

LEGAL NOTICES

APPEARANCE DOCKET

Week Ending October 12, 2018

The Defendant's Name Appears
First in Capital Letters

AS A CONVENIENCE TO THE BAR, JUDGES ASSIGNED TO EACH CASE ARE DESIGNATED IN ACCORDANCE WITH THE KEY. THIS IS NOT AN OFFICIAL LIST AND IS PUBLISHED AS A CONVENIENCE ONLY. THE LAW JOURNAL IS NOT RESPONSIBLE FOR OMISSIONS, MISPRINTS, CHANGES OR ERRORS WHICH APPEAR. COUNSEL IS URGED TO VERIFY ALL APPOINTMENTS THROUGH THE OFFICE OF THE PROTHONOTARY.

KEY

PRESIDENT JUDGE

THOMAS G. PARISI - (TGP)

JUDGE JEFFREY K. SPRECHER - (JKS)

JUDGE SCOTT E. LASH - (SEL)

JUDGE MARY ANN ULLMAN - (MAU)

JUDGE JAMES M. BUCCI - (JMB)

JUDGE PAUL M. YATRON - (PMY)

JUDGE TIMOTHY J. ROWLEY - (TJR)

JUDGE MADELYN S. FUDEMAN - (MSF)

JUDGE M. THERESA JOHNSON - (MTJ)

JUDGE JAMES M. LILLIS - (JML)

JUDGE ELENI DIMITRIOU

GEISHAUSER - (EDG)

JUDGE PATRICK T. BARRETT - (PTB)

JUDGE J. BENJAMIN NEVIUS - (JBN)

SENIOR JUDGE SCOTT D. KELLER -
(SDK)

SENIOR JUDGE STEPHEN B.
LIEBERMAN - (SBL)

SENIOR JUDGE JOHN A. BOCCABELLA
- (JAB)

HOUCK, MINDY - R&N Home Solutions LLC; 18 4650; R. LLC, IPP.
KREWSON, LANCE - Konemann, Magda; 16 16183; M. Konemann, IPP.
ROMERO, NESTOR - New Star Child Care Center LLC, Herrera, Jorge; 16 19614; N. LLC, IPP.
SANCHEZ, NARCISO - Alayon, Chesnner; 17 2237; C. Alayon, IPP.
SANCHEZ, NARCISO - Rodriguez, Guillermina; 17 2237; G. Rodriguez, IPP.
SHOCKTOBERFEST, KONOPELSKI FESTIVALS LLC, KONOPELSKI KATERING LTD, KONOPELSKI LLC, KONOPELSKI, PATRICK - Bleichrodt, Katrina; 18 17091; Paul Gaffney.
STATE FARM AUTOMOBILE INSURANCE COMPANY - Korotkikh, Timofey; 18 2713; Peter N. Munsing.
TODD, ANDREW CONSTANTINE - On The Ave Auto LLC; 17 17294; O. LLC, IPP.

Abuse

AYALA, JOSE RAFAEL FIGUEROA - Ramirez, Jeinnalys Roman; 18 17089; J. Ramirez, IPP.
BAXTER, KAILEE - Guth, Rosalie; 18 17123; R. Guth, IPP.
BROOKS, JEREMY - Mcintyre, Amy; 18 17060; A. Mcintyre, IPP.
BROWN, BRANDON - Laraba, Madison; 18 17058; M. Laraba, IPP.
CARABALLO, PABLO MORALES - Atkinson-Dominguez, Mellisha; 18 17042; M. Atkinson-Dominguez, IPP.
CARON, STEVEN - Cole, Amanda L.; 18 17125; A. Cole, IPP.
CESPEDES, RICARDO - Baxter, Jeremy M.; 18 17090; J. Baxter, IPP.
CRUZ, CARLOS R - Cruz, Amber; 18 17075; A. Cruz, IPP.
CUTLER, BRANDON - Bailey, Jessica; 18 17088; J. Bailey, IPP.
DEEDS, BRIAN - Bono, Jade; 18 17148; J. Bono, IPP.
DEOLIEVERIA, CHERYL - Hartman, Keith; 18 17061; K. Hartman, IPP.
GERENA, ISRAEL VELEZ - Parisi, Mary Maria; 18 17057; M. Parisi, IPP.
GROCE, JORDAN SR - Groce, Julia Maria; 18 17067; J. Groce, IPP.
HAHN, WILLIAM ALEXANDER - Hahn, Susan Leanne; 18 17087; S. Hahn, IPP.
HALTOM, MICHAEL E.B. - Haltom, Cynthia L.; 18 17077; C. Haltom, IPP.
HARVEY, KELVIN M - Crique, Mayra; 18 17158; M. Crique, IPP.
HOFFMASTER, DARRIN C - Angstadt, Tara Lynn; 18 17142; T. Angstadt, IPP.
MERENA, MICHAEL BRAD - Larsen, Christine A; 18 17146; C. Larsen, IPP.
O'TOOLE, DAVID D - O'Toole, Jessica J.; 18 17073; J. O'Toole, IPP.

10/25/2018

Vol. 111, Issue 04

PEREZ, JAMIE - Robinson, Ellen; 18 17041; E. Robinson, IPP.
 QUINONES, PEDRO LUIS RIVERA - De La Cruz, Ana Maria Garcia; 18 17056; A. De La Cruz, IPP.
 REYES, DAULIN JAIME - Dejesus, Ashley Marie; 18 17086; A. Dejesus, IPP.
 RUBRIGHT, CHRISTOPHER G - Rubright, Jennifer; 18 17071; J. Rubright, IPP.
 SANTIAGO, VIRGEN - Torres, Salina; 18 17049; S. Torres, IPP.
 SCARDINO, RAYMOND N III - Scardino, Lisa Gaye; 18 17055; L. Scardino, IPP.
 SNOOK, ELIZABETH - Snook, Amy; 18 17039; A. Snook, IPP.
 SNOOK, ELIZABETH - Snook, Perri; 18 17040; P. Snook, IPP.
 STOKES, TORI - Hassler, Matthew; 18 17032; M. Hassler, IPP.
 STOUGH, MONICA - McClain, Zachary; 18 17070; Z. McClain, IPP.
 VARGAS, EMANUEL - Rodriguez, Virgen; 18 17051; V. Rodriguez, IPP.
 VARGAS, EMANUEL - Young, Victor; 18 17052; V. Young, IPP.
 VARGAS, EMANUEL - Santiago, Virgen; 18 17054; V. Santiago, IPP.
 VASQUEZ, MARCOS - Santiago, Virgen; 18 17053; V. Santiago, IPP.
 WALTER, JAMIE L - Walter, Samuel M; 18 17164; S. Walter, IPP.
 WASHINGTON, ALVIN - Ganns, Lisa R.; 18 17076; L. Ganns, IPP.
 ZEIGLER, DARIN - Zeigler, Katina L.; 18 17127; K. Zeigler, IPP.

Complaint

BERKS COUNTY TAX CLAIM BUREAU (THE) - Perano, Frank T, Pleasant Hills Management LLC; 18 13441; Yun Lee.
 HALL, BOBBIE, HALL, THOMAS - Adekola, Ajibola; 18 16634; Anthony R. Distasio.
 JOHNSON, HAROLD, JOHNSON, SHARON - Klemm, Jean, Grillo, Rosemary; 18 11564; Michael C. Kochkodin.

Contract - Debt Collection: Credit Card

BOWMAN, ELAINE M - Discover Bank; 18 17261; Jonathan P. Cawley.
 CASTILLO, LOURDES COLON - Discover Bank; 18 17260; Jonathan P. Cawley.
 DAWSON, ROBERT JAMES - Bank Of America NA; 18 17169; Keith J. Golub.
 EBERHART, TARA L - Bank Of America NA; 18 17199; Keith J. Golub.
 FIGUEROA, WILLIAM ALFREDO - Collins Asset Group LLC; 18 17023; Demetrios H. Tsarouhis.
 GONZALEZ, SUE H - Barclays Bank Delaware; 18 17065; Frederic I. Weinberg.
 PETERS, BRIAN - American Express National Bank; 18 17201; Jonathan P. Cawley.
 REINHART, MARK S - Discover Bank; 18 17160; Jonathan P. Cawley.
 SILVA, JAIME - Discover Bank; 18 17162; Jonathan P. Cawley.

Contract - Debt Collection: Other

CRESS, CAMILLE - Drexel University; 18 17132; J Scott Watson.

Contract - Employer Dispute:**Discrimination**

WERNERSVILLE STATE HOSPITAL PENNSYLVANIA DEPARTMENT OF HUMAN SERVICES - Egwaikhide, Angella D.; 18 17115; A. Egwaikhide, IPP.

Contract - Other

LEGACY PAPERMILL ASSOCIATES L P, LEGACY DEVELOPMENT ASSOCIATES LLC, HUGHES, KEVIN, QUIGLEY, MARK D, ORTLIEB, GEORGE TRUPERT - Century Land Development Co; 18 17081; John J. Speicher.

LM GENERAL INSURANCE COMPANY - Johnson-Custis, Klover; 18 17021; Diane M. Sodano.

Custody

CROCKETT, STEPHANIE - Santangelo, Anthony; 18 17050; A. Santangelo, IPP.
 DEL VALLE, LEONA - Del Valle, Daniel, Del Valle, Glory; 18 17262; Susan K. Quirits.
 KRANIS, MATTHEW P - Kranis, Jessica A; 18 17167; Randy A. Rabenold.
 PRICE, DAMIEN MICHAEL - Arce, Lysandra Marie; 18 17047; L. Arce, IPP.
 ROCCO, RENEE ANN, TILDEN, JOSH, MERCY, ANTHONY - Rocco, J Michael, Rado, Linda; 18 17194; Robert T. Ullman.

Divorce

AGERAMONTE, MIRELIS - Cortez, Enemencio; 18 17120; John A. III Fielding.
 ALBRIGHT, DANIEL M - Albright, Althea D; 18 17282; Kelsey Frankowski.
 ANTUNEZ, MARIA ISABEL - Antunez, Humberto; 18 17024; Bernard Mendelsohn.
 BICKTA, MICHELE - Bickta, David Michael; 18 17101; E Jay Tract.
 DEBOOTH, PENNY LYNN - Shuman, Emmanuel S; 18 17097; Bernard Mendelsohn.
 DOBROSKY, ZORAIDA - Dobrosky, Daniel Robert; 18 17152; D. Dobrosky, IPP.
 FURBECK, AMANDA J - Furbeck, Richard J; 18 17099; Allen I. Tullar.
 GALLAGHER, JENNIFER A - Gallagher, Raymond F II; 18 17155; Tina M. Boyd.
 GONZALEZ, JACQUELINE - Gonzalez, Roberto; 18 17280; J Peter Landis.
 HARTRANFT, JOSEPH R - Hartranft, Shawna M; 18 17138; Rebecca Batdorf Stone.
 JACKSON, KATHERINE AMBER - Jackson, Thomas Joseph IV; 18 17036; T. Jackson, IPP.
 KOGUT, CHARLES J - Kogut, Edie M.; 18 17278; Joseph T. Bambrick Jr.
 LEGUISAMON-GUERRERO, MICHAEL - Torres-Lopez, Adelsisse N; 18 17102; Bernard Mendelsohn.
 MENLEY, MARK - Menley, Juliann; 18 17198; Thomas C. Rentschler.
 PADILLA, JESUS - Padilla, Dolores M.; 18

10/25/2018

Vol. 111, Issue 04

17281; Joseph T. Bambrick Jr.
 SOTO, CRISTIAN - Reyes-Soto, Felicita,
 Reyes, Felicita; 18 17092; F. Reyes-Soto,
 IPP.
 STOKES, KASEY C - Moyer, Ashley M; 18
 17025; Kenneth C. Myers.
 TICE, STEVEN - Tice, Donna; 18 17026; Eric
 M. Gibson.
 ZOOK, STEPHEN - Zook, Kathleen; 18
 17100; Rebecca Ann Smith.
Divorce - Custody Court Complaint
 GALLAGHER, JENNIFER A - Gallagher,
 Raymond F. II; 18 17156; R. Gallagher, IPP.
Magisterial District Justice Appeal
 FAJNA, KELLY - Northeastern Realty
 Properties LLC; 18 17157; N. LLC, IPP.
 KLINE, TODD, BLUE LAGOON POOLS
 LLC - McHenry, D Craig, McHenry,
 Natalie; 18 17094; D. McHenry, IPP.
 LOPEZ, ROSA - Amcogr LLC; 18 17112; A.
 LLC, IPP.
 MASE REMODELING, MASMER, CHAD
 - Swanger, Glenn, Swanger, Stacey; 18
 17113; G. Swanger, IPP.
 TAX SOLUTIONS SERVICES - Eways,
 Joseph M II; 18 17020; J. Eways, IPP.
Petition
 LANTZ, RALPH - Borough Of Wyomissing;
 18 17143; Elizabeth A. Magovern.
Petition to Change Name
 CROCHUNIS, JOSEPH - Painter, Mandi J,
 Crochunis, Emma Jean, Painter, Emma Jean;
 18 17045; Scott C. Painter.
Professional Liability - Other
 JOHN E MCGOVERN & ASSOCIATES PC
 - Francos, William S, Francos, Andrea J; 18
 17166; Jill M. Scheidt.
Real Property - Ejectment
 HARMAN, KENNETH I, OCCUPANTS - US
 Bank NA, Wachovia Bank NA, Multi-Class
 Mortgage Pass-Through Certificates Series
 2005-1; 18 17104; David C. Onorato.
 WILLIAMS, MARIA, ANY AND ALL
 CURRENT OCCUPANTS - Pacific Union
 Financial LLC; 18 17103; Nora C. Viggiano.
Real Property - Landlord/Tenant Dispute
 BUSSEY, NICHOLAS, NEILL, TIFFANY
 - Prince Real Estate Investments LLC; 18
 17064; Jorge M. Pereira.
**Real Property - Mortgage Foreclosure:
 Residential**
 BLANK, DIAN M. - Wilmington Savings
 Fund Society FSB, Trustee; 18 17105;
 Rebecca A. Solarz.
 GUILBE, EMILIO J - Lakeview Loan
 Servicing LLC; 18 17022; Joseph F. Riga.
 HANNIGAN, SUZANNE M, HANNIGAN,
 FREDERICK J - Wells Fargo Bank NA; 18
 17134; Justin F. Kobeski.
 HEIST, CHRISTOPHER O, MCPIKE,
 MELANIE F, HEIST, NANCY JO - Midfirst
 Bank; 18 17267; Meredith Wooters.
 JAMES, TAMARYA ANN INDIVIDUALLY
 AND ADMINISTRATRIX, HERMINITZ,

JAMES EARL ESTATE OF - Nationstar
 Mortgage LLC; 18 17170; Katherine M.
 Wolf.
 MATIAS, CYNTHIA J - Pennsylvania Housing
 Finance Agency; 18 17096; Kevin G.
 McDonald.
 MILLER, MICHAEL J - Fulton Bank NA; 18
 17106; Abigail Brunner.
 RACINE, JESSIE M, RICHARD, BRADLEY
 P - Pennsylvania Housing Finance Agency;
 18 17136; Kevin G. McDonald.
 RUTHERFORD, KIMBERLY,
 RUTHERFORD, SHANE M - Santander
 Bank NA; 18 17029; Peter Wapner.
 SCHAEFFER, BRENDA M - JPMorgan Chase
 Bank National Association; 18 17066;
 Samantha Gable.
 SULLIVAN, PAUL - Nationstar Mortgage
 LLC; 18 17165; Samantha Gable.
Tort Motor Vehicle
 CABALLOS-GONZALEZ, DIEGO -
 Bainbridge, Peggy; 18 17046; Edwin L.
 Stock.
 FELS, DONTAY LEE, HAYLES, TENE
 T - Morales, Felix; 18 17037; Benjamin C.
 Hoffman.
 KEIM, LAUREN, KEIM, ALLEN C, KEIM,
 MINDY J - Nein, Jackie, Nein, Randall; 18
 17131; Wilbur H. Jr Seitzinger, Wilbur H. Jr
 Seitzinger.
 OVERDORF, AMANDA LYNN - Kelley,
 Ryan; 18 17117; Brandon Swartz, Maria K.
 McGinty.
 SOTTOSANTI, MARIE - McCracken, Francis;
 18 17197; Gregory A. Smith.
Tort Premise Liability
 SHOCKTOBERFEST, KONOPELSKI
 FESTIVALS LLC, KONOPELSKI
 KATERING LTD, KONOPELSKI LLC,
 KONOPELSKI, PATRICK - Bleichrodt,
 Katrina; 18 17091; Paul Gaffney.
Tort Product Liability
 IUSA S A DE C V, GRUPO IUSA S A DE C V,
 INDUSTRIAS UNIDAS DE PASTEJE S A
 DE C V - Cruz, Tito; 18 17080; Richard M.
 Jurewicz. (MSF).

SHERIFF'S SALES

*By virtue of various executions issued out of
 the Court of Common Pleas of Berks County,
 Pa. to me directed there will be sold at Public
 Vendue or Outcry, on November 9, 2018 at 10:00
 o'clock A.M. .*

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

The following described Real Estate. To wit..

10/25/2018

Vol. 111, Issue 04

Second Publication

No. 07-06502

Judgment Amount: \$2,940.45

Attorney: Robert P. Daday, Esquire

ALL THAT CERTAIN two and one-half story brick two-family apartment dwelling house, with attached garage, and the lot or piece of ground upon which the same is erected, situate on the Southwest corner of North Front and West Douglass Street, and being known as City Number 100 West Douglass Street, in the City of Reading, Berks County, Pennsylvania.

TAX PARCEL NO. 15-5307-57-54-6535

ACCOUNT NO. 15-351200

BEING KNOWN AS 100 W. Douglass Street, Reading, Pennsylvania 19601

SINGLE-FAMILY residential dwelling

To be sold as the property of Corniel Management Corporation

No. 09-16263

Amount: \$1,687.33

Attorney: Portnoff Law Associates

PROPERTY DESCRIPTION

ALL THAT CERTAIN lot or piece of ground with the two and one-half story brick dwelling thereon erected, known and numbered as No. 1027 Perry Street, in the City of Reading, County of Berks, and State of Pennsylvania, bounded and described as follows:

ON the North by a ten feet wide alley;

ON the South by said Perry Street;

ON the East by Premises No. 1029 Perry Street, now or late the property of Meyer Lewis and wife; and

ON the West by Premises No. 1025 Perry Street.

CONTAINING IN FRONT on said Perry Street fourteen (14) feet, more or less, and in depth of equal width one hundred (100) feet.

TAX PARCEL NO. 17-5317-37-07-8481

PROPERTY ADDRESS: 1027 Perry Street, Reading, Pennsylvania

To be sold as the property of Four Winds Investments LLC.

No. 10-11926

Judgment Amount: \$2,192.61

Attorney: Robert P. Daday, Esquire

ALL THAT CERTAIN lot or piece of ground with the two-story brick dwelling hereon erected and Numbered 1242, 1244 and 1246, situate on the South side of Oley Street, between 12th and 13th Streets, in the City of Reading aforesaid, bounded and described as follows, to wit:

BEGINNING at a point on Oley Street fifty feet (50') east of the southeast building line, corner of Birch and Oley Streets, thence eastwardly along said Oley Street fifty feet (50') to a ten feet wide alley; thence southwardly along said alley one hundred feet (100') to another 10 feet wide alley; thence westwardly along the same

fifty feet (50') to the property now or late of Frank L. Conrad; thence northwardly along the same one hundred feet (100') to the place of beginning.

TAX PARCEL NO. 12-5317-54-24-0021

BEING KNOWN AS 1242 Oley Street, Reading, Pennsylvania

Commercial Building

To be sold as the property of Andres Alejandro Lopez

No. 11-14065

Judgment Amount: \$1,567.97

Attorney: Robert P. Daday, Esquire

ALL THAT CERTAIN two and one-half story brick dwelling house and lot or piece of ground upon which the same are erected, situate on the West side of Mulberry Street between Marion and Perry Streets, and being Numbered 1212 Mulberry Street in the City of Reading, County of Berks and State of Pennsylvania

TAX PARCEL NO. 17-5317-37-06-7962

ACCOUNT NO. 17537275

BEING KNOWN AS 1212 Mulberry Street, Reading, Pennsylvania

SINGLE-FAMILY residential dwelling

To be sold as the property of Black Cat Investments, L.L.C.

No. 11-14431

Amount: \$1,836.23

Attorney: Portnoff Law Associates

PROPERTY DESCRIPTION

ALL THAT CERTAIN lot or piece of ground together with the buildings and improvements thereon erected, situate on the northeasterly corner of Oley and Thorn Streets and known as No. 221 Oley Street in the City of Reading, County of Berks, Pennsylvania, more particularly bounded and described as follows:

BEGINNING at a point, said point being the northeasterly lot corner of Oley and Thorn Streets; thence in an easterly direction along the northerly side of said Oley Street, the distance of one hundred thirty-three and thirty-five one-hundredths feet (133.35') to a point; thence in a northerly direction along the easterly side of a concrete driveway and property now or late of J. Frederick Corbit and Ruth H. Corbit, his wife, by a line making an interior angle of ninety degrees two minutes with the last described line, the distance of eighty-seven and eight one-hundredths feet (87.08) to a point; thence in a westerly direction and still along the same by a line making an interior angle of eighty-nine degrees fifty-eight minutes with the last described line, the distance of thirteen and two one-hundredths feet (13.02') to a point; thence in a northerly direction and still along the same by a line making an interior angle of two hundred seventy degrees two minutes with the last described line, the distance of fifty-two and ninety-two one-hundredths feet (52.92') to a point; thence in a westerly direction by a line

10/25/2018

Vol. 111, Issue 04

making an interior angle of eighty-nine degrees fifty-eight minutes with the last described line, the distance of one hundred twenty feet (120') to a point: thence in a southerly direction along the easterly side of said Thorn Street, the distance one hundred forty feet (140') to the place of beginning.

TAX PARCEL NO. 14-5307-58-64-5179

PROPERTY ADDRESS: 221 Oley Street, Reading, Pennsylvania

To be sold as the property of Oley Street, LLC.

No. 14-05550

Judgment Amount: \$89,480.16

Attorney: KML Law Group, P.C.

LEGAL DESCRIPTION

ALL THAT CERTAIN three-story brick dwelling house, and the lot or piece of ground upon which the same is erected, situate on the West side of North Eleventh Street, between Douglass and Windsor Streets, being No. 832 North Eleventh Street, in the City of Reading, County of Berks and State of Pennsylvania, bounded and described as follows, to wit:

ON the North by property now or late of Lena Schlack;

ON the South by property now or late of William B. Burk;

ON the East by said North Eleventh Street; and

ON the West by a twenty (20) feet wide alley.

CONTAINING in front or width on said North Eleventh Street fifteen (15) feet and in depth of equal width one hundred and four (104) feet.

TOGETHER with the use of the alley on the North of the building in common with the owner or occupant of the adjoining premises on the North.

THEREON ERECTED A DWELLING HOUSE KNOWN AS: 832 North 11th Street, Reading, PA 19604

TAX PARCEL #12531753140933

ACCOUNT: 12170650

SEE Deed Book 4945, Page 0240

Sold as the property of: Erik T. Kinder and Christine M. Wartluft

No. 14-1535

Judgment: \$282,835.51

Attorney: Meredith H. Wooters, Esquire

Scott A. Dietterick, Esquire

Kimberly A. Bonner, Esquire

Kimberly J. Hong, Esquire

Michael E. Carleton, Esquire

Justin F. Kobeski, Esquire

Matthew P. Curry, Esquire

Cristina L. Conner, Esquire

Holly N. Wolf, Esquire

Karina Velter, Esquire

LEGAL DESCRIPTION

ALL THAT CERTAIN lot or piece of ground with a two-story brick dwelling house and store with mansard roof and butchering establishment thereon erected, situate on the South side of

East Philadelphia Avenue, in the Borough of Boyertown, County of Berks, and State of Pennsylvania, bounded and described as follows, to wit: (Being #114-116 East Philadelphia Avenue)

BEGINNING AT A POINT on building range of East Philadelphia Avenue, thence Southwestly along land now or late of John A. Hadjidemetri one hundred thirteen feet more or less to a corner of a ten feet wide private alley and a corner of land now or late of the said John A. Hadjidemetri; thence Northwardly along same one hundred thirteen feet to building range to said East Philadelphia Avenue, thence along the same Westwardly thirty-five feet and one inch to the place of beginning.

