

**ESTATE AND TRUST NOTICES**

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

**FIRST PUBLICATION**

**PHILIP W. ASHMORE, dec'd.**

Late of the Township of Upper Darby, Delaware County, PA.  
Extx.: Denise McCarthy, 909 Daffodil Lane, Media, PA 19063.

**ROBERT E. CARLSON, dec'd.**

Late of the Township of Middletown, Delaware County, PA.  
Extx.: Robert Neal Carlson c/o Guy F. Matthews, Esquire, 344 W. Front Street, Media, PA 19063.  
GUY F. MATTHEWS, ATTY.  
Eckell, Sparks, Levy, Auerbach, Monte, Sloane, Matthews & Auslander, P.C.  
344 W. Front Street  
P.O. Box 319  
Media, PA 19063

**MICHAEL DAMROTH, dec'd.**

Late of the Township of Newtown, Delaware County, PA.  
Extx.: Laura D. Somes c/o Joseph E. Lastowka, Jr., Esquire, The Madison Building, 108 Chesley Drive, Media, PA 19063-1712.  
JOSEPH E. LASTOWKA, JR., ATTY.  
Abbott Lastowka & Overholt LLP  
Attorneys and Counsellors at Law  
The Madison Building  
108 Chesley Drive  
Media, PA 19063-1712

**PHILIP E. DiGIORGIO, dec'd.**

Late of the Township of Upper Darby, Delaware County, PA.  
Extx.: Denise DiGiorgio McKeon c/o John S. DiGiorgio, Esquire, 1706 Race Street, Ste. 404, Philadelphia, PA 19103.  
JOHN S. DiGIORGIO, ATTY.  
1706 Race Street  
Ste. 404  
Philadelphia, PA 19103

**ANDREA M. DRAVES, dec'd.**

Late of the Township of Middletown, Delaware County, PA.  
Co-Extxs.: Karen W. Inverso and Natalie A. Costello c/o Joseph T. Mattson, Esquire, 1100 Township Line Road, Havertown, PA 19083.  
JOSEPH T. MATTSON, ATTY.  
Donohue, McKee & Mattson, Ltd.  
1100 Township Line Road  
Havertown, PA 19083

**ADELAIDE M. FABRIZIO a/k/a ADELAIDE MARY FABRIZIO, dec'd.**

Late of the Township of Concord, Delaware County, PA.  
Extx.: Donna R. Fabrizio, 3502 Century Lane, Chadds Ford, PA 19317.

**SALLY A. GABLE, dec'd.**

Late of the Borough of Norwood, Delaware County, PA.  
Extx.: Rosalie M. McNeff c/o Joseph E. Lastowka, Jr., Esquire, The Madison Building, 108 Chesley Drive, Media, PA 19063-1712.  
JOSEPH E. LASTOWKA, JR., ATTY.  
Abbott Lastowka & Overholt LLP  
Attorneys and Counsellors at Law  
The Madison Building  
108 Chesley Drive  
Media, PA 19063-1712

**WILLIAM D. GALLAGHER, dec'd.**

Late of the Township of Radnor, Delaware County, PA.  
Extx.: Elaine Parrish, 314 Marshall Street, Downingtown, PA 19335.  
BENJAMIN S. OHRENSTEIN, ATTY.  
354 West Lancaster Avenue  
Ste. 105  
Haverford, PA 19041

**ILSE GERSON, dec'd.**

Late of the Township of Haverford, Delaware County, PA.  
Extxs.: Brenda Reis Marg, 157 Cedarbrook Road, Ardmore, PA 19003 and Ronald J. Gerson, 520 Ridge Drive, Lincoln University, PA 19352.  
TATYANA V. GLEYZER, ATTY.  
Klenk Law  
1701 Walnut Street  
6<sup>th</sup> Fl.  
Philadelphia, PA 19103

**WENDY ANN JOHANSEN, dec'd.**

Late of the Township of Nether Providence, Delaware County, PA.  
Admx.: Kirsten Collins c/o Robert M. DiOrio, Esquire, 21 West Front Street, Media, PA 19063.

ROBERT M. DiORIO, ATTY.  
DiOrio & Sereni, LLP  
21 West Front Street  
Media, PA 19063

**LILLIAN L. JONES**, dec'd.  
Late of the Township of Marple,  
Delaware County, PA.  
Extr.: Steven Angelaccio c/o Robert  
F. Pappano, Esquire, 3305 Edgmont  
Avenue, Brookhaven, PA 19015.  
ROBERT F. PAPPANO, ATTY.  
Pappano & Breslin  
3305 Edgmont Avenue  
Brookhaven, PA 19015

**FLORETTA S. JORDAN**, dec'd.  
Late of the City of Chester, Delaware  
County, PA.  
Extr.: Clarence H. Jordan, Jr., 817 N.  
6<sup>th</sup> St., Philadelphia, PA 19123.  
LINDA M. ANDERSON, ATTY.  
Anderson Elder Law  
206 Old State Road  
Media, PA 19063

**MARY WILSON KRAUSS a/k/a MARY  
W. KRAUSS**, dec'd.  
Late of the Township of Haverford,  
Delaware County, PA.  
Extr.: Erle F. Krauss, 731 Old Buck  
Lane, #304, Haverford, PA 19041.  
FRANCIS J. MURPHY, ATTY.  
Murphy and Murphy  
801 Old Lancaster Road  
Bryn Mawr, PA 19010

**MARGARET MARY McMENAMIN**,  
dec'd.  
Late of the Township of Upper Darby,  
Delaware County, PA.  
Extr.: Richard F. McMenamin,  
Esquire, 1901 Walnut Street, No. 13E,  
Philadelphia, PA 19103.  
RICHARD F. McMENAMIN, ATTY.  
1901 Walnut Street  
No. 13E  
Philadelphia, PA 19103

**LEON R. MORMILE**, dec'd.  
Late of the Township of Darby,  
Delaware County, PA.  
Extr.: Robert A. Mormile, Jr., 9 Laurie  
Lane, Wallingford, PA 19086.  
LINDA M. ANDERSON, ATTY.  
Anderson Elder Law  
206 Old State Road  
Media, PA 19063

**JOHN I. NIXON**, dec'd.  
Late of the Borough of Clifton Heights,  
Delaware County, PA.  
Extr.: Dorothy S. Nixon c/o Margaret  
Gallagher Thompson, Esquire, 200  
Four Falls Corporate Center, Ste. 400,  
West Conshohocken, PA 19428.

MARGARET GALLAGHER  
THOMPSON, ATTY.  
Cozen O'Connor, P.C.  
200 Four Falls Corporate Center  
Ste. 400  
West Conshohocken, PA 19428

**TERRENCE T. O'FLAHERTY**, dec'd.  
Late of the Township of Newtown,  
Delaware County, PA.  
Extr.: Maureen O. Wylonis c/o Stephen  
M. Asbel, Esquire, 20 West Third  
Street, P.O. Box 625, Media, PA 19063.  
STEPHEN M. ASBEL, ATTY.  
20 West Third Street  
P.O. Box 625  
Media, PA 19063

**FREDERICK R. O'NEILL**, dec'd.  
Late of the Borough of Morton,  
Delaware County, PA.  
Admx.: Kimberly Moyer, 24 Sycamore  
Avenue, Morton, PA 19070.  
CARRIE WOODY, ATTY.  
110 West Front Street  
Media, PA 19063

**SHIRLEY C. PURCELL**, dec'd.  
Late of the Township of Aston,  
Delaware County, PA.  
Extr.: Raymond W. Purcell, Jr., 327  
Fairview Road, Springfield, PA 19064.  
CHARLES W. BOOHAR, JR., ATTY.  
P.O. Box 29  
Media, PA 19063

**JAMES J. SPADARO**, dec'd.  
Late of the Township of Marple,  
Delaware County, PA.  
Extr.: James J. Spadaro, Jr. c/o  
William J. Weber, Jr., Esquire, 171 W.  
Lancaster Avenue, Ste. 100, Paoli, PA  
19301-1775.  
WILLIAM J. WEBER, JR., ATTY.  
Connor, Weber & Oberlies, P.C.  
171 W. Lancaster Avenue  
Ste. 100  
Paoli, PA 19301-1775

**JAMES TORCHIA a/k/a JAMES A.  
TORCHIA**, dec'd.  
Late of the Borough of Darby,  
Delaware County, PA.  
Extr.: Natale Torchia, 3144 Boise  
Place, Philadelphia, PA 19145.  
FRANCIS J. PASQUINI, ATTY.  
1629 Packer Ave.  
Philadelphia, PA 19145

**SECOND PUBLICATION****GLEN T. BELL, dec'd.**

Late of the Borough of Darby,  
Delaware County, PA.  
Admrs.: John Bell and Glen T. Bell, Jr.  
**RAYMOND J. FALZONE, JR., ATTY.**  
22 East Third Street  
Media, PA 19063

**HERMAN S. BELMONT, dec'd.**

Late of the Township of Haverford,  
Delaware County, PA.  
Extr.: Donald J. Belmont c/o Richard  
J. Conn, Esquire, 50 Monument Road,  
Ste. 105, Bala Cynwyd, PA 19004.  
**RICHARD J. CONN, ATTY.**  
50 Monument Road  
Ste. 105  
Bala Cynwyd, PA 19004

**NANCY H. CASSIDY, dec'd.**

Late of the Borough of Norwood,  
Delaware County, PA.  
Extr.: George F. Cassidy c/o Sam S.  
Auslander, Esquire, 344 W. Front  
Street, Media, PA 19063.  
**SAM S. AUSLANDER, ATTY.**  
Eckell, Sparks, Levy, Auerbach, Monte,  
Sloane, Matthews & Auslander, P.C.  
344 W. Front Street  
P.O. Box 319  
Media, PA 19063

**MARY A. CONNALLY a/k/a MARY  
AGNES CONNALLY and MARY  
CONNALLY, dec'd.**

Late of the City of Chester, Delaware  
County, PA.  
Admr. c.t.a.: John W. Connally c/o  
F. D. Hennessy, Jr., Esquire, P.O. Box  
217, Lansdowne, PA 19050-0217.  
**F. D. HENNESSY, JR., ATTY.**  
Hennessy, Bullen & McElhenney  
P.O. Box 217  
Lansdowne, PA 19050-0217

