

Northampton County Reporter

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VOL. LXI

EASTON, PA January 30, 2020

NO. 5

Commonwealth of Pennsylvania, Plaintiff v. Alkiohn Dunkins, Defendant

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INSERT: Pink: 1. Hartford Wolf Pack vs. Lehigh Valley Phantoms

2. 2020 Calendar

3. Save the Date!

4. Top Ten Reasons to Complete and Return a Committee Preference Form

Cream: 1. Quarterly Association Meeting

2. BALC Afternoon Seminar

3. "Sentencing Commission Update"

4. YLD Happy Hour

NOTICE TO THE BAR...

March Quarterly Association Meeting

Thursday, March 19, 2020

Registration form inside.

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Northampton County Reporter
Attorney Referral & Information Service
155 South Ninth Street, P.O. Box 4733
Easton, PA 18042
Phone (610) 258-6333 Fax (610) 258-8715
E-mail: ncba@norcobar.org
PBA (800) 932-0311—PBI (800) 932-4637
BAR ASSOCIATION STAFF

Mary Beth LeesonExecutive Director
Patti A. GoberAccounting
..... Legal Journal
Heather Rizzotto-StefanikAttorney Referral
Deborah J. FlanaganAttorney Referral

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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Ralph J. Bellafatto, Esquire
Editor

NOTICE TO NCBA MEMBERS – BAR NEWS

NCBA Foundation Grant Applications

If you are associated with a nonprofit and would like to provide a grant opportunity to the organization, NCBA is accepting grant applications through February 15, 2020.

Contact the NCBA for a copy of the grant application.

Save the Date!

Thursday, May 28, 2020 – “Foundation Libations”

Our Second Annual Foundation Fundraiser.

5:00 – 7:30 p.m. at ArtsQuest, Bethlehem.

Courthouse Library Copy Machine Cards

Copy machine cards are still available at the NCBA Office. If you make any copies on the copy machine in the Law Library you may want to consider purchasing copy cards. The cards sell for \$10.00. If you use the cards, copies are 15 cents rather than the usual 25 cents.

Life is what happens to you while you're busy making other plans.~ John Lennon

ESTATE AND TRUST NOTICES

Notice is hereby given that, in the estates of the decedents set forth below, the Register of Wills has granted letters testamentary or of administration to the persons named. Notice is also hereby given of the existence of the trusts of the deceased settlors set forth below for whom no personal representatives have been appointed within 90 days of death. All persons having claims or demands against said estates or trusts are requested to make known the same, and all persons indebted to said estates or trusts are requested to make payment, without delay, to the executors or administrators or trustees or to their attorneys named below.

FIRST PUBLICATION**ALBERT, STUART J.,** dec'd.

Late of the Borough of Tatamy, Northampton County, PA
Executors: Kim Stuart Albert and Cynthia J. Duellley c/o Peters, Moritz, Peischl, Zulick, Landes & Brienza, LLP, 1 South Main Street, Nazareth, PA 18064
Attorneys: Peters, Moritz, Peischl, Zulick, Landes & Brienza, LLP, 1 South Main Street, Nazareth, PA 18064

ALESSI, ROBERTA P., dec'd.

Late of the Township of Palmer, Northampton County, PA
Executor: Eric S. Alessi c/o Robert C. Brown, Jr., Esquire, Fox, Oldt & Brown, 940 W. Lafayette St., Suite 100, Easton, PA 18042
Attorneys: Robert C. Brown, Jr., Esquire, Fox, Oldt & Brown, 940 W. Lafayette Street, Suite 100, Easton, PA 18042

EASTERDAY, EMMA M., dec'd.

Late of the Borough of Nazareth, Northampton County, PA
Co-Executors: Richard Thomas Smith and Stephanie H. Smith c/o Peters, Moritz, Peischl, Zulick, Landes & Brienza, LLP, 1 South Main Street, Nazareth, PA 18064
Attorneys: Peters, Moritz, Peischl, Zulick, Landes & Brienza, LLP, 1 South Main Street, Nazareth, PA 18064

ERKER, JACK CHARLES, dec'd.

Late of the City of Bethlehem, Northampton County, PA
Executrix: Carol A. Erker c/o Dionysios C. Pappas, Esquire, Vasiliadis Pappas Associates LLC, 2551 Baglyos Circle, Suite A-14, Bethlehem, PA 18020
Attorneys: Dionysios C. Pappas, Esquire, Vasiliadis Pappas Associates LLC, 2551 Baglyos Circle, Suite A-14, Bethlehem, PA 18020

FEATHER, JAMES RICHARD, dec'd.

Late of Bushkill Township, Northampton County, PA
Executrix: Cynthia Ann Scullion c/o Paul G. Lutz, Esquire, 110 South Northern Way, York, PA 17402
Attorney: Paul G. Lutz, Esquire, 110 South Northern Way, York, PA 17402

FRALEY, RICHARD E., JR., dec'd.

Late of Bethlehem, Northampton County, PA
Administratrix: Kimberly A. Fraley, 406 Devonshire Drive, Bethlehem, PA 18017
Attorney: Marc Kranson, Esquire, 523 Walnut Street, Allentown, PA 18101

HARRIS, EDWIN D. a/k/a EDWIN DAVID HARRIS, dec'd.

Late of Wind Gap, Northampton County, PA

Administrator: Chad Eric Harris, 155 Hoffman Road, Wind Gap, PA 18091

Attorney: Robert P. Daday, Esquire, 1030 W. Walnut Street, Allentown, PA 18102

KNAPP, JEAN T., dec'd.

Late of Plainfield Township, Northampton County, PA

Co-Executrices: Jean Sharon Stirrup and Terese Marie Cassano c/o Timothy B. Fisher, II, Esquire, Fisher & Fisher Law Offices, P.O. Box 396, Gouldsboro, PA 18424

Attorneys: Timothy B. Fisher, II, Esquire, Fisher & Fisher Law Offices, P.O. Box 396, Gouldsboro, PA 18424

LEARN, MARY JEAN a/k/a MARY Y. LEARN, dec'd.

Late of the Borough of Nazareth, Northampton County, PA

Executor: David Paul Learn c/o Stanley M. Vasiliadis, Esquire, Vasiliadis Pappas Associates, LLC, 2551 Baglyos Circle, Suite A-14, Bethlehem, PA 18020

Attorneys: Stanley M. Vasiliadis, Esquire, Vasiliadis Pappas Associates, LLC, 2551 Baglyos Circle, Suite A-14, Bethlehem, PA 18020

LIEBERMAN, MILDRED, dec'd.

Late of the Township of Hanover, Northampton County, PA

Trust of Mildred Lieberman
Trustee: Frances Mays c/o Timothy J. Duckworth, Esquire, Mosebach, Funt, Dayton & Duckworth, P.C., 2045 Westgate

Drive, Suite 404, Bethlehem, PA 18017

Attorneys: Timothy J. Duckworth, Esquire, Mosebach, Funt, Dayton & Duckworth, P.C., 2045 Westgate Drive, Suite 404, Bethlehem, PA 18017

MIKROUDIS, KATINA P., dec'd.

Late of the Township of Hanover, Northampton County, PA

Executor: Soterios P. Mikroudis c/o Dionysios C. Pappas, Esquire, Vasiliadis Pappas Associates LLC, 2551 Baglyos Circle, Suite A-14, Bethlehem, PA 18020

Attorneys: Dionysios C. Pappas, Esquire, Vasiliadis Pappas Associates LLC, 2551 Baglyos Circle, Suite A-14, Bethlehem, PA 18020

REMETTA, SYLVIA M., dec'd.

Late of the Township of Forks, Northampton County, PA

Executor: Richard J. Remetta c/o Theresa Hogan, Esquire, Attorney-at-Law, 340 Spring Garden Street, Easton, PA 18042
Attorney: Theresa Hogan, Esquire, Attorney-at-Law, 340 Spring Garden Street, Easton, PA 18042

ROE, ROBERT W., dec'd.

Late of Moore Township, Northampton County, PA

Administratrix: Kimberly Roe c/o James L. Reich, Esquire, Reich & Furst Law Offices, 121 N. Cedar Crest Blvd., Suite B, Allentown, PA 18104

Attorneys: James L. Reich, Esquire, Reich & Furst Law Offices, 121 N. Cedar Crest Blvd., Suite B, Allentown, PA 18104

SERIA, SALVATORE NUNZIO, SR., dec'd.

Late of Plainfield Township, Northampton County, PA
Executor: Salvatore Nunzio Seria, Jr.

Attorney: P. Christopher Cotturo, Esquire, 75 Bangor Junction Road, Bangor, PA 18013

SNYDER, DORIS A., dec'd.

Late of the Township of Bushkill, Northampton County, PA
Executor: Scott W. Snyder c/o Robert C. Brown, Jr., Esquire, Fox, Oldt & Brown, 940 W. Lafayette St., Suite 100, Easton, PA 18042

Attorneys: Robert C. Brown, Jr., Esquire, Fox, Oldt & Brown, 940 W. Lafayette Street, Suite 100, Easton, PA 18042

STECKEL, NEIL STUART, dec'd.

Late of Williams Township, Northampton County, PA
Executor: Steven B. Molder, Esquire, 904 Lehigh St., Easton, PA 18042

Attorney: Steven B. Molder, Esquire, 904 Lehigh St., Easton, PA 18042

TERLESKI, SHIRLEY BELLA, dec'd.

