

LYCOMING REPORTER

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April 11, 2014

No. 15

TABLE OF CONTENTS

BAR NEWS	LEGAL ADVERTISEMENTS
LLA Upcoming Events..... 3	Estate & Trust Notices..... 8
Continuing Legal Education 4	Incorporation Notice..... 10
Recent Lycoming County Court Opinions 6	Fictitious Name 10
Notice to Profession..... 7	LLC Filing 10
	Sheriff's Sales 11

LYCOMING REPORTER

(USPS 322-900)

THE OFFICIAL LEGAL PERIODICAL FOR LYCOMING COUNTY

PUBLISHED EVERY FRIDAY BY
LYCOMING LAW ASSOCIATION

EDITOR: Gary L. Weber • *BUSINESS MANAGER:* Jessica A. Engel

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Williamsport, PA 17701

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LYCOMING LAW ASSOCIATION

Penn Tower, 25 West Third Street, Suite 803

Williamsport, PA 17701

www.lycolaw.org

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Your online connection for:

- Court Calendar • Continuing Legal Education
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- Recent Court Decisions • Upcoming LLA & Public Events

www.lycolaw.org

SCHEDULED EVENTS

Additional information about any of these events is available on the Lycoming Law Association website at www.lycolaw.org.

- 4/30/2014** – **Charles F. Greevy, Jr., American Inn of Court Meeting:** *US District Judge Malcolm Muir Luncheon* **Time:** 12:00 PM to 1:00 PM. **Location:** TBA
- 5/2/2014** – **Law Day:** *Annual Law Day Event* **Time:** 4:00 PM to 5:30 PM. **Location:** Courtroom #1, Lycoming County Courthouse
- 5/5/2014** – **Bench Bar Committee Meeting:** *Regular Meeting of the Bench Bar Committee* **Time:** 12:00 PM to 1:00 PM. **Location:** TBA
- 5/9/2014** – **Joseph Orso, Jr., Memorial Service:** *LLA Memorial Service for Joseph Orso, Jr.* **Time:** 4:00 PM to 5:00 PM. **Location:** Courtroom 1, Lycoming County Courthouse
- 5/12/2014** – **LLA Executive Committee Meeting:** *Regular Meeting of the LLA Executive Committee* **Time:** 12:00 PM to 1:00 PM. **Location:** LLA Office
- 5/16/2014** – **John C. Youngman, Jr., Memorial Service:** *Memorial Service for John C. Youngman, Jr.* **Time:** 4:00 PM to 5:00 PM. **Location:** Courtroom 1, Lycoming County Courthouse

UPCOMING LYCOMING COUNTY CLE OPPORTUNITIES

- 4/15/2014** – **CLE Ethics Fun with Sean Carter – Legal Marketing Jeopardy/No Laughing Matter/Heal Thyself:** *PBI Video Replay.* **CLE credits:** 3 Ethics **Time:** 9:00 AM to 12:30 PM. **Location:** LLA Office
- 4/16/2014** – **An Hour on Ethics:** *LLA Eat & Earn, Brian Bluth Presenting.* **CLE credits:** 1 Substantive **Time:** 12:00 PM to 1:00 PM. **Location:** LLA Conference Facility
- 4/17/2014** – **Drafting Last Minute Estate Plan for a Sick or Dying Client:** *PBI Video Replay.* **CLE credits:** 3 Substantive / 1 Integrated Ethics **Time:** 9:00 AM to 1:30 PM. **Location:** LLA Office
- 4/21/2014** – **Bridge the Gap:** *Bridge the Gap: Required for Newly Admitted Attorneys.* **CLE credits:** 4 Ethics **Time:** 1:00 PM to 5:00 PM. **Location:** LLA Office
- 4/22/2014** – **Ethics: Abe Lincoln, Sydney Carton and the Art of Aspiration:** *PBI Video Replay.* **CLE credits:** 1 Ethics **Time:** 9:00 AM to 10:00 AM. **Location:** LLA Office
- 4/22/2014** – **Avoidance of Legal Malpractice:** *PBA's Avoidance of Legal Malpractice Seminar.* **CLE credits:** 1.5 Ethics **Time:** 2:00 PM to 3:30 PM. **Location:** LLA Office
- 4/23/2014** – **Fundamentals of Estate Planning:** *PBI Groupcast.* **CLE credits:** 5 Substantive / 1 Integrated Ethics **Time:** 9:00 AM to 4:30 PM. **Location:** LLA Office
- 4/24/2014** – **iPad for Legal Professionals:** *PBI Video Replay.* **CLE credits:** 6 Substantive **Time:** 9:00 AM to 5:00 PM. **Location:** LLA Office
- 4/25/2014** – **Mastering Medical Records:** *PBI Groupcast.* **CLE credits:** 6 Substantive **Time:** 8:25 AM to 3:30 PM. **Location:** LLA Office
- 4/28/2014** – **15th Annual Legal Issues in an Age of Aging:** *PBI Groupcast.* **CLE credits:** 5 Substantive / 1 Integrated Ethics **Time:** 8:30 AM to 4:00 PM. **Location:** LLA Office
- 4/30/2014** – **The Jury Process in Criminal Cases:** *PBI Groupcast.* **CLE credits:** 3 Substantive **Time:** 12:30 PM to 3:45 PM. **Location:** LLA Office
- 5/13/2014** – **PBA Pro Bono Seminar: Making a Difference:** *PBI Groupcast.* **CLE credits:** 5 Substantive / 1 Ethics **Time:** 9:00 AM to 4:30 PM. **Location:** LLA Office
- 5/21/2014** – **I'm Just a Bill on Capitol Hill: The Real Deal on the Legislative Process and the PBA Legislative Agenda:** *LLA Eat & Earn.* **CLE credits:** 1 Substantive **Time:** 12:00 PM to 1:00 PM. **Location:** LLA Office
- 5/27/2014** – **The Strategic Negotiator:** *PBI Video Replay.* **CLE credits:** 6 Substantive **Time:** 9:00 AM to 5:00 PM. **Location:** LLA Office

