

ADVANCE SHEET

The Dauphin County Reporter

(USPS 810-200)

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

No. 6182

January 11, 2019

No. 185

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

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, option #4.

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**

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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.

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Estate Notices

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 HELEN D. PINKERTON, late of the Township of Williams, County of Dauphin, Pennsylvania (died: December 1, 2018). Administratrix: Lori A. Pinkerton, 408 Dayton Street, Williamstown, Pennsylvania 17098; Attorney: Joseph D. Kerwin, Kerwin & Kerwin, LLP, 4245 State Route 209, Elizabethtown, Pennsylvania 17023. j11-25

ESTATE OF JAMES P. HARRIS late of Lower Swatara Township, Dauphin County, Pennsylvania. Executor: Susan Lynn Giles, c/o James D. Hughes, Esquire, SALZMANN HUGHES PC, 354 Alexander Spring Road, Suite 1, Carlisle, PA 17015. Attorneys: SALZMANN HUGHES, P.C. j11-25

ESTATE OF KARLA ANN WINGERT, late of Royaltown Borough, County of Dauphin, Pennsylvania, (died: December 18, 2018). Executor: Christopher L. Hoke, 820 Moore's Mountain Rd., Lewisberry, PA 17339. j11-25

ESTATE OF BLANCHE S. FIGOWITT, late of the Susquehanna Township, Dauphin County, Pennsylvania (died: November 11, 2018). Executor: Dr. Mark J. Liebermann, 2411 Newtown Drive, Harrisburg, PA 17110-3689; Attorney: Gary L. Rothschild, Esq., 2215 Forest Hills Drive, Suite 35, Harrisburg, PA 17112. j11-25

ESTATE OF RENALD R. REBUCK, late of South Hanover Township, Dauphin County, Pennsylvania. Executrix: Cheyenne L. Smith, 2687 State Route 225, Herndon, PA 17830. Attorney: Rachel A. Wiest Benner, Esquire, Wiest, Wiest Benner & Rice, LLC, 5 North Second Street, Sunbury, PA 17801, 570-2864022. j11-25

ESTATE OF BENSON J. HOFFER, late of Conewago Township, Dauphin County, Pennsylvania (died: November 4, 2018). Executrix: Debra Kay Hoffer, 487 Witmer Road, Hershey, PA 17033. Attorney: Brian J. Hinkle, Esquire, METTE, EVANS & WOODSIDE, 3401 N. Front Street, Harrisburg, PA 17110-0950, (717) 232-5000. j11-25

ESTATE OF GLENN W. LEREW, late of Dauphin County, Pennsylvania, (died: August 24, 2018). Executor: Ben D. Lerew, c/o Jameson Stone, LLC, 3400 Trindle Road, Camp Hill, PA 17011. j11-25

ESTATE OF DOROTHEA F. EISENHAUER, late of Middletown, Dauphin County, PA, (died: December 9, 2018). Executrix: Barbara J. Tate, c/o George W. Porter, Esquire, 909 East Chocolate Avenue, Hershey, Pennsylvania 17033. j11-25

FIRST PUBLICATION

Estate Notices

ESTATE OF JOHN WILLIAM GARNER, JR., late of Lower Paxton Township, Dauphin County, Pennsylvania (died: October 10, 2018). Executor: Jeffrey Alan Garner, 399 Elwood Drive, Pittsburgh, PA 15235. j11-25

ESTATE OF ELEANOR V. FERRIS, late of Swatara Township, Dauphin County, Pennsylvania (died: December 21, 2018). Executor: Craig R. Ferris, c/o Lisa Marie Coyne, Esquire, COYNE & COYNE, P.C., 3901 Market Street, Camp Hill, PA 17011-4227. Attorney: Lisa Marie Coyne, Esquire, COYNE & COYNE, P.C., 3901 Market Street, Camp Hill, PA 17011-4227. j11-25

ESTATE OF S. ARLENE BURKHART, late of Susquehanna Township, Dauphin County, Pennsylvania. Executrix: Deborah L. McClellan Schaffroth, 4424 Fargreen Road, Harrisburg, PA 17110-3210 or to Attorney: Steve C. Nicholas, Esquire, Nicholas Law Offices, PC, 2215 Forest Hills Drive, Suite 37, Harrisburg, PA 17112-1099. j11-25

ESTATE OF DONALD L. NEYHARD, late of Derry Township, Dauphin County, Pennsylvania (died: November 29, 2018). Executrix: Donita L. Hess c/o Hazen Law Group, 2000 Linglestown Road, Suite 202, Harrisburg, PA 17110 or to Estate of Donald L. Neyhard, c/o Hazen Law Group, 2000 Linglestown Road, Suite 202, Harrisburg, PA 17110. j11-25

SECOND PUBLICATION

ESTATE OF DAVID L. CVIJC, late of Hummelstown, Dauphin County, Pennsylvania. Personal Representatives: PAUL W. RENARD III, 405 Maple Street, Manchester, PA 17345 or to Attorney: JOHN R. ZONARICH, ESQUIRE, SkarlatosZonarich LLC, 17 South 2nd Street, Floor 6, Harrisburg, PA 17101. j4-18

