

**ADVANCE SHEET**  
**THE**  
**Dauphin County Reporter**

(USPS 810-200)

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A WEEKLY JOURNAL  
CONTAINING THE DECISIONS RENDERED IN THE  
12th JUDICIAL DISTRICT

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December 27, 2013

No. 85

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**TERMS:** Advertisements must be received before 12 o'clock noon on Tuesday of each week at the office  
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Bar Association Page

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**INTELLECTUAL PROPERTY LAW**

- \* Patents
- \* Trademarks
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- \* Unfair Competition
- \* Trade Secrets
- \* Internet Matters

**Hooker & Habib, P.C.**

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43 Years in Harrisburg

**THE  
DAUPHIN COUNTY REPORTER**

**Edited and Published  
by the**

**DAUPHIN COUNTY BAR  
ASSOCIATION**

**213 North Front Street  
Harrisburg, PA 17101-1493**

**(717) 232-7536**

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**TERMS**

Advertisements must be received before 12 o'clock noon on Tuesday of each week at the office of the Dauphin County Reporter, 213 North Front Street, Harrisburg, PA 17101.

Telephone (717) 232-7536

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**Estate Notices**

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**DECEDENTS ESTATES**

NOTICE IS HEREBY GIVEN that letters testamentary or of administration have been granted in the following estates. All persons indebted to the estate are required to make payment, and those having claims or demands to present the same without delay to the administrators or executors or their attorneys named below.

**FIRST PUBLICATION**

ESTATE OF JEAN R. DRAPER, A/K/A JEAN R. WILSON, A/K/A JEAN R. WILSON DRAPER, late of Susquehanna Township, Dauphin County, Pennsylvania. Executrix: Janis A. Johnson, 16 Craig Run Road, Duncannon, PA 17020. Attorney: Earl Richard Etzweiler, Esq., 105 N. Front Street, Harrisburg, PA 17101.

d27-j10

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**SECOND PUBLICATION**

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**Estate Notices**

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ESTATE OF MARGARET A. BELFONTI A/K/A MARGARET ANN BELFONTI, late of Harrisburg, Pennsylvania, (died October 22, 2013). Executor: John R. Belfonti, Jr., 516 Shield Street, Harrisburg, PA 17109. Attorney: Amy M. Moya, Esq., 5011 Locust Lane, Harrisburg, PA 17109. d20-j3

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ESTATE OF SYLVIA P. HECKERT, late of Upper Paxton Township, Dauphin County, Pennsylvania. Executrix: Virginia L. Shrawder, 120 River Road, Dalmatia, PA 17017. Attorney: Earl Richard Etzweiler, Esq., 105 N. Front Street, Harrisburg, PA 17101. d20-j3

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ESTATE OF ELIZABETH PELLEGRINI, late of Derry Township, Dauphin County, Pennsylvania, (died on June 21, 2013). Executrix: Deborah A. Bricker, 100 Bricker Lane, Elizabethtown, PA 17022. Attorney: Francis A. Zulli, Esq., Wion, Zulli & Seibert, 109 Locust Street, Harrisburg, PA 17101. d20-j3

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ESTATE OF WINIFRED L. BIDDLE, late of Elizabethville Borough, Dauphin County, Pennsylvania, (died November 16, 2013). Executor: Gregory E. Wert, 538 Orrs Bridge Road, Camp Hill, PA 17011. Attorney: Gregory M. Kerwin, Esq., Kerwin & Kerwin, LLP, Attorneys at Law, 4245 State Route 209, Elizabethville, PA 17023. d20-j3

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ESTATE OF WILLIS G. PAGE, late of Harrisburg City, Dauphin County, Pennsylvania, (died September 5, 2013). Executrix: Toria M. Page-Williams, c/o Hazen Elder Law, 2000 Linglestown Road, Suite 202, Harrisburg, PA 17110. d20-j3

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**SECOND PUBLICATION**

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**Estate Notices**

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ESTATE OF FAY E. DICKERSON, late of Lower Swatara Township, Dauphin County, Pennsylvania, (died November 20, 2013). Executor: Fritz Lee Dickerson III, 1880 North Union Street, Middletown, PA 17057. Attorney: John S. Davidson, Esq., 320 West Chocolate Avenue, P.O. Box 437, Hershey, PA 17033-0437. d20-j3

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ESTATE OF ALVERTA F. WENRICK, late of Lower Paxton Township, Dauphin County, Pennsylvania. Administratrix: Lyleann W. Wenrick, c/o E. Ralph Godfrey, Esq., Cipriani & Werner, P.C., 1011 Mumma Road, Suite 201, Lemoyne, PA. d20-j3

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ESTATE OF DOROTHY M. ABEL, late of South Hanover Township, Dauphin County, Pennsylvania, (died November 25, 2013). Co-Executrix: Diane S. Riskie, 908 Mallard Circle, Arnold, MD 21012 and Lydia M. Appleby, 5 Margate Drive, Hummelstown, PA 17036. Attorney: Jean D. Seibert, Esq., WION, ZULLI & SEIBERT, 109 Locust Street, Harrisburg, PA 17101. d20-j3

