

# Northampton County Reporter

(USPS 395-280)

VOL. LVI

EASTON, PA January 28, 2010

NO. 4

Northampton County Reporter Digest—2010-1

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**INSERT:** Green: 1. "Sentencing/Corrections Reform Legislation and Sentencing Updates"  
2. 2010 Calendar  
3. "Analyzing the Marital Estate: Scenarios, Challenges & Problem Solving"  
4. PBI/CLE Seminars—NCBA Office—February – April 2010  
Cream: 1. NCBA Welcomes New Members  
2. NCBA 2010 Committee Preference Form  
3. Quarterly Association Meeting

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

**Kindly be advised that we are adding the following Status Conference dates  
to the 2010 Court Calendar:**

**February 16, 2010**

**July 20, 2010**

**May 13, 2010**

**October 20, 2010**

**June 3, 2010**

**December 9, 2010**

If you have any questions concerning this change, please call the Court  
Administrator's Office at 610-559-6700.

**NORTHAMPTON COUNTY BAR ASSOCIATION  
2010 BAR ASSOCIATION OFFICERS**

Jacqueline M. Taschner ..... President  
Kerry S. Freidl ..... President-elect  
Victor E. Scomillio ..... Vice President  
Stanley J. Margle, III ..... Treasurer  
Christopher M. Reid ..... Secretary  
Joseph A. Corpora, III ..... Past President

**BOARD OF GOVERNORS**

Kevin F. Danyi  
Alyssa A. Lopiano-Reilly  
Jessica Frisch Moyer  
Daniel M. O'Donnell  
Matthew C. Potts  
Michael P. Shay

**ZONE II DELEGATES**

Michael C. Deschler  
Barbara L. Hollenbach  
Nicholas Noel, III  
Joel M. Scheer  
Michael P. Shay  
Ronald W. Shipman

***Northampton County Reporter***

**Attorney Referral & Information Service**

**155 South Ninth Street, Easton, PA 18042-4399**

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***E-mail: [ncba@norcobar.org](mailto:ncba@norcobar.org)***

**PBA (800) 932-0311—PBI (800) 932-4637**

**BAR ASSOCIATION STAFF**

Mary Beth Leeson ..... Executive Director  
Stephanie Pasquel ..... Accounting  
Heather Rizzotto-Stefanik ..... Legal Journal  
Gloria A. Robison ..... Attorney Referral  
Deborah J. Flanagan ..... Attorney Referral

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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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**Edward P. Shaughnessy, Esquire**

**Editor**

### **NOTICE TO NCBA MEMBERS – BAR NEWS**

#### **NCBA Dues Payments**

All full payments and first installment payments are due by January 31, 2010. If you have not sent in your payment please do so at your earliest convenience.

#### **Quarterly Association Meeting – Thursday, March 4, 2010**

Registration form inside.

#### **NCBA Committees**

New committees are forming. Complete and return the 2010 Committee Preferences form if you would like to sit on any committees. Form located inside.

#### **Commonwealth Court of Pennsylvania Appellate Law Clerk**

Position available. See ad for details. Page 71.

#### **Save the Dates**

##### ***Annual Reception for the Court***

Friday, March 19, 2010

##### ***NCBA Bench Bar Conference and U.S. Supreme Court Swearing In Ceremony***

October 16-18, 2010

I am an idealist. I don't know where I'm going, but I'm on my way! ~ Carl Sandburg

**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**

**ANTHONY, WILLIAM THOMAS, JR.,**  
dec'd.

Late of 2270 Woodlark Circle,  
Bethlehem, Northampton County, PA

Executor: William T. Anthony c/o  
Bohdan J. Zelechiwsky, Esquire,  
211 West Broad Street, P.O. Box  
1414, Bethlehem, PA 18016

Attorney: Bohdan J. Zelechiwsky,  
Esquire, 211 West Broad  
Street, P.O. Box 1414, Bethlehem,  
PA 18016

**BIANCKINI, HELEN ELEANOR**  
**a/k/a HELEN E. BIANCKINI**  
**a/k/a HELEN BIANCKINI,**  
dec'd.

Late of the City of Bethlehem,  
Northampton County, PA

Administratrix: Kathleen M.  
Prutzman, 3045 Mission Road,  
Bethlehem, PA 18017

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

**CROZIER, MARY L.,** dec'd.

Late of the Borough of Wilson,  
Northampton County, PA

Executrix: Susan L. Beling  
Attorneys: Karl H. Kline, Esquire,  
Karl Kline P.C., 2925 William  
Penn Highway, Suite 301, Easton,  
PA 18045-5283

**DUE, MICHAEL J.,** dec'd.

Late of the Township of Plainfield,  
Northampton County, PA  
Administratrix: Nancy L. Due  
c/o Steven N. Goudsouzian,  
Esquire, 2925 William Penn  
Highway, Suite 301, Easton, PA  
18045-5283

Attorney: Steven N. Goudsouzian,  
Esquire, 2925 William Penn  
Highway, Suite 301, Easton, PA  
18045-5283

**ENGLING, ELEANOR A.,** dec'd.

Late of Walnutport, Northampton  
County, PA

Executor: Jason P. Gehret, 1316  
Main Street, Northampton, PA  
18067

**GALLAGHER, ELIZABETH A.,**  
dec'd.

Late of the City of Bethlehem,  
Northampton County, PA

Executor: Steven C. Gallagher  
c/o Gregory R. Reed, Attorney-at-Law,  
141 South Broad Street,  
P.O. Box 299, Nazareth, PA  
18064-0299

Attorney: Gregory R. Reed, Attorney-at-Law,  
141 South Broad  
Street, P.O. Box 299, Nazareth,  
PA 18064-0299

**GRIFFITH, PHYLLIS,** dec'd.

Late of the Township of Plainfield,  
Northampton County, PA  
Administratrix: Gail Weiner  
Shearer, Esquire, 70 E. Broad  
Street, P.O. Box 1426, Bethlehem,  
PA 18016-1426

Attorney: Gail Weiner Shearer,  
Esquire, 70 E. Broad Street, P.O.  
Box 1426, Bethlehem, PA 18016-  
1426

**HALLMAN, THOMAS B. a/k/a**  
**THOMAS B. HALLMAN, SR.,**  
dec'd.

Late of 1813 Johnston Drive,  
Bethlehem, Northampton County,  
PA

Executor: Jerome D. Hallman  
c/o Bohdan J. Zelechiwsky,  
Esquire, 211 West Broad Street,  
P.O. Box 1414, Bethlehem, PA  
18016

Attorney: Bohdan J. Zelechiwsky,  
Esquire, 211 West Broad  
Street, P.O. Box 1414, Bethle-  
hem, PA 18016

**JOHNSON, IRVING H. a/k/a IR-  
VING HOWARD JOHNSON,**  
dec'd.

Late of Walnutport, Northamp-  
ton County, PA

Executrix: Jean M. Casolaro c/o  
Sally L. Schoffstall, Esquire,  
Schoffstall & Focht, P.C., 2987  
Corporate Court, Suite 200,  
Orefield, PA 18069

Attorneys: Sally L. Schoffstall,  
Esquire, Schoffstall & Focht,  
P.C., 2987 Corporate Court,  
Suite 200, Orefield, PA 18069

**KNOPF, FRANCES C. a/k/a FRAN-  
CES C. TIMAR,** dec'd.

Late of the Borough of Northamp-  
ton, Northampton County, PA  
Executrix: Bernadette Chambers  
c/o Joel H. Ziev, Esquire, 700  
Washington Street, Easton, PA  
18042

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

**MAKOS, LESLIE S.,** dec'd.

Late of the City of Bethlehem,  
Northampton County, PA  
Administratrix: Michelle H.  
Hughes c/o Steven N. Goudsou-  
zian, Esquire, 2925 William Penn  
Highway, Suite 301, Easton, PA  
18045-5283

Attorney: Steven N. Goudsou-  
zian, Esquire, 2925 William Penn  
Highway, Suite 301, Easton, PA  
18045-5283

**MILLER, LaVERNE G.,** dec'd.

Late of the City of Easton,  
Northampton County, PA

Administratrix: Gail Weiner  
Shearer, Esquire, 70 E. Broad  
Street, P.O. Box 1426, Bethle-  
hem, PA 18016-1426

Attorney: Gail Weiner Shearer,  
Esquire, 70 E. Broad Street, P.O.  
Box 1426, Bethlehem, PA 18016-  
1426

**MILLER, SHIRLEY ANN,** dec'd.

Late of the Township of Hanover,  
Northampton County, PA

Co-Executors: Jeffrey A. An-  
drews and Patricia A. Andrews  
c/o Bradford D. Wagner, Es-  
quire, 662 Main Street, Heller-  
town, PA 18055-1726

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

**RABUCK, JOAN M. a/k/a JOAN  
MARIE RABUCK,** dec'd.

Late of the Township of Palmer,  
Northampton County, PA

Executor: Raymond J. DeRay-  
mond, Esquire

Attorneys: Raymond J. DeRay-  
mond, Esquire, Gross McGinley,  
LLP, 717 Washington Street,  
Easton, PA 18042-4386

**RECZEK, MARGARET T.,** dec'd.

Late of the City of Bethlehem,  
Northampton County, PA

Executrix: Betty J. Reczek c/o  
Mary Ann Snell, Esquire, Suite  
311, 3400 Bath Pike, Bethlehem,  
PA 18017

Attorney: Mary Ann Snell, Es-  
quire, Suite 311, 3400 Bath Pike,  
Bethlehem, PA 18017

**RUSH, CARL D.,** dec'd.

Late of the Township of Williams,  
Northampton County, PA

Executors: Kenneth Rush and  
Dorothy A. Cyphers

Attorneys: Raymond J. DeRaymond, Esquire, Gross McGinley, LLP, 717 Washington Street, Easton, PA 18042-4386

**SAYLOR, KATHRYN V.**, dec'd.

Late of 830 W. Berwick Street, Easton, Northampton County, PA

Administratrix: Margaret E. Saylor, 11 Woodview Court, Bath, PA 18014

Attorney: Timothy J. Prendergast, Esquire, 704 Washington Street, 2nd Floor, Easton, PA 18042

**SIGAFOOS, EDITHE C. a/k/a EDITHE SIGAFOOS**, dec'd.

Late of Bethlehem Township, Northampton County, PA

Executors: Brian Sayago and Stephanie S. Bell c/o Joel M. Scheer, Esquire, Fishbone & Scheer, 940 West Lafayette Street, Easton, PA 18042

Attorneys: Joel M. Scheer, Esquire, Fishbone & Scheer, 940 West Lafayette Street, Easton, PA 18042

**SMULL, WILLIAM J., JR.**, dec'd.

Late of the Township of Plainfield, Northampton County, PA

Executor: John Smull, 135 James Street, Easton, PA 18042

Attorney: William P. Coffin, Esquire, 100 North Fourth Street, Easton, PA 18042

**STITT, JAMES W.**, dec'd.

Late of the City of Bethlehem, Northampton County, PA

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

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

**SWOPE, GLORIA M.**, dec'd.

Late of the Township of Moore, Northampton County, PA

Executor: Michael G. Swope, 2219 George Lane, Bath, PA 18014

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

**SYLVESTER, SALLY**, dec'd.

Late of the Township of Palmer, Northampton County, PA

Executor: Craig Muff

Attorney: Nicholas R. Sabatine, III, Esquire, 16 S. Broadway, Suite 1, Wind Gap, PA 18091

**WOLST, ANNA C.**, dec'd.

Late of the Borough of Hellertown, Northampton County, PA

Co-Executors: Diane R. Krchnavy and Jeffrey D. King 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

**SECOND PUBLICATION**

**BEATTY, ETHEL E.**, dec'd.

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

Executors: Stewart R. Beatty, Russell D. Beatty and David F. Beatty c/o Alfred S. Pierce, Esquire, Pierce & Dally, LLP, 124 Belvidere Street, Nazareth, PA 18064

Attorneys: Alfred S. Pierce, Esquire, Pierce & Dally, LLP, 124 Belvidere Street, Nazareth, PA 18064

**BUCK, SHIRLEY A.**, dec'd.

Late of the City of Easton, Northampton County, PA

Executrix: Brenda Rustay 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

**CAPOZZOLO, FRANCES M.,** dec'd.

Late of the Borough of Portland, Northampton County, PA  
Executrix: Cecelia L. Pritchard a/k/a Cecelia L. Curcio 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

**CAPOZZOLO, RUTHANN,** dec'd.

Late of the Township of Upper Mt. Bethel, Northampton County, PA  
Executors: John H. Capozzolo, James I. Capozzolo and Charles A. Capozzolo c/o James R. Clark, Esquire, 277 Millwood Road, Lancaster, PA 17603  
Attorney: James R. Clark, Esquire, 277 Millwood Road, Lancaster, PA 17603

**DAILEY, JEFFREY R.,** dec'd.

Late of Palmer Township, Northampton County, PA  
Administrators: Robert C. Dailey and Jane L. Dailey c/o Ralph J. Bellafatto, Esquire, 4480 William Penn Highway, Easton, PA 18045  
Attorney: Ralph J. Bellafatto, Esquire, 4480 William Penn Highway, Easton, PA 18045

**FINDON, AMELIA,** dec'd.

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

Executor: Gary Findon c/o Gregory R. Reed, Esquire, 141 South Broad Street, P.O. Box 299, Nazareth, PA 18064-0299  
Attorney: Gregory R. Reed, Esquire, 141 South Broad Street, P.O. Box 299, Nazareth, PA 18064-0299

**HULL, GLORIA M.,** dec'd.

Late of 175 West North Street, Nazareth, Northampton County, PA  
Executrix: Gloria Sabia, 98 Palmer Road, Bangor, PA 18013  
Attorney: Louis D. Powlette, Esquire, 231 Park Avenue, Stroudsburg, PA 18360

**KOZISCHEK, CHARLES R.,** dec'd.

Late of the City of Easton, Northampton County, PA  
Executrix: Suzanne Mullick 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

**McGUGIN, NANCY a/k/a NANCY E. McGUGIN,** dec'd.

Late of Upper Nazareth Township, Northampton County, PA  
Executrix: Martha Shank c/o Ralph J. Bellafatto, Esquire, 4480 William Penn Highway, Easton, PA 18045  
Attorney: Ralph J. Bellafatto, Esquire, 4480 William Penn Highway, Easton, PA 18045

**PETRO, MICHAEL,** dec'd.

Late of the City of Bethlehem, Northampton County, PA  
Administrators: John J. Petro, 1175 Granite Drive, Bethlehem,



PA 18017 and Joanne M. Long, 2608 Lynnhurst Drive, Bethlehem, PA 18017

Attorney: Daniel P. Sabetti, Esquire, 224 West Broad Street, Bethlehem, PA 18018

**PINE, LOUISE MOORE a/k/a LOUISE MOORE VAN VLECK a/k/a LOUISE W. MOORE a/k/a G. LOUISE MOORE PINE**, dec'd.

Late of Lower Nazareth Twp., Northampton County, PA

Executors: Patricia Wilde McNamara, Robert S. Logan, Charles H. Logan, Jr. and Antonia M. Grifo c/o Joseph L. Monte, Jr., Esquire, Eckell, Sparks, Levy, Auerbach, Monte, Sloane, Matthews & Auslander, P.C., 344 W. Front St., Media, PA 19063

Attorneys: Joseph L. Monte, Jr., Esquire, Eckell, Sparks, Levy, Auerbach, Monte, Sloane, Matthews & Auslander, P.C., 344 W. Front St., Media, PA 19063

**ROTH, CHARLES A.**, dec'd.

Late of the Borough of Nazareth, Northampton County, PA

Executors: Margenett H. Roth, 118 Pond Road, Nazareth, PA 18064-9582, Margenett R. Schleifer, 3148 Patterson Drive, Bethlehem, PA 18017-2733 and Charles A. Roth, II, 462 North Black Cat Road, Meridian, ID 83642-5316

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

**STEFFY, DEAN MICHAEL a/k/a D. MICHAEL STEFFY a/k/a MICHAEL STEFFY**, dec'd.

Late of the Borough of Portland, Northampton County, PA

Administratrix: Ms. Delcy L. Steffy c/o Robert A. Nitchkey,

Jr., Esquire, Hemstreet, Nitchkey & Freidl, 730 Washington Street, Easton, PA 18042

Attorneys: Robert A. Nitchkey, Jr., Esquire, Hemstreet, Nitchkey & Freidl, 730 Washington Street, Easton, PA 18042

**THIRD PUBLICATION**

**ABBOUD, GEORGE**, dec'd.

Late of the Borough of Freemansburg, Northampton County, PA  
Executrix: Jenny Marie Hirner a/k/a Jenny Marie Schnettler, 514 Main Street, Freemansburg, PA 18017

Attorney: Richard S. Luse, Esquire, 316 W. Broad Street, Bethlehem, PA 18018

**BANKS, MARY ANN a/k/a ANN C. BANKS**, dec'd.

Late of Bethlehem, Northampton County, PA

Administratrix: Nancy R. Banks c/o William W. Matz, Jr., Esquire, 211 W. Broad Street, Bethlehem, PA 18018-5517

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

**FISHER, EVE K.**, dec'd.

Late of the Township of Bushkill, Northampton County, PA

Executor: Quinton Douglas Fisher a/k/a Timothy Quinton Fisher c/o Alfred S. Pierce, Esquire, Pierce & Dally, LLP, 124 Belvidere Street, Nazareth, PA 18064

Attorneys: Alfred S. Pierce, Esquire, Pierce & Dally, LLP, 124 Belvidere Street, Nazareth, PA 18064

**GORDON, RALPH**, dec'd.

Late of the Township of Palmer, Northampton County, PA



Executrix: Donna L. DeMarco  
c/o Robert C. Brown, Jr., Es-  
quire, 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

**GUBISH, SADIE**, dec'd.

Late of the Township of Lower  
Saucon, Northampton County,  
PA  
Executrix: Shirley G. Ungiran  
c/o Bradford D. Wagner, Es-  
quire, 662 Main Street, Heller-  
town, PA 18055-1726  
Attorney: Bradford D. Wagner,  
Esquire, 662 Main Street, Hell-  
ertown, PA 18055-1726

**HINKEL, TERESA**, dec'd.

Late of the Borough of Pen Argyl,  
Northampton County, PA  
Executor: John L. Barczynski  
c/o David J. Ceraul, Esquire, 22  
Market Street, P.O. Box 19, Ban-  
gor, PA 18013-0019  
Attorney: David J. Ceraul, Es-  
quire, 22 Market Street, P.O. Box  
19, Bangor, PA 18013-0019

**KING, ELAINE A. a/k/a ELAINE  
KING**, dec'd.

Late of the Borough of Nazareth,  
Northampton County, PA  
Administratrices: Samantha C.  
Novotny and Jocelyn A. Cam-  
panaro c/o Theodore R. Lewis,  
Esquire, Lewis and Walters, 46  
S. 4th Street, P.O. Box A, Easton,  
PA 18044-2099  
Attorneys: Theodore R. Lewis,  
Esquire, Lewis and Walters, 46  
S. 4th Street, P.O. Box A, Easton,  
PA 18044-2099

**MARHEFKA, GLADYS W.**, dec'd.

Late of the Borough of Nazareth,  
Northampton County, PA

Executrix: Beth Budick, 708  
Fernwood Street, Emmaus, PA  
18049-3119

Attorneys: Peters, Moritz, Pei-  
schl, Zulick, Landes & Brienza,  
LLP, 1 South Main Street, Naza-  
reth, PA 18064-2083

**MARTH, MARGARET A.**, dec'd.

Late of Northampton Borough,  
Northampton County, PA  
Executrix: Margaret M. Kuehner  
c/o Frank M. Skrapits, Esquire,  
Affiliated with Steckel and Stopp,  
2152 Main Street, Northampton,  
PA 18067-1211

**McGORRY, LORRAINE M.**, dec'd.

Late of Bethlehem, Northampton  
County, PA  
Co-Executrices: Lucille Chehi  
and Susan Greb 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 Val-  
ley, PA 18034-0219

**McGRATH, MEDA K. a/k/a MEDA  
McGRATH**, dec'd.

Late of Upper Nazareth Town-  
ship, Northampton County, PA  
Executors: Sherwood R.  
McGrath, 12 East Allen Street,  
Nazareth, PA 18064-1101 and  
George E. McGrath, 315 Berwick  
Hazleton Hwy., Nescopeck, PA  
18635-1961

Attorneys: Peters, Moritz, Pei-  
schl, Zulick, Landes & Brienza,  
LLP, 1 South Main Street, Naza-  
reth, PA 18064-2083

**SCHOENEN, MICHAEL**, dec'd.

Late of the Township of Bethle-  
hem, Northampton County, PA  
Executrix: Janice C. Schoenen  
c/o Kevin F. Danyi, JD, LLM,  
Esquire, Danyi Law Offices, P.C.,

133 East Broad Street, Bethlehem, PA 18018

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

**SCHOLL, SHIRLEY**, dec'd.

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

Executors: Beverly Kanyuk, Rhea A. Senft a/k/a Rhea A. Cromer and Scott Scholl c/o Gregory R. Reed, Esquire, 141 South Broad Street, P.O. Box 299, Nazareth, PA 18064-0299  
Attorney: Gregory R. Reed, Esquire, 141 South Board Street, P.O. Box 299, Nazareth, PA 18064-0299

**SELL, GERALDINE F.**, dec'd.

Late of Walnutport, Northampton County, PA

Executors: Paul R. Sell, Jr., Jammin S. Sell and Melody L. Sell c/o Larry R. Roth, Esquire, The Roth Law Firm, 123 North Fifth Street, Allentown, PA 18102  
Attorneys: Larry R. Roth, Esquire, The Roth Law Firm, 123 North Fifth Street, Allentown, PA 18102

**TASHNER, JOHN S.**, dec'd.

Late of the Borough of Bath, Northampton County, PA

Executors: David Tashner and Carol Ann Tashner Pritchard c/o Alfred S. Pierce, Esquire, Pierce & Dally, LLP, 124 Belvidere Street, Nazareth, PA 18064  
Attorneys: Alfred S. Pierce, Esquire, Pierce & Dally, LLP, 124 Belvidere Street, Nazareth, PA 18064

**TUTOLO, DANIEL J. a/k/a DANIEL JOHN TUTOLO**, dec'd.

Late of the City of Bethlehem, Northampton County, PA

Executrix: Diane M. Uliana, 2867 Easton Avenue, Bethlehem, PA 18017

Attorney: Richard S. Luse, 316 West Broad Street, Bethlehem, PA 18018

---

**NOTICE OF INCORPORATION**

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

**hField Technologies, Inc.**

a corporation organized under the Pennsylvania Business Corporation Law of 1988.

Jan. 28

---

**NOTICE OF  
NONPROFIT 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 incorporating a nonprofit corporation organized under the provisions of the Nonprofit Corporation Law of 1988 of the Commonwealth of Pennsylvania, as amended.

The name of the nonprofit corporation is:

**LEHIGH VALLEY ADVOCACY  
FOR MEN AND FAMILIES**

The purposes for which it has been organized are as follows: To provide a support network and counseling to men and families who are direct or indirect victims of domestic abuse.

To perform any lawful acts which are necessary, desirous, convenient and proper in connection with these Articles of Incorporation and in accordance with the Pennsylvania Nonprofit Corporation Law of 1988, as amended.

The corporation is organized exclusively for charitable, educational and scientific purposes as defined by Section 501(c)(3) of the Internal Revenue Code of 1986 (or the corre-

sponding provisions of any future United States Internal Revenue Law).

RICHARD H. YETTER III, ESQUIRE  
YETTER LAW OFFICE  
4480 William Penn Highway  
Easton, PA 18045

Jan. 28

---

**CORPORATE FICTITIOUS  
NAME REGISTRATION NOTICES**

NOTICE IS HEREBY GIVEN, pursuant to the provisions of Act 295 of 1982, as amended, of intention to file, or the filing of, in the Office of the Secretary of the Commonwealth of Pennsylvania at Harrisburg, Pennsylvania, a certificate for the conduct of a business in Pennsylvania, under the assumed or fictitious name, style or designation of:

**LEHIGH VALLEY  
INTERNET SALES**

with its principal place of business at:  
1650 Butler Street, Easton, Pennsylvania 18042.

The name and address of the entity owning or interested in said business is: Brown-Daub Auto Sales, Inc., 1650 Butler Street, Easton, Pennsylvania 18042.

TALLMAN, HUDDERS  
& SORRENTINO, P.C.

The Paragon Centre  
1611 Pond Road  
Suite 300  
Allentown, PA 18104-2221

Jan. 28

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NOTICE IS HEREBY GIVEN, pursuant to the provisions of Act 295 of 1982, as amended, of intention to file, or the filing of, in the Office of the Secretary of the Commonwealth of Pennsylvania at Harrisburg, Pennsylvania, a certificate for the conduct of a business in Pennsylvania, under the assumed or fictitious name, style or designation of:

**BROWN-DAUB VOLVO OF  
LEHIGH VALLEY**

with its principal place of business at:  
4046 Jandy Blvd. Nazareth, Pennsylvania 18064

The name and address of the entity owning or interested in said business is: Brown-Daub Suzuki Volvo, Inc., 4046 Jandy Blvd., Nazareth, Pennsylvania 18064.

