

LYCOMING REPORTER

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No. 29

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LYCOMING REPORTER

(USPS 322-900)

THE OFFICIAL LEGAL PERIODICAL FOR LYCOMING COUNTY

PUBLISHED EVERY FRIDAY BY
LYCOMING LAW ASSOCIATION

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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.

- 8/1/2022 – Bench/Bar Meeting.** Quarterly meeting of the Bench/Bar Committee. **Time:** 12:00 PM to 1:00 PM.
- 8/5/2022 – Oath of Office—William P. Carlucci.** William P. Carlucci will be sworn in as Judge of the Lycoming County Court of Common Pleas. A reception will follow. Additional details forthcoming. **Time:** 4:00 PM.
- 8/14/2022 – Crosscutters Game—Logger’s Landing.** Family friendly event! Ticket includes \$10 food voucher. Cost: \$5 per person (children under 5 do not require a ticket). Register by July 28th with Taylor Beucler—tbeucler@lyco.org. **Time:** 4:00 PM.
- 8/22/2022 – Executive Committee Meeting.** Monthly Executive Committee Meeting. **Time:** 12:00 PM to 1:00 PM.
- 8/24/2022 – Customs and Rules Committee Meeting.** The Committee will continue discussions on the proposal to revise the domestic relations local rules. **Time:** 12:00 PM to 1:15 PM.
- 8/30/2022 – Criminal Law Committee Meeting.** Regularly scheduled Criminal Law Committee “brown bag lunch” meeting. **Time:** 12:00 PM to 1:00 PM.

UPCOMING LYCOMING COUNTY CLE OPPORTUNITIES

- 8/4/2022 – Replay in the Afternoon—4 Live CLE Credits:** *Seating is limited. Submit registration and payment early to secure a seat. Download the flyer.* **4 Live CLE Credits:** 2 Substantive / 2 Ethics **Time:** 1:00 PM to 5:00 PM.
- 8/10/2022 – Police Stop Your Car. What Happens? A Primer on Search and Seizure in the Context of a Vehicle Stop:** *Presented by: Judge Mark F. Lovecchio, retired. Register by July 29. Seating is limited. Submit registration and payment early to secure a seat. Read the flyer.* **CLE Credits:** 1 Substantive **Time:** 12:00 PM to 1:00 PM.
- 8/17/2022 – Dependency and GAL Work in Lycoming County’s Family Court:** *Presented by: Tricia Hoover Jasper, Esq. and Angela Campana Lovecchio, Esq. Register by August 5. Seating is limited. Submit registration and payment early to secure a seat. Read the flyer.* **CLE Credits:** 1 Substantive **Time:** 12:00 PM to 1:00 PM.

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

- **Commonwealth vs. Hamilton (06/24/2022)**—Judge Nancy L. Butts
Criminal: Suppression motion; standing to challenge warrantless entry into home to make arrest; reasonable expectation of privacy in another’s home; probable cause for warrantless arrest; knowing and intelligent waiver of *Miranda* rights made by someone under the influence of narcotics. (Hamilton062422bt) (Posted: July 19, 2022)

Save the Date

William P. Carlucci will be sworn in as Judge of the Lycoming County Court of Common Pleas on Friday, August 5th at 4:00 P.M. in Courtroom #1. A reception will be held immediately following the ceremony.



"LET'S PLAY BALL!"

YLD Zone 4 Caravan

August 14, 2022

Cost per attendant: **\$5.**

This is a family friendly event and children under 5 do not require a ticket. Ticket includes a \$10 food voucher. Open seating, early arrival encouraged.

State College Spikes v. Williamsport Crosscutters

First Pitch at 4:05 p.m.

Logger's Landing @ Muncy Bank Ballpark Williamsport, PA

RSVP to Zone Co-Chair Taylor Beucler (tbeucler@lyco.org)

by July 28, 2022.

LYCOMING
LAW ASSOCIATION



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**Crouse, Cristopher C.**, dec'd.

