

# LYCOMING REPORTER

Vol. 32

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No. 13

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## LYCOMING REPORTER

(USPS 322-900)

THE OFFICIAL LEGAL PERIODICAL FOR LYCOMING COUNTY

PUBLISHED EVERY FRIDAY BY  
LYCOMING LAW ASSOCIATION

*EDITOR:* Gary L. Weber • *BUSINESS MANAGER:* Michele S. Frey

Penn Tower  
25 West Third Street, Suite 803  
Williamsport, PA 17701

Telephone: (570) 323-8287  
Fax: (570) 323-9897  
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# LYCOMING LAW ASSOCIATION

Penn Tower, 25 West Third Street, Suite 803

Williamsport, PA 17701

[www.lycolaw.org](http://www.lycolaw.org)

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## EXECUTIVE COMMITTEE

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Robert Cronin, President-Elect  
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Thomas Waffenschmidt,  
Past President  
Christian D. Frey  
Angela Campana Lovecchio  
Donald F. Martino  
Corey Mowrey

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## EDITOR OF LYCOMING REPORTER

Gary L. Weber

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## EXECUTIVE DIRECTOR

Michele S. Frey

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## COMMITTEE CHAIRS

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Outreach: *Tammy Weber*

Criminal Law: *Aaron Biicle*

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Eric Ladley*

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### Your online connection for:

- Court Calendar • Continuing Legal Education
- Conference Room Facilities • Legal Assistance
- Recent Court Decisions • Upcoming LLA & Public Events

**[www.lycolaw.org](http://www.lycolaw.org)**

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## SCHEDULED EVENTS

Additional information about any of these events is available on the Lycoming Law Association website at [www.lycolaw.org](http://www.lycolaw.org).

- 4/1/2015 – Bar History Meeting:** Time: 12:00 PM to 1:00 PM. Location: LLA Conference Center
- 4/13/2015 – LLA Executive Committee Meeting:** *Regular monthly meeting.* Time: 12:00 PM to 1:00 PM. Location: LLA Office
- 5/1/2015 – Law Day 2015:** *Annual Law Day Event.* Time: 4:00 PM to 5:00 PM. Location: Courtroom 1, Lycoming County Courthouse
- 5/4/2015 – Bench Bar Committee Meeting:** *Quarterly meeting of the committee.* Time: 12:00 PM to 1:00 PM. Location: LLA Office
- 5/11/2015 – LLA Executive Committee Meeting:** *Regular monthly meeting.* Time: 12:00 PM to 1:00 PM. Location: LLA Office