TALLMAN, HUDDERS  
& SORRENTINO, P.C.

The Paragon Centre  
1611 Pond Road  
Suite 300  
Allentown, PA 18104-2221

Jan. 28

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**LIMITED LIABILITY  
COMPANY NOTICES**

NOTICE IS HEREBY GIVEN that a Certificate of Organization for a Domestic Limited Liability Company has been filed with the Department of State of the Commonwealth of Pennsylvania at Harrisburg, Pennsylvania, pursuant to the provisions of the Limited Liability Company Law of the Commonwealth of Pennsylvania, for the following company:

**8 RED DRAGONS LLC,**

462 Old Mill Rd., Easton, PA 18040.  
Jan. 28

NOTICE IS HEREBY GIVEN that on January 11, 2010, Certificate of Organization was filed in the Department of State of the Commonwealth of Pennsylvania for:

**RIZZ CONTAINERS  
& DISPOSAL, LLC**

in accordance with the Limited Liability Act of 1994.

DENNIS A. DeESCH, ESQUIRE  
PFEIFFER, BRUNO, MINOTTI,  
AND DeESCH

44 North Second Street  
P.O. Box 468  
Easton, PA 18044

Jan. 28

**NOTICE FOR CHANGE OF NAME**

NOTICE IS HEREBY GIVEN that on December 22, 2009 the Petition of Logan Edward Keith Marshall was filed in the Northampton County Courthouse, File No. C0048CV-2009-14318, seeking to change the name of Petitioner from Logan Edward Keith Marshall to Logan Edward Keith Winchester. The Court has affixed March 1, 2010 at 9:00 a.m. in Courtroom No. 4 at the Northampton County Courthouse as the date and time for Hearing of the Petition. All persons interested in the proposed change of name may appear and show cause, if any, why the Prayer of Petitioner should not be granted.

Jan. 28

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

OLGA SANTI,

Plaintiff,

Vs.

CITY OF EASTON, First Defendant;

PATRICIA GONZALEZ,

Second Defendant;

LEONEL S. GARCIA,

Third Defendant;

JOSE ROSARIO, Fourth Defendant;

PEDRO LEBRON, Fifth Defendant.

Defendants

**NO. C-48-CV-2009-1415**

**JURY TRIAL DEMANDED**

To: Patricia Gonzalez

The Plaintiff is Olga Santi. The Defendant is Patricia Gonzalez, whose last known address is 64 N. 7th Street, Easton, PA 18042. The suit involves injuries sustained by the Plaintiff as a result of a fall which occurred on or about February 15, 2007 outside of premises owned by Patricia Gonzalez, Leonel S. Garcia, Jose Rosario and Pedro Lebron, and which all Defendants were jointly respon-

sible for the maintenance and upkeep of said premises.

You are hereby notified to plead to the above-referenced claim on or before twenty (20) days from the date of this publication, or a judgment will be entered against you.

**NOTICE**

If you wish to defend, you must enter a written appearance personally or by an 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 against you and a judgment may be entered against you without further notice for the relief requested by the Plaintiff. You may lose money or property or other rights important to you.

YOU SHOULD TAKE THIS PAPER TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER OR CANNOT AFFORD ONE, GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW TO FIND OUT WHERE YOU CAN GET LEGAL HELP. THIS OFFICE CAN PROVIDE YOU WITH INFORMATION ABOUT HIRING A LAWYER.

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

NORTH PENN LEGAL  
SERVICES, INC.

65 E. Elizabeth Avenue  
Suite 903

Bethlehem, PA 18018

(610) 317-8757 (Telephone)

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 (Telephone)  
DATED: January 18, 2010  
EDWARD P. SHAUGHNESSY,  
ESQUIRE  
I.D. NO. 52637  
Counsel for Plaintiff  
731 Lehigh Street  
Easton, PA 18042

Jan. 28

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

OLGA SANTI,

Plaintiff,

Vs.

CITY OF EASTON, First Defendant;  
PATRICIA GONZALEZ,  
Second Defendant;  
LEONEL S. GARCIA,  
Third Defendant;  
JOSE ROSARIO, Fourth Defendant;  
PEDRO LEBRON, Fifth Defendant.  
Defendants

**NO. C-48-CV-2009-1415**

JURY TRIAL DEMANDED

To: Pedro Lebron

The Plaintiff is Olga Santi. The Defendant is Pedro Lebron, whose last known address is 64 N. 7th Street, Easton, PA 18042. The suit involves injuries sustained by the Plaintiff as a result of a fall which occurred on or about February 15, 2007 outside of premises owned by Patricia Gonzalez, Leonel S. Garcia, Jose Rosario and Pedro Lebron, and which all Defendants were jointly responsible for the maintenance and upkeep of said premises.

You are hereby notified to plead to the above-referenced claim on or before twenty (20) days from the date of this publication, or a judgment will be entered against you.

**NOTICE**

If you wish to defend, you must enter a written appearance personally or by an 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 against you and a judgment may be entered against you without further notice for the relief requested by the Plaintiff. You may lose money or property or other rights important to you.

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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 (Telephone)

DATED: January 18, 2010

EDWARD P. SHAUGHNESSY,  
ESQUIRE  
I.D. NO. 52637  
Counsel for Plaintiff  
731 Lehigh Street  
Easton, PA 18042

Jan. 28

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

OLGA SANTI,

Plaintiff,

Vs.

CITY OF EASTON, First Defendant;  
PATRICIA GONZALEZ,  
Second Defendant;  
LEONEL S. GARCIA,  
Third Defendant;  
JOSE ROSARIO, Fourth Defendant;  
PEDRO LEBRON, Fifth Defendant.

Defendants

**NO. C-48-CV-2009-1415**  
**JURY TRIAL DEMANDED**

To: Jose Rosario

The Plaintiff is Olga Santi. The Defendant is Jose Rosario, whose last known address is 64 N. 7th Street, Easton, PA 18042. The suit involves injuries sustained by the Plaintiff as a result of a fall which occurred on or about February 15, 2007 outside of premises owned by Patricia Gonzalez, Leonel S. Garcia, Jose Rosario and Pedro Lebron, and which all Defendants were jointly responsible for the maintenance and upkeep of said premises.

You are hereby notified to plead to the above-referenced claim on or before twenty (20) days from the date of this publication, or a judgment will be entered against you.

**NOTICE**

If you wish to defend, you must enter a written appearance personally or by an 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 against you and a judgment may be entered against you without further notice for the relief requested by the Plaintiff. You may lose money or property or other rights important to you.

YOU SHOULD TAKE THIS PAPER TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER OR CANNOT AFFORD ONE, GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW TO FIND OUT WHERE YOU CAN GET LEGAL HELP. THIS OFFICE CAN PROVIDE YOU WITH INFORMATION ABOUT HIRING A LAWYER.

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NORTH PENN LEGAL  
SERVICES, INC.  
65 E. Elizabeth Avenue  
Suite 903

Bethlehem, PA 18018  
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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 (Telephone)

DATED: January 18, 2010

EDWARD P. SHAUGHNESSY,  
ESQUIRE

I.D. NO. 52637  
Counsel for Plaintiff

731 Lehigh Street  
Easton, PA 18042

Jan. 28



**COURT OF COMMON PLEAS  
NORTHAMPTON COUNTY  
PENNSYLVANIA  
CIVIL DIVISION**

Connie Jean Hoffman, a/k/a  
Connie J. Hoffman as Executrix of  
the Estate of Howard Aston  
Hoffman, IV, a/k/a Howard A.  
Hoffman, Jr., a/k/a Howard A.  
Hoffman and Connie Hoffman  
v.

Forks Township Emergency Squad  
and Paul Cilbith

**NO.: C-48-CV-2009-7454**

TO: Defendants, Forks Township  
Emergency Squad, Paul Cilbith  
and/or Paul Cilbith—

TAKE NOTICE THAT plaintiff has  
filed an action for damages arising  
from an accident on or about January  
31, 2008 as captioned above.

**NOTICE**

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

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

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

LAWYER REFERRAL SERVICE  
155 S. 9th Street  
Easton, PA 18042  
(610) 258-6333

THOMAS A. MASTERSON, JR.,  
ESQUIRE  
LUNDY LAW

Attorneys For Plaintiff  
1635 Market Street, 19th Floor  
Philadelphia, PA 19103  
Tel: (215) 567-3000

Jan. 28

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

The following real estate will be  
sold by the Sheriff of Northampton  
County, Pennsylvania, on FEBRU-  
ARY 5, 2010 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 delin-  
quent taxes certified to the Sheriff's  
Office. Any current taxes are the re-  
sponsibility of the purchaser.

**No. 1  
BY VIRTUE OF A CERTAIN  
WRIT OF EXECUTION  
CV-2008-11895**

ALL THAT CERTAIN parcel or tract  
of land situate in the Township of  
Palmer, County of Northampton and  
Commonwealth of Pennsylvania  
shown as Lot 1 on the Final Plan  
Wolf's Run Phase VII as recorded in  
the Map Book 2002-5, page 371 in  
the office of the Recorder of Deeds for  
Northampton County at Easton,  
Pennsylvania and being further  
bounded and described as follows, to  
wit:

BEGINNING at a point on the  
easterly right-of-way line of Howard



Lane (50 feet wide) at the northwest corner of Lot 2 of Wolf's Run Phase VII;

Thence along said easterly right-of-way line of Howard Lane (50 feet wide) North 08 degrees 07 minutes 33 seconds West 74.00 feet to a point at a corner of Lot 133 of Wolf's Run Phase VI-A;

Thence along said lands of Lot 133 of Wolf's Run Phase VI-A North 81 degrees 52 minutes 27 seconds East 122.52 feet to a point on a line of lands now or formerly of Metropolitan Edison Company;

Thence along said lands now or formerly of Metropolitan Edison Company South 06 degrees 27 minutes 25 seconds East 74.03 feet to a point at a corner of Lot 2 of Wolf's Run Phase VII;

Thence along said lands of Lot 2 of Wolf's Run Phase VII South 61 degrees 52 minutes 27 seconds West 120.36 feet to a point the place of beginning.

Said lot being subject to any and all drainage and utility easements as shown on the final recorded plan.

Under and Subject to Deed Restrictions attached hereto and made a part hereof.

Parcel #: K8SE2-14-26-0324.

Property address: 1370 Howard Lane, Easton, PA 18045.

BEING the same premises which Michael and Mary Saylor, husband and wife by deed dated 09/30/04 and recorded 10/01/04 in the Office of the Recorder of Deeds in and for Northampton County, in Deed Book 2004-1 Page 381625, granted and conveyed unto Kenneth and Jannet Kliesch.

THEREON BEING ERECTED a townhouse w/one-car garage, vinyl siding exterior and shingle roof.

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

Kenneth R. Kliesch and Jannet A. Kliesch a/k/a Janet A. Kliesch.

MICHAEL T. McKEEVER, ESQUIRE

**No. 2**

**BY VIRTUE OF A CERTAIN  
WRIT OF EXECUTION  
CV-2009-04856**

All that certain message or tenement and two certain pieces or parcels of land, situate in the City of Bethlehem (formerly Borough of South Bethlehem), County of Northampton, State of PA, bounded and described as follows, to wit:

No. 1 Beginning at a point in the Northwest line of Pawnee Street, distant 124 feet Southwest from Dakota Street, thence extending Southwestwardly along said Pawnee Street 36 feet and thence running back of that same width between parallel lines 98 feet to 4 foot private alley. Bounded on the northeast by a 4 foot wide private alley, on the Southeast by Pawnee Street, on the Southwest by lot now or late of S.L. Stephens, and on the northwest by a 4 foot wide private alley, since vacated.

No. 2 beginning at a point in the southern line of the above described premises at a distance of 98 feet from Pawnee Street, thence northwestwardly of a distance of 2 feet more or less to a 4 foot wide private alley and extending of that same width northeastwardly between parallel lines a distance of 36 feet to another 4 foot wide private alley about to be closed.

From the first described tract must be deducted a certain passage or alleyway of the width of 4 feet running from Pawnee Street along the southern line of the first described tract, Westwardly a distance 98 feet to another 4 foot wide alley running

midway between the properties fronting on Pawnee Street and those fronting on Cherokee Street; which said alley or passageway the said Nora Eckroth Maharg and William F. Maharg, her husband, deeded and dedicated to Francis Weiss and George H. Meyers, Executors of Francis Weiss, Sr., late of Bethlehem, deceased, their successors and assigns, for the use and accommodation of the said Executors, Augustus A. Smock, their tenants and occupiers of the lands adjacent to the said alley or passageway by deed dated 11/17/1890, and recorded in Northampton County in a-22-130. Together with the uninterrupted use, liberty and privilege of and passage in and along the said 4 foot wide private alleys, with free ingress, egress and regress to and for the said Biagio Derrico and Louisa heirs, his wife, their heir, executors, administrators and assigns, their tenants and under tenants, occupiers and possessors at all times and all Seasons forever, hereafter.

Being parcel No. P6SW2C-2-7A.

Property address: 516 Pawnee Street, Bethlehem, PA 18015.

BEING THE SAME PREMISES which Charles H. Williams by Deed dated 11/30/07 and recorded 12/12/07 in the Office of the Recorder of Deeds in and for Northampton County in Deed Book 2007-1 Page 441353, granted and conveyed unto Alledine Goines.

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

SEIZED AND TAKEN into execution of the writ as the property of Alledine Goines.

MICHAEL T. MCKEEVER, ESQUIRE

**No. 3**

**BY VIRTUE OF A CERTAIN  
WRIT OF EXECUTION  
CV-2006-07855**

All that certain tract of land lying on the West side of North West Street at the Northern end of North 6th Street, known as Mount Jefferson, in the said City of Easton, County of Northampton, Commonwealth of Pennsylvania, being more particularly bounded and described as follows, to wit:

Beginning at a point in the Northern property line of North West Street, said point being 164.0 feet southerly along the western property line of North West Street from the intersection with the Northern property line of Spring Garden Street; thence (1) westerly at right angles to North West Street North 88 degrees 00 seconds west, 91.5 feet to a point, thence (2) Southerly, south 03 degrees 27 minutes West 70.4 feet to a point; thence (3) Westerly, South 88 degrees 00 minutes West, 210.0 feet to a point in the Western property line of North 5th Street; thence (4) Northerly along a line which is the extension of the Western property line of North 5th Street North 02 degrees 00 minutes East, 31.4 feet to a point; thence (5) Westerly along line of property which is occupied by the Easton Public Library North 88 degrees 00 minutes West, 133.5 feet to a point; thence (6) Northerly by the same North 02 degrees 00 minutes East, 209.4 feet to a point; thence (7) Westerly, South 61 degrees 30 minutes West, 15.2 feet to a point in the Southern property line of Pearl Street; thence (8) Northeasterly along the southern properly line of Pearl Street North 41 degrees 24 minutes East, 241.8 feet to a point; thence along lands of the Delaware River Joint Toll Bridge Commission

the following 3 courses and distances:  
(9) Southeasterly, South 48 degrees 24 minutes East, 26.5 feet to a point  
(10) Northeasterly, North 58 degrees 48 minutes East, 21 8.0 feet to a point  
(11) Easterly, South 88 degrees 00 minutes East, 62.9 feet to a point;  
thence (12) Southerly, South 02 degrees 00 minutes West, 55.0 feet to a point;  
thence (13) Easterly, South 88 degrees 00 minutes East, 30.0 feet to a point;  
thence (14) Southerly along a line which is partially the extension of the Western property line of North West Street and partially the Western property line of said North West Street South 02 degrees 00 minutes West, 382.0 feet to a point, the place of beginning.

BEING SAME PREMISES BY DEED dated 05/15/2001, given by Michael Foster, Trustee for Mount Jefferson Trust to Charles G. Valentine and Lisa M. Valentine, husband and wife and recorded 06/06/2001 in book 2001-1 Page 102526 instrument # 2001021619.

Parcel Number: L9NE3D-11-20.

ADDRESS: 59 N. 5TH STREET, EASTON, PA 18042.

THEREON BEING ERECTED a two story single stucco dwelling with shingle roof.

SEIZED AND TAKEN into execution of the writ as the property of Charles G. Valentine and Lisa M. Valentine.

MICHAEL T. MCKEEVER, ESQUIRE

**No. 4**  
**BY VIRTUE OF A CERTAIN**  
**WRIT OF EXECUTION**  
**CV-2007-10937**

ALSO KNOWN AS Northampton County Uniform Parcel Identifier: M4-1-1-88 for purposes of compliance with Northampton County Ordinance No. 159-L989.

ALL THAT PARCEL of land in Township of Allen, Northampton

County, State of Pennsylvania, as more fully described in Deed Inst #, 2004-1217265, ID# M4-1-1-88, being known and designated as all that certain messuage, tenement, and lot or parcel of land situate in the Township of Allen, Northampton County, Pennsylvania, designated as Lot No.88 on the Plan of Penn's Chase, as said Plan is recorded in the Recorder of Deeds Office in and for Northampton County, Pennsylvania in Plan Book Vol. 2001-5, Pages 323, being more fully bounded and described as follows, to wit:

BEGINNING at a point on the northern right of way line of Savage Road (50 feet wide), said point being the southeast corner of Horwith Leasing Company, Inc. and the southwest corner of the herein described Lot 88;

THENCE along the eastern boundary line of Horwith Leasing Company, Nic. North 3 degrees, 57 minutes, 5 seconds West, a distance of 45.83 feet to a point;

THENCE along the southern boundary line of Lot 87, North 74 degrees, 58 minutes, 45 seconds East, a distance of 143.82 feet to a point;

THENCE along the western right of way line of Hogan Way (50 feet wide) along a curve to the left, having a radius of 330.00 feet, a central angle of 1 degree, 4 minutes, 53 seconds a length along the arc of 6.23 feet, and a tangent distance of 3.11 to a point;

THENCE continuing along the west right of way line of Hogan Way, South 16 degrees, 6 minutes, 8 seconds East, a distance of 50.71 to a point;

THENCE continuing along the western right of way line of Hogan Way (50 feet wide), intersecting the

northern right of way line of Savage Road along a curve to the right, having a radius of 10.00 feet, a central angle of 94 degrees, 59 minutes, 19 seconds, a length along the arc of 16.58 feet and a tangent distance of 10.91 feet to a point;

THENCE continuing along the northern right of way line of Savage Road (50 feet wide along a curve to the right, having a radius of 470.00 feet, a central angle of 5 degrees, 52 minutes, 26 seconds, a length along the arc of 48.18 feet, and a tangent distance of 24.11 feet to a point;

THENCE continuing along the northern right of way line of Savage Road (50 feet wide), South 84 degrees, 45 minutes, 37 seconds West, a distance of 96.53 feet to the place of beginning.

DEED FROM Atlantic Equities, Inc., a Pennsylvania Corporation as set forth in Deed Inst #, 2004-1217265 dated 05/11/2004 and recorded 06/07/2004, Northampton County Records, Commonwealth of Pennsylvania.

ALSO being known as 1002 Hogan Way, Northampton, PA 18067.

BEING THE SAME PREMISES WHICH Atlantic Equities, Inc., a Pennsylvania Corporation, by Deed dated May 11, 2004 and recorded June 7, 2004 in and for Northampton County, Pennsylvania, in Deed Book Volume 2004-1, Page 217265, granted and conveyed unto Kevin P. Heckman.

THEREON BEING ERECTED a two story townhouse 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 Kevin P. Heckman.

SCOTT A. DIETTERICK, ESQUIRE

**No. 5**

**BY VIRTUE OF A CERTAIN  
WRIT OF EXECUTION  
CV-2009-04347**

ALSO KNOWN as Northampton County Uniform Parcel Identifier: P6-2-311 for purposes of compliance with Northampton County Ordinance No. 159-L989.

ALL THAT CERTAIN, designated as 11 West 2nd Street Unit #311 in the Lehigh Riverport Condominium, situate in the City of Bethlehem, County of Northampton and Commonwealth of Pennsylvania, as designated in Declaration of Lehigh Riverport Condominium, dated August 26, 2004 and recorded on August 26, 2004, in the office of the Recorder of Deeds in and for Northampton County in Book Volume 2004-1 Page 336478, as amended from time to time and as identified on the Lehigh Riverport Condominium Plat recorded in the Office of Deeds in and for Northampton County in Plan Book Volume 2004-5 Page 531, as amended from time to time. Together with .3180% percent undivided interest of, in and to the common elements as set forth in the aforesaid Declaration of Condominium, Condominium Plat and amendments thereto.

TAX PIN: P6-2-311.

ALSO BEING KNOWN as 11 West 2nd Street, Unit 311, Bethlehem, PA 18015.

BEING THE SAME PREMISES WHICH Alexander E. Pamphilis and Lisa A. Pamphilis, by Deed dated July 2, 2007 and recorded July 24, 2007 in and for Northampton County, Pennsylvania, in Deed Book Volume 2007-1, Page 269632, granted and conveyed unto Lex Investors, LLC a Limited Liability Company.

SEIZED AND TAKEN into execution of the writ as the property of Lex Investors, LLC.

SCOTT A. DIETTERICK, ESQUIRE

**No. 6**  
**BY VIRTUE OF A CERTAIN**  
**WRIT OF EXECUTION**  
**CV-2008-11905**

ALL THAT CERTAIN lot or parcel of land situate in the City of Bethlehem, Northampton County, Pennsylvania, appearing on FINAL PLAN OF EAGLE TRACE, prepared by Hanover Engineering Associates, Inc., Bethlehem, Pennsylvania, last revised on February 17, 1987, and recorded in Plan Book 87, Page 201, Northampton County Records, and designated as Lot No. 2.

BEING KNOWN AS: 1715 Falcon Drive, Bethlehem, PA 18017.

TAX PARCEL NO: M7SW1-9-3-0204.

THEREON BEING ERECTED a two story townhouse w/attached one-car garage, cedar shingle exterior and shingle roof.

SEIZED AND TAKEN into execution of the writ as the property of Claudinei Silva.

MICHAEL T. McKEEVER, ESQUIRE

**No. 7**  
**BY VIRTUE OF A CERTAIN**  
**WRIT OF EXECUTION**  
**CV-2009-05812**

ALL THAT CERTAIN messuage, tenement and tract of land situate in the City of Bethlehem, County of Northampton, Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point on the northern line of Fourth Street, formerly Huron Street, at a distance of One Hundred and Forty feet (140 ft) from the corner of Fourth and Cherokee Street, the said point being a point or corner of a certain alleyway twenty

feet (20 ft) wide, leading or running northward from the said Fourth Street; thence extending eastward along said Fourth Street in front a distance of thirty feet (30 ft) to land of Charles Boyer; thence running back of the same width to another alley twenty feet (20 ft) wide which is a continuation of the first herein mentioned alley.

The eastern line of said property extending through center of the partition or dividing wall of the double house numbers 501-503 West Fourth Street. It being intended that the eastern line of the above described premises shall run through the Actual consideration \$65,500.00.

Middle of the brick partition wall between the house on the hereby conveyed premises and the adjoining house on the east side of it and that the said partition wall shall always belong jointly to the owners of the said adjoining houses.

Bounded on the south by Fourth Street, on the west by alley, on the north by alley, on the east by property now or late of Charles H. Boyer.

Having erected thereon a dwelling known and numbered as 503 West Fourth Street, Bethlehem, Northampton County, Pennsylvania according to the present system of City numbering.

BEING NORTHAMPTON COUNTY UNIFORM PARCEL IDENTIFIER P6SW2B, Block 7, Lot 15.

BEING the same premises which Linda Ann Stark, executrix of the will of Elmer J. DeFrancisco, by deed dated 04/09/1999 and recorded 06/16/1999 in Northampton County in book 19991 on page 88365, then granted and conveyed unto Carmen S. Patterson, in fee.

Parcel ID Number: P6SW2B-7-15.

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

SEIZED AND TAKEN into execution of the writ as the property of Carmen S. Patterson.

MICHAEL T. McKEEVER, ESQUIRE

**No. 8**  
**BY VIRTUE OF A CERTAIN**  
**WRIT OF EXECUTION**  
**CV-2009-07632**

Those certain condominium units as depicted on the Plan prepared by Keystone Consulting Engineers entitled "Turnberry Mews Luxury Townhouse Community Land Development", dated May 20, 2005, last revised October 24, 2005, as recorded at the Northampton County Courthouse at Record Book Volume 2005-5, Pages 646 and 647 on November 2, 2005, as follows:

Unit Number, Address, Parcel Number

Unit 5A, 944 Greenhouse Drive,  
N6NE2-2-3-5A

Unit 6A, 949 Greenhouse Drive,  
N6NE2-2-3-6A

Unit 6B, 951 Greenhouse Drive,  
N6NE2-2-3-6B

Unit 6C, 953 Greenhouse Drive,  
N6NE2-2-3-6C

Unit 6D, 955 Greenhouse Drive,  
N6NE2-2-3-6D

Unit 7A, 937 Greenhouse Drive,  
N6NE2-2-3-7A

Unit 7B, 939 Greenhouse Drive,  
N6NE2-2-7-7B

Unit 7C, 941 Greenhouse Drive,  
N6NE2-2-3-7C

Unit 7D, 943 Greenhouse Drive,  
N6NE2-2-3-7D

BETHLEHEM, NORTHAMPTON  
COUNTY, PENNSYLVANIA.