ESTATE OF SHIRLEY A. HEIN, late of Middletown Borough, Dauphin County, Pennsylvania. Administrator: ROBERT J. HEIN, 2723 Pocono Drive, York, PA 17402 or to Attorney: ELIZABETH B. PLACE, SkarlatosZonarich, LLC, 17 S. 2nd St., Floor 6, Harrisburg, PA 17101. j4-18

ESTATE OF CRAIG D. BOWER, late of Lower Swatara Township, Dauphin County, Pennsylvania (died: November 26, 2018). Administrator: Darryl B. Bower, c/o Pannebaker & Mohr, P.C., 4000 Vine St, Suite 101, Middletown, PA 17057 or to Attorney: Kendra A. Mohr, Esq., Pannebaker & Mohr, P.C., 4000 Vine St, Suite 101, Middletown, PA 17057. j4-18

ESTATE OF OTHA LIONEL FERGUSON a/k/a OTHA L. FERGUSON, late of Harrisburg, Susquehanna Township, Dauphin County, Pennsylvania (died: November 8, 2018). Executrix: Kimberly Renee Baskins a/k/a Kimberly Renee Ferguson and a/k/a Kimberly Renee Hunter. Bruce J. Warshawsky, Esquire, Cunningham, Chernicoff & Warshawsky, P.C., 2320 North Second Street, Harrisburg, PA 17110. j4-18

ESTATE OF SHARON S. HARTMAN, late of East Hanover Township, Dauphin County, Pennsylvania. Co-Executors: Amy J. Rodriguez, Steven M. Hartman, Andrea L. Leavelle and Kimberly R. Rittle c/o Attorney: Keith D. Wagner, P. O. Box 323, Palmyra, PA 17078. j4-18

ESTATE OF JOSEPH B. CONNORS, late of the Borough of Lykens, County of Dauphin and Commonwealth of Pennsylvania. Executrix: Sandra Schwartz, 108 Oaken Way, Myerstown, PA 17067. Attorney: Timothy T. Engler, Esquire, Steiner & Sandoe. j4-18

ESTATE OF MARY A. FILEPAS, late of Harrisburg, Dauphin County, Commonwealth of Pennsylvania (died: November 30, 2018). Executrix: JoAnn M. Filepas, 7054 Red Top Road, Harrisburg, PA 17111 or to Attorney: Peter R. Henninger, Jr., Esq., Jones & Henninger, P.C., 339 W. Governor Rd., Ste. 201, Hershey, PA 17033. j4-18

ESTATE OF JAMES E. SEIDLER, late of Dauphin County Lower Paxton Township (died: October 31, 2018). Executor: James M. Seidler, 1801 Blue Mountain Parkway, Harrisburg, PA 17112. j4-18

ESTATE OF CAROL FOLTZ a/k/a CAROL E FOLTZ a/k/a CAROLINE E FOLTZ, late of Penbrook Borough, Dauphin County, Pennsylvania (died: November 21, 2018). Executor: Daniel Foltz, 2525 Walnut Street Harrisburg, PA 17103. Attorney: Gregory J Katshir, Esquire, 900 Market Street Lemoyne PA 17043. j4-18

ESTATE OF THERESA LYNN SCHAFFER, late of Middletown Borough, Dauphin County, Pennsylvania (died: November 26, 2018). Administratrix: Andria Longo. Attorney: Veronica N. Range, Esquire, Cunningham, Chernicoff & Warshawsky, P.C., 2320 North Second Street, Harrisburg, PA 17110. j4-18

ESTATE OF ERIC LEACH, late of Steelton Borough, Dauphin County, Pennsylvania (died: November 21, 2018). Administratrix: Melvena Viola Leach. Attorney: Veronica N. Range, Esquire, Cunningham, Chernicoff & Warshawsky, P.C., 2320 North Second Street, Harrisburg, PA 17110. j4-18

THIRD PUBLICATION

Estate Notices

ESTATE OF LORILEE S. SHELLENHAMER a/k/a LORILEE MASON SHELLENHAMER, late of Derry Township, Dauphin County, Pennsylvania (died: December 3, 2018). Co-Executor: Diane L. Shellenhamer, 41 Tice Avenue Hershey, PA 17033; Co-Executor: Kristi N. Bishop, 1838 East Chocolate Avenue, Hershey, PA 17033 or to Attorney: Christa M. Aplin, Esquire, James, Smith, Dietterick & Connelly, LLP, 11 E. Chocolate Ave., Suite 300, Hershey, PA 17033, (717) 533-3280. d28-j11

ESTATE OF HELEN M. DONMOYER, late of the Borough of Gratz, County of Dauphin, Pennsylvania (died: November 27, 2018). Co-Executors: Ruth D. Sitlinger, 44 East Market Street, P.O. Box 459, Gratz, Pennsylvania 17030 and Thomas E. Donmoyer, 661 Erdman Road, Lykens, Pennsylvania 17048; Attorney: Joseph D. Kerwin, Kerwin & Kerwin, LLP, 4245 State Route 209, Elizabethtown, Pennsylvania 17023. d28-j11

