

Northampton County Reporter

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EASTON, PA April 19, 2007

NO. 120

Irvin B. Kruenkamp, Plaintiff v. Denise J. Kruenkamp, Defendant

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INSERT: Pink: 1. "1031 Exchanges"

2. 2007 Calendar of Events
3. "A General Review of PA Inheritance Tax and 20 Mistakes You Do Not Want to Make"
4. PBI/CLE Seminars—NCBA Office—April - August, 2007

Cream: 1. "21st Century Justice: Incorporating Technology into Criminal Trial Presentations"

2. Federal Courts Swearing-in Ceremony
3. Quarterly Association Meeting

NOTICE TO THE BAR...

Federal Courts Swearing In Ceremonies—May 18, 2007 at 4:00 PM.

See insert for more information

**NORTHAMPTON COUNTY BAR ASSOCIATION
2007 BAR ASSOCIATION OFFICERS**

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Michael C. Deschler President-elect
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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

Federal Court Admissions Date Confirmed: Friday, May 18, 2007 at 4:00 p.m. is confirmed for the Admissions Ceremonies to both the U.S. Court of Appeals for the Third Circuit and the U.S. District Court for the Eastern District of Pennsylvania. See the insert for more information.

Included in This Issue

- ★ **Quarterly Association Meeting**—Thursday, May 17, 2007, Best Western, Bethlehem
Malpractice Avoidance Seminar—“A Review of the New Rule of Professional Conduct 1.4.C”

- ★ **NCBA Calendar of Events**

Lunch Lectures

- ★ “1031 Exchanges”—May 2, 2007, NCBA Office
- ★ “21st Century Justice: Incorporating Technology into Criminal Trial Presentations”—May 9, 2007 at N.C. Courthouse, Courtroom #6
- ★ “A General Review of PA Inheritance Tax and 20 Mistakes You Do Not Want to Make”—May 30, 2007 @ Best Western, Bethlehem

A father is a banker provided by nature.—Anonymous

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**BENNETT, ANNA M.,** dec'd.

Late of the City of Bethlehem, Northampton County, PA
Executor: Albert J. Bruch 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

BROWN, ELSIE LOUISE a/k/a

ELSIE L. BROWN, dec'd.

Late of the Borough of Nazareth, Northampton County, PA

Co-Executors: L. Anderson Daub and William John Daub, III c/o Judith A. Harris, Esquire, Tallman, Hudders & Sorrentino, P.C., The Paragon Centre, 1611 Pond Road, Suite 300, Allentown, PA 18104-2221

Attorneys: Judith A. Harris, Esquire, Tallman, Hudders & Sorrentino, P.C., The Paragon Centre, 1611 Pond Road, Suite 300, Allentown, PA 18104-2221

GUIDA, JOSEPH M., dec'd.

Late of Bethlehem Township, Northampton County, PA
Administratrix: Suzanne Cochran c/o Richard J. Shirroff, Esquire, 724 Lehigh Street, Easton, PA 18042

Attorney: Richard J. Shirroff, Esquire, 724 Lehigh Street, Easton, PA 18042

HAAS, JUDITH A. a/k/a JUDY HAAS a/k/a J.A. HAAS, dec'd.

Late of Freemansburg, Northampton County, PA

Administratrix: Susan C. Mademann c/o Fitzpatrick Lentz & Bubba, P.C., 4001 Schoolhouse Lane, P.O. Box 219, Center Valley, PA 18034-0219

Attorneys: Fitzpatrick Lentz & Bubba, P.C., 4001 Schoolhouse Lane, P.O. Box 219, Center Valley, PA 18034-0219

HOFFACKER, MELBA S., dec'd.

Late of Long Lane Road, Walnutport, Northampton County, PA

Co-Executrices: Carol A. Roth, 958 Upper Nis Hollow Dr., Lehigh, PA 18235 and Susie E. Green, 4618 Long Lane Rd., Lehigh, PA 18235

Attorney: Charles A. Waters, Esquire, Steckel and Stopp, 125 S. Walnut Street, Suite 210, Slatington, PA 18080

KERSCHMAR, CHARLES K., dec'd.

Late of the Township of Hanover, Northampton County, PA
Executor: Moravian College c/o Paul A. Florenz, Esquire, Kolb, Vasiliadis and Florenz,

74 West Broad Street, Ste. 170, Bethlehem, PA 18018-5738

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

LILLY, MIRIAM M. a/k/a MIRIAM LILLY, dec'd.

Late of the Township of Upper Nazareth, Northampton County, PA

Co-Executrices: Sandra Evely and Linda Iaccio c/o Alfred S. Pierce, Esquire, 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

LLOYD, HELEN M., dec'd.

Late of the Borough of Walnutport, Northampton County, PA

Executor: William G. Markell, 7771 County Bridge Road, Slatington, PA 18080

Attorneys: Steven R. Serfass, Esquire, Serfass & Cheng Law Offices, P.C., 232 Delaware Avenue, P.O. Box 195, Palmerton, PA 18071

MALONE, NORMA J., dec'd.

Late of Bethlehem Township. Executrix: Theresa DeWalt c/o Norman A. Peil, Jr., Esquire, Mosebach, Funt, Dayton & Duckworth, P.C., P.O. Box 20770, Lehigh Valley, PA 18002-0770

Attorneys: Norman A. Peil, Jr., Esquire, Mosebach, Funt, Dayton & Duckworth, P.C., P.O. Box 20770, Lehigh Valley, PA 18002-0770

MARSILLO, MICHAEL, dec'd.

Late of the Township of Bethlehem, Northampton County, PA

Administratrix: Christina Crisci c/o Lisa M. Spitale, Esquire, The Law Offices of Charles W. Gordon, 1413 Jacobsburg Road, Wind Gap, PA 18091

Attorneys: Lisa M. Spitale, Esquire, The Law Offices of Charles W. Gordon, 1413 Jacobsburg Road, Wind Gap, PA 18091

MATLOCK, DAVID LEE, dec'd.

Late of the Borough of Wind Gap, Northampton County, PA

Administratrix: Irene A. Matlock c/o Dennis P. Ortwein, Esquire, 5201 William Penn Highway, Easton, PA 18045
Attorney: Dennis P. Ortwein, Esquire, 5201 William Penn Highway, Easton, PA 18045

PETERS, DOROTHY S., dec'd.

Late of the City of Bethlehem, Northampton County, PA

Co-Executors: Robert W. Peters and Thomas A. Peters c/o Harry Newman, Esquire, Harry Newman & Associates, P.C., 3897 Adler Place, Suite 180C, Bethlehem, PA 18017

Attorneys: Harry Newman, Esquire, Harry Newman & Associates, P.C., 3897 Adler Place, Suite 180C, Bethlehem, PA 18017

PHILIPS, HARRY K. a/k/a HARRY KIRTLAND PHILIPS, dec'd.

Late of Bethlehem, Northampton County, PA

Executrix: Mildred L. Philips
c/o Robert V. Ritter, Jr., Es-
quire, Ritter & Bried, PC, 1600
W. Hamilton Street, Allentown,
PA 18102-4287

Attorneys: Robert V. Ritter, Jr.,
Esquire, Ritter & Bried, PC,
1600 W. Hamilton Street,
Allentown, PA 18102-4287

RIEDEL, BETTY L., dec'd.

Late of North Catasauqua,
Northampton County, PA

Co-Executors: Thomas C.
Riegel, Timothy D. Riegel and
Robert L. Riegel c/o Edward
H. Butz, Esquire, Lamm Ru-
benstone Lesavoy Butz &
David LLC, 7535 Windsor
Drive, Suite 200, Allentown,
PA 18195

Attorneys: Edward H. Butz,
Esquire, Lamm Rubenstone
Lesavoy Butz & David LLC,
7535 Windsor Drive, Suite
200, Allentown, PA 18195

SUPON, EDWARD R., dec'd.

Late of Bethlehem, Northamp-
ton County, PA

Executrix: Janet T. Supon, 10
North Mars Drive, Sewell, NJ
08080

WAGNER, GRACE E., dec'd.

Late of the Township of Wash-
ington, Northampton County,
PA

Executor: Earl C. Keller c/o
Gregory R. Reed, Esquire, At-
torney-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

**SECOND PUBLICATION
CIANCI, PAOLA G. a/k/a PAUL-
INE CIANCI a/k/a PAOLA
CIANCI,** dec'd.

Late of the Township of Palm-
er, Northampton County, PA
Executor: Raymond J. DeRay-
mond, Esquire, Gross, McGin-
ley, LaBarre & Eaton, LLP, 717
Washington Street, Easton, PA
18042-4386

Attorneys: Raymond J. DeRay-
mond, Esquire, Gross, McGin-
ley, LaBarre & Eaton, LLP, 717
Washington Street, Easton, PA
18042-4386

DUCHARME, PETER, JR., dec'd.

Late of Bangor, Northampton
County, PA

Executor: Peter Ducharme, 43
Lyn Drive, Bangor, PA 18013
Attorneys: Matthew J. Good-
rich, Esquire. Zito, Martino
and Karasek, L.L.P., 641 Mar-
ket Street. Bangor, PA 18013

FAUSTNER, EDWIN F., dec'd.

Late of Moore Township,
Northampton County, PA
Executor: James F. Faustner,
2308 Community Drive, Bath,
PA 18014

Attorneys: Peters, Moritz,
Peischl, Zulich & Landes, LLP,
1 South Main Street, Naza-
reth, PA 18064-2083

FEBBO, PASQUALE, dec'd.

Late of the Borough of East
Bangor, Northampton Coun-
ty, PA

Executrix: Mildred Ninno c/o
McFall, Layman & Jordan,
P.C., Attorneys at Law, 134
Broadway, Bangor, PA 18013
Attorneys: McFall, Layman &
Jordan, P.C., Attorneys at

Law, 134 Broadway, Bangor,
PA 18013

**GIPP, JOHN D. a/k/a JACK
GIPP**, dec'd.

Late of the City of Easton,
Northampton County, PA
Co-Executors: Mr. John D.
Gipp, Jr. and Mrs. Barbara
Ann Gipp Markley 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

KOHLER, KATHLEEN M.,
dec'd.

Late of the Borough of North-
ampton, Northampton Coun-
ty, PA

Executor: Gary K. Kohler, 14
Lori Road, Monmouth Beach,
NJ 07750

Attorney: John L. Obrecht,
Esquire, 1731 Main Street,
Northampton, PA 18067-1544

SCHLEGEL, PAUL S., dec'd.

Late of Moore Township,
Northampton County, PA

Executrix: Evelyn S. Schlegel,
2432 Community Drive, Bath,
PA 18014-8839

Attorneys: Peters, Moritz,
Peischl, Zulich & Landes, LLP,
1 South Main Street, Naza-
reth, PA 18064-2083

SNYDER, LINDA M., dec'd.

Late of the Township of Moore,
Northampton County, PA

Executrix: Denise Sodl c/o
Frank J. Danyi, Jr., Esquire,
Maloney, Danyi & O'Donnell,
901 West Lehigh Street,
Bethlehem, PA 18016-1279

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

THIRD PUBLICATION

CATINO, ARTHUR H., dec'd.

Late of the City of Easton,
Northampton County, PA

Executor: Henry Catino c/o
Joseph A. Corpora, III, Esquire,
Sovereign Bank Building, 100
North Third Street, Suite 502,
Easton, PA 18042

Attorney: Joseph A. Corpora,
III, Esquire, Sovereign Bank
Building, 100 North Third
Street, Suite 502, Easton, PA
18042

COUNTS, DORIS E., dec'd.

Late of Lower Saucon Town-
ship, Northampton County,
PA

Administrator: James K.
Zeiner c/o Timothy J. Duck-
worth, Esquire, Mosebach,
Funt, Dayton & Duckworth,
PC, P.O. Box 20770, Lehigh
Valley, PA 18002-0770

Attorneys: Timothy J. Duck-
worth, Esquire, Mosebach,
Funt, Dayton & Duckworth,
PC, P.O. Box 20770, Lehigh
Valley, PA 18002-0770

**DAVIS, LETITIA MAE a/k/a
LETITIA M. DAVIS**, dec'd.

Late of Bethlehem, Northamp-
ton County, PA

Executrix: Lanette Crownover,
447 Mountain View Road,
Nazareth, PA 18064

Attorney: James Martin Con-
nell, Esquire, 251 East Broad
Street, Bethlehem, PA 18018

DeLUCA, ETHEL, dec'd.

Late of the City of Easton,
Northampton County, PA

Executrix: Diane Atkinson,
404 Holly Street, Seaford, DE
19973

Attorney: Herbert G. Litvin,
Esquire, 151 S. 7th Street,
Easton, PA 18042

**FILSON, MARGARET B. a/k/a
MARGARET E. BEIDELMAN
FILSON a/k/a MARGARET
E. FILSON, dec'd.**

Late of the City of Easton,
Northampton County, PA
Administratrix: Sally M. Pot-
ter, 23 S. Knapp Court, Car-
mel, NY 10512-3400

Attorneys: Louis S. Minotti,
Jr., Esquire, Minotti & De-
Esch, 2240 Northampton
Street, Easton, PA 18042

HAGETER, BEATRICE F., dec'd.