- 5/30/2014 – Working Through the Layers of Shale: Issues for the General Practitioner:** *PBI Groupcast.* **CLE credits:** 4 Substantive **Time:** 9:00 AM to 1:15 PM. **Location:** LLA Office
- 6/3/2014 – Basic Real Estate for Estate Planning Attorneys:** *PBI Video Replay.* **CLE credits:** 4 Substantive **Time:** 9:00 AM to 1:30 PM. **Location:** LLA Office
- 6/4/2014 – Valuing the Small Business in Divorce Cases:** *PBI Groupcast.* **CLE credits:** 4 Substantive **Time:** 8:30 AM to 12:30 PM. **Location:** LLA Office
- 6/9/2014 – Sheriff’s Sales in Pennsylvania:** *PBI Groupcast.* **CLE credits:** 3 Substantive / 1 Integrated Ethics **Time:** 9:00 AM to 1:15 PM. **Location:** LLA Office
- 6/10/2014 – Insurance Coverage & Conflicts: Duties of Insurer, Insured & Counsel in the Tripartite Relationship:** *PBI Groupcast.* **CLE credits:** 2 Substantive / 1 Ethics **Time:** 12:30 PM to 3:45 PM. **Location:** LLA Office
- 6/12/2014 – Winning Numbers:** *PBI Video Replay.* **CLE credits:** 5 Substantive / 1 Ethics **Time:** 9:00 AM to 5:00 PM. **Location:** LLA Office
- 6/13/2014 – Evidence for Trial Lawyers:** *PBI Groupcast.* **CLE credits:** 6 Substantive **Time:** 8:30 AM to 3:30 PM. **Location:** LLA Office
- 6/18/2014 – Common Abuses of Powers of Attorney & How to Deal With Them:** *PBI Groupcast.* **CLE credits:** 3 Substantive **Time:** 9:00 AM to 12:15 PM. **Location:** LLA Office
- 6/25/2014 – General Practitioners’ Update 2014:** *PBI Groupcast.* **CLE credits:** 5 Substantive / 1 Integrated Ethics **Time:** 8:30 AM to 3:45 PM. **Location:** LLA Office
- 7/1/2014 – Civil Practice in Magisterial District Court:** *PBI Video Replay.* **CLE credits:** 3 Substantive / 1 Ethics **Time:** 9:00 AM to 1:30 PM. **Location:** LLA Office
- 7/8/2014 – Internet Defamation:** *PBI Video Replay.* **CLE credits:** 2 Substantive / 1 Ethics **Time:** 9:00 AM to 12:30 PM. **Location:** LLA Office

*PBI Seminar. For tuition, registration, and all other information, please contact PBI Customer Service at (800) 247-4724, or online at www.pbi.org. Unless otherwise noted, this seminar is being held at the Lycoming Law Association Offices at 25 West Third Street, Suite 803, Williamsport, PA. Additional fees may be assessed for registration at the door.

**LLA Seminar. For tuition, registration, location, and all other information, please contact Jessica Engel at the LLA Office at (570) 323-8287, by e-mail at jengel@lycolaw.org, or online at www.lycolaw.org.

The full text of the following Lycoming County Court opinions is reported at www.lycolaw.org/Cases/search.asp.