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ESTATE OF MARIE M. CONDRAN, late of Middletown Borough, Dauphin County, Pennsylvania, (died September 20, 2013). Executor: Jeffrey E. Condran, 336 Rife Street, Middletown, PA 17057. Attorney: Jan L. Brown, Esq., Jan L. Brown & Associates, 845 Sir Thomas Court, Suite 12, Harrisburg, PA 17109. d20-j3

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**THIRD PUBLICATION**

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**Estate Notices**

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ESTATE OF ELLEN S. SPONSLER, late of the Borough of Dauphin, Dauphin County, Pennsylvania, (died November 6, 2013). Executor: Ardella Eisenacher, c/o Law Offices Stephen C. Nudel, PC, 219 Pine Street, Harrisburg, PA 17101. Attorney: Stephen C. Nudel, Esq., Law Offices Stephen C. Nudel, PC, 219 Pine Street, Harrisburg, PA 17101. d13-d27

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ESTATE OF DOROTHY ANNE DIAZ, late of Hummelstown Borough, Dauphin County, Pennsylvania. Administratrix: Linda Picardo, 26 Pheasant Ct., Mechanicsburg, PA 17055. Attorney: John B. Zonarich, Esq. SkarlatosZonarich LLC, 17 South 2nd Street, Floor 6, Harrisburg, PA 17101. d13-d27

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ESTATE OF RUTH PARMER UMHOLTZ, late of Upper Paxton Township, Dauphin County, Pennsylvania, (died November 12, 2013). Co-Executrix: Lynette A. Schlegel, 51 Powells Valley Road, Halifax, PA 17032 and Cindy Rae Tobias, 78 A South River Road, Halifax, PA 17032. Attorney: Gregory M. Kerwin, Esq., Kerwin & Kerwin, LLP, Attorneys at Law, 4245 State Route 209, Elizabethville, PA 17023. d13-d27

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ESTATE OF DOROTHY L. SUTTON, late of the Borough of Hummelstown, Dauphin County, Pennsylvania, (died November 22, 2013). Executrix: Lucinda K. Rollin, 621 West Main Street, Hummelstown, PA 17036. Attorney: Jean D. Seibert, Esq., WION, ZULLI & SEIBERT, 109 Locust Street, Harrisburg, PA 17101. d13-d27

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**THIRD PUBLICATION**

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**Estate Notices**

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ESTATE OF JOAN MCKELVEY, late of Derry Twp., Pennsylvania. Administrator c.t.a., Robert E. Watkins, Jr., c/o 2 Lemoyne Drive, Suite 200, Lemoyne, PA 17043. Attorney: Aaron C. Jackson, Esq., c/o Tucker Arensberg, PC, 2 Lemoyne Drive, Suite 200, Lemoyne, PA 17043. d13-d27

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ESTATE OF WILLIAM F. HARRIS, AKA WILLIAM F. HARRIS, SR., late of West Hanover Township, Dauphin County, Pennsylvania, (died 09/19/2013). Administrator: Warren Harris, c/o George W. Porter, Esq., 909 East Chocolate Avenue, Hershey, Pennsylvania 17033. d13-d27

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ESTATE OF ELEANOR L. SMINK late of the Township of Upper Paxton, County of Dauphin, Pennsylvania, (died August 26, 2013). Administrator: Richard G. Smink, Jr., 776 State Street, Millersburg, Pennsylvania 17061. Attorney: Joseph D. Kerwin, Kerwin & Kerwin, LLP, 4245 State Route 209, Elizabethville, Pennsylvania 17023. d13-d27

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ESTATE OF BERNICE R. SOBEL, late of Derry Township, Dauphin County, Pennsylvania, (died October 27, 2013). Co-Executors: Stephen King and Mary Ann King, c/o JSDC Law Of-ice, 134 Sipe Avenue, Hummelstown, PA 17036. Attorney: Gary L. James, Esq., JSDC Law Offices, 134 Sipe Avenue, Hummelstown, PA 17036. d13-d27

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ESTATE OF ERNEST J. WEIST, late of the Borough of Lykens, Dauphin County, Pennsylvania, (died November 19, 2013). Executrix: Janice Welker, 322 South 2nd Street, Lykens, Pennsylvania 17048. Attorney: Holly M. Kerwin, Esq., Kerwin & Kerwin, LLP, 4245 State Route 209, Elizabethville, PA 17023. d13-d27

ESTATE OF GLYNS BARTOW, late of Harrisburg, Dauphin County, Pennsylvania, (died 6/9/2013). Co-Administrators: Courtney Buckner, 240 Vine Street, Harrisburg, Pennsylvania 17104 and Jeffrey Buckner, 7A Hall Manor, Harrisburg, Pennsylvania 17104. Attorney: Kari E. Mellinger, Esq., R.J. Marzella & Associates, 3513 North Front Street, Harrisburg, PA 17110. d13-d27

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ESTATE OF BETTY STEWARD a/k/a BETTY JANE STEWARD, late of West Hanover Township, Dauphin County, Pennsylvania, (died September 11, 2013). Executor: James M. Steward. Attorney: Nora F. Blair, Esq., 5440 Jonestown Road, P.O. Box 6216, Harrisburg, PA 17112. d13-d27

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ESTATE OF SHIRLEY M. WARFEL, late of Halifax, Dauphin County, Pennsylvania. Co-Executrix: Debra A. Davis and Sheri L. Warfel Casey. Attorney: Richard G. Scheib, Esq., 4813 Jonestown Road, Suite 102, Harrisburg, PA 17109. d13-d27