ALSO granting and confirming unto said Grantee, his heirs and assigns, the full and uninterrupted use, liberty, and privilege of certain open alley sixteen feet wide extending from Chestnut Street Eastward along the rear of formerly Harrison Houck's now or late William B. Keely's property to said road, together with full and undisturbed use, liberty and privilege of an alley-way or passage over a certain lot of ground situated immediately at the rear and adjoining above described tract of land, having a width of twenty feet from the railroad to formerly Houck's barn, now or late William B. Keely's property, and depth of fifty-two feet from the middle of said sixteen feet alley to the rear end of above described premises, with free ingress, egress and regress to and for the said Grantee, his heirs and assigns, tenants and under-tenants and occupiers of said premises above described, at all times and seasons of the year, in common with him, the said Harrison W. Houck, his heirs and assigns and his tenants and occupiers.

ALSO, all that certain lot or piece of ground situate in the Borough of Boyertown, County of Berks, and State of Pennsylvania, bounded and described as follows, to wit:

BEGINNING AT A POINT in the Westerly side of Philadelphia Avenue, said point being located twenty-three feet measured at right angles in a Northwestern direction from the center line of the Colebrookdale Branch of the railroad of Reading Company, thence South fifty-two degrees fifty-one minutes West through lands of Reading Company, parallel with and twenty-three feet distance Northwestwardly from said center line, one hundred sixty-one and one-tenth feet to the Easterly side of a certain alley; thence North thirty-nine degrees ten minutes West along said Easterly side of alley five and nineteen one-hundredths feet to a corner; thence North fifty degrees fifty minutes East along the line dividing lands of Earl F. Dotterer, and wife, and Ralph A. Stauffe, and wife, from lands of Reading Company one hundred sixty-one feet to the Westerly side of Philadelphia Avenue; thence

10/25/2018

South thirty-nine degrees ten minutes East along said Westerly side of Philadelphia Avenue ten and eighty-six one-hundredths feet to the point of beginning.

CONTAINING three one-hundredths of an acre, more or less.

BEING THE SAME PROPERTY conveyed to Carmelo Leggio and Jole Leggio who acquired title by virtue of a Deed dated June 13, 2001, recorded June 13, 2001 at Official Records Volume 3349, Page 1000, Office of the Recorder of Deeds, Berks County, Pennsylvania.

HAVING ERECTED THEREON A DWELLING HOUSE KNOWN AS 116 Philadelphia Avenue a/k/a 116 East Philadelphia Avenue, Boyertown, PA 19512.

PARCEL NO.: 33-5387-20-90-2829

ACCOUNT: 33062000

SEE Deed Book Volume 3349, Page 1000

To be sold as the property of Carmelo Leggio and Jole Leggio

No. 14-5835

Judgment: \$303,647.44

Attorney: Meredith H. Wooters, Esquire

Scott A. Dietterick, Esquire

Kimberly A. Bonner, Esquire

Kimberly J. Hong, Esquire

Michael E. Carleton, Esquire

Justin F. Kobeski, Esquire

Matthew P. Curry, Esquire

Cristina L. Conner, Esquire

Holly N. Wolf, Esquire

Karina Velter, Esquire

LEGAL DESCRIPTION

ALL THAT CERTAIN lot or piece of ground situate in Ruscombmanor Township, Berks County, Pennsylvania bounded and described according to a Final Plan of Glenmer Estates, drawn by Thomas R. Gilbone, Professional Land Surveyor, dated July 26, 1991 and last revised September 17, 1992, said plan recorded in Berks County in Plan Book 192, Page 44, as follows, to wit:

BEGINNING AT A POINT of curve on the Northerly side of Robin Lea Lane (53 feet wide), said point being a corner of Lot No. 18 on said plan; thence extending from said point of beginning along Lot No. 18 North 09 degrees 38 minutes 22 seconds West 207.66 feet to a point in the Lot No. 19 on said plan; thence extending along same the three following courses and distances: (1) North 86 degrees 06 minutes 07 seconds East 40.00 feet to a point, a corner (2) North 30 degrees 46 minutes 15 seconds East 85.28 feet to a point, a corner, and (3) North 59 degrees 13 minutes 45 seconds West 32.90 feet to a point, a corner of Lot No. 15 on said plan; thence extending along same North 30 degrees 40 minutes 15 seconds East 246.57 feet to a point on the Southwestly side of Tommy Louise Drive (53 feet wide), said point being a corner of Lot No. 16 on said plan; thence extending along Lot

Vol. 111, Issue 04

No. 16 South 12 degrees 47 minutes 15 seconds East 465.26 feet to a point on the Northwestly side of Robin Lea Lane; thence extending along same South 77 degrees 12 minutes 45 seconds West 218.78 feet to a point of curve on the Northwestly side of Robin Lea Lane along the arc of a circle curving to the right having a radius of 678.50 feet the arc distance of 37.00 feet to the first mentioned point and place of Beginning.

CONTAINING 80,316.48 square feet or 1.844 acres of land.

BEING Lot No. 17 as shown on the abovementioned plan.

BEING THE SAME PROPERTY conveyed to Robert B. Miles who acquired title by virtue of a Deed from Duane S. Knoll and Marilyn Sue Knoll, husband and wife, dated July 6, 2004, recorded August 11, 2004, at Official Records Volume 4124, Page 1825, Office of the Recorder of Deeds, Berks County, Pennsylvania.

HAVING ERECTED THEREON A DWELLING HOUSE KNOWN AS 34 Robin Lea Lane, Fleetwood, PA 19522.

PARCEL NO.: 76-5420-03-14-5197

ACCOUNT: 76035650

SEE Deed Book Volume 4124, Page 1825

To be sold as the property of Robert B. Miles

No. 15-12898

Judgment: \$458,839.60

Attorney: Stephen M. Hladik, Esquire

ALL THAT CERTAIN message and tract of ground together with the improvements thereon erected, situate in the Township of Rockland, County of Berks and Commonwealth of Pennsylvania, bounded and described according to surveys by Albert G. Newbold, P. E., dated April 5, 1971 and Warren F. Gift, R.S. dated July 3, 1973 as follows:

BEGINNING At a point in the center line of Schweitz Road, LR-06192, said point marking the Westerly corner of lands now or late of William H. Carpenter; thence by Carpenter and passing through a pin on line South 7 degrees 42 minutes 20 seconds West 866.18 feet to a pin; thence by same South 83 degrees 18 minutes East 699.86 feet to an iron pipe; thence by lands now or late of Irvin Z. Garman and crossing a Metropolitan Edison Electric Transmission line right of way South 6 degrees 53 minutes 30 seconds West 990.00 feet to a pin; thence by lands now or late of Roy G. Wolff North 85 degrees 12 minutes West 313.50 feet to a pin; thence by lands now or late of William H. Carpenter the three following courses and distances: (1) North 64 degrees 37 minutes 40 seconds West 359.39 feet to a pin; (2) North 75 degrees 31 minutes West 174.69 feet to a planted stone; (3) North 25 degrees 16 minutes East 33.00 feet to a pin; thence partly by Carpenter and by lands now or late of Walter J. Kinderman and reentering the aforementioned right of way North 63 degrees 34 minutes West 1,127.74 feet to a pin; thence by lands now or late of Harold F. Lebo and leaving

10/25/2018

Vol. 111, Issue 04

said right of way North 38 degrees 03 minutes 50 seconds East 364.29 feet to a pin; thence by land conveyed to Bryon R. Oswald and Joann Oswald, his wife, the two following courses and distances: (1) South 82 degrees 30 minutes 40 seconds East 563.84 feet to a pin; (2) North 7 degrees 29 minutes 20 seconds East 219.96 feet to a pin; thence by other lands now or late of Ray M. Oswald the two following courses and distances: (1) South 86 degrees 54 minutes East 402.40 feet to a pin; (2) passing through pins on line North 7 degrees 42 minutes 20 seconds East 767.58 feet to a point; thence by the center line of Schweitz Road South 82 degrees 39 minutes 50 seconds East 25.00 feet to the place of BEGINNING.

CONTAINING 31.59 acres.

BEING THE SAME PREMISES which Ray M. Oswald and Dorothy M. Oswald, husband and wife, by Deed dated March 6, 1975 and recorded on March 6, 1975, in the Berks County Recorder of Deeds Office at Deed Book Volume 1667 at Page 335 as Instrument No. 02019, granted and conveyed unto Richard C. Hamilton and Judith K. Hamilton, his wife, his/her heirs and assigns, in fee. And the said Richard C. Hamilton departed this life on February 11, 2018, thereby vesting sole ownership in Judith K. Hamilton by operation of law.

BEING KNOWN AS 205 Schweitz Road, Fleetwood, PA 19522

TAX PARCEL NO. 75546100303084

MAP PIN: 546100303084

ACCOUNT: 75020430

SEE Deed Book/Page: 1667/335, as Instrument No. 02019

To be sold as the property of Richard C. Hamilton and Judith K. Hamilton, his wife, his/her heirs and assigns, in fee. And the said Richard C. Hamilton departed this life on February 11, 2018, thereby vesting sole ownership in Judith K. Hamilton by operation of law.

No. 15-20346

Judgment Amount: \$115,638.65

Attorney: Roger Fay, Esquire

ALL THAT CERTAIN lot or piece of ground situate in the Borough of Wyomissing, (formerly in Spring Township), County of Berks and State of Pennsylvania, (as shown by the Map or Plan of Hill Crest, dated 5/5/1908, recorded in Plan Book 3 Page 22, Berks County Records) together with the Eastern part of a two-story twin brick dwelling house thereon erected, and known as 1600 Penn Avenue, said lot of ground being further known as Lot No. 16 and a portion of Lot No. 17, in Block No. 4 of the Plan aforesaid, bounded and described as follows, to wit:

ON the North by Penn Avenue,

ON the South by a 15 feet wide alley, and

ON the East by a 10 feet wide alley, and

ON the West by a portion of Lot No. 17.

CONTAINING in width East and West on Penn Avenue, 21 feet and along 15 feet wide alley 46 feet 7 inches and in depth North and South

along said 10 feet wide alley, the Eastern line of Lot No. 16, 158 feet more or less and along the Western line of the aforesaid portion of Lot No. 17, 155 feet, more or less.

EXCEPTING AND RESERVING THEREOUT, HOWEVER, a strip of land containing 43.93 square feet conveyed by Cassia Richard, widow of Darius Richard, to the Borough of Wyomissing, by her indenture dated 8/19/1932 and recorded in the Office of the Recorder of Deeds in and for the County of Berks in Deed Book 746 Page 324.

TITLE TO SAID PREMISES vested in Malcia Cruz by Deed from Sandra L. Laudermilch dated November 10, 2005 and recoded on January 17, 2006 in the Berks County Recorder of Deeds in Book 4754, Page 1938 as Instrument No. 2006003862.

BEING KNOWN AS: 1600 Penn Avenue, Reading, PA 19610

TAX PARCEL NUMBER: 96439607570705

To be sold as the property of Malcia Cruz, deceased

No. 16-01145

Judgment Amount: \$87,474.52

Attorney: Lois M. Vitti, Esq.

LEGAL DESCRIPTION

ALL THAT CERTAIN three-story brick with stone front dwelling house and the lot or piece of ground, situated on the East side of North Eleventh Street, being No. 1155, between Robeson and Marion Streets in the City of Reading, County of Berks and State of Pennsylvania, bounded and described as follows, to wit:

ON the North by property now or late of Obediah B. Dorward;

ON the East by a ten feet wide alley;

ON the South by property now or late of Alfred M. and Lucy Christ; and

ON the West by said North Eleventh Street.

CONTAINING in front on North Eleventh Street fifteen feet six inches and in depth on hundred five feet to said ten feet wide alley.

BEING THE SAME PREMISES WHICH Derek L. Branford by Deed dated March 24, 2006 and recorded April 4, 2006 in the Office for the Recorder of Deeds in and for the County of Berks, and Commonwealth of Pennsylvania at Instrument No. 2006032337, granted and conveyed unto Surendra Sampat.

ALSO BEING THE SAME PREMISES which Surendra Sampat by Deed dated October 1, 2011 and recorded October 19, 2011 in the Office for the Recorder of Deeds in and for the County of Berks, and Commonwealth of Pennsylvania at Instrument No. 2011039037, granted and conveyed unto Eugene Williams. The Tax Claim Bureau of Berks County sold the property to Clay Wumser on September 29, 2014 at Instrument No. 2014031861, by virtue of a Judicial Sale held on June 18, 2014, Sale #1313833. A stipulation was granted to set aside the Judicial Sale and thereby

10/25/2018

Vol. 111, Issue 04

revesting the title back to Eugene Williams. The Order was recorded on March 19, 2015 at Instrument No. 2015008703.

To be sold as the property of: Surendra Sampat and Eugene Williams.

No. 16-13099

Judgment Amount: \$31,154.88

Attorney: Roger Fay, Esquire

ALL THAT CERTAIN lot or piece of ground, together thereon, known as 1347 Mulberry Street, situate, lying and being in the City of Reading, County of Berks, Commonwealth of Pennsylvania, more particularly described as follows, to wit:

BEGINNING at a point in the easterly side of Mulberry Street one hundred twenty-three feet (123') southwardly from the point of intersection of the easterly side line of Mulberry Street with the southerly side line of Pike Street; thence eastwardly the distance of one hundred five feet (105') to a point on the westerly side line of a fourteen feet (14') wide alley; thence along the line of said alley southwardly, the distance of fourteen feet (14') to a point; thence, westwardly the distance of one hundred five feet (105') to the place of beginning.

TITLE TO SAID PREMISES vested in Alex Belfort and Yvette Belfort, husband and wife by Deed from Michael Torres and Marilyn Torres, husband and wife, dated September 24, 2004 and recorded on September 28, 2004 in the Berks County Recorder of Deeds in Book 4160, Page 1557.

BEING KNOWN AS: 1347 Mulberry Street, Reading, PA 19604

TAX PARCEL NUMBER: 5317-29-07-9711

To be sold as the property of Alex Belfort and Yvette Belfort

No. 16-21878

Judgment Amount: \$154,716.10

Attorney: KML Law Group, P.C.

LEGAL DESCRIPTION

PREMISES A:

ALL THAT CERTAIN dwelling house and the lot ground upon which the same is erected, situate in the Township of Cumru, County of Berks, and Commonwealth of Pennsylvania, bounded and described as follows:

BEGINNING at an iron pin on the West side of the Old State Highway, Route 222; thence along property now or late of Harry L. Lied, North seventy-two degrees thirty minutes (72° 30') West one hundred twenty feet (120') to an iron pin; thence along property now or late of Theodore M. Deck and Elizabeth Deck, North eighteen degrees (18°) East one hundred feet (100') to an iron pin; thence along property now or late of Fred A. Miller and Mary A. Miller, South seventy-two degrees thirty minutes (72° 30') East, one hundred twenty feet (120') to an iron pin; thence along Old State Highway, South

eighteen degrees (18°) West one hundred feet (100') to the place of BEGINNING.

PREMISES B:

ALL THAT CERTAIN small plot of ground, situate in the Township of Cumru, Berks County, Pennsylvania, bounded and described as follows:

BEGINNING AT AN IRON PIN; thence by other property now or late of Henry Clay and Ida M. Clay, South 20 degrees West, 100 feet to an iron pin; thence by property now or late of Cart M. Fehr and Mildred E. Fehr, North 72 degrees 30 minutes West, 50 feet 3 inches to an iron pin; thence by a stream, the headwaters of the Kleinginn's Creek, North 32 degrees 30 minutes East, 100 feet 2 inches to an iron pin; thence by property now or late of Fred Miller and Mary Miller, South 72 degrees 30 minutes East, 28 feet 2 inches to an iron pin, the place of BEGINNING.

EXCEPTING THEREFROM premises conveyed by Frederick L. Updegrave and Mary Shirley Updegrave, husband and wife, to the Commonwealth of Pennsylvania, Department of Transportation, by Deed dated November 28, 2001 and recorded July 3, 2002 in Berks County Record Book 3561, Page 240.

THEREON ERECTED A DWELLING HOUSE KNOWN AS: 1413 Old Lancaster Pike, Sinking Spring, PA 19608

TAX PARCEL #39438518308807

ACCOUNT: 39178760

SEE Deed Book/Page

Instrument Number 2016001044

Sold as the property of: Bruce A. Flanagan a/k/a Bruce Flanagan

No. 17-01688

Judgment Amount: \$48,544.88

Attorney: Phelan Hallinan Diamond & Jones.

LLP

LEGAL DESCRIPTION

ALL THAT CERTAIN two-story brick with mansard roof dwelling house and lot or piece of ground on which the same is erected, situate on the South side of Douglass Street, No. 1142, in the City of Reading, County of Berks and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

ON the North by said Douglass Street;

ON the East by property now or late of George B. Seitzel and wife;

ON the South by an alley; and

ON the West by property now or late of Raymond B. Dietrich and wife.

CONTAINING in front and width East and West on Douglass Street, fourteen feet (14 feet) and in depth one hundred feet (100 feet).

BEING THE SAME PREMISES which Sandra L. Lopez, by her Deed dated August 26, 1999 and recorded at Berks County Record Book 3121, Page 1686 granted and conveyed unto Frederick E. Sallada, Jr. and Sandra L. Sallada, a/k/a Sandra L. Lopez, husband and wife, Mortgagors herein.

TITLE TO SAID PREMISES is vested in

10/25/2018

Frederick E. Sallada, Jr. and Sandra L. Sallada, a/k/a Sandra L. Lopez, h/w, by Deed from Sandra L. Lopez, dated 08/25/1999, recorded 09/03/1999, in Book 3121, Page 1686.

BEING KNOWN AS 1142 Douglass Street, Reading, PA 19604-2439.

Residential property

TAX PARCEL NO: 12-5317-54-14-4575

TAX ACCOUNT: 12350150

SEE Deed Book 3121 Page 1686

To be sold as the property of Fredrick E. Sallada, Jr., Sandra L. Sallada a/k/a Sandra L. Lopez.

No. 17-03068

Judgment Amount: \$194,417.31

Attorney: Roger Fay, Esquire

ALL THAT CERTAIN property situated in the County of Berks, and the Commonwealth of Pennsylvania, being described as follows:

ALL THAT CERTAIN two-story brick dwelling house and lot or piece of ground upon which the same is erected, situate along Normal Avenue, being No. 152 Normal Avenue, in the Borough of Kutztown, Berks County, Pennsylvania, bounded and described as follows, to wit:

BEGINNING AT A POINT at the intersection of Normal Avenue and Bieber Alley and extending thence along Bieber Alley southwardly 90 feet to an alley given by William Bieber for public use, thence along said alley eastwardly 24 feet to other property now or late of the said William Bieber, thence along the same northwardly and in and through the middle of the partition walls of the two adjoining brick dwelling houses 90 feet to a point in the curb line on Normal Avenue, thence along said Normal Avenue 24 feet to the place of Beginning.

TITLE TO SAID PREMISES vested in Pamela Marie Angstadt and Robert Angstadt by Deed from Pamela Marie Angstadt and Robert Angstadt dated June 1, 2007 and recorded on July 16, 2007 in the Berks County Recorder of Deeds in Book 05179, Page 2037 as Instrument No. 2007043314.

BEING KNOWN AS: 152 Normal Ave, Kutztown, PA 19530

TAX PARCEL NUMBER: 55-5443-12-96-3320

To be sold as the property of Pamela Marie Angstadt a/k/a Pamela Angstadt and Robert Angstadt a/k/a Robert Angstadt, Jr.

No. 17-03590

Judgment Amount: \$115,852.97

Attorney: Phelan Hallinan Diamond & Jones, LLP

LEGAL DESCRIPTION

ALL THAT CERTAIN lot, together with the two-story brick dwelling house and garage erected thereon, known as 1719 Friedensburg Road, situate on the eastern side of Friedensburg

Vol. 111, Issue 04

Road, a short distance North of the Village of Stony Creek Mills, in the Township of Lower Alsace, Berks County, Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point in the Friedensburg Road and land now or late of Jacob F. Wenzel; thence along said Friedensburg Road North twenty degrees twenty-four minutes East one hundred feet to a point; thence along other property now or late of Robert D. Wenzel, southwardly two hundred fifty-five feet more or less to a point in line of land now or late of Jacob F. Wenzel; thence along the same South nineteen degrees thirty-nine and one-half minutes West one hundred sixteen feet six inches to a stake in land now or late of Jacob F. Wenzel; thence along the same North sixty-three degrees three minutes West two hundred fifty-five feet, more or less, to the place of BEGINNING.

TITLE TO SAID PREMISES is vested in Frank W. Eichhorn and Dorothy G. Eichhorn, his wife, as tenants by the entirety, by Deed from Reading Trust Company, Trustee under Life Insurance Trust Agreement dated August 5, 1955 of David C. Forsht, dated 08/25/1958, recorded 08/26/1958, in Book 1309, Page 62.

DOROTHY G. EICHORN was a co-record owner of the mortgaged premises as a tenant by the entirety. By virtue of Dorothy G. Eichhorn's death on or about 10/01/1994, her ownership interest was automatically vested in the surviving tenant by the entirety, Deborah G. Black a/k/a Deborah G. Black Moudry a/k/a Deborah L. Moudry died on 12/21/2014, leaving a Last Will and Testament dated 01/25/2010. Letters Testamentary were granted to Robert R. Kreitz, Esq. on 01/06/2015 in Lancaster County, No. 36-15-0027. The decedent's surviving devisees are Melissa Fogel, Sandra L. Black, Meghan L. Black, Andrew S. Black, Bianca Black, Catherine E. Black, Timothy Z. Black, Kayla Davis, Mitchell R. Davis, Nicole Davis, Wanda J. Davis, Lily A. Fogel, and Maxwell J. Fogel. Frank W. Eichhorn died on 12/20/2013, leaving a Last Will and Testament dated 03/06/2008. Letters Testamentary were granted to Lisa W. Eichhorn on 12/27/2013 in Berks County, No. 06-13-1741. The Decedent's surviving devisees are Lisa W. Eichhorn, Deborah G. Black, Melanie C. Racioppi, Stephen A. Eichhorn, and Jeffrey L. Eichhorn.

BEING KNOWN AS 1719 Friedensburg Road, Reading, PA 19606-9667.