Late of the Township of Bush-
kill, Northampton County, PA
Executrix: Connie J. Raidline,
694 Clearfield Road, Nazareth,
PA 18064

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

**HODEREWski, JANINA a/k/a
JENNIE HODEREWski,
dec'd.**

Late of the City of Bethle-
hem, Northampton County, PA
Executor: Walter Hoderewski
c/o Joel H. Ziev, Esquire, 700
Washington Street, Easton, PA
18042

Attorney: Joel H. Ziev, Es-
quire, 700 Washington Street,
Easton, PA 18042

**HOLSCHWANDER, THERESA,
dec'd.**

Late of the Township of Moore,
Northampton County, PA
Co-Executors: William Bach-
man, 115 Grouse Drive, Bath,

PA 18014 and Ruth Kichline,
2829 Cuter Road, Bath, PA
18014

Attorney: James Martin
Connell, Esquire, 251 East
Broad Street, Bethlehem, PA
18018

**KAROLY, PETER JOHN, ES-
QUIRE a/k/a PETER JOHN
KAROLY a/k/a PETER J.
KAROLY a/k/a PETER J.
KAROLY, ESQUIRE, dec'd.**

Late of the City of Bethle-
hem, Northampton County, PA

Administrator Pendente Lite:
Thomas A. Wallitsch, Tallman,
Hudders & Sorrentino, P.C.,
The Paragon Centre, 1611
Pond Road, Suite 300, Allentown,
PA 18104-2221

Attorneys: Donald A. Zambor-
sky, Esquire, Tallman, Hud-
ders & Sorrentino, P.C., The
Paragon Centre, 1611 Pond
Road, Suite 300, Allentown,
PA 18104-2221

**LEDEE-COLON, EVELYN a/k/a
EVELYN COLON-LEDEE,
dec'd.**

Late of 1216 Fritz Drive, Beth-
lehem, Northampton County,
PA

Administrator: Sixto Colon
c/o Norman E. Blatt, Jr., Es-
quire, Scherline & Associates,
512 Walnut Street, Allentown,
PA 18101

Attorneys: Norman E. Blatt,
Jr., Esquire, Scherline & As-
sociates, 512 Walnut Street,
Allentown, PA 18101

MARAGULIA, JOHN J., dec'd.

Late of the Township of Beth-
lehem, Northampton County,
PA

Executrix: Loretta A. Maraglia, 4230 Farmersville Court, Easton, PA 18045

Attorneys: Charles Bruno, Esquire, Pfeiffer & Bruno, P.C., 203 South Seventh Street, Easton, PA 18042-4315

NALE, KAREN J., dec'd.

Late of the Township of Moore, Northampton County, PA

Executrix: Mildred Bell 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

POLONI, LENA, dec'd.

Late of the Township of Plainfield, Northampton County, PA
Executrix: Andrea Poloni c/o Craig A. Dally, Esquire, Pierce & Dally, LLP, 124 Belvidere Street, Nazareth, PA 18064

Attorneys: Craig A. Dally, Esquire, Pierce & Dally, LLP, 124 Belvidere Street, Nazareth, PA 18064

SHANER, FLORENCE M., dec'd.

Late of the Borough of Hellertown, Northampton County, PA

Executor: Jesse Shaner, 147 Groff Road, Bechtelsville, PA 19505

Attorneys: Thomas L. Hoffman, Esquire, Wells, Loeben, Hoffman, Holloway & Stauffer, 635 High Street, P.O. Box 657, Pottstown, PA 19464

SVANDA, JOHN F., SR., dec'd.

Late of the City of Bethlehem, Northampton County, PA

Executrix: Helen F. Svanda 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

TURNER, JAMES A. a/k/a JAMES A. TURNER, SR., dec'd.

Late of the Township of Moore, Northampton County, PA

Executrix: Rhondasue Kresge a/k/a Rhondasue Myers, 60 Corriere Road, Easton, PA 18045

Attorney: Daniel G. Spengler, Esquire, 110 East Main Street, Bath, PA 18014

NOTICES 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 Corporation Law of 1988, approved December 21, 1988, P.L. 1444, No. 177, as amended.

The name of the corporation is:

1ST PREFERRED REALTY, INC.

The Articles of Incorporation were filed on April 9, 2007.

JAMES G. MURPHY, ESQUIRE
MURPHY & MURPHY, P.C.

106 N. Franklin St.

Suite 2

P.O. Box 97

Pen Argyl, PA 18072

Apr. 19

NOTICE IS HEREBY GIVEN that Articles of Incorporation were filed with the Department of State of the

Commonwealth of Pennsylvania at Harrisburg, Pennsylvania, on February 7, 2007, for the purpose of obtaining a Certificate of Incorporation pursuant to the provisions of the Business Corporation Law of 1988, 15 Pa.C.S. Section 1101. The name of the corporation is:

AquaTech Imports, Inc

The purpose for which the corporation is organized is import and wholesale of tropical fish, corals and live rock.

Apr. 19

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 pursuant to the provisions of the Business Corporation Law of the Commonwealth of Pennsylvania, Act of December 21, 1988, P.L. 1444, No. 177 of the following corporation:

The name of the corporation is:

GAVER INDUSTRIES, INC.

The Articles of Incorporation were filed on April 9, 2007.

The purpose for which it was organized is: To engage in and do any lawful act concerning any or all lawful business for which corporations may be incorporated under the Business Corporation Law of the Commonwealth of Pennsylvania, Act of December 21, 1988, P.L. 1444, No. 177.

JAMES L. REICH, ESQUIRE
KARESS, REICH & FURST
215 N. 9th Street
Allentown, PA 18102

Apr. 19

NOTICE IS HEREBY GIVEN that Articles of Incorporation were filed with the Department of State of the Commonwealth of Pennsylvania at

Harrisburg, Pennsylvania, on February 7, 2007, for the purpose of obtaining a Certificate of Incorporation pursuant to the provisions of the Business Corporation Law of 1988, 15 Pa.C.S. Section 1101. The name of the corporation is:

**LINKWELL SYSTEMS
INCORPORATED**

the purpose for which the corporation is organized is for Computer Software Development, Computer Software Consulting Services, Real Estate.

Apr. 19

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, approved December 21, 1988, P.L. 1444, No. 177, as amended.

The name of the corporation is:

**PHILLIPSBURG EASTON
FOOD CORP.**

Robert H. Jacobs, Esquire
Jacobs & Jacobs

8 Centre Square
Easton, PA 18042

Apr. 19

NOTICE IS HEREBY GIVEN that Articles of Incorporation have been (are to be) filed with the Department of State of the Commonwealth of Pennsylvania at Harrisburg, Pennsylvania, for the purpose of obtaining a Certificate of Incorporation pursuant to the provisions of the Business Corporation Law of the Commonwealth of Pennsylvania, Act of December 21, 1988 (P.L. 1444, No. 177), by the following corporation:

The name of the corporation is:

PURPLE FOUR, INC.

David B. Shulman, Esquire
Shulman, Shabbick & Ettinger
1935 Center Street
Northampton, PA 18067

Apr. 19

**FICTITIOUS NAME
REGISTRATION NOTICES**

NOTICE IS HEREBY GIVEN, pursuant to the provisions of the Fictitious Name Act of December 16, 1982, P.L. 1309, No. 295, application for registration of a fictitious name was filed in the Office of the Secretary of the Commonwealth of Pennsylvania, under the assumed or fictitious name, style or designation of:

JAYZEES EMPORIUM

with its principal place of business at: 55 E. Depot Street, Hellertown, PA 18055. The name and address of the person owning or interested in said business is: Janice M. Weierbach, 55 E. Depot Street, Hellertown, PA 18055.

Apr. 19

NOTICE IS HEREBY GIVEN that pursuant to the provisions of Section 311 of Act 1982-295, a Fictitious Name Registration was filed with the Department of State of the Commonwealth for:

NEW BEGINNINGS GIFTS

with its principal place of business at: 3 York Place, Easton, PA 18045. The names and addresses of the persons owning or interested in said business are: Lori Carr, 200 Uhler Road, Easton, PA 18040 and Catherin Zavacki, 3 York Place, Easton, PA 18045.

ALAN D. WILLIAMS, III, ESQUIRE
WILLIAMS AND SCHILDT, P.C.
1007 W. Broad Street
Quakertown, PA 18951

Apr. 19

**NOTICE OF NON-PROFIT
INCORPORATION**

NOTICE IS HEREBY GIVEN that Articles of Incorporation were filed with the Department of State, Commonwealth of Pennsylvania at Harrisburg, Pennsylvania on April 5, 2007 with a proposed non-profit corporation formed pursuant to the provisions of the Business Corporation Law of 1988, approved December 21, 1988, P.L. 1444, No. 177, as amended.

The name of the corporation is:

**OAKLEIGH KNOLL
CONDOMINIUM ASSOCIATION**

Lisa A. Pereira, Esquire
Broughal & DeVito, L.L.P.
38 West Market Street
Bethlehem, PA 18018

Apr. 19

**CORPORATE FICTITIOUS NAME
REGISTRATION NOTICE**

NOTICE IS HEREBY GIVEN that Boliari Restaurants, Inc. of 6615 Sullivan Trail, Wind Gap, PA 18091 filed an Application for Registration of Fictitious Name under the Fictitious Name Act in the Office of the Secretary of the Commonwealth of Pennsylvania at Harrisburg, Pennsylvania, on August 30, 2006, under the fictitious name of:

THE GALLEY RESTAURANT

with its principal place of business at: 6615 Sullivan Trail, Wind Gap, PA 18091.

THOMAS F. DIRVONAS, ESQUIRE
11 North 8th Street
Stroudsburg, PA 18360

Apr. 19

NOTICE OF DISSOLUTION

NOTICE IS HEREBY GIVEN that the shareholders and directors of **Shady 22 Water**, a Pennsylvania non-profit corporation, with an address of 5787 Shady Lane, Bath, Pennsylvania 18014, have approved a proposal that the corporation vol-

untarily dissolve, and that the Board of Directors is now engaged in winding up and settling the affairs of the corporation under the provisions of Section 5972 of the Non-profit Corporation Law of 1988, as amended.

By: Ron Gogle, President,
Shady 22 Water.

S.J. SALAZAR, ESQUIRE
Attorney for the Corporation
1851 Main Street
Northampton, PA 18067

Apr. 19

**LIMITED LIABILITY COMPANY
NOTICES**

NOTICE IS HEREBY GIVEN that the Certificate of Organization—Domestic Limited Liability Company has been filed with the Department of State of the Commonwealth of Pennsylvania at Harrisburg, Pennsylvania, for the purpose of obtaining a Certificate of Organization for a Domestic Limited Liability Company to be organized under the provisions of Title 15, Corporations and Unincorporated Associations at 15 Pa. C.S.A. 8901 et al., approved December 7, 1994, P.L. 703 No. 106 §4.

The name of the domestic limited liability company is:

**CAMBRIDGE
COMMUNICATIONS, LLC**

The Certificate of Organization was filed on March 29, 2007.

McLAIN LAW OFFICE, P.C.
528 N. New Street
2nd Floor
Bethlehem, PA 18018

Apr. 19

NOTICE IS HEREBY GIVEN that on March 28, 2007, Certificate of Organization was filed in the Department of State of the Commonwealth of Pennsylvania for:

**PHILADELPHIA ROAD
DEVELOPMENT G.P., LLC**

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

WENDY A. NICOLosi, ESQUIRE
BROUGHAL & DeVITO, L.L.P.
38 West Market Street
Bethlehem, PA 18018

Apr. 19

NOTICE IS HEREBY GIVEN that a Certificate of Organization—Domestic Limited Liability Company has been filed with the Department of State of the Commonwealth of Pennsylvania, for the purpose of obtaining a Certificate of Incorporation pursuant to 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 organization is:

REEFER RAKE LLC

The Certificate of Organization—Domestic Limited Liability Company was filed on April 5, 2007.

JEFFREY B. MATZKIN, ESQUIRE
352 Fifth Street
Suite A
Whitehall, PA 18052

Apr. 19

LIMITED PARTNERSHIP NOTICE

NOTICE IS HEREBY GIVEN that a Certificate of Limited Partnership was filed with the Department of State of the Commonwealth of Pennsylvania on April 2, 2007 for the purpose of creating a limited liability partnership under the Limited Liability Company Law of 1994, as amended.

The name of the limited liability partnership is:

REMANAGE, LLP

Peter C. Layman, Esquire
McFall, Layman & Jordan, P.C.
134 Broadway
Bangor, PA 18013
(610) 588-0484

Apr. 19

**IN THE NORTHAMPTON
COUNTY COURT
OF COMMON PLEAS
ORPHANS' COURT DIVISION**

The following Executors, Administrators, Guardians & Trustees have filed accounts in the Office of the Orphans' Court:

ESTATE: Accountant

MAE E. BEERS; Nazareth National Bank & Trust a/k/a Keystone Nazareth Bank and Trust Company, Executor

ADAM BRINKER, TRUST FOR RESIDUARY LEGATEES; Bank of America (Successor by merger to Bethlehem National Bank), Trustee

ADAM BRINKER, TRUST f/b/o WALTER A. SCHREMPEL & DOROTHY S. MOSEBACH; Bank of America (Successor by merger to Bethlehem National Bank), Trustee

ADAM BRINKER TRUST f/b/o DOROTHY S. MOSEBACH; Bank of America (Successor by merger to Bethlehem National Bank), Trustee

JOSEPH A. CARROLL, JR.; James A. Carroll and Heather L. Porter, Co-Administrators

THOMAS M. FODI; Patricia A. Fodi, Executrix

EMILY F. LAROS; Sandra A. Manthorpe and George A. Laros, Jr., Co-Executors

NORTHAMPTON MEMORIAL SHRINE, INC. PERMANENT LOT CARE, TRUST; Northampton Memorial Shrine, Inc., Trustee

AUDIT NOTICE

All Parties interested are notified that an audit list will be made up of all Accounts and the said list will be called for audit at the Northampton County Government Center, Easton, PA on: FRIDAY, APRIL 27, 2007 AT 9:00 A.M. IN COURTROOM #1.

