

# Northampton County Reporter

(USPS 395-280)

VOL.LIV

EASTON, PA September 28, 2006

NO. 91

**In Re: Estate of Harold S. Campbell, Sr., Deceased**

## CONTENTS

Bar News .....	3	Healthcare/Corporate Paralegal .....	34
Court Calendar—October .....	37	Legal Secretary .....	9
Estate Notices .....	4	Notice of Incorporation .....	9
		Sheriff's Sales .....	9

### **INSERT:** Mint: 1. 2006 Calendar of Events

2. "Should I Sell My House to the Kids for \$1.00?  
Elder Law Issues for the Non-Practitioner"
3. Bridge the Gap Program
4. "Juvenile Court: From Start to Finish"

### **NOTICE TO THE BAR...**

#### Change in Miscellaneous Court Date

Kindly be advised that due to the Bench/Bar Conference being held on Friday, October 27, 2006, Miscellaneous Court will be held on Thursday, October 26, 2006 at 9:00 a.m. If you have any questions, please call the Court Administrator's Office at (610) 559-6701.

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*Northampton County Reporter*

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The Northampton County Reporter will be published every Thursday by the Northampton County Bar Association, 155 South Ninth St., Easton, PA 18042-4399. All legal notices relating to the business of the county, are required by rule of Court, to be published in this Journal. All legal notices must be submitted in typewritten form and are published exactly as submitted by the advertiser. Neither the Law Reporter nor the printer will assume any responsibility to edit, make spelling corrections, eliminate errors in grammar or make any changes to content.

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Robert C. Brown, Jr., Esquire

Editor

**NOTICES TO NCBA MEMBERS—BAR NEWS**

**INCLUDED IN THIS ISSUE:**

- Lunch Lecture: “Juvenile Court: From Start to Finish”—Wednesday, October 4, 2006
- Lunch Lecture: “Should I Sell My House to the Kids for \$1.00? Elder Law Issues for the Non-Practitioner”—Wednesday, October 18, 2006
- Bridge the Gap Seminar: Friday, November 3, 2006
- NCBA Calendar of Events

September Quarterly Association Meeting—For anyone who attended Judge Smith’s program on Military Law at the September Quarterly Association meeting, due to the length of the program you will be receiving 1.5 substantive CLE credits rather than the original 1.0 credits.

Tax Wise Giving: Avoiding Bad Heir Days and Near-Death Experiences—A seminar by Conrad Teitell, LL.B., LL.M.—Thursday, October 5, 2006, 1:00-3:00 p.m. at the Best Western, Bethlehem. Learn about the latest tax laws; choosing wisely among the four remainder unitrusts; not knowing the different marital deduction rules for the various charitable remainder gifts can be dangerous for your client’s wealth; tax consequences of: contributing an existing CRT life interest, collapsing the trust and dividing the assets between the income beneficiary and the charitable remainder organization. 2 CLE credits. Contact the NCBA for the registration form.

Words, like eyeglasses, blur everything that they do not make more clear.—Joseph Joubert, 1754-1824

**ESTATE NOTICES**

Notice is hereby given that in the estate of the decedents set forth below the Register of Wills has granted letters, testamentary or of administration to the persons named. All persons having claims or demands against said estates are requested to make known the same, and all persons indebted to said estates are requested to make payment without delay to the executors or administrators or their attorneys named below.

**FIRST PUBLICATION****COFFIN, CLAIRE E.,** dec'd.

Late of Bethlehem Township, Northampton County, PA  
 Executor: Thomas P. Stitt, Sr. c/o Thomas P. Stitt, Esquire, 576 Nazareth Pike (Rt. 191), Nazareth, PA 18064-8400  
 Attorney: Thomas P. Stitt, Esquire, 576 Nazareth Pike (Rt. 191), Nazareth, PA 18064-8400

**GILL, JOYCE F.,** dec'd.

Late of the City of Bethlehem, Northampton County, PA  
 Co-Executors: William B. Gill and Carol E. Strong c/o Justin K. McCarthy, Esquire, Suite 100, 528 N. New Street, Bethlehem, PA 18018  
 Attorney: Justin K. McCarthy, Esquire, Suite 100, 528 N. New Street, Bethlehem, PA 18018

**HARTZELL, RUTH L.,** dec'd.

Late of Allen Township, Northampton County, PA  
 Executrix: Judith A. Mengel c/o Bradford D. Wagner, Esquire, 662 Main Street, Hellertown, PA 18055-1726

Attorney: Bradford D. Wagner, Esquire, 662 Main Street, Hellertown, PA 18055-1726

**HOFER, STELLA M.,** dec'd.

Late of the Borough of Nazareth, Northampton County, PA

Co-Executrices: Florence M. Horvath, 328 Cherry Hill Road, Nazareth, PA 18064-8847 and Stella A. Gordon, 251 Cherry Hill Road, Nazareth, PA 18064-8839

Attorneys: Peters, Moritz, Peischl, Zulick & Landes, LLP, 1 South Main Street, Nazareth, PA 18064-2083

**KENNEDY, RACHEL K.,** dec'd.

Late of Palmer Township, Northampton County, PA  
 Co-Executors: James V. Kennedy and John P. Kennedy c/o Robert C. Brown, Jr., Esquire, Fox, Oldt & Brown, 940 West Lafayette Street, Suite 100, Easton, PA 18042-1412  
 Attorneys: Robert C. Brown, Jr., Esquire, Fox, Oldt & Brown, 940 West Lafayette Street, Suite 100, Easton, PA 18042-1412

**KURISCO, MARIE,** dec'd.

Late of the City of Bethlehem, Northampton County, PA  
 Administratrix d.b.n.c.t.a.: Marlene Kurisco c/o Justin K. McCarthy, Esquire, Suite 100, 528 N. New Street, Bethlehem, PA 18018

Attorney: Justin K. McCarthy, Esquire, Suite 100, 528 N. New Street, Bethlehem, PA 18018

**MacARTHUR, WILLIAM G. a/k/a WILLIAM G. McARTHUR,** dec'd.

Late of the City of Easton, Northampton County, PA

Administrator: Michael A. Ondilla c/o 3400 Bath Pike, Suite 311, Bethlehem, PA 18017

**OPLINGER, GRACE I.**, dec'd.

Late of the City of Easton, Northampton County, PA

Co-Executrices: Shirley A. Kuntz and Audrey J. Blickensderfer c/o Joel H. Ziev, Esquire, 700 Washington Street, Easton, PA 18042

Attorney: Joel H. Ziev, Esquire, 700 Washington Street, Easton, PA 18042

**RISK, DeLLOYD J.**, dec'd.

Late of the City of Bethlehem, Northampton County, PA

Executor: Warren J. Risk c/o Jacob S. Kolb, Esquire, Kolb, Vasiliadis and Florenz, 74 West Broad Street, Ste. 170, Bethlehem, PA 18018-5738

Attorneys: Jacob S. Kolb, Esquire, Kolb, Vasiliadis and Florenz, 74 West Broad Street, Ste. 170, Bethlehem, PA 18018-5738

**ROBERTS, BETTY P.**, dec'd.

Late of 1569 Teels Road, Pen Argyl, Plainfield Township, Northampton County, PA

Co-Executrices: Susan J. Wise and Ellen M. Counterman c/o Kirby G. Upright, Esquire, King Spry Herman Freund & Faul LLC, One West Broad Street, Suite 700, Bethlehem, PA 18018

Attorneys: Kirby G. Upright, Esquire, King Spry Herman Freund & Faul LLC, One West Broad Street, Suite 700, Bethlehem, PA 18018

**SAUERWINE, RONALD C.**, dec'd.

Late of W 31 Walnutport Court #1, Walnutport, Northampton County, PA

Executrix: Ronda Wirth, 2023 N. 1st Ave., Whitehall, PA 18052

Attorney: Brian R. Joyce, Esquire, 2895 Hamilton Blvd., Ste. 203, Allentown, PA 18104

**SCHWENK, CHARLES W.**, dec'd.

Late of 13 Seyfried Avenue, Nazareth, Northampton County, PA

Co-Executors: Jeffrey M. Schwenk and Douglas C. Schwenk c/o Sandor Engel, Esquire, 825 N. Twelfth Street, Allentown, PA 18102

Attorney: Sandor Engel, Esquire, 825 N. Twelfth Street, Allentown, PA 18102

**TUROCY, DOROTHY G.**, dec'd.

Late of Northampton Borough, Northampton County, PA

Co-Executors: David Turocy and Steven Turocy c/o Bruce W. Weida, Esquire, 245 Main Street, Emmaus, PA 18049

Attorney: Bruce W. Weida, Esquire, 245 Main Street, Emmaus, PA 18049

**WEAVER, DOROTHY M.**, dec'd.

Late of the Borough of Hellertown, Northampton County, PA

Executrix: Barbara A. Weaver c/o Kevin Frank Danyi, Esquire, Danyi Law Offices, P.C., 133 East Broad Street, Bethlehem, PA 18018

Attorneys: Kevin Frank Danyi, Esquire, Danyi Law Offices, P.C., 133 East Broad Street, Bethlehem, PA 18018

**YOUNG, EVANTHIA P. a/k/a EVE YOUNG**, dec'd.

Late of the Township of Hanover, Northampton County, PA

Administratrix: Stacy R. Young, 573 Kevin Drive, Bethlehem, PA 18017

Attorney: Paul J. Harak, Esquire, 1216 Linden Street, P.O. Box 1409, Bethlehem, PA 18016

**SECOND PUBLICATION**

**ARBIZZANI, DOROTHEA R.,** dec'd.

Late of Bethlehem, Northampton County, PA

Executrix: Martha L. Stear, 1840 Millard Street, Bethlehem, PA 18017

Attorneys: Richard J. Schaedler, Esquire, Majczan-Schaedler-Kelleher, 901 West Lehigh Street, Suite 200, Bethlehem, PA 18018

**BENTZ, DANIEL J.,** dec'd.

Late of the Borough of Wilson, Northampton County, PA

Executrix: Barbara L. Cox, 228 Poplar Drive, Centreville, MD 21617

**BOWERS, SHAWN R.,** dec'd.

Late of Moore Township, Northampton County, PA

Administratrix: Kathryn L. Brace, 241 W. Beil Avenue, Nazareth, PA 18064

Attorneys: Peters, Moritz, Peischl, Zulick & Landes, LLP, 1 South Main Street, Nazareth, PA 18064-2083

**BRENNAN, LEON J. a/k/a LEON JOSEPH BRENNAN, JR.,** dec'd.

Late of Palmer Township, Northampton County, PA

Executor: Alexander Gale c/o Thomas P. Stitt, Esquire, 576 Nazareth Pike (RT 191), Nazareth, PA 18064-8400

Attorney: Thomas P. Stitt, Esquire, 576 Nazareth Pike (RT 191), Nazareth, PA 18064-8400

**DUBBS, CHARLES WILLIAM, SR.,** dec'd.

Late of Bethlehem, Northampton County, PA

Executor: Charles W. Dubbs, Jr. c/o William W. Matz, Jr., Esquire, 211 W. Broad Street, Bethlehem, PA 18018-5517

Attorney: William W. Matz, Jr., Esquire, 211 W. Broad Street, Bethlehem, PA 18018-5517

**HATFIELD, OPHELIA REBECCA a/k/a O. REBECCA HATFIELD,** dec'd.

Late of the City of Bethlehem, Northampton County, PA

Executrix: Nettie Jayne Hatfield Robinson a/k/a Jayne Febraro c/o Ellen M. Kraft, Esquire, 3400 Bath Pike, Suite 311, Bethlehem, PA 18017-2485

Attorney: Ellen M. Kraft, Esquire, 3400 Bath Pike, Suite 311, Bethlehem, PA 18017-2485

**ISKANDARIAN, LARISA,** dec'd.

Late of the Township of Forks, Northampton County, PA

Executor: Marvin Turetsky, 200 Madison Avenue, Suite 2210, New York, NY 10016

Attorneys: Patrick Naessens, Esquire, Dillworth Paxson, LLP, Mellon Bank Center, 1735 Market Street, Suite 3200, Philadelphia, PA 19103-7595

**KNECHT, WILSON W.,** dec'd.

Late of Lower Nazareth Township, Northampton County, PA

Co-Executors: Barbara A. Knecht, 4005 Newburg Road,

Easton, PA 18045-8222 and Randy W. Knecht, 3987 Newburg Road, Easton, PA 18045-8220

Attorneys: Peters, Moritz, Peischl, Zulick & Landes, LLP, 1 South Main Street, Nazareth, PA 18064-2083