Late of Easton, Northampton County, PA

Executor: Robert G. Terleski, 701 Blue Mountain Drive, Andreas, PA 18211

Attorney: Robert P. Daday, Esquire, 1030 W. Walnut Street, Allentown, PA 18102

WEBB, IVA JEANNE, dec'd.

Late of Forks Township, Northampton County, PA
Executrix: Bonita Walter c/o Joel M. Scheer, Esquire, Fishbone

and Scheer, 940 W. Lafayette Street, Easton, PA 18042

Attorneys: Joel M. Scheer, Esquire, Fishbone and Scheer, 940 W. Lafayette Street, Easton, PA 18042

SECOND PUBLICATION**BARTHOLOMEW, WALTER A., JR.,** dec'd.

Late of Forks Twp., Northampton County, PA

Administrator: Shane M. Bartholomew c/o Kristen Behrens, Esquire, Dilworth Paxson LLP, 457 Haddonfield Rd., Ste. 700, Cherry Hill, NJ 08002

Attorneys: Kristen Behrens, Esquire, Dilworth Paxson LLP, 457 Haddonfield Rd., Ste. 700, Cherry Hill, NJ 08002

BODDEN, NORMA ELITA, dec'd.

Late of the City of Easton, Northampton County, PA

Executor: Donald O. Bodden c/o Theodore R. Lewis, Esquire, Lewis and Walters, 46 S. 4th Street, P.O. Box A, Easton, PA 18044-2099

Attorneys: Theodore R. Lewis, Esquire, Lewis and Walters, 46 S. 4th Street, P.O. Box A, Easton, PA 18044-2099

CAVISTON, JOHN N., dec'd.

Late of the Borough of Wilson, Northampton County, PA

Administratrix: Lynn Ann Thomas c/o Theresa Hogan, Esquire, Attorney-at-Law, 340 Spring Garden Street, Easton, PA 18042

Attorney: Theresa Hogan, Esquire, Attorney-at-Law, 340 Spring Garden Street, Easton, PA 18042

FOGLE, FERNE M., dec'd.

Late of Northampton, Northampton County, PA

Executrices: Susan E. Reyer and Cathy A. Domitrovitch c/o William J. Fries, Esquire, The Atrium, 2895 Hamilton Boulevard, Suite 106, Allentown, PA 18104

Attorney: William J. Fries, Esquire, The Atrium, 2895 Hamilton Boulevard, Suite 106, Allentown, PA 18104

KATYNSKI, NICHOLAS, dec'd.

Late of the Township of Hanover, Northampton County, PA

Executor: Craig Katynski
Attorneys: Joseph J. Piperato, III, Esquire, Piperato Law Office, LLC, 3894 Courtney Street, Suite 105, Bethlehem, PA 18017

MALOZI, PHILIP M., III, dec'd.

Late of Nazareth, Northampton County, PA

Executrix: Melissa Pammer Rudas

Attorney: Daniel G. Dougherty, Esquire, 881 3rd St., Suite B-3, Whitehall, PA 18052

MILLHEIM, LOIS M., dec'd.

Late of the Township of Moore, Northampton County, PA

Executor: Gerald K. Millheim c/o Alfred S. Pierce, Esquire, Pierce & Steirer, LLC, 124 Belvidere Street, Nazareth, PA 18064

Attorneys: Alfred S. Pierce, Esquire, Pierce & Steirer, LLC, 124 Belvidere Street, Nazareth, PA 18064

MOLVIG, GILDA M., dec'd.

Late of the Township of Hanover, Northampton County, PA

Executrix: Joyce Griffith c/o Richard P. Kovacs, Esquire, Pierce & Steirer, LLC, 124

Belvidere Street, Nazareth, PA 18064

Attorneys: Richard P. Kovacs, Esquire, Pierce & Steirer, LLC, 124 Belvidere Street, Nazareth, PA 18064

MONDAK, CHARLENE K., dec'd.

Late of Lehigh Township, Northampton County, PA

Executors: Brett J. Mondak and Stacy J. Herman-Benninger c/o Edward P. Sheetz, Esquire, Gardner, Racines & Sheetz, 5930 Hamilton Boulevard, Suite 106, Allentown, PA 18106

Attorneys: Edward P. Sheetz, Esquire, Gardner, Racines & Sheetz, 5930 Hamilton Boulevard, Suite 106, Allentown, PA 18106

MORRONE, EMILIO J. a/k/a EMILIO MORRONE, dec'd.

Late of Easton, Northampton County, PA

Executor: Emilio Morrone a/k/a Emilio John Morrone c/o Sally L. Schoffstall, Esquire, Schoffstall Elder Law, 2987 Corporate Court, Suite 200, Orefield, PA 18069

Attorneys: Sally L. Schoffstall, Esquire, Schoffstall Elder Law, 2987 Corporate Court, Suite 200, Orefield, PA 18069

PISCITELLO, JOSEPH S., dec'd.

Late of Forks Township, Northampton County, PA

Executor: Joseph T. Piscitello c/o Carolyn M. Marchesani, Esquire, Wolf, Baldwin & Associates, P.C., P.O. Box 444, Pottstown, PA 19464

Attorneys: Carolyn M. Marchesani, Esquire, Wolf, Baldwin & Associates, P.C., P.O. Box 444, Pottstown, PA 19464

RADER, SCOTT K., SR., dec'd.

Late of Bethlehem, Northampton County, PA

Executrix: Barbara B. Rader c/o George K. Keenan, Esquire, 512 North New Street, Bethlehem, PA 18018

Attorney: George K. Keenan, Esquire, 512 North New Street, Bethlehem, PA 18018

SANTORO, FRANCIS J., dec'd.

Late of Bethlehem, Northampton County, PA

Executors: George Santoro and Richard Santoro c/o George K. Keenan, Esquire, 512 North New Street, Bethlehem, PA 18018

Attorney: George K. Keenan, Esquire, 512 North New Street, Bethlehem, PA 18018

SPARKS, SUSAN ADAIR, dec'd.

Late of Lower Saucon Township, Northampton County, PA

Personal Representative: Michele Sparks Stuart c/o Paul S. Frank, Esquire, King Spry Herman Freund & Faul LLC, One West Broad Street, Suite 700, Bethlehem, PA 18018

Attorneys: Paul S. Frank, Esquire, King Spry Herman Freund & Faul LLC, One West Broad Street, Suite 700, Bethlehem, PA 18018

SWEET, VICTORIA J., dec'd.

Late of the City of Bethlehem, Northampton County, PA

Executrix: Deborah Reed McHugh c/o Christopher T. Spadoni, Esquire, 1413 Easton Ave., P.O. Box 522, Bethlehem, PA 18018

Attorney: Christopher T. Spadoni, Esquire, 1413 Easton Ave., P.O. Box 522, Bethlehem, PA 18018

WALTER, EVELYN R., dec'd.

Late of the Township of Bethlehem, Northampton County, PA

Executor: Lester Lawrence Walter c/o Theresa Hogan, Esquire, Attorney-at-Law, 340 Spring Garden Street, Easton, PA 18042

Attorney: Theresa Hogan, Esquire, Attorney-at-Law, 340 Spring Garden Street, Easton, PA 18042

WEAVER, EDWIN H., III, dec'd.

Late of Wilson Borough, Northampton County, PA

Executrix: Kristen D. Behm c/o Ralph J. Bellafatto, Esquire, 4480 William Penn Highway, Easton, PA 18045

Attorney: Ralph J. Bellafatto, Esquire, 4480 William Penn Highway, Easton, PA 18045

WERNER, NANCY E., dec'd.

Late of the Township of Plainfield, Northampton County, PA

Co-Executors: John George Werner, IV and Scott T. Werner c/o Peters, Moritz, Peischl, Zulick, Landes & Brienza, LLP, 1 South Main Street, Nazareth, PA 18064

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

WILSON, OLETHA M., dec'd.

Late of the City of Bethlehem, Northampton County, PA

Executors: Cynthia Ruth Piscitello and Dennis Paul Wilson c/o Peters, Moritz, Peischl, Zulick, Landes & Brienza, LLP, 1 South Main Street, Nazareth, PA 18064

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

THIRD PUBLICATION

BEGOVICH, ANGELYN, dec'd.

Late of the City of Easton, Northampton County, PA
Executrix: Christine Clauser c/o Gregory R. Reed, Esquire, Attorney-at-Law, 141 South Broad Street, P.O. Box 299, Nazareth, PA 18064-0299
Attorney: Gregory R. Reed, Esquire, Attorney-at-Law, 141 South Broad Street, P.O. Box 299, Nazareth, PA 18064-0299

CAMARDA, CASPER M., dec'd.

Late of Bethlehem, Northampton County, PA
Executrix: Clare E. Ebner a/k/a Clare E. Camarda Ebner c/o Constantine M. Vasiliadis, Esquire, Kolb, Vasiliadis, Florenz & Recchiuti, LLC, 60 W. Broad Street, Suite 303, Bethlehem, PA 18018-5721

Attorneys: Constantine M. Vasiliadis, Esquire, Kolb, Vasiliadis, Florenz & Recchiuti, LLC, 60 W. Broad Street, Suite 303, Bethlehem, PA 18018-5721

DOYLE, SHERRY A., dec'd.