Dorothy L. Cole
Clerk of Orphans' Court
Apr. 12, 19

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

IN RE: CHANGE OF NAME OF
ALEJANDRO RAYMOND
ECHANDIA

No. C0048-CV-2007-2677

NOTICE

NOTICE IS HEREBY GIVEN that, on April 10, 2007, the petition of Alejandro Raymond Echandia and Heather E. Fox was filed in the above-named court, requesting an order to change the name of Alejandro Raymond Echandia to Alex Raymond Echandia.

The Court has fixed the day of May 25, 2007, at 9:00 a.m. in Courtroom 1 of the Northampton County Courthouse, 669 Washington Street, Easton, Pennsylvania as the time and place for the hearing on said petition, when and where all interested parties may appear and show cause, if any, why the request of the petitioner should not be granted. By the Court:

/s/Emil Giordano

RICHARD H. YETTER, III,
ESQUIRE

Attorney for Petitioners
4480 William Penn Highway
Easton, PA 18045
(610) 253-8948

Apr. 19, 26; May 3

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

JURY TRIAL DEMANDED
VINCENT J. McGAUGHRAN, JR.

Plaintiff

v.

YVONNE M. HRYMACK
Defendant

NO. C-48-CV-2006-3724

NOTICE TO YVONNE M. HRYMACK
You have been named as a Defendant in a civil action instituted

by the plaintiff, Vincent J. McGaughran, Jr., against you in this Court. The cause of action arises out of an automobile accident which occurred on July 6, 2005 in Nazareth, Pennsylvania.

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, property or other rights important to you.

YOU SHOULD TAKE THIS NOTICE 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.

Attorney Referral and
Information Service
155 South Ninth Street
Easton, PA 18042-4302
(610) 258-6333

EDWIN A. ABRAHAMSEN, JR.,
ESQUIRE

Attorney I.D. Number 92851
ABRAHAMSEN, MORAN
& CONABOY, P.C.

1006 Pittston Avenue
Scranton, PA 18505

Apr. 12, 19, 26

**IN THE COURT OF COMMON
PLEAS OF NORTHAMPTON
COUNTY, PENNSYLVANIA
ORPHANS' COURT DIVISION**

IN RE: T.A.L., minor child of
S.L.G. and H.B., Jr.

NO. 2007-0054

**INVOLUNTARY TERMINATION OF
PARENTAL RIGHTS
NOTICE OF PROCEEDINGS**

TO: H.B., JR., natural father

A petition has been filed asking
the Court to put an end to all rights

you have to your child T.A.L. The Court has set a hearing to consider ending your rights to your child. That hearing will be held at the Northampton County Government Center, Courtroom on May 15, 2007 at 10 a.m. You are warned that even if you fail to appear at the scheduled hearing, the hearing will go on without you and your rights to your child may be ended by the court without you being present. You have a right to be represented at the hearing by a lawyer. You should take this paper to your lawyer at once.

If you cannot afford a lawyer, go to or telephone the office set forth below to find out where you can get legal help.

Lehigh Valley Legal Services
North Penn Legal Services
65 E. Elizabeth Avenue
Suite 903
Bethlehem, PA 18018
(610) 317-8757

If you can afford to hire a lawyer but do not have a lawyer, go to or telephone the office set forth below to find out where you can get legal help.

Lawyer Referral Service
155 South Ninth street
Easton, PA 18042
(610) 258-6333

CARLA J. THOMAS, ESQUIRE
Attorney I.D. 44271
Attorney for Petitioner

716 Washington Street
Easton, PA 18042
(610) 559-9271

Apr. 19

FULL-TIME PARALEGAL

Busy Easton Law Office seeks experienced Paralegal. Duties include filing Motions, Answers, Client Contact, Bankruptcy knowledge a plus. Benefits and Salary Neg., based on exp./ability. E-mail resume to Leinbachlaw@yahoo.com or fax (610-252-0806).

Apr. 5, 12, 19

LEGAL SECRETARY

For Bethlehem law office engaged in estate/elder law practice. Good communication skills and attention to detail required. Mail resume in confidence to Law Office of Mary Ann Snell, 3400 Bath Pike, Suite 311, Bethlehem, PA 18017.

Apr. 12, 19

LEGAL SECRETARY

Full-time for Northampton law office engaged in general practice, estates and real estate. Experience preferred. Salary commensurate with experience. Mail resume to Attorney John L. Obrecht, 1731 Main Street, Northampton, PA 18067, or fax resume to (610) 262-3906, or e-mail resume to jjlo@ptd.net.

Apr. 19

SHERIFF'S SALE OF VALUABLE REAL ESTATE

The following real estate will be sold by the Sheriff of Northampton County, Pennsylvania, on May 11, 2007 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, 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-2006-009116

ALL THAT CERTAIN lot or parcel of land SITUATE in the Township of Palmer, Northampton County, Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point on the North side of Broad Street, said

point being South 70 degrees 32 minutes 00 seconds East 303.89 feet from a concrete monument located at the Northeast corner of Broad and Mary Streets; thence along the line between Lot "C" and Lot "B" also being through Lot No. 268 on the recorded plot plan of Palmer Heights in Map Book 6, at Page 37, North 19 degrees 28 minutes 00 seconds East 125.00 feet to a point; thence along line of land now or late of E. Deemer, South 70 degrees 32 minutes 00 seconds East 44.15 feet to a point; thence along the Southwest side of John Street, South 42 degrees 59 minutes 29 seconds East 22.55 feet to a point; thence along line of land now or late of D. Bracken, also being the line between Lot No. 271 and Lot No. 272 on the recorded plot plan of Palmer Heights in Map Book 6, at Page 37, South 19 degrees 28 minutes 00 seconds West 114.57 feet to a point; thence along the North side of Broad Street, North 70 degrees 32 minutes 00 seconds West 64.15 feet to the place of beginning.

CONTAINING 7,914 square feet of land,

IT BEING all of Lot "C" as shown on the re-subdivision land of N. Pugliese, Inc., which plan was approved by the Palmer Township Planning commission on January 8, 1991 and the Palmer Township Board of Supervisors on February 26, 1991, and is recorded in Plan Book 91, at Page 51, in the Office for the recording of Deeds in Northampton County, Pennsylvania.

Being Parcel No. L8SE2-23-3A-2.

Being the same premises which N. Pugliese, Inc. a Pennsylvania Corporation by Deed dated 9/25/1991 and recorded 9/30/1991 in

Northampton County in Deed Book 843 Page 276 conveyed unto Peter P. Micolochick and Carol A. Micolochick, his wife, in fee.

BEING KNOWN AS: 2629 BROAD STREET EASTON, PA 18045.

PROPERTY ID NO.: L8SE2-23-3A-2.

TITLE TO SAID PREMISES IS VESTED IN Kerry Antonio Rosue by Deed from Peter P. Micolochick and Carol A. Micolochick, husband and wife dated 1/31/06 recorded 2/16/06 in Deed Book 2006-1 Page 64551.

THEREON BEING ERECTED a bi-level dwelling with aluminum siding exterior and shingle roof.

SEIZED AND TAKEN into execution of the writ as the property of Kerry Antonio Rouse.

MARK J. UDREN, ESQUIRE

No. 2

**BY VIRTUE OF A CERTAIN
WRIT OF EXECUTION
CV-2006-002398**

ALL THAT CERTAIN tract of land situate in the Township of Lower Saucon, County of Northampton, State of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a spike in the public leading from Leithsville and passing through Apple's Church, said spike being the southerly corner of lot about to be conveyed by the grantor to the trusted of New Jerusalem Lutheran Church; Thence by the said road and other land of the said Church, south fifty-one degrees no minutes West (South 51 degrees 00 minutes West) seventy-five (75 degrees) feet to a spike; thence by other land of grantor, north forty-two degrees twenty-three minutes West (north 42 degrees 23 minutes west) three

hundred seventy-seven (377 feet) feet to an iron pipe; thence by the same, north fifty-one degrees no minutes East (N 51 degrees 00 minutes) seventy-five (75 feet) feet to an iron pipe; thence by lot about to be conveyed to the aforesaid church by the grantor south forty-two degrees twenty-three minutes East (South 42 degrees 23 minutes East) three hundred seventy-seven (377 feet) feet to a point, the place of beginning.

TOGETHER with all and singular the buildings and improvements, ways, streets, alleys, driveways, passages, waters, water-courses, rights, liberties, privileges, hereditaments and appurtenances, whatsoever unto the hereby granted premises belonging, or in anywise appertaining, and the reversions and remainders, rents, issues, and profits thereof; and all the estate, right, title, interest property, claim and demand whatsoever of them, the said grantors, as well at law as in equity, of, in and to the same.

BEING KNOWN AS 3230 Apples Church Road, Bethlehem, PA 18015.

TAX PARCEL NUMBER: R7SW2-1-4.

BEING the same property which John H. Labar, granted and conveyed to Larry S. Solomon and Paula J. Solomon a/k/a Paula J. Gilliland, by Deed dated December 19, 2002 and recorded February 11, 2003, in the Recorder of Deeds Office, Northampton County, Pennsylvania in Deed Book Volume 2003-1, Page 50194,

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

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

Larry S. Solomon and Paula J. Solomon a/k/a Paula J. Gilliland and the USA.
KRISTINE M. ANTHOU, ESQUIRE

No. 3
BY VIRTUE OF A CERTAIN
WRIT OF EXECUTION
CV-2006-009369

ALL THAT CERTAIN message or tenement and tract of land situate in the Borough of Hellertown, formerly Township of Lower Saucon, County of Northampton, and State of Pennsylvania, bounded and described as follows to wit:

BEGINNING at a point two hundred forty-one (241') feet, more or less, from the northwesterly corner of the intersection of Hess Avenue and the public road leading from South Bethlehem to Hellertown, now called Main Street, measured along the northerly line of said Hess Avenue; THENCE extending in a northerly direction in a line perpendicular to said Hess Avenue a distance of one hundred thirty (130') feet, more or less, to an alley; THENCE in a westerly direction along the southerly line of said alley a distance of thirty-nine (39') feet, more or less, to a point; THENCE extending in a southerly direction by a line perpendicular to said alley a distance of one hundred thirty (130') feet, more or less to a point in the northerly line of Hess Avenue; THENCE extending to an easterly direction along the northerly line of said Hess Avenue a distance of thirty-nine (39') feet, more or less, to a point, the place of beginning.

BOUNDED on the easterly side by the remaining easterly portion of Lot #275, on the northerly side by an alley, on the westerly side by the remaining westerly portion of Lot #274, and on the southerly side by Hess Avenue.

BEING NORTHAMPTON COUNTY PARCEL NO.: Q7NW2D-7-23.

BEING KNOWN AS: 29 Hess Avenue, Hellertown, PA 18055.

PROPERTY ID NO.: Q7NW2D BLOCK 7 LOT 23.

TITLE TO SAID PREMISES IS VESTED IN Jeremy J. Verba, as sole owner by Deed from Martin L. Pure and Olga Pure, husband and wife dated 10/22/04 recorded 11/02/04 in Deed Book 2004-1 Page 424424.

THEREON BEING ERECTED a one and one-half story single dwelling with shingle roof; detached one-car garage.

SEIZED AND TAKEN into execution of the writ as the property of Jeremy J. Verba.

MARK J. UDREN, ESQUIRE

No. 4
BY VIRTUE OF A CERTAIN
WRIT OF EXECUTION
CV-2006-007990

ALL THAT CERTAIN tract or piece of land, with double frame house thereon situated on the east side of Cattell Street continues, in the Third Ward of the City of Easton, Northampton County, Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point at the intersection of the east side of said Cattell Street and land now or late of Mrs. Cressman; thence east along said Mrs. Cressman's land at right angles to Porter Street eighty-seven and one-half feet (87'?), more or less, to a point in the northeast corner of land now or late of Mrs. Cressman; thence north in a line with Porter Street along lands now or late of William E. Speer forty feet (40') to a point in line now or late of F. J. Kressley's land; thence along said F. J. Kressley's land west

eighty-seven and one-half feet (87'), more or less, to the said Cattell Street; thence south in a line with Porter Street along said Cattell Street forty feet (40') to the place of Beginning.

IT BEING THE SAME premises which Barry R. Stocker and Effie J. Stocker, husband and wife, by deed dated 4/30/82 and recorded 5/3/82 in the Office of the Recorder of Deeds in and for Northampton County, in Deed Book 637 at Page 260, granted and conveyed unto Daniel B. Altieri and Margaret Altieri, husband and wife.

BEING Parcel No. L9NE2B-1-18.

BEING KNOWN AS 813-15 Cattell Street, Easton, Pennsylvania.

SEIZED AND TAKEN into execution of the writ as the property of Margaret Altieri and Daniel B. Altieri.