**JOHN J. CRIMMEY, JR., dec'd.**

Late of the Township of Ridley,  
Delaware County, PA.  
Extr.: Kathryn Scanlan c/o Robert J.  
Breslin, Jr., Esquire, 3305 Edgmont  
Avenue, Brookhaven, PA 19015.  
**ROBERT J. BRESLIN, JR., ATTY.**  
Pappano & Breslin  
3305 Edgmont Avenue  
Brookhaven, PA 19015

**PATRICIA HARMON DAVIS a/k/a**

**PATRICIA H. DAVIS, dec'd.**  
Late of the Township of Concord,  
Delaware County, PA.  
Extr.: Harmon Davis.

**HOLLY L. SETZLER, ATTY.**  
Landis & Setzler, P.C.  
310 North High Street  
West Chester, PA 19380

**VIVIAN GUTTER a/k/a VIVIAN G.  
GUTTER, dec'd.**

Late of the Township of Marple,  
Delaware County, PA.  
Extr.: Ellen G. McGlone c/o Beverly H.  
Foster, Esquire, 175 Strafford Avenue,  
Suite One, Wayne, PA 19087.  
**BEVERLY H. FOSTER, ATTY.**  
175 Strafford Avenue  
Suite One  
Wayne, PA 19087

**JOHN E. LEONARD, dec'd.**

Late of the Borough of Brookhaven,  
Delaware County, PA.  
Extrs.: Robert B. Leonard and  
Kathleen A. Bixby (Named in Will as  
Kathleen Ann Bixby) c/o Carmalena  
Del Pizzo, Esquire, 101 East Darby  
Rd., Havertown, PA 19083.  
**CARMALENA DEL PIZZO, ATTY.**  
Keller, Lisgar & Williams, LLP  
101 East Darby Rd.  
Havertown, PA 19083

**DOROTHY McPHERSON, dec'd.**

Late of the Township of Newtown,  
Delaware County, PA.  
Extr.: Margaret Wright c/o Michael  
J. Cantwell, Jr., Esquire, 3400 West  
Chester Pike—6B, P.O. Box 116,  
Newtown Square, PA 19073.  
**MICHAEL J. CANTWELL, JR., ATTY.**  
3400 West Chester Pike—6B  
P.O. Box 116  
Newtown Square, PA 19073

**WILLIAM J. MUNCH, dec'd.**

Late of the Township of Ridley,  
Delaware County, PA.  
Extr.: Ann M. Lonker c/o Samuel  
G. Forte, Esquire, 9225 Frankford  
Avenue, Philadelphia, PA 19114.  
**SAMUEL G. FORTE, ATTY.**  
9225 Frankford Avenue  
Philadelphia, PA 19114

**HELEN E. PERSSON, dec'd.**

Late of the Township of Marple,  
Delaware County, PA.  
Extr.: Steven J. Persson c/o John W.  
Nilon, Jr., Esquire, 109 Chesley Drive,  
Media, PA 19063.  
**JOHN W. NILON, JR., ATTY.**  
Petrikin, Wellman, Damico, Brown  
& Petrosa, P.C.  
109 Chesley Drive  
Media, PA 19063

**MARY E. PIKE, dec'd.**

Late of the Borough of Norwood,  
Delaware County, PA.  
Extr.: Harvey James Pike, II c/o  
Shelley C. Dugan, Esquire, 206 South  
Avenue, Media, PA 19063.  
SHELLEY C. DUGAN, ATTY.  
206 South Avenue  
Media, PA 19063

**DONALD O. REAVES, dec'd.**

Late of the Township of Concord,  
Delaware County, PA.  
Extr.: James J. Reaves, 407 Sussex  
Blvd., Broomall, PA 19008.

**JEAN RYAN, dec'd.**

Late of the Township of Springfield,  
Delaware County, PA.  
Extr.: Sandra Richardson c/o David  
DiPasqua, Esquire, 230 North Monroe  
Street, P.O. Box 2037, Media, PA  
19063.  
DAVID D. DiPASQUA, ATTY.  
Michael F. X. Gillin & Associates, P.C.  
230 North Monroe Street  
P.O. Box 2037  
Media, PA 19063

**LEWIS O. THAYER, dec'd.**

Late of the Township of Middletown,  
Delaware County, PA.  
Extr.: Janice M. Sawicki, 15 East  
Second Street, P.O. Box 202, Media,  
PA 19063.  
JANICE M. SAWICKI, ATTY.  
15 East Second Street  
P.O. Box 202  
Media, PA 19063

**THIRD AND FINAL PUBLICATION****NANCY S. BASKETT, dec'd.**

Late of the Township of Radnor,  
Delaware County, PA.  
Extr.: Martha B. Chovanes, 774  
Conshohocken State Road, Bala  
Cynwyd, PA 19004.  
MARTHA B. CHOVANES, ATTY.  
Fox Rothschild LLP  
Princeton Pike Corporate Center  
997 Lenox Drive  
Bldg. 3  
Lawrenceville, NJ 08648-2311

**VIVIAN A. BROCKSON, dec'd.**

Late of the Borough of Prospect Park,  
Delaware County, PA.  
Extr.: Joyce Ann Armstrong c/o Anna-  
Marie Murphy, Esquire, 215 Bullens  
Lane, Woodlyn, PA 19094.

ANNA-MARIE MURPHY, ATTY.  
Pileggi & Pileggi, P.C.  
215 Bullens Lane  
Woodlyn, PA 19094

**WILLIAM CARPENTER, dec'd.**

Late of the Township of Edgmont,  
Delaware County, PA.  
Extr.: Jane C. Valdes-Dapena c/o Mark  
S. Pinnie, Esquire, 218 West Front  
Street, Media, PA 19063.  
MARK S. PINNIE, ATTY.  
Barnard, Mezzanotte, Pinnie and  
Seelaus, LLP  
218 West Front Street  
Media, PA 19063

**MARY LOUISE R. CERVONE, dec'd.**

Late of the Township of Haverford,  
Delaware County, PA.  
Extr.: Mary Bradley c/o John N.  
Schaeffer, III, Esquire, 60 E. Court  
Street, P.O. Box 1389, Doylestown, PA  
18901-0137.  
JOHN N. SCHAEFFER, III, ATTY.  
Eastburn and Gray, P.C.  
60 E. Court Street  
P.O. Box 1389  
Doylestown, PA 18901-0137

**JOHN J. CLUTZ, JR., dec'd.**

Late of the Township of Haverford,  
Delaware County, PA.  
Extr.: Robin H. Clutz c/o L. Pierre  
Teillon, Jr., Esquire, 100 Four Falls,  
Ste. 300, West Conshohocken, PA  
19428.  
L. PIERRE TEILLON, JR., ATTY.  
Heckscher, Teillon, Terrill  
& Sager, P.C.  
100 Four Falls  
Ste. 300  
West Conshohocken, PA 19428

**MARIE FRANCOISE PIERRETTE  
COADOU a/k/a MARY COADOU  
a/k/a PIERRETTE M.F. COADOU  
a/k/a P. a/k/a MARY F. COADOU  
and MARIE FRANCOISE  
COADOU, dec'd.**

Late of the Township of Haverford,  
Delaware County, PA.  
Extr.: Jane Landes Foster and Alison  
Fiekowsky c/o C. Suzanne Buechner,  
Esquire, 789 E. Lancaster Ave., Ste.  
220, Villanova, PA 19085.  
C. SUZANNE BUECHNER, ATTY.  
789 E. Lancaster Ave.  
Ste. 220  
Villanova, PA 19085

**MARY B. COTTER**, dec'd.

Late of the Borough of Media,  
Delaware County, PA.  
Admx.: Mary C. Preston, 610 N.  
Monroe Street, Ridley Park, PA 19078.  
HOWARD J. GALLAGHER, III, ATTY.  
6 E. Hinckley Avenue  
Ridley Park, PA 19078

**FRANCIS CREW**, dec'd.

Late of the Township of Upper  
Chichester, Delaware County, PA.  
Admr.: Michael V. Puppio, Jr. c/o  
Michael V. Puppio, Jr., Esquire, 19  
West Third Street, Media, PA 19063.  
MICHAEL V. PUPPIO, JR., ATTY.  
Raffaele & Puppio, LLP  
19 West Third Street  
Media, PA 19063

**ROBERTO D'AMICODATRI**, dec'd.

Late of the Township of Upper  
Chichester, Delaware County, PA.  
Admr. C.T.A.: Robert D'Amicodatri,  
Jr. c/o Lindsey J. Conan, Esquire,  
755 North Monroe Street, Media, PA  
19063.

LINDSEY J. CONAN, ATTY.  
Mackrides Associates  
755 North Monroe Street  
Media, PA 19063

**DAVID GALEY**, dec'd.

Late of the City of Chester, Delaware  
County, PA.  
Admr.: Michael V. Puppio, Jr. c/o  
Michael V. Puppio, Jr., Esquire, 19  
West Third Street, Media, PA 19063.  
MICHAEL V. PUPPIO, JR., ATTY.  
Raffaele & Puppio, LLP  
19 West Third Street  
Media, PA 19063

**GENEVIEVE K. HARBUCK**, dec'd.

Late of the Township of Upper Darby,  
Delaware County, PA.  
Admr.: Charles Craig Harbuck c/o  
Robert M. Firkser, Esquire, 333 West  
Baltimore Avenue, P.O. Box 606,  
Media, PA 19063.  
ROBERT M. FIRKSER, ATTY.  
333 West Baltimore Avenue  
P.O. Box 606  
Media, PA 19063

**PAULA H. HELLER a/k/a PAULA  
GAY HELLER**, dec'd.

Late of the Township of Haverford,  
Delaware County, PA.  
Extr.: David W. Heller c/o Joseph B.  
Siedlarz, III, Esquire, 19 West Third  
Street, Media, PA 19063.