Residential property

TAX PARCEL NO: 23532711577039

TAX ACCOUNT: 23036653

SEE Deed Book 1309 Page 62

To be sold as the property of Lisa W. Eichhorn, in her capacity as Executrix and Devisee of the Estate of Frank W. Eichhorn, Melanie C. Racioppi, in her capacity as Devisee of the Estate of Frank W. Eichhorn, Stephen A. Eichhorn, in his capacity as Devisee of the Estate of Frank W. Eichhorn, Jeffrey L. Eichhorn, in his

10/25/2018

Vol. 111, Issue 04

capacity as Devisee of the Estate of Frank W. Eichhorn, Robert R. Kreitz, Esq., in his capacity as Executor of the Estate of Deborah G. Black a/k/a Deborah G. Black Moudry a/k/a Deborah L. Moudry deceased Devisee of the Estate of Frank W. Eichhorn, Meghan L. Black a/k/a Meghan L. Black Lewis, in her capacity as Devisee of the Estate of Deborah G. Black a/k/a Deborah G. Black Moudry a/k/a Deborah L. Moudry, deceased Devisee of the Estate of Frank W. Eichhorn, Timothy Z. Black, in his capacity as Devisee of the Estate of Deborah G. Black a/k/a Deborah G. Black Moudry a/k/a Deborah L. Moudry, deceased Devisee of the Estate of Frank W. Eichhorn, Bianca Black a/k/a Bianca L. Black in her capacity as Devisee of the Estate of Deborah G. Black a/k/a Deborah G. Black Moudry a/k/a Deborah L. Moudry, deceased Devisee of the Estate of Frank W. Eichhorn, Andrew S. Black, in his capacity as Devisee of the Estate of Deborah G. Black a/k/a Deborah G. Black Moudry a/k/a Deborah L. Moudry, deceased Devisee of the Estate of Frank W. Eichhorn, Maxwell J. Fogel, in his capacity as Devisee of the Estate of Deborah G. Black a/k/a Deborah G. Black Moudry a/k/a Deborah L. Moudry, deceased Devisee of the Estate of Frank W. Eichhorn, Nicole Davis, in her capacity as Devisee of the Estate of Deborah G. Black a/k/a Deborah G. Black Moudry a/k/a Deborah L. Moudry, deceased Devisee of the Estate of Frank W. Eichhorn, Mitchell R. Davis, in his capacity as Devisee of the Estate of Deborah G. Black a/k/a Deborah G. Black Moudry a/k/a Deborah L. Moudry, deceased Devisee of the Estate of Frank W. Eichhorn, Melissa Fogel a/k/a Melissa Black, in her capacity as Custodian for Minor L.F., Devisee of the Estate of Deborah G. Black a/k/a Deborah G. Black Moudry a/k/a Deborah L. Moudry, deceased Devisee of the Estate of Frank W. Eichhorn.

No. 17-13255

Amount: \$2,634.91

Attorney: Portnoff Law Associates

PROPERTY DESCRIPTION

ALL THAT CERTAIN lot or piece of ground situate in Hereford Township, County of Berks, Commonwealth of Pennsylvania.

NO. 1 BEGINNING at an iron pin on the South side of the public road leading from Huff's Church to Harlem, thence in and along the South side of said road North seventy-eight degrees thirty-five minutes East one hundred ninety-nine and twenty-five hundredths feet to an iron pin in the land of now or late Herman Fenstermacher, thence along the same South thirty-one degrees forty minutes East one hundred eighty and six-tenths feet to an iron pin in the land now or late of John Kemp, thence along South

seventy-six degrees eighteen minutes West two hundred twenty and seven-tenths to an iron pin in the residence of now or late Carl M. Kemp and Mildred M. Kemp, thence along the same North twenty-four degrees twenty-five minutes West one hundred eight three feet to the place of BEGINNING.

CONTAINING one hundred twenty and 206/1000 square perches of land.

NO. 2 BEGINNING at an iron pin South thirty-four degrees fifty minutes East a distance of two hundred twenty-four and five-tenths feet (S. 34 degrees 50 E. 224.5') to an iron pin along lands now or late of Herman Fenstermacher; thence South fifty-nine degrees twenty-six minutes West a distance of two hundred and eight and seventy-five hundredths feet (S. 59 degrees 26' W. 208.75') to an iron pin along lands of the grantor; thence North eighteen degrees nineteen minutes West a distance of two hundred sixty-six and nine tenths feet (N. 18 degrees 19' W. 226.9') along other lands of the Hoffmans to an iron pin; thence North seventy-four degrees twenty-five minutes East a distance of one hundred and forty-two and six-tenths feet (N. 74 degrees 25' E. 142.6') along other lands of the Kemps to the place of BEGINNING.

CONTAINING 155.593 perches. more or less.

TAX PARCEL NO. 52-5491-02-55-1322

PROPERTY ADDRESS: 272 Old Mill Road, Hereford Twp., Pennsylvania

To be sold as the property of Matthew D. Spaar.

No. 17-13455

Judgment: \$81,864.85

Attorney: Daniel T. Lutz, Esquire

ALL THAT CERTAIN piece or parcel of land with improvements thereon erected, situate in the Township of South Heidelberg, (formerly Lower Heidelberg Township), County of Berks and Commonwealth of Pennsylvania, more particularly bounded and described as follows, to wit:

BEGINNING at point in the middle of the public road leading from Galen Hall Hotel to Vinemont; thence along land late of Ernest G. Hirneisen and Phyllis B. Hirneisen, his wife, in a Westerly direction, a distance of two hundred ninety-four (294) feet, five and seven-eighth (5-7/8) inches, thence in a Northeasterly direction a distance of one hundred twenty-five (125) feet to an iron pin in common with remaining land of Levi J. Eckert and Sadie E. Eckert, his wife; thence in an Easterly direction and still along remaining land of Levi J. Eckert and Sadie E. Eckert, his wife, a distance of one hundred seventy-five (175) feet, three and one-half (3-1/2) inches to an iron pin in middle of the aforementioned public road; thence in and along said public road, a distance of eighty-seven and one-half (87-1/2) feet more or less to the place of beginning.

BEGIN THE SAME PREMISES which John

10/25/2018

Vol. 111, Issue 04

L. Brossman by Deed dated 12/13/2002 and recorded 02/11/2003 in Book 3694 and Page 1003 in the Berks County Recorder of Deeds Office, granted and conveyed unto Anthony J. Werner and Christel A. Werner, husband and wife.

TAX PARCEL NO. 51436503005316

BEING KNOWN AS 285 Mill Road assessed as 258 Mill Road, Reinholds, PA 17569

Residential Property

To be sold as the property of Anthony J. Werner and Christel A. Werner

No. 17-15221

Judgment: \$170,660.79

Attorney: Daniel T. Lutz, Esquire

ALL THAT CERTAIN tract or parcel of land together with the dwelling and other improvements thereon erected, situate in the Township of Robeson, County of Berks, Commonwealth of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point at or near the center of a public road known as Pennsylvania Route 724 leading between Birdsboro and Reading said point being the northeasterly corner of lands of Charles Kulp and being also the northwesterly corner of the herein described premises,

THENCE in and along the center of Route 724 South 59 degrees 51' East, 191.39 feet to a point a corner of lands of Swavely;

THENCE leaving Route 724 and along said lands of Swavely the following 2 courses and distances namely

1) South 30 degrees 03' West, 188.98 feet to an iron pin;

2) South 59 degrees 33' East, 70 feet to a P.K. Nail at or near the center of a second public road known as Township Road T-340 leading between Route 724 and Township Road T-345.

THENCE in and along the center of T-340 South 28 degrees 50" West, 14 feet to a PK Nail,

THENCE leaving T-340 and along land of Victor Orth the following 2 courses and distances namely

1) North 58 degrees 45' West, 70.63 feet to an iron pin,

2) South 29 degrees 55' West, 135.2 feet to an iron pin in line of lands now or formerly of Arthur Watson

THENCE along said lands now or formerly of Arthur Watson North 61 degrees 02' West, 384.36 feet to an iron pin in line of lands of Percy Brown,

THENCE along said lands of Percy Brown North 24 degrees 5' East, 24.11 feet to an iron pin a corner of lands of Warren Neatock,

THENCE along said lands of Warren Neatock the following 2 courses and distances namely

1) South 64 degrees 36' East 43.73 feet to an iron pin,

2) North 28 degrees 46' East, 71.28 feet to an iron pin a corner of lands of Paul Lee;

THENCE partly along said lands of Paul Lee and lands of Charles Kulp South 58 degrees 13' East, 158.0 feet to an iron pin,

THENCE still along lands of the said Charles Kulp North 31 degrees 16' 30" East, 252.70 feet to the point the place of beginning

BEING KNOWN AS 370 Old River Road, Birdsboro, PA 19508

BEING TAX PARCEL NO. 73532519606506

BEING THE SAME PREMISES in which Ronald P. Quinter and Ellen M. (Miller) Quinter, his wife, by Deed dated 07/23/1980, recorded 08/08/1980, in and for the County of Berks, Commonwealth of Pennsylvania, in Deed Book 1785, Page 327, granted and conveyed unto which Ronald P. Quinter and Ellen M. (Miller) Quinter, his wife, tenants by the entireties

AND the said Ronald Quinter, hereby departed this life on or about April 13, 2014.

TAX PARCEL NO 73532519606506

BEING KNOWN AS 370 Old River Road, Birdsboro, PA 19508

Residential Property

To be sold as the property of Ellen M. Quinter

No. 17-15982

Judgment Amount: \$230,202.71

Attorney: KML Law Group, P.C.

LEGAL DESCRIPTION

ALL THAT CERTAIN lot or piece of ground situate in Exeter Township, Berks County, Pennsylvania, bounded and described according to a Final Plan of a revision to a Fairview Park II, drawn by Stackhouse Bensinger, Inc., dated June 15, 2004 and last revised March 14, 2006, said plan recorded in Berks County in Plan Book 303, Page 229, as follows, to wit:

BEGINNING at a point of tangent on the Northwesterly side of Sherman Road (54 feet wide), said point being the arc distance of 15.31 feet measured along the arc of a circle curving to the right having a radius of 10.00 feet from a point of reverse curve on the Southwesterly side of Thayer Road (54 feet wide); thence extending from said point of beginning along the Northwesterly side of Sherman Road the two following courses and distances, (1) South 23 degrees 48 minutes 23 seconds West 64.12 feet to a point of curve and (2) Southwestwardly along the arc of a circle curving to the left having a radius of 177.00 feet the arc distance of 40.03 feet to a point, a corner of Lot No. 26 on said Plan; thence extending along same the two following courses and distances, (1) North 79 degrees 09 minutes 00 seconds West 230.59 feet to a point, a corner, and (2) North 01 degree 54 minutes 05 seconds East 109.81 feet to a point in line of Lot No. 20 on said plan; thence extending partly along same and along Lot No. 24 South 88 degrees 05 minutes 55 seconds East 138.51 feet to a point, a corner of Lot No. 24 on said plan; thence extending along same North 58 degrees 22 minutes 14 seconds East 52.27 feet to a point of curve on the Southwesterly side of Thayer Road; thence extending along same Southeastwardly along the arc of a circle curving to the left having a radius of 177.00 feet

10/25/2018

Vol. 111, Issue 04

the arc distance of 99.77 feet to a point of reverse curve on the Southwesterly side of Thayer Road; thence leaving the Southwesterly side of Thayer Road along the arc of a circle curving to the right having a radius of 10.00 feet the arc distance of 15.31 feet to the first mentioned point and place of BEGINNING.

CONTAINING 32,020 square feet of land.

BEING Lot No. 25 as shown on the abovementioned Plan.

SUBJECT TO a conservation easement extending through premises.

THEREON ERECTED A DWELLING HOUSE KNOWN AS: 74 Sherman Road, Birdsboro, PA 19508

TAX PARCEL #43533519520194

ACCOUNT: 43002726

SEE Deed Book/Page

Instrument Number 2010025452

Sold as the property of: Richard S. Adams, Jr. a/k/a Richard S. Adams a/k/a Richard Adams and Lori A. Tanhouser a/k/a Lori Tanhouser

No. 17-16576

Judgment Amount: \$42,299.64

Attorney: KML Law Group, P.C.

LEGAL DESCRIPTION

ALL THAT CERTAIN two-story brick dwelling house and lot or piece of ground, situated on the North side of Oley Street, No. 921, in the City of Reading, County of Berks and State of Pennsylvania, bounded and described as follows, to wit:

ON the North by a ten foot wide alley;

ON the East by property now or late of Franklin R. Groul;

ON the West by property now or late of Frank S Livingood; and

ON the South by said Oley Street.

CONTAINING fifteen (15) feet in front and in depth one hundred (100) feet to a ten foot wide alley.

THEREON ERECTED A DWELLING HOUSE KNOWN AS: 921 Oley Street, Reading, PA 19604

TAX PARCEL #12531753042157

ACCOUNT: 12551500

SEE Deed Book 2723, Page 1396

Sold as the property of: Leonard Lugo, Hector Matos and Margarita Negron

No. 17-16913

Judgment Amount: \$45,390.33

Attorney: Phelan Hallinan Diamond & Jones, LLP

LEGAL DESCRIPTION

ALL THAT CERTAIN lot or piece of ground upon which is erected a two-story brick dwelling house, situate on the East side of South Eleventh Street, it being No. 129 between Franklin and Chestnut Streets, in the City of Reading, Berks County, Pennsylvania, bounded and described as follows, to wit:

ON the North by property now or late of Sarah Lotz;

ON the East by a ten feet wide alley;

ON the South by property now or late of Charles Aulenbach; and

ON the West by said South Eleventh Street.

CONTAINING in front on said South Eleventh Street 13 feet 6 inches, more or less, and in depth 100 feet, more or less.

TITLE TO SAID PREMISES is vested in Manuel Cruz and Lydia Cruz, husband and wife, by Deed from Myrna Del C. Gomez, dated 08/31/2007, recorded 11/09/2007, in Book 5254, Page 835.

MANUEL CRUZ was a co-record owner of the mortgaged premises as a tenant by the entirety.

BY VIRTUE OF Manuel Cruz's death on or about 03/14/2009, his ownership interest was automatically vested in the surviving tenant by the entirety.

LYDIA CRUZ died on 09/27/2017, and upon information and belief, her surviving heir is Margie Maldonado.

BEING KNOWN AS 129 South 11th Street, a/k/a 129 South Eleventh Street, Reading, PA 19602-1207.

Residential property

TAX PARCEL NO: 03531621191381

TAX ACCOUNT: 03181075

SEE Deed Book 5254 Page 835

To be sold as the property of Margie Maldonado, in her capacity as heir of Lydia Cruz, deceased, unknown heirs, successors, assigns, and all persons, firms, or associations claiming right, title or interest from or under Lydia Cruz, deceased.

No. 17-16926

Judgment: \$135,884.16

Attorney: McCabe, Weisberg & Conway, LLC

TAX I.D. #43-5335-18-31-7580

ALL THAT CERTAIN lot or piece of ground and the improvements thereon, situate on the North side of Owen Place and being Lot No. 4 of the Plan of lots of Hanover East, situate in the Township of Exeter, County of Berks and Commonwealth of Pennsylvania, being more fully bounded and described in accordance with a survey by Andrew F. Kupiszewski, Jr., Registered Surveyors, dated March 3, 1972 and designated Plan No. 21-D2044 as follows to wit:

BEGINNING at an iron pin in the northern building line of Owen Place, said pin being the southeastern corner of Lot No. 3, thence in a northerly direction along Lot No. 3 by a line making a right angle with the aforesaid building line 187.50 feet to an iron pin in line of lands of Charles M. Shirey and Florence E. Shirey, his wife; thence along same by a line making a right angle with the last described line, in an easterly direction, and along lands of Edward J. Delong and Helen N. Delong, his wife, 82.46 feet to a monument, a corner of Lot No. 5; thence along

10/25/2018

Vol. 111, Issue 04

same in a southerly direction by a line making an interior angle of 95 degrees 20 minutes 35 seconds with the last described line 188.32 feet to an iron pin in the northern building line of Owen Place; thence along same by a line making an interior angle of 84 degrees 39 minutes 25 seconds with the last described line in a westerly direction 100.00 feet to an iron pin in the place of beginning.

Containing 17,105.42 square feet.

BEING KNOWN AS: 235 Owens Place, Birdsboro, Pennsylvania 19508.

TITLE TO SAID PREMISES is vested in Jonathan D. Lach by Deed from Christopher J. Hampton by his Attorney-in-Fact Linda C. Hampton and Linda C. Hampton, husband and wife, dated August 9, 2002 and recorded November 8, 2002 in Deed Book 3639, Page 2005

To be sold as the property of Jonathan D. Lach

No. 17-17090

Judgment: \$91,233.74

Attorney: Daniel T. Lutz, Esquire

ALL THAT CERTAIN one and one-half story brick dwelling house, built "Bungalow Style" and the lots or pieces of ground upon which the same is erected, being No. 1124 Fern Avenue, in the Borough of Kenhorst (formerly Township of Cumru), County of Berks and Commonwealth of Pennsylvania (as shown by the map or plan surveyed by E. Kurtz Wells and bearing date October 1918, said map or plan intended to be recorded), said lots or pieces of ground being further known as Lots Nos. 267 and 268, in said Plan known as "South Farview" and being more particularly bounded and described as follows, to wit:

ON the North by Fern Avenue; on the East by Lot No. 266 in said Plan; on the South by a 15-foot wide alley; and on the West by Lot No. 269 in said Plan.

HAVING a total frontage on Fern Avenue of 40 feet and extending in depth of equal width 110 feet to said 15-foot wide alley.

BEING Parcel ID 54530618313744

(PIN: 530618313744)

BEING KNOWN FOR INFORMATIONAL PURPOSES 1124 Fern Avenue, Reading, PA 19607

BEING THE SAME PREMISES which was conveyed to Matthew D. Wassmer by Deed of Charles H. Wetzel, Jr. and Pamela Wetzel, husband and wife, dated 11.13.2009 and recorded 11.18.2009 as Instrument Number 2009053954 in the Berks County Recorder of Deeds Office.

TAX PARCEL NO 54530618313744

(PIN: 530618313744)

BEING KNOWN AS 1124 Fern Avenue, Kenhorst, PA 19607

Residential Property

To be sold as the property of Matthew D. Wassmer

No. 17-17275

Judgment Amount: \$34,669.50

Attorney: Phelan Hallinan Diamond & Jones, LLP

LEGAL DESCRIPTION

ALL THAT CERTAIN two-story brick dwelling house and lot of ground, situate in the City of Reading, County of Berks and Commonwealth of Pennsylvania, on the East side of South Sixth Street, being No. 543, bounded and described as follows, to wit:

ON the North by property now or late of William and Mary Tiernan;

ON the East by Bell Alley;

ON the South by property now or late of Reading Iron Works; and

ON the West by said Sixth Street.

CONTAINING in front on said Sixth Street fourteen feet (14') and in depth to said Bell Alley one hundred fifteen feet (115') more or less.

TITLE TO SAID PREMISES is vested in Elisha R. Kunkle, by Deed from Raymond T. Chelius, dated 11/03/1998, recorded 11/12/1998, in Book 3002, Page 789.

BEING KNOWN AS 543 South 6th Street, Reading, PA 19602-2705.

Residential property

TAX PARCEL NO: 02530643864988

TAX ACCOUNT: 02099575

SEE Deed Book 3002, Page 789

To be sold as the property of Elisha R. Kunkle.

No. 17-18326

Judgment: \$29,561.97

Attorney: Leon P. Haller, Esquire

ALL THAT CERTAIN lot or piece of ground together with the two-story row type brick dwelling house thereon erected, being Numbered 1443 Church Street, in the City of Reading, County of Berks and Commonwealth of Pennsylvania, more particularly bounded and described as follows, to wit:

ON the North by Premises No. 1445 Church Street, property now or late of Alexander Hetman and Ethel L. Hetman, his wife, (formerly a 10-foot wide alley);

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

ON the South by Premises No. 1441 Church Street, property now or late of Joseph S. Klick and Mary A. Klick, his wife; and

ON the West by said Church Street.

CONTAINING in front along Church Street in breadth or width fourteen (14) feet nine (9) inches, more or less, and in depth of equal width to said ten (10) feet wide alley one hundred (100) feet more or less.

UNDER AND SUBJECT TO restrictions of record.

HAVING THEREON ERECTED a dwelling house known as: 1443 Church Street, Reading, PA 19601

PARCEL I.D. 14530735882207

BEING THE SAME PREMISES which Ronald D'Agostino et al, by Deed dated

10/25/2018

Vol. 111, Issue 04

December 17, 1997 and recorded January 7, 1998, in Berks County Deed Book 2898, Page 204, granted and conveyed unto Carlos Diaz-Luna and Lourdes Melendez-Rosado, husband and wife. Carlos Diaz-Luna is also known as Carlos A. Diaz-Luna.

To be sold as the property of: Carlos A. Diaz Luna and Lourdes Melendez-Rosado

No. 17-19185

Judgment Amount: \$139,597.26

Attorney: Law Firm of Thomas W. Beaver, LLC

ALL THAT CERTAIN lot or piece of ground together with the dwelling and other improvements erected thereon being No. 15 situate on the northerly side of Pearl Street between Holland Avenue and Franklin Street in the Borough of Shillington, County of Berks, and Commonwealth of Pennsylvania, more fully bounded and described as follows, to wit:

BEGINNING AT A POINT in the northerly building line of said Pearl Street in line of property of Fred A. Gehret; thence in a northwesterly direction along the said northerly building line of Pearl Street 40 feet to a point in line of property of Reber Moore Post, Veteran's Association; thence along same in a northeasterly direction 50 feet to a point in line of residue property of premises No. 14 Philadelphia Avenue of which the herein described is the rear most part; thence along the same southeasterly parallel to said Pearl Street 40 feet to a point in line of property of said Fred A. Gehret; thence along same in a southwesterly direction 50 feet to the place of Beginning.

CONTAINING 2,000 square feet.

TOGETHER with the right of pedestrian ingress and regress from the herein conveyed premises along the northeastern line of the remaining premises of the Grantors herein, and adjacent to the Reber Moore Post, Veterans' Association-American Legion, to Philadelphia Avenue as now used.

SUBJECT to a reservation of the right of ingress and regress as set forth In Deed Book 1415 Page 400.

BEING THE SAME PREMISES which Triple Crown Properties, a PA Limited Liability Company, by Deed dated April 17, 2009, and recorded April 20, 2009, as Instrument No. 2009016677, granted and conveyed unto Sam Allen Benfield and Frances D. Benfield, husband and wife, in fee.

BEING KNOWN AS 15 Pearl Street, Shillington, PA 19607

TAX PARCEL NO. 77-4395-07-78-0005

SEE Deed Instrument No. 2009016677

To be sold as the property of Sam Allen Benfield and Frances D. Benfield

No. 17-20273

Judgment Amount: \$50,571.17

Attorney: KML Law Group, P.C.

LEGAL DESCRIPTION

ALL THAT CERTAIN two-story frame dwelling, being the western half of a double frame dwelling and lot of ground situate on Hopewell Street in what is known as Texas Addition, in the Borough of Birdsboro, County of Berks and State of Pennsylvania, being Lot No. 22 on Plan of lots of E&G Brooke Land Co., and now known as No. 213 Hopewell Street, bounded and described as follows, to wit:

- ON the South by Hopewell Street;
- ON the East by Lot No. 21 on said Plan (now known as No. 215 Hopewell Street);
- ON the North by Strawberry Alley; and
- ON the West by Lot No. 23 on said Plan.

CONTAINING IN FRONT on said Hopewell Street 20 feet and in depth of equal width to said Strawberry Alley 142 feet.

THEREON ERECTED A DWELLING HOUSE KNOWN AS: 213 Hopewell Street, Birdsboro, PA 19508

TAX PARCEL #31534417112542

ACCOUNT: 31019290

SEE Deed Book 3831, Page 2109

Sold as the property of: Heidi E. Freas

No. 18-00080

Judgment Amount: \$31,982.61

Attorney: KML Law Group, P.C.

LEGAL DESCRIPTION

ALL THAT CERTAIN lot or piece of ground upon which is erected a two-story brick dwelling house, being No. 1513 Muhlenberg Street, situate on the North side of said Muhlenberg Street, between South Fifteenth and South Sixteenth Streets, in the City of Reading, County of Berks and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

ON the North by a three feet six inches wide alley;

- ON the East by property now or late of Frank H. Lawrence, being No. 1515 Muhlenberg Street;
- ON the South by said Muhlenberg Street; and
- ON the West by property now or late of the Estate of William F. Reeser, deceased.

CONTAINING IN FRONT on said Muhlenberg Street, in width or breadth, thirteen (13) feet, more or less, and in depth or length of equal width or breadth, sixty-five feet six inches (65' 06") more or less, to said alley.

