

Erie County Legal Journal

April 7, 2017

Vol. 100 No. 14



Erie County Legal Journal

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

Administrator of Publications: Paula J. Gregory

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

NOTICE TO THE PROFESSION	4
BANKRUPTCY COURT	7
COURT OF COMMON PLEAS	
Certificate of Authority Notice	9
Change of Name Notices	9
Legal Notices	9
Sheriff Sales.....	12
ORPHANS' COURT	
Estate Notices	22
CHANGES IN CONTACT INFORMATION OF ECBA MEMBERS	26

ERIE COUNTY LEGAL JOURNAL 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 2017©) 302 West 9th St., Erie, PA 16502 (814/459-3111). 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

FRIDAY, APRIL 15, 2017

Good Friday
ECBA Office Closed

MONDAY, APRIL 24, 2017

ECBA Board of Directors Meeting
Noon
ECBA Headquarters

TUESDAY, APRIL 25, 2017

ECBA Live Seminar
*Ethics Stampede! Remaining Professional and
Virtuous When Legal Ethics Chaos Threatens*
Manufacturer & Business Association
Conference Center
8:30 a.m. - 12:00 p.m. (registration/8:00 a.m.)
\$140 (ECBA member/non-attorney staff)
\$180 (nonmember)
\$97 (member judge not needing CLE)
3 hours ethics

WEDNESDAY, APRIL 26, 2017

Criminal Section Meeting
3:00 p.m.
Judge Cunningham's Courtroom

THURSDAY, APRIL 27, 2017

Solo/Small Firm Division Meeting
Noon
Plymouth Tavern

SATURDAY, APRIL 29, 2017

Law Day 5k Run/Walk
9:00 a.m.
*more information and registration
available at www.eriebar.com*

MONDAY, MAY 1, 2017

Annual Law Day Luncheon
Noon
Bayfront Convention Center
*more information and registration
available at www.eriebar.com*

MONDAY, MAY 9, 2017

Family Law Section Meeting
11:30 a.m.
Courtroom H

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



Erie County Bar
Association



@eriepabar

2017 BOARD OF DIRECTORS

Craig Murphey, President

Eric J. Purchase, First Vice President
Bradley K. Enterline, Second Vice President
Melissa H. Shirey, Past President
Matthew B. Wachter, Treasurer
Steven E. George, Secretary

Jennifer K. Fisher
Khadija W. Horton
Erica L. Jenkins

Joseph P. Martone
Frances A. McCormick
Thomas J. Minarcik
Michael G. Nelson

Nicholas R. Pagliari
Mary Alfieri Richmond
William C. Wagner

IN THE UNITED STATES BANKRUPTCY COURT
FOR THE WESTERN DISTRICT OF PENNSYLVANIA
MOTION COURT DATES FOR JUDGE THOMAS P. AGRESTI
ERIE AND PITTSBURGH DIVISION CASES

APRIL 2017 NOTICE

The following is a list of *April 2017, May 2017 and June 2017* 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 and Pittsburgh Divisions 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. ***The motions will be heard in the Erie Bankruptcy Courtroom, U.S. Courthouse, 17 South Park Row, Erie, PA 16501 and Courtroom C, 54th Floor, U.S. Steel Building, 600 Grant Street, Pittsburgh, PA 15219.***

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 Bankruptcy Rules* and the Judge's procedures, 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.

SCHEDULE CHAPTERS 13 MOTIONS ON:

Select the following times, EXCEPT for the specific matters to be scheduled at 11:30 a.m.:

Wednesday, April 26, 2017	9:30 a.m.:	Open for all Erie and Pittsburgh Ch. 13 matters
Wednesday, May 24, 2017	10:00 a.m.:	Open for all Erie and Pittsburgh Ch. 13 matters
Wednesday, June 21, 2017	10:30 a.m.:	Open for all Erie and Pittsburgh Ch. 13 matters
	11:00 a.m.:	Open for all Erie and Pittsburgh Ch. 13 matters
	11:30 a.m.:	Ch. 13 Sale, Financing and Extended Impose Stay

NOTE: Chapter 12 matters are now scheduled on Ch. 11/7 Motion Court days, only.

SCHEDULE CHAPTERS 12, 11 & 7 MOTIONS ON:

Select the following times, EXCEPT for Ch. 7 Motions to Extend/Impose Stay scheduled only at 11:00 am, and, all sale motions and all Ch. 12 matters which are only to be scheduled at 11:30 a.m.:

Thursday, April 6, 2017	9:30 a.m.:	Open for all Erie & Pittsburgh Ch. 11 matters
Monday, April 17, 2017	10:00 a.m.:	Open for all Erie & Pittsburgh Ch. 11 matters
Thursday, May 4, 2017	10:30 a.m.:	Open for all Erie & Pittsburgh Ch. 7 matters
Thursday, May 18, 2017	11:00 a.m.:	Open for all Erie & Pittsburgh Ch. 7 matters,
Thursday, June 1, 2017		including all Ch. 7 Motions to Extend/Impose Stay
Thursday, June 15, 2017	11:30 a.m.:	Ch. 11 and 7 Sale motions and all Chapter
Thursday, June 29, 2017		12 matters at this time, only

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).

Michael R. Rhodes
Clerk of Court

Apr. 7

CLERK OF COURT

The United States District Court for the Western District of Pennsylvania seeks a dedicated and experienced administrator for the position of Clerk of Court. The Clerk of Court serves as the Court Unit Executive of the Court, supporting all of the judges of the Court by overseeing and leading the Court's extensive administrative and operational functions. Specifically, the Clerk of Court oversees Clerk's Office staff; manages the operating budget; bears personal liability for losses of appropriated or non-appropriated funds or court property; and oversees the performance of the statutory duties of the office. The Clerk reports directly to the Chief United States District Judge and communicates regularly with the district and magistrate judges and Clerk's office staff; the Administrative Office of the U.S. Courts, and the Office of the Circuit Executive for the Third Circuit. Travel and public speaking are required. The position has a salary range of \$175,544 - \$190,815. The position will commence on August 1, 2017. The successful applicant may be required to begin employment for transition purposes prior to August 1, 2017.

To be qualified for appointment as Clerk of Court, a candidate must have a minimum of 10 years of progressively responsible administrative experience in public service or the private sector that provides the candidate with a thorough understanding of organizational, procedural and human aspects of managing an organization. At least 3 of the 10 years of experience must have been in a position that required substantial management responsibility, including high level administrative experience that typically includes responsibilities involving financial management, human resources and information technology, space and facilities planning, and overall long and short-range planning. The candidate should have a proactive, positive approach to managing change and a creative, innovative approach to planning and problem solving. It is strongly preferred that a candidate hold at least a bachelor's degree from an accredited college or university (preferably in a field related to public, business or judicial administration). Applicants must be a U.S. citizen or eligible to work in the United States. The successful candidate for this position is subject to a FBI fingerprint check and background investigation and must sign a consent for an IRS tax check and consumer report review. The Clerk is required to live within the judicial district upon hire.

Qualified applicants must electronically submit completed application and supporting documents in PDF format. Incomplete applications will not be considered. Zip files, mailed applications and faxes will not be considered.

See detailed job description, required qualifications and instructions for applying at: www.pawd.uscourts.gov (Court Info – Employment). **The Court is an Equal Opportunity Employer.**

Apr. 7

14th Annual Law Day 5K Run/Walk

Saturday, April 29, 2017

Presented by the



ERIE COUNTY BAR ASSOCIATION
IN COOPERATION WITH
THE ERIE RUNNERS CLUB



9:00 a.m. - Erie County Courthouse
140 West Sixth Street

Pre-registration Entry Fees:

\$20.00 (adults w/shirt)
\$15.00 (adults/no shirt)
\$15.00 (12 and under w/shirt)
\$10.00 (12 and under/no shirt)

**POSTMARK DEADLINE
TO PRE-REGISTER IS
FRIDAY, APRIL 14, 2017**

Race Premium: Top-quality, wicking t-shirt.

You must be pre-registered to be guaranteed a shirt.

Day-of-Race Entry Fees: \$20 (adult)
 \$15 (12 or under)



*Part I of the
2017 Summer Triple Crown Series*

Packet Pick-up:

There will be a packet pick-up for pre-registered runners and walkers on Friday, April 28 from 3:00 to 6:30 p.m. at the Erie County Bar Association Headquarters, 302 West Ninth Street. Registrations for the event will also be accepted during this time. Day-of-Race registration and Chip pick-up will begin on Saturday, April 29 at 8:00 a.m. at the new Perry Square Event Platform.

Event benefits the ECBA's *Attorneys & Kids Together Program*,
supporting the educational needs of local students living in homeless situations,
and the Erie Runners Club Scholarship Fund.

Register ONLINE at www.eriebar.com.

BANKRUPTCY NOTICE

In re: Gary Raymond DiNicola, Sr.
Chapter 13 Bankruptcy Case No.
17-10063 TPA

NOTICE OF A NON-
EVIDENTIARY HEARING ON
MOTION FOR PRIVATE SALE
OF REAL PROPERTY FREE AND
DIVESTED OF LIENS:

NOTICE IS HEREBY GIVEN
THAT the Debtor in the above-
referenced Bankruptcy has filed a
**Motion for Sale of Real Property
Free and Divested of Liens** seeking
approval to sell the property located
at **1718 West 50th Street, Erie,
Pennsylvania** for the sum of
\$139,500.00 according to the terms
set forth in the Motion. A hearing
shall take place on **April 26, 2017**
at **11:30 a.m.** in the Bankruptcy
Courtroom at the United States
Courthouse, 17 South Park Row,
Erie, Pennsylvania 16501. The Court
will entertain higher offers at the
hearing. A successful bidder must
deposit hand money of \$1,000.00
at the time of the approval of the
sale by the Court, with the balance
due to be paid at closing of this sale.
Examination of the property can be
obtained by contacting the attorney
for the Debtor, listed below. Further
information regarding this sale
may be found on the Court's EASI
Website: <http://www.pawb.uscourts.gov/easi.htm>.

Attorney for Movant/Applicant
Michael S. JanJanin, Esquire
Quinn, Buseck, Leemhuis, Toohey,
& Kroto, Inc.
2222 West Grandview Blvd.
Erie, Pennsylvania 16506
(814)833-2222
PA ID#38880

Apr. 7

Your financial world is changing...

Good thing you have choices.