ESTATE OF DONALD R. BEAVER, late of Lower Paxton Township, (died: August 29, 2018). Administrator: Gregory J. Beaver, 4862 Sheffield Court, Harrisburg PA 17112; Jeffrey Allen Beaver, 2307 North 2nd street, Harrisburg, PA 17110 and Attorney: Edward C. Greco, 660 Chestnut Street, Kulpmont, PA 17834. d28-j11

ESTATE OF VIRGINIA C. ZUVICH, late of 470 North Second Street, Steelton, Dauphin County, Pennsylvania. Executrix: Claire Z. Handley, c/o Wayne M. Pecht, Esquire, Smigel, Anderson & Sacks, LLP, 4431 North Front Street, 3rd Floor, Harrisburg, PA 17110. d28-j11

ESTATE OF FRANCES O. NOSS, late of Harrisburg, Dauphin County, Pennsylvania, (died: November 2, 2018). Co-Executors: Gary R. Nye and Bonnie L. Berkoski, 2192 Brandywine Road, Harrisburg, PA 17110. d28-j11

FIRST PUBLICATION

Corporate Notices

NOTICE IS HEREBY GIVEN that, pursuant to the Business Corporation Law of 1988, **LBS Broadcasting Inc.**, a corporation incorporated under the laws of the State of Delaware will withdraw from doing business in Pennsylvania. The address of its principal office is 8350 Broad Street, Suite 200, Tysons, VA 22102 and the name of its commercial registered office provider in Pennsylvania is CT Corporation System. j11

NOTICE IS HEREBY GIVEN **Eurofins Product Testing US Inc.** filed a foreign registration statement with the Commonwealth of Pennsylvania. The address of the principal office is 11120 North Creek Parkway N, Suite 400, Bothell, WA 98011. The commercial registered office provider is COGENCY GLOBAL INC. in Dauphin County. The Corporation is filed in compliance with the requirements of the applicable provisions of 15 Pa. C.S. 412. j11

NOTICE IS HEREBY GIVEN that, pursuant to the Business Corporation Law of 1988, **OMICRON MEDICAL EQUIPMENT, INC.**, a corporation incorporated under the laws of the State of Florida withdrew from doing business in Pennsylvania on 12/18/2018. The address of its principal office is 3600 Vineland Rd, Suite 114, Orlando, FL 32811 and the name of its commercial registered office provider in Pennsylvania is CT Corporation System. j11

NOTICE IS HEREBY GIVEN that **LEBANON VALLEY COMMUNITY TENNIS ASSOCIATION** has been incorporated under the provisions of the Pennsylvania Nonprofit Corporation Law of 1988, as amended, 15 Pa.C.S.A. §§ 5101, et seq.

David R. Getz, Esquire
Wix, Wenger & Weidner
508 North Second Street
P.O. Box 845
Harrisburg, PA 17108-0845
(717) 234-4182

j11

NOTICE IS HEREBY GIVEN **Control4 Corporation**, a foreign business corporation incorporated under the laws of Delaware, with its princ. office located at 11734 S. Election Rd., Draper, UT 84020, has applied 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 Corporation Service Co., and shall be deemed for venue and official publication purposes to be located in Dauphin County. j11

NOTICE IS HEREBY GIVEN that pursuant to the applicable provisions of 15 Pa.C.S. Section 415 or 417, **Capital One Agency LLC**, a corporation incorporated under the laws of the State of Delaware with its registered office in PA at c/o Corporation Service Company, Dauphin County, intends to file a Statement of Withdrawal of Foreign Registration with the Dept. of State. j11

NOTICE IS HEREBY GIVEN that Articles of Incorporation were filed with the Department of State of the Commonwealth of Pennsylvania, for a business corporation which has been incorporated under the provisions of the Business Corporation Law of 1988. The name of the corporation is **Alta Merger Sub I Corporation**. j11

FIRST PUBLICATION

Corporate Notices

NOTICE IS HEREBY GIVEN that, pursuant to the Business Corporation Law of 1988, **Sportpet Designs, Inc.**, a corporation incorporated under the laws of the State of Wisconsin will withdraw from doing business in Pennsylvania. The address of its principal office is 1501 Paramount Drive, Stop 7, Waukesha, WI 53186 and the name of its commercial registered office provider in Pennsylvania is CT Corporation System. j11

NOTICE IS HEREBY GIVEN that **BHS Physician Services, Inc.**, a foreign corporation formed under the laws of the State of Delaware and with its principal office located at 9200 Shelbyville Rd, Ste 210, Louisville, KY 40222, has registered to do business in Pennsylvania with the Department of State of the Commonwealth of Pennsylvania, at Harrisburg, PA, on 11/14/18, 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 in Dauphin County. j11

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 12, 2018, for a foreign corporation with a registered address in the state of Pennsylvania as follows: **ROADWAY ADVANTAGE, INC.** c/o Registered Agent Solutions, Inc.

This corporation is incorporated under the laws of Delaware.

The address of its principal office is 1240 N. Lakeview Avenue, #285, Anaheim, CA 92807-1858.