Late of the City of Bethlehem, Northampton County, PA
Administratrix: Barbara Ann Doyle c/o Kevin F. Danyi, Esquire, Danyi Law, P.C., 133 East Broad Street, Bethlehem, PA 18018

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

GOLDEN, STEVEN B., dec'd.

Late of 146 Pennsylvania Avenue, Easton, Northampton County, PA

Personal Representative: Marilyn B. Golden c/o R. Nicholas Nanovic, Esquire, Gross McGinley, LLP, 33 S. 7th Street, P.O. Box 4060, Allentown, PA 18105-4060

Attorneys: R. Nicholas Nanovic, Esquire, Gross McGinley, LLP, 33 S. 7th Street, P.O. Box 4060, Allentown, PA 18105-4060

KROMER, JOHN A., dec'd.

Late of Hellertown, Northampton County, PA

Executrices: Linda Mae Wotring and Carol J. Kuhns c/o Jon A. Swartz, Esquire, Swartz & Associates, 7736 Main Street, Fogelsville, PA 18051

Attorneys: Jon A. Swartz, Esquire, Swartz & Associates, 7736 Main Street, Fogelsville, PA 18051

LOTTI, GILBERT J., dec'd.

Late of the Township of Forks, Northampton County, PA

Executor: Richard A. Lotti c/o Jamie Michael McFadden, Esquire, 3055 College Heights Blvd., Suite 2B, Allentown, PA 18104

Attorney: Jamie Michael McFadden, Esquire, 3055 College Heights Blvd., Suite 2B, Allentown, PA 18104

LOUNSBURY, WILLIAM J., dec'd.

Late of the Borough of Bangor, Northampton County, PA

Executor: James Wilson Lounsbury c/o David J. Ceraul, Esquire, 22 Market Street, P.O. Box 19, Bangor, PA 18013-0019
Attorney: David J. Ceraul, Esquire, 22 Market Street, P.O. Box 19, Bangor, PA 18013-0019

MARKULICS, BRIAN MICHAEL,

dec'd.

Late of the Borough of Bath,
Northampton County, PAAdministrator: Mark David
Markulics, 801 Meadow Lane,
Bath, PA 18014Attorney: Daniel G. Spengler,
Esquire, 110 East Main Street,
Bath, PA 18014**REED, PEGGY J.,** dec'd.Late of the Township of
Bethlehem, Northampton
County, PAExecutor: Bruce Bradley Reed
c/o Richard P. Kovacs, Esquire,
Pierce & Steirer, LLC, 124
Belvidere Street, Nazareth, PA
18064Attorneys: Richard P. Kovacs,
Esquire, Pierce & Steirer, LLC,
124 Belvidere Street, Nazareth,
PA 18064**REPASH, ROBERT J.,** dec'd.Late of Hellertown, Northampton
County, PAExecutrix: Melissa A. Repash c/o
E. Keller Kline, III, Esquire, Kline
and Kline, 731 Turner Street,
Allentown, PA 18102Attorneys: E. Keller Kline, III,
Esquire, Kline and Kline, 731
Turner Street, Allentown, PA
18102**ROBERTS, RITA C.,** dec'd.Late of the Township of Wash-
ington, Northampton County, PA
Executrices: Kathy Anne
Transue and Marjorie C. Klein
c/o David J. Ceraul, Esquire, 22
Market Street, P.O. Box 19,
Bangor, PA 18013-0019Attorney: David J. Ceraul,
Esquire, 22 Market Street, P.O.
Box 19, Bangor, PA 18013-0019**ROSE, LOIS J.,** dec'd.Late of the Township of Upper
Mount Bethel, Northampton
County, PACo-Executors: Thomas Wayne
Rose and Donna Lee Predmore
c/o Henry R. Newton, Jr.,
Esquire, 127 N. 4th St., Easton,
PA 18042Attorney: Henry R. Newton, Jr.,
Esquire, 127 N. 4th St., Easton,
PA 18042**ROVER, CECELIA MARY,** dec'd.Late of Bethlehem, Northampton
County, PAExecutor: George Neal Rover c/o
Constantine M. Vasiliadis,
Esquire, Kolb, Vasiliadis, Florenz
& Recchiuti, LLC, 60 W. Broad
Street, Suite 303, Bethlehem, PA
18018-5721Attorneys: Constantine M.
Vasiliadis, Esquire, Kolb,
Vasiliadis, Florenz & Recchiuti,
LLC, 60 W. Broad Street, Suite
303, Bethlehem, PA 18018-5721**STEINIS, STEPHEN,** dec'd.Late of Upper Nazareth
Township, Northampton County,
PAAdministratrix: Charlene
Rauscher, Esquire, P.O. Box
427, Fogelsville, PA 18051Attorney: Charlene D. Rauscher,
Esquire, P.O. Box 427, Fogels-
ville, PA 18051

NOTICE OF INCORPORATION

NOTICE IS HEREBY GIVEN that Articles of Incorporation 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 business corporation to be organized under the

provisions of the Pennsylvania Business Corporation Law of 1988, P.L. 1444, No. 177, as amended.

The name of the corporation is:

A1 HVAC & PLUMBING, INC.

Jan. 30

**FICTITIOUS NAME
REGISTRATION NOTICES**

An application for registration of the fictitious name:

AACE SECURITY

24 Hickory Hills Dr., Bath, PA 18014 has been filed in the Department of State at Harrisburg, PA, file date October 4, 2019 pursuant to the Fictitious Names Act, Act 1982-295. The name and address of the person who is a party to the registration are Timothy Uhl, 24 Hickory Hills Dr., Bath, PA 18014.

Jan. 30

Fictitious name registration in compliance with PA state law, Nina Marie Corona d/b/a as:

WE THIRST MINISTRIES

650 South Greenwood Ave., #3242, Easton, PA 18043-3242.

Jan. 30

**LIMITED LIABILITY COMPANY
NOTICE**

NOTICE IS HEREBY GIVEN that on January 13, 2020, Certificate of Organization was filed in the Department of State of the Commonwealth of Pennsylvania for:

RUSSELL AVE GROUP, LLC

in accordance with the provisions of the Limited Liability Act of 1994.

JAMES L. BROUGHAL, ESQUIRE

BROUGHAL & DeVITO, L.L.P.

38 West Market Street
Bethlehem, PA 18018

Jan. 30

NOTICE FOR CHANGE OF NAME

NOTICE IS HEREBY GIVEN that on January 21, 2020, the Petition of Stephanie Marie Bealer was filed in

Northampton County Court of Common Pleas at No. C-48-CV-2020-00510, seeking to change the name of Petitioner from Stephanie Marie Bealer to Stephanie Marie Grace. The Court has fixed March 4, 2020 at 9 a.m., in courtroom #4 at the Northampton County Courthouse as the date for hearing of the Petition. All persons interested in the proposed change of name may appear and show cause, if any they have, why the prayer of the Petitioner should not be granted.

Jan. 30

**IN THE COURT OF COMMON
PLEAS OF NORTHAMPTON
COUNTY, PENNSYLVANIA
CIVIL ACTION—LAW**

NOTICE OF ACTION IN
MORTGAGE FORECLOSURE
WELLS FARGO BANK, N.A.

Plaintiff

vs.

MARIE E. SHELDRAKE a/k/a
MARIE SHELDRAKE, in her
capacity as Administratrix and
Heir of the Estate of ELEANOR E.
ANDRECS a/k/a ELEANOR
ANDRECS, UNKNOWN HEIRS,
SUCCESSORS, ASSIGNS AND ALL
PERSONS, FIRMS OR
ASSOCIATIONS CLAIMING
RIGHT, TITLE OR INTEREST
FROM OR UNDER ELEANOR E.
ANDRECS a/k/a ELEANOR
ANDRECS, DECEASED

Defendants

NO. C-48-CV-2019-10817

NOTICE

To: UNKNOWN HEIRS, SUCCESSIONS, ASSIGNS AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER ELEANOR E. ANDRECS a/k/a ELEANOR ANDRECS, DECEASED

You are hereby notified that on November 15, 2019, Plaintiff, WELLS FARGO BANK, N.A., filed a Mortgage Foreclosure Complaint endorsed with a Notice to Defend, against you in the Court of Common Pleas of NORTHAMPTON County, Pennsylvania, docketed to No. C-48-CV-2019-10817. Wherein Plaintiff seeks to foreclose on the mortgage secured on your property located at 820 HAWTHORNE ROAD, BETHLEHEM, PA 18018-4319 whereupon your property would be sold by the Sheriff of NORTHAMPTON County.

You are hereby notified to plead to the above referenced Complaint on or before 20 days from the date of this publication or a Judgment will be entered against you.

NOTICE

If you wish to defend, you must enter a written appearance personally or by attorney and file your defenses or objections in writing with the court. You are warned that if you fail to do so the case may proceed without you and a judgment may be entered against you without further notice for the relief requested by the plaintiff. You may lose money or property or other rights important to you.

YOU SHOULD TAKE THIS NOTICE TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER, GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW. THIS OFFICE CAN PROVIDE YOU WITH INFORMATION ABOUT HIRING A LAWYER.

IF YOU CANNOT AFFORD TO HIRE A LAWYER, THIS OFFICE MAY BE ABLE TO PROVIDE YOU WITH INFORMATION ABOUT AGENCIES THAT MAY OFFER LEGAL SERVICES TO ELIGIBLE PERSONS AT A REDUCED FEE OR NO FEE.