TOGETHER with the right and privilege of grantors to the use and enjoyment of a three feet six inches wide alley on the North of Property No. 1513 Muhlenberg Street, leading to an alley running North and South, as recited in the Deed recorded in Deed Book Volume 679, Page 101, from Berkshire Realty Company, Inc., to Hannah Frederick, widow, dated the 30th day of April 1926 Berks County Records.

THEREON ERECTED A DWELLING HOUSE KNOWN AS: 1513 Muhlenberg Street,

10/25/2018

Vol. 111, Issue 04

Reading, PA 19606

HOUSE KNOWN AS: 201 Fulton Street, Birdsboro, PA 19508

TAX PARCEL #16531631384027

TAX PARCEL #31534414246268

ACCOUNT: 16525625

ACCOUNT: 31015150

SEE Deed Book 4885, Page 0363

SEE Deed Book 3402, Page 0703

Sold as the property of: Sharon L. Bennett

Sold as the property of: The unknown heirs of Pearl D. Karman, deceased and Lisa Conrad solely in her capacity as heir of Pearl D. Karman, deceased

No. 18-00459

Judgment Amount: \$69,535.76

Attorney: KML Law Group, P.C.

LEGAL DESCRIPTION

PURPART NO. 1:

ALL THAT CERTAIN lot or piece of ground, together with the dwelling house erected thereon, situate in the Borough of Birdsboro, County of Berks and State of Pennsylvania, more particularly bounded and described as follows, to wit:

BEGINNING AT a marble stone on the West bank of Hay Creek and in line of land of E. & G. Brooke Company; thence along the bank of Hay Creek South 1 degree 52 minutes West, a distance of 90 feet to a point; thence along other land of said Reading Iron Company South 85 degrees West, a distance of 105 feet to a point in a tail race; thence still along land of said Reading Iron Company North 1 degree 52 minutes East, a distance of 90 feet in line of land of the said E. & G. Brooke Land Company; thence along the same North 85 degrees East, a distance of 105 feet to a marble stone, the place of beginning.

CONTAINING 9,450 square feet, more or less.

PURPART NO. 2:

ALL THAT CERTAIN lot or piece of ground situate and lying on the eastern side of the proposed Fulton Alley, in the Borough of Birdsboro, County of Berks and State of Pennsylvania, being more fully bounded and described as follows, to wit:

BEGINNING at a point marked by an iron pin on the easterly side of the proposed Fulton Alley and on the South side of the property now owned by Elizabeth Witman Mccord; thence in an easterly direction along the property of Elizabeth Witman Mccord North eighty-five (85) degrees East seventy-nine (79) feet six (06) inches to an iron pin on the western side of Hay Creek; thence along the western side of said Hay Creek South one (01) degree fifty-two (52) minutes West a distance of ten (10) feet three fourths of an inch to a point marked by an iron pin on the western bank of said Hay Creek; thence in a westwardly direction along property now or late of William Painter South eighty-five (85) degrees West seventy-eight (78) feet three and one-half (3-1/2) inches to an iron pin on the eastern side of the proposed Fulton Alley;

THENCE ALONG the eastern side of the said proposed Fulton Alley North five (5) degrees West ten (10) feet to the place of BEGINNING.

CONTAINING seven hundred eighty-eight and ninety-five one-hundredths (788.95) square feet.

THEREON ERECTED A DWELLING

No. 18-01576

Judgment: \$117,820.78

Attorney: Meredith H. Wooters, Esquire

Kimberly A. Bonner, Esquire

Kimberly J. Hong, Esquire

Justin F. Kobeski, Esquire

Cristina L. Conner, Esquire

LEGAL DESCRIPTION

ALL THAT CERTAIN lot or piece of ground with the one-story cinder-brick dwelling thereon erected situate on the South side of Spring Valley Road, near Harry Street, in Muhlenberg Township, Berks County, Pennsylvania, being more particularly bounded and described as follows to wit:

BEGINNING AT A POINT in the South side of Spring Valley Road, a 33 feet wide road, said point being 128 feet West of the F.P. Heller Estate property line and also a corner of Jacob S. Geho, thence in a Southerly direction, by a line at right angles to the aforesaid Spring Valley Road, along property of the aforesaid Jacob S. Geho, the distance of 148.93 feet to a point, thence in a northwesterly direction by a line making an interior angle of 63 degrees 00 minutes with the last described line, along property belonging to the City of Reading, the distance of 72.85 feet to a point, thence in a northwardly direction, by a line making an interior angle of 118 degrees 15 minutes with the last described line, along properties belonging to the City of Reading and to now or late William B. Lutz, the distance of 115.22 feet to a point in the South side of the aforementioned Spring Valley Road, thence along the same, in an eastwardly direction, by a line making an interior angle of 88 degrees 45 minutes with the last described line, the distance of 67.43 feet to the place of the beginning.

CONTAINING 8,718.97 square feet.

BEING THE SAME PROPERTY conveyed to Eligio C. Colon Jr. and Nivia N. Cruz, husband and wife who acquired title, as tenants by the entirety, by virtue of a Deed from Doris V. Gerhart, dated March 23, 2012, recorded March 26, 2012, at Instrument Number 2009032214, Office of the Recorder of Deeds, Berks County, Pennsylvania.

HAVING ERECTED THEREON A DWELLING HOUSE KNOWN AS 256 Spring Valley Road, Reading, PA 19605.

PARCEL NO.: 66531809264122

ACCOUNT: 66414400

10/25/2018

Vol. 111, Issue 04

SEE Deed Book Volume 2012, Page 011631

To be sold as the property of Eligio C. Colon, Jr. and Nivia N. Cruz, husband and wife

No. 18-02817

Judgment: \$37,623.33

Attorney: McCabe, Weisberg & Conway, LLC
TAX I.D. #13531745053693

ALL THAT CERTAIN two-story brick dwelling house and two-story brick garage together with the lot or piece of ground upon which the same is erected, situate on the South side of Spring Street, being Number 938, between Moss and North Tenth Streets in the City of Reading, County of Berks and Commonwealth of Pennsylvania, bounded and described as follows to wit:

ON the North by said Spring Street;

ON the East by property now or late of Esther S. Morrison;

ON the South by a ten feet wide alley;

ON the West by property now or late William Graeff.

CONTAINING IN FRONT or width on said Spring Street, fourteen feet (14') and in depth of equal width one hundred feet (100').

BEING KNOWN AS: 938 Spring Street, Reading, Pennsylvania 19604.

TITLE TO SAID PREMISES is vested in Angela Zucaro-Lengemann by Deed from Tony Lee Perez dated May 23, 2008 and recorded May 29, 2008 in Deed Book 05363, Page 2448 Instrument Number 2008027562.

To be sold as the property of Angela Zucaro-Lengemann

No. 18-02959

Judgment: \$188,907.41

Attorney: Daniel T. Lutz, Esquire

ALL THOSE CERTAIN two adjoining lots or pieces of ground, together with the improvements thereon erected, situated in the Township of Exeter, County of Berks and Commonwealth of Pennsylvania, being Lots Nos. 1 and 33 in Block "B" as shown on the Map or Plan of Golfshire Hills Inc., surveyed by E. Kurtz Wells, C.E., dated September, 1928 and recorded in the Office of the Recorder of Deeds of Berks County, at Reading, Pennsylvania, in Plan Book Volume 8, Page 28, said lots being collectively bounded:

ON the North by Lot No. 32 in Block "B" of said recorded Plan of Golfshire Hills, Inc.;

ON the East by Lot No. 2 in Block "B" of said recorded Plan of Golfshire Hills, Inc.;

ON the South by a public road known as The Fairway; and

ON the West by a public road shown on said recorded Plan as Shelbourne Road, being the state highway leading from the Philadelphia Pike, Route No. 422, to Jacksonwald.

FOR INFORMATIONAL PURPOSES ONLY: Being known as 125 Shelbourne Road, Reading PA 19606

BEING Parcel No. 43533505181235

BEING THE SAME PREMISES which Josephine S. Zimmerman (formerly known as Josephine R. Bortz and Josephine Carabello) by Deed dated August 31, 1996 and recorded September 11, 1996 in Deed Book 2765, Page 1318, granted and conveyed unto Jose A. Robles and Dolores M. Robles, husband and wife, in fee. And the said Jose A. Robles passed away on July 17, 2014, thereby vesting title solely unto Dolores M. Robles.

TAX PARCEL NO 43533505181235

BEING KNOWN AS 125 Shelbourne Road, Reading, PA 19606

Residential Property

To be sold as the property of Dolores M. Robles

No. 18-03196

Judgment: \$62,301.98

Attorney: Meredith H. Wooters, Esquire

Scott A. Dietterick, Esquire

Kimberly A. Bonner, Esquire

Kimberly J. Hong, Esquire

Michael E. Carleton, Esquire

Justin F. Kobeski, Esquire

Matthew P. Curry, Esquire

Cristina L. Connor, Esquire

Holly N. Wolf, Esquire

Karma Velter, Esquire

LEGAL DESCRIPTION

ALL THAT CERTAIN two-story mansard roof, brick dwelling house and lot or piece of ground upon which the same is erected, situate on the Northern side of Marion Street between North Fifth and Church Streets and Numbered 515 (and being the fourth house from the fifteen feet wide alley on the West) in the City of Reading, County of Berks and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

ON the North by a ten feet (10') wide alley,
ON the East by property now or late of Anna Smith,

ON the South by Marion Street,

ON the West by property now or late of Kate A. Vogel.

CONTAINING IN FRONT or width on said Marion Street twelve feet six inches (12' 6") and in depth of uniform width on hundred feet (100').

BEING THE SAME PREMISES which Fannie Mae a/k/a Federal National Mortgage Association, by Deed dated 4/29/2011 and recorded 5/3/2011 in the Office for the Recorder of Deeds in and for the County of Berks, and Commonwealth of Pennsylvania in Instrument #2011016729, granted and conveyed unto Herman E. Ortiz.

BEING the same property conveyed to Alex Castillo, Jr. who acquired title by virtue of a Deed from Herman E. Ortiz by Nestor Ortiz, his agent, dated March 27, 2012, recorded April 16, 2012, at Instrument Number 2012014831, Berks County, Pennsylvania Records.

HAVING ERRECTED THEREON A

10/25/2018

DWELLING HOUSE KNOWN AS 515 Marion Street, Reading, PA 19601.

PARCEL NO.: 14-5307-43-86-0867

ACCOUNT: 14485400

To be sold as the property of: Alex Castillo, Jr.

No. 18-03275

Judgment Amount: \$129,553.91

Attorney: Powers, Kirm & Associates, LLC

ALL THOSE CERTAIN lots or pieces of ground situate in the Borough of Shillington, County of Berks and State of Pennsylvania, and being further known as Lots Nos. 21, 22, and 23, Section "G" as shown on the Bellevue Plan of Lots as laid out by James H. Renninger, surveyed by Wm. H. Dechant, C E, June 1913, and recorded February 17, 1916 in Plan Book Volume 7, Page 7, in the Berks County Records at Reading, Pennsylvania, bounded as follows, to wit:

ON the North by Second Street,

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

ON the South by a twenty feet (20") wide alley, and

ON the West by Lot No. 24 on said plan.

CONTAINING IN FRONT or width on said Second Street sixty feet (60') and in depth or length of equal width to said twenty feet (20') wide alley, two hundred five feet one inch (205' 1").

BEING THE SAME PREMISES which Natalie A. Purcell now known as Natalie A. Natal and Adam J. Purcell, by Quit Claim Deed dated May 31, 2018 and recorded June 1, 2018 in the Office of the Recorder of Deeds in and for Berks County, Pennsylvania in Deed Instrument #2018018108, granted and conveyed unto Adam J. Purcell, adult individual.

BEING KNOWN AS 208 2nd Street, Shillington, PA 19607 a/k/a 208 2nd Street Reading, PA 19607.

TAX PARCEL NO. 77-4395-12-77-9079

SEE deed instrument #2018018108

To be sold as the property of Adam J. Purcell a/k/a Adam Purcell

No. 18-03362

Judgment Amount: \$129,502.97

Attorney: KML Law Group, P.C.

LEGAL DESCRIPTION

ALL THAT CERTAIN lot or tract of land with the semi-detached two-story frame dwelling, one story frame story and other improvements erected thereon, situate on the Northwest side of LR-06096 in the Village of Kulptown, Union Township, Berks County, Pennsylvania, being more fully described in Plan Book Volume 86 Page 20, as follows, to wit:

BEGINNING at a spike in LR-06096, a corner of Lot No. 4; thence in said road, South 14 degrees 10 minutes 47 seconds West, 74.02 feet to a spike; a corner of Lot No. 2; thence leaving said road and along Lot No. 2 the three following

Vol. 111, Issue 04

courses and distances; (1) North 60 degrees 12 minutes 39 seconds West, passing through a party wall 172.16 feet to an iron pin; (2) North 29 degrees 08 minutes 44 seconds East, 22.34 feet to an iron pipe; (3) North 14 degrees 19 minutes 37 seconds West 320.91 feet to an iron pipe; thence along lands of David H. Kennedy and Shirley A. Kennedy, his wife, North 66 degrees 48 minutes 14 seconds East 30.35 feet to an iron pipe; thence along Lot No. 4, the two following courses and distances (1) South 17 degrees 50 minutes 26 seconds East 308.81 feet to an iron pipe; (2) South 61 degrees 23 minutes 43 seconds East 129.09 feet 10 a spike in LR-06096 the place of beginning.

CONTAINING 23,334 square feet.

SUBJECT to certain easements of record.

THEREON ERECTED A DWELLING HOUSE KNOWN AS: 1054 Chestnut Street, Douglassville, PA 19518

TAX PARCEL #8853407581033

ACCOUNT: 88025673

SEE Deed Book/Page

Instrument Number 2010041889

Sold as the property of: Vincent E. Whitehawk

No. 18-03496

Judgment Amount: \$34,975.82

Attorney: Phelan Hallinan Diamond & Jones,

LLP

LEGAL DESCRIPTION

THE LAND REFERRED TO in this commitment is described as follows: PREMISES A

ALL THAT CERTAIN one and three-quarter story frame dwelling house and lot or piece of ground situated on the West side of Hampden Boulevard (formerly Hampden Street), being #920 Hampden Boulevard in the City of Reading aforesaid, bounded and described as follows, to wit:

BEGINNING at a corner of property now or late of Adam Better on the West side of Hampden Boulevard; thence Westward along the same one hundred seventeen feet six inches (117' 6"); thence South-East eighteen feet three and five-eighth inches (18' 3-5/8") to other property of Kate A. Weber, deceased; thence Eastwardly along the line of 918 Hampden Boulevard the distance of one hundred and ten feet three inches (110' 3") to Hampden Boulevard; thence Northwardly along the West side of Hampden Boulevard the distance of twenty feet (20) to the place of BEGINNING.

BEING Property No. 920 Hampden Boulevard, Reading Pennsylvania.

PREMISES B

ALL THAT CERTAIN lot or piece of lands being approximately two (2') feet in breadth and being the Northerly portion of Lot No. 918 Hampden Boulevard, in the Thirteenth Ward, City of Reading, County of Berks and State of Pennsylvania bounded and described as follows, to wit:

10/25/2018

Vol. 111, Issue 04

BEGINNING at a point in the Westerly building line of Hampden Boulevard, said point being a common corner of properties of Stanley C. Floyd of No. 920 Hampden Boulevard and No. 918 Hampden Boulevard; thence in a Southwesterly direction along said building line a distance of two feet (2.00') to a point; thence along the residue property of Frederick P. Bower forming an interior angle of ninety degrees forty minutes (90° 40') with the last described line, a distance of thirty-eight and eight-tenths feet (38.80') to a point; thence along the same forming an interior angle of two hundred four degrees two minutes one second (204° 02' 01") a distance of sixty-one and fifty-eight hundredths feet (61.58') to a point, thence along the property of Stanley C. Floyd and the Southerly side of a cement pavement forming an interior angle of one degree fifty-seven, minutes fifty-nine seconds (1° 57' 59") with the last described line; a distance of sixty-one and eight-tenths (61.30') feet to a point; thence along the same and the Southerly side of existing building of No. 920 Hampden Boulevard, forming an interior angle of one hundred and fifty-four degrees no minutes no seconds (154° 00' 00") with the last described line, a distance of thirty-nine and five-tenths feet (39.50') to place of beginning; forming an interior angle of eighty-nine degrees twenty minutes (89° 20') with the last described line and the Westerly building line of Hampden Boulevard.

TITLE TO SAID PREMISES is vested in Angela Zucaro Lengemann, by Deed from Isidoro Sanchez, dated 07/30/2008, recorded 08/21/2008, in Book 05406, Page 0580.

BEING KNOWN AS 920 Hampden Boulevard, Reading, PA 19604-2323.

Residential property

TAX PARCEL NO: 13531746250483

TAX ACCOUNT: 13418750

SEE Deed Book 05406 Page 0580

To be sold as the property of Angela Zucaro Lengemann.

No. 18-03703

Judgment Amount: \$154,130.27

Attorney: KML Law Group, P.C.

LEGAL DESCRIPTION

ALL THAT CERTAIN lot or piece of ground with the townhouse erected thereon situate in Exeter Township, County of Berks, Commonwealth of Pennsylvania, bounded and described according to a spot survey of Building 35, being a portion of the Development of Laurel Springs, drawn by Thomas R Gibbons, P L S dated 7/26/88 as follows, to wit:

BEGINNING at an interior point said point being measured the eight following courses and distances from a point on the southwest side of Laurel Spring Lane, 1) southwestwardly 31.42 feet to a point, the northeasterly corner of Building 35 Unit 1 on said plan, 2) South 14 degrees 41 minutes 26 seconds East 24.33 feet to a point, a corner of, 3) North 75 degrees 18

minutes 34 seconds East 2 feet to a point, a corner, 4) South 14 degrees 41 minutes 26 seconds East 24 feet to a point, to a point, a corner, 5) North 75 degrees 18 minutes 34 seconds East 4 feet to a point, a corner, 6) South 14 degrees 41 minutes 26 seconds East 24 feet to the point a corner 7) South 75 degrees 18 minutes 34 seconds West 2 feet to a point, a corner and 8) South 14 degrees 41 minutes 26 seconds East 24 feet to the point of beginning, said point being a corner of Building 35 Unit 4 and also a corner of lands now or late of Neversink Road, Inc., thence extending from said point of beginning along lands now or late of Neversink Road, Inc. the two following courses and distances, 1) North 75 degrees 18 minutes 34 seconds East 2 feet to a point, a corner and 2) South 14 degrees 41 minutes 26 seconds East 24 feet to a point in line of Building 35 Unit 6 on said plan, thence extending partly along same and partly along lands now or late of Neversink Road, Inc. South 75 degrees 18 minutes 34 seconds West 36.33 feet to a point, a corner of lands now or late of Neversink Road Inc., thence extending along said lands North 14 degrees 41 minutes 26 seconds West 24 feet to a point in line of Building 35 Unit 4 on said plan, thence extending along same North 75 degrees 18 minutes 34 seconds East 34.33 feet to the first mentioned interior point and place of Beginning.

BEING Building 35 Unit 5 as shown on the abovementioned plan

THEREON ERECTED A DWELLING HOUSE KNOWN AS: 35-5 Mount Pine Terrace, Reading, PA 19606

TAX PARCEL #43532506384314

ACCOUNT: 43407739

SEE Deed Book 3717, Page 266

Sold as the property of: Dixie J. Stewart

No. 18-04038

Judgment Amount: \$182,545.45

Attorney: Phelan Hallinan Diamond & Jones, LLP

LEGAL DESCRIPTION

ALL THAT CERTAIN lot or parcel of land, known as Lot No. 20 in the "Edenburg Manor Subdivision" Section C, situate on the North side of Southeast Drive (50 feet wide), in the Township of Windsor, County of Berks and State of Pennsylvania, being bounded and more fully described in accordance with a survey by Grube and VonNeida Associates and designated on Plan No. E-1, as follows, to wit:

BEGINNING at an iron pin corner on the northern building line of Southeast Drive (50 feet wide), said corner being a corner in common with Lot No. 21 and also being the Southeast corner of herein described lot; thence (1) along the northern building line of Southeast Drive, the two (2) following courses and distances, viz, (a) South thirty two degrees forty three minutes West forty five feet to an iron pin; (b) thence along a curve bearing to the right, said curve having an arc distance of sixty three and four hundredths

10/25/2018

Vol. 111, Issue 04

feet to an iron pin on the northern building line of Southeast Drive, a corner in common with Lot No. 19; thence (2) leaving aforementioned Southeast Drive and along Lot No. 19, North forty-four degrees eight minutes fifty eight seconds West one hundred twenty and ninety-seven hundredths feet to an iron pin, a corner in common with Lot No. 19, Lot No. 34, and Lot No. 33, thence (3) along Lot No. 33, North thirty-two degrees forty-three minutes East eighty feet to an iron pin, a corner in common with Lot No. 21, thence (4) along Lot No. 21, South fifty seven degrees seventeen minutes East one hundred twenty-five feet to the place of Beginning

CONTAINING eleven thousand six hundred sixty seven and seventy five hundredths square feet.

TITLE TO SAID PREMISES is vested in Than J. Wright and Roslyn Wright, h/w, by Deed from Gerald C. Wargo, dated 07/15/2005, recorded 07/18/2005, in Book 4626, Page 0501.

BEING KNOWN AS 117 Southeast Drive, Hamburg, PA 19526-8338.

Residential property

TAX PARCEL NO: 94449516834403

TAX ACCOUNT: 94042735

SEE Deed Book 4626 Page 0501

To be sold as the property of Than J. Wright, Roslyn Wright.

No. 18-04236

Judgment Amount: \$54,902.38

Attorney: Phelan Hallinan Diamond & Jones, LLP

LEGAL DESCRIPTION

Purpart No. 1:

ALL THAT CERTAIN lot or piece of ground with the one-story dwelling thereon erected, situate on the southern side of Hain Avenue between Werner Street and Beckley Street, in the Borough of Wernersville, County of Berks and State of Pennsylvania, being Lot No. 23, as shown on a map or plan of building lots as laid out by Kadak Home Builders and surveyed by Walter E. Spotts, Registered Professional Engineer, in November, 1950, bounded on the North by the aforesaid Hain Avenue (50 ft. wide) on the East by Lot No. 22, on the South by property now or late of Kadak Home Builders, and on the West by Lot No. 24, and being more fully bounded and described as follows:

BEGINNING at a corner in the southern topographical building line of Hain Avenue, a distance of one hundred thirty-five feet no inches (135' 0") westwardly from the southwestern topographical building corner of the intersection of the aforesaid Hain Avenue and Werner Street, thence leaving and making an interior angle of 101 degrees 36 minutes with the aforesaid Hain Avenue in a southerly direction along Lot No. 22, a distance of one hundred thirty-seven feet eight and seven-eighth inches (137' 8-7/8") to a corner in line of property now or late of Kadak Home Builders, thence in a westerly direction along

same, making an interior angle of 78 degrees 17 minutes 40 seconds with the last described line a distance of fifty-three feet ten and one-quarter inches (53' 10- 1/4") to a corner, thence making an interior angle of 102 degrees 50 minutes 20 seconds with the last described line and in a northerly direction along Lot No. 24, a distance of one hundred eight feet and two and three-quarter inches (130' 2-3/4") to a corner in the southern topographical building line of the aforesaid Hain Avenue, thence in an easterly direction along same, making an interior angle of 77 degrees 16 minutes with the last described line, a distance of fifty-six feet and one-half inches (56' 7-1/2") to the place of beginning.