- ▶ **Commonwealth vs. Daniels** (04/04/2014)—Judge Marc F. Lovecchio
Criminal: Appeal. (Daniels030314L)
- ▶ **Commonwealth vs. English** (04/03/2014)—Judge Marc F. Lovecchio
Criminal: Motion for release on nominal bail; Rule 600 issue; calculation of excludable time. (English040314L)
- ▶ **Commonwealth vs. Brennan** (04/02/2014)—Judge Marc F. Lovecchio
Criminal: Suppression motion; probable cause to make traffic stop; observations of erratic driving; reasonable suspicion of DUI. (Brennan040214L)
- ▶ **Commonwealth vs. Thomas** (04/02/2014)—Judge Marc F. Lovecchio
Criminal: Motion to preclude defendant from presenting alibi witness testimony; timeliness of notice; prejudice; limitations of the public defender office; obligation of public defender to proceed in a more proactive manner. (thomas040214L)

NOTICE**The Lycoming Reporter Now
Accepts Commercial Advertising**

Effective February 8, 2014, the *Lycoming Reporter* will accept commercial advertising for publication. All advertisements must be camera ready. No setup or editing services will be performed. The print edition reaches nearly 300 lawyer members of the Lycoming Law Association, trust departments and other subscribers. The online version is accessed thousands of times a month. Commercial ads will reach both audiences.

Commercial advertising will be placed on all pages (including the covers) except the legal advertising pages. Requests for placement in a particular location will be considered for long-term advertisers.

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M-21, 28; A-4, 11

ESTATE AND TRUST 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. Notice is also hereby given of the existence of the trusts of the deceased settlors set forth below for whom no personal representatives have been appointed within 90 days of death. All persons having claims or demands against said estates or trusts are requested to make known the same, and all persons indebted to said estates or trusts are requested to make payment, without delay, to the executors or administrators or trustees or to their attorneys named below.

FIRST PUBLICATION

Bianchi, John G., dec'd.

Late of Williamsport.

Executor: Stephen J. Bianchi.

Attorneys: Matthew J. Parker, Esquire, Marshall, Parker & Weber, LLC, 303 Allegheny Street, Jersey Shore, PA 17740.

Buck, Mary E., dec'd.

Late of Montgomery.

Co-Executors: John and Kristin Garrison, 8 Tallwood Lane, Weatogue, CT 06089.

Attorney: Layne R. Oden, Esquire, Nine South Main Street, Muncy, PA 17756-1306.

Carey, William, dec'd.

Late of 339 Sterling Drive, Muncy.

Administratrix: Virginia A. Carey, 339 Sterling Drive, Muncy, PA 17756.

Attorney: John A. Smay, Esquire, 39 South Main Street, P.O. Box 35, Muncy, PA 17756.

Kilborn, James R., Jr., dec'd.

Late of Allenwood.

Executor: Scott D. Kilborn, 125 Berkshire Boulevard, Suffolk, VA 23434.

Attorneys: Joseph F. Orso, III, Esquire, Rudinski, Orso & Lynch, 339 Market Street, Williamsport, PA 17701, (570) 321-8090.

Kramer, James D., Sr., dec'd.

Late of Nesbitt.

Executrix: Kim M. Gray, 1338 Pine Woods Road, Jersey Shore, PA 17740.

Attorneys: James D. Casale, Esquire, Casale & Bonner, P.C., 33 West Third Street, Suite 202, Williamsport, PA 17701, (570) 326-7044.

Lockcuff, Robert L., Jr., dec'd.

Late of Eldred Township.

Co-Administrators: Robert L. Lockcuff, Sr. and Patsy L. Lockcuff, 5016 Warrensville Road, Montoursville, PA 17754.

Attorneys: Thomas D. Hess, Esquire, Hess and Hess, P.C., 30 South Main Street, Hughesville, PA 17737.

Rathmell, Bernice Henry, dec'd.

Late of Williamsport.

Executor: George V. Cohen c/o Mc Nerney, Page, Vanderlin & Hall, 433 Market Street, Williamsport, PA 17701.

Attorneys: Mc Nerney, Page, Vanderlin & Hall, 433 Market Street, Williamsport, PA 17701.

Sabo, Daniel T., dec'd.

Late of the Township of Loyalsock.

Executrix: Nicole Aube, 1541 Bunsen Drive, Virginia Beach, VA 23454.

Attorneys: Paul A. Roman, Esquire, Law Office of Joseph L. Rider, 143 West Fourth Street, Williamsport, PA 17701.

Wilkins, Lois P., dec'd.

Late of the Borough of Duboistown.

Executrix: Ann L. Creed, 13 Woodridge Road, Palmyra, VA 22963.

Attorneys: Paul A. Roman, Esquire, Law Office of Joseph L. Rider, 143 West Fourth Street, Williamsport, PA 17701.

SECOND PUBLICATION**Herriman, Bernice L.,** dec'd.

Late of Williamsport.

Executor: Earnest E. Herriman.

Attorneys: Matthew J. Parker, Esquire, Marshall, Parker & Weber, LLC, 49 E. Fourth Street, Williamsport, PA 17701.

Pidcoe, Dwayne A., dec'd.

Late of Loyalsock Township.

Administrator: Harlan A. Pidcoe, Jr., 391 Valley Street, Duboistown, PA 17702.

Attorneys: Fred A. Holland, Esquire, Murphy, Butterfield & Holland, P.C., 442 William Street, Williamsport, PA 17701.