20 offices to serve you in Erie County

Northwest Direct: 1-877-672-5678 • www.northwest.com

Member FDIC



Attorney time is **valuable**. Your livelihood depends on **billable hours** and quality legal work. Managing the business side of your practice is crucial to success but consumes **precious time**. Stop running in circles and make every minute count. Let T2 **square up your business**.

tsp@t2management.com
(814) 572-2294



Client Development



Human Resources



Financial Management



Productive Processes

**CERTIFICATE OF
AUTHORITY**

Transport Realty, Inc., an Arkansas corporation with its principal office at 3801 Old Greenwood Road, Fort Smith, Arkansas 72903, hereby gives notice that it has registered to do business in the Commonwealth of Pennsylvania, under Chapter 4 of the Pennsylvania Business Corporation Law of 1988, approved December 21, 1988, P.L. 1444, No. 177. The purpose which the corporation was organized is to engage as a real estate holding company. The commercial registered address of Transport Realty, Inc. in the Commonwealth of Pennsylvania is c/o Corporation Service Company, 2595 Interstate Drive Suite 103, Harrisburg, PA 17110.

Apr. 7

CHANGE OF NAME NOTICE

In the Court of Common Pleas of Erie County, Pennsylvania
Docket No. 10936-17

Notice is hereby given that a petition was filed in the above named Court, requesting an Order to change the name of Brandi V. Lee to Brayden Lucas Lee.

The Court has fixed the 30th day of May, 2017 at 11:30 a.m. in Courtroom G, Room 222 of the Erie County Courthouse, 140 W. 6th St., Erie, PA 16501 as the time and place for the hearing on said petition, when and where all interested parties may appear and show cause, if any they have, why the prayer of the petitioner should not be granted.

Apr. 7

CHANGE OF NAME NOTICE

In the Court of Common Pleas of Erie County, Pennsylvania, In re: Change of Name of Cassandra Lucille Liebegott, No. 10845 -2017 Notice is hereby given that on March 22, 2017, the Petition of Cassandra Lucille Liebegott was filed with the above-identified Court, requesting an Order authorizing Petitioner to change her surname from Liebegott to Bowen. The Court has fixed May 4, 2017 at 11:30 am before the Honorable Stephanie Domitrovich, Courtroom G, Room 222 of the Erie County

Courthouse, Erie, Pennsylvania, as the time and place for hearing on said Petition, when and where all persons interested may appear and show cause, if any, why the prayer of relief of the said Petition should not be granted.

Melissa L. Pagliari, Esquire
Attorney for Petitioner
337 West Tenth Street
Erie, Pennsylvania 16502
(814) 456-6144
Pa. S.Ct. #200239

Apr. 7

LEGAL NOTICE

**NOTICE OF ACTION IN
MORTGAGE FORECLOSURE
IN THE COURT OF COMMON
PLEAS OF ERIE COUNTY,
PENNSYLVANIA
CIVIL ACTION – LAW
WELLS FARGO BANK, N.A.,
Plaintiff**

vs.
**U N K N O W N H E I R S ,
SUCCESSORS, ASSIGNS, AND
ALL PERSONS, FIRMS, OR
ASSOCIATIONS CLAIMING
RIGHT, TITLE OR INTEREST
FROM OR UNDER HEIDI
ANN CRUMMIE, DECEASED,**
Defendant

**COURT OF COMMON PLEAS
CIVIL DIVISION
ERIE COUNTY
No. 10198-17**

NOTICE

**To UNKNOWN HEIRS,
SUCCESSORS, ASSIGNS, AND
ALL PERSONS, FIRMS, OR
ASSOCIATIONS CLAIMING
RIGHT, TITLE OR INTEREST
FROM OR UNDER HEIDI ANN
CRUMMIE, DECEASED**

You are hereby notified that on January 20, 2017, Plaintiff, WELLS FARGO BANK, N.A., filed a Mortgage Foreclosure Complaint endorsed with a Notice to Defend, against you in the Court of Common Pleas of Erie County Pennsylvania, docketed to No. 10198-17. Wherein Plaintiff seeks to foreclose on the mortgage secured on your property located at 235 HICKORY STREET, EDINBORO, PA 16412-2056 whereupon your property would be sold by the Sheriff of ERIE 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.**

Notice to Defend:
Lawyer Referral
& Information Service
P.O. Box 1792
Erie, PA 16507
Telephone (814) 459-4411

Apr. 7

LEGAL NOTICE

**IN RE: THE ESTATE OF
CELIA M. BOWERSOX
ORPHANS' COURT DIVISION
File No. 2014-0012**

**NOTICE OF PETITION
FOR SETTLEMENT OF
SMALL ESTATE**

**TO: Lorna A. Bowersox, Mace
Bowersox, Evelyn Bowersox, Wayne
Bowersox, Sr., Dorothy Schenk,
Jonathan Bowersox, Daniel
Bowersox, Juanita Prylinski, Stanley
F. Bowersox, Jr., Alex Bowersox,
Melissa Bowersox, Kathy Spiteri,
Lou Ann Yennias, and any creditors
of the Estate of Celia M. Bowersox or**

of Stanley Bowersox, Sr., deceased: Cornelio Ramon, administrator of the estate of Celia M. Bowersox, seeks an order to allow him to finalize this estate by Petition for Settlement of Small Estate. The Petition indicates that there are no funds or assets to be distributed to any heirs or creditors of the estate. The Petition for Settlement of Small Estate shall be presented on May 8, 2017, at 11:15 a.m. in Courtroom 2 in the Court of Common Pleas of Crawford County, Pennsylvania, 903 Diamond Park, Meadville, Pennsylvania 16335. Further information can be obtained by contacting the estate's attorney.
 Gary V. Skiba, Esq.
 345 W. 6th Street
 Erie, PA 16507
 Ph. 814/454-6345
 Attorney for Estate of Celia M. Bowersox

Apr. 7, 14, 21

Is new *technology*
a blur to you?

CMIT WILL
BRING IT INTO FOCUS
FOR YOUR PRACTICE

- Backups & Disaster Recovery
- Flat Rate Support Programs
- Security & Compliance Services
- Cloud computing & Mobile Device Management

cmIT Solutions®
Your Technology Team

**SCHEDULE A
CONSULTATION TODAY!**

814.806.2637 www.CMITsolutions.com/erie



Forensic Accounting Specialists

fraud detection, prevention and investigation

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

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

MALONEY, REED, SCARPITTI & COMPANY, LLP

Certified Public Accountants and Business Advisors

www.mrs-co.com



Joseph P. Maloney, CPA, CFE • James R. Scarpitti, CPA
Rick L. Clayton, CPA • Christopher A. Elwell, CPA • Ryan Garofalo, CPA

Confidential inquiries by phone or email to mrsinfo@mrs-co.com.



EVERY FACE IS BEAUTIFUL

814-868-0888
LOREI.COM

BUSINESS HEADSHOTS

YOUR VISUAL AMBASSADOR TO THE WORLD

- Masterful lighting & posing
- Expert retouching
- In studio or on location
- Print or digital
- Perfect for the web

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

**APRIL 21, 2017
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.

John T. Loomis

Sheriff of Erie County

Mar. 31 and Apr. 7, 14

SALE NO. 1

Ex. #13077 of 2016

**PNC Bank, National Association,
Plaintiff**

v.

Kristen M. Mann, Defendant(s)

DESCRIPTION

All that certain Lot of Land situate in 5th Ward of the City of Erie, Erie County, Pennsylvania:

Being Known as 2432 Bird Dr., Erie, PA 16510

Parcel Number: 18051043030000

Improvements: Residential Property Uden Law Offices, P.C.

Nicole LaBletta, Esquire
PA ID 202194

Woodcrest Corporate Center
111 Woodcrest Road, Suite 200

Cherry Hill, NJ 08003-3620

856-669-5400

Mar. 31 and Apr. 7, 14

SALE NO. 2

Ex. #11057 of 2016

**NORTHWEST BANK, f/k/a
NORTHWEST SAVINGS
BANK, Plaintiff**

v.

JOHN J. MADRAS, Defendant

DESCRIPTION

By virtue of a Writ of Execution filed to No. 11057-2016, Northwest Bank, f/k/a Northwest Savings Bank vs. John J. Madras, owner of property situated in Township of Harborcreek, Erie County, Pennsylvania being 107 Lowry Road, Erie, Pennsylvania 16511

Assessment Map Number: (27) 1-3.1-1

Assessed Value Figure: \$291,300.00
Improvement Thereon: Nursing Home

Nicholas R. Pagliari, Esq.
PA. Supreme Court ID No. 87877

MacDonald, Illig, Jones & Britton LLP
100 State Street, Suite 700

Erie, Pennsylvania 16507-1459

(814) 870-7754

Attorneys for Plaintiff

Mar. 31 and Apr. 7, 14

SALE NO. 4

Ex. 12744 of 2015

**PNC Bank, N.A. s/b/m/t National
City, Plaintiff**

v.

Kathleen L. Watson individually

and as Administratrix for

Albert L. Trott, Defendant

DESCRIPTION

By virtue of a Writ of Execution filed to No. 12744-15, PNC Bank, N.A. s/b/m/t National City vs. Kathleen L. Watson individually and as Administratrix for Albert L. Trott, owner of property situate in Millcreek Township, Erie County, Pennsylvania being 5745 Old French Road, Erie, PA 16509

Square feet 1,788; acreage 1.53,
Frame Utility Shed & Reinforced Concrete Pool

Assessment Map number:
33161633001101

Assessed Value Figure: \$153,020.00
Improvement thereon: single family dwelling

Keri P. Ebeck, Esquire
PA ID #91298

Weltman, Weinberg & Reis

436 7th Avenue, Suite 2500

Pittsburgh, PA 15219

(412) 434-7955

Mar. 31 and Apr. 7, 14

SALE NO. 6

Ex. #12351 of 2016

**FIRST NIAGARA BANK, N.A.,
Plaintiff**

v.