The corporation has been qualified in Pennsylvania under the provisions of the Business Corporation Law of 1988, as amended. j11

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 18, 2018, for a foreign corporation with a registered address in the state of Pennsylvania as follows: **NEHRING ELECTRICAL WORKS COMPANY** c/o AAAgent Services, LLC

This corporation is incorporated under the laws of Illinois.

The address of its principal office is 1005 E. Locust St., Dekalb, IL 60115.

The corporation has been qualified in Pennsylvania under the provisions of the Business Corporation Law of 1988 as amended. j11

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 17, 2018, for a foreign corporation with a registered address in the state of Pennsylvania as follows: **THE ORCHARD FOUNDATION** c/o Registered Agent Solutions, Inc.

This corporation is incorporated under the laws of Colorado.

The address of its principal office is 8595 Explorer Drive, Colorado Springs, CO 80920.

The corporation has been qualified in Pennsylvania under the provisions of the Business Corporation Law of 1988, as amended. j11

NOTICE IS HEREBY GIVEN that **PF2BY Holdings, Inc.**, a foreign business corporation incorporated under the laws of the State of Delaware, received a Certificate of Authority/Foreign Registration in Pennsylvania on April 10, 2014, 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 CT Corporation System and the last registered office shall be deemed for venue and official publication purposes to be located in Dauphin County, Pennsylvania. j11

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 3, 2018, for a foreign corporation with a registered address in the state of Pennsylvania as follows: **Poley Paving & Construction Corp.** c/o AAAgent Services, LLC

This corporation is incorporated under the laws of New York.

The address of its principal office is 8 Hysana Road, Liberty, NY 12754.

The corporation has been qualified in Pennsylvania under the provisions of the Business Corporation Law of 1988, as amended. j11

NOTICE IS HEREBY GIVEN that **New York Environmental Technologies, Inc.**, a foreign business corporation incorporated under the laws of the State of New York, received a Certificate of Authority/Foreign Registration in Pennsylvania on November 25, 2014, 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 AAAgent Services, LLC and the last registered office shall be deemed for venue and official publication purposes to be located in Dauphin County, Pennsylvania. j11

FIRST PUBLICATION

Corporate Notices

NOTICE IS HEREBY GIVEN that Articles of Incorporation were filed on November 2, 2018 with the Pennsylvania Department of State of the Commonwealth of Pennsylvania, in Harrisburg, for the purpose of incorporating a new business corporation organized under the Business Corporation Law of 1988, as amended, for the purpose of engaging in all lawful business for which corporations may be incorporated under the Business Corporation Law of 1988.

The name of the corporation as set forth in the Articles of Incorporation is Capital Insurance Partners, Inc., and was amended to **Central Penn Insurance Partners Inc.** on December 11, 2018.

Brett M. Woodburn, Esquire
Tucker Arensberg, P.C.
2 Lemoyne Drive, Suite 200
Lemoyne, PA 17043

j11

NOTICE IS HEREBY GIVEN **MILITARYB-YOWNER ADVERTISING, INC.**, a foreign business corporation incorporated under the laws of Virginia, with its princ. office located at 129 Lupine Dr., Stafford, VA 22556, has applied 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. j11

NOTICE IS HEREBY GIVEN that, pursuant to the Business Corporation Law of 1988, **Boyd Caton Group, Inc.**, a corporation incorporated under the laws of the State of Virginia will withdraw from doing business in Pennsylvania. The name of its commercial registered office provider in Pennsylvania is CT Corporation System. j11

NOTICE IS HEREBY GIVEN that **Skill Logic, Inc.**, a foreign corporation formed under the laws of the State of Delaware and with its principal office located at 16701 Melford Blvd, Ste 400, Bowie, MD 20715, has registered to do business in Pennsylvania with the Department of State of the Commonwealth of Pennsylvania, at Harrisburg, PA, on 1/7/19, 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 in Dauphin County. j11

NOTICE IS HEREBY GIVEN that **Century Law Firm, P.A.**, a foreign corporation formed under the laws of the State of Florida and with its principal office located at 301 West Bay St, Ste 14170, Jacksonville, FL 32202 has registered to do business in Pennsylvania with the Department of State of the Commonwealth of Pennsylvania, at Harrisburg, PA, on 12/19/18, 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 in Dauphin County. j11

NOTICE IS HEREBY GIVEN that **NeuBase Therapeutics, Inc.**, a foreign corporation formed under the laws of the State of Delaware and with its principal office located at 2730 Sidney St, Ste 300, Pittsburgh, PA 15203, has registered to do business in Pennsylvania with the Department of State of the Commonwealth of Pennsylvania, at Harrisburg, PA, on 1/2/19, 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 in Dauphin County. j11

FIRST PUBLICATION

Fictitious Name Notices

NOTICE IS HEREBY GIVEN that an application for registration of a fictitious name, **Anew You Healing and Wellness Spa** for the conduct of business in Dauphin County, Pennsylvania, was made to the Department of State of the Commonwealth of Pennsylvania at Harrisburg, Pennsylvania on the 2 day of January, 2019 pursuant to the Act of Assembly of December 16, 1982, Act 295. The name and address of the only person or persons owning or interested in the said business are: Jasmine Shabazz. j11

NOTICE IS HEREBY GIVEN that an application for registration of the assumed name **Hanover Hospital Medic 46** for the conduct of business in Dauphin County, Pennsylvania, with the principal place of business being 409 South Second Street, Harrisburg, PA 17104 was made to the Department of State of Pennsylvania at Harrisburg, Pennsylvania, on the 18th day of December 2018, pursuant to 54 Pa.C.S. §311. The name of the entity owning or interested in the said business is Community Life Team, Inc.