THEREON BEING ERECTED  
condominiums w/attached two-car

garages, brick, stucco and stone exteriors and shingle roofs.

SEIZED AND TAKEN into execution of the writ as the property of Turnberry Mews, LLC.

MICHAEL DESCHLER, ESQUIRE

**No. 9**  
**BY VIRTUE OF A CERTAIN**  
**WRIT OF EXECUTION**  
**CV-2009-03748**

ALL THAT CERTAIN tract or parcel of land situate in the Township of Lehigh, County of Northampton and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at an iron located along the easterly legal right-of-way (25.00' from centerline) of Brighton Circle, said iron pin also located along the northwest corner of Lot No. 7 of the same subdivision and the lands herein described; thence: (1) South 47 degrees 21 minutes 36.39 seconds East 262.40' along the easterly legal right-of-way of Brighton Circle (25.00' from centerline) to a concrete monument; thence (2) North 43 degrees 29 minutes 13.17 seconds East 176.90 feet along Lot No. 6 of the same subdivision to iron pin; thence (3) North 48 degrees 14 minutes 46.02 seconds West 154.64' along lands now or formerly of Ashbel L. and Frances Musselman to a concrete monument; thence (4) North 36 degrees 14 minutes 41 seconds West 74.68' in line of lands of Eugene R. and Lisa A. Heisner to an iron pin; thence (5) South 53 degrees 45 minutes 19 seconds West 192.50 feet along Lot No. 8 of the same subdivision to the aforementioned place of BEGINNING.

CONTAINING 1.0084 acres (43,642.26 square feet), and being Lot No. 7 on the Subdivision Plan of Delilia Dotter prepared by Lehigh



Engineering Associates, Inc. and recorded in Northampton County Map Book Volume 91, at Page 259.

UNDER A SUBJECT, however, to a twenty feet (20.00') wide drainage easement contained within said property and running parallel to course numbers three and four.

UNDER AND SUBJECT, however to the covenants, restrictions, reservations and conditions, which shall be binding upon the Grantee, his heirs, successors and assigns as more particularly described and record in Deed Book 910, Page 75.

BEING THE SAME PREMISES which William L. Teel, Jr., et al., by their Deed dated the 10th day of September, 1993, and recorded the 22nd day of September, 1993, in the Office of the Recorder of Deeds in and for the County of Northampton at Easton, Pennsylvania, in Deed Book 910, Page 75, granted and conveyed unto Jerry G. Lewis and Yvonne C. Lewis, husband and wife, Grantors herein.

Yvonne C. Lewis, one of the Grantors herein, by execution of this deed of conveyance, waives any claim, right or interest she may have in the within described property including any claims she may have by virtue of the marital relationship between her and Jerry G. Lewis, the other Grantor herein, all in accordance with the Property Settlement Agreement between Yvonne C. Lewis and Jerry G. Lewis, dated June 22, 2005, and docketed to the divorce proceedings filed on June 23, 2005, in the Clerk's Office in and for the County of Northampton, Easton, Pennsylvania, at No. C48CV2005-3947.

UNDER AND SUBJECT TO RESTRICTIONS AS MAY APPEAR IN CHAIN OF TITLE.

BEING KNOWN AS: 456 Brighton Circle, Walnutport, PA 18088.

PROPERTY ID NO.: K2-2-1F.

TITLE TO SAID PREMISES IS VESTED IN Jerry G. Lewis by Deed from Jerry G. Lewis and Yvonne C. Lewis, husband and wife dated 7/14/05 recorded 7/19/05 in Deed Book 2005-1 Page 266786.

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

SEIZED AND TAKEN into execution of the writ as the property of Tanya S. Lewis and Jason G. Lewis.

ALAN M. MINATO, ESQUIRE

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**No. 10**

**BY VIRTUE OF A CERTAIN  
WRIT OF EXECUTION  
CV-2009-08731**

ALL THAT CERTAIN tract of land being known as Lot #13 on Plan of Estates at Saucon Woods Subdivision, situate in the Township of Lower Saucon, County of Northampton, Commonwealth of Pennsylvania, according to a plan prepared by Mease Engineering, P.C., dated February 15, 1999, revised November 29, 1999 and recorded in Plan Book 2000-5, Page 199, bounded and described as follows:

BEGINNING at a point for a corner on the right-of-way line of King's Mill Road; thence along Lot #14 of the Estates at Saucon Woods Subdivision, North 5° 11' 31" West crossing a drainage easement 425.17 feet to a point for a corner; thence along Lot #14 of the Estates at Saucon Woods Subdivision North 0° 50' 39" East 210.29 feet to a point for a corner; thence along Lot #2 of the Estates at Saucon Woods Subdivision South 89° 9' 21" East 234.49 feet to a point for a corner; thence along Lot #12 of the Estates at Saucon Woods Subdivision



the two following courses and distances: (1) South 0° 50' 39" West re-crossing the above mentioned drainage easement 539.12 feet to a point for a corner; (2) South 6° 44' 58" West 167.99 feet to a point for a corner on the right-of-way line of King's Mill Road; thence along the right-of-way line of King's Mill Road the three following courses and distances: (1) North 83° 15' 02" West 85.11 feet to a point for a corner; (2) along a curve deflecting to the right with a radius of 25.00 feet for an arc length of 26.86 feet and a chord bearing of North 52° 28' 8" West 25.59 feet to a point for a corner; (3) along a curve deflecting to the left with a radius of 80.00 feet for an arc length of 87.62 feet and a chord bearing of North 53° 3' 53" West 83.31 feet to the place of beginning.

CONTAINING 3.371 acres.

EXCEPTING a drainage easement described as follows:

BEGINNING at a point for a corner in line of lands of Lots 13 and 14 of the Estates at Saucon Woods Subdivision, said point being located North 5° 11' 31" West 166.15 feet from the common corner of Lots 13 and 14 on the right-of-way of King's Mill Road; thence from said point of beginning along Lot 14 of the Estates of Saucon Woods Subdivision North 5° 11' 31" West 26.97 feet to a point for a corner; thence through Lot 13 of the Estates at Saucon Woods Subdivision the eight follow courses and distances: (1) North 42° 40' 7" East 37.11 feet to a point for a corner; (2) North 74° 46' 52" East 127.71 feet to a point for a corner; (3) North 57° 35' 40" East 5.82 feet to a point for a corner; (4) North 24° 43' 47" West 83.81 feet to a point for a corner; (5) North 17° 25' 04" West 28.19 feet to a point for a corner; (6) North 56° 9' 19" East 20.98 feet to a point for a corner; (7) North 4° 4' 10"

West 9.39 feet to a point for a corner; (8) North 82° 5' 15" East 87.33 feet to a point for a corner; thence along Lot 12 of the Estates at Saucon Woods Subdivision South 0° 50' 39" West 156.64 feet to a point for a corner; thence through Lot 13 of the Estates at Saucon Woods Subdivision the two following courses and distances: (1) South 78° 52' 27" West 178.68 feet to a point for a corner; (2) South 42° 40' 7" West 48.67 feet to the place of beginning.

CONTAINING 0.375 acres.

BEING known as 2533 KINGS MILL ROAD, HELLERTOWN, PA 18055.

PARCEL #P8-12-4-13 0719.

BEING THE SAME PREMISES which W. Kenneth Holmes and Susan V. Holmes, husband and wife, by Deed dated February 28, 2006 and recorded March 1, 2006 in the Office of the Recorder of Deeds in and for Northampton County in Deed Book Volume 2006-1, Page 83670, granted and conveyed unto MICHAEL J. SOVORSKY and THERESA K. SOVORSKY, husband and wife.

THEREON BEING vacant land.

SEIZED AND TAKEN into execution of the writ as the property of Michael J. Sovorsky and Theresa K. Sovorsky.

GREGORY JAVARDIAN, ESQUIRE

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**No. 12**  
**BY VIRTUE OF A CERTAIN**  
**WRIT OF EXECUTION**  
**CV-2008-10758**

ALL THAT CERTAIN tract or parcel and tenement of land situate along the westerly side of Pawnee Street south of West Fourth Street, being known as #410 Pawnee Street, in the First Ward, City of Bethlehem, Commonwealth of Pennsylvania, more particularly bounded and described as follows, to wit:

BEGINNING at a point on the westerly street line of Pawnee Street, said point being in the party wall separating #410 and #412 Pawnee Street and being distant 81.43 feet south of the intersection of the southerly street line of West Fourth Street with the westerly street line of Pawnee Street; thence in and through lands now or late of Charles Simon and wife, and also being and through the party wall separating #410 and #412 Pawnee Street the three following courses and distances: (1) North 46° 22' West a distance of 27.90 feet to a point; (2) South 43° West a distance of 0.45 feet to a point; and (3) North 47° West a distance of 7.80 feet to a point; thence along the northerly face of an existing wood rail and wire fence North 47° 39' 45" West a distance of 38.92 feet to a point on the easterly face of an existing concrete wall in line of lands now or late of Ester Simon; thence along the easterly face of said wall North 43° East a distance of 17.98 feet more or less to a point in line of Lot No. 408; thence along Lot No. 408, and passing through a mutual alleyway, South 46° 11' East a distance of 75 feet to a point in the westerly street line of Pawnee Street; thence along the westerly street line of Pawnee Street South 43° West a distance of 16.54 feet more or less to a point in the party wall separating #410 and #412 Pawnee Street, the point and place of beginning.

BEING known as 410 PAWNEE STREET, BETHLEHEM, PA 18015.

PARCEL #P6SW2B 10 4A 0204.

BEING THE SAME PREMISES which Jeffrey K. Hawbecker, Sheriff of the County of Northampton, by Deed dated March 5, 2007 and recorded March 16, 2007 in the Office of the Recorder of Deeds in and for Northampton County in Deed Book

Volume 2007-1, Page 98420, granted and conveyed unto WILLIAM R. GONZALEZ.

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

SEIZED AND TAKEN into execution of the writ as the property of William R. Gonzalez and Rebecca Gonzalez.

GREGORY JAVARDIAN, ESQUIRE

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**No. 13**

**BY VIRTUE OF A CERTAIN  
WRIT OF EXECUTION  
CV-2008-10878**

ALL that certain messuage, tenement and lot or piece of ground, situate in the City of Bethlehem, formerly Borough of South Bethlehem, County of Northampton and Commonwealth of Pennsylvania, on the northwestern side of Pawnee Street, known as No. 754 Pawnee Street, bounded and described as follows, to wit:

BEGINNING at a point on the said northwestern side of Pawnee Street 50 feet northeast of the intersection of Fiot and Pawnee Streets; thence in a northwestwardly direction in a line at right angles with Pawnee Street and parallel with Fiot Private Street 97.17 feet, more or less, to a point in a 5 feet wide private alley; thence southwestwardly along said alley 12 1/2 feet to a point in line of premises No. 756, the property now or late of Mary E. Schaffer; thence along the same in a southeastwardly direction 97.17 feet, more or less, to a point on said Pawnee Street; thence along said street northeastwardly 12 1/2 feet to the place of beginning.

CONTAINING in front of said Pawnee Street 12 1/2 feet, and extending in depth of that same width 97.17 feet, more or less, to said 5 feet wide private alley.

BEING known as 754 PAWNEE STREET, BETHLEHEM, PA 18015.

PARCEL #P6SW2D 3 6 0204.

BEING THE SAME PREMISES which Jeffrey K. Hawbecker, Sheriff of the County of Northampton, by Deed dated July 16, 2007 and recorded July 23, 2007 in the Office of the Recorder of Deeds in and for Northampton County in Deed Book Volume 2007-1, Page 268561, granted and conveyed unto WILLIAM R. GONZALEZ.

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

SEIZED AND TAKEN into execution of the writ as the property of William R. Gonzalez and Rebecca Gonzalez.

GREGORY JAVARDIAN, ESQUIRE

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**No. 14  
BY VIRTUE OF A CERTAIN  
WRIT OF EXECUTION  
CV-2009-05762**

ALL THAT CERTAIN message, tenement and lot of ground at Oberly Terrace situate in the City of Bethlehem (formerly Township of Lower Saucon) County of Northampton and State of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point in the south line of Seventh Street, distant one hundred and seventy-eight and three-tenths (178.3) feet east from the southeast corner of Seventh and Edward Streets; THENCE extending along the south line of Seventh Street eastwardly a distance of twenty (20) feet and of the same width between parallel lines at right angles to Seventh Street a distance of one hundred (100) feet to a fifteen foot wide alley.

BEING Lot No. 336 according to the Plan of Oberly Terrace as laid out by Foering and Heller, surveyed by

R.E. Neumeyer, C.E. and plotted by W.R. Schnabel, C.E., said Map or Plan being entered in the Recorder's Office for Northampton County at Easton, PA.

BOUNDED on the north by Seventh Street, on the west by Lot No. 335, on the south by the aforementioned alley and on the east by Lot No. 337.

Title to said premises is vested in Fernando J. Da Silva, by deed from Melaine A. McDonnell formerly known as Melaine A. Rehm, married dated June 1, 2004 and recorded June 10, 2004 in Deed Book 2004-1, Page 223739.

TAX I.D. #: P7SWID-1-3-0204.

BEING KNOWN AS: 1320 EAST 7TH STREET, BETHLEHEM, PENNSYLVANIA 18015.

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

SEIZED AND TAKEN into execution of the writ as the property of Fernando J. DaSilva.

TERRENCE J. McCABE, ESQUIRE

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**No. 15  
BY VIRTUE OF A CERTAIN  
WRIT OF EXECUTION  
CV-2009-01747**

ALL THAT CERTAIN property situated in the Township of Forks in the County of Northampton and Commonwealth of Pennsylvania, being more fully described in a Deed dated 09/21/1999 and recorded 10/11/1999 among the land records of the County and State set forth above, in Deed Volume 19991 and Page 153741.

BEING THE SAME PREMISES BY DEED from Pheasant Ridge Development Corporation dated 09/21/1999 and recorded 10/11/1999 in Book 1999-1 Page 153741 granted and conveyed unto Thomas J. Jacob and Cathy M. Jacob, husband and wife.

ADDRESS: 1485 DEER PATH, EASTON, PA 18040. TAX MAP OR PARCEL ID NO: K9SW3-14-10.

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 Thomas J. Jacob and Cathy M. Jacob.

ALAN M. MINATO, ESQUIRE

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**No. 16**  
**BY VIRTUE OF A CERTAIN**  
**WRIT OF EXECUTION**  
**CV-2009-10036**

ALL THAT CERTAIN lot with the dwelling thereon erected known as 637 Belmont Street, in the City of Easton, County of Northampton and Commonwealth of Pennsylvania, bounded and described as follows:

BEGINNING at a point on the north side of Belmont Street, which point is distant 75 feet east of the northeast corner of Centre and Belmont Streets; THENCE extending along the north side of said Belmont Street 21 feet, 9 inches to a point and of that width throughout extending northwardly 133 feet, more or less, to Wilton Avenue. The eastern boundary of this lot passes through the middle of the partition between the double dwelling erected upon this lot and the lot adjoining it on the east.

Title to said premises is vested in Cheryl Davis by deed from James D. Bendekovitz, Kathy A. Weidner n/k/a Kathy A. Bell and Philip F. Bell, Jr., dated June 8, 2004 and recorded June 14, 2004 as Instrument #2004037293.

TAX I.D. #: M9NEIC-13-15.

BEING KNOWN AS: 637 BELMONT STREET, EASTON, PENNSYLVANIA 18042.

THEREON BEING ERECTED a one-half of a double brick dwelling with shingle roof.

SEIZED AND TAKEN into execution of the writ as the property of Cheryl Davis.

TERRENCE J. McCABE, ESQUIRE

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**No. 17**  
**BY VIRTUE OF A CERTAIN**  
**WRIT OF EXECUTION**  
**CV-2008-07947**

ALL THAT CERTAIN lot or parcel of land situated in the Township of Williams, County of Northampton and Commonwealth of Pennsylvania, being Lot No. 30 as shown on a plan entitled, "Preliminary/Final Subdivision Plan, Woodside-Phase 2", dated January 27, 2003 last revised August 18, 2003, prepared by Van Cleef Engineering Associates, Bethlehem, Pennsylvania and recorded on November 04, 2003 in Book 2003-5, Pages 419-423, more particularly described as follows:

BEGINNING at a common corner of Lots No. 30 and No. 31 on the Southwesterly side of a cul-de-sac bulb Longhill Drive (50' R.O.W.); thence

1. Along the cul-de-sac bulb, passing along an arc of a circle curving to the left, having a radius of 70.00 feet, an arc distance of 107.51 feet to a corner of Lot No. 29; thence

2. Along Lot No. 29 a non-radial line, South 24 degrees 10 minutes 57 seconds East, a distance of 250.04 feet to a corner; thence

3. South 65 degrees 49 minutes 03 seconds West, a distance of 364.86 feet to a corner, an iron pipe; thence

4. North 26 degrees 44 minutes 57 seconds West, a distance of 231.60 feet to a corner of Lot No. 31; thence

5. Along Lot No. 31 a non-radial line, North 49 degrees 44 minutes 32 seconds East, a distance of 320.24

feet to the first mentioned point and place of beginning.

CONTAINING 101,571 square feet or 2.332 acres of land.

SUBJECT to an Emergency Access Easement as shown on said referenced Preliminary/Final Subdivision Plan. Subject to a 10' wide Drainage and Utility Easement around perimeter of property, as shown on said referenced Preliminary/Final Subdivision Plan. Subject to a 10' Wide Street Tree Easement as shown on said referenced Preliminary/Final Subdivision Plan. Subject to a 20' Wide Drainage and Utility Easement as shown on said referenced Preliminary/Final Subdivision Plan.

Title to said premises is vested in Anderson Bastien and Emmanuella Bastien, husband and wife, by deed from Toll PA L.P. dated December 21, 2005 and recorded December 28, 2005 in Deed Book 2005-1, Page 525653.

TAX I.D. #: N10-3-3-30.

BEING KNOWN AS: 50 LONG HILL DRIVE, EASTON, PENNSYLVANIA 18042.

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

SEIZED AND TAKEN into execution of the writ as the property of Anderson Bastien and Emmanuela Bastien.

TERRENCE J. McCABE, ESQUIRE

**No. 18**  
**BY VIRTUE OF A CERTAIN**  
**WRIT OF EXECUTION**  
**CV-2009-04886**

ALL THAT CERTAIN message, tenement and tract of land located between Canal Street and Newport Avenue, and known as 1791 Canal Street, in the Fourth Ward (formerly

Second Ward) of the Borough of Northampton, County of Northampton, and Commonwealth of Pennsylvania, bounded and described as follows, to wit;

BEGINNING at a point on the West side of Newport Avenue which point is located 80 feet North of the North property line of property now or late of Mike Hordensky; thence along the West side of Newport Avenue North 23 degrees 25 minutes 30 seconds West 40 feet to a point; thence along other land of a prior grantor South 112.71 feet to a point; thence continuing along other land of a prior grantor and along the South Line of Lot No. 1795, South 75 degrees 48 minutes West, 112 feet to a point on the East side of Canal Street; thence along the East side of same South 13 degrees 30 minutes East, 40 feet to a point; thence along other property of a prior grantor North 76 degrees 30 minutes East, 107.34 feet to a point; thence North 66 degrees 34 minutes 30 seconds East, 124.43 feet to the place of Beginning. BEING Lot No. 1791.

LESS AND EXCEPTING all that certain lot, tenement, or piece of ground situate on the Westerly side of Newport Avenue in the Borough of Northampton, County of Northampton, Commonwealth of Pennsylvania, and being Lot 2 on a Subdivision Plan prepared by Kenneth R. Hahn, PLS and entitled "Final Minor Subdivision for Brian Beers," Drawing Number 07-31, dated and last revised August 1, 2007, being conveyed to Hershel H. Ruhmel, married, on December 17, 2007 in Record Book 2007-1, Page 459810, and being known as Northampton County Parcel No. L4SW4C-3-28A, more fully bounded and described as follows:

BEGINNING at an iron pin found in the Westerly right of way line of

Newport Avenue, said iron pin also being the Southeasterly property corner of property now or formerly of S. Kare;

THENCE extending along the Westerly right of way line of Newport Avenue, South 23 degrees 25 minutes 30 seconds East, 40.00 feet to an iron pin found;

THENCE, extending along the Northerly property line of property now or formerly of D. Frantz, South 66 degrees 34 minutes 30 seconds West, 124.43 feet to an iron pin found;

THENCE, extending along the Easterly property line of Lot 1 of this Subdivision, North 07 degrees 05 minutes 28 seconds West, 41.68 feet to an iron pin found;

THENCE, extending along the Southerly property line of land now or formerly of S. Kare, North 66 degrees 34 minutes 30 seconds East, 112.71 feet to the PLACE OF BEGINNING.

CONTAINING 4742.7499 square feet, 0.1089 acres.

1) Vested by Special Warranty Deed, dated 1/29/2008, given by Brian K. Beers and Sherry L. Beers, his wife to Frank J. Russo and Kristin Russo, husband and wife and recorded 2/5/2008 in Book 2008-1 Page 31455 Instrument # 2008004238.

Real Property Owner: Frank J. Russo and Kristin Russo.

TAX PARCEL NO: L4SW4C-3-28.

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 Kristin Russo and Frank J. Russo.  
MICHAEL T. McKEEVER, ESQUIRE

**No. 19****BY VIRTUE OF A CERTAIN  
WRIT OF EXECUTION  
CV-2009-04887**

ALL THAT CERTAIN piece or parcel of ground land situate on the south side of St. Joseph Street, in the City of Easton, County of Northampton, and State of Pennsylvania, containing on W. St. Joseph Street 16' 6" and on Holt Street fifteen (15) feet and in depth between St. Joseph Street and Holt Streets one hundred and twenty-five (125) feet, bounded on the north by W. St. Joseph Street, on the East by property now or late of the estate of William Maurer, on the south by Holt Street, and on the West by property now or late of Frank Sotolano. Property known as No. 304.

BEING THE SAME PREMISES BY DEED dated 06/12/2008, given by Joseph R. Liberti and Dena R. Liberti, husband and wife to James P. Brough, unmarried, his heirs and assigns and recorded 06/17/2008 in Book 2008-1 Page 180163 Instrument # 2008024378.

TAX PARCEL NO: L9SE3A19-16.

BEING KNOWN AS 304 West St. Joseph Street, Easton, Pennsylvania.

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 James P. Brough, Jr.

MICHAEL T. McKEEVER, ESQUIRE

**No. 20****BY VIRTUE OF A CERTAIN  
WRIT OF EXECUTION  
CV-2009-06393**

All that certain tract or parcel of land situate in the Township of Bethlehem, County of Northampton and Commonwealth of Pennsylvania,



known as Lot 83, bounded and described according to a Record Plan entitled "Phase 3, Final Plan, Nancy Run Estates, as prepared for Nancy Run Estates Family Limited Partnership." last dated July 1, 1999, as prepared by Reimer Associates, Inc., Allentown, PA as follows, to-wit:

Beginning at a point on the Northerly right-of-way line of Ross Road (50 feet wide), said point being a common corner to Lot 82 of said subdivision; thence (A) along the northerly right-of-way line of Ross Road, South 86 degrees 11 minutes 22 seconds West, 65.00 feet to a point; thence (B) following an arc curving to the right having a radius of 30.00 feet, the arc distance of 47.12 feet to a point on the easterly right of way line of Washington Street, 60 feet wide; thence (C) along said easterly right of way line of said Washington Street, North 03 degrees 48 minutes 38 seconds West, 90.00 feet to a point; thence (D) along Lot 98 of Phase 4 of said subdivision. North 86 degrees 11 minutes 22 seconds East, 95 feet to a point; thence (E) along Lot 82 of said subdivision, South 03 degrees 48 minutes 38 seconds East, 120.00 feet to the first mentioned point and place of beginning.

BEING THE SAME PREMISES BY DEED from Nancy Run Estates Family Limited Partnership dated 06/09/00 and recorded 06/20/00 in Volume 2000-1 Page 075535 granted and conveyed unto Glenn A. Cummings and Irene J. Cummings, husband and wife.

TAX PARCEL NO. M7SE4433.

BEING KNOWN AS 4105 ROSS ROAD, BETHLEHEM, PA 18020.

THEREON BEING ERRECTED 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 Glenn A. Cummings and Irene J. Cummings.

MICHAEL T. McKEEVER, ESQUIRE

**No. 21**

**BY VIRTUE OF A CERTAIN  
WRIT OF EXECUTION  
CV-2009-05813**

ALL THAT CERTAIN message and tenement, tract, piece or parcel of land situate in the fourth ward of the Borough of Bangor, in the County of Northampton and State of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a corner on the West side of North Fourth Street, sixty-three and three-fourths feet North of the Northwest corner of Pennsylvania Avenue and North Fourth Street; thence North 82 degrees West Thirty feet to a corner; thence North 08 degrees, East sixty-one and one-half feet to a corner of a ten foot wide alley; thence South 82 degrees East thirty feet to a corner of said ten foot wide alley and North Fourth Street; thence South 08 degrees West sixty-one and one-half feet to the place of Beginning.

