

# LYCOMING REPORTER

Vol. 35

June 15, 2018

No. 24

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

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Williamsport, Pennsylvania

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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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Angela Lovecchio, Secretary

Ryan M. Tira,  
Past President  
Corey Mowrey  
Yvonne H. Campbell  
Elizabeth A. White  
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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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Bench Bar: *C. Edward Mitchell*

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Community Activities and  
Outreach: *Tammy Weber*

Criminal Law: *Aaron Biichle*

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*Gary Weber*

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*Elizabeth A. White*

Real Estate: *Fred Holland*



### 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)

## 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).

- 6/19/2018 – Criminal Law Committee Meeting:** *Criminal Law Committee meeting.* **Time:** 12:00 PM to 1:00 PM. **Location:** Courtroom #1
- 6/25/2018 – Executive Committee Meeting:** *Regular meeting of the LLA Executive Committee.* **Time:** 12:00 PM to 1:00 PM. **Location:** LLA Office
- 7/9/2018 – Bar History Committee Meeting:** *Brown bag meeting of the Bar History Committee.* **Time:** 12:00 PM to 1:00 PM. **Location:** LLA Office
- 7/17/2018 – Family Law Committee Meeting:** *Regularly scheduled meeting of the Family Law Committee.* **Time:** 12:00 PM to 1:00 PM. **Location:** Courtroom #5
- 7/23/2018 – Executive Committee Meeting:** *Regular meeting of the LLA Executive Committee.* **Time:** 12:00 PM to 1:00 PM. **Location:** LLA Office
- 8/1/2018 – LLA Annual Picnic:** **Time:** 5:00 PM to 8:00 PM. **Location:** Herman & Luthers
- 8/6/2018 – Bench Bar Committee Meeting:** *Regular meeting of the Bench Bar Committee.* **Time:** 12:00 PM to 1:00 PM. **Location:** LLA Office

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PUBLISHED EVERY WEEK BY

LYCOMING LAW ASSOCIATION

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Digital issues are archived back to April, 2010

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**UPCOMING LYCOMING COUNTY CLE OPPORTUNITIES**

- 6/28/2018 – Social Security Disability: The Basics:** *PBI Video Replay.* **CLE credits:** 3 Substantive / 1 Ethics **Time:** 9:00 AM to 1:00 PM. **Location:** Lycoming Law Association Office
- 7/10/2018 – Navigating Casemaker:** *Casemaker is the powerful legal research tool provided exclusively to PBA members. Learn how to use this free, innovative service to conduct effective searches for cases and statutes. This training session will provide practice tips on navigating through Casemaker and will highlight the free CasemakerPro features including the CaseCheck+ and CiteCheck programs.* **CLE credits:** 1 Substantive **Time:** 12:00 PM to 1:00 PM. **Location:** Lycoming Law Association Office
- 7/12/2018 – Top 10 Evidence “Rules” for Family Lawyers:** *PBI Video Replay.* **CLE credits:** 2 Substantive / 1 Ethics **Time:** 9:00 AM to 12:00 PM. **Location:** Lycoming Law Association Office
- 7/31/2018 – Private Eyes Are Watching You: Privacy in the Workplace:** *PBI Groupcast.* **CLE credits:** 3 Substantive **Time:** 9:00 AM to 12:15 PM. **Location:** Lycoming Law Association Office
- 8/2/2018 – Representing Residential Landlords & Tenants in PA:** *PBI Video Replay.* **CLE credits:** 5 Substantive / 1 Ethics **Time:** 9:00 AM to 3:30 PM. **Location:** Lycoming Law Association Office
- 8/10/2018 – Handling the Sexual Harassment Case:** *PBI Video Replay.* **CLE credits:** 4 Substantive **Time:** 9:00 AM to 1:00 PM. **Location:** Lycoming Law Association Office
- 8/14/2018 – Fixing a Broken Trust 2018:** *PBI Video Replay.* **CLE credits:** 3 Substantive **Time:** 9:00 AM to 12:00 PM. **Location:** Lycoming Law Association Office
- 8/29/2018 – Evidence for Trial Lawyers:** *PBI Video Replay.* **CLE credits:** 3 Substantive **Time:** 9:00 AM to 12:00 PM. **Location:** Lycoming Law Association Office