Late of 529 Narber Fry Road, Muncy.
 Executrix: Sethany L. Derrick, 529 Narber Fry Road, Muncy, PA 17756.
 Attorney: John P. Pietrovito, Esquire, 3 South Main Street, Muncy, PA 17756.

Frey, Carolyn A., dec'd.

Late of Loyalsock Township.
 Executrix: Juanita Jane King c/o James T. Baldwin, Esquire, Baldwin & Baldwin, LLC, 42 South Front Street, Milton, PA 17847.
 Attorneys: James T. Baldwin, Esquire, Baldwin & Baldwin, LLC, 42 South Front Street, Milton, PA 17847.

Glosser, Gloria B., dec'd.

Late of Fairfield Township.
 Co-Executrices: Lauri G. Cosentine, 1035 Northway Road Extension, Williamsport, PA 17701 and Kerry L. Perry, 6238 Poplar Street, Chincoteague, VA 23336.
 Attorneys: Thomas D. Hess, Esquire, Hess and Hess, P.C., 30 South Main Street, Hughesville, PA 17737.

Knepley, Anna J., dec'd.

Late of Linden.
 Executor: Larry E. Wolfe, P.O. Box 134, McElhattan, PA 17748.
 Attorney: Leroy H. Keiler, III, Esquire, 110 Oliver Street, Ste. 2, P.O. Box 263, Jersey Shore, PA 17740, (570) 398-2750.

Miller, Kitten M. a/k/a Kitten M. Marshall, dec'd.

Late of Anthony Township.
 Executor: Christopher J. Miller, 4276 Pine Run Road, Linden, PA 17744.
 Attorneys: Andrea P. Pulizzi, Esquire, Carpenter, Harris & Flayhart, 128 S. Main St., P.O. Box 505, Jersey Shore, PA 17740.

Mitcheltree, Penny Lee a/k/a Penny Lee Helminiak a/k/a Penny Lee Hillyard, dec'd.

Late of Jersey Shore.
 Administrator: Nathan Helminiak, 1009 DeSantis Drive, Coatesville, PA 19320.
 Attorney: Leroy H. Keiler, III, Esquire, 110 Oliver St., Ste. 2, P.O. Box 263, Jersey Shore, PA 17740, (570) 398-2750.

Preitz, Gerald, dec'd.

Late of Williamsport.
 Executrix: Joanne Atkinson, 2352 Roosevelt Avenue, Williamsport, PA 17701.
 Attorney: Scott A. Williams, Esquire, 57 East Fourth Street, Williamsport, PA 17701.

Rishel, Cody R., dec'd.

Late of Hughesville.
 Administrators: Jeffery E. Rishel, P.O. Box 79, Picture Rocks, PA 17762 and Patricia A. Davis, 95 First Avenue, Muncy, PA 17756.
 Attorneys: Layne R. Oden, Esquire, Layne R. Oden, Attorney and Counselor at Law, P.C., Nine South Main Street, Muncy, PA 17756.

Shemory, Dolores B., dec'd.

Late of Jersey Shore.
The Dolores B. Shemory Income
Only Protector Trust u/t/d August
23, 2007.

Settlor: Dolores B. Shemory.
Co-Trustees: Diane R. Cox, 2896
North Route 44 Highway, Jersey
Shore, PA 17740 and Lisa M. Ben-
nett, 756 White Rock Lane, Mill Hall,
PA 17751.

Attorneys: Anthony J. Grieco,
Esquire, Elion, Greico, Carlucci &
Shipman, P.C., 125 East Third Street,
Williamsport, PA 17701.

Welch, Christopher N., dec'd.

Late of Cogan Station.
Administratrix: Holly M. Koch.
Attorneys: David F. Wilk, Esquire,
Lepley, Engelman, Yaw & Wilk, LLC,
140 East Third Street, Williamsport,
PA 17701.

SECOND PUBLICATION**Horn, Richard C., Sr.,** dec'd.

Late of Lycoming County.
Administratrix: Zora Welsh c/o
Marc S. Drier, Esquire, 227 Allegheny
Street, Jersey Shore, PA 17740.
Attorney: Marc S. Drier, Esquire,
227 Allegheny Street, Jersey Shore,
PA 17740.

