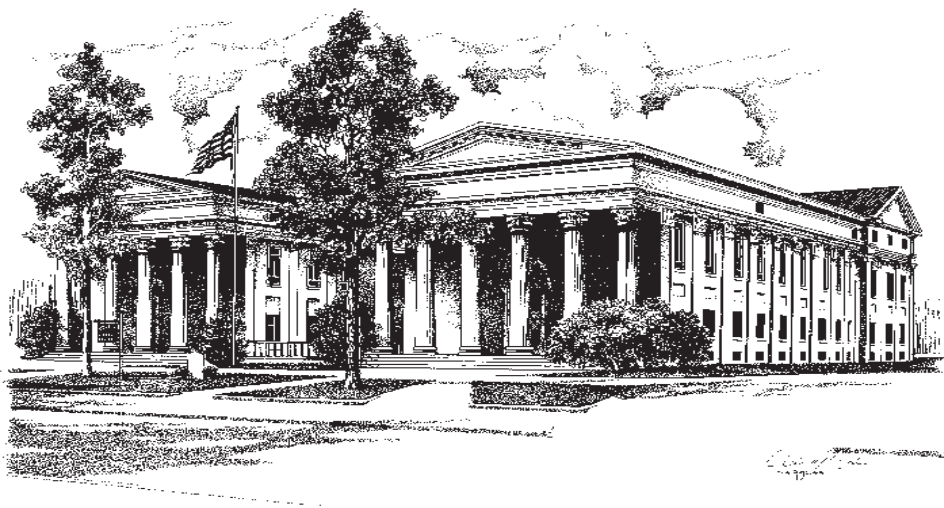


*Erie  
County  
Legal  
Journal*

January 3, 2014

**Vol. 97 No. 1**

**USPS 178-360**



---

**97 ERIE**

---

# Erie County Legal Journal

*Reporting Decisions of the Courts of Erie County  
The Sixth Judicial District of Pennsylvania*

Managing Editor: Heidi M. Weismiller

**PLEASE NOTE: NOTICES MUST BE RECEIVED AT THE ERIE COUNTY BAR ASSOCIATION OFFICE BY 3:00 P.M. THE FRIDAY PRECEDING THE DATE OF PUBLICATION.**

All legal notices must be submitted in typewritten form and are published exactly as submitted by the advertiser. The Erie County Bar Association will not assume any responsibility to edit, make spelling corrections, eliminate errors in grammar or make any changes in content.

The *Erie County Legal Journal* makes no representation as to the quality of services offered by an advertiser in this publication. Advertisements in the *Erie County Legal Journal* do not constitute endorsements by the Erie County Bar Association of the parties placing the advertisements or of any product or service being advertised.

## INDEX

<b>NOTICE TO THE PROFESSION .....</b>	<b>4</b>
<b>COURT OF COMMON PLEAS</b>	
Certificate of Authority Notice .....	6
Fictitious Name Notice .....	6
Incorporation Notices .....	6
Sheriff Sales .....	7
<b>ORPHANS' COURT</b>	
Audit List .....	23
Estate Notices .....	24
<b>CHANGES IN CONTACT INFORMATION FOR ECBA MEMBERS .....</b>	<b>26</b>

ERIE COUNTY LEGAL JOURNAL (ISSN 0730-6393) is published every Friday for \$57 per year (\$1.50 single issues/\$5.00 special issues, i.e. Seated Tax Sales). Owned and published by the Erie County Bar Association (Copyright 2014©) 302 West 9th St., Erie, PA 16502 (814/459-3111). Periodical Postage paid at Erie, PA 16515. POSTMASTER: Send Address changes to THE ERIE COUNTY LEGAL JOURNAL, 302 West 9th St., Erie, PA 16502-1427.

# Erie County Bar Association Calendar of Events and Seminars



To view PBI seminars visit the events calendar on the ECBA website  
<http://www.eriebar.com/public-calendar>



Erie County Bar  
Association



@eriepabar

## 2014 BOARD OF DIRECTORS

Edwin W. Smith, President

Richard A. Lanzillo, First Vice President  
Melissa H. Shirey, Second Vice President  
John M. Quinn, Jr., Past President  
Valerie H. Kuntz, Treasurer

Lisa R. Ferrick  
Tina M. Fryling  
John J. Mead  
Craig Murphey

Eric J. Purchase  
Christopher J. Sinnott  
Gary V. Skiba

Eugene C. Sundberg, Jr.  
Adam J. Williams  
Gregory P. Zimmerman  
Mark T. Wassell

**IN THE UNITED STATES BANKRUPTCY COURT FOR  
THE WESTERN DISTRICT OF PENNSYLVANIA**

**MOTION COURT DATES FOR JUDGE THOMAS P. AGRESTI  
In Re: ERIE DIVISION SCHEDULING PROCEDURES**

**JANUARY 2014 NOTICE**

The following is a list of *January 2014, February 2014 and March 2014* motion court dates and times to be used for the scheduling of motions pursuant to *Local Rule 9013-5(A)* before **Judge Thomas P. Agresti** in the Erie Division of the Court. The use of these dates for scheduling motions consistent with the requirements of *Local Rule 9013-5(A)* is summarized below and on Judge Agresti's website at: [www.pawb.uscourts.gov](http://www.pawb.uscourts.gov). ***The motions will be heard in the Bankruptcy Courtroom, U.S. Courthouse, 17 South Park Row, Erie, PA 16501.***

**ERIE CH. 13 AND CH. 7 CASES**

Counsel for a moving party shall select one of the following dates and times for matters subject to the "self-scheduling" provisions of the *Local Rules* (See Court Website at <http://www.pawb.uscourts.gov> and *W.D. PA Local Rule 9013-5(A)*), insert same on the notice of hearing for the motion, and serve the notice on all respondents, trustee(s) and parties in interest. Where a particular type of motion is listed at a designated time, filers shall utilize that time for the indicated motions(s) *unless*: (a) special arrangements have been approved in advance by the Court, or, (b) another motion in the same bankruptcy case has already been set for hearing at a different time and the moving party chooses to use the same date and time as the previously scheduled matter.

**Scheduling of CHAPTER 13 Motions before Judge Thomas P. Agresti**

Wednesday, January 15, 2014  
Wednesday, February 5, 2014  
Wednesday, February 26, 2014  
Wednesday, March 19, 2014

*NOTE: Please be sure to choose the correct, revised times below.*

9:30 a.m.: Open for all Erie matters  
10:00 a.m.: Open for all Erie matters  
10:30 a.m.: Open for all Erie matters

Chapter 12 matters are to be scheduled at 11:00 a.m.  
Sale, Financing and Extended/Impose Stay Motions are scheduled at 11:00 a.m.

**Scheduling of CHAPTER 7 Motions before Judge Thomas P. Agresti**

Thursday, January 9, 2014  
Thursday, January 23, 2014  
Thursday, February 13, 2014  
Thursday, February 27, 2014  
Thursday, March 13, 2014  
Thursday, March 27, 2014

10:30 a.m.: Open for all Erie matters  
11:00 a.m.: Open for all Erie matters\*\*\*  
11:30 a.m.: Sale Motions at this time, only

\*\*\*All Motions to Extend/Impose Stay are to be scheduled at 11:00 a.m.

**ERIE CHAPTER 11 CASES**

The Self-scheduling Rule does not apply to Chapter 11 cases. Documents are to be electronically filed with the Clerk's Office. Thereafter, scheduling Orders will be issued from Chambers which schedule any required hearings and, where applicable, outline the specific procedures to be utilized. *Any pleadings in Chapter 11 cases which are self-scheduled will be dismissed upon filing.*

**ALL OF THE ABOVE DATES ARE SUBJECT TO REVISION. Please check each month for any changes in the dates that have been published previously. THIS SCHEDULE CAN BE VIEWED ON PACER** (Public Access to Court Electronic Records) and on the Court's Web Site ([www.pawb.uscourts.gov](http://www.pawb.uscourts.gov)).

John J. Horner  
Clerk of Court

Jan. 3

**ATTENTION ALL ATTORNEYS**

Are you or an attorney you know dealing with personal issues related to drug or alcohol dependency, depression, anxiety, gambling, eating disorders, sexual addiction, other process addictions or other emotional and mental health issues?

**— YOU ARE FAR FROM BEING ALONE! —**

*You are invited and encouraged to join a small group of fellow attorneys who meet informally in Erie on a monthly basis. Please feel free to contact ECBA Executive Director Sandra Brydon Smith at 814/459-3111 for additional information. Your interest and involvement will be kept **strictly confidential**.*

**BETTS MEDIATION &  
DISPUTE RESOLUTION LLC**

Commercial Litigation & Business Disputes/  
Securities Litigation & Arbitrations

Michael J. Betts

**Experienced**

Over 30 years -  
business and securities litigation

**Balanced**

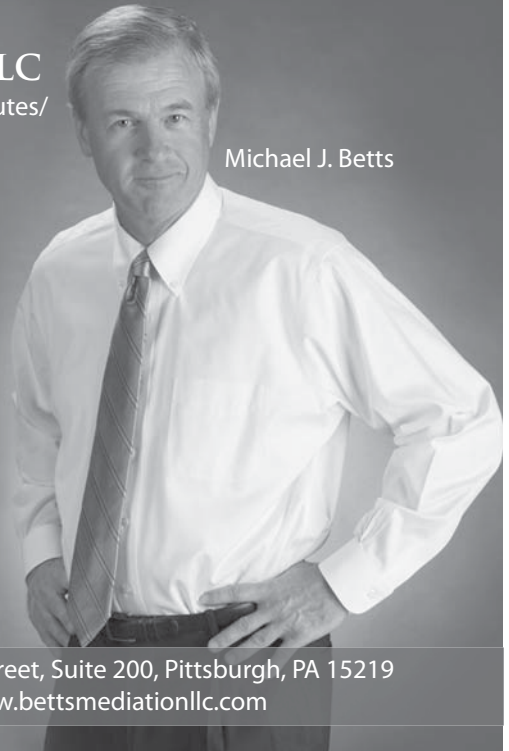
Representation of individuals and  
businesses, on both sides of the "v"

**Creative**

Customized mediation approaches -  
facilitative/evaluative/hybrid

**Reasonable Fees**

No charges for travel time or expenses



The Frick Building, 437 Grant Street, Suite 200, Pittsburgh, PA 15219  
412.223.5004 | [www.bettsmediationllc.com](http://www.bettsmediationllc.com)

**CERTIFICATE OF AUTHORITY**

NOTICE IS HEREBY GIVEN that an Application for Certificate of Authority has been filed with the Department of State of the Commonwealth of Pennsylvania, at Harrisburg, PA, on or about December 11, 2013, for a foreign corporation with a registered address in the state of Pennsylvania as follows:

Staff Smart Inc.  
4402 Peach Street  
Lower Level North  
Erie, PA 16509

This corporation is incorporated under the laws of New York. The address of its principal office under the laws of its jurisdiction in which it is incorporated is 1448 Evergreen Drive, Lake View, NY 14085. The corporation has been qualified in Pennsylvania under the provisions of the Business Corporation Law of 1988, as amended.

Jan. 3

**FICTITIOUS NAME NOTICE**

Pursuant to Act 295 of December 16, 1982 notice is hereby given of the intention to file with the Secretary of the Commonwealth of Pennsylvania a "Certificate of Carrying On or Conducting Business under an Assumed or Fictitious Name." Said Certificate contains the following information:

**FICTITIOUS NAME NOTICE**

1. Fictitious Name: Lakeside Auto Group
2. Address of the principal place of business: 4844 Buffalo Road, Erie, Pennsylvania 16510
3. Person who is party to the registration: Lakeside Acquisition Group, Inc., 818 State Street, Erie, PA 16501 and Lakeside Auto Sales, Inc., 4844 Buffalo Road, Erie, Pennsylvania 16510
4. An application for registration of a fictitious name under the Fictitious Names Act was filed December 16, 2013.

Law Offices of Gery T. Nietupski,  
Esquire, LLC  
818 State Street, Suite A  
Erie, PA 16501

Jan. 3

**INCORPORATION NOTICE**

Notice is hereby given that Articles of Incorporation have been filed with the Department of the Commonwealth of Pennsylvania on 12/18/2013 under the Domestic Business Corporation Law, for Alpont II, Inc., and the address of the registered office is 1432 Chestnut St., Erie, PA 16502.

Jan. 3

**INCORPORATION NOTICE**

Notice is hereby given that McDowell Girls Lacrosse, Inc. has been incorporated under the provisions of the Pennsylvania Business Corporation Law of 1988. The registered office of the corporation will be located at 3364 W. 26th Street, Erie, PA 16506.

Jan. 3

**Thinking of Becoming a Mediator?**

Family Mediation Training | 40-Hour Basic Course by Lynn MacBeth, Esq.

January 6, 7, 8, 9, and 11, 2014

**McKean County Family Law and Domestic Relations Building  
16975 Route 6, Smethport, PA 16749**

Approved by The Association for Conflict Resolution  
Academy of Family Mediators and meets Pa. R.C.P. 1915.4-3



**Approved by the PA CLE Board for 35.5 hours (including 2 hours ethics)**

To sign up, contact [LynnMacBeth@yahoo.com](mailto:LynnMacBeth@yahoo.com) or call 412-303-2505

For more information, go to [www.mediate.com/macbeth](http://www.mediate.com/macbeth)

**SHERIFF SALES**

Notice is hereby given that by virtue of sundry Writs of Execution, issued out of the Courts of Common Pleas of Erie County, Pennsylvania, and to me directed, the following described property will be sold at the Erie County Courthouse, Erie, Pennsylvania on

**JANUARY 17, 2014  
at 10:00 AM**

All parties in interest and claimants are further notified that a schedule of distribution will be on file in the Sheriff's Office no later than 30 days after the date of sale of any property sold hereunder, and distribution of the proceeds made 10 days after said filing, unless exceptions are filed with the Sheriff's Office prior thereto.