BEING THE SAME PREMISES BY DEED from Brenda H. Lovelady dated 04/14/2005 and recorded 04/27/2005 in Book 2005-1 Page 153897 granted and conveyed unto Brenda H. Lovelady.

BEING KNOWN AS 116 NORTH 4TH STREET, BANGOR PA 18013.

TAX PARCEL NO: E9NE1B97.

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

SEIZED AND TAKEN into execution of the writ as the property of Brenda H. Lovelady.

MICHAEL T. McKEEVER, ESQUIRE



**No. 22**  
**BY VIRTUE OF A CERTAIN**  
**WRIT OF EXECUTION**  
**CV-2009-05244**

ALL THAT CERTAIN lot or piece of ground with the improvements thereon erected, situated in the 4th Ward of Easton, Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point in the east property line of North Ninth Street in line of #29 North Ninth Street, said point being distant 243.70 feet northerly from the intersection of the north property line of Northampton Street with the east property line of North Ninth Street; thence along the east property line of North Ninth Street; N 1 degree 37 minutes E. 16.48 feet to a point in line of #33 North Ninth Street; thence along #33 North Ninth Street and passing partly through the middle of a party wall, S 88 degrees 23 minutes E 130.97 feet to a point in the southwesterly property line of Wood Street; thence along the southwesterly property line of Wood Street, S 59 degrees 56 minutes 30 seconds E 19.23 feet to a point in the west property line of Mulberry Street; thence along the west property line of Mulberry Street, S 1 degree 37 minutes W, 7.32 feet to a point in line of #29 North Ninth Street, thence along #29 North Ninth Street and passing partly through the middle of a party wall, N 88 degrees 23 minutes W, 147.88 feet to the point or place of beginning.

TITLE TO SAID PREMISES IS VESTED IN Domingo Pacheco, by Deed from Green Tree Servicing LLC F/K/A Conseco Finance Consumer Discount Company, dated 01/22/2004, recorded 04/12/2004 in Book 2004-1, Page 134272.

Premises being: 31 NORTH 9TH STREET, EASTON, PA 18042.

Tax Parcel No. L9SE1B 14 6 0310.

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

SEIZED AND TAKEN into execution of the writ as the property of Domingo Pacheco.

LAUREN TABAS, ESQUIRE

**No. 24**  
**BY VIRTUE OF A CERTAIN**  
**WRIT OF EXECUTION**  
**CV-2009-05732**

ALL THAT CERTAIN piece, parcel or tract of land situate in the Township of East Allen, County of Northampton, and Commonwealth of Pennsylvania and being known as Lot Number 38 on the Final Plan of the Country Place II Residential Subdivision as recorded in the Office of the Recorder of Deeds for Northampton County at Easton, Pennsylvania, being further bounded and described as follows, to wit:

BEGINNING at an iron pin set on the southerly right of way line of Montauk Lane, said iron pin being 25.00 feet from the centerline of said Montauk Lane and being a corner of the lands of Lot Number 37 of Country Place II Residential Subdivision; thence along the said lands of Lot Number 37 of Country Place II Residential Subdivision the following two courses and distances; first South 5 degrees 23 minutes 06 seconds West 100.00 feet to an iron pin; thence, South 8 degrees 14 minutes 51 seconds West 100.12 feet to an iron pin set on line of the lands of Carlton Lutz; thence along the said lands of Carlton Lutz and the lands of Daniel Krim, North 84 degrees 36 minutes 54 seconds West 142.81 feet to an iron pin, a corner of the lands of Lot Num-

ber 39 of Country Place II Residential Subdivision; thence along the said lands of Lot Number 39 of Country Place II Residential Subdivision, North 17 degrees 40 minutes 40 seconds East 208.80 feet to an iron pin set on the southerly right of way line of Montauk Lane; thence along the said southerly right of way line of Montauk Lane the following two courses and distances; first, along a curve to the left having a radius of 175.00 feet, a central angle of 12 degrees 17 minutes 34 seconds and having a curve length of 37.55 feet to a concrete monument; thence, South 84 degrees 36 minutes 54 seconds East 660.10 feet to an iron pin; the place of beginning.

CONTAINING 25,005.9186 square feet or 0.5741 acre.

TITLE TO SAID PREMISES IS VESTED IN Gurmeet Singh, by Deed from Robert Kresge and Shana J. Kresge, h/w, dated 11/30/1995, recorded 12/01/1995 in Book 1995-1, Page 115251.

Premises being: 5535 MONTAUK LANE, BETHLEHEM, PA 18017.

Tax Parcel No. M5 3 54 0508.

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 Gurmeet Singh.

LAUREN TABAS, ESQUIRE

#### **No. 25**

#### **BY VIRTUE OF A CERTAIN WRIT OF EXECUTION CV-2009-08565**

ALL THAT CERTAIN Western half of a two-story double brick dwelling house and lots situate on the North side of Turner Street, between Wood and Elm Streets, in the City of Bethlehem, County of Northampton and

State of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point on the North side of Turner Street a distance of 134 feet West of Wood Street thence extending Westwardly along the Northern line of Turner Street a distance of 17 feet to land now or late of John F. McMurtrie and Florence H. McMurtrie; thence extending Northwardly along the same a distance of 100 feet to an unnamed 20 feet wide alley; thence extending Eastwardly along the Southern side of said alley a distance of 17 feet to land now or late of William H. Reisch and Pearl S. Reisch; thence extending Southwardly along the same and directly through the middle of the partition wall of the house hereby conveyed and the one adjoining it to the East, a distance of 100 feet, the place of beginning.

BOUNDED on the North by said alley on the East by land now or late of William H. Reisch and Pearl S. Reisch, on the South by Turner Street and on the West by land now or late of John F. McMurtrie and Florence H. McMurtrie.

TITLE TO SAID PREMISES IS VESTED IN Ernesto Padilla, by Deed from David T. Davis and Joanne Smith-Davis, h/w, dated 06/22/2002, recorded 07/17/2002 in Book 2002-1, Page 184518.

Premises being: 535 TURNER STREET, BETHLEHEM, PA 18018-3132.

Tax Parcel No. N6SE3A 14 5 0204.

THEREON BEING ERECTED a two story one-half of a double brick and stucco dwelling with flat roof.

SEIZED AND TAKEN into execution of the writ as the property of Ernesto Padilla.

LAUREN TABAS, ESQUIRE

**No. 26**  
**BY VIRTUE OF A CERTAIN**  
**WRIT OF EXECUTION**  
**CV-2009-05857**

ALL THAT CERTAIN messuage or tenement and parcel or piece of land situate in the First Ward of the Borough of Northampton, Northampton County, Commonwealth of Pennsylvania, being 2397 Dewey Avenue, bounded and described as follows, to wit:

BEGINNING at a stake on the eastern line of Dewey Avenue located 26.10 feet South of the southeastern corner of the intersection of Dewey Avenue and 24th Street; thence along the eastern line of Dewey Avenue, South 05 degrees 07 minutes East for a distance of sixteen (16.00) feet to a stake at the corner of premises 2395 Dewey Avenue; thence along the northern line of premises 2395 Dewey Avenue and passing through the center of a 4.00 foot wide passageway between premises 2395 and 2397 Dewey Avenue, North 84 degrees 53 minutes East for a distance of eighty and one-half (80.50) feet to a stake on the western line of premises 210 East 24th Street; thence along the western line of premises 210 East 24th Street, North 05 degrees 07 minutes West for a distance of sixteen (16.00) feet to a stake at the corner of premises 2399 Dewey Avenue; thence along the center of a party wall between premises 2397 and 2399 Dewey Avenue, South 84 degrees 53 minutes West for a distance of eighty and one-half (80.50) feet to the place of Beginning

TOGETHER with the right to free ingress, egress and regress at all times and seasons hereafter over a 4.00 foot wide passageway between premises 2395 and 2397 Dewey Avenue.

UNDERAND SUBJECT, nevertheless, to certain restrictions, reservations, and exceptions as appear of record in prior deeds.

PARCEL IDENTIFICATION NO: L4SW1B-7-12.

IT BEING THE SAME PREMISES which Edward Mason and Margaret Mason, husband and wife, by Deed dated March 3, 1997 and recorded March 17, 1997, in the Office of the Recorder of Deeds in and for Northampton County in Record Book 1997-1, page 24155, granted and conveyed unto Daniel E. Mason, in fee.

TITLE TO SAID PREMISES IS VESTED IN Kathryn L. Lutte, by Deed from Daniel E. Mason and Mary Louise Mason, h/w, dated 11/15/2006, recorded 11/22/2006 in Book 2006-1, Page 482662.

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

SEIZED AND TAKEN into execution of the writ as the property of Kathryn L. Lutte.

CHRISTINE A. PINTO, ESQUIRE

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**No. 27**  
**BY VIRTUE OF A CERTAIN**  
**WRIT OF EXECUTION**  
**CV-2009-09097**

ALL THAT CERTAIN messuage or tenement and tract of land situate in the City of Bethlehem, County of Northampton, Commonwealth of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at the Northeast corner or intersection of Ontario Street and Sioux Street; thence along the Easterly side of Ontario Street North eleven degrees fifty minutes East (N 11 degrees 50 minutes E.) a distance of sixty-eight and seventy

one-hundredths (68.70 feet) feet to a point; thence along the North side of a stone wall South seventy-seven degrees no minutes East (S 77 degrees 00 minutes E) a distance of sixteen and fifteen one-hundredths (16.15 feet) feet to a point; thence through land of the Grantor herein dividing No. 521 herein described and No. 519 immediately adjacent to the East, South eleven degrees fifty minutes West (S 11 degrees 50 minutes W) a distance of nineteen and thirty-seven one-hundredths (19.37 feet) feet to a point; thence along rear of porch North seventy-eight degrees ten minutes West (N 78 degrees 10 minutes W) a distance of two (2.00 feet) feet to a point; thence through the party walls dividing No. 521 herein described and No. 519 immediately adjacent to the East, the following three courses and distances: South eleven degrees fifty minutes West (S 11 degrees 50 minutes W) a distance of seventeen and seventy-eight one-hundredths (17.78 feet) feet; and South seventy-eight degrees ten minutes East (S 78 degrees 10 minutes E) a distance of two (2.00 feet) feet; and South eleven degrees fifty minutes West (S 11 degrees 50 minutes W) a distance of thirty-one and twenty-two one-hundredths (31.22 feet) feet to a point; thence along the northerly side of Sioux Street North seventy-eight degrees ten minutes West (N 78 degrees 10 minutes W) a distance of sixteen and fifteen one-hundredths (16.15 feet) feet to the place of beginning.

TITLE TO SAID PREMISES IS VESTED IN Thomas N. Schmidt, Jr. and Sherri L. Schmidt, by Deed from Tonya L. Smith, dated 04/20/2007, recorded 04/25/2007 in Book 2007-1, Page 152686.

Premises being: 521 SIOUX STREET, BETHLEHEM, PA 18015-2830.

Tax Parcel No. P6SW3B 7 21 0204.

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

SEIZED AND TAKEN into execution of the writ as the property of Thomas N. Schmidt, Jr. and Sherri L. Schmidt.

JOSHUA I. GOLDMAN, ESQUIRE

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**No. 28****BY VIRTUE OF A CERTAIN  
WRIT OF EXECUTION****CV-2009-07489**

ALL THAT CERTAIN lot or piece of ground situate in Wilson Borough, County of Northampton Commonwealth of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point in the South line of Front Street at the distance of 127.14 feet Westward from the Southwest corner of Front Street and Iron Street; thence Westward along said South line of Front Street 40 feet to a point, and of that same width extending Southwardly at right angles to said Front Street 120 feet, more or less to an alley.

BOUNDED on the North by Front Street, East by land now or late or James L. Smith, South by an alley, and West by lands now or late of James L. Smith.

Also known as Northampton County Uniform Parcel Identifier No.: Map: M9NW2D Block: 9 Lot: 10.

BEING KNOWN AS: 2212 Front Street, Easton, PA 18042.

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

SEIZED AND TAKEN into execution of the writ as the property of Darrid Sharkey.

MICHAEL T. McKEEVER, ESQUIRE

**No. 30**  
**BY VIRTUE OF A CERTAIN**  
**WRIT OF EXECUTION**  
**CV-2009-07310**

All that certain parcel of land situated in the Township of Lower Nazareth, County of Northampton, Commonwealth of Pennsylvania being known and designated as follows:

All that certain lot or parcel of land situate on the Easterly side of Southgate Circle and indicated as Lot 47 on the subdivision plan of Survey Glen, prepared by Keystone Consulting Engineers, Inc. for Surrey Glen Development Corporation, recorded in Plan Book 90 on Page 72 in the Recorder of Deed Office for Northampton County at Easton, Pennsylvania, in the Township of Lower Nazareth, County of Northampton and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point in the Easterly right-of-way line of Southgate Circle (a 50.00 feet wide street), said point being a common corner of land herein described and Lot 52, Surrey Glen; thence along the Easterly right-of-way line along a cul-de-sac having a radius of 50.00 feet, an arc length of 68.57 feet, the chord of which bears North 5 degrees 30 minutes 52 seconds West, 63.32 feet to a point, a corner in common with Lot 46, Surrey Glen; thence along Lot 46, north 45 degrees 11 minutes 53 seconds East, 259.01 feet to a point, a corner in line of Lot 42, Surrey Glen; thence along Lot 42, South 89 degrees 24 minutes 31 seconds East, 20.00 feet to a point, a corner common with Lot 48, Surrey Glen; thence along Lot 48, and further along Lots 49, 50 and 51, South 00 degree 35 minutes 29 seconds West, 375.00 feet to a point, a corner in common with Lot 52, Surrey Glen; thence along Lot 52, North 56 degrees

13 minutes 31 seconds West, 233.19 feet to a point, being the Point and Place of Beginning.

SUBJECT to the easements, buildings restrictions lines and covenants indicated on the plan of record.

CONTAINING 44,923 Square feet of land, more or less.

Vested by Special Warranty Deed, dated 7/29/2005, given by Victor Derosa and Emanuella Derosa, h/w to Eric Weingartner and Sharon Weingartner, h/w as tenants by the entirety and recorded 8/1/2005 in Book 2005-1 Page 287736 Instrument # 2005039502.

Premises being: 4628 SOUTHGATE CIRCLE, BETHLEHEM, PA 18020-9568.

Tax Parcel No. L7SW1 4 20 0418.

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 Eric Weingartner and Sharon Weingartner.

LAUREN TABAS, ESQUIRE

**No. 32**  
**BY VIRTUE OF A CERTAIN**  
**WRIT OF EXECUTION**  
**CV-2007-04729**

PARCEL NO. 1

All those four certain lots and pieces of land situate in the Township of Bethlehem, County of Northampton and State of Pennsylvania, designated as Lots Nos. 43, 44, 45 and 46, Block 18, on plan of lots of Prospect Heights, which said plan is recorded in the Office of the Recorder of Deeds, in and for Northampton County, Pennsylvania, in Map Book No. 3, page 16, etc., said lots being located on the West side of Sixth Street,

bounded and described as follows:— Each lot containing a width in front on said Sixth Street of twenty-five (25) feet, or a total width of One Hundred (100) feet, and extending of that width in depth Westwardly One Hundred and ten (110) feet to Chestnut Street. Bounded on the North by Lot No. 42, Block 18, on the South by Lehigh Street, on the East by Sixth Street and on the West by Chestnut Street.

Northampton County Tax Parcel number: N7SE1-4-10.

BEING KNOWN AS 1607 Sixth Street, Bethlehem, Pennsylvania.

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 David Clarence Keiper.

ROBERT P. DADAY, ESQUIRE

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**No. 33**

**BY VIRTUE OF A CERTAIN  
WRIT OF EXECUTION  
CV-2009-06948**

ALL THOSE CERTAIN message, tenements and tracts of land, situate in the Borough of Roseto, in the County of Northampton and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

TRACT NO. 1. Those two certain contiguous lots No 12 and 13 eighty feet by one hundred twenty seven feet, in the Borough of Roseto, aforesaid, beginning at the southeast corner of Lot No. 14, which belongs to Raphael Romano; thence along the south side of said Lot No. 14, south 67 degrees West 127 feet to a point on the East side of a twelve foot wide alley, known as Division Alley; thence along the east side of said alley south 23 degrees east 80.0 feet to a point on said alley; thence north 67 degrees east 127 feet to a point on the west-

erly side of Pasquale Street, now known as Lincoln Avenue, thence along the westerly side of said Lincoln Avenue, North 23 degrees west 80.0 feet to the place of Beginning.

TRACT NO. 2. All those two certain messuages situate in the Borough of Roseto, aforesaid, bounded and described as follows, to wit: Beginning at a point in Pasquale Street, thence north twenty six (26) degrees west eighty (80) feet to a point in Lot No. 12; thence south sixty two (62) degrees west one hundred twenty seven (127) feet, more or less, to a twelve (12) foot wide alley; thence south twenty six (26) degrees east along said alley eighty (80) feet to a point in Lot No. 9, thence north sixty two (62) degrees east along said Lot No. 9 one hundred twenty seven (127) feet, more or less, to the place of Beginning. Containing two (2) building lots described in accordance with a map by the late Charles K. Stier and survey of the Snyder tract made by J.J. Stoflet April 30, 1903.

UNDERAND SUBJECT to all such rights and privileges mentioned and reserved in that deed from Leonard Falcone and Anna R. Falcone, his wife, to Anthony Saveri and Marie Saveri, his wife, dated December 10, 1949 and recorded at Easton, aforesaid, in Deed Book B, Volume No. 86 at Page 89.

BEING THE SAME PREMISES which Maurice Rapp and Boyd Rapp, individually and t/a R & R Associates, by their Deed dated November 29, 2006 and recorded on December 1, 2006 in the Office for the Recording of Deeds in and for the County of Northampton, Easton, Pennsylvania at Deed Book Volume 2006-1, Page 495178, granted and conveyed unto A2M Properties, LLC.



BEING NORTHAMPTON COUNTY  
UNIFORM PARCEL IDENTIFIER  
NUMBER: D9SE1D-8-2.

BEING KNOWN AS 314 Lincoln  
Avenue, Roseto, Pennsylvania.

THEREON BEING ERECTED a  
one story stucco warehouse w/garage  
and metal roof.

SEIZED AND TAKEN into execu-  
tion of the writ as the property of A2M  
Properties, LLC.

THOMAS A. CAPEHART, ESQUIRE

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**No. 34**  
**BY VIRTUE OF A CERTAIN**  
**WRIT OF EXECUTION**  
**CV-2008-13109**

ALL THAT CERTAIN tract or parcel  
of land situate on the East side of  
Ashlee Court known as Lot 22, Star-  
lite Estates as shown on Plan entitled  
"Subdivision Plan-Starlite Estates,  
prepared by DMS Real Estate Designs  
and Plans, DWG. No. 2 of 18, dated  
12/24/2002, last revised 2/17/2003,  
recorded in the Northampton County  
Recorder of Deeds Office in Map Book  
Volume 2003-5 Page 417, in the  
Township of Palmer, County of  
Northampton and Commonwealth of  
Pennsylvania, bounded and de-  
scribed as follows to wit:

BEGINNING on the Westerly right-  
of-way line of Ashlee Court (50.00 feet  
wide), said point also being on the  
Southerly property line of land N/F  
Lot 21, Starlite Estates; thence along  
the same North 60 Degrees 57 min-  
utes 57 seconds East 201.19 feet to  
the Westerly property line of land N/F  
Detention Basin Lot, Starlite Estates;  
thence along the same South 29 de-  
grees 02 minutes 03 seconds East  
84.00 feet to the Northerly property  
line of land N/F Lot 23, Starlite Es-  
tates; thence along the same South  
60 degrees 57 minutes 57 seconds  
West 201.19 feet to the Easterly right  
of way line of Ashlee Court (50.00 feet

wide); thence along the same, North  
29 degrees 02 minutes 03 seconds  
West 84.00 feet to the Southerly  
property line of land N/F Lot 21,  
Starlite Estates, the place of BEGIN-  
NING.

CONTAINING: 16,899.69 sq. ft. or  
0.3880 acres more or less.

BEING Lot No.: 22.

BEING Parcel No.: M8NE3-32-1-  
22.

BEING the same premises which  
Sal Lapio Incorporated, A PA Corp. by  
Deed dated December 23, 2005 and  
recorded in the Office of the Recorder  
of Northampton County on January  
10, 2006 at Deed Book Volume 2006-  
1, Page 11788, granted and conveyed  
unto Hugh A. Chambers.

KNOWN and numbered as 6 Ash-  
lee Court, Palmer, PA 18045.

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 execu-  
tion of the writ as the property of  
Hugh A. Chambers.

KRISTINE M. ANTHOU, ESQUIRE

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**No. 35**  
**BY VIRTUE OF A CERTAIN**  
**WRIT OF EXECUTION**  
**CV-2009-03657**

ALL THAT CERTAIN tract or parcel  
of land situate at the Northwesterly  
corner of the intersection of Township  
Road 575 known as Jacksonville  
Road and Township Road 431 known  
as Macada Road in the Township of  
Hanover, County of Northampton,  
and Commonwealth of Pennsylvania,  
in accordance with a boundary sur-  
vey by Keystone Consulting Engi-  
neers, Inc., of Bethlehem, Pennsylv-  
ania, on June 10, 1987, last revised  
7/12/2004 and recorded 9/14/2004  
in Map Book 2004-5, Page 580, as  
follows to wit:

BEING Lot #36, a/k/a 1565 Ciara Drive on aforementioned plan.

TAX PARCEL #N6-22-1-36.

IMPROVEMENTS: Residential dwelling.

TITLE TO SAID PREMISES IS VESTED IN Christopher E. Lynch, married, and Elizabeth M. Lynch, married by Deed from NVR, Inc., a Virginia Corporation, trading as Ryan Homes, dated 6/27/2006 and recorded 7/11/2006 in Record Book 2006-1, Page 280711.

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 Christopher E. Lynch and Elizabeth M. Lynch.

MARTHA E. VON ROSENSTIEL,  
ESQUIRE

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**No. 36**

**BY VIRTUE OF A CERTAIN  
WRIT OF EXECUTION  
CV-2008-01348**

ALL THAT CERTAIN piece or parcel of land situate in the Borough of Wilson, County of Northampton and State of Pennsylvania, bounded and described as follows, to wit:

ALL THAT CERTAIN house and lot or piece of land situated on the south side of Front Street in Wilson Borough, County of Northampton and State of Pennsylvania, bounded and described as follows, to wit:—Containing forty (40) feet in front on the south side of Front Street and extending southwardly of that width one hundred and twenty 9120) feet to an alley. Bounded on the north by Front Street, East by Iron Street, South by an alley, and West by land of Walter and Sadie Taylor.

Thereon being erected at No. 2200 Front Street, 2 story frame dwelling,

30' x 40' rear porch 10' x 10', front porch 30' x 8'.

ALSO KNOWN AS NORTHAMPTON COUNTY UNIFORM PARCEL IDENTIFIER TAX MAP M9NW2D, BLOCK 9, LOT 14.

Being the same premises which Mary A. Stamets, formerly known as Mary A. Hosking, widow by deed dated 1/13/98 recorded 3/3/98 in Northampton County in book 19981 page 23440 then granted and conveyed to Michael Dougherty and Wendi L. Dougherty, his wife, in fee.

Parcel No. M9NW2D-9-14.

BEING KNOWN AS: 2200 Front Street, Easton, PA 18042.

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

SEIZED AND TAKEN into execution of the writ as the property of Michael Dougherty and Wendi L. Dougherty.

MICHAEL T. McKEEVER, ESQUIRE

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**No. 37**

**BY VIRTUE OF A CERTAIN  
WRIT OF EXECUTION  
CV-2009-09099**

ALL THAT CERTAIN lot or parcel of land located in Washington Township, County of Northampton, and State of Pennsylvania, shown as Lot 11 on a Subdivision Plan of Waltz Creek Estates, being recorded in Plan Book 2002-5, Page 88, bounded and described as follows;

BEGINNING at a point on the Easterly property line of Ackermanville Road (T.R. 680), a corner also in Lot No. 10; thence along said Lot No. 10, North 51 degrees 00 minutes 57 seconds East 345.97 feet to an iron pin in line of land of Nolan A. Perin; thence along said land South 24 degrees 34 minutes 33 seconds East 127.25 feet to a concrete monument, a corner also in land of David C. and Christine L. Speer; thence along said

land South 51 degrees 36 minutes 31 seconds West 314.32 feet to an iron pin on the Easterly property line of Ackermanville Road; thence along said road North 38 degrees 59 minutes 04 seconds West 120.00 feet to the place of beginning.

SUBJECT to any easements of record and/or as shown on said subdivision plan.

BEING Tax Parcel No. F9-9-8L.

BEING the same premises which MARK A. JANKOWSKI AND STACEY D. JANKOWSKI, HUSBAND AND WIFE, by Indenture bearing date 7/30/2004 and recorded 8/4/2004 In the Office of the Recorder of Deeds, in and for the County of NORTHAMPTON in Deed Book 2004-1 page 302796 etc., granted and conveyed unto HIRAM H. HENNINGS and DONNA R. HENNINGS, HUSBAND AND WIFE, in fee.

BEING KNOWN AS: 1680 Ackermanville Road, Bangor, PA 18013.

PROPERTY ID NO.: F9-9-8L.