JOSEPH B. SIEDLARZ, III, ATTY.  
Raffaele Puppio  
19 West Third Street  
Media, PA 19063

**RALPH A. JOHNSON**, dec'd.

Late of the Borough of Media,  
Delaware County, PA.  
Extr.: Selene J. Gerdine, 746 A  
Putnam Blvd., Wallingford, PA 19086.  
LINDA M. ANDERSON, ATTY.  
Anderson Elder Law  
206 Old State Road  
Media, PA 19063

**JAMES MILLER**, dec'd.

Late of the Township of Nether  
Providence, Delaware County, PA.  
Admr.: Michael V. Puppio, Jr. c/o  
Michael V. Puppio, Jr., Esquire, 19  
West Third Street, Media, PA 19063.  
MICHAEL V. PUPPIO, JR., ATTY.  
Raffaele & Puppio, LLP  
19 West Third Street  
Media, PA 19063

**AUBREY NATHAN MOSS a/k/a**

**AUBREY N. MOSS**, dec'd.  
Late of the City of Chester, Delaware  
County, PA.  
Admx.: Farrah E. Ferguson c/o Jeff L.  
Lewin, Esquire, 15 East Front Street,  
Media, PA 19063.  
JEFF L. LEWIN, ATTY.  
15 East Front Street  
Media, PA 19063

**LOUISE M. SCHILLER**, dec'd.

Late of the Township of Haverford,  
Delaware County, PA.  
Extr.: Robert F. Schiller.  
RICHARD M. HELLER, ATTY.  
200 West Front Street  
Media, PA 19063-3101

**HENRY HOWARD SILER**, dec'd.

Late of the Township of Haverford,  
Delaware County, PA.  
Extrs.: Barbara Burger and Craig Siler  
c/o Richard H. Anderson, Esquire, 334  
West Front Street, Media, PA 19063.  
RICHARD H. ANDERSON, ATTY.  
Friedman and Anderson  
334 West Front Street  
P.O. Box 942  
Media, PA 19063

**ELAINE MARIE THOMPSON a/k/a ELAINE THOMPSON and ELAINE M. THOMPSON, dec'd.**  
Late of the Township of Radnor, Delaware County, PA.  
Extr.: Ralph Frank DiDomenico, Jr. (Named in Will As Ralph DiDomenico, Jr.) c/o Ronald C. Unterberger, Esquire, 123 S. Broad Street, Ste. 1840, Philadelphia, PA 19109.  
**RONALD C. UNTERBERGER, ATTY.**  
Harper & Driver  
123 S. Broad Street  
Ste. 1840  
Philadelphia, PA 19109

**DANIEL E. YOST, SR., dec'd.**  
Late of the Township of Lower Chichester, Delaware County, PA.  
Admr.: Michael V. Puppio, Jr. c/o Michael V. Puppio, Jr., Esquire, 19 West Third Street, Media, PA 19063.  
**MICHAEL V. PUPPIO, JR., ATTY.**  
Raffaele & Puppio, LLP  
19 West Third Street  
Media, PA 19063

**AUDIT**

**ORPHANS' COURT**

**Estates listed for Audit on JULY 1, 2013**

**10:00 A.M. Prevailing Time**

Notice is hereby given to the heirs, legatees, creditors and all persons interested that accounts in the following estates have been filed for confirmation with the office of the Register of Wills and Clerk of the Orphans' Court of Delaware County at the above date and time. The Orphans' Court will audit these accounts, hear objections to the same and make distribution of the balance ascertained to be in the hands of the accountants.

**SMAROWSKY - MAY 16,** First and Final Account of John J. Rendemonti, Administrator, Estate of Mary Smarowsky, Deceased.

June 7, 14

**CHANGE OF NAME**

IN THE COURT OF COMMON PLEAS OF DELAWARE COUNTY, PENNSYLVANIA  
CIVIL ACTION—LAW  
NO. 2013-001966

NOTICE IS HEREBY GIVEN THAT on March 5, 2013, a Petition for a Change of Name was filed in the above named Court, praying for a decree to change the name(s) of **John Robert Hall, Jr.** to **Juan Shakopee.**

The Court has fixed June 17, 2013, at 8:30 a.m. in Court Room TBA, Delaware County Court House, Media, Pennsylvania, as the time and place for the hearing of said Petition, when and where all persons interested may appear and show cause, if any they have, why the prayer of said Petition should not be granted.

May 31; June 7

**CHANGE OF NAME**

IN THE COURT OF COMMON PLEAS OF DELAWARE COUNTY, PENNSYLVANIA  
CIVIL ACTION—LAW  
NO. 2013-5004

NOTICE IS HEREBY GIVEN THAT on May 20, 2013, the Petition of Caleb James Lake, a minor, by and through his parent and natural guardian, Nickole Ferguson for a Change of Name was filed in the above named Court, praying for a decree to change the name(s) of **Caleb James Lake** to **Caleb James Ferguson.**

The Court has fixed July 29, 2013, at 8:30 A.M. in Court Room TBA, Delaware County Court House, Media, Pennsylvania, as the time and place for the hearing of said Petition, when and where all persons interested may appear and show cause, if any they have, why the prayer of said Petition should not be granted.

**ALICIA FASTMAN, Solicitor**  
341 West State Street  
Media, PA 19063

June 7, 14

**CHANGE OF NAME**

IN THE COURT OF COMMON PLEAS  
OF DELAWARE COUNTY,  
PENNSYLVANIA  
CIVIL ACTION—LAW  
NO. 2013-003074

NOTICE IS HEREBY GIVEN THAT on April 4, 2013, the Petition of Abigail Elizabeth Rawlingson, a minor, by and through her parent and natural guardian, Monica M. DiBernardino for a Change of Name was filed in the above named Court, praying for a decree to change the name(s) of **Abigail Elizabeth Rawlingson to Abigail Elizabeth DiBernardino.**

The Court has fixed July 8, 2013, at 8:30 a.m. in Court Room TBA, Delaware County Court House, Media, Pennsylvania, as the time and place for the hearing of said Petition, when and where all persons interested may appear and show cause, if any they have, why the prayer of said Petition should not be granted.

ERIC S. CARROLL, Solicitor  
550 American Avenue  
Suite 201  
King of Prussia, PA 19406

June 7, 14

**CHARTER APPLICATION**

NOTICE IS HEREBY GIVEN THAT a corporation is to be or has been incorporated under the provisions of the Pennsylvania Business Corporation Law of 1988.

**Gold Star Services Plumbing Heating Air Conditioning Inc.**

has been (will be) incorporated under the Pennsylvania Business Corporation Law of 1988.

F. CRAIG LA ROCCA, Solicitor  
800 N. Broad Street  
Lansdale, PA 19446

June 7

**CHARTER APPLICATION  
NON-PROFIT**

NOTICE IS HEREBY GIVEN THAT an application was made to the Department of State of the Commonwealth of Pennsylvania, at Harrisburg, Pennsylvania, for the purpose of obtaining a charter of a Non-Profit Corporation which was organized under the provisions of the Pennsylvania Non-Profit Corporation Law of the Commonwealth of Pennsylvania.

The name of the corporation is

**Radnor Band & Color  
Guard Association**

The Articles of Incorporation have been (are to be) filed on: February 6, 2013.

The purpose or purposes for which it was organized are as follows: Support the Activities of the Radnor High School Band and Color Guard.

June 7

**CLASSIFIED ADS**

**Legal Assistant**

Work from home, flexible hours, experience necessary, Chadds Ford vicinity preferred, call Don Weiss, (610) 459-8074.

June 7, 14

**SECRETARY/PARALEGAL**

Seeking secretary/paralegal with strong civil litigation background for a local firm in Paoli, PA. Understanding of all UM/UIM insurance defense litigation, strong communication and computer skills. Minimum 5 years' experience required. Competitive salary and benefits. E-mail resume with cover letter and salary requirements to: [jsterlacci@cwolaw.com](mailto:jsterlacci@cwolaw.com).

May 24, 31; June 7

**FICTITIOUS NAME**

NOTICE IS HEREBY GIVEN, pursuant to the provisions of Act of Assembly No. 295, effective March 16, 1983, as amended, of intention to file in the Office of the Department of State of the Commonwealth of Pennsylvania, at Harrisburg, Pennsylvania, an application for the conduct of a business in Delaware County, Pennsylvania, under the assumed or fictitious name, style or designation of:

**Arsenal Supply**

with its principal place of business at 4530 Pilgrim Lane, Upper Chichester, PA 19061.

The name(s) and address(es) of the person(s) owning or interested in said business is (are): Aaron Barrowchlough, 4530 Pilgrim Lane, Upper Chichester, PA 19061.

The application has been/will be filed on or after March 29, 2013.

June 7

**LIMITED LIABILITY COMPANY**

NOTICE IS HEREBY GIVEN THAT on February 28, 2013, Certification of Organization was filed in the Pennsylvania Department of State for **Ryan Dental Professionals, LLC**, in accordance with the provisions of the Limited Liability Act of 1994.

June 7

**SERVICE BY PUBLICATION**

IN THE COURT OF COMMON PLEAS  
OF DELAWARE COUNTY,  
PENNSYLVANIA  
CIVIL ACTION—LAW  
NO. 12-10585  
IN DIVORCE

WIGIANTO LIEM a/k/a WIGIANTO  
WIGIANTO, 225 East Greenwood Ave.,  
Lansdowne, PA 19050

v.  
PATI JUNINGSIH, Address Unknown

NOTICE TO DEFEND  
AND CLAIM RIGHTS

You have been sued in court. Notice is hereby given that a divorce action has been filed between Wigianto Liem and Pati Juningsih on December 26, 2012 and reinstated on May 10, 2013. If you wish to defend against the claims set forth in the following pages, you must take prompt action. You are warned that if you fail to do so, the case may proceed without you, and a decree of divorce or annulment may be entered against you by the court. A judgment may also be entered against you by another claim or relief requested in these papers by the plaintiff. You may lose money or property or other rights important to you, including custody or visitation of your children.

