

ADVANCE SHEET

The Dauphin County Reporter

(USPS 810-200)

**A WEEKLY JOURNAL CONTAINING
THE DECISIONS RENDERED IN THE
12TH JUDICIAL DISTRICT**

No. 6387 Vol. 127 December 16, 2022 No. 131

Entered as Second Class Matter, February 16, 1898, at the Post Office at
Harrisburg, PA, under the Act of Congress of March 31, 1879.

Bar Association Page

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**THE
DAUPHIN COUNTY REPORTER**

**Edited and published by the
DAUPHIN COUNTY
BAR ASSOCIATION
213 North Front Street
Harrisburg, PA 17101
(717) 232-7536
www.dcba-pa.org**

PATRICE MERZANIS
Executive Director
KENDRA HEINBAUGH
Administrative Assistant/Office Manager
BRIDGETTE L. HILBISH
Dauphin County Reporter/
Legal Education Coordinator

**Printed by:
K-PRESS
P.O. Box 1626, York, PA 17405**

THE DAUPHIN COUNTY REPORTER (USPS 810-200) is published weekly by the Dauphin County Bar Association, 213 North Front Street, Harrisburg, PA 17101. Periodical postage paid at Harrisburg, PA. POSTMASTER: Send address changes to THE DAUPHIN COUNTY REPORTER, 213 North Front Street, Harrisburg, PA 17101.

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, Ext. #4; Email: Bridgette@dcba-pa.org. **You will want to call us or check our website to confirm deadline for Holiday weeks.** Upcoming holiday deadlines: **Friday, December 23 Issue - 12 noon on Monday, December 19**



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**Dauphin
County Bar
FOUNDATION**

www.dauphincountybarfoundation.org

ESTATE & TRUST NOTICES

FIRST PUBLICATION

ESTATE OF LISA ANN SNYDER, late of Halifax Township, Dauphin County, PA (died: February 27, 2014)

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Administrator or attorney, and all persons indebted to the decedent to make payment to the Administrator without delay.

Administrator: Todd A. Snyder, 4510 Beaufort Farms Road, Harrisburg, PA 17110

Attorney: John R. Kerwin, Esquire, Kerwin & Kerwin, LLP, 4245 State Route 209, Elizabethville, PA 17023 d16-30

ESTATE OF MICHELLE ELAINE LESKO, late of Dauphin County, PA

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Administratrix or attorney, and all persons indebted to the decedent to make payment to the Administratrix without delay.

Administratrix: Mary C. March, 251 S. 2nd Street, Steelton, PA 17113 d16-30

ESTATE OF DANIEL S. SCHIAVONI, late of West Hanover Township, Dauphin County, PA (died: November 17, 2022)

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executrix or attorney, and all persons indebted to the decedent to make payment to the Executrix without delay.

Executrix: Patricia Ann Schiavoni, 7360 Devonshire Heights Road, Harrisburg, PA 17111

Attorney: Terrence J. Kerwin, Esquire, Kerwin & Kerwin, LLP, 4245 State Route 209, Elizabethville, PA 17023 d16-30

ESTATE OF PEARL E. SCHADEL, late of Millersburg Borough, Dauphin County, PA

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executor or attorney, and all persons

indebted to the decedent to make payment to the Executor without delay.

Executor: Joseph S. Blyler, Jr., 28 Sunshine Lane, Valley View, PA 17983

Attorney: Joseph C. Michetti, Jr., Esquire, DIEHL, DLUGE, MICHETTI & MICHETTI, 1070 Market Street, Sunbury, PA 17801 d16-30

ESTATE OF MARK FRANKLIN PEYROT a/k/a MARK F. PEYROT, late of Harrisburg City, Dauphin County, PA (died: 10/2/22)

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executrix or attorney, and all persons indebted to the decedent to make payment to the Executrix without delay.

Executrix: Amy N. Peyrot, c/o Lea Lenzi, Esquire, 1801 Market St., Ste. 2300, Philadelphia, PA 19103

Attorney: Lea Lenzi, Esquire, Offit Kurman, P.A., 1801 Market St., Ste. 2300, Philadelphia, PA 19103 d16-30

ESTATE OF PAULA WILLIAMS a/k/a PAULA C. WILLIAMS, late of Swatara Township, Dauphin County, PA (died: 7/14/22)

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executor or attorney, and all persons indebted to the decedent to make payment to the Executor without delay.

Executor: Joshua Blau, c/o David R. White, Jr., Esquire, 1801 Market St., Ste. 1140, Philadelphia, PA 19103

Attorney: David R. White, Jr., Fineman, Esquire, Kreckstein & Harris, P.C., 1801 Market St., Ste. 1140, Philadelphia, PA 19103 d16-30

ESTATE OF ROBERT M. KISSINGER, late of Gratz Borough, Dauphin County, PA

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executor or attorney, and all persons indebted to the decedent to make payment to the Executor without delay.

Executor: Gary L. Kissinger, 1272 Luxemburg Road, P. O. Box 241, Gratz, PA 17030

Attorney: Andrew S. Withers, Esquire, Etzweiler and Withers, 105 N. Front Street, Harrisburg, PA 17101; 717-234-5600 d16-30

ESTATE OF ELIZABETH M. DEVENSHIRE, late of Harrisburg City, Dauphin County, PA (died: January 4, 2019)

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executrix or attorney, and all persons indebted to the decedent to make payment to the Executrix without delay.