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

**UPCOMING LYCOMING COUNTY CLE OPPORTUNITIES**

- 4/1/2015** – **What You Need to Know About the Changes to the Rules of Professional Conduct:** *PBI Video Replay.* **CLE credits:** 1 Ethics **Time:** 9:00 AM to 10:00 AM. **Location:** LLA Conference Center
- 4/2/2015** – **An Attorney’s Guide to Going Paperless:** *PBI Video Replay.* **CLE credits:** 5 Substantive / 1 Ethics **Time:** 9:00 AM to 5:00 PM. **Location:** LLA Conference Center
- 4/7/2015** – **Due Diligence in Business Transactions:** *PBI Video Replay.* **CLE credits:** 3 Substantive / 1 Ethics **Time:** 9:00 AM to 1:30 PM. **Location:** LLA Conference Center
- 4/9/2015** – **Thorny Issues in Landlord Tenant Law:** *PBI Video Replay.* **CLE credits:** 4 Substantive **Time:** 9:00 AM to 1:30 PM. **Location:** LLA Conference Center
- 4/14/2015** – **Law of Arrest Search and Seizure:** *PBI Groupcast.* **CLE credits:** 4 Substantive **Time:** 9:00 AM to 4:45 PM. **Location:** Lycoming Law Association Conference Center
- 4/15/2015** – **Problems With Boundaries & Rights of Way:** *LLA Eat & Earn Series (lunch included). Boundaries and Rights of Way Presented by: Marc Drier.* **CLE credits:** 1 Substantive **Time:** 12:00 PM to 1:00 PM. **Location:** LLA Conference Center
- 4/16/2015** – **Tips and Techniques for the Trial of a Bad Faith Claim:** *PBI Video Replay.* **CLE credits:** 3 Substantive / 1 Ethics **Time:** 9:00 AM to 1:30 PM. **Location:** LLA Conference Center
- 4/21/2015** – **Ethics Potpourri – Fee Practices, Pointers & Traps of Fee Agreements:** *PBI Video Replay.* **CLE credits:** 1 Ethics **Time:** 9:00 AM to 10:00 AM. **Location:** LLA Conference Center
- 4/23/2015** – **Family Law Institute 2015 Day 1:** *PBI Groupcast.* **CLE credits:** 8 Substantive / 1 Ethics **Time:** 9:00 AM to 4:00 PM. **Location:** Lycoming Law Association Conference Center
- 4/24/2015** – **Family Law Institute 2015 Day 2:** *PBI Groupcast.* **CLE credits:** 8 Substantive / 1 Ethics **Time:** 8:30 AM to 11:45 AM. **Location:** Lycoming Law Association Conference Center
- 4/27/2015** – **Trial Tactics, Tips and Techniques:** *PBI Groupcast.* **CLE credits:** 5 Substantive / 1 Ethics **Time:** 9:00 AM to 4:30 PM. **Location:** Lycoming Law Association Conference Center
- 4/28/2015** – **PBA Malpractice Avoidance Seminar:** *Live.* **CLE credits:** 1.5 Ethics **Time:** 2:00 PM to 3:30 PM. **Location:** LLA Conference Center
- 5/11/2015** – **Estate Planning for Younger Couples:** *PBI Groupcast.* **CLE credits:** 3 Substantive **Time:** 9:00 AM to 12:15 PM. **Location:** LLA Conference Center

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- 5/12/2015 – Slicing Up the Pie: Property Distribution in PA:** *PBI Groupcast.* **CLE credits:** 3 Substantive **Time:** 9:00 AM to 12:15 PM. **Location:** LLA Conference Center
- 5/14/2015 – Understanding Social Security Retirement:** *PBI Groupcast.* **CLE credits:** 3 Substantive **Time:** 12:00 PM to 3:15 PM. **Location:** Lycoming Law Association Conference Center
- 6/10/2015 – 16th Estate & Elder Law Symposium:** *PBI Video Replay.* **CLE credits:** 5 Substantive / 1 Ethics **Time:** 9:00 AM to 5:00 PM. **Location:** LLA Conference Center
- 6/12/2015 – Best of the Oil and Gas Law Colloquium:** *PBI Video Replay.* **CLE credits:** 5 Substantive / 1 Ethics **Time:** 9:00 AM to 5:00 PM. **Location:** LLA Conference Center
- 6/16/2015 – Effective Nonprofits & Ethical Issues for Attorney Board Members:** *PBI Video Replay.* **CLE credits:** 3 Substantive / 1 Ethics **Time:** 9:00 AM to 1:30 PM. **Location:** LLA Conference Center
- 6/18/2015 – Same Sex Marriage in PA – An Update:** *PBI Groupcast.* **CLE credits:** 4 Substantive **Time:** 8:30 AM to 12:45 PM. **Location:** Lycoming Law Association Conference Center
- 6/19/2015 – Powerful and Ethical Witness Preparation:** *PBI Video Replay.* **CLE credits:** 5 Substantive / 1 Ethics **Time:** 9:00 AM to 5:00 PM. **Location:** LLA Conference Center
- 6/22/2015 – Sentencing in PA State Courts:** *PBI Groupcast.* **CLE credits:** 4 Substantive **Time:** 12:00 PM to 4:15 PM. **Location:** LLA Conference Center
- \*PBI Seminar.** For tuition, registration, and all other information, please contact PBI Customer Service at (800) 247-4724, or online at [www.pbi.org](http://www.pbi.org). Unless otherwise noted, this seminar is being held at the Lycoming Law Association Offices at 25 West Third Street, Suite 803, Williamsport, PA. Additional fees may be assessed for registration at the door.
- \*\*LLA Seminar.** For tuition, registration, location, and all other information, please contact Michele Frey at the LLA Office at (570) 323-8287, by email at [mfrey@lycolaw.org](mailto:mfrey@lycolaw.org), or online at [www.lycolaw.org](http://www.lycolaw.org).