**KOLMAR, THERESA R.**, dec'd.

Late of Bethlehem Township, Northampton County, PA

Executor: Stephen J. Kolmar c/o Dianne C. Magee, Esquire, Grim, Biehn & Thatcher, P.O. Box 380, Quakertown, PA 18951

Attorneys: Dianne C. Magee, Esquire, Grim, Biehn & Thatcher, P.O. Box 380, Quakertown, PA 18951

**KRAJCZAR, THERESA**, dec'd.

Late of the Borough of Freemansburg, Northampton County, PA

Executor: Donald Krajczar c/o Harry Newman, Esquire, 3897 Adler Place, Suite 180C, Bethlehem, PA 18017

Attorney: Harry Newman, Esquire, 3897 Adler Place, Suite 180C, Bethlehem, PA 18017

**RUYAK, EDWARD G. a/k/a EDWARD GEORGE RUYAK**, dec'd.

Late of the City of Bethlehem, Northampton County, PA

Executrix: Grace F. Ruyak c/o Joseph F. Leeson, Jr., Esquire, Leeson, Leeson & Leeson, 70 E. Broad Street, P.O. Box 1426, Bethlehem, PA 18016-1426

Attorneys: Joseph F. Leeson, Jr., Esquire, Leeson, Leeson & Leeson, 70 E. Broad Street, P.O. Box 1426, Bethlehem, PA 18016-1426

**SIEGFRIED, OLGA M. a/k/a OLGA SIEGFRIED**, dec'd.

Late of the City of Bethlehem, Northampton County, PA

Executor: Paul M. Siegfried c/o Littner, Deschler & Littner, 512 N. New Street, P.O. Box 1407, Bethlehem, PA 18016-1407

Attorneys: Littner, Deschler & Littner, 512 N. New Street, P.O. Box 1407, Bethlehem, PA 18016-1407

**STOFAN, MARY M. a/k/a MARY MARGARET STOFAN**, dec'd.

Late of the Borough of Hellertown, Northampton County, PA

Executrix: Dolores A. Fartel c/o Bradford D. Wagner, Esquire, 662 Main Street, Hellertown, PA 18055-1726

Attorney: Bradford D. Wagner, Esquire, 662 Main Street, Hellertown, PA 18055-1726

**THIRD PUBLICATION**

**BARTOLACCI, ANTHONY T., SR.**, dec'd.

Late of the Township of Palmer, Northampton County, PA

Executor: Guido J. Bartolacci c/o Judith A. Harris, Esquire, Tallman, Hudders & Sorrentino, P.C., The Paragon Centre, 1611 Pond Road, Suite 300, Allentown, PA 18104-2256

Attorneys: Judith A. Harris, Esquire, Tallman, Hudders & Sorrentino, P.C., The Paragon Centre, 1611 Pond Road, Suite 300, Allentown, PA 18104-2256

**BOYER, EARL J., SR. a/k/a EARL J. BOYER**, dec'd.

Late of the Township of Hanover, Northampton County, PA

Executor: Earl J. Boyer, Jr.  
c/o Littner, Deschler & Littner,  
512 N. New Street, P.O. Box  
1407, Bethlehem, PA 18016-  
1407

Attorneys: Littner, Deschler &  
Littner, 512 N. New Street,  
P.O. Box 1407, Bethlehem, PA  
18016-1407

**DEMYAN, HELEN T. a/k/a  
HELEN THERESA DEMYAN,**  
dec'd.

Late of the City of Bethlehem,  
Northampton County, PA

Executrix: Charlene A. Preletz  
c/o Frank J. Danyi, Jr., Es-  
quire, Maloney, Danyi,  
Sletvold & O'Donnell, 901  
West Lehigh Street, Bethle-  
hem, PA 18016-1279

Attorneys: Frank J. Danyi, Jr.,  
Esquire, Maloney, Danyi,  
Sletvold & O'Donnell, 901  
West Lehigh Street, Bethle-  
hem, PA 18016-1279

**DOW, ELAINE T.,** dec'd.

Late of Bethlehem, Northamp-  
ton County, PA

Executrix: Barbara J. Albani  
c/o Ralph J. Bellafatto, Es-  
quire, 4480 William Penn  
Highway, Easton, PA 18042  
Attorney: Ralph J. Bellafatto,  
Esquire, 4480 William Penn  
Highway, Easton, PA 18042

**EVANS, DENISE E.,** dec'd.

Late of 3947 Mountain View  
Drive, Danielsville, Northamp-  
ton County, PA

Co-Administrators: Paul H.  
Haydt and Clara E. Haydt,  
3947 Mountain View Drive,  
Danielsville, PA 18038

Attorneys: Lee A. Conrad, Es-  
quire, Thomas, Conrad and

Conrad, 515 West Linden  
Street, Allentown, PA 18101

**HESS, ROBERT W.,** dec'd.

Late of Northampton, North-  
ampton County, PA

Executrix: Linda Lee Balliet  
Roman c/o E. Keller Kline, III,  
Esquire, Kline and Kline, 731  
Turner Street, Allentown, PA  
18102

Attorneys: E. Keller Kline, III,  
Esquire, Kline and Kline, 731  
Turner Street, Allentown, PA  
18102

**LUTZ, CLETUS H.,** dec'd.

Late of the Township of  
Bushkill, Northampton Coun-  
ty, PA

Executrix: Elizabeth E. M.  
Schuch c/o Alfred S. Pierce,  
Esquire, I.D. No. 21445, Pierce  
& Dally, LLP, 124 Belvidere  
Street, Nazareth, PA 18064

Attorneys: Alfred S. Pierce,  
Esquire, I.D. No. 21445, Pierce  
& Dally, LLP, 124 Belvidere  
Street, Nazareth, PA 18064

**WAGNER, MARILYN J.,** dec'd.

Late of City of Bethlehem,  
Northampton County, PA

Executor: Paul W. Wagner  
c/o Nicholas M. Zumas, Es-  
quire, 54 South Commerce  
Way, Suite 172, Bethlehem, PA  
18017-8966

Attorney: Nicholas M. Zumas,  
Esquire, 54 South Commerce  
Way, Suite 172, Bethlehem, PA  
18017-8966

**WEIDMAN, VELMA C.,** dec'd.

Late of the Borough of Naza-  
reth, Northampton County,  
PA

Executrix: Carol W. Ohlandt,  
456 Manchester Way, Wyckoff,  
NJ 07481



**NOTICE OF INCORPORATION**

NOTICE IS HEREBY GIVEN that Articles of Incorporation For Profit have been filed with the Department of State of the Commonwealth of Pennsylvania, at Harrisburg, Pennsylvania, for the purpose of obtaining a Certificate of Incorporation of a proposed corporation to be organized under the provisions of the Pennsylvania Business Corporation Law of 1988, approved December 21, 1988, P.L. 1444, No. 177, as amended.

The name of the corporation is:

**BETHLEHEM**

**GLASS WORKS, INC.**

The purpose of the corporation is: Installation and Repair of Glass Windows and Storefronts.

LEONARD M. MELLON, ESQUIRE  
I.D. No. 46815

151 South 7th Street  
Easton, PA 18042  
Phone: (610) 559-9990

Sept. 28

**LEGAL SECRETARY**

Full-time for Easton law office engaged in family law, litigation and social security matters. Good communications skills necessary. Experience a plus. Fax or mail resume in confidence to Thomas & Thomas, Attorneys at Law, 704 Washington Street, Easton, PA 18042. FAX (610) 559-7768.

Sept. 7, 14, 21, 28

**SHERIFF'S SALE OF VALUABLE REAL ESTATE**

The following real estate will be sold by the Sheriff of Northampton County, Pennsylvania, on October 6, 2006 at ten o'clock a.m. in the COUNCIL CHAMBERS, FOURTH FLOOR, of the Northampton County Government Center, within the City of Easton, County of Northampton and State of Pennsylvania, to wit:

PLEASE TAKE NOTICE that the sale price will include only the delinquent taxes certified to the Sheriff's Office. Any current taxes are the responsibility of the purchaser.

**No. 1**

**BY VIRTUE OF A CERTAIN WRIT OF EXECUTION  
CV-2006-002485**

All that certain lot or piece of ground situate in the Township of Hanover, County of Northampton and Commonwealth of Pennsylvania, known as Lot 15, as shown on a certain subdivision map or plan entitled "Pointe North-Phase IV, Section 4" dated July 19, 1993, last revised June 7, 1994, prepared for Pointe Associates, Inc., by Barry Isett & Associates, P.C. filed in the Northampton County Recorder of Deeds Office on August 19, 1994 in Map Book 1994-5, at Page 207, 208 and 209.

Also known as Northampton County Uniform Parcel Identifier No.: Map M6NW1, Block 20; Lot 10. Parcel No. M6NW1 20-10.

BEING the same premises which Blanche E. Singleton, by Deed dated November 17, 1998 and recorded in the Northampton County Recorder of Deeds Office on December 28, 1998 in Deed Book 1998-1 Page 179777, granted and conveyed unto Vincent Basile.

BEING KNOWN AS 4105 Maria Lane, Bethlehem, Pennsylvania.

THEREON BEING ERECTED a two story single dwelling w/attached two-car garage, vinyl siding exterior and shingle roof.

SEIZED AND TAKEN into execution of the writ as the property of Vincent Basile.

JOSEPH A. GOLDBECK, JR.,  
ESQUIRE.

**No. 2**  
**BY VIRTUE OF A CERTAIN**  
**WRIT OF EXECUTION**  
**CV-2005-008618**

TRACT NO. 1: ALL THAT CERTAIN tract, lot or piece of ground, together with the improvements thereon erected, situate on Lehigh Drive (formerly Dock Street) in the 7th Ward of the City of Easton, County of Northampton and State of Pennsylvania, more particularly bounded and described as follows, to wit:

CONTAINING in front on Lehigh Drive (formerly Dock Street) forty (40) feet, more or less, and extending of that width in depth northwardly seventy-five (75) feet, more or less,

BOUNDED on the north by lands now or late of Catharine Bray and J.P. McDonald, on the east by land now or late of Donald Falvey, on the south by Lehigh Drive (formerly Dock Street), and on the west by land now or late of John Bruch.

Known as 1073 Lehigh Drive, Easton, PA 18042-6247.

ALSO KNOWN AS NORTHAMPTON COUNTY UNIFORM PARCEL IDENTIFIER NO. MAP: L9SW3C. BLOCK: 08. LOT: 01.

TRACT NO. 2: ALL THAT CERTAIN message, tenement, lot or piece of land being lot number nine (9) of a plan of lots laid out by Charles Kitchen, Esquire, situate in the City of Easton, County of Northampton and State of Pennsylvania, bounded and described as follows, to wit:

CONTAINING in front on Dock Street twenty (20) feet and extending of that width one hundred and fifty-six (156) feet to Franklin Street.

BOUNDED on the east by lot now or late of Edward Lamb, on the west by lot now or late of Thomas

Brady, and on the north and south by Franklin and Dock Streets.

TRACT NO. 3: ALL THAT CERTAIN MESSAGE, tenement, lot or piece of land, situate on Franklin Street, in the City of Easton, County of Northampton and State of Pennsylvania, containing in front on Franklin Street a distance of twenty (20) feet and extending of that width in depth a distance of eighty-six (86) feet, more or less.

IT BEING BOUNDED on the north by Franklin Street, on the east by lot now or late of Thomas Donnelley, on the west by lots now or late of Elizabeth Bruch and Michael Cavanaugh and on the south by lots now or late of Thomas Brady.

Known as 1069 Lehigh Drive, Easton, PA 18042-6247.

ALSO KNOWN AS NORTHAMPTON COUNTY UNIFORM PARCEL IDENTIFIER NO. MAP: L9SW3B. BLOCK: 16. LOT: 02.

IT BEING THE SAME PREMISES which Nicholas Medina and Marina Medina, his wife, by their deed dated October 7, 1996, and recorded in the Office of the Recorder of Deeds in and for Northampton County at Easton, PA in Deed Book Volume 1997-1, Page 35417, granted and conveyed unto Raymond Medina and Emma Medina, his wife.

This is a conveyance from husband and wife to husband and daughter and is exempt from the payment of realty transfer tax.

THEREON BEING ERECTED at 1073 Lehigh Drive a two story single dwelling.

THEREON BEING vacant land at 1069 Lehigh Drive.

SEIZED AND TAKEN into execution of the writ as the property of

Raymond Medina and Michelle T. Medina.