Lawyer Referral Service
P.O. Box 4733
Easton, PA 18043-4733
Telephone (610) 258-6333

Jan. 30

**IN THE COURT OF COMMON
PLEAS OF NORTHAMPTON
COUNTY, PENNSYLVANIA
CIVIL ACTION—LAW**

NOTICE OF ACTION IN
MORTGAGE FORECLOSURE
BANK OF AMERICA, N.A.

Plaintiff

vs.

STEPHANIE R. HANN, in her
capacity as Co-Administrator and
Heir of the Estate of DAWN HANN,
NATHAN L. HANN a/k/a NATHAN

LEE HANN, in his capacity as
Co-Administrator and Heir of the
Estate of DAWN HANN, UNKNOWN
HEIRS, SUCCESSORS, ASSIGNS
AND ALL PERSONS, FIRMS OR
ASSOCIATIONS CLAIMING RIGHT,
TITLE OR INTEREST FROM OR
UNDER DAWN HANN, DECEASED

Defendants

NO. C-48-CV-2019-12045

NOTICE

To: UNKNOWN HEIRS, SUCCESSIONS, ASSIGNS AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER DAWN HANN, DECEASED

You are hereby notified that on December 18, 2019, Plaintiff, BANK OF AMERICA, N.A., filed a Mortgage Foreclosure Complaint endorsed with a Notice to Defend, against you in the Court of Common Pleas of NORTHAMPTON County, Pennsylvania, docketed to No. C-48-CV-2019-12045. Wherein Plaintiff seeks to foreclose on the mortgage secured on your property located at 1813 POTOMAC STREET a/k/a 1813 POTOMAC DRIVE, MOUNT BETHEL,

PA 18343-5642 whereupon your property would be sold by the Sheriff of NORTHAMPTON County.

You are hereby notified to plead to the above referenced Complaint on or before 20 days from the date of this publication or a Judgment will be entered against you.

NOTICE

If you wish to defend, you must enter a written appearance personally or by attorney and file your defenses or objections in writing with the court. You are warned that if you fail to do so the case may proceed without you and a judgment may be entered against you without further notice for the relief requested by the plaintiff. You may lose money or property or other rights important to you.

YOU SHOULD TAKE THIS NOTICE TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER, GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW. THIS OFFICE CAN PROVIDE YOU WITH INFORMATION ABOUT HIRING A LAWYER.

IF YOU CANNOT AFFORD TO HIRE A LAWYER, THIS OFFICE MAY BE ABLE TO PROVIDE YOU WITH INFORMATION ABOUT AGENCIES THAT MAY OFFER LEGAL SERVICES TO ELIGIBLE PERSONS AT A REDUCED FEE OR NO FEE.

Lawyer Referral Service
P.O. Box 4733
Easton, PA 18043-4733
Telephone (610) 258-6333

Jan. 30

**IN THE COURT OF
COMMON PLEAS
OF NORTHAMPTON
COUNTY, PENNSYLVANIA
CIVIL DIVISION—EQUITY**

**NOTICE OF ACTION TO
QUIET TITLE, EJECTMENT &
ADVERSE POSSESSION
MERICA REAL ESTATE
HOLDINGS, LLC
vs.**

**ETHEL CLAUSE, MARGARET
PROEBSTEL, GEORGE SIEGFRIED
and MICHAEL PEARL a/k/a
MICHAEL PEARL, SR.**

**CLERK OF CIVIL COURT
NO. #C0048CV201911210**

To: Ethel Clause, Margaret Proebstle, George Siegfried and Michael Pearl a/k/a Michael Pearl, Sr., their executors, administrators, successors, heirs and assigns

The plaintiff, Merica Real Estate Holdings, LLC, filed an action to quiet title/ejectment/adverse possession against you in the Court of Common Pleas of Northampton County as per No. C0048CV201911210. Plaintiff claims title to certain lands situated 918 Monocacy Street, Bethlehem, Northampton County, Pennsylvania, by adverse possession, by ejectment and by court ratification of the actions of an estate(s) administrator(s), and seeks that any and all of your property rights in and to said real property be permanently extinguished.

NOTICE

If you wish to defend, you must enter a written appearance personally or by attorney and file your defenses or objections in writing with the court. You are warned that if you fail to do so, the case may proceed without you and a judgment may be entered against you without further notice for the relief requested by the plaintiff. You may lose money or property or other rights important to you.

YOU SHOULD TAKE THIS PAPER TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER OR

CANNOT AFFORD ONE, GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW TO FIND OUT WHERE YOU CAN GET LEGAL HELP.

LAWYER REFERRAL SERVICE
P.O. Box 4733
Easton, PA 18043-4733
(610) 258-6333

JOHN L. OBRECHT, ESQUIRE
Attorney for Plaintiff
1731 Main Street
Northampton, PA 18067

Jan. 30

**IN THE COURT OF COMMON
PLEAS OF NORTHAMPTON
COUNTY, PENNSYLVANIA
CIVIL ACTION—LAW**

NOTICE OF ACTION IN
QUIET TITLE
FREEDOM
MORTGAGE CORPORATION
Plaintiff

vs.

MICHAEL E. HUDAK,
UNKNOWN HEIRS, SUCCESSORS,
ASSIGNS AND ALL PERSONS,
FIRMS OR ASSOCIATIONS
CLAIMING RIGHT, TITLE OR
INTEREST FROM OR UNDER
MICHAEL L. SACKS, DECEASED
Defendants

NO. C-48-CV-2019-10195

NOTICE

To: UNKNOWN HEIRS, SUCCESSORS, ASSIGNS AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER MICHAEL L. SACKS, DECEASED

You are hereby notified that on October 29, 2019, Plaintiff, FREEDOM MORTGAGE CORPORATION, filed a Quiet Title Complaint endorsed with a Notice to Defend, against you in the Court of Common Pleas of NORTHAMPTON County, Pennsylvania, docketed to No. C-48-CV-2019-

10195. Wherein Plaintiff seeks to satisfy a lien on the property located at 303 EAST 10TH STREET a/k/a 303 10TH STREET, NORTHAMPTON, PA 18067-1700 and confirm FREEDOM MORTGAGE CORPORATION is the holder of a first priority mortgage on the Property.

You are hereby notified to plead to the above referenced Complaint on or before 20 days from the date of this publication or a Judgment will be entered against you.

NOTICE

If you wish to defend, you must enter a written appearance personally or by attorney and file your defenses or objections in writing with the court. You are warned that if you fail to do so the case may proceed without you and a judgment may be entered against you without further notice for the relief requested by the plaintiff. You may lose money or property or other rights important to you.

YOU SHOULD TAKE THIS NOTICE TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER, GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW. THIS OFFICE CAN PROVIDE YOU WITH INFORMATION ABOUT HIRING A LAWYER.

IF YOU CANNOT AFFORD TO HIRE A LAWYER, THIS OFFICE MAY BE ABLE TO PROVIDE YOU WITH INFORMATION ABOUT AGENCIES THAT MAY OFFER LEGAL SERVICES TO ELIGIBLE PERSONS AT A REDUCED FEE OR NO FEE.

Lawyer Referral Service
P.O. Box 4733
Easton, PA 18043-4733
Telephone (610) 258-6333

Jan. 30

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

The following real estate will be sold by the Sheriff of Northampton County, Pennsylvania, on FEBRUARY 7, 2020, at ten o'clock a.m. in the COUNCIL CHAMBERS, THIRD FLOOR, of the Northampton County Government Center, within the City of Easton, County of Northampton and State of Pennsylvania.

PLEASE TAKE NOTICE that the sale price will include only the outstanding taxes certified to the Sheriff's Office. Any taxes not reported to the Sheriff are the responsibility of the purchaser.

No. C-48-CV-2013-05763

US BANK

NATIONAL ASSOCIATION, AS
TRUSTEE ET AL.

vs.

TANYA TOLIVER

Property Address:2605 Hickory Drive, Easton, PA
18040**UPI/Tax Parcel Number:**

K9/36/63/0311

All that certain message, tenement and lot or piece of ground situate in Forks Township, Northampton County, Pennsylvania.

Being the same premises granted and conveyed unto Tanya Toliver by deed from David J. Rhine and Donna J. Rhine, h/w, said deed recorded 10/19/2005 in Deed Book 2005-1, Page 413901.

Thereon being erected a two-story single dwelling with brick exterior, shingle roof and an attached two-car garage.

No. C-48-CV-2015-11108

MTGLQ INVESTORS, LP

vs.

STEVE A. DIVIETRO

Property Address:3800 Farmersville Road, Easton,
PA 18045**UPI/Tax Parcel Number:**

L8SE1/7/1/0324

All that certain lot or parcel of land situate in Palmer Township, Northampton County, Pennsylvania.

Being the same premises granted and conveyed unto Steve A. Divietro by deed from Steve A. Divietro and Lisa B. Divietro, h/w, said deed recorded 10/20/2004 in Deed Book 2004-1, Page 407160.

Thereon being erected a two-story single dwelling with vinyl siding/brick exterior, shingle roof, an attached two-car garage, an additional two-car detached garage and an in-ground pool.

No. C-48-CV-2016-04465U.S. BANK NATIONAL
ASSOCIATION ET AL.

vs.

JUDD A. LABAR,
PHYLLIS K. LABAR**Property Address:**114 North 13th Street, Easton, PA
18042-3210**UPI/Tax Parcel Number:**

L9SW2B/10/6/0310

All that certain message and lot of land situated in Easton City, Northampton County, Pennsylvania.

