

Lycoming Reporter

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April 12, 2013

No. 15



LYCOMING REPORTER

(USPS 322-900)

THE OFFICIAL LEGAL PERIODICAL FOR LYCOMING COUNTY

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PUBLISHED EVERY FRIDAY BY
LYCOMING LAW ASSOCIATION

Editor: Gary L. Weber

Business Manager: Jessica A. Engel

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Estate advertisement consisting of three (3) insertions, which shall include one (1) Proof of Publication at no additional cost, \$80.

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Additional Proofs of Publication, \$4.00.

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PBI SEMINARS FOR SPRING/SUMMER 2013

LYCOMING LAW ASSOCIATION
25 WEST THIRD STREET, SUITE 601
WILLIAMSPORT, PA

CONTACT PBI TO REGISTER: (800) 247-4724

**SIGN-IN FOR ALL SEMINARS IS ONE-HALF
HOUR PRIOR TO THE PROGRAM.**

**ANYONE REQUIRING SPECIAL ARRANGEMENTS
FOR A DISABILITY PLEASE CONTACT
ZINA BARLUP (800) 932-4637 EXT. 2284
TEN (10) DAYS PRIOR TO THE COURSE.**

**PBI may cancel replays when the registration is
insufficient ten days prior to the replay.**

Check with PBI for Tuition.

**An additional fee is assessed
for registration at the door.**

*If you plan to register at the door, please call
the PBI Customer Service Department at
(800) 247-4724 before the program.*

*If you are pre-registered and PBI elects to
cancel the replay, you will be notified by PBI.*

**Please feel free to check www.pbi.org
to confirm a scheduled seminar or replay.**

FRIDAY, APRIL 12, 2013—9:00 A.M. to 12:30 P.M.

(3 Substantive) YOUNG AND OLD, EXPERIENCED AND
FRESH: HOW TO TAKE WINNING DEPOSITIONS—TWO
PERSPECTIVES

MONDAY, APRIL 15, 2013—9:00 A.M. to 4:00 P.M.

(5 Substantive, 1 Ethics) DOCUMENT THIS! CREATING,
MANAGING & NEGOTIATING DOCUMENTS ELECTRONI-
CALLY

TUESDAY, APRIL 16, 2013—9:00 A.M. to 10:00 A.M.

(1 Ethics) ETHICS POTPOURRI—AFTER THE ENGAGE-
MENT LETTER: WHEN LEGAL AND BUSINESS ETHICS
COLLIDE

THURSDAY, APRIL 18, 2013—9:00 A.M. to 4:15 P.M.

(6 Substantive) UNEMPLOYMENT COMPENSATION

TUESDAY, APRIL 23, 2013—9:00 A.M. to 5:00 P.M.

(5 Substantive, 1 Ethics) ANATOMY FOR LAWYERS: BACK AND KNEE

WEDNESDAY, MAY 1, 2013—12:00 P.M. to 4:15 P.M.

(3 Substantive) SENTENCING IN PENNSYLVANIA STATE COURTS

WEDNESDAY, MAY 15, 2013—8:30 A.M. to 3:30 P.M.

(5 Substantive, 1 Ethics) LONG-TERM CARE PLANNING FOR SENIORS

THURSDAY, MAY 16, 2013—8:30 A.M. to 3:30 P.M.

(6 Substantive) EVIDENCE FOR TRIAL LAWYERS

WEDNESDAY, MAY 22, 2013—9:00 A.M. to 5:00 P.M.

(6 Substantive) ENGAGING COLLEAGUES, CLIENTS, ADVERSARIES & COURTROOMS: STORYTELLING FOR IMPACT

THURSDAY, JUNE 6, 2013—8:30 A.M. to 4:45 P.M.

(7 Substantive) USE OF TRUSTS AS BUILDING BLOCKS FOR YOUR CLIENT'S ESTATE PLAN—BASIC TRUSTS AND SOPHISTICATED TRUSTS

TUESDAY, JUNE 11, 2013—9:00 A.M. to 12:30 P.M.

(3 Substantive) FIRE-AT-WILL IN PENNSYLVANIA

THURSDAY, JUNE 13, 2013—8:30 A.M. to 12:45 P.M.

(3 Substantive, 1 Ethics) FAMILY LAWYER'S DISCOVERY TOOLKIT

TUESDAY, JUNE 18, 2013—9:00 A.M. to 12:30 P.M.

(3 Substantive) HIDDEN CASES: THIRD PARTY CLAIMS IN WORKPLACE INJURIES

THURSDAY, JUNE 20, 2013—9:00 A.M. to 1:30 P.M.

(4 Substantive) THE LAW OF ARREST, SEARCH AND SEIZURE IN PENNSYLVANIA

TUESDAY, JUNE 25, 2013—9:00 A.M. to 5:00 P.M.
(6 Substantive) BEST OF THE OIL & GAS COLLOQUIUM—
CENTRAL PA

THURSDAY, JUNE 27, 2013—9:00 A.M. to 1:30 P.M.
(4 Substantive) ENVIRONMENTAL IMPACTS OF HYDRAU-
LIC FRACTURING: DISPELLING THE MYTHS

TUESDAY, JULY 2, 2013—9:00 A.M. to 1:30 P.M.
(4 Substantive) PREMARITAL AGREEMENTS

THURSDAY, JULY 11, 2013—9:00 A.M. to 1:30 P.M.
(3 Substantive, 1 Ethics) eDISCOVERY, COMPUTER FOREN-
SICS AND THE CLOUD

MONDAY, JULY 15, 2013—8:30 A.M. to 3:45 P.M.
(6 Substantive) SNAPSHOTS OF SPECIAL EDUCATION LAW

TUESDAY, JULY 16, 2013—9:00 A.M. to 1:15 P.M.
(3 Substantive, 1 Ethics) FEE AGREEMENTS

TUESDAY, JULY 23, 2013—8:30 A.M. to 4:00 P.M.
(5 Substantive, 1 Ethics) FAMILY LAW 101

WEDNESDAY, JULY 24, 2013—9:00 A.M. to 5:00 P.M.
(5 Substantive, 1 Ethics) UNDERSTANDING THE BASICS OF
ELDER LAW

THURSDAY, JULY 25, 2013—8:30 A.M. to 3:30 P.M.
(5 Substantive, 1 Ethics) OHLBAUM ON EVIDENCE ADVOCACY: USING THE RULES OF EVIDENCE TO PERSUADE

MONDAY, JULY 29, 2013—9:00 A.M. to 5:00 P.M.
(6 Substantive) GOOGLE APPLICATIONS (A) INTERNET
RESEARCH (B)

TUESDAY, JULY 30, 2013—9:00 A.M. to 1:15 P.M.
(3 Substantive, 1 Ethics) TITLE INSURANCE 101

WEDNESDAY, JULY 31, 2013—9:00 A.M. to 1:30 P.M.
(4 Substantive) MAKING SENSE OF MEDICARE

TUESDAY, AUGUST 6, 2013—9:00 A.M. to 12:30 P.M.
(2 Substantive, 1 Ethics) INTERNET LEGAL RESEARCH

WEDNESDAY, AUGUST 7, 2013—12:00 P.M. to 3:15 P.M. (3 Substantive) UM/UIIM

THURSDAY, AUGUST 8, 2013—9:00 A.M. to 12:30 P.M.
(3 Substantive) JOINT AND SEVERAL LIABILITY A YEAR LATER

TUESDAY, AUGUST 13, 2013—9:00 A.M. to 10:00 A.M.
(1 Ethics) ETHICS POTPOURRI: FEE PRACTICES, POINTERS & TRAPS OF FEE AGREEMENTS