\*PBI Seminar. For tuition, registration, and all other information, please contact PBI Customer Service at (800) 247-4724, or online at [www.pbi.org](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)

- ▶ **Commonwealth vs. Martz** (06/11/2018)—Judge Marc F. Lovecchio  
Criminal: Contest of restitution order; burden of proof; failure to present witnesses at hearing. (martz061118L)
- ▶ **Commonwealth vs. Sturgis** (06/11/2018)—Judge Marc F. Lovecchio  
Criminal: Suppression motion; timeliness; interests of justice; knowledge of facts that support motion within required time; merits not apparent; reasonable suspicion for pat down search. (Sturgis061118L)
- ▶ **Rhinehart vs. PennDOT** (06/11/2018)—Judge Nancy L. Butts  
Criminal: License suspension appeal; commercial motor vehicle licensed driver; incorrect warning for revocation of operating privileges or the disqualification of commercial driving privileges; knowing or intelligent waiver; suspension of an operating privilege under Pennsylvania Implied Consent Law; reasonable grounds to believe driver was operating vehicle while under the influence of a controlled substance. (rhinehart061118bt)
- ▶ **In re Termination of Parental Rights to AD1, AD2 and AB** (06/11/2018)—Judge Eric R. Linhardt  
Adoption: Agency petition for termination of parental rights; settled purpose to relinquish parental claim to a child or fails to perform parental duties for at least six months prior to the filing of the termination petition; incarcerated parent; merely passive interest in the development of one's children; incarceration as incapacity which has caused the children to be without essential parental care, control or subsistence necessary for their physical or mental well-being; bond existing between the child and parent; effect of parent's own feelings of love and affection for child. (DD061118Li)
- ▶ **Commonwealth vs. Rawles** (06/08/2018)—Judge Nancy L. Butts  
Criminal: Motion to compel comprehensive response to bill of particulars; claimed woefully inadequate response; purpose of a bill of particulars; request for Commonwealth to divulge each element of charges; discovery request aimed at the Commonwealth's evidence and theory of the case. (Rawles060818bt)

- ▶ **Commonwealth vs. Steele** (06/07/2018)—Judge Nancy L. Butts  
Criminal: Appeal; sufficiency of evidence of involuntary deviate sexual intercourse; forcible compulsion; evidence viewed in light most favorable to Commonwealth; lack of transcript to review evidence. (Steele060718bt)
- ▶ **Commonwealth vs. Haines** (06/07/2018)—Judge Nancy L. Butts  
Criminal: Suppression motion; defendant not advised by police officer of constitutional right to refuse a blood draw unless a warrant was first obtained or that he could speak to counsel; knowing, intelligent or voluntary consent to blood draw; totality of circumstances. (Haines060718)
- ▶ **Commonwealth vs. Applegate** (06/07/2018)—Judge Marc F. Lovecchio  
Criminal: Commonwealth’s motion in limine; sufficiency of self-defense/justification proffer; facing clear and imminent harm; legal alternative to use of force; duty to retreat while in illegal possession of a firearm. (Applegate060718L)
- ▶ **In the Interest of JSZ** (06/04/2018)—Judge Joy Reynolds McCoy  
Criminal: Commonwealth appeal; remand to supplement the record due to Commonwealth’s failure to timely file a Rule 1925(b) statement. (InReJZ060418m)

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.

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**Legal Secretary/Receptionist**

General practice law firm seeks employee to greet clients, answer phones, administer billing system, prepare documents and perform related tasks.

Please reply to Murphy, Butterfield & Holland, P.C., 442 William Street, Williamsport, PA 17701.

J-8, 15

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Please be advised that there will be an early deadline for Reporter notices for the Fourth of July holiday. All notices for the Friday, July 6th publication must be submitted by 1:00 P.M. on June 28, 2018.

J-15, 22

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

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

The cost for non-LLA members is \$100 per day. Members may use the conference room at no cost.

Scheduling arrangements may be made with Michele Frey, (570) 323-8287 or [mfrey@lycolaw.org](mailto:mfrey@lycolaw.org).

