRISTOPHER LUTZ, in his capacity as Heir of MARIE LUTZ, Deceased

Devisee of the estate of ALFRED LUTZ A/K/A ALFRED J. LUTZ, SR.

STEVEN LUTZ, in his capacity as Heir of MARIE LUTZ, Deceased

Devisee of the estate of ALFRED LUTZ A/K/A ALFRED J. LUTZ, SR.

BETH CROMPTON A/K/A ELIZABETH CROMPTON, in her capacity as MARIE LUTZ, Deceased Devisee of the estate of ALFRED LUTZ A/K/A ALFRED J. LUTZ, SR.

UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER MARIE LUTZ, Deceased Devisee of the estate of ALFRED LUTZ A/K/A ALFRED J. LUTZ, SR., Defendants

**NOTICE**

To UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER MARIE LUTZ, Deceased Devisee of the estate of ALFRED LUTZ A/K/A ALFRED J. LUTZ, SR.

You are hereby notified that on June 23, 2017, Plaintiff, BARTO MALL, INC., filed a Mortgage Foreclosure Complaint endorsed with a Notice to Defend, against you in the Court of Common Pleas of BERKS County Pennsylvania, docketed to No. 17-14104. Wherein Plaintiff seeks to foreclose on the mortgage secured on your property located at 1606 NEW ROUTE 100, A/K/A 1606 MAIN STREET, BARTO, PA 19504 whereupon your property would be sold by the Sheriff of BERKS County.

You are hereby notified to plead to the above referenced Complaint on or before 20 days from the date of this publication or a Judgment will be entered against you.

**NOTICE**

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 NOTICE TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER, GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW. THIS OFFICE CAN PROVIDE YOU WITH INFORMATION ABOUT HIRING A LAWYER.

IF YOU CANNOT AFFORD TO HIRE A LAWYER, THIS OFFICE MAY BE ABLE TO PROVIDE YOU WITH INFORMATION

ABOUT AGENCIES THAT MAY OFFER LEGAL SERVICES TO ELIGIBLE PERSONS AT A REDUCED FEE OR NO FEE.

**Lawyer Referral Service:**

**Berks County Bar Association**  
544 Court Street  
P.O. Box 1058  
Reading, PA 19603  
Telephone (610) 375-4591  
Alternate Telephone (800) 326-9177

IN THE COURT OF  
COMMON PLEAS OF  
BERKS COUNTY, PA  
CIVIL ACTION-LAW  
No. 2017-00118

Santander Bank, N.A., Plaintiff  
vs.

Stella C. Siekierka, Solely in Her Capacity as Heir of Barry G. Siekierka, Deceased, Carol Ann Spencer a/k/a Carol Ann Siekierka, Solely in Her Capacity as Heir of Barry G. Siekierka, Deceased and Unknown Heirs, Successors and/or Assigns of Barry G. Siekierka, Deceased, Defendants

**ACTION IN MORTGAGE FORECLOSURE**  
Involving Premises 927 Philadelphia Ave, Shillington, Cumru Township, PA 19607

**NOTICE BY PUBLICATION**

A Complaint in Action of Mortgage Foreclosure and a Praecipe to Reinstate the Complaint have been filed with the Court of Common Pleas of Berks County.

**NOTICE TO DEFEND AND CLAIM RIGHTS**

You, Unknown Heirs, Successors or Assigns of Barry G. Siekierka, Deceased, have been sued in court. If you wish to defend against the claims set forth in the Complaint, you must enter a written appearance personally or by an attorney and file your defenses or objections in writing with the Court. You are warned that if you fail to do so within twenty (20) days of this Publication, the case may proceed without you and a judgment may be entered against you for the relief requested in the Complaint by the plaintiff. You may lose money or property or other rights important to you.

YOU SHOULD TAKE THIS PAPER TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER, GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW. THIS OFFICE CAN PROVIDE YOU WITH INFORMATION ABOUT HIRING A LAWYER.

IF YOU CANNOT AFFORD TO HIRE A LAWYER, THIS OFFICE MAY BE ABLE TO PROVIDE YOU WITH INFORMATION ABOUT AGENCIES THAT MAY OFFER LEGAL SERVICES TO ELIGIBLE PERSONS AT A REDUCED FEE OR NO FEE.