The full text of the following Lycoming County Court opinions is reported at [www.lycolaw.org/Cases/search.asp](http://www.lycolaw.org/Cases/search.asp).

- ▶ **PennDOT vs. P.Stone, Inc. and Wild Rose, Inc.** (03/20/2015)—  
Judge Richard A. Gray  
Civil: Cross-motions for summary judgment; strong circumstantial evidence that mandates finding of negligence; no direct evidence of negligence; res ipsa loquitur; sanction for spoliation of evidence; permitting the fact-finder to draw an adverse inference. (PennDot032015g)
- ▶ **Commonwealth vs. Probst** (03/17/2015)—Judge Nancy L. Butts  
Criminal: Post Conviction Relief Act petition; previously litigated claim; ineffective counsel for failure to object to the competency of child witness; merit of underlying issue; competency to testify determined at pretrial hearing. (Probst031714bt)
- ▶ **Ball vs. Savage** (03/19/2015)—Judge Richard A. Gray  
Civil: Appeal; revocation of in forma pauperis status; three strikes rule; previously filed prison conditions litigation dismissed prior to the revocation; counting federal cases as strikes under state law; no finding that case is frivolous; mandate for court to act. (Ball031915g)
- ▶ **Linde Corporation vs. Black Bear Property, LP; Black Bear Holdings, LLC; Dibble; Penn Central Corporation and Black Bear, LLC** (03/19/2015)—Judge Dudley N. Anderson  
Civil: Post-trial motions; mechanics lien; lienable property; definitions of “improvement” and “construction” contained in Mechanic’s Lien Law; curtilage appurtenant to improvement; issues of credibility and the use of circumstantial versus direct evidence. (linde031915a)
- ▶ **Commonwealth vs. Wills** (03/18/2015)—Judge Marc F. Lovecchio  
Criminal: Motion to dismiss; Rule 600; Commonwealth due diligence; excludable time; delays attributed to continuances granted to co-defendant. (Wills031815L)

**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****Campbell, Margaret E.,** dec'd.

Late of Loyalsock Township.  
The Margaret E. Campbell Protector Trust, dated November 4, 2014.  
Settlor: Margaret E. Campbell.  
Trustee: Pamela J. Weihermuller,  
361 Warren Street, Montoursville,  
PA 17754.  
Attorneys: Adrienne J. Stahl, Esquire,  
Steinbacher & Stahl, 413 Washington  
Boulevard, Williamsport, PA 17701.

**Deming, Jean G.,** dec'd.

Late of Loyalsock Township.  
Executrix: Barbara D. Reeder, 1626  
Elliot Street, Williamsport, PA 17701.  
Attorneys: Stephen C. Sholder,  
Esquire, Raup & Sholder, P.C., 270  
West Third Street, Williamsport, PA  
17701, (570) 321-0709.

**Guthrie, Robert Laverne,** dec'd.

Late of the Borough of Montoursville.  
Executors: Jason Michael Guthrie,  
5482 Gracey Lane, Warriors Mark,  
PA 16877 and Marc Laverne Guthrie,  
1315 Cedar Street, Montoursville,  
PA 17754.

Attorneys: James G. Malee, Esquire,  
Malee Law Firm, P.C., 310 East Third  
Street, Williamsport, PA 17701,  
(570) 321-6112.

**Pentz, Mabel M.,** dec'd.

Late of 1498 Brouse Road, Montgomery.  
Administrator: James R. Pentz, 210  
Spring Lake Crest, Watontown, PA  
17777.  
Attorney: J. Howard Langdon, Esquire,  
3 South Main Street, Muncy,  
PA 17756.

**Rainey, Betty L.,** dec'd.

Late of Piatt Township.  
Co-Administrators: Howard N.  
Rainey and Gina Champion c/o  
Denise L. Dieter, Esquire, 227 Allegheny  
Street, Jersey Shore, PA 17740.  
Attorney: Denise L. Dieter, Esquire,  
227 Allegheny Street, Jersey Shore,  
PA 17740.