TUESDAY, AUGUST 13, 2013—12:30 P.M. to 4:45 P.M.
(4 Substantive) COORDINATING MEDICARE AND MEDICAID BENEFITS

THURSDAY, AUGUST 15, 2013—9:00 A.M. to 1:15 P.M.
(3 Substantive, 1 Ethics) ADVANCED ISSUES IN CIVIL PRACTICE AND PROCEDURE

TUESDAY, AUGUST 20, 2013—9:00 A.M. to 5:00 P.M.
(6 Substantive) SOLVING DRIVERS LICENSING PROBLEMS

TUESDAY, AUGUST 27, 2013—8:30 A.M. to 12:45 P.M.
(4 Substantive) FAMILY AND MEDICAL LEAVE UPDATE

**LIVE SEMINARS BEING HELD AT THE
PROFESSIONAL DEVELOPMENT CENTER
PENN COLLEGE
ONE COLLEGE AVENUE
WILLIAMSPORT, PA**

TUESDAY, JUNE 25, 2013—9:00 A.M. to 1:15 P.M.
(4 Substantive) ESTATE PLANNING FOR MINERAL INTERESTS

The full text of the following decisions of the Court of Common Pleas of Lycoming County have been posted to the Lycoming Law Association website. To read the decision, navigate to www.lycolaw.org/Cases/search.asp, and enter the name or Web citation or check “Recent Postings.” [How to read the summaries: **Case Name**, (date of issuance)—issuing judge, category: Summary of legal concepts involved (Web citation—unique number assigned to opinion) (Date posted to the website)]

- ▶ **Commonwealth vs. Bodle** (03/27/2013)—Judge Richard A. Gray
Criminal: Appeal; failure to file Rule 1925 statement. (Bodel032713g) (Posted: 03/27/2013)
- ▶ **Commonwealth vs. Lyons** (03/26/2013)—Judge Richard A. Gray
Criminal: Petition for permission to file petition nunc pro tunc to extinguish firearm disability at the time he was arrested for firearm possession; properly imposed firearm possession restrictions; ability of a state court to remove federal restrictions. (Lyons032613g) (Posted: 03/27/2013)
- ▶ **T.G., a Minor, and Kettner vs. Transco, Inc., Transco Railway Products, Inc., Clemens, Lycoming-Clinton Counties Commission for Community Motion for Action (STEP), Inc.** (03/27/2013)—Judge Richard A. Gray
Civil: Summary judgment motion of STEP; negligence claim based upon STEP assisting in obtaining babysitting services subsidy for mother; duty to child; babysitter recommended by plaintiff mother. (tg032713g) (Posted: 03/27/2013)
- ▶ **Commonwealth vs. Coleman** (03/25/2013)—Judge Marc F. Lovecchio
Criminal: Motion to suppress, vehicle stop; probable cause; use of V-Spec device to measure speed; observation traffic offense; jurisdiction of police officer; officer acting under a court order on roving DUI patrol; petition for writ of habeas corpus; sufficiency of evidence that defendant carried drugs into prison where he did not disclose drugs on his person before being taken involuntarily to prison; sufficiency of evidence of resisting arrest where defendant broke free from officers and charged an officer knocking him to his knee; grading of escape charge. (Coleman032513L) (Posted: 03/26/2013)

- **Commonwealth vs. Howlett** (03/25/2013)—Judge Marc F. Lovecchio
Criminal: Appeal; sentencing discretion; sentence length determining where sentence is to be served; revocation of intermediate punishment sentences due to continued drug use and commission of a new offense. (Howlett032513L)
(Posted: 03/26/2013)
- **Elbow Fish & Game Club, Inc. and Elbow Energy, LLC, vs. Guillaume Business Opportunity Group, LLC, Anadarko E&P Onshore LLC, f/k/a Anadarko E&P Company LP and Anadarko Petroleum Corporation** (03/25/2013)—Judge Richard A. Gray
Civil: Motions for summary judgment; issue relating to ownership of oil and natural gas rights; quiet title action; interpretation of deed reservation; reservation of mineral rights without reference to oil or gas; rebuttable presumption; burden of proof; ownership of coalbed gas. (Elbow032513g)
(Posted: 03/25/2013)

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ESTATE AND TRUST NOTICES

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

FIRST PUBLICATION

English, Karen Kieffer, dec'd.

Late of Williamsport.
Co-Administrators: Debora L. Kieffer and David J. Kieffer, 306 Jerusalem Road, Elmira, NY 14901.

Attorneys: McNerney, Page, Vanderlin & Hall, 433 Market Street, P.O. Box 7, Williamsport, PA 17703.

Keagle, Marian J. a/k/a Marian June Keagle, dec'd.

Late of Loyalsock Township.
Executrix: Bonnie Lou Keagle, 5978 Warrensville Road, Williamsport, PA 17701.

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

Nicholas, Helen F., dec'd.

Late of 3750 Route 220 Highway, Hughesville.

Executrix: Elaine N. Leaver, 275 Trinity Drive, Hughesville, PA 17737.

Attorney: J. Howard Langdon, Esquire, 3 South Main Street, Muncy, PA 17756.

Rice, Paul L., dec'd.

Late of Loyalsock Township.
Co-Executors: William H. Goodell, III and Ruthann Sartori.

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

Thompson, Marie D., dec'd.

Late of Williamsport.
Administrator: Danny L. Thompson, 1504 West Fourth Street, Williamsport, PA 17701.
Attorneys: James G. Malee, Esquire, Malee Law Firm, P.C., 310 East Third Street, Williamsport, PA 17701, (570) 321-6112.

SECOND PUBLICATION

Finnegan, Lena E., dec'd.

Late of Eldred Township.
Executrix: Nancy A. Fink.
Attorneys: Gary T. Harris, Esquire, Rieders, Travis, Humphrey, Harris, Waters & Waffenschmidt, 161 West Third Street, Williamsport, PA 17701, (570) 323-8711.

Nosel, Shirley A., No. 41-13-0170, dec'd.

Late of the Village of Cogan Station.

Administrator: Andrew I. Waltz, 1257 High Street, Williamsport, PA 17701.

Attorneys: W. Jeffrey Yates, Esq., P.C., 425 Market Street, 2nd Floor, Williamsport, PA 17701, (570) 322-4511, (570) 322-4556 (FAX), yateslaw@comcast.net.

Stout, Irene D., dec'd.
Late of Williamsport.
Co-Executors: John C. Stout
and Yvonne M. Schley.
Attorney: Richard G. Scheib,
Esquire, 11 Reitz Blvd., Suite
102, Lewisburg, PA 17837-
9293.

Weaver, Lawrence R., Jr., dec'd.
Late of Cogan Station.
Co-Executors: Margaret Buck
and Lawrence R. Weaver, III
c/o Fred A. Holland, Esquire,
442 William Street, Williams-
port, PA 17701.
Attorneys: Fred A. Holland,
Esquire, Murphy, Butterfield
& Holland, P.C., 442 Wil-
liam Street, Williamsport, PA
17701.

THIRD PUBLICATION

Berrigan, Joseph A., dec'd.
Late of the Township of Loyal-
sock.
Executrix: Shirley M. Hamm,
1220 Mount Royal Heights,
Williamsport, PA 17701.
Attorney: Joseph L. Rider, Es-
quire, 143 West Fourth Street,
Williamsport, PA 17701.

Cohick, Agnes D., dec'd.
Late of Pine Township.
Co-Executors: Linda K. Pierce
and Lester F. Cohick c/o De-
nise L. Dieter, Esquire, 227 Al-
legheny Street, Jersey Shore,
PA 17740.
Attorney: Denise L. Dieter,
Esquire, 227 Allegheny Street,
Jersey Shore, PA 17740.