RICHARD F. STERN, ESQUIRE

**No. 3**  
**BY VIRTUE OF A CERTAIN**  
**WRIT OF EXECUTION**  
**CV-2006-002541**

ALL THAT CERTAIN message or tenement and parcel of land situate along the Southerly side of East Ettwein Street, between Linden and Penn Streets, in the City of Bethlehem, County of Northampton and Commonwealth of Pennsylvania, bounded and described according to a survey thereof made the 16th day of February, 1948, by Leonard M. Fraivillig Company, Engineers, Bethlehem, Pennsylvania, as follows, to wit:

BEGINNING at a point on the Southerly side of East Ettwein Street distant 180 feet Westwardly along the said Southerly side of East Ettwein Street from its intersection with the Westerly side of Linden Street; thence extending North 77 degrees 50 minutes West along the Southerly side of East Ettwein Street a distance of 15.25 feet to a point in line with the middle of a party or partition wall and the middle of an alley or passageway between the premises herein conveyed and the premises adjoining to the West, known as No. 250 East Ettwein Street; thence extending South 11 degrees 53 minutes 30 seconds West and passing through the middle of the aforementioned alley or passageway and the middle of the aforementioned party wall a distance of 100 feet to a point in line of property now or late of S. Erwin Shleifer; thence extending South 77 degrees 50 minutes East along property now or late of S. Erwin Shleifer a distance of 14.96 feet to a point; thence extending North 12 degrees 03 min-

utes 30 seconds East along property now or late of Clifford G. Adams a distance of 100 feet to the point on the Southerly side of East Ettwein Street, the point and place of BEGINNING.

BEING known and designated as No. 252 East Ettwein Street, Bethlehem, Pennsylvania according to the present system of city numbering.

PARCEL NUMBER: P6NE1B-5-12.

BEING KNOWN AS: 252 EAST ETTWEIN STREET, BETHLEHEM, PA 18018.

PROPERTY ID NO.: P6NE1B-5-12.

TITLE TO SAID PREMISES IS VESTED IN Scott Weinberg and Gretchen Weinberg, husband and wife by deed from Patricia J. Bracero as agent for Gary R. Degrave and Patricia S. Lum-Degrave, husband and wife dated 10/15/03 recorded 10/27/03 in Deed Book 2003-1 Page 447718.

THEREON BEING ERECTED a two and one-half story row dwelling with aluminum siding exterior and shingle roof.

SEIZED AND TAKEN into execution of the writ as the property of Scott Weinberg and Gretchen Weinberg.

MARK J. UDREN, ESQUIRE

**No. 4**  
**BY VIRTUE OF A CERTAIN**  
**WRIT OF EXECUTION**  
**CV-2006-003276**

ALL THAT CERTAIN message or tenement and tract or piece of land situate on the western side of Legislative Route 48086, also known as Grouse Drive, in the Township of Moore, County of Northampton and State of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at an iron pin set on the Western right of way line of L.R. 48086, said iron pin also being the Southeastern corner of Lot No. 3 of Moore Hill Subdivision; thence along the Western right of way line of L.R 48086, South 4 degrees 14 minutes 00 seconds West, 200.00 feet to an iron pin; thence along the North line of Richard Boehm, North 85 degrees 34 minutes 00 seconds West 225.19 feet to an iron pin; thence along Lot no. 9 East line, North 4 degrees 23 minutes 00 seconds East, 199.21 feet to an iron pin; thence along Lot No. 3 South line, South 85 degrees 46 minutes 00 seconds East, 224.67 feet to an iron pin and the place of beginning.

CONTAINING 44,897.238 square feet of land, or 1.031 acres, as surveyed and shown on a plot by Kenneth R. Hahn, Registered Surveyor, under date of May 5, 1973, and being Lot No. 4.

BEING THE SAME PREMISES WHICH Pamela R. Walker, by Deed dated August 9, 2001 and recorded in Northampton County Recorder of Deeds Office, Pennsylvania, in Deed Book Volume 2001-1, page 164988, granted and conveyed unto Aureta E. Jones, in fee.

PARCEL IDENTIFICATION NO: H5-25-3E.

**RECORD OWNER**

TITLE TO SAID PREMISES IS VESTED IN Romke D. Bosga, unmarried, by Deed from Jeffrey K. Hawbecker, Sheriff of the County of Northampton, dated 11-22-04, recorded 11-30-04, in Deed Book 2004-1, page 464007.

**PRIOR DEED INFORMATION**

TITLE TO SAID PREMISES IS VESTED IN Aureta E. Jones, by Deed from Pamela R. Walker, dated 8-9-01, recorded 8-16-01, in Deed Book 2001-1, page 164988.

PREMISES BEING: 513 GROUSE DRIVE, BATH, PA 18014. TAX PARCEL NO. H5-25-3E.

THEREON BEING ERECTED a ranch style dwelling with attached two-car garage, vinyl siding exterior and shingle roof; detached two-car garage.

SEIZED AND TAKEN into execution of the writ as the property of Romke D. Bosga a/k/a Romke Daniel Bosga.

DANIEL G. SCHMIEG,  
ESQUIRE

**No. 5**

**BY VIRTUE OF A CERTAIN  
WRIT OF EXECUTION  
CV-2005-008967**

All that certain lot or tract of land, situate on the northeast side of Brentwood Avenue, in the Township of Palmer, County of Northampton and Commonwealth of Pennsylvania, being Lot No. 11 on the Plan of Newburg Homes, Section E, Sub-Section 5, dated April 5, 1965 prepared by E. T. Sales, Inc. and recorded in the Office for the Recording of Deeds in and for the said County of Northampton, in Plan Book 20, at page 39.

Conveyed unto Richard J. Diaz by deed from Marie C. Diaz dated 8/14/02 and recorded 8/22/02 in book 2002-1 page 221692.

TAX PARCEL # L8-3-4B-0324.

BEING KNOWN AS 213 Brentwood Avenue, Easton, Pennsylvania.

THEREON BEING ERECTED a ranch style dwelling w/attached one-car garage, stone and vinyl siding exterior and shingle roof.

SEIZED AND TAKEN into execution of the writ as the property of Richard Diaz.

JOSEPH A. GOLDBECK, JR.,  
ESQUIRE

**No. 6  
BY VIRTUE OF A CERTAIN  
WRIT OF EXECUTION  
CV-2006-001619**

ALL THAT CERTAIN message, tenement and lot of ground, known as 731 Northampton Street, situated in the City of Easton, Northampton County, Pennsylvania, containing in front of Northampton Street twenty-three (23) feet, and extending of that same width in depth northwardly to Wood Street.

BOUNDED on the north by said Wood Street, on the east by lands now or late of Andrew Moore, on the South by Northampton Street, and on the west by property now or late of William R. Bryson.

BEING KNOWN AS: 731 Northampton Street, Easton, PA 18042.

Tax Parcel No: L9SE1B 16 9 0310.

THEREON BEING ERECTED a two story single dwelling with aluminum siding exterior and shingle roof.

SEIZED AND TAKEN into execution of the writ as the property of Christopher Johnson.

CHARLES LAPUTKA, ESQUIRE

**No. 7  
BY VIRTUE OF A CERTAIN  
WRIT OF EXECUTION  
CV-2005-007817**

ALL THAT CERTAIN lot of land situate in the Borough of Roseto, County of Northampton and State of Pennsylvania and shown as Lot No. 3 on a plan of a Subdivision of land for Holiday Fashions, being recorded in Plan Book Volume 1996-5, page 261, bounded and described as follows:

BEGINNING at a point on the Westerly curb of Roseto Avenue, a corner also in Lot No. 2; thence along said Lot No. 2 North 82 de-

grees 15 minutes 00 seconds West 182.78 feet to a point on the Easterly side of Cedar Street (a private 12 feet wide alley); thence along said Cedar Street North 6 degrees 26 minutes 42 seconds East 44.60 feet to a point; thence along same North 06 degrees 50 minutes 49 seconds East 15.41 feet to a corner in Lot No. 4; thence along said Lot No. 4 South 82 degrees 15 minutes 00 seconds East 184.03 feet to a point on the Westerly curb of Roseto Avenue; thence along said curb South 07 degrees 45 minutes 00 Seconds West 60.00 feet to the place of beginning.

CONTAINING 11,006.67 square feet.

Tax Parcel #D9SE4B-1-1C.

BEING KNOWN AS 116 Roseto Avenue, Roseto, Pennsylvania.

THEREON BEING ERECTED a ranch style dwelling w/attached one-car garage, vinyl siding exterior and shingle roof.

SEIZED AND TAKEN into execution of the writ as the property of Herman Ortega and Mary L. Ortega.

BARBARA A. FEIN, ESQUIRE

**No. 8  
BY VIRTUE OF A CERTAIN  
WRIT OF EXECUTION  
CV-2005-001722**

ALL THAT CERTAIN TRACT OF LAND, situated in the Township of Palmer, County of Northampton, and State of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a spike in the Public Road leading from Selpsville to the Pond Road; thence by the said Road, South 66 degrees 40 minutes West, 177.04 feet to a nail in the intersection of the centerlines of the aforesaid Road and Nulton Avenue; thence by the said Road, South 67 degrees 40 minutes West

(erroneously set forth in prior Deed as North 67 degrees 40 minutes West), 135.50 feet to a spike in the road; thence by the southeasterly right-of-way line of the Manufacturers Light and Heat Company, North 33 degrees 44 minutes East 253.20 feet to a point; thence by land of Lewis A. Miller, North 66 degrees 40 minutes East, 100.0 feet to a point; thence by the same, South 23 degrees 20 minutes East, 140.0 feet to a point, the place of beginning. Containing .67 of an acre of land.

BEING THE SAME PREMISES which Raymond Sapp, Sr., and Deborah A. Sapp, husband and wife, by deed dated 3/27/02 and recorded 4/11/02 in the Office of the Recorder of Deeds in and for Northampton County, in Deed Book 2002-1 at Page 93871, granted and conveyed unto Ronald N. Slack, married.

BEING Parcel No. L8SE1-14-6.

BEING KNOWN AS 4031 Farmersville Road, Easton, Pennsylvania.

THEREON BEING ERECTED a ranch style dwelling w/attached one-car garage, vinyl and aluminum siding exterior and shingle roof.

SEIZED AND TAKEN into execution of the writ as the property of Ronald N. Slack.

JOSEPH A. GOLDBECK, JR.  
ESQUIRE

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**No. 10**  
**BY VIRTUE OF A CERTAIN**  
**WRIT OF EXECUTION**  
**CV-2006-003393**

ALL THAT CERTAIN tract of land situated in a subdivision of land known as Allen Village Phase III and located in Allen Township, Northampton County, and the Common-

wealth of Pennsylvania, known as Lot #51, as recorded on September 14, 1988, in Map Book Volume 88, Page 304.

TOGETHER with and subject to covenants, easements and restrictions of record. Said Property contains 1.144 acres more or less. This description prepared by Larry S. Turoscy, P.E. and R.S. on June 23, 1992.

ALSO KNOWN AS NORTHAMPTON COUNTY UNIFORM PARCEL IDENTIFIER: MAP K4, BLOCK 27, LOT 34 for purposed of compliance with Northampton County Ordinance No. 159-1989 only.

BEING the same premises which Richard A. Szczepanski and Gloria J. Szczepanski, husband and wife, by their deed dated December 29, 2000 and recorded January 9, 2001 in the office of the NORTHAMPTON County Recorder of Deeds in Deed Book Volume 2001 Page 4778 granted and conveyed to Kenneth J. Woody and Ellen E. Woody, husband and wife.

BEING KNOWN AS Lot 51 Marshall Run, Northampton, Pennsylvania.

THEREON BEING ERECTED a partially constructed dwelling.

SEIZED AND TAKEN into execution of the writ as the property of Kenneth J. Woody and Ellen E. Woody.

LORI A. GIBSON, ESQUIRE

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**No. 12**  
**BY VIRTUE OF A CERTAIN**  
**WRIT OF EXECUTION**  
**CV-2003-007588**

ALL THAT CERTAIN lot or piece of ground situate on the South side of 7th Street in the City of Bethlehem, County of Northampton and State of Pennsylvania, being Lot No. 21 according to the plan of L.S. Jacoby, called Plan of Lots near

South Bethlehem, Northampton County, Pennsylvania, H.A. Doster, Trustee, 1887, bounded and described as follows, to wit:

BEGINNING at a point 30 feet Westwardly (incorrectly referred to in the prior deed as 33 feet) from the Southwest corner of an alley West of Oak Street and parallel to said Oak Street; thence Westwardly along 7th Street, a frontage of 30 feet to Lot No. 20; thence Southerly along Lot No. 20, 125 feet to a 14 foot alley; thence Easterly along said alley 31 feet to Lot No. 22; thence Northerly along No. 22, 150 feet to 7th Street, the place of beginning.