TITLE TO SAID PREMISES IS VESTED IN Hiram H. Hennings and Donna R. Hennings, husband and wife by Deed from Mark A. Jankowski and Stacey D. Jankowski, husband and wife dated 7/30/2004 recorded 8/04/2004 in Deed Book 2004-1 Page 302796.

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 Hiram H. Hennings and Donna R. Hennings

MARK J. UDREN, ESQUIRE

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**No. 38**

**BY VIRTUE OF A CERTAIN  
WRIT OF EXECUTION**

**CV-2009-09740**

ALL THAT CERTAIN messuage or tenement and lot or parcel of land,

being Lot 1, Section "A" as shown on the revised plan of Liberty Park, dated January 21, 1952, in the City of Bethlehem, County of Northampton, Commonwealth of Pennsylvania, according to a survey thereof made January 21, 1952 by Leonard M. Fraivillig Company, Engineers, Bethlehem, Pennsylvania, and known as 1745 Lansdale Avenue according to present City numbering, bounded and described as follows:

BEGINNING at a point on the Northerly side of Lansdale Avenue (50 feet wide), a distance of fifteen feet measured South 88 degrees 00 minutes West from the intersection of the said Northerly side of Lansdale Avenue with the Westerly side of East Street (50 feet wide) (both lines produced); thence along the said Northerly side of Lansdale Avenue, South 88 degrees 00 minutes West, a distance of thirty eight and seventy hundredths (38.70) feet to a point on the said Northerly side of Lansdale Avenue; thence along Lot 2, North 2 degrees 00 minutes West, a distance of one hundred ten (110) feet to a point; thence North 88 degrees 00 seconds East a distance of fifty-three and sixty hundredths (53.60) feet to a point on the said Westerly side of East Street; thence along the said Westerly side of East Street, South 2 degrees, 04 minutes East, a distance of eighty four and ninety eight hundredths (84.98) feet to a point of curve; thence along the arc of a curve deflecting to the right having a radius of fifteen feet and connecting the said Northerly side of Lansdale Avenue with the said Westerly side of East Street, the arc distance of twenty-three and fifty-eight hundredths (23.58) feet to the first mentioned point, the place of beginning.

## LEGAL DESCRIPTION 2

ALL THAT CERTAIN tenement or parcel of land situate in the City of Bethlehem, Northampton County and Commonwealth of Pennsylvania, on the North side of Lansdale Avenue, being the vacated area within the right-of-way of High Point Drive and intended to be combined with adjacent lands of Marlene Polgar, as shown on a survey plan entitled "Survey Plan for Marlene Polgar", dated June 8, 1995, Sheet 2 of 3, as prepared by Hunsinger & Associates, 1322 Center Street, Bethlehem, Pennsylvania, bounded and described as follows. to wit:

BEGINNING at an iron pipe set along the Northern Right-of-way of Lansdale Avenue (50 feet wide), said point being located South 88 degrees 00 minutes 00 seconds West, 8.00 feet from an iron pipe set in line of lands now or late of the City of Bethlehem; thence along the right-of-way of Lansdale Avenue, South 88 degrees 00 minutes 00 seconds West, 23.02 feet to a point in line of lands now or late of Marlene Polgar; thence along the same, the following two (2) courses and distances; (1) along a curve to the left having a radius of 15.00 feet, a central angle of 90 degrees 04 minutes 00 seconds, an arc length of 23.58 feet to a point; thence North 02 degrees 04 minutes 00 seconds West, 94.98 feet to a point in line of lands now or late of the City of Bethlehem; thence along the same, the following two (2) courses and distances; (1) North 88 degrees 00 minutes 00 seconds East, 8.00 feet to an iron pipe; (2) thence South 02 degrees 04 minutes 00 seconds East, 110.00 feet to an iron pipe, the place of beginning.

CONTAINING 928 Square feet, 0.0213 Acre.

TAX PARCEL ID NUMBER: N7 NW1B-4-1.

IMPROVEMENTS: Residential dwelling.

TITLE TO SAID PREMISES DESCRIPTION NOS. 1 AND 2 IS VESTED IN Marlene A. Polgar by reason of the following:

BEING THE SAME PREMISES WHICH Jean L. Bergstresser Executrix of the Last Will and Testament of Kathryn F. Hummer by Deed dated 5/2/1983 and recorded 5/9/1983 in the County of Northampton in Deed Book 649, Page 537 conveyed unto Marlene A. Polgar, in fee.

AND ALSO BEING AS TO DESCRIPTION NO. 2 the same premises which Marlene Polgar by Deed dated 2/15/1996 and recorded 2/21/1996 in the County of Northampton in Record Book Volume 1996-1, Page 14800 conveyed unto Marlene Polgar, in fee.

BEING KNOWN AS 1745 Lansdale Avenue, Bethlehem, Pennsylvania.

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

SEIZED AND TAKEN into execution of the writ as the property of Marlene Polgar.

MARTHA E. VON ROSENSTIEL,  
ESQUIRE

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**No. 39**  
**BY VIRTUE OF A CERTAIN**  
**WRIT OF EXECUTION**  
**CV-2009-04932**

TRACT #1

ALL THAT CERTAIN piece, parcel or tract of woodland and a portion of the quarry lake abutting same, situate on the east side of Stateside Drive West as shown on the map or plan of the Development of 'Spring Acres' as laid out by Richard C. Becker and Naomi J. Becker, his wife, in December 1963 and recorded in Plan Book Volume 19, Page 36, Northampton

County Records, in the Township of Lehigh, County of Northampton and State of Pennsylvania, being more fully bounded and described in accordance with survey on March 1, 1967 by George W. Knehr, Registered Professional Survey No. 5260-E of Reading, Pennsylvania, as follows, to wit:

BEGINNING at an iron pin on the east side of Stateside Drive West (40 feet wide street), said iron pin being North eight degrees twelve minutes East three hundred seventy-three and ten one-hundredths feet from an iron pin at a point of tangency of a curve joining the said east side of Stateside Drive West with the northeast side of Stateside Drive South, said curve having a radius of fifty feet and a central angle of sixty-six degrees twenty-two minutes; thence along the said east side of Stateside Drive West, North eight degrees twelve minutes East two hundred feet to an iron pin; thence leaving Stateside Drive West, mostly in said quarry lake, along residue property belonging to Richard C. Becker and Naomi J. Becker, his wife, South eighty-one degrees forty-eight minutes East one hundred sixty feet to a corner in said quarry lake; thence continuing in said quarry lake and along residue property belonging to Richard C. Becker and Naomi J. Recker, his wife, South eight degrees twelve minutes West two hundred feet to a corner in said quarry lake; thence along property about to be conveyed by Richard C. Becker and Naomi J. Becker, his wife, to Warren C. Kecher and Margueritte A. Kecher, his wife, passing through an iron pin near the edge of the quarry lake sixty feet from the last described corner, North eighty-one degrees forty-eight minutes West one hundred sixty feet to the Place of Beginning.

CONTAINING seven hundred thirty-five one-thousandths of an acre.

NORTHAMPTON COUNTY TAX PARCEL IDENTIFIER: H3 13 7D.

TRACT #2:

ALL THAT CERTAIN piece, parcel or tract of woodland, with the improvements thereon, along the west side of Stateside Drive West, being Lots Numbers 23, 24 and 25 combined in the Development of 'Spring Acres' as laid out by Richard C. Becker and Naomi J. Becker, his wife, in December, 1963 and recorded in Plan Book Volume 19, Page 35, Northampton County Records, situate in the Township of Lehigh, County of Northampton and State of Pennsylvania, being more fully bounded and described in accordance with a survey in June, 1967 by George W. Knehr, Registered Professional Surveyor Number 5260-E of Reading, Pennsylvania, as follows, to wit:

BEGINNING at an iron pin on the west side of Stateside Drive West (40 feet wide street) said iron pin being North 8 degrees 12 minutes East 273.10 feet from an iron pin at a point of tangency of a curve joining the west side of Stateside Drive West with the southwest side of Stateside Drive South, said curve having a radius of 90 feet and a central angle of 66 degrees 22 minutes; thence leaving Stateside Drive West, along Lot Number 22, property belonging to Richard C. Becker and Naomi J. Becker, his wife, North 81 degrees 48 minutes West 126.43 feet to an iron pin in line of property belonging to now or late Jere K. Hower; thence along same, North 10 degrees 1 minute East 300.15 feet to an iron pin; thence along Lot No. 26, property belonging to Richard C. Becker and Naomi J.

Becker, his wife, south 81 degrees 48 minutes East 116.91 feet to an iron pin on the west side of Stateside Drive West; thence along same, South 8 degrees 12 minutes West 300 feet to the Place of Beginning.

CONTAINING eight hundred thirty-eight one-thousandths of an acre.

NORTHAMPTON COUNTY TAX PARCEL IDENTIFIER: H3 13 7F.

TITLE TO SAID PREMISES IS VESTED IN Barry A. Haydt, individually, by Deed from Dolores Zayaitz, Executrix Under the Last Will and Testament of Jean E. Zayaitz, deceased, dated 10/30/2002, recorded 11/08/2002 in Book 2002-1, Page 311662.

Premises being: 1189 WEST STATESIDE DRIVE, DANIELSVILLE, PA 18038-9757.

Tax Parcel No. H3 13 7IF 0516 and H3 13 7D 0516.

PARCEL H3 13 7D 0516 being vacant land.

THEREON BEING ERECTED on PARCEL H3 13 7F 0516 a mobile dwelling with vinyl siding exterior and shingle roof; detached two-car garage.

SEIZED AND TAKEN into execution of the writ as the property of Barry A. Haydt.

ANDREW C. BRAMBLETT,  
ESQUIRE

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**No. 40**  
**BY VIRTUE OF A CERTAIN**  
**WRIT OF EXECUTION**  
**CV-2009-06047**

ALL THAT CERTAIN lots or pieces of ground, hereditaments and appurtenances, situate along the Easterly side of 6th (formerly Robert) Street, in the Township of Bethlehem, County of Northampton and Commonwealth of Pennsylvania, being

Lots No. 420, 421, 422, 423, 424, 425 and 426 according to a certain map of Plan entitled 'Bethlehem Annex Gardens', property of Savercool and Wright, Bethlehem, Pennsylvania, Scale 1 inch-100 feet, March, 1917, said plan being recorded in the Office for the Recording of Deeds, in and for the County of Northampton at Easton, Pennsylvania, in Book of Maps No. 8, page 1, bounded and more fully described as follows, to wit:

BEGINNING at a point on the Easterly side of 6th Street, said point being 220 feet South of the Southeast intersection of 6th and Klein Streets, it being also on the line dividing Lots No. 419 and 420; thence, extending Southwardly along the Easterly side of 6th Street, a distance of 135 feet, more or less, to a point on the Southerly line of Lot No. 426, according to the aforesaid plan; thence, extending Eastwardly of that same width between parallel lines, a distance of 110 feet to an unnamed alley.

BOUNDED on the North by Lot No. 419; on the East by an unnamed alley; on the South by the Southerly line of Lot No. 426; and on the West by 6th Street, according to aforesaid Plan.

TITLE TO SAID PREMISES IS VESTED IN Danny Chang, by Deed from Donna Lee Stickley, nbm, Donna Lee Ward, dated 12/10/2004, recorded 01/03/2005 in Book 2005-1, Page 1262,

Premises being: 2308 6TH STREET, BETHLEHEM, PA 18020-4450.

Tax Parcel No. N7NE1 18 1C 0205.

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 Danny Chang.

MICHELE M. BRADFORD,  
ESQUIRE

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**No. 41**  
**BY VIRTUE OF A CERTAIN**  
**WRIT OF EXECUTION**  
**CV-2009-04938**

ALL THAT CERTAIN piece of land, with the improvement thereon erected, situate in the City of Easton, Northampton County, Pennsylvania, known and designated as 337 Berwick Street, bounded and described as follows, to wit:

BEGINNING at a point on Berwick Street, aforesaid, in line with the middle partition wall between properties Nos. 337 and 339 Berwick Street, and continuing along said Berwick Street in an Easterly direction a distance of 17 1/2 feet; thence at right angles to said Berwick Street, in a Northerly direction, a distance of 125 feet to a private alley; thence along said private alley in a Westerly direction, a distance of 17 1/2 feet; thence in a Southerly direction along land about to be conveyed by the grantor hereof to Joseph Cuvo and Frances May Cuvo, his wife, and along said middle partition wall dividing properties known as 337 and 339 Berwick Street, a distance of 125 feet to the point, the place of beginning.

BOUNDED on the South by Berwick Street, on the West by property known as 339 Berwick Street, on the North by the private alley aforesaid, and on the East by lot of land designated as No. 11 (part) on the plan of lots of the 'Ott Farm' laid out by Peter Brady for Charles and Frederick Seitz, 12/1891, recorded in the Office for the Recording of Deeds at Easton, in Map Book No. 1, page 24.

TITLE TO SAID PREMISES IS VESTED IN Felipe J. Portalatin, by

Deed from David Cascioli and Matthew Cascioli, dated 02/28/2007, recorded 03/15/2007 in Book 2007-1, Page 95792.

Premises being: 337 WEST BERWICK STREET, EASTON, PA 18042-6501.

Tax Parcel No. L9SE3D 21 10 0310.

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

SEIZED AND TAKEN into execution of the writ as the property of Felipe J. Portalatin.

JENINE R. DAVEY, ESQUIRE

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**No. 42**  
**BY VIRTUE OF A CERTAIN**  
**WRIT OF EXECUTION**  
**CV-2009-04944**

ALL THAT CERTAIN tract or parcel of land, with improvements thereon, known as Lot No. 20B as shown on the Plan of Greenleaf Estates Phase II, being situated in Forks Township, Northampton County, Pennsylvania, recorded in Northampton County Recorder of Deeds Office in Map Book Volume 1997-5, Pages 311-313.

SUBJECT to easements, covenants and restrictions which appear in the chain of title, as shown on recorded plans and which presently exist.

TITLE TO SAID PREMISES IS VESTED IN Phillip T. Giardina, by Deed from Phillip T. Giardina and Brenda C. Giardina, h/w, dated 11/10/2004, recorded 11/18/2004 in Book 2004-1, Page 451423.

Premises being: 1008 GREENLEAF STREET, EASTON, PA 18040-8203

Tax Parcel No. K9SW2 30 2 0311

THEREON BEING ERECTED a two story single dwelling w/attached

garage, vinyl siding exterior and shingle roof.

SEIZED AND TAKEN into execution of the writ as the property of Phillip T. Giardina.

ANDREW C. BRAMBLETT,  
ESQUIRE

**No. 43**

**BY VIRTUE OF A CERTAIN  
WRIT OF EXECUTION  
CV-2009-04855**

ALL THAT CERTAIN lot or piece of ground situate in the Borough of Wilson, County of Northampton and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point at the northwest corner of Forest Street and a 10 feet wide alley; thence running along said Forest Street Westwardly 130 feet to 21st Street; thence along said 21st Street northwardly 25 feet to lands now or late of E. F. Kemmerer; thence along said lands eastwardly 130 feet to a 10 feet wide alley; thence along said 10 feet wide alley southwardly 25 feet to Forest Street, the place of beginning.

BEING KNOWN AS NORTHAMPTON COUNTY TAX PARCEL IDENTIFIER NO. L9SW4B-16-1.

Property Address: 452 S. 21st Street, Easton, PA 18042.

BEING THE SAME PREMISES which Edward P. Hoffer by Deed dated 05/25/99 and recorded 06/01/99, in the Office of the Recorder in and for Northampton County in Deed Book 1999-1 Page 079853, granted and conveyed unto Ronald D. Swingle.

BEING KNOWN AS

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 Ronald D. Swingle.

MICHAEL T. MCKEEVER, ESQUIRE

**No. 44**

**BY VIRTUE OF A CERTAIN  
WRIT OF EXECUTION  
CV-2009-05560**

BEGINNING at a stake, said stake being the intersection of the easterly right of way line of Ann Street and the northerly right of way line of E. Nesquehoning Street, thence (1) along the easterly right of way line of Ann Street North 00 degrees 30 minutes West 120.23 feet to a stake in the southerly line of Holt Street; thence (2) along the southerly line of Holt Street North 89 degrees 37 minutes East 54.87 feet to a cross cut on wall; thence (3) along lands now or formerly of John Mattes South 01 degree 04 minutes East 120.24 feet to a cross cut in the northerly right of way line of Nesquehoning Street; thence (4) along said right of way line South 89 degrees 37 minutes West 56.08 feet to the place of beginning.

BOUNDED on the North by Holt Street, East by property late of John Mattes, South by Nesquehoning Street and West by Ann Street. Being known as 244 E. Nesquehoning Street, Easton, Pennsylvania.

IT BEING THE SAME PREMISES which Carol Ann Davis, Executrix of the Estate of Elmer J. Davis, by Deed dated June 16, 2000, and recorded on July 1, 2000, in the Recorder of Deeds Office in and for Northampton County in Deed Book Vol. 2000-1, Page 086498, granted and conveyed unto Carol Ann Davis, individually.

Tax Parcel ID#L9SE3B 9-4.

PROPERTY BEING KNOWN AS:  
244 E. NESQUEHONING STREET,  
EASTON, PA 18042.

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

SEIZED AND TAKEN into execution of the writ as the property of Carol A. Davis a/k/a Carol Ann Davis.

RICHARD BRENT SOMACH,  
ESQUIRE

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**No. 45**

**BY VIRTUE OF A CERTAIN  
WRIT OF EXECUTION  
CV-2009-05811**

ALL THAT CERTAIN messuage or tenement and parcel of land situate along the easterly side of Main Street, between Walnut and Spruce Streets, and known as No. 123 Main Street, in the Borough of Hellertown, County of Northampton and Commonwealth of Pennsylvania, bounded and described according to a survey thereof, made the 17th day of June 1948, by Leonard M. Fraivillig Company Engineers, Bethlehem, Pennsylvania, as follows, to wit:

BEGINNING at a point on the easterly side of Main Street, distant one hundred fifty seven and thirty-seven one-hundredths (157.37') feet northwardly along the said easterly side of Main Street from its intersection with the northerly side of Walnut Street; thence extending North twenty three degrees fifty-nine minutes East (N 23° 59' E) along the easterly side of Main Street, a distance of eighteen (18.0') feet to a point in line of land of Roland Eisenhart; thence extending South seventy-six degrees forty-one minutes East (S 76° 41' E) along land of said Roland Eisenhart; a distance of two hundred one (201.0') feet to a point on the westerly side of Roth Alley; thence extending South ten degrees fifty-two minutes West (S 10° 52' W) along the westerly side of said Roth Alley, a distance of twenty

(20.0') feet to a point; thence extending North seventy-eight degrees fifty-one minutes West (N 78° 51' W) and passing along the middle of a concrete walkway, a distance of one hundred forty-seven and eighty-four one-hundredths (147.84') feet to a point; thence extending north sixty-eight degrees fifty-two minutes West (N 68° 52' W) and passing through the middle of the partition or party wall between the herein conveyed premises and the premises adjoining on the south, known as No. 121 Main Street, a distance of fifty eight (58.0') feet to the point on the easterly side of Main Street, the point the place of BEGINNING.

IT BEING THE SAME PREMISES which Robert L. Hoppes and Jeanne C. Hoppes, his wife, by Deed dated September 8, 1953, and recorded on September 10, 1953, in the Recorder of Deeds Office in and for Northampton County in Deed Book Vol. B94, Page 133, granted and conveyed unto Albert W. Hoppes and Lillian P. Hoppes, his wife. The said Lillian P. Hoppes departed this life, thereby vesting sole title in the name of Albert W. Hoppes.

Tax Parcel ID#Q7SW3D 3-13.

PROPERTY BEING KNOWN AS:  
121 MAIN STREET, HELLERTOWN,  
PA 18055.

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

SEIZED AND TAKEN into execution of the writ as the property of Albert W. Hoppes.

RICHARD BRENT SOMACH,  
ESQUIRE

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**No. 46**

**BY VIRTUE OF A CERTAIN  
WRIT OF EXECUTION  
CV-2009-08003**

ALL THAT CERTAIN messuage or tenement and tract or piece of land

situate in the City of Bethlehem, County of Northampton, Commonwealth of Pennsylvania, known as 714 Broadway, according to present city numbering, bounded and described as follows:

BEGINNING at a point in the southern line of Broadway and two hundred forty-two feet ten inches from the southeast corner of Broadway and Fiot Avenue; thence in a westerly direction along said Broadway eighteen and twenty-nine hundredths (18.29) feet to a point; thence in a southerly direction at the rights angles to Broadway one hundred and twenty (120) feet to an alley, said line passing through the center of a partition wall between 714 and 716 Broadway; thence in an easterly direction along the north line of said alley twenty-seven and thirty-seven hundredths (27.37) feet to a point, the east side of a wall; thence north 42 degrees 45 minutes west one hundred twenty and thirty-seven hundredths (120.37) feet to the place of beginning.

HAVING ERECTED THEREON a dwelling known and numbered as 714 Broadway, Bethlehem, Northampton County, Pennsylvania according to the present system of City numbering.

TITLE TO SAID PREMISES IS VESTED IN Ferner E. Reyes, by Deed from Diomedes Matos Arias, a married individual, dated 01/30/2007, recorded 02/16/2007 in Book 2007-1, Page 62511.

Premises being: 714 BROADWAY, BETHLEHEM, PA 18015-2729.

Tax Parcel No. P6SW2C 25 4 0204.

THEREON BEING ERECTED a three story brick row dwelling with shingle roof. SEIZED AND TAKEN into execution of the writ as the property of Ferner E. Reyes.

DANIEL G. SCHMIEG, ESQUIRE

**No. 47**

**BY VIRTUE OF A CERTAIN  
WRIT OF EXECUTION  
CV-2009-08357**

ALL THAT CERTAIN messuage or tenement and tract of land situate in the Borough of Freemansburg, County of Northampton, State of Pennsylvania, being known and designated as and being Lot No. 750 on the plot or plan of the East Bethlehem Heights (Clearfield Terrace), said lot being twenty feet in width or breadth on the south side of Kossuth Street and extending southwardly of that width or breadth in length one hundred and twenty feet to an alley.

SAID LOT NO. 750 being bounded on the north by Kossuth Street; on the east by Lot No, 749; on the south by a fifteen foot wide alley; and on the west by Lot No. 751.

CONTAINING a frontage on the south side of Kossuth Street of twenty foot and extending in depth one hundred and twenty feet to aforesaid alley.

IT BEING THE SAME PREMISES which Kevn R. Morrissey, by Deed dated June 20, 2005, and recorded on June 22, 2005, in the Recorder of Deeds Office in and for Northampton County in Deed Book Vol. 2005-1, Page 231471, granted and conveyed unto Patricio Orellana.

Tax Parcel ID#N7SW4C 13-6.

PROPERTY BEING KNOWN AS: 836 KOSSUTH STREET, FREEMANSBURG, PA 18017.

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 Patricio Orellana.

RICHARD BRENT SOMACH,  
ESQUIRE

**No. 48**  
**BY VIRTUE OF A CERTAIN**  
**WRIT OF EXECUTION**  
**CV-2009-03065**

ALL THAT CERTAIN two and a half story frame single dwelling house, messuage, tenement and tract of land situate in the Borough of East Bangor, County of Northampton and State of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a corner in the public road leading from East Bangor to Mount Pleasant, within the Borough of East Bangor, on South Broad Street, at the corner of Lot No. 5 on the plan of lots of Jesse E. Reichard made by M.F Seiplo, Surveyor, on March 25, A.D. 1881; thence along said South Broad Street ten and one-half degrees East sixty feet to the corner of Lot No. 3, lately owned by Alvin P. Slutter; thence along the line of said Lot No. 3 due East two hundred and thirty-two feet and a half to a corner; thence South seven degrees West sixty feet to a corner of Lot No. 5 aforesaid; thence along the line of the same due West two hundred and thirty-six feet to said South Broad Street to the place of Beginning. Comprising the whole Lot No. 4 as marked on the said plan of lots of Jesse E. Reichard.

TITLE TO SAID PREMISES IS VESTED IN Trevor W. Moore, a married man, by Deed from Enos I. Grubb, dated 09/26/2007, recorded 10/02/2007 in Book 2007-1, Page 362094.

Premises being: 227 SOUTH BROAD STREET, BANGOR, PA 18013-2213.

Tax Parcel No. D10SW3A-2-15.

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 Trevor W. Moore a/k/a Trevor Moore.

JOSHUA I. GOLDMAN, ESQUIRE

**No. 49**  
**BY VIRTUE OF A CERTAIN**  
**WRIT OF EXECUTION**  
**CV-2009-05490**

ALL THAT CERTAIN tract, piece or parcel of land lying and being in the Borough of East Bangor, County of Northampton and State of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a corner on the north side of Blaine Street; thence along Parcel No. 1 due North 145 feet to a twelve foot wide alley; thence along said alley and in line therewith due East 40 feet to a corner; thence due South 145 feet to said Blaine Street; thence along said Blaine Street due West 40 feet to the place of BEGINNING. CONTAINING 40 feet front on the North side of Blaine Street and extending due North between parallel lines in depth 140 feet to a 12 foot wide alley in the rear; marked and designated as Lot No. 13 upon a certain map or draft of the premises made by the late Stephen A. Heller, dated May, 1883.