Title to said premises is vested in Judd A. Labar and Phyllis K. Labar, h/w, by deed from Richard A. Poirier and Debra A. Poirier, said deed recorded 7/7/2000 in Deed Book 2000-1, Page 84616.

Thereon being erected a two-story row home dwelling with aluminum siding and shingle roof.

No. C-48-CV-2016-048431900 CAPITAL TRUST II, BY U.S.
BANK TRUST NATIONAL
ASSOCIATION ET AL.

vs.

TERRY C. DAUBERT, JR.,
ELAINA M. DAUBERT

Property Address:

3714 Lehigh Drive, Northampton,
PA 18067

UPI/Tax Parcel Number:

J4/6/10E/0516

All that certain lot, parcel, or tract
of land situate along the northerly
side of Lehigh Drive in Lehigh
Township, Northampton County,
Pennsylvania.

Title to said premises is vested in
Terry C. Daubert, Jr. and Elaina M.
Daubert, h/w, by deed from Terry C.
Daubert, widower, said deed recorded
6/8/1999 in Deed Book 1999-1, Page
84039.

Thereon being erected a colonial-
style single dwelling with vinyl siding,
shingle roof and an attached three-car
garage.

No. C-48-CV-2016-10453

AFFINITY FEDERAL
CREDIT UNION

vs.

MICHAEL O'DOWD

Property Address:

444 Broad Street, Pen Argyl, PA
18072

UPI/Tax Parcel Number:

E8NE2D/59/20/0625

All that certain lot or tract of land
situate in Pen Argyl Borough,
Northampton County, Pennsylvania.

Being the same premises granted
and conveyed unto Michael O'Dowd,
married, by deed from Walter W.
Edelman, Jr., Executor of the Last
Will and Testament of Floyd A.
Kessler, Deceased, said deed recorded
6/16/2004 in Deed Book 2004-1,
Page 233335.

Thereon being erected a colonial-
style single dwelling with vinyl siding
and slate roof.

No. C-48-CV-2016-10633
BOROUGH OF FREEMANSBURG

vs

KAREEM H. MORRISON,
RACHEL E. MORRISON

Property Address:

707 Bach Court, Freemansburg,
PA 18017-6303

UPI/Tax Parcel Number:

N7/2/48/0212

All that certain tract of land located
in Freemansburg Borough, North-
ampton County, Pennsylvania.

Being the same premises granted
and conveyed unto Kareem H.
Morrison and Rachel E. Morrison by
deed from Ramblewood Partners of
Bethlehem, L.P., said deed recorded
9/5/2003 in Deed Book 2003-1, Page
366648.

Thereon being erected a two-story
townhouse dwelling with aluminum
siding and shingle roof.

No. C-48-CV-2017-09874

NORTHAMPTON AREA
SCHOOL DISTRICT

vs.

JAMES H. SEITZ, II,
HEIDI L. SEITZ

Property Address:

680 Vista Court, Bath, PA 18014

UPI/Tax Parcel Number:

H5/20/1-6/0520

All that certain lot or piece of
ground situate in Moore Township,
Northampton County, Pennsylvania.

Being the same premises granted
and conveyed unto James H. Seitz, II
and Heidi L. Seitz by deed from Ann
C. Dally and Heidi L. Seitz, said deed
recorded 6/9/2016 in Deed Book
2016-1, Page 114016.

Thereon being vacant land.

No. C-48-CV-2018-00502

NORTHAMPTON AREA
SCHOOL DISTRICT

vs.

JAMES H. SEITZ, II,
HEIDI L. SEITZ

Property Address:

688 Vista Court, Bath, PA 18014

UPI/Tax Parcel Number:

H5/20/1-7/0520

All that certain lot or piece of ground situate in Moore Township, Northampton County, Pennsylvania.

Being the same premises granted and conveyed unto James H. Seitz, II and Heidi L. Seitz, his wife, by deed from Ann C. Dally, married, and Heidi L. Seitz, married, said deed recorded 6/9/2016 in Deed Book 2016-1, Page 114029.

Thereon being vacant land.

No. C-48-CV-2018-01926

U.S. BANK

NATIONAL ASSOCIATION

vs.

EDWARD P. FOX, III,
MICHELLE L. DIMMITT

Property Address:

1038 Crawford Street, Bethlehem, PA 18017-6102

UPI/Tax Parcel Number:

N7SW1D/15/4/0204

All that certain lot or piece of land in Bethlehem City, Northampton County, Pennsylvania.

Title to said premises is vested in Edward P. Fox, III and Michelle L. Dimmitt, h/w, by deed from Matthew C. Hiner and Amy S. Hiner, h/w, said deed recorded 7/14/2005 in Deed Book 2005-1, Page 262707.

Thereon being erected a cape cod-style single dwelling with vinyl siding and shingle roof.

No. C-48-CV-2018-03879

FEDERAL NATIONAL
MORTGAGE ASSOCIATION

vs.

MICHAEL A. MUJAHID a/k/a
MICHAEL REEDER,
BEVERLY A. NIXON-REEDER

Property Address:

3005 Fox Hill Road, Easton, PA 18045

UPI/Tax Parcel Number:

K8/15/2-128/0324

All that certain piece, parcel or tract of land situate in Palmer Township, Northampton County, Pennsylvania.

Being the same premises conveyed unto Michael Reeder and Beverly A. Nixon-Reeder, h/w, by deed from NVR, Inc., a Virginia Corporation, trading as Ryan Homes, said deed recorded 3/5/2007 in Deed Book 2007-1, Page 83563.

Thereon being erected a two-story single dwelling with vinyl siding/brick exterior, shingle roof and an attached two-car garage.

No. C-48-CV-2018-04269

U.S. BANK

NATIONAL ASSOCIATION, AS
TRUSTEE ET AL.

vs.

SANDRA MARIE OSTILE

Property Address:

556 O.W. Road, Bangor, PA 18013

UPI/Tax Parcel Number:

E9/20/8C/0134

All that certain piece, parcel or tract of land situate and being in Washington Township, Northampton County, Pennsylvania.

Title to said premises is vested in Santa Marie Ostile a/k/a Sandra Marie Ostile, single, by deed from John L. Murling, Sr. and Marie A. Murling, his wife, said deed recorded 5/27/1993 in Deed Book 897, Page 239.

Thereon being erected a colonial-style single dwelling with brick exterior, shingle roof, attached two-car garage and a detached 4-car garage.

No. C-48-CV-2018-04544

BETHLEHEM AREA
SCHOOL DISTRICT

vs.

CARL P. DELVILLAGGIO

Property Address:

3049 Washington Street,
Bethlehem, PA 18020-5544

UPI/Tax Parcel Number:

N7NW3/55/8/0205

All those certain lots located in Bethlehem Township, Northampton County, Pennsylvania.

Being the same premises granted and conveyed unto Carl P. Delvillaggio by deed from Carl P. Delvillaggio, Executor under the Last Will and Testament of John C. Delvillaggio, Deceased, said deed recorded 9/22/2016 in Deed Book 2016-1, Page 202574.

Thereon being erected a two-story duplex dwelling with brick exterior, shingle roof and an attached one-car garage.

No. C-48-CV-2018-10164

NORTHAMPTON AREA
SCHOOL DISTRICT

vs.

WILLIAM C. BILLMAN, JR.,
ALICE E. BILLMAN

Property Address:

3891 Banyan Drive, Danielsville,
PA 18038-9567

UPI/Tax Parcel Number:

H3/12/7-13/0516

All that certain tract of land located in Lehigh Township, Northampton County, Pennsylvania.

Being the same premises granted and conveyed unto William C. Billman, Jr. and Alice E. Billman by deed from Richard C. Becker and Naomi J. Becker, h/w, said deed recorded 11/23/1994 in Deed Book 1994-6, Page 99274.

Thereon being erected a ranch-style single dwelling with vinyl siding,

shingle roof and a detached one-car garage.

No. C-48-CV-2018-11452

WELLS FARGO BANK, N.A.

vs.

WILLIAM BIES,
KAREN GETTMANN

Property Address:

705 Hillcrest Drive, Portland, PA
18351

UPI/Tax Parcel Number:

B11SE3A/1/9/0127

All that certain lot situate in Portland Borough, Northampton County, Pennsylvania.

Being the same property conveyed to William Bies by deed from Diane E. Wilson, said deed recorded 11/27/2013 in Deed Book 2013-1, Page 307482.

Thereon being erected a bi-level single dwelling with vinyl siding and shingle roof.

No. C-48-CV-2019-00575

SHARESTATES INVESTMENTS
LLC, SERIES BC2017-001473

vs.

DLH MANAGEMENT LLC

Property Address:

800 Walnut Avenue, Easton, PA
18042

UPI/Tax Parcel Number:

L9SE1C/15/8/0310

All that certain piece or parcel of land situate in Easton City, Northampton County, Pennsylvania.

Thereon being erected a two-story half-double dwelling with aluminum siding and shingle roof.

Property Address:

802 Walnut Avenue, Easton, PA
18042

UPI/Tax Parcel Number:

L9SE1C/15/7/0310

All that certain piece or parcel of land situate in Easton City, Northampton County, Pennsylvania.