## 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

#### **Baker, Betty J.,** dec'd.

Late of Williamsport.  
Executrix: Emily J. Smith, 2212 Central Avenue, Williamsport, PA 17701.

Attorney: Scott A. Williams, Esquire, 57 East Fourth Street, P.O. Box 3, Williamsport, PA 17703.

#### **Braim, Jack L.,** dec'd.

Late of Jersey Shore.  
Executrix: Carolyn Sue Smith 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.

#### **Haugh, Glenn R.,** dec'd.

Late of Jersey Shore.  
Executrix: Elizabeth Kerschner, P.O. Box 470, Williamson, NY 14589.

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

#### **Koch, Frederick E.,** dec'd.

Late of Williamsport.

Administratrix: Nancy Storms-Koch, 319 Eckmont Street, South Williamsport, PA 17701.

Attorney: Michael J. Zicoello, Esquire, 333 Market Street, Williamsport, PA 17701, (570) 321-7554, Fax: (570) 321-7845, mike@sz-law.com.

#### **Rightmire, Glenn K.,** dec'd.

Late of Williamsport.  
Executrices: Glenna J. Wiesner, 460 Collfield Avenue, Staten Island, NY 10314 and Alison Jean VanDuren, 94 Scout Road, Kempton, PA 19529.  
Attorneys: Anthony J. Grieco, Esquire, Elion, Grieco, Carlucci & Shipman, P.C., 125 East Third Street, Williamsport, PA 17701.

#### **Ritter, Melvina J.,** dec'd.

Late of the Township of Mill Creek.  
Executor: Walter T. Casselberry, 22 Shick Road, Muncy, PA 17756.  
Attorney: None.

#### **Roles, Vonda V.,** dec'd.

Late of Cogan Station.  
Co-Executrices: Carla M. Mitchell-tree, 449 S. Pine Run Rd., Linden, PA 17744, Vicky A. Livermore, 804 Snyder Rd., Cogan Station, PA 17728 and Jill L. Moyer, 626 Snyder Rd., Cogan Station, PA 17728.  
Attorneys: Stephen C. Sholder, Esquire, Raup & Sholder, P.C., 270 West Third Street, Williamsport, PA 17701, (570) 321-0709.

#### **Stilwell, Ray H.,** dec'd.

Late of Williamsport.  
Executor: Jason R. Stilwell, 186 Ellis Hollow Creek Rd., Ithaca, NY 14850.  
Attorneys: Stephen C. Sholder, Esquire, Raup & Sholder, P.C., 270 West Third Street, Williamsport, PA 17701, (570) 321-0709.

#### **Vassallo, Nancy L. a/k/a Nancy Lee Vassallo,** dec'd.

Late of the Township of Old Lycoming.

Executors: Penelope L. Cappa and Daniel A. Vassallo c/o Matthew J. Parker, Esquire, Marshall, Parker & Weber, LLC, 49 E. Fourth Street, Suite 105, Williamsport, PA 17701. Attorneys: Matthew J. Parker, Esquire, Marshall, Parker & Weber, LLC, 49 E. Fourth Street, Suite 105, Williamsport, PA 17701.

### SECOND PUBLICATION

**Bubb, Shirley G.,** dec'd.

Late of South Williamsport.  
The Bubb Family Irrevocable Trust, dated September 20, 2004.  
Settlor: Shirley G. Bubb.  
Trustee: Shawn Louise Medowski.  
Attorneys: Brittany O. L. Smith, Esquire, Steinbacher, Goodall & Yurchak, 413 Washington Boulevard, Williamsport, PA 17701.

**Doebler, Frank L.,** dec'd.

Late of Williamsport.  
Executrix: Mary Lou Doebler, 578 Kimble Hill Road, Williamsport, PA 17701.  
Attorneys: Charles F. Greevy, III, Esquire, Greevy & Taylor Law Offices, Lycoming Executive Plaza, 330 Pine Street, Suite 403, Williamsport, PA 17701, (570) 320-7100.