Embick, Merrill C., dec'd.
Late of Jersey Shore.
Executor: William H. Embick.

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

Gibson, Boyd, dec'd.
Late of the City of Williams-
port.
Executrix: Sharon K. Koppel,
514 Pinnacle Lane, Mifflin-
burg, PA 17844.
Attorneys: Robert E. Diehl,
Jr., Esquire, Diehl & Jones,
1070 Market Street, Sunbury,
PA 17801.

**Johnson, Mary Anne a/k/a
Mary A. Johnson a/k/a Mary
Johnson**, dec'd.
Late of the City of Williams-
port.
Executor: Thomas A. Town-
send, 79 Ferris Lane, Pough-
keepsie, NY 12603.
Attorneys: Adrienne J. Stahl,
Esquire, Steinbacher & Stahl,
413 Washington Boulevard,
Williamsport, PA 17701.

Metzger, Helen E., dec'd.
Late of the Township of Loy-
alsock.
Executor: Woodlands Bank,
2450 E. Third Street, Williams-
port, PA 17701.
Attorney: Joseph L. Rider, Es-
quire, 143 West Fourth Street,
Williamsport, PA 17701.

Overdorf, Betty L., dec'd.
Late of Montgomery.
Executrix: Patricia Overdorf,
338 Louise Avenue, Montgom-
ery, PA 17752.
Attorney: Layne R. Oden, Es-
quire, Nine South Main Street,
Muncy, PA 17756-1306.

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Painter, Florence G., dec'd.
Late of Williamsport.
Executrix: Grace L. Carey, 311
Shick Road, Montoursville, PA
17754.
Attorney: Layne R. Oden, Es-
quire, Nine South Main Street,
Muncy, PA 17756-1306.

Roller, Donald H., dec'd.
Late of the Township of Loyal-
sock.
Executrix: Donna R. Sortman,
121 Dogwood Lane, Williams-
port, PA 17701.
Attorney: Joseph L. Rider, Es-
quire, 143 West Fourth Street,
Williamsport, PA 17701.

Snyder, Seth A., dec'd.
Late of Cogan Station.
Administrator: Kenneth L.
Snyder, 2405 Route 973, Co-
gan Station, PA 17728.
Attorneys: Campana, Hoffa,
Morrone & Lovecchio, P.C.,
602 Pine Street, Williamsport,
PA 17701, (570) 326-2401.

NOTICE

NOTICE IS HEREBY GIVEN
that Articles of Incorporation have
been filed with the Department
of State of the Commonwealth of
PA on February 7, 2013 for the
purpose of forming a Nonprofit
Corporation under the Nonprofit
Corporation Law of 1988 of the
Commonwealth of PA, 15 Pa. C.S.
1101 et seq. The name of the non-
profit is:

WATERS OF MARAH, INC.

A-12

**NOTICE OF SPECIAL
MEETING OF DIRECTORS**

NOTICE IS HEREBY GIVEN
that the Shareholders and Direc-

tors of Reed Hann Litho Company,
Inc., a Pennsylvania corporation,
with an address of 200 High Pines
Road, Williamsport, Pennsylvania,
have approved a proposal that the
corporation voluntarily dissolve,
and that the Board of Directors
is now engaged in the winding up
and settling the affairs of the cor-
poration under the provisions of
Section 1975 of the Pennsylvania
Business Corporation Law of 1988,
as amended.

Reed Hann Litho Company, Inc.

A-12

NOTICE

NOTICE IS HEREBY GIVEN
that Articles of Incorporation have
been filed with the Department
of State of the Commonwealth of
Pennsylvania on or about Febru-
ary 13, 2013, for the purpose of
obtaining a Certificate of Incor-
poration of a proposed business
corporation to be organized under
the Business Corporation Law of
1988 of the Commonwealth of
Pennsylvania, 15 Pa. C.S. Section
5306 et seq.

The name of the proposed cor-
poration is:

ARTPOST AWARENESS, INC.
Marc S. Drier, Esquire
227 Allegheny Street
Jersey Shore, PA 17740
(570) 398-2020

A-12

NOTICE

NOTICE IS HEREBY GIVEN,
pursuant to the Fictitious Names
Act, 54 Pa. C.S. Section 311, that
an Application for Registration of
Fictitious Name was filed with the
Secretary of the Commonwealth of

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Pennsylvania on March 21, 2013, for the following name:

BIG CREEK DEVELOPMENT with the principal place of business at: 1380 Radio Club Road, Montoursville, PA 17754. The names and address of the parties to this registration are: Joshua D. Leidhecker and Rex E. Minium c/o 1380 Radio Club Road, Montoursville, PA 17754.

DANIEL K. MATHERS, ESQUIRE
MATHERS & STAPP, P.C.
416 Pine Street
Suite 308
Williamsport, PA 17701

A-12

NOTICE

NOTICE IS HEREBY GIVEN that Articles of Incorporation were filed on March 27, 2013 with the Department of State of the Commonwealth of Pennsylvania, Harrisburg, Pennsylvania, for the purpose of obtaining a Certificate of Incorporation for a domestic non-profit corporation to be organized under the Pennsylvania Non-Profit Corporation Law of 1988, as amended. The name of the corporation is:

MYERS ELEMENTARY OPT
125 New Street, Muncy, PA 17756. The purpose for which the corporation has been organized is: to improve the quality of life within the Ward L. Myers Muncy Elementary School service area by providing services and support typically associated with parent-teacher organizations, including, but not limited to cultural, educational and literary purposes and to engage in and do any lawful act concerning any or all lawful business for which corporations may

be incorporated under the Pennsylvania Non-Profit Corporation Law of 1988, as amended.

LAYNE R. ODEN, ESQUIRE
Nine South Main Street
Muncy, PA 17756
(570) 546-5188

A-12

NOTICE

In the Court of Common Pleas of
Lycoming County, Pennsylvania
Civil Action—Law

No.: 12-02042

DIANE JOBES-LUDY

Plaintiff

vs.

JESSE HURST,
PAMELA McDERMOTT,
MICHAEL REEDER

Defendants

JURY TRIAL DEMANDED

NOTICE

TO: MICHAEL REEDER

Please be advised that a civil negligence action resulting from a dog attack has been instituted against you.

If you wish to defend, you must enter a written appearance personally or by attorney and file your defenses or objections in writing with the court. You are warned that if you fail to do so the case may proceed without you and a judgment may be entered against you without further notice for the relief requested by the plaintiff. You may lose money or property or other rights important to you.

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

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

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

North Penn Legal Services
329 Market Street
Williamsport, PA 17701
(570) 323-8741

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LYCOMING REPORTER

SHERIFF'S SALE

By virtue of Writs of Execution issued out of the Court of Common Pleas of Lycoming County, and directed to me, there will be exposed to public sale at the Executive Plaza, 1st Floor Commissioners Board Room, 330 Pine Street, Williamsport, PA 17701 on Friday, MAY 3, 2013, at 10:30 A.M., the following described real estate to wit:

NO. 5-1

EXHIBIT "A"

Legal Description
of Subject Property

ALL THOSE CERTAIN pieces, parcels and lots of land situate, lying and being in the Sixth Ward of the City of Williamsport, County of Lycoming and Commonwealth of Pennsylvania, bounded and described as follows:

Parcel No. 1: BEGINNING at a point on the west side of Sixth Avenue eighty (80) feet north of the northwest corner of Park Avenue and Sixth Avenue; thence extending northerly along Sixth Avenue thirty-four (34) feet to a post; thence westerly at right angles with Sixth Avenue sixty-three (63) feet to a post; thence southerly in a line parallel with Sixth Avenue, thirty-four (34) feet to a post; thence easterly sixty-three (63) feet to Sixth Avenue, the place of BEGINNING.