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ESTATE OF BERNICE R. HARNISH, late of Harrisburg, Dauphin County, Pennsylvania, (died October 23, 2013). Executrix: Darlis E. Diodato of Camp Hill, Pennsylvania. Attorney: Jacqueline A. Kelly, Esq., Jan L. Brown & Associates, 845 Sir Thomas Court, Suite 12, Harrisburg, PA 17109. d13-d27

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ESTATE OF PHYLLIS A. HESS, late of the Township of Swatara, Dauphin County, Pennsylvania. Executor: David E. Hess, 6110 Chatham Glenn Way, Harrisburg, PA 17111. Attorney: Theresa L. Shade Wix, Esq., Wix, Wenger & Weidner, 4705 Duke Street, Harrisburg, PA 17109-3041. d13-d27

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FIRST PUBLICATION

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Corporate Notices

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NOTICE IS HEREBY GIVEN that an Application was made to the Department of State of the Commonwealth of Pennsylvania, at Harrisburg, PA, on December 17, 2013, by **Optum360 Services, Inc.**, a foreign corporation formed under the laws of the State of Delaware, where its principal office is located at 1209 Orange St., Wilmington, DE 19801, for a Certificate of Authority to do business in Pennsylvania under the provisions of the Pennsylvania Business Corporation Law of 1988.

The registered office in Pennsylvania shall be deemed for venue and official publication purposes to be located at c/o CT Corporation System, Dauphin County. d27

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NOTICE IS HEREBY GIVEN that an Application was made to the Department of State of the Commonwealth of Pennsylvania, at Harrisburg, on December 13, 2013, by **Matrix North American Construction, Inc.**, a foreign corporation formed under the laws of the State of Delaware, where its principal office is located at 1209 Orange St., Wilmington, DE 19801, for a Certificate of Authority to do business in Pennsylvania under the provisions of the Pennsylvania Business Corporation Law of 1988.

The registered office in Pennsylvania shall be deemed for venue and official publication purposes to be located at c/o CT Corporation System, Dauphin County. d27

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NOTICE IS HEREBY GIVEN that an Application was made to the Department of State of the Commonwealth of Pennsylvania, at Harrisburg, PA, on December 9, 2013, by **Keystone Pure Water Tech Inc.**, a foreign corporation formed under the laws of the State of Delaware, where its principal office is located at 108 W. 13th St., Wilmington, DE 19801, for a Certificate of Authority to do business in Pennsylvania under the provisions of the Pennsylvania Business Corporation Law of 1988.

The registered office in Pennsylvania shall be deemed for venue and official publication purposes to be located at c/o Business Filings Incorporated, Dauphin County. d27

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NOTICE IS HEREBY GIVEN that an Application was made to the Department of State of the Commonwealth of Pennsylvania, at Harrisburg, PA, on December 12, 2013, by **Sasol (USA) Corporation**, a foreign corporation formed under the laws of the State of Delaware, where its principal office is located at 1209 Orange St., Wilmington, DE 19801, for a Certificate of Authority to do business in Pennsylvania under the provisions of the Pennsylvania Business Corporation Law of 1988.

The registered office in Pennsylvania shall be deemed for venue and official publication purposes to be located at c/o CT Corporation System, Dauphin County. d27

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NOTICE IS HEREBY GIVEN to all creditors and claimants of **Hersha Hospitality Management Co.**, a business corporation, that the shareholders have approved a proposal that the corporation dissolve voluntarily and that the board of directors is now engaged in winding up and settling the affairs of the corporation under the provisions of section 1975 of the Pennsylvania Business Corporation Law of 1988. d27

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FIRST PUBLICATION

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Corporate Notices

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NOTICE IS HEREBY GIVEN to all creditors and claimants of **UP Logistics Corp**, a business corporation, that the shareholders have approved a proposal that the corporation dissolve voluntarily and that the board of directors is now engaged in winding up and settling the affairs of the corporation under the provisions of section 1975 of the Pennsylvania Business Corporation Law of 1988.d27

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NOTICE IS HEREBY GIVEN that on November 8, 2013, Articles of Incorporation were filed with the Department of State of the Commonwealth of Pennsylvania at Harrisburg, Pennsylvania for the purpose of obtaining a charter of a nonprofit corporation organized under the Nonprofit Corporation Law of the Commonwealth of Pennsylvania. The name of the corporation is: **Rebecca's Mission**. The purpose of the corporation is exclusively for charitable educational and scientific purposes within the meaning of section 501(c)(3) of the Internal Revenue code of 1986.

d27 Cozen O'Connor P.C., Solicitors  
1900 Market St.  
Phila., PA 19103

NOTICE IS HEREBY GIVEN that Articles of Incorporation have been filed with the Department of the Commonwealth of Pennsylvania on 9/19/2013 under the Domestic Business Corporation Law, for **QUALITY OF LIFE, INC.**, and the name and county of the commercial registered office provider is c/o: Corporation Service Co., Dauphin County. d27

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NOTICE IS HEREBY GIVEN that Articles of Incorporation have been filed with the Department of the Commonwealth of Pennsylvania on 12/13/2013 under the Domestic Business Corporation Law, for **LUXURY AUTO-BAZAAR, INC.**, and the name and county of the commercial registered office provider is c/o: Corporation Service Co., Dauphin County. d27

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NOTICE IS HEREBY GIVEN that Articles of Incorporation have been filed with the Commonwealth of Pennsylvania Department of State at Harrisburg, Pennsylvania for the purpose of obtaining a Certificate of Incorporation.