All bidders are notified prior to bidding that they **MUST** possess a cashier's or certified check in the amount of their highest bid or have a letter from their lending institution guaranteeing that funds in the amount of the bid are immediately available. If the money is not paid immediately after the property is struck off, it will be put up again and sold, and the purchaser held responsible for any loss, and in no case will a deed be delivered until money is paid.

Bob Merski  
Sheriff of Erie County  
Dec. 27 and Jan. 3, 10

**FROM THE NOVEMBER 22,  
2013 SHERIFF SALES:**

**SALE NO. 5**

**Ex. #10619 of 2013  
NORTHWEST SAVINGS  
BANK, Plaintiff,**

v.

**DENNIS J. HORWATH, II,  
Defendant**

**SHERIFF'S SALE**

By virtue of a Writ of Execution filed at No. 2013-10619, Northwest Savings Bank vs. Dennis J. Horwath, II, owner of property situate in the City of Erie, Erie County, Pennsylvania being: 620 West 8th Street, Erie, Pennsylvania. 41 1/4' X 165' X 41 1/4' X 165'  
Assessment Map Number:

(17) 4019-137  
Assessed Value Figure: \$72,700.00  
Improvement Thereon: Residence  
Kurt L. Sundberg, Esq.  
Marsh Spaeder Baur Spaeder  
& Schaaf, LLP  
Suite 300, 300 State Street  
Erie, Pennsylvania 16507  
(814) 456-5301  
Dec. 27 and Jan. 3, 10

**SALE NO. 1**

**Ex. #12020 of 2013  
CORY FEDERAL CREDIT  
UNION, Plaintiff**

v.

**STEVEN P. MCGAHEN,  
Defendant**

**ADVERTISING DESCRIPTION**

By virtue of Writ of Execution filed at No. 12020-2013 CORY FEDERAL CREDIT UNION vs. STEVEN P. MCGAHEN, owner of the following properties identified below:

1) Situate in the Township of Union, County of Erie, and Commonwealth of Pennsylvania at 10069 Route 6, Union City, Pennsylvania 16438: Assessment Map No.: (43) 5-16-3.01 Assessed Value Figure: \$80,750.00 Improvement Thereon: Ranch style residential dwelling  
Michael S. Jan Janin, Esquire  
Pa. I.D. No. 38880  
The Quinn Law Firm  
2222 West Grandview Boulevard  
Erie, PA 16506  
(814) 833-2222  
Dec. 27 and Jan. 3, 10

**SALE NO. 2**

**Ex. #12039 of 2013  
NORTHWEST SAVINGS  
BANK, Plaintiff**

v.

**BRIAN E. LOCK, II and  
ELIZABETH E. LOCK,  
Defendants**

**SHERIFF'S SALE**

By virtue of a Writ of Execution filed at No. 2013-12039, Northwest Savings Bank vs. Brian E. Lock, II and Elizabeth E. Lock, owners of property situate in the Township of Conneaut, Erie County, Pennsylvania being: 10566 Route 6N, Albion, Pennsylvania. 65' X 200' X 65' X 200'

Assessment Map Number: (4) 8-58-8  
Assessed Value Figure: \$120,800.00  
Improvement Thereon: Residence  
Kurt L. Sundberg, Esq.  
Marsh Spaeder Baur Spaeder  
& Schaaf, LLP  
Suite 300, 300 State Street  
Erie, Pennsylvania 16507  
(814) 456-5301  
Dec. 27 and Jan. 3, 10

**SALE NO. 3**

**Ex. #12204 of 2013  
KENNETH ROBERT GREEN  
and THOMAS A. GREEN**

v.

**JAMIE STECK**

**DESCRIPTION OF PROPERTY**

All that certain piece or parcel of land situate in the Township of Amity, County of Erie and State of Pennsylvania, described as follows: Parcel D of the subdivision of lands for Kenneth R. Green recorded in Erie County Map Book 2010, Page 30732, on December 8, 2010, consisting of 2.17 acres and having permanently affixed thereon a former mobile home bearing address of 8460 Haskell Hill Road, Wattsburg, PA 16442. Being the same premises conveyed to Jamie Steck by deed dated October 24, 2011, recorded October 25, 2011, in Erie County Record Book at Instrument No. 2011-025358.  
Richard T. Ruth, Esq.  
Attorney for Plaintiffs  
1026 West 26th St.  
Erie, PA 16508  
(814) 453-6606  
Dec. 27 and Jan. 3, 10

**SALE NO. 4**

**Ex. #12184 of 2013  
ERIEBANK**

v.

**AARON B. COLLINS and  
ANGELA C. COLLINS  
SHERIFF'S SALE**

By virtue of a Writ of Execution filed to No. 12184-13, ERIEBANK v. AARON B. COLLINS and ANGELA C. COLLINS, his wife, owners of property situated in the Fifth Ward of the City of Erie, County of Erie, Pennsylvania, being further identified as follows:

2706 East Avenue, Erie, Pennsylvania  
 33.75 feet by 115 feet/3,881.25 square feet  
 Tax Index Number (18) 5052-106  
 Assessment Value: \$62,560.00  
 Residential dwelling  
 Said property being more fully described in a Deed to AARON B. COLLINS dated August 2, 2007, which deed was recorded August 30, 2007, in the Office of the Recorder of Deeds of Erie County in Record Book 1443, Page 1860.  
 Craig A. Zonna, Esq.  
 PA I.D. No. 70893  
 Elderkin Law Firm  
 150 East 8th Street  
 Erie, PA 16501  
 (814) 456-4000

Dec. 27 and Jan. 3, 10

**SALE NO. 5**  
**Ex. #11340 of 2013**  
**ERIEBANK**  
**v.**

**GARNER BLAKE REAL ESTATE, LLC**  
**SHERIFF'S SALE**

By virtue of a Writ of Execution filed to No. 11340-13, ERIEBANK v. GARNER BLAKE REAL ESTATE, LLC, owners of property situated in the Fifth Ward of the City of Erie, County of Erie, Pennsylvania, being further identified as follows:  
 2405 East Avenue, Erie, Pennsylvania  
 40 foot by 100 foot/4,000 square feet  
 Tax Index Number (18) 5042-219  
 Assessment Value: \$38,120.00  
 Residential dwelling  
 Said property being more fully described in a Deed to GARNER BLAKE REAL ESTATE, LLC dated November 26, 2007, which deed was recorded November 29, 2007, in the Office of the Recorder of Deeds of Erie County in Record Book 1463, Page 0009.  
 Craig A. Zonna, Esq.  
 PA I.D. No. 70893  
 Elderkin Law Firm  
 150 Bast 8th Street  
 Erie, PA 16501  
 (814) 456-4000

Dec. 27 and Jan. 3, 10

**SALE NO. 6**  
**Ex. #11342 of 2013**  
**ERIEBANK**  
**v.**  
**GARNER BLAKE REAL ESTATE, LLC**  
**SHERIFF'S SALE**

By virtue of a Writ of Execution filed to No. 11342-13, ERIEBANK v. GARNER BLAKE REAL ESTATE, LLC, owners of property situated in the City of Erie, County of Erie, Pennsylvania, being further identified as follows:  
 509 Dunn Boulevard, Erie, Pennsylvania  
 93.5 feet by 40 feet/3,740 square feet  
 Tax Index Number (14) 1040-439  
 Assessment Value: \$48,842  
 Residential dwelling  
 26 Lighthouse Street, Erie, Pennsylvania  
 87.52 feet by 36 feet/3,151 square feet  
 Tax Index Number (14) 1040-402  
 Assessment Value: \$6,300  
 Vacant land  
 Said property being more fully described in a Deed to GARNER BLAKE REAL ESTATE, LLC dated April 8, 2008, which deed was recorded April 15, 2008, in the Office of the Recorder of Deeds of Erie County in Record Book 1488, Page 0793.  
 Craig A. Zonna, Esq.  
 PA I.D. No. 70893  
 Elderkin Law Firm  
 150 East 8th Street  
 Erie, PA 16501  
 (814) 456-4000

Dec. 27 and Jan. 3, 10

**SALE NO. 7**  
**Ex. #11341 of 2013**  
**ERIEBANK**  
**v.**  
**GARNER BLAKE REAL ESTATE, LLC**  
**SHERIFF'S SALE**

By virtue of a Writ of Execution filed to No. 11341-13, ERIEBANK v. GARNER BLAKE REAL ESTATE, LLC, owners of property situated in the City of Erie, County of Erie, Pennsylvania, being further identified as follows:  
 1162 East 25th Street, Erie, Pennsylvania  
 40 feet by 75 feet/3,000 square feet

Tax Index Number (18) 5043-200  
 Assessment Value: \$33,600  
 Residential dwelling  
 Said property being more fully described in a Deed to GARNER BLAKE REAL ESTATE, LLC dated March 12, 2009, in the Office of the Recorder of Deeds of Erie County in Record Book 1548, Page 1064.  
 Craig A. Zonna, Esq.  
 PA I.D. No. 70893  
 Elderkin Law Firm  
 150 East 8th Street  
 Erie, PA 16501  
 (814) 456-4000

Dec. 27 and Jan. 3, 10

**SALE NO. 8**  
**Ex. #10615 of 2013**  
**FIRST NATIONAL BANK OF PENNSYLVANIA, Plaintiff**  
**v.**  
**CLAYTON C. LINDEMUTH, SR., ANGELA LINDEMUTH, and THE UNITED STATES OF AMERICA, Defendants**  
**SHORT DESCRIPTION**

ALL THAT CERTAIN piece or parcel of land situate in the Township of Washington, County of Erie, Commonwealth of Pennsylvania, known and numbered as 12730 Forrest Drive, Edinboro, Pennsylvania 16412.  
 Erie County Tax Parcel No. (45) 21-45-6.16.  
 Having erected thereon a single-family, two-story dwelling with attached garage.  
 Susan Fuhrer Reiter  
 PA Supreme Court ID No. 43581  
 MacDonald, Illig, Jones & Britton LLP  
 100 State Street, Suite 700  
 Erie, Pennsylvania 16507-1459  
 (814) 870-7760  
 Attorneys for Plaintiff

Dec. 27 and Jan. 3, 10

**SALE NO. 9**  
**Ex. #11900 of 2013**  
**Wells Fargo Bank, National Association, as Trustee for Option One Mortgage Loan Trust 2005-2, Asset-Backed Certificates, Series 2005-2, Plaintiff**  
**v.**



**PATRICK ATKINS A/K/A  
PATRICK J. ATKINS  
SYLYNDA ATKINS A/K/A  
SYLNDA M. ATKINS,  
Defendant(s)**

**SHORT DESCRIPTION FOR  
ADVERTISING**

ALL THAT CERTAIN LOT OF LAND SITUATE IN BOROUGH OF LAKE CITY, ERIE COUNTY, PENNSYLVANIA: BEING KNOWN AS 9966 Pine Street, Lake City, PA 16423  
PARCEL NUMBER: 28-015-021.1-024.00  
IMPROVEMENTS: Residential Property  
Udren Law Offices, P.C.  
Attorneys for Plaintiff  
Woodcrest Corporation Center  
111 Woodcrest Road, Suite 200  
Cherry Hill, NJ 08003-3620  
856-669-5400

Dec. 27 and Jan. 3, 10

**SALE NO. 10**

**Ex. #11726 of 2013**

**The Bank of New York Mellon  
f/k/a The Bank of New York  
as successor in interest to  
JPMorgan Chase Bank, National  
Association, as Trustee for  
C-BASS Mortgage Loan Asset-  
Backed Certificates, Series 2006-  
RP1, Plaintiff**

v.

**TRACY STUFFT A/K/A  
TRACY M. STUFFT  
FRANK WENTLING A/K/A  
FRANK E. WENTLING,  
Defendant(s)**

**LEGAL DESCRIPTION**

ALL THAT CERTAIN PIECE OR PARCEL OF LAND SITUATE IN THE CITY OF ERIE, COUNTY OF ERIE AND COMMONWEALTH OF PENNSYLVANIA, BEING LOT NUMBER FIVE (5) IN BLOCK NUMBER THREE (3) OF THE BUILDERS REALTY COMPANY SUBDIVISION OF THE GINGRICH FARM AS RECORDED IN ERIE COUNTY MAP BOOK NO. 1, PAGE 367. HAVING ERECTED THEREON A TWO STORY FRAME DWELLING HOUSE KNOWN AS NO. 3015 FRENCH STREET, ERIE, PENNSYLVANIA, 16504.

BEING ERIE COUNTY INDEX NO. (18) 5086-225.  
BEING KNOWN AS: 3015 French Street, Erie, PA 16504  
PARCEL NUMBER: 18-5086-225  
TITLE TO SAID PREMISES IS VESTED IN FRANK E. WENTLING AND TRACY M. STUFFT, AS JOINT TENANTS WITH RIGHT OF SURVIVORSHIP AND NOT AS TENANTS IN COMMON BY DEED FROM ANNA M. MOORE, NOW BY MARRIAGE ANNA M. GASKILL AND JOHN Q. GASKILL, HER HUSBAND DATED 12/15/1997 RECORDED 03/31/1998 IN DEED BOOK 0551 PAGE 0208.  
Udren Law Offices, P.C.  
Attorneys for Plaintiff  
Woodcrest Corporation Center  
111 Woodcrest Road, Suite 200  
Cherry Hill, NJ 08003-3620  
856-669-5400

Dec. 27 and Jan. 3, 10

**SALE NO. 12**

**Ex. #31631 of 2013**

**Torchlight Loan Services, LLC,  
Plaintiff**

v.

**JGMM Penn Property, L.P.,  
Defendant**

**SHERIFF'S SALE**

By virtue of a Writ of Execution filed to No. 2013-31631 in Erie County C.C.P., Torchlight Loan Services, LLC vs. JGMM Penn Property, L.P., owner(s) of property situated in Washington Township, Erie County, Pennsylvania being Washington Towne Centre, 112-140 Washington Towne Blvd., Edinboro, PA 16412  
7.40 acres  
Assessment Map number: 45-020  
Assessed Value figure: \$760,100  
Improvement thereon: \$1,269,600  
Andrew L. Swope  
K&L Gates LLP  
17 N. 2nd Street, 18th Floor  
Harrisburg, PA 17101  
717-231-4500

Dec. 27 and Jan. 3, 10

**SALE NO. 13**

**Ex. #10927 of 2013**

**HSBC BANK USA, NATIONAL**

**ASSOCIATION AS TRUSTEE  
FOR GSMPS MORTGAGE  
LOAN TRUST 2005-RP1,  
Plaintiff**

v.