Relic, Joseph C., dec'd.

Late of the City of Williamsport.

Executor: Brian L. Osenbach, 107 Chiswick Road, Williamsport, PA 17701.

Attorneys: Paul D. Welch, Jr., Esquire, Coploff, Ryan & Welch, 136 East Water Street, Lock Haven, PA 17745.

THIRD PUBLICATION**Boatman, Jean A. a/k/a Jean E.**

Boatman a/k/a Jean Elizabeth Boatman, dec'd.

Late of 70 Mohawk Drive, Hughesville.

Executor: Gary D. Allen, 6 Allen Drive, Muncy, PA 17756.

Attorney: John P. Pietrovito, Esquire, 3 South Main Street, Muncy, PA 17756.

Calvert, Richard J. a/k/a Richard J.

Calvert, Sr., dec'd.

Late of the Township of Loyalsock. The Calvert Family Protector Trust, dated February 10, 2013.

The Richard J. Calvert, Sr. Protector Trust, dated February 10, 2013.

Settlor: Richard J. Calvert, Sr.

Administratrix/Trustee: Cathy M. Calvert, 682 Grier Street, Williamsport, PA 17701.

Trustee: Mark S. Calvert, 419 N. 16th Street, Kansas City, KS 66102.

Attorneys: Elizabeth A. White, Esquire, Steinbacher & Stahl, 413 Washington Boulevard, Williamsport, PA 17701.

Cummings, Marian H., dec'd.

Late of the Township of Loyalsock.

Executors: Charles J. Cummings, P.O. Box 3271, Williamsport, PA 17701 and James M. Cummings, 288 Springhouse Drive, Lewisburg, PA 17837.

Attorney: Joseph L. Rider, Esquire, 143 West Fourth Street, Williamsport, PA 17701.

Guisewhite, Doris M., dec'd.

Late of South Williamsport Borough.

Executor: Ronald L. Guisewhite c/o Daniel K. Mathers, Esquire, Mathers & Stapp PC, 416 Pine St., Ste. 308, Williamsport, PA 17701.

Attorneys: Daniel K. Mathers, Esquire, Mathers & Stapp PC, 416 Pine St., Ste. 308, Williamsport, PA 17701.

Mecone, Marian A., dec'd.

Late of Williamsport.

Executrix: Eileen M. Peluso, 1710 Lafayette Parkway, Williamsport, PA 17701.

Attorneys: James D. Casale, Esquire, Casale & Bonner, P.C., 33 West Third Street, Suite 202, Williamsport, PA 17701, (570) 326-7044.

Miller, Ruth C., dec'd.

Late of Williamsport.

Executor: First National Trust Company.

Attorneys: Matthew J. Parker, Esquire, Marshall, Parker & Weber, LLC, 49 E. Fourth Street, Williamsport, PA 17701.

Starr, Jay L., dec'd.

Late of Loyalsock Township.
 Executor: Joseph E. Saar c/o Carpenter, Harris & Flayhart, 128 S. Main St., P.O. Box 505, Jersey Shore, PA 17740.

Attorneys: Carpenter, Harris & Flayhart, 128 S. Main St., P.O. Box 505, Jersey Shore, PA 17740.

Thompson, Velma E. a/k/a Velma Thompson, dec'd.

Late of the Borough of Jersey Shore.
 Executrix: Carol A. Taylor, 173 Pine Creek Avenue, Jersey Shore, PA 17740.

Attorneys: L. Craig Harris, Esquire, Carpenter, Harris & Flayhart, 128 S. Main St., P.O. Box 505, Jersey Shore, PA 17740.

FILING ARTICLES OF INCORPORATION

NOTICE IS HEREBY GIVEN that Articles of Incorporation have been filed with the Department of State of the Commonwealth of Pennsylvania, for forming a non-profit corporation under the Non-Profit Corporation Law of 1988 of the Commonwealth of Pennsylvania. The name of the non-profit corporation is:

EQUALITY CENTRAL PA

The purpose for which the corporation has been organized is: to advocate for equality for LGBT individuals.

GAIL L. HILLS, ESQUIRE
 800 West Fourth Street
 Suite 105
 Williamsport, PA 17701

A-11

REGISTRATION OF FICTITIOUS NAME

NOTICE IS HEREBY GIVEN, pursuant to the Fictitious Names Act, 54 Pa.

C.S. Section 311, that an Application for Registration of Fictitious Name was filed with the Secretary of the Commonwealth of Pennsylvania, for the following name:

EQUALITY CENTRAL PA

The name and address of the party to this registration is: Gail L. Hills, 800 West Fourth Street, Suite 105, Williamsport, PA 17701.