Parcel No. 2: BEGINNING at a point, the northwest corner of Park Avenue and Sixth Avenue; and thence extending northerly along the westerly side of Sixth Avenue a distance of eighty (80) feet to post; thence westerly at right angles with Sixth Avenue fifty-three (53) feet to a post; thence southerly in

a line parallel with Sixth Avenue eighty (80) feet to a post on northern line of Park Avenue; thence easterly fifty-three (53) feet along said Park Avenue line to the point of BEGINNING.

Being the same premises granted and conveyed unto William H. Hawkes III, and Jeanne C. Hawkes, his wife, by deed from Gerald R. Minier, Executor of the Estate of Robert E. Minier dated September 28, 1991 and recorded October 9, 1991 in Lycoming County Deed Book 1754, Page 269. The said William H. Hawkes, III died on the 21st day of May, 2011, thereby vesting full title in and to said real estate in Jeanne C. Hawkes, his widow.

Tax Parcel ID#s 66-03-415 and #66-03-416.

NO. 5-2

ALL that certain piece, parcel and lot of land situate in the Eleventh Ward of the City of Williamsport, County of Lycoming and Commonwealth of Pennsylvania, bounded and described as follows:

BEGINNING at a point at the corner of Dove Street and an alley running parallel with Poplar Street; thence in a westerly direction along the southern line of said Dove Street, forty and five-twelfths (40 5/12) feet to a post corner of land now or formerly of Harry Martin; thence in a southerly direction on line of land now or formerly of Harry Martin and in a line practically parallel with Poplar Street, one hundred three (103) feet to an eight (08) foot alley running parallel with Dove Street; thence in an easterly direction along the northern line of said alley thirty-six (36) feet to an alley sixteen (16) feet in width and running practi-

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cally parallel with Poplar Street; thence in a northerly direction along the western line of said alley, one hundred three (103) feet to Dove Street, the post point and place of beginning.

BEING the same premises granted and conveyed unto Chris A. Hulbert, single, by Joseph R. Markulike and Aloma M. Markulike, husband and wife, by Deed intended to be herewith recorded.

FOR identification purposes only, being known as all of Tax Parcel No. 67-10-404 in the Office of the Lycoming County Tax Assessor.

This is intended to be a first lien purchase money mortgage on the hereinabove described premises.

TAX PARCEL # TP 67-10-404.

BEING KNOWN AS: 2313 Dove Street, Williamsport, PA 17701.

NO. 5-3

EXHIBIT "A"

ALL that certain piece, parcel or lot of land situate in the Township of Shrewsbury, County of Lycoming and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point in the private land leading from the road, Legislative Route #41057 from Point Bethel to Hillsgrove; thence along the private land and lands now or formerly of Raymond V. Fiester, two hundred sixty (260) feet in an easterly direction to a cement post and corner; thence along lands now or formerly of Raymond V. Fiester in a southerly direction one hundred fifty (150) feet to another cement post and corner; thence along lands now or formerly of Raymond V. Fiester in a westerly direction two hundred

sixty (260) feet to another cement post and corner; thence along lands now or formerly of Raymond V. Fiester in a northerly direction one hundred fifty (150) feet to another cement post and place of beginning.

This lot being a complete rectangle and using the present permanent corner of the cabin thereon as a witness corner which is exactly nineteen (19) feet from the northwest corner of said cabin to the place of beginning.

Having a right-of-way to use the present private lane.

For identification purposes only, being known as Lycoming County Tax Parcel Number 54-295-118A.

BEING the same premises which Donald R. Fox and Louise A. Fox, husband and wife, by their Deed dated October 18, 2002 and recorded October 21, 2002 in the Office for the Recording of Deeds in and for Lycoming County, Pennsylvania, in Record Book 4339, Page 253, granted and conveyed unto William R. Smoley and Diane L. Smoley, husband and wife.

NO. 5-4

ALL THAT CERTAIN piece, parcel and tract of land situate in the Twelfth Ward of the City of Williamsport, Lycoming County, Pennsylvania, bounded and described as follows, to-wit:

BEGINNING at a point 50 feet north of the northwest corner of Center and Louisa Streets; thence north along the west side of Center Street, 39 feet 4 inches, to land now or formerly of E. J. Bakey; thence west along land now or formerly of said E.J. Bakey in a line parallel with Louisa Street, 78 feet to an alley; thence south along said

LYCOMING REPORTER

alley in a line parallel with Center Street, 39 feet 4 inches, to land formerly of Mary A. Reichards, now or formerly of Cloyd H. Seeds; thence east along land now or formerly of Cloyd H. Seeds. 78 feet to the point and place of beginning. Improvements thereon consisting of a double frame dwelling and known as 805-807 Center Street.

AND being more particularly bounded and described as follows, in accordance with a survey by Daniel F. Vassallo, R.B., dated October 1, 1979, to-wit:

BEGINNING at an iron pin on the western line of Center Street, said beginning point being north 5 degrees 00 minutes east 50.00 feet from the intersection of the western line of said Center Street and the northern line of Louisa Street; thence from the said place of beginning and along the northern line of land now or formerly of Harry W. and Lois E. Weaver, north 85 degrees 00 minutes west 78.00 feet to a fence post on the eastern line of a 10-foot alley; thence along the eastern line of said alley north 5 degrees 00 minutes east 39.33 feet to an iron pin; thence along the southern line of land now or formerly of Florence O'Dell Grein south 85 degrees 00 minutes east 78.00 feet to an iron pin on the western line of the aforesaid Center Street; thence along the western line of said Center Street south 5 degrees 00 minutes west 39.33 feet to the place of beginning.

BEING the same premises granted and conveyed unto the grantors herein by Elmer D. Geurdes and Donna M. Geurdes, by Deed dated September 25, 1979 and recorded November 9, 1979 in the Office of the Recorder of Deeds in and for Lycoming County

in Deed Book Volume 925, Page 248, granted and conveyed unto Kenneth E. Kelley and Helen M. Kelley. And the said Helen M. Kelley has departed this life on June 28, 2004.

BEING KNOWN AS: 805 Center Street, Williamsport, PA 17701-3323.

AND being PARCEL No. 72-03101 in the Office of the County Assessor.

NO. 5-5

EXHIBIT "A"

Property Description

ALL THAT CERTAIN, piece parcel and lot of land situate in the Township of Clinton, County of Lycoming and Commonwealth of Pennsylvania, bounded and described in accordance with a survey of M.L. Smith, C.E. dated December 31, 1957 as set forth in Lycoming County Deed Book 436, page 251, as follows:

BEGINNING at a point in the center of Township Route 421 leading from Montgomery to Saegers Station, said point being two hundred five (205) feet east of the eastern line of land sold by Fred Tebbs, Jr. to Eugene M. Decker and Ruth B. Decker and being approximately three hundred twenty-five (325) feet west of the center of Township Route 532, as measured along the center of Township Route 421; thence along other land now or formerly of Fred Tebbs, Jr., North eighteen (18) degrees thirty (30) minutes West seventy (70) feet, more or less, to the south bank of Berger's Mill Pond and the northern line of land now or formerly of Fred Tebbs, Jr.; thence along the southern bank of Berger's Mill Pond and the north-

LYCOMING REPORTER

ern line of land now or formerly of Fred Tebbs, Jr., North thirty-two (32) degrees East one hundred eighty-eight (188) feet; thence along the same, South eighty-three (83) degrees East two hundred nineteen and five-tenths (219.5) feet; thence along the same, South eighty-nine (89) degrees East sixty-two (62) feet; thence South thirteen (13) degrees fifteen (15) minutes East fifty-seven (57) feet, more or less, to the center of Township Route 421; thence along the center of Township Route 421 South sixty-two (62) degrees forty-five (45) minutes West ninety-eight (98) feet; thence along the same, South seventy-one (71) degrees West three hundred (300) feet to the place of beginning. Containing 1.1 acres.