**Lawyers' Referral Service of the Berks County Bar Assn.**

544 Court St.  
Reading, PA 19601  
610.375.4591  
BerksBar.org

09/28/2017

Vol. 109, Issue 52

**MICHAEL S. BLOOM, ESQ.**

Atty. for Plaintiff  
 PRESSMAN & DOYLE, LLC  
 712 W. MacDade Blvd.  
 Millmont Park, PA 19033  
 610.532.4222  
 mbloom@pressmandoyle.com

**ESTATE NOTICES**

*Letters Testamentary or Letters of Administration have been granted in the estates set forth below. All persons having claims against the estate of any decedent named below are requested to present the same and all persons indebted to any of the said decedents are requested to make payment, without delay, to the executor or administrator, or his, her or their attorney indicated.*

**First Publication****BACHMAN, RUTH I., dec'd.**

Late of 2922 Reedy Road,  
 Spring Township.  
 Executors: DOLORES E. BERNET,  
 2922 Reedy Road,  
 Sinking Spring, PA 19608;  
 MARLENE C. HORST,  
 2261 Laurel Ridge Road,  
 Narvon, PA 17555 and  
 MELVIN W. BACHMAN, JR.,  
 2026 Cleveland Avenue,  
 West Lawn, PA 19609.  
 ATTORNEY: JONATHAN B. BATDORF,  
 ESQ.,

317 East Lancaster Avenue,  
 Shillington, PA 19607

**BECHTEL, JUNE C. also known as  
 BECHTEL, JUNE CATHERINE;  
 BIEHL, JUNE CATHERINE and  
 HERTZOG, JUNE CATHERINE, dec'd.**

Late of 702 Grove Avenue,  
 Cumru Township.  
 Executrix: CAROL A. RENAUDETTE,  
 702 Grove Avenue,  
 Mohnton, PA 19540.  
 ATTORNEY: BRIAN R. OTT, ESQ.,  
 BARLEY SNYDER, LLP,  
 50 N. 5th Street, 2nd Fl.,  
 P.O. Box 942,  
 Reading, PA 19603-0942

**BRENNEMAN, ROBERT P., dec'd.**

Late of 9 Weber Drive, Topton.  
 Executrix: COLLEEN S. BRENNEMAN,  
 1007 Heise Run Rd.,  
 Wellsboro, PA 16901.  
 ATTORNEY: MARK R. SPROW, ESQ.,  
 DERR, HAWMAN & DERR,  
 522 Washington Street,  
 P.O. Box 1179,  
 Reading, PA 19603

**BROWN, RONALD W. also known as****BROWN, RONALD WARREN, dec'd.**

Late of 252 Overlook Road,  
 Morgantown, Robeson Township.  
 Executor: JEFFREY W. BROWN,  
 252 Overlook Road,  
 Morgantown, PA 19543.  
 ATTORNEY: REBECCA BATDORF  
 STONE, ESQ.,  
 301 East Lancaster Avenue,  
 Shillington, PA 19607

**BRUBAKER, LORRAINE B. also known as  
 BRUBAKER, LORRAINE BEVERLY,  
 dec'd.**

Late of 138 North Cacoosing Drive,  
 Reading.  
 Executor: SECURITY NATIONAL TRUST  
 COMPANY,  
 100 East King Street,  
 Lancaster, PA 17602.  
 ATTORNEY: BRETT M. FEGELY, ESQ.,  
 1100 Berkshire Boulevard, Suite 301,  
 Wyomissing, PA 19610

**DETURK, GERALD C., dec'd.**

Late of 22 S. Richmond Street,  
 Borough of Fleetwood.  
 Executor: DARYL L. FAUST,  
 310 S. Willow St.,  
 Fleetwood, PA 19522.  
 ATTORNEY: ROBERT R. KREITZ, ESQ.,  
 ROLAND STOCK, LLC,  
 627 North Fourth Street,  
 P.O. Box 902,  
 Reading, PA 19603

**FERRIZZI, HILCIAS RUTH also known as  
 FERRIZZI, HILCIAS R.;  
 FERRIZZI, HILCIAS and  
 FERRIZZI, RUTH, dec'd.**

Late of Borough of Bally.  
 Executor: LEONARD BRUCE FERRIZZI,  
 811 Chestnut Street,  
 Bally, PA 19503.  
 ATTORNEY: JEFFREY C. KARVER,  
 ESQ.,  
 BOYD & KARVER, P.C.,  
 7 East Philadelphia Avenue,  
 Boyertown, PA 19512