JOSEPH A. GOLDBECK, JR.,
ESQUIRE

No. 5

**BY VIRTUE OF A CERTAIN
WRIT OF EXECUTION
CV-2006-009529**

All that certain lot or piece of ground situated on the North side of Raub Street in the City of Easton, County of Northampton, Commonwealth of Pennsylvania, bounded and described as follow, to wit:

Beginning at a point in the North line of Raub Street 165 feet West of the point of intersection of the North line of Raub Street and the West line of McCartney Street produced, thence Eastwardly 50 feet to a point in other property now or late of Jacob Raub, thence Northwardly of that same width in depth to the stone wall dividing property hereby conveyed and the property now or late of James Lerch, the Western line of this property being 120 feet, more or less, and the Eastern line,

which is parallel to the Western line, being 130 feet, more or less.

Bounded on the South by Raub Street, on the West by property now or late of James Derhammer, on the North by property now or late of James Lerch, and on the East by other property now or late of Jacob Raub.

Being Parcel No. K9SE3-20-6.

BEING KNOWN AS 613 Raub Street, Easton, Pennsylvania.

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

SEIZED AND TAKEN into execution of the writ as the property of Ian T. Peacock.

JOSEPH A. GOLDBECK, JR.,
ESQUIRE

No. 7

**BY VIRTUE OF A CERTAIN
WRIT OF EXECUTION
CV-2006-007930**

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 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 Isasc Andujar.

DANIEL G. SCHMIEG, ESQUIRE

**No. 9
BY VIRTUE OF A CERTAIN
WRIT OF EXECUTION
CV-2006-008919**

ALL THAT CERTAIN lot, tract, piece or parcel of land, hereditaments and appurtenances, lying and being in the Borough of Roseto, County of Northampton and State of Pennsylvania, bounded and described in accordance with a map or plan of lots made by A.G. Plenty, Surveyor, September 27, 1916, as follows:

BEGINNING at a point in Dante Street and corner of Lot No. 5; THENCE along said Dante Street North 45 degrees 20 minutes East 50 feet to a corner of Lot No. 3; THENCE along said Lot No. 3, South 44 degrees 40 minutes East 78 feet to a point in land of Presbyterian

Church; THENCE along said Presbyterian Church land, South 43 degrees West 50 feet to a corner of Lot No. 5; THENCE along said Lot No. 5, North 44 degrees 40 minutes, West 80 feet to the place of beginning.

BEING LOT NO. 4 ON SAID DRAFT OR PLAN OF LOTS.

BEING UNIFORM PARCEL NUMBER D9SE1D-14-21.

BEING KNOWN AS: 11 Dante Street (Roseto Borough), Bangor, PA 18013.

PROPERTY ID NO.: D9SE1D-14-21.

TITLE TO SAID PREMISES IS VESTED IN Brien A. Horn and Christine T. Horn, husband and wife by Deed from Edward C. Muschio dated 3/31/95 recorded 4/3/95 in Deed Book 1995-1 Page 27399.

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

SEIZED AND TAKEN into execution of the writ as the property of Brien A. Horn and Christine T. Horn.

MARK J. UDREN, ESQUIRE

**No. 10
BY VIRTUE OF A CERTAIN
WRIT OF EXECUTION
CV-2006-009937**

ALL THAT CERTAIN property located in the Township of Lower Saucon, County of Northampton and Commonwealth of Pennsylvania and is legally described as UNIT NO. H, in the Building No. 9, in Society Hill at Saucon Valley Condominium together with an undivided 1.02 percent interest in the common elements appurtenant thereto as amended from time to time, in accordance with and subject to the terms, limitations, conditions, cov-

enants, restrictions, and other provisions of the Declaration of Society Hill at Saucon Valley Condominium, dated May 31, 1990 and recorded on June 1, 1990, with the Recorder of Deeds of Northampton County in Miscellaneous Book 374, Page 18, et. seq., as amended from time to time.

BEING NORTHAMPTON COUNTY TAX MAP PARCEL NO. Q7SW4-1-9H.

BEING THE SAME PREMISES which James F. Haneke, Jr. and Jane L. Haneke, husband and wife by Deed dated January 31, 1997 and recorded February 3, 1997 in the Office of the Recorder of Deeds in and for Northampton County in Deed Book Volume 1997-1, Page 10555, did conveyed to Joseph F. Spirk and Maryann Ackerman. The said Joseph F. Spirk and Maryann Ackerman have since married. Maryann Ackerman is now known as Maryann Spirk.

PARCEL IDENTIFICATION NO: Q7SW4-1-9H.

RECORD OWNER

TITLE TO SAID PREMISES IS VESTED IN Joseph F. Spirk and Maryann Spirk, husband and wife, by Deed from Joseph F. Spirk and Maryann Ackerman, now known as Maryann Spirk, husband and wife, dated 04/21/2000, recorded 04/25/2000, in Deed Book 2001-1, page 47468.

Premises being: 1941 PINE COURT, HELLERTOWN, PA 18055.

Tax Parcel No. Q7SW4-1-9H.

THEREON BEING ERECTED a two story condominium with vinyl siding exterior and shingle roof.

SEIZED AND TAKEN into execution of the writ as the property of Maryann Ackerman a/k/a Maryann Spirk and Joseph F. Spirk.

DANIEL G. SCHMIEG, ESQUIRE

No. 11

**BY VIRTUE OF A CERTAIN WRIT OF EXECUTION
CV-2006-008314**

ALL THAT CERTAIN lot or piece of ground situate in the Township of Hanover, County of Northampton and Commonwealth of Pennsylvania, known as Lot 26, 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 Pages 207, 208 and 209.

ALSO KNOWN AS NORTHAMPTON COUNTY UNIFORM PARCEL IDENTIFIER NO.: Map M6NW1, Block 19, Lot 6.

BEING THE SAME PREMISES which Nic Zawarski and Sons Development, Corp., a Pennsylvania corporation, by their deed dated March 15, 1995, recorded in the Office of the Recorder of Deeds of Northampton County, at Easton, Pennsylvania, in Deed Book Volume 1995-1, Page 21649, granted and conveyed unto Joseph Romanko and Josephine Romanko, GRANTORS herein.

PARCEL IDENTIFICATION NO: M6NW1-19-6.

RECORD OWNER

TITLE TO SAID PREMISES IS VESTED IN Donald H. Duckworth, Jr., single, by Deed from Joseph Romanko and Josephine Romanko, husband and wife, dated 12/10/2003, recorded 12/24/2003, in Deed Book 2003-1, page 525985.

Premises being: 4803 JANET LANE, BETHLEHEM, PA 18017.

Tax Parcel No. M6NW1-19-6.

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 Donald H. Duckworth, Jr.

DANIEL G. SCHMIEG, ESQUIRE

No. 12

**BY VIRTUE OF A CERTAIN
WRIT OF EXECUTION
CV-2006-009271**

TRACT NO. 1: ALL THAT CERTAIN one-half of a duplex messuage, tenement and lot or tract of land known as 2914 Center Road, being part of the minor subdivision plan known as Northampton Heights along Cherryville Road, in Section Three, dated March 30, 1978, prepared by Martin H. Schuler Company, Surveying Engineers, situate in the First Ward of the Borough of Northampton, County of Northampton and State of Pennsylvania, recorded April 5, 1978, in the Office of the Recorder of Deeds of Northampton County in Plan Book 47, Page 29, bounded and described as follows, to wit:

BEGINNING at a point along the westerly property line of Center Road, located 548.15 feet south from the intersection formed by the extended westerly property line of Center Road with the extended southerly property line of Thirtieth (30th) Street; THENCE along the westerly property line of Center Road, curving to the left with a radius of 175.00 feet for a distance measured along the arc of the curve, 35.00 feet to a point; THENCE along other property of the within named grantor the following two (2) courses and distances: (1) South 52 degrees 47 minutes 22 seconds West 86.17 feet to a point; (2) North 73 degrees

43 minutes 25 seconds West 25.69 feet to a point; THENCE extending along the center of a twenty (20) foot wide utility and drainage easement, North 18 degrees 04 minutes 16 seconds West 35.00 feet to a point; THENCE along property of premises #218 Center Road, North 64 degrees 14 minutes 55 seconds East 95.37 feet to the place of beginning. CONTAINING 4,322.95 square feet, more or less, as surveyed by Martin H. Schuler Company, Surveying Engineers, October 16, 1978; BEING the southerly portion of Lot #2916 of said plan.

TRACT NO. 2: ALL THAT CERTAIN tract of land located along the rear 2914 Twenty Eighth Street, situate in the First Ward of the Borough of Northampton, County of Northampton and State of Pennsylvania, more particularly described as follows:

BEGINNING at a point, being the northwest corner of 2914 Twenty-Eighth Street; THENCE along 2914 Twenty Eighth Street the following two courses and distance: (1) South 18 degrees 04 minutes 16 seconds East 35.00 feet to a point; (2) South 73 degrees 43 minutes 25 seconds East 25.69 feet to a point; THENCE along 2908 Twenty Eighth Street South 52 degrees 47 minutes 22 seconds West 49.50 feet to a point; THENCE along property now or late of Randall Kneedler North 52 degrees 10 minutes 40 seconds West 68.92 feet to a point; thence along 2918 Twenty Eighth Street (rear) North 64 degrees 14 minutes 55 seconds East 64.78 feet to a point, being the place of beginning. CONTAINING 2,957.27 square feet, more or less, as surveyed by John T. Loper, Jr., R.P.S. September 20, 1983. (Assess desg. L3-6-3)

NORTHAMPTON COUNTY UNIFORM TAX PARCEL IDENTIFIER NUMBER: MAP: L3 BLOCK: 6 LOT 3-25.

BEING THE SAME premises which Jeffrey Scott Weik and Debra Lynn Weik, by Deed dated July 23, 2002, and recorded in Northampton County on August 1, 2002, in Deed Book 2002-1, Page 200541, conveyed unto Michael L. Kalamar and Susan E. Szar, in fee.

PARCEL IDENTIFICATION NO: L3-6-3-25.

RECORD OWNER

TITLE TO SAID PREMISES IS VESTED IN Michael J. Kalamar and Susan Kalamar, husband and wife, by Deed from Michael J. Kalamar and Susan E. Azar, now by marriage Susan Kalamar, dated 12/15/2003, recorded 12/31/2003, in Deed Book 2003-1, page 533845.

Premises being: 2914 CENTER ROAD, NORTHAMPTON, PA 18067.

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

SEIZED AND TAKEN into execution of the writ as the property of Michael J. Kalamar and Susan Kalamar a/k/a Susan Graboritzazar.

DANIEL G. SCHMIEG, ESQUIRE

**No. 13
BY VIRTUE OF A CERTAIN
WRIT OF EXECUTION
CV-2006-009824**

All that certain right, title and interest in that certain message, tenement, out-building, lots of land and a 10 foot wide private drive located along the westerly side of Township Route T-407, between Black River Road and Seidersville Road in Lower Saucon Township, Northampton County, Pennsylvania, bounded and described in accor-

dance with a survey by A.W. Martin Associates, Inc., Engineers and Surveyors of Allentown, dated June 2, 1972, as follows:

Tract No. 1

Beginning at a corner located in T-407 and being located 498 feet from the centerline of Black River Road and also being located on the northerly property line of a 10 foot wide private drive; thence along the northerly property line of the 10 foot wide private drive; North 61 degrees, 19 minutes West 212.45 feet to an iron pipe located on the Easterly side of another, 10 foot wide private drive; thence along the same, the two following courses and distances:

(1) North 6 degrees, 41 minutes East 29.04 feet to an iron pipe (2) North 28 degrees, 59 minutes, 30 seconds East 114.95 feet to an iron pipe located on the Southerly property line now or late Francis & Julia Gottwald; thence along the same, South 61 degrees, 14 minutes East 4.88 feet to a corner; thence along the southerly property line now or late of Russel and Lucille Dougherty, South 61 degrees, 13 minutes East 212.85 feet to a corner located in T-407; thence in and along the same, South 26 degrees, 53 minutes, 30 seconds West 141.50 feet to the place of beginning.

Tract No. 2

Beginning at a corner, said corner being located in T-407 and being further located 498 feet from the centerline of Black River Road; thence in and along T-407, South 26 degrees, 53 minutes, 30 seconds West 10 feet to a corner; thence along the northerly property line now or late of Frederick Koehler, Jr. and James Birkel and others, North 61 degrees, 19 minutes West 433.88

feet to an iron pipe; thence along the easterly property line now or late Anthony Jaso, North 28 degrees, 59 minutes, 30 seconds East 10 feet to an iron pipe; thence along the southerly property line now or late of Arnold Voortman and crossing another 10 foot wide private drive and the above described lot of land, South 61 degrees, 19 minutes East 433.45 feet to the place, of beginning.

BEING KNOWN AS NORTHAMPTON COUNTY UNIFORM PARCEL IDENTIFIER: MAP Q6SW2 BLOCK 2 LOT 5.

Being the same premises which Sandra G. Kreutzer, a single woman, by Indenture dated 07-30-96 and recorded 01-16-97 in the Office of the Recorder of Deeds in and for the County of Northampton in Record Book 1997-1 Page 4651, granted and conveyed unto Vincent R. Bowen, Jr. Single man, Sennie Kreutzer, single woman, as joint tenants with right of survivorship.

TAX PARCEL NO: Q6SW2-2-5.