TITLE TO SAID PREMISES IS VESTED IN Alice I. Brickler, by Deed from Edward S. Brickler and Alice I. Brickler, dated 12/17/2003, recorded 01/21/2004 in Book 2004-1, Page 23950.

Premises being: 216 BLAINE STREET, EAST BANGOR, PA 18013-2106.

Tax Parcel No. D10SW1C6 28 0109.

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

SEIZED AND TAKEN into execution of the writ as the property of Alice I. Brickler.

ANDREW C. BRAMBLETT,  
ESQUIRE

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**No. 50**  
**BY VIRTUE OF A CERTAIN**  
**WRIT OF EXECUTION**  
**CV-2009-00372**

ALL THAT CERTAIN messuage, tenement, tract, parcel of piece of land situate in the Township of Upper Mount Bethel, County of Northampton and Commonwealth of Pennsylvania, being the same premises described in a survey completed by Robert L. Collura, P.S., c/o Civil Engineers and Land Surveyors, in July of 1989, bounded and described as follows, to wit:

BEGINNING at a concrete monument in the easterly edge of Winter Street, said monument marking the southwest corner of land of Nicholas Mazzocchi; thence along land of said Nicholas Maazocci South 51 degrees 30 minutes 0 seconds East passing an iron pin at 426.93 feet, a distance of 440.53 feet to a point in Pennsylvania Route 611; thence through said Route 611 South 40 degrees 0 minutes 0 seconds West 82.13 feet to a point; thence partly through same and partly along land of Charles Chidsey North 52 degrees 53 minutes 9 seconds West, passing an iron pin at 9.77 feet, a distance of 22.42 feet to a point; thence along land of said Charles Chidsey North 40 degrees 0 minutes 0 seconds East 1 foot to a point; thence along the same North 51 degrees 30 minutes 0 seconds West 20.50 feet to a point; thence along the same South 40 degrees 0 minutes 0 seconds West 1 foot to a point; thence along the same North 51 degrees 30 minutes 0 seconds West 21.00 feet to an iron rod; thence

along same South 45 degrees 33 minutes 4 seconds West 25.50 feet to a point; thence along same North 45 degrees 33 minutes 36 seconds West 89.50 feet to a point; thence along the same South 47 degrees 16 minutes 0 seconds West 51.50 feet to an iron rod in line of land of Charles Reagle; thence along land of said Charles Reagle North 51 degrees 30 minutes 0 seconds West 283.62 feet to a point in the easterly edge of the aforementioned Winter Street; thence along the easterly edge of said Winter Street North 42 degrees 0 minutes 0 seconds East 149.87 feet to the place of Beginning.

ALSO BEING KNOWN AS NORTHAMPTON COUNTY PARCEL IDENTIFIER NO. C11SE1-3-15.

CONTAINING 1.3213 Acres.

TITLE TO SAID PREMISES IS VESTED IN Matthew A. Ceiswich and Angie Ceiswich, his wife, by Deed from William LaPaugh and Catherine V. LaPaugh, his wife, dated 10/23/2004, recorded 11/09/2004 in Book 2004-1, Page 436897.

Premises being: 2364 NORTH DELAWARE DRIVE, UPPER MOUNT BETHEL, PA 18343-5249.

Tax Parcel No. C11SE1-3-15-0131.

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

SEIZED AND TAKEN into execution of the writ as the property of Matthew A. Ceiswich a/k/a Matthew Ceiswich and Angie Ceiswich a/k/a Angie Mannino.

JOSHUA I. GOLDMAN, ESQUIRE

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**No. 51**  
**BY VIRTUE OF A CERTAIN**  
**WRIT OF EXECUTION**  
**CV-2008-06868**

PARCEL 1:

ALL THAT CERTAIN tract or piece of land situated in the Township of



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

BEGINNING at a corner iron stake, thence by lands now or late of Richard Bender, North 325 feet to a corner from stake; thence by lands now or late of Richard Bender East 60 feet to a corner iron stake; thence by lands now or late of Richard Bender, South 325 feet, thence along the highway, known as Route 48044 West 60 feet to a corner iron stake the place of BEGINNING.

PARCEL 2:

ALL THAT CERTAIN tract of land located on the north side of W. Mountain Road (SR 4019) in Bushkill Township, Northampton County, Commonwealth of Pennsylvania, designated Lot 1C on the Lot Line Adjustment Plan of property of John Schoettner, recorded in Map Book 1998-5, Page 308, being bounded and described as follows, to wit:

BEGINNING at an iron pipe on the common line between Lots 2 and 3 of said subdivision 41.42 feet north of an iron pipe on the northerly right-of-way line of West Mountain Road, 30 feet from its centerline, thence along Lot 3 of said subdivision, North 26 degrees 22 minutes 45 seconds West.139.40 feet to an iron pipe, thence, along the westerly property line of Lot 2 of said subdivision, the following two courses and distances: (1) South 30 degrees 49 minutes 50 seconds East. 75.00 feet to an iron pipe, and (2) South 21 degrees 14 minutes 15 seconds East, 64.88 feet to an iron pipe the place of beginning.

CONTAINING 0.0093 acre.

BEING KNOWN AND NUMBERED AS 138 West Mountain Road, Wind Gap, PA 18091.

TAX PARCEL #: F7-4-54-0406.

BEING the same premises which Albert Meyer-Pflug and Angela Pflug, husband and wife, by Deed dated 03/27/03 and recorded 04/03/03 in the Office of the Recorder of Deeds in and for Northampton County, in Deed Book 2003-I Page 115536, granted and conveyed unto Robert Mitchell and Carol Mitchell, husband and wife.

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

SEIZED AND TAKEN into execution of the writ as the property of Robert A. Mitchell and Carol L. Mitchell.

MICHAEL T. MCKEEVER, ESQUIRE

**No. 52**

**BY VIRTUE OF A CERTAIN  
WRIT OF EXECUTION  
CV-2009-06686**

ALL THAT CERTAIN lot or piece of ground situate on the south side of Lincoln Street in the City of Easton, County of Northampton, and State of Pennsylvania, together with the improvements thereon erected, presently known and designated as No. 810 Lincoln Street, and more particularly bounded and described as follows, to wit:

BEGINNING at a point on the south side of Lincoln Street in line with the middle of the partition wall dividing the premises known as 808 and 810 Lincoln Street, THENCE at right angles to Lincoln Street and extending in a southerly direction through the middle of the aforesaid partition wall a distance of 140 feet to a 20 foot wide alley, now known as Bird Street, THENCE continuing along the north side of Bird Street in a westerly direction a distance of 20 feet to land of John T. Evans and Ruth E. Evans, his wife, THENCE along the

same in a northerly direction a distance of 140 feet to a point on the south side of Lincoln Street, THENCE along the south side of Lincoln Street in an easterly direction a distance of 20 feet to the place of beginning.

BOUNDED on the north by Lincoln street, on the east by other land of the party of the first part.

Title to said premises is vested in Dennis J. Andrew and Tra Huynh by deed from MARY C. OGDEN dated December 17, 2004 and recorded January 26, 2005 in Deed Book 2005-1, Page 33534.

TAX I.D. #: M9NE1A-14-5.

BEING KNOWN AS: 810 WEST LINCOLN STREET, EASTON, PENNSYLVANIA 18042.

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 Dennis J. Andrew and Tra Huynh.

TERRENCE J. McCABE, ESQUIRE

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**No. 53**

**BY VIRTUE OF A CERTAIN  
WRIT OF EXECUTION  
CV-2009-09472**

ALL THAT CERTAIN messuage, tenement, lot or piece of ground situated on the western side of Carlton Avenue, formerly Walnut Street in City of Bethlehem, County of Northampton and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point in the western boundary line of Carlton Avenue and the said point being the dividing line between the property of 418 and 420 Carlton Avenue; thence extending in the southern direction along the western boundary line of Carlton Avenue a distance of 21 1/2 feet more or less to a point in the

Northeast corner of land now or late of John and Anna Orosky; formerly Lucy Porazzi; thence extending in a western direction along the northern boundary line of the property of John and Anna Orosky, a distance of ninety-four (94') feet to the land of the Estate, now or late, of Pedro Gonzalez, formerly the property of Yoland V. DiMeglio; thence along the eastern boundary line of the property, now or late, of the Estate of Pedro Gonzalez, a distance of twenty-one and one half (21 1/2) feet, more or less, to a point in the property known as 418 Carlton Avenue; thence in an eastern direction along the property of 418 Carlton Avenue and through the middle of a party wall of the dwelling of 418 Carlton Avenue and 420 Carlton Avenue, a distance of ninety-four (94') feet to a point in the western boundary line of Carlton Avenue, the place of Beginning.

BEING KNOWN AS 420 Carlton Avenue, Bethlehem, Pennsylvania.

TAX PARCEL NUMBER: P6SW2C-9-11B.

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

SEIZED AND TAKEN into execution of the writ as the property of Steven R. Bailey, Sr. and Betsy. A. Bailey.

MARY L. HARBERT-BELL,  
ESQUIRE

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**No. 54**

**BY VIRTUE OF A CERTAIN  
WRIT OF EXECUTION  
CV-2009-02871**

ALL THAT CERTAIN parcel of land known as Lot No. 2-25 located in Palmer Township, Northampton County, Commonwealth of Pennsylvania, as shown on a plan entitled 'The Villages At Mill Race Record Plan

Phase II' prepared by Harte Engineering, Inc., recorded September 22, 2003, in Northampton County Map Book Volume 2003-5, pages 334-337, bounded and described as follows:

BEGINNING at a point on the easterly right-of-way line of Grist Mill Lane, said point being in line with the lands known as Lot 2-26 of The Villages At Mill Race-Phase Two; thence,

Along said easterly right-of-way, on a curve to the left having a radius of 320.00 feet, a chord bearing of North 17 degrees 15 minutes 25 seconds West, a chord length of 74.78 feet and an arc length of 74.95 feet to a point; thence,

Along the lands known as Lot 2-24 of The Villages At Mill Race-Phase Two, North 66 degrees 01 minute 58 seconds East 20.00 feet to a point; thence,

Along the same, North 59 degrees 41 minutes 32 seconds East 103.31 feet to a point; thence,

Along the lands known as Lot 3-48 and 3-47 of The Villages At Mill Race-Phase Three, South 10 degrees 17 minutes 45 seconds East 113.84 feet to a point; thence,

Along the lands known as Lot 2-26 of The Villages At Mill Race-Phase Two, South 79 degrees 27 minutes 11 seconds West 107.44 feet to the POINT OF BEGINNING.

CONTAINING: 10,398 sq. ft. or 0.2387 acres.

TITLE TO SAID PREMISES IS VESTED IN Richard L. Lovell, Jr. and Felicia Knight Lovell, h/w, by Deed from CMC Development Corporation, a Pennsylvania Corporation, dated 02/25/2005, recorded 03/08/2005 in Book 2005-1, Page 82741.

Premises being: 21 GRIST MILL LANE, EASTON, PA 18045-7471.

Tax Parcel No. K9-1-2-25.

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 Richard L. Lovell, Jr. and Felicia Knight Lovell.

JOSHUA I. GOLDMAN, ESQUIRE

**No. 55**

**BY VIRTUE OF A CERTAIN  
WRIT OF EXECUTION  
CV-2008-07272**

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

BEGINNING at a point on the West side of the public road leading from Waversville to Bath to a point in line of land now or late of Mary C. Danner; thence extending along said public road fifty (50) feet in a northerly direction to a stake at a sixteen (16) foot wide alley; thence along said alley in a westerly direction, one hundred fifty (150) feet to a stake of a proposed alley sixteen (16) feet wide; thence in a southerly direction fifty (50) feet to a point in line of land now or late of Mary C. Danner; thence along said land in an easterly direction passing through the middle of a party wall, one hundred fifty (150) feet to a point on the aforementioned public road, to the place of BEGINNING.

CONTAINING 7,500 square feet.

Vested by Warranty Deed, dated 06/14/2002, given by John P. Kerrigan and Christa L. Kerrigan, husband and wife to John J. Tomcics, Jr. and Jeanine R. Tomcics, husband and wife, and recorded 7/3/2002 in Volume 2002-1 Page 172558 Instrument # 2002034158.

Premises being: 6987 WALNUT STREET, NORTHAMPTON, PA 180679051.

Tax Parcel No. L5-5-3.

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

SEIZED AND TAKEN into execution of the writ as the property of John J. Tomcics, Jr. and Jeanine R. Tomcics.

COURTENAY R. DUNN, ESQUIRE

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**No. 57**  
**BY VIRTUE OF A CERTAIN**  
**WRIT OF EXECUTION**  
**CV-2009-03176**

ALL THAT CERTAIN message or tenement and tract of land situated in the Second Ward, in the Borough of Bangor, in the County of Northampton and State of Pennsylvania, bounded and described in accordance with a map of the premises made by Pearson and Young, Surveyors, as follows, to wit:

BEGINNING at a front corner of land of Frank Rowden and Stella Rowden, his wife, on or in the property lien of the North side of Messinger Street; thence along line of land of said Frank Rowden and Stella Rowden, his wife, North five degrees West, one hundred and twenty (120) feet to a ten feet wide alley; thence along the South side of said alley, South eighty-five degrees west thirty-five (35) feet to the rear corner of land of Joseph Grigg; thence along said land of Joseph Grigg, South five degrees East one hundred and twenty (120) feet to the North side of Messinger Street; thence along the North side of said Messinger Street, North eighty-five degrees East, thirty-five feet to the corner of land of aforesaid Frank Rowden and Stella Rowden, his wife, the place of Beginning.

CONTAINING Lot No. 23 on a map or plan of lots of the 'Bangor Land and Building Company'.

TITLE TO SAID PREMISES IS VESTED IN William M. Brown and Tabatha L. Brown, h/w, by Deed from Jennifer M. Schweitzer, dated 02/28/2006, recorded 03/07/2006 in Book 2006-1, Page 93873.

Premises being: 345 MESSINGER STREET, BANGOR, PA 18013-2023.

Tax Parcel No. E9NE3B 4 3.

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

SEIZED AND TAKEN into execution of the writ as the property of William M. Brown and Tabatha L. Brown.

COURTENAY R. DUNN, ESQUIRE

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**No. 58**  
**BY VIRTUE OF A CERTAIN**  
**WRIT OF EXECUTION**  
**CV-2009-06527**

ALL THAT CERTAIN message, tenement and lot or piece of ground thereto belonging situate in the south side of the City of Bethlehem, County of Northampton and State of Pennsylvania, and known as House and Lot No. 519 South Bishopthorpe Street, Bethlehem, Pennsylvania, being more fully described and bounded as follows:

BEGINNING at a point in the easterly line of Bishopthorpe Street, fifty-two (52) feet four and one-half (4 1/2) inches from the northeastern corner of Bishopthorpe and Itaska Street; thence in a northwesterly direction along the eastern line of Bishopthorpe Street sixteen (16) feet ten and one-half (10 1/2) inches to a point; thence in an easterly direction and through the exact middle of a brick partition or party wall eighty (80) feet to lands now or late of Joseiah Harwi;

thence in a southerly direction along the same sixteen (16) feet and ten and one-half (10 1/2) inches to a point; thence in a westerly direction and through the middle of a brick partition or party wall, a distance of eighty (80) feet to a point, the place of beginning.

ALSO KNOWN AS NORTHAMPTON COUNTY UNIFORM PARCEL IDENTIFIER NO.: Map: P6SW3A Block: 2 Lot: 15.

Title is Vested in: Carlos A. Torres, unmarried and Liza Marrero, unmarried, by that Deed dated 10/13/2006 and recorded on 10/19/2006 in Book 2006-1 at Page 434143, of the Northampton County, PA records.

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

SEIZED AND TAKEN into execution of the writ as the property of Carlos A. Torres and Liza Marrero.

KEVIN R. DISKIN, ESQUIRE

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**No. 59**

**BY VIRTUE OF A CERTAIN  
WRIT OF EXECUTION  
CV-2008-09426**

ALL THAT CERTAIN message, tenement, lot or piece of ground situate in the Fourteenth Ward, City of Bethlehem, County of Northampton and Commonwealth of Pennsylvania, being Lot 1 in Block B of town and County Estates, as shown on the map or plan of said town and County Estates, dated April, 1964 and recorded in Plan Book 19, page 27, bounded and described as follows, to wit:

BEGINNING at a point in the southerly right-of-way line of Thompson Avenue, said point being located south 65 degrees 42 minutes 13 seconds East 25.00 feet from the intersection of the easterly line of Town Lane and the southerly line of Thompson Avenue; thence along the southerly line of Thompson Avenue, South

65 degrees 42 minutes 13 seconds East 68.100 feet to a point; said point being the northwesterly corner of Lot No. 2 of Block B as shown on Plan of Town and County Estates dated April 1964; thence by Lot No. 2 through land of now or late Realty Company of Pennsylvania, South 24 degrees 17 minutes 47 seconds West 110.00 feet to a point in line of land now or formerly of Robert Wagner; thence along line of land of said Robert Wagner North 65 degrees 42 minutes 13 seconds West 93.00 feet to a point in the easterly line of Town Lane; thence along the easterly line of Town Lane North 24 degrees 17 minutes 47 seconds 85.00 feet to a point; thence by a curve to the right having a radius of 25.00 feet, and arc distance of 39.27 feet and a chord bearing North 69 degrees 17 minutes 47 seconds East 35.36 feet to the point of Beginning.

Vested by Warranty Deed, dated 2/22/2006, given by Randi S. Kaplan to Edwin Brooks and Shakena Brooks, as tenants by the entirety and recorded 3/3/2006 in Book 2006-1 Page 88935 Instrument # 2006015475.

The said Edwin Brooks departed this life on or around September 21, 2008, leaving Shakena Brooks, as sole owner by tenants by the entirety.

Premises being: 1516 THOMPSON AVENUE, BETHLEHEM, PA 18017-2619.

Tax Parcel No. M7SW4-20-6.

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

SEIZED AND TAKEN into execution of the writ as the property of Shakena Brooks.

ANDREW C. BRAMBLETT,  
ESQUIRE

**No. 60**  
**BY VIRTUE OF A CERTAIN**  
**WRIT OF EXECUTION**  
**CV-2009-09471**

ALL THAT CERTAIN lot or tract or parcel of ground situated in the Borough of Freemansburg, County of Northampton and Commonwealth of Pennsylvania, being known and referred to as Lot 130, as shown and identified on a certain subdivision map, plat or plan entitled "Market Square," which Plan was recorded on September 27, 2001 in the Office of the Recorder of Deeds in and for Northampton County, Pennsylvania in Map Book 2001-5, at Pages 264 and 265.

TAX PARCEL # P7231300212.

BEING KNOWN AS: 324 S Oak St. Freemansburg, PA 18017.

THEREON BEING ERECTED a three story row townhouse w/one-car garage, vinyl siding exterior and shingle roof.

SEIZED AND TAKEN into execution of the writ as the property of Melissa Fredericks.

MICHAEL T. McKEEVER, ESQUIRE

**No. 61**  
**BY VIRTUE OF A CERTAIN**  
**WRIT OF EXECUTION**  
**CV-2009-03208**

ALL THAT CERTAIN message, tenement, lot or piece of ground situate in the Borough of Freemansburg, County of Northampton, Commonwealth of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point on the northern boundary line of Lincoln Street, a fifty (50 foot) foot road, at a point dividing Lots 25 and 26, as shown on Plan of Monroe Acres, prepared by Estate Developers and Engineers, consulting engineers, of W. Easton, Pennsylvania, dated August 6, 1986 and last revised December

12, 1986 and recorded in the Office of the Recorder of Deeds in Map Book Volume 87, Page 158; thence from said point of beginning and along the boundary line of Lot 25, North 00 degrees 11 minutes 03 seconds East, a distance of 120.00 feet to a point on the boundary line of Lot 6; thence along the same North 89 degrees 48 minutes 57 seconds West, a distance of 42.00 feet to a point on the boundary line of Lot 27; thence along the same South 00 degrees 11 minutes 03 seconds West, a distance of 120.00 feet to a point on the northern boundary line of Lincoln Street; thence along the same South 89 degrees 48 minutes 57 seconds East, a distance of 42.00 feet to a point, the place of BEGINNING.

CONTAINING 5,040 square feet.

BEING KNOWN AS Lot 26, on Plan of 'Monroe Acres', aforesaid.

UNDER AND SUBJECT to covenants, restrictions and easements as appear of record and especially those shown on Plan of 'Monroe Acres,' hereinabove referred to.

TITLE TO SAID PREMISES IS VESTED IN Glen Brantley, individually, by Deed from Michael E. Murphy, also accurately known as Michael C. Murphy and Michaelene N. Koslosky, n/b/m and accurately known as Michaelene Murphy, h/w, dated 06/30/2006, recorded 07/20/2006 in Book 2006-1, Page 293167.

Premises being: 1005 LINCOLN STREET, FREEMANSBURG, PA 18017-7278.

Tax Parcel No. P7NW1B 9 8 0212.

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



SEIZED AND TAKEN into execution of the writ as the property of Glen S. Brantley.

COURTENAY R. DUNN, ESQUIRE

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**No. 62**  
**BY VIRTUE OF A CERTAIN**  
**WRIT OF EXECUTION**  
**CV-2008-07507**

ALL THAT CERTAIN lot or parcel of land situate in the Township of Bethlehem, County of Northampton and Commonwealth of Pennsylvania, being designated as Lot No. 17, Phase 2, according to the Map or Plan entitled 'College View West Subdivision,' prepared by Heikki K. Elo, Consulting Engineers, Easton, Pennsylvania, as revised February 16, 1979, and as recorded June 20, 1979, in Northampton County Plan Book 54, page 1, etc.

TITLE TO SAID PREMISES IS VESTED IN Ronald D. Dalrymple and Susan E. Dalrymple, h/w, by Deed from Samuel T. Miller, unmarried and Patricia S. Miller, dated 06/19/1998, recorded 06/22/1998 in Book 1998-1, Page 79301.

Premises being: 3470 TEMPLE COURT, BETHLEHEM, PA 18020-2052.

Tax Parcel No. M7NE4-1-23-0205.

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 Ronald D. Dalrymple and Susan E. Dalrymple.

ANDREW C. BRAMBLETT,  
ESQUIRE

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**No. 63**  
**BY VIRTUE OF A CERTAIN**  
**WRIT OF EXECUTION**  
**CV-2009-04942**

ALL THAT CERTAIN tract, piece or parcel of land situate, lying and

being, in the Township of Lower Saucon, County of Northampton and Commonwealth of Pennsylvania, more particularly bounded and described as follows, to wit:

BEGINNING at an iron pin at the intersection of the center line of the Public Road leading from Hellertown to Easton and the easterly line of a lane between land of the Company and land now or formerly of Stephen Gulash; thence along the center line of said Public Road leading from Hellertown to Easton, North fifty degrees thirty-two minutes East (N. 50 degrees 32 minutes E) sixty and eighteen hundredths (60.18) feet to an iron pin; thence through land of which this is a part South forty-four degrees East (S. 44 degrees E) four hundred fifty-eight and fifteen hundredths (458.15) feet to a stake on line of land now or formerly of Tobias S. Weaver; thence along said land South fifty-six degrees West (S. 56 degrees W) sixty and ninety-three hundredths (60.93) feet to a stake on the easterly line of said lane; thence along the easterly line of said lane; North forty-four degrees West (N. 44 degrees W) four hundred fifty-two and thirty-three hundredths (452.33) feet to the place of BEGINNING,

TITLE TO SAID PREMISES IS VESTED IN Thomas W. Snyder, single person, by Deed from Tammy D. Kipp, single person, dated 07/19/2000, recorded 07/21/2000 in Book 2000-1, Page 92639.

Premises being: 2072 EASTON ROAD, BETHLEHEM, PA 18015-5915.

Tax Parcel No. Q7-16-5-0719.

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

SEIZED AND TAKEN into execution of the writ as the property of Thomas W. Snyder.

COURTENAY R. DUNN, ESQUIRE

**No. 64**

**BY VIRTUE OF A CERTAIN  
WRIT OF EXECUTION  
CV-2009-01777**

ALL that certain lot or piece of ground, situate in the Township of Forks, in the County of Northampton and Commonwealth of Pennsylvania, being known and designated as Map No. J10, Block 3, Lot 19:

BEGINNING at a point in the center of the recently construed concrete highway known as the Delaware River Road, the said point being in line of property formerly of William J. Jacobs, and now or late of J. Douglas Fackenthal;

THENCE along the centre line of the aforesaid highway North one degree twenty-one minutes West (North 1 degree 21 minutes West), 152 feet to a curve;

THENCE still along the aforesaid highway North four degrees eight minutes West (North 4 degrees 8 minutes West), 169.2 feet to a point in the centre of the highway;

THENCE along property now or late of E. Stanley Bixler North eighty-eight degrees thirty-nine minutes East (North 88 degrees 39 minutes East), 295.00 feet to the Delaware River;

THENCE down the Delaware River South twenty-one degrees ten minutes East (South 21 degrees 10 minutes East), 326.4 feet to a point on the western edge of the Delaware River and in line of property formerly of William J. Jacobs and now or late of J. Douglas Fackenthal;

THENCE along the same South eighty-six degrees fifteen minutes West (South 86 degrees 15 minutes

West), 398.00 feet to the place of BEGINNING.