McNEES WALLACE & NURICK LLC
100 Pine Street
P.O. Box 1166
Harrisburg, PA 17108-1166

j11

FIRST PUBLICATION

Fictitious Name Notices

NOTICE IS HEREBY GIVEN, pursuant to the provisions of Act of Assembly No. 295, approved December 16, 1982, effective March 16, 1983, of the filing in the office of the Department of State of the Commonwealth of Pennsylvania, at Harrisburg, Pennsylvania, a Certificate for the conduct of a business in Dauphin County, Pennsylvania, under the assumed or fictitious name, style or designation: **Shalom Transformational Services** with its principal place of business at 9 South 15th Street, Harrisburg, PA 17104.

The name and address of the entity owning or interested in said business is: Shalom House at 9 South 15th Street, Harrisburg, PA 17104.

The application was filed on December 12, 2018.

JAY W. WALDMAN, ESQ.
Waldman Law Group, P.C.
501 N. Park Road
Wyomissing, PA 19610

j11

NOTICE IS HEREBY GIVEN that a Registration of Fictitious Name was filed in the Commonwealth of Pennsylvania for **Rittenhouse Village at Lehigh Valley** with a principal place of One Town Center Road, Suite 300, Boca Raton, FL 33486. The name and address of the entity interested in the business is 600 Township Line Rd Senior Housing I OPCO, LLC with a principal office address of One Town Center Road, Suite 300, Boca Raton, FL 33486. Its Registered Office is National Registered Agents, Inc. in Dauphin County. This is filed in compliance with 54 Pa.C.S. 311.

j11

NOTICE IS HEREBY GIVEN, pursuant to the provisions of the Fictitious Names Act of Pennsylvania (54 Pa.C.S. Section 301 et. Seq.) that an application for registration of a Fictitious Name was filed with the Department of State of the Commonwealth of Pennsylvania, for the conduct of a business under the Fictitious Name of **Mudd's Mechanical**, with its principal office or place of business at 7471 Chambers Hill Road, Harrisburg, PA 17111. The names and addresses of all persons who are parties to the registration are Aaron Muddiman and Alexandra Muddiman, 7471 Chambers Hill Road, Harrisburg, PA 17111.

j11

NOTICE IS HEREBY GIVEN, pursuant to the provisions of Act of Assembly No. 295, effective March 16, 1983, of intention to file in the office of the Department of State of the Commonwealth of Pennsylvania, at Harrisburg, Pennsylvania, an application for the conduct of a business in Dauphin County, Pennsylvania under the assumed or fictitious name, style or designation of Name: **Sage Microsystems**, with its principal place of business at: 3245 Pickle Rd, Akron, OH 44312. The names and addresses of all persons or entities owning or interested in said business are: DRB Lube LLC, 3245 Pickle Rd, Akron, OH 44312. The application has been filed on 1/7/2019. j11

FIRST PUBLICATION

Miscellaneous Notices

IN THE COURT OF COMMON PLEAS
DAUPHIN COUNTY
PENNSYLVANIA

NO. 2018-CV-5774-MF

CIVIL DIVISION

S&T BANK, SUCCESSOR TO INTEGRITY BANK, PLAINTIFF

VS.

**RODGER L. GARRISON, AND
JENNIFER J. WEAVER A/K/A JENNIFER
WEAVER, DEFENDANTS**

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 N. Front Street
Harrisburg, PA 17101
(717) 232-7536

j11

FIRST PUBLICATION

Miscellaneous Notices

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

NO: 2018-CV-7201-CV

CIVIL ACTION - LAW

**GREGORY CLAYTON WIEDOR,
PLAINTIFF
VS.**

**KELLEN STROUD, JOHN DOES I-X,
AND ANY CLAIMED OWNER, PERSON OF
INTEREST OR HEIRS, ASSIGNS OR
DESCENDANTS OF THE SAME,
DEFENDANTS**

IMPORTANT NOTICE

TO: Kellen Stroud, John Does I-X, and any claimed owner, person of interest or heirs, assigns or descendants of the same

Date of Notice: January 11, 2019

YOU ARE IN DEFAULT BECAUSE YOU HAVE FAILED TO ENTER A WRITTEN APPEARANCE PERSONALLY OR BY ATTORNEY AND FILE IN WRITING WITH THE COURT YOUR DEFENSES OR OBJECTIONS TO THE CLAIMS SET FORTH AGAINST YOU. UNLESS YOU ACT WITHIN TEN DAYS FROM THE DATE OF THIS NOTICE A JUDGMENT MAY BE ENTERED AGAINST YOU WITHOUT A HEARING AND YOU MAY LOSE PROPERTY OR OTHER IMPORTANT RIGHTS.