Purpart No. 2:

ALL THAT CERTAIN lot or piece of ground situate a short distance southwardly from Hain Avenue and between Werner and Beckley Streets, in the Borough of Wernersville, County of Berks and State of Pennsylvania, being a portion of property as shown on a map or plan of building lots laid out by Kadak Home Builders and surveyed by Walter E. Spotts, Registered Professional Engineer in November, 1950, bounded on the North by Lot No. 23 on the East and West by property now or late of Kadak Home Builders, and on the South by property now or late of Wernersville Realty Company, and being more fully bounded and described as follows:

BEGINNING at the southeastern corner of Lot No. 23, said corner being a corner in common between the herein described property, Lot No. 23, Lot No. 22 and the property now or late of Kadak Home Builders, the interior angle at the aforesaid point of beginning being 101 degrees 42 minutes 20 seconds; thence in a southerly direction along property now or late of Kadak Home Builders, a distance of fifty-one feet four inches (51' 4") to a corner in lien of property now or late of Wernersville Realty Company, thence in a westerly direction along same, making an interior angle of 78 degrees 04 minutes with the last described line a distance of fifty-two feet ten and one-quarter inches (52' 10-1/4") to a corner, thence making an interior of 103 degrees 04 minutes with the last described line and in a northerly direction along property now or late of Kadak Home Builders a distance of fifty-one feet four and one-eighth inches (51' 4-1/8") to a corner, said corner being the southwestern corner of Lot No. 23 and the southwestern corner of Lot No. 24; thence in an easterly direction along the aforesaid Lot No. 23, making an interior angle of 77 degrees 09 minutes 40 seconds with the last described line, a distance of fifty-three feet ten and one-quarter inches (53' 10-1/4") to the place of beginning.

TITLE TO SAID PREMISES is vested in Barbara A. Ford, by Deed from Kenneth P. Miller, III and Mandy P. Miller, husband and wife, dated

10/25/2018

02/25/2003, recorded 06/23/2003, in Book 3793, Page 0680.

MORTGAGOR Barbara A. Ford died on 03/07/2017, and Robert Morris was appointed Administrator/trix of her Estate. Letters of Administration were granted to him on 06/01/2017 by the Register of Wills of Berks County, No. 0617-0877. Decedent's surviving heirs at law and next-of-kin are Robert Morris, Charles Morris, Paul Morris, and Laura Ashley Ford.

BEING KNOWN AS 24 Hain Avenue, Wernersville, PA 19565-1904.

Residential property

TAX PARCEL NO: 90-4366-11-55-1674

TAX ACCOUNT: 90013000

SEE Deed Book 3793, Page 0680

To be sold as the property of Robert Morris, in his capacity as Administrator and heir of The Estate of Barbara A. Ford, Charles Morris, in his capacity as Heir of The Estate of Barbara A. Ford, Paul Morris, in his capacity as Heir of The Estate of Barbara A. Ford, unknown heirs, successors, assigns, and all persons, firms, or associations claiming right, title or interest from or under Barbara A. Ford, deceased.

Vol. 111, Issue 04

to T-458 and Stonersville, a distance of 201.58 feet to a corner marked by an iron pin in line of property belonging to James T. Turman; thence along same and property belonging to John G. Castor and Ruth A. Castor, his wife, South 63 degrees 44 minutes 50 seconds East, recrossing the aforesaid macadam Township Road T-440, known as Pineland Road, and passing through an iron pin 116.8 feet from the last described corner, a distance of 259.91 feet to a corner marked by an iron pin; thence along property belonging to the aforesaid Robert T. Class, Jr., South 34 degrees, 25 minutes West, a distance of 217.74 feet to a corner marked by an iron pin, the place of beginning.

CONTAINING 1.2 acres, more or less.

TITLE TO SAID PREMISES vested in Joseph P. Ruyak by Deed from Joseph P. Ruyak and Elizabeth A. Ruyak dated May 14, 1999 and recorded on May 25, 1999 in the Berks County Recorder of Deeds in Book 3080, Page 1968.

BEING KNOWN AS: 141 Pineland Road, Birdsboro, PA 19508

TAX PARCEL NUMBER: 43533516839933

To be sold as the property of Joseph P. Ruyak a/k/a Joseph Ruyak

No. 18-04431

Judgment Amount \$163,888.87

Attorney: Roger Fay, Esquire

ALL THAT CERTAIN piece, tract or parcel of land and premises situate, lying and being in the Township of Exeter, in the County of Berks, and Commonwealth of Pennsylvania, bounded on the North by properties belonging to James T. Turman and John G. Castor and Ruth A. Castor, his wife, respectively, on the East by property belonging to Robert T. Glass, Jr., on the South by property belonging to Walter W. Herflicker, and residue property belonging to John E. Herflicker and Helen E. Herflicker, his wife, and on the West by other residue property belonging to John E. Herflicker and Helen E. Herflicker, his wife, being more fully bounded and described as follows to wit:

BEGINNING at a corner marked by an iron pin in line of property belonging to Robert T. Glass, Jr., the aforesaid place of beginning being the Northeastern corner of property belonging to Walter W. Herflicker and also being the Southeastern corner of the herein described property; thence along property belonging to the aforesaid Walter W. Herflicker and residue property belonging to John E. Herflicker and Helen B. Herflicker, his wife, North 60 degrees 18 minutes 30 seconds West; passing through an iron pin 190 feet from the last described corner, a distance of 244.38 feet to a corner marked by an iron pin; thence continuing along residue property belonging to the aforesaid John E. Herflicker and Helen E. Herflicker, his wife, North 30 degrees 28 minutes 10 seconds East, crossing macadam Township Road T-440, known as Pineland Road, leading from U.S. Route 422, L.R. 146

No. 18-04632

Judgment Amount: \$90,890.09

Attorney: KML Law Group, P.C.

LEGAL DESCRIPTION

ALL THAT CERTAIN lot or piece of ground situate in Exeter Township, Berks County and State of Pennsylvania, bounded and described as follows, to wit:

BEGINNING in the center line of a 25 feet wide driveway, thence along the same North 83 degrees 50 minutes East 75 feet to a corner of lands of Irvin D. Manwiller, thence along the same South 7 degrees 45 minutes East 258 feet and 9 inches to a corner in line of other lands of the grantors, thence along the same South 83 degrees 10 minutes West 75 feet to a corner of lands about to be conveyed to Stanley E. Manwiller, thence along the same North 7 degrees 45 minutes West 259 feet and 6 inches to the place of Beginning.

CONTAINING 68.5 perches more or less.

THEREON ERECTED A DWELLING HOUSE KNOWN AS: 19 Harmon Road a/k/a 19 Harman Road, Reading, PA 19606

TAX PARCEL #43533701397974

ACCOUNT: 43016619

SEE Deed Book 4061, Page 1870

Sold as the property of Terrance A. Rattie and Tena M. Rattie

10/25/2018

Vol. 111, Issue 04

No. 18-1069

Judgment Amount: \$73,696.21

Attorney: Phelan Hallinan Diamond & Jones, LLP

LEGAL DESCRIPTION

ALL THAT CERTAIN two-story brick and stone dwelling house and lot or piece of ground upon which the same is erected, situate on the West side of and being known as No. 1740 Centre Avenue, between Exeter and Bern Streets, in the City of Reading, County of Berks, and Commonwealth of Pennsylvania, being part of Lot No. 20 in the Plan of Lots laid out by Birch, Parvin, and Shalters, bounded and described as follows, to wit:

BEGINNING at a corner of Lot No. 19 in said Plan, on the West side of Centre Avenue, thence along said Avenue, Northward 15' feet 6" inches to a corner of property now or late of James C. Price and Sallie Price, his wife, thence along the same westward 134' feet more or less to an angle, thence along the same westward 25' feet to a 20' feet wide alley, thence along the same southward 15' feet 6" inches to a corner of Lot No. 19 in said plan, thence along the same eastward 25' feet to an angle, thence still along the same eastward 131' feet 10" inches more or less to the place of beginning.

TITLE TO SAID PREMISES is vested in Terry Giannotti, by Deed from Kegen Kareem Toussaint, dated 05/22/2009, recorded 05/28/2009, Instrument No. 2009024117.

BEING KNOWN AS 1740 Centre Avenue, Reading, PA 19601-1208.

Residential property

TAX PARCEL NO: 15-5307-25-69-1982

TAX ACCOUNT: 15299125

SEE Deed Instrument 2009024117

To be sold as the property of Terry Giannotti.

No. 18-10818

Judgment: \$132,887.74

Attorney: McCabe, Weisberg & Conway, LLC
TAX I.D. #24-5365-13-13-1998

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

BEGINNING AT A POINT of tangent on the northeasterly side of Rosecliff Drive (60 feet wide), said point being the arc distance of 33.77 feet measured along the arc of a circle curving to the right, having a radius of 21.50 feet from a point of curve on the northwesterly side of Overlook Pointe (50 feet wide); thence extending from said point of beginning along the northeasterly side of Rosecliff Drive North 66 degrees 56 minutes 19 seconds West 119.46 feet to a point, a corner of Lot No. 154 on said

plan; thence extending along same North 23 degrees 03 minutes 41 seconds East 120.00 feet to a point, a corner of Lot No. 156 on said plan; thence extending along same North 59 degrees 22 minutes 47 seconds East 73.30 feet to a point on the southwesterly side of Overlook Pointe; thence extending along same South 30 degrees 37 minutes 13 seconds East 57.82 feet to a point of curve on the southwesterly side of Overlook Pointe; thence extending southeastwardly, southwardly, and southwestwardly along the southwesterly, westerly, and northwesterly side of Overlook Pointe along the arc of a circle curving to the right, having a radius of 125.00 feet, the arc distance of 117.12 feet to a point of tangent on the northwesterly side of Overlook Pointe; thence extending along same South 23 degrees 03 minutes 41 seconds West 22.60 feet to a point of curve on the northwesterly side of Overlook Pointe; thence leaving the northwesterly side of Overlook Pointe along the arc of a circle curving to the right, having a radius of 21.50 feet, the arc distance of 33.77 feet to the first mentioned point and place of beginning.

CONTAINING 19,774 square feet of land.

BEING LOT 155 as shown, on the abovementioned plan.

BEING KNOWN AS: 315 Rose Cliff Drive, Douglassville, Pennsylvania 19518.

TITLE TO SAID PREMISES is vested in Robert L. Wiggins, III a/k/a Robert L. Wiggins and Stephanie S. Wiggins by Deed from Forino Co., L.P. a Pennsylvania Limited Partnership, successor by name change and merger to Forino Developers Co., by its Attorney-in-Fact, John G. Smith dated June 3, 2002 and recorded July 2, 2002 in Deed Book 3560, Page 1467

To be sold as the property of Robert L. Wiggins, III a/k/a Robert L. Wiggins and Stephanie S. Wiggins

No. 18-10821

Judgment: \$141,909.54

Attorney: Meredith H. Wooters, Esquire

Scott A. Dietterick, Esquire

Kimberly A. Bonner, Esquire

Kimberly J. Hong, Esquire

Michael E. Carleton, Esquire

Justin F. Kobeski, Esquire

Matthew P. Curry, Esquire

Cristina L. Conner, Esquire

Holly N. Wolf, Esquire

Karina Velter, Esquire

LEGAL DESCRIPTION

ALL THAT CERTAIN parcel of ground or units, situate in the Township of Exeter, County of Berks and Commonwealth of Pennsylvania, as set forth in that certain Declaration of Covenants, Conditions, Easements and Restrictions for Woodgate Village, Section III, a planned community recorded with the Berks County Recorder of Deeds in Deed Book 4840 Page 2145, which has been submitted to the provisions of the Pennsylvania Planned Community Act, 68

10/25/2018

Vol. 111, Issue 04

PAC.S.A. Section 5101, et seq., as follows to wit:
 BEING Unit #22D as shown on said declaration

**METES AND BOUNDS DESCRIPTION
 UNIT 22D**

WOODGATE SECTION III

ALL THAT CERTAIN lot or tract of ground situated in Exeter Township, Berks County, Pennsylvania, being the exterior limits of Unit 22D as shown on a plan set entitled in part "Land Development Plans prepared for Woodgate, Elliot Building Group" as prepared by Van Cleef Engineering Associates, dated January 21, 2005, said exterior building limits also being shown on an exhibit plan, attached hereto and made a part hereof, entitled in part "Individual Unit Exhibit Plan-Building 22, Woodgate Section III" as prepared by Van Cleef Engineering Associates dated June 17, 2009 and being more particularly described as follows:

BEGINNING AT A POINT within the lands now or formerly of Harleysville National Bank & Trust (43-5325-06-37-2501), said point being located the following nine (9) courses and distances from a corner common to the lands now or formerly of Harleysville National Bank & Trust, lands now or formerly of Robert & Joan Mellon (43-5325-05-28-3267) and lands now or formerly of Neversink Road, Inc. (43-5325-06-38-2870):

THENCE (1) along the lands now or formerly of Neversink Road, Inc., South 40° 40' 27" East, a distance of 151.46 feet to a point;

THENCE (2) through the lands now or formerly of Harleysville National Bank & Trust, South 49° 19' 33" West, a distance of 199.57 feet to a corner of Building 22 (Unit 22A), and from said point running;

THENCE, along the face of Building 22 the following seven (7) courses and distances:

(3) South 61° 26' 5" East, a distance of 19.75 feet to a point;

(4) North 28° 33' 45" East, a distance of 2.67 feet to a point;

(5) South 61° 26' 15" East, a distance of 20.64 feet to a point;

(6) South 28° 33' 45" West, a distance of 4.00 feet to a point;

(7) South 61° 26' 15" East, a distance of 19.36 feet to a point;

(8) North 28° 33' 45" East, a distance of 2.67 feet to a point;

(9) South 61° 26' 15" East, a distance of 0.32 feet to a point at the projection of the center of the party wall between Units 22C and 22D, and from said point running;

THENCE, along the face of Building 22 the following three (3) courses and distances:

(1) South 61° 26' 15" East, a distance of 19.68 feet to a point;

(2) North 28° 33' 45" East, a distance of 4.00 feet to a point;

(3) South 61° 26' 15" East, a distance of 0.32 feet to a point at the projection of the center of the

party wall between Units 22D and 22E;

THENCE (4) along the center of the party wall between Units 22D and 22E, South 28° 33' 45" West, a distance of 38.00 feet to a point on the face of Building 22; THENCE, along the face of Building 22, the following five (5) courses and distances:

(5) North 61° 26' 15" West, a distance of 0.32 feet to a point;

(6) North 28° 33' 45" East, a distance of 4.00 feet to a point;

(7) North 61° 26' 15" West, a distance of 19.36 feet to a point;

(8) South 28° 33' 45" West, a distance of 10.67 feet to a point;

(9) North 61° 26' 15" West, a distance of 0.32 feet to a point at the projection of the center of the party wall between Units 22C and 22D:

THENCE (10) along and through the center of the party wall between Units 22C and 22D, North 28° 33' 45" East, a distance of 40.67 feet to the Point of Beginning.

CONTAINING a calculated area of 606 square feet (0.014 acre).

BEING THE SAME PROPERTY conveyed to Curtis A. Reichart, Jr. and Jennifer L. Reichart, husband and wife, who acquired title, as tenants by the entirety, by virtue of a Deed from NVR, Inc., a Virginia Corporation, trading as Ryan Homes, dated June 30, 2009, recorded July 8, 2009, at Instrument Number 2009032214, Office of the Recorder of Deeds, Berks County, Pennsylvania.

HAVING ERECTED THEREON A DWELLING HOUSE KNOWN AS 202 Orchard View Road, Reading, PA 19606.

PARCEL NO.: 43532506371758

ACCOUNT: 43002868

SEE Deed Book Volume 4840, Page 2145

To be sold as the property of Curtis A. Reichart, Jr. and Jennifer L. Reichart, husband and wife

No. 18-10822

Judgment: \$74,432.94

Attorney: Meredith H. Wooters, Esquire

Scott A. Dietterick, Esquire

Kimberly A. Bonner, Esquire

Kimberly J. Hong, Esquire

Michael E. Carleton, Esquire

Justin F. Kobeski, Esquire

Matthew P. Curry, Esquire

Cristina L. Conner, Esquire

Holly N. Wolf, Esquire

Karina Velter, Esquire

LEGAL DESCRIPTION

ALL THAT CERTAIN lot or piece of ground, together with the single dwelling house thereon erected, situate on the North side of Penn Street in the Borough of Topton, County of Berks and State of Pennsylvania, more fully bounded and described as follows, to wit:

BEGINNING AT A POINT in the Northern building line of Penn Street, said point being

10/25/2018

Vol. 111, Issue 04

19 feet 6 inches East of a point where the said Northern building line of Penn Street is intersected by the Western property line of the property of the within grantors known as No. 215 Penn Street, thence in a Northerly direction along property of the said grantors, Paul W. Keiser and Florence E. Keiser, his wife, of which this was a part, 90 feet to a point; thence along the same, in an Easterly direction, 17 feet to a point; thence along property now or late of Harvey Steffy, in a Southerly direction, 90 feet to a point in the aforesaid Northern building line of Penn Street, thence along the same, in a Westerly direction, 17 feet to the place of beginning.

BEING THE SAME PROPERTY conveyed to Brad T. Stauffer, no marital status shown who acquired title by virtue of a Deed from Brad W. Schwalm, dated January 19, 2007, recorded February 7, 2007, at Document ID 2007007996, and recorded in Book 05070, Page 0923, Office of the Recorder of Deeds, Berks County, Pennsylvania.

HAVING ERECTED THEREON A DWELLING HOUSE KNOWN AS 217 Penn Street, Tipton, PA 19562.

PARCEL NO. 85547313028732

ACCOUNT: 85038900

SEE Deed Book Volume 05070, Page 0923

To be sold as the property of Brad T. Stauffer.

No. 18-10974

Judgment Amount: \$99,358.98

Attorney: KML Law Group, P.C.

LEGAL DESCRIPTION

ALL THAT CERTAIN message, tenement and lot of ground with the two-story frame dwelling thereon erected, situated in the Township of Muhlenberg, formerly in the Borough of Temple, County of Berks, and State of Pennsylvania, the same being Numbered 29 on the plan of building lots laid out by Daniel Baum and William H. Clymer and Company, said plan recorded in Plan Book Volume 6, Page 75, Berks County Records, and amended plan recorded in Plan Book Volume 32, Page 28, Berks County Records, bounded and described as follows, to wit:

BEGINNING at a point in the East line of Kutztown Road (formerly Main Street) at the distance of two hundred ninety-one feet and ten inches North from Mount Laurel Street; thence along said Kutztown Road (formerly Main Street) northward twenty feet to the corner of Lot Number 30; thence along the same westward at right angles with said Kutztown Road (formerly Main Street), one hundred seventeen feet and eight inches to a ten feet alley; thence along said alley southward twenty feet to the corner of Lot Number 28; thence along the same westward one hundred seventeen feet and eight inches to the place of BEGINNING.

THEREON ERECTED A DWELLING HOUSE KNOWN AS: 5031 Kutztown Road, Temple, PA 19560

TAX PARCEL #66530908984147

ACCOUNT: 66830076

SEE Deed Book 3045, Page 933

Sold as the property of: Debra Spuhler a/k/a Debra K. Spuhler and Roy Spuhler a/k/a Roy E. Spuhler

No. 18-11254

Judgment: \$129,462.93

Attorney: Meredith H. Wooters, Esquire

Scott A. Dietterick, Esquire

Kimberly A. Bonner, Esquire

Kimberly J. Hong, Esquire

Michael E. Carleton, Esquire

Justin F. Kobeski, Esquire

Matthew P. Curry, Esquire

Cristina L. Connor, Esquire

Holly N. Wolf, Esquire

Karina Velter, Esquire

LEGAL DESCRIPTION

ALL THAT CERTAIN lot or piece of ground together with the one and one-half story brick dwelling house with basement garage erected thereon, being No. 129 South Church Street, situate on the Southern side of South Church Street, between Main Street and Lake Street, in the Borough of Mohnton, County of Berks and State of Pennsylvania, being more fully bounded and described according to a survey made in March 1951 by Walter E. Spotts, Registered Surveyor, as follows:

BEGINNING AT A CORNER marked by an iron pin in the Northern topographical building line of South Church Street a distance of 120 feet 2 inches West of the Northwestern topographical building corner of the intersection of the aforesaid South Church Street with Lake Street, said corner being the Southwestern corner of property now or late of Horace J. Ball and Miriam A. Ball, his wife; thence continuing along the aforesaid Northern topographical building line of South Church Street, North 85 degrees 35 minutes West, a distance of 29 feet 0 in., to a corner marked by an iron pin; thence leaving the aforesaid South Church Street and along property now or late of Callie and Annie Blimline, North 3 degrees 30 minutes East, a distance of 136 feet 10-1/4 inches to a corner marked by an iron pin in the Southern side of a 12 feet wide alley, said corner being a corner between the herein described property and property now or late of Callie and Annie Blimline; thence along the aforesaid 12 feet wide alley, South 86 degrees 15 minutes East, a distance of 29 feet 0 inches to a corner marked by an iron pin, being the Northwest corner of property now or late of William B. Wolfe and Carrie M. Wolfe, his wife; thence leaving the aforesaid alley and along property now or late of the same, South 3 degrees 30 minutes West, a distance of 157 feet 2-3/8 inches to the place of beginning.

BEING THE SAME PROPERTY conveyed to Tyler Unger who acquired title by virtue of a Deed from Susan Poppe, dated August 17, 2010,

10/25/2018

Vol. 111, Issue 04

recorded August 18, 2010, at Instrument Number 2010031607, Office of the Recorder of Deeds, Berks County, Pennsylvania.

HAVING ERECTED THEREON A DWELLING HOUSE KNOWN AS 129 South Church Street, Mohnton, PA 19540.

PARCEL NO.: 65439518317298

ACCOUNT: 65016300

SEE Deed Book Volume 2010, Page 031607

To be sold as the property of Tyler Unger

No. 18-11393

Judgment Amount: \$13,047.73

Attorney: KML Law Group, P.C.

LEGAL DESCRIPTION

ALL THAT CERTAIN lot or piece of ground, together with the two-story stone front brick dwelling house mansard roof thereon erected, situate on the South side of Spring Street, between Front and Pear Street, being No. 106 Spring Street in the City of Reading, County of Berks and Commonwealth of Pennsylvania, said lot being more particularly bounded and described as follows, to wit:

ON the North by said Spring Street,

ON the East by property now or late of George C. Wynkoop, Jr.,

ON the South by property now or late of William K. Fisher, and

ON the West by property now or late of Elmer E. Deppen, et al.

CONTAINING in front on said Spring Street nineteen (19) feet six (6) inches and in depth of equal width one hundred twenty (120) feet.

THEREON ERECTED A DWELLING HOUSE KNOWN AS: 106 Spring Street, Reading, PA 19601

TAX PARCEL #15530749557672

ACCOUNT: 15637600

SEE Deed Book 2307, Page 2086

Sold as the property of Shirley A. Villafane

No. 18-11435

Judgment Amount: \$111,795.08

Attorney: KML Law Group, P.C.

LEGAL DESCRIPTION

ALL THAT CERTAIN lot or piece of ground situate in Maidencreek Township, Berks County, Pennsylvania, bounded and described according to the Final Subdivision Plan of "Troxel Woods", drawn by Applied Surveying Technologies and recorded in Plan Book Volume 227 Page 60, Berks County Records, as follows, to wit:

BEGINNING AT A POINT along the bed of Troxel Road (T-711), a corner in common with lands now or late of Elizabeth Knight Patterson; thence along same the two following courses and distances, to wit: (1) North 30 degrees 58 minutes 33 seconds West, a distance of 331.40 feet to a steel pin; and (2) North 57 degrees 33 minutes 45 seconds East a distance of 217.63 feet to a concrete monument a corner in common with Lot No. 2; thence along same South 30 degrees 46

minutes 29 seconds East, a distance of 336.83 feet to a point along the bed of Troxel Road (T-711); thence along same South 58 degrees 59 minutes 32 seconds West, a distance of 216.36 feet to a PK Nail, the point and place of beginning.