**GEIGER, BETTY K. also known as  
 GEIGER, BETTY LOUISE, dec'd.**

Late of 3730 Hay Creek Road,  
 Geigertown, Robeson Township.  
 Executors: REBECCA G. JOHNSON,  
 50 Sonoma Lane,  
 Birdsboro, PA 19508 and  
 ROBERT W. GEIGER, JR.,  
 P.O. Box 3,  
 3810 Hay Creek Road,  
 Geigertown, PA 19523.  
 ATTORNEY: ROBERT R. KREITZ, ESQ.,  
 ROLAND STOCK, LLC,  
 627 North Fourth Street,  
 P.O. Box 902,  
 Reading, PA 19603

**HARKIN, PATRICK J. also known as  
 HARKIN, PATRICK J., JR., dec'd.**

09/28/2017

Vol. 109, Issue 52

Late of Maiden Creek Township.  
 Executrix: VICTORIA A. HARKIN,  
 311 Sycamore Lane,  
 Blandon, PA 19510.  
 ATTORNEY: SCOTT C. PAINTER, ESQ.,  
 906 Penn Avenue,  
 P.O. Box 6269,  
 Wyomissing, PA 19610

**HIRSHLAND, SYDNEY D. also known as  
 HIRSHLAND, SYDNEY DAVID, dec'd.**

Late of Spring Township.  
 Executrix: JUDY LYNN WEIK,  
 c/o Barley Snyder LLP,  
 50 North Fifth Street, Second Floor,  
 P.O. Box 942,  
 Reading, PA 19603-0942.  
 ATTORNEY: MICHAEL L. MIXELL,  
 ESQ.,  
 BARLEY SNYDER, LLP,  
 50 N. 5th Street, 2nd Fl.,  
 P.O. Box 942,  
 Reading, PA 19603-0942

**KERLIN, FREDERICK G., JR., dec'd.**

Late of Union Township.  
 Administrator: JEFFREY S. KERLIN,  
 186 Sycamore Road,  
 Douglassville, PA 19518.  
 ATTORNEY: FREDERICK R. MOGEL,  
 ESQ.,  
 MOGEL, SPEIDEL, BOBB &  
 KERSHNER,  
 520 Walnut Street,  
 Reading, PA 19601

**MASLAR, CHRISTINE A. also known as  
 MASLAR, CHRISTINE L., dec'd.**

Late of Sacred Heart Villa,  
 Muhlenberg Township.  
 Executor: MATTHEW J. MASLAR,  
 911 Richards Avenue,  
 Douglassville, PA 19518.  
 ATTORNEY: ALAN B. ZIEGLER, ESQ.,  
 532 Elm Street,  
 Reading, PA 19601

**ROHRBACH, RONALD A., dec'd.**

Late of 226 Pennsylvania Avenue, Reading.  
 Executrix: TRICIA L. PINDER,  
 18972 Wesley Church Road,  
 Bridgeville, DE 19933.  
 ATTORNEY: MICHAEL C. BOLAND,  
 ESQ.,  
 147 N. 5th Street, Suite 1,  
 Reading, PA 19601

**SENSENI, EDNA M., dec'd.**

Late of Borough of Wernersville.  
 Executrices: SHIRLEY DOSCH,  
 DARLENE A. SENSENI and  
 MARY J. STEFFEY,  
 c/o Kling and Deibler, LLP,  
 131 W. Main Street,  
 New Holland, PA 17557.  
 ATTORNEY: LINDA KLING, ESQ.,  
 Kling & Deibler, LLP,  
 131 W. Main Street,  
 New Holland, PA 17557

**SOKOLOFF, SIDNEY, dec'd.**

Late of 9 Colin Court, Reading.  
 Executor: JOEL D. SOKOLOFF,  
 39 Glen Oley Drive,  
 Reading, PA 19606.  
 ATTORNEY: JAMES E. SHER, ESQ.,  
 SHER & ASSOCIATES, P.C.,  
 15019 Kutztown Road,  
 Kutztown, PA 19530

**THERMENOS, MUSA A., dec'd.**

Late of 6 E. 35th Street, Reading.  
 Executor: DEMETRIOS THERMENOS,  
 6 E. 35th Street,  
 Reading, PA 19606.  
 ATTORNEY: JAMES E. SHER, ESQ.,  
 SHER & ASSOCIATES, P.C.,  
 15019 Kutztown Road,  
 Kutztown, PA 19530