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.

IF YOU DO NOT HAVE A LAWYER OR CANNOT AFFORD A LAWYER Contact:

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

Bryan W. Shook, Esquire
Shook Legal, Ltd.
P.O. Box 84
Lewisburg, PA 17837
717-884-9010

j11

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

NO. 2018-CV-4554-MF

NOTICE OF SHERIFF'S SALE

**WELLS FARGO BANK, N.A., PLAINTIFF
VS.**

**ARNOLD A. COBB, TIFFINEE
MCCLENDON-SPENCER, in Her Capacity as
Heir of TINA M. MCCLENDON, Deceased,
ORVILLE MCCLENDON, in His Capacity as
Heir of TINA M. MCCLENDON, Deceased,
TORREY MCCLENDON, in His Capacity as
Heir of TINA M. MCCLENDON, Deceased and
UNKNOWN HEIRS, SUCCESSORS,
ASSIGNS, AND ALL PERSONS, FIRMS, OR
ASSOCIATIONS CLAIMING RIGHT, TITLE
OR INTEREST FROM OR UNDER TINA M.
MCCLENDON, DECEASED**

NOTICE TO: TIFFINEE MCCLENDON-SPENCER, in her capacity as Heir of TINA M. MCCLENDON, Deceased and ARNOLD A. COBB

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

Being Premises: 259 PINECREST DRIVE,
HARRISBURG, PA 17110-1637

Being in SUSQUEHANNA TOWNSHIP, County
of DAUPHIN, Commonwealth of Pennsylvania,
62-006-039-000-0000

Improvements consist of residential property.

Sold as the property of ARNOLD A. COBB, TIFFINEE MCCLENDON-SPENCER, in Her Capacity as Heir of TINA M. MCCLENDON, Deceased, ORVILLE MCCLENDON, in His Capacity as Heir of TINA M. MCCLENDON, Deceased, TORREY MCCLENDON, in His Capacity as Heir of TINA M. MCCLENDON, Deceased and UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER TINA M. MCCLENDON, DECEASED

Your house (real estate) at 259 PINECREST DRIVE, HARRISBURG, PA 17110-1637 is scheduled to be sold at the Sheriff's Sale on 3/07/2019 at 10:00 AM at the DAUPHIN County Courthouse, 101 Market Street, Room 104, Harrisburg, PA 17107-2012 to enforce the Court

FIRST PUBLICATION

Miscellaneous Notices

Judgment of \$130,501.72 obtained by WELLS FARGO BANK, N.A. (the mortgagee) against the above premises.

PHELAN HALLINAN DIAMOND
& JONES, LLP

j11

Attorney for Plaintiff

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

NO. 2018-CV-04570-MF

NOTICE OF SHERIFF'S SALE

**U.S. BANK NATIONAL ASSOCIATION AS
LEGAL TITLE TRUSTEE FOR TRUMAN
2016 SC6 TITLE TRUST, PLAINTIFF
VS.
LORA A. LAVERTY AND ROBERT E.
LAVERTY, DEFENDANT(S)**

NOTICE TO: LORA A. LAVERTY and ROBERT E. LAVERTY

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

Being Premises: 121 FISHER AVENUE, MIDDLETOWN, PA 17057-1112

Being in MIDDLETOWN BOROUGH, County of DAUPHIN, Commonwealth of Pennsylvania, 41-016-012-000-0000

Improvements consist of residential property.

Sold as the property of LORA A. LAVERTY and ROBERT E. LAVERTY

Your house (real estate) at 121 FISHER AVENUE, MIDDLETOWN, PA 17057-1112 is scheduled to be sold at the Sheriff's Sale on 3/07/2019 at 10:00 AM at the DAUPHIN County Courthouse, 101 Market Street, Room 104, Harrisburg, PA 17107-2012, to enforce the Court Judgment of \$39,711.86 obtained by U.S. BANK NATIONAL ASSOCIATION AS LEGAL TITLE TRUSTEE FOR TRUMAN 2016 SC6 TITLE TRUST (the mortgagee) against the above premises.

PHELAN HALLINAN DIAMOND
& JONES, LLP

j11

Attorney for Plaintiff

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

DOCKET NO.: 2018-CV-1729-MF

CIVIL DIVISION

**WELLS FARGO BANK, N.A., PLAINTIFF
VS.
MILROY J. YAHNERT; TAMMY L.
YAHNERT, DEFENDANTS**

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

TO: Milroy J. Yahnert AND Tammy L. Yahnert,
170 North Street, Lykens, PA 17048
AND
245 Eagle Drive, Kill Devil Hills, NC 27948

TAKE NOTICE:

That the Sheriff's Sale of Real Property (Real Estate) will be held at the Dauphin County Sheriff's Office, in the Commissioner's Hearing Room, 4th Floor, Dauphin County Administration Building, 2 South 2nd Street, Harrisburg, PA 17101 on April 11, 2019 at 10:00AM prevailing local time.