**Schmohl, William L.,** dec'd.

Late of Hughesville.  
Executrix: Shirley Hileman, 179 S.  
Fourth Street, Hughesville, PA 17737.  
Attorneys: Stephen C. Sholder,  
Esquire, Raup & Sholder, P.C., 270  
West Third Street, Williamsport, PA  
17701, (570) 321-0709.

**Sechrist, Margaret M.,** dec'd.

Late of Jersey Shore.  
Co-Executrices: Laura J. Roupp, 364  
Santschi Road, Cogan Station, PA  
17728 and Sylvia J. Todd, 440 Cement  
Drive, Jersey Shore, PA 17740.  
Attorney: Leroy H. Keiler, III, Esquire,  
110 Oliver Street, Ste. 2, P.O.  
Box 263, Jersey Shore, PA 17740,  
(570) 398-2750.

**Vogt, Faith G.,** dec'd.

Late of the Borough of Montoursville.  
Executrix: Ann M. Case c/o Daniel  
K. Mathers, Esquire, Mathers & Stapp  
PC, 416 Pine St., Ste. 308, Williamsport,  
PA 17701.

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

**Widell-Wallis, Mary M. a/k/a Mary M. Wallis, dec'd.**

Late of Williamsport.  
 Executor: Edward L. Widell, 50 South Second Street, Hughesville, PA 17737.  
 Attorneys: Steve D. Hess, Esquire, Hess and Hess, P.C., 30 South Main Street, Hughesville, PA 17737.

**Williams, Harry W. a/k/a Harry Williams a/k/a Harry Woodland Williams, dec'd.**

Late of the Township of Old Lycoming.  
 Executrices: Lynn M. Shade, 165 Miller Road, Cogan Station, PA 17728 and Lori A. Williams, P.O. Box 100, Woolrich, PA 17779.  
 Attorneys: Adrienne J. Stahl, Esquire, Steinbacher & Stahl, 413 Washington Boulevard, Williamsport, PA 17701.

**SECOND PUBLICATION**

**Bower, Virginia M., dec'd.**

Late of Old Lycoming Township, (Williamsport).  
 Executrix: Karen M. Bower, 4129 State Route 864, Montoursville, PA 17754.  
 Attorneys: Christopher H. Kenyon, Esquire, McCormick Law Firm, 835 West Fourth Street, Williamsport, PA 17701.

**Dewalt, Edward J., dec'd.**

Late of Montgomery.  
 Executor: William K. Pysher, 1441 Petersburg Road, Allenwood, PA 17801.  
 Attorneys: Mc Nerney, Page, Vanderlin & Hall, 433 Market Street, Williamsport, PA 17701.

**Doughton, Daniel W., dec'd.**

Late of the Township of Muncy.  
 Executrix: Margaret Louise Fulmer Doughton, 517 Carpenters Lane, Pennsdale, PA 17756.  
 Attorneys: Adrienne J. Stahl, Esquire, Steinbacher & Stahl, 413 Washington Boulevard, Williamsport, PA 17701.

**Freezer, LeRoy O. a/k/a LeRoy Oscar Freezer a/k/a Le Roy Freezer a/k/a LeRoy Freezer, dec'd.**

Late of the Borough of Montoursville.  
 Executor: Roland E. Freezer, 212 Brouse Road, Montgomery, PA 17752.  
 Attorneys: Adrienne J. Stahl, Esquire, Steinbacher & Stahl, 413 Washington Boulevard, Williamsport, PA 17701.

**Jameson, Kathryn A., dec'd.**

Late of Jersey Shore.  
 Executrix: Brenda L. Castaneda, P.O. Box 402, Boiling Springs, PA 17007.  
 Attorney: Leroy H. Keiler, III, Esquire, 110 Oliver Street, Ste. 2, P.O. Box 263, Jersey Shore, PA 17740, (570) 398-2750.

**McCarty, Lois E., dec'd.**

Late of the Township of Wolf.  
 Executor: The Muncy Bank & Trust Co., Two North Main Street, Muncy, PA 17756.  
 Attorney: Joseph L. Rider, Esquire, 143 West Fourth Street, Williamsport, PA 17701.