**VAN PELT, FERN J., dec'd.**

Late of Exeter Township.  
 Executor: TODD FUOCO,  
 16 Courtleigh Place,  
 Reading, PA 19606.  
 ATTORNEY: EUGENE ORLANDO, JR.,  
 ESQ.,  
 ORLANDO LAW OFFICES, P.C.,  
 2901 St. Lawrence Avenue, Suite 202,  
 Reading, PA 19606

**WITHERS, JEAN, dec'd.**

Late of 207 E. Wilson Street,  
 Borough of Wernersville.  
 Executor: SCOTT G. WITHERS,  
 14 Clayton Circle,  
 Wernersville, PA 19565.  
 ATTORNEY: MICHAEL L. MIXELL,  
 ESQ.,  
 BARLEY SNYDER, LLP,  
 50 N. 5th Street, 2nd Fl.,  
 P.O. Box 942,  
 Reading, PA 19603-0942

**ZAORSKI, RICHARD N., JR., dec'd.**

Late of 301 N. Brobst St.,  
 Borough of Shillington.  
 Administrator: JOSEPH A. ZAORSKI,  
 1026 Boeshore Circle,  
 Reading, PA 19605.  
 ATTORNEY: ROBERT R. KREITZ, ESQ.,  
 ROLAND STOCK, LLC,  
 627 North Fourth Street,  
 P.O. Box 902,  
 Reading, PA 19603

**Second Publication**

**ANKE, GORDON R., dec'd.**

Late of Borough of Wernersville.  
 Executrices: KAREN M. LEVENGOOD  
 and,  
 KIRSTEN M. ANKE.  
 c/o ATTORNEY: SCOTT G. HOH, ESQ.,  
 Law Office of Scott G. Hoh,  
 606 North 5th Street,  
 Reading, PA 19601

**ASHMAN, JEFFREY L., dec'd.**

Late of 1915 Mt. Laurel Road,

09/28/2017

Vol. 109, Issue 52

Temple.

Executrix: KELLIE A. ASHMAN,  
1915 Mt. Laurel Road,  
Temple, PA 19560.

ATTORNEY: RUSSELL E. FARBIARZ,  
ESQ.,

ANTANAVAGE FARBIARZ, PLLC,  
64 N. 4th Street,  
Hamburg, PA 19526-1508

**BARNETTE, CATHERINE A., dec'd.**

Late of 642 Blandon Road,  
Fleetwood.

Administrators: WILLIAM D. BARNETTE  
and

BETH A. BARNETTE,  
642 Blandon Road,  
Fleetwood, PA 19522.

ATTORNEY: JAMES E. SHER, ESQ.,  
SHER & ASSOCIATES, P.C.,  
15019 Kutztown Road,  
Kutztown, PA 19530

**DEYSHER, ONA, dec'd.**

Late of 1011 Berks Road,  
Leesport, Bern Township.

Executor: TERRY ALAN DEYSHER,  
307 Newport Avenue,  
Reading, PA 19611.

ATTORNEY: REBECCA BATDORF  
STONE, ESQ.,

REBECCA BATDORF STONE, ESQ., P.C.,  
301 E. Lancaster Avenue,  
Shillington, PA 19607-2633

**ERNST, JOAN L. also known as****ERNST, JOAN LEE, dec'd.**

Late of 511 Mifflin Blvd.,  
Shillington.

Executor: DAVID C. ERNST,  
3603 Regency Drive,  
Sinking Spring, PA 19608.

ATTORNEY: REBECCA BATDORF  
STONE, ESQ.,

REBECCA BATDORF STONE, ESQ., P.C.,  
301 East Lancaster Avenue,  
Shillington, PA 19607

**FOULK, SANDRA LOUISE also known as****FOULK, SANDRA L. and SWARTZ,  
SANDRA L., dec'd.**

Late of North Heidelberg Township.  
Executrix: JENNIFER C. RIVERA

c/o ATTORNEY: GARY R. SWAVELY, JR.,  
ESQ.,

38 North Sixth Street,  
P.O. Box 1656,  
Reading, PA 19603-1656

**GRISWOLD, VIRGINIA E. also known as****GRISWOLD, VIRGINIA ELSIE, dec'd.**

Late of 1011 Berks Road,  
Bern Township.

Executrix: DIANE KEISER,  
2039 Reading Boulevard,  
West Lawn, PA 19609.

ATTORNEY: BRIAN R. OTT, ESQ.,  
BARLEY SNYDER, LLP,  
50 N. 5th Street,

2nd Fl.,

P.O. Box 942,  
Reading, PA 19603-0942

**HELWIG, JUDITH A., dec'd.**

Late of Exeter Township.