When the ground for the divorce is indignities or irretrievable breakdown of the marriage, you may request marriage counseling. A list of marriage counselors is available in the Office of Judicial Support, 1st floor of the Government Center Building at the Delaware County Courthouse, 201 West Front Street, Media, Pennsylvania.

IF YOU DO NOT FILE A CLAIM FOR ALIMONY, DIVISION OF PROPERTY, LAWYER'S FEES OR EXPENSES BEFORE A FINAL DECREE OF DIVORCE OR ANNULMENT IS GRANTED, YOU MAY LOSE THE RIGHT TO CLAIM ANY OF THEM.

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 FOLLOWING OFFICE LISTED BELOW TO FIND OUT WHERE YOU CAN GET LEGAL HELP.

Delaware County  
Lawyers Reference Service  
335 W. Front Street  
Media, PA 19063  
(610) 566-6625  
www.delcobar.org

**COUNTER-AFFIDAVIT UNDER  
SECTION 3301(d) OF THE  
DIVORCE CODE**

1. Check either (a) or (b):

\_\_\_ (a) I do not oppose the entry of a divorce decree

\_\_\_ (b) I oppose the entry of a divorce decree because:

Check (i), (ii) or both:



\_\_\_ (i) The parties to this action have not lived separate and apart for a period of at least two years.

\_\_\_ (ii) The marriage is not irretrievably broken.

2. Check either (a) or (b):

\_\_\_ (a) I do not wish to make any claims for economic relief. I understand that I may lose rights concerning alimony, division of property, lawyer's fees or expenses if I do not claim them before a divorce is granted.

\_\_\_ (b) I wish to claim economic relief which may include alimony, division of property, lawyers' fees or expenses or other important rights.

I understand that in addition to checking (b) above, I must also file all of my economic claims with the prothonotary in writing and serve them on the other party. If I fail to do so before the date set forth on the Notice of Intention to Request Divorce Decree, the divorce decree may be entered without further notice to me, and I shall be unable thereafter to file any economic claims.

I verify that the statements made in this counter affidavit are true and correct. I understand that false statements herein are made subject to the penalties of 18 Pa. C.S. §4904, relating to unsworn falsification to authorities.

\_\_\_\_\_  
Date

\_\_\_\_\_  
PATI JUNINGSIH

NOTICE: IF YOU DO NOT WISH TO CLAIM ECONOMIC RELIEF, YOU SHOULD NOT FILE THIS COUNTER-AFFIDAVIT.

NOTICE

If you wish to deny any of the statements set forth in this affidavit, you must file a counter-affidavit within twenty days after this affidavit has been served on you or the statements will be admitted.

AFFIDAVIT UNDER SECTION 3301(d) OF THE DIVORCE CODE

1. The parties to this action separated in December 20, 2010, and have continued to live separate and apart for a period of at least two years.

2. The marriage is irretrievably broken.

3. I understand that I may lose rights concerning alimony, division of property, lawyer's fees or expenses if I do not claim them before a divorce is granted.

I verify that the statements made in this affidavit are true and correct. I understand that false statements herein are made subject to the penalties of 18 Pa. C.S. §4904 relating to unsworn falsification to authorities.

\_\_\_\_\_  
Date

\_\_\_\_\_  
WIGIANTO LIEM a/k/a  
WIGIANTO WIGIANTO

STEPHANIE A. GONZALEZ  
FERRANDEZ, ESQUIRE  
Atty. I.D. No. 73580  
sgonzalez@bkwfamily.com  
BERNER KLAW & WATSON LLP  
1528 Walnut Street  
Suite 1100  
Philadelphia, PA 19102  
www.bkwfamily.com  
(215) 790-8800  
(877) 790-1421 [facsimile]

June 7, 14

SERVICE BY PUBLICATION

IN THE COURT OF COMMON PLEAS  
OF DELAWARE COUNTY,  
PENNSYLVANIA  
CIVIL ACTION—LAW  
O.C. NO. 115 of 2012

NOTICE IS HEREBY GIVEN THAT on July 31, 2012 a Petition for Adoption of the minor child, Kevin Patrick Bart was filed in the above named Court.

The Court has fixed June 10, 2013 at 2:00 p.m. in Courtroom TBA, Delaware County Courthouse, Media, Pennsylvania as the time and place for the hearing of said Petition, when and where all persons interested may appear and show cause, if any they have, why the prayer of said Petition should not be granted.

YOU SHOULD TAKE THIS PAPER TO A 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.

Delaware County Bar Association  
335 W. Front Street  
Media, PA 19063  
(610) 566-6625  
www.delcobar.org

MAUREEN C. REPETTO, ESQUIRE  
212 W. Front Street  
Media, PA 19063

Lawyer Referral Service  
Delaware County Bar Association  
335 W. Front Street  
Media, PA 19063  
(610) 566-6625  
www.delcobar.org

June 7, 14

June 7, 14

**SERVICE BY PUBLICATION**

IN THE COURT OF COMMON PLEAS  
OF DELAWARE COUNTY,  
PENNSYLVANIA  
ORPHANS' COURT CASE  
NO. 059-2013

TO: Any Unknown Birthfathers of Landon  
Alexander Del Vecchio

**TERMINATION OF PARENTAL  
RIGHTS**

A petition has been filed asking the Court to put an end to all rights you have to your child Landon Alexander Del Vecchio, who was born on March 21, 2012 in Philadelphia, PA. The Court has set a hearing to consider ending your rights to your child. That hearing will be held in Courtroom No. TBA at DELAWARE County Courthouse, 201 W. Front Street, Media, PA, on Monday, July 22, 2013 at 2 p.m. You are warned that even if you fail to appear at the scheduled hearing, the hearing will go on without you and your rights to your child may be ended by the Court without your being present. You have a right to be represented at the hearing by a lawyer. You should take this paper to your lawyer at once. If you 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. You are also warned that if you fail to file either an acknowledgment of paternity or claim of paternity pursuant to 23 Pa. C.S.A. Sec. 5103, and fail to either appear at the hearing to object to the termination to your rights or file written objection to such termination with the Court prior to the hearing your rights may also be terminated under Pa. C.S.A. Sec. 2503(d) and Sec. 2504(c) or Sec. 2511(a)(1) of the Adoption Act. There is an important option that may be available to you under Act 101 Pa. C.S.A. Sec. 2731-2742 that allows for a voluntary agreement for continuing contact or communication following an adoption. Contact immediately the Law Offices of Jay H. Ginsburg, at 527 Swede St., Norristown, PA 19401, (610) 277-1999, or:

**SERVICE BY PUBLICATION**

IN THE COURT OF COMMON PLEAS  
OF DELAWARE COUNTY,  
PENNSYLVANIA  
ORPHANS' COURT DIVISION  
O.C. #0037 of 2013

**NOTICE OF HEARING**

TO: Sahrae Williams

NOTICE IS HEREBY GIVEN THAT a Petition for Termination of Parental Rights has been filed by Children and Youth Services of Delaware County seeking the termination of the parental rights of Sahrae Williams parent of Amaree W., DOB 10/14/12.

A Hearing with respect to said Petition is scheduled for Monday, June 10, 2013, before the Honorable Kathrynann W. Durham and will be held at 1:30 p.m. at the Delaware County Courthouse, Media, Pennsylvania. You have a right to appear at said Hearing and contest the Petition for Termination and if you fail to do so your parental rights may be terminated. In addition, you are advised that you may have an option for an enforceable voluntary agreement for continuing contact following the adoption of your child between the adoptive parent and a birth parent and/or birth relative if all parties agree and the agreement is approved by the Court.

**YOU SHOULD TAKE THIS PAPER TO A 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.**

Delaware County Bar Association  
335 W. Front Street  
Media, PA 19063  
(610) 566-6625  
www.delcobar.org

May 31; June 7, 14

**JUDGMENT NOTICES**

JUDGMENTS, VERDICTS, LIENS, WAIVER OF LIENS AND OTHER MATTERS ENTERED IN THE JUDGMENT INDEX IN THE OFFICE OF JUDICIAL SUPPORT AT MEDIA, PENNA.

The name of the person against whom such entry is made in each case appears first, followed by the name of the person in whose favor the entry is made and the amount. Details concerning the nature of the entry are available in the Judicial Support record.

The Judgment Index in the Judicial Support office at Media discloses that the following judgments, verdicts, liens, waiver of liens and other matters have been entered on the dates indicated.

**Accuracy of the entries is not guaranteed**

- All Kind Buds Corp; Commonwealth Department of Revenue; 11/28/12; \$7,001.70
- All Occupants; Commonwealth Real Estate Investors; 02/04/13; \$0.00
- All Occupants; Commonwealth Real Estate Investors; 02/04/13; \$34,500.00
- All Occupants; Commonwealth Real Estate Investors; 02/04/13; \$0.00
- All Other Occupants; Rosalyn P Walthour Supp Trust; 01/24/13; \$0.00
- All Other Occupants; PNC Bank National Associaton /TR; 01/24/13; \$0.00
- All Persons Firms or Associations; Wells Fargo Bank NA; 10/09/12; \$46,911.06
- All Persons Firms or Associations; Wells Fargo Bank NA; 12/12/12
- All Phase Construction Design Corp; Delcora; 01/18/13; \$155.04
- All Phase Remodeling Inc; Lobiondo, Michael J; 06/08/12; \$0.00
- All Phase Remodeling Inc; Awai, Vijay; 09/24/12; \$3,103.00
- All Phase Remodeling Inc; Awal, Bishamber L; 09/24/12; \$3,103.00
- All Unknown Surviving Heirs; OneWest Bank FSB; 10/31/12; \$113,802.33
- All Unknown Surviving Heirs; OneWest Bank FSB; 11/14/12
- All Unknown Surviving Heirs; Cenlar FSB /FKA; 12/03/12
- All Unknown Surviving Heirs; Larson Mortgage Company; 12/03/12; \$12,772.81