**Poust, Kenneth D., Jr., dec'd.**

Late of 4825 Route 220, Hughesville, Wolf Township.  
 Executor: Rudy Stackhouse, 148 Asher Lane, Spring Mills, PA 16875.  
 Attorneys: Lester L. Greevy, Jr., Esquire, Greevy & Associates, 5741 State Route 87, Williamsport, PA 17701, (570) 435-2233.

**Smith, Brenda L.,** dec'd.

Late of the City of Williamsport.  
 Administrator: Dalton Smith, 1316  
 Mansel Avenue, Williamsport, PA  
 17701.  
 Attorney: Andrea B. Bower, Esquire,  
 426 Broad Street, Montoursville,  
 PA 17754.

**Stilwell, Judith J.,** dec'd.

Late of the City of Williamsport.  
 Administratrix: Margaret Bressler,  
 642 Lorson Road, Williamsport, PA  
 17702.  
 Attorney: Joseph L. Rider, Esquire,  
 143 West Fourth Street, Williams-  
 port, PA 17701.

**Yarison, Charles,** dec'd.

Late of South Williamsport.  
 Executrix: Linda Yarison, 222  
 Church Street, South Williamsport,  
 PA 17702.  
 Attorneys: Kari Mellinger, Esquire,  
 R.J. Marzella & Associates, 3513  
 North Front Street, Harrisburg,  
 PA 17110.

**THIRD PUBLICATION****Andrews, Harold C.,** dec'd.

Late of the Township of Loyalsock.  
 Executor: Robert V. Andrews, 50  
 Andrews Lane, Williamsport, PA  
 17701.  
 Attorney: Joseph L. Rider, Esquire,  
 143 West Fourth Street, Williams-  
 port, PA 17701.

**Collins, Dorinda A. a/k/a Dorinda  
Collins,** dec'd.

Late of Woodward Township.  
 Administratrix: Kim M. Pepperman,  
 519 Zinck Road, Jersey Shore, PA  
 17740.  
 Attorneys: Dale A. Tice, Esquire,  
 Carpenter, Harris & Flayhart, 128 S.  
 Main St., P.O. Box 505, Jersey Shore,  
 PA 17740.

**Dvorak, Albert F. a/k/a Albert  
Dvorak,** dec'd.

Late of the Township of Loyalsock.  
 Administrator: Richard Dvorak.  
 Attorneys: Eric Ladley, Esquire,  
 Steinbacher & Stahl, 413 Washington  
 Boulevard, Williamsport, PA 17701.

**Fuller, Steven A.,** dec'd.

Late of Montoursville.  
 Administratrix: Kimberly A. Tucker,  
 1149 Yeagle Road, Montoursville, PA  
 17754.  
 Attorneys: Joseph F. Orso, III,  
 Esquire, Rudinski, Orso & Lynch,  
 339 Market Street, Williamsport,  
 PA 17701.

**Guisewhite, June A.,** dec'd.

Late of Mill Creek Township.  
 Executrix: Janet K. Zimmerman, 25  
 Shick Road, Muncy, PA 17756.  
 Attorneys: James G. Malee, Esquire,  
 Malee Law Firm, P.C., 310 East Third  
 Street, Williamsport, PA 17701,  
 (570) 321-6112.

**Jenkins, Dorothy F.,** dec'd.

Late of Williamsport.  
 Executor: Terry L. Austin, 216  
 Spring Street, Duboistown, PA  
 17702.  
 Attorneys: Stephen C. Sholder,  
 Esquire, Raup & Sholder, P.C., 270  
 West Third Street, Williamsport, PA  
 17701, (570) 321-0709.

**Pratt, Glenn S.,** dec'd.

Late of Loyalsock.  
 Co-Executors: Robert E. Spencer,  
 Sr., 6347 Rose Valley Rd., Trout  
 Run, PA 17771 and Sharon A. Myers,  
 12443 Rte. 414, Roaring Branch, PA  
 17765.  
 Attorneys: Stephen C. Sholder,  
 Esquire, Raup & Sholder, P.C., 270  
 West Third Street, Williamsport, PA  
 17701, (570) 321-0709.