The name of the corporation organized under the Pennsylvania Business Corporation Law of 1988, Act of December 21, 1988, P.L. 1444, No. 177, as amended and supplemented, is **INBOUND MARKETING INC.**

RHOADS & SINON LLP  
Angela McGowan, Esq.  
One South Market Square, 12th Fl.  
P.O. Box 1146  
d27 Harrisburg, PA 17108-1146

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FIRST PUBLICATION

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Corporate Notices

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NOTICE IS HEREBY GIVEN that **Paper Media Design Inc.**, has filed a certificate of authority on 11/1/2013 in the Commonwealth of Pennsylvania under the Provisions of 15 Pa.C.S. of Pennsylvania Business Corporation Law. d27

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NOTICE IS HEREBY GIVEN that **THORNBURG SECURITIES CORPORATION**, a foreign business corporation incorporated under the laws of Delaware, with its prince. office located at 2711 Centerville Rd., Ste. 400, Wilmington, DE 19808, has applied for a Certificate of Authority in Pennsylvania under the PA Bus. Corp. Law of 1988. The commercial registered office provider in PA is c/o: Corporation Service Co., and shall be deemed for venue and official publication purposes to be located in Dauphin County. d27

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NOTICE IS HEREBY GIVEN that **Express Scripts Pharmacy, Inc.**, a foreign business corporation incorporated under the laws of Delaware, with its prine. office located at 2711 Centerville Rd., Ste. 400, Wilmington, DE 19808, has applied for a Certificate of Authority in Pennsylvania under the PA Bus. Corp. Law of 1988. The commercial registered office provider in PA is c/o: Corporation Service Co., and shall be deemed for venue and official publication purposes to be located in Dauphin County. d27

NOTICE IS HEREBY GIVEN that A limited Certificate of Authority for **ALP S Corporation** doing business as ALP S Corporation of Washington was filed with the Commonwealth of Pennsylvania. The address of its principal office under the laws of its jurisdiction is 2810 Marshall Ave., Ste. B, Tacoma, WA 98421. The commercial registered office provider is c/o National Registered Agents, Inc. in Dauphin County. The Corporation is filed in compliance with the requirements of the applicable provisions of 15 Pa. C.S. 4124(b) and 54 Pa.C.S. 311. d27

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NOTICE IS HEREBY GIVEN that **Teledyne Energy Systems, Inc.**, a foreign business corporation incorporated under the laws of the State of Delaware, where its principal office is located at 10707 Gilroy road, Hunt Valley, MD 21031, has applied for a Certificate of Authority in Pennsylvania, where its registered office is located at c/o National Corporate Research, Ltd., 615 S. DuPont Hwy, Dover, DE 19901.

The registered office of the corporation shall be deemed for venue and official publication purposes to be located in Dauphin County, Pennsylvania. d27

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NOTICE IS HEREBY GIVEN to all creditors and claimants of **Steel City Restaurants, Inc.**, a Pennsylvania (PA) business corporation, that said corporation has filed Articles of Dissolution under the provisions of PA Business Corporation Law on 12/16/2013. d27

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FIRST PUBLICATION

**Corporate Notices**

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NOTICE IS HEREBY GIVEN that **MEGATOUCH ENTERPRISES, INC.**, a foreign business corporation incorporated under the laws of Delaware, with its princ. of- fice located at 155 Rittenhouse Circle, Bristol, PA 19007, has applied for a Certificate of Authority in Pennsylvania under the PA Bus. Corp. Law of 1988. The commercial regis- tered office provider in PA is c/o: Corporation Service Co., and shall be deemed for venue and official publication purposes to be located in Dauphin County. d27

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FIRST PUBLICATION

**Fictitious Notices**

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NOTICE IS HEREBY GIVEN, pursuant to the provisions of Act of Assembly, No. 295, effective March 16, 1983, of the filing in the office of the Department of State, of the Commonwealth of Pennsylvania, at Harris- burg, PA, for an Application for the conduct of business in Dauphin County, Pennsylvania, under the assumed or fictitious name, style or designation of **Guernsey Office Products**, with a principal place of business at 501 Fulling Mill Rd., Middletown, PA 17057.

The name and address of the entity interest- ed in said business is Guernsey, Inc., 45070 Old Ox Rd., Dulles, VA 20166. d27

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NOTICE IS HEREBY GIVEN, pursuant to the provisions of Act of Assembly, No. 295, effective March 16, 1983, of the filing in the office of the Department of State, of the Commonwealth of Pennsylvania, at Harris- burg, PA, for an Application for the conduct of business in Dauphin County, Pennsylvania, under the assumed or fictitious name, style or designation of **Guernsey - the workplace source**, with a principal place of business at 501 Fulling Mill Rd., Middletown, PA 17057

The name and address of the entity interest- ed in said business is Guernsey, Inc., 45070 Old Ox Rd., Dulles, VA 20166. d27

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FIRST PUBLICATION

**Miscellaneous Notices**

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**IN THE COURT OF COMMON PLEAS  
OF DAUPHIN COUNTY,  
PENNSYLVANIA**