Executrix: Livinia Beserra, 3405 North 2nd Street, Harrisburg, PA 17110 d16-30

ESTATE OF MARSHA J. FORTNEY, late of Harrisburg City, Dauphin County, PA (died: September 3, 2022)

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executor or attorney, and all persons indebted to the decedent to make payment to the Executor without delay.

Executor: Mid Penn Bank c/o Hazen Law Group, 2000 Linglestown Road, Suite 202, Harrisburg, PA 17110

Attorney: Hazen Law Group, 2000 Linglestown Road, Suite 202, Harrisburg, PA 17110 d16-30

ESTATE OF MARY L. YEAGER a/k/a MARY LOUISE YEAGER, late of Lower Paxton Township, Dauphin County, PA (died: October 14, 2022)

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Co-Executors or attorney, and all persons indebted to the decedent to make payment to the Co-Executors without delay.

Co-Executors: Randy C. Yeager, 4032 State Route 209, Elizabethville, PA 17023; Dana L. Klouser, 4471 Shippen Dam Road, Elizabethville, PA 17023

Attorney: Joseph D. Kerwin, Esquire, Kerwin & Kerwin, LLP, 4245 State Route 209, Elizabethville, PA 17023 d16-30

ESTATE OF SYLVIA A. LUTTRELL a/k/a SYLVIA S. LUTTRELL, late of Davidson County, Tennessee

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Personal Representative or attorney, and all persons indebted to the decedent to make payment to the Personal Representative without

delay.

Personal Representative: Steven D. Luttrell, c/o Megan C. Huff, Esquire, Nestico Druby, P.C., 1135 East Chocolate Avenue, Suite 300, Hershey, PA 17033 d16-30

ESTATE OF ANNA M. McGRATH, late of Lower Paxton Township, Dauphin County, PA (died: September 28, 2022)

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executor or attorney, and all persons indebted to the decedent to make payment to the Executor without delay.

Executor: Mark McGrath c/o Hazen Law Group, 2000 Linglestown Road, Suite 202, Harrisburg, PA 17110

Attorney: Estate of Anna M. McGrath, McGrath c/o Hazen Law Group, 2000 Linglestown Road, Suite 202, Harrisburg, PA 17110 d16-30

ESTATE OF MARJORIE J. CIOBAN, late of Dauphin County, PA (died: October 15, 2022)

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executrix or attorney, and all persons indebted to the decedent to make payment to the Executrix without delay.

Executrix: Patricia A. Peda, 12 Banbury Rd., Hummelstown, PA 17036

Attorney: Chad J. Julius, Esquire, 8150 Derry Street, Harrisburg, PA 17111 d16-30

SECOND PUBLICATION

ESTATE OF MELZENIA JOHNSON, a/k/a MELZENIA A. JOHNSON, late of Harrisburg City, Dauphin County, PA (died: February 1, 2013)

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Administratrix or attorney, and all persons indebted to the decedent to make payment to the Administratrix without delay.

Administratrix: Joyce W. Carr

Attorney: Elizabeth P. Mullaugh, Esq., McNeese Wallace & Nurick LLC, 100 Pine Street, P. O. Box 1166, Harrisburg, PA 17108-1166; (717) 232-8000 d9-23

ESTATE OF CHARLES G. WOLF, late of Derry Township, Dauphin County, PA

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Administratrix or attorney, and all persons indebted to the decedent to make payment to the Administratrix without delay.

Administratrix: Linda L. Hoffman, c/o Keith D. Wagner, P. O. Box 323, Palmyra, PA 17078

Attorney: Keith D. Wagner, P. O. Box 323, Palmyra, PA 17078 d9-23

ESTATE OF JODI LEE THOMAS, late of Middletown Borough, Dauphin County, PA (died: September 10, 2022)

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Co-Administrators or attorney, and all persons indebted to the decedent to make payment to the Co-Administrators without delay.

Co-Administrators: Shelley A. Frank, 205 Butternut Road, Galeton, PA 16922; Michael R. Thomas, 203 East Emaus Street, Middletown, PA 17057

Attorney: Terrence J. Kerwin, Esquire, Kerwin & Kerwin, LLP, 4245 State Route 209, Elizabethtown, PA 17023 d9-23

ESTATE OF HAZEL J. SMOLUK a/k/a HAZEL JANE SMOLUK, late of Derry Township, Dauphin County, PA

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executor or attorney, and all persons indebted to the decedent to make payment to the Executor without delay.

Executor: Michael Smoluk, 2 Willow Lane, Palmyra, PA 17078. d9-23

ESTATE OF EDNAMEA SCOTT, late of Susquehanna Township, Dauphin County, PA (died: June 23, 2022)

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executrix or attorney, and all persons indebted to the decedent to make payment to the Executrix without delay.