BOUNDED on the North by 7th Street; on the South by an alley; on the East by Lot No. 22; and on the West by Lot No. 20.

HAVING ERECTED THEREON a dwelling known and numbered as 728 East 7th Street, Bethlehem, Northampton County, Pennsylvania, according to present system of city numbering.

BEING the same premises which Greg M. Senderling, by Deed dated May 2, 2001 and recorded in Northampton County on May 31, 2001 at Document ID # 2001020442, granted and conveyed to Issac Andujar.

ASSESSMENT MAP, BLOCK AND LOT NUMBER: F6SE2D-20-4.

THEREON BEING ERECTED A TWO STORY SINGLE BRICK DWELLING WITH SHINGLE ROOF.

SEIZED AND TAKEN into execution of the writ as the property of Isaac Andujar.

PATRICIA L. BLAIS, ESQUIRE

**No. 13  
BY VIRTUE OF A CERTAIN  
WRIT OF EXECUTION  
CV-2006-002292**

ALL THAT CERTAIN message or tenement and lot or piece of land

situate in the City of Easton, County of Northampton and State of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point on the southeast corner of Paxinosa and Parker Avenues, said point being the outer corner of a stone wall; thence in an eastwardly direction along the southern building line of Parker Avenue and the outer face of the said stone wall one hundred eleven and six-tenths (111.6) feet to a point marked by an iron pin; thence in a southwardly direction at right angles to the line of Parker Avenue and along land now or late of John K. Detweiler eighty (80) feet to a point marked by an iron pin; thence west at right angles along other property now or late of Lillias G. Nevin, of which this is a part, one hundred fifteen (115) feet, more or less, to the east side of Paxinosa Avenue, being the outer face of a stone wall; thence North along the said line of Paxinosa Avenue and the said wall to the point, the place of beginning.

IT BEING THE SAME PREMISES which Agnes G. Lieberman, by her Indenture bearing date the fifteenth day of August, A.D. 2002, for the consideration therein mentioned, granted and conveyed unto the said James A. Hanni and Tefi N. Douris, parties hereto, and to their heirs and assigns, forever; as in and by the said in part recited Indenture recorded in the Office for the Recording of Deeds in and for Northampton County, at Easton, Pennsylvania, in Record Book Volume 2002-1, Page 229416, etc., relation being thereunto had, more fully and at large appears.

ALSO KNOWN AS NORTHAMPTON COUNTY UNIFORM PARCEL

IDENTIFIER: MAP: K9SE3C,  
BLOCK: 8, LOT: 1.

Being known as 103 Parker Avenue, Easton, PA 18042.

THEREON BEING ERECTED a two story single brick dwelling w/ attached two-car garage and shingle roof.

SEIZED AND TAKEN into execution of the writ as the property of James A. Hanni and Tefta N. Hanni, f/k/a Tefta N. Douris.

ALFRED S. PIERCE, ESQUIRE

**No. 15**

**BY VIRTUE OF A CERTAIN  
WRIT OF EXECUTION  
CV-2006-002542**

ALL THAT CERTAIN lot or piece of land situate in the Township of East Allen, County of Northampton and State of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point in Legislative Route #248 and the corner of land belonging to Remsing; thence along Remsing's land the following courses and distances: (1) South 57 degrees 12 minutes 2 seconds West (passing over an iron pipe 30.36 feet) 227.86 feet to an iron pipe; (2) South 37 degrees 16 minutes 36 seconds East 146.11 feet to an iron pipe; (3) South 41 degrees 23 minutes 18 seconds West 179.66 feet to an iron pipe; thence along land of Giacomo DiOdoardo and wife, of which this was a part, the following courses and distances: (1) South 26 degrees 27 minutes 54 seconds West 305.74 feet to an iron pipe; (2) North 89 degrees 22 minutes 26 seconds West 361.69 feet to an iron pipe; thence along land of Mile Donello North 1 degree 12 minutes West 530.00 feet to an iron pipe;

thence along DiOdoardo's subdivision known as Lot No. 1 the following courses and distances: (1) South 74 degrees 49 minutes 58 seconds East 322.84 feet to an iron pipe; (2) North 57 degrees 12 minutes 2 seconds East (passing over an iron pipe 439.37 feet) 469.75 feet to a point in the aforesaid public road; thence in said road South 23 degrees 40 minutes 45 seconds East 60.76 feet to the point and place of beginning.

CONTAINING 6.0469 acres.

BEING THE SAME PREMISES which Giacomo DiOdoardo and Kathleen A. DiOdoardo, husband and wife, by Deed dated April 1, 1981 and recorded April 2, 1981 in and the County of Northampton, Pennsylvania, in Deed Book Volume 625 Page 345, granted and conveyed unto Ralph T. Stocker and Gisele T. Stocker, husband and wife.

ASSESSMENT MAP, BLOCK AND LOT NUMBER: K5-13-2E-2.

BEING KNOWN AS 6140 Main Street, Bath, Pennsylvania.

THEREON BEING ERECTED a ranch style dwelling with brick and vinyl siding exterior and shingle roof.

SEIZED AND TAKEN into execution of the writ as the property of Ralph T. Stocker, Gisele T. Stocker and the United States of America.

KEVIN DISKIN, ESQUIRE

**No. 16**

**BY VIRTUE OF A CERTAIN  
WRIT OF EXECUTION  
CV-2004-002388**

ALL THAT CERTAIN piece, parcel or tract of land situate in the Township of Plainfield, County of Northampton and State of Pennsylvania, bounded and described in accordance with a survey made by George Collura, Surveyor, as follows, to wit:



BEGINNING at a concrete monument on the easterly right of way line of the state highway L.R. 166 (Sullivan Trail), a corner also of land now or late of Darius Wachnik; THENCE along said land now or late of Darius Wachnik North seventy-four (74) degrees East two hundred seventy-six and forty-six one-hundredths (276.46) feet to a concrete monument; THENCE along other land now or late of Sarah M. Hoagland, of which this lot was a part, the following three (3) courses and distances: (1) South eighteen (18) degrees forty-nine (49) minutes eight (8) seconds East fifty-four and six one-hundredths (54.06) feet to an iron pin; (2) South seventh-four (74) degrees West one hundred ninety and ninety-four one-hundredths (190.94) feet to an iron pin; and (3) South seventy (70) degrees forty-six (46) minutes twenty-eight (28) seconds West eight-five (85) feet to an iron pin on the easterly right-of-way line of Sullivan Trail (L.R. 166); THENCE along the said easterly right-of-way line and distant forty (40) feet from the centerline North nineteen (19) degrees thirteen (13) minutes thirty-two (32) seconds West sixty (60) feet to the place of BEGINNING.

CONTAINING FIFTEEN THOUSAND ONE HUNDRED TWENTY (15,120) SQUARE FEET OF LAND.

BEING the same property conveyed to Chris Farleigh by Deed from Robin Shook now Robin Beichy and Paul Shook, Jr. as Trustees for the Irrevocable Trust Agreement of Joel T. Shook, dated February 13, 1989, and Paul Shook, Jr., as Executor of the estate of Joel T. Shook recorded 07/28/1998 in Deed Book 1998:1 Page 98367, in the Office of the Recorder of Deeds of Northampton County, Pennsylvania.

ASSESSMENT MAP, BLOCK AND LOT NUMBER: F8-20-29.

BEING KNOWN AS 6616 Sullivan Trail, Wind Gap, Pennsylvania.

THEREON BEING ERRECTED a two story single dwelling with siding exterior and slate roof; detached two-car garage.

SEIZED AND TAKEN into execution of the writ as the property of Chris Farleigh a/k/a Chris A. Farleigh.

DANIEL G. SCHMIEG,  
ESQUIRE

**No. 17**

**BY VIRTUE OF A CERTAIN  
WRIT OF EXECUTION  
CV-2006-003401**

ALL THAT CERTAIN piece, parcel or tract of land situate on the northeast side of the macadam state highway Pennsylvania Route No. 248 (formerly Route No. 45) leasing from Cherryville to New Berlinsville in the Township of Lehigh, County of Northampton and State of Pennsylvania, being more fully bounded and described in accordance with Plan No. 15-22-S of a survey completed on April 26, 1971, by George W. Knehr, Registered Professional Surveyor No. 5260-E of Reading, Pennsylvania as follows, to wit:

BEGINNING at a spike in the center line of the macadam state highway, Pennsylvania Route No. 248 (formerly Route No. 45) leading from Cherryville to New Berlinsville, said highway having a twenty-two feet (22') wide macadam cartway at the time of survey, and said spike being in line of property belonging to John Steiner and Frances Steiner, his wife; thence leaving said Route No. 248, along said property belonging to John Steiner and Frances Steiner, his wife, passing through an iron pin 15.71' from the

last described corner and passing through another iron pin 57.18' from the next described corner, North fifty-three degrees forty-eight minutes East three hundred thirty-six and fifty-three one-hundredths feet (336.53') to an iron pin; thence along residue property belonging to Amelia E. Kemmerer, Widow of Byron F. Kemmerer, deceased, the next three (3) following courses and distances, viz: (1) South thirty-six degrees East ninety-seven and sixty-eight one-hundredths feet (97.68') to an iron pin, (2) passing through an iron pin 91.86' from the last mentioned iron pin and passing through a third iron pin 15.69' from the next described corner, South forty-three degrees seven minutes West three hundred forty-two and sixty-nine one-hundredths feet (342.69') from a spike in the center line of the aforesaid Route No. 248 and (3) along the center line of said Route No. 248, North thirty-six degrees West one hundred sixty-one and twenty-one one-hundredths feet (161.21') the place of BEGINNING.

CONTAINING one acre (1.000 acre).

BEING THE SAME PREMISES which Thomas L. Kemmerer by deed dated August 22, 2001 and recorded August 30, 2001 in the Recorder's Office in and for Northampton County, PA, in Record Book 2001-1, Page 176106, granted and conveyed unto Thomas L. Kemmerer, Jr.

THIS IS A TRANSFER FROM HUSBAND TO HUSBAND AND WIFE AND IS THEREFORE EXEMPT FROM TRANSFER TAX.

TAX MAP NUMBER: J3-10-8B.

BEING KNOWN AS: 4254 LEHIGH DRIVE, CHERRYVILLE, PA 18035.

PROPERTY ID NO.: J3-10-8B.

TITLE TO SAID PREMISES IS VESTED in Thomas L. Kemmerer, Jr. and Patti P. Ketchledge, husband and wife by deed from Thomas L. Kemmerer, Jr. dated 03/01/02 recorded 04/10/02 in Deed Book 2002-1 Page 92810.

THEREON BEING ERECTED a ranch style dwelling w/attached one-car garage, vinyl siding exterior and shingle roof.

SEIZED AND TAKEN into execution of the writ as the property of Thomas L. Kemmerer, Jr. and Patti P. Ketchledge.

MARK J. UDREN, ESQUIRE

**No. 19**  
**BY VIRTUE OF A CERTAIN**  
**WRIT OF EXECUTION**  
**CV-2006-001998**

All that certain lot known as Lot #2, as shown on the Revised Final Plan of Oakdale Manor, prepared by Base Engineering, Inc., recorded in the Northampton County Recorder of Deeds Office in Plan Book 83, Page 197, located in the Township of Lehigh, County of Northampton, Commonwealth of Pennsylvania, more particularly described as follows:

Beginning at a concrete monument located in line of property of Lot 4; thence along Lot 4 North 76° 30' 45" East 108.02 feet to an iron pin; thence along Lot 3 South 10° 54' 36" East 197.08 feet to an iron pin on the Northerly right-of-way line of Locust Drive; thence along the aforementioned Northerly right-of-way line of Locust Drive South 79° 05' 24" West 148.00 feet to an iron pin; thence along Lot 1 North 10° 54' 36" West 191.18 feet to an iron pin; thence along lands now or formerly of Burdell Templeton North 77° 36' 28" East 40.10 feet to a con-

crete monument, being the place of beginning.

Containing 28,690.10 Square feet or 0.6586 acres as surveyed by Paritosh K. Ghatak, R.P.S.

Subject to easements, restrictions and covenants appearing in the chain of title and on the Revised Plan of Oakdale Manor.

Parcel ID: MAP J3-BLOCK 18-2D-27-0516.

Being known as: 4098 Locust Street, Northampton, PA 18067.