**NO. 2012-CV-10636-MF**

**NOTICE OF SHERIFF'S SALE**

**JPMORGAN CHASE BANK,  
NATIONAL ASSOCIATION  
SUCCESSOR BY MERGER TO  
CHASE HOME FINANCE LLC, S/B/M  
TO CHASE MANHATTAN MORTGAGE  
CORPORATION, S/B/M WITH CHASE  
MORTGAGE COMPANY-WEST, F/K/A  
MELLON MORTGAGE COMPANY,  
Plaintiff**

**vs.**

**THOMAS A. SHAW,  
Defendant**

**NOTICE TO: THOMAS A. SHAW**

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

BEING PREMISES: 4271 WIMBLEDON DRIVE, HARRISBURG, PA 17112-9110.

BEING IN LOWER PAXTON TOWN- SHIP, County of DAUPHIN, Commonwealth of Pennsylvania, 35-111-015-000-0000.

IMPROVEMENTS consist of residential property.

SOLD AS the property of THOMAS A. SHAW.

YOUR HOUSE (real estate) at 4271 WIM- BLEDON DRIVE, HARRISBURG, PA 17112-9110 is scheduled to be sold at the Sheriff's Sale on 04/17/2014 at 10:00 AM, at the DAUPHIN County Courthouse, 101 Market Street, Harrisburg, PA 17107-2012, to enforce the Court Judgment of \$80,083.10 ob- tained by, JPMORGAN CHASE BANK, NA- TIONAL ASSOCIATION SUCCESSOR BY MERGER TO CHASE HOME FINANCE LLC, S/B/M TO CHASE MANHATTAN MORTGAGE CORPORATION, S/B/M WITH CHASE MORTGAGE COMPANY- WEST, F/K/A MELLON MORTGAGE COMPANY (the mortgagee), against the above premises.

d27 PHELAN HALLINAN, LLP



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FIRST PUBLICATION

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Miscellaneous Notices

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IN THE COURT OF COMMON PLEAS  
OF DAUPHIN COUNTY,  
PENNSYLVANIA

NOTICE OF ACTION IN MORTGAGE  
FORECLOSURE

CIVIL ACTION - LAW

NO. 2013-CV-2928-MF

NATIONSTAR MORTGAGE LLC,  
Plaintiff

vs.

PETER M. SELVAGGI, JR  
PATRICIA M. SELVAGGI,  
Defendants

To PATRICIA M. SELVAGGI  
CIVIL DIVISION DAUPHIN COUNTY

NOTICE

YOU ARE HEREBY NOTIFIED that on April 4, 2013, Plaintiff, NATIONSTAR MORTGAGE LLC, filed a Mortgage Foreclosure Complaint endorsed with a Notice to Defend, against you in the Court of Common Pleas of DAUPHIN County Pennsylvania, docketed to No. 2013-CV-2928-MF. Where-in Plaintiff seeks to foreclose on the mortgage secured on your property located at 109 WEST EMAUS STREET, MIDDLETOWN, PA 17057-1411 whereupon your property would be sold by the Sheriff of DAUPHIN 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

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.

DAUPHIN COUNTY  
LAWYER REFERRAL SERVICE  
213 North Front Street  
Harrisburg, Pa 17101  
(717) 232-7536

d27

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IN THE COURT OF COMMON PLEAS  
OF DAUPHIN COUNTY  
PENNSYLVANIA

DOCKET NO: 2013 CV 9995 NC

PETITION FOR CHANGE OF NAME

NOTICE

NOTICE IS HEREBY GIVEN that on December 10, 2013, the Petition of **Lauralee Pudup** was filed in the above named court, requesting a decree to change his/her name from **Lauralee Pudup** to **Lauralee Pudup Hoffner**.

The Court has fixed January 22, 2014 in Courtroom No.11, at 1:30 p.m., at the Juvenile Justice Center, 25 South Front Street, 7th Floor, Harrisburg, PA as the time and place for the hearing on said Petition, when and where all persons interested may appear and show cause if any they have, why the prayer of the said Petition should not be granted. d27

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**FIRST PUBLICATION**

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**Miscellaneous Notices**

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**IN THE COURT OF COMMON PLEAS  
OF DAUPHIN COUNTY,  
PENNSYLVANIA**

**CIVIL ACTION - LAW**

**NO. 2013-CV-07587-MF**

**NOTICE OF ACTION IN MORTGAGE  
FORECLOSURE**

**WELLS FARGO BANK, N.A., S/B/M  
WELLS FARGO HOME MORTGAGE,  
Plaintiff  
vs.  
BOBBY L. MOODY,  
Defendant**

**NOTICE**

**To BOBBY L. MOODY**

YOU ARE HEREBY NOTIFIED that on August 27, 2013, Plaintiff, WELLS FARGO BANK, N.A., S/B/M WELLS FARGO HOME MORTGAGE, INC., filed a Mortgage Foreclosure Complaint endorsed with a Notice to Defend, against you in the Court of Common Pleas of DAUPHIN County Pennsylvania, docketed to No. 2013-CV-07587-MF. Wherein Plaintiff seeks to foreclose on the mortgage secured on your property located at 2447 BERRYHILL STREET, HARRISBURG, PA 17104-2012 whereupon your property would be sold by the Sheriff of DAUPHIN 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**

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.