Executrix: Barbara B. Lloyd, 3607 Bonnybrook Road, Harrisburg, PA 17109

Attorney: Jacqueline A. Kelly, Esquire, JSDC

Law Offices, 11 East Chocolate Avenue, Suite 300, Hershey, PA 17033; (717) 533-3280 d9-23

ESTATE OF MARIE G. ARMSTRONG, late of Lower Paxton Township, Dauphin County, PA (died: November 6, 2022)

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executrix or attorney, and all persons indebted to the decedent to make payment to the Executrix without delay.

Executrix: Karen Hartlaub, 465 Camp Hebron Road, Halifax, PA 17032

Attorney: Terrence J. Kerwin, Esquire, Kerwin & Kerwin, LLP, 4245 State Route, 209, Elizabethtown, PA 17023 d9-23

ESTATE OF BRUCE L. HARMAN, late of Halifax Township, Dauphin County, PA

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Administratrix or attorney, and all persons indebted to the decedent to make payment to the Administratrix without delay.

Administratrix: Stacy M. Harman, 53 S. Elmer Avenue, Halifax, PA 17032

Attorney: Andrew S. Withers, Esquire, Etzweiler and Withers, 105 N. Front Street, Harrisburg, PA 17101; (717) 234-5600 d9-23

ESTATE OF PATRICIA E. BAKER, late of the Township of Lower Paxton, Dauphin County, PA

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Co-Executor, Co-Executrix or attorney, and all persons indebted to the decedent to make payment to the Co-Executor or Co-Executrix without delay.

Co-Executor: Donald E. Baker, 754 Bob-Bea Lane, Harleysville, PA 19438

Co-Executrix: Catherine E. Stouffer, 1048 Country Club Road, Camp Hill, PA 17011

Attorney: Theresa L. Shade Wix, Esquire, Wix, Wenger & Weidner, 4705 Duke Street, Harrisburg, PA 17109-3041 d9-23

ESTATE OF STANLEY K. HECKLER, late of Lower Paxton Township, Dauphin County, PA

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby

given to request all persons having claims against the decedent to make known the same to the Administrator or attorney, and all persons indebted to the decedent to make payment to the Administrator without delay.

Administrator: James T. Heckler, Jr., 5901 Catherine Street, Harrisburg, PA 17112

Attorney: Deborah E. Crum, Esquire, SMIGEL, ANDERSON & SACKS, LLP, 4431 North Front Street, Third Floor, Harrisburg, PA 17110 d9-23

ESTATE OF CLEO LORRAINE GABEL, late of Swatara Township, Dauphin County, PA (died: September 13, 2022)

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executor or attorney, and all persons indebted to the decedent to make payment to the Executor without delay.

Executor: Scott Gabel, 712 Dunkle Street, Harrisburg, PA 17113

Attorney: Robert G. Radebach, Esquire, 912 North River Road, Halifax, PA 17032; (717) 896-2666 d9-23

ESTATE OF SARAH C. HENDERSON, late of Dauphin County, PA , (died: July 1, 2022)

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Administrator or attorney, and all persons indebted to the decedent to make payment to the Administrator without delay.

Administrator: Markeia Gordon

Attorney: Morgan Cassel, Esquire, 624 North Front Street, Wormleysburg, PA 17043 d9-23

THIRD PUBLICATION

ESTATE OF EVA L. STIMAC, late of Derry Township, Dauphin County, PA

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executor or attorney, and all persons indebted to the decedent to make payment to the Executor without delay.

Executor: Bryn Mawr Trust Company, c/o George W. Porter, Esquire, 909 East Chocolate Avenue, Hershey, PA 17033 d2-16

ESTATE OF EUNICE H. HURST, late of Harrisburg, Dauphin County, PA (died: December 22, 2021)

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executor or attorney, and all persons indebted to the decedent to make payment to the Executor without delay.

Executor: Kim M. Hurst, 212 North Third Street, Suite 301, Harrisburg, PA 17101

Attorney: Beckley & Madden, LLC, P.O. Box 11998, Harrisburg, PA 17108 d2-16

ESTATE OF JOHN N. BISBANO, JR., late of Lower Paxton Township, Dauphin County, PA (died: August 27, 2022)

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executrices or attorney, and all persons indebted to the decedent to make payment to the Executrices without delay.

Executrices: Beth Nan Bisbano, 4330 N. Victoria Way, Harrisburg, PA 17112; Denise A. Holliday, 5956 Linglestown Road, Harrisburg, PA 17112

Attorney: John W. Purcell, Jr., Esquire, Purcell, Krug & Haller, 1719 North Front Street, Harrisburg, PA 17102 d2-16

ESTATE OF DAVID C. SEESHOLTZ, late of Conewago Township, Dauphin County, PA

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Co-Administrators or attorney, and all persons indebted to the decedent to make payment to the Co-Administrators without delay.

Co-Administrators: David R. Seesholtz and Kelly L. Seesholtz, c/o George W. Porter, Esquire, 909 East Chocolate Avenue, Hershey, PA 17033 d2-16

ESTATE OF HARRY G. O'DONNELL, late of Lower Paxton Township, Dauphin County, PA

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executor or attorney, and all persons indebted to the decedent to make payment to the

Executor without delay.