THEREON BEING ERECTED a two story single dwelling w/attached two-car garage, vinyl siding exterior and shingle roof.

SEIZED AND TAKEN into execution of the writ as the property of William G. Baily a/k/a William Glenn Baily a/k/a William Baily and Lisa M. Baily a/k/a Lisa Marie Baily.

TERRENCE J. McCABE,  
ESQUIRE

**No. 20  
BY VIRTUE OF A CERTAIN  
WRIT OF EXECUTION  
CV-2006-003594**

All that certain tract, message, piece or parcel of land situate in the Borough of Bangor, County of Northampton, and State of Pennsylvania, bounded and described as follows, to wit:

Beginning at a point forty-nine feet eastward from the southwest corner of South Third Street and Chestnut Street, at the northeast corner of Tract No. 1 herein; thence along the South side of Chestnut Street, South seventy-nine and one-half degrees East twenty-eight feet to a corner in lands now or formerly of Saloma Newhart; thence along the West side of land now or formerly of Saloma Newhart South twelve and one-half degrees West one hundred twenty feet to a corner in land now

or formerly of Jacob Stewart Newhart's Estate; thence along said other land North seventy-nine and one-half degrees West twenty-nine feet to a corner of land of Mrs. Hugh Morris; thence along land of said Morris, and along the easterly property line of Tract No. 1 herein, North twelve and one-half degrees East one hundred twenty feet to the place of beginning, being erected thereon two and one-half story frame, slate roof dwelling house known as 230 Chestnut Street.

Also known as Northampton County Parcel ID No.: E9NE2D-18-1A.

BEING KNOWN AS 230 Chestnut Street, Bangor, Pennsylvania.

SEIZED AND TAKEN into execution of the writ as the property of Thomas Shipp and Kristin P. Shipp.

JOSEPH A. GOLDBECK, JR.,  
ESQUIRE

**No. 21  
BY VIRTUE OF A CERTAIN  
WRIT OF EXECUTION  
CV-2006-003047**

ALL THAT CERTAIN message, tenement and lot or piece of ground, situate on the East side of South Whitfield Street in the Borough of Nazareth, County of Northampton, and State of Pennsylvania, and pursuant to a survey dated July 29, 1988, and a legal description dated August, 1988, prepared by Robert L. Collura, Civil Engineer, more fully bounded and described as follows, to wit:

BEGINNING at an iron pin in the Easterly side of Whitfield Street, said pin marking the Northwest corner of the herein described tract of land; thence running due East 210.00 feet to an iron pin; thence along the West side of Pine Street, due South 32.00 feet to a point; thence South 88

degrees 15 minutes 10 seconds West, 79.99 feet to an iron pin; thence South 75 degrees 46 minutes 30 seconds West, 57.12 feet to an iron pin; thence running through a partition wall of a double dwelling, North 67 degrees 24 minutes 22 seconds West, 80.88 feet to an iron pin in the Easterly side of Whitfield Street; thence along the Easterly side of said Whitfield Street, due North 17.40 feet to the place of beginning.

CONTAINING 7,411.2 square feet.

BEING KNOWN AS 119 South Whitfield Street, Nazareth, Pennsylvania.

TAX PARCEL #J7SE3B-6-11.

THEREON BEING ERECTED a two story one-half of a double dwelling with aluminum siding exterior and shingle roof.

SEIZED AND TAKEN into execution of the writ as the property of John J. Snyder and Sharon M. Snyder.

BARBARA A. FEIN, ESQUIRE

**No. 22**  
**BY VIRTUE OF A CERTAIN**  
**WRIT OF EXECUTION**  
**CV-2003-008571**

ALL THAT CERTAIN lot or parcel of land situate along the West-erly side of Highland Drive and being Lot No. 9, Block "G", Section 2, Saucon Valley Terrace, as shown on Plan of Saucon Valley Terrace, Section 2, in the Township of Lower Saucon, County of Northampton and Commonwealth of Pennsylvania, bounded and described according to a survey thereof made by Leonard M. Fraivillig Company, Engineers, Bethlehem, Pennsylvania, as follows, to wit:

BEGINNING at a point on the Westerly side of Highland Drive, said

point of beginning the Northeasterly corner of Lot 8, Block "G", Section 2, Saucon Valley Terrace; thence extending North twenty degrees fifty-eight minutes thirty seconds West (N. 20° -58' -30" W.), along the Westerly side of Highland Drive, a distance of one hundred ten and zero one-hundredths (110.00) feet to a point in line of Lot 10, Block "G"; thence extending South sixty-nine degrees one minute thirty seconds West (S. 69° -01' -30" W.) along the division line between Lots 9 and 10, Block "G", a distance of one hundred twenty-five (125) feet to a point in line of Lot 24; thence extending South twenty degrees fifty-eight minutes thirty seconds East (S. 20° -58' -30" E.) along the division between Lots 9 and 24, Block "G", Section 2, Saucon Valley Terrace, a distance of one hundred ten (110) feet to a point in line of Lot 8; thence extending North sixty-nine degrees one minute thirty seconds East (N. 69° -01' -30" E.) along the division line between lots 8 and 9, Block "C", a distance of one hundred twenty-five (125) feet to the point on the Westerly side of Highland Drive, the point the place of beginning.

TITLE TO SAID PREMISES IS VESTED IN Joan E. Weisenberger by Deed from Edward J. Kyle and Lucy B. Kyle, his wife, dated 2/16/2001 and recorded 3/2/2001 in Volume 20011 Page 31357.

ASSESSMENT MAP, BLOCK AND LOT NUMBER: Q6SE1-5-9.

BEING KNOWN AS 1534 Highland Drive, Bethlehem, Pennsylvania.

THEREON BEING ERECTED a bi-level dwelling w/two-car garage, brick and aluminum siding exterior and shingle roof.

SEIZED AND TAKEN into execution of the writ as the property of Joan E. Weisenberger.

DANIEL G. SCHMIEG,  
ESQUIRE

**No. 24**  
**BY VIRTUE OF A CERTAIN**  
**WRIT OF EXECUTION**  
**CV-2006-003250**

TRACT NO. 1

ALL THOSE FOUR CERTAIN lots or pieces of land situate in the Township of Bethlehem, County of Northampton and State of Pennsylvania, with the building thereon erected, more particularly known as Lots No. 55, 56, 57 and 58 on Plan of 'Bethlehem Annex Gardens', recorded in the Office for the Recording of Deeds in and for the County of Northampton at Easton, Pennsylvania, in Map Book 8, page 1, bounded and described as follows, to wit:

BEGINNING at a point on the East side of Riegel Street, said point being one hundred sixty (160) feet South of the southeast corner of Riegel and Searfass Streets; thence extending Southwardly along the East side of Riegel Street a distance of eighty (80) feet; thence extending of that same width between parallel lines at right angles to Riegel Street a distance of one hundred ten (110) feet to a 15 foot wide alley.

BOUNDED on the North by Lot No. 54, on the East by said 15 foot wide alley, on the South by Lot No. 59 and on the West by Riegel Street.

TRACT NO. 2

ALL THOSE CERTAIN three (3) lots or pieces of land situate in the Township of Bethlehem, County of Northampton and State of Pennsylvania, being Lots Nos. 59, 60 and 61 according to a Plan of Lots of

Savercool and Wright known as Bethlehem Annex Gardens, which Map is recorded in the Office for the Recording of Deeds in and for Northampton County in Book of Maps Vol. 8, Page 1, bounded and described as follows, to wit:

BEGINNING at a point 240 feet more or less from the Southeast corner of the intersection of Riegel and Searfass Streets measured along the Easterly line of said Riegel Street, said point being the Northwest corner of said Lot No. 59; thence eastwardly along the dividing line of Lots Nos. 58 and 59, a distance of 110 feet, more or less, to an alley; thence Southwardly along the Westerly line of said alley, a distance of 50 feet to land now or late of George Frater; thence Westwardly along the Northerly line of said land of George Frater, a distance of 110 feet, more or less, to Riegel Street; thence Northwardly along the Easterly line of said Riegel Street, a distance of 48 feet, more or less, to the point of Beginning. Bounded on the Northerly side by Lot No. 58, on the Easterly side by an alley, on the Southerly side by land now or late of George Frater, and on the Westerly side by Riegel Street, being 48 feet in front on Riegel Street and 50 feet in width on the alley and 110 feet in depth, more or less.

BEING THE SAME PREMISES which F.A.S. Builders, Inc., a Pennsylvania corporation, by its Indenture dated August 30, 1977 and recorded in the Recorder of Deeds Office for Northampton County at Easton, PA in Deed Book Volume 570, Page 773, did grant and convey unto Daniel J. Maffea and Judy A. Maffea, husband and wife. Daniel J. Maffea deceased on August 31,

1995 leaving Judy A. Maffea the surviving tenant by the entireties and owner in fee simple of said real property.

PARCEL IDENTIFICATION NO.: N7NW2-13-5.

**RECORD OWNER**

TITLE TO SAID PREMISES IS VESTED IN Danny J. Maffea and Angela M. Maffea, husband and wife, by Deed from Judy A. Maffea, widow, dated 1-7-04, recorded 1-8-04, in Deed Book 2004-1, page 9046.

**PRIOR DEED INFORMATION**

TITLE TO SAID PREMISES IS VESTED IN Judith A. Maffea, widow, by Deed from Judy A. Maffea, widow, also known as Judith A. Maffea, dated 6-27-96, recorded 7-2-96, in Deed Book 1996-1, page 67335.

Premises being: 2510 RIEGEL STREET, BETHLEHEM, PA 18020.

Tax Parcel No. N7NW2-13-5.

THEREON BEING ERECTED a ranch style dwelling with brick and aluminum siding exterior and shingle roof.

SEIZED AND TAKEN into execution of the writ as the property of Danny J. Maffea a/k/a Daniel Joseph Maffea and Angela M. Maffea.

DANIEL G. SCHMIEG,  
ESQUIRE

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**No. 25  
BY VIRTUE OF A CERTAIN  
WRIT OF EXECUTION  
CV-2006-003224**

ALL THAT CERTAIN lot, piece or parcel of land, with the buildings and improvements thereon erected, situate, lying and being in the BOROUGH OF BANGOR, COUNTY OF NORTHAMPTON and Commonwealth of PENNSYLVANIA, as follows:

SITUATE in the Borough of Bangor (formerly Upper Mt. Bethel

Township), Northampton County, Pennsylvania, bounded and described as follows, to wit:

BEGINNING at an iron pin at the intersection of the easterly building line of Center Street and the southerly building of Miller Street; thence along the said building line of Center Street due South 67.0 feet to an iron pin; thence along other land now or late of Katie Nepa, of which the hereby described tract was a line of Lot No. 98; thence along said Lot No. 98, due North 67.0 feet to an iron pin on the southerly building line of Miller Street, first above mentioned; thence along said building line South 89 degrees 45 minutes West 70.0 feet to the place of BEGINNING.

CONTAINING the northerly portion of Lots No. 96 and 97, according to a map of Fairview Terrace, recorded in the Office for the Recording of Deeds, in and for Northampton County, at Easton, in Map Book No. 2, Page 67.

DWELLING KNOWN AS 603 CENTER STREET, BANGOR, PA 18013.

IDENTIFIED as TAX/PARCEL ID#: E9NE3B-11-16A in the Deed Registry Office of Northampton County, Pennsylvania.

THEREON BEING ERECTED a cape style dwelling with aluminum siding exterior and shingle roof.

SEIZED AND TAKEN into execution of the writ as the property of Josie Fitzpatrick.

DANIEL J. MANCINI, ESQUIRE

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**No. 26  
BY VIRTUE OF A CERTAIN  
WRIT OF EXECUTION  
CV-2006-003595**

ALL THAT CERTAIN tract, piece or parcel of land situate in the Borough of Wilson, Northampton Coun-

ty, Pennsylvania, bounded and described as follows:

BEGINNING at the southeasterly corner of Butler and 20th Streets; thence by the southerly building line of Butler Street, North 86 degrees 19 minutes East, 49.36 feet to a point; thence by land, now or late of the grantor and passing through the center line of the middle partition wall of the double frame house known as No. 1928, and No. 1930 Butler Street, South 3 degrees 07 minutes East, 75.0 feet to a point; thence by land now or late of the grantor, South 2 degrees zero minutes East 50.96 feet to a point in a private alley; thence by the said alley South 86 degrees 19 minutes West 50.83 feet to a point on the easterly building line of South 20th Street; thence by the said building line of 20th Street; North 2 degrees zero minutes West 126.0 feet to a point, the place of BEGINNING.