UNDER AND SUBJECT to the conditions, restrictions, covenants, rights-of-way, easements, etc. as heretofore contained in the prior chain of title.

FOR IDENTIFICATION PURPOSES ONLY, BEING KNOWN AS ALL OF TAX PARCEL NUMBER 07-392-185E IN THE OFFICE OF THE LYCOMING COUNTY TAX ASSESSOR.

BEING the same premises which Edith A. Bigger, single person, and Cindy L. Yonkin, now by marriage, Cindy L. Frey and Harry E. Frey, her husband, granted and conveyed by their Deed dated October 23, 2007 and Recorded in the Office of the Recording of Deeds in and for Lycoming County, Pennsylvania on October 30, 2007 in Record Book 6175 at Page 92 granted and conveyed unto Daniel J. Palmeter, Sr.

NO. 5-6

ALL THAT CERTAIN piece or parcel of land situated in the

Township of Piatt, County of Lycoming and Commonwealth of Pennsylvania, bounded and described as follows, to-wit:

BEGINNING at a point on the southern right-of-way line, as now used, of U.S. Highway Route No. 220 leading from Jersey Shore to Williamsport and beyond, said point being south eighty (80) degrees, forty-five (45) minutes west three hundred twenty-five (325) feet, strict measure, from the point of intersection of the western line of land now or formerly of Ernest F. Willits and Lois E. Willits, his wife, with the southern right-of-way line of U.S. Highway Route No. 220 aforesaid, and said point of beginning being the point of intersection of the western line of land of Rummings Bluestone Company with the southern right-of-way line of U.S. Highway Route No. 220 aforesaid; thence south nine (9) degrees fifteen (15) minutes east, along the western line of land of Rummings Bluestone Company, one hundred seventy-five (175) feet, strict measure to a point; thence south eighty (80) degrees forty-five (45) minutes west, along a line parallel with the southern right-of-way line of U.S. Highway Route No. 220 aforesaid, one hundred fifty (150) feet, strict measure, to a point; thence north nine (9) degrees fifteen (15) minutes west, one hundred seventy-five (175) feet, strict measure, to the southern right-of-way line of U.S. Highway Route No. 220 aforesaid; thence north eighty (80) degrees forty-five (45) minutes east, along the southern right-of-way line of U.S. Highway Route No. 220 aforesaid, one hundred fifty (150) feet, strict measure, to the point of beginning.

LYCOMING REPORTER

BEING the same premises granted and conveyed unto Ethel D. Bower, single by deed of Nancy Secules a/k/a Nancy L. Secules and Richard D. Secules, her husband, dated August 16, 2001 and recorded in Lycoming County Record Book 3898, Page 37.

FOR IDENTIFICATION PURPOSES ONLY, being known as Parcel No. 45-366-164 in the Office of the Lycoming County Tax Assessor.

NO. 5-7

ALL that certain piece, parcel and lot of land situate in Old Lycoming Township; County of Lycoming and Commonwealth of Pennsylvania, bounded and described according to the survey made by Grant K. Maneval, R.P.E., dated September 18, 1956.

BEGINNING at an iron pin on the Eastern line of land now or formerly of Harold Eggly, said iron pin being referenced from the northern line of Mill Lane by the following courses and distances; 1st, North 15 degrees 10 minutes East along the dividing line between the said Harold Eggly and Daniel P. Clark, a distance of 185 feet to an iron pin; 2nd, Thence along the dividing line between the said Harold Eggly and land now or formerly of Orval M. Wise, et ux, North 15 degrees 10 minutes East a distance of 200 feet to an iron pin, the point and place of beginning; Thence from said place of beginning along the Eastern line of land now or formerly of Harold Eggly North 15 degrees 10 minutes East a distance of 403.5 feet to an iron pin at the Southwest corner of land now or formerly of Joe Coup; Thence along

the Southern line of said Joe Coup, South 85 degrees 30 minutes East 107.5 feet to an iron pin in lands along the boundary of lands now or formerly of Christian Coup; Thence along said lands now or formerly of Christian Coup, South 15 degrees 10 minutes West a distance of 423 feet to an iron pin at the corner of land now or formerly of Orval M. Wise, et ux; Thence along the Northern line of said Orval M. Wise, et ux. North 76 degrees West 106.7 feet to an iron pin, the point and place of beginning.

There is also expressly granted unto the Grantees herein, their heirs and assigns, all of Grantors' right, title and interest and right to use an 18 foot right-of-way from the property herein conveyed to Mill Lane as more specifically referred to in Deed Book 421 at Page 95 and in Deed Book 472 at Page 557, and also in Deed Book 702 at Page 181.

TAX PARCEL # 43-5-311.A.

BEING KNOWN AS: 90 Fritz Lane, Williamsport, PA 17701.

NO. 5-8

SCHEDULE A

PARCEL TP-26-15-927.

Premises in Deed to Thomas E. Turner, Sr., and Sylvia K. Turner, husband and wife, in Deed Book 1074 page 184:

ALL THAT CERTAIN piece, parcel or lot of land, Situate, lying and being in the Township of Loyalsock, County of Lycoming and Commonwealth of Pennsylvania, known as Lot No. 36 on the Plan of Kenmar Park the Kenmar Land and Improvement Company's Addition to Loyalsock Township, said Plat being recorded in the Office

LYCOMING REPORTER

of the Recorder of Deeds in and for Lycoming County, Pennsylvania, in Deed Book 208, at page 606, and being more particularly bounded and described as follows:

BOUNDED on the North by Lot No. 37; on the East by an unnamed alley; on the South by Lot No. 35; and on the West by the Warrensville Road, said Lot having a frontage on the Warrensville road of 40 feet, and extending back a uniform width of 150 feet.

(This legal description matches Parcel No. 26-15-927, assessed to Hartzels.)

TITILE TO THE FIRST DESCRIBED PREMISES IS VESTED IN Wayne M. Hartzel and Cynthia A. Hartzel, husband and wife, by Deed from Aletha M. Swartz and Robert L. Swartz, wife and husband, dated 11/23/1987 and recorded 11/23/1987 in Record Book 1216, Page 28.

TAX PARCEL #:TP#26-15-927.

BEING KNOWN AS: 810 Northway Road, Williamsport, PA 17701.

NO. 5-9

LEGAL DESCRIPTION

All that certain piece, parcel and lot of land situate in the Township of Loyalsock, County of Lycoming and Commonwealth of Pennsylvania, bounded and described in accordance with a description made by Hunt Engineers and Architects, as follows:

BEGINNING at a point in the Western line of lands formerly of the Penn Central Transportation Company and now of the Supervisors of Loyalsock Township at the intersection with the Southern right of way line of Heshbon Street (fifty feet [50 Ft.] wide): thence

along lands of the Supervisors of Loyalsock Township, South twelve degrees fifteen minutes East, one hundred three feet (S 12° 15' E, 103 Ft.); thence along other lands of Leland W. Benson and Helen M. Benson, by the two (2) following courses and distances: (1) North sixty-nine degrees no minutes West, one hundred seventy and thirty-two one-hundredths feet (N 69° 00' W, 170.32 Ft.); (2) North twenty-one degrees forty minutes East, eighty-six and fourteen one-hundredths feet (N 21° 40' E, 86.14 Ft.); thence along the Southern right of way line of Heshbon Street, South sixty-nine degrees no minutes East, one hundred twelve and eighty-five one-hundredths feet (S 69° 00' E, 112.85 Ft.) to the point of beginning. Containing twelve thousand three hundred three and eighty-four one-hundredths square feet (12,303.84 Sq. Ft.) as above described.