A-11

FILING OF CERTIFICATE OF ORGANIZATION OF LLC

NOTICE IS HEREBY GIVEN that a Certificate of Organization was filed with the Department of State of the Commonwealth of Pennsylvania, Harrisburg, Pennsylvania on March 10, 2014, for the purpose of obtaining a Certificate of Organization for a domestic business corporation, organized under the Business Corporation Law of the Commonwealth of Pennsylvania, approved December 21, 1988 (P.L. 1444, No. 177) and its amendments and supplements. The name of the limited liability company is:

HICKORY SPRINGS ACRES, LLC
 whose registered office is located at:
 130 Stopper Road, Williamsport, PA 17702.

The purpose for which the corporation is organized is: to engage in any lawful act or activity for which corporations may be organized and the corporation shall have unlimited power to engage in and to do any lawful act concerning any or all lawful business for which corporations may be incorporated under the Pennsylvania Business Corporation Law. JULIEANNE E. STEINBACHER, ESQUIRE STEINBACHER & STAHL
 413 Washington Boulevard
 Williamsport, PA 17701

A-11

SHERIFF'S SALE

By Virtue of Writs of Execution issued out of the Court of Common Pleas of Lycoming County, and directed to me, there will be exposed to public sale at the Executive Plaza, 1st Floor, Commissioners Board Room, 330 Pine Street, Williamsport, PA 17701 on Friday, MAY 2, 2014, at 10:30 A.M., the following described real estate to wit:

NO. 5-1

By Virtue of a
Writ of

Execution No. 12-00781

HSBC Bank U.S.A., As Trustee
for MLMI 2002-HEI

vs.

John W. Sander, Sr.

Owner(s) of property situate in Lycoming County, Pennsylvania, being: 104 Broad Street, Montgomery, PA 17752-1436.

Parcel No. 35+,005.0-0131.00-000+.

Improvements thereon: Residential Dwelling.

Judgment Amount: \$39,023.57.

Phelan Hallinan, LLP

Attorneys for Plaintiff

NO. 5-2

By Virtue of a

Writ of Execution No. 13-02372

Wells Fargo Bank, N.A. s/b/m Wells
Fargo Home Mortgage, Inc.

vs.

Valerie A. Johnson,
Keough M. Johnson, Sr.

Owner(s) of property situate in Lycoming County, Pennsylvania, being: 266 Front Street, Linden, PA 17744-7846.

Parcel No. 60-003-402.

Improvements thereon: Residential Dwelling.

Judgment Amount: \$68,997.01.

Phelan Hallinan, LLP

Attorneys for Plaintiff

NO. 5-3

By Virtue of a

Writ of Execution No. 13-01775

JP Morgan Chase Bank

vs.

Patsey A. Simon

Owner(s) of property situate in Lycoming County, Pennsylvania, being: 1328 Rabbittown Road, Pennsdale, PA 17756.

Parcel No. 41-353-134 A.

Improvements thereon: Residential Dwelling.

Judgment Amount: \$58,940.37.

McCabe, Weisberg & Conway

Attorneys for Plaintiff

NO. 5-4

By Virtue of a

Writ of Execution No. 13-02462.

JP Morgan Chase Bank, N.A.

vs.

John C. Winder

Owner(s) of property situate in Lycoming County, Pennsylvania, being: 970 West Line Road, Linden, PA 17744.

Parcel No. 60-367-173.

Improvements thereon: Residential Dwelling.

Judgment Amount: \$38,861.53.

McCabe, Weisberg & Conway

Attorneys for Plaintiff

NO. 5-5

By Virtue of a

Writ of Execution No. 12-00430

JP Morgan Chase Bank, N.A. s/b/m/t
Chase Home Finance LLC

vs.

John R. Smith, Betsey I. Smith

Owner(s) of property situate in Lycoming County, Pennsylvania, being: 72 Buckhill Road a/k/a RR 4 Box 232 E.

Parcel No. 36-375-136 C.

Improvements thereon: Residential Dwelling.

Judgment Amount: \$77,317.81.

Phelan Hallinan, LLP

Attorneys for Plaintiff

NO. 5-6

By Virtue of a
Writ of Execution No. 10-01109
Deutsche Bank National Trust Co.

vs.

Todd P. Reed

Owner(s) of property situate in Lycoming County, Pennsylvania, being: 2709 Lycoming Creek Road, Williamsport, PA 17701.

Parcel No. 26-002-103.

Improvements thereon: Residential Dwelling.

Judgment Amount: \$93,478.19.

Phelan Hallinan, LLP
Attorneys for Plaintiff

NO. 5-7

By Virtue of a
Writ of Execution No. 13-01552
U.S. Bank N.A., As Trustee for the
Pennsylvania Housing Finance Agency

vs.

Marie A. Rhinehart

Owner(s) of property situate in Lycoming County, Pennsylvania, being: 111 Underwood Street, Jersey Shore, Pennsylvania 17740.

Parcel No. 22-001-615.

Improvements thereon: Residential Dwelling.

Judgment Amount: \$32,098.05.