Wright, Gerald W., dec'd.

Late of Loyalsock Township.
Co-Executor: Frank W. Wright,
1956 Walters Road, Montoursville,
PA 17754.

Co-Executrix: Cynthia A. Harrison,
45 E. Ridge Street, Shavertown, PA
18708.

Attorneys: McNerney, Page, Vander-
lin & Hall, 433 Market Street, Wil-
liamsport, PA 17701.

THIRD PUBLICATION**Jordan, Ada M. a/k/a Ada Mae Jordan,** dec'd.

Late of Jersey Shore.

Executrix: Lucinda L. McCoy, 6973
S. Route 44 Highway, Williamsport,
PA 17702.

Attorney: Leroy H. Keiler, III, Es-
quire, 110 Oliver Street, Ste. 2, P.O.
Box 263, Jersey Shore, PA 17740,
(570) 398-2750.

Judson, Sarmite K., dec'd.

Late of Jersey Shore.
Co-Executor: Robert L. Judson-
Torres, 2215 South 1900 East, Salt
Lake City, UT 84106.

Co-Executrix: Lara E. Meloan, 576
Walnut Run Lane, Williamsport, PA
17702.

Attorneys: McNerney, Page, Vander-
lin & Hall, 433 Market Street, Wil-
liamsport, PA 17701.

Kiess, Howard D., dec'd.

Late of Jersey Shore.
Administratrix: Lynn A. Kiess, 2153
Clark Hill Road, Jersey Shore, PA
17740.

Attorneys: McNerney, Page, Vander-
lin & Hall, 433 Market Street, Wil-
liamsport, PA 17701.

Miller, Patricia S., dec'd.

Late of the Township of Upper Fair-
field.

Executor: Douglas J. Miller, 1943
Carey Hill Road, Montoursville, PA
17754.

Attorney: Andrea B. Bower, Esquire,
426 Broad Street, Montoursville,
PA 17754.

Pfleeger, Cordeen C., III a/k/a Cordeen Cooper Pfleeger, III, dec'd.

Late of 1351 Musser Lane, Muncy.
Administrator: Clyde K. Pfleeger,
15184 Loch Isle Drive East, Miami
Lakes, FL 33014.

Attorney: J. Howard Langdon, Es-
quire, 3 South Main Street, Muncy,
PA 17756.

Rossi, Joseph E., dec'd.

Late of Montoursville.

Executrix: Monique Miller, 105 Fox Drive, Allendale, NJ 07401.

Attorneys: Stephen C. Sholder, Esquire, Raup & Sholder, P.C., 445 Elmira Street, Williamsport, PA 17701, (570) 321-0709.

Rossi, Joseph E., dec'd.

Late of Montoursville.

The Joseph E. Rossi and Louise M. Rossi Living Trust, dated October 13, 2010.

Settlor: Joseph E. Rossi.

Trustee: Monique Miller, 105 Fox Drive, Allendale, NJ 07401.

Attorneys: Stephen C. Sholder, Esquire, Raup & Sholder, P.C., 445 Elmira Street, Williamsport, PA 17701, (570) 321-0709.

Stoner, Kathryn A., dec'd.

Late of Montoursville.

Executor: James W. Stoner, 158 Reade Road, Cogan Station, PA 17728.

Attorney: Richard G. Scheib, Esquire, 11 Reitz Blvd., Suite 102, Lewisburg, PA 17837-9293.

Wall, Joyce E., dec'd.

Late of the City of Williamsport.

Executrix: Joy I. Womelsdorf, 2001 Memorial Avenue, Apt. 53, Williamsport, PA 17701.

Attorney: Andrea B. Bower, Esquire, 426 Broad Street, Montoursville, PA 17754.

**REGISTER OF WILLS
CONFIRMATION OF
ACCOUNTS**

NOTICE IS HEREBY GIVEN to all parties interested that the following Accounts together with all Statements 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 August 2, 2022 unless exceptions are filed before 5:00 P.M. on that date.