Being known as 2001 Heshbon Street, Williamsport, Pennsylvania 17701.

Title to said premises is vested in Michael S. Keas and Dolly M. Finkle, both Single, by deed from LELAND W. BENSON AND HELEN M. BENSON, HIS WIFE, dated June 2, 1988 and recorded June 2, 1988 in Deed Book 1275, Page 160

On June 8, 2011, Dolly M. Finkle departed this life. No administration has been opened as a result of the demise of Dolly M. Finkle, therefore title is vested solely in the name of Michael S. Keas as real owner and the only known surviving heir of Dolly M. Finkle.

Tax parcel #: 26-21-700.

Improvements: Residential Dwelling.

LYCOMING REPORTER

NO. 5-10

EXHIBIT "A"

LEGAL DESCRIPTION

333 Pleasant View Road
Unityville, PA 17774
(Franklin Township)

Lycoming County Tax Parcel #
13-337-165.B

ALL that certain piece, parcel and lot of land situate in Franklin Township, Lycoming County, Pennsylvania, bounded and described according to a survey by Construction Engineering, Inc., James M. Wood, PLS, dated May 23, 1991, as follows:

BEGINNING at a point in the centerline of Township Road #T-573; THENCE along the centerline of the said Township Road North eighty-seven (87) degrees four (04) minutes twenty (20) seconds West, two hundred sixty-nine and fifty-four hundredths (269.54) feet to a point; THENCE by the same, North seventy-eight (78) degrees sixteen (16) minutes fifty (50) seconds West, two hundred twelve and twenty-five hundredths (212.25) feet to a point in the centerline of the said Township Road; THENCE along lands now or formerly of Shaun and Susan Stackhouse and along lands now or formerly of Cindy Gavitt, North six (06) degrees twenty-nine (29) minutes forty (40) seconds East, passing through an iron pipe on the property line thirty-five and nine tenths (35.9) feet from the last mentioned point in the centerline of the road seven hundred eighty-five and ninety hundredths (785.90) feet to an iron bolt in line of lands now or formerly of Samuel and Sharon Mucklow; THENCE along line of lands now or formerly of said Mucklow, South sixty-nine (69) degrees forty-one

(41) minutes twenty (20) seconds East, six hundred forty-nine and seventy-two hundredths (649.72) feet to a witnessed maple in line of lands now or formerly of Maureen Swisher; THENCE along lands now or formerly of said Swisher, South nineteen (19) degrees fifty-one (51) minutes fifty (50) seconds West, six hundred fifty and ninety-three hundredths (650.93) feet to a point in the centerline of said Township Road, the point and place of beginning. The last mentioned line passing through an iron pin set on the property line twenty-four and eight tenths (24.8) feet from the point of beginning. CONTAINING nine and twenty-nine hundredths (9.29) acres as shown on draft of survey.

BEING the same premises conveyed unto Ronney D. Bower, by Deed of Ray M. Falco and Helen V. Falco, his wife, dated May 29, 2007, and recorded on May 29, 2007, in Lycoming County Record Book 6024 at page 100.

FOR IDENTIFICATION PURPOSES ONLY, BEING KNOWN AS LYCOMING COUNTY TAX PARCEL NUMBER 13-337-165.B IN THE OFFICE OF THE LYCOMING COUNTY ASSESSOR.

SEIZED in execution as the property of Ronney D. Bower, Defendant, on the judgment in mortgage foreclosure entered on July 5, 2011, indexed to #11-00835 in the Court of Common Pleas of Lycoming County.

NO. 5-11

LEGAL DESCRIPTION

All that certain piece, parcel and lot of land situate in the Township of Loyalsock, County of Lycoming, and Commonwealth of

LYCOMING REPORTER

Pennsylvania and known as lot No. 22 on the Plan of North Grampian Hills Village, Section Two, dated June 3, 1978 and recorded in Lycoming County Deed Book 879, page 63 and Lycoming County Map Book 40, page 78 and being more particularly bounded and described as follows:

BEGINNING as an iron pin in the southern line of Nicola Crossway, said iron pin being at the northeast corner of Lot No. 23 on said Plan; thence along the south line of Nicola Crossway, North 66 degrees East, a distance of one hundred twenty eight and forty hundredths (128.40) feet to a set iron pin at the northwest corner of Lot No. 21 on said Plan; thence along the western line of Lot No. 21 on said Plan. South 24 degrees East, a distance of one hundred eighty five (185.00) feet to set iron pin in the line of other lands now or formerly of George Paronish, Jr.; thence along said land now or formerly of George E. Paronish, Jr. South 66 degrees West, a distance of one hundred thirty feet to a set iron pin at the Southeastern line of Lot No. 23 on said Plan, North 23 degrees 30 minutes West a distance of one hundred eighty five (185.00) feet to an iron pin in the south line of Nicola Crossway, point and place of beginning.

CONTAINING twenty three thousand nine hundred two (23,902) square feet.

BEING KNOWN AS Parcel Number: 26-330-0-0328.

UNDER AND SUBJECT to all existing easements, conditions, covenants and restrictions as shown in prior deeds of record.

BEING KNOWN AS: 1619 Nicola Crossway Road, Williamsport, Pennsylvania 17701.

Title to said premises is vested in Shawn Killian, Unamrried by deed from STEVEN J. FOWLER, UNMARRIED dated April 3, 2000 and recorded April 12, 2000 in Deed Book 3522, Page 007.

Tax parcel #: 26.330.0-0328.00-000.

Improvements: Residential Dwelling.

NO. 5-12

EXHIBIT "A"

REAL PROPERTY DESCRIPTION

ALL THAT CERTAIN piece, parcel or lot of land situate in the Twelfth Ward of the City of Williamsport, Lycoming County, Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a northeast corner of lot now or formerly of Edward Curran on Center Street, 127.7 feet south of the southwest corner of Louise and Center Streets; thence west along said Curran line, 75 feet, more or less, to an alley; thence north along said alley, 40 feet to a point; thence east 75 feet, more or less, to the west line of Center Street; thence south along Center Street, 40 feet to the point and place of beginning.

BEING the same premises granted and conveyed unto Jersey Shore State Bank by Deed of Charles T. Brewer, Sheriff of Lycoming County dated and recorded September 27, 2002 in Lycoming County Record Book 4314, at Page 42, tax parcel 72-3-504.

SEIZED AND TAKEN in execution by the Sheriff of Lycoming County to be sold as the property of John R. Ottenmiller, Jr. and Virginia Ottenmiller as Real Owners under Judgment No. 2012-01914 in the Court of Common Pleas of Lycoming County, Pennsylvania.

LYCOMING REPORTER

NO. 5-13

In the Court of Common Pleas of
Lycoming County, Pennsylvania

Civil Division

NO.: 11-2014

JPMORGAN CHASE BANK,
NATIONAL ASSOCIATION
s/b/m/t CHASE HOME
FINANCE LLC s/b/m/t CHASE
MANHATTAN MORTGAGE
CORPORATION,

Plaintiff

vs.