Purcell, Krug & Haller
Attorneys for Plaintiff

NO. 5-8

By Virtue of a
Writ of Execution No. 12-00836
Northwest Savings Bank

vs.

Russell C. Reitz, Marie E. Reitz,
Kathy R. Eggerton & The U.S. of A.

Owner(s) of property situate in Lycoming County, Pennsylvania, being: 1999 Fairview Road, Montoursville, PA 17754.

Parcel No. 26-330-123.

Improvements thereon: Residential Dwelling.

Judgment Amount: \$63,882.63.
Marsh Spaeder, Baur Spaeder & Schaff
Attorneys for Plaintiff

NO. 5-9

By Virtue of a
Writ of Execution No. 13-00755
CU Members Mortgage, a Division of
Colonial Savings, FA

vs.

Brian S. Cohick

Owner(s) of property situate in Lycoming County, Pennsylvania, being: 1222 Sherman Street, Williamsport, PA 17701.

Parcel No. 76-002-403.

Improvements thereon: Residential Dwelling.

Judgment Amount: \$74,023.77.

Phelan Hallinan, LLP
Attorneys for Plaintiff

NO. 5-10

By Virtue of a
Writ of Execution No. 13-01907
Jersey Shore State Bank

vs.

Jeffrey A. Masden, Hazel A. Masden

Owner(s) of property situate in Lycoming County, Pennsylvania, being: 316 Grove Street, Williamsport, PA 17701; 800 Washington Boulevard, Williamsport, PA 17701; 806 Washington Boulevard, Williamsport, PA 17701; 810 Washington Boulevard, Williamsport, PA 17701; 813 Hancock Street, Williamsport, PA 17701.

Parcel Nos. 61-005-104, 61-005-108, 61-005-109, 61-005-110, 61-005-111.

Improvements thereon: Residential Dwelling.

Judgment Amount: \$657,319.15.
Elion, Wayne, Grieco, Carlucci & Shipman
Attorneys for Plaintiff

NO. 5-11

By Virtue of a
Writ of Execution No. 13-02150

JP Morgan Chase Bank N.A.

vs.

Stuart J. Moser

Owner(s) of property situate in Lycoming County, Pennsylvania, being: 36 South Fourth Street, Hughesville, PA 17737.

Parcel No. 16-001-403.

Improvements thereon: Residential Dwelling.

Judgment Amount: \$93,771.94.

McCabe, Weisberg & Conway
Attorneys for Plaintiff

NO. 5-12

By Virtue of a

Writ of Execution No. 13-02266

Susquehanna Bank,

Successor to WNB Bank

vs.

The Estate of Jesse Hurst

Owner(s) of property situate in Lycoming County, Pennsylvania, being: 616 Fifth Avenue, Williamsport, PA 17701; 618 Fifth Avenue, Williamsport, PA 17701.

Parcel No. 73-007-335.

Improvements thereon: Residential Dwelling.

Judgment Amount: \$26,626.91.

McNerney, Page, Vanderlin & Hall
Attorneys for Plaintiff

NO. 5-13

By Virtue of a

Writ of Execution No. 12-01273

BMO Harris Bank N.A.

vs.

David C. Spring, Nichole M. Spring

Owner(s) of property situate in Lycoming County, Pennsylvania, being: 23 North Market Street, Muncy, PA 17756.

Parcel No. 39-001-211.

Improvements thereon: Residential Dwelling.

Judgment Amount: \$114,455.99.

McCabe, Weisberg & Conway, P.C.
Attorneys for Plaintiff

NO. 5-15

By Virtue of a

Writ of Execution No. 13-02553

Citizens & Northem Bank

vs.

MaryAnn Daponte

Owner(s) of property situate in Lycoming County, Pennsylvania, being: 2218 Johnson Place, Williamsport, PA 17701.

Parcel No. 67-011-200.

Improvements thereon: Residential Dwelling.

Judgment Amount: \$48,566.90.

McNerney, Page, Vanderlin & Hall
Attorneys for Plaintiff

NO. 5-16

By Virtue of a

Writ of Execution No. 10-00690

Bank of America, N.A.

vs.

Barbara Eileen Martinez,

Richard Martinez

Owner(s) of property situate in Lycoming County, Pennsylvania, being: 3088 Route 220 Highway, Hughesville, PA 17737.

Parcel No. 59-354-207 D.

Improvements thereon: Residential Dwelling.

Judgment Amount: \$257,487.81.

KML Law Group, P.C.
Attorneys for Plaintiff

NO. 5-17

By Virtue of a

Writ of Execution No. 11-01927

Wells Fargo Bank, N.A.

vs.

Gary D. Hurlburt

Owner(s) of property situate in Lycoming County, Pennsylvania, being: 1032 Dewey Avenue, Williamsport, PA 17701.

Parcel No. 67-018-405.

Improvements thereon: Residential Dwelling.