BEING KNOWN AS 3672 Old Philadelphia Pike, Bethlehem, Pennsylvania.

THEREON BEING ERECTED a single dwelling with stone, brick and vinyl siding exterior and shingle roof; barn.

SEIZED AND TAKEN into execution of the writ as the property of Vincent R. Bowen, Jr. and Sennie Kreutzer.

JOSEPH A. GOLDBECK, JR.,
ESQUIRE

**No. 14
BY VIRTUE OF A CERTAIN
WRIT OF EXECUTION
CV-2004-000314**

All that certain message, tenement, tract 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 line with the center line of public road to Newburgh and Easton and on the South line of land now or late of Feza Szilagyi, said point being seven and one-half (7 1/2) feet West of the West edge of the Highway slab on the Pennsylvania State Highway Route 512 leading from Bath to Bethlehem; thence parallel to and seven and one-half (7 1/2) feet distant West from the West edge of said slab, South 8 degrees 27 minutes West 130.00 feet to a stake and the land now or late of Charles J. Berlin and wife; thence along a line of stakes, and the land now or late of Charles J. Berlin and wife of which this has been a part, North 89 degrees 24 minutes 30 seconds West 381.00 East to a point in the middle of Monocacy Creek; thence by said creek North as degrees 35 minutes 30 seconds East 128.78 feet to another point in the middle of said creek and the Farm of Geza Szilagyi; thence along a line of stakes and the above farmland South No. degrees 24 minutes 30 seconds East 998.75 feet to the point and place of beginning containing in area 1.152 acres of land strict measure.

Also known as Uniform Parcel Identifier Number; L6-2-1

BEING KNOWN AS 7641 Bethlehem Bath Pike, Bath, Pennsylvania.

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

SEIZED AND TAKEN into execution of the writ as the property of Janet M. Churetta and Elizabeth C. Jimenez.

JOSEPH A. GOLDBECK, JR.,
ESQUIRE

No. 16
BY VIRTUE OF A CERTAIN
WRIT OF EXECUTION
CV-2005-008011

All that certain message, tract, piece or parcel of land situated in the Borough of Roseto, (formerly in the Township of Washington), in the County of Northampton and State of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point on the West side of a thirty-three feet wide street, now known as Liberty Avenue or Street, and corner of land now or late of Mattao Casciola; thence South sixty-one and a half degrees West one hundred and thirty-eight feet to a point in line of land now or late of Frank and Nicholas Martoccia; thence along said lands North twenty-eight and a half degrees West thirty-six feet to a point and line of land (stated as) about to be conveyed to Lucy Sabatino; thence along said Lucy Sabatino's land North sixty-one and a half degrees East one hundred and thirty-eight feet to said thirty-three feet wide street (now known as Liberty Street); thence along said street and in line therewith South twenty-eight and a half degree East thirty-six feet to the place of BEGINNING. Containing the above described premises.

ASSESSMENT MAP, BLOCK AND LOT NUMBER: D9SE1D-1-7.

BEING KNOWN AS 406 Liberty Street, Roseto, Pennsylvania.

THEREON BEING ERECTED a one story aluminum sided mobile home with shingle roof.

SEIZED AND TAKEN into execution of the writ as the property of Joseph T. Putek.

BARBARA HAGER, ESQUIRE

No. 17
BY VIRTUE OF A CERTAIN
WRIT OF EXECUTION
CV-2006-0010265

ALL THAT CERTAIN lot or piece of land situate in the Borough of Wind Gap, County of Northampton and State of Pennsylvania, being more particularly described as follows, to wit:

BEGINNING at a point, said point being the northwest corner of the intersection of Delaware Avenue and Burdette Street; THENCE along the easterly right-of-way line of said Burdette Street North 25 degrees 00 minutes 00 seconds West 120.00 feet to a point in the southerly side of Wood Alley; THENCE along the southerly side of said alley North 65 degrees 00 minutes 00 seconds East 80.00 feet to a point; THENCE along Lot No. 6 South 25 degrees 00 minutes 00 seconds East 120.00 feet to a point in the northerly right-of-way line of Delaware Avenue, first above mentioned; THENCE along said northerly right-of-way line of Delaware Avenue South 65 degrees 00 minutes 00 seconds West 80,00 feet to the place of beginning.

CONTAINING 9600 SQUARE FEET.

BEING Lot Number 5, subdivision of land belonging to Emanuel Vito, said map being on file in the Office of the Recorder of Deeds of Northampton County, in Volume 87, Page 193.

BEING part of the same premises which Albert D. Hunt and Louise Hunt, his wife, by Deed dated July 1, 1986 and recorded in the Office for the Recording of Deeds in and for the County of Northampton at Easton, PA in Deed Book, Volume 704, Pg. 495, granted and conveyed

unto Emanuel Vito, one of the grantors hereof.

TAX PARCEL NO: E8SW3A-5-12-0638.

BEING KNOWN AS 302 Delaware Avenue, Wind Gap, Pennsylvania.

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

SEIZED AND TAKEN into execution of the writ as the property of Joseph Ragusa and Donna Marie Ragusa.

JOSEPH A. GOLDBECK, JR.,
ESQUIRE

No. 18
BY VIRTUE OF A CERTAIN
WRIT OF EXECUTION
CV-2006-010493

First Tract

All that certain message, lot or piece of ground situate on the north side of Lincoln Avenue, Borough of Nazareth, County of Northampton and State of Pennsylvania; it being a part of Lot No. 75, on the plan or draft of the West End Building Lots as recorded in the Recorder of Deeds Office at Easton, in Map Book No. 2, at page 78.

Containing in front on said Lincoln Avenue, 30 feet and extending of that same width between parallel lines in depth Northward 120.00 feet to a public alley.

Bounded on the east by land now or late of Frank Vogel; on the west by land now or late of Frank Deutsch; on the north by said public alley and on the south by said Lincoln Avenue.

Parcel No: J7SE4C-6-6.

Second Tract.

All that certain lot or piece of land situate on the south side of Walnut Street, in the Borough of Nazareth, (formerly the Township of Upper

Nazareth), County of Northampton and State of Pennsylvania, and designated and numbered as Lot No. 405 on plan of West End Building Lots, made by William T. Bissell, and recorded in the Office for the Recording of Deeds, at Easton, Pennsylvania, in and for the County of Northampton, said lot being more particularly bounded and described as follows, to wit:

Lot No. 405 containing a frontage of 20 feet on the south side of Walnut Street, and extending of that same width southwardly 125 feet to Lincoln Avenue; bounded on the north by Walnut Street, on the east by property now or late of Frank Schwarz, on the south by Lincoln Avenue and on the west by Lot No. 404.

Parcel No.: J7SE4C-6-5.

BEING KNOWN AS 338 Lincoln Avenue, Nazareth, Pennsylvania.

THEREON BEING ERECTED a two story single dwelling with brick and aluminum siding exterior and shingle roof; detached two-car garage.

SEIZED AND TAKEN into execution of the writ as the property of Michael A. Young and Anna M. Young.

JOSEPH A. GOLDBECK, JR.,
ESQUIRE

No. 19
BY VIRTUE OF A CERTAIN
WRIT OF EXECUTION
CV-2006-0010376

ALL THOSE CERAIN lots and pieces of land, hereditaments and appurtenances, situate on the southwardly side of Woodridge Terrace in the Township of Palmer, County of Northampton and State of Pennsylvania, known and designated as the easter 10 feet of Lot # 15, all of Lots #16, #17, and #18

and the wester 15 feet of Lot #19, (Division No. 2, Block H), on plan of sub-division of "Lawnherst" as laid out for Andrew L. Herster, by John F. Bibula, Registered Surveyor, which plan has been recorded in the Office for the Recording of Deeds, in and for the County of Easton, Pa., in Map Book 13 Page 31, Being more particularly bounded and described as follows, to wit:

BEING situate on the southwardly side of Woodridge Terrace as laid out on the aforesaid plan extending in front on the said Woodridge Terrace, a Distance of 85 feet extending of that same width in depth southwardly a distance of 130 feet.

BOUNDED on the east by the eastwardly 5 feet of Lot #19, on the south by Lots #38 #39, #40, #41, and #42, on the west by the westwardly 10 feet of Lot #15, and on the north by Woodridge Terrace.

BEING THE SAME PREMISES WHICH Marguerite Herster, widow and Wilbur K. Herster and Kathryn E. Herster, his wife, by indenture bearing date the 19th day of March, A.D. 1965 and recorded in the Office of the Recorder of Deed & c., in and for the County of Northampton, aforesaid, in Volume 238 Page 174, granted and conveyed unto George W. Lutherman, in fee.

UNDERAND SUBJECT TO CERTAIN RESTRICTIONS AS NOW APPEAR OF RECORD.

TAX PARCEL NO: L9SW1-2-8.

BEING KNOWN AS 2316 Woodridge Terrace, Easton, Pennsylvania.

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

SEIZED AND TAKEN into execution of the writ as the property of Raymond Kinney.

JOSEPH A. GOLDBECK, JR.,
ESQUIRE

No. 20
BY VIRTUE OF A CERTAIN
WRIT OF EXECUTION
CV-2006-009270

ALL THAT CERTAIN messuage, tenement and tract of land situate in the Borough of Hellertown, County of Northampton and Commonwealth of Pennsylvania, designated as No. 770 Easton Road, bounded and described as follows, to wit:

BEGINNING at a point in the westerly side of Easton Road, said point being 102.16 feet, more or less, South from the intersection of the southerly line of an alley and the westerly line of Easton Road, said point also being in the center of a party wall line between Nos. 768 and 770 Easton Road, thence in a westerly direction 120.00 feet, more or less, to the easterly line of a 10 feet wide private alley; thence in a northerly direction to the southerly line of the aforesaid alley first mentioned above; thence in an easterly direction along said alley to the westerly line of Easton Road; thence in a southerly direction along said Easton Road to the point, the place of beginning.

BEING NORTHAMPTON COUNTY TAX PARCEL IDENTIFIER NO. Map Q7SW2A Block 9 Lot 10.

BEING THE SAME PREMISES which Roseann M. Weiand, Executrix of the Estate of Anna M. Bogart, deceased, by Deed dated March 20, 1998 granted and conveyed to Roseann M. Weiand, single, at Volume 1998-1, Page 033234, Northampton County Records;

RECORD OWNER

TITLE TO SAID PREMISES IS VESTED IN Joseph E. Takacs, by Deed from Roseann M. Weiland, dated 06/03/2004, recorded 06/04/2004, in Deed Book 2004-1, page 214638.

Premises being: 770 EASTON ROAD, HELLERTOWN, PA 18055.

Tax Parcel No. Q7SW2A-9-10.

THEREON BEING ERECTED a two story one-half of a double brick and aluminum sided dwelling with slate roof.

SEIZED AND TAKEN into execution of the writ as the property of Joseph E. Takacs.

DANIEL G. SCHMIEG, ESQUIRE

No. 23

**BY VIRTUE OF A CERTAIN
WRIT OF EXECUTION
CV-2005-003515**

ALL THAT CERTAIN messuage, tenement and lot or tract of land situated in the Township of Allen, County of Northampton, and State of Pennsylvania, designated as Section B Lot #28 on plan of East Allen Gardens, recorded in the Office of the Recorder of Deeds in and for the County of Northampton in Map Book 28, Page 16, more particularly described as follows, to wit:

BEGINNING at an iron pipe located on the westerly property line of Fox Meadow Road) Pennsylvania State Highway L.R. 48051 50.00 feet wide) and the northerly property line of Michael Demke; thence along the northerly property line of Michael Demke north 67 degrees 37 minutes 27 seconds west 129.28 feet to an iron pipe; thence along easterly property line of Lot #29 north 4 degrees 23 minutes 50 seconds east 100.00 feet to an iron pipe; thence along the southerly property line of Lot #27 south 86

degrees 31 minutes 07 seconds east 136.25 feet to an iron pipe; thence along the westerly property line of Fox Meadow Road and with are to the right with a radius of 655.00 feet and a length of 139.90 feet to an iron pipe; thence along the westerly property line of Fox Meadow Road 15 degrees 43 minutes 10 seconds west 3.08 feet to the place of beginning.

Containing 16,179.74 square feet.

TITLE TO SAID PREMISES IS VESTED IN Phyllis A. Acerra and George Acerra, husband and wife by Deed from Phyllis A. Hamm n/k/a Phyllis A. Acerra and George Acerra, husband and wife, dated 12-12-01 and recorded 12-18-01, in Deed Book 2001-1, Page 273431.

Premises being: 2893 SEEMS-VILLE ROAD, NORTHAMPTON, PA 18067.

Tax Parcel No. L4-5-5-29.

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

SEIZED AND TAKEN into execution of the writ as the property of George Acerra and Phyllis A. Acerra.

DANIEL G. SCHMIEG, ESQUIRE

No. 24

**BY VIRTUE OF A CERTAIN
WRIT OF EXECUTION
CV-2002-008626**

ALL THAT CERTAIN piece or parcel of land situate in the Borough of Pen Argyl, county of Northampton and Commonwealth of Pennsylvania, being the Eastern half of Lot No. 6 in Block 20 of a Map or Plan of Lots marked "Slateland View", said plan being now on record in the Office of the Recorder of Deeds at Easton, in and for the

County of Northampton and Commonwealth of Pennsylvania, reference being thereunto has and will more fully at large appear, being described as follows to wit:

HAVING a frontage of twenty-five (25) feet on the Southerly side of Mountain Avenue and extending of that same width in a Southerly direction one hundred (100) feet.