- All Unknown Surviving Heirs; Cenlar Federal Savings Bank /FKA; 12/03/12
- All Unknown Surviving Heirs; Cenlar FSB /FKA; 12/03/12; \$12,772.81
- All Unknown Surviving Heirs; Larson Mortgage Company; 12/03/12
- All Unknown Surviving Heirs; Cenlar Federal Savings Bank /FKA; 12/03/12; \$12,772.81
- All Unknown Surviving Heirs of Jame; Metlife Bank NA /SSR; 01/23/13; \$96,022.24
- All Unknown Surviving Heirs of Jame; BNY Mortgage LLC; 01/23/13; \$96,022.24
- All Unknown Surviving Heirs of Jame; BNY Mortgage LLC; 01/25/13
- All Unknown Surviving Heirs of Jame; Metlife Bank NA /SSR; 01/25/13
- All Unknown Surviving Heirs of Jose; One West Bank FSB; 09/07/12; \$125,022.71
- Allan, Edna; Federal Home Loan Mortgage Corp; 01/24/13; \$0.00
- Allan, Edna; Federal Home Loan Mortgage Corp; 01/24/13; \$0.00
- AllBath Concepts LLC; Internal Revenue Service; 09/28/12; \$21,360.60
- Allegra, Patricia; Deutsche Bank National Trust Compan /TR; 09/11/12; \$208,050.83
- Allegra, Patricia; Argent Securities Inc; 09/11/12; \$208,050.83
- Allegra, Patricia; Argent Securities Inc; 10/15/12
- Allegra, Patricia; Deutsche Bank National Trust Compan /TR; 10/15/12
- Allegra, Robert M; Argent Securities Inc; 09/11/12; \$208,050.83
- Allegra, Robert M; Deutsche Bank National Trust Compan /TR; 09/11/12; \$208,050.83
- Allegra, Robert M; Deutsche Bank National Trust Compan /TR; 10/15/12
- Allegra, Robert M; Argent Securities Inc; 10/15/12
- Allen, Amir R; Southwest Delaware County Municipal; 01/24/13; \$776.48
- Allen, Angela; Rajis, Rysheda; 12/13/12; \$0.00
- Allen, Angela; Holloway, Pete /JR; 12/13/12; \$0.00
- Allen, Antoinette N; Probation Dept of Delaware County; 01/11/13; \$2,027.50
- Allen, Carol A; Delcora; 08/08/12; \$0.00
- Allen, Carol A; Delcora; 08/08/12; \$0.00

|   |   |
|---|---|
| Allen, Connie S; Ridley Township; 09/06/12; \$450.10                          | Allen, Stephanie; Upper Darby Township; 12/04/12; \$188.33                      |
| Allen, Connie S; Ridley Township; 01/18/13; \$.00                             | Allen, Stephanie; Midland Funding LLC; 12/07/12; \$7,448.84                     |
| Allen, Henry John; Probation Dept of Delaware County; 07/18/12; \$15,979.50   | Allen, Steven R; Probation Dept of Delaware County; 06/13/12; \$1,552.00        |
| Allen, J W; Kurian, Mathai; 07/09/12; \$6,300.00                              | Allen, Syreeta; Darby Borough; 08/13/12; \$704.04                               |
| Allen, John S/SR; Delaware County Memorial Hospital; 07/02/12; \$.00          | Allen, Thomas Joe; Ridley Township; 09/06/12; \$450.10                          |
| Allen, Joseph; Probation Dept of Delaware County; 10/11/12; \$1,355.20        | Allen, Thomas Joe; Ridley Township; 01/18/13; \$.00                             |
| Allen, Kelly; Macajoux, Rodney; 08/07/12; \$3,765.00                          | Allen, Todd Christian; Probation Dept of Delaware County; 06/29/12; \$1,349.70  |
| Allen, Kevin P; Arrow Financial Services LLC; 06/11/12; \$.00                 | Allen, Vaughn Nathan; Probation Dept of Delaware County; 09/15/12; \$1,566.70   |
| Allen, Kyle D; GMAC Mortgage LLC; 08/21/12; \$187,597.40                      | Allen, William; Chester Township; 12/13/12; \$321.50                            |
| Allen, Kyle D; GMAC Mortgage LLC; 09/21/12                                    | Allen, William; Township of Newtown; 02/15/13; \$561.94                         |
| Allen, Lisa; Township of Newtown; 02/15/13; \$561.94                          | Allen, William F; Portfolio Recovery Associates LLC; 06/12/12; \$.00            |
| Allen, Marie A; Collingdale Borough; 07/06/12; \$545.91                       | Allen, William F; Portfolio Recovery Associates LLC; 07/06/12; \$.00            |
| Allen, Marie A; Upper Darby Township; 12/04/12; \$176.18                      | Allen, William F; Portfolio Recovery Associates LLC; 07/10/12; \$.00            |
| Allen, Marie A; Upper Darby Township; 12/04/12; \$188.33                      | Allen, William F; Portfolio Recovery Associates LLC; 09/06/12; \$.00            |
| Allen, Noel; Probation Dept of Delaware County; 01/03/13; \$967.50            | Allen, Winifred D; Portfolio Recovery Associates LLC; 06/12/12; \$.00           |
| Allen, Paul W; Upper Darby Township; 12/04/12; \$176.18                       | Allen, Winifred D; Portfolio Recovery Associates LLC; 07/10/12; \$.00           |
| Allen, Paul W; Upper Darby Township; 12/04/12; \$188.33                       | Allen, Winifred D; Portfolio Recovery Associates LLC; 09/06/12; \$.00           |
| Allen, Paula; Upper Darby Township; 12/04/12; \$176.18                        | Allen, Zakee; Probation Dept of Delaware County; 01/31/13; \$1,491.15           |
| Allen, Paula; Upper Darby Township; 12/04/12; \$188.33                        | Allessandrine, Dominic; Probation Dept of Delaware County; 06/08/12; \$1,974.00 |
| Allen, Richard /JR; Delaware County Juvenile Court; 02/04/13; \$115.00        | Allessandrine, Dominic; Probation Dept of Delaware County; 01/28/13; \$2,523.70 |
| Allen, Richard M; Probation Dept of Delaware County; 11/19/12; \$1,715.50     | Allessandroni, Anthony; Haverford Township; 10/22/12; \$.00                     |
| Allen, Robert; Darby Borough; 08/13/12; \$480.69                              | Allessandroni, Jennie; Haverford Township; 10/22/12; \$.00                      |
| Allen, Robert; Internal Revenue Service; 02/01/13; \$20,677.19                | Alleyne, Linden F; Internal Revenue Service; 11/05/12; \$8,140.38               |
| Allen, Ruth; Chester Township; 12/13/12; \$321.50                             | Alleyne, Sunita; Franklin Mint FCU; 02/19/13; \$3,665.86                        |
| Allen, Samuel R /JR; Collingdale Borough; 07/06/12; \$545.91                  | Alliance Bank; TD Bank NA; 12/13/12; \$.00                                      |
| Allen, Shyra Sharee; Probation Dept of Delaware County; 06/14/12; \$12,363.05 | Alliance Bank /GRN; Discover Bank; 06/01/12; \$.00                              |
| Allen, Stephanie; Upper Darby Township; 12/04/12; \$176.18                    | Alliance Bank /GRN; Able Real Estate; 06/08/12; \$.00                           |

- Alliance Bank /GRN; Collier, Annette; 06/08/12; \$.00
- Alliance Bank /GRN; Discover Bank; 07/05/12; \$.00
- Alliance Bank /GRN; Discover Bank; 07/06/12; \$.00
- Alliance Bank /GRN; Key Equipment Finance Inc; 07/11/12; \$.00
- Alliance Bank /GRN; Citizens Bank of Pennsylvania; 08/13/12; \$.00
- Alliance Bank /GRN; Cmwlth of PA Dept of Labor; 09/14/12; \$.00
- Alliance Bank /GRN; Fizzano Bros Concrete Products Inc; 09/20/12; \$.00
- Alliance Bank /GRN; Citizens Bank of Pennsylvania; 09/28/12; \$.00
- Alliance Bank /GRN; TD Bank NA /SSR; 11/02/12; \$.00
- Alliance Bank /GRN; Toyota Motor Credit Corporation; 11/05/12; \$.00
- Alliance Bank /GRN; Portfolio Recobery Associates LLC; 12/05/12; \$.00
- Alliance Bank /GRN; Unifund CCR Partners; 01/17/13; \$.00
- Alliance Bank /GRN; Toyota Motor Credit Corporation; 01/18/13; \$.00
- Alliance Bank /GRN; Remit Corporation; 01/28/13; \$.00
- Allied Airbus Inc; Philly Airport Petroleum Inc; 06/25/12; \$.00
- Allied Airbus Inc; Philly Airport Petroleum Inc; 07/23/12; \$.00
- Allied Property Brokerage; Darby Borough; 08/13/12; \$950.53
- Allied Property Brokerage; Upper Darby Township; 12/04/12; \$352.35
- Allied Property Brokerage; Upper Darby Township; 12/04/12; \$376.65
- Allison, Brian William; Probation Dept of Delaware County; 01/04/13; \$4,732.50
- Allison, Dwayne; Midland Funding; 07/19/12; \$1,285.09
- Allison, Dwayne; Upper Darby Township; 12/04/12; \$176.18
- Allison, Dwayne; Upper Darby Township; 12/04/12; \$188.33
- Allison, Neil; Douglas, Jima; 08/20/12; \$.00
- Allison, Neil; Douglas, Jerime; 08/20/12; \$.00
- Allman, Alister; Upper Darby Township; 12/04/12; \$176.18
- Allman, Alister; Upper Darby Township; 12/04/12; \$188.33
- Allsman, Edward L; Ford Motor Credit Company; 08/17/12; \$3,549.14
- Allsman, Edward L; Ford Motor Credit Company; 10/15/12; \$.00
- Allsman, Robin M; Ford Motor Credit Company; 08/23/12; \$3,538.29
- Allsman, Robin M; Ford Motor Credit Company; 10/15/12; \$.00
- Allsop, Richard; Asset Acceptance LLC; 12/26/12; \$3,766.84
- Allstate Fire Casualty Ins Co; Collins, Devon T; 12/04/12; \$.00
- Allstate Indemnity Company; Brennan, Carolyn; 12/10/12; \$.00
- Allstate Indemnity Company; Brennan, Kevin; 12/10/12; \$.00
- Allstate Insurance; Liberty Mutual Insurance; 10/09/12; \$.00
- Allstate Insurance; Surapanen, Venkata; 10/09/12; \$.00
- Allstate Insurance Co /SUB; Rist Transportation; 01/23/13; \$.00
- Allstate Insurance Co /SUB; Wadhams Enterprises Inc; 01/23/13; \$.00
- Allstate Insurance Company; Liberty Mutual Ins /ASO; 06/22/12; \$.00
- Allstate Insurance Company; Majors, Daryl; 06/22/12; \$.00
- Allstate Insurance Company; Natl Union Fire Ins Co Pittsburgh; 09/14/12; \$.00
- Allstate Insurance Company; M&T Bank; 10/17/12; \$.00
- Allstate Insurance Company; Casamento, Nicholas; 12/26/12; \$.00
- Allstate Insurance Company; Casamento, Diane; 12/26/12; \$.00
- Allstate Insurance Company; Henderson, Courlette; 12/27/12; \$.00
- Allstate Insurance Company; Crawford, Concurae F; 02/14/13; \$.00
- Allstate Insurance Company /DBA; Flynn, Colleen C Smedley; 08/13/12; \$.00
- Allstate Insurance Company /DBA; Flynn, Colleen C Smedley; 08/13/12; \$.00
- Allstate Property & Casualty; Atieri, Gerald; 10/01/12; \$.00
- Allstate Property & Casualty; Liberty Mutual Ins /SUB; 10/01/12; \$.00
- Ally Financial Inc; Harmon, Marcel L; 11/26/12; \$.00
- Ally Financial Inc; McCoullum, Monica; 02/13/13; \$.00
- Ally Financial Inc; Gardner, Dwayne; 02/13/13; \$.00