MARY C.J. WISE,

Defendant

LONG FORM DESCRIPTION

ALL THAT CERTAIN piece,
parcel or lot of land situate in the
Borough of Montgomery, County
of Lycoming and Commonwealth
of Pennsylvania, known as Lot No.
68 in the W. W. Thomas Addition
to the Borough of Montgomery and
being more particularly bounded
and described as follows:

BEGINNING at a point on the
south side of Broad Street and the
west side of Eight Street in the Bor-
ough of Montgomery; thence in a
southerly direction along the west
side of Eight Street, a distance of
one hundred (100) feet to the north
side of a ten (10) foot alley; thence
in a westerly direction along the
same, a distance of fifty (50) feet
to a line of Lot No. 67; thence in a
northerly direction along same, a
distance of one hundred (100) feet
to the south side of Broad Street;
thence in an easterly direction
along the same, a distance of fifty
(50) feet to a point on the west
side of Eight Street and the place
of beginning. Containing 5,000
square feet of land.

BEING the same premises
which John S. Wise and Mary C.J.
Wise, his wife, by their deed dated
December 6, 2004, and recorded in
the Office for the Recording of

Deeds in and for Lycoming County,
Pennsylvania in Record Book 5195
at Page 199, granted and conveyed
unto Mary C.J. Wise.

For identification purposes
only, being known as all of Tax
Parcel No. 35-06-405 in the Of-
fice of the Lycoming County Tax
Assessor.

UNDER AND SUBJECT to all
rights-of-way, easements, restric-
tions, covenants and other condi-
tions of record.

IT IS THE INTENTION of the
Grantors herein named, by the
execution and delivery of this.

KRISTINE M. ANTHOU, ESQUIRE
GRENNEN & BIRSIC, P.C.

Attorneys for Plaintiff
One Gateway Center
Ninth Floor
Pittsburgh, PA 15222
(412) 281-7650

NO. 5-14

In the Court of Common Pleas of
Lycoming County, Pennsylvania

Civil Division

NO.: 09-01230

CHASE HOME FINANCE LLC
s/b/m/t CHASE MANHATTAN
MORTGAGE CORPORATION,

Plaintiff

vs.

GARY R. TITUS and

LISA M. TITUS,

Defendants

LONG FORM DESCRIPTION

ALL that certain piece, parcel
and lot of land, with the build-
ings and improvements thereon
erected, situate in the Township
of Limestone, County of Lycoming
and Commonwealth of Pennsylva-
nia, being known and designated
as Lot No. 32 on the revised Plan
of Oval Heights, said Plan being of
record in Lycoming County Deed
Book 600, Page 147, more fully
described below:

LYCOMING REPORTER

BEGINNING at an iron pin on the southern line of North Wagner Drive said iron pin being North 86 degrees 03 minutes East 360.37 feet, strict measure, from the point of intersection of the southern line of North Wagner Drive with the eastern line of the Township Road leading from Route #41013 to the farms now or formerly of Dean F. Wagner and others; thence from said place of beginning North 86 degrees 03 minutes East along the southern line of North Wagner Drive 105 feet, strict measure, to an iron pin; thence South 03 degrees 57 minutes East along the western line of Lot No. 31 on said Plot, 150 feet, strict measure, to an iron pin, thence South 06 degrees 03 minutes West along the northern line of Lot No. 25 on said Plan, 105 feet strict measure, to an iron pin; thence North 03 degrees 57 minutes West along the eastern line of Lot No. 33 on said Plan, 150 feet, strict measured, to an iron pine on the southern line of North Wagner Drive, to the point of beginning.

FOR identification purposes only, being known as Tax Parcel No. 25-4-112 in the Lycoming County Tax Assessment Office.

BEING the same premises which Merle R. Hill, single, by Deed dated August 14, 1998 and recorded in the Office of the Recorder of Deeds of Lycoming County on August 14, 1998 in Deed Book Volume 3085, Page 118, granted and conveyed unto Gary R. Titus and Lisa M. Titus, his wife.

KRISTINE M. ANTHOU, ESQUIRE
GRENEN & BIRSIC, P.C.
Attorneys for Plaintiff
One Gateway Center
Ninth Floor
Pittsburgh, PA 15222
(412) 281-7650

NO. 5-15

ALL THAT CERTAIN piece, parcel and lot of land situate in the Township of Wolf, County of Lycoming and Commonwealth of Pennsylvania, bounded and described as follows:

BEGINNING at a point in the center line of Township Road T-646;

THENCE by line of lands of Thomas Karschnor, North twenty-six (26) degrees fifty-eight (58) minutes West, one hundred seventy-eight and three-tenths (178.3) feet to a ten (10) inch hemlock;

THENCE by the same, North twenty (20) degrees thirty-three (33) minutes West, one hundred thirty-eight and six-tenths (338.6) feet to an eighteen (18) inch hemlock;

THENCE by the same, North fourteen (14) degrees thirty-eight (38) minutes East, two hundred ninety-six and seven-tenths (296.7) feet to an iron pin corner in the line of lands of J. Flyod Rupert;

THENCE by the same, North forty-seven (47) degrees seven (7) minutes East, two hundred sixty-three and four tenths (410.9) feet to an iron pin;

THENCE by the same, North fifty-nine (59) degrees eight (8) minutes East, six hundred ten and nine (610.5) feet to the center line of Township Road 646;

THENCE along the Township Road the following courses and distances:

1. South twenty-three (23) degrees forty-six (46) minutes West, two hundred ninety-two and five-tenths (292.5) feet;

2. South twenty-seven (27) degrees fifty-four (54) minutes West ninety-one (91) feet;

LYCOMING REPORTER

3. South forty-seven (47) degrees forty-two (42) minutes West, ninety and four-tenths (90.4) feet;

4. South fifty-nine (59) degrees seven (7) minutes West, two hundred twenty-three and four tenths (243.4);

5. South forty-eight (48) degrees fifty-four (54) minutes West, one hundred twenty-three and nine-tenths (123.9) feet;

6. South forty-five (45) degrees twenty-two (22) minutes West, one hundred two and three-tenths (102.3) feet;

7. South forty-three (43) degrees forty-four (44) minutes West, four hundred ninety-five and five-tenths (495.5) feet;

8. South forty-eight (48) degrees forty-three (43) minutes West four hundred fifty-seven and one-tenth (457.1) feet to the place of BEGINNING.

CONTAINING 12.68 acres as surveyed by Construction Engineering, Inc. January 18, 1979.

BEING the same premises conveyed unto Gloria L. Snell, single, by deed of Francis Johnson and Cindy L. Johnson, his wife, dated September 21st, 2007 and intended to be recorded herewith.

“FOR IDENTIFICATION PURPOSES ONLY, being known as Real Estate Tax Parcel Number 59-354-123.01 in the Office of the Lycoming County Tax Assessor.”

BEING KNOWN AS: 651 Sunrise Drive, Hughesville, PA 17737.

PROPERTY ID NO.: 59-354-123.01.

TITLE TO SAID PREMISES IS VESTED in Gloria L. Snell, single by deed from Johnson and Cindy L. Johnson, husband and wife dated 9/21/2007 recorded 10/23/2007 in Deed Book 6169 Page 313.

NO. 5-16

In the Court of Common Pleas of Lycoming County, Pennsylvania

Civil Division

No.: 12-02803

BAYVIEW LOAN

SERVICING, LLC, a Delaware limited liability company,

Plaintiff

vs.