**EDWARD S. CARTER  
E. COLLEEN CARTER  
Defendant(s)**

**SHERIFF'S SALE**

By virtue of a Writ of Execution filed to No. 10927-13  
HSBC BANK USA, NATIONAL ASSOCIATION AS TRUSTEE FOR GSMPS MORTGAGE LOAN TRUST 2005-RP1 vs. EDWARD S. CARTER, E. COLLEEN CARTER  
Amount Due: \$43,047.68  
EDWARD S. CARTER, E. COLLEEN CARTER, owner(s) of property situated in ERIE CITY, Erie County, Pennsylvania being 1106 WEST 8TH STREET, ERIE, PA 16502-1109  
Dimensions: 40 x 125  
Acreage: 0.1148  
Assessment Map number: 17040034014600  
Assessed Value: \$67,290.00  
Improvement thereon: Residential Phelan Hallinan, LLP  
One Penn Center at Suburban Station, Suite 1400  
1617 John F. Kennedy Boulevard  
Philadelphia, PA 19103-1814  
(215) 563-7000

Dec. 27 and Jan. 3, 10

**SALE NO. 14**

**Ex. #11965 of 2013**

**BANK OF AMERICA, N.A., AS  
SUCCESSOR BY MERGER  
TO BAC HOME LOANS  
SERVICING, LP F/K/A  
COUNTRYWIDE HOME  
LOANS SERVICING, LP,  
Plaintiff**

v.

**ASHLEY P. CLAYPOOLE,  
Defendant(s)**

**SHERIFF'S SALE**

By virtue of a Writ of Execution filed to No. 11965-13  
BANK OF AMERICA, N.A., AS SUCCESSOR BY MERGER TO BAC HOME LOANS SERVICING, LP F/K/A COUNTRYWIDE HOME LOANS SERVICING, LP vs. ASHLEY P. CLAYPOOLE  
Amount Due: \$49,467.36

ASHLEY P. CLAYPOOLE, owner(s) of property situated in GIRARD BOROUGH, Erie County, Pennsylvania being 104 RANDALL AVENUE, GIRARD, PA 16417-1121

Dimensions: 104.32 x 179.11  
Acreage: 0.5750  
Assessment Map number: 23003015001000

Assessed Value: \$71,960.00  
Improvement thereon: residential Phelan Hallinan, LLP

One Penn Center at Suburban Station, Suite 1400  
1617 John F. Kennedy Boulevard Philadelphia, PA 19103-1814  
(215) 563-7000

Dec. 27 and Jan. 3, 10

**SALE NO. 15**

**Ex. #13080 of 2012**  
**BANK OF AMERICA, N.A**  
**SUCCESSOR BY MERGER**  
**TO BAC HOME LOANS**  
**SERVICING, L.P. F/K/A**  
**COUNTRYWIDE HOME**  
**LOANS SERVICING, L.P.,**  
**Plaintiff**

v.

**TIMOTHY M. DANG**  
**KHANH M. NGUYEN,**  
**Defendant(s)**

**SHERIFF'S SALE**

By virtue of a Writ of Execution filed to No. 13080-12

BANK OF AMERICA, N.A SUCCESSOR BY MERGER TO BAC HOME LOANS SERVICING, L.P. F/K/A COUNTRY WIDE HOME LOANS SERVICING, L.P. vs. TIMOTHY M. DANG, KHANH M. NGUYEN

Amount Due: \$38,035.41  
TIMOTHY M. DANG, KHANH M. NGUYEN, owner(s) of property situated in the CITY OF ERIE, Erie County, Pennsylvania being 252 WEST 16TH STREET, ERIE, PA 16502-1874

Dimensions: 30x90  
Acreage: 0.0620  
Assessment Map number: 16030012010700

Assessed Value: \$36,840.00  
Improvement thereon: residential Phelan Hallinan, LLP

One Penn Center at Suburban Station, Suite 1400

1617 John F. Kennedy Boulevard Philadelphia, PA 19103-1814  
(215) 563-7000

Dec. 27 and Jan. 3, 10

**SALE NO. 16**

**Ex. #15149 of 2010**  
**BANK OF AMERICA, N.A. AS**  
**SUCCESSOR BY MERGER**  
**TO BAC HOME LOANS**  
**SERVICING, LP, Plaintiff**

v.

**ELIZABETH J. DEFONSEY,**  
**Defendant(s)**  
**SHERIFF'S SALE**

By virtue of a Writ of Execution filed to No. 15149-10

BANK OF AMERICA, N.A. AS SUCCESSOR BY MERGER TO BAC HOME LOANS SERVICING, LP vs. ELIZABETH J. DEFONSEY  
Amount Due: \$69,620.30

ELIZABETH J. DEFONSEY, owner(s) of property situated in the CITY OF ERIE, Erie County, Pennsylvania being 622 WEST 26TH STREET, ERIE, PA 16508-1602

Dimensions: 37 X 150  
Acreage: 0.1274  
Assessment Map number: 19060019013100

Assessed Value: 57,060.00  
Improvement thereon: residential Phelan Hallinan, LLP

One Penn Center at Suburban Station, Suite 1400  
1617 John F. Kennedy Boulevard Philadelphia, PA 19103-1814  
(215) 563-7000

Dec. 27 and Jan. 3, 10

**SALE NO. 17**

**Ex. #14343 of 2011**  
**U.S. BANK NATIONAL**  
**ASSOCIATION, AS TRUSTEE,**  
**SUCCESSOR IN INTEREST**  
**TO WACHOVIA BANK,**  
**NATIONAL ASSOCIATION,**  
**AS TRUSTEE FOR WELLS**  
**FARGO ASSET SECURITIES**  
**CORPORATION, MORTGAGE**  
**ASSET-BACKED PASS-**  
**THROUGH CERTIFICATES,**  
**SERIES 2002-1, Plaintiff**

v.

**WILLIAM DOUGHERTY,**  
**Defendant(s)**  
**SHERIFF'S SALE**

By virtue of a Writ of Execution filed to No. 2011-14343

U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE, SUCCESSOR IN INTEREST TO WACHOVIA BANK, NATIONAL ASSOCIATION, AS TRUSTEE FOR WELLS FARGO ASSET SECURITIES CORPORATION, MORTGAGE ASSET-BACKED PASS-THROUGH CERTIFICATES, SERIES 2002-1 vs. WILLIAM DOUGHERTY  
Amount Due: \$74,018.21

WILLIAM DOUGHERTY, owner(s) of property situated in the TOWNSHIP OF MILLCREEK, Erie County, Pennsylvania being 1811 GARLOCH DRIVE, ERIE, PA 16505-2831

Dimensions: 60 x 140  
Acreage: 0.1928  
Assessment Map number: 33040136000102

Assessed Value: 59,200.00  
Improvement thereon: Mobile Home Phelan Hallinan, LLP

One Penn Center at Suburban Station, Suite 1400  
1617 John F. Kennedy Boulevard Philadelphia, PA 19103-1814  
(215) 563-7000

Dec. 27 and Jan. 3, 10

**SALE NO. 18**

**Ex. #10800 of 2013**  
**WELLS FARGO BANK, N.A.**  
**Plaintiff**

v.

**MARK A. EMLING**  
**ARA M. EMLING Defendant(s)**  
**SHERIFF'S SALE**

By virtue of a Writ of Execution filed to No. 10800-13

WELLS FARGO BANK, N.A. vs. MARK A. EMLING, ARA M. EMLING

Amount Due: \$138,763.06  
MARK A. EMLING, ARA M. EMLING, owner(s) of property situated in MILLCREEK TOWNSHIP, Erie County, Pennsylvania being 4827 WEST STREET, ERIE, PA 16509-1745

Dimensions: 115  
Acreage: 137.5  
Assessment Map number: 33098420001200

Assessed Value: 23,300

Improvement thereon: residential  
Phelan Hallinan, LLP  
One Penn Center at Suburban  
Station, Suite 1400  
1617 John F. Kennedy Boulevard  
Philadelphia, PA 19103-1814  
(215) 563-7000

Dec. 27 and Jan. 3, 10

**SALE NO. 19**

**Ex. #12703 of 2012**  
**BANK OF AMERICA, N.A., AS**  
**SUCCESSOR BY MERGER**  
**TO BAC HOME LOANS**  
**SERVICING, LP F/K/A**  
**COUNTRY WIDE HOME**  
**LOANS SERVICING, LP,**  
**Plaintiff**

v.

**ROBIN R. GALBRAITH,**  
**Defendant(s)**

**SHERIFF'S SALE**

By virtue of a Writ of Execution  
filed to No. 12703-12  
BANK OF AMERICA, N.A., AS  
SUCCESSOR BY MERGER TO  
BAC HOME LOANS SERVICING,  
LP F/K/A COUNTRY WIDE  
HOME LOANS SERVICING, LP  
vs. ROBIN R. GALBRAITH  
Amount Due: \$127,285.04  
ROBIN R. GALBRAITH, owner(s)  
of property situated in NORTH  
EAST TOWNSHIP, Erie County,  
Pennsylvania being 11078 WEST  
LAW ROAD, NORTH EAST, PA  
16428-3873

Dimensions: 100 X 175  
Acreage: 0.4017

Assessment Map number:  
37023092003200

Assessed Value: \$77,900.00

Improvement thereon: Residential  
Phelan Hallinan, LLP

One Penn Center at Suburban  
Station, Suite 1400  
1617 John F. Kennedy Boulevard  
Philadelphia, PA 19103-1814  
(215) 563-7000

Dec. 27 and Jan. 3, 10

**SALE NO. 20**

**Ex. #12081 of 2013**  
**U.S. BANK, NATIONAL**  
**ASSOCIATION, AS TRUSTEE**  
**FOR RASC 2006-EMX3,**  
**Plaintiff**

v.

**KARRIE L. GEORGE A/K/A**

**KARRIE LYNN GEORGE**  
**MARK D. GEORGE A/K/A**  
**MARK DANIEL GEORGE,**

**Defendant(s)**

**SHERIFF'S SALE**

By virtue of a Writ of Execution  
filed to No. 12081-13

U.S. BANK, NATIONAL  
ASSOCIATION, AS TRUSTEE  
FOR RASC 2006-EMX3 vs.  
KARRIE L. GEORGE A/K/A  
KARRIE LYNN GEORGE, MARK  
D. GEORGE A/K/A MARK  
DANIEL GEORGE  
Amount Due: \$81,407.32

KARRIE L. GEORGE A/K/A  
KARRIE LYNN GEORGE, MARK  
D. GEORGE A/K/A MARK  
DANIEL GEORGE, owner(s) of  
property situated in the SIXTH  
WARD OF THE CITY OF ERIE,  
Erie County, Pennsylvania being  
2020 WEST 29TH STREET, ERIE,  
PA 16508-1008

Dimensions: 80 X 120

Acreage: 0.2204

Assessment Map number:  
19062040031900

Assessed Value: \$81,900

Improvement thereon: Residential  
Phelan Hallinan, LLP

One Penn Center at Suburban  
Station, Suite 1400  
1617 John F. Kennedy Boulevard  
Philadelphia, PA 19103-1814  
(215) 563-7000

Dec. 27 and Jan. 3, 10

**SALE NO. 21**

**Ex. #11226 of 2013**  
**BANK OF AMERICA, N.A.,**  
**Plaintiff**

v.

**CELENA K. GILLESPIE,**  
**Defendant(s)**

**SHERIFF'S SALE**

By virtue of a Writ of Execution  
filed to No. 11226-13

BANK OF AMERICA, N.A. vs.  
CELENA K. GILLESPIE  
Amount Due: \$58,640.17  
CELENA K. GILLESPIE, owner(s)  
of property situated in ERIE CITY,  
Erie County, Pennsylvania being  
1819 WAYNE STREET, ERIE, PA  
16503-2154

Dimensions: 31.5 X 82

Acreage: 0.0593

Assessment Map number:

18050032022000

Assessed Value: 34,000.00

Improvement thereon: residential  
Phelan Hallinan, LLP

One Penn Center at Suburban  
Station, Suite 1400  
1617 John F. Kennedy Boulevard  
Philadelphia, PA 19103-1814  
(215) 563-7000

Dec. 27 and Jan. 3, 10

**SALE NO. 22**

**Ex. #11904 of 2013**  
**NATIONSTAR MORTGAGE**  
**LLC, Plaintiff**

v.

**NADINE E. KRAHE,**  
**Defendant(s)**

**SHERIFF'S SALE**

By virtue of a Writ of Execution  
filed to No. 11904-13

NATIONSTAR MORTGAGE LLC  
vs. NADINE E. KRAHE  
Amount Due: \$48,812.52

NADINE E. KRAHE, owner(s) of  
property situated in MILLCREEK  
TOWNSHIP, Erie County,  
Pennsylvania being 4918  
LEXINGTON STREET, ERIE, PA  
16509-1937

Dimensions: 40 x 135

Acreage: 0.1240

Assessment Map number:  
33099429000600

Assessed Value: \$88,340

Improvement thereon: Residential  
Phelan Hallinan, LLP

One Penn Center at Suburban  
Station, Suite 1400

1617 John F. Kennedy Boulevard  
Philadelphia, PA 19103-1814  
(215) 563-7000

Dec. 27 and Jan. 3, 10

**SALE NO. 24**

**Ex. #12601 of 2013**  
**JPMORGAN CHASE BANK,**  
**N.A., Plaintiff**

v.