Being the same premises vested in DLH Management, LLC by deed from Daniel A. Holder, a married man, said deed recorded 1/18/2018 in Deed Book 2018-1, Page 10961.

Thereon being erected a two-story duplex dwelling with aluminum siding and shingle roof.

No. C-48-CV-2019-00742

REO TRUST 2017-RPL1

vs.

ROBERT M. SPEARMINT, JR.,
JENNIFER S. SPEARMINT

Property Address:

15 George Street, Pen Argyl, PA 18072

UPI/Tax Parcel Number:

E8NE2D/27/1/0625

All that certain lot situated in Pen Argyl Borough, Northampton County, Pennsylvania.

Title to said premises is vested in Robert M. Spearmint, Jr. and Jennifer S. Spearmint, h/w, tenants by the entirety, by special warranty deed from Michael G. Farmer and Elizabeth M. Farmer, his wife, said deed recorded 8/30/2002 in Deed Book 2002-1, Page 230830.

Thereon being erected a colonial-style single dwelling with vinyl siding, shingle roof and a detached three-car garage.

No. C-48-CV-2019-01526

SUN WEST MORTGAGE
COMPANY, INC.

vs.

SYLVESTER LEE TINGLE

Property Address:

2416 6th Street, Bethlehem, PA 18020

UPI/Tax Parcel Number:

N7NE1/13/4/0205

All that certain parcel of land situate in Bethlehem Township, Northampton County, Pennsylvania.

Being the same premises granted and conveyed unto Sylvester Lee Tingle, a married man as his sole and

separate property, by deed from Sylvester Lee Tingle, a married man who acquired title as unmarried herein joined by his spouse Kysha N. Brody, by Quit Claim Deed recorded 10/6/2015 in Deed Book 2015-1, Page 195723.

Thereon being erected a split-level single dwelling with aluminum siding, shingle roof and an attached two-car garage.

No. C-48-CV-2019-02172

FULTON BANK, N.A.

vs

JONATHAN PERNER,
INDIVIDUALLY AND AS
EXECUTOR OF ESTATE OF NILI T.
PERNER-KASZA a/k/a NILI
TAMMY PERNER-KASZA,
DECEASED, UNKNOWN HEIRS,
SUCCESSORS, ASSIGNS AND ALL
PERSONS, FIRMS OR
ASSOCIATIONS CLAIMING RIGHT,
TITLE OR INTEREST FROM OR
UNDER NILI T. PERNER-KASZA
a/k/a NILI TAMMY PERNER-
KASZA, DECEASED, NILI TAMMY
PERNER-KASZA, DECEASED

Property Address:

2159 Stocker Mill Road, Easton,
PA 18045-7416

UPI/Tax Parcel Number:

K9SW1/4/3/0324

All that certain message, tenement and lot or piece of land situate in Palmer Township, Northampton County, Pennsylvania.

Title to said premises is vested in Jonathan M. Perner by deed from Estate of Nili T. Perner-Kasza a/k/a Nili Tammy Perner-Kasza, said deed recorded 7/17/2019 in Deed Book 2019-1, Page 144041.

Thereon being erected a ranch-style single dwelling with brick exterior, shingle roof and an attached two-car garage.

No. C-48-CV-2019-02575

WILMINGTON SAVINGS FUND
SOCIETY, FSB d/b/a
CHRISTIANA TRUST ET AL.

vs.

CRAIG N. MERKEL, JR.,
CHRISTINE M. MERKEL

Property Address:

543 Carol Lane, Bath, PA 18014

UPI/Tax Parcel Number:

H6SW3/4/6/0520

All that certain tract or parcel of land situate in Moore Township, Northampton County, Pennsylvania.

Title to said premises is vested in Craig N. Merkel, Jr. and Christine M. Merkel a/k/a Christine Merkel by deed from James N. Iannitto and Karen J. Iannitto, h/w, said deed recorded 9/9/1997 in Deed Book 1997-1, Page 97575.

Thereon being erected a ranch-style single dwelling with vinyl siding, shingle roof and a detached two-car garage.

No. C-48-CV-2019-03302

DITECH FINANCIAL LLC

vs.

DAVID AHN,
MARGARET NOTHSTEIN

Property Address:

4262 Howertown Road, Northampton, PA 18067

UPI/Tax Parcel Number:

K4SW1/1/6/0501

All that certain lot, parcel or tract of land, situate and lying in Allen Township, Northampton County, Pennsylvania.

Title to said premises is vested in David Ahn and Margaret Nothstein by deed from David Ahn, said deed recorded 3/25/2008 in Deed Book 2008-1, Page 80504.

Thereon being erected a two-story single dwelling with shingled exterior and shingle roof.

No. C-48-CV-2019-03437

CARRINGTON MORTGAGE
SERVICES, LLC

vs.

HEATHER HAHR,
ROBERT E. HAHR, JR.

Property Address:

339 Green Street, Bath, PA 18014

UPI/Tax Parcel Number:

K6NW4C/13/15A/0503

All that certain messuage, tenement or lot of ground situate in Bath Borough, Northampton County, Pennsylvania.

Being the same premises granted and conveyed unto Robert E. Hahr, Jr. and Heather Hahr, h/w, by deed from John C. Kardelis and Maureen G. Kardelis, said deed recorded 10/17/2014 in Deed Book 2014-1, Page 181904.

Thereon being erected a two-story single dwelling with aluminum siding, shingle roof and a detached two-car garage.

No. C-48-CV-2019-04264

NATIONSTAR

MORTGAGE LLC ET AL.

vs.

MIRANDA NICOLE CLARK,
ADMINISTRATRIX C.T.A. FOR THE
ESTATE OF ROBERT N. EASTON,
DECEASED, SARAH D. EASTON,
KNOWN HEIR OF ROBERT N.
EASTON, DECEASED, ESTATE OF
ROBERT N. EASTON

Property Address:

4951 Coatbridge Lane, Walnutport, PA 18088

UPI/Tax Parcel Number:

J2/18/20-62/0516

All that certain tract, piece or parcel of land situate in Lehigh Township, Northampton County, Pennsylvania.

Title to said premises is vested in Robert N. Easton by deed from

Greenock Ventures, LLC, said deed recorded 9/13/2018 in Deed Book 2018-1, Page 197031. The said Robert N. Easton departed this life on 10/27/2018. Estate No. 2018-1456 was filed within the Register of Wills of Northampton County naming Miranda Nicole Clark as Administrator C.T.A. for the Estate.

Thereon being erected a two-story half-double dwelling with vinyl siding/stone exterior, shingle roof and an attached two-car garage.

No. C-48-CV-2019-04267

PHH MORTGAGE CORPORATION
vs.

EUGENE KARWACKI, JR.,
SHELBY SHOEMAKER

Property Address:

102 Wynnwood Lane East,
Easton, PA 18040

UPI/Tax Parcel Number:

K9/16/10-21/0311

All that certain lot or parcel of land situate on the north side of Wynnwood Lane East in Forks Township, Northampton County, Pennsylvania.

Being the same premises granted and conveyed unto Eugene Karwacki Jr., unmarried, and Shelby Shoemaker, unmarried, as joint tenants with the right of survivorship, by deed from Sean P. Bonini and Sandra Y. Bonini a/k/a Sandra Yasmin Bonini, by her agent Sean Paul Bonini, said deed recorded 7/29/2008 in Deed Book 2008-1, Page 218316.

Thereon being erected a bi-level single dwelling with vinyl siding, shingle roof and an attached one-car garage.

No. C-48-CV-2019-05440

US BANK
NATIONAL ASSOCIATION,
AS TRUSTEE ET AL.

vs.

DIANA M. SEEDS, THE UNITED
STATES OF AMERICA,
RICHARD J. SEEDS

Property Address:

3432 Spear Street, Bethlehem, PA
18020-3440

UPI/Tax Parcel Number:

M7SW3/24/5/0205

All those certain lots or pieces of land situate in Bethlehem Township, Northampton County, Pennsylvania.

Being the same premises granted and conveyed unto Diana M. Seeds and Richard J. Seeds, h/w, by deed from Diana M. Seeds and Richard J. Seeds, h/w, said deed recorded 4/29/1997 in Deed Book 1997-1, Page 41300.

Thereon being erected a ranch-style single dwelling with vinyl siding, shingle roof and an attached two-car garage.

No. C-48-CV-2019-05869

BAYVIEW LOAN SERVICING, LLC
vs.

JOHN K. DAGGETT,
OMEGA DAGGETT

Property Address:

3011 Windsor Street, Easton, PA
18045

UPI/Tax Parcel Number:

L8/9/3Y/0324

All that certain lot or tract of land located in Palmer Township, Northampton County, Pennsylvania.

Being the same premises granted and conveyed unto John K. Daggett and Omega Daggett, h/w, by deed from Lawrence J. Kolasensky and Carol H. Kolasensky, h/w, said deed recorded 7/2/2004 in Deed Book 2004-1, Page 257841.

Thereon being erected a two-story single dwelling with vinyl siding/brick exterior, shingle roof and an attached one-car garage.

No. C-48-CV-2019-06168

FREEDOM
MORTGAGE CORPORATION

vs.

MEGAN SMITH, AARON SMITH

Property Address:

1936 Abbruzzi Avenue, Martins
Creek, PA 18063

UPI/Tax Parcel Number:

H10NW4/1/2/0317

All those three certain lots or pieces of land situated in Lower Mount Bethel Township, Northampton County, Pennsylvania.