BOUNDED on the East by Lots No. 7 and 8 on said Map; on the South by Lot No. 11; on the West by the Western half of said Lot No. 6; now or late of William R. Jeffrey; and on the North by the said Mountain Avenue.

BEING the same premises which Todd C. Oessenick and Benjamin J. Herten, by Deed dated June 24, 1999 and recorded in Northampton County on September 28, 1999 at Deed Book Volume 1999-1, Page 147574, granted and conveyed to Todd Rosko.

ASSESSMENT MAP. BLOCK, AND LOT NUMBER: E8NE2A-9-2.

BEING KNOWN AS 410 West Mountain Avenue, Pen Argyl, Pennsylvania

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

SEIZED AND TAKEN into execution of the writ as the property of Todd Rosko.

PATRICIA L. BLAIS, ESQUIRE

No. 25

**BY VIRTUE OF A CERTAIN
WRIT OF EXECUTION
CV-2006-009476**

ALL THAT CERTAIN message, lot or piece of ground situate #2111 Birch Street in the Borough of Wilson, County of Northampton and State of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point 84 feet from the Northwest corner of Birch and 21st Streets, at right angles with said Birch Street, thence Northwardly through the middle partition wall of a double frame dwelling known as #2109-2111 Birch Street, 106 feet, more or less, to a ten feet wide private alley, thence Westwardly along the South side of said alley 15 feet, more or less, to property now or late of Frances M. Rudlin, thence Southwardly along line of land now or late of Frances M. Rudlin 106 feet, more or less, to said Birch Street, thence Eastwardly along the North side of said Birch Street 15 feet to a point, the place of beginning.

TAX PARCEL ID NUMBER: L9SW 4C-5-32.

TITLE TO SAID PREMISES IS VESTED IN Erica M. Stem, unmarried by Deed from James H. Riefenstahl and Jill A. Riefenstahl, dated 6/4/2004 and recorded 6/7/2004 in Record Book Volume 2004-1, Page 216267.

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 Erica M. Stem.

MARTHA E. VON ROSENSTIEL,
ESQUIRE

No. 26

**BY VIRTUE OF A CERTAIN
WRIT OF EXECUTION
CV-2006-009449**

ALL THAT CERTAIN lot or parcel of land situate on the Northwest corner of Wynnwood Lane East and Quail Court in the Township of Forks, County of Northampton and Commonwealth of Pennsylvania and indicated as 114 Wynnwood Lane

East on the subdivision plan of Ramblewood, recorded in Plan Book 46, Page 45, in the Recorder of Deeds Office for Northampton County at Easton, Pennsylvania bounded and described as follows to wit

BEGINNING at a point on the Northerly line located 25 feet perpendicular from the centerline of Wynnwood Lane East said point being a corner in common with lands herein described and Lot No. #110 Wynnwood Lane East; thence along Lot No. #110 Wynnwood Lane East, North 16 degrees 51 minutes 20 seconds West 82.40 feet to a point a corner in common with lands herein described and Lot 1902 Quail Court; thence along Lot 1902 Quail Court North 62 degrees 33 minutes 25 seconds East 139.08 feet to a point on a curve located 60 feet from the center of Quail Court; thence along the Westerly line of Quail Court the following 3 courses and distances: (1) on a curve to the left having a radius of 60 feet, an arc length of 43.21 feet to point of reverse curvature; (2) on a curve to the right having a radius of 15 feet, an arc length of 15.12 feet to a point of tangency; (3) Parallel to and 25 feet distant from the centerline of Quail Court, South 10 degrees 56 minutes 20 seconds East 45.24 feet to a point of curvature; thence around the Northwest corner of Wynnwood Lane East and Quail Court on a curve to the right having a radius of 15 feet an arc length of 22.01 feet to point of tangency on the Northerly line located 25 feet perpendicular from the centerline of Wynnwood Lane East; thence along the Northerly line of Wynnwood Lane East, parallel to and 25 feet distant from the centerline

thereof, South 73 degrees 8 minutes 40 seconds West 144.70 feet to the point and place of beginning.

BEING THE SAME PREMISES THAT Bhupinder Singh and Ravinder Kaur, husband and wife, by Deed dated 12/3/2004 and recorded 12/27/2004 in Northampton County in Deed Book 2004-1 on Page 498841 granted and conveyed unto Delroy Crosswell, Jr., married.

DWELLING KNOWN AS 114 WYNNWOOD LANE, FORKS TOWNSHIP, PA 18040.

IDENTIFIED as TAX/PARCEL ID#: K9-16-58 in the Deed Registry Office of Northampton County, Pennsylvania.

THEREON BEING ERECTED a two story single 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 Delroy Crosswell, Jr.

DANIEL J. MANCINI, ESQUIRE

No. 27

**BY VIRTUE OF A CERTAIN
WRIT OF EXECUTION
CV-2006-000501**

ALL THAT CERTAIN eastern half of a double brick dwelling house and lot of ground situate on the north side of Ferry Street, known as 1553 Ferry Street, in the Borough of Wilson, County of Northampton and State of Pennsylvania, bounded and described as follow, to wit:

CONTAINING in front on said Ferry Street twenty-two (22) feet and extending northwardly of that same width one hundred (100') feet in depth to a 10 feet wide private alley.

BOUNDED on the north by said 10 feet wide private alley; on the

east by Lot No. 48 on plan of lots of Edward Somers Estate; on the south by said Ferry Street; and on the west by Lot No. 46 on said plan.

Vesting Information:

Vested by: Special Warranty Deed dated 6-30-03, given by Lucy G. Hanni, widow to Paul S. Bogoly, Jr., married recorded 7-3-03 in Book: 2003-1 Page 250952.

BEING KNOWN AS 1553 Ferry Street, Easton, Pennsylvania.

ASSESSMENT MAP, BLOCK AND LOT NUMBER: L9SW2C-1-12.

SEIZED AND TAKEN into execution of the writ as the property of Paul S. Bogoly, Jr. a/k/a Paul Sulla Bogoly, Jr.

DANIEL G. SCHMIEG, ESQUIRE

No. 28
BY VIRTUE OF A CERTAIN
WRIT OF EXECUTION
CV-2006-009406

All that certain tract or piece of ground situate in the Township of Bushkill, County of Northampton and in the Commonwealth of Pennsylvania, bounded and described as follows, to wit:

Beginning at a stone in line of land formerly lands of Michael Rape now Rape on the North side of a public road leading from Clearfield to Wind Gap; thence along said road and by lands formerly of John Achenbach now Franklin Hahn North forty-four degrees and thirty minutes East, twenty-one and five tenths perches to a stone; thence by land formerly a part hereof North nine degrees and fifteen minutes East twenty-seven and seven-tenths perches to a stone near a post; thence by land of the Estate of Samuel Meyers, Deceased, North seventy degrees West thirteen and one-tenth perches to a stone;

thence by land of Rape, South one degree and fifteen minutes West, forty-two and seven-tenths perches to a stone, the place of beginning. Containing two acres and ninety-two perches, strict measure.

Also, all that certain piece or parcel of land situated in the Township of Bushkill, County of Northampton and State of Pennsylvania, more particularly bounded and described as follows, to wit:

Beginning at a point on the road leading from Clearfield to Wind Gap, one hundred five (105) feet east of a stone, the corner of lands formerly of Michael Rape, now Edward Broad; thence along said road in an easterly direction a distance of forty (40) feet and extending in depth at right angles to the line along said road a distance of one hundred twenty-five (125) feet deep and forty (40) feet wide, making a piece or parcel of land having a frontage of forty (40) feet on said highway and extending of that width in depth one hundred twenty-five (125) feet.

PARCEL IDENTIFICATION NO: G7-3-3.

TITLE TO SAID PREMISES IS VESTED IN Anthony F. Braun, by Deed from Clarence L. Meyers and Dorothy L. Meyers, as sole owner, dated 02/28/2006, recorded 03/09/2006, in Deed Book 2006-1, page 96593.

Premises being: 159 EAST MOORESTOWN ROAD, WIND GAP, PA 18019.

Tax Parcel No. G7-3-3.

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

SEIZED AND TAKEN into execution of the writ as the property of Anthony F. Braun.

DANIEL G. SCHMIEG, ESQUIRE

**No. 29
BY VIRTUE OF A CERTAIN
WRIT OF EXECUTION
CV-2006-009838**

ALL THAT CERTAIN lot or tract of land, with the building improvements erected thereon known as premises No. 334 South Main Street, situated in the Borough of Bangor, County of Northampton and State of Pennsylvania, more particularly described in accordance with a Survey made by Martin H. Schuler Company, Surveying Engineers, as follows, to wit:

BEGINNING at a point along the Westerly property line of South Main Street, in line with property of premises No. 332 South Main Street; thence along the Westerly property line of South Main Street South 10 degrees 31 minutes West 42.00 feet to a point; thence along property of premises No. 336 South Main Street, North 79 degrees 29 minutes 00 seconds West 135.00 feet to a point; thence along the Easterly property line of a 12 feet wide alley, North 10 degrees 31 minutes 00 seconds East 42.00 feet to a point; thence along property of premises No. 332 South Main Street, South 79 degrees 29 minutes 00 seconds East 135.00 feet to the place of beginning.

BEING Tax Parcel No. E9NE3A-7-4

BEING the same premises which ROBERTO P. GHEDINI AND TAMA GHEDINI, HUSBAND AND WIFE, by Special Warranty Deed bearing date 4/23/2005 and recorded 5/4/2005 in the Office of the Recorder of Deeds, in and for the County of NORTHAMPTON in Deed Book Volume 2005-1 page 163068 etc., granted and conveyed unto STANLEY SIPTROTH and ROX-ANNE SIPTROTH, in fee.

THEREON BEING ERECTED a two and one-half story single dwelling with aluminum siding exterior and slate roof; detached one-car garage.

SEIZED AND TAKEN into execution of the writ as the property of Anthony M. Comunale.

MORTON BRANZBURG,
ESQUIRE

**No. 30
BY VIRTUE OF A CERTAIN
WRIT OF EXECUTION
CV-2006-010326**

ALL THAT CERTAIN tract or parcel of land situate on the West side of O'Brien's Court in the Township of Lower Saucon, County of Northampton and State of Pennsylvania, known as Lot 11, O'Brien Farm Subdivision, as shown on plan prepared by degree minutes and seconds Real Estate Designs and Plans, Drawing, No 1 of 15, dated 12/19, last revised 7/26/1995, recorded in Map Book Volume 1995-5, page 315, bounded and described as follows to wit:

BEGINNING at a point on the northerly right-of-way line of Brien's Court (75.00 feet from the centerline), said point being the easterly property corner of Lot 10, O'Brien's Farm Subdivision; thence along the same N 02 degrees East 29 minutes 49 seconds West 430.81 feet to a point on the southerly property line of Land N/F Buddy K., Inc. D.B. V. 555, page 468; thence along the same and along the Land N/F George Maurer & Helen Maurer, D.B.V. 609, page 755, North 87 degrees East 54 minutes 45 seconds East 198.90 feet to a point on the westerly right-of-way line of Meadows Road (T-376) (60.00 feet wide); thence along the same South 31 degrees East 17 minutes 53 seconds East 293.50 feet.

TAX PARCEL #Q7-11-4L 0719. TITLE TO SAID PREMISES IS VESTED IN James G. Sheets and Danyel Sheets, husband and wife by Deed from George Carpozi, III dated 8/24/2005 and recorded 8/31/2005 in Record Book Volume 2005-1, Page 335127.

BEING KNOWN AS 1951 O'Briens Court, Bethlehem, Pennsylvania.

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

SEIZED AND TAKEN into execution of the writ as the property of Danyel Sheets and James G. Sheets.

BARBARA A. FEIN, ESQUIRE

No. 31
BY VIRTUE OF A CERTAIN
WRIT OF EXECUTION
CV-2004-008577

ALL THAT CERTAIN message, tenement and lot or piece of ground, together with the improvements thereon erected, known as 913 Walnut Street, and garage adjacent thereto, situated on the North side of Walnut Street, in the City of Easton, Northampton County, Pennsylvania, bounded and described as follows:

BEGINNING at a point in line of lands now or late of William G. Pritchard and Loretta C., his wife, which point is sixteen (16) feet ten (10) inches Southwest of line of land late of William Fulmer; thence in a Southwesterly direction along said Walnut Street forty-four (44) feet three (3) inches, more or less, to a point in line of lands late of Anna E. Jones; thence Northwardly along a line at right angles to Washington Street fifty-nine (59) feet eleven (11) inches, more or less, to a point; thence Eastwardly along a line par-

allel to said Washington Street thirty-six (36) feet to a point; thence Southwardly along a line at right angles to said Washington Street forty-three (43) feet two (2) inches to a point, the place of BEGINNING.

BOUNDED on the North and East by property now or late of William G. Pritchard and wife; on the South by Walnut Street; and on the West by property late of Anna E. Jones.

HAVING THEREON ERECTED A DWELLING KNOWN AS 913 WALNUT STREET, EASTON, PENNSYLVANIA 18042.

PARCEL: L9SE1C-20-4.