THEREON ERECTED A DWELLING HOUSE KNOWN AS: 47 Troxel Road, Shoemakersville, PA 19555

TAX PARCEL #61540203309042

ACCOUNT: 61045900

SEE Deed Book/Page

Instrument Number 2012035163

Sold as the property of: Phillip R. Daughtry

No. 18-11447

Judgment Amount: \$155,164.25

Attorney: Phelan Hallinan Diamond & Jones, LLP

LEGAL DESCRIPTION

ALL THAT CERTAIN lot of ground, together with a two and one-half story brick dwelling and garage thereon erected, situate on the Southern side of the public road leading from the Centre Turnpike to West Leesport between the Centre Turnpike and the Moselem Branch of the Philadelphia and Reading Railway, in the Borough of Leesport, formerly the Township of Ontelaunee, County of Berks and Commonwealth of Pennsylvania.

BEGINNING at a corner of property now or late of Elmer A. Hottenstein, said corner being in the Southern line of the public road leading from Centre Township to West Leesport, one hundred ninety (190) feet and three-quarters (3/4) of an inch East of the Centre line of the Moselem Branch of the Philadelphia and Reading Railway, measured along the Southern side of said public road; thence along said property of the said Elmer A. Hottenstein, South forty-two (42) degrees fifty-eight (58) minutes East, two hundred eighty-four (284) feet seven and one-half (7-1/2) inches to the Northern side of a twenty (20) feet wide alley North thirty-eight (38) degrees thirty-two (32) minutes East, eighty-two (82) feet and seven and three-quarter (7-3/4) inches to a corner of property now or late of Clara R. Parvin; thence along the same North forty-seven (47) degrees West, two hundred sixty-nine (269) feet eight and one-quarter (8-1/4) inches to the Southern side of the aforementioned public road leading from the Centre Turnpike to West Leesport; thence along the Southern side of said public road, South fifty (50) degrees five (5) minutes West, sixty-two (62) feet eleven (11) inches to the place of beginning.

CONTAINING twenty thousand fifty three (20,053) square feet.

EXCEPTING AND RESERVING, however, out of and from the operation hereof, the coal in and underlying the above described tracts together with the mining and mineral rights as heretofore excepted and reserved or sold and conveyed by former owners by instruments now of record.

TITLE TO SAID PREMISES IS VESTED

10/25/2018

Vol. 111, Issue 04

in Christina L. Pollock, by Deed from Anthony W. Ostan and Marie A. Ostan, h/w, dated 07/17/2009, recorded 07/23/2009, Instrument No. 2009034892.

MORTGAGOR Christina L. Pollock a/k/a Christina Pollock a/k/a Christina Lynn Pollock died on 08/21/2016, leaving a Last Will and Testament dated 08/08/2016. Letters Testamentary were granted to Melissa L. Fisher a/k/a Melissa Lynn Fisher on 09/01/2016 in Berks County, No. 0616-1311. The Decedent's surviving devisees are Aubrey L. Karns and Tori A. Ridenour. By executed waiver Aubrey L. Karns and Tori A. Ridenour waived their right to be named in the foreclosure action.

BEING KNOWN AS 136 East Wall Street, Leesport, PA 19533-9667.

Residential property

TAX PARCEL NO: 92449119607945

TAX ACCOUNT: 92012600

SEE Deed Instrument No. 2009034892

To be sold as the property of Melissa L. Fisher a/k/a Melissa Lynn Fisher, in her capacity as Executrix of The Estate of Christina L. Pollock a/k/a Christina Pollock a/k/a Christina Lynn Pollock.

No. 18-11466

Judgment Amount: \$116,472.43

Attorney: KML Law Group, P.C.

LEGAL DESCRIPTION

THE FOLLOWING DESCRIBED real estate situated in County of Berks, State of Pennsylvania.

ALL THAT CERTAIN lot or piece of ground together with the two-story brick dwelling house thereon erected situate on the South side of and between South Sixteenth and South Seventeenth Streets, in the City of Reading, Berks County, Pennsylvania, bounded and described as follows:

ON the North by Muhlenberg Street;

ON the East by property now or late of Mary E. Rummel;

ON the South by a ten feet wide alley; and

ON the West by property now or late of Bertha Burkholder.

CONTAINING IN FRONT or width on said Muhlenberg Street thirteen feet (13') four inches (4") and in depth of equal width eight-five (85) feet.

THEREON ERECTED A DWELLING HOUSE KNOWN AS:1644 Muhlenberg Street, Reading, PA 19606

TAX PARCEL #16531632472903

ACCOUNT: 16526200

SEE Deed Book 1819, Page 17

Sold as the property of: Albertha Eleen Perry

No. 18-11595

Judgment Amount: \$88,235.83

Attorney: Phelan Hallinan Diamond & Jones, LLP

LEGAL DESCRIPTION

ALL THAT CERTAIN lot, piece or parcel of land with the buildings thereon erected, situate in Brecknock Township, Berks County, Pennsylvania, bounded and described as follows, to wit:

BEGINNING at an iron pin in the public road leading from the Allegheny Church to Knauers; thence by land of Howard B. Horning North sixty-six (66) degrees East 15.25 perches to a stone; thence by land now or late of Jeremiah Horning (of which tract this was formerly a part) South twenty-six and one-quarter (26-1/4°) degrees East 4.06 perches to a stone; thence by the same South sixty-six (66) degrees West 15.25 perches to an iron pin in the aforesaid road; thence by the same and lands now or late of Jeremiah Hhoshauer North twenty-six and one-quarter (26-1/4°) degrees West 4.06 perches to the place of beginning.

CONTAINING 61 and 85/100 perches, strict measure.

TITLE TO SAID PREMISES is vested in Robert J. Oley, by Deed from Robert J. Oley and Elaine C. Oley, his wife, dated 06/04/1987, recorded 10/30/1998, in Book 2997, Page 736.

ROBERT J. OLEY a/k/a Robert Oley died on 09/24/2017, and Robert D. Oley a/k/a Robert David Oley, III was appointed Administrator/trix of his estate. Letters of Administration were granted to him on 10/16/2017 by the Register of Wills of Berks County, No. 06-17-1633. Decedent's surviving heirs at law and next-of-kin are Robert D. Oley and David R. Oley. By executed waiver David R. Oley waived his rights to be named.

BEING KNOWN AS 1197 Alleghenyville Road, Mohnton, PA 19540-7704.

Residential property

TAX PARCEL NO: 34-4393-13-13-2667

TAX ACCOUNT: 34031110

SEE Deed Book 2997, Page 736

To be sold as the property of Robert D. Oley a/k/a Robert David Oley, III, in his capacity as Administrator and heir of the Estate of Robert J. Oley a/k/a Robert Oley, unknown heirs, successors, assigns, and all persons, firms, or associations claiming right, title or interest from or under Robert J. Oley, deceased.

No. 18-11598

Judgment Amount: \$501,624.57

Attorney: Phelan Hallinan Diamond & Jones, LLP

LEGAL DESCRIPTION

PURPART NO. 1: All those certain lots or pieces of ground, together with the three-story brick dwelling house and garage and improvements located thereon, known as No. 1228 Reading Boulevard Wyomissing, Pennsylvania,

10/25/2018

Vol. 111, Issue 04

situate on the South side of Reading Boulevard, between Wyomissing Boulevard and Lake Avenue, in the Borough of Wyomissing, County of Berks and Commonwealth of Pennsylvania, as shown by the map or plan of Wyomissing, surveyed by William H. Dechant and bearing date of June 1896, said map or plan having been duly executed and recorded in the Recorder's Office of Berks County, Pennsylvania, in Plan Book Vol. 1, Page 1, and being further known as Lots Numbers 286, 287, 288, 289, and 290 in Block 32 of the said plan of Wyomissing, said lots being bounded on the North by Reading Boulevard, on the East by Lot No. 285 in said plan, on the South by a fifteen (15) feet wide alley, and on the West by Lot No. 291 in said plan, having a frontage of one hundred (100) feet, more or less, on Reading Boulevard, and a depth of one hundred fifty (150) feet, more or less, to an alley.

PURPART NO. 2: All those certain four lots or pieces of ground situate on the South side of Reading Boulevard, being the Southeast corner of Reading Boulevard and Lake Avenue, in the Borough of Wyomissing, County of Berks and Commonwealth of Pennsylvania, being known as Lots Nos. 291, 292, 293 and 294 in Block 32, as shown on a map or plan of Wyomissing, which plan is recorded in the Recorder's Office of Berks County in Plan Book 1, Page 1, and being more particularly bounded and described as follows, to wit:

ON the North by said Reading Boulevard,

ON the East by Lot No. 290 on said map or plan,

ON the South by a fifteen (15) feet wide alley, and

ON the West by said Lake Avenue.

CONTAINING IN FRONT on said Reading Boulevard, in width or breadth, East and West, eighty (80) feet, and in depth or length of equal width or breadth, North and South, one hundred fifty (150) feet to said fifteen (15) feet wide alley.

TITLE TO SAID PREMISES is vested in Michael P. Butto and Ellen E. Butto, by Deed from Sawyer E. Butto and McCale P. Butto, dated 06/27/2016, recorded 07/11/2016, Instrument No. 2016023663.

BEING KNOWN AS 1228 Reading Boulevard, Wyomissing, PA 19610-2438.

Residential property

TAX PARCEL NO: 96-4396-12-77-7319

TAX ACCOUNT: 96113100

SEE Deed Instrument No. 2016023663

To be sold as the property of Michael P. Butto, Ellen E. Butto a/k/a Ellen E. Politz-Butto.

No. 18-11602

Judgment Amount: \$205,063.75

Attorney: Roger Fay, Esquire

ALL THAT CERTAIN lot or tract of land located on the western side of Salem Church Road (L.R. 06165), as shown on the sketch plan of record of "Ro-Ria Acres" Section II, as recorded in the Plan Book Volume 138 Page 7,

Berks County Records, said lot being situate in the Township of Tilden, County of Berks and Commonwealth of Pennsylvania, being more fully bounded and described as follows:

BEGINNING at a railroad spike in the existing macadam State Highway L.R. 06165, known as Salem Church Road (33 feet wide), said point being the southernmost corner of the herein described tract of land and a common corner with land now or late of Lester J. and Hattie R. Rentschler; thence, leaving said highway and by land now of late of Lester J. and Hattie R. Rentschler, North 89 degrees 33 minutes 30 seconds West, 183.72 feet to an iron pin, a common corner with land now or late of Randy L. Hoffman, Elsie Hoffman, Ray Hoffman, Jr., Karen Harnish and David Hoffman; thence by the same, North 89 degrees 04 minutes 30 seconds West, 224.00 feet to an iron pin; thence by the residue land now or late of Roy O. and Gloria I. M. Christman, from which this tract was subdivided, the 2 following courses and distances, viz: (1) North 17 degrees 04 minutes 10 seconds East, 694.17 feet to an iron pin, (2) North 85 degrees 14 minutes 27 seconds East, 239.04 feet to a railroad spike in the aforesaid State Highway L.R. 06165; thence in and along the center of said highway, by lines common with the "Fisher Subdivision", the 2 following courses and distances viz: (1) South 0 degrees 30 minutes 07 seconds East, 71.65 feet to a railroad spike, (2) South 3 degrees 14 minutes 24 seconds West, 617.79 feet to the place of BEGINNING.

CONTAINING 5.03 acres.

TITLE TO SAID PREMISES vested in Randy L. Hoffman a/k/a Randy Hoffman and Daniel V. Reppy by Deed from Randy L. Hoffman dated October 23, 2008 and recorded on March 11, 2011 in the Berks County Recorder of Deeds as Instrument No. 2011010393.

BEING KNOWN AS: 324 Salem Church Road, Hamburg, PA 19526

TAX PARCEL NUMBER: 84447300752676

To be sold as the property of Randy L. Hoffman a/k/a Randy Hoffman and Daniel V. Reppy

No. 18-12020

Judgment: \$151,642.37

Attorney: M. Troy Freedman, Esquire

ALL THAT CERTAIN tract of land, together with the ranch-style dwelling house and other improvements erected thereon, situate on the East side (and a small portion on the West side) of Township Route No. T-651 about 1/4 of a mile northeast of Strausstown in the Township of Upper Tulpehocken, Berks County, Pennsylvania, more particularly bounded and described as follows, to wit:

BEGINNING at a hickory tree, a corner in common of this property and property now or late of Donald E. Henne; thence along property now or late of Donald E. Henne North 33 degrees 24 minutes West, a distance of 486 feet to an iron

10/25/2018

Vol. 111, Issue 04

pin in Township Route No. T-651; thence along property now or late of George M. Anthony North 40 degrees 23 minutes West, a distance of 232.5 feet to an iron stake; thence along property formerly of Paul R. Anthony and Helen M. Anthony North 60 degrees 18 minutes East, a distance of 233.7 feet to a point in Township Route No. T-651; thence continuing along property formerly of Paul R. Anthony and Helen M. Anthony North 52 degrees 53 minutes East, a distance of 213.9 feet to an iron stake; thence along property now or late of Joseph Kilosky and Dorothy Kilosky and partly along property now or late of William A. Grimes and Mildred M. Grimes South 33 degrees 15 minutes East, a distance of 542.5 feet to an iron stake; thence South 37 degrees East, a distance of 275 feet to a stone; thence along property now or late of Evan Spatz South 69 degrees 49 minutes West, a distance of 447 feet to the place of beginning.

CONTAINING in area: 8.594 acres of land.

TOGETHER with the free and unrestricted right, liberty and privilege forever hereafter to the said William A. Grimes and Mildred M. Grimes, his wife, their heirs and assigns, to the use and enjoyment in common with Evan A. Spatz and Clara S. Spatz, his wife, their heirs and assigns, of a certain lane 20 feet in width from the Northern boundary of the above-described tract of land to the public road known as Old Route No. 22, a distance of approximately 500 feet, for the purposes of ingress, egress, and regress for the said William A. Grimes and Mildred M. Grimes, his wife, their heirs and assigns, in common with Evan A. Spatz and Clara S. Spatz, his wife, their heirs and assigns.

LESS AND EXCEPT THE FOLLOWING:

ALL THAT CERTAIN tract or parcel of land situate on the West side of T-651, just South of Macadam Township Road T-721, Old Route 22, in the Township of Upper Tulpehocken, County of Berks and State of Pennsylvania, being bounded and more fully described as follows, to wit:

BEGINNING at an iron pin corner in Township Road T-651, thence; 1.) along property belonging to now or late George M. Anthony, now Gilbert Anthony, North forty (40) degrees twenty-three (23) minutes West two hundred thirty-two and fifty hundredths (232.50) feet to an iron stake, thence; 2.) along property belonging to Harold C. Wilhelm, North sixty (60) degrees eighteen (18) minutes East two hundred thirty-three and seventy-hundredths (233.70) feet to a point in Township Road T-651, thence; 3.) in T-651, and along other property belonging to Lawrence L. Albrecht and Sharon S. Albrecht, his wife, South ten (10) degrees eight (8) minutes eleven (11) seconds West two hundred ninety-seven and fifty-three hundredths (297.53) feet to the place of Beginning.

CONTAINING 26,696.66 square feet or 0.613 acres.

LESS AND EXCEPT THE FOLLOWING:

ALL THAT CERTAIN tract or piece of land, being Lot No. 2 as shown on the Lawrence L. & Sharon S. Albrecht Sketch Plan of Record, said plan recorded in Plan Book Volume 214, Page 15, Berks County Records, situate on the Easterly side of Pennsylvania Township Route No. 651, known as Mill Road, in the Township of Upper Tulpehocken, County of Berks and Commonwealth of Pennsylvania, more fully bounded and described as follows, to wit:

BEGINNING at a point in Pennsylvania Township Route No. 651, known as Mill Road, in line of land now or late of DeVon R. Henne, et ux: thence extending in and through Mill Road, North 16 degrees 41 minutes 21 seconds East, a distance of 140.21 feet to a point; thence leaving said road and extending along Lot No. 1, South 71 degrees 4 minutes 00 seconds East, a distance of 476.54 feet to a point; thence extending along land now or late of Kenneth L. Grimes, et ux, South 28 degrees 57 minutes 16 seconds East, a distance of 58.07 feet to a point; thence extending along land now or late of John Robaton, et ux, South 32 degrees 42 minutes 16 seconds East, a distance of 275.00 feet to a point; thence extending along land now or late of Kenneth L. Grimes, South 75 degrees 32 minutes 20 seconds West, a distance of 413.28 feet to a point; thence extending along land now or late of DeVon R. Henne, et ux, North 33 degrees 24 minutes 00 seconds West, a distance of 486.00 feet to the place of beginning. CONTAINING in area 4.484 acres of land.

OUT SALE DEED - Fee simple title vested in Damian L. Albrecht by Deed from Lawrence L. Albrecht and Sharon S. Albrecht, husband and wife, dated 3/30/1996, recorded 4/1/1996, in the Berks County Clerk's Office in Deed Book 2716, Page 2351 - *Note: Containing in area 4.484 acres of land*

OUT SALE DEED - Fee simple title vested in Harold C. Wilhelm and Miriam R. Wilhelm, his wife by Deed from Lawrence Albrecht and Sharon Albrecht, his wife, dated 1/18/1988, recorded 1/20/1988, in the Berks County Clerk's Office in Deed Book 1983, Page 1902 - *Note: Containing 26,696.66 square feet or 0.613 acres*

FEE SIMPLE TITLE vested in Lawrence L. Albrecht and Sharon S. Albrecht, husband and wife, as tenants by the entirety, by Deed from William L. Brumback and Mildred D. Emerich, Executors of The Last Will of Helen M. Anthony, deceased, dated 8/19/1987, recorded 8/20/1987, in the Berks County Clerk's Office in Deed Book 1959, Page 1093 - *Note: Containing in area: 8.594 acres of land*

PARCEL NO. 87443200889040

BEING KNOWN AS 139 Lakeview Road, a/k/a Mill Road, Bernville, PA 19506

To be sold as the property of Lawrence L. Albrecht and Sharon S. Albrecht

10/25/2018

Vol. 111, Issue 04

No. 18-12035

Judgment: \$156,571.58

Attorney: Daniel T. Lutz, Esquire

ALL THAT CERTAIN lot or piece of ground with the buildings and improvements thereon erected, situate on the northwestern side of Chestnut Street between North Seventh Street and North Eighth Street in the Borough of Bally, County of Berks and Commonwealth of Pennsylvania, bounded on the northeast by property belonging to David F. Hottenstein and Mary Alice, his wife, and other property belonging to James H. Albitz and Julia P., his wife, on the southeast by Chestnut Street (forty-six feet wide), and on the southwest and northwest by other property belonging to James H. Albitz and Julia P., his wife, and being more fully bounded and described, as follows, to wit:

BEGINNING at a corner on the northwestern topographical building line of Chestnut Street, a distance of one hundred ninety-eight feet five and seven-eighths inches (198' 5-7/8") measured along the northwestern topographical building line of the aforesaid Chestnut Street in a northeastwardly direction from a point of curve, having a radius of twenty feet (20'), connecting the northwestern topographical building line of the aforesaid Chestnut Street with the northeastern topographical building line of North Seventh Street as laid out on the topographical survey of the Borough of Bally; thence along other property belonging to James H. Albitz and Julia P., his wife, the two (2) following courses and distances, viz: (1) leaving and making a right angle with the aforesaid Chestnut Street in a northwestwardly direction, a distance of two hundred feet no inches (200' 00") to a corner, and (2) thence in a northeastwardly direction, making a right angle with the last described line, a distance of seventy feet no inches (70' 0") to a corner; thence in a southeastwardly direction along property belonging to David F. Hottenstein and Mary Alice, his wife, and along other property belonging to James H. Albitz and Julia P., his wife, and making a right angle with the last described line, a distance of two hundred feet no inches (200' 0") to a corner on the northwestern topographical building line of the aforesaid Chestnut Street; thence along same in a southwestwardly direction, making a right angle with the last described line, a distance of seventy feet no inches (70' 0") to the place of BEGINNING.

BEING KNOWN AS 725 Chestnut Street, Bally PA 19503

PIN NO. 256309-09-27-2412

BEING THE SAME PREMISES which Stella M. Stoudt by her Agent in Fact, Dennis Stoudt and Stephanie Stoudt, by Deed dated April 21, 2009 and recorded May 1, 2009 in Instrument #2009019352 in the Office of the Recorder of Deeds in and for the County of Berks, granted and conveyed unto Shawn D. Lawrence and Kimberly L. Lawrence, in fee.

TAX PARCEL NO. 256309-09-27-2412
BEING KNOWN AS 725 Chestnut Street,
Bally, PA 19503

Residential Property

To be sold as the property of Shawn D. Lawrence and Kimberly L. Lawrence

No. 18-12123

Judgment Amount: \$158,008.47

Attorney: KML Law Group, P.C.

LEGAL DESCRIPTION

ALL THAT CERTAIN lot or piece of ground together with the dwelling house thereon erected, situate on the southerly side of Bedford Street at the terminus of Crestview Avenue as shown on the plan of "Montrose" as land out in April, 1925, by Edward Morris and surveyed by Wm. H. Dechant and Sons, and recorded in Berks County Records in Plan Book Volume 2 Page 55, in the Township of Cumru, County of Berks, Commonwealth of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at an iron pin in the southerly building line of Bedford Street at the terminus of Crestview Avenue the said iron pin marking a corner common to property of Kenneth M. Thompson and Evelyn F. Thompson, his wife, upon which is constructed a private driveway and the most northeasterly corner of the herein described premises; thence from the said place of beginning and extending in a southerly direction along the said property of Kenneth M. Thompson and Evelyn F. Thompson, his wife, forming an interior angle of ninety-two (92) degrees seven (07) minutes with the southerly line of Bedford Street, a distance of one hundred fifty and one-tenth (150.1) feet to an iron pin, thence continuing along the said property of Kenneth M. Thompson and Evelyn F. Thompson, his wife, in a westerly direction and forming an interior angle of eighty-seven (87) degrees fifty-three (53) minutes with the last descanted line, a distance of one hundred (100.00) feet to a maple tree in line of property now or late of Henry Barr, thence along the same in a northerly direction and forming an interior angle of ninety-two (92) degrees seven (07) minutes with the last descanted line, a distance of one hundred fifty and one-tenth (150.1) feet to an iron pin in the aforesaid southerly building line of Bedford Street, unopened in this area; thence along the same in an easterly direction and forming an interior angle of eighty-seven (87) degrees fifty-three (53) minutes with the last described line, a distance of one hundred (100.00) feet to the place of beginning.

CONTAINING 15,000 square feet of land.

THEREON ERECTED A DWELLING HOUSE KNOWN AS: 1103 Bedford Avenue, Reading, PA 19607

TAX PARCEL #39439509067469

ACCOUNT: 39014063

SEE Deed Book 5371, Page 1980

Sold as the property of: Novak Etienne

10/25/2018

Vol. 111, Issue 04

No. 18-12129

Judgment Amount: \$127,775.91

Attorney: Phelan Hallinan Diamond & Jones, LLP

LEGAL DESCRIPTION

ALL THAT CERTAIN two-story dwelling house and lot or piece of land on which same is erected, being No. 3529 Oak Street, situate in the Borough of Laureldale (formerly the Township of Muhlenberg), County of Berks and State of Pennsylvania, as shown by map or plan of Laurel Hill surveyed by E. Kirtz Wells, being date January, 1915, said map or plan having been duly recorded in the Recorder's Office of Berks County, State of Pennsylvania, and being further known as part of lot entitled Section G of said plan of lots laid out by Charles S. Eisenbrown, and known as Laurel Hill, bounded and described as follows:

BEGINNING at a point in the eastern building line of Oak Street, said point being a corner of property now or late of William Rickert and also being seven hundred seven and nineteen hundredths (707.19) feet South of the southeast corner of Little and Oak Streets, as laid out on plan of lot known as Laurel Hill; thence East along property now or late of William Rickert, by a line at right angles to Oak Street, the distance of three hundred fifty-five and fifty-seven hundredths (355.57) feet to a point in line of property now or late of John C. Roth; thence South along same, making an interior angle of eighty (80) degrees forty-five (45) minutes with the last described line, the distance of one hundred one and thirty-two hundredths (101.32) feet to a point; thence West along residue property now or late of Charles S. Eisenbrown, by a line making an interior angle of ninety-nine (99) degrees fifteen (15) minutes with the last described line, the distance of three hundred thirty-nine and twenty-nine hundredths (339.29) feet to a point in the eastern line of Oak Street; thence North along the same at right angles to last described line, the distance of one hundred (100) feet to the place of BEGINNING.