- Ally Financial Inc; DiMauro, Anthony; 02/13/13; \$,00
- Ally, Jaankie; Valley Forge Military Acad & Coll; 09/25/12; \$4,425.31
- Ally, Shad; Valley Forge Military Acad & Coll; 09/25/12; \$4,425.31
- Alman, Erica J; Asset Acceptance LLC; 02/22/13; \$5,883.54
- Almax Homes Inc; West Lumber & Building Supply Co; 06/13/12; \$,00
- Almeida, Jacqueline; Kelly, Joann; 01/24/13; \$,00
- Almeida, Jacqueline; Kelly, Patrick; 01/24/13; \$,00
- Almond, Michael; Probation Dept of Delaware County; 07/27/12; \$2,721.50
- Almonte, Jairo; LVNV Funding LLC; 02/27/13; \$1,563.89
- Almore, Adam /SR; Valley Forge Military Acad & Coll; 10/05/12; \$8,912.90
- Almuid, Fardan; Probation Dept of Delaware County; 09/13/12; \$3,132.00
- Alon, Eliahu; Nether Providence Township; 07/12/12; \$683.40
- Alon, Eliahu; Nether Providence Township; 08/06/12; \$,00
- Alper, Jennifer; Probation Dept of Delaware County; 10/03/12; \$920.50
- Alpha Centurian Security Inc /DBA; Twin City Fire Insurance Co; 06/14/12; \$41,502.48
- Alpha Centurion Security; Twin City Fire Insurance Co; 06/14/12; \$41,502.48
- Alpha Centurion Security Inc; Commonwealth Department of Revenue; 11/07/12; \$153,978.23
- Alpha Centurion Security Inc; Commonwealth Department of Revenue; 01/04/13; \$120,144.29
- Alpini, Mario J; Commonwealth Unemployment Compensat; 09/04/12; \$5,540.42
- Als Automatic Transmission In; Commonwealth Department of Revenue; 11/19/12; \$463.47
- Als Service Center Inc; Sovereign Bank NA; 12/05/12; \$1,635,968.61
- Alston, Annice; Midland Funding LLC; 02/06/13; \$4,347.44
- Alston, Darren M; Delaware County Juvenile Court; 12/18/12; \$234.50
- Alston, David Dawayne; Probation Dept of Delaware County; 06/18/12; \$952.50
- Alston, Demingo F; Commonwealth Department of Revenue; 10/05/12; \$1,173.79
- Alston, Deshawn; Probation Dept of Delaware County; 12/18/12; \$2,269.50
- Alston, Eleanor; Portfolio Recovery Associates LLC; 01/22/13; \$895.47
- Alston, Farah; Upper Darby Township; 12/04/12; \$188.33
- Alston, Jamar L; Upper Darby Township; 12/04/12; \$188.33
- Alston, Saraea; Upper Darby Township; 06/21/12; \$,00
- Altes, Greg; Discover Bank; 08/21/12; \$4,193.32
- Altes, Greg P; Barclays Bank Delaware; 07/09/12; \$1,538.14
- Althouse, Brian D; Internal Revenue Service; 09/14/12; \$37,597.39
- Althouse, Sacha; Probation Dept of Delaware County; 12/12/12; \$2,596.50
- Althouse, Scott; Upper Darby Township; 12/04/12; \$176.18
- Althouse, Scott; Upper Darby Township; 12/04/12; \$188.33
- Altieri, Nicholas A; Upper Darby Township; 12/04/12; \$176.18
- Altieri, Nicholas A; Upper Darby Township; 12/04/12; \$188.33
- Altieri, Regina L; Upper Darby Township; 12/04/12; \$176.18
- Altieri, Regina L; Upper Darby Township; 12/04/12; \$188.33
- Altomari, Angela R; Freedom Mortgage Corporation; 08/07/12; \$145,545.29
- Altomari, Angela R; Freedom Mortgage Corporation; 09/21/12
- Altomari, Angela R; Freedom Mortgage Corporation; 12/17/12; \$156,639.91
- Altomari, Robert J /JR; Freedom Mortgage Corporation; 08/07/12; \$145,545.29
- Altomari, Robert J /JR; Freedom Mortgage Corporation; 09/21/12
- Altomari, Robert J /JR; Freedom Mortgage Corporation; 12/17/12; \$156,639.91
- Altuntas, Mashar; JPMorgan Chase Bank NA; 08/20/12; \$60,092.52
- Altuntas, Mashar; JPMorgan Chase Bank NA; 09/20/12
- Alvanos, Bridget A; Citimortgage Inc; 01/08/13; \$,00
- Alvarado, Luis /JR; Wells Fargo Bank NA /TR; 08/08/12; \$,00
- Alvarez, Delia; Borough of Lansdowne; 08/02/12; \$1,626.20
- Alvarez, Delia; LPP Mortgage Ltd; 08/13/12; \$,00

- Alvarez, Delia; Upper Darby Township; 12/04/12; \$188.33
- Alvarez, Delia; Upper Darby Township; 12/04/12; \$188.33
- Alvarez, Delia; Lansdowne Borough; 01/09/13; \$2,894.26
- Alvarez, Liliana; Upper Darby Township; 12/04/12; \$352.35
- Alvarez, Liliana; Upper Darby Township; 12/04/12; \$376.65
- Alvarez, Isidro; Probation Dept of Delaware County; 12/06/12; \$2,429.50
- Alves, Peter Antonio; Probation Dept of Delaware County; 11/29/12; \$4,704.75
- Alvin, Brandon Roosevelt; Probation Dept of Delaware County; 09/19/12; \$1,137.50
- Alwan, Omar; Probation Dept of Delaware County; 06/26/12; \$1,144.25
- Aly, Shariff; Probation Dept of Delaware County; 08/28/12; \$1,383.60
- Alyanakian, Peter /DBA/AGT; Commonwealth Real Estate Investors; 07/03/12; \$.00
- Alyanakian, Peter /DBA/AGT; Commonwealth Real Estate Investors; 07/03/12; \$.00
- AM Appliance Group Inc; Travelers Property Casualty Comp Of; 08/24/12; \$9.00
- Ama, Leslie S; Upper Darby Township; 10/12/12; \$.00
- Ama, Leslie S; Upper Darby Township; 10/12/12; \$.00
- Amador, Adelaids; Upper Darby Township; 12/04/12; \$176.18
- Amador, Adelaids; Upper Darby Township; 12/04/12; \$188.33
- Amador, Severo B /JR; Upper Darby Township; 12/04/12; \$176.18
- Amador, Severo B /JR; Upper Darby Township; 12/04/12; \$188.33
- Amara, Gbessay; Midfirst Bank; 02/08/13; \$53,536.47
- Amaro, Denice; Commonwealth Department of Revenue; 10/16/12; \$.00
- Amato Services Inc; Commonwealth Department of Revenue; 01/07/13; \$1,449.32
- Amato Services Inc; Commonwealth Department of Revenue; 01/07/13; \$1,449.32
- Amato, Claire; Lombardo, Franco; 09/06/12; \$6,500.00
- Amato, Claire K/IND/PRS; Commonwealth Department of Revenue; 01/07/13; \$1,449.32
- Amato, Paul; Upper Darby Township; 12/04/12; \$176.18
- Amato, Paul; Upper Darby Township; 12/04/12; \$188.33
- Amato, Paul P /IND; Commonwealth Department of Revenue; 01/07/13; \$1,449.32
- Amatucci, Fred M; Upper Darby Township; 07/18/12; \$.00
- Amatucci, Fred M; Upper Darby Township; 07/18/12; \$.00
- Amatucci, Fred M; Upper Darby Township; 07/18/12; \$.00
- Amatucci, Fred M; Upper Darby Township; 07/18/12; \$.00
- Amatucci, Fred M; Upper Darby Township; 07/18/12; \$.00
- Amatucci, Fred M; Upper Darby Township; 07/18/12; \$.00
- Amatucci, Fred M; Upper Darby Township; 07/18/12; \$.00
- Amatucci, Fred M; Upper Darby Township; 07/18/12; \$.00
- Amatucci, Fred M; Upper Darby Township; 07/18/12; \$.00
- Amatucci, Kathleen M; Upper Darby Township; 07/18/12; \$.00
- Amatucci, Kathleen M; Upper Darby Township; 07/18/12; \$.00
- Amatucci, Kathleen M; Upper Darby Township; 07/18/12; \$.00
- Amatucci, Kathleen M; Upper Darby Township; 07/18/12; \$.00
- Amatucci, Kathleen M; Upper Darby Township; 07/18/12; \$.00
- Amatucci, Kathleen M; Upper Darby Township; 07/18/12; \$.00
- Amatucci, Kathleen M; Upper Darby Township; 07/18/12; \$.00
- Amatucci, Kathleen M; Upper Darby Township; 07/18/12; \$.00
- Amaya, Daniel /TA; Jennings, Colleen; 06/25/12; \$.00
- Amaya, Daniel /TA; Jennings, Carmella; 06/25/12; \$.00
- Ambartsoumian, Garegin; Midland Funding LLC; 07/23/12; \$2,676.74
- Ambert, Luz; Commonwealth Pennsylvania; 01/25/13; \$10,000.00
- Ambrogi, Anthony Scott; Probation Dept of Delaware County; 10/10/12; \$5,002.50
- Ambrogi, Joseph Christophe; Discover Bank; 10/26/12; \$.00