1. Lehman, Gene S., Estate—Sonya Kellogg, Executor.

2. Zvikas, Walter J., Estate—Walter J. Zvikas, Jr., Executor.

David A. Huffman
Register of Wills

Ju-8, 15, 22, 29

**REGISTRATION OF
FICTITIOUS NAMES**

In compliance with the requirements of 54 Pa. C.S. §311 (relating to registration), the undersigned entity and individual desiring to register a fictitious name under 54 Pa. C.S. Ch. 3 (relating to fictitious names), hereby state(s) that:

1. The fictitious name is:

CHIROPRACTICAL SEMINARS

2. A brief statement of the character or nature of the business or other activity to be carried on under or through the fictitious name is: Provide continuing educational seminars to chiropractors.

3. The address, including number and street, if any, of the principal place of business: 268 Broad St., Montoursville, PA 17754, Lycoming County.

4. The names and address, including number and street, if any, of the individual and entity interested in the business are: Dr. Gregg Fisher and T&G Reviews, Inc., S-Corp., 268 Broad St., Montoursville, PA 17754.

Ju-22

NOTICE IS HEREBY GIVEN that on or about July 5, 2022, Twin Hills Oldsmobile, Inc. of 2946 Lycoming Mall Drive, Muncy, Pennsylvania, filed in the

Office of the Secretary of the Commonwealth, an application for a certificate to do business under the assumed or fictitious name of:

KAISER BROS. CHRYSLER DODGE
JEEP RAM OF MUNCY

said principal place of business to be at: 3360 Rt. 405 Hwy., Muncy, Pennsylvania, all under and pursuant to the Act of Assembly of May 25, 1945, P.L. 967, as amended.

SCOTT T. WILLIAMS, ESQUIRE
PERCIBALLI & WILLIAMS, LLC
429 Market Street
Williamsport, PA 17701

Ju-22

**INTENTION TO
CHANGE NAME**

In the Court of Common Pleas
of Lycoming County

NOTICE IS HEREBY GIVEN that on September 7, 2022, at 2:30 p.m. in Courtroom No. 2, a hearing will be held on the Petition for Change of Name of Marlin Richard Angelo, in which the Petitioner has requested that his name be changed from Marlin Richard Angelo to Marlin Angelo.

All interested parties may appear and show what cause they have, if any, why the request of the Petitioner should not be granted.

Ju-22

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 a public sale at 330 Pine Street, Williamsport, PA 17701, on Friday, August 5, 2022 at 10:30 A.M., for the following described real estate to wit:

NO. 22-49

COMMUNITY LOAN SERVICING,
LLC f/k/a BAYVIEW LOAN
SERVICING, LLC

vs.

BETTY R. CRAVEN

PROPERTY ADDRESS: 335 ADAMS
STREET, WILLIAMSPORT, PA 17701.

UPI/TAX PARCEL NUMBER: 68-
010-325.

ALL THAT CERTAIN LOT OF
LAND SITUATE IN THE EIGHTH
WARD OF THE CITY OF WILLIAM-
SPORT, COUNTY OF LYCOMING,
AND STATE OF PENNSYLVANIA,
BOUNDED AND DESCRIBED AS FOL-
LWS, TO WIT: ON THE NORTH
BY LYON ALLEY; ON THE EAST BY
MARY STREET; ON THE SOUTH BY
ADAMS STREET; AND ON THE WEST
BY LOT 6 IN CURTIS AND FOLLMER'S
ADDITION TO THE CITY OF WIL-
LIAMSPORT, HAVING A FRONTAGE
OF FORTY-TWO (42) FEET ON AD-
AMS STREET AND A DEPTH OF ONE
HUNDRED TWENTY-FIVE (125) FEET
TO LYON ALLEY.

ALSO KNOWN AS 335 Adam
Street, Williamsport, PA 17701.

PARCEL ID 68-10-325.