Executor: Edwin C. Heicher, Jr., c/o Lisa Marie Coyne, Esquire, COYNE & COYNE, P.C., 3901 Market Street, Camp Hill, PA 17011-4227 d2-16

ESTATE OF CHRISTOPHER J. RAMOS, late of Lower Paxton Township, Dauphin County, PA

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Administrator or attorney, and all persons indebted to the decedent to make payment to the Administrator without delay.

Administrator: Donna J. Templeton, c/o Mark E. Halbruner, Esquire, Halbruner, Hatch & Guise, LLP, 2109 Market Street, Camp Hill PA 17011 d2-16

ESTATE OF ERVIN R. BOWERS, JR., late of Dauphin County, PA (died: March 12, 2022)

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Administrator or attorney, and all persons indebted to the decedent to make payment to the Administrator without delay.

Administrator: Catherine A. Zubrickie,
Attorney: Dominic Montagnese, 624 North Front Street, Wormleysburg, PA 17043 d2-16

ESTATE OF DENNIS E. WENGER, a/k/a DENNIS EUGENE WENGER, late of Harrisburg City, Dauphin County, PA

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to the Executor or attorney, and all persons indebted to the decedent to make payment to the Executor without delay.

Executor: Brian M. Wenger, 120 W. Clearview Drive, Camp Hill, PA 17011

Attorney: George E. Wenger, Jr., Esquire, HOSKINSON, WENGER & RIFE, 147 East Washington Street, Chambersburg, PA 17201 d2-16

ESTATE OF DAVID A. NORRIS, late of Rush Township, Dauphin County, PA (died: October 28, 2022)

The Register of Wills has granted Letters on the Estate of the Decedent. Notice is hereby given to request all persons having claims against the decedent to make known the same to

the Administratrix or attorney, and all persons indebted to the decedent to make payment to the Administratrix without delay.

Administratrix: Christa Seiler, 134 Reiners School Road, Tower City, PA 17980

Attorney: Gregory M. Kerwin, Esquire, Kerwin & Kerwin, LLP, 4245 State Route 209, Elizabethtown, PA 17023 d2-16

FIRST PUBLICATION

CORPORATE NOTICES

NOTICE IS HEREBY GIVEN that **Legato Health Technologies U.S., Inc.**, a foreign corporation formed under the laws of the State of Indiana, and its principal office is located at 220 Virginia Ave., Indianapolis, IN 46204, has registered to do business in Pennsylvania with the Department of State of the Commonwealth of Pennsylvania, at Harrisburg, PA, on 10/24/22, under the provisions of Chapter 4 of the Association Transactions Act.

The registered office in Pennsylvania shall be deemed for venue and official publication purposes to be located in Dauphin County. d16

NOTICE IS HEREBY GIVEN that a Foreign Registration Statement has been filed with the Department of State of the Commonwealth of Pennsylvania, at Harrisburg, PA on or about November 18, 2022, for a foreign corporation with a registered address in the Commonwealth of Pennsylvania as follows: **Willett, Hofmann & Associates, Inc.** c/o Capitol Corporate Services, Inc.

This corporation is incorporated under the laws of Delaware.

The address of its principal office is 809 E. 2nd St., Dixon, IL 61021-3205.

The corporation has been qualified in Pennsylvania under the provisions of the Business Corporation Law of 1988, as amended. d16

NOTICE IS HEREBY GIVEN that **BIT HOLDINGS EIGHTEEN, INC.**, a foreign business corporation formed under the laws of the State of Maryland, received a Certificate of Authority/Foreign Registration in Pennsylvania on January 16, 1996, and will surrender its Certificate of Authority/Foreign Registration to do business in Pennsylvania.

Its last registered office in this Commonwealth was located at c/o TRAC - The Registered Agent Company and the last registered office shall be deemed for venue and official publication

purposes to be located in Dauphin County, Pennsylvania. d16

NOTICE IS HEREBY GIVEN that a Foreign Registration Statement has been filed with the Department of State of the Commonwealth of Pennsylvania, at Harrisburg, PA on or about November 23, 2022, for a foreign corporation by the name of and with a registered address in the Commonwealth of Pennsylvania as follows: **Nomura Research Institute America, Inc.** c/o Corporation Service Company

This corporation is incorporated under the laws of New York.

The address of its principal office is 810 Seventh Ave., 25th Floor, New York, NY 10019.

The corporation has been registered in Pennsylvania under the provisions of the Business Corporation Law of 1988, as amended. d16

NOTICE IS HEREBY GIVEN that a Foreign Registration Statement has been filed with the Department of State of the Commonwealth of Pennsylvania, at Harrisburg, PA on or about October 26, 2022, for a foreign corporation by the name of and with a registered address in the Commonwealth of Pennsylvania as follows: **Taid Sports, Inc.** c/o Capitol Corporate Services, Inc.

This corporation is incorporated under the laws of Delaware.

The address of its principal office is 1940 Vallejo Street, San Francisco, CA 94123.