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|---|---|
| Ambrogi, Joseph Christophe; Discover Bank; 10/26/12; \$.00                      | Amen-Ra, Falasha M; Probation Dept of Delaware County; 02/26/13; \$1,194.50       |
| Ambrose, Christine F; Bancorp Bank; 06/29/12; \$.00                             | Amend, Cheryl Natalini; Commonwealth Department of Revenue; 02/19/13; \$11,872.72 |
| Ambrose, Lawrence H; Bancorp Bank; 06/29/12; \$.00                              | Amend, Deborah Farris /AKA; BAC Home Loan Servicing LP; 12/13/12                  |
| Ambrose, Leroy B; Morton Borough; 08/17/12; \$.00                               | America Bldrs & Contractors Supply; Wells Fargo Bank NA /GRN; 10/24/12; \$.00     |
| Ambrose, Sarah E; Morton Borough; 08/17/12; \$.00                               | American Cabinetry LLC; Phillips, Richard J; 01/23/13; \$.00                      |
| Ambrose, Sarah E; Morton Borough; 10/31/12; \$435.27                            | American Carpet Distribs Inc; Commonwealth Department of Revenue; 06/11/12; \$.00 |
| Ambrose, Sarah E; Morton Borough; 10/31/12; \$288.34                            | American Credit Collections LLC; Citizens Bank /GRN; 12/05/12; \$.00              |
| Ambrose, Sarah E; Morton Borough; 10/31/12; \$307.52                            | American Credit Collections LLC; Spencer, Regina; 12/14/12; \$.00                 |
| Ambrose, Sean P; Commonwealth Pennsylvania; 11/27/12; \$1,000.00                | American East Hardwood Flooring; McGhee, Normandez T; 06/14/12; \$3,602.47        |
| Ambrose, Shawn Patrick; Probation Dept of Delaware County; 01/16/13; \$2,245.50 | American East Hardwood Flooring; McGhee, Normandez T; 06/27/12; \$.00             |
| Ambrose, Shirley E; Upper Providence Twp Sewer Authorit; 09/10/12; \$1,445.86   | American Express; Morrison, Scott; 11/14/12; \$.00                                |
| Ambrose, Shirley E; Upper Providence Twp Sewer Auth; 12/19/12; \$.00            | American Express Bank FSB; Lynam, Keith; 02/27/13; \$.00                          |
| Ambrose, Shirley E; Upper Providence Twp Sewer Auth; 12/19/12; \$.00            | American Express Centurion Bank; Bryan, Ingrid /AKA; 10/31/12; \$.00              |
| Ambrose, Shirley E; Upper Providence Twp Sewer Auth; 12/19/12; \$.00            | American Express Centurion Bank; Birthwright, Ingrid; 10/31/12; \$.00             |
| Ambrose, Shirley E; Upper Providence Twp Sewer Authorit; 12/19/12; \$.00        | American Express Centurion Bk; Vilaisak, Kenmany; 11/26/12; \$.00                 |
| Ambrose, Shirley E; Atlantic Credit & Finance Inc /ASG; 01/28/13; \$.00         | American Heritage FCU /GRN; Discover Bank; 06/07/12; \$.00                        |
| Ambroselli, Nicole; Commonwealth Department of Revenue; 06/06/12; \$849.84      | American Heritage FCU /GRN; Discover Bank; 06/21/12; \$.00                        |
| Ambroselli, Randy; Commonwealth Department of Revenue; 06/06/12; \$849.84       | American Heritage FCU /GRN; Discover Bank; 07/05/12; \$.00                        |
| AMC Delancey Stoney Creek Partners; TMI Commercial Inc; 10/05/12; \$8,214.12    | American Home Funding Inc; Raffaele, Christina M Carry /IND/EXX; 10/24/12; \$.00  |
| Amedio, Anthony; McCann, Frank; 11/16/12; \$227,047.13                          | American Home Funding Inc; Raffaele, Arthur L /EST/DCD; 10/24/12; \$.00           |
| Amedio, Anthony; McCann, Frank; 02/04/13; \$.00                                 | American Home Morgtgage Services; Delcora; 09/07/12; \$.00                        |
| Ameilo, Joseph C; Sun East Federal Credit Union; 09/26/12; \$231,118.21         | American Home Mortgage Servicing Inc; King, Kevin J /AKA; 11/19/12; \$.00         |
| Ameilo, Joseph C; Sun East Federal Credit Union; 10/03/12                       | American Home Mortgage Servicing Inc; King, Kevin; 11/19/12; \$.00                |
| Ameja Associates Inc; PNC Bank National Association; 12/21/12; \$.00            | American Home Mtg Servicing; Chester Water Authority; 07/19/12; \$202.79          |
| Amelio, Patricia A; Sun East Federal Credit Union; 09/26/12; \$231,118.21       | American Pie /IND/DBA; Foods Galore Inc; 12/11/12; \$3,188.67                     |
| Amelio, Patricia A; Sun East Federal Credit Union; 10/03/12                     |   |



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| American Pie /IND/DBA; Foods Galore Inc; 01/22/13; \$.00                             | Amoco Oil Co; Upper Darby Township; 12/04/12; \$188.33   |
| American Sewer Service Inc; American Express Centruion Bank; 07/16/12; \$10,649.74   | Amoroso, Mark A; Portfolio Recovery Associates LLC; 02/25/13; \$1,510.80                       |
| American Sewer Service Inc; American Express Centruion Bank; 10/09/12; \$.00         | Amoroso, Pauline; Internal Revenue Service; 06/04/12; \$751.84                                 |
| American TV Inc; Lawrence Park Industrial Estates; 09/14/12; \$27,996.72             | Amped Electric; Jackson, Dareshia Nichole; 07/16/12; \$.00                                     |
| Americore Drilling & Sawcutting Inc; Internal Revenue Service; 08/13/12; \$13,899.79 | Amped Electric; Jackson, Harry; 07/16/12; \$.00  |
| Ames, Kenneth; Lansdowne Borough; 01/29/13; \$.00                                    | Amped Electric; Jackson, Harry; 08/13/12; \$.00  |
| Amieyeofori, George; Upper Darby Township; 07/18/12; \$.00                           | Amped Electric; Jackson, Dareshia Nichole; 08/13/12; \$.00                                     |
| Amin MD PC, Devandra K; Arthur Meltzer MD FACC; 10/10/12; \$.00                      | Amped Electric Inc; Commonwealth Department of Revenue; 07/24/12; \$22,866.50                  |
| Amin, Farzana; Commonwealth Department of Revenue; 02/19/13; \$2,702.85              | Amped Electric Inc; Kennedy, Mark; 09/04/12; \$4,486.50  |
| Amin, Mohammad; Commonwealth Department of Revenue; 02/19/13; \$2,702.85             | Amped Electric Inc; Kennedy Properties; 09/04/12; \$4,486.50                                   |
| Amin, Mohammed; Morton Borough; 01/24/13; \$.00                                      | Amquip Corporation; Kelly, Peter; 11/29/12; \$.00  |
| Amirian Inc; 510 Lancaster Associates LP; 06/21/12; \$.00                            | AMR Construction Inc Rufo Contracti; Commonwealth Department of Revenue; 08/20/12; \$37,695.27 |
| Amirian, Razmek; Cmwlth of PA Department of Revenue; 12/26/12; \$.00                 | Amri, Macinissa; Probation Dept of Delaware County; 07/13/12; \$1,896.50                       |
| Amirian, Razmig; 510 Lancaster Associates LP; 06/21/12; \$.00                        | AMRO Mortgage Group Inc; Mink, David M; 12/20/12; \$.00  |
| Amirian, Razmig; Springfield Township; 02/12/13; \$.00                               | AMRO Mortgage Group Inc; Mink, Gail S; 12/20/12; \$.00   |
| Amirian, Razmig; Springfield Township; 02/12/13; \$.00                               | Amster, Marsha; Upper Darby Township; 12/04/12; \$176.18                                       |
| Amirsoleymani, Azita; US Bankcorp Equipment Finance Inc; 12/27/12; \$.00             | Amster, Marsha; Upper Darby Township; 12/04/12; \$188.33                                       |
| Amirsoleymani, Azita; SMS Financial XXVII,LLC, /ASG; 12/27/12; \$.00                 | Anam, Khoyrul; Upper Darby Township; 12/04/12; \$352.35  |
| Amirsoleymani, Azita Aka; SMS Financial XXVII LLC Assignee of; 12/27/12; \$.00       | Anam, Khoyrul; Upper Darby Township; 12/04/12; \$376.65  |
| Amirsoleymani, Mohammed; SMS Financial XXVII,LLC, /ASG; 12/27/12; \$.00              | Ananda Affordable Services; Delcora; 01/18/13; \$316.84  |
| Amirsoleymani, Mohammed; US Bankcorp Equipment Finance Inc; 12/27/12; \$.00          | Anane, Julius P; Unifund CCR Partners; 08/30/12; \$.00   |
| Amirsoleymani, Mohammed; SMS Financial XXVII LLC Assingee of; 12/27/12; \$.00        | Anastasio, Gina; Upper Darby Township; 12/04/12; \$176.18                                      |
| Amissah, Billy; Portfolio Recovery Associates LLC; 06/04/12; \$5,285.93              | Anastasio, Gina; Upper Darby Township; 12/04/12; \$188.33                                      |
| Amissah, Billy J; PNC Bank National Association; 01/14/13; \$62,206.03               | Anastasio, Matthew J; Upper Darby Township; 12/04/12; \$176.18                                 |
| Amissah, Billy J; PNC Bank National Association; 01/14/13                            | Anastasio, Matthew J; Upper Darby Township; 12/04/12; \$188.33                                 |
|  | Ancone, Harry F /III; Upper Darby Township; 12/04/12; \$176.18                                 |