BEING the same premises which
BETTY R. CRAVEN, WIDOW by
Deed dated 12/03/2009 and recorded
in the Office of Recorder of Deeds of
Lycoming County on 12/07/2009 at
Book 6822, Page 121 and Instrument
#200900017655 granted and conveyed
unto THOMAS L. LYONS AND RE-
BECCA S. LYONS, HUSBAND AND
WIFE.

NO. 17-1603

WILMINGTON SAVINGS FUND
SOCIETY, FSB, AS TRUSTEE OF
STANWICH MORTGAGE LOAN
TRUST K AT c/o CARRINGTON
MORTGAGE SERVICES, LLC

vs.

JAMES S. EBERLIN a/k/a

JAMES EBERLIN

PROPERTY ADDRESS: 394 EAST
WATER ST, HUGHESVILLE, PA 17737.

UPI/TAX PARCEL NUMBER: 16-
001-404.

ALL that certain piece or parcel of
land situate in the Borough of Hughes-
ville, County of Lycoming, Common-
wealth of Pennsylvania, bounded and
described as follows to wit:

Parcel No.: 16+,001.0-0404.00-
000+.

BEING known and numbered as:
394 East Water Street, Hughesville,
PA 17737.

Being the same property conveyed
to James S. Eberlin who acquired title by
virtue of a deed from Chris E. Downey
and Kristin L. Downey, husband and
wife, dated September 30, 2014, re-
corded October 1, 2014, at Document
ID 201400012813, and recorded in
Book 8440, Page 313, Office of the
Recorder of Deeds, Lycoming County,
Pennsylvania.

NO. 21-1231

FLAGSTAR BANK, FSB

vs.

KAYE LONG SOLELY IN HER
CAPACITY AS HEIR OF GRANT
LONG a/k/a GRANT W LONG,
DECEASED, THE UNKNOWN
HEIRS OF GRANT LONG a/k/a
GRANT W LONG, DECEASED
PROPERTY ADDRESS: 410 SOUTH
BROAD STREET, JERSEY SHORE, PA
17740.

UPI/TAX PARCEL NUMBER: 19-
002-324.

ALL THAT CERTAIN lot of land situate in Borough of Jersey Shore , County of Lycoming and Commonwealth of Pennsylvania.

IMPROVEMENTS consist of a residential dwelling.

BEING PREMISES: 410 South Broad Street, Jersey Shore, PA 17740.

SOLD as the property of KAYE LONG Solely in Her Capacity as Heir of GRANT LONG a/k/a GRANT W. LONG, Deceased and The Unknown Heirs of GRANT LONG a/k/a GRANT W. LONG, Deceased.

TAX PARCEL #19-002-324.
KML LAW GROUP, P.C.

NO. 20-0959

U.S. BANK TRUST N.A. AS
TRUSTEE OF THE AMERICAN
HOMEOWNER PRESERVATION
TRUST SERIES 2015A+

vs.

SHIRLEY LUTCHER

PROPERTY ADDRESS: 1021 LOUISA STREET, WILLIAMSPORT, PA 17701.

UPI/TAX PARCEL NUMBER: 66-004-205.

By Virtue of a Writ of Execution at Case number 20-0959 Judgment- Entered on 3/15/2021 in the amount of \$79,366.18.

Caption: Plaintiff U.S. Bank Trust N.A. as Trustee of the American Homeowner Preservation Trust Series 2015A+ vs. Defendant Shirley Lutcher.

Owner of the property situate in the Municipality of Williamsport, Lycoming County, Pennsylvania.

Being Tax Parcel Number 66-0040020500000.

UPI- 66-004-205.

Property being known as 1021 Louisa Street, Williamsport, PA 17701.

NO. 21-1145

PRIMELENDING,
A PLAINSCAPITAL COMPANY

vs.

MATTHEW A. MYERS
PROPERTY ADDRESS: 640 GRIER STREET, WILLIAMSPORT, PA 17701.

UPI/TAX PARCEL NUMBER: 66-007-124.

By virtue of Writ of Execution No. CV-21-01145.