TAX PARCEL # J10-3-19.

BEING KNOWN AS 2815 North Delaware Drive, Easton, Pennsylvania.

THEREON BEING ERECTED a raised ranch dwelling w/attached garages, vinyl siding exterior and shingle roof.

SEIZED AND TAKEN into execution of the writ as the property of Patricia A. Parkhurst.

MARY L. HARBERT-BELL,  
ESQUIRE

**No. 65**

**BY VIRTUE OF A CERTAIN  
WRIT OF EXECUTION  
CV-2009-01562**

ALL THAT CERTAIN parcel of land in the Township of Forks, County of Northampton, Commonwealth of Pennsylvania, on the North side of Arndt Road (Formerly Sunset Drive) being Lot No. 467 on Plan of "Chestnut Hills" surveyed by P.E. Sandt, C.E. dated April 8, 1952 recorded in the Office for the Recording of Deeds in Northampton County in Map Book 13, page 2 and being more particularly bounded and described as follows, to wit:

BEGINNING at a point in the northern property line of Arndt Road (formerly Sunset Drive, which point is 334.35 feet easterly from the intersection of easterly property line of Devils Cave Trail and northern property line of Arndt Road (formerly Sunset Drive) South 88 degrees 42 minutes East 55.02 feet to a point; thence easterly still along said northern property line of Arndt Road (formerly Sunset Drive) South 88 degrees 46 minutes East 30.31 feet to a point in the dividing line between Lots 467 and 468 North 1 degrees 14 minutes East 130.00 feet to a point the south-east corner of Lot No. 452; thence

westerly along the southern boundary line of Lot no. 452 North 88 degrees 46 minutes west North 88 degrees 42 minutes West 54.87 feet to a point in the dividing line between lots Nos. 466 and 467 thence Southerly along the dividing line between Lots Nos. 466 and 457 South 1 degrees 18 minutes West 130.00 feet to a point the place of beginning. All courses and distance as contained in the foregoing described have been recomputed in accordance with Engineer's Survey and where said courses and distances deviate from those contained in Plan of Chestnut Hills Above referred to the description as contained herein shall be construed as being the true description of subject premises.

BEING KNOWN AS 641 ARNDT ROAD, EASTON PA 18040.

TAX PARCEL NO: K9SW3-2-9.

BEING the same premises which Robert Conn and Beverly Bogan-Conn, husband and wife, by deed dated 12/02/04 and recorded 12/03/04 in the Office of the Recorder of Deeds in and for Northampton County, in Deed Book 2004-1 Page 469285, granted and conveyed unto Robert Conn.

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

SEIZED AND TAKEN into execution of the writ as the property of Robert D. Conn.

MICHAEL T. MCKEEVER, ESQUIRE

#### **No. 66**

#### **BY VIRTUE OF A CERTAIN WRIT OF EXECUTION CV-2008-09259**

ALL THAT CERTAIN message, tenement, lot or piece of ground on the North side of Ferry Street, in the city, of Easton, county of Northampton and state of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point on the North side of Ferry Street, which point is 104.33 feet Easterly from the Eastern property line of South Eighth Street; thence due East along the North side of said Ferry Street 21.0 feet to a point; thence at right angles to said Ferry Street due North 90.1 feet to a point; thence due West parallel to said Ferry Street 21.0 feet to a point; thence due South at right angles to said Ferry Street 90.1 feet to the point of Beginning.

TITLE TO SAID PREMISES IS VESTED IN Frank Mustacchio, a married man, by Deed from Salvatore J. LaRosa and Marie A. LaRosa, h/w, dated 04/13/2006, recorded 04/18/2006 in Book 2006-1, Page 150845.

Premises being: 727 FERRY STREET, EASTON, PA 18042.

Tax Parcel No. L9SE1B 28 26A 0310.

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

SEIZED AND TAKEN into execution of the writ as the property of Frank Mustacchio.

JAIME MCGUINNESS, ESQUIRE

#### **No. 67**

#### **BY VIRTUE OF A CERTAIN WRIT OF EXECUTION CV-2009-06048**

ALL THAT CERTAIN lot of land located in Forks Township, Northampton County, Pennsylvania as shown on the Plan of Frost Hollow Knolls, Phases 2 to 4 and Phases 6 to 9, prepared by Cherry, Weber and Associates, Consulting Engineers, dated June 25, 1997 and recorded in the Office of the Recorder of Deeds for Northampton County in Plan Book 1997-S, Pages 381-385 as Lot 47 as Part of Phase 4.

TITLE TO SAID PREMISES IS VESTED IN Brett A. Simmons and

Wanda K. Simmons, by Deed from John T. Halls, dated 08/30/2007, recorded 09/04/2007 in Book 2007-1, Page 323585.

Premises being: 1940 JENKINS DRIVE, EASTON, PA 18040-7581.

Tax Parcel No. K9SE2 20 2 0311.

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

SEIZED AND TAKEN into execution of the writ as the property of Brett A. Simmons and Wanda K Simmons.

LAUREN R. TABAS, ESQUIRE

**No. 68**  
**BY VIRTUE OF A CERTAIN**  
**WRIT OF EXECUTION**  
**CV-2008-10539**

ALL that certain lot or piece of ground, situate on 'University Heights' Lower Saucon Township, Northampton County, Pennsylvania, being Lots numbered Three Hundred Seventy-nine (379) and Three Hundred Eighty (380) as shown on Plan of 'University Heights', surveyed by R.E. Neumeyer, Civil Engineer of South Bethlehem, PA, dated April 12, 1912 and filed in the Recorder's Office of Northampton County at Easton, PA in Map Book No. 4, Page 29.

MORE commonly known as 2193 Kistler Avenue, Bethlehem, PA 18015.

SUBJECT to any Restrictions, Conditions, Covenants, Rights, Rights-of-Way and Easements now of record.

TITLE TO SAID PREMISES IS VESTED IN Holly Steckel, a single woman, by Deed from Timothy J. Houser, a single man, dated 11/03/2006, recorded 11/21/2006 in Book 2006-1, Page 480146.

Premises being: 2193 KISTLER AVENUE, BETHLEHEM, PA 18015.

Tax Parcel No. Q6NW2 18 8 0719.

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

SEIZED AND TAKEN into execution of the writ as the property of Holly Steckel.

ANDREW C. BRAMBLETT,  
ESQUIRE

**No. 70**  
**BY VIRTUE OF A CERTAIN**  
**WRIT OF EXECUTION**  
**CV-2009-00114**

TRACT NO 1:

ALL THAT CERTAIN message, tenement and tract or piece of land, situate in the Township of Upper Nazareth, in the County of Northampton and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a stake located sixty (60) feet from the western right-of-way of Delaware, Lackawanna and Western Railroad Company, and sixteen and one-half (16-1/2) feet from the center line of the Public Highway leading from Nazareth to Bath; thence along the south side of said Highway, North seventy-three (73) degrees West seventy-five (75) feet to a stake; thence along land now or late of D. E. Reinert, of which this was a part, the three following courses and distances, to wit: South seventeen (17) degrees West Two Hundred (200) feet to a stake; South Seventy-Three (73) degrees East Seventy-Five (75) feet (formerly incorrectly stated as seventy) to a stake and North Seventeen (17) degrees East Two Hundred (200) feet to the place of BEGINNING.

CONTAINING 15,000 square feet.

TRACT NO. 2:

ALL THAT CERTAIN tract, piece or parcel of land in Upper Nazareth Township, County of Northampton

and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at an iron pin, located 128.5 feet west from a concrete marker along the western right-of-way of the Lehigh and New England Railroad Company, with the said pin being sixteen and one-half (16-1/2) feet from the center line of the Public Highway leading from Nazareth to Bath; thence along the south side of said Highway North seventy-three 73 degrees West 60 feet to a stake, thence along property now or late of Raymond Reinert and Gwendolyn Reinert, South 17 degrees West 200 feet to a stake, thence along property now or late of Danile Reinert, South 73 degrees East 89 feet to a stake, thence along property of now or late of Penna-Dixie Cement Corp., formerly Delaware, Lackawanna and Western Railroad Company, North 8 degrees East (improperly stated as West in prior descriptions) 202 feet to the place of BEGINNING.

CONTAINING 13,450 square feet.

TITLE TO SAID PREMISES IS VESTED IN James S. Glaze and Wanda E. Glaze, h/w, by Deed from Elsie V. Bult, fka, Elsie V. Fry, Married, dated 04/21/1995, recorded 04/24/1995 in Book 1995-1, Page 34128.

Premises being: 3125 BATH PIKE, NAZARETH, PA 1 8064-8944.

Tax Parcel No. K6-10-3-0432.

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

SEIZED AND TAKEN into execution of the writ as the property of James S. Glaze and Wanda E. Glaze.

DANIEL G. SCHMIEG, ESQUIRE

## **No. 71**

### **BY VIRTUE OF A CERTAIN WRIT OF EXECUTION CV-2009-09857**

ALL THAT CERTAIN TRACT OF LAND situate in the Borough of Freemansburg, Northampton County, Pennsylvania, BOUNDED AND DESCRIBED according to a survey by W.J. Tinsman, Registered Professional Engineer, dated January 8, 1975, as follows, to wit:

BEGINNING at a point marked by a drill hole, said point being South four degrees twenty-five minutes West (S. 4 degrees 25 minutes W.) a distance of twenty-four and ten one-hundredths feet (24.10 feet) from the intersection of the southerly property line of Willow Alley and the westerly property line of Main Street, thence along the westerly property line of Main Street, South four degrees twenty-five minutes West (S. 4 degrees 25 minutes W.) a distance of thirty and ninety one-hundredths feet (30.90 feet) to a corner marked by an existing iron pipe; thence along other land of the Werkheiser Estate, North eighty-five degrees thirty-five minutes West (N. 85 degrees 35 minutes W.) a distance of one hundred two feet (102 feet) to a corner marked by an iron pipe; thence along line of land of the Central Railroad of New Jersey, North four degrees twenty-five minutes East (N. 4 degrees 25 minutes E.) a distance of twenty-six and twenty-seven one-hundredths feet (26.27 feet) to a corner marked by an iron pipe; thence in and through land of which this is part, South eighty-five degrees thirty-five minutes East (S. 85 degrees 35 minutes E.) a distance of fifty-three and fifty-eight one-hundredths feet (53.58 feet) to an iron pipe, North fifty degrees forty-five minutes twenty seconds East (N. 50

degrees 45 minutes 20 seconds E.) a distance of six and forty one-hundredths feet (6.40 feet) to an iron pipe, and South eighty-five degrees thirty-five minutes East (S. 85 degrees 35 minutes E.) a distance of forty-four feet (44 feet) to a point, the place of beginning. CONTAINING 2,893.49 square feet.

UNDER AND SUBJECT to existing easements and servitudes.

TITLE TO SAID PREMISES IS VESTED IN Loretta H. Schlicher, by Deed from Robert Schlicher and Loretta H. Schlicher, h/w, dated 05/23/2006, recorded 07/17/2006 in Book 2006-1, Page 289830.

Premises being: 212 MAIN STREET, FREEMANSBURG, PA 18017-7234.

Tax Parcel No. P7NW2B 11 1B 0212.

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 Loretta H. Schlicher.

ANDREW C. BRAMBLETT,  
ESQUIRE

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**No. 72**

**BY VIRTUE OF A CERTAIN  
WRIT OF EXECUTION  
CV-2008-05102**

ALL THAT CERTAIN piece or parcel of land situate in the Borough of Bangor, County of Northampton and State of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a corner on the west side of South High Street, and the south side of a ten (10) foot wide side alley; thence South five and one-half degrees East, thirty feet six inches (30 feet 6 inches) to a point; thence South eighty-four and one-half degrees West, one hundred and

thirty feet (130 feet 0 inch) to a point in the east side of a rear fifteen (15 foot) foot wide alley; thence along the east side of said alley North five and one-half degrees West, thirty feet six inches (30 feet 6 inches) to a corner in a ten (10 foot) foot wide alley; thence along the south side of said ten (10 foot) foot wide alley, North eighty-four and one-half degrees East one hundred and thirty feet (130 feet 0 inch) to the place of BEGINNING. CONTAINING Lot No. 283 and a part of Lot No. 282 on Map or Plan of Lots made by Pearsons and Young, Surveyors for Miller and Company.

BOUNDED on the north by a ten (10 foot) foot wide alley, on the east by South High Street, on the south by part of Lot No. 282, and on the west by a fifteen (15 foot 0 inch) foot wide alley.

TITLE TO SAID PREMISES IS VESTED IN Carl B. Lehman, married, by Deed from Mark Hagner, married and Deborah Hagner, his wife, dated 05/30/2003, recorded 06/03/2003, in Deed Book 2003-1, page 203139.

Premises being: 624 BLUE RIDGE AVENUE, BANGOR, PA 18013.

Tax Parcel No. E9NE3C 4 4 0102.

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 Carl B. Lehman.

DANIEL G. SCHMIEG, ESQUIRE

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**No. 73**

**BY VIRTUE OF A CERTAIN  
WRIT OF EXECUTION  
CV-2009-06392**

ALL THAT CERTAIN lot or parcel of land situate on the South side of Lehigh Street East of Twelfth Street in the Township of Bethlehem,



County of Northampton, Commonwealth of Pennsylvania, being known as Lot No. 17 in the Overlook Estates Subdivision, as the same is recorded in the Recorder's Office of Northampton County in Plan Book Volume 55, Page 11, as more fully bounded and described as follows, to wit:

BEGINNING at a point in the South right-of-way line of Lehigh Street (a 50.00 feet wide street), said point being a common corner of lands herein described and Lot 18, Overlook Estates; thence along Lot 18, South 02 degrees 38 minutes 00 seconds West 115.00 feet to a point in line of lands of Lot 14, Overlook Estates; thence along Lot 14, North 87 degrees 22 minutes 00 second West 105.00 feet to a point, a corner in common with Lots 14, 15 and 16, Overlook Estates; thence along Lot 16, North 02 degrees 38 minutes 00 second East 115.00 feet to a point in the South right-of-way line of Lehigh Street (a 50.00 feet wide street); thence along South right-of-way line of Lehigh Street, South 87 degrees 22 minutes 00 second East 105.00 feet to a point being the point and place of beginning.

TITLE TO SAID PREMISES IS VESTED IN Rafal Punda, married, by Deed from Steven Moyer, unmarried and Kenneth Long, unmarried, dated 03/30/2007, recorded 04/11/2007 in Book 2007-1, Page 132216.

Premises being: 3840 LEHIGH STREET, BETHLEHEM, PA 18020-6965.

Tax Parcel No. N7 13 15P 0205.

THEREON BEING ERECTED a bi-level 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 Rafal Punda.

MICHELE M. BRADFORD,  
ESQUIRE

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**No. 74****BY VIRTUE OF A CERTAIN  
WRIT OF EXECUTION  
CV-2009-02758**

ALL THAT CERTAIN lot or tract or parcel of ground situated in the Township of Hanover, County of Northampton and Commonwealth of Pennsylvania, being known and referred to a Lot 48, as shown and identified on a certain subdivision map, plat or plan entitled 'Plan of Hanover Ridge-Phase III', which Plan was recorded on July 9, 2004 in the Office of the Recorder of Deeds in and for Northampton County, Pennsylvania, in Plan Book Volume 2004-5, Pages 412 to 415.

TITLE TO SAID PREMISES IS VESTED IN Oscar B. Callejas, unmarried and Blanca D. Hernandez, unmarried, as joint tenants with the right of survivorship, by Deed from Nic Zawarski and Sons Builders, Inc., a Pennsylvania Corporation, dated 03/29/2006, recorded 04/03/2006 in Book 2006-1, Page 131484.

Premises being: 1252 CROFTON DRIVE, BETHLEHEM, PA 18017-2806.

Tax Parcel No. M6 22 5-48 0214.

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

SEIZED AND TAKEN into execution of the writ as the property of Oscar B. Callejas and Blanca D. Hernandez.

JOSHUA L. GOLDMAN, ESQUIRE

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**No. 75****BY VIRTUE OF A CERTAIN  
WRIT OF EXECUTION  
CV-2009-05358**

ALL THAT CERTAIN messuage, tenement and lot or parcel of land situate in the Township of Palmer, County of Northampton and Commonwealth of Pennsylvania, designated as Lot No. 88 on the Plan of

Penn's Grant, Phase 2, as said Plan is recorded in the Recorder of Deeds Office in and for Northampton County, Pennsylvania in Plan Book 1995-5, pages 458 et seq. being more fully bounded and described as follows, to wit:

BEGINNING at a point on the Southern right-of-way line of Olde Penn Drive (50 feet wide), said point being the Northwest corner of Lot 87 and the Northeast corner of the herein described Lot 88; thence along the Western boundary line of Lot 87, South thirty degrees forty-four minutes fifteen seconds East a distance of two hundred twenty-seven and thirty-eight one-hundredths feet to a point; thence along the Northern boundary lines of Lots 226, 227 and 228 South sixty-one degrees forty-four minutes twenty-six seconds West a distance of thirty-seven and eighty-two one-hundredths feet to a point; thence along the Eastern boundary line of Lot 89, North thirty degrees forty-four minutes fifteen seconds West a distance of two hundred twenty-five and seventy-five one-hundredths feet to a point; thence along the Southern right-of-way line of Olde Penn Drive (50 feet wide), North fifty-nine degrees fifteen minutes forty-five seconds East a distance of thirty-seven and seventy-eight one-hundredths feet to the place of Beginning.

UNDER AND SUBJECT, further, to easements, restriction and covenants of record.

TITLE TO SAID PREMISES IS VESTED IN Daniel Autenrieth and Susan Autenrieth, h/w, by Deed from Adele O. Kelley, dated 02/14/2006, recorded 03/07/2006 in Book 2006-1, Page 94197.

Premises being: 24 OLDE PENN DRIVE, EASTON, PA 18045-7439.

Tax Parcel No. K9 31 6 0324.

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

SEIZED AND TAKEN into execution of the writ as the property of Daniel Autenrieth and Susan Autenrieth.

DANIEL G. SCHMIEG, ESQUIRE

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**No. 76**

**BY VIRTUE OF A CERTAIN  
WRIT OF EXECUTION  
CV-2008-11719**

All that certain messuage or tenement and lot or piece of ground situate on the northwest side of Nottingham Road in the Fourteenth Ward of the City of Bethlehem, Northampton County, Pennsylvania, known and designated as Lot 15, Block C, Section 2 on Plan of Northdale Manor, Windsor Gardens, Inc., Developers, which Plan of Section 2 is recorded in Map Book 13, page 64, bounded and described as follows:

Beginning at a point, said point being a point of tangent, North sixty-four degrees fifteen minutes West (N 64 degrees 15 minutes W) twenty-five (25 feet) feet from the intersection of the northwest street line of Nottingham Road and the northeast street line of a fifty-foot-wide street leading to a tract dedicated for Community Facilities, thence in and along said northeast street line North sixty-four degrees fifteen minutes West (N 64 degrees 15 minutes W) eighty-five (85 feet) feet to a point, thence along said tract dedicated for Community Facilities North twenty-five degrees forty-five minutes East (N 25 degrees 45 minutes E) one hundred ten and forty-one one hundredths (110.41 feet) feet to a point, thence along the southwest line of Lot 14 South fifty-six degrees twenty-one minutes thirty-two seconds East (S 56 degrees 21 minutes 32 seconds E) one hun-

dred twelve and seventy-seven one hundredths (112.77 feet) feet to a point in the northwest street line of Nottingham Road, thence in and along said street line, by a curve to the left, the radius of which is one hundred eighty (180 feet) feet, the central angle forty-seven degrees (47 degrees), an arc distance of twenty-four and seventy-nine one hundredths (24.79 feet) feet to a point of tangent, thence continuing along said street line South twenty-five degrees forty-five minutes West (S 25 degrees 45 minutes W) forty-five and twenty-one hundredths (45.21 feet) feet to a point of curve, thence by a curve to the right, the radius of which is twenty-five (25 feet) feet, central angle ninety degrees (90 degrees), an arc distance of thirty-nine and twenty-seven one hundredths (39.27 feet) feet to the point, the place of beginning.

Bounded on the northwest by a tract dedicated for Community Facilities, on the northeast by Lot 14, Block C, Section 2, on the southeast by Nottingham Road and on the southwest by a fifty-foot-wide street leading to the tract dedicated for Community Facilities.

SUBJECT to conditions and restrictions appearing in the chain of title.

TITLE TO SAID PREMISES IS VESTED IN Robert Navin and Maryann Navin, h/w, by Deed from Mark Karaffa, Executor of the Estate of Mathew M. Karaffa, aka, Matthew M. Karaffa, dated 03/05/2004, recorded 03/18/2004 in Book 2004-1, Page 100730.

Premises being: 2609 NOTTINGHAM ROAD, BETHLEHEM, PA 18017.

Tax Parcel No. N7NW2-26-16.

THEREON BEING ERECTED a split-level dwelling w/attached one-

car garage, brick and vinyl siding exterior and shingle roof.

SEIZED AND TAKEN into execution of the writ as the property of Robert C. Navin and Mary Ann J. Navin.

JAIME McGUINNESS, ESQUIRE

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**No. 77**

**BY VIRTUE OF A CERTAIN  
WRIT OF EXECUTION**

**CV-2008-03601**

ALL THAT CERTAIN messuage or tenement and parcel of land situate on the east side of Oakwood Lane, in the Township of Lower Nazareth, County of Northampton and Commonwealth of Pennsylvania, known as Lot 26 as shown on the final plan of 'Hidden Oaks II Major Subdivision—Layout Plan—Phase II,' said plan being recorded in the Office of the Recorder of Deeds in and for Northampton County in Plan Book Volume 2003-5 Page 351, being more fully described as follows:

BEGINNING at an iron pin set on the western right-of-way line of Oakwood Lane (50 feet wide), said iron pin also being the northeast property corner of Lot #27; thence along Lot #27, South 79 degrees 25 minutes 01 second West, a distance of 286.00 feet to an iron pin set; thence along Lot #18 and Lot #17, Hidden Oaks II Major Subdivision, Phase I, North 10 degrees 34 minutes 59 seconds West, passing through an iron pin set at a distance of 116.64 feet, a total distance of 153.00 feet to an iron pin set; said iron pin being the southwest property corner of Lot #25; thence along Lot #25, North 79 degrees 25 minutes 01 second East, a distance of 286.00 feet to an iron pin set on the western right-of-way line of Oakwood Lane (50 feet wide); thence along Oakwood Lane, South 10 degrees 34 minutes 59 seconds East, a distance

of 153.00 feet to an iron pin set, the point of beginning.

Containing 43,758 square feet or 1.0045 acres.

TITLE TO SAID PREMISES IS VESTED IN Lawrence J. Hohner and Janine E. Hohner, as tenants by the entirety, by Deed from Hidden Oaks I, LLP, dated 05/25/2005, recorded 05/27/2005, in Deed Book 2005-1, page 198838.

Premises being: 4467 OAKWOOD LANE, NAZARETH, PA 18064.

Tax Parcel No. L7-5-7G-26.

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

SEIZED AND TAKEN into execution of the writ as the property of Lawrence Hohner a/k/a Lawrence J. Hohner and Janine Hohner a/k/a Janine E. Hohner.

ANDREW C. BRAMBLETT,  
ESQUIRE

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**No. 79**  
**BY VIRTUE OF A CERTAIN**  
**WRIT OF EXECUTION**  
**CV-2009-09529**

ALL THAT CERTAIN lot or piece of land lying and being in the City of Bethlehem, County of Northampton, and State of Pennsylvania, and known on Plan of Lot of the Bethlehem View Tract of Lots Nos. Seven Hundred Thirty-eight (738), Seven Hundred Thirty-nine (739), Seven Hundred Forty (740), Seven Hundred Forty-one (741), Seven Hundred Forty-two (742) and Seven Hundred Forty-three (743), bounded and described as follows, to wit:

BEGINNING at the northwesterly corner of the intersection of Stefko Boulevard (formerly Newton Avenue) and Fairview Street, said point being the southeasterly corner of said Lot No. Seven Hundred Thirty-eight (738),

thence in a northeasterly direction along the westerly line of said Stefko Boulevard (formerly Newton Avenue) a distance of one hundred nineteen and six tenths (119.6) feet, more or less, to the southeasterly corner of Lot No. Seven Hundred Forty-four (744), thence in a northwesterly direction along the dividing line of Lots Nos. Seven Hundred Forty-three (743) and Seven Hundred Forty-four (744), a distance of one hundred two and four tenths (102.4) feet, more or less, to Boyd Street, thence southerly along the easterly line of said Boyd Street, a distance of one hundred fifty-five and two tenths (155.2) feet, more or less, to Fairview Street, thence easterly along the northerly line of said Fairview Street a distance of twenty-three and sixty-five one hundredths (23.65) feet, more or less, to the place of beginning. BOUNDED on the Easterly side by Stefko Boulevard (formerly Newton Avenue), on the Northerly side by Lot No. Seven Hundred Forty-four (744), on the Westerly side by Boyd Street, and on the southerly side by Fairview Street. Being one hundred nineteen and six tenths (119.6) feet in width on Stefko Boulevard (formerly Newton Avenue) and one hundred fifty-five and two tenths (155.2) feet in width on Boyd Street, twenty-three and sixty-five one hundredths (23.65) feet in depth on Fairview Street and one hundred two and four tenths (102.4) feet in depth on the northerly side, more or less. Said Plan of Lots is duly entered of record at Easton in the County of Northampton and State of Pennsylvania in the Office of the Recorder of Deeds in and for the said County of Northampton in Book of Maps No. 7, Page 31.