**Gatti, Roger Nicholas,** dec'd.

Late of Roaring Branch Twp.  
Administratrix: Corine Gatti Santillo, 213 Holbrook Arch, Suffolk, VA 23434.  
Attorneys: Michael G. Price, Esquire, Katz, Cohen & Price, P.C., 1420 Walnut St., Ste. 1216, Philadelphia, PA 19102.

**Icenberger, Sandra J.,** dec'd.

Late of Jersey Shore (Porter Township).  
Executrix: Barbara L. Walker, 347 Cement Drive, Jersey Shore, PA 17740.

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

**Kaiser, Charles H.,** dec'd.

Late of Williamsport.  
Administrator: Ronald Kaiser, 2865 Northway Road, Williamsport, PA 17701.  
Attorney: Scott A. Williams, Esquire, 57 East Fourth Street, P.O. Box 3, Williamsport, PA 17703.

**Maggs, Jack F.,** dec'd.

Late of Williamsport.  
Executor: Kevin B. Maggs.  
Attorney: Richard G. Scheib, Esquire, 11 Reitz Blvd., Suite 102, Lewisburg, PA 17837-9293.

**Rush, Frances M.,** dec'd.

Late of Loyalsock Township.  
Administratrix d.b.n.c.t.a.: Cathy Rush, 425 Mayr Street, Montoursville, PA 17754.  
Attorneys: Fred A. Holland, Esquire, Murphy, Butterfield & Holland, P.C., 442 William Street, Williamsport, PA 17701.

**Swank, Sara E. a/k/a Sara Elizabeth Swank a/k/a Sara F. Swank a/k/a Sara Fortney Swank,** dec'd.

Late of Williamsport.  
Executrix: Susan Swank-Caschera, 1023 Bonair Drive, Williamsport, PA 17701.  
Attorneys: Thomas D. Hess, Esquire, Hess and Hess, P.C., 30 South Main Street, Hughesville, PA 17737.

### THIRD PUBLICATION

**Cue, Jeffrey A.,** dec'd.

Late of the Township of Woodward.  
Administrator: Gregory Cue.  
Attorneys: Brittany O. L. Smith, Esquire, Steinbacher, Goodall & Yurchak, 413 Washington Boulevard, Williamsport, PA 17701.

**Eiswerth, Irene C. a/k/a Irene Caroline Eiswerth, dec'd.**

Late of Muncy.

Executrix: Janice C. Brain, 823 Tamani Way, Mechanicsburg, PA 17056.

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

**McCarty, Gordon L., dec'd.**

Late of Montoursville.

The Nancy L. McCarty Supplemental Needs Trust, dated March 31, 2015.

Settlor: Gordon L. McCarty.

Executor/Trustee: Norman J. McCarty.

Attorneys: Brittany O. L. Smith, Esquire, Steinbacher, Goodall & Yurchak, 413 Washington Boulevard, Williamsport, PA 17701.

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**REGISTER OF WILLS  
CONFIRMATION OF  
ACCOUNTS**

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NOTICE IS HEREBY GIVEN to all parties interested that the following Accounts 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 July 3, 2018 unless exceptions are filed before 5:00 P.M. on that date.

1. Long, Eric M. a/k/a Eric Martin Long—Charles J. Long, Administrator.

2. Dolan, Betsy J.—Elliott B. Weiss, Executor.

3. Hall, Carlene M.—Sara Boudman and Sevilla Smith, Executrices.

4. Engel, Brenda L.—Donald E. Waldman, Executor.

5. Shepard, Reba E.—Lamar Shepard and Kevin Shepard, Co-Executors.

Kathy Rinehart  
Register of Wills

J-8, 15, 22, 29

**FILING ARTICLES OF INCORPORATION**

NOTICE IS HEREBY GIVEN that Articles of Incorporation were filed on or about January 22, 2018, with the Department of State of the Commonwealth of Pennsylvania, at Harrisburg, Pennsylvania, for the purpose of obtaining a Certificate of Incorporation for a domestic business corporation, organized under the Business Corporation Law of 1988; December 21, 1988 (P.L. 1444, No. 177), as amended. The name of the corporation is:

GEE BIO BUILD, INC.