DAUPHIN COUNTY  
LAWYER REFERRAL SERVICE  
213 North Front Street  
Harrisburg, Pa 17101  
(717) 232-7536

d27

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**FIRST PUBLICATION**

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**Miscellaneous Notices**

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**IN THE COURT OF COMMON PLEAS  
OF DAUPHIN COUNTY,  
PENNSYLVANIA**

**NUMBER 2013-cv 2904-mf**

**NOTICE OF SHERIFF'S SALE OF  
REAL ESTATE PURSUANT TO  
PENNSYLVANIA RULE OF CIVIL  
PROCEDURE 3129**

**Bank of America, N.A.,**

**Plaintiff**

**vs.**

**Leland James Nelson,  
Defendant**

**TO: Leland James Nelson  
1718 State Street  
Harrisburg, Pennsylvania 17103  
and**

**Leland James Nelson  
2014 Berryhill Street  
Harrisburg, PA 17104**

**TAKE NOTICE:**

That the Sheriff's Sale of Real Property (real estate) will be held:

DATE: March 6, 2014

TIME: 10:00 a.m.

LOCATION: Sheriff's Office

Dauphin County Administration Building  
Commissioner's Hearing Room  
4th Floor - Market Square  
Harrisburg, Pennsylvania 17101

THE PROPERTY TO BE SOLD is delineated in detail in a legal description mainly consisting of a statement of the measured boundaries of the property, together with a brief mention of the buildings and any other major improvements erected on the land.

(SEE DESCRIPTION ATTACHED)

THE LOCATION of your property to be sold is 1718 State Street, Harrisburg, Pennsylvania 17103.

THE JUDGMENT under or pursuant to which your property is being sold is docketed in the within Commonwealth and County to: Number 2013-cv 2904-mf.

THE NAME OF THE OWNER OR REPUTED OWNER of this property is: Leland James Nelson.

A SCHEDULE DISTRIBUTION, being a list of the persons and/or governmental or corporate entities or agencies being entitled to receive part of the proceeds of the sale received and to be disbursed by the Sheriff (for example, to banks that hold mortgages and municipalities that are owed taxes) will be filed by the Sheriff of this County thirty (30) days after the sale and distribution of the proceeds of sale in accordance with this schedule will, in fact, be made unless someone objects by filing exceptions to it within ten (10) days of the date it is filed.

Information about the Schedule of Distribution may be obtained from the Sheriff of the Court of Common Pleas of the within County at the Courthouse address specified herein.

THIS PAPER IS A NOTICE OF THE TIME AND PLACE OF THE SALE OF YOUR PROPERTY.

IT HAS BEEN ISSUED BECAUSE THERE IS A JUDGMENT AGAINST YOU. IT MAY CAUSE YOUR PROPERTY TO BE HELD, TO BE SOLD OR TAKEN TO PAY THE JUDGMENT.

You may have legal rights to prevent your property from being taken away. A lawyer can advise you more specifically of these rights. If you wish to exercise your rights, YOU MUST ACT PROMPTLY.

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

DAUPHIN COUNTY  
LAWYER REFERRAL SERVICE  
213 North Front Street  
Harrisburg, PA 17101  
(717) 232-7536

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FIRST PUBLICATION

Miscellaneous Notices

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THE LEGAL RIGHTS YOU MAY HAVE ARE:

1. You may file a petition with the Court of Common Pleas of the within County to open the judgment if you have a meritorious defense against the person or company that has entered judgment against you. You may also file a petition with the same Court if you are aware of a legal defect in the obligation or the procedure used against you.

2. After the Sheriff's Sale, you may file a petition with the Court of Common Pleas of the within County to set aside the sale for a grossly inadequate price or for other proper cause. This petition **MUST BE FILED BEFORE THE SHERIFF'S DEED IS DELIVERED.**

3. A petition or petitions raising the legal issues or rights mentioned in the preceding paragraphs must be presented to the Court of Common Pleas of the within County. The petition must be served on the attorney for the creditor or on the creditor before presentation to the Court and a proposed order or rule must be attached to the petition.

If a specific return date is desired, such date must be obtained from the Court Administrator's Office - Civil Division, of the within County Courthouse, before a presentation to the Court.

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SECOND PUBLICATION

Miscellaneous Notices

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IN THE UNITED STATES DISTRICT  
COURT FOR THE MIDDLE  
DISTRICT OF PENNSYLVANIA

NO. 13-CV-708

NOTICE OF MARSHAL'S SALE  
OF REAL ESTATE

**U.S. BANK NATIONAL ASSOCIATION,  
AS TRUSTEE, SUCCESSOR-IN-  
INTEREST TO BANK OF AMERICA,  
N.A., AS TRUSTEE, SUCCESSOR TO  
LASALLE BANK NATIONAL  
ASSOCIATION, AS TRUSTEE FOR  
THE REGISTERED HOLDERS OF J.P.  
MORGAN CHASE COMMERCIAL  
MORTGAGE PASS-THROUGH  
CERTIFICATES, SERIES 2007-CIBC 19,  
Plaintiff**

vs.