Executor: JOHN H. HELWIG,  
7507 Meadow Lane,  
Reading, PA 19606.

ATTORNEY: ALLEN R.

SHOLLENBERGER, ESQ.,  
LEISAWITZ HELLER ABRAMOWITZ  
PHILLIPS, P.C.,

2755 Century Boulevard,  
Wyomissing, PA 19610-3346

**HINKLE, DOROTHY J., dec'd.**

Late of Temple.

Executrix: KATHLEEN K. SEIDEL,  
2309 Alsace Road,  
Reading, PA 19604.

ATTORNEY: HENRY M. KOCH, JR.,  
ESQ.,

KOCH & KOCH,

217 N. 6th Street,  
P.O. Box 8514,

Reading, PA 19603

**HOLTZMAN, EDITH Y., dec'd.**

Late of 2000 Cambridge Avenue,  
Borough of Wyomissing.

Executor: ALAN S. KREIDER,  
2307 Reedy Road,  
Sinking Spring, PA 19608.

ATTORNEY: BETSY HAWMAN SPROW,  
ESQ.,

DERR, HAWMAN & DERR,

522 Washington Street,  
P.O. Box 1179,

Reading, PA 19603

**LOEB, MARY ELIZABETH also known as****LOEB, MARY E., dec'd.**

Late of 6921 Daniel Boone Road,  
Birdsboro, Exeter Township.

Administratrices: JENNIFER L. QUINTER,

316 Pine Forge Road,  
Douglassville, PA 19518 and

KAREN C. HEARD,  
4029 E. Coolidge Street,  
Phoenix, AZ 85018.

ATTORNEY: MICHAEL J. GOMBAR, JR.,  
ESQ.,

MASANO BRADLEY, LLP,  
1100 Berkshire Boulevard,

Suite 201,

Wyomissing, PA 19610-1221

**MASSARO, MARY JEAN, dec'd.**

Late of 27 Mast Road,

Oley.

Executrices: KATHLEEN M. RESSLER,  
27 Mast Road,

Oley, PA 19547 and,

FRANCES A. DENNIS,

1621 Sycamore Avenue,  
Lancaster, PA 17061.

ATTORNEY: H. CHARLES MARKOFSKI,  
ESQ.,



09/28/2017

Vol. 109, Issue 52

MARKOFSKI LAW OFFICES,  
1258 E. Philadelphia Avenue,  
P.O. Box 369,  
Gilbertsville, PA 19525-0369

**MILLER, DONALD R., dec'd.**

Late of Borough of Shoemakersville.  
Executor: SCOTT D. MILLER,  
115 Church Ave.,  
Ephrata, PA 17522.  
ATTORNEY: RICHARD L.  
GESCHWINDT, ESQ.,  
203 East Noble Avenue,  
Shoemakersville, PA 19555

**MILLER, PEARL E., dec'd.**

Late of Oley Township.  
Executor: DAVID S. SNYDER,  
c/o Barley Snyder,  
50 North Fifth Street, Second Floor,  
P.O. Box 942,  
Reading, PA 19603-0942.  
ATTORNEY: BRIAN R. OTT, ESQ.,  
BARLEY SNYDER, LLP,  
50 N. 5th Street, 2nd Fl., P.O. Box 942,  
Reading, PA 19603-0942

**MOGEL, LINDA, dec'd.**

Late of 5638 Old Route 22,  
Upper Bern Township.  
Executrix: SHAWN ISENBERG,  
5638 Old Route 22,  
Shartlesville, PA 19559.  
ATTORNEY: RUSSELL E. FARBIARZ,  
ESQ.,  
ANTANAVAGE FARBIARZ, PLLC,  
64 N. 4th Street,  
Hamburg, PA 19526-1508

**RUBERTONE, KAREN S., dec'd.**

Late of Borough of Wyomissing.  
Administratrix: LINDA S. TOLL,  
1402 Garfield Avenue,  
Wyomissing, PA 19610.  
ATTORNEY: EDEN R. BUCHER, ESQ.,  
LEISAWITZ HELLER ABRAMOWITZ  
PHILLIPS, P.C.,  
2755 Century Boulevard,  
Wyomissing, PA 19610