HAVING THEREON ERECTED A DWELLING KNOWN AS 1930 BUTLER STREET, EASTON, PA 18042.

PARCEL: L9SW3A-8-1.

BEING THE SAME PREMISES WHICH Robert M. Pelonero and Marie V. Pelonero by deed dated and recorded 2/26/99 in Northampton County Deed Book Volume 1999-1, Page 026890 granted and conveyed unto Kerryann Jones.

THEREON BEING ERECTED a two story one-half of a double dwelling with aluminum siding exterior and shingle roof.

SEIZED AND TAKEN into execution of the writ as the property of Kerry Ann Jones.

LEON P. HALLER, ESQUIRE

**No. 27**  
**BY VIRTUE OF A CERTAIN**  
**WRIT OF EXECUTION**  
**CV-2005-004527**

ALL THOSE CERTAIN pieces, parcels or tracts of land, lying and

being situate in the Borough of Bangor, County of Northampton and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

ALL THOSE CERTAIN lots situate on the North side of Miller Street in the Borough of Bangor, County of Northampton and State of Pennsylvania, designated as lots No. 74, 75, 76 and 77 on map of building lots of the Bangor Land & Building Company, said map being recorded in the Office for Recording of Deeds, in and for Northampton County at Easton, Pennsylvania, in Map Book Vol. 2, Part 2, Page 136; each of said lots having a frontage of thirty-five feet on the north side of Miller Street and extending of an equal width of one hundred twenty feet to an alley.

IT BEING THE SAME PREMISES which George Wasser and Mildred M. Wasser, his wife, by Indenture bearing date of July 7, 1970, did grant and convey unto Raymond H. Mackes, Jr., and Carol N. Mackes, his wife, said deed being recorded in the Office for the Recording of Deeds, in and for Northampton County at Easton, in Deed Book 375 at page 298, reference being thereunto had, same will more fully and at large appear.

Being Parcel # E9NE-3B-9-12-0102.

RECORD OWNER

TITLE TO SAID PREMISES IS VESTED IN Ellis E. Plowman, Jr., and Nancy Plowman, his wife, by Deed from Raymond H. Mackes, Jr., and Carol N. Mackes, his wife, dated 3-24-71, recorded 3-26-71 in Deed Book 394, page 42.

Premises being: 417 MILLER STREET, BANGOR, PA 18013-281.

Tax Parcel No. E9NE-3B-9-12-0102.

THEREON BEING ERECTED a ranch style brick dwelling w/attached two-car garage and slate roof.

SEIZED AND TAKEN into execution of the writ as the property of Ellis E. Plowman and Nancy Plowman.

DANIEL G. SCHMIEG,  
ESQUIRE

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**No. 28**  
**BY VIRTUE OF A CERTAIN**  
**WRIT OF EXECUTION**  
**CV-2006-003808**

ALL THAT PARCEL of land in the City of Easton, Northampton County, State of Pennsylvania, as more fully described in Deed Volume #2001-1, Page 34886, ID# L9NE4C-4-7, being known and designated as

ALL THAT CERTAIN lot or parcel of land with 2 1/2 story dwelling unit erected thereon known as 221 North Eighth Street in the City of Easton, Northampton County, Pennsylvania bounded and described as follows, to wit:

BEGINNING at a point, an iron pin set on the West side of North Eighth Street, said pin being South 09 degrees 15' 00" East 48.00 feet from the Southwest corner of North Eighth Street and Jackson Street; thence along the West side of North Eighth Street South 09 degrees 15' 00" East 23.00 feet to a drill hole in the concrete perch; thence passing through the center partition wall of a 2 1/2 story from double dwelling South 80 degrees 45' 00" West 77.00 feet to a point; thence along line of land now or late of Donald W. and Mary L. Kindt North 09 degrees 15' 00" West 23.00 feet to a point; thence along line of land now or late of Michael and Angelina Marie Flock North 80 degrees 45'

00" East 77.00 feet to the place of beginning. It being Lot 1 as shown on the minor subdivision of 219-221 North Eighth Street which plan is recorded in Plan Book 92, Page 286, in the Office of the Recording of Deeds in Northampton County, Pennsylvania.

ALSO being known as 221 N. 8th Street, Easton, PA 18042.

Being the same premises which Robert H. Wilkins, Jr., by his deed dated February 5, 2002 and recorded February 6, 2002, in the Office of the Recorder of Deeds in and for Northampton County, Pennsylvania in Deed Book Volume 2001-1, Page 34886, granted and conveyed unto Nellie H. Jackson.

ALSO KNOWN AS NORTHAMPTON COUNTY UNIFORM PARCEL IDENTIFIER: L9NE4C 4 7 0310 for purposes of compliance with Northampton County Ordinance No. 159-L989.

THEREON BEING ERECTED a two and one-half story one-half of a double dwelling with aluminum siding exterior and shingle roof.

SEIZED AND TAKEN into execution of the writ as the property of Nellie H. Jackson.

SCOTT A. DIETTERICK,  
ESQUIRE

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**No. 30**  
**BY VIRTUE OF A CERTAIN**  
**WRIT OF EXECUTION**  
**CV-2006-003235**

ALL THOSE CERTAIN lots or parcels of land situate in Lower Mt. Bethel Township, Northampton County, Pennsylvania, designated as Lots Nos. 8 and 10 on a certain map of lots belonging to George H. Kiefer prepared according to a survey dated September 1964 by Michael A. Policelli, Registered En-



gineer, and more fully described as follows:

BEGINNING at a point in the center of the public road leading to the Delaware River; thence along the north side of Lot No. 6 North 60 degrees 13 minutes West 160 feet to a point in the center of a proposed road; thence in and along the center of said proposed road and along Lots Nos. 9 and 11 North 29 degrees 47 minutes East 200 feet to a point; thence along the south side of Lot No. 12 South 60 degrees 13 minutes East 160 feet to a point in the center of the aforesaid public road; thence in and along the center of the said public road South 29 degrees 47 minutes West 200 feet to the point of Beginning. Containing Lots Nos. 8 and 10 on the aforesaid map of lots.

TRACT NO. 2

ALL THAT CERTAIN lot or parcel of land situate in Lower Mt. Bethel Township, Northampton County, Pennsylvania, bounded and described according to a survey dated September 1964, revised February 1968, by Michael A. Policelli, Registered Engineer, as follows:

BEGINNING at an iron pin at the north corner of other land of Robert Buskirk and wife, GRANTEE hereof, said pin being also on line of land of R.L. Debby; thence along land of said Debby, North 60 degrees 13 minutes West 104.8 feet to an iron pin, on line of other land of George H. Kiefer and wife, grantors hereof; thence along said other land South 29 degrees 47 minutes West 200.0 feet to an iron pin, a corner of land about to be conveyed by the grantors hereof to Francis Holland; thence along the same South 60 degrees 13 minutes East 104.8 feet to a corner of other land

of Robert Buskirk and wife, GRANTEE hereof; thence along said other land North 29 degrees 57 minutes East 200.0 feet to the place of Beginning.

Containing 0.481 of an acre.

TRACT NO. 3

ALL THOSE CERTAIN lot or piece of ground situate in Lower Mt. Bethel Township, Northampton County, Pennsylvania, bounded and described according to a map of lots belonging to George H. Kiefer, entitled 'Forest Grove', prepared by Michael A. Policelli, Registered Professional Engineer, dated September 1964, revised May 1973 (Drawing No. B-1379), as follows:

BEGINNING at an iron pin, which pin is on line of other land of George H. Kiefer, grantor hereof; said pin is located at a point 57 degrees 52 minutes West, 291.0 feet from the center line of the public road, which road leads north to the Martins Creek to Riverton Road; said point also being the Northeast corner of land now or late of Robert DeFebbo; thence South 45 degrees 48 minutes West 208.2 feet along the east line of said other land of George H. Kiefer, grantor hereof; thence South 60 degrees 13 minutes East along land to be conveyed to John C. Lorah and Caroline, his wife, for a distance of 576 feet to the southwest corner of Lot No. 9; thence North 29 degrees 47 minutes East, along the west line of Lots No. 9 and No. 11, for a distance of 200.0 feet to the iron pin, the point of Beginning. Containing 0.132 acre.

TITLE TO SAID PREMISES IS VESTED IN Eric G. Baker and Sarah Baker, husband and wife, as Tenants by the Entirety, by Deed from Eric G. Baker, dated 6-3-05, recorded 7-21-05, in Deed Book 2005-1, page 273185.

Premises being: 6370 DEL HAVEN ROAD, BANGOR, PA 18013.

Tax Parcel No. H1LNW2-2-2.

THEREON BEING ERRECTED a ranch style brick dwelling w/ attached one-car garage and shingle roof.

SEIZED AND TAKEN into execution of the writ as the property of Sarah E. Baker and Eric G. Baker.

DANIEL G. SCHMIEG, ESQUIRE

8-1-96 INSTRUMENT# 1996025994.

Premises being: 357 NORTH BROADWAY, WIND GAP 18091.

Tax Parcel No. E8SW1C-1-7.

THEREON BEING ERRECTED a cape style dwelling with vinyl siding exterior and shingle roof; detached two-car garage.

SEIZED AND TAKEN into execution of the writ as the property of Jeffrey S. Grefe.

DANIEL G. SCHMIEG, ESQUIRE

**No. 31  
BY VIRTUE OF A CERTAIN  
WRIT OF EXECUTION  
CV-2006-003799**

All that certain message, tenement, tract, parcel or piece of land lying and being in the Borough of Wind Gap, in the County of Northampton and State of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point on the East side of Upper Broadway and land of Joseph Smolenyak and wife; thence along said land of Joseph Smolenyak and wife and Michael Pontrelli and wife South 84 degrees 30 minutes East 320.8 feet to an iron pin in land now or late of James Albanese; thence along land of said James Albanese, North 05 degrees 30 minutes East 82.0 feet to a pin in land of John Nicholas and wife; thence along land of John Nicholas and wife in a westerly direction and parallel to the southern line hereof a distance of 230 feet to a point in Upper Broadway, said point being 8.6 feet west of the eastern curb line of upper Broadway, thence in a southerly direction 82 feet to a point, the place of beginning.

TITLE TO SAID PREMISES IS VESTED IN Jeffrey S. Grefe DEED FROM Jeffrey S. Grefe & Lisa Grefe, his wife Date: 7-26-96 Recorded:

**No. 32  
BY VIRTUE OF A CERTAIN  
WRIT OF EXECUTION  
CV-2004-000413**

ALL THAT CERTAIN message or tenement and lot or piece of land situate in the Borough of Wilson, County of Northampton and State of Pennsylvania, being according to a survey and plan thereof made for Howland Homes Co. by John F. Cibuls, R.P.E. and Surveyor, of Easton, Pennsylvania, on the twenty-second day of October, A.D. 1952, as revised January 24, 1953, known as Lot No. 48 on said Plan. House No. 1542, bounded and described as follows, to wit:

BEGINNING at a point on the southerly side of Spring Garden Street, at the distance of four hundred eighteen and sixty-seven one hundredths (418.67') feet westwardly from the westerly side of North Fifteenth Street (sixty (60') feet wide); containing in front or breadth on said Spring Garden Street seventeen and ninety-eight one hundredths feet (17.98') and extending of that width in length or depth South six (6) degrees thirty (30) minutes West, between parallel lines at right angles to said Spring Garden Street, the easterly and westerly lines thereof passing partly through

the party wall of the building erected on this lot and the building erected on the lot adjoining to the east and west thereof and crossing a certain three feet (3') wide walk which extends eastwardly into North Fifteenth Street and westwardly into North Sixteenth Street (fifty feet (50') wide), seventy-seven feet (77').

The aforementioned three feet (3') wide walkway which existed for the sole use of previous grantor is no longer physically existent and no easement was intended or created.

TITLE TO SAID PREMISES IS VESTED IN Daniel J. Krock, single by Deed from John H. Achatz and Ann L. Achatz, his wife dated 6/26/2000, recorded 7/3/2000, in Record Book Volume 2000-1, Page 82506.

ASSESSMENT MAP, BLOCK AND LOT NUMBER: L9SW2B-6-2C.

BEING KNOWN AS 1542 Spring Garden Street, Easton, Pennsylvania.

THEREON BEING ERECTED a two story brick row dwelling with shingle roof.

SEIZED AND TAKEN into execution of the writ as the property of Daniel J. Krock.