The corporation has been registered in Pennsylvania under the provisions of the Business Corporation Law of 1988, as amended. d16

NOTICE IS HEREBY GIVEN that a Certificate of Organization was filed with the Pennsylvania Department of State on December 20, 2021, for **MDM MAC Properties Apollo, LLC**, a domestic, limited liability company, formed under the laws of the jurisdiction of Pennsylvania, with its principal office located at 7301 Allentown Blvd., Harrisburg, PA 17112. MDM MAC Properties Apollo, LLC's purpose is to do business in Pennsylvania under the provisions of the Limited Liability Company Act of 2016, as amended. This registered office in Pennsylvania shall be deemed for venue and official publication purposes to be located in Dauphin County. d16

NOTICE IS HEREBY GIVEN that a Certificate of Incorporation was filed with the Pennsylvania Department of State on August 5,

2022, for **Joe's RV and Marine, Inc.**, a domestic, business corporation formed under the laws of the jurisdiction of Pennsylvania, with its principal office located at 7301 Allentown Blvd., Harrisburg, PA 17112. Joe's RV and Marine's purpose is to do business in Pennsylvania under the provisions of the Business Corporation Law of 1988, as amended. This registered office in Pennsylvania shall be deemed for venue and official publication purposes to be located in Dauphin County. d16

NOTICE IS HEREBY GIVEN that a Certificate of Organization was filed with the Pennsylvania Department of State on August 5, 2022, for **MDM MAC Properties Sayre, LLC**, a domestic, limited liability company, formed under the laws of the jurisdiction of Pennsylvania, with its principal office located at 7301 Allentown Blvd., Harrisburg, PA 17112. MDM MAC Properties Sayre, LLC's purpose is to do business in Pennsylvania under the provisions of the Limited Liability Company Act of 2016, as amended. This registered office in Pennsylvania shall be deemed for venue and official publication purposes to be located in Dauphin County. d16

NOTICE IS HEREBY GIVEN **REC City Holdings, Inc.**, a foreign business corporation incorporated under the laws of Delaware, with its princ. office located at 901 Market St., Unit 2120, Philadelphia, PA 19107, intends to apply for a Statement of Registration to do business in Pennsylvania under the provisions of Chapter 4 of the Association Transactions Act. 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. d16

NOTICE IS HEREBY GIVEN **Dragos, Inc.**, a foreign business corporation incorporated under the laws of Delaware, with its princ. office located at 1745 Dorsey Rd., Ste. R, Hanover, MD 21076, intends to apply for a Statement of Registration to do business in Pennsylvania under the provisions of Chapter 4 of the Association Transactions Act. 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. d16

NOTICE IS HEREBY GIVEN that **HarborOneBank, DBA HarborOne Bank Company**, a foreign corporation formed under the laws of the Commonwealth of

Massachusetts, and its principal office is located at 770 Oak St., Brockton, MA 02301, has registered to do business in Pennsylvania with the Department of State of the Commonwealth of Pennsylvania, at Harrisburg, PA, on 11/21/22, under the provisions of Chapter 4 of the Association Transactions Act.

The registered office in Pennsylvania shall be deemed for venue and official publication purposes to be located in Dauphin County. d16

NOTICE IS HEREBY GIVEN by **NM Harrisburg, Inc.**, a Pennsylvania business corporation, that said corporation is winding up its affairs in the manner prescribed by section 1975 of the Business Corporation Law of 1988, so that its corporate existence shall cease upon the filing of Articles of Dissolution in the Department of State of the Commonwealth of Pennsylvania. d16

NOTICE IS HEREBY GIVEN that **Primerica Brokerage Services, Inc.**, a foreign corporation formed under the laws of the State of Georgia and its principal office is located at 1 Primerica Pkwy., Duluth, GA 30099, has registered to do business in Pennsylvania with the Department of State of the Commonwealth of Pennsylvania, at Harrisburg, PA, on 10/28/22, under the provisions of Chapter 4 of the Association Transactions Act.

The registered office in Pennsylvania shall be deemed for venue and official publication purposes to be located in Dauphin County. d16

NOTICE IS HEREBY GIVEN that **Games Global USA Inc.**, a foreign corporation formed under the laws of the State of Delaware and its principal office is located at 1515 N. Federal Hwy., Ste. 407, Boca Raton, FL 33432, has registered to do business in Pennsylvania with the Department of State of the Commonwealth of Pennsylvania, at Harrisburg, PA, on 12/6/22, under the provisions of Chapter 4 of the Association Transactions Act.

The registered office in Pennsylvania shall be deemed for venue and official publication purposes to be located in Dauphin County. d16

NOTICE IS HEREBY GIVEN **Bridge House Advisors Corp.**, a foreign business corporation incorporated under the laws of Delaware, with its princ. office located at 222 S. Riverside Plaza, Ste. 1500, Chicago, IL 60606, intends to apply for a Statement of Registration to do business in Pennsylvania under the provisions of Chapter 4 of the Association Transactions Act. 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. d16

NOTICE IS HEREBY GIVEN that **OPTUM MEDICAL CARE, P.C.**, a foreign business corporation formed under the laws of the State of New York and its principal office is located at 90 S Bedford Rd., Mt. Kisco, NY 10549, has registered to do business in Pennsylvania with the Department of State of the Commonwealth of Pennsylvania, at Harrisburg, PA, on 12/8/22, under the provisions of Chapter 4 of the Association Transactions Act.