THE PROPERTY TO BE SOLD is delineated in detail in a legal description 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.

The LOCATION of your property to be sold is: 170 North Street, Lykens, PA 17048

The JUDGMENT under or pursuant to which your property is being sold is docketed to: No. 2018-CV-1729-MF

THE NAME(S) OF THE OWNER(S) OR REPUTED OWNER(S) OF THIS PROPERTY ARE: Milroy J. Yahnert; Tammy L. Yahnert

A SCHEDULE OF 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 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 Dauphin County, in the Commissioner's Hearing Room, 4th Floor, Dauphin County Administration Building, 2 South 2nd Street, Harrisburg, PA 17101.

FIRST PUBLICATION

Miscellaneous Notices

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. 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 PAPER TO YOUR LAWYER AT ONCE. GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW TO FIND OUT WHERE YOU CAN GET FREE LEGAL ADVICE.

Dauphin County Lawyer Referral Service
213 North Front Street
Harrisburg, PA 17101
(717) 232-7536

THE LEGAL RIGHTS YOU MAY HAVE ARE:

1. You may file a petition with the Court of Common Pleas of Dauphin 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 Dauphin 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 Dauphin 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, Dauphin County Courthouse, 101 Market Street, Suite 101, Harrisburg, PA 17101, before presentation of the petition to the Court.

Dated: 11/27/2018

Justin F. Kobeski, Esquire (200392)
Manley Deas Kochalski LLC
P. O. Box 165028
Columbus, OH 43216-5028
Telephone: 614-222-4921
Fax: 614-220-5613

Email: jfkobeski@manleydeas.com

Attorney for Plaintiff

**IN THE COURT OF COMMON PLEAS
DAUPHIN COUNTY
PENNSYLVANIA****NO. 2018-CV-5522-MF****CIVIL ACTION – LAW****NOTICE OF ACTION
IN MORTGAGE FORECLOSURE****PACIFIC UNION FINANCIAL, LLC,
PLAINTIFF****VS.****GLENN W. GORDON III, MORTGAGOR
AND REAL OWNER, DEFENDANT**

To: Glenn W. Gordon III, Mortgagor and Real Owner, Defendant, whose last known address is 108 Park Lane, Millersburg, PA 17061.

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 Pacific Union Financial, LLC, has filed a Mortgage Foreclosure Complaint endorsed with a notice to defend against you in the Court of Common Pleas of Dauphin County, PA, docketed to No. 2018-CV-5522-MF, wherein Plaintiff seeks to foreclose on the mortgage secured on your property located, 108 Park Lane, Millersburg, PA 17061, whereupon your property will be sold by the Sheriff of Dauphin 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.

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Miscellaneous Notices

Dauphin County Lawyer Referral Service
213 N. Front St.
Harrisburg, PA 17101
717-232-7536

Michael T. McKeever, Atty. for Plaintiff
KML Law Group, P.C.
Ste. 5000, Mellon Independence Center
701 Market St.
Philadelphia, PA 19106-1532
15-627-1322

j11

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

NO. 2018-CV-05287-MF

NOTICE OF SHERIFF'S SALE

**WELLS FARGO BANK, N.A., PLAINTIFF
VS.
LINDA L. TROUTMAN, DEFENDANT**

NOTICE TO: LINDA L. TROUTMAN

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

Being Premises: 1195 POWELLS VALLEY
ROAD, HALIFAX, PA 17032-9111

Being in WAYNE TOWNSHIP, County of
DAUPHIN, Commonwealth of Pennsylvania, 67-
005-014-000-0000

Improvements consist of residential property.

Sold as the property of LINDA L. TROUTMAN

Your house (real estate) at 1195 POWELLS
VALLEY ROAD, HALIFAX, PA 17032-9111 is
scheduled to be sold at the Sheriff's Sale on
3/07/2019 at 10:00 AM at the DAUPHIN County
Courthouse, 101 Market Street, Room 104, Harris-
burg, PA 17107-2012 to enforce the Court Judg-
ment of \$128,664.65 obtained by WELLS FARGO
BANK, N.A. (the mortgagee) against the above
premises.

PHELAN HALLINAN DIAMOND
& JONES, LLP

j11

Attorney for Plaintiff

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

NO. 2018 CV 7724 QT

CIVIL ACTION – QUIET TITLE

**KAREN SNYDER, PLAINTIFF
VS.
PETER LEE DEVELOPMENT
COMPANY, INC., ITS SUCCESSORS AND
ASSIGNS, DEFENDANT**

NOTICE TO PLEAD

TO: Peter Lee Development Company, Inc.
501 Keystone Building
Harrisburg, PA 17101

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 this Complaint and Notice
are served, by entering a written appearance per-
sonally 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 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 OR CANNOT AFFORD ONE, GO
TO OR TELEPHONE THE OFFICE SET FORTH
BELOW TO FIND OUT WHERE YOU CAN
GET LEGAL HELP.