TITLE TO SAID PREMISES is vested in Jason M. Wright and Tonya L. Silasavage, by Deed from Annemarie A. Alfiero, dated 03/27/2009, recorded 04/02/2009, Instrument No. 2009013992.

BEING KNOWN AS 3529 Oak Street, Reading, PA 19605-2021.

Residential property

TAX PARCEL NO: 57-5319-18-31-1876

TAX ACCOUNT: 57125600

SEE Deed Instrument: 2009013992

To be sold as the property of Tonya L. Silasavage a/k/a Tonya L. Wright a/k/a Tonya Wright, Jason M. Wright a/k/a Jason Wright.

No. 18-12136

Judgment Amount: \$31,060.63

Attorney: KML Law Group, P.C.

LEGAL DESCRIPTION

ALL THAT CERTAIN two-story brick dwelling house and the lot or piece of ground whereon the same is erected, situate on the East side of North Fifth Street, between Marion and Perry Streets, and being No. 1229 North Fifth Street, in the City of Reading, County of Berks and State of Pennsylvania, bounded and described as follows, to wit:

ON the North by property of Winifred V. Will, Florine M. Burns, and Pearl C. Rieger, being No. 1231 North 5th Street, on the East by a twenty feet (20') wide alley, on the South by property of John J. Frantz and Mary, his wife, being No. 1227 North 5th Street, and on the West by said Fifth Street.

CONTAINING in front on said North Fifth Street, in width or breadth twenty-two feet six inches (22' 6") more or less, and in depth or length of equal width or breadth one hundred feet (100') more or less to said 20 feet wide alley.

THEREON ERECTED A DWELLING HOUSE KNOWN AS: 1229 North 5th Street, Reading, PA 19601

TAX PARCEL #14530743779149

ACCOUNT: 14080850

SEE Deed Book 2288, Page 1946

Sold as the property of: Kenneth David Tipword a/k/a Kenneth D. Tipword an incapacitated person and Barbara Jean Tipword

No. 18-12617

Judgment: \$70,303.99

Attorney: Martha E. Von Rosenstiel, Esquire

LEGAL DESCRIPTION

ALL THAT CERTAIN unit in the property known, named, and identified as Crown Pointe Condominium, located in Mohnton Borough, which has heretofore been submitted to the provisions of the Uniform Condominium Act, 68 PA C.S. 3101 et. seq. by the recording in Berks County Department of Records of the Declaration dated June 29, 1985 and recorded on July 1, 1985 in Deed Book 1878, Page 27, Supplemental Plan thereto recorded in Plan Book 139, Page 44, and being and designated as Unit No. 2-B together with a proportionate undivided interest in the common elements (as defined in such Declaration) of 2.430%.

BEING THE SAME PREMISES which Marilyn R. Herzog, agent for Greta A. Keltz by Deed dated 8/31/2006 recorded 9/8/2006 in Deed Book 4962 Page 528 conveyed unto Katie L. Mosser.

PARCEL IDENTIFICATION NO: 65-4395-1711-4335-C08

TAX ID #65036809

To be sold as the property of Katie L. Mosser

10/25/2018

Vol. 111, Issue 04

No. 18-12660

Judgment Amount: \$82,420.46

Attorney: Phelan Hallinan Diamond & Jones, LLP

LEGAL DESCRIPTION

ALL THAT CERTAIN lot or piece of ground situate in the Borough of Birdsboro, Berks County, Pennsylvania, bounded and described according to a subdivision of property belonging to Marvin C. Miller, drawn by Leon A. Leshner, Registered Land Surveyor, dated November 5, 1989 and last revised June 27, 1990, said plan recorded in Berks County in Plan Book 173, Page 23, as follows, to wit:

BEGINNING at a point on the northwesterly side of Beacon Street (40 feet wide), said point being a corner of Lot No. 9 on said plan; thence extending from said point of beginning along Lot No. 9 northwestwardly by a line forming an interior angle of 90 degrees with the line to be described last a distance of 140.06 feet to a point in line of lands now or late of Birdsboro Associates; thence extending along said lands northeastwardly by a line forming an interior angle of 89 degrees 58 minutes 15 seconds with the last described line a distance of 40.00 feet to a point, a corner of Lot 11 on said plan; thence extending along same southeastwardly by a line forming an interior angle of 90 degrees 01 minutes 45 seconds with the last described line a distance of 140.04 feet to a point on the northwesterly side of Beacon Street; thence extending along same southwestwardly by a line forming an interior angle of 90 degrees with the last described line a distance of 40.00 feet to the first mentioned point and place of beginning.

CONTAINING 5,602.00 square feet of land.

BEING Lot No. 10 as shown on the abovementioned plan.

TITLE TO SAID PREMISES is vested in Antonio Barrales, by Deed from Luis A. Barrales, dated 11/20/2012, recorded 11/20/2012, Instrument No. 2012048926.

BEING KNOWN AS 419 Beacon Street, Birdsboro, PA 19508-2032.

Residential property

TAX PARCEL NO: 31-5344-10-35-1531

TAX ACCOUNT: 31000201

SEE Deed Instrument No. 2012048926

To be sold as the property of Antonio Barrales.

No. 18-12824

Judgment Amount: \$182,981.17

Attorney: Jessica N. Manis, Esquire
Legal Description

ALL THAT CERTAIN tract or piece of ground situate on the Southern side of New Holland Road; S R 0625; opposite the intersection of Welsh Road, T-320, in the Township of Brecknock, Berks County, Pennsylvania, and being more fully bounded and described as follows, to wit:

BEGINNING at an iron pin on the Southern side of New Holland road, a corner of lands of

Robert M. Heilman and Dorothy P. Heilman, his wife; thence leaving said road and along lands of same, South 04 degrees 40 minutes 39 seconds East, passing through an iron pipe 48.89 feet from the last described corner, a total distance of 350.13 feet to an iron pin, a corner of lands of Russell W. Schweitzer and Rosemary H. Schweitzer, husband and wife; thence along lands of same, South 80 degrees 00 minutes 41 seconds West, 148.17 feet to an iron pin, a corner of lands of Kevin M. Taylor and Sherri R. Taylor, husband and wife; thence along lands of same, North 10 degrees 16 minutes 42 seconds West, passing through an iron pipe 160.68 feet from the next described corner, a total distance of 361.91 feet to an iron pipe on the Southern side of New Holland Road, thence along the Southern side of New Holland Road, thence along the Southern side of New Holland Road, North 84 degrees 10 minutes 29 seconds East, 182.90 feet to the place of BEGINNING.

HAVING ERECTED THEREON a residential dwelling.

BEING THE SAME PREMISES AS Wilmer J. Zook, by Deed dated January 31, 2012, and recorded on February 1, 2012, by the Berks County Recorder of Deeds as Instrument No. 2012004375, granted and conveyed unto Robert W. Huggins, Jr., an individual.

BEING KNOWN AND NUMBERED AS 4258 New Holland Road, Mohnton, PA 19540.

MAP PIN: 34439301285594

ACCOUNT: (34) 027900

To be sold as the property of: Robert W. Huggins, Jr.

No. 18-1718

Judgment Amount: \$411,876.08

Attorney: Phelan Hallinan Diamond & Jones, LLP

LEGAL DESCRIPTION

ALL THAT CERTAIN parcel of ground with improvements thereon, on the North side of Oley Turnpike Road, situate in Exeter Township, Berks County, Pennsylvania, shown on a Boundary Survey Plat prepared by Ludgate Engineering Corporation, Plan #D-2100505 and being more fully bounded and described as follows, to wit:

COMMENCING at the point of beginning, a point in the centerline of Oley Turnpike Road, thence along the centerline of Oley Turnpike Road South 54° 49' 10" West, a distance of 15.79 feet; thence leaving Oley Turnpike Road and along lands of Stanley and Sara Meister North 35° 21' 22" West, a distance of 410.90 feet to an iron pin; thence along lands of Robert and Erin Protheroe the following 2 courses and distances North 43° 57' 13" West, a distance of 586.01 feet to an iron pipe; thence South 69° 54' 33" West, a distance of 477.52 feet to an Iron Pipe; thence along lands of E. Robert Wardius and Michele Flannery-Wardius and lands of Edwin and Alma Lakin South 69° 35' 45" West, a distance of 614.23 feet; thence along lands of

10/25/2018

Vol. 111, Issue 04

Robert and Margaret Acker North 19° 14' 45" West, a distance of 1310.90 feet, thence along lands of Kevin and Kathleen Strong the following 2 courses and distances North 34° 30' 34" East, a distance of 160.82 feet to an iron pin, thence North 61° 04' 03" East, a distance of 275.77 feet to an iron pin; thence along lands of Michael and Ralli Holden Sirak North 65° 11' 19" East, a distance of 330.58 feet; thence along lands of Metropolitan Edison Company the 3 following courses and distances South 09° 37' 14" East, a distance of 441.53 feet to a steel pin, thence South 43° 50' 03" East, a distance of 50.59 feet to an iron pipe; thence North 66° 52' 48" East, a distance of 674.25 feet to an iron pipe; thence along lands of Gregory and Lynn Ramsey South 37° 45' 47" East, a distance of 786.74 feet to an iron pipe; thence along lands of Kenneth and Maralyn Lakin the following 5 courses and distances South 38° 40' 16" West, a distance of 507.92 feet to an iron pipe; thence South 37° 43' 10" East, a distance of 299.94 feet to an iron pin; thence North 41° 12' 32" East, a distance of 63.46 feet to an iron pipe; thence North 37° 54' 32" East, a distance of 186.92 feet; thence North 38° 41' 34" East, a distance of 257.92 feet to an iron pipe; thence along lands of Gregory and Lynn Ramsey South 37° 14' 43" East, a distance of 34.04 feet to an iron pin; thence along lands of Kenneth and Maralyn Lakin the 2 following courses and distances South 38° 41' 49" West, a distance of 250.11 feet; thence South 39° 29' 25" West, a distance of 188.26 feet; thence along lands of Shirley Boscov the 2 following courses and distances South 38° 07' 47" West, a distance of 99.51 feet; thence South 48° 00' 34" East, a distance of 226.23 feet to an iron pipe; thence along lands of Steven and Jodi Walter South 34° 00' 49" East, a distance of 420.43 feet to the centerline of Oley Turnpike Road and the point of Beginning.

CONTAINING 41.28 acres, more or less.

TITLE TO SAID PREMISES IS VESTED IN Kelley M. Huff, by Deed from Helen M. Badulak, dated 05/18/2015, recorded 05/19/2015, Instrument No. 2015016362.

BEING KNOWN AS 5020 Oley Turnpike Road, Reading, PA 19606-9116.

Residential property

TAX PARCEL NO: 43-5337-03-20-1439

TAX ACCOUNT: 43024209

SEE Deed Instrument #2015016362

To be sold as the property of Kelley M. Huff, The United States of America c/o The United States Attorney for The Eastern District of PA.

Place and being known as 525 Manor Place, as shown on the subdivision plan of Sunset Pointe Revised As-Built Plan, situate in the Township of Exeter, County of Berks and Commonwealth of Pennsylvania and being more fully bounded and described in accordance with a survey by Kent Surveyors, designated 21-106-89, as follows, to wit:

BEGINNING at an iron pin in the eastern right of way line of Manor Place (53 feet wide) a corner in common of 527 Manor Place, thence along said right of way North 17 degrees 26 minutes 47 seconds East 18.00 feet to an iron pin, a corner of 523 Manor Place, thence leaving said right of way and along 523 Manor Place South 72 degrees 33 minutes 13 seconds East passing through a party wall 105.00 feet to an iron pin in line of Lot No. 13 of Sunset Manor Section II; thence along Lot No. 13 South 17 degrees 26 minutes 47 seconds West 18.00 feet to an iron pin, a corner of 527 Manor Place; thence along 527 Manor Place North 72 degrees 33 minutes 13 seconds West passing through a party wall 105.00 feet to an iron pin, the place of beginning.

TITLE TO SAID PREMISES is vested in Larry J. Gordon and Julia M. Gordon, h/w, by Deed from Lawrence Cerrito, Jr. and Susan M. Cerrito, dated 06/27/1995, recorded 07/07/1995, in Book 2647, Page 1662.

LARRY J. GORDON a/k/a Larry James Gordon was a co-record owner of the mortgaged premises as a tenant by the entirety. By virtue of Larry J. Gordon a/k/a Larry James Gordon's death on or about 01/14/2016, his ownership interest was automatically vested in the surviving tenant by the entirety.

MORTGAGOR Julia M. Gordon a/k/a Julia May Gordon died on 12/04/2017, and upon information and belief, her surviving heir is Julia A. Riccardo. By executed waiver Joseph Mark Riccardo, Phillip Michael King, Julie Christine Riccardo, Alfred John King, III, Joshua Alan King and Julia A. Riccardo waived her right to be named in the foreclosure action.

BEING KNOWN AS 525 Manor Place, Birdsboro, PA 19508-1611.

Residential property

TAX PARCEL NO: 43533519619816

TAX ACCOUNT: 43060359

SEE Deed Book 2647, Page 1662

To be sold as the property of unknown heirs, successors, assigns, and all persons, firms, or associations claiming right, title or interest from or under Julia M. Gordon a/k/a Julia May Gordon, deceased.

No. 18-4509

Judgment Amount: \$118,178.66

Attorney: Phelan Hallinan Diamond & Jones, LLP

LEGAL DESCRIPTION

ALL THAT CERTAIN tract or piece of land with the townhouse and other improvements erected thereon, situate on the West side of Manor

No. 18-4510

Judgment Amount: \$140,818.35

Attorney: Phelan Hallinan Diamond & Jones, LLP

ALL THAT CERTAIN tract or piece of land located on the West side of Hawthorne Street fifty feet wide (50.00') and the East side of Montclare Street and being Lot 5 of the Laureldale

10/25/2018

Vol. 111, Issue 04

Townhouses as shown on the Laureldale Townhouses Final Plan recorded in PBV 300, Page 462, Berks County Records, situate in the Borough of Laureldale, County of Berks, Commonwealth of Pennsylvania and being more fully bounded and described as follows, to wit:

BEGINNING at a point on the West right-of-way line of Hawthorne Street fifty feet wide (50.00'), said point being the Northeasternmost corner of Lot 6 and the Southeasternmost corner of the herein described Lot 5;

THENCE EXTENDING in a Westerly direction along Lot 6 on a line forming an interior angle of ninety degrees (90°), with the line to be described last a distance of one hundred twenty feet (120.00'), to a point on the East right-of-way line of Montclare Street,

THENCE EXTENDING in a Northerly direction along the East right-of-way line of Montclare Street on a line forming an interior angle of ninety degrees (90°), with the last described line a distance of thirty-five feet (35.00') to a corner of Lot 4,

THENCE EXTENDING in an Easterly direction along Lot 4 on a line forming an interior angle of ninety degrees (90°), with the last described line a distance of one hundred twenty feet (120.00') to a point on the West right-of-way line of Hawthorne Street,

THENCE EXTENDING in a Southerly direction along the West right-of-way line of Hawthorne Street on a line forming an interior angle of ninety degrees (90°), with the last described line a distance of thirty-five feet (35.00') to the place of BEGINNING.

CONTAINING IN AREA four thousand two hundred square feet (4,200 s f) of land.

TITLE TO SAID PREMISES is vested in Carlos Perez and Sonia Perez, h/w, as joint tenancy with the right of survivorship, by Deed from The Belovich Group, dated 07/27/2006, recorded 08/04/2006, in Book 04938, Page 0572.

BEING KNOWN AS 3590 Hawthorne Avenue a/k/a 3590 Hawthorne Street, Laureldale, PA 19605-1802.

Residential property
 TAX PARCEL NO: 57531917007718
 TAX ACCOUNT: 57076700
 SEE Deed Book 04938, Page 0572

To be sold as the property of Carlos Perez, Sonia Perez.

Taken in Execution and to be sold by
ERIC J. WEAKNECHT, SHERIFF
 N.B. To all parties in interest and claimants: A schedule of distribution will be filed by the Sheriff, December 7, 2018 and distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days thereafter. No further notice of the filing of the schedule of distribution will be given. All claims to funds realized from the real estate

sold by the Sheriff shall be filed by the respective Claimants with the Sheriff within five (5) days after the time of said Sheriff's Sale.

ARTICLES OF INCORPORATION

Notice is hereby given that a corporation is to be or has been incorporated under the Business Corporation Law of 1988, approved December 21, 1988, P.L. 1444, No. 177, effective October 1, 1989, as amended.

The name of the proposed corporation is **Touched by a Paw Grooming, Inc.**

The Articles of Incorporation have been filed on September 21, 2018.

Jacqueline A. Shaw
 230 B Mill Road
 Morgantown, PA 19543

**ARTICLES OF INCORPORATION
 NONPROFIT**

Notice is hereby given that Articles of Incorporation - Domestic Nonprofit have been filed with the Department of State of the Commonwealth of Pennsylvania at Harrisburg, Pennsylvania on the 28th day of September, 2018 for the purpose of incorporating a nonprofit corporation under Pennsylvania Nonprofit Corporation Law.

The name of the corporation is: **BsTrong Foundation, Inc.**

The purposes for which it is to be organized are: Funding of college or trade school scholarships for students in Berks, Montgomery, Chester and Lehigh counties; community awareness regarding teen mental health and suicide prevention and related matters.

Bruce L. Baldwin, Esq.
Wolf, Baldwin & Associates, P.C.
 800 East High Street
 P.O. Box 444
 Pottstown, PA 19464

AUDIT LIST

Second and Final Publication

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

Notice of Audit of Fiduciaries Accounts

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

NOTICE is hereby given that the fiduciaries of the following estates have filed respectively,

10/25/2018

Vol. 111, Issue 04

their accounts and statements of the proposed distribution in the Office of the Register of Wills or Clerk of the Orphans' Court as the case may be, in and for the County of Berks, Commonwealth of Pennsylvania and that these accounts will be presented to the Orphans' Court of said County at the Court House in Reading, Pennsylvania on Wednesday, November 7, 2018 at 9:00 A.M. for audit, confirmation and distribution. At that time and place parties interested and claimants against the respective estates will be heard.

78. BRIGHT, KENNETH W. - Branch Banking and Trust Company and Michael J. Gombar, Jr., Exrs., Christopher C. Muvdi, Esq.

79. HARTLINE, WILLIAM R. - Mary Ellen Hartline, Admx., Jonathan B. Batdorf, Esq.

80. JEZNACH, REBECCA B. - Betsy Williams, Admx. C.T.A., Betsy H. Sprow, Esq.

81. MERRITT, JOHNNIE - Allen E. Hopkins, Admr., Brian R. Ott, Esq.

82. RIEGEL, SARAH a/k/a RIEGEL, SARAH A. (A Minor) - Wenonah A. Riegel and Bruce M. Riegel, Co-Guardians, Jill M. Scheidt, Esq.

Last day for filing Accounts for December 2018 is November 5, 2018.

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

CHANGE OF NAME

IN THE COURT OF
COMMON PLEAS OF
BERKS COUNTY,
PENNSYLVANIA
CIVIL ACTION - LAW
NO. 18-16626

NOTICE IS HEREBY GIVEN that the Petition of Nicole Danielle DiGiacomo was filed in the above named Court, praying for a Decree to change her name to NICOLE DIGIACOMO GOODHART.

The Court has fixed November 21, 2018, at 9:00am in Courtroom "4C" of the Berks County Courthouse, Reading, Pennsylvania, as the time and place for the hearing of said Petition, when and where all persons interested may appear and show cause, if any they have, why the prayer of said Petition should not be granted.

Anthony M. Di Massa, Esq.
157 Juniper Road
Havertown, PA 19083-0216

CIVIL ACTION

IN THE COURT OF
COMMON PLEAS OF
BERKS COUNTY,
PENNSYLVANIA
CIVIL ACTION - LAW
NO. 16-13467
NOTICE OF ACTION IN
DIVORCE

GONZALO BOLIVAR, Plaintiff

vs.

LUZ D. ALBA, Defendant

NOTICE

If you wish to deny any of the statements set forth in this Affidavit, you must file a Counter-Affidavit within twenty days after this Affidavit has been served on you or the statement will be admitted.

AFFIDAVIT UNDER SECTION 3301(d) OF THE DIVORCE CODE

1. The parties to this action separated on or about June 28, 2015 and have continued to live separate and apart for a period of at least two years.

2. The marriage is irretrievably broken.

3. I understand that I may lose rights concerning alimony, division of property, lawyer's fees or expenses if I do not claim them before a divorce is granted.

I verify that the statements made in this Affidavit are true and correct. I understand that false statements herein are made subject to the penalties of 18 Pa.C.S. §4904 relating to unsworn falsification to authorities.

Luz D. Alba, Plaintiff

Date: 2/28/2018

IN THE COURT OF
COMMON PLEAS OF
BERKS COUNTY, PENNSYLVANIA
CIVIL ACTION-LAW
NO. 18-11476

NOTICE OF ACTION IN

MORTGAGE FORECLOSURE

U.S. BANK NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS INDENTURE TRUSTEE FOR THE CIM TRUST 2017-8 MORTGAGE-BACKED NOTES, SERIES 2017-8, Plaintiff

vs.

UNKNOWN HEIRS, SUCCESSORS, ASSIGNS AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER DAVID E. ROTH, DECEASED; ET AL, Defendants

To: RANDALL ROTH, IN HIS CAPACITY AS HEIR OF DAVID E. ROTH, DECEASED, Defendant(s), 957 WEST PENN AVENUE, ROBESONIA, PA 19551.

COMPLAINT IN MORTGAGE FORECLOSURE

10/25/2018

Vol. 111, Issue 04

You are hereby notified that Plaintiff, U.S. BANK NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS INDENTURE TRUSTEE FOR THE CIM TRUST 2017-8 MORTGAGE-BACKED NOTES, SERIES 2017-8, has filed a Mortgage Foreclosure Complaint endorsed with a Notice to Defend, against you in the Court of Common Pleas of BERKS County, PA docketed to No. 18-11476, seeking to foreclose the mortgage secured on your property located, 957 WEST PENN AVENUE, ROBESONIA, PA 19551.

NOTICE

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

YOU SHOULD TAKE THIS PAPER TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER, 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 THE INFORMATION ABOUT AGENCIES THAT MAY OFFER LEGAL SERVICES TO ELIGIBLE PERSONS AT A REDUCED FEE OR NO FEE.

LAWYERS REFERRAL SERVICE

Lawyer Referral Service
Berks County Bar Association
544 Court St.
P.O. Box 1058
Reading, PA 19603
610-375-4591
RAS CITRON, LLC
ATTORNEYS FOR PLAINTIFF
Zayln Bajor, Esq. ID No. 320459
133 Gaither Drive, Suite F
Mt. Laurel, NJ 08054
855-225-6906

ESTATE NOTICES

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

their attorney indicated.

First Publication**BARRELL, LUCILLE A., dec'd.**

Late of 136 Foch Street,
Maxatawny Township.
Executrix: MARY C. MILLER,
50 Deisher Lane,
Kutztown, PA 19530.
ATTORNEY: ROBERT R. KREITZ, ESQ.,
ROLAND STOCK, LLC,
627 North Fourth Street,
P.O. Box 902,
Reading, PA 19603

BARTON, KATHLEEN N., dec'd.