**ALL UNKNOWN HEIRS,
DEVISEES, PERSONAL
REPRESENTATIVES,
BENEFICIARIES, and
SUCCESSORS of Richard E.**

Atkin, deceased

and

**PATRICIA A. FRITZ, in her
capacity as ADMINISTRATRIX
of the ESTATE OF**

**MARSHALL A. ATKIN,
Defendants**

LEGAL DESCRIPTION

ALL THAT CERTAIN MESSAGE, PIECE, OR PARCEL OF LAND SITUATE IN THE CITY OF ERIE (FORMERLY MILLCREEK TOWNSHIP), COUNTY OF ERIE AND STATE OF PENNSYLVANIA, BEING KNOWN AND DESIGNATED AS LOT NUMBER NINETEEN (19) IN BLOCK FOURTEEN (14) OF THE METRIC METAL COMPANY'S SUBDIVISION OF RESERVE TRACT NUMBER FORTY-SIX (46) ROAD ADDITION, AND BOUNDED AND DESCRIBED AS FOLLOWS, TO WIT: ON THE NORTH BY LOTS NOS. 20 AND 22; ON THE WEST BY LOT NO. 17; ON THE SOUTH BY SEVENTH STREET AND ON THE EAST BY LOT NO. 21, AND HAVING A FRONTAGE ON THE NORTH SIDE OF SEVENTH STREET OF FORTY (40) FEET AND A DEPTH OF ONE HUNDRED TWENTY (120) FEET. BEING THE SAME PREMISES CONVEYED TO MARSHALL A. ATKIN AND DONNA M. ATKIN, HIS WIFE, BY DEED DATED APRIL 7, 1967 AND RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF ERIE COUNTY, PENNSYLVANIA, IN DEED BOOK 958, PAGE 287 SUBJECT TO RESTRICTIONS, RESERVATIONS,

EASEMENTS, CONVENANTS [sic], OIL, GAS OR MINERAL RIGHTS OF RECORD, IF ANY, BEING THE SAME PREMISES CONVEYED TO MARSHALL A. ATKIN AND RICHARD E. ATKIN, HIS SON FROM MARSHALL A. ATKIN AND DONNA M. ATKIN, HIS WIFE BY WARRANTY DEED DATED 9/27/1978, AND RECORDED ON 9/29/1978, AT BOOK 1322, PAGE 415, IN ERIE COUNTY, PA. THIS MORTGAGE COVERS PREMISES ON WHICH THE PRINCIPAL IMPROVEMENT IS A SINGLE FAMILY DWELLING. Kelly L. Eberle, Esquire
Michael K. Martin, Esquire
Attorneys for Plaintiff
104 S. 6th Street
Perkasie, PA 18944

Mar. 31 and Apr. 7, 14

SALE NO. 7

Ex. #10965 of 2016

**DITECH FINANCIAL
LLC F/K/A GREEN TREE
SERVICING LLC, Plaintiff
v.**

**DEBRA L. ABBATE
CRAIG R. ABBATE, Defendants
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:

Lot #49 of the Southland Village Subdivision - Phase II, as per subdivision prepared by Henry T. Welka Associates dated March 21, 1996 and recorded in Erie County Records Office as Map No. 1996 - 262 on the 4th day of September, 1996.

PARCEL NUMBER(s)
33192628502200

PROPERTY ADDRESS: 518 Donna Drive, Erie, PA 16509
KML Law Group, P.C.
Attorney for Plaintiff
Suite 5000 - BNY Independence Center, 701 Market Street
Philadelphia, PA 19106
(215) 627-1322

Mar. 31 and Apr. 7, 14

SALE NO. 8

Ex. #13209 of 2016

**JPMORGAN CHASE BANK,
NATIONAL ASSOCIATION,
Plaintiff**

v.

**BYRON A. BROCIOS JR.
MATHEW A. BROCIOS,
Defendant (s)**

DESCRIPTION

LAND SITUATED IN THE TOWNSHIP OF SK SPRINGFIELD IN THE COUNTY OF ERIE IN THE STATE OF PA BEGINNING AT A POINT IN THE CENTERLINE OF THE NYE ROAD, DISTANCE NORTHWARDLY ALONG THE SAME, ONE HUNDRED TWENTY-FIVE (125) FEET FROM A POINT WHERE THE NORTHERLY LINE OF LAND NOW OR FORMERLY OF BESSIE TUNNISON INTERSECTS THE CENTERLINE OF THE SAID NYE ROAD; THENCE NORTHWARDLY ALONG THE CENTERLINE OF SAID NYE ROAD, ONE HUNDRED TWENTY-FIVE (125) FEET TO A POINT; THENCE EASTWARDLY ON A LINE PARALLEL WITH SAID NORTHERLY LINE OF LAND NOW OR FORMERLY OF BESSIE TUNNISON, SEVEN HUNDRED (700) FEET TO A POINT; THENCE SOUTHWARDLY AND PARALLEL WITH THE CENTERLINE OF SAID NYE ROAD, ONE HUNDRED TWENTY-FIVE (125) FEET TO A POINT; THENCE WESTWARDLY ON A LINE PARALLEL WITH SAID NORTHERLY LINE OF LAND NOW OR FORMERLY OF BESSIE TUNNISON, SEVEN HUNDRED (700) FEET, TO THE PLACE OF BEGINNING; CONTAINING TWO (2) ACRES OF LAND BE THE SAME, MORE OR LESS.

PARCEL NUMBER: 39-016-0510-01401

PROPERTY ADDRESS: 4517 Nye Road, West Springfield, PA 16443
KML Law Group, P.C.

Attorney for Plaintiff
Suite 5000 - BNY Independence Center, 701 Market Street

Philadelphia, PA 19106

(215) 627-1322

Mar. 31 and Apr. 7, 14

SALE NO. 9

Ex. #12910 of 2016

**NATIONSTAR MORTGAGE
LLC, Plaintiff
v.**

**JAMES LECZNER, Defendant
DESCRIPTION**

ALL THAT CERTAIN PIECE OR PARCEL OF LAND SITUATE IN THE TOWNSHIP OF CONNEAUT, COUNTY OF ERIE AND STATE OF PENNSYLVANIA, BOUNDED AND DESCRIBED AS FOLLOWS, TO-WIT:

BEGINNING AT A POINT IN THE CENTER OF THE HIGHWAY LEADING FROM ALBION TO SPRINGBORO, SAID POINT BEING THE SOUTHEAST CORNER OF LAND CONVEYED TO CHARLES T. DUNN AND WIFE BY EDWARD S. SMOCK AND WIFE BY DEED DATED APRIL 18, 1931 AND RECORDED IN THE RECORDER'S OFFICE OF ERIE COUNTY, PENNSYLVANIA IN DEED BOOK VOLUME 346 AT PAGE 50;

THENCE WESTWARDLY, ALONG THE SOUTH LINE OF SAID PREMISES, TWO HUNDRED EIGHTY-THREE (283) FEET TO A POINT;

THENCE NORTHERLY, ON A LINE PARALLEL TO THE CENTER LINE OF THE SAID HIGHWAY, ONE HUNDRED FIFTY-FOUR (154) FEET TO A POINT;

THENCE EASTWARDLY, ON A LINE PARALLEL TO THE SOUTH LINE OF THE PIECE HEREIN DESCRIBED, TWO HUNDRED EIGHTY-THREE (283) FEET TO A POINT IN THE CENTER OF THE HIGHWAY;

THENCE SOUTHWARDLY, ALONG THE CENTER OF SAID HIGHWAY, ONE HUNDRED FIFTY-FOUR (154) FEET TO THE PLACE OF BEGINNING, CONTAINING ONE (1) ACRE OF LAND, BE THE SAME MORE OR LESS, HAVING ERECTED THEREON A FRAME DWELLING

HOUSE.
PROPERTY ADDRESS: 10660
Route 18 South a/k/a 10660 Route
18 Albion, PA 16401
PARCEL NUMBER: 04-018-0490-
014-00
KML Law Group, P.C.
Attorney for Plaintiff
Suite 5000 - BNY Independence
Center, 701 Market Street
Philadelphia, PA 19106
(215) 627-1322

Mar. 31 and Apr. 7, 14

SALE NO. 10

Ex. #13052 of 2016
VANDERBILT MORTGAGE
AND FINANCE, INC., Plaintiff
v.

TANEA L. PITTMAN A/K/A
TANEA PITTMAN, Defendant(s)
DESCRIPTION

All that certain piece or parcel of land
situate in the Township of Millcreek,
County of Erie and Commonwealth
of Pennsylvania, being Lot Number
209 in the Subdivision known as
Westminster as the same is shown on
a Plot of said Subdivision recorded
in Erie County Map Book 2 at pages
432 et seq.

P A R C E L N U M B E R :
33085381000700
PROPERTY ADDRESS: 4102
Roxbury Road, 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

Mar. 31 and Apr. 7, 14

SALE NO. 11

Ex. #11985 of 2016
U.S. BANK NATIONAL
ASSOCIATION, AS TRUSTEE
FOR THE PENNSYLVANIA
HOUSING FINANCE AGENCY,
Plaintiff

v.

PAULA A. BIZZARRO,
Defendants
SHERIFF'S SALE

By virtue of a Writ of Execution
No. 2016-11985, U.S. BANK
NATIONAL ASSOCIATION,
AS TRUSTEE FOR THE
PENNSYLVANIA HOUSING

FINANCE AGENCY, Plaintiff
VS.
PAULA A BIZZARRO, Defendants
Real Estate: 3854 MYRTLE
STREET, ERIE, PA 16508
Municipality: City of Erie
Erie County, Pennsylvania
Dimensions: 67.5 x 200 x irr
See Deed Book 2011, page 009592
Tax I.D. (18) 5338-201
Assessment: \$42,300 (Land)
\$109,800 (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

Mar. 31 and Apr. 7, 14

SALE NO. 12

Ex. #12493 of 2016
U.S. BANK NATIONAL
ASSOCIATION, AS TRUSTEE
FOR THE PENNSYLVANIA
HOUSING FINANCE AGENCY,
Plaintiff

v.

KATHLEEN E. BLACKMOND
AND CHARLES T.
BLACKMOND, Defendants
SHERIFF'S SALE

By virtue of a Writ of Execution No.
12493-16, U.S. BANK NATIONAL
ASSOCIATION, AS TRUSTEE
FOR THE PENNSYLVANIA
HOUSING FINANCE AGENCY,
Plaintiff VS. KATHLEEN E.
BLACKMOND AND CHARLES
T. BLACKMOND, Defendants
Real Estate: 3702 Pittsburgh Avenue,
Erie, PA

Municipality: Millcreek Township
Erie County, Pennsylvania
Dimensions: 50 x 0130
See Deed Book 1587, page 42
Tax I.D. (33) 79-312-9-01
Assessment: \$23,900 (Land)
\$64,120 (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

Mar. 31 and Apr. 7, 14

SALE NO. 14

Ex. #13084 of 2016
U.S. BANK NATIONAL
ASSOCIATION, AS TRUSTEE
FOR THE PENNSYLVANIA
HOUSING FINANCE AGENCY,
Plaintiff

v.