**Reeder, Elsie M.,** dec'd.

Late of Loyalsock.

Executrix: Shirley J. Remsnyder, 2042 Greenview Road, Montoursville, PA 17754.

Attorneys: Stephen C. Sholder, Esquire, Raup & Sholder, P.C., 270 West Third Street, Williamsport, PA 17701, (570) 321-0709.

**Sharar, Ruth N.,** dec'd.

Late of Williamsport.

Executrix: Ruth N. Taddeo.

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

**Swisher, Harold L. a/k/a Harold Leroy Swisher,** dec'd.

Late of 3750 Route 220 Highway, Hughesville.

Executor: Steven H. Swisher, 6146 Beaver Lake Road, Hughesville, PA 17737.

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

**Zimmerman, Frank M.,** dec'd.

Late of South Williamsport.

Executrix: Helen G. Whiteman, 549 Grandview Place, South Williamsport, PA 17702.

Attorneys: Stephen C. Sholder, Esquire, Raup & Sholder, P.C., 270 West Third Street, Williamsport, PA 17701, (570) 321-0709.

**REGISTER OF WILLS  
CONFIRMATION OF  
ACCOUNT**

NOTICE IS HEREBY GIVEN to all parties interested that the following Account together with all Statement of Proposed Distribution accompanying the same have been filed in the Office of the Register of Wills and Clerk of Orphans' Court are presented to the Orphans' Court of Lycoming County

for Confirmation Absolute April 7, 2015 unless exceptions are filed before 5:00 P.M. on that date.

I. William D. Davis Charitable Remainder Unitrust—Wells Fargo Bank N.A., Successor Trustee.

Annabel Miller  
Register of Wills

M-27; A-3

**FILING ARTICLES  
OF AMENDMENT**

NOTICE IS HEREBY GIVEN that SYNERGY STRIDES, INC. has filed Articles of Amendment with the Department of State of the Commonwealth of Pennsylvania, Harrisburg, Pennsylvania on March 10, 2015. The name of the corporation has been changed to: FITcybergirl, Inc.

LAYNE R. ODEN ATTORNEY AND COUNSELOR AT LAW, P.C.

Nine South Main Street  
Muncy, PA 17756  
(570) 546-5188

M-27

**REGISTRATION OF  
FICTITIOUS NAME**

NOTICE IS HEREBY GIVEN, pursuant to the provisions of the Act of Assembly of December 16, 1982, P.L. 1309, No. 295 (54 Pa. C.S.A. Section 311), as amended, of the filing in the Office of the Secretary of the Commonwealth of Pennsylvania, at Harrisburg, Pennsylvania on August 25, 2008, a Registration of Fictitious Name for the conduct of a religious services and activities under the assumed or fictitious name, style or designation of:

LIVING HOPE UNITED  
PENTECOSTAL CHURCH

with its principal place of business at: 1015 George Street, Williamsport, PA 17701. Living Hope United Pentecostal Church is to conduct religious services and activities.

The name and address of the entity is: The Apostolic Pentecostal Church of Williamsport Inc, 1015 George Street, Williamsport, Pennsylvania 17701.

M-27

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**SERVICE BY PUBLICATION**


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

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 No. 14-3210
 

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**NOTICE OF ACTION IN  
MORTGAGE FORECLOSURE**


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**BRANCH BANKING AND  
TRUST COMPANY**

Plaintiff

vs.

**RACHELLE M. FELLIN**

Defendant

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**NOTICE**


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To: RACHELLE M. FELLIN

You are hereby notified that on December 9, 2014, Plaintiff, BRANCH BANKING AND TRUST COMPANY, filed a Mortgage Foreclosure Complaint endorsed with a Notice to Defend, against you in the Court of Common Pleas of LYCOMING County, Pennsylvania, docketed to No. 14-3210. Wherein Plaintiff seeks to foreclose on the mortgage secured on your property located at 1833 SWEELEY AVENUE, WILLIAMSPORT, PA 17701-1173 whereupon your property would be sold by the Sheriff of LYCOMING County.