Mid-Penn Legal Services
213 North Front Street
Harrisburg, PA 17101
(717) 232-7536

j11

BAR ASSOCIATION PAGE
Dauphin County Bar Association
213 North Front Street, Harrisburg, PA 17101-1493
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

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

Dauphin County Bar Association
Annual Membership Meeting

The Annual Dinner Meeting of the Dauphin County Bar Association will be held Wednesday, January 30, 2019, at 6:30 p.m. at the Hilton Harrisburg. The meeting will be preceded by a Social Hour beginning at 5:30 p.m. The cost of the dinner is \$35.00 per person.

The Nominating Committee of the Dauphin County Bar Association, in accordance with Article V, Section 2 of the By-Laws, submits the following nominations for officers and directors of the Board for the term of one year or as otherwise indicated, beginning February 1, 2018:

President Elect:	Lisa M. Benzie
Vice President:	Paula J. McDermott
Secretary:	Scott B. Cooper
Treasurer:	Thomas P. Gacki

Directors (2-year term):

Tracey S. Lewis
Christopher J. Marzzacco
Alexis M. Miloszewski
Kenneth A. Rapp
Kimberly A. Selemba

By virtue of Article V, Section 1 of the By-Laws, R. Foland, will automatically succeed to the office of President. j11-25

**SUPREME COURT OF PENNSYLVANIA
CIVIL PROCEDURAL RULES COMMITTEE**

NOTICE OF PROPOSED RULEMAKING

Proposed Amendment of Pa.R.C.P. No. 237.3

The Civil Procedural Rules Committee is planning to propose to the Supreme Court of Pennsylvania the amendment of Pa.R.C.P. No. 237.3 governing relief from judgment of *non pros* for failure to file a complaint or by default for failure to plead, for the reasons set forth in the accompanying explanatory report. Pursuant to Pa.R.J.A. No. 103(a)(1), the proposal is being published in the *Pennsylvania Bulletin* for comments, suggestions, or objections prior to submission to the Supreme Court.

Any reports, notes, or comments in the proposal have been inserted by the Committee for the convenience of those using the rules. They will neither constitute a part of the rules nor will be officially adopted by the Supreme Court.

Additions to the text of the proposal are bolded and underlined; deletions to the text are bolded and bracketed.

The Committee invites all interested persons to submit comments, suggestions, or objections in writing to:

Karla M. Shultz, Counsel
Civil Procedural Rules Committee
Supreme Court of Pennsylvania
Pennsylvania Judicial Center
PO Box 62635
Harrisburg, PA 17106-2635
FAX: 717-231-9526
civilrules@pacourts.us

All communications in reference to the proposal should be received by **March 22, 2019**. E-mail is the preferred method for submitting comments, suggestions, or objections; any e-mailed submission need not be reproduced and resubmitted via mail. The Committee will acknowledge receipt of all submissions.

By the Civil Procedural Rules Committee,

David L. Kwass
Chair

Rule 237.3. Relief from Judgment of *Non Pros* or by Default.

(a) A petition for relief from a judgment of *non pros* or [of] **by** default entered pursuant to Rule 237.1 shall have attached thereto a copy of the complaint, preliminary objections, **and/or** answer which the petitioner seeks leave to file. **All grounds for relief shall be raised in a single petition.**

(b)(1) If the petition is filed within ten days after the entry of a judgment of *non pros* on the docket, the court shall open the judgment if the proposed complaint states a meritorious cause of action.

(2) If the petition is filed within ten days after the entry of a default judgment on the docket, the court shall open the judgment if one or more of the proposed preliminary objections has merit or the proposed answer states a meritorious defense.

Note: Rule 236 requires the prothonotary to give notice of the entry of any judgment and to note in the docket the giving of the notice.

The petitioner must act with reasonable diligence to see that the petition is promptly presented to the court if required by local practice.

See *Schultz v. Erie Insurance Exchange*, 477 A.2d 471 (Pa. 1984) for the requirements for opening a judgment by default and Rule 3051 as to a judgment of *non pros*. Rule 237.3 does not change the law of opening judgments. Rather, the rule supplies two of the three requisites for opening such judgments by presupposing that a petition filed as provided by the rule is timely and with reasonable explanation or legitimate excuse for the inactivity or delay resulting in the entry of the judgment. The requirement of this rule for proceeding within ten days is not intended to set a standard for timeliness in circumstances outside this rule.

See Rules 206.1 through 206.7 governing petition practice.

Explanatory Comment

The Civil Procedural Rules Committee is proposing the amendment of Rule 237.3 governing relief from judgment of *non pros* for failure to file a complaint or by default for failure to plead. In 2016, Rule 237.3 was amended by adding preliminary objections as a type of pleading that may be attached to a petition for relief from default judgment. It has been reported to the Committee that litigants have interpreted this provision to permit the filing of a petition for relief with proposed preliminary objections attached, and then, when that petition is denied, to permit the filing of an additional petition for relief by attaching the proposed answer, notwithstanding the requirement for filing within 10 days of the entry of default judgment. To promote procedural efficiency, the proposed amendment would require a litigant to raise all grounds for relief in a single petition.

By the Civil Procedural
Rules Committee

David L. Kwass
Chair

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Facsimile: 717-232-8773

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