CHRISTIAN J. LEHMAN JR.
AND JENNIFER L. LEHMAN,
Defendants
SHERIFF'S SALE

By virtue of a Writ of Execution No.
13084-16, U.S. BANK NATIONAL
ASSOCIATION, AS TRUSTEE
FOR THE PENNSYLVANIA
HOUSING FINANCE AGENCY,
Plaintiff vs. CHRISTIAN J.
LEHMAN JR. AND JENNIFER L.
LEHMAN, Defendants
Real Estate: 1203 West 34th Street,
Erie, PA

Municipality: City of Erie
Erie County, Pennsylvania
Dimensions: 50 x 135
See Deed Book 1600, page 229
Tax I.D. (19) 6127-220
Assessment: \$27,800 (Land)
\$68,800 (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

Mar. 31 and Apr. 7, 14

SALE NO. 15

Ex. # 10979 of 2016
Caliber Home Loans, Inc.,
Plaintiff
v.

David Getz, Defendant
DESCRIPTION

By virtue of a Writ of Execution file
to No. 2016-10979 Caliber Home
Loans, Inc. vs. David Getz, owner(s)
of property situated in The City of
Erie, County of Erie, Commonwealth
of Pennsylvania being 441/443 West
9th Street, Erie, PA 16502
0.1562 Acres
Assessment Map Number: 16-030-
025.0-117.00
Assessed Value figure: \$81,400.00
Improvement thereon: Single
Family Dwelling
Kimberly J. Hong, Esquire

Manley Deas Kochalski LLC
P. O. Box 165028
Columbus, OH 43216-5028
614-220-5611

Mar. 31 and Apr. 7, 14

SALE NO. 16

Ex. #13129 of 2016

**Federal National Mortgage
Association ("Fannie Mac"),
Plaintiff**

v.

Brian J. Carr, Defendant

SHERIFF'S SALE

By virtue of a Writ of Execution filed to No. 2016-13129, Federal National Mortgage Association ("Fannie Mac") v. Brian J. Carr, owner of property situated in Girard, Erie County, Pennsylvania, being 8518 West Lake Road, Lake City, PA 16423

ALL that certain piece or parcel of land situate in and being part of Tract No. 239, in the Township of Girard, County of Erie, and Commonwealth of Pennsylvania, bounded and described as follows, to-wit:

BEGINNING at a point on the centerline of the West Lake Road, South 79 degrees-42 minutes West, 70 feet from the point of intersection of said centerline with the East line of said Tract;

THENCE by the centerline of said Lake Road, South 79 degrees-42 minutes West, one hundred (100) feet to a point;

THENCE North 24 degrees-30 minutes West, by a line parallel with the East line of the Young Men's Christian Association camp road, twelve hundred eighty-seven and nine tenths (1287.9) feet to a point
THENCE by a line North 65 degrees-18 minutes East, ninety-six and nine tenths (96.9) feet to a point; and

THENCE by a line South 24 degrees-30 minutes East, thirteen hundred twelve and eight tenths (1312.8) feet to the place of beginning, having erected thereon a cement block basement wall and containing two and eighty-five hundredths (2.85) acres of land, and now having erected thereon a one and one-half story frame dwelling house and tool shed. Being more

commonly known as 8518 W. Lake Rd. Lake City, PA and having a Tax ID# of- (24) 3-10-10

BEING the same premises conveyed to Party of the First Part by deed dated 10/16/92, and recorded in Erie County Record Book 236, at page 561, on 10-22-92.

Assessment Map number: 24-003-010.0-010.00

Assessed Value figure: \$106,130.00
Improvement thereon: Residential Dwelling

Martha E. Von Rosenstiel, P.C.

Martha E. Von Rosenstiel, Esq./No 52634

Heather Riloff, Esq./No 309906

Jeniece D. Davis, Esq./No 208967

Tyler J. Wilk, Esq./No 322241

649 South Ave, Ste 7

Secane, PA 19018

(610) 328-2887

Attorneys for Plaintiff

Mar. 31 and Apr. 7, 14

SALE NO. 17

Ex. #10938 of 2016

**U.S. Bank National Association,
successor to Bank of America
NA (successor to LaSalle Bank,
NA), as trustee, in trust for the
Holders of Structured Asset
Investment Loan Trust Mortgage
Pass Through Certificates, Series
2003-BC1, Plaintiff**

v.

**Daniel B. Brown aka Daniel
Brown, Defendants**

DESCRIPTION

By virtue of a Writ of Execution filed to No. 10938-16, U.S. Bank National Association, successor to Bank of America NA (successor to LaSalle Bank NA), as trustee, in trust for the Holders of Structured Asset Investment Loan Trust Mortgage Pass Through Certificates, Series 2003-BC1 vs. Daniel B. Brown aka Daniel Brown, owners of property situated in Erie City, Erie County, Pennsylvania being 1049 W 28th St, Erie, PA 16508

1932 Square Feet

Assessment Map number: 19-60-37-119

Assessed Value figure: \$69,890.00

Improvement thereon: Residential Dwelling

Robert W. Williams, Esquire

1 E. Stow Road
Marlton, NJ 08053
(856) 482-1400

Mar. 31 and Apr. 7, 14

SALE NO. 19

Ex. #12922 of 2016

Wells Fargo Bank, N.A., Plaintiff

v.

**Myrna A. Brain a/k/a Myrna
Brain, Defendant(s)**

SHERIFF'S SALE

By virtue of a Writ of Execution filed to No. 12922-2016, Wells Fargo Bank, N.A. vs. Myrna A. Brain a/k/a Myrna Brain

Amount Due: \$117,269.60

Myrna A. Brain a/k/a Myrna Brain, owner(s) of property situated in MILLCREEK TOWNSHIP, Erie County, Pennsylvania being 713 Montpelier Avenue, Erie, PA 16505-1528

Dimensions: 89.3 X 110

Assessment Map number: 33-019-001-0-161.07

Assessed Value: \$110,000.00

Improvement thereon: residential
Phelan Hallinan Diamond & Jones, LLP
One Penn Center at Suburban
Station, Suite 1400

1617 John F. Kennedy Boulevard
Philadelphia, PA 19103-1814

(215) 563-7000

Mar. 31 and Apr. 7, 14

SALE NO. 20

Ex. #13020 of 2016

**U.S. Bank National Association
Plaintiff**

v.

Ronald L. Cook, Defendant(s)

SHERIFF'S SALE

By virtue of a Writ of Execution filed to No. 13020-2016, U.S. Bank National Association vs. Ronald L. Cook

Amount Due: \$124,632.98

Ronald L. Cook, owner(s) of property situated in GIRARD BOROUGH, Erie County, Pennsylvania being 995 Juniper Drive, Girard, PA 16417-1251

Dimensions: 75 X 126

Assessment Map number: 23004038301500

Assessed Value: \$125,800.00

Improvement thereon: residential
Phelan Hallinan Diamond & Jones, LLP

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

Mar. 31 and Apr. 7, 14

SALE NO. 21

Ex. #13031 of 2016
Wells Fargo Bank, N.A., Plaintiff

v.

Victoria L. Delaney
Michael S. Delaney a/k/a
Michael S. Delaney, Sr.

Defendant(s)

SHERIFF'S SALE

By virtue of a Writ of Execution filed to No. 2016-13031, Wells Fargo Bank, N.A. vs. Victoria L. Delaney, Michael S. Delaney a/k/a Michael S. Delaney, Sr.

Amount Due: \$91,371.46

Victoria L. Delaney, Michael S. Delaney a/k/a Michael S. Delaney, Sr., owner(s) of property situated in FAIRVIEW TOWNSHIP, Erie County, Pennsylvania being 7320 West Lake Road, Fairview, PA 16415-1457

Dimensions: N/A

Assessment Map number: 21010011010700

Assessed Value: \$106,900.00

Improvement thereon: residential Phelan Hallinan Diamond & Jones, LLP One Penn Center at Suburban Station, Suite 1400

1617 John F. Kennedy Boulevard
Philadelphia, PA 19103-1814

(215) 563-7000

Mar. 31 and Apr. 7, 14

SALE NO. 22

Ex. #11897 of 2016
CitiMortgage, Inc., Plaintiff

v.

David B. Getz, Defendant(s)

SHERIFF'S SALE

By virtue of a Writ of Execution filed to No. 2016-11897, CitiMortgage, Inc. vs. David B. Getz

Amount Due: \$64,072.14

David B. Getz, owner(s) of property situated in ERIE CITY, Erie County, Pennsylvania being 1057-1059 West 8th Street a/k/a, 1057 59 West 8th Street, Erie, PA 16502

Dimensions: 40 X 121

Acreage: 0.1111

Assessment Map number: 16030052021600

Assessed Value: \$79,000.00

Improvement thereon: residential Phelan Hallinan Diamond & Jones, LLP One Penn Center at Suburban Station, Suite 1400

1617 John F. Kennedy Boulevard
Philadelphia, PA 19103-1814

(215) 563-7000

Mar. 31 and Apr. 7, 14

SALE NO. 23

Ex. #12865 of 2016

Federal National Mortgage Association, Plaintiff

v.

Milo Newlon, Defendant(s)

DESCRIPTION

By virtue of a Writ of Execution filed to No. 2016-12865 Federal National Mortgage Association vs. Milo Newlon

Amount Due: \$60,901.92

Milo Newlon, owner(s) of property situated in ERIE CITY, Erie County, Pennsylvania being 923 Fulton Street, Erie, PA 16503-1611

Dimensions: 38 X 105

Assessment Map number: 15020047010900

Assessed Value: \$40,500.00

Improvement thereon: residential Phelan Hallinan Diamond & Jones, LLP One Penn Center at Suburban Station, Suite 1400

1617 John F. Kennedy Boulevard
Philadelphia, PA 19103-1814

(215) 563-7000

Mar. 31 and Apr. 7, 14

SALE NO. 24

Ex. #12770 of 2016

Wells Fargo Bank, N.A., Plaintiff

v.