**STEVEN L. LUCE, Defendant(s)**  
**SHERIFF'S SALE**

By virtue of a Writ of Execution  
filed to No. 12601-13

JPMORGAN CHASE BANK, N.A.  
vs. STEVEN L. LUCE  
Amount Due: \$152,597.66

STEVEN L. LUCE, owner(s) of  
property situated in GREENE  
TOWNSHIP, Erie County,

Pennsylvania being 10550  
 BARTON ROAD, WATERFORD,  
 PA 16441-2408  
 Acreage: 10.3600  
 Assessment Map number:  
 25018045001104  
 Assessed Value: \$135,250.00  
 Improvement thereon: Residential  
 Phelan Hallinan, LLP  
 One Penn Center at Suburban  
 Station, Suite 1400  
 1617 John F. Kennedy Boulevard  
 Philadelphia, PA 19103-1814  
 (215) 563-7000  
 Dec. 27 and Jan. 3, 10

**SALE NO. 25**

**Ex. #10636 of 2013**  
**EVERBANK, Plaintiff**  
 v.  
**EUGENE R. METZGER,**  
**Defendant(s)**

**SHERIFF'S SALE**

By virtue of a Writ of Execution  
 filed to No. 10636-13  
 EVERBANK vs. EUGENE R.  
 METZGER  
 Amount Due: \$68,332.11  
 EUGENE R. METZGER, owner(s)  
 of property situated in ERIE CITY,  
 Erie County, Pennsylvania being  
 3954 ALAN DRIVE, ERIE, PA  
 16510-3675  
 Dimensions: 34 x 62  
 Acreage: 0.2654  
 Assessment Map number:  
 18052058041300  
 Assessed Value: \$92,000  
 Improvement thereon: residential  
 Phelan Hallinan, LLP  
 One Penn Center at Suburban  
 Station, Suite 1400  
 1617 John F. Kennedy Boulevard  
 Philadelphia, PA 19103-1814  
 (215) 563-7000  
 Dec. 27 and Jan. 3, 10

**SALE NO. 26**

**Ex. #12236 of 2013**  
**PENNYMAC MORTGAGE**  
**INVESTMENT TRUST**  
**HOLDING I, LLC, Plaintiff**  
 v.  
**RONNY OAKES, Defendant(s)**  
**SHERIFF'S SALE**

By virtue of a Writ of Execution  
 filed to No. 12236-2013  
 PENNYMAC MORTGAGE  
 INVESTMENT TRUST HOLDING

I, LLC vs. RONNY OAKES  
 Amount Due: \$142,348.78  
 RONNY OAKES, owner(s) of  
 property situated in MILLCREEK  
 TOWNSHIP, Erie County,  
 Pennsylvania being 3721  
 ZIMMERLY ROAD, ERIE, PA  
 16506-4821  
 Dimensions: 1.67 AC  
 Acreage: 1.6700  
 Assessment Map number:  
 33137577000400  
 Assessed Value: 107,000.00  
 Improvement thereon: Residential  
 Phelan Hallinan, LLP  
 One Penn Center at Suburban  
 Station, Suite 1400  
 1617 John F. Kennedy Boulevard  
 Philadelphia, PA 19103-1814  
 (215) 563-7000  
 Dec. 27 and Jan. 3, 10

**SALE NO. 27**

**Ex. #14219 of 2011**  
**THE BANK OF NEW**  
**YORK MELLON TRUST**  
**COMPANY, N.A. F/K/A**  
**THE BANK OF NEW YORK**  
**TRUST COMPANY N.A., AS**  
**SUCCESSOR-IN-INTEREST**  
**TO JPMORGAN CHASE**  
**BANK, NA F/K/A JPMORGAN**  
**CHASE BANK AS TRUSTEE**  
**FOR MASTR ALTERNATIVE**  
**LOAN TRUST 2003-5**  
**MORTGAGE PASS-THROUGH**  
**CERTIFICATES, SERIES**  
**2003-5, Plaintiff**  
 v.  
**FAYE C. ROBERTS,**  
**Defendant(s)**

By virtue of a Writ of Execution  
 filed to No. 14219-11  
 THE BANK OF NEW YORK  
 MELLON TRUST COMPANY,  
 N.A. F/K/A THE BANK OF NEW  
 YORK TRUST COMPANY N.A.,  
 AS SUCCESSOR-IN-INTEREST  
 TO JPMORGAN CHASE  
 BANK, NA F/K/A JPMORGAN  
 CHASE BANK AS TRUSTEE  
 FOR MASTR ALTERNATIVE  
 LOAN TRUST 2003-5  
 MORTGAGE PASS-THROUGH  
 CERTIFICATES, SERIES 2003-5  
 vs. FAYE C. ROBERTS  
 Amount Due: \$31,916.32  
 FAYE C. ROBERTS, owner(s) of  
 property situated in the CITY OF

ERIE, Erie County, Pennsylvania  
 being 2688 CHESTNUT STREET,  
 ERIE, PA 16508-1713  
 Dimensions: 42 X 75  
 Acreage: 0.0723  
 Assessment Map number:  
 19060048010000  
 Assessed Value: 59,500.00  
 Improvement thereon: Residential  
 Phelan Hallinan, LLP  
 One Penn Center at Suburban  
 Station, Suite 1400  
 1617 John F. Kennedy Boulevard  
 Philadelphia, PA 19103-1814  
 (215) 563-7000  
 Dec. 27 and Jan. 3, 10

**SALE NO. 28**

**Ex. #11262 of 2012**  
**RBS CITIZENS N.A., Plaintiff**  
 v.

**MICHELLE CLARK, IN**  
**HER CAPACITY AS CO-**  
**ADMINISTRATOR OF THE**  
**ESTATE OF CHARLES**  
**SCHAUERMAN; ROBERT**  
**FOLEY, IN HIS CAPACITY**  
**AS CO-ADMINISTRATOR OF**  
**THE ESTATE OF CHARLES**  
**SCHAUERMAN; RYLEIGH**  
**MARIE MCNAUGHTON, IN**  
**HER CAPACITY AS HEIR OF**  
**THE ESTATE OF CHARLES**  
**SCHAUERMAN UNKNOWN**  
**HEIRS, SUCCESSORS,**  
**ASSIGNS, AND ALL PERSONS,**  
**FIRMS, OR ASSOCIATIONS**  
**CLAIMING RIGHT, TITLE OR**  
**INTEREST FROM OR UNDER**  
**CHARLES SCHAUERMAN,**  
**DECEASED, Defendant(s)**  
**SHERIFF'S SALE**

By virtue of a Writ of Execution  
 filed to No. 11262-12  
 RBS CITIZENS N.A. vs.  
 MICHELLE CLARK, IN  
 HER CAPACITY AS CO-  
 ADMINISTRATOR OF THE  
 ESTATE OF CHARLES  
 SCHAUERMAN, ROBERT  
 FOLEY, IN HIS CAPACITY  
 AS CO-ADMINISTRATOR OF  
 THE ESTATE OF CHARLES  
 SCHAUERMAN, RYLEIGH  
 MARIE MCNAUGHTON, IN  
 HER CAPACITY AS HEIR OF  
 THE ESTATE OF CHARLES  
 SCHAUERMAN, UNKNOWN  
 HEIRS, SUCCESSORS, ASSIGNS,

AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER CHARLES SCHAUERMAN, DECEASED  
 Amount Due: \$82,838.09  
 MICHELLE CLARK, IN HER CAPACITY AS CO-ADMINISTRATOR OF THE ESTATE OF CHARLES SCHAUERMAN, ROBERT FOLEY, IN HIS CAPACITY AS CO-ADMINISTRATOR OF THE ESTATE OF CHARLES SCHAUERMAN and UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER CHARLES SCHAUERMAN, DECEASED, owner(s) of property situated in ERIE CITY, Erie County, Pennsylvania being 2672 POPLAR STREET, ERIE, PA 16508-1638  
 Dimensions: 37 X 125.67  
 Acreage: 0.1067  
 Assessment Map number: 19060041010600  
 Assessed Value: \$75,260  
 Improvement thereon: residential  
 Phelan Hallinan, LLP  
 One Penn Center at Suburban Station, Suite 1400  
 1617 John F. Kennedy Boulevard  
 Philadelphia, PA 19103-1814  
 (215) 563-7000  
 Dec. 27 and Jan. 3, 10

**SALE NO. 29**

**Ex. #11210 of 2013**  
**OCWEN LOAN SERVICING, LLC, Plaintiff**  
 v.  
**MATTHEW P. SKAL, Defendant(s)**  
**SHERIFF'S SALE**  
 By virtue of a Writ of Execution filed to No. 11210-13 OCWEN LOAN SERVICING, LLC vs. MATTHEW P. SKAL  
 Amount Due: \$20,431.15  
 MATTHEW P. SKAL, owner(s) of property situated in ERIE CITY, Erie County, Pennsylvania being 549 EAST 5TH STREET, ERIE, PA 16507-1711  
 Assessment Map number: 14010017010900

Assessed Value: \$32,100.00  
 Improvement thereon: residential  
 Phelan Hallinan, LLP  
 One Penn Center at Suburban Station, Suite 1400  
 1617 John F. Kennedy Boulevard  
 Philadelphia, PA 19103-1814  
 (215) 563-7000  
 Dec. 27 and Jan. 3, 10

**SALE NO. 30**

**Ex. #11690 of 2013**  
**CITIMORTGAGE, INC., Plaintiff**  
 v.  
**CYNTHIA R. SMITH, Defendant(s)**  
**SHERIFF'S SALE**  
 By virtue of a Writ of Execution filed to No. 11690-2013  
 CITIMORTGAGE, INC. vs. CYNTHIA R. SMITH  
 Amount Due: \$76,625.06  
 CYNTHIA R. SMITH, owner(s) of property situated in ERIE CITY, Erie County, Pennsylvania being 1546 WEST 41ST STREET, ERIE, PA 16509-1106  
 Dimensions: 58 X 149.94  
 Acreage: 0.1997  
 Assessment Map number: 19061068022700  
 Assessed Value: \$91,230.00  
 Improvement thereon: residential  
 Phelan Hallinan, LLP  
 One Penn Center at Suburban Station, Suite 1400  
 1617 John F. Kennedy Boulevard  
 Philadelphia, PA 19103-1814  
 (215) 563-7000  
 Dec. 27 and Jan. 3, 10

**SALE NO. 31**

**Ex. #11570 of 2013**  
**WELLS FARGO BANK, N.A., Plaintiff**  
 v.  
**SUSAN R. WICKHAM, MATTHEW J. WICKHAM, Defendant(s)**  
**SHERIFF'S SALE**  
 By virtue of a Writ of Execution filed to No. 11570-13  
 WELLS FARGO BANK, N.A. vs. SUSAN R. WICKHAM and MATTHEW J. WICKHAM  
 Amount Due: \$55,665.78  
 SUSAN R. WICKHAM, MATTHEW J. WICKHAM,

owner(s) of property situated in LAKE CITY BOROUGH, Erie County, Pennsylvania being 2379 ELK STREET, LAKE CITY, PA 16423-1307  
 Dimensions: 50 x 146  
 Acreage: 0.1676  
 Assessment Map number: 28014029001400  
 Assessed Value: \$74,700  
 Improvement thereon: Residential  
 Phelan Hallinan, LLP  
 One Penn Center at Suburban Station, Suite 1400  
 1617 John F. Kennedy Boulevard  
 Philadelphia, PA 19103-1814  
 (215) 563-7000  
 Dec. 27 and Jan. 3, 10

**SALE NO. 32**

**Ex. #11879 of 2013**  
**NATIONSTAR MORTGAGE LLC, Plaintiff**  
 v.  
**JACK J. WITTMAN, LAUREN M. WITTMAN, Defendant(s)**  
**SHERIFF'S SALE**  
 By virtue of a Writ of Execution filed to No. 11879-13  
 NATIONSTAR MORTGAGE LLC vs. JACK J. WITTMAN, LAUREN M. WITTMAN  
 Amount Due: \$83,846.57  
 JACK J. WITTMAN, LAUREN M. WITTMAN, owner(s) of property situated in NORTH EAST TOWNSHIP, Erie County, Pennsylvania being 4534 ROUTE 89 A/K/A 4534 STATION ROAD, NORTH EAST, PA 16428-5036  
 Dimensions: 169.6 x 214.96 IRR  
 Acreage: 0.7083  
 Assessment Map number: 37042101101500  
 Assessed Value: \$120,380.00  
 Improvement thereon: residential  
 Phelan Hallinan, LLP  
 One Penn Center at Suburban Station, Suite 1400  
 1617 John F. Kennedy Boulevard  
 Philadelphia, PA 19103-1814  
 (215) 563-7000  
 Dec. 27 and Jan. 3, 10

**SALE NO. 33**

**Ex. #13890 of 2012**  
**WELLS FARGO BANK, N.A., Plaintiff**

For over 50 years, USI Affinity has been administering insurance and financial programs to attorneys and other professionals.

Our programs include:

- Professional Liability
- Health Insurance
- Life Insurance
- Short-Term Disability
- Long Term Disability



Contact us today at  
(800) 327-1550  
or visit our website at  
[www.usiaffinity.com](http://www.usiaffinity.com)



## MALONEY, REED, SCARPITTI & COMPANY, LLP

Certified Public Accountants and Business Advisors

[www.mrs-co.com](http://www.mrs-co.com)

## Forensic Accounting Specialists

Expertise in fraud detection, prevention and investigation

Certified Fraud Examiner  
**Joseph P. Maloney, CPA, CFE**

3703 West 26<sup>th</sup> St.  
Erie, PA 16506  
814/833-8545

113 Meadville St.  
Edinboro, PA 16412  
814/734-3787

Joseph P. Maloney, CPA, CFE • Michael J. Reed, CPA • James R. Scarpitti, CPA • Rick L. Clayton, CPA

*Confidential inquiries by phone or email to [mrsinfo@mrs-co.com](mailto:mrsinfo@mrs-co.com).*

### ATTENTION ALL ATTORNEYS

Are you or an attorney you know dealing with personal issues related to drug or alcohol dependency, depression, anxiety, gambling, eating disorders, sexual addiction, other process addictions or other emotional and mental health issues?