Judgment Amount: \$83,382.62.
Zucker, Goldberg & Ackerman
Attorneys for Plaintiff

NO. 5-18

By Virtue of a
Writ of Execution No. 12-02897

Wells Fargo Bank
vs.

Kenneth D. Baumer, Janice C. Baumer

Owner(s) of property situate in Lycoming County, Pennsylvania, being: 201 West Penn Street, Muncy, PA 17756.

Parcel No. 38-001-136.

Improvements thereon: Residential Dwelling.

Judgment Amount: \$71,306.11.

Phelan Hallinan, LLP
Attorneys for Plaintiff

NO. 5-20

By Virtue of a
Writ of Execution No. 13-00547

The Bank of New York
Mellon Trust Co.

vs.

Karen L. Valdez

Owner(s) of property situate in Lycoming County, Pennsylvania, being: 68 Wagner Avenue, Montgomery, PA 17752.

Parcel No. 35-005-205.

Improvements thereon: Residential Dwelling.

Judgment Amount: \$82,722.20.

Phelan Hallinan, LLP
Attorneys for Plaintiff

NO. 5-21

By Virtue of a
Writ of Execution No. 09-03016

The New York Mellon Bank Trust Co.

vs.

Richard C. Bloom

Owner(s) of property situate in Lycoming County, Pennsylvania, being: 321 Campbell Street, Jersey Shore, PA 17740.

Parcel No. 20-001-418.

Improvements thereon: Residential Dwelling.

Judgment Amount: \$118,615.59.

Phelan Hallinan, LLP
Attorneys for Plaintiff

NO. 5-22

By Virtue of a
Writ of Execution No. 13-00917

Wells Fargo Bank
vs.

The Heirs of Ann Marie Michel; Allan R. Robertson, Brian N. Robertson

Owner(s) of property situate in Lycoming County, Pennsylvania, being: 1919 Sheridan Street, Williamsport, PA 17701.

Parcel No. 26-012-409.

Improvements thereon: Residential Dwelling.

Judgment Amount: \$127,534.67.

Zucker, Goldberg & Ackerman
Attorneys for Plaintiff

NO. 5-23

By Virtue of a
Writ of Execution No. 13-03163

Williamsport Sanitary Authority
vs.

Corinne M. Stammel

Owner(s) of property situate in Lycoming County, Pennsylvania, being: 4678 South Route 220 Highway, Linden, PA 17744.

Parcel No. 60-001-104.

Improvements thereon: Residential Dwelling.

Judgment Amount: \$271.92.

Denise Dieter
Attorney for Plaintiff

NO. 5-24

By Virtue of a
Writ of Execution No. 14-00213

Williamsport Sanitary Authority
vs.

Brenda Cowher

Owner(s) of property situate in Lycoming County, Pennsylvania, being: 421 Front Street, Linden, PA 17744.

Parcel No. 60-003-527.
Improvements thereon: Residential
Dwelling.
Judgment Amount: \$243.70.
Denise Dieter
Attorney for Plaintiff

NO. 5-25

By Virtue of a
Writ of Execution No. 13-00779
Williamsport Sanitary Authority
vs.

Jo Ann Colechio

Owner(s) of property situate in Ly-
coming County, Pennsylvania, being: 513
South Pine Run Road, Linden, PA 17744.
Parcel No. 60-387-171.
Improvements thereon: Residential
Dwelling.
Judgment Amount: \$643.45.
Denise Dieter
Attorney for Plaintiff

NO. 5-26

By Virtue of a
Writ of Execution No. 14-00211
Williamsport Sanitary Authority
vs.

Gary E. Lohman

Owner(s) of property situate in Ly-
coming County, Pennsylvania, being: 186
Quenshukeny Road, Linden, PA 17744.
Parcel No. 60-368-200 L.
Improvements thereon: Residential
Dwelling.
Judgment Amount: \$750.59.
Denise Dieter
Attorney for Plaintiff

NO. 5-28

By Virtue of a
Writ of Execution No. 13-02845
Lycoming County Water
& Sewer Authority
vs.

Todd J. Clayton

Owner(s) of property situate in
Lycoming County, Pennsylvania, being:

Lot 28 Lakeview Drive, Muncy Valley,
PA 17758.

Parcel No. 44-316.1-328.
Improvements thereon: Residential
Dwelling.
Judgment Amount: \$954.13
Austin White
Attorney for Plaintiff

NO. 5-29

By Virtue of a
Writ of Execution No. 13-02527

Lycoming County Water
& Sewer Authority
vs.

Dominick & Lori Noviello

Owner(s) of property situate in Ly-
coming County, Pennsylvania, being: 312
Sylvan Dell Road, South Williamsport,
PA 17702.
Parcel No. 51-003-701.
Improvements thereon: Residential
Dwelling.
Judgment Amount: \$3,665.36.
Austin White
Attorney for Plaintiff

NO. 5-30

By Virtue of a
Writ of Execution No. 13-02791

Lycoming County Water
& Sewer Authority
vs.