**HARRISBURG REALTY ASSOCIATES,  
LP and CAMP HILL REALTY  
ASSOCIATES, LP,  
Defendants**

Marshal's Sale of Real Estate on January 9, 2014, at 11:00 A.M., at the "STEPS" of the Ronald Reagan Federal Courthouse, 228 Walnut Street, Harrisburg, PA 17108.

TO BE SOLD: All those certain tracts of land known as: 150, 200, and 300 Corporate Center Drive in the Borough of Camp Hill, Cumberland County, Pennsylvania, and 500 Nationwide Drive, 600 and 800 Corporate Circle and 2401 and 2404 Park Drive in the City of Harrisburg, Dauphin County, Pennsylvania, each as more particularly described in the Mortgage recorded on April 10, 2007 with the Office of the Recorder of Deeds of Dauphin County, Pennsylvania, as Instrument Number 20070014039, and on April 12, 2007 with the Office of the Recorder of Deeds of Cumberland County, Pennsylvania, in Book 1988, Page 1824.

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**SECOND PUBLICATION**

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**Miscellaneous Notices**

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SEIZED IN EXECUTION as the Property of Harrisburg Realty Associates, LP and Camp Hill Realty Associates, LP. Judgment Entered 6/17/2013: \$49,122,203.85, plus interests and costs throughout the date of the Marshal's sale.

**THE IMPROVEMENTS ARE:**

Commercial

10% of the bid is due at the time of sale in the form of money order, cashier's check or certified funds (no cash); the balance is due 10 days after the Court confirms the sale. Other terms and conditions to be announced at the sale. Schedule of Distribution will be filed by Plaintiff's attorney within 30 days of the date of sale.

For more information, contact  
Raymond A. Quaglia, Esq.  
(215) 665-8500

d13-j3

**Miscellaneous Notices**

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**SHERIFF SALE!**

By virtue of certain writ of Execution issued out of the Court of Common Pleas and Orphans' Court of Dauphin County, Pa, and to me directed, I will expose at Public Sale or Outcry, at the Dauphin County Administration Building in the City of Harrisburg, Dauphin County, Pa, on Thursday, January 9, 2014 at 10:00 A.M., the following real estate, to wit:

---

**SALE No. 133**

**JENI S. MADDEN, Esq.**

**Judgment Amount: \$184,031.13**

Judgment amount: \$184,031.13 plus all amounts advanced by Plaintiff in collection of the debt pursuant to the terms of the Notes and loan documents, along with all reasonable attorneys' fees, monthly late charges, and interest as authorized by the loan documents from April 24, 2013.

ALL THAT CERTAIN piece or parcel of land situate in the Borough of Millersburg, Dauphin County, Pennsylvania, more particularly bounded and described as follows, to wit:

BEGINNING at an iron pin on the West side of Church Street at the dividing line of Lots No. 1 and 2 of the hereinafter mentioned subdivision plan, thence along said dividing line, South eighty-eight degrees and zero minutes zero seconds West, two hundred feet (S 88° 00' 00" W, 200.00') to an iron pin at Jericho Alley; thence along said alley, North seven degrees zero minutes zero seconds West twenty feet (N 07° 00' 00" W, 20.00') to an iron pin at lands now or formerly of Ann Marie Bonawitz; thence, along the same, North eighty-eight degrees zero minutes zero seconds East two hundred feet (N 88° 00' 00" E 200.00') to a concrete monument on the western side of Church Street; thence along same, South seven degrees zero minutes zero seconds East, twenty feet (S 07° 00' 00" E, 20.00') to an iron pin at the point and place of BEGINNING.

PREMISES BEING: 765 Church Street,

Millersburg Borough, Millersburg, PA 17061.

UNDER AND SUBJECT to and together with easements, exceptions, reservations, restrictions, rights of way, covenants and conditions as contained in prior instruments of record.

SEIZED AND TAKEN in execution as the property of 765 Church Trust, owner, under Judgment Number 2013-CV-5469 entered against Yaacov Yisrael and Jill E. Yisrael, defendants.

BEING DESIGNATED AS TAX PARCEL No. 46-006-042.

NOTICE is further given to all parties in interest and claimants. Schedule of proposed distributions will be filed by the Sheriff of Dauphin County, on Wednesday, February 5, 2014, and distributions will be made in accordance with the said schedule unless exceptions are filed thereto within ten (10) days thereafter.

---

**SALE No. 203**

**SALVATORE CAROLLO, Esq.**

**Judgment Amount: \$132,149.08**

ALL THAT CERTAIN piece parcel or tract of land together with all buildings or structures erected thereon being situate in Susquehanna Township, County of Dauphin, State of Pennsylvania, being more fully bounded and described as follows, to wit.,

BEGINNING at a point on the Northern right of way line of Rose Hill Road, being sixty and zero hundredths (60) feet, measured on a radius, from the center of the right of way of the cul-de-sac section of said road, said center point being nine hundred twenty-one (921) feet, more or less North of the center of the Intersection of Rose Hill Road and Paxton Church Road; thence along said right of way line on a curve to the left having a radius of sixty (60.00) feet and an arc length of sixty-six and sixty-seven hundredths (66.67) feet to a point at the eastern corner of Lot No. 4 as shown on the final Minor Subdivision Plan prepared for Timothy N. and Eileen M. Holtzman and Joseph F. Stynchula recorded in the Dauphin County Recorder of Deeds Office in Plan Book "C", volume 5, at Page 16; thence along Lot No. 4 the following two (2) courses; (1) North forty-six degrees fifty-eight minutes twenty-six seconds West (N 46 degrees 58' 26" W), a distance of thirty and