Title to said premises is vested in Aaron Smith and Megan Smith, h/w, by deed from Rodney D. Pensack, Executor of the Estate of Lillian G. Pensack, said deed recorded 1/13/2010 in Deed Book 2010-1, Page 8177.

Thereon being erected a cape cod-style single dwelling with brick exterior and shingle roof.

No. C-48-CV-2019-06305

WILMINGTON SAVINGS FUND
SOCIETY, FSB ET AL.

vs.

BELLANUNA, LLC

Property Address:

4357 Newburg Road, Nazareth, PA
18064

UPI/Tax Parcel Number:

L7NW2/4/11/0418

All that certain tract or parcel and messuage of land situate on the westerly side of PA State Route 191 and on the southerly side of Newburg Road in Lower Nazareth Township, Northampton County, Pennsylvania.

Being the same premises granted and conveyed unto Bellanuna LLC, a PA limited liability company, by deed from Luigi Basta and Mary D. Basta, h/w, said deed recorded 9/10/2014 in Deed Book 2014-1, Page 156898.

Thereon being erected a commercial two-story single dwelling with

masonry exterior/aluminum & vinyl siding, shingle & slate roof and parking lot.

No. C-48-CV-2019-06509

MIDFIRST BANK

vs.

RAYMOND H. SMALLBERGER, III,
CHERYL L. SMALLBERGER,
SECRETARY OF HOUSING AND
URBAN DEVELOPMENT

Property Address:

838 West Milton Street, Easton,
PA 18042

UPI/Tax Parcel Number:

M9NE1A/18/4/0310

All that certain lot of land situated on the south side of Milton Avenue, formerly Main Street, in Easton City, Northampton County, Pennsylvania.

Being the same premises granted and conveyed unto Raymond H. Smallberger, III and Cheryl L. Smallberger by deed from Barry J. Sliker and Jean M. Sliker, his wife, said deed recorded 6/24/1986 in Deed Book 703, Page 172.

Thereon being erected a two-story half-double dwelling with vinyl siding/wood exterior and shingle roof.

No. C-48-CV-2019-06873

US BANK NATIONAL
ASSOCIATION ET AL.

vs.

ANN L. PIERCE

Property Address:

2148 Butler Street, Easton, PA
18042

UPI/Tax Parcel Number:

L9SW4B/11/2/0837

All that certain messuage, tenement and lot or piece of ground situate on Butler Street in Wilson Borough, Northampton County, Pennsylvania.

Title to said premises is vested in Ann L. Pierce by deed from Anthony N. Verenna and Gwyn J. Verenna,

h/w, said deed recorded 8/24/1998 in Deed Book 1998-1, Page 112522.

Thereon being erected a two-story half-double dwelling with aluminum siding and shingle roof.

No. C-48-CV-2019-07106

NATIONSTAR HECM ACQUISITION
TRUST 2018-2 ET AL.

vs.

LOUIS KOOTSARES,
WENDY KOOTSARES

Property Address:

108 North Westbrook Avenue, Pen
Argyl, PA 18072

UPI/Tax Parcel Number:

E8NE2A/28/2/0625

All that certain lot, piece or parcel
or tract of land situate in Pen Argyl
Borough, Northampton County,
Pennsylvania.

Title to said premises is vested in
Louis Kootsares and Wendy

Kootsares, his wife, by deed from
Crecienzo Malone and Mary Malone,
his wife, said deed recorded 6/
19/1974 in Deed Book 490, Page
244.

Thereon being erected a colonial-
style single dwelling with vinyl siding,
slate roof and a detached one-car
garage.

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.

RICHARD H. JOHNSTON
Sheriff

Northampton County,
Pennsylvania

DAVID J. CERAUL, ESQUIRE
Solicitor to the Sheriff

Jan. 16, 23, 30

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Personal Injury Law

Jan. 30; Feb. 6, 13

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Jan. 23, 30

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Jan. 23, 30

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3 Juvenile Criminal	4 Criminal	5 Criminal Misc. Hrngs.	6 Juvenile Dependency Arraignments	7
10 Juvenile ARD/ Summaries DRS	11 Civil Pretrials DRS	12 Misc. Hrngs.	13 Juvenile Dependency Criminal Scheduling Confs.	14
17 Presidents' Day NO COURT	18 Juvenile Argument	19 Misc. Hrngs. Civil Call NJ O.C. Audit	20 Juvenile Dependency Arraignments	21
24 Juvenile Non-Jury	25 Non-Jury	26 Non-Jury Civil Call—Trial Asbestos Pretrials	27 Judges Conf. NO COURT	28 Judges Conf. NO COURT

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A lawyer suggests they adopt.

The counselor tells them five years.

A lawyer tells them one.

Social Services approves them for adoption.

A lawyer puts it in writing.

The judge signs the order.

A lawyer's work finalizes it.

They thought they couldn't have a child.

A lawyer helped make it possible.

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**COMMONWEALTH of PENNSYLVANIA, Plaintiff v.
ALKIOHN DUNKINS, Defendant**

*Sufficiency of the Evidence—Conspiracy—Juror—Challenge to Verdict—
Pa. R.E. 606—Post-Sentence Motion.*

Defendant's post-sentence motion challenging the sufficiency and weight of the Commonwealth's evidence on the charge of conspiracy was denied where the circumstances of the object crime, a robbery, made clear that planning and forethought between the actors had taken place, there was sufficient evidence to point to Defendant as one of the actors, and the weight of the evidence did not require a result contrary to the guilty verdict. The Court also denied the Commonwealth's request to hold a hearing for the purpose of questioning a juror, where that juror had attempted to impeach the verdict by means of testimony regarding the conduct of deliberations but made no allegation that outside influence had come to bear upon the verdict. Such testimony may not be received by a court to impeach a verdict, pursuant to the Rules of Evidence.

In the Court of Common Pleas of Northampton County, Pennsylvania,
Criminal Division—No. CP-48-CR-01577-2017.

RICHARD PEPPER, ESQUIRE, for the Commonwealth.

MICHAEL J. DIAMONDSTEIN, ESQUIRE, for the Defendant.

Order of the Court entered on March 1, 2019 by ROSCIOLI, J.

ORDER

AND NOW, this 1st day of March 2019, upon consideration of Defendant Alkiohn Dunkins' Post-Sentence Motion, and the Commonwealth's response thereto, it is hereby ORDERED that the motion is DENIED, for the reasons set forth below.

STATEMENT OF REASONS

On September 5, 2018, Defendant Alkiohn Dunkins (Defendant) was convicted of Robbery—18 Pa. C.S. §3701(a)(1)(ii); Conspiracy to Commit Robbery—18 Pa. C.S. §903; Receiving Stolen Property—18 Pa. C.S. §3925(a); and Simple Assault—18 Pa. C.S. §2701(a)(1), in connection with an armed robbery that took place on February 2, 2017 on the campus of Moravian College in Bethlehem, Pennsylvania. On January 4, 2019, Defendant was sentenced to serve a total period of incarceration of 60-120 months, comprised of 36-72 months on the charge of Robbery, a consecutive 24-48 months on the charge of Conspiracy, and a concurrent 1-12 months for Simple Assault. No penalty was imposed for the charge of Receiving Stolen Property, as that crime merged with Robbery for sentencing purposes. On January 10, 2019, Defendant timely filed the within Post-Sentence Motion. While counsel initially requested a hearing, that request was withdrawn, and a briefing schedule was set by the Court. Both parties timely filed their respective briefs. Having reviewed the parties' briefs, and

the record in this matter, we have concluded that the Motion should be denied.

I. *Sufficiency of the Evidence*

In the first portion of his Post-Sentence Motion, Defendant contends that the Commonwealth presented insufficient evidence to support his conviction of the crime of Conspiracy to Commit Robbery—18 Pa. C.S. §903. We note that he does not challenge the sufficiency of the evidence presented by the Commonwealth with respect to the object crime, Robbery—18 Pa. C.S. §3701(a)(1)(ii).

A challenge to the sufficiency of the evidence asks this Court to consider “whether, viewing all the evidence admitted at trial in the light most favorable to the [Commonwealth as] verdict winner, there is sufficient evidence to enable to factfinder [sic] to find every element of the crime beyond a reasonable doubt.” *Commonwealth v. Heberling*, 451 Pa. Super. 119, 122, 678 A.2d 794, 795 (1996). Notably, the “Commonwealth may sustain its burden of proving every element of the crime beyond a reasonable doubt by means of wholly circumstantial evidence.” *Commonwealth v. Valette*, 531 Pa. 384, 388, 613 A.2d 548, 549 (1992). In order to prove the charge of Conspiracy beyond a reasonable doubt, the Commonwealth must present evidence to “demonstrate the formation of an illicit agreement, the attendant specific shared intent to promote or facilitate the object offense, and an overt act.” *Commonwealth v. Chambers*, 188 A.3d 400, 410 (Pa. 2018). When evaluating a challenge to the sufficiency of the evidence to support this charge, we may not substitute our own judgment for that of the jury, and may only conclude that sufficient evidence to support the conviction was absent where the “evidence is so weak and inconclusive that as a matter of law no probability of fact may be drawn from the combined circumstances.” *Commonwealth v. Cassidy*, 447 Pa. Super. 192, 195, 668 A.2d 1143, 1144 (1995). Having considered the record in this case, we find that the evidence presented by the Commonwealth in support of the Conspiracy charge is far from weak and inconclusive.