RALPH L. FRANTZ and

DOROTHY A. FRANTZ,

Defendants

TO THE SHERIFF OF LYCOMING COUNTY:

KINDLY PREPARE A SHERIFF'S DEED BASED ON THE FOLLOWING INFORMATION:

EXECUTION NO.: 12-02803

ALL the right, title, interest and claim of: Ralph L. Frantz and Dorothy A. Frantz, of in and to:

ALL that certain piece, parcel and lot of land situate, lying and being in the Village of Loyalsock, Township of Upper Fairfield, County of Lycoming and Commonwealth of Pennsylvania, being more particularly bounded and described as follow, to-wit:

BEGINNING at a post on the East side of Main Street, now Pennsylvania State Highway Route No. 115, at the Southwest corner of the Evangelical Church Lot; thence East along said church lot two hundred feet (200 ft.) to an alley; thence South along said alley fifty feet (50 ft.) to a post; thence West along line of land now or formerly of Earl G. Yaw two hundred feet (200 ft.) to a post on the East side of said Pennsylvania State Highway Route No. 115; thence North along the East side of said Pennsylvania State Highway fifty feet (50 ft.) to the Southwest corner of Evangelical Church lot,

LYCOMING REPORTER

the point and place of beginning. Having a frontage on said Pennsylvania State Highway of fifty feet (50 ft.) and a depth of two hundred feet (200 ft.) to an alley in the rear. Containing ten thousand square feet (10,000 sq. ft.).

HAVING erected thereon a dwelling known as 4242 State Route 87 Highway, Montoursville, PA 17754.

BEING known as Parcel No. 56-1-203 in the Office of the Lycoming County Assessor.

BEING the same property which Elsie M. Hocker, widow, conveyed unto Ralph L. Frantz and Dorothy A. Frantz, his wife, by Deed dated July 26, 1983 and recorded in the Recorder's Office of Lycoming County, Pennsylvania on July 26, 1983 in Deed Book Volume 1046, page 134.

DBV 1046, Page 134, Parcel No. 56-1-203.

GARY W. DARR, ESQUIRE
PA I.D. No. 90857
McGRATH LAW GROUP, P.C.
Attorneys for Plaintiff
Three Gateway Center
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(412) 281-4333

NO. 5-17

In the Court of Common Pleas of
Lycoming County, Pennsylvania
Civil Division

NO.: 12-01008

JPMORGAN CHASE BANK,
NATIONAL ASSOCIATION
s/b/m/t CHASE HOME
FINANCE LLC s/b/m/t
CHASE MANHATTAN
MORTGAGE CORPORATION,
Plaintiff

vs.

DEBORAH A. FILLMAN,
Defendant

LONG FORM DESCRIPTION

ALL those two (20 certain pieces, parcels or tracts of land situate in the Township of Old Lycoming, County of Lycoming and Commonwealth of Pennsylvania, bounded and described as follows:

PARCEL NO.1: BEGINNING at an iron pin on the west line of Waltz Avenue at its point of intersection with the north line of Nancy Avenue, said point being the northwest corner of Waltz and Nancy Avenues, and being the southeast corner of Lot No. 11 on the plot or plan of Buchanan Meadows; thence westward along the north line of Nancy Avenue one hundred (100) feet to a point; thence northward along the eastern line of Lot No. 13 on said plot or plan of Buchanan Meadows, eighty-two and one-half (82 1/2) feet to a point; thence eastward in a line parallel with the north line of Nancy Avenue one hundred (100) feet to a point in the west line of Waltz Avenue; thence southward along the west line of Waltz Avenue eighty-two and one half (82 1/2) feet to the point and place of beginning. Being the south one-half (1/2) of lots numbered 11 and 12 on the plot or plan of Buchanan Meadows.

PARCEL NO. 2: BEGINNING at a point one hundred (100) feet westward from an iron pin at the junction of the west line of Waltz Avenue and the north line of Nancy Avenue, said point being in the north line of Nancy Avenue at its point of intersection with the division line between lots numbered 12 and 13 on the plot or plan of Buchanan Meadows; thence westward along the north line of Nancy Avenue (previously incorrectly referred to as Nancy Alley) fifty (50) feet to a point; thence northward

along the east line of Lot No. 14 in said plot or plan of Buchanan Meadows eighty-two and one-half (82 1/2) feet to a point; thence eastward in a line parallel with the northern line of Nancy Avenue fifty (50) feet to a point; thence southward along the west line of Lot No. 12 on said plot or plan of lots, eighty-two and one-half (82 1/2) feet to the pint and place of beginning. Being the south one-half (1/2) of Lot No. 13 in the said plot of Buchanan Meadows.

NO. 5-19

DESCRIPTION FOR SHERIFF IN CONNECTION WITH WRIT OF EXECUTION AGAINST KWAN AND CHERYL D. MARTIN

EXHIBIT "A"

ALL that certain piece, parcel and lot of land situate in the Borough of South Williamsport, County of Lycoming and Commonwealth of Pennsylvania, bounded and described as follows, to-wit:

BEGINNING at a point in the east line of Curtin Street at a point where a straight line projected westwardly from the center of a partition wall of a double brick dwelling house on said premises intersects the eastern line of said Curtin Street; thence in an easterly direction through the center line of said partition wall, one hundred twenty-five (125) feet, more or less, to an alley; thence in a southerly direction twenty-five (25) feet, more or less, to a point; thence in a westerly direction one hundred twenty-five (125) feet, more or less, to a point in the east line of Curtin Street; thence in a northerly direction along the line of said Curtin Street; twenty-five (25) feet, more or less, to the point and place of beginning.

For identification purposes only, being all or part of Real Estate Tax Parcel 52-1-574 in the Office of the Lycoming County Tax Assessor.

SEIZED in execution as the property of Kwan and Cheryl D. Martin, under a municipal lien against them on November 29, 2012 in the Court of Common Pleas of Lycoming County, Pennsylvania to No. 12-02533.

NO. 5-21

DESCRIPTION FOR SHERIFF IN CONNECTION WITH WRIT OF EXECUTION AGAINST MARION PLONT EXHIBIT "A"

ALL that certain piece, parcel and lot of land, situate and being in the Third Ward of the Borough of South Williamsport, County of Lycoming and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a post fifty-eight feet two inches from the northwest corner of the intersection of Southern Avenue and Shempp's Land; thence in a westerly direction along the Southern Avenue fifty-eight feet ten inches to a post in the line of land now or formerly of A. R. Jackson; thence in a northerly direction along line of land now or formerly or said A. R. Jackson, a distance of one hundred forty-three feet, more or less, to the right of way of the Linden Branch of the P. &E. Railroad Company; thence in an easterly direction along said right of way to said Railroad Company fifty-eight feet ten inches to a post in line of land now or formerly of Louisa Plankenhorn, et al; thence in a southerly direction in a line

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parallel with Shempp's Lane along land now or formerly of said Louisa Plankenhorn, et al, one hundred forty-three feet, more or less, to the post on Southern Avenue, the place of beginning.

For identification purposes only, being all or part of Real Estate Tax Parcel 53-01-801 in the Office of the Lycoming County Tax Assessor.

SEIZED in execution as the property of Marion Plont, under a judgment against her on November 19, 2012 in the Court of Common Pleas of Lycoming County, Pennsylvania to No. 12-02480.

Take notice that a schedule of proposed distribution of the proceeds of the above sale will be on file by the Sheriff of Lycoming County, Pennsylvania, in his office on MAY 13, 2013, and that distribution will be made in accordance with said schedule unless exceptions are filed thereto within ten days thereafter.

R. MARK LUSK,
Sheriff
Lycoming County, PA

A-12, 19, 26



PERIODICAL PUBLICATION

* Dated Material. Do Not Delay. Please Deliver Before Monday, April 15, 2013