Bette Peplinski, Defendant(s)

SHERIFF'S SALE

By virtue of a Writ of Execution filed to No. 2016-12770, Wells Fargo Bank, N.A. vs. Bette Peplinski

Amount Due: \$72,902.81

Bette Peplinski, owner(s) of property situated in ERIE CITY, Erie County, Pennsylvania being 442 Stafford Avenue, Erie, PA 16508-1766

Dimensions: 40' X 132.5'

Assessment Map number: 19060049032900

Assessed Value: \$84,700.00

Improvement thereon: Residential Phelan Hallinan Diamond & Jones, LLP One Penn Center at Suburban Station, Suite 1400

1617 John F. Kennedy Boulevard
Philadelphia, PA 19103-1814

(215) 563-7000

Mar. 31 and Apr. 7, 14

SALE NO. 25

Ex. #12701 of 2012

FEDERAL NATIONAL MORTGAGE ASSOCIATION, Plaintiff

v.

CYNTHIA ANN ANDERSON

JAMES H. ANDERSON,

Defendants

DESCRIPTION

ALL THAT CERTAIN piece or parcel of land lying and being situate in the Township of Girard, County of Erie and State of Pennsylvania.

BEING KNOWN AS: 3481 N. CREEK ROAD, GIRARD, PA 16417 PARCEL # 24-6-33-3 AND 24-6-31-4

Improvements: Residential Dwelling.

Powers Kirm & Associates, LLC

Jill Manuel-Coughlin, Esquire

Id. No. 63252

Attorneys for Plaintiff

Eight Neshaminy Interplex

Suite 215

Trevose, PA 19053

(215) 942-2090

Mar. 31 and Apr. 7, 14

SALE NO. 26

Ex. #12463 of 2016

PENNYMAC HOLDINGS, LLC F/K/A PENNYMAC MORTGAGE INVESTMENT TRUST HOLDINGS, I, LLC, Plaintiff

v.

DAVID OAKES, SOLELY IN HIS CAPACITY AS HEIR OF RONNY OAKES A/K/A RONNY DEAN OAKES, DECEASED WANDA OAKES A/K/A WANDA BLACK A/K/A WANDA KITELINGER, SOLELY IN HER CAPACITY AS HEIR OF RONNY OAKES A/K/A RONNY DEAN OAKES, DECEASED UNKNOWN HEIRS, SUCCESSORS, ASSIGNS AND ALL PERSONS, FIRMS OR

**ASSOCIATIONS
CLAIMING RIGHT, TITLE OR
INTEREST FROM OR UNDER
RONNY OAKES A/K/A RONNY
DEAN OAKES, DECEASED
DESCRIPTION**

ALL THAT CERTAIN PIECE OR
PARCEL OF LAND SITUATE
IN THE TOWNSHIP OF
MILLCREEK, COUNTY OF ERIE
AND COMMONWEALTH OF
PENNSYLVANIA
BEING KNOWN AS: 3721
ZIMMERLY ROAD, ERIE, PA
16506
PARCEL # 33-137-577.0-004.00
33-137-577-0.004.01
Improvements: Residential Dwelling.
Powers Kirm & Associates, LLC
Jill Manuel-Coughlin, Esquire
Id. No. 63252
Attorneys for Plaintiff
Eight Neshaminy Interplex
Suite 215
Trevose, PA 19053
(215) 942-2090

Mar. 31 and Apr. 7, 14

SALE NO. 27

Ex. #13123 of 2016
**JPMorgan Chase Bank, National
Association, Plaintiff**

v.

Janis D. Dixon, Defendant

SHERIFF'S SALE

By virtue of a Writ of Execution
filed to No. 13123-2016, JPMorgan
Chase Bank, National Association vs.
Janis D. Dixon, owner(s) of property
situated in City of Erie, Erie County,
Pennsylvania being 2105 Eastlawn
Parkway, Erie, PA 16510
0.1722
Assessment Map number:
18051041011900 (PIN: 18-51-
41-119)
Assessed Value figure: \$72,180.00
Improvement thereon: a residential
dwelling
Samantha Gable, Esquire
Shapiro & DeNardo, LLC
Attorney for Movant/Applicant
3600 Horizon Drive, Suite 150
King of Prussia, PA 19406
(610) 278-6800

Mar. 31 and Apr. 7, 14

SALE NO. 28

Ex. #13047 of 2016
**Nationstar Mortgage LLC,
Plaintiff**

v.

**Tanaga Howard a/k/a Tanaga Lee
Howard, Defendant**
SHERIFF'S SALE

By virtue of a Writ of Execution
filed to No. 13047-16, Nationstar
Mortgage LLC vs. Tanaga Howard
a/k/a Tanaga Lee Howard, owner(s)
of property situated in Fifth Ward
in The City of Erie, Erie County,
Pennsylvania being 647 Bast 24th
Street, Erie, PA 16503
0.0940
Assessment Map number:
18050027020600
Assessed Value figure: \$34,800.00
Improvement thereon: a residential
dwelling
Samantha Gable, Esquire
Shapiro & DeNardo, LLC
Attorney for Movant/Applicant
3600 Horizon Drive, Suite 150
King of Prussia, PA 19406
(610) 278-6800

Mar. 31 and Apr. 7, 14

SALE NO. 29

Ex. #13042 of 2016
Christiana Trust, et al, Plaintiff

v.

**Donald B. Robison and
Jennifer L. Robison, Defendants**
SHERIFF'S SALE

By virtue of a Writ of Execution
filed to No. 13042-16, Christiana
Trust, et al vs. Donald B. Robison
and Jennifer L. Robison, owner(s)
of property situated in Township
of Springfield, Erie County,
Pennsylvania being 14032 Ridge
Road, West Springfield, PA 16443
.9650 acres; 150.18 feet x 354.15 feet
Assessment Map number:
39014041004400
Assessed Value figure: 96,530
Improvement thereon: Residential
Dwelling
Stephen M. Hladik, Esq.
298 Wissahickon Avenue
North Wales, PA 19454
215-855-9521

Mar. 31 and Apr. 7, 14

SALE NO. 30

Ex. #12725 of 2016
**Ocwen Loan Servicing, LLC,
Plaintiff**

v.

**Chris M. Adams
Catherine A. Holveck
individually, and Chris M.
Adams, as her Attorney in fact,
Defendant**

LEGAL DESCRIPTION

ALL that certain piece or parcel
of land situate in the City of Erie,
County of Erie and Commonwealth
of Pennsylvania, bounded and
described as follows, to-wit:
BEGINNING at a point in the
north line of Stafford Avenue, Three
hundred ninety (390) feet west of the
west line of Chestnut Street; thence
northwardly parallel with Chestnut
Street, One hundred thirty-two
and one-half (132.50) feet; thence
westwardly parallel with Stafford
Avenue, Thirty (30) feet; thence
southwardly parallel with Chestnut
Street; One hundred thirty-two and
one-half (132.5) feet to the north
line of Stafford Avenue; thence
eastwardly along the north line of
Stafford Avenue, Thirty (30) feet to
the place of beginning.

HAVING erected thereon a two story
frame dwelling and one car garage
being commonly known as 440
Stafford Avenue, Erie, Pennsylvania.
Bearing Erie County Tax Index No.
(19) 6049-330.

PROPERTY ADDRESS: 440
Stafford Avenue, Erie, PA 16508-
1766

PARCEL 19060049033000

BEING the same premises which
Eric B. Manning, by his Attorney-
in-Fact Theresa M. Manning and
Theresa M. Manning, husband and
wife by Deed dated May 7, 2008, and
recorded May 7, 2008, in the Office
of the Recorder of Deeds in and for
Erie County in Deed Book 1493,
Page 832, and Instrument Number
2008-011292 granted and conveyed
unto Chris M. Adams and Catherine
A. Holveck, as joint tenants with the
right of survivorship.

JESSICA N. MANIS, ESQUIRE
STERN & EISENBERG, PC
1581 Main Street, Suite 200
The Shops at Valley Square

Warrington, PA 18976
(215) 572-8111

Mar. 31 and Apr. 7, 14

SALE NO. 31

Ex. #12596 of 2016

**The Bank of New York Mellon
f/k/a The Bank of New York
successor in interest to JP
Morgan Chase Bank as Trustee
for GSRPM 2002-1 c/o Ocwen
Loan Servicing, LLC, Plaintiff
v.**

**Joyce M. Fuller a/k/a Joyce
Fuller, Defendant**

LEGAL DESCRIPTION

ALL that certain lot or piece of ground situate in the Township of North East, County of Erie and Commonwealth of Pennsylvania, being Lot No. 71 in a plan of lots known as George H. Donler Sub-division No. 3, as the same is recorded in the Recorder's Office of Erie County, Pennsylvania, in Plan Book Volume _ page _ and more particularly bounded and described as follows, to-wit:

BEGINNING at a point on the Easterly side of a private road as laid out in said Plan, which point is in the dividing line between Lots Nos. 70 and 71 in said Plan; thence in a Northeasterly direction along said dividing line a distance of Two Hundred Two and Seven Hundredths (202.07) feet to a point in the dividing line between Lots Nos. 70, 71 and 72 in said Plan; thence in a Northerly direction along said dividing line a distance of Ninety (90) feet to a point on the Southerly side of a private road as laid out in said Plan; thence in a Westerly direction along the Southerly side of said private road a distance of Two Hundred Twenty-seven (227) feet to a point on the Easterly side of the first mentioned private road, and thence in a Southerly direction along said first mentioned private road a distance of Ninety-three and Thirty eight Hundredths (93.38) feet to the point and place of beginning. The parties of the second part, their heirs and assigns, shall have the right to use for bathing privileges that portion, of the lake front of Lake Erie as lies in front of Lots 1, 92, 81, 80, 79, 78, 77, 76, 75 and 74 of the Plan

of Lots hereinabove mentioned. The said bathing privileges shall insure to the benefit of said grantees, their heirs and assigns, their tenants and guests, and shall in like manner be enjoyed in common by the owners of the other lots in said Plan.

BEING the same premises as became vested in Grantor herein by deed of George H. Dohler and Alma Dohler dated 6/29/46 and recorded 8/5/46 in Deed Book Volume 476 page 353 in the Recorder's Office of Erie County, Pennsylvania.

UNDER AND SUBJECT to coal, oil, gas, mineral and mining rights as heretofore conveyed or reserved as shown in prior instruments of record. UNDER AND SUBJECT rights of way, easement, restrictions and exceptions as set forth in prior instruments of record.