The registered office in Pennsylvania shall be deemed for venue and official publication purposes to be located in Dauphin County. d16

NOTICE IS HEREBY GIVEN that on December 5, 2022, Articles of Incorporation were filed with the Department of State for **Decarbonize Pennsylvania – Advancing Hydrogen & Carbon Capture Solutions** a nonprofit corporation organized under the provisions of the Pennsylvania Nonprofit Corporation Law of 1988, for charitable and educational purposes. d16

NOTICE IS HEREBY GIVEN **HCN Holdings, Inc.** has been incorporated under the provisions of the Pennsylvania Business Corporation Law of 1988.

Cohen, Seglias, Pallas, Greenhall
& Furman, P.C.
1600 Market Street
32nd Floor
Philadelphia, PA 19103

d16

NOTICE IS HEREBY GIVEN Articles of Incorporation were filed with the PA Department of State on December 8, 2022, to incorporate **Lindenwood Commercial Condominium Association, Inc.** under the provisions of the PA Nonprofit Corporation Law of 1988, as amended. The corporation is incorporated to serve as the condominium association of Lindenwood Commercial Condominium, a Condominium, pursuant to the Pa. Uniform Condominium Act, 68 Pa.C.S. §3101 et seq. d16

NOTICE IS HEREBY GIVEN that **Tango Card, Inc.**, a foreign corporation formed under the laws of the State of Washington and its principal office is located at 4700 42nd Ave. SW, Ste. 430A, Seattle, WA 98116, has registered to

do business in Pennsylvania with the Department of State of the Commonwealth of Pennsylvania, at Harrisburg, PA, on 10/31/22, under the provisions of Chapter 4 of the Association Transactions Act.

The registered office in Pennsylvania shall be deemed for venue and official publication purposes to be located in Dauphin County. d16

NOTICE IS HEREBY GIVEN that **Digital Division Ltd.**, a foreign business corporation formed under the laws of the Country of England and Wales, and its principal office is located at Mainyard Studios, Office C, Wallis Rd, London E9 5LN UK, has registered to do business in Pennsylvania with the Department of State of the Commonwealth of Pennsylvania, at Harrisburg, PA, on 10/19/22, under the provisions of Chapter 4 of the Association Transactions Act.

The registered office in Pennsylvania shall be deemed for venue and official publication purposes to be located in Dauphin County. d16

NOTICE IS HEREBY GIVEN that a Foreign Registration Statement has been filed with the Department of State of the Commonwealth of Pennsylvania, at Harrisburg, PA on or about December 5, 2022, for a foreign corporation by the name of and with a registered address in the Commonwealth of Pennsylvania as follows: **Virtuous Software, Inc.** c/o Capitol Corporate Services, Inc.

This corporation is incorporated under the laws of Delaware.

The address of its principal office is 1 N. 1st Street, Phoenix, AZ 85004.

The corporation has been registered in Pennsylvania under the provisions of the Business Corporation Law of 1988, as amended.

d16

NOTICE IS HEREBY GIVEN that a Foreign Registration Statement has been filed with the Department of State of the Commonwealth of Pennsylvania, at Harrisburg, PA on or about October 25, 2022, for a foreign corporation by the name of and with a registered address in the Commonwealth of Pennsylvania as follows: **Hartson-Kennedy Cabinet Top Co Inc.** c/o Capitol Corporate Services, Inc.

This corporation is incorporated under the laws of Indiana.

The address of its principal office is 522 W. 22nd Street, Marion, IN 46953.

The corporation has been registered in Pennsylvania under the provisions of the Business Corporation Law of 1988, as amended.

d16

NOTICE IS HEREBY GIVEN that Articles of Incorporation - Nonprofit have been filed with the Department of State of the Commonwealth of Pennsylvania, at Harrisburg, PA on or about 12/01/2022, for: **Keystone Democracy** c/o AAAgent Services, LLC

The corporation has been incorporated under the provisions of the Pennsylvania Nonprofit Corporation Law of 1988, as amended. d16

NOTICE IS HEREBY GIVEN that a Foreign Registration Statement has been filed with the Department of State of the Commonwealth of Pennsylvania, at Harrisburg, PA on or about December 6, 2022, for a foreign corporation by the name of and with a registered address in the Commonwealth of Pennsylvania as follows: **Lamar Media Corp.** c/o Capitol Corporate Services, Inc.

This corporation is incorporated under the laws of Delaware.

The address of its principal office is 5321 Corporate Blvd., Baton Rouge, LA 70808-2506. The corporation has been registered in Pennsylvania under the provisions of the Business Corporation Law of 1988, as amended.

d16

NOTICE IS HEREBY GIVEN that a corporation is to be or has been incorporated under the Business Corporation Law of 1988, approved December 21, 1988, P.L. 1444, No. 177, effective October 1, 1989, as amended.

The name of the proposed corporation is: **Bettertronics Depot Wilmington Inc.** and has been delivered to the Secretary of State for filing.