**SAHM, MARY also known as**

**SAHM, MARY M. and  
SAHM, MARY MARGARET, dec'd.**

Late of Amity Township.  
Executrix: JOANNE HOLSTE,  
10507 Beaver Lake Trail,  
Foristell, MO 63348.  
ATTORNEY: SCUDDER G. STEVENS,  
ESQ.,  
Lyons Dougherty, LLC,  
6 Ponds Edge Dr., Ste. 1,  
Chadds Ford, PA 19317

**SNYDER, MICHAEL M., dec'd.**  
Late of 273 Weaver Road,  
Morgantown.  
Executrix: SHIGEMI SNYDER,  
c/o ATTORNEY: SOCRATES J.  
GEORGEADIS, ESQ.,  
GEORGEADIS SETLEY,

Four Park Plaza, Second Floor,  
Wyomissing, PA 19610

**WITHERS, ROBERT P. also known as  
WITHERS, ROBERT PATRICK, dec'd.**

Late of 102 Mullen Road,  
Birdsboro, Union Township.  
Executrix: GISELA S. WITHERS,  
P.O. Box 191,  
Geigertown, PA 19523.  
ATTORNEY: ROBERT R. KREITZ, ESQ.,  
ROLAND STOCK, LLC,  
627 North Fourth Street,  
P.O. Box 902,  
Reading, PA 19603-0902

**Third and Final Publication****CIORI, JOSEPH R., dec'd.**

Late of Borough of Boyertown.  
Executor: WILLIAM PASCUCCHI  
c/o ATTORNEY: STEPHEN D. POTTS,  
ESQ.,  
Strafford Office Bldg. #2,  
200 Eagle Road,  
Suite 106,  
Wayne, PA 19087

**DIETRICH, JEAN F., dec'd.**

Late of 3 Dietrich Valley Road,  
Kutztown.  
Executors: STEPHEN W. DIETRICH,  
24 Meadow Hill Drive,  
Bernville, PA 19506 and,  
KERRY L. DIETRICH,  
37 Kutztown Road,  
East Greenville, PA 18041.  
ATTORNEY: CHRISTOPHER J.  
HARTMAN, ESQ.,  
HARTMAN VALERIANO MAGOVERN &  
LUTZ, P.C.,  
1100 Berkshire Boulevard,  
Suite 301,  
P.O. Box 5828,  
Wyomissing, PA 19610

**DROGO, JOSEPH D., dec'd.**

Late of 1450 Schoffers Road,  
Birdsboro.  
Executor: LAWRENCE J. DROGO,  
1450 Schoffers Road,  
Birdsboro, PA 19508.  
ATTORNEY: MICHAEL C. BOLAND,  
ESQ.,  
LAW OFFICES OF MICHAEL C.  
BOLAND,  
Suite 1,  
147 N. 5th Street,  
Reading, PA 19601-3494

**GEHMAN, GRACE D., dec'd.**

Late of 1386 Alleghenyville Road,  
Brecknock Township.  
Executors: JACOB TIMOTHY GEHMAN,  
137 Hardwood Lane,  
Mohnton, PA 19540 and,  
JOY SUZANNE GEHMAN,  
846 Eden Road,  
Lancaster, PA 17601.

09/28/2017

Vol. 109, Issue 52

ATTORNEY: R. DOUGLAS GOOD, ESQ.,  
GOOD & HARRIS, LLP,  
132 West Main Street,  
New Holland, PA 17557

**GRIM, LEON P., dec'd.**

Late of Oley Township.  
Administratrix C.T.A.: CAROL  
ROSKOSKI,  
206 Main Street,  
Oley, PA 19547.

ATTORNEY: FREDERICK M. NICE,  
ESQ.,

LEISAWITZ HELLER ABRAMOWITZ  
PHILLIPS, P.C.,  
2755 Century Boulevard,  
Wyomissing, PA 19610-3346

**LEWARS, RUTH M., dec'd.**

Late of Exeter Township.  
Executor: JAMES A. LEWARS,  
3806 St. Lawrence Avenue,  
Reading, PA 19606.

ATTORNEY: DARAL A. WOERLE, ESQ.,  
P.O. Box 6765,  
Wyomissing, PA 19610

**O'BRIEN, K. VIRGINIA, dec'd.**

Late of Berkshire Center,  
5501 Perkiomen Avenue,  
Exeter Township.  
Executrix: VERONICA M. GILES,  
737 White Bear Road,  
Birdsboro, PA 19508.