PROPERTY ADDRESS: 155 Hidden Lane, North East, PA 16428 PARCEL 37012018008200

BEING the same premises which Mary Ann Sena, Executrix of the estate of Lucy W. Boll, by her Attorney-In-Fact Mary Anne Dietrick by Deed dated February 26, 1999, and recorded March 22, 1999, in the Office of the Recorder of Deeds in and for Erie County in Deed Book 0624, Page 1516, granted and conveyed unto Joyce M. Fuller, single.

JESSICA N. MANIS, ESQUIRE
STERN & EISENBERG, PC
1581 Main Street, Suite 200
The Shops at Valley Square
Warrington, PA 18976
(215) 572-8111

Mar. 31 and Apr. 7, 14

SALE NO. 32

Ex. #13010 of 2016

**U.S Bank National Association,
as Trustee for J.P Morgan
Mortgage Acquisition Corp.
2005-OP Asset Backed Pass-
Through Certificates, Series
2005-OPT2 c/o Ocwen Loan
Servicing, LLC Plaintiff
v.**

**Joseph McDonald
Noelle McDonald a/k/a Noelle
Smith**

LEGAL DESCRIPTION

LAND REFERRED TO IN THIS COMMITMENT IS DESCRIBED

AS ALL THAT CERTAIN PROPERTY SITUATED IN CITY OF ERIE IN THE COUNTY OF ERIE, AND STATE OF PA AND BEING DESCRIBED IN A DEED DATED 04/02/2001 AND RECORDED 04/06/2001 IN BOOK 764 PAGE 425 AMONG THE LAND RECORDS OF THE COUNTY AND STATE SET FORTH ABOVE, AND REFERENCED AS FOLLOWS:

LOT: BLOCK:

ALL THAT CERTAIN PIECE OR PARCEL OF LAND SITUATE IN THE FIFTH 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 EAST LINE OF PINE AVENUE AT THE NORTH WEST CORNER OF LAND CONVEYED BY ELIHU MARVIN TO BUCKAIR H. STRAUB, SAID POINT BEING THREE HUNDRED TWENTY-NINE AND TWENTY-NINE HUNDREDTHS (329.29) FEET MORE OR LESS NORTH OF THE OLD SOUTH LINE OF THE CITY OF ERIE; THENCE NORTHWESTERLY ALONG THE NORTHEAST LINE OF PINE AVENUE, SEVENTY-FOUR AND SEVENTY-TENTHS [sic] (74.7) FEET MORE OR LESS TO THE LINE OF LAND CONVEYED BY IRWIN H. KOLIE TO T.M. HEMPHILL; THENCE NORTHEASTERLY ALONG THE LINE OF LAND CONVEYED TO T.M. HEMPHILL AND ALONG THE EXTENSION OF SAID LINE, THREE HUNDRED (300) FEET MORE OR LESS TO THE WEST LINE OF SHANE STREET AS LAID OUT BY ORDINANCE OF THE CITY OF ERIE; THENCE SOUTHEASTERLY ALONG THE WEST LINE OF SHANK STREET SEVENTY-FOUR AND SEVEN-TENTHS (74.7) FEET TO A POINT; THENCE SOUTHWESTERLY THREE HUNDRED (300) FEET MORE OR LESS TO THE NORTHEAST LINE OF PINE AVENUE, THE PLACE OF BEGINNING. EXCEPTING AND RESERVING ALL THAT CERTAIN PIECE OR PARCEL OF

LAND SITUATE IN THE CITY OF ERIE, COUNTY OF ERIE AND COMMONWEALTH OF PENNSYLVANIA, DESCRIBED IN ERIE COUNTY DEED BOOK 921 AT PAGE 151. BEING ONE HUNDRED TWENTY (120) FEET IN DEPTH, SEVENTY-FOUR AND SEVEN TENTHS (74.7) IN WIDTH AND BEING IDENTIFIED AS ERIE COUNTY TAX INDEX NO. (18) 5071122.

PROPERTY ADDRESS: 3213 Pine Avenue, Erie, PA 16504-1159
PARCEL 18050071010600
BEING the same premises which Frank A. Kartesz II and Stephanie A. Kartesz, husband and wife by Deed dated April 2, 2001, and recorded April 6, 2001, in the Office of the Recorder of Deeds in and for Erie County in Deed Book 0764, Page 0425, granted and conveyed unto Joseph McDonald, single and Noelle Smith, single as joint tenants with right of survivorship and not as tenants in common
JESSICA N. MANIS, ESQUIRE
STERN & EISENBERG, PC
1581 Main Street, Suite 200
The Shops at Valley Square
Warrington, PA 18976
(215) 572-8111

Mar. 31 and Apr. 7, 14

SALE NO. 33

Ex. #12815 of 2016
Franklin American Mortgage Company, Plaintiff
v.

Jack W. Brandt, Defendant
DESCRIPTION

By virtue of a Writ of Execution filed to No. 12815-16, Franklin American Mortgage Company v. Jack W. Brandt
Jack W. Brandt, owners of property situated in the Township of Harborscreek, Erie County, Pennsylvania being 443 Dale Drive, Erie, Pennsylvania 16511.
Tax I.D. No. 27006076000500
Assessment: \$ 116,537.05
Improvements: Residential Dwelling
McCabe, Weisberg and Conway, P.C.
123 South Broad Street, Suite 1400
Philadelphia, PA 19109
215-790-1010

Mar. 31 and Apr. 7, 14

SALE NO. 34

Ex. #11411 of 2016
Beneficial Consumer Discount Company d/b/a Beneficial Mortgage Co. of Pennsylvania, Plaintiff
v.

Linda R. Fitzpatrick and William J. Fitzpatrick, Defendant
DESCRIPTION

By virtue of a Writ of Execution filed to No. 11411-16, Beneficial Consumer Discount Company d/b/a Beneficial Mortgage Co. of Pennsylvania v. Linda R. Fitzpatrick and William J. Fitzpatrick, owners of property situated in the City of Erie, Erie County, Pennsylvania being 3834 Lake Pleasant Road, Erie, Pennsylvania 16504.
Tax I.D. No. 18053083011100
Assessment: \$ 133,624.14
Improvements: Residential Dwelling
McCabe, Weisberg and Conway, P.C.
123 South Broad Street, Suite 1400
Philadelphia, PA 19109
215-790-1010

Mar. 31 and Apr. 7, 14

SALE NO. 35

Ex. #12585 of 2016
Bank of America, N.A., Plaintiff
v.

Sandra D. Gore, Defendant
DESCRIPTION

By virtue of a Writ of Execution filed to No. 12585-16, BANK OF AMERICA, N.A. v. Sandra D. Gore, owner of property situated in the City of Erie, Erie County, Pennsylvania being 216 West 2nd Street, Erie, Pennsylvania 16507.
Tax I.D. No. (17) 4043 - 127
Assessment: \$ 63,783.13
Improvements: Residential Dwelling
McCabe, Weisberg and Conway, P.C.
123 South Broad Street, Suite 1400
Philadelphia, PA 19109
215-790-1010

Mar. 31 and Apr. 7, 14

SALE NO. 37

Ex. #12796 of 2016
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.

ALLISON M. CARROLL, Defendant
SHERIFF'S SALE

By virtue of a Writ of Execution filed to No. 12796-2016, U.S. Bank National Association, et al vs. Allison M. Carroll, owner of property situated in Millcreek Township, Erie County, Pennsylvania being 4829 Oakland Street, Erie, PA 16509.
Dimensions: (Call Assessment (814) 451-6225 for square footage and/or acreage)
Assessment Map Number: (33) 99-427-10.01 & (33) 99-427-11
Assess Value figure: \$87,500.00
Improvement thereon: Dwelling
Lois M. Vitti, Esquire
Attorney for Plaintiff
215 Fourth Avenue
Pittsburgh, PA 15222
(412) 281-1725

Mar. 31 and Apr. 7, 14

SALE NO. 38

Ex. #13160 of 2016
U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR THE PENNSYLVANIA HOUSING FINANCE AGENCY, Plaintiff
v.

BRUCE E. SKINNER, Defendants
SHERIFF'S SALE

By virtue of a Writ of Execution No. 2016-13160, U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR THE PENNSYLVANIA HOUSING FINANCE AGENCY, Plaintiff vs. BRUCE E. SKINNER, Defendants
Real Estate: 944 E. 8TH STREET, ERIE, PA 16503
Municipality: City of Erie
Erie County, Pennsylvania
Dimensions: 165' x 27 1/2'
See Deed Book 1015, Page 911. Tax I.D. 1030-128
Assessment \$ 8,700 (Land)
\$29,700 (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

Mar. 31 and Apr. 7, 14

We provide *Financial Balance.*

Our Commercial Bankers are experienced, dedicated, and committed to providing exceptional service. Working in partnership with legal professionals, we provide financial insight and flexible solutions to fulfill your needs and the needs of your clients.

ERIEBANK offers an array of financial products and services. We pride ourselves on consistent customer satisfaction and are driven by the relationships we continually build. Contact us today, to learn more.



Commercial Banking Division

Main Office • 2035 Edinboro Road • Erie, PA 16509

Phone (814) 868-7523 • Fax (814) 868-7524

www.ERIEBANK.net



The USI Affinity Insurance Program

We go beyond professional liability to offer a complete range of insurance solutions covering all of your needs.

USI Affinity's extensive experience and strong relationships with the country's most respected insurance companies give us the ability to design customized coverage at competitive prices.

- Lawyers Professional Liability
- Business Insurance
- Medical & Dental
- Life Insurance
- Disability Insurance



Call 1.800.327.1550 for your FREE quote.

www.usiaffinity.com



LIVE
SEMINAR

ECBA
ERIE COUNTY BAR ASSOCIATION

ETHICS STAMPEDE! Remaining Professional and Virtuous When Legal Ethics Chaos Threatens

Tuesday, April 25, 2017

Manufacturers & Business Association Conference Center
2171 West 38th Street - Erie, PA 16508

Online!
REGISTRATION
Available at
www.eriebar.com

Cost: ♦\$140 (ECBA member/non-attorney staff)
♦\$180 (nonmember)
♦\$97 (member Judge not needing CLE)

Registration/Breakfast - 8:00 am.
Seminar - 8:30 a.m. - Noon (including breaks)

CLE: Approved by the PA CLE Board for 3 hours ethics credits

Ethics credits can be used to satisfy substantive credit requirements.

The Program

This up-to-date legal ethics seminar explores the special ethics threats facing today's practitioners, in general and specialized practice and in organizational settings; how to avoid them, how to plan for them when they can't be avoided, and how to react when specific dangerous situations appear.