The initial registered office of the corporation is located at: 125 Locust St., Harrisburg PA 17101

d16

NOTICE IS HEREBY GIVEN **HERITAGE CONSULTING GROUP, INC.**, a foreign business corporation incorporated under the laws of Delaware, with its princ. office located at 15 W. Highland Ave., Philadelphia, PA 19118, intends to apply for a Statement of Registration to do business in Pennsylvania under the provisions of Chapter 4 of the Association Transactions Act. The street address in the association's jurisdiction of formation is 251 Little Falls Dr., Wilmington, DE 19808. 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. d16

NOTICE IS HEREBY GIVEN that pursuant to the applicable provisions of 15 Pa.C.S. Section 415 or 417, **New Empire Group, Ltd.**, a corporation incorporated under the laws of the State of New York with its registered office in PA at c/o: Corporation Service Co., Dauphin County, intends to file a Statement of Withdrawal of Foreign Registration with the Dept. of State. d16

NOTICE IS HEREBY GIVEN **40721 Delaware Acquireco Inc.**, a foreign corporation formed under the laws of the State of Delaware where its principal office is located at 4405 chemin du Bois Franc, Ville St-Laurent, Quebec H4S 1A8, Canada, has registered to do business in Pennsylvania with the Department of State of the Commonwealth of Pennsylvania, at Harrisburg, PA, on 11/16/22, under the provisions of Chapter 4 of the Association Transactions Act.

The registered office in Pennsylvania shall be deemed for venue and official publication purposes to be located in Dauphin County. d16

FICTITIOUS NAME **NOTICES**

NOTICE IS HEREBY GIVEN that an Application for Registration of Fictitious Name was filed in the Department of State of the Commonwealth of Pennsylvania on September 9, 2022, for **CK Creative Boutique** at 205 Levan St., Harrisburg, PA 17109. The entity interested in such business is Colston Communications, LLC whose Commercial Registered Office provider's address is at 205 Levan St. Harrisburg, PA 17109 in Dauphin County. This was filed in accordance with 54 Pa.C.S. 311. d16

NOTICE IS HEREBY GIVEN that an Application for Registration of Fictitious Name was filed in the Department of State of the Commonwealth of Pennsylvania on September 9, 2022, for **Averleigh Acres** at 66 Basler Drive, Elizabethtown, PA 17022. The entity interested in such business is Wise Women Enterprises LLC, whose Commercial Registered Office provider's address is at 66 Basler Drive, Elizabethtown, PA 17022 in Dauphin County. This was filed in accordance with 54 Pa.C.S. 311. d16

NOTICE IS HEREBY GIVEN that a Registration of Fictitious Name was filed with the Pennsylvania Department of State on August 5, 2022, for **Meyer's RV and Marine Sales** with a principal place of business located at 209 Spring Street, Sayre, PA 18840. The name and address of the owner interested in such business is Joe's RV and Marine, Inc., whose commercial registered office address at 7301 Allentown Blvd., Harrisburg, PA 17112, shall be deemed for venue and official publication purposes to be located in Dauphin County. This is filed in accordance with 54 Pa. C.S. 311. d16

NOTICE IS HEREBY GIVEN that pursuant to the provision of the Fictitious Name Act, a fictitious name registration was filed with the Pennsylvania Department of State by **Bind Benefits, Inc.**, 3033 Excelsior Blvd., Ste. 400, Minneapolis, MN 55416 to carry on business in Dauphin County, Pennsylvania under the assumed name or fictitious name, style or designation of Surest with an address of 3033 Excelsior Blvd., Ste. 400, Minneapolis, MN 55416. Said registration was filed on 11/23/22. d16

MISCELLANEOUS **NOTICES**

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

CIVIL DIVISION

NO.: 2020-CV-03113-MF

**WELLS FARGO BANK, N.A. S/B/M TO
WACHOVIA BANK, NATIONAL
ASSOCIATION PLAINTIFF
VS.**

**WILHELMINA E. POHL; KIM S. BROWN
DEFENDANT(S)**

NOTICE

**NOTICE TO: WILHELMINA E. POHL
KIM S. BROWN**

YOU ARE HEREBY NOTIFIED on that on March 18, 2020, Plaintiff, WELLS FARGO BANK, N.A. S/B/M TO WACHOVIA BANK, NATIONAL ASSOCIATION filed a Complaint against you in the Court of Common Pleas of DAUPHIN County, Pennsylvania, Docket No. 2020-CV-03113-MF, wherein Plaintiff seeks to enforce its rights under its loan documents.

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
213 North Front Street
Harrisburg, PA 17101
Telephone: 717-232-7536

BROCK & SCOTT, PLLC
Attorney for Plaintiff
(844) 856-6646

d16

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

TERM NO. 2021-CV-08978-MF

CIVIL ACTION – LAW

**NOTICE OF ACTION IN
MORTGAGE FORECLOSURE**

**FREEDOM MORTGAGE
CORPORATION, PLAINTIFF**

VS.

**THE UNKNOWN HEIRS OF DAVID L.
ZUMBRO & DALE ZUMBRO SOLELY IN
HIS CAPACITY AS HEIR OF DAVID L.
ZUMBRO, DECEASED, MORTGAGOR
AND REAL OWNER, DEFENDANT**

NOTICE TO: The Unknown Heirs of DAVID L.
ZUMBRO

THIS LAW FIRM IS A DEBT COLLECTOR
AND WE ARE ATTEMPTING TO COLLECT
A DEBT. THIS NOTICE IS SENT TO YOU IN
AN ATTEMPT TO COLLECT A DEBT. ANY
INFORMATION OBTAINED FROM YOU
WILL BE USED FOR THAT PURPOSE.