DANIEL G. SCHMIEG,  
ESQUIRE

**No. 33**

**BY VIRTUE OF A CERTAIN  
WRIT OF EXECUTION  
CV-2006-003049**

All THAT CERTAIN message or tenement and parcel or piece of land situate in the Second Ward of the Borough of Northampton, Northampton County, Pennsylvania, known as 252 EAST TWENTY-FIRST STREET, bounded and described as follows, to wit:

BEGINNING at an iron pin on the Southern line of East Twenty-First

Street; thence through the center of a party wall between properties known as 250 and 252 East Twenty-First Street, South 31 degrees 44 minutes East, for a distance of one hundred sixty-five (165.00) feet to an iron pin in line of property formerly of Dr. William Boucher; thence along said line, North 57 degrees 38 minutes East, for a distance of seventy-six and eighty-three hundredths (76.83) feet to an iron post; thence partly along the Western terminus of a 15.00-foot wide alley and partly along property formerly of the Grantors herein, North 32 degrees 22 minutes West, for a distance of one hundred sixty-five (165.00) feet to an iron pin on the Southern line of East Twenty-First Street; thence along the Southern line of East Twenty-First Street, South 57 degrees 38 minutes West, for a distance of seventy-five (75.00) feet to the place of BEGINNING.

CONTAINING 12,375.00 square feet of land.

IT BEING THE SAME PREMISES which Jack H. Guss and Evelyn L. Guss, husband and wife, by their deed dated March 17, 1980, and recorded March 18, 1980, in the Northampton County Recorder of Deeds Office at Easton, Pennsylvania, in deed book volume 612, page 609, granted, conveyed, and confirmed unto Richard L. Panik, Jr. and Rose A. Panik, husband and wife, their heirs and assigns forever, as tenants by the entireties, Grantors herein.

PARCEL IDENTIFICATION NO:  
L4SWIC-19-6A.

Premises: 252 East 21st St., Northampton, PA 18067, Northampton Borough, Northampton County, Pennsylvania.

## RECORD OWNER

TITLE TO SAID PREMISES IS VESTED IN John T. Moyer and Lee Ann K. Moyer, husband and wife, by Deed from Richard L. Panik, Jr. and Rose A. Panik, husband and wife, dated 10-20-89, recorded 10-30-89, in Deed Book 784, page 473.

THEREON BEING ERECTED a two story one-half of a double dwelling with brick exterior and shingle roof; detached two-car garage.

SEIZED AND TAKEN into execution of the writ as the property of John T. Moyer, Jr. and Lee Ann K. Moyer.

DANIEL G. SCHMIEG,  
ESQUIRE

**No. 37**

**BY VIRTUE OF A CERTAIN  
WRIT OF EXECUTION  
CV-2006-003844**

ALL THOSE TWO CERTAIN pieces or tracts of land situated in the Borough of Wilson, County of Northampton and State of Pennsylvania, bounded and described as follows, to wit:

PARCEL NO. 1: ALL THAT CERTAIN lot or piece of ground with one-half brick dwelling erected thereon, situated in the Borough of Wilson, County of Northampton and State of Pennsylvania, and known as No. 2027 Ferry Street, bounded and described as follows:

BEGINNING at a point, said point being two hundred and forty-one (241) feet West of the Northwest corner of Twentieth and Ferry Streets; thence extending Westwardly along the North side of Ferry Street twenty (20) feet to a point; thence extending Northwardly one hundred and thirty (130) feet, more or less, to an alley; thence extending Eastwardly along the South side of an alley twenty (20) feet to a point; thence extending Southwardly one

hundred and thirty (130) feet, more or less, to a point on Ferry Street, the place of Beginning.

BOUNDED on the North by an alley, on the East by the property now or late of Henry A. Milton, on the South by Ferry Street, and on the West by the property now or late of Ralph R. Yetter and Edith Mae Yetter, his wife.

PARCEL NO. 2: ALL THAT CERTAIN lot or piece of ground, situated on the North side of Ferry Street, between Twentieth Street and Twenty-First Street in the Borough of Wilson, County of Northampton and State of Pennsylvania, bounded and described as follows:

BEGINNING at a point, said point being two hundred and forty (240) feet West of the Northwest corner of Twentieth and Ferry Streets; thence extending Westwardly along the North side of Ferry Street one (1) foot to a point; thence extending Northwardly one hundred thirty (130) feet, more or less, to an alley; thence extending Eastwardly along the South side of an alley one (1) foot to a point; thence extending Southwardly one hundred and thirty (130) feet, more or less, to a point on Ferry Street, the place of Beginning.

Bounded on the North by an alley, on the East by property of Mary E. Romig, on the South by Ferry Street, and on the West by other property of the grantor herein.

This conveyance is made upon the further consideration and condition that the premises hereby conveyed shall be used by the said parties of the second part, their heirs, executors, administrators and assigns for residential purposes, and that the said parties of the second part, their heirs, executors, administrators, and assigns shall not build

nor cause to be built upon any of the premises hereby conveyed any building or buildings nearer the building line of Ferry Street than twenty (20) feet.

IT BEING THE SAME PREMISES which Barry E. Walters, Dona Hinkel, and Linda Belle Clark, now known as Linda B. Roth, by their Deed dated the 1st day of December, 1999, and recorded in the Office for the Recording of Deeds in and for the County of Northampton at Easton, Pennsylvania, in Record Book 1999-1, page 179274, did grant and convey unto Patricia J. Gischel and Lesley M. Dieter.

BEING KNOWN AS NORTHAMPTON COUNTY TAX PARCEL IDENTIFIER NO. L9SW1C-7-13.

PREMISES BEING: 2027 FERRY STREET, EASTON, PA 18042.

RECORD OWNER

TITLE TO SAID PREMISES IS VESTED IN Patricia J. Gischel, by Deed from Lesley M. Dieter, dated 03-17-05, recorded 03-29-05, in Deed Book 2005-1, page 108378.

PRIOR DEED INFORMATION

TITLE TO SAID PREMISES IS VESTED IN Patricia J. Gischel and Lesley M. Dieter, by Deed from Barry E. Walters and Dona Hinkel and Linda Belle Clark, now known as Linda B. Roth, dated 12-01-99, recorded 12-03-99, in Deed Book 1999-1, page 179274.

SEIZED AND TAKEN into execution of the writ as the property of Patricia J. Gischel a/k/a Patricia J. Dieter.

DANIEL G. SCHMIEG,  
ESQUIRE

**No. 38**  
**BY VIRTUE OF A CERTAIN**  
**WRIT OF EXECUTION**  
**CV-2006-003470**

ALL THAT CERTAIN lot, parcel or tract of land located in Lehigh

Township, Northampton County and the Commonwealth of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at an iron pin located S-27-21-33-W, 439.57 feet from a point located along the southerly legal right of way (25.00 feet from centerline) of Wood Drive; said pin also located along the common boundary line of lands now or late of Wallace O. and Antoinette M. Grube, H/W, the Township of Lehigh and the lands herein described, thence;

1) N-86-45-00-E, 356.89 feet along lands now or late of Wallace O. and Antoinette M. Grube, H/W to an iron pin, thence;

2) S-02-17-14-E, 159.77 feet along lands now or late of Charles J. and Mary Szoke, H/W, to an iron pipe, thence;

3) S-58-02-53-N, 760.32 feet along lands now or late of the Township of Lehigh to a post, thence;

4) N-28-40-42-E, 323.02 feet along lands of the same to an iron pipe, thence;

5) N-20-13-57-W, 7.56 feet along lands of the same to an iron pipe, thence;

6) N-27-21-33-E, 282.94 feet along lands of the same to the aforementioned place of beginning, containing

3.3346 ACRES.

BEING PART OF THE SAME PREMISES which Paul Szoke and Eva Szoke by their deed dated March 21, 1961, and recorded on March 22, 1961, in Deed Book Volume 145, Page 106 in the Office for the Recorder of Deeds in and for Northampton County, Pennsylvania, granted and conveyed unto Louis L. Szoke and Joyce M. Szoke, H/W, the Grantors herein.

PARCEL IDENTIFICATION NO:  
H2-26-13.

Premises: 4331 Wood Drive,  
Walnutport, PA 18088, Lehigh  
Township, Northampton County  
Pennsylvania.

**RECORD OWNER**

TITLE TO SAID PREMISES IS  
VESTED IN Lawrence L. Szoke and  
Lisa A. Szoke, husband and wife,  
by Deed from Louis L. Szoke and  
Joyce M. Szoke, husband and wife,  
dated 9-16-93, recorded 9-27-93,  
in Deed Book 910, page 321.

THEREON BEING ERECTED a  
cape style dwelling with stone and  
stucco exterior and shingle roof;  
attached two-car garage.

SEIZED AND TAKEN into execu-  
tion of the writ as the property of  
Lawrence L. Szoke and Lisa A.  
Szoke.

DANIEL G. SCHMIEG,  
ESQUIRE

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**No. 39**  
**BY VIRTUE OF A CERTAIN**  
**WRIT OF EXECUTION**  
**CV-2006-000905**

ALL THAT CERTAIN dwelling  
house and lot of land situate on the  
West side of and known as No. 31  
South Sixteenth Street in the Bor-  
ough of Wilson, County of North-  
ampton and State of Pennsylvania,  
bounded and described as follows,  
containing in front on said South  
Sixteenth Street twenty-two (22) feet  
and extending Westwardly of that  
same width One hundred twenty  
(120) feet in depth to a ten (10) feet  
wide alley. Being designated as Lot  
No. 87 on a Plan of Lots of the Ed-  
ward Somers Estates prepared by  
A.D. Chidsey, Jr., C.E., July 21,  
1919.

BOUNDED on the North by Lot  
No. 88 on said plan, on the East by

South Sixteenth Street, on the South  
by a ten (10) feet wide alley and on  
the West by a ten (10) feet wide al-  
ley.

BEING PREMISES: 31 S. 16TH  
Street, Easton, Pennsylvania.

Tax Parcel: L9SW2D-7-9.

BEING THE SAME PREMISES  
granted and conveyed from the Sec-  
retary of Housing and Urban De-  
velopment to Equitis Group, L.P. by  
deed dated 8/12/99 and recorded  
8/17/99 to Deed Book Volume  
1999-1, Page 125653 in the Office  
for the Recording of Deeds for  
Northampton County, PA.

TITLE TO SAID PREMISES IS  
VESTED IN Jo-Ann M. Costa and  
Dale-Lisa Kozics, by Deed from  
Equitis Group L.P., dated 9-28-01,  
recorded 10-5-01, in Deed Book  
2001-1, page 207028.

THEREON BEING ERECTED a  
two story single dwelling with brick  
and stucco exterior and slate roof.

SEIZED AND TAKEN into execu-  
tion of the writ as the property of  
Dale-Lisa Kozics and Jo-Ann M.  
Costa.

DANIEL G. SCHMIEG,  
ESQUIRE

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**No. 40**  
**BY VIRTUE OF A CERTAIN**  
**WRIT OF EXECUTION**  
**CV-2005-007602**

ALL THAT CERTAIN tract of land  
known as Lot #48, situate in Block  
3 of Eastgate Townhomes, Borough  
of Freemansburg, Northampton  
County, Pennsylvania, as shown on  
a Plan titled "Development Plan-Fi-  
nal, Eastgagge Townhomes, Bor-  
ough of Freemansburg, Northamp-  
ton County, Pennsylvania", dated  
August 30, 1988, last revised March  
13, 1989, Plan #P-2940-1, Sheet  
#1 of 8, as prepared by F & M As-

sociates, Inc., Consulting Civil Engineers, Allentown, Pennsylvania, and recorded on June 9, 1989, in Plan Book 89 Page 206, et. seq. of the Recorder of Deeds Office of Northampton County, at Easton, Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point on the southerly property line of Court Cove (50.00 feet wide), said point of beginning being located the two following courses and distances from the intersection of the easterly property line of Ramblewood Lane (50.00 feet wide) extended, with the southerly property line of said Court Cove extended, N. 89° 31' 05" E. 117.40 feet and N. 87° 40' 53" E. 42.60 feet; thence

1. From the said point of beginning and along the said southerly property line of Court Cove, N. 87° 40' 53" E. 50.80 feet to a point; thence

2. Along Lot #47 of Block #3, Eastgate Townehomes, S. 02° 19' 07" E. 125.42 feet to a point; thence

3. Along land now or late of the Bethlehem Development Corporation, known as Bethlehem Townhouse Apartments, S. 87° 40' 53" W. 50.00 feet to a point; thence

4. Along Lot #49 of Block 3, Eastgate Townehomes, N. 02° 19' 07" W. 125.42 feet to the point or place of beginning.

Containing 6,271 square feet.