The interactive course explores emerging and troubling legal ethics problems that mere rules cannot always solve, and the tension between being an ethical lawyer while remaining an ethical citizen and human being.

This seminar has received top evaluations from both bar associations and law firm participants, particularly for the lively discussions it has generated, its foray into unsettled areas of legal ethics and its interaction with business and society.

Some of the many issues explored:

- ♦When lawyers can stop disasters
- ♦Confidentiality and harming a former client
- ♦When non-legal activities collide with the practice of law
- ♦The limits of loyalty
- ♦Foreign lawyer traps
- ♦"Who is the client?" dilemmas
- ♦Business vs Professionalism in the law
- ♦The client who sued herself
- ♦Perils of the technology J-curve
- ♦Social media perils for attorneys ... and more.

The Instructor

Jack Marshall is the president and founder of ProEthics, Ltd., and the primary writer and editor of the ethics commentary blog, Ethics Alarms (www.ethicsalarms.com). He has taken the experience gleaned from a diverse career in law, public policy, academia and theater and applied it to the field of legal, business and organizational ethics. Over 18 years he has developed more than 200 programs for bar associations, law firms, Fortune 500 companies, non-profit organizations, trade associations and local and national government agencies. In addition, he has worked to develop rules of professional responsibility for attorneys in emerging African democracies through the International Bar Association, for the new judiciary of the Republic of Mongolia through USAID, and as ethics counsel to US law firms. With Pulitzer Prize-winning historian Edward Larson, he compiled and edited *The Essential Words and Writing of Clarence Darrow* (Random House, 2007).

A member of the Massachusetts and D.C. Bars, Mr. Marshall has been on the adjunct faculty of the Washington College of Law at the American University in Washington, DC. Marshall is a graduate of Harvard College and Georgetown University Law Center. His articles and essays on topics ranging from leadership and ethics to popular culture have appeared in numerous national and regional publications, and he has appeared on a variety of talk shows to discuss ethics and public policy, from Neil Cavuto's "Your World" to NPR's "Tell Me More" and "Religion and Ethics Weekly." In 2014 Marshall was named to the "Top 100 Thought Leaders in Trustworthy Business" (www.trustacrossamerica.com).



Reservations due to the ECBA office by April 16.

Cancellation Policy for ECBA Events/Seminars:

Cancellations received on or before the last reservation deadline will be fully refunded. Cancellations received after the deadline or non-attendance will not be refunded. If you register for an event without payment in advance and don't attend, it will be necessary for the ECBA to send you an invoice for the event.

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

**BECKMAN, CHARLES
WILLIAM, a/k/a CHARLES W.
BECKMAN,
deceased**

Late of the City of Erie, County of Erie and Commonwealth of Pennsylvania

Executor: Richard Arthur Beckman

Attorney: Gary D. Bax, Esquire, The McDonald Group, L.L.P., 456 West Sixth Street, Erie, PA 16507-1216

**BIGELOW, DONALD,
deceased**

Late of Millcreek Township

Executors: Michele L. Farrell and Richard G. Bigelow, c/o 246 West 10th Street, Erie, PA 16501

Attorney: Evan E. Adair, Esq., 246 West 10th Street, Erie, PA 16501

**BITHELL, VALERIE, a/k/a
BITHELL, VALERIE L.,
deceased**

Late of the McKean Boro

Administrator: Jeremy Arneman

Attorney: Andrew J. Sisinni, Esquire, 1314 Griswold Plaza, Erie, PA 16501

**DOUBLE, VERDIE E.,
deceased**

Late of the City of Erie, Erie County, Pennsylvania

Executrix: Jacqueline M. Palotas, c/o Jerome C. Wegley, Esquire, 120 West Tenth Street, Erie, PA 16501

Attorney: Jerome C. Wegley, Esq., Knox McLaughlin Gornall & Sennett, P.C., 120 West Tenth Street, Erie, PA 16501

**FIAMELLA, JUDITH A.,
deceased**

Late of the City of Erie

Executor: Charles Fiamella

Attorney: Steven E. George, Esq., Shapira Hutzelman and Smith, 305 West Sixth Street, Erie, PA 16507

**GABER, JAMES L., SR.,
deceased**

Late of the Township of LeBoeuf, Erie County

Executrix: Marilyn Gaber

Attorney: William J. Kelly, Jr., Esquire, 230 West Sixth Street, Suite 201, Erie, PA 16507

**HEIDT, WALTER C., a/k/a
WALTER HEIDT,
deceased**

Late of the Township of Millcreek, County of Erie and State of Pennsylvania

Co-Executors: Barbara Peters, 3912 Blossom Terrace, Erie, Pennsylvania 16506 and Dennis Heidt, 142 Washington Street, Palmyra, New York 14522

Attorney: Grant M. Yochim, Esq., 24 Main St. E., P.O. Box 87, Girard, PA 16417

**IRVIN, ELIZABETH JANE, a/k/a
ELIZABETH H. IRVIN, a/k/a
ELIZABETH J. IRVIN,
deceased**

Late of the City of Erie, County of Erie and Commonwealth of Pennsylvania

Co-Executors: Terry Irvin and Kevin Irvin, c/o James E. Marsh Jr., Suite 300, 300 State Street, Erie, PA 16507

Attorney: Marsh Spaeder Baur Spaeder & Schaaf, LLP, Suite 300, 300 State Street, Erie, PA 16507

**JAWORSKI, NORMA M., a/k/a
NORMA MAE JAWORSKI,
deceased**

Late of the Township of LeBoeuf, County of Erie and Commonwealth of Pennsylvania

Executor: Richard James Jaworski, 13205 Old Route 19 N, Waterford, PA 16441

Attorney: Joseph B. Aguglia, Jr., Esq., 1001 State Street, Suite 1400, Erie, PA 16501

**KOEHLE, ANDREW W.,
deceased**

Late of the City of Erie, County of Erie and Commonwealth of Pennsylvania

Co-Administrators: William Koehle and Patricia Koehle, c/o Norman A. Stark, Esq., Suite 300, 300 State Street, Erie, PA 16507
Attorney: Marsh Spaeder Baur Spaeder & Schaaf, LLP, Suite 300, 300 State Street, Erie, PA 16507

**MOSIER, PATRICIA A., a/k/a
PATRICIA MOSIER, a/k/a
PATRICIA P. MOSIER,
deceased**

Late of the Township of Elk Creek, County of Erie and State of Pennsylvania

Administratrix: Cheryl Trimboth, 439 Briarwood Trail, Girard, PA 16417

Attorney: Grant M. Yochim, Esq., 24 Main St. E., P.O. Box 87, Girard, PA 16417

**NAMEY, GERALDINE A.,
deceased**

Late of the City of Erie, County of Erie and Commonwealth of Pennsylvania

Co-Administrators: Samuel A. Namey and Gerald T. Namey

Attorney: Thomas J. Minarcik, Esquire, Elderkin Law Firm, 150 East 8th Street, Erie, PA 16501

**NARUSEWICZ, FLORENCE A.,
a/k/a FLORENCE A. STANEK
NARUSEWICZ,
deceased**

Late of the City of Erie, County of Erie, Commonwealth of Pennsylvania

Executor: Stephen P. Narusewicz, c/o John J. Shimek, III, Sterrett Mott Breski & Shimek, 345 West 6th Street, Erie, PA 16507

Attorney: John J. Shimek, III, Sterrett Mott Breski & Shimek, 345 West 6th Street, Erie, PA 16507

NIXON, SARA L., a/k/a SALLY LOU NIXON, deceased

Late of the Township of Fairview, County of Erie and Commonwealth of Pennsylvania
Executor: Alton J. Nixon a/k/a Pete Nixon, c/o James E. Marsh Jr., Suite 300, 300 State Street, Erie, PA 16507
Attorney: Marsh Spaeder Baur Spaeder & Schaaf, LLP, Suite 300, 300 State Street, Erie, PA 16507

PERRY, WILLIAM R., a/k/a WILLIAM "BILL" ROBERT PERRY, deceased

Late of the Township of Millcreek, Erie County, Pennsylvania
Executor: Eleanor M. Perry, c/o Robert C. Ward, Esq., 307 French Street, Erie, Pennsylvania 16507
Attorney: Robert C. Ward, Esq., 307 French Street, Erie, PA 16507

RUSSELL, PENNY LYNN, deceased

Late of the City of Edinboro, County of Erie and Commonwealth of Pennsylvania
Administratrix: Candy Jane Bingham, c/o Yochim, Skiba & Nash, 345 West 6th Street, Erie, PA 16507
Attorney: Thomas Brasco, Jr., Esq., Yochim, Skiba & Nash, 345 West 6th Street, Erie, PA 16507

SCALZITTI, ELIZABETH M., deceased

Late of the Township of Millcreek, County of Erie and Commonwealth of Pennsylvania
Executor: Gary J. Scalzitti
Attorney: Thomas J. Buseck, Esquire, The McDonald Group, L.L.P., 456 West Sixth Street, Erie, PA 16507-1216

SCHUTZ, JOHN A., deceased

Late of Harborcreek Township
Executrix: Jeanette M. Bisbee, c/o 246 West Tenth Street, Erie, PA 16501
Attorney: Evan E. Adair, Esq., 246 West Tenth Street, Erie, PA 16501

SITTER, ROBERT L., II, deceased

Late of the Township of Millcreek, County of Erie and Commonwealth of Pennsylvania
Administrator: Robert L. Sitter, III, 1301 Delaware Avenue SW, Apt. N718, Washington, DC 20024-3929
Attorneys: MacDonald, Illig, Jones & Britton LLP, 100 State Street, Suite 700, Erie, Pennsylvania 16507-1459

SPITMAN, KATHERINE ROSE, a/k/a ROSE K. SPITMAN, deceased

Late of the City of Corry, Erie County, Pennsylvania
Executrix: Kathy E. Shumsky, 20080 S. Center St., P.O. Box 314, Corry, PA 16407
Attorney: William E. Barney, Esquire, 200 N. Center Street, Corry, PA 16407

STEGER, JOSEPH R., deceased

Late of the Borough of Wesleyville, County of Erie, Commonwealth of Pennsylvania
Executrix: Diane Nicolai, c/o John J. Shimek, III, Sterrett Mott Breski & Shimek, 345 West Sixth Street, Erie, PA 16507
Attorney: John J. Shimek, III, Esq., Sterrett Mott Breski & Shimek, 345 West Sixth Street, Erie, PA 16507