ALSO KNOWN AS NORTHAMPTON COUNTY UNIFORM PARCEL

IDENTIFIER: MAP N7NW4C BLOCK 11 LOT 7; GIS PIN: 4863-07-5451-6955.

BEING THE SAME PREMISES which Josephine Polak, by Deed dated July 17, 2001 and recorded July 17, 2001 in the Office for the Recording of Deeds in and for Northampton County, at Easton, Pennsylvania in Deed Book Volume 2001-1, page 136770, granted and conveyed unto L.K.S., L.L.C., a Pennsylvania limited liability company.

BEING KNOWN AS 2005 Stefkø Boulevard, Bethlehem, Pennsylvania.

THEREON BEING ERECTED a two commercial retail and apartment dwelling with stucco and vinyl siding exterior and shingle roof; parking lot.

SEIZED AND TAKEN into execution of the writ as the property of June Shepulski and LKS, LLC.

JORGE M. PEREIRA, ESQUIRE

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**No. 80**  
**BY VIRTUE OF A CERTAIN**  
**WRIT OF EXECUTION**  
**CV-2008-13546**

ALL THAT CERTAIN messuage or tenement and parcel or piece of land situate in the First Ward of the Borough of Northampton, Northampton County, Pennsylvania, known as 2243 Main Street, bounded and described as follows, to wit:

BEGINNING at a point on the eastern line of Main Street at the corner of property now or late of John Galgon; THENCE along the eastern line of Main Street, South 11 degrees 24 minutes West for a distance of forty-four (44) feet to a point; THENCE through lands of which the herein described premises were formerly a part, North 86 degrees 30 minutes East, for a distance of one hundred forty-one and one-tenth (141.10) feet

to a point on the western line of an 18.00 foot wide alley; THENCE along said alley, North 12 degrees 9 minutes East for a distance of forty-four and two-tenths (44.20) feet to a point; THENCE along the line of property now or late of John Galgon South 86 degrees 30 minutes West for a distance of one hundred forty-one and seven-tenths (141.70) feet 20 the place of beginning.

BEING THE SAME PREMISES WHICH Joseph E. Cenchitz and Lori Jo Cenchitz by Deed dated November 30, 2001 and recorded in the Office of the Recorder of Deed Northampton County on December 5, 2001 in Bk 2001-1 Page 260091, granted and conveyed unto Michael Wlcoc and Judy Wilcox, husband and wife.

TAX PARCEL NUMBER: L4SW1C-2-6.

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

SEIZED AND TAKEN into execution of the writ as the property of Michael Wilcox and Judy Wilcox.

CHRISTOPHER A. DeNARDO,  
ESQUIRE

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**No. 81**  
**BY VIRTUE OF A CERTAIN**  
**WRIT OF EXECUTION**  
**CV-2008-03916**

ALL that certain lot, situate on the South side of Berwick Street in the City of Easton, County of Northampton and State of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at the Northeast corner of property now or late of William Schmidt and extending East 30 feet along said Berwick Street, to other land now or late of Elsworth D. Vogel; thence along the same South 140 feet, more or less, to a 20 foot wide alley; thence along the same

West, 30 feet to land now or late of William Schmidt; thence along the same North 140 feet to the place of beginning.

HAVING erected thereon a dwelling known as 1022 West Berwick Street, Easton, PA 18042.

TAX MAP NO. M9NE1A-5-23.

BEING the same premises which Fazeem Ali and Tarmattie Ali, husband and wife, by deed dated 07/19/2006 and recorded on 07/11/2006 in Northampton County, Pennsylvania, Recorder of Deeds Office in Deed Book Volume 2006-1, page 279970, granted and conveyed unto Lisa M. Medina and Victor Johnson, as tenants in common.

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

SEIZED AND TAKEN into execution of the writ as the property of Victor Johnson and Lisa M. Medina.

LOUIS P. VITTI, ESQUIRE

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**No. 82**  
**BY VIRTUE OF A CERTAIN**  
**WRIT OF EXECUTION**  
**CV-2009-07856**

ALL THAT CERTAIN message, tenement and lot or piece of ground situate on the South side of Northampton Street, in the City of Easton, County of Northampton and State of Pennsylvania, between Fourth and Fifth Street, and known as 432-434 Northampton Street, containing in front on said Northampton Street thirty (30) feet and extending in length or depth two hundred twenty (220) feet to Pine Street.

BOUNDED on the North by Northampton Street, on the East by property now or late of Fifteenth Street Corporation, on the South by Pine Street and on the West by property now or late of David and Bertha Goldsmith Estates and Helen Goldsmith.

BEING THE SAME PREMISES which Anthony F. Maragulia and Catherine E. Maragulia, his wife, and John J. Maragulia and Lorette A. Maragulia, his wife, dated October 27, 1961, and recorded in the Office for the Recording of Deeds in and for the County of Northampton at Easton, Pennsylvania, in Deed Book Volume 473, Page 367, granted and conveyed unto A & D Tile & Paint-Up, Inc.

HAVING ERECTED THEREON a residential dwelling known as 432 Northampton Street, Easton, PA 18042.

TAX PARCEL NUMBER: L9SE2A-15-9.

THEREON BEING ERECTED a three story retail commercial structure.

SEIZED AND TAKEN into execution of the writ as the property of A & D Tile & Paint-Up, Inc.

BRETT SOLOMON, ESQUIRE

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**No. 83**  
**BY VIRTUE OF A CERTAIN**  
**WRIT OF EXECUTION**  
**CV-2009-07633**

Description of Lot 2, Colonial Walk Estates, Bushkill Township, Northampton County, Pennsylvania

BEGINNING at a point in the westerly line of Sonny Drive, 50' wide, where the same is intersected by the common line of Lot 1 to the north and Lot 2 to the south as shown on map entitled "Layout Plan Final Subdivision Submission for Colonial Walk Estates, Bushkill Township, Northampton County, PA", dated March 25, 2005, revised July 14, 2005 and prepared by RETTEW Associates, Inc., Bethlehem, PA and runs THENCE;

1) Southerly, along said westerly line of Sonny Drive, on a curve to the left with a radius of 175.00 feet, an arc length of 26.51 feet (the chord of



which bears South 26 degrees 05 minutes 38 seconds East, distant 26.49 feet) to a point of tangency in said line; thence

2) South 30 degrees 26 minutes 03 seconds East, still along said line, distant 148.49 feet to a point in said line; thence

3) South 59 degrees 33 minutes 57 seconds West, leaving said line and running along the common line of Lot 2 to the north and Lot 3 to the south, distant 206.23 feet (206.26 on above mentioned map) to a point in the outside line of the whole tract of which this is a part; thence

4) North 29 degrees 24 minutes 08 seconds West, along said outside line, distant 206.15 feet to a point; thence

5) North 68 degrees 14 minutes 46 seconds East, along the aforementioned common line of Lot 1 to the north and Lot 2 to the south, distant 2.06.88 feet to the point and place of BEGINNING.

Containing 0.896 acres of land; be the same, more or less.

Subject to all easements and rights of way as depicted on the abovementioned Layout Plan Final Subdivision Submission for Colonial Walk Estates.

Description of Lot 8, Colonial Walk Estates, Bushkill Township, Northampton County, Pennsylvania.

BEGINNING at a point in the westerly line of Sonny Drive, 50' wide, where the same is intersected by the common line of Lot 8 to the east and Lot 7 to the west as shown on map entitled "Layout Plan Final Subdivision Submission for Colonial Walk Estates, Bushkill Township, Northampton County, PA", dated March 25, 2005, revised July 14,

2005 and prepared by RETTEW Associates, Inc., Bethlehem, PA and runs THENCE;

1) Easterly, along said westerly line of Sonny Drive, on a curve to the left with a radius of 60.00 feet, an arc length of 44.76 feet (the chord of which bears North 82 degrees 32 minutes 04 seconds East, distant 43.72 feet) to a point in said line; thence

2) South 07 degrees 47 minutes 22 seconds East, leaving said line and running along the common line of Lot 9 to the east and Lot 8 to the west, distant 218.31 feet to a point; thence

3) South 00 degrees 16 minutes 24 seconds West, still running along said common line, distant 110.48 feet to a point; thence

4) North 87 degrees 26 minutes 24 seconds East, still along said line, distant 76.44 feet to a point; thence

5) South 00 degrees 16 minutes 24 seconds West, still along said line, distant 200.24 feet to a point in the outside line of the whole tract of which this is a part; thence

6) South 87 degrees 26 minutes 24 seconds West, along said outside line, distant 333.73 feet to a point in said line; thence

7) North 08 degrees 14 minutes 32 seconds East, along said outside line, distant 203.61 feet to a point; thence

8) North 87 degrees 26 minutes 24 seconds East, leaving said common line and running along the common line of Lot 7 to the north and Lot 8 to the south, distant 185.22 to a point in said line; thence

9) North 00 degrees 113 minutes 24 seconds East, still along said common line, distant 109.36 feet to a point; thence

10) North 07 degrees 47 minutes 22 seconds West, still along said common line, distant 215.69 feet to the point and place of BEGINNING.

Containing 1.793 acres of land; be the same, more or less.

Subject to all easements and rights of way as depicted on the abovementioned Layout Plan Final Subdivision Submission for Colonial Walk Estates.

Description of Lot 13, Colonial Walk Estates, Bushkill Township, Northampton County, Pennsylvania.

BEGINNING at a point in the westerly line of Sonny Drive, 50' wide, where the same is intersected by the common line of Lot 13 to the north and Lot 12 to the south as shown on map entitled "Layout Plan Final Subdivision Submission for Colonial Walk Estates, Bushkill Township, Northampton County, PA", dated March 25, 2005, revised July 14, 2005 and prepared by RETTEW Associates, Inc., Bethlehem, PA and runs THENCE;

1) North 30 degrees 26 minutes 03 seconds West, along said westerly line, distant 148.53 feet to a point in said line; thence

2) North 59 degrees 33 minutes 57 seconds East, leaving said westerly line and running along the common line of Lot 13 to the north and Lot 12 to the south, distant 305.42 feet to a point in the outside line of the whole tract of which this is a part; thence

3) South 19 degrees 50 minutes 07 seconds East, along said outside line, distant 151.11 feet to a point in said outside line; thence

4) South 59 degrees 33 minutes 57 seconds West, along the aforementioned common line of Lot 13 to the north and Lot 12 to the south, distant

277.62 feet to the point and place of BEGINNING.

Containing 0.994 acres of land; be the same, more or less.

Subject to all easements and rights of way as depicted on the abovementioned Layout Plan Final Subdivision Submission for Colonial Walk Estates.

Description of Lot 14, Colonial Walk Estates, Bushkill Township, Northampton County, Pennsylvania.

BEGINNING at a point in the westerly line of Sonny Drive, 50' wide, where the same is intersected by the common line of Lot 14 to the north and Lot 13 to the south as shown on map entitled "Layout Plan Final Subdivision Submission for Colonial Walk Estates, Bushkill Township, Northampton County, PA", dated March 25, 2005, revised July 14, 2005 and prepared by RETTEW Associates, Inc., Bethlehem, PA and runs THENCE;

1) North 30 degrees 26 minutes 03 seconds West, along said westerly line, distant 148.52 feet to a point in said line; thence

2) North 59 degrees 33 minutes 57 seconds East, leaving said westerly line, distant 7.22 feet to a point; thence

3) North 61 degrees 06 minutes 40 seconds East, distant 324.47 feet to a point in the outside line of the whole tract of which this is a part; thence

4) South 19 degrees 50 minutes 07 seconds East, along said outside line, distant 142.19 feet to a point in said outside line; thence

5) South 59 degrees 33 minutes 57 seconds West, along the aforementioned common line of Lot 14 to the north and Lot 13 to the south, distant 305.42 feet to the point and place of BEGINNING.

Containing 1.056 acres of land; be the same, more or less.

Subject to all easements and rights of way as depicted on the abovementioned Layout Plan Final Subdivision Submission for Colonial Walk Estates.

PARCEL NUMBER G7-12-1J being known as 201 Sonny Drive, Wind Gap, Pennsylvania.

PARCEL NUMBER G7-12-1Q being known as 225 Sonny Drive, Wind Gap, Pennsylvania.

PARCEL NUMBER G7-12-1V being known as 210 Sonny Drive, Wind Gap, Pennsylvania.

PARCEL NUMBER G7-12-1W being known as 206 Sonny Drive, Wind Gap, Pennsylvania.

SEIZED AND TAKEN into execution of the writ as the property of Wildflower Estates, LLC and Integrity Builders of the Lehigh Valley, LLC.

MICHAEL C. DESCHLER,  
ESQUIRE

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**No. 84**  
**BY VIRTUE OF A CERTAIN**  
**WRIT OF EXECUTION**  
**CV-2009-05759**

ALL THAT CERTAIN tract of land located in the Borough of Northampton, County of Northampton, and the Commonwealth of Pennsylvania, (the same being Lot #42, as shown on a final record plan entitled "Quarry Hill Estates", dated 05/18/2006, recorded 07/05/2006, Northampton County Map Book 2006-5, Page 448, prepared by Lehigh Engineering Associates, Inc.), described as follows, to wit:

BEGINNING at an iron pin located along the right-of-way line of Walker Drive (20' from centerline), said pin also located along Lot 41 of the above mentioned subdivision and the lands herein described, thence;

1) S 28° 10' 03" E, 100.00' along Lot 41 of the above mentioned subdivision to an iron pin, thence;

2) S 61° 24' 34" W, 40.00' along Lots 50 and 49 of the above mentioned subdivision to an iron pin, thence;

3) N 28° 10' 03" W, 100.00' along Lot 43 of the above mentioned subdivision to an iron pin, thence;

4) N 61° 24' 34" E, 40.00' along the right-of-way line of Walker Drive (20' from centerline) to the aforementioned pin and place of BEGINNING, containing:

4,000.11 sq. ft.

BEING THE SAME PREMISES which Edward J. Deichmeister, married, Eileen Sipos, single, John J. Sipos, Jr., single, Kathleen M. Deichmeister, single, and Bethany F. Deichmeister, wife of Edward J. Deichmeister, by Deed dated August 30, 2007 and recorded September 6, 2007, in the Office for the Recorder of Deeds in and for the County of Northampton, in Deed Book 20071 Page 329428, granted and conveyed unto the Luis A. Montes and Dina I. Montes, husband and wife, in fee.

BEING KNOWN AS 642 Walker Drive, Northampton, Pennsylvania.

TAX PARCEL NUMBER: M4-3-7-42.

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

SEIZED AND TAKEN into execution of the writ as the property of Luis A. Montes and Dina I. Montes.

CHRISTOPHER A. DeNARDO,  
ESQUIRE

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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.

RANDALL P. MILLER

Sheriff

Northampton County,

Pennsylvania

CHRISTOPHER T. SPADONI

ESQUIRE

Solicitor to the Sheriff

Jan. 14, 21, 28

**LEGAL SECRETARY**

Busy Northampton County litigation law practice seeks experienced legal secretary for full-time position. Personal Injury experience preferred. Send letter of interest, work history, resume, and references, in confidence to:

**MARTINO, KARASEK, MARTINO**

**and LOPIANO-REILLY, LLP**

**641 Market Street, Bangor, Pennsylvania 18013**

**Phone: (610) 588-0224**

**mjg@mkmandl-r-lawoffices.com**

**Jan. 28; Feb. 4**

**COMMONWEALTH COURT  
OF PENNSYLVANIA****APPELLATE LAW CLERK**

Judge Robert (“Robin”) Simpson of the Commonwealth Court of Pennsylvania has an opening for an appellate law clerk in Nazareth, PA. Duties include drafting opinions and legal memoranda for matters on appeal from state agencies and the courts of common pleas, and reviewing other law clerks’ opinions and memoranda for accuracy and conformity with the rules of citation. Strong research and writing skills are a must. Competitive salary and excellent benefits package offered. Please fax cover letter, resume and transcript to (610) 746-7754.

Jan. 28; Feb. 4



**FEBRUARY 2010**

<b>MON</b>	<b>TUE</b>	<b>WED</b>	<b>THU</b>	<b>FRI</b>
1 Juvenile ARD/ Summaries Cost & Fines	2 Argument	3 DRS Civil Pretrials	4 Juvenile Status DRS	5 Misc. Hrngs.
8 Juvenile Criminal	9 Criminal	10 Criminal	11 Juvenile Arraignments Criminal	12 Misc. Hrngs.
15 President's Day	16 Juvenile	17 Asbestos Pr-Tr. Civil Call Misc. Hrngs.	18 Judges' Conference	19 Judges' Conference
22 Juvenile Civil	23 Civil	24 Civil	25 Juvenile Arraignments Civil	26 Misc. Hrngs. O.C. Audit

**NORTHAMPTON COUNTY REPORTER DIGEST—2010-1**

The following are recent decisions of the Court of Common Pleas of Northampton County, Pennsylvania. The full opinion may be viewed online, downloaded and printed under “Records Search” at [www.northamptoncounty.org](http://www.northamptoncounty.org)

**Caption:** **Rox-Ann Reifer v. Donald P. Russo**  
**Term No.:** C-48-CV-2008-2558  
**Keywords:** Professional Negligence; Preliminary Objections; Pa. R.C.P. 1042.2; Pa. R.C.P. 1042.3; Pa. R.C.P. 1028; Pa. R.C.P. 400  
**Attorney(s):** David W. Knauer, Esquire for Plaintiff  
Donald P. Russo, Esquire Pro Se  
**Date of Order:** March 5, 2009  
**Judge:** Paula A. Roscioli, J.  
**Description of Decision:**

Defendant filed preliminary objections to Plaintiff’s Complaint, which alleged claims of *inter alia* professional negligence, fraud, and breach of contract, on the grounds that Plaintiff had signed a release of claims against him, that Plaintiff had failed to comply with Pa. R.C.P. 1042.2 and 1042.3, and that the Complaint was not served upon him by a sheriff. The Court overruled Defendant’s first preliminary objection on the grounds that the affirmative defense of release is not an appropriate preliminary objection, but must be pleaded as new matter. Defendant’s second preliminary objection was overruled on the grounds that Plaintiff’s Complaint, on its face, clearly complied with Pa. R.C.P. 1042.2, and on the grounds that Plaintiff had filed her certificate of merit well within the time prescribed by Pa. R.C.P. 1042.3. Defendant’s third preliminary objection was overruled on the grounds that only original service need be served by a sheriff pursuant to Pa. R.C.P. 400, which had occurred when Defendant was served with a writ of summons prior to service of the Complaint.

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**Caption:** **Countrywide Home Loans, Inc. v. Gary L. Cook, Shawn M. Cook, and Tamara Cook**  
**Term No.:** C-48-CV-2008-9347  
**Keywords:** Foreclosure; Fraud; Pa. R.C.P. 1148; UTPCPL; Unjust Enrichment  
**Attorney(s):** Lisa A. Lee, Esquire for Plaintiff  
John P. O’Boyle, Esquire for Defendants  
**Date of Order:** March 24, 2009  
**Judge:** Paula A. Roscioli, J.  
**Description of Decision:**

Plaintiff filed preliminary objections to Defendants’ Counterclaim, which asserted causes of action in fraud, unjust enrichment, and a violation of the UTPCPL. The underlying claim was one for mortgage foreclosure. Plaintiff asserted (a) that all of Defendants’ claims were barred by Pa. R.C.P. 1148, because the alleged fraudulent transaction did not arise from the mortgage relationship, (b) that the UTPCPL does not provide a cognizable counterclaim to an action in mortgage foreclosure, and (c) that Defendants failed to plead all of the necessary elements of any of their claims. The Court found that the claims were not barred by Pa. R.C.P. 1148, because the alleged fraudulent transaction was an inducement to enter into a mortgage contract, not an inducement to enter into a contract for sale. Finding no support for Plaintiff’s claim that the UTPCPL does not provide a defense to a mortgage foreclosure action, the Court

dismissed Plaintiff's preliminary objection on that ground. Finally, the Court found that Defendants had in fact pleaded sufficient facts to support their causes of action in fraud and violation of the UTCPL, but that Defendants had not pleaded sufficient facts to support their claim for unjust enrichment. Accordingly, Plaintiff's final preliminary objection was overruled in part and sustained in part.

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**Caption:** Miriam Landes, as Trustee of the Hanford Trust, and Jesse Langman v. Keystone Nazareth Bank and Trust Co., Palmer Zigmund, Stephen W. Wiener, Esquire and Wiener & Wiener, LLP

**Term No.:** C-48-CV-2008-1787

**Keywords:** Abuse of Process; Standing Preliminary Objections; Breach of Fiduciary Duty

**Attorney(s):** Richard P. Myers, Esquire for Plaintiff  
Jeffrey B. McCarron, Esquire and Gerald E. Burns, Esquire for Defendants

**Date of Order:** April 20, 2009

**Judge:** Paula A. Roscioli, J.

**Description of Decision:**

Plaintiffs asserted causes of action against Defendants for wrongful use of civil proceedings, abuse of process, and breach of fiduciary duty, arising out of a prior lawsuit wherein Defendants asserted claims for *inter alia* unjust enrichment. Defendants filed preliminary objections on the grounds that (a) Jesse Langman should not be included as a Plaintiff, and (b) that Plaintiffs had failed to state a claim for abuse of process. Defendants' first preliminary objection was sustained as it pertained to Plaintiffs' claims for wrongful use of civil proceedings and abuse of process, as Jesse Langman was not a party to the prior action, but Mr. Langman was permitted to remain as a plaintiff on the claim for breach of fiduciary duty, as he was a beneficiary of the trust. The Court further found that Plaintiffs had set forth sufficient facts to support a claim for abuse of process, as they had alleged that Plaintiffs had suffered harm as a result of Defendants' pursuit of a claim against them which they knew had no merit, in an effort to force Plaintiffs to settle with them on another related matter.

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**Caption:** Joseph J. Herczeg, Executor for the Estates of Mary Herczeg and Joseph Herczeg v. Marketing Masters, Inc. d/b/a Preneed Family Services

**Term No.:** C-48-CV-2009-148

**Keywords:** Void Contract; Unjust Enrichment; Funeral Services; Restitution; Failure To State a Claim; Demurrer

**Attorney(s):** Benjamin A. Cero, Esquire for Plaintiff  
Laura H. Scheff, Esquire for Defendant

**Date of Order:** April 21, 2009

**Judge:** Paula A. Roscioli, J.

**Description of Decision:**

Plaintiff's Complaint alleged a claim for unjust enrichment, seeking restitution for money paid under a contract which he alleged was void *ab initio* because Defendant's predecessor in interest did not have the legal right to enter into a contract for funeral or cremation services. Defendant filed preliminary objections in the nature of a demurrer,

seeking dismissal of the Complaint on the grounds that (a) Plaintiff had not verified the Complaint, (b) Plaintiff was inexplicably attempting to sue upon a contract that he claimed was void, (c) Plaintiff failed to state a claim upon which relief could be granted, and (d) Plaintiff had not attached a copy of the contract to the Complaint. Plaintiff had in fact verified the Complaint, and it was revealed that a clerical error resulted in Defendant being served with an unsigned copy, which error was rectified prior to the date of argument. Similarly, a copy of the contract, which had been in the possession of Defendant since 1992, had inadvertently been omitted from the copy which was served upon Defendant, and a copy had been provided to Defendant by Plaintiff prior to argument. It was clear to the Court that Plaintiff was not attempting to sue upon the contract, but rather to obtain restitution for money paid pursuant to that contract, and that Plaintiff had pleaded sufficient facts to support a claim for unjust enrichment. Accordingly, all of Defendant's preliminary objections were overruled.

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**Caption:** Deutsche Bank National Trust Company v. Sarah E. Baker and Eric G. Baker

**Term No.:** C-48-CV-2006-3235

**Keywords:** Summary Judgment; Foreclosure; Rescind Contract

**Attorney(s):** Jenine R. Davey, Esquire for Plaintiff  
Peter J. Quigley, Esquire for Defendants

**Date of Order:** April 23, 2009

**Judge:** Paula A. Roscioli, J.

**Description of Decision:**

Plaintiff filed a motion for summary judgment on the grounds that no genuine issues of material fact remained in the case, and that it was entitled to judgment as a matter of law. The action was one for mortgage foreclosure. Defendants alleged that they had rescinded the mortgage contract within the time provided to do so, and that the mortgage was therefore invalid. The Court found that genuine issues of material fact remained with regard to the questions of (a) whether Defendants had in fact rescinded the contract, (b) whether Plaintiff improperly issued and mailed checks to third parties on behalf of Plaintiffs after the contract was rescinded, and (c) whether Defendants had retained checks which were issued to them in error after the contract was rescinded. Accordingly, summary judgment was denied.



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## **PERIODICAL PUBLICATION**

**\* Dated Material. Do Not Delay. Please Deliver Before Monday, February 1, 2010**