— YOU ARE FAR FROM BEING ALONE! —

*You are invited and encouraged to join a small group of fellow attorneys who meet informally in Erie on a monthly basis. Please feel free to contact ECBA Executive Director Sandra Brydon Smith at 814/459-3111 for additional information. Your interest and involvement will be kept **strictly confidential**.*

# Dennis Lagan & Associates, Inc.


INVESTIGATORS AND CONSULTANTS

## NORTHWEST PENNSYLVANIA'S PREMIER INVESTIGATIVE TEAM

Over 100 years combined PSP, FBI and CIA experience

Dennis Lagan | Gerald Nichols  
Jennifer Mazur  
Mark Noce | David J. Peck

- ◆ DOMESTIC, CIVIL, CRIMINAL
- ◆ WRITTEN STATEMENTS
- ◆ SURVEILLANCE
- ◆ WIRETAP/"BUG" DETECTION
- ◆ POLYGRAPH



814-455-7007  
877-99-LAGAN  
[www.laganpi.com](http://www.laganpi.com)

# ROCCO'S



---

## AUCTIONS & APPRAISALS

- » Real Estate
- » Antiques
- » Estates
- » Commercial
- » Industrial
- » Certified Appraisals
- » 26 Years Experience
- » Licensed and Bonded



**Tim Rocco, CAI, AARE**

Auctioneer Certified Appraiser

Office: 814/476-1217  
Cell: 814/449-3162

5041 East Avenue  
McKean, PA 16426

Check our auction calendar at [www.roccoauctions.com](http://www.roccoauctions.com).



**v.**  
**CANDY M. WRIGHT**  
**ROY L. WRIGHT a/k/a ROY L.**  
**WRIGHT, JR., Defendant(s)**  
**SHERIFF'S SALE**

By virtue of a Writ of Execution filed to No. 13890-12  
 WELLS FARGO BANK, N.A. vs. CANDY M. WRIGHT, ROY L. WRIGHT A/K/A ROY L. WRIGHT, JR.  
 Amount Due: \$47,256.92  
 CANDY M. WRIGHT, ROY L. WRIGHT A/K/A ROY L. WRIGHT, JR., owner(s) of property situated in ERIE CITY, Erie County, Pennsylvania being 1253 WEST 21ST STREET, ERIE, PA 16502-2311  
 Dimensions: 33 x 135  
 Acreage: 0.1023  
 Assessment Map number: 19062001021700  
 Assessed Value: \$56,100  
 Improvement thereon: Residential  
 Phelan Hallinan, LLP  
 One Penn Center at Suburban Station, Suite 1400  
 1617 John F. Kennedy Boulevard Philadelphia, PA 19103-1814  
 (215) 563-7000

Dec. 27 and Jan. 3, 10

**SALE NO. 34**  
**Ex. #10755 of 2013**  
**Citizens Bank of Pennsylvania,**  
**Plaintiff**  
**v.**  
**Stacy Davidson, Solely in her**  
**Capacity as Co-Administratrix**  
**of the Estate of Joan Shansky,**  
**Deceased Mortgage and Last**  
**Real Owner, and Greg Davidson,**  
**Solely in his Capacity as Co-**  
**Administrator of the Estate**  
**of Joan Shansky, Deceased**  
**Mortgage and Last Real Owner,**  
**Defendants**

**SHERIFF'S SALE**  
 By virtue of a Writ of Execution filed to No. 10755-13 Citizens Bank of Pennsylvania vs. Stacy Davidson, Solely in her Capacity as Co-Administratrix of the Estate of Joan Shansky, Deceased Mortgage and Last Real Owner, and Greg Davidson, Solely in his Capacity as Co-Administrator of the Estate of Joan Shansky, Deceased Mortgage

and Last Real Owner  
 Joan Shansky, Deceased owner(s) of property situated in City of Erie, Erie County, Pennsylvania being 2762 East 27th Street, Erie, PA 16510:

The following described piece or parcel of land situate in the City of Erie, County of Erie and State of Pennsylvania being all of Lot Numbered One Hundred Twelve (112) and the easterly one-half of Lot Numbered One Hundred Thirteen (113) of the Industrial Home Site Company Subdivision of part of Tract No. 249 as per Plat thereof recorded in the Recorder's Office of Erie County, Pennsylvania in Map Book No. 2 at pages 330 and 331.

Assessment Map Number: 18051048012500  
 Assessed Value figure: \$90,070.00  
 Improvement thereon: Residential Property  
 Lauren Berschler Karl, Esquire  
 355 Fifth Avenue, Suite 400  
 Pittsburgh, PA 15222  
 412-232-0808

Dec. 27 and Jan. 3, 10

**SALE NO. 35**  
**Ex. #14145 of 2012**  
**U.S. BANK NATIONAL**  
**ASSOCIATION, AS TRUSTEE**  
**FOR THE PENNSYLVANIA**  
**HOUSING FINANCE AGENCY,**  
**Plaintiff**  
**v.**

**BRAD A. ATKINSON AND**  
**MEGAN N. COTTRELL,**  
**Defendants**  
**SHERIFF'S SALE**

By virtue of a Writ of Execution No. 14145-12 U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR THE PENNSYLVANIA HOUSING FINANCE AGENCY, Plaintiff vs. BRAD A. ATKINSON AND MEGAN N. COTTRELL, Defendants  
 Real Estate: 1354 WEST 31ST STREET, ERIE, PA 16508  
 Municipality: City of Erie, Erie County, Pennsylvania  
 Dimensions: 40 x 100  
 See Deed Instrument # 2010-13760  
 Tax I.D. (19) 6223-221  
 Improvement thereon: a residential

dwelling house as identified above  
 Leon P. Haller, Esquire  
 Purcell, Krug & Haller  
 1719 North Front Street  
 Harrisburg, PA 17104  
 (717) 234-4178

Dec. 27 and Jan. 3, 10

**SALE NO. 36**  
**Ex. #15655 of 2010**  
**U.S. BANK NATIONAL**  
**ASSOCIATION TRUSTEE**  
**FOR THE PENNSYLVANIA**  
**HOUSING FINANCE AGENCY,**  
**Plaintiff**

**v.**  
**BRENDA T. NEWBY AND**  
**MARIO O. NEWBY, SR.,**  
**Defendants**  
**SHERIFF'S SALE**

By virtue of a Writ of Execution No. 15655-10 U.S. BANK NATIONAL ASSOCIATION TRUSTEE FOR THE PENNSYLVANIA HOUSING FINANCE AGENCY, Plaintiff vs. BRENDA T. NEWBY AND MARIO O. NEWBY, SR., Defendants  
 Real Estate: 2709 WEST 32ND STREET, ERIE, PA 16506

Municipality: Township of Millcreek, Erie County, Pennsylvania, Lot 25, Block B, Rolling Meadows Subdivision Map Book 5, Pages 58 & 59  
 See Deed Book 1304, Page 0219  
 Tax I.D. (33) 72-331-24  
 Assessment: \$21,200. (Land)  
 \$70,310. (Bldg)

Improvement thereon: a residential dwelling house as identified above  
 Leon P. Haller, Esquire  
 Purcell, Krug & Haller  
 1719 North Front Street  
 Harrisburg, PA 17104  
 (717) 234-4178

Dec. 27 and Jan. 3, 10

**SALE NO. 37**  
**Ex. #11419 of 2013**  
**U.S. BANK NATIONAL**  
**ASSOCIATION, AS TRUSTEE**  
**FOR THE PENNSYLVANIA**  
**HOUSING FINANCE AGENCY,**  
**Plaintiff**

**v.**  
**THOMAS E. ROGOWSKI,**  
**Defendant**  
**SHERIFF'S SALE**



By virtue of a Writ of Execution No. 2013-11419 U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR THE PENNSYLVANIA HOUSING FINANCE AGENCY, Plaintiff vs. THOMAS E. ROGOWSKI, Defendant

Real Estate: 1409 EAST 8TH STREET, ERIE, PA 16503

Municipality: City of Erie, 2nd Ward, Erie County, Pennsylvania  
Dimensions: 120 x 40

See Deed Book 0534, Page 0646

Tax I.D. (15) 2103-210

Assessment: \$6,200. (Land)  
\$27,400. (Bldg)

Improvement thereon: a residential dwelling house as identified above  
Leon P. Haller, Esquire  
Purcell, Krug & Haller  
1719 North Front Street  
Harrisburg, PA 17104  
(717) 234-4178

Dec. 27 and Jan. 3, 10

**SALE NO. 38**

**Ex. #12214 of 2013**

**U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR THE PENNSYLVANIA HOUSING FINANCE AGENCY, Plaintiff**

v.

**BRIAN S. TRIPP, Defendants**

**SHERIFF'S SALE**

By virtue of a Writ of Execution No. 2013-12214 U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR THE PENNSYLVANIA HOUSING FINANCE AGENCY, Plaintiff vs. BRIAN S. TRIPP, Defendants

Real Estate: 32 WATTSBURG STREET, UNION CITY, PA 16438

Municipality: Union City Borough, Erie County, Pennsylvania

See Deed Book 745, Page 691

Tax I.D. (41) 5-9-21

Assessment: \$15,400. (Land)  
\$29,660. (Bldg)

Improvement thereon: a residential dwelling house as identified above  
Leon P. Haller, Esquire  
Purcell, Krug & Haller  
1719 North Front Street  
Harrisburg, PA 17104  
(717) 234-4178

Dec. 27 and Jan. 3, 10

**SALE NO. 39**

**Ex. #10908 of 2012**

**PNC BANK, NATIONAL ASSOCIATION, Plaintiff**

v.

**ERIKA CATALANO, Defendant**  
**SHERIFF'S SALE**

By virtue of a Writ of Execution filed to No. 2012-10908, PNC Bank National Association vs. Erika Catalano, owner(s) of property situated in Township of Millcreek, Erie County, Pennsylvania being 3768 Meadow Drive, Erie, PA 16506.

Dimensions: 1208 Sq. Ft. and .2121 acres

Assessment Map Number: (33) 65-251-18.01

Assess Value figure: \$93,340.00

Improvement thereon: Dwelling

Louis P. Vitti, Esquire

Attorney for Plaintiff

215 Fourth Avenue

Pittsburgh, PA 15222

(412) 281-1725

Dec. 27 and Jan. 3, 10

**SALE NO. 40**

**Ex. #11438 of 2013**

**ROSE ACCEPTANCE, INC., Plaintiff**

v.

**DAWN GERLACH, Defendant**

**SHERIFF'S SALE**

By virtue of a Writ of Execution filed to No. 11438-2013, Rose Acceptance, Inc. vs. Dawn Gerlach, owner(s) of property situate in Township of Millcreek, Erie County, Pennsylvania being 2917 Feasler Street, Erie, PA 16506.

Dimensions: 0.2094 acres

Assessment Map Number: (33) 73-303-2

Assess Value figure: \$89,600.00

Improvement thereon: Dwelling

Louis P. Vitti, Esquire

Attorney for Plaintiff

215 Fourth Avenue

Pittsburgh, PA 15222

(412) 281-1725

Dec. 27 and Jan. 3, 10

**SALE NO. 41**

**Ex. #11497 of 2012**

**U.S. BANK NATIONAL ASSOCIATION, (TRUSTEE FOR THE PENNSYLVANIA**

**HOUSING FINANCE AGENCY, PURSUANT TO A TRUST INDENTURE DATED AS OF APRIL 1, 1982), Plaintiff**

v.

**ROBERT V. KROUSE and QUINNIE C. KROUSE,**

**Defendant**

**SHERIFF'S SALE**

By virtue of a Writ of Execution filed to No. 11497-2012, U.S. Bank, et al vs. Robert v. Krouse and Quinnie C. Krouse, owners of property situated in the City of Erie, Erie County, Pennsylvania being 2224 Holland Street, Erie, PA 16503.

Dimensions: 0.1128 acres

Assessment Map Number: 18050006020000

Assess Value figure: \$102,100.00

Improvement thereon: Dwelling

Louis P. Vitti, Esquire

Attorney for Plaintiff

215 Fourth Avenue

Pittsburgh, PA 15222

(412) 281-1725

Dec. 27 and Jan. 3, 10

**SALE NO. 42**

**Ex. #12969 of 2012**

**PNC BANK, NATIONAL ASSOCIATION, Plaintiff,**

v.

**NICOLLE J. SHALLOP,**

**Defendant**

**SHERIFF'S SALE**

By virtue of a Writ of Execution filed to No. 2012-12969, PNC Bank, National Association vs. Nicolle J. Shallop, owner(s) of property situated in City of Erie, Erie County, Pennsylvania being 1710 East 27th Street, Erie, PA 16510.