ATTORNEY: ROBERT R. KREITZ, ESQ.,  
ROLAND STOCK, LLC,  
627 North Fourth Street,  
P.O. Box 902,  
Reading, PA 19603-0902

**ORTH, JEAN K., dec'd.**

Late of Spring Township.  
Executor: DAVID W. ORTH,  
515 Calco Avenue,  
Sinking Spring, PA 19608.

ATTORNEY: ERIC J. FABRIZIO, ESQ.,  
BINGAMAN, HESS, COBLENTZ &  
BELL, P.C.,  
Treeview Corporate Center,  
2 Meridian Boulevard,  
Suite 100,  
Wyomissing, PA 19610-3202

**RACINE, ROBERT E., dec'd.**

Late of 9 Tranquility Lane, Reading.  
Executor: JOHN T. FORRY, ESQUIRE,  
FORRY ULLMAN,  
540 Court Street,  
P.O. Box 542,  
Reading, PA 19603

**RANCK, RAYMOND E., dec'd.**

Late of Caernarvon Township.  
Adminsitator: LEIGH EARNSHAW, JR.,  
P.O. Box 439,  
Morgantown, PA 19543.  
ATTORNEY: MARK G. YODER, ESQ.,  
BINGAMAN, HESS, COBLENTZ &  
BELL, P.C.,  
Treeview Corporate Center,

2 Meridian Boulevard,  
Suite 100,  
Wyomissing, PA 19610-3202

**REINSEL, ESTHER, dec'd.**

Late of Borough of Shoemakersville.  
Executor: DAVID GESCHWINDT,  
40 Northview Drive,  
Shoemakersville, PA 19555.  
ATTORNEY: RICHARD L.  
GESCHWINDT, ESQ.,  
203 East Noble Avenue,  
Shoemakersville, PA 19555

**RIMBY, DOROTHY R., dec'd.**

Late of Birdsboro.  
Executor: DONALD E. RESH, JR.,  
310 Rugby Road,  
Birdsboro, PA 19508.  
ATTORNEY: DARAL A. WOERLE, ESQ.,  
P.O. Box 6765,  
Wyomissing, PA 19610

**ROTH, JANET L., dec'd.**

Late of Windsor Township.  
Executrix: ROBIN WERT,  
111 Kohlers Hill Road,  
Kutztown, PA 19530.  
ATTORNEY: RICHARD L.  
GESCHWINDT, ESQ.,  
203 East Noble Avenue,  
Shoemakersville, PA 19555

**RUPPERT, DAVID F., dec'd.**

Late of 1082 Park Road,  
Leesport, Bern Township.  
Executor: DAVID A. RUPPERT,  
127 North Robeson Street,  
Robesonia, PA 19551.  
ATTORNEY: ZACHARY A. MOREY,  
ESQ.,  
HOFFERT & KLONIS,  
536 Court Street,  
Reading, PA 19601

**SIEGFRIED, AGNES, dec'd.**

Late of 1000 East Wyomissing Blvd,  
City of Reading Township.  
Administratrix: WENDY J. ASHBY, ESQ.,  
246 West Broad Street,  
Suite 3,  
Quakertown, PA 18951

**SOUSLEY, LAILA M., dec'd.**

Late of 96 Sousley Road,  
Lenhartsville, Albany Township.  
Executor: KEVIN R. SOUSLEY,  
75 Sousley Road,  
Lenhartsville, PA 19534.  
ATTORNEY: RUSSELL E. FARBIARZ,  
ESQ.,  
ANTANAVAGE FARBIARZ, PLLC,  
64 N. 4th Street,  
Hamburg, PA 19526-1508

**SPUHLER, JUNE V. also known as**

**SPUHLER, JUNE, dec'd.**  
Late of 2900 Lawn Terrace,  
Muhlenberg Township.  
Executor: DANIEL FANELLI,  
120 North Prospect Street,

09/28/2017

Vol. 109, Issue 52

Reading, PA 19606.  
ATTORNEY: DAVID S. SOBOTKA, ESQ.,  
LAW OFFICE OF DAVID S. SOBOTKA,  
519 Walnut Street,  
Reading, PA 19601

**STOUDT, RICHARD A. also known as  
STOUDT, RICHARD ALLEN, dec'd.**

Late of Upper Tulpehocken Township.  
Executrix: KATHRYN M. ZWEIZIG,  
P.O. Box 103,  
Virginville, PA 19564.  
ATTORNEY: ALLEN R.  
SHOLLENBERGER, ESQ.,  
LEISAWITZ HELLER ABRAMOWITZ  
PHILLIPS, P.C.,  
2755 Century Boulevard,  
Wyomissing, PA 19610-3346