**Miscellaneous Notices**

zero hundredths (30.00) feet to a point; (2) North ten degrees four minutes thirty-nine seconds West (N 10 degrees 04' 39" W), a distance of three hundred eighty-two and sixty-five hundredths (382.65) feet to a concrete monument being the common corner of lands now or formerly of Doyle and Summit House Associates a plan of which is recorded in the Dauphin County Recorder of Deeds Office in Plan Book "K", Volume 4, at Page 3; thence along said lands of Summit House Associates, North eighty-six degrees forty-three minutes forty-six seconds East (N 86 degrees 43' 46" E) a distance of three hundred twelve and forty-two hundredths (312.42) feet to a point at the Northwest corner of Lot No. 2; thence along Lot No. 2 the following two (2) courses; (1) South twenty-two degrees thirty-one minutes fourteen seconds West (S 22 degrees 31' 14" W), a distance of four hundred and twenty-nine hundredths (400.29) feet to a point; thence South sixteen degrees forty-one minutes eighteen seconds West (S 16 degrees 41' 18" W), a distance of thirty and zero hundredths (30.00) feet to a point on the Northern right of way line of the Rose Hill Road cul-de-sac, the Place of BEGINNING.

THE ABOVE DESCRIBED PARCEL contains 76,022.96 +/- square feet of land, more or less.

BEING KNOWN AS: 3025 A ROSE HILL ROAD A/K/A 3025 ROSE HILL ROAD, HARRISBURG, PA 17110.

TITLE TO SAID PREMISES IS VESTED IN STEPHEN GEOFFREY HEBERT AND EMILY ELIZABETH HEBERT, HUSBAND AND WIFE BY DEED FROM TIMOTHY N. HOLTZMAN AND EILEEN M. HOLTZMAN, HIS WIFE AND STEPHEN GEOFFREY HEBERT, JOINED BY EMILY ELIZABETH HEBERT, HIS WIFE DATED 10/06/2003 RECORDED 10/10/2003 IN DEED BOOK 5199 PAGE 171.

SEIZED AND SOLD as the property of S. Geoffrey Hebert aka Stephen Geoffrey Hebert under Judgment Number 2012-CV-04340.

BEING DESIGNATED AS TAX PARCEL No. 62-019-013.

NOTICE is further given to all parties in interest and claimants. Schedule of proposed distributions will be filed by the Sheriff of Dauphin County, on Wednesday, February 5, 2014, and distributions will be made in accordance with the said schedule unless exceptions are filed thereto within ten (10) days thereafter.

**CONDITIONS OF SALE**

**The Highest and Best Bidder Shall Be the Buyer**

TERMS – The purchaser will be required to pay the full amount of his bid by TWO O'CLOCK P.M. on the day of sale, and if complied with, a deed will be tendered by the Sheriff at the next Court of Common Pleas for Dauphin County conveying to the purchaser all the right, title, interest and claim which the said defendant has in and to the said property at the time of levying the same. ALTHOUGH NOT PART OF THE MINIMUM BID, PROPERTY SOLD FOR THE MINIMUM BID DOES NOT DISCHARGE DELINQUENT AND/OR OUTSTANDING TAXES AND THE PURCHASER WILL BE RESPONSIBLE FOR SAME. If above conditions be not complied with on the part of the Purchaser, the property will again be offered for sale by the Sheriff at THREE O'CLOCK P.M., on the same day. The said purchaser will be held liable for the deficiencies and additional cost of said sale.

J.R. LOTWICK  
Sheriff of Dauphin County  
November 14, 2013 d6-d20



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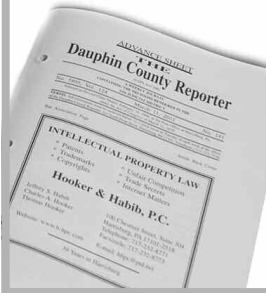
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**BAR ASSOCIATION PAGE**  
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**REPORTING OF ERRORS IN ADVANCE SHEET**

The Bench and Bar will contribute to the accuracy in matters of detail of the permanent edition of the Dauphin County Reporter by sending to the editor promptly, notice of all errors appearing in this advance sheet. Inasmuch as corrections are made on a continuous basis, there can be no assurance that corrections can be made later than thirty (30) days from the date of this issue but this should not discourage the submission of notice of errors after thirty (30) days since they will be handled in some way if at all possible. Please send such notice of errors to: Dauphin County Reporter, Dauphin County Bar Association, 213 North Front Street, Harrisburg, PA 17101-1493.

**DAUPHIN COUNTY COURT SECTION**

*Opinions Not Yet Reported*

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November 25, 2013 – Turgeon, J., P.D.D v. K.M.D., C.P. Dau.Co., No. 2007 CV 9358 DV

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### **MISCELLANEOUS SECTION**

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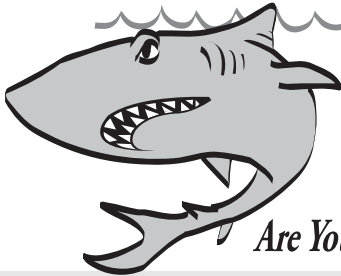
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