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

YOUR HOUSE AT 410 Rosewood Lane,
Harrisburg, PA 17111 is scheduled to be sold at
Sheriff's Sale on Thursday, April 20, 2023, at
10:00 AM, in Dauphin County Administration
Building, Commissioners Hearing Room, 2nd &
Market Street, Harrisburg, PA 17101 to enforce
the court judgment of \$167,281.41 obtained by
FREEDOM MORTGAGE CORPORATION
against you.

NOTICE

IF YOU WISH TO DEFEND, you must take
action, by entering a written appearance
personally or by attorney and filing 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 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.

DAUPHIN COUNTY LAWYER
REFERRAL SERVICE
213 N. Front Street
Harrisburg, PA 17101
717-232-7536

Michael T. McKeever, Attorney for Plaintiff
KML Law Group, P.C., PC
Suite 5000, BNY Independence Center
701 Market Street
Philadelphia, PA 19106-1532
215-627-1322

d16

CORRECTED TAX ASSESSMENT NOTICE

NOTICE IS HEREBY GIVEN that the DAUPHIN COUNTY BOARD OF ASSESSMENT APPEALS has completed its annual hearings of appeal for tax assessments of real estate and that the assessment roll for calendar year 2022 and school fiscal year 2022-2023 is completed. The assessment roll is available for inspection by any citizen at the Dauphin County Assessment Office, Second Floor, Dauphin County Administration Building, 2 South 2nd Street, Harrisburg, PA, 17101, between the hours of 8:00 am and 4:30 pm, Monday through Friday.

ADDITIONALLY, NOTICE is also given that any Dauphin County property owner may file an annual appeal of his/her/its real estate tax assessment with the Board of Assessment Appeals between June 1st and August 1st, 2023. Appeal forms and the Rules of Appeal Procedure utilized by the Board may be secured from the Office of the Board, Second Floor, Dauphin County Administration Building, or by calling the Board's Office at (717) 780-6102.

The Rules of Appeal Procedure utilized by the Board should be reviewed by an Appellant as they will be strictly followed by the Board at the time of an assessment hearing. Failure to abide by the Rules may result in the loss of your appeal.

Dauphin County Board of Assessment Appeals
Joseph D Kerwin, Esquire
Solicitor, Board of Assessment Appeals

2023 HEARING DATES (INCLUDES ANNUALS)

January 10	August 15	September 21	October 31
February 14	August 17	September 26	November 7
March 14	August 22	September 28	December 12
April 11	August 24	October 3	
May 9	August 29	October 5	
June 13	August 31	October 10	
July 11	September 5	October 12	
August 1	September 7	October 17	
August 3	September 12	October 19	
August 8	September 14	October 24	
August 10	September 19	October 26	

NOVEMBER 7, 2023 – Certification of Numbers

BAR ASSOCIATION PAGE
Dauphin County Bar Association
213 North Front Street, Harrisburg, PA 17101-1493
www.dcba-pa.org
Phone: (717) 232-7536 Fax: (717) 234-4582

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The Board of Directors of the Bar Association meets on the third Thursday of the month at the Bar Association headquarters. Anyone wishing to attend or have matters brought before the Board should contact the Bar Association office in advance.

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

ATTORNEY: The Pennsylvania Treasury Department is looking for a dedicated individual who is interested in a rewarding career in government service, where you serve others and the greater public good every day. Under the supervision of higher-level attorneys, the Attorney I is responsible for summarizing, analyzing, and making recommendations to the Board of Finance and Revenue regarding the proper resolution of tax appeals. For more information, please click [here](#). For immediate consideration, please submit a resume by December 21, 2022, to: Pennsylvania Treasury Department at hr@ptreasury.gov. Questions may be directed to Human Resources at 717-787-5979. d16

ATTORNEY DISCIPLINARY / ETHICS MATTERS

Representation, consultation and expert testimony in disciplinary matters and matters involving ethical issues, bar admissions and the Rules of Professional Conduct

James C. Schwartzman, Esq.

Judge, Court of Judicial Discipline • Former Chairman, Judicial Conduct Board of Pennsylvania • Former Chairman, Disciplinary Board of the Supreme Court of PA • Former Chairman, Continuing Legal Education Board of the Supreme Court of PA • Former Chairman, Supreme Court of PA Interest on Lawyers Trust Account Board • Former Federal Prosecutor • Named by his peers as *Best Lawyers in America* 2022 and 2015 Philadelphia "Lawyer of the Year" Ethics and Professional Responsibility Law and Legal Malpractice Law

17 North Second Street, 16th Fl., Harrisburg, PA 17101 • (717) 255-7388



HOOKER
— & —
HABIB PC

PATENTS, TRADEMARKS, COPYRIGHTS
AND UNFAIR COMPETITION

205 Grandview Ave Suite 403
Camp Hill, PA 17011
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hhpc@ptd.net
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in Central Pennsylvania for over 50 years*