At trial, the Commonwealth presented *inter alia* the testimony of two witnesses, William Reilley and Greg Farina, who testified as follows about the robbery at issue. In the early morning hours of February 2, 2017, two individuals banged on Mr. Reilley and Mr. Farina’s dorm room door, claiming to be campus safety officers. The men burst into the room wearing ski masks after Mr. Farina opened the door, demanding to know where “the weed” was. One man struck Mr. Farina in the face; the other man had a gun pointed at Mr. Reilley and told him not to scream. The man with the gun demanded keys to the footlocker under Mr. Reilley’s bed. After he provided them, the man without the gun removed \$1,000 from the footlocker and sifted through the contents of Mr. Reilley’s desk drawer, removing a jar of marijuana that he then handed to the man with the gun. The men

demanded to know if there was any other money in the room and then took some small bills that were lying on the desk. The man with the gun hit Mr. Reilley in the head, and the two men then left the room. (N.T. 9/4/18, pp. 31-38; N.T. 9/5/18, pp. 152-57.) In addition to this testimony, the Commonwealth presented the testimony of Colin Zarzecki, who related that Defendant visited his dorm room in the early morning hours of February 2, 2017, bragging that he had just participated in the robbery of a student in another dorm, during which exchange Defendant indicated that he had committed the robbery with another individual. (N.T. 9/5/18, pp. 102-105.)

Defendant argues in his Memorandum of Law in support of his Post-Sentence Motion that the “Commonwealth presented no evidence of an agreement between Mr. Dunkins and anyone else. There was no evidence presented as to who the other person may have been, what sort of agreement was made, or when said agreement was reached.” Def. Memo, p. 4. We disagree. While the Commonwealth did not present any *direct* evidence with respect to the factors named by Defendant, the testimony of Mr. Reilley and Mr. Farina is strong circumstantial evidence of a conspiracy. While “[m]ere association with the perpetrators, mere presence at the scene, or mere knowledge of the crime is insufficient” to prove that a person was engaged in a conspiracy, what we have in this case is far more than a “mere” presence, knowledge, or association. *Commonwealth v. Lambert*, 795 A.2d 1010, 1016 (Pa. Super. 2002). To the contrary, the evidence presented established that Defendant and another male, both of whom were wearing ski masks, banged on the victims’ dorm room door at approximately 2:00 a.m. on February 2, 2017, both gained entry to the dorm room after the door was opened by Mr. Farina, and both proceeded to act in concert to commit an armed robbery of the two victims. (N.T. 9/4/18, pp. 31-38; N.T. 9/5/18, pp. 152-57.) In order for a jury to believe that there was not a conspiracy between the two masked men to commit this robbery, the jury would have to believe that it was a mere coincidence that two men both arrived at the victims’ dorm room at the same time, both wearing ski masks, and that these two strangers executed an armed robbery on the spot with no forethought, planning, or conspiring whatsoever.¹ Such a conclusion would stretch the bounds of imagination beyond their breaking point. Accordingly, we find that there was sufficient evidence presented by the Commonwealth to support Defendant’s conviction of Conspiracy. See e.g., *Commonwealth v. Kidd*, 251 Pa. Super. 140, 380 A.2d 416 (1977).

II. *Weight of the Evidence*

Next, Defendant contends that the verdict of guilty on all charges is against the weight of the evidence presented, and that he must be granted a new trial.

¹ We note that proof of the identity of the unnamed coconspirator is not required. *Commonwealth v. Brown*, 229 Pa. Super. 67, 323 A.2d 845 (1974).

A motion for a new trial based on a claim that the verdict is against the weight of the evidence is addressed to the discretion of the trial court. ... A new trial should not be granted because of a mere conflict in the testimony or because the judge on the same facts would have arrived at a different conclusion. ... Rather, the role of the trial judge is to determine that notwithstanding all the facts, certain facts are so clearly of greater weight that to ignore them or to give them equal weight ... would deny justice. ... It has often been stated that a new trial should be awarded when the jury's verdict is so contrary to the evidence as to shock one's sense of justice and the award of a new trial is imperative so that right may be given another opportunity to prevail. ...

Commonwealth v. Clay, 619 Pa. 423, 431-32, 64 A.3d 1049, 1054-55 (2013) (internal citations and quotations omitted).

Having heard all of the evidence at trial and having reviewed same in consideration of the within motion, we cannot conclude that the weight of the evidence demands that Defendant be granted a new trial. In addition to the testimony of Mr. Reilly, Mr. Farina, and Mr. Zarzecki, as noted above, the Commonwealth presented the testimony of Christopher Laird, director of systems engineering at Moravian College, who testified that an analysis of the Moravian College Wi-Fi network records revealed that, during the one-hour time frame surrounding the robbery—1:30 a.m. to 2:30 a.m. on February 2, 2017—the unique Wi-Fi network username of Defendant was connected to a short range Wi-Fi access point in the dormitory of the victims. (N.T. 9/5/18, pp. 215-19.) On cross-examination, defense counsel elicited further testimony from Mr. Laird indicating that a device utilizing Defendant's Moravian Wi-Fi user account was connected to various Wi-Fi network access points in and around the Wilhelm and Hassler dorms during the robbery time frame in such a manner demonstrating travel from the Wilhelm dorm, where Defendant lived, to the Hassler dorm, where the robbery occurred, and then back to Wilhelm. *Id.* at 220. While there was no direct evidence presented that Defendant was actually in possession of the device that was connected to these Wi-Fi access points at the relevant times, it is entirely reasonable that the jury would conclude that he was in possession of that device. Considering this evidence together with all other evidence presented in the trial, we find that nothing about the verdict in this matter shocked the Court's conscience or sense of justice. To the contrary, the evidence fully supports the conclusion that Defendant was engaged in the armed robbery at issue. We believe that the verdict of the jury comported with the evidence presented at trial and that the verdict should stand.

III. Motion for Extraordinary Relief

In the third portion of his motion, Defendant contends that we erred in denying his Motion to Suppress and Motion for Extraordinary Relief.

Those motions were previously denied by Orders of Court dated April 26, 2018 and December 7, 2018, respectively, wherein we set forth our reasoning for those dispositions. We believe that those previous Orders fully address our reasoning therefor and thus incorporate same by reference in denying this portion of Defendant's motion.

IV. Request to Interview Juror

Finally, Defendant contends that we erred in denying his request for a hearing at which he would call a juror to testify.² More specifically, at sentencing Defendant indicated that he wished to question a specific juror regarding her post-trial "accusations [to Court Administration] that several jurors were forced or bullied into entering a verdict of guilt despite believing Mr. Dunkins' innocence." Def.'s Memo, p. 8. An *in camera* conference regarding this juror's report to Court Administration had been held on October 19, 2018, wherein the Court informed counsel that the juror "believed and initially voted that Mr. Dunkins was not guilty," but that "the foreman continued to yell and belittle them, telling them that Mr. Dunkins is guilty," and that after a period of deadlock she and three other jurors "were so worn down and finally voted guilty." (N.C. 10/19/18, pp. 5-6.) We note that the record will reflect that the total deliberation period was approximately five hours.

As Defendant accurately recites in his memorandum of law, a "juror may testify about whether (A) prejudicial information not of record and beyond common knowledge and experience was improperly brought to the jury's attention; or (B) an *outside* influence was improperly brought to bear on any juror." Pa. R.E. 606(b)(2) (emphasis added). The concerns raised by the juror in this case in her report to Court Administration did not pertain to any outside influence such as information not of record or interference by a third party with the deliberations, but to the behavior of a fellow juror in the deliberation room. Testimony regarding same is prohibited by the Rules of Evidence. "During an inquiry into the validity of a verdict, a juror *may not* testify about any statement made or incident that occurred during the jury's deliberations; the effect of anything on that juror's or another juror's deliberations; or any juror's mental processes concerning the verdict. The court *may not* receive a juror's affidavit or evidence of a juror's statement on these matters." Pa. R.E. 606(b)(1) (emphasis added). "[A]fter a verdict is recorded and the jury discharged, a juror may not impeach the verdict by his or her own testimony." *Commonwealth v. Williams*, 279 Pa. Super. 28, 31, 420 A.2d 727, 729 (1980). "[W]e cannot accept the statement

² In his motion and brief, Defendant states that he requested an opportunity to "interview" the juror. However, at sentencing, Defendant's request was "that the Court should issue a hearing" to take the testimony of the juror, not for counsel to interview the juror individually. (N.T. 1/4/19, p. 38.)

of jurors as to what transpired in the jury room as to the propriety or impropriety of a juror's conduct. ... To do so, would destroy the security of all verdicts and go far toward weakening the efficacy of trial by jury, so well grounded in our system of jurisprudence. Jurors cannot impeach their own verdict. Their deliberations are secret and their inviolability must be closely guarded." *Id.* (internal citations omitted).

Whereas the juror at issue did not indicate that any *outside* influence had come to bear on the deliberations or verdict, it would have been inappropriate to grant Defendant's request for a hearing. The hearing would have served no purpose where the juror would be precluded from giving any testimony that could support a challenge to the verdict. "Defendants are prohibited from using post-verdict statements of jurors as means to contest their conviction in a post-conviction proceeding." *Commonwealth v. Eichinger*, 631 Pa. 138, 180, 108 A.3d 821, 846 (2014).



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