You are hereby notified to plead to the above referenced Complaint on or before 20 days from the date of this publication or a Judgment will be entered against you.

**NOTICE**


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

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

IF YOU CANNOT AFFORD TO HIRE A LAWYER, THIS OFFICE MAY BE ABLE TO PROVIDE YOU WITH INFORMATION ABOUT AGENCIES THAT MAY OFFER LEGAL SERVICES TO ELIGIBLE PERSONS AT A REDUCED FEE OR NO FEE.

Notice to Defend:  
North Penn Legal Services  
329 Market Street  
Williamsport, PA 17701  
Telephone (570) 323-8741  
or

Lawyer Referral Service:  
Pennsylvania Lawyer Referral Service  
Pennsylvania Bar Association  
100 South Street  
P.O. Box 186  
Harrisburg, PA 17108  
Telephone (800) 692-7375

M-27

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**SERVICE BY PUBLICATION**


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

NO. 15-00686

## ACTION TO QUIET TITLE

FRANK H. WALTHER, Trustee  
of the Walther Living Trust,  
Plaintiff

vs.

REBECCA STOFFLER, ROSEMARY  
McCULLOUGH, MARIANA  
MOORE MAYER, HUGH HEIM, J.  
SCOTT HAMILTON, JEFFREY L.  
HAMILTON, RICK A. HAMILTON,  
STEVEN A. MELNICK, JAMES F.  
MELNICK, JANET GERALDINE  
YOAS, CYNTHIA MULDER, JUDITH  
A. WELKER, LINDA EASTERLING,  
THOMAS D. FORTIN, ST. JOSEPH  
THE WORKER PARISH, GEORGE  
L. HAMILTON AND ANN  
(ANNA) HAMILTON, BARBARA  
A. BARNES, MICHAEL P. REID,  
SANDRA KLINE-ABOOD, MARY  
ELLEN GILMORE, JAMES REID  
HAUG, WILLIAM L. YETSKO,  
THOMAS H. YETSKO, PHYLLIS C.  
HALLORAN, ANNA E. REID, ELLEN  
SUE KELLEY, VIRGINIA MOSES,  
JULIE K. WOODSIDE, RONNIE D.  
REID, FRANCIS J. REID, JR., DENISE  
L. CASALE, ELEANOR J. REID,  
STEVEN REID, TIMOTHY REID,  
RANDY REID, TINA REID FALCK,  
LYNN W. DIZARD, DR. JOHN C.  
WOOD, DR. WALTER SCOTT  
WOOD, LYNN R. LICHTIG, JANICE  
HANRAHAN AND PATRICK  
HANRAHAN, ESTHER A. LORD,  
GARY HAMILTON AND THERESA  
HAMILTON, JUDY DELJANOVAN  
AND BENJAMIN DELJANOVAN,  
HAZEL WINTERS AND WILLIAM  
F. WINTERS, CATHERINE  
CELANI AND ROBERT CELANI,  
DEBORAH BUSHONG AND TIM  
BUSHONG, ANADARKO E&P,  
LP, CHESAPEAKE APPALACHIA,  
LLC, STATOIL USA ONSHORE

PROPERTIES, INC., MITSUI E&P USA,  
LLC, ARETE LAND HOLDINGS,  
LLC, AND UNKNOWN HEIRS  
OF HUGHMAME REID WOOD,  
ROBERT REID, AGNES REID,  
MARGARET REID, GUSTAVE  
DOERFLINGER, THOMAS REID,  
WILLIAM REID, MARY REID  
DOERFLINGER, JOHN REID,  
JANET G. REID, JAMES REID, AND  
CHRISTINE REID LEWIS, and their  
heirs, executors, administrators or  
assigns, and any and all unknown  
persons claiming by, through or  
under them, and all unknown persons  
claiming any right, lien, title or interest  
in the within-described real estate,  
Defendants

Directed to: Hughmame Reid Wood,  
Robert Reid, Agnes Reid, Margaret  
Reid, Gustave Doerflinger, Thomas  
Reid, William Reid, Mary Reid Doer-  
flinger, John Reid, Janet G. Reid, James  
Reid, and Christine Reid Lewis, and all  
their heirs, executors, administrators  
or assigns and any and all unknown  
persons claiming by, through or under  
them, and all unknown persons claim-  
ing any right, lien, title or interest in  
the within-described real estate

**YOU HAVE BEEN SUED IN  
COURT.** If you wish to defend against  
the claims set forth in the following  
pages, you must take action within 20  
days after this Complaint and Notice  
are served, by entering a written ap-  
pearance personally or by an attorney  
and filing, in writing with the court,  
your defenses and 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.