Dimensions: 0.1489 acreage

Assessment Map Number: (18)-5121-226

Assess Value figure: 81,860.00

Improvement thereon: Dwelling

Louis P. Vitti, Esquire

Attorney for Plaintiff

215 Fourth Avenue

Pittsburgh, PA 15222

(412) 281-1725

Dec. 27 and Jan. 3, 10

**SALE NO. 43**

**Ex. #12501 of 2013**

**PNC BANK, NATIONAL ASSOCIATION, Plaintiff**

**v.**  
**MICHAEL E. AMES,**  
**Defendant(s)**  
**DESCRIPTION**

All that certain piece of parcel of land situated in the Borough of East Springfield, County of Erie and Commonwealth of Pennsylvania and being part of Tract 563, bounded and described as follows, to-wit: BEGINNING at the southeasterly corner of the piece of at an from survey point in the northerly line of Old Ridge Road, also known as Main Street, distant thereon South 72 degrees 59 minutes 30 seconds West, eight-five and twenty-seven hundredths (85.27) feet along the northerly line of said road from its intersection with the westerly line of Cemetery Road, said point being the southwesterly corner of land now or formerly of Richard Moore; thence continuing along the northerly line of said Old Ridge Road, South 72 degrees 59 minutes 30 seconds West, one hundred thirty-one and no one hundredths (131.00) feet to an iron survey point; thence North 16 degrees 41 minutes 30 seconds West, along the easterly line of land now or formerly of William Brewster, passing over an iron survey point at the distance of 90 feet, a total distance of one hundred fifty-nine and twenty-eight hundredths (159.28) feet to a point; thence North 72 degrees 59 minutes 30 seconds East, along the southerly line of land to be conveyed by Winford P. Golden to David M. and Patricia M. Shaffer, his wife, and other land of David M. Shaffer, et ux, passing over an iron survey point at a distance of forty-five and thirty-five hundredths (45.35) feet, a total distance of one hundred thirty-one and sixty hundredths (131.60) feet to an iron survey point; thence South 16 degrees 30 minutes 00 second East, along the westerly line of land aforementioned Richard Moore, one hundred fifty-nine and thirty hundredths (159.30) feet to the place of beginning and containing 0.480 acres of land. Said premises having erected thereon a dwelling commonly known and municipally numbered

as 12024 Main Street, East Springfield, Pennsylvania 16411 and being further identified by Erie County Tax Assessment No. (39) 42-10-7. Being the same premises conveyed to Mortgagor herein by Deed to be recorded herewith, which description is hereby incorporated by reference.  
 PROPERTY ADDRESS: 12024 Main Street, East Springfield, PA 16411  
 KML Law Group, P.C.  
 Attorney for Plaintiff  
 Suite 5000 - BNY Independence Center, 701 Market Street Philadelphia, PA 19106  
 (215) 627-1322

Dec. 27 and Jan. 3, 10

**SALE NO. 44**  
**Ex. #12361 of 2013**  
**JPMORGAN CHASE BANK,**  
**NATIONAL ASSOCIATION,**  
**Plaintiff**

**v.**  
**CHRISTOPHER J. FARRELL,**  
**Defendant(s)**  
**DESCRIPTION**

ALL THAT CERTAIN piece or parcel of land situate in Harborcreek Township, County of Erie and State of Pennsylvania, bounded and described as follows, to wit: BEING Lot Number One (1) of Parkside Subdivision as shown on Map recorded in Erie County, Pennsylvania in Deed Book 405, page 702, having a frontage on the South side of East Lake Road of sixty and eighty-seven hundredths (60.87) feet, a depth on the West line of two hundred sixty-nine and one hundredths (269.01) feet, on the East line of two hundred seventy-nine and thirty-four hundredths (279.34) feet, and a rear width of sixty (60.0) feet.  
 PROPERTY ADDRESS: 5017 East Lake Road, Erie, PA 16511  
 KML Law Group, P.C.  
 Attorney for Plaintiff  
 Suite 5000 - BNY Independence Center, 701 Market Street Philadelphia, PA 19106  
 (215) 627-1322

Dec. 27 and Jan. 3, 10

**SALE NO. 45**  
**Ex. #12031 of 2009**  
**WELLS FARGO BANK, N.A.**  
**AS TRUSTEE FOR OPTION**  
**ONE MORTGAGE LOAN**  
**TRUST 2006-1 ASSET-BACKED**  
**CERTIFICATES, SERIES**  
**2006-1, Plaintiff**

**v.**  
**DEBBIE FENDONE**  
**JOSEPH FENDONE,**  
**Defendant(s)**  
**DESCRIPTION**

ALL THAT CERTAIN place or parcel of land situate in the Township of Washington, County of Erie, and State of Pennsylvania, and known as Lot Number Twenty (20) of Angling Acres Subdivision, Section No. 1 being parts of Tracts 446 and 447, a plait of which is recorded in Erie County, Pennsylvania, in Map Book 7 at page 114, to which reference is made for a further description thereof.

PROPERTY ADDRESS: 12230 Skyview Drive, Edinboro, PA 16412  
 KML Law Group, P.C.  
 Attorney for Plaintiff  
 Suite 5000 - BNY Independence Center, 701 Market Street Philadelphia, PA 19106  
 (215) 627-1322

Dec. 27 and Jan. 3, 10

**SALE NO. 46**  
**Ex. #10778 of 2013**  
**WELLS FARGO BANK,**  
**N.A. SUCCESSOR BY**  
**MERGER TO WELLS FARGO**  
**BANK MINNESOTA, N.A.,**  
**F/K/A NORWEST BANK**  
**MINNESOTA, N.A., SOLELY**  
**AS TRUSTEE FOR BEAR**  
**STEARNS ASSET BACKED**  
**SECURITIES I TRUST**  
**2007-AC2 ASSET BACKED**  
**CERTIFICATES, SERIES**  
**2007-AC2, Plaintiff**

**v.**  
**HOLLY A. MENDES**  
**MARK A. MENDES,**  
**Defendant(s)**  
**DESCRIPTION**

ALL THAT CERTAIN Piece Or Parcel Of Land Situate In The Sixth Ward Of The City Of Erie, County Of Erie And Commonwealth Of Pennsylvania, Bounded And

Described As Follows, To Wit: BEGINNING At A Point In The West Line Of Sigsbee Street, Four Hundred Twenty-Four (424) Feet And Nine (9) Inches South Line Of Twenty-Sixth Street; Thence Westwardly Parallel With Twenty-Sixth Street, One Hundred Fifty (150) Feet; Thence Southwardly Parallel With Sigsbee Street, Thirty-Two (32) Feet And Nine (9) Inches To A Point; Thence Eastwardly With Twenty Sixth Street, One Hundred Fifty (150) Feet To The West Line Of Sigsbee Street; Thence Northwardly Along The West Line Of Sigsbee Street, Thirty-Two (32) Feet And Nine (9) Inches To The Place Of Beginning.  
 PROPERTY ADDRESS: 2644 Sigsbee Street, Erie, PA 16508  
 KML Law Group, P.C.  
 Attorney for Plaintiff  
 Suite 5000 - BNY Independence  
 Center, 701 Market Street  
 Philadelphia, PA 19106  
 (215) 627-1322

Dec. 27 and Jan. 3, 10

**SALE NO. 48**

**Ex. #12228 of 2013**  
**CU MEMBERS MORTGAGE,**  
**A DIVISION OF COLONIAL**  
**SAVINGS, F.A., Plaintiff**  
 v.  
**VALERIE J. MOORE**  
**STEVEN P. MOORE,**  
**Defendant(s)**  
**DESCRIPTION**

All that certain piece or parcel of land situate in the Township of Harborcreek, County of Erie and Commonwealth of Pennsylvania, being Lot No. Twenty-three (23) of the subdivision known as Walten Woods on the Lake, Phase IV, as recorded in the Office of the Recorder of Deeds of Erie County, Pennsylvania in Map Book 38, page 32; having erected thereon a single family dwelling known as Lot 23, Walten Woods on the Lake, Erie, Pennsylvania, Being commonly known as 4515 Walten Woods Drive, Erie, Pennsylvania and further identified as Erie County Tax Index No. (27) 78-3.1-6. Being the same premises conveyed to mortgagors by deed to be

recorded herewith. PROPERTY ADDRESS: 4515 Walten Woods Drive, Erie, PA 16511  
 KML Law Group, P.C.  
 Attorney for Plaintiff  
 Suite 5000 - BNY Independence  
 Center, 701 Market Street  
 Philadelphia, PA 19106  
 (215) 627-1322

Dec. 27 and Jan. 3, 10

**SALE NO. 49**

**Ex. #13010 of 2012**  
**JPMORGAN CHASE BANK,**  
**NATIONAL ASSOCIATION,**  
**S/B/M WASHINGTON**  
**MUTUAL BANK, F/K/A**  
**WASHINGTON MUTUAL**  
**BANK, FA, A FEDERAL**  
**ASSOCIATION, Plaintiff**  
 v.  
**MELODY B. RINDFUSS**  
**RICK L. RINDFUSS,**  
**Defendant(s)**  
**DESCRIPTION**

ALL that certain piece or parcel of land situate in the Reserve Tract No. 21, Millcreek Township, Erie County, Pennsylvania, bounded and described as follows:

BEGINNING at a point in the center line of Colonial Avenue and also the west line of Reserve Tract No. 21, said point being North 26 degrees, 04 minutes West a distance of 1,276.42 feet from the intersection of the center line of West 32nd Street and the said center line of Colonial Avenue; thence South 26 degrees, 04 minutes East along the center line of Colonial Avenue, a distance of 100 feet; thence North 64 degrees, 00 minutes, 20 seconds East, passing over an iron survey point at a distance of 40 feet and 390 feet, a total distance of 403 feet plus or minus; thence North 26 degrees, 04 minutes West, a distance of 100 feet to an iron survey point; thence South 64 degrees, 00 minutes, 20 seconds West, passing over an iron survey point at a distance of 13 feet and 363 feet, a total distance of 403 feet, plus or minus to the center line of Colonial Avenue and the place of beginning.

SAID premises have erected thereon a dwelling commonly known as 2807 Colonial Avenue,

Erie, Pennsylvania and are further identified by Erie County Assessment Index Number (33) 54-249-49.

BEING the same premises conveyed to the Mortgagor(s) by deed which is intended to be recorded forthwith. PROPERTY ADDRESS: 2807 Colonial Avenue, Erie, PA 16506  
 KML Law Group, P.C.  
 Attorney for Plaintiff  
 Suite 5000 - BNY Independence  
 Center, 701 Market Street  
 Philadelphia, PA 19106  
 (215) 627-1322

Dec. 27 and Jan. 3, 10

**SALE NO. 50**

**Ex. #11223 of 2013**  
**BANK OF AMERICA, N.A.,**  
**Plaintiff**  
 v.  
**JEFFREY STANFORD**  
**SHERI STANFORD,**  
**Defendant(s)**  
**DESCRIPTION**

ALL that certain piece or parcel of land situate in the Township of LeBoeuf, County of Erie and State of Pennsylvania, bounded and described as follows; to wit: BEING Parcel 2-B of Subdivision of Land for Elwood E. Niemyer et ux and a Replot of Parcel 2 of the David A. Niemyer Subdivision, a copy of which was recorded on December 23, 1991 in Erie County Map Book 39 at page 23.

PROPERTY ADDRESS: 13236 Route 19 S., Waterford, PA 16441  
 KML Law Group, P.C.  
 Attorney for Plaintiff  
 Suite 5000 - BNY Independence  
 Center, 701 Market Street  
 Philadelphia, PA 19106  
 (215) 627-1322

Dec. 27 and Jan. 3, 10

**SALE NO. 51**

**Ex. #10796 of 2013**  
**GREEN TREE SERVICING,**  
**LLC, Plaintiff**  
 v.  
**JOSEPH THORNTON, A/K/A**  
**JOSEPH W. THORNTON,**  
**Defendant(s)**  
**DESCRIPTION**

ALL that certain piece or parcel of land situate in said City of Erie,

being parts of In Lots Nos. 2449 and 2452 bounded and described as follows: BEGINNING in the east line of Cascade Street at a point forty feet southerly from the northwest corner of said Lot No. 2449; thence easterly by land formerly owned by Wm. Prelberg one hundred twenty-three (123) feet and nine (9) inches; thence southerly parallel with Cascade Street forty (40) feet; thence westerly parallel with Fifth Street one hundred and twenty-three (123) feet and nine (9) inches to Cascade Street and thence northerly along the east line of Cascade Street forty (40) feet to the place of beginning, having erected thereon a two family frame flat also known as 421-423 Cascade Street, Erie, Pennsylvania. Tax Identification No. (17) 40-29-221.

PROPERTY ADDRESS: 421-423 Cascade Street, Erie, PA 16507  
 KML Law Group, P.C.  
 Attorney for Plaintiff  
 Suite 5000 - BNY Independence Center, 701 Market Street Philadelphia, PA 19106  
 (215) 627-1322

Dec. 27 and Jan. 3, 10

**SALE NO. 52**

**Ex. #15407 of 2010**  
**Deutsche Bank National Trust Company, as Trustee for Soundview Home Loan Trust 2006-WF2**

v.

**Monica Evans, a/k/a**  
**Monica D. Evans**  
**SHERIFF'S SALE**

By virtue of a Writ of Execution file to No. 15407-10 Deutsche Bank National Trust Company, as Trustee for Soundview Home Loan Trust 2006-WF2 vs. Monica Evans, a/k/a Monica D. Evans, owner(s) of property situated in the City of Erie, County of Erie, Pennsylvania being 1601 Prospect Avenue, Erie, PA 16510

46 X 138 = 6348 SF. 01457 acre  
 Assessment Map Number: 18051013010600  
 Assessed Value figure: 53,550.00  
 Improvement thereon: Single Family Dwelling  
 Scott A. Dietterick, Esquire

Zucker, Goldberg & Ackerman, LLC  
 200 Sheffield Street, Suite 101  
 Mountainside, NJ 07092  
 (908) 233-8500

Dec. 27 and Jan. 3, 10

**SALE NO. 53**

**Ex. #11349 of 2012**  
**HSBC Bank USA, N.A., as Indenture Trustee for the registered Noteholders of Renaissance Home Equity Loan Trust 2006-3, by its Attorney-in-fact, Ocwen Loan Servicing LLC**

v.

**Robert A. Bohan**

**LEGAL DESCRIPTION**

ALL THAT CERTAIN piece or parcel of land situated in the Third Ward of the City of Erie, County of Erie and State of Pennsylvania, being Lot No. 31 in Block 3 of the Boulevard Park Subdivision, made by Andrew P. Weschler, a plan of the same being recorded in Map Book No. 1, page 349 in the Office of the Recorder of Deeds in and for said County of Erie, to which plan reference is made for a further description of said lot.

SAID lot being forty-one and one-fourth (41 1/4) feet front by One hundred sixty-five (165) feet in depth and having erected thereon a two-story brick dwelling house being commonly known as 1348 West 10th Street, Erie, Pennsylvania.

BEING the same premises which Robert A. Bohan and Lisa K. Bohan, husband and wife, by Deed dated March 29, 2005 and recorded on April 6, 2005 in the office of the recorder of deeds in and for Erie County at book 1223 page 0800 granted and conveyed unto Robert A. Bohan

PROPERTY ADDRESS: 1348 West 10th Street, Erie, PA 16505  
 PARCEL (16) 3061-133  
 Attorney for Plaintiff  
 M. Troy Freedman, Esquire  
 Stern & Eisenberg, PC  
 1581 Main St., Ste 200  
 The Shops at Valley Square  
 Warrington, PA 18976  
 (215) 572-8111

Dec. 27 and Jan. 3, 10

**SALE NO. 54**

**Ex. #12930 of 2012**  
**U.S. Bank National Association as Trustee for the registered holders of ABFC 2007-WMC1 Trust Asset Backed Funding Corporation Asset Backed Certificates, Series 2007-WMC1 by its Attorney-in-fact, Ocwen Loan Servicing, LLC**

v.