BEING THE SAME PREMISES WHICH Mildred Collins and her son, Alan J. Collins by deed dated 2/10/04 and recorded 2/13/04 in Northampton County Record Book 2004-1, Page 54708, granted and conveyed unto Mildred Collins.

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

SEIZED AND TAKEN into execution of the writ as the property of Mildred Collins.

LEON P. HALLER, ESQUIRE

No. 33
BY VIRTUE OF A CERTAIN
WRIT OF EXECUTION
CV-2006-010374

ALL that certain tract or parcel of land and premises situate, lying and being in the Township of Forks, County of Northampton; State of Pennsylvania and more particularly described as follows:

BEGINNING at a corner of Lot No. 57 in the Northwestwardly right-of-way line of Peach Tree Trail, said corner being located the following two (2) courses from the intersection of the centerlines of Peach Tree Trail and Tobsoggan Trail (A) along

the centerline of Peach Tree Trail, South forty-eight degrees, forty minutes and ten seconds west (S 48° 40' 10" W) a distance of four hundred ninety-six and ninety-nine hundredths foot (496.99') (B) North forty-one degrees, nineteen minutes and fifty seconds West (W 41° 19' 50" W) a distance of twenty-five and zero hundredths feet (25.00) and running from said beginning point; thence (1) along the said northwesterly right-of-way line of Peach Tree Trail, south forty-eight degrees, forty minutes and ten seconds west (S. 48° 40' 10" W) a distance of sixty-three and fifty-one hundredths feet (63.51) to a corner in line of Lafayette Hills in said right-of-way; thence (2) along Lafayette Hills, North thirteen degrees, fifty-two minutes and fifty seconds West (N 13° 52' 50" W) a distance of ten and forty-five hundredths feet (10.45') to a corner of the same; thence (3) along Lafayette Hills, North forty-two degrees, twelve minutes and thirteen seconds West (N 48° 12' 13" W) a distance of one hundred seventeen and ninety-five hundredths feet (117.95') to a corner of Lafayette Hills in line of a previously subdivided portion of Lafayette Hills in line of a previously subdivided portion of Chestnut Hills, Section A; thence (4) along the rear line of lots previously subdivided, North forty-eight degrees, fifteen minutes previously subdivided, North forty-eight degrees, fifteen minutes and eighteen seconds East (N 48° 15' 18" E) a distance of sixty and forty-nine hundredths feet (60.49') to a corner of Lot No. 67, in line of the same; thence (5) along Lot No. 87, South forty-one degrees, nineteen minutes and fifty seconds East (S 41° 19' 50" E) a distance of one hundred twenty-seven and sixty-

five hundredths feet (127.65) to the place of BEGINNING.

CONTAINING an area of seven thousand six hundred eight square feet more or less (7,808 S.F.).

BEING Lot No. 66 on a subdivision plan of Chestnut Hills in accordance with a recent survey of Joseph B. McCorth dated February 17, 1977.

ALSO KNOWN AS NORTHAMPTON COUNTY UNIFORM PARCEL IDENTIFIER: No. K96E6, Block 11, Lot 25A-7, Tax ID #K9SE41126A-7 for purposes of compliance with Northampton County Ordinance No. 159-L989.

ALSO being known as 415 Peach Tree Trail, Easton, Pennsylvania 18040.

Being the same premises which Michael P. Murray and Deborah A. Murray, Husband and Wife, by their deed dated March 19, 1993 and recorded March 19, 1993, in the Office of the Recorder of Deeds in and for Northampton County, Pennsylvania in Deed Book Volume 891, Page 97, granted and conveyed unto Karen N. Greenleaf.

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 Karen N. Greenleaf.

SCOTT A. DIETTERICK,
ESQUIRE

No. 35
BY VIRTUE OF A CERTAIN
WRIT OF EXECUTION
CV-2005-003492

ALL THAT CERTAIN tract or parcel of land to be known as Lot No. 24 of Bougher Hill Estates II Subdivision Plan of property of Stewart Associates, a Pennsylvania Limited

Partnership dated February 14, 1989, revised July 31, 1990 prepared by William L. Diehl, P.E., P.L.S. and recorded in Plan Book 91, Page 42 at the Northampton County Recorder of Deeds Office, said lot situate on the westerly side of Connard Drive in the Township of Williams, County of Northampton and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at an iron pin located on the westerly right-of-way line of Connard Drive, said iron pin being the easternmost point of the herein described lot and also a corner in common with Lot No. 25 of the aforementioned subdivision; thence along the same South 70° 28' 03" West a distance of 307.68 feet to an iron pin; thence along land now or formerly of Lee L. and Catherine Koplin North 20° 10' 32" West a distance of 141.22 feet to an iron pin; thence along Lot No. 23 for the aforementioned subdivision North 70° 28' 03" East a distance of 309.27 feet to an iron pin; thence along the westerly right-of-way line of Connard Drive South 19° 31' 57" East a distance of 141.21 feet to an iron pin, the place of Beginning.

CONTAINING 1.0000 acres of land.

TITLE TO SAID PREMISES IS VESTED IN Salvatore Cicalese and Marianne A. Cicalese, his wife by Deed from Clay R. Mitman, Paul R. Harrison and Ellen J. Harrison Trading as Oakridge Enterprises dated 8-3-98, recorded 8-4-98 in Deed Book 1998-1, page 101928.

Premises being: 25 CONNARD DRIVE EASTON, PA 18042.

Tax Parcel No. P9-12-16-24.

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 Salvatore Cicalese and Marianne A. Cicalese.

DANIEL G. SCHMIEG, ESQUIRE

No. 37

**BY VIRTUE OF A CERTAIN
WRIT OF EXECUTION
CV-2005-009016**

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

BEGINNING at a point in the center of Pennsylvania State Highway LR #48071 leading from Jacobsburg to Wind Gap, in line of other lands which is the subject of an Agreement of Sale under date of January 2, 1963, wherein the said Robert F. Rice and Lila J. Rice, his wife, are the sellers and David C. W. Smith and Shirley A. Smith, his wife, are the purchasers; thence along said lands, passing in a service pole at the edge of the highway South 72 degrees 03 minutes East 150 feet to a point in line of other lands of the sellers, of which this has been a part; thence along other lands of the sellers, of which this has been a part, the two following courses and distances: South 17 degrees 57 minutes West, 100 feet; North 72 degrees 03 minutes West, 150 feet to a point in the said highway; thence in the said highway North 18 degrees 53 minutes East, a distance of 100 feet to the point and place of BEGINNING, and also described in survey dated July 16, 1969, by Robert L. Collura, Registered Surveyor, as follows:

BEGINNING at a nail in the middle of the public road, leading

from Wind Gap to Jacobsburg; thence along land of David Smith, passing a service pole at the edge of the road, South 72 degrees 23 minutes East 150.00 feet to an iron pin; thence along land of Robert Rice, Sr., of which this tract was a part, South 16 degrees no minutes West 100.00 feet to an iron pin; thence along same North 72 degrees, 23 minutes West 150.00 feet to a nail in the middle of the public road first above mentioned; thence along the middle of said road North 16 degrees no minutes East 100.00 feet to the place of BEGINNING, CONTAINING 0.344 acres.

KNOWN AS NORTHAMPTON COUNTY UNIFORM PARCEL IDENTIFIER. MAP: F7 BLOCK: 18 LOT: 2A-1. ALSO KNOWN AS 1364 Jacobsburg Road, Bushkill Township, PA.

BEING KNOWN AS: 1364 JACOBURG ROAD (BUSHKILL TOWNSHIP) WIND GAP, PA 18091.

PROPERTY ID NO.: F7-18-2A-1.

TITLE TO SAID PREMISES IS VESTED IN Elwood L. Petchel and Lucia Petchel, his wife by Deed from Dolores L. Keller, widow dated 9/9/91 recorded 9/11/91 in Deed Book 841 Page 500.

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

SEIZED AND TAKEN into execution of the writ as the property of Elwood L. Petchel and Lucia Petchel.

MARK J. UDREN, ESQUIRE

**No. 38
BY VIRTUE OF A CERTAIN
WRIT OF EXECUTION
CV-2006-000757**

ALL THAT CERTAIN lot or piece of land situated in the City of

Easton, County of Northampton and State of Pennsylvania, known and designated as No. 307 Burke Street bounded and described as follows, to wit:

BEGINNING at a point on the northerly building line of Burke Street at a distance of 80.0 feet in a westerly direction by said building line from the northwest corner of Reeder and Burke Streets: THENCE extending in a westerly direction by the said building line of Burke Street 20.0 feet in front and thence extending in a northerly direction of said width between parallel lines at right angles to Burke Street to a depth of 130.0 feet.

BOUNDED on the east by lot of Frank and Daisy Barnet, on the south by Burke Street, on the north by lot of Gideon Ihrmark and on the west by land now or late of Roscoe R. Heard and Marjorie H. Heard.

THE WESTERLY LINE of the above-described lot passes through the middle partition wall of the double frame house known as No. 307 and No. 309 Burke Street.

UNIFORM PARCEL IDENTIFIER NO. L9NE2B-6-10.

BEING COMMONLY KNOWN AS 307 BURKE STREET, EASTON, PA 18042-1514.

UNDER AND SUBJECT to all exceptions, restrictions, easements, covenants and reservations as shown in the chain of title.

BEING KNOWN AS: 307 BURKE STREET EASTON, PA 18042.

PROPERTY ID NO.: L9NE2B-6-10.

TITLE TO SAID PREMISES IS VESTED IN David T. Johnson, Jr. and Alexandria M. Steward n/k/a Alexandria M. Weber, joint tenants with the right of survivorship by deed from Alexandria M. Steward,

Frank J. Weber and Mary Ellen Weber dated 10/21/2004 recorded 11/03/2004 in Deed Book 2004-1 Page 427869.

THEREON BEING ERECTED a two and one-half story one-half of a double wooden dwelling with slate roof.

SEIZED AND TAKEN into execution of the writ as the property of David T. Johnson, Jr. and Alexandria M. Steward n/k/a Alexandria M. Weber.

MARK J. UDREN, ESQUIRE

No. 39
BY VIRTUE OF A CERTAIN
WRIT OF EXECUTION
CV-2006-002668

ALL THAT CERTAIN tract, parcel of land situate on the Northeast corner of Washington Avenue and Roth Street, in the City of Bethlehem, County of Northampton, and Commonwealth of Pennsylvania, designated as Lot # 1 on a map or plan entitled, "Plan of Linden Square, Bethlehem, Pennsylvania; scale 1"-30': March 1, 1946, Leonard M. Fraivillig, Company, Engineers," recorded in the office of recording of deeds etc., at Easton, Pennsylvania, in and for the County of Northampton, in Map Book 11, page 64, bounded and described as follows to wit:

BEGINNING at an iron pipe at the Northeast corner of Washington Avenue and Roth Street, thence extending south eighty-six (86) degrees ten (10) minutes east along the northerly side of Washington Avenue. a distance of sixty-five (65) feet to an iron pipe; thence extending North three degrees fifty minutes (3"50') east along the dividing line between lots #1 and #2 on aforesaid plan, a distance of one hundred fifty (150) feet to an iron

pipe; thence extending North eighty-six degrees ten minutes (86"10') West along the dividing line between lots # 1 and # 9 on aforesaid plan, a distance of sixty-five (65) feet to an iron pipe on the easterly side of Roth Street; thence extending south three degrees fifty minutes (3"50') West along the easterly side of Roth Street, a distance of one hundred fifty (150) feet to an iron pipe on the northerly side of Washington Avenue, the point place of beginning.

Being the same premises which William C. Herman and Maude Herman, his wife, by their deed dated September 30, 1946 and recorded in the office of the Recorder of Deeds of Northampton County in deed book volume F-78, page 296, granted and conveyed unto J. Jare Willey and Agnes Willey, his wife, and the said J. Jare Willey died on April 17, 1982 and title vested absolutely in his wife, Agnes Willey died on April 17, 1982 and title vested absolutely in his wife, Agnes Willey, the grantor herein.

PROPERTY IS SUBJECT TO FIRST AND SECOND MORTGAGE.

BEING KNOWN AS: 333 East Washington Avenue, Bethlehem, PA 18018.

Property ID NO.: N6SE1C-11-2.

Title to said premises is vested in John C. Carrington and Barbara B. Carrington, his wife, as tenants in the entireties by deed from Agnes Willey dated 2/7/1986 Recorded 2/10/1986 in deed book 695 page 1143.

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

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

John C. Carrington and Barbara B. Carrington.

MARK J. UDREN, 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

Apr. 19, 26; May 3

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**IRVIN B. KRUKENKAMP, Plaintiff v.
DENISE J. KRUKENKAMP, Defendant**

Preliminary Objections.

Defendant, Denise Krukenkamp filed preliminary objections to plaintiff, Irvin Krukenkamp's complaint, which sought modification of a property settlement which he and defendant entered into in the Commonwealth of Massachusetts. Defendant's preliminary objection contended that this court lacked jurisdiction to modify the property settlement because it was a spousal support agreement; therefore, pursuant to the Uniform Interstate Family Support Act, Massachusetts retained continuing, exclusive jurisdiction. Plaintiff asserted that although the payment provision was referred to as "alimony" for tax benefits, it was actually a child support provision and not subject to the jurisdictional rules governing spousal support agreements. The court held that the language of the agreement clearly referred to the provision as alimony and the plaintiff and defendant treated the provision as alimony for tax purposes; thus, the provision was clearly alimony and not child support. Therefore, the court held that under 23 Pa. C.S.A. §7205(f), it could not properly assert jurisdiction because Massachusetts retained continuing, exclusive jurisdiction.