This Action to Quiet Title concerns the land herein described.

ALL those two (2) certain pieces, parcels or tracts of land situate in the Township of Cascade, County of Lycoming, and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

**TRACT 1:**

**BEGINNING** at a birch, being the northwest corner of a tract of land surveyed in the Warrantee name of Benjamin Chew, Jr.; thence north one and one-half (1 1/2) degrees west, one hundred and ninety-one (191) perches to an old birch; thence south eighty-eight and one-half (88 1/2) degrees east, ninety-six (96) perches to a small beech; thence south one and one-half (1 1/2) degrees east, one hundred and ninety-one (191) perches to a beech; thence north eighty-eight and one-half (88 1/2) degrees west, ninety-six (96) perches to a birch, to the place of beginning.

**BEING** the same premises which Daniel Reid, widower, by Deed dated and recorded August 10, 1967, in the Lycoming County Recorder of Deeds Office in Deed Book 530, page 407, granted and conveyed unto Wilson Bucher and Christine W. Bucher, their heirs and assigns, as tenants by the entireties.

**TRACT 2:**

**BEGINNING** at a painted tree, the southwest corner of said tract; thence north eight (8) degrees east, five hundred and sixty (560) feet to the centerline of Legislative Route 41107; thence along the south side of Legislative Route 41107 the following courses and distances: South forty-three (43) degrees thirty-nine (39) minutes east, four hundred eleven and eighty-six hundredths (411.86) feet and south fifty-five (55) degrees thirty-nine (39)

minutes east, eight hundred eight and eighty-nine hundredths (808.89) feet to a point which point is at the intersection of said Legislative Route 41107 and the south boundary line of the within described tract; thence north seventy-nine (79) degrees one (1) minute west, one thousand forty-nine and thirty-six hundredths (1,049.36) feet to the painted tree, the place of beginning.

**BEING** the same premises which Edwin C. Boone and Margaret N. Boone, his wife, by Deed dated November 30, 1971, and recorded December 6, 1971, in the Lycoming County Recorder of Deeds Office, granted and conveyed unto Wilson Bucher and Christine W. Bucher, their heirs and assigns, as tenants by the entireties.

Tax Parcel No. 06-211-131.

**YOU SHOULD TAKE THIS PAPER TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER CONTACT:**

Pennsylvania Bar Association  
Lawyer Referral Service  
P.O. Box 186  
Harrisburg, PA 17108  
(800) 692-7375

**IF YOU CANNOT AFFORD A LAWYER, YOU MAY BE ELIGIBLE FOR LEGAL AID THROUGH:**

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

**JEFFREY A. ROWE, ESQUIRE**  
ID #201500

**MURPHY, BUTTERFIELD & HOLLAND, P.C.**

Attorneys for Plaintiffs  
442 William Street  
Williamsport, PA 17701  
(570) 326-6505

Lycoming Law Association Members are kindly asked to consider a donation to the Lycoming Law Association Foundation in memory of a deceased Member. The Foundation will notify the family of such Member that a gift was made by you.

Members of the Lycoming Law Association are reminded and urged to consider placing in your Wills a bequest to the Lycoming Law Association Foundation. As you probably know, your gift is tax deductible as the Foundation is a 501(c)(3) Organization.

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

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

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

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

For additional information regarding the Foundation and its procedures, contact Michele Frey, Executive Director, at (570) 323-8287 or [mfrey@lycolaw.org](mailto:mfrey@lycolaw.org).



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**PERIODICAL PUBLICATION**

**\* Dated Material. Do Not Delay. Please Deliver Before Monday, March 30, 2015**