**Jessica L. Edwards**

**LEGAL DESCRIPTION**

ALL THAT CERTAIN piece or parcel of land situated in the City of Erie, County of Erie and State of Pennsylvania, bounded and described as follows, to-wit:

BEING Lots Numbered One Hundred Eighty (180) and One Hundred Eighty One (181) as shown on a map or plan of Erie Terrace by A. L. Eliot, Civil Engineer, dated June 19, 1909, and recorded in the Office of Recorder of Deeds for Erie County, Pennsylvania in Map Book, No. 1 at page 378, to which plot reference is made for a further description thereof.

HAVING erected thereon a one and one-half story frame dwelling commonly known as 3422 Devoe Avenue, Erie, Pennsylvania BEING the same premises which George Lee Rose and Debra Lee Rose, husband and wife, by Special Warranty Deed dated January 26, 2007 and recorded on February 6, 2007 in the office of the recorder of deeds in and for Erie County at book 1393 page 1736 granted and conveyed unto Chad A. Leuthold and Jessica L. Edwards, as Joint Tenants with right of survivorship. Chad A. Leuthold departed this life May 12, 2008.

PROPERTY ADDRESS: 3422 Devoe Avenue, Erie, PA 16508  
 PARCEL (19) 6163-412.  
 Attorney for Plaintiff  
 M. Troy Freedman, Esquire  
 Stern & Eisenberg, PC  
 1581 Main St., Ste 200  
 The Shops at Valley Square  
 Warrington, PA 18976  
 (215) 572-8111

Dec. 27 and Jan. 3, 10

**SALE NO. 55**

**Ex. #12580 of 2013**

**Wells Fargo Bank, N.A., as  
Trustee for the Pooling and  
Servicing Agreement dated as of  
February 1, 2004 First Franklin  
Mortgage Loan Trust Mortgage  
Loan Asset-Backed Certificates,  
Series 2004-FF1, by its servicer,  
Ocwen Loan Servicing LLC.**

v.

**Herbert Gold**

**LEGAL DESCRIPTION**

ALL THAT CERTAIN piece or parcel of land situate in the Township of Millcreek, County of Erie and Commonwealth of Pennsylvania, bounded and described as follows, to-wit:

BEING lot No. 58 of the ORTH FARM GARDENS SUBDIVISION, a plan of the same being recorded in Map Book 2 pages 178 and 179, and having erected thereon a dwelling house known and numbered 928 Potomac Avenue, Erie, PA.

BEING KNOWN AS PARCEL NUMBER: (33)-18-83-20

SUBJECT to all valid and subsisting conditions, covenants, leases, including but not limited to oil and gas leases, restrictions, reservations, exceptions, setbacks, rights-of-way and easements of record and/or those that are visible to a physical inspection and all laws, regulations and restrictions, including building and zoning ordinances, of municipal or other governmental authorities applicable to and enforceable against the above-described property.

TOGETHER with all and singular the rights, liberties, privileges, hereditaments, improvements, and appurtenances, whatsoever thereto belonging, and the reversions and remainders, rents, issues and profits thereof; and also, all the estate and interest whatsoever of the said parties of the first part, in law or equity, of, in to or out of the same. BEING the same premises which James A. Nelson and Betty L. Nelson, his wife, by Deed dated September 19, 2002 and recorded on September 19, 2002 in the office of the recorder of deeds in and for Erie County at book 922 page

0831 granted and conveyed unto Herbert Gold and Jane Gold, his wife, as tenants by the entireties with the right of survivorship. Jane Gold has since departed this life on 03/31/2012.

PROPERTY ADDRESS: 928 Potomac Avenue, Erie, PA 16505  
PARCEL 33-018-083-0-020.00

Attorney for Plaintiff  
Andrew J. Marley, Esquire  
Stern & Eisenberg, PC  
1581 Main St., Ste 200  
The Shops at Valley Square  
Warrington, PA 18976  
(215) 572-8111

Dec. 27 and Jan. 3, 10

**SALE NO. 56**

**Ex. #12674 of 2013**

**First Heritage Financial, LLC**

v.

**Jacob Holdsworth**

**LEGAL DESCRIPTION**

All that certain piece or parcel of land situate in the Township of North East, County of Erie and Commonwealth of Pennsylvania, being Lot No. 3 as set forth on a subdivision plan of Charles Zimmer Subdivision No. 4, dated April 1, 2006 and recorded May 15, 2006 in Erie County Map 2006-84, to which plan reference is herein made for a more complete description thereof. Being more commonly known as 202 Freepoint Road, North East, PA 16428 and bearing Erie County Tax Index No. (37) 6-6-35.03.

Together will all and singular the buildings, improvements, ways, streets, alleys, driveways, passages, waters, water-courses rights, liberties, privileges, hereditaments and appurtenances, whatsoever thereunto the hereby granted premises belonging, or in anywise appertaining, and the reversions and remainders, rents, issues, and profits thereof, and all the estate, right, title, interest, property, claim and demand whatsoever of it, the said Grantor, as well as law as in equity, of, in and to the same.

BEING the same premises which Gerald J. Holdsworth and Judith P. Holdsworth, his wife, by Special Warranty Deed dated March 17, 2010, and recorded March 18, 2010,

as Instrument No. 2010-005924, granted and conveyed unto Jacob Holdsworth, in fee.

PROPERTY ADDRESS: 202 Freepoint Road, North East, PA 16428

PARCEL ID # 37-6-6.35.03

Attorney for Plaintiff  
Christina C. Viola, Esquire  
Stern & Eisenberg, PC  
1581 Main St., Ste 200  
The Shops at Valley Square  
Warrington, PA 18976  
(215) 572-8111

Dec. 27 and Jan. 3, 10

**SALE NO. 57**

**Ex. #11694 of 2013**

**The Huntington National Bank  
s/b/m/t Sky Bank, Plaintiff**

v.

**Darlene A. Churchley, Defendant  
SHORT DESCRIPTION**

By virtue of a Writ of Execution filed to No. 11694-13 The Huntington National Bank s/b/m/t Sky Bank v. Darlene A. Churchley, owner of property situated in the Erie County, Pennsylvania being 103 Usonia Avenue, Erie, Pennsylvania 16509. Tax I.D. No. 18-053-098-0-130.00  
Assessment: \$ 66,233.03

Improvements: Residential Dwelling  
McCabe, Weisberg and Conway, P.C.  
123 South Broad Street, Suite 1400 Philadelphia, PA 19109

Dec. 27 and Jan. 3, 10

**SALE NO. 58**

**Ex. #11867 of 2013**

**JPMorgan Chase Bank, National  
Association, Plaintiff**

v.

**Gary J. Kirchherr, Defendant  
SHORT DESCRIPTION**

By virtue of a Writ of Execution filed to No. 2013-11867 JPMorgan Chase Bank, National Association v. Gary J. Kirchherr, owners of property situated in the Township of Millcreek, Erie County, Pennsylvania being 3830 Calico Drive, Erie, Pennsylvania 16506.

Tax I.D. No. 33-082.414.4-006.00  
Assessment: \$ 133,445.53  
McCabe, Weisberg and Conway, P.C.  
123 South Broad Street, Suite 1400 Philadelphia, PA 19109

Dec. 27 and Jan. 3, 10

**SALE NO. 59**

**Ex. #11698 of 2013**

**JPMorgan Chase Bank, N.A.,  
Plaintiff**

v.

**Steven P. McGahan and Barbara  
E. McGahan a/k/a Barbara  
McGahan, Defendant**

**SHORT DESCRIPTION**

By virtue of a Writ of Execution filed to No. 11698-13 JPMorgan Chase Bank, N.A. v. Steven P. McGahan and Barbara E. McGahan a/k/a Barbara McGahan, owners of property situated in the Township of Elgin, Erie County, Pennsylvania being 18303 South Main Street, Cory, Pennsylvania 16407.

Tax I.D. No. 12-9-3-1

Assessment: \$46,945.52

McCabe, Weisberg and Conway, P.C.  
123 South Broad Street, Suite 1400  
Philadelphia, PA 19109

Dec. 27 and Jan. 3, 10

**SALE NO. 60**

**Ex. #12079 of 2013**

**The Huntington National Bank,  
Plaintiff**

v.

**Amy Kalish, Administratrix of  
the Estate of Leora McMullen,  
Deceased Mortgagor and Real  
Owner, Defendant**

**SHORT DESCRIPTION**

By virtue of a Writ of Execution filed to No. 12079-13, the Huntington National Bank v. Amy Kalish, Administratrix of the Estate of Leora McMullen, Deceased Mortgagor and Real Owner, Defendant, owners of property situated in the Township of Millcreek, Erie County, Pennsylvania being 4811 Conrad Road, Erie, Pennsylvania 16510.

Tax I.D. No. 33-107-480.4-034.00

Assessment: \$107,328.69

McCabe, Weisberg and Conway, P.C.  
123 South Broad Street, Suite 1400  
Philadelphia, PA 19109

Dec. 27 and Jan. 3, 10

**SALE NO. 61**

**Ex. #11432 of 2013**

**Bank of America, N.A., Plaintiff**

v.

**Timothy A. Powell, Sr. and  
Jennifer Powell, Defendant**

**SHORT DESCRIPTION**

By virtue of a Writ of Execution filed to No. 11432-13 Bank of America, N.A. v. Timothy A. Powell, Sr. and Jennifer Powell, owners of property situated in the Township of Greene, Erie County, Pennsylvania being 8353 Wattsburg Road, Erie, Pennsylvania 16509.

Tax I.D. No. 25-002-006.0-028.00  
Assessment: \$140,589.71

McCabe, Weisberg and Conway, P.C.  
123 South Broad Street, Suite 1400  
Philadelphia, PA 19109

Dec. 27 and Jan. 3, 10

**SALE NO. 62**

**Ex. #11628 of 2013**

**Deutsche Bank National Trust  
Company, as Trustee of the Home  
Equity Mortgage Loan Asset-  
Backed Trust Series INABS 2006-  
D, Home Equity Mortgage Loan  
Asset-Backed Certificates, Series  
INABS 2006-D under the Pooling  
and Servicing agreement dated  
Sept 1, 2006, Plaintiff**

v.

**Barbara A. Roth, Defendant  
SHORT DESCRIPTION**

By virtue of a Writ of Execution filed to No. 11628-13 Deutsche Bank National Trust Company, as Trustee of the Home Equity Mortgage Loan Asset-Backed Trust Series INABS 2006-D, Home Equity Mortgage Loan Asset-Backed Certificates, Series INABS 2006-D under the Pooling and Servicing agreement dated Sept 1, 2006 v. Barbara A. Roth

Title to said premises is vested in Barbara A. Roth by deed from JORGE H. SANCHEZ AND AMY D. SANCHEZ, HUSBAND AND WIFE dated July 11, 2006 and recorded July 14, 2006 in Deed Book 1344, Page 1167.

Barbara A. Roth, owner of property situated in the Township of North East, Erie County, Pennsylvania being 52 Liberty Street, North East, Pennsylvania 16428.

Tax I.D. No. 36-10-61-1

Assessment: \$87,572.65

Improvements: Residential Dwelling

McCabe, Weisberg and Conway, P.C.  
123 South Broad Street, Suite 1400  
Philadelphia, PA 19109

Dec. 27 and Jan. 3, 10

**SALE NO. 63**

**Ex. #12005 of 2013**

**Northwest Savings Bank,  
Plaintiff**

v.

**Brenda Wright and Dean A.  
Wright, Defendant**

**SHORT DESCRIPTION**

By virtue of a Writ of Execution filed to No. 12005-13, Northwest Savings Bank v. Brenda Wright and Dean A. Wright, owners of property situated in the Township of Washington, Erie County, Pennsylvania being 12050 Skyview Drive, Edinboro, Pennsylvania 16412.

Tax I.D. No. 45035038400200

Assessment: \$109,136.81

Improvements: Residential Dwelling

McCabe, Weisberg and Conway, P.C.  
123 South Broad Street, Suite 1400  
Philadelphia, PA 19109

Dec. 27 and Jan. 3, 10

**AUDIT LIST  
NOTICE BY  
PATRICK L. FETZNER**

**Clerk of Records,  
Register of Wills and Ex-Officio Clerk of  
the Orphans' Court Division, of the  
Court of Common Pleas of Erie County, Pennsylvania**

The following Executors, Administrators, Guardians and Trustees have filed their Accounts in the Office of the Clerk of Records, Register of Wills and Orphans' Court Division and the same will be presented to the Orphans' Court of Erie County at the Court House, City of Erie, on **Monday, December 30, 2013** and confirmed Nisi.

**January 23, 2014** is the last day on which Objections may be filed to any of these accounts.

Accounts in proper form and to which no Objections are filed will be audited and confirmed absolutely. A time will be fixed for auditing and taking of testimony where necessary in all other accounts.

<u>2013 ESTATE</u>	<u>ACCOUNTANT</u>	<u>ATTORNEY</u>
272. Richard L. Bomboy ..... a/k/a Richard Lee Bomboy	Janice Munch, Executor .....	David J. Rhodes, Esq.
273. Laura J. Burdick ..... a/k/a Laura Burdick a/k/a Laura Jean Burdick, a/k/a Laura C. Burdick	Martha J. Bartosek and..... Brian R. Burdick, Administrators	Grant M. Yochim, Esq.
274. Robert W. Devine a/k/a ..... R.W. Devine, and Grace Devine, and Robert W. Devine, Jr., f/b/o Joan Devine Nolan	PNC Bank, N.A., and Robert W ..... Devine, Jr., Co-Trustees	Michael J. Musone, Esq., and Jerome C. Wegley, Esq.
275. Robert W. Devine a/k/a ..... R.W. Devine, and Grace Devine, and Robert W. Devine, Jr. f/b/o Mary Grace Devine Marks	PNC Bank, N.A. and Robert W..... Devine, Jr., Co-Trustees	Michael J. Musone, Esq., and Jerome C. Wegley, Esq.