In the Court of Common Pleas of Northampton County, Pennsylvania, Civil Action—Law, No. C48CV2003-7542.

Order of Court granting defendant's preliminary objections and dismissing plaintiff's complaint.

Affirmed on Appeal by the Superior Court of Pennsylvania [attached herein].

ANTHONY M. MUIR, ESQUIRE, for Plaintiff.

RICHARD SHIROFF, ESQUIRE, for Defendant.

Order of Court entered on March 20, 2006 by FREEDBERG, P.J.

OPINION

This matter is before the court on defendant's preliminary objection to plaintiff's amended complaint. Plaintiff filed an amended complaint in January 2006, seeking modification of a property settlement which he and defendant entered into in the Commonwealth of Massachusetts. Defendant filed the instant preliminary objection contending that this court lacks jurisdiction to modify the property settlement because it is a spousal support agreement; therefore, pursuant to the Uniform Interstate Family Support Act, Massachusetts retains continuing, exclusive jurisdiction. Plaintiff contends that this court can properly exercise jurisdiction because although labeled alimony for tax reasons, the support provision is merely a surrogate for child support.

Both Pennsylvania and Massachusetts have adopted the Uniform Interstate Family Support Act, 23 Pa. C.S.A. §7101 *et seq.*; M.G.L.A., Pt. II, T.

III, Ch. §209B *et seq.*, which addresses jurisdiction of the instant matter. Defendant contends that the provisions applying to the jurisdiction of spousal support orders are applicable whereas, plaintiff contends the provisions applying to the jurisdiction of child support orders are applicable.

The provision of the agreement that defendant is requesting modification of, which was merged into the Massachusetts Judgment of Divorce *Nisi*, is entitled “Alimony.” Plaintiff asserts that although this payment provision was referred to as “alimony” for tax benefits, it is actually a child support provision.

The language of the agreement is clear. The payment provision is entitled “alimony” and throughout the provision the only support obligation referred to is alimony. Furthermore, the parties have treated the payments as alimony since 1997. Plaintiff has reaped the tax benefits of the Internal Revenue Code because the provision was characterized as alimony. Now he contends that the provision is child support and may be re-characterized as such. We refuse to do so.

We will not treat alimony payments as child support payments to enable plaintiff to litigate in this court.

23 Pa. C.S.A. §7205(f) provides:

Duration and modification of spousal support orders.—

A tribunal of this State issuing a support order consistent with the law of this State has continuing, exclusive jurisdiction over a spousal support order throughout the existence of the support obligation. *A tribunal of this State may not modify a spousal support order issued by a tribunal of another state having continuing, exclusive jurisdiction over that order under the law of that state.* (emphasis added).

Massachusetts statute M.G.L.A. 209D §2-205(f) provides:

A tribunal of the commonwealth issuing a support order consistent with the law of the commonwealth *has continuing, exclusive jurisdiction over a spousal support order throughout the existence of the support obligation.* A tribunal of the commonwealth may not modify a spousal support order issued by a tribunal of another state having continuing, exclusive jurisdiction over that order under the law of that state. (emphasis added).

Unlike the provisions governing the jurisdiction of child support orders, 23 Pa. C.S.A. §7205(a) and M.G.L.A. 209D §2-205(a),¹ the provisions

¹ 23 Pa. C.S.A. §7205(a) provides: Extent.—A tribunal of this State issuing a support order consistent with the law of this State has continuing, exclusive jurisdiction over a child support order: (1) as long as this State remains the residence of the obligor, the individual obligee, or the child for whose benefit the support order is issued; or (2) until all of the parties who are individuals have filed written consent with the tribunal of this State for a tribunal of another state to modify the order and assume continuing, exclusive jurisdiction.

governing spousal support orders provide no exceptions to change the continuing, exclusive jurisdiction of the issuing tribunal. The issuing tribunal retains continuing, exclusive jurisdiction throughout the existence of the support obligation. In the instant matter, a Massachusetts tribunal issued the spousal support order; therefore, Massachusetts retains continuing, exclusive jurisdiction.

Under 23 Pa. C.S.A. §7205(f), this court cannot properly assert jurisdiction because Massachusetts retains continuing, exclusive jurisdiction.

Plaintiff asserts that the statute governing spousal support orders should not be applicable to an agreement for alimony since the language of the statute does not specifically refer to alimony. 23 Pa. C.S.A. §7101 defines spousal support order as “[a] support order for a spouse or former spouse of the obligor.” In the instant matter the alimony provision of the agreement was merged into the Massachusetts Judgment of Divorce *Nisi* as a support order for defendant, who was the former spouse of plaintiff. Additionally, in *Hibbitts v. Hibbitts*, 749 A.2d 975 (Pa. Super. 2000), the Pennsylvania Superior Court addressed jurisdiction under 23 Pa. C.S.A. §7205(f) and made no distinction between alimony and spousal support.

Finally, plaintiff contends that defendant is estopped from objecting to this court’s jurisdiction because this court exercised jurisdiction over defendant’s request for child support modification. A court may have jurisdiction to modify a child support order, but not a spousal support order. As stated above, the provisions governing jurisdiction over child support orders provides instances when the issuing tribunal surrenders its continuing, exclusive jurisdiction. 23 Pa. C.S.A. §7205(a); M.G.L.A. 209D §2-205(a). The provisions governing jurisdiction over spousal supports orders provide no such exception. 23 Pa. C.S.A. §7205(f); M.G.L.A. 209D §2-205(f). Thus, although this court found it had jurisdiction to decide defendant’s request for modification of child support, the defendant is not estopped from asserting that this court lacks jurisdiction to decide modification of the spousal support order.

Wherefore, we enter the following Order of Court:

ORDER

AND NOW, this 20th day of March, 2006, it is hereby ordered that defendant’s preliminary objection to plaintiff’s complaint for lack of jurisdiction is GRANTED. Plaintiff’s complaint is dismissed.

M.G.L.A 209D §2-205(a) provides: A tribunal of the commonwealth issuing a support order consistent with the law of the commonwealth has continuing, exclusive jurisdiction over a child support order: (1) as long as the commonwealth remains the residence of the obligor, the individual obligee, or the child for whose benefit the support order is issued; or (2) until all of the parties who are individuals have filed written consents with the tribunal of the commonwealth for a tribunal of another state to modify the order and assume continuing, exclusive jurisdiction.

NON-PRECEDENTIAL DECISION—*SEE SUPERIOR COURT I.O.P. 65.37*

NO. 932 EDA 2006

Appeal from the Order entered March 21, 2006, in the Court of Common Pleas, Northampton County, Civil, No. C0048CV2003007542.

BEFORE: FORD ELLIOTT, P.J., BOWES, J., and MCEWEN, P.J.E., filed February 7, 2007

MEMORANDUM:

Appellant/plaintiff, Irvin B. Kruenkamp (“husband”), has taken this appeal from the order of the trial court that sustained the preliminary objections filed by appellee/defendant, Denise J. Kruenkamp (“wife”), and dismissed, for lack of jurisdiction, his second amended complaint seeking modification of a property settlement agreement entered into by the parties on August 29, 1997, prior to the entry of the Judgment of Divorce *Nisi* issued by the Commonwealth of Massachusetts.¹ We affirm.

The trial judge analyzed this case as follows:

This matter is before the court on defendant’s preliminary objections to plaintiff’s [second] amended complaint. Plaintiff [husband] filed [a second] amended complaint in January 2006, seeking modification of a property settlement agreement which he and defendant [wife] entered into in the Commonwealth of Massachusetts. Defendant filed the instant preliminary objections contending that this court lacks jurisdiction to modify the property settlement because it is a spousal support agreement; therefore, pursuant to the Uniform Interstate Family Support Act, Massachusetts retains continuing, exclusive jurisdiction. Plaintiff contends that this court can properly exercise jurisdiction because although labeled alimony for tax purposes, the support provision is merely a surrogate for child support.

Both Pennsylvania and Massachusetts have adopted the Uniform Interstate Family Support Act, 23 Pa.C.S. §7101 *et seq.*; M.G.L.A., Pt. II, T. III, Ch. §209B *et seq.*, which addresses jurisdiction of the instant matter. Defendant contends that the provisions applying to the jurisdiction of spousal support orders are applicable, whereas plaintiff contends the provisions applying to the jurisdiction of child support orders are applicable.

¹ Although the March 21, 2006 order of the trial court, amending the order of March 20, 2006, provides that “defendant’s preliminary objection to plaintiff’s amended complaint for lack of jurisdiction is *GRANTED*. Plaintiff’s amended complaint is dismissed[.]” it is clear from the record that the order actually pertains to plaintiff’s *second* amended complaint.

The provision of the agreement that defendant is requesting modification of, which was merged into the Massachusetts Judgment of Divorce *Nisi*, is entitled “Alimony.” Plaintiff asserts that although this payment provision was referred to as “alimony” for tax benefits, it is actually a child support provision.

The language of the agreement is clear. The payment provision is entitled “alimony” and throughout the provision the only support obligation referred to is alimony. Furthermore, the parties have treated the payments as alimony since 1997. Plaintiff has reaped the tax benefits of the Internal Revenue Code because the provision was characterized as alimony. Now he contends that the provision is child support and may be re-characterized as such. We refuse to do so.

We will not treat alimony payments as child support to enable plaintiff to litigate in this court.

23 Pa.C.S. §7205(f) provides:

Duration and modification of spousal support orders.— A tribunal of this State issuing a support order consistent with the law of this State has continuing, exclusive jurisdiction over a spousal support order throughout the existence of the support obligation. *A tribunal of this State may not modify a spousal support order issued by a tribunal of another state having continuing, exclusive jurisdiction over that order under the law of that state.* (emphasis added).

Massachusetts statute M.G.L.A. 209D §2-205(f) provides:

A tribunal of the commonwealth issuing a support order consistent with the law of the commonwealth *has continuing, exclusive jurisdiction over a spousal support order throughout the existence of the support obligation.* A tribunal of the commonwealth may not modify a spousal support order issued by a tribunal of another state having continuing, exclusive jurisdiction over that order under the law of that state. (emphasis added).

Unlike the provisions governing the jurisdiction of child support orders, 23 Pa.C.S. §7205(a) and M.G.L.A. 209D §2-205(a), [footnote omitted] the provisions governing spousal support orders provide no exceptions to change the continuing, exclusive jurisdiction of the issuing tribunal. The issuing tribunal retains continuing, exclusive jurisdiction throughout the existence of the support obligation. In the instant matter, a Massachusetts tribunal issued the spousal support order; therefore, Massachusetts retains continuing, exclusive jurisdiction.

Trial Court Opinion, Freedberg, P.J., March 20, 2006, at pp. 1-3.

The trial court, having determined that it did not have jurisdiction to modify the alimony provision, which was set forth in the parties' property settlement agreement and was merged into the Massachusetts Judgment of Divorce *Nisi*, sustained wife's preliminary objections and dismissed appellant's second amended complaint for lack of jurisdiction. This appeal followed.

Appellant contends that the alimony obligation was "primarily a surrogate for child support," and therefore claims that Pennsylvania has "exclusive jurisdiction for the modification of the child support provisions of the Agreement of Separation." Brief of Appellant, p. 13.

In reviewing the ruling of the trial court we are mindful of the following legal principles:

When a party raises preliminary objections challenging subject matter jurisdiction, the trial court's function is to determine whether the law will bar recovery because of the lack of such jurisdiction. The action or inaction of the parties cannot bestow subject matter jurisdiction upon a court that otherwise lacks it...

Jurisdiction is the capacity to pronounce a judgment of the law on an issue brought before the court through due process of law. It is the right to adjudicate concerning the subject matter in a given case...

Drafto Corporation v. National Fuel Gas Distribution Corporation, 806 A.2d 9, 10 (Pa. Super. 2002), *appeal denied*, 572 Pa. 765, 819 A.2d 547 (2003), quoting *Bernhard v. Bernhard*, 668 A.2d 546, 548 (Pa. Super. 1995).

We have carefully considered the argument presented by appellant, but are not persuaded that this claim possesses merit. Moreover, since the learned and distinguished President Judge Robert A. Freedberg has so precisely analyzed and aptly rejected the issue raised by appellant, we more wisely serve to refrain from elaboration upon his able opinion and adopt it as dispositive of this appeal.² Accordingly, we affirm the order of the trial court.

Order affirmed.

Judgment Entered.

² A copy of the opinion of the trial court is attached hereto and made a part of this memorandum.

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JAMES L. PFEIFFER, ESQ.

*** Former New Jersey Superior Court Judge ***

Vicinage 13 – Warren, Hunterdon and Somerset Counties

Municipal Solicitor

Greenwich Township, Warren County, NJ

Municipal Prosecutor

Allamuchy Township, Warren County, NJ

Former Municipal Prosecutor

Town of Phillipsburg, Greenwich Township, Knowlton Township,
and Blairstown Township, Warren County, NJ

Former Planning Board Member

Pohatcong Township Planning Board, Warren County, NJ

Largest Jury Verdict – 2.2 Million Dollars

Areas of Practice

- Personal Injury
- Products Liability
- Worker's Compensation
- Civil Litigation
- Employment
- Commercial Development
- Residential Development
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