Late of 1 Heidelberg Drive,
#149,
Wernersville, PA 19565.
Executor: RAYMOND A. BARTON,
224 E. Penn Ave.,
Robesonia, PA 19551.
ATTORNEY: FREDERICK M. NICE,
ESQ.,
LEISAWITZ HELLER ABRAMOWITZ
PHILLIPS, P.C.,
2755 Century Boulevard,
Wyomissing, PA 19610

BERGER, LILLIAN RUTH also known as

BERGER, LILLIAN R., dec'd.
Late of Richmond Township.
Executor: MICHAEL L. BERGER,
205 S. Franklin Street,
Fleetwood, PA 19522.
ATTORNEY: SCOTT C. PAINTER, ESQ.,
906 Penn Avenue,
P.O. Box 6269,
Wyomissing, PA 19610

BOWER, LEON C., dec'd.

Late of Greenwich Township.
Executrix: ROXANNE E. CLEMENS
c/o GOUDSOUZIAN & ASSOCIATES
2940 William Penn Highway,
Easton, PA 18045-5227

CLARK, WILLIAM R., dec'd.

Late of Berkshire Center,
5501 Perkiomen Avenue,
Exeter Township.
Executrix: ALICIA A. LEE,
1150 Cotton Street,
Reading, PA 19602.
ATTORNEY: ROBERT R. KREITZ, ESQ.,
ROLAND STOCK, LLC,
627 North Fourth Street,
P.O. Box 902,
Reading, PA 19603

CONRAD, EDNA M., dec'd.

Late of Kutztown Manor Nursing &
Rehabilitation Center,
120 Trexler Avenue,
Borough of Kutztown.
Executor: DALE G.A. CONRAD,
310 West Arch Street,
Fleetwood, PA 19522.

10/25/2018

Vol. 111, Issue 04

ATTORNEY: CARL W. MANTZ, ESQ.,
136 W. Main Street,
Kutztown, PA 19530-1712

CREMERS, CATHERINE K., dec'd.

Late of Borough of Wyomissing,
Executrix: ANN TORRE JONES,
32 Rim View Lane,
Shillington, PA 19607.

ATTORNEY: LEE F. MAUGER, ESQ.,
Mauger & Meter,
240 King Street,
P.O. Box 698,
Pottstown, PA 19464

DEISHER, PAUL F., dec'd.

Late of 1506 N. 15th Street,
Reading, PA.
Executors: JAMES J. DEISHER,
1506 N. 15th St.,
Reading, PA 19604, and
STEFANIE L. EMES,
2112 Dennis Drive,
Reading, PA 19601.

ATTORNEY: RUSSELL E. FARBIARZ,
ESQ.,
ANTANAVAGE FARBIARZ, PLLC,
64 N. 4th Street,
Hamburg, PA 19526

ELLISON, A. SCOTT, dec'd.

Late of 51 Shirksville Rd.,
Bethel Township.
Executors : SHEILA R. ELLISON, and
KEITH ELLISON
c/o ATTORNEY: GEORGE W. PORTER,
ESQ.,
909 E. Chocolate Ave.,
Hershey, PA 17033

FIES, BRUCE D., dec'd.

Late of Borough of Laureldale.
Executor: SCOTT N. FIES,
524 Floret Ave.,
Reading, PA 19605.
ATTORNEY: BETSY H. SPROW, ESQ.,
DERR, HAWMAN & DERR,
522 Washington Street,
P.O. Box 1179,
Reading, PA 19603

GAMBER, ALICIA M., dec'd.

Late of 112 Main Street,
Oley, PA.
Executor: KILIAN P. JEROME
c/o O'KEEFE, MILLER & THIELEN, P.C.,
22 E. Main Street,
Fleetwood, PA 19522

HECKMAN, LAURA L., dec'd.

Late of 28 Westview Terrace,
Borough of Womelsdorf, PA.
Executor: TODD A. HECKMAN,
310 W. Morlatton Rd.,
Douglassville, PA 19518.
ATTORNEY: ZACHARY A. MOREY,
ESQ.,
536 Court Street,
Reading, PA 19601

HEYDT, JODIE D., dec'd.

Late of Spring Township.
Executor: KARL H. KLINE
c/o FITZPATRICK LENTZ & BUBBA,
P.C.,
4001 Schoolhouse Lane,
P.O. Box 219
Center Valley, PA 18034-0219

KUNKEL, BETTY JANE also known as

KUNKEL, BETTY, dec'd.
Late of 158 South 3rd Street,
Bern Township, PA.
Executrix: JANICE LINDA SANTIAGO
c/o ATTORNEY: WILLIAM S.
RAVENELL, ESQ.,
8033 Old York Road,
Suite 210B,
Elkins Park, PA 19027

LACOCK, NATALIE, dec'd.

Late of 161 West Wilson Avenue,
Wernersville, PA.
Executrix: CYNTHIA LAPES
72 Eagle Rim Road,
Upper Saddle River, NJ 07458

MATURI, GLORIA M., dec'd.

Late of 109 Carriage Court,
Borough of Kutztown, PA.
Executor: EARLENE BRADFORD,
36864 Herring Court,
Selbyville, DE 19975.
ATTORNEY: ROBERT P. GRIM, ESQ.,
262 West Main Street,
Kutztown, PA 19530

MILLER, JEAN M., dec'd.

Late of Muhlenberg Township.
Executrices: CAROL J. LAUREANO,
1522 Mulberry St.,
Reading, PA 19604, and
DEBRA L. BAVER,
1227 Linden St.,
Reading, PA 19604.
ATTORNEY: RICHARD L.
GESCHWINDT, ESQ.,
203 East Noble Avenue,
Shoemakersville, PA 19555

MURRAY, STEPHEN M., SR., dec'd.

Late of 103 Jefferson Court,
Bernville.
Executrix: PAMELA L. UMBENHOWER,
6242 Pondview Drive,
Birdsboro, PA 19508.
ATTORNEY: NEIL R. VESTERMARK,
ESQ.,
ROWE LAW OFFICES, P.C.,
1200 Broadcasting Road,
Suite 101,
Wyomissing, PA 19610

NOECKER, MAE S., dec'd.

Late of Bern Township.
Executor: ROBERT NOECKER,
1043 Water St.,
Shoemakersville, PA 19555.
ATTORNEY: RICHARD L.
GESCHWINDT, ESQ.,
203 East Noble Avenue,

10/25/2018

Vol. 111, Issue 04

Shoemakersville, PA 19555
PRICCACIANTE, CAROLE J., dec'd.
 Late of 30 Freesia Court,
 Marion Township.
 Executrix: SHARON CARROLL
 c/o ATTORNEY: BRIAN F. BOLAND,
 ESQ.,
 KOZLOFF STOUTD,
 2640 Westview Drive,
 Wyomissing, PA 19610
SCHAEFFER, DONALD W., dec'd.
 Late of 1 S. Home Ave.,
 Reading, PA 19562. .
 Executor: WILLIAM R. BLUMER,
 2755 Century Blvd.,
 Wyomissing, PA 19610.
 ATTORNEY: LATISHA B.
 SCHUENEMANN, ESQ.,
 LEISAWITZ HELLER ABRAMOWITZ
 PHILLIPS, P.C.,
 2755 Century Boulevard,
 Wyomissing, PA 19610
YATRON, STRATTON P., dec'd.
 Late of Spring Township.
 Executors: STRATTON D. YATRON,
 407 North Tulpehocken Road,
 Reading, PA 19601 and,
 DEBORAH Y. PYLE,
 24 Weaver Road,
 Sinking Spring, PA 19608.
 ATTORNEY: FREDERICK R. MOGEL,
 ESQ.,
 MOGEL, SPEIDEL, BOBB &
 KERSHNER,
 520 Walnut Street,
 Reading, PA 19601-3406
Second Publication
ADAM, FERN M., dec'd.
 Late of 480 Strausser Road,
 Hamburg, Windsor Township.
 Executrices: YVONNE F. DAVIS,
 112 Northview Avenue,
 Shoemakersville, PA 19555 and
 AUDREY M. TROSTEL,
 718 Reber St.,
 Shoemakersville, PA 19555.
 ATTORNEY: RUSSELL E. FARBIARZ,
 ESQ.,
 ANTANAVAGE FARBIARZ, PLLC,
 64 N. 4th Street,
 Hamburg, PA 19526
BURKHART, AMOS LEMON, dec'd.
 Late of 2 Chadwick Drive,
 Cumru Township.
 Administrators: DANE S. BURKHART and
 ANN LEMON,
 c/o ATTORNEY: ANDREW S. GEORGE,
 ESQ.,
 KOZLOFF STOUTD,
 2640 Westview Drive,
 Wyomissing, PA 19610
DIETRICH, LEROY L., dec'd.
 Late of 101 Summit Ave., Reading.

Executor: EDWARD PRZYDZIAL,
 c/o Susan N. Denaro, Esquire,
 Georgeadis Setley,
 4 Park Plaza, 2nd Floor,
 Wyomissing, PA 19610.
 ATTORNEY: SUSAN N. DENARO, ESQ.,
 GEORGEADIS SETLEY,
 4 Park Plaza, 2nd Floor,
 Wyomissing, PA 19610
FORRY, JANE D., dec'd.
 Late of 5 Vista Road,
 Wyomissing.
 Executor: JOHN T. FORRY, ESQUIRE,
 FORRY ULLMAN,
 540 Court Street,
 P.O. Box 542,
 Reading, PA 19603
**FRAIN, AMBER LYNN also known as
 FRAIN, AMBER L., dec'd.**
 Late of 2156 Weisstown Road,
 Boyertown, Washington Township.
 Executrix: YVONNE M. BEARD,
 816 N. Reading Avenue,
 New Berlinville, PA 19545.
 ATTORNEY: ADAM J. SAGER, ESQ.,
 Sager & Sager Associates,
 43 High Street,
 Pottstown, PA 19464
GERTH, KENNETH W., dec'd.
 Late of 2600 Belmont Avenue,
 West Lawn.
 Executrix: KELLI GERTH,
 21 Longview Drive,
 Birdsboro, PA 19508
HARE, ROBERT L., dec'd.
 Late of Lower Alsace Township.
 Executor: DENNIS R. ROTHENBERGER,
 389 Ben Franklin Highway West,
 Douglassville, PA 19518.
 ATTORNEY: EUGENE ORLANDO, JR.,
 ESQ.,
 ORLANDO LAW OFFICES, P.C.,
 2901 St. Lawrence Avenue, Suite 202,
 Reading, PA 19606
HOFFMAN, HORACE G., dec'd.
 Late of Earl Township.
 Executrix: JOANN E. ROSS,
 1210 Windsor Court,
 Reading, PA 19604.
 ATTORNEY: JEFFREY R. BOYD, ESQ.,
 BOYD & KARVER, P.C.,
 7 East Philadelphia Avenue,
 Boyertown, PA 19512
**HOHL, TIMOTHY JOHN also known as
 HOHL, TIMOTHY J., dec'd.**
 Late of 212 Koch Road,
 Boyertown.
 Executor: RYAN T. HOHL,
 1336 Fox Run,
 Reading, PA 19606.
 ATTORNEY: CHERYL A. ROWE, ESQ.,
 ROWE LAW OFFICES, P.C.,
 1200 Broadcasting Road, Suite 101,
 Wyomissing, PA 19610

10/25/2018

Vol. 111, Issue 04

MAYERS, JOAN C., dec'd.

Late of 3805 Circle Avenue, Reading.
 Executor: MATTHEW K. MAYERS, JR.,
 3805 Circle Avenue,
 Reading, PA 19606.
 ATTORNEY: BRETT M. FEGELY, ESQ.,
 HARTMAN VALERIANO MAGOVERN &
 LUTZ, P.C.,
 1100 Berkshire Boulevard, Suite 301,
 P.O. Box 5828,
 Wyomissing, PA 19610

MAZZO, ANN C., dec'd.

Late of 2023 Meadow Glen, Borough of
 Wyomissing.
 Executors: JOHN A. MAZZO and
 NOELE WEIN,
 c/o ATTORNEY: J. WILLIAM WIDING,
 III, ESQ.,
 KOZLOFF STOUTD,
 2640 Westview Drive,
 Wyomissing, PA 19610

MILSHAW, PAUL J., dec'd.

Late of 140 Fairview Chapel Road,
 Exeter Township.
 Executors: JOHN S. MILSHAW,
 140 Fairview Chapel Road,
 Birdsboro, PA 19508;
 THERESA A. WEIKEL,
 1546 Friedensburg Road,
 Reading, PA 19606 and
 PAUL J. MILSHAW, JR.,
 40 4th Ave.,
 Birdsboro, PA 19508.
 ATTORNEY: JONATHAN B. BATDORF,
 ESQ.,
 317 East Lancaster Avenue,
 Shillington, PA 19607

**MOYER, BETTY IRENE also known as
MOYER, BETTY I., dec'd.**

Late of 21 Concord Lane,
 Cumru Township.
 Executors: SARAH M. GLASE,
 890 Scenic Drive,
 Mohnton, PA 19540 and
 EUGENE C. MOYER,
 21 Concord Lane,
 Reading, PA 19607.
 ATTORNEY: REBECCA BATDORF
 STONE, ESQ.,
 301 East Lancaster Avenue,
 Shillington, PA 19607

PHILLIPS, JOSEPHINE, dec'd.

Late of Robeson Township.
 Executor: MARK T. PHILLIPS,
 12 Beechwood Drive,
 Reading, PA 19606.
 ATTORNEY: CHARLES J. PHILLIPS,
 ESQ.,
 LEISAWITZ HELLER ABRAMOWITZ
 PHILLIPS, P.C.,
 2755 Century Boulevard,
 Wyomissing, PA 19610

RUMLER, JUNE E., dec'd.

Late of 1180 Benjamin Franklin Highway,

Amity Township.

Executrix: ANDREA J. DEWANE,
 c/o ATTORNEY: ROBERT L. BRANT,
 ESQ.,
 Robert L. Brant & Associates, LLC,
 572 W. Main Street,
 P.O. Box 26865,
 Trappe, PA 19426

SCHWARZE, DOLORES M., dec'd.

Late of 9 Reading Drive,
 Borough of Wernersville.
 Executors: PETER R. SCHWARZE,
 25 Solly Lane,
 Bernville, PA 19506 and
 JOHN A. SCHWARZE, III,
 200 The Esplanade North, Unit A1,
 Venice, FL 34285.
 ATTORNEY: LARRY W. MILLER, JR.,
 ESQ.,
 MILLER LAW GROUP, PLLC,
 25 Stevens Avenue,
 West Lawn, PA 19609-1425

SHUMAN, MARY A., dec'd.

Late of Keystone Villa at Fleetwood,
 501 Hoch Road, Apt. 243, Blandon,
 Maiden Creek Township.
 Executor: MICHAEL S. SHUMAN,
 100 Orchard Road,
 Fleetwood, PA 19522.
 ATTORNEY: ROBERT R. KREITZ, ESQ.,
 ROLAND STOCK, LLC,
 627 North Fourth Street,
 P.O. Box 902,
 Reading, PA 19603

STIEFF, MARIE T., dec'd.

Late of Wyomissing.
 Executor: HAROLD STIEFF,
 23 West Penn Avenue,
 Robeson, PA 19551.
 ATTORNEY: ERIC J. FABRIZIO, ESQ.,
 BINGAMAN, HESS, COBLENTZ &
 BELL, P.C.,
 Treeview Corporate Center,
 2 Meridian Boulevard, Suite 100,
 Wyomissing, PA 19610

WATTS-MASSEY, YVONNE, dec'd.

Late of Amity Township.
 Executor: TIMOTHY D. MASSEY,
 c/o ATTORNEY: DAVID G. GARNER,
 ESQ.,
 224 East King Street, Suite 2,
 Pottstown, PA 19464

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

Late of Amity Township.
 Executors: J. DAVID WIAND,
 140 Popodickon Dr.,
 Boyertown, PA 19512 and
 DANIEL L. WIAND,
 671 Bridgeport Rd.,
 Landisburg, PA 17040.
 ATTORNEY: JOHN A. KOURY, JR., ESQ.,
 O'Donnell, Weiss & Mattei, P.C.,
 41 E. High St.,

10/25/2018

Vol. 111, Issue 04

Pottstown, PA 19464
ZIMMERMAN, HARVEY N., dec'd.
 Late of Bethel Township.
 Executor: JAMES M. ZIMMERMAN,
 221 School Road,
 Myerstown, PA 17067.
 ATTORNEY: KENNETH C. SANDOE,
 ESQ.,
 STEINER & SANDOE,
 36 West Main Avenue,
 Myerstown, PA 17067

Third and Final Publication

BENDER, NANCY A., dec'd.
 Late of 76 S. Elm Street, Apt. B,
 Kutztown.
 Executrix: LORI A. KIEFFER,
 328 W. Main Street, Apt. 1,
 Kutztown, PA 19530.
 ATTORNEY: JAMES E. SHER, ESQ.,
 SHER & ASSOCIATES, P.C.,
 15019 Kutztown Road,
 Kutztown, PA 19530

BOSSLER, EARL W., dec'd.
 Late of South Heidelberg Township.
 Executrix: DORIS EBERHART.
 416 Fourth Street,
 Wernersville, PA 19565

CLARK, JOHN L., JR., dec'd.
 Late of 42-6 Laurel Springs Lane,
 Reading.
 Executrix: JESSICA SCHEIBNER,
 c/o Susan N. Denaro, Esquire,
 Georgeadis Setley,
 4 Park Plaza, 2nd Floor,
 Wyomissing, PA 19610.
 ATTORNEY: SUSAN N. DENARO, ESQ.,
 GEORGEADIS SETLEY,
 Four Park Plaza, Second Floor,
 Wyomissing, PA 19610

CLINGAMAN, JOHN L., dec'd.
 Late of 25 Chapel Road,
 Geigertown.
 Executors: JOHN R. CLINGAMAN,
 20 Chapel Road,
 Birdsboro, PA 19508 and
 DONNA CLINGAMAN,
 1349 West Grove Street,
 Clarks Summit, PA 18411.
 ATTORNEY: MICHAEL J. GOMBAR, JR.,
 ESQ.,
 MASANO BRADLEY, LLP,
 1100 Berkshire Boulevard, Suite 201,
 Wyomissing, PA 19610

DAUB, DARYL C., dec'd.
 Late of Tulpehocken Township.
 Administrator: BROCK A. DAUB,
 c/o ATTORNEY: KEITH D. WAGNER,
 ESQ.,
 P.O. Box 323,
 Palmyra, PA 17078

FURA, ANNA F., dec'd.
 Late of Kutztown Manor,
 120 Trexler Avenue, Kutztown.

Administratrix: BARBARA A. ALFIERO,
 22 Rosemary Drive,
 Sinking Spring, PA 19608.
 ATTORNEY: JACK G. MANCUSO, ESQ.,
 BRUMBACH, MANCUSO & FEGLEY,
 P.C.,

11 East Lancaster Avenue,
 P.O. Box 500,
 Shillington, PA 19607-0500

GOLDSBOROUGH, ROBERT L., JR., dec'd.

Late of 219 W. Lancaster Avenue,
 Shillington.
 Executor: RODNEY LEE
 GOLDSBOROUGH,
 115 Pennypacker Road,
 Mohnton, PA 19540.
 ATTORNEY: SCOTT C. PAINTER, ESQ.,
 906 Penn Avenue,
 P.O. Box 6269,
 Wyomissing, PA 19610

HEHN, SHARYN, dec'd.

Late of 721 North 4th Street,
 City of Reading.
 Executrix: DEBORAH MOYER,
 1774 Acorn Drive,
 Sinking Spring, PA 19608.
 ATTORNEY: ROBERT R. KREITZ, ESQ.,
 ROLAND STOCK, LLC,
 627 North Fourth Street,
 P.O. Box 902,
 Reading, PA 19603

HERRERA, JESUS MARIA DIAZ, dec'd.
 Late of 523 Weiser Street, Reading.
 Administrator: BRYAN DIAZ,
 c/o ATTORNEY: RICHARD A. RAIDERS,
 ESQ.,
 RAIDERS LAW PC,
 606 North 5th Street,
 Reading, PA 19601

MANWILLER, REGINA ANNABELLE also known as

MANWILLER, REGINA A., dec'd.
 Late of 372 Antietam Road,
 Temple, Alsace Township.
 Executor: CARL GLENN MANWILLER,
 368 Antietam Road,
 Temple, PA 19560.
 ATTORNEY: ROBERT R. KREITZ, ESQ.,
 ROLAND STOCK, LLC,
 627 North Fourth Street,
 P.O. Box 902,
 Reading, PA 19603

MARKS, MICHAEL J., dec'd.

Late of 192 Willow Road,
 Boyertown.
 Administratrix: MICHELLE M. MARKS,
 192 Willow Road,
 Boyertown, PA 19512

MCCOY, ANNA E., dec'd.

Late of 1043 Sage Avenue, Muhlenberg
 Township.
 Executrix: LINDA L. KEMMERLING,
 c/o ATTORNEY: ANDREW S. GEORGE,

10/25/2018

ESQ.,
 KOZLOFF STOUTD,
 2640 Westview Drive,
 Wyomissing, PA 19610

MICHALY, PAUL J., dec'd.

Late of City of Reading.
 Administrator: RONALD R. KLEE, JR.,
 1 E. Lancaster Avenue,
 Shillington, PA 19607.
 ATTORNEY: SEAN J. O'BRIEN, ESQ.,
 MOGEL, SPEIDEL, BOBB &
 KERSHNER,
 520 Walnut Street,
 Reading, PA 19601-3406

RUTKOWSKI, CYNTHIA K., dec'd.

Late of 2004 Mt. Laurel Road,
 Fleetwood, Alsace Township.
 Administratrix: JENIFER HEINLY,
 3503 Sheidy Avenue,
 Reading, PA 19605.
 ATTORNEY: ROBERT R. KREITZ, ESQ.,
 ROLAND STOCK, LLC,
 627 North Fourth Street,
 P.O. Box 902,
 Reading, PA 19603

SNYDER, LINDA L., dec'd.

Late of Borough of Womelsdorf.
 Administratrix: VICKI L. RICHARDS,
 444 W. High Street,
 Womelsdorf, PA 19567.
 ATTORNEY: SEAN J. O'BRIEN, ESQ.,
 MOGEL, SPEIDEL, BOBB &
 KERSHNER,
 520 Walnut Street,
 Reading, PA 19601-3406

THIRY, ARLINE C., dec'd.

Late of 5501 Perkiomen Avenue,
 Exeter Township.
 Executor: MICHAEL T. THIRY,
 784 Corbit Drive,
 Reading, PA 19607.
 ATTORNEY: JONATHAN B. BATDORF,
 ESQ.,
 317 East Lancaster Avenue,
 Shillington, PA 19607

UNGER, ARLENE C., dec'd.

Late of 3409 Perkiomen Avenue,
 Exeter Township.
 Executrix: AMY C. MORTON,
 c/o ATTORNEY: BRIAN F. BOLAND,
 ESQ.,
 KOZLOFF STOUTD,
 2640 Westview Drive,
 Wyomissing, PA 19610

Vol. 111, Issue 04

the conduct of a business in Berks County, Pennsylvania under the assumed or fictitious name, style or designation:

Delicias Del Campo with its principal place of business at 1100 S 9th St., Reading, PA 19602.

The name and address of the person owning or interested in said business is: Ximena E. Leches, 1100 S 9th St., Reading, PA 19602.

The application was Filed on July 16, 2018.

Simply Jen with its principal place of business at 208 Hampton Ct., Morgantown, PA 19543.

The name and address of the person owning or interested in said business is: Jennifer L. Slingerland, 208 Hampton Ct., Morgantown, PA 19543.

The application was Filed on April 6, 2018.

FICTITIOUS NAME

NOTICE IS HEREBY GIVEN, pursuant to the provisions of Act of Assembly, No. 295, approved December 16, 1982, effective March 16, 1983, of intention to file in the office of the Department of State of the Commonwealth of Pennsylvania, at Harrisburg, Pennsylvania, a Certificate for