PATRICK L. FETZNER  
Clerk of Records  
Register of Wills &  
Orphans' Court Division

Dec. 27 and Jan. 3

**ESTATE NOTICES**

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

**FIRST PUBLICATION**

**BUETIKOFER, KATHY ANN, deceased**

Late of the Township of Millcreek, County of Erie and Commonwealth of Pennsylvania  
*Administrator c.t.a.:* Eric J. Buetikofer, c/o Norman A. Stark, Esq., Suite 300, 300 State Street, Erie, PA 16507  
*Attorneys:* Marsh, Spaeder, Baur, Spaeder & Schaaf, LLP, Suite 300, 300 State Street, Erie, PA 16507

**HAMILTON, DOROTHY K., deceased**

Late of the Township of Millcreek, County of Erie, Commonwealth of Pennsylvania  
*Executor:* Brian J. Hamilton, 3739 Stirrup Drive, Erie, PA 16506  
*Attorney:* Mark O. Prenatt, Esquire, 227 West 5th Street, Erie, PA 16507

**KERN, MARY ALICE, deceased**

Late of the Township of Millcreek, County of Erie and Commonwealth of Pennsylvania  
*Executor:* Bruce Kern  
*Attorney:* B. Scott Kern, Esq., 5362 Wolf Road, Erie, PA 16505

**SACCO, ANNE B., deceased**

Late of Erie, Pennsylvania  
*Administrator:* Joseph R. Sacco, Jr., 3437 Reash Church Road, Cochranston, PA 16314  
*Attorney:* David W. Tyree, Esquire, 3371 Babcock Boulevard, Pittsburgh, PA 15237

**SMITH, CLINTON E., deceased**

Late of the Township of Millcreek, County of Erie, Commonwealth of Pennsylvania  
*Co-Executrices:* Cheryl A. Davis and Diane S. McMillen, c/o Sterrett Mott Breski & Shimek, 1001 State Street, Suite 1400, Erie, PA 16501  
*Attorney:* John J. Shimek, III, Esq., Sterrett Mott Breski & Shimek, 1001 State Street, Suite 1400, Erie, PA 16501

**YOCHIM, JEAN, deceased**

Late of the Township of Girard, County of Erie, Pennsylvania  
*Executor:* Walter J. Yochim, c/o 3939 West Ridge Road, Suite B-27, Erie, PA 16506  
*Attorney:* James L. Moran, Esquire, 3939 West Ridge Road, Suite B-27, Erie, PA 16506

**SECOND PUBLICATION**

**ANDERSON, DOROTHY I., a/k/a DOROTHY ANDERSON, deceased**

Late of the Township of Springfield, County of Erie, State of Pennsylvania  
*Executor:* Christopher J. Webb, 21715 Cussewago Street, Venango, PA 16440  
*Attorney:* Grant M. Yochim, Esq., 24 Main St. E., PO Box 87, Girard, PA 16417

**DeSANTIS, ELIZABETH L., deceased**

Late of the City of Erie, County of Erie and Commonwealth of Pennsylvania  
*Executor:* Anthony L. DeSantis, c/o Gary Eiben Esquire, The McDonald Group, L.L.P., 456 West Sixth Street, Erie, PA 16507-1216  
*Attorney:* Gary Eiben Esquire, The McDonald Group, L.L.P., 456 West Sixth Street, Erie, PA 16507-1216

**KRIDLER, KAREN L., deceased**

Late of the Township of Millcreek, Erie County, Pennsylvania  
*Executor:* John Stephen Sisak, c/o Raymond A. Pagliari, Esq., 510 Cranberry Street, Suite 301, Erie, Pennsylvania 16507  
*Attorney:* Raymond A. Pagliari, Esq., 510 Cranberry Street, Suite 301, Erie, Pennsylvania 16507

**LANDREE, KIMBERLY SUE, deceased**

Late of the City of Erie, County of Erie, Pennsylvania  
*Administrator:* Todd M. Landree, Sr., c/o 6350 Meadowrue Ln., Erie, PA 16505-1027  
*Attorney:* Scott E. Miller, Esquire, 6350 Meadowrue Ln., Erie, PA 16505-1027

**PALERMO, BEVERLY J., a/k/a BEVERLY J. TIMPER PALERMO, deceased**

Late of the City of Erie, County of Erie and State of Pennsylvania  
*Administrator:* Scott A. Palermo, 4519 Miller Ave., Erie, PA 16509  
*Attorney:* Aaron E. Susmarski, Esq., 4030 West Lake Road, Erie, PA 16505



**SCHELL, JOHN B., a/k/a  
JOHN SCHELL,  
deceased**

Late of Millcreek Township, County of Erie and State of Pennsylvania  
*Co-Executors:* John M. Schell, 4805 West Lake Road, Erie, PA 16505 and Daniel W. Schell, 4416 Feidler Drive, Erie, PA 16506  
*Attorney:* Aaron E. Susmarski, Esq., 4030 West Lake Road, Erie, PA 16505

**THIRD PUBLICATION**

**ARCH, LaVERNE E., a/k/a  
LaVERNE ARCH,  
deceased**

Late of the Township of Millcreek, County of Erie, Commonwealth of Pennsylvania  
*Executor:* Brad Matthew Smith, 1108 Powell Avenue, Erie, PA 16505-3443  
*Attorneys:* MacDonald, Illig, Jones & Britton LLP, 100 State Street, Suite 700, Erie, Pennsylvania 16507-1459

**FUHRMAN, CLEMENT G.,  
JUNIOR,  
deceased**

Late of the City of Erie, County of Erie  
*Executrix:* Nancy Kowalski, 10369 Windy Hill Road, McKean, PA 16426  
*Attorney:* Kari A. Froess, Esquire, Carney & Good, 254 West Sixth Street, Erie, PA 16507-1398

**HOLTHOUSE, RUTH L.,  
deceased**

Late of the City of Corry, County of Erie, Commonwealth of Pennsylvania  
*Executor:* Khlar Holthouse, c/o Paul J. Carney, Jr., Esq., 224 Maple Avenue, Corry, PA 16407  
*Attorney:* Paul J. Carney, Jr., Esq., 224 Maple Avenue, Corry, PA 16407

**JOHNSON, PAUL S.,  
deceased**

Late of the Township of Fairview, County of Erie, Commonwealth of Pennsylvania  
*Executrix:* Paulette Brown, 2341 Walnut Tree Court, Buford, GA 30519-2260  
*Attorneys:* MacDonald, Illig, Jones & Britton LLP, 100 State Street, Suite 700, Erie, Pennsylvania 16507-1459

**KOEHLER, TIMOTHY P.,  
deceased**

Late of the City of Erie, Commonwealth of Pennsylvania  
*Co-Administratrices:* Suzanne A. Frankhouser, 1037 Wooded Pond Drive, Harrisburg, PA 17111 and Julie Kaufman, 2 Cardinal St., Lewisburg, PA 17837  
*Attorney:* David L. Hunter, Esquire, 821 State Street, Erie, PA 16501

**KOTULA, ELLA L.,  
deceased**

Late of the City of Erie, County of Erie and Commonwealth of Pennsylvania  
*Administratrix:* Renate Nencovsky, c/o 2222 West Grandview Blvd., Erie, PA 16506  
*Attorney:* Thomas E. Kuhn, Esquire, Quinn, Buseck, Leemhuis, Toohey & Kroto, Inc., 2222 West Grandview Blvd., Erie, PA 16506

**SCHAEFER, AARON PAUL,  
deceased**

Late of the Township of Fairview, Commonwealth of Pennsylvania  
*Administratrix:* Nadine R. Schaefer, c/o Joseph B. Spero, Esquire, 3213 West 26th Street, Erie, Pennsylvania 16506  
*Attorney:* Joseph B. Spero, Esquire, 3213 West 26th Street, Erie, Pennsylvania 16506

**SCHAEFER, GERALDINE T.,  
deceased**

Late of the Township of Fairview, Commonwealth of Pennsylvania  
*Administratrix:* Nadine R. Schaefer, c/o Joseph B. Spero, Esquire, 3213 West 26th Street, Erie, Pennsylvania 16506  
*Attorney:* Joseph B. Spero, Esquire, 3213 West 26th Street, Erie, Pennsylvania 16506

**SENYO, HARRY,  
deceased**

Late of the City of Erie, County of Erie and Commonwealth of Pennsylvania  
*Co-Administrators:* Mary Ann Boury and Harry Greg Senyo, c/o Joseph A. Yochim, Esq., Yochim, Skiba & Nash, 345 West 6th Street, Erie, PA 16507  
*Attorney:* Joseph A. Yochim, Esq., Yochim, Skiba & Nash, 345 West 6th Street, Erie, PA 16507

**SWIFT, NOREEN A.,  
a/k/a NOREEN SWIFT,  
deceased**

Late of the Township of Summit, County of Erie, Commonwealth of Pennsylvania  
*Executor:* Ashley G. Swift, 18324 Admiralty Dr., Strongsville, OH 44136  
*Attorney:* David A. Schroeder, Esq., 1001 State St., Ste. 1400, Erie, PA 16501

**TWISS, AUDREY W.,  
deceased**

Late of the City of Erie, County of Erie  
*Executor:* Anne T. Dolan, 7346 Forsyth Boulevard, St. Louis, Missouri 63105  
*Attorney:* W. Richard Cowell, Esquire, Carney & Good, 254 West Sixth Street, Erie, Pennsylvania 16507

**WEISER, CAROL ANN,  
deceased**

Late of the Township of Greene, County of Erie, Commonwealth of Pennsylvania  
*Executor:* Terry D. Weiser, c/o Thomas J. Ruth, Esq., 224 Maple Avenue, Corry, PA 16407  
*Attorney:* Thomas J. Ruth, Esq., 224 Maple Avenue, Corry, PA 16407

## CHANGES IN CONTACT INFORMATION OF ECBA MEMBERS

JASON A. CHECQUE ----- (814) 459-5557  
Melaragno & Placidi ----- (f) (814) 459-6778  
502 West 7th Street  
Erie, PA 16502 ----- *checquelaw@gmail.com*

### NEW EMAIL

DAVID DEVINE ----- *attorneydavedevine@gmail.com*

INTERESTED IN JOINING THE ERIE COUNTY BAR ASSOCIATION?  
GO TO OUR WEBSITE AT [WWW.ERIEBAR.COM](http://WWW.ERIEBAR.COM) AND COMPLETE THE ONLINE  
APPLICATION OR CALL (814) 459-3111 AND AN APPLICATION WILL BE MAILED TO YOU

ADDRESS CHANGE?  
PLEASE CONTACT THE LEGAL JOURNAL OFFICE AT (814) 459-3111  
OR [ADMIN@ERIEBAR.COM](mailto:ADMIN@ERIEBAR.COM). THANK YOU.

The Erie County Bar Foundation and its Justice Samuel J. Roberts Scholarship Fund  
continue to be in need of contributions to support this scholarship program.

Have you made your tax deductible contribution yet?

If not, you can find information about the scholarship and make an online contribution at  
[www.eriebar.com](http://www.eriebar.com) or contact the ECBF at 459-3111.

## LOOKING FOR A LEGAL AD PUBLISHED IN ONE OF PENNSYLVANIA'S LEGAL JOURNALS?



- ▶ Look for this logo on the Erie County Bar Association website as well as Bar Association and Legal Journal websites across the state.
- ▶ It will take you to THE website for locating legal ads published in counties throughout Pennsylvania, a service of the Conference of County Legal Journals.

LOGIN DIRECTLY AT [WWW.PALEGALADS.ORG](http://WWW.PALEGALADS.ORG). IT'S EASY. IT'S FREE.

# *Erie County Bar Association*

## *Videoconferencing Services*

**ECBA** ——— *Your connection to the world of communication.*

### WHAT IS VIDEOCONFERENCING?

Videoconferencing, sometimes called teleconferencing, brings together people at different locations around the country and around the world. Our videoconferencing site can connect with one location or with multiple locations, providing an instantaneous connection to facilitate meetings, interviews, depositions and much more.

### WHY USE VIDEOCONFERENCING?

Business can be conducted without the expense and inconvenience of travel, overnight accommodations and time out of the office.

### WHAT ARE SOME OF THE COMMON USES OF VIDEOCONFERENCING?

Depositions, employment interviews, seminars, training sessions - the list of possibilities is endless.

### I'M NOT FAMILIAR WITH VIDEOCONFERENCING.

#### CAN I SEE HOW IT WORKS?

Certainly. Call us for a free demonstration.

### HOW DO I SCHEDULE THE USE OF THE ECBA'S VIDEOCONFERENCING SERVICES?

It's very easy. Just call the ECBA at 814-459-3111 or email [sbsmith@eriebar.com](mailto:sbsmith@eriebar.com). We will check availability of our space and handle all of the details for you, including locating convenient sites in the other location(s) you wish to connect with - all included in our hourly rate.

### WHAT DOES IT COST?

#### RATES:

##### Non-ECBA Members:

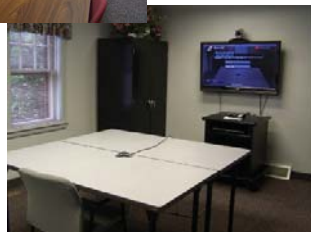
*\$185/hour - M-F, 8:30 a.m. - 5:00 p.m.*

*\$235/hour - M-F, All other times; weekends*

##### ECBA Members:

*\$150/hour - M-F, 8:30 a.m. - 5:00 p.m.*

*\$200/hour - M-F, all other times, weekends*



*Quality... Experience... Results...  
It's what your clients deserve.*

*Medical Malpractice • Auto Accidents • Personal Injury*



**GISMONDI**  
& ASSOCIATES

412-281-2200 • [www.gislaw.com](http://www.gislaw.com) • 700 Grant Bldg., 310 Grant St., Pgh., PA 15219