47 Catherman Circle, Mill Hall, PA 17751.

The purpose for which the corporation was organized is: Commercial and residential construction and the marketing and sale of prefabricated construction components, the purchase, sale and leasing of real and personal property and any other lawful purpose for which corporations may be formed.

LAW OFFICES

PERCIBALLI & WILLIAMS, LLC

429 Market Street

Williamsport, PA 17701

J-15

**FILING OF CERTIFICATE OF ORGANIZATION OF LLC**

NOTICE IS HEREBY GIVEN that a Certificate of Organization was filed on or about May 22, 2018, with the Department of State of the Commonwealth of Pennsylvania, at Harrisburg, Pennsylvania, for the purpose of obtaining a Certification of Organization for a domestic business corporation, organized under the Business Corporation Law of 1988; December 21, 1988 (P.L. 1444, No. 177), as amended. The name of the limited liability company is:

DiROSCO FOODS, LLC

1414 Wynwood Lane, Williamsport, PA 17701.

The purpose for which the company was organized is: own and operate a brew pub.

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

J-15

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**SERVICE BY PUBLICATION**

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Court of Common Pleas of  
Pennsylvania for Lycoming County

Civil Action Number: 18-0532

Lakeview Loan Servicing, LLC

Plaintiff

vs.

Robert Spenberg, Jr.  
and Amber Pittenger

Defendants

To: Robert Spenberg, Jr. and Amber Pittenger, Defendants, whose last known address is 1713 Lycoming Creek Road, Williamsport, PA 17701

You have been sued in mortgage foreclosure on premises: 1713 Lycoming Creek Road, Williamsport, PA 17701, based on defaults since August 1, 2017. You owe \$80,993.18, plus interest.

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**NOTICE**

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YOU HAVE BEEN SUED IN COURT. If you wish to defend against the claims set forth in the notice above, you must take action within twenty (20) days after this Complaint and Notice are served, by entering a written appearance personally or by attorney and filing in writing with the Court your defenses or objections to the claims set forth against you. You are warned that if you fail to do so the case may proceed

without you and a judgment may be entered against you by the Court without further notice for any money claimed in the Complaint or for any other claim or relief requested by the Plaintiff. You may lose money or property or other rights important to you.

YOU SHOULD TAKE THIS PAPER TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW. THIS OFFICE CAN PROVIDE YOU WITH THE 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  
(Lycoming)  
Penn Tower Bldg.  
25 W. Third St.  
Ste. 400  
Williamsport, PA 17701  
(570) 323-8741

STERN & EISENBERG, PC  
Attys. for Plaintiff  
1581 Main St.  
Ste. 200  
Warrington, PA 18976  
(215) 572-8111

J-15

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**SERVICE BY PUBLICATION**

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Court of Common Pleas  
Lycoming County  
Civil Action—Law

No.: 18-0327

NOTICE OF ACTION IN  
MORTGAGE FORECLOSURE

Lakeview Loan Servicing, LLC  
 Plaintiff  
 vs.  
 Lindsay M. Bryan, Mortgagor  
 and Real Owner  
 Defendant

To: Lindsay M. Bryan, Mortgagor and Real Owner, Defendant, whose last known address is 222 Burke Street, Jersey Shore, PA 17740

This firm is a debt collector and we are attempting to collect a debt owed to our client. Any information obtained from you will be used for the purpose of collecting the debt. You are hereby notified that Plaintiff, Lakeview Loan Servicing, LLC, has filed a Mortgage Foreclosure Complaint endorsed with a notice to defend against you in the Court of Common Pleas of Lycoming County, PA, docketed to No. 18-0327, wherein Plaintiff seeks to foreclose on the mortgage secured on your property located, 222 Burke Street, Jersey Shore, PA 17740, whereupon your property will be sold by the Sheriff of Lycoming County.

NOTICE

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

to you. You should take this paper to your lawyer at once. If you do not have a lawyer or cannot afford one, 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.