TITCH, ELSIE MAY, deceased

Late of the Township of Wayne, County of Erie, Commonwealth of Pennsylvania
Executor: Joseph W. Titch, c/o Thomas J. Ruth, Esq., 224 Maple Avenue, Corry, PA 16407
Attorney: Thomas J. Ruth, Esq., 224 Maple Avenue, Corry, PA 16407

WILCZYNSKI, PATRICIA R., deceased

Late of the Township of Summit, Erie County, Pennsylvania
Executrix: Bridget A. Hines, c/o Raymond A. Pagliari, Esq., 501 Cranberry St., Suite 301, Erie, Pennsylvania 16507
Attorney: Raymond A. Pagliari, Esq., 501 Cranberry St., Suite 301, Erie, Pennsylvania 16507

SECOND PUBLICATION

ALBRECHT, KATHRYN R., deceased

Late of the Township of Greene, County of Erie and Commonwealth of Pennsylvania
Executor: David Bartnicki, c/o 504 State Street, 3rd Floor, Erie, PA 16501
Attorney: Michael J. Nies, Esquire, 504 State Street, 3rd Floor, Erie, PA 16501

BLILEY, RICHARD DAWSON, a/k/a RICHARD D. BLILEY, deceased

Late of the Township of Millcreek, County of Erie, and Commonwealth of Pennsylvania
Executor: Judith Lynne Bliley
Attorney: Thomas J. Buseck, Esquire, The McDonald Group, L.L.P., 456 West Sixth Street, Erie, PA 16507-1216

DANOWSKI, ERSILIA J., a/k/a ERSILIA C. DANOWSKI, a/k/a SIL DANOWSKI, deceased

Late of the City of Erie, County of Erie, State of Pennsylvania
Co-Executrices: Constance D. Larsen, 6978 Southeast 12th Circle, Ocala, FL 34480, and Jean M. Gleason, 5908 Sun Court, Erie, PA 16509
Attorney: James R. Steadman, Esq., 24 Main St. E., P.O. Box 87, Girard, PA 16417

**DiTULLIO, JOHN L., a/k/a
JOHN L. DiTULLIO JR.,
deceased**

Late of Millcreek Township, Erie County, Pennsylvania
Executrix: Ann T. DiTullio, c/o Jerome C. Wegley, Esq., 120 West Tenth Street, Erie, PA 16501
Attorney: Jerome C. Wegley, Esq., Knox McLaughlin Gornall & Sennett, P.C., 120 West Tenth Street, Erie, PA 16501

**GUELCHER, JOHN H.,
deceased**

Late of the Township of Fairview, County of Erie and Commonwealth of Pennsylvania
Executrix: Marilyn J. Guelcher, 1490 Taylor Ridge Court, Erie, PA 16505-2660
Attorneys: MacDonald, Illig, Jones & Britton LLP, 100 State Street, Suite 700, Erie, Pennsylvania 16507-1459

**HEIN, ROBERT J.,
deceased**

Late of the City of Erie, Erie County, Commonwealth of Pennsylvania
Executor: Robert A. Hein, c/o 120 W. 10th Street, Erie, PA 16501
Attorney: Jeffrey D. Scibetta, Esq., Knox McLaughlin Gornall & Sennett, P.C., 120 West 10th Street, Erie, PA 16501

**KERR, JOSEPH A.,
deceased**

Late of the Township of Millcreek, Commonwealth of Pennsylvania
Executor: Deborah Mingey, c/o David L. Hunter, 821 State Street, Erie, PA 16506
Attorney: David L. Hunter, Esquire, 821 State Street, Erie, PA 16501

**MARTIN, EUGENE R.,
deceased**

Late of the City of Erie, Erie County, Commonwealth of Pennsylvania
Executrix: Sandra Gordon, c/o 120 W. 10th Street, Erie, PA 16501
Attorney: Christine Hall McClure, Esq., Knox McLaughlin Gornall & Sennett, P.C., 120 West 10th Street, Erie, PA 16501

**WEBER, ISABELLE VICTORIA,
a/k/a ISABELLE V. WEBER, a/k/a
I. V. WEBER, a/k/a VIKI WEBER,
deceased**

Late of the City of Erie, County of Erie, and Commonwealth of Pennsylvania
Executor: Kenneth G. Vasil
Attorney: Craig A. Zonna, Esquire, ELDERKIN LAW FIRM, 150 East 8th Street, Erie, PA 16501

THIRD PUBLICATION

**ALLGEIER, DAVID R.,
deceased**

Late of the Township of Greene, County of Erie, Commonwealth of Pennsylvania
Executor: William T. Macrino, c/o Quinn, Buseck, Leemhuis, Toohey & Kroto, Inc., 2222 West Grandview Blvd., Erie, PA 16506-4508
Attorney: Colleen R. Stumpf, Esq., Quinn, Buseck, Leemhuis, Toohey & Kroto, Inc., 2222 West Grandview Blvd., Erie, PA 16506-4508

**GRAY, PATRICK J.,
deceased**

Late of the City of Erie, County of Erie and State of Pennsylvania
Executor: Martin A. Anderson
Attorney: Gregory A. Karle, Esquire, Dailey, Karle & Vilella, 150 East Eighth Street, 2nd Floor, Erie, PA 16501

**HARTLE, WILLIAM DOUGLAS,
a/k/a WILLIAM D. HARTLE,
deceased**

Late of the City of Erie, Erie County, Pennsylvania
Administrator: Craig D. Hartle, c/o Frances A. McCormick, Esq., Knox McLaughlin Gornall & Sennett, P.C., 120 West Tenth Street, Erie, PA 16501
Attorney: Frances A. McCormick, Esq., Knox McLaughlin Gornall & Sennett, P.C., 120 West Tenth Street, Erie, PA 16501

**MARSHALL, HILDEGARD,
deceased**

Late of the City of Erie, County of Erie
Executor: Andrew Marshall, 2630 S. Hill Road, McKean, Pennsylvania 16426
Attorney: Kari A. Froess, Esquire, Carney & Good, 254 West Sixth Street, Erie, Pennsylvania 16507

**NAYLOR, JOHN R.,
deceased**

Late of the Township of Millcreek, County of Erie, Commonwealth of Pennsylvania
Administrator: Mark Naylor, c/o Quinn, Buseck, Leemhuis, Toohey & Kroto, Inc., 2222 West Grandview Blvd., Erie, PA 16506-4508
Attorney: Colleen R. Stumpf, Esq., Quinn, Buseck, Leemhuis, Toohey & Kroto, Inc., 2222 West Grandview Blvd., Erie, PA 16506-4508

**ROSS, DONALD L.,
deceased**

Late of the Township of Harborcreek, County of Erie, Commonwealth of Pennsylvania
Co-Executors: Michael J. Ross and David F. Ross, c/o Quinn, Buseck, Leemhuis, Toohey & Kroto, Inc., 2222 West Grandview Blvd., Erie, PA 16506-4508
Attorney: Colleen R. Stumpf, Esq., Quinn, Buseck, Leemhuis, Toohey & Kroto, Inc., 2222 West Grandview Blvd., Erie, PA 16506-4508

**RUPP, JOAN LOUISE,
deceased**

Late of the City of Erie, County of Erie and Commonwealth of Pennsylvania
Executor: Gregory J. Mitchell, c/o 504 State Street, Suite 300, Erie, PA 16501
Attorney: Damon C. Hopkins, Esquire, 504 State Street, Suite 300, Erie, PA 16501

**SCHNEIDER, WILLIAM M.,
deceased**

Late of the Township of Millcreek,
County of Erie, Commonwealth of
Pennsylvania

Executrix: Claudia M. Schneider,
c/o Quinn, Buseck, Leemhuis,
Toohey & Kroto, Inc., 2222 West
Grandview Blvd., Erie, PA 16506-
4508

Attorney: Melissa L. Larese, Esq.,
Quinn, Buseck, Leemhuis,
Toohey & Kroto, Inc., 2222 West
Grandview Blvd., Erie, PA 16506-
4508

**VARRASSA, ESTHER M.,
deceased**

Late of Concord Township, Erie
County, Pennsylvania

Executor: Thomas E. Varrassa,
20112 S. Center St., Corry, PA
16407

Attorney: William E. Barney,
Attorney at Law, 200 N. Center
St., Corry, PA 16407

CHANGES IN CONTACT INFORMATION OF ECBA MEMBERS

ROBERT M. BARBATO, JR.814-864-5841
1314 Griswold Plaza
Erie, PA 16501*rbarbatofjr.jd@gmail.com*

CRAIG MURPHEY814-833-7100
Purchase, George & Murphey, P.C.f - 814-835-0401
2525 West 26th Street
Erie, PA 16506*craig@purchasegeorge.com*

Firm Name Change

*Bernard Stuczynski & Barnett is now **Bernard Stuczynski Barnett & Lager***

*Purchase & George, P.C. is now **Purchase, George & Murphey, P.C.***

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. IT'S EASY. IT'S FREE.

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**.*



Structured Settlements.

Financial Planning.

Special Needs Trusts.

Settlement Preservation
Trusts.

Medicare Set-Aside Trusts.

Settlement Consulting.

Qualified Settlement
Funds.

800-229-2228

www.NFPStructures.com

WILLIAM S. GOODMAN

Certified Structured Settlement Consultant

- 25 Years of Experience in Structured Settlements, Insurance and Financial Services
- One of the Nation's Top Structured Settlement Producers Annually for the Past 20 Years
- Nationally Prominent and a Leading Authority in the Field
- Highly Creative, Responsive and Professional Industry Leader
- NFP is ranked by *Business Insurance* as the 5th largest global benefits broker by revenue, and the 4th largest US-based privately owned broker

We call it working together.

Citizens Bank is pleased to support
The Erie County Bar Association.

 **Citizens Bank®**

Member FDIC. Citizens Bank is a brand name of Citizens Bank, N.A. and Citizens Bank of Pennsylvania. 652756

When we talk about IT, we mean business.

featuring:

IT Services
Internet
Voice
HDTV

Matt Wiertel
Director of Sales & Marketing

VNET
velocity network

With our vast fiber optic network, we deliver scalable internet, voice services, and HDTV to empower businesses to compete in a global market.

And with our team's broad range of expertise and cutting-edge solutions, we offer IT assurance to business owners across the region allowing them to focus on one thing – running their business.

Contact us at (814) 833-9111 or sales@velocitynetwork.net