PrimeLending, A PlainsCapital Company v. Matthew A. Myers, 640 Grier Street, 6th Ward of the City of Williamsport, PA 17701, Tax Parcel No. 66-007-124. Improvements thereon consisting of a Residential Dwelling, sold to satisfy judgment in the amount of \$100,769.44.

EDWARD J. McKEE, ESQUIRE
STERN & EISENBERG, PC
Attorneys for Plaintiff
The Shops at Valley Square
1581 Main Street
Suite 200
Warrington, PA 18976
Phone: (215) 572-8111

NO. 18-1095

PRIMELENDING,
A PLAINSCAPITAL COMPANY
vs.

RICHARD T. RODGERS, JR,
KRISTIN JO SCHRINER
PROPERTY ADDRESS: 113 KINSEY STREET, MONTGOMERY, PA 17752.
UPI/TAX PARCEL NUMBER: 07-003-202.

ALL THAT CERTAIN lot of land situate in Township of Clinton, County of Lycoming and Commonwealth of Pennsylvania.

IMPROVEMENTS consist of a residential dwelling.

BEING PREMISES: 113 Kinsey Street, Montgomery, PA 17752.

SOLD as the property of RICHARD T. RODGERS JR. and KRISTEN JO SCHRINER.

TAX PARCEL #07+,003.0-0202.00-000.

KML LAW GROUP, P.C.

NO. 22-236
WILLIAMSPORT
SANITARY AUTHORITY
vs.

MICHAEL R. SWITZER
PROPERTY ADDRESS: 648 CENTER STREET, WILLIAMSPORT, PA 17701.

UPI/TAX PARCEL NUMBER: 72-002-305.

BEGINNING at an iron pin, the southeast corner of Center and Bridge Streets; thence along the southern line of Bridge Street in an easterly direction sixty-seven (67) feet to an iron pin; thence along a line parallel to Center Street in a southerly direction eighteen and two tenths (18.2) feet to an iron pin; thence in a westerly direction through the center line and party wall of a double frame dwelling house sixty-seven (67) feet to a drill hole in the eastern line of Center Street; and thence along the eastern line of Center Street in a northerly direction eighteen and two tenths (18.2) feet to the point and place of beginning. Being known as

648 Center Street and having thereon erected the northern half of a double frame dwelling house.

BEING Parcel No. 2 of the same premises granted and conveyed unto Michael R. Switzer by deed from Nor Penn, Inc., dated and recorded June 4, 2007 in Lycoming County Record Book 6031, page 150.

FOR identification purposes only, being known as Tax Parcel No. 72-002-305 in the Office of the Lycoming County Tax Assessor.

Take notice that a schedule of proposed distribution of the proceeds of the above sale will be on file in the Prothonotary of Lycoming County, Pennsylvania, on AUGUST 15, 2022, 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

Ju-15, 22, 29



PERIODICAL PUBLICATION

*** Dated Material. Do Not Delay. Please Deliver Before Monday, July 25, 2022**



Need CLE Credits?

Join us for "Replay in the Afternoon" to earn credits and catch up on Eat & Earn presentations that you missed!

This offering is considered "live" by the CLE Board. A moderator will be present to relay/answer any questions.

**2 Substantive & 2 Ethics CLE Credits
August 4, 2022 from 1:00PM - 5:00PM**

**This is an in-person CLE offering at the LLA Office. Seating will be limited.
Submit registration and payment early to secure a seat.**

Ethical Obligations for Lawyers Working Remotely
Presented By: Julieanne Steinbacher, Esquire

Hot Appellate Tips
Presented By: Visiting Superior Court Justices

PA's Clean Slate Program
Presented By: David Trevaskis, Esquire

Legal Marketing in a COVID World
Presented By: FindLaw

**PAYMENT IN ADVANCE IS REQUIRED.
Late registrations will not be accepted and
no refunds will be given after the cut-off date.**

Name: _____

Registration Deadline: July 25, 2022

Check Box:
 Registered person is fully vaccinated; or
 Registered person will wear a mask.

Cost:
\$134 – Member
\$174 – Non Member
\$114 – Paralegal |

ID Number: _____

Email Address: _____

Phone Number: _____