**WAGNER, CAROL ANNE, dec'd.**

Late of 5 Kevin Court,  
Wyomissing.  
Executor: CRAIG A. WAGNER,  
5 Kevin Court,  
Wyomissing, PA 19610.  
ATTORNEY: JACK G. MANCUSO, ESQ.,  
BRUMBACH, MANCUSO & FEGLEY,  
P.C.,  
50 N. 5th Street, 4th Fl.,  
P.O. Box 8321,  
Reading, PA 19603-8321

**WALLEY, GWENDOLYN J., dec'd.**

Late of 303-1 Springside Drive,  
Spring Township.  
Executor: MICHAEL A. WALLEY,  
7206 Racepoint Way,  
Alexandria, VA 22315.  
ATTORNEY: JILL M. SCHEIDT, ESQ.,  
MASANO BRADLEY, LLP,  
1100 Berkshire Boulevard,  
Suite 201,  
Wyomissing, PA 19610-1221

**WEYMAN, JACK R., dec'd.**

Late of 2412 Cleveland Avenue,  
Spring Township.  
Administrators: GALE L. QUAGLIA and,  
ALICIA D. KLINE.  
c/o ATTORNEY: ANDREW S. GEORGE,  
ESQ.,  
KOZLOFF STOUDT,  
2640 Westview Drive,  
Wyomissing, PA 19610

**ZACKOWSKI, JEFFREY J. , dec'd.**

Late of 1012 Hilldale Court,  
Muhlenberg Township.  
Executor: MICHAEL ZACKOWSKI,  
503 Middle Road,  
Elysburg, PA 17824.  
ATTORNEY: DAVID S. SOBOTKA, ESQ.,  
LAW OFFICE OF DAVID S. SOBOTKA,  
519 Walnut Street,  
Reading, PA 19601

**FICTITIOUS NAME**

*NOTICE IS HEREBY GIVEN, pursuant to the provisions of Act of Assembly, No. 295, approved December 16, 1982, effective March 16, 1983, of intention to file in the office of the Department of State of the Commonwealth of Pennsylvania, at Harrisburg, Pennsylvania, a Certificate for the conduct of a business in Berks County, Pennsylvania under the assumed or fictitious name, style or designation:*

**COVERTUNES ONLINE** with its principal place of business at 125 Park Place Drive, Sinking Spring, PA 19608.

The name and address of the person owning or interested in said business is: Paul Salesky, 125 Park Place Drive, Sinking Spring, PA 19608.

The application was Filed on September 13, 2017.

**Paul Salesky**  
125 Park Place Drive  
Sinking Spring, PA 19608

**MISCELLANEOUS**

Ryan W. McAllister, Esquire  
Ebner Nevins & McAllister, LLC  
602-04 Court Street  
Reading PA 19601  
610.372.5128  
610.372.5198 (Fax)  
Attorney ID 203179  
Attorneys for Plaintiffs

IN THE COURT OF  
COMMONN PLEAS OF  
BERKS COUNTY, PENNSYLVANIA  
CIVIL ACTION-LAW  
CHILD CUSTODY  
NO. 17-16241  
ASSIGNED: LILLIS, J.

PAMELA LaSHANDA HARGIS and  
JONETTE M. HARGIS, Plaintiffs

vs.  
JERLENE SMITH and JOHN DOE,  
Defendants

You, John Doe, Defendant, have been sued in Court to obtain custody of the minor child, Serenity Michele Hargis, born March 10,2017, named in the attached Complaint. If you fail to appear as provided by this Order, an order for custody may be entered against you or the court may issue a warrant for your arrest.

All parties shall attend **CUSTODY CONCILIATION** on: **OCTOBER 12, 2017 AT 1:00 P.M., Family Court Custody Office,** Berks County Services Center, 7th Floor, 633 Court Street, Reading, PA 19601, Phone: 610-478-6208 ext. 5770

Custody Conciliation is a conference held before a Custody Master, who may enter a

09/28/2017

Vol. 109, Issue 52

Recommended Order. The recommendation may also include proposed sanctions if any of the fees are not paid by the parties.

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

LAWYER REFERRAL SERVICE OF  
THE BERKS COUNTY BAR ASSOCIATION  
544 Court Street  
Reading, Pennsylvania 19601  
(610) 375-4591

BY THE COURT:

/s/ James M. Lillis, J.

DATE: August 18, 2017