Charles & Karen Heinsinger

Owner(s) of property situate in
Lycoming County, Pennsylvania, being:
Lot 88 Lakeview Drive, Muncy Valley,
PA 17758.
Parcel No. 44-316.1-288.
Improvements thereon: Residential
Dwelling.
Judgment Amount: \$1,123.41.
Austin White
Attorney for Plaintiff

NO. 5-31

By Virtue of a
Writ of Execution No. 13-02886

Lycoming County Water
& Sewer Authority
vs.

Eric J. Steinbacher

Owner(s) of property situate in
Lycoming County, Pennsylvania, being:
1321 West Central Avenue, South Wil-
liamsport, PA 17702.

Parcel No. 53-002-161.

Improvements thereon: Residential
Dwelling.

Judgment Amount: \$2,061.49.

Austin White

Attorney for Plaintiff

NO. 5-32

By Virtue of a

Writ of Execution No. 12-01274

FV-I, in Trust for Morgan Stanley
Mortgage Capital Holdings LLC

vs.

Ernest Wachter, Doris Wachter

Owner(s) of property situate in Ly-
coming County, Pennsylvania, being: 1651
Kaiser Avenue, Williamsport, PA 17701.

Parcel No. 53-002-601.

Improvements thereon: Residential
Dwelling.

Judgment Amount: \$164,119.64.

McCabe, Weisberg & Conway

Attorneys for Plaintiff

NO. 5-33

By Virtue of a

Writ of Execution No. 11-00466

Wells Fargo Bank N.A. As Trustee
for Carrington Mortgage Loan
Trust, Series 2006 NC5 Asset
Backed Pass-Through Certificates

vs.

Charles E. Sharr

Owner(s) of property situate in Ly-
coming County, Pennsylvania, being: 698
Pinchtown Road, Montgomery, PA 17752.
Parcel No. 07-411-127.

Improvements thereon: Residential
Dwelling.

Judgment Amount: \$147,416.50.

Federman & Associates

Attorneys for Plaintiff

NO. 5-34

By Virtue of a

Writ of Execution No. 12-01969

U.S. Bank N.A.

vs.

John Russell, Jane Russell

Owner(s) of property situate in
Lycoming County, Pennsylvania, being:
171 South Railroad Street, Hughesville,
PA 17737.

Parcel No. 17-002-111.

Improvements thereon: Residential
Dwelling.

Judgment Amount: \$29,837.32.

Federman & Associates

Attorneys for Plaintiff

Take notice that a schedule of pro-
posed distribution of the proceeds of the
above sale will be on file by the Sheriff
of Lycoming County, Pennsylvania, in his
office on MAY 12, 2014 and that distri-
bution will be made in accordance with
said schedule unless exceptions are filed
thereto within ten days thereafter.

R. MARK LUSK,

Sheriff

Lycoming County, PA

A-11, 18, 25

The mission of the Lycoming Law Association is to promote the practice of law using the highest ethical standards and to advance the public image of our profession. We accomplish this by communicating within our profession and throughout our community, providing continuing legal education, encouraging collegiality among attorneys and the Court, providing *pro bono* legal assistance, and through community involvement.

The Lycoming Law Association office conference room is available for rental by both members and non-members. The office has a large conference table, and additional area for chairs. Coffee and food services are available.

The space is ideal for depositions or small presentations. Equipment, including a projector and screen, DVD and VHS players and television, is available for use.

The cost for non-LLA members is \$100 for 4 hours or less; \$150 for more than 4 hours. Members may use the conference room at no cost.

Scheduling arrangements may be made with Jessica Engel, (570) 323-8287 or jengel@lycolaw.org.

The Lycoming Law Association Foundation is a tax-exempt not-for-profit, 501(c)(3) corporation. The mission of the Foundation is to cultivate the science of jurisprudence, improve the legal and judicial system and facilitate the administration of justice for residents of Lycoming County.

The Foundation provides funding for worthwhile law-related community projects and activities, in addition to supporting the Williamsport Office of North Penn Legal Services, which has provided civil legal services on a wide range of high priority legal problems to poor people in Lycoming County since 1974.

The Foundation is funded through the support of the members of the Lycoming Law Association. This support comes in various forms: from member dues, income from the *Lycoming Reporter*; donations by individual lawyer members of the Lycoming County Bar; donations by other individuals, lawyer family members, and estates.

The Lycoming Law Association's Community Activities and Outreach Committee is responsible to advise and assist the Foundation in administering funds for community projects of merit. The Committee is actively involved in reviewing grant applications and in making recommendations to the Foundation and the Association's Executive Committee concerning the funding of worthwhile projects and activities.

For additional information regarding the Foundation and its procedures, contact Jessica Engel, Executive Director, at (570) 323-8287 or jengel@lycolaw.org.



PERIODICAL PUBLICATION

* Dated Material. Do Not Delay. Please Deliver Before Monday, April 14, 2014