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

- or -

North Penn Legal Services  
 Penn Tower Bldg.  
 25 W. Third St.  
 Ste. 400  
 Williamsport, PA 17701  
 (570) 323-8741

MICHAEL T. McKEEVER, ESQUIRE  
 KML LAW GROUP, P.C.  
 Attys. for Plaintiff  
 Mellon Independence Center  
 701 Market St.  
 Ste. 5000  
 Philadelphia, PA 19106-1532  
 (215) 627-1322

J-15

**SERVICE BY PUBLICATION**

Court of Common Pleas  
 Lycoming County  
 Civil Action—Law

Number 17-1759

**NOTICE OF SHERIFF'S SALE  
 OF REAL PROPERTY**

Ally Bank  
 v.  
 Gregory J. Oliver

TO: Gregory J. Oliver

Your house (real estate) at 2019 Roosevelt Avenue, Williamsport, Pennsylvania 17701 is scheduled to be sold at Sheriff's Sale on August 3, 2018 at 10:30 a.m. at Executive Plaza, 1st Floor, Commissioners' Board Room, 330 Pine Street, Williamsport, Pennsylvania 17701 to enforce the court judgment of \$77,545.88 obtained by Ally Bank against the above premises.

NOTICE OF OWNER'S RIGHTS  
YOU MAY BE ABLE TO PREVENT  
THIS SHERIFF'S SALE

To prevent this Sheriff's Sale you must take immediate action:

1. The sale will be canceled if you pay to Ally Bank the back payments, late charges, costs, and reasonable attorney's fees due. To find out how much you must pay, you may call McCabe, Weisberg and Conway, LLC, Esquire at (215) 790-1010.

2. You may be able to stop the sale by filing a petition asking the Court to strike or open the judgment, if the judgment was improperly entered. You may also ask the Court to postpone the sale for good cause.

3. You may also be able to stop the sale through other legal proceedings.

You may need an attorney to assert your rights. The sooner you contact one, the more chance you will have of stopping the sale. (See the following notice on how to obtain an attorney.)

YOU MAY STILL BE ABLE TO SAVE  
YOUR PROPERTY AND YOU HAVE  
OTHER RIGHTS EVEN IF THE  
SHERIFF'S SALE DOES TAKE PLACE

1. If the Sheriff's Sale is not stopped, your property will be sold to the highest bidder. You may find out the price bid by calling McCabe, Weisberg and Conway, LLC, Esquire at (215) 790-1010.

2. You may be able to petition the Court to set aside the sale if the bid price was grossly inadequate compared to the value of your property.

3. The sale will go through only if the buyer pays the Sheriff the full amount due on the sale. To find out if this has happened, you may call McCabe, Weisberg and Conway, LLC, at (215) 790-1010.

4. If the amount due from the buyer is not paid to the Sheriff, you will remain the owner of the property as if the sale never happened.

5. You have a right to remain in the property until the full amount due is paid to the Sheriff and the Sheriff gives a deed to the buyer. At that time, the buyer may bring legal proceedings to evict you.

6. You may be entitled to a share of the money which was paid for your real estate. A schedule of distribution of the money bid for your real estate will be filed by the Sheriff within thirty (30) days of the sale. This schedule will state who will be receiving that money. The money will be paid out in accordance with this schedule unless exceptions (reasons why the proposed schedule of distribution is wrong) are filed with the Sheriff within ten (10) days after the posting of the schedule of distribution.

7. You may also have other rights and defenses, or ways of getting your real estate back, if you act immediately after the sale.

**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.**

LAWYER REFERRAL SERVICE  
ASSOCIATION DE  
LICENCIADOS  
North Penn Legal Services  
Penn Tower Bldg.  
25 W. Third St.  
Suite 400  
Williamsport, PA 17701  
(570) 323-8741

McCABE, WEISBERG  
& CONWAY, LLC  
Attorneys for Plaintiff  
123 S. Broad St.  
Ste. 1400  
Philadelphia, PA 19109  
(215) 790-1010

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# SAVE THE DATE

## US Supreme Court Admission November 18, 2019

As part of the upcoming 150<sup>th</sup> Anniversary Celebration, the LLA is planning an admission to the US Supreme Court.

Registration for LLA Members:  
July 1, 2018 – December 31, 2018

Details: To Be Announced





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**PERIODICAL PUBLICATION**

**\* Dated Material. Do Not Delay. Please Deliver Before Monday, June 18, 2018**