Northampton County Tax Parcel number: N7-2-13.

BEING KNOWN AS 810 Cove Court, Freemansburg, Pennsylvania.

SEIZED AND TAKEN into execution of the writ as the property of Louis M. Sinwell and Diana M. Sinwell.

DAWN M. SCHMIDT,  
ESQUIRE

**No. 43**

**BY VIRTUE OF A CERTAIN  
WRIT OF EXECUTION  
CV-2006-003301**

ALL THAT CERTAIN MES-SUAGE, LOT OR PIECE OF GROUND SITUATE ON THE North side of Ninth Street in the Borough of Northampton County, Pennsylvania, bounded on the North by Center Alley, on the East by Lot No. 88, now or late of Jacob P. Beil, on the South by Ninth Street and on the West by premises about to be conveyed to Alois and Mary Oswald, know as 419 East Ninth Street.

CONTAINING IN FRONT ON SAID Ninth Street Seventeen (17 feet) feet and Nine (9 inches) inches and extending Northward of that width at right angles to Ninth Street a depth of One Hundred Fifty (150) feet to said Center Alley, with the Western boundary line said premises passing through the party wall of premises 419 and 421 East Ninth Street.

BEING known as 421 East Ninth Street, Northampton, Pennsylvania.

BEING PARCEL No. M4NW2C-7-7.

BEING THE SAME PREMISES WHICH The Secretary of Housing and Urban Development by deed dated 12/3/99 and recorded 12-30-99 in the Office of the Recorder of Deeds of Northampton County in deed book 1999-1, page 190471 granted and conveyed unto Community Association for Redevelopment, Inc.

Being Parcel # M4NW2C-7-7.

THEREON BEING ERECTED a two story one-half of a double brick dwelling with shingle roof; detached one-car garage.

RECORD OWNER

TITLE TO SAID PREMISES IS VESTED IN Anthony A. Kiss and

Heather A. Kiss, husband and wife, by Deed from Community Association for Redevelopment, Inc., dated 12-03-99, recorded 12-30-99 in Deed Book 1999-1, page 190473.

SEIZED AND TAKEN into execution of the writ as the property of Heather A. Kiss and Anthony A. Kiss.

DANIEL G. SCHMIEG,  
ESQUIRE

**No. 44**  
**BY VIRTUE OF A CERTAIN**  
**WRIT OF EXECUTION**  
**CV-2006-002265**

ALL THAT CERTAIN piece, parcel or tract of land situate in the Township of Palmer, County of Northampton, and Commonwealth of Pennsylvania, known as Lot 2-18 of Wolf's Run: Phase II as recorded in Plan Book 87, Page 49 & 49A, in the Office of the Recorder of Deeds for Northampton County at Easton, Pennsylvania, and being further bounded and described as follows, to wit:

BEGINNING at an iron pin on the northerly right of way line of Bonnie Street (50 feet wide), said iron pin being on a corner of the lands of Lot 2-17 of Wolf's Run: Phase II; thence along said lands of Lot 2-17 of Wolf's Run: Phase II North 02 degrees 02 minutes 52 seconds West 100.16 feet to an iron pin on a corner of the lands of Lot 2-16 of Wolf's Run: Phase II; thence along said lands of Lot 2-16 of Wolf's Run: Phase II North 05 degrees 05 minutes 33 seconds East 10.00 feet to an iron pin on a corner of the lands of Lot 2-19 of Wolf's Run: Phase II; thence along said lands of Lot 2-19 of Wolf's Run: Phase II South 84 degrees 54 minutes 27 seconds East 120.00 feet to an iron pin on the westerly right of way line of Jef-

frey Street (50 feet wide); thence along said westerly right of way line of Jeffrey Street the following three courses and distances:

(1) along the arc of a curve to the left having a radius of 225.00 feet and central angle of 07 degrees 08 minutes 25 seconds for an arc length of 28.04 feet (chord: South 01 degrees 31 minutes 20 seconds West 28.02 feet) to a point; thence

(2) South 02 degrees 02 minutes 52 seconds East 52.20 feet to a point; thence

(3) along the arc of a curve to the right having a radius of 15.00 and central angle of 90 degrees 00 minutes 00 seconds for an arc length of 23.56 feet (chord: South 42 degrees 57 minutes 08 seconds West 21.21 feet) to an iron pin on the northerly right of way line of Bonnie Street South 87 degrees 57 minutes 08 seconds West 103.57 feet to an iron pin, the place of beginning.

The above description prepared by Estate Developers and Engineers.

BEING Tax Parcel Identification Number K8SE3-16-22.

Being the same premises which David Ruppel and Kathryn E. Ruppel, husband and wife by Deed dated 9/6/2002 and recorded 9/9/2002 in Northampton County in Volume 2002-1 Page 238302 conveyed unto Vicki B. Rich, in fee.

PARCEL IDENTIFICATION NO: K8SE3-16-22.

Premises: 2641 Bonnie Lane, Easton, PA 18045-2104, Palmer, Northampton County, Pennsylvania.

RECORD OWNER

TITLE TO SAID PREMISES IS VESTED IN Robin J. Pickering and Beverly S. Pickering, husband and wife, by Deed from Vicki B. Rich, dated 10-30-03, recorded 11-20-03,



in Deed Book 2003-1, page 486274.

THEREON BEING ERECTED a single two story dwelling w/attached two-car garage, brick and vinyl siding exterior and shingle roof.

SEIZED AND TAKEN into execution of the writ as the property of Robin J. Pickering and Beverly S. Pickering.

DANIEL G. SCHMIEG,  
ESQUIRE

A Schedule of Distribution will be filed by the Sheriff thirty days from the date of the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten days from the date of filing the Schedule of Distribution.

JEFFREY K. HAWBECKER  
Sheriff

Northampton County,  
Pennsylvania

CHRISTOPHER T. SPADONI  
ESQUIRE

Solicitor to the Sheriff

Sept. 14, 21, 28

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Sept. 28

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**OCTOBER 2006 COURT CALENDAR**

<b>MON</b>	<b>TUE</b>	<b>WED</b>	<b>THU</b>	<b>FRI</b>
2 Yom Kippur Juvenile	3 Argument Memorial Services	4 DRS	5 Juvenile DRS Arraignment	6 Misc. Hearings
9 Columbus Day No Motions Court	10 Juvenile ARD/ Summaries	11 Civil Pretrials	12 Juvenile Status	13 Misc. Hearings
16 Juvenile Criminal	17 Criminal	18 Civil Call Criminal	19 Juvenile Arraignment Criminal	20 Misc. Hearings
23 Juvenile  Civil	24 Civil	25 Civil	26 Juvenile Status Civil	27 Misc. Hearings O.C. Audit
30 Juvenile	31 Argument			

**In Re: ESTATE OF HAROLD S. CAMPBELL, SR., Deceased***Preliminary Objections—Demurrer—Statute of Limitations Probate Code.*

Petitioner filed appeal within one-year statute of limitations provided by Section 908 of the Probate Code contending that the incorrect will was admitted to probate. After the limitations period and in response to preliminary objections, Petitioner filed an amended appeal to attach the purported later will on which the appeal was based. The Court held that the amendment did not violate Section 908 because it did not introduce a new cause of action. Respondents alternative argument that the appeal should be dismissed under Section 3138 of the Probate Code which provides a separate three-month statute of limitations for submitting a later will to probate and runs from the testator's death was denied because the issue could not be determined by way of preliminary objections and was not free from doubt.

In the Court of Common Pleas of Northampton County, Pennsylvania, Orphans' Court Division, No. 2002-0666.

Order of Court entered denying Respondent's preliminary objections to Petitioner's amended appeal from probate.

THOMAS A. BOULDEN, ESQUIRE and GARY S. FIGORE, ESQUIRE, for Petitioner.

CHARLES BRUNO, ESQUIRE, for Respondents.

Order of Court entered on April 29, 2005 by ZITO, J.

**ORDER**

And Now, this 29th Day of April 2005, the Preliminary Objections filed by The Harold S. Campbell Trust and Harold S. Campbell Foundation (the "Estate"), to the Amended Appeal Petition filed on March 3, 2005 by Petitioner, Jean D. Campbell Brandesberg, are DENIED.

**STATEMENT OF REASONS**

Harold S. Campbell, the decedent, was a resident of Northampton County who died on January 23, 2004. A will dated April 3, 1998 with two codicils dated August 17, 1999 and November 11, 1999, were respectively, admitted to probate on January 29, 2004, and letters granted to Mylee Synder and Helen Cline as Co-Executrices (hereinafter "the probated Will"). This probated Will contained a pour-over clause, which poured the residue of the estate into a Revocable Trust Agreement dated April 3, 1998. The Co-Trustees of this Trust are Helen Cline and Mylee Synder. On January 27, 2005, a Petition Sur Appeal from Probate was filed by Jean D. Campbell Brandesberg contending that on July 1, 2002, Harold S. Campbell executed a subsequent Will to the probated Will which revoked all prior wills.

On February 18, 2005, the Estate filed preliminary objections because Brandesberg did not attach a copy of the July 1, 2002 Will in violation of Pa.

R.C.P. 1019. On March 3, 2005, Brandsberg filed an Amended Petition Sur Appeal from Probate which attached the July 1, 2002 Will. On March 9, 2005, the Estate filed the Preliminary Objections that are now before the Court.

The Estate contends that the Appeal must be denied because it was not filed within the one-year statute of limitations for filing an appeal from probate, 20 Pa. C.S.A. §908, and a separate three-month statute of limitations for submitting a later will or codicil that runs from the testator's death, 20 Pa. C.S.A. §3138.<sup>1</sup>

Brandsberg timely filed his appeal on January 27, 2005, within one year of the probate date of January 29, 2004. Thereafter, Brandsberg could "file an amended pleading as of course within twenty days after service of a copy of preliminary objections." Pa. R.C.P. 1028(c)(1). Amendments to an action filed within the statute of limitations are permitted beyond the limitations period unless they introduce a different cause of action. *See e.g., Del Turco v. Peoples Home Savings Association*, 329 Pa. Super. 258, 478 A.2d 456 (1984); *Shaffer v. Pennsylvania Assigned Claims Plan Insurance Company of North America*, 359 Pa. Super. 238, 518 A.2d 1213 (1986). Accordingly, Brandsberg did not violate the one-year statute of limitations under §908 by filing an amended appeal on March 3, 2005 to attach the July 1, 2002 Will.

The Estate is correct that "[t]he one-year period for an appeal from probate of a will, provided in Section 908 of the Probate Code, does not govern the time period in which to submit a later [will or] codicil for probate. The three-month time limit applicable to submission of a later will or codicil is found in Section 3138 of the Probate Code." *Estate of Peles*, 739 A.2d 1071, 1074 n.5 (Pa. Super. 1999). In the *Estate of Peles*, "The Appellants' appeal to the trial court from the decree of the Register ... was timely under Section 908" but was nevertheless untimely because the later codicil violated the separate statute of limitations contained in Section 3138. *Id.* at 1074-75. However, the Superior Court also directed that a claim should not be dismissed under Section 3138 where there is "an appropriate set of facts to support the dispensation of the statutory three-month time limitation." *Id.* at 1075.

The defense of statute of limitations is an affirmative defense that ordinarily is not raised by preliminary objections but must be raised in New Matter. Pa. R.C.P. 1030; Pa. R.C.P. 1032; *Grosso v. Love*, 667 A.2d 43 (Pa. Commw. 1995); *Kozak v. City of Philadelphia*, 313 Pa. Super. 89, 459 A.2d 424 (1983); *Koken by Taylor v. Balaban and Balaban*, 720 A.2d 823 (Pa. Commw. 1998); *Ferrari v. Antonacci*, 456 Pa. Super. 54, 689 A.2d 320 (1997). An affirmative defense may only be sustained upon preliminary objections

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<sup>1</sup> A preliminary objection was also filed contending that all necessary parties to the appeal were not joined. However, it is the Court's understanding from oral argument and Brandsberg's brief that this preliminary objection has been resolved.

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in the nature of a demurrer in the clearest of cases where the issue is free from doubt. *Santiago v. Pennsylvania National Mutual Casualty Insurance Company*, 418 Pa. Super. 178, 184, 613 A.2d 1235, 1238-39 (1992).

Accordingly, because the decision of whether to dismiss this appeal from probate under Section 3138 cannot be determined until the surrounding facts have been developed and determined, *Estate of Peles*, 739 A.2d at 1075, the Estate's preliminary objection is not free from doubt and must be denied.