Ancone, Harry F /III; Upper Darby Township; 12/04/12; \$188.33  
 And All Persons Firms or Associatio; Bryn Mawr Trust Company; 07/18/12; \$63,076.50  
 And All Persons Firms or Associatio; Bryn Mawr Trust Company; 08/15/12  
 And All Persons Firms or Associatio; Bryn Mawr Trust Company; 11/08/12; \$74,278.51  
 And All Persons Firms or Associatio; Huntington National Bank /TR; 02/05/13  
 And All Persons Firms or Association; JPMorgan Chase Bank NA; 06/22/12; \$.00  
 And All Persons Firms or Association; JPMorgan Chase Bank NA; 09/20/12; \$87,326.35  
 And Assigns; DiAntonio, Mark; 11/15/12; \$11,928.88  
 And Assigns; DiAntonio, Mark; 11/16/12; \$.00  
 Anderson-Johnson, Leslie T; Commonwealth Department of Revenue; 08/27/12; \$1,685.36  
 Anderson, Amber Beatrice; Probation Dept of Delaware County; 02/01/13; \$1,675.00  
 Anderson, Andrew; Probation Dept of Delaware County; 09/10/12; \$.00  
 Anderson, Annester E; Upper Darby Township; 08/17/12; \$.00  
 Anderson, Annester E; Upper Darby Twp; 08/17/12; \$.00  
 Anderson, Bernadette; Upper Darby Township; 12/04/12; \$176.18  
 Anderson, Bernadette; Upper Darby Township; 12/04/12; \$188.33  
 Anderson, Bernard; Probation Dept of Delaware County; 12/28/12; \$3,571.50  
 Anderson, Brandon Lee; Delaware County Juvenile Court; 01/17/13; \$.00  
 Anderson, Brandon Lee; Delaware County Juvenile Court; 01/17/13; \$.00  
 Anderson, Brandon Lee; Delaware County Juvenile Court; 01/17/13; \$.00  
 Anderson, Brian; Probation Dept of Delaware County; 11/19/12; \$1,917.50  
 Anderson, Brian K; Probation Dept of Delaware County; 07/30/12; \$18,433.08  
 Anderson, Carlton S; Probation Dept of Delaware County; 09/25/12; \$1,942.00  
 Anderson, Charlene; Probation Dept of Delaware County; 12/26/12; \$2,368.30  
 Anderson, Corinne M; City of Chester; 10/18/12; \$529.00

Anderson, Danny; Delaware County Juvenile Court; 01/17/13; \$.00  
 Anderson, David; Upper Darby Township; 12/04/12; \$176.18  
 Anderson, David; Upper Darby Township; 12/04/12; \$169.71  
 Anderson, David J; Delcora; 01/18/13; \$177.06  
 Anderson, David W; US Bank NA /TR; 07/30/12; \$171,267.46  
 Anderson, David W; US Bank NA /TR; 08/16/12  
 Anderson, Deborah L; Yeadon Borough; 07/06/12; \$849.54  
 Anderson, Dnasia; Probation Dept of Delaware County; 11/27/12; \$14,119.50  
 Anderson, Donald W; FIA Card Services NA; 12/26/12; \$10,355.80  
 Anderson, Dorothy L; Middletown Township; 02/14/13; \$115.50  
 Anderson, Earl; Upper Darby Township; 12/04/12; \$352.35  
 Anderson, Earl; Upper Darby Township; 12/04/12; \$234.70  
 Anderson, Eric E; Radnor Township; 07/16/12; \$612.46  
 Anderson, Eric E; Washington Mutual Bank /FKA; 11/30/12; \$987,717.08  
 Anderson, Eric E; JPMorgan Chase Bank National Assoc /SSR; 11/30/12; \$987,717.08  
 Anderson, Eric E; Washington Mutual Bank FA; 11/30/12; \$987,717.08  
 Anderson, Ernest; Middletown Township; 02/14/13; \$115.50  
 Anderson, Fitzgerald; Upper Darby Township; 08/17/12; \$.00  
 Anderson, Fitzgerald; Upper Darby Twp; 08/17/12; \$.00  
 Anderson, Florence K; Radnor Township; 07/16/12; \$612.46  
 Anderson, Florence K; Washington Mutual Bank FA; 11/30/12; \$987,717.08  
 Anderson, Florence K; Jpmorgan Chase Bank National Assoc /SSR; 11/30/12; \$987,717.08  
 Anderson, Florence K; Washington Mutual Bank /FKA; 11/30/12; \$987,717.08  
 Anderson, Gary /SR; Commonwealth Department of Revenue; 08/27/12; \$.00  
 Anderson, George William; Probation Dept of Delaware County; 01/23/13; \$1,267.50  
 Anderson, Gordon; National Credit Adjusters LLC; 12/26/12; \$3,673.53

- Anderson, Gordon E; Upper Darby Township; 12/04/12; \$176.18
- Anderson, Isaiah; Probation Dept of Delaware County; 06/02/12; \$712.50
- Anderson, James; Probation Dept of Delaware County; 12/20/12; \$.00
- Anderson, Jamie L; Ability Recovery Services LLC; 01/31/13; \$.00
- Anderson, Jeordian B; Wells Fargo Bank NA; 10/26/12
- Anderson, Jerry; Catona, Anthony /JR; 10/15/12; \$.00
- Anderson, Jerry; Catona, Karen L; 10/15/12; \$.00
- Anderson, John D; Citibank NA; 11/02/12; \$2,577.36
- Anderson, Latha; Upper Darby Township; 12/04/12; \$176.18
- Anderson, Latha; Upper Darby Township; 12/04/12; \$188.33
- Anderson, Lesley; Portfolio Recovery Association Lic; 07/16/12; \$722.06
- Anderson, Leslie; Delcora; 06/14/12; \$.00
- Anderson, Linda M; Upper Darby Township; 12/04/12; \$176.18
- Anderson, Lorraine C; US Bank NA /TR; 07/30/12; \$171,267.46
- Anderson, Lorraine C; US Bank NA /TR; 08/16/12
- Anderson, Marilyn; Wells Fargo Bank NA; 06/22/12; \$.00
- Anderson, Marilyn; Wells Fargo Bank NA; 09/12/12; \$79,545.61
- Anderson, Mark D; Franklin Mint Federal Credit Union; 01/23/13; \$.00
- Anderson, Michael J; Aldan Borough; 10/17/12; \$1,958.65
- Anderson, Michael J; Aldan Borough; 01/09/13; \$.00
- Anderson, Michael P /DBA; Growmark FS LLC; 07/16/12; \$.00
- Anderson, Mohan; Upper Darby Township; 12/04/12; \$176.18
- Anderson, Mohan; Upper Darby Township; 12/04/12; \$188.33
- Anderson, Morgan; FNF Servicing Inc; 01/02/13
- Anderson, Morgan; Loancare /DIV; 01/02/13
- Anderson, Morgan; Loancare /DIV; 01/02/13; \$240,981.12
- Anderson, Morgan; FNF Servicing Inc; 01/02/13; \$240,981.12
- Anderson, Nicole /AKA; Bank of America NA /SSR; 11/30/12; \$227,519.70
- Anderson, Nicole /AKA; BAC Home Loans Servicing LP /FKA; 11/30/12; \$227,519.70
- Anderson, Nicole /AKA; Countrywide Home Loans Servicing LP; 11/30/12; \$227,519.70
- Anderson, Nicole /AKA; BAC Home Loans Servicing LP /FKA; 01/15/13
- Anderson, Nicole /AKA; Bank of America NA /SSR; 01/15/13
- Anderson, Nicole N; BAC Home Loans Servicing LP /FKA; 11/30/12; \$227,519.70
- Anderson, Nicole N; Countrywide Home Loans Servicing LP; 11/30/12; \$227,519.70
- Anderson, Nicole N; Bank of America NA /SSR; 11/30/12; \$227,519.70
- Anderson, Nicole N; Bank of America NA /SSR; 01/15/13
- Anderson, Nicole N; BAC Home Loans Servicing LP /FKA; 01/15/13
- Anderson, Palestine; Darby Township; 06/08/12; \$335.45
- Anderson, Peter J /JR; Upper Darby Township; 12/04/12; \$176.18
- Anderson, Peter J /JR; Upper Darby Township; 12/04/12; \$188.33
- Anderson, Ramon Charles; Commonwealth Pennsylvania; 06/04/12; \$30,000.00
- Anderson, Ramon Charles; Probation Dept of Delaware County; 12/07/12; \$916.50
- Anderson, Ramon Charles; Probation Dept of Delaware County; 12/10/12; \$736.50
- Anderson, Ramon Charles; Probation Dept of Delaware County; 12/10/12; \$952.00
- Anderson, Rea; Commonwealth Department of Revenue; 10/16/12; \$1,821.82
- Anderson, Robert; Portfolio Recovery Associates LLC; 09/20/12; \$3,252.26
- Anderson, Robert J; Commonwealth Department of Revenue; 10/16/12; \$1,821.82
- Anderson, Robyn J; Target National Bank /FKA; 09/13/12; \$.00
- Anderson, Robyn J; Retailers National Bank; 09/13/12; \$.00
- Anderson, Samuel; Countrywide Home Loans Servicing LP; 11/30/12; \$227,519.70
- Anderson, Samuel; Bank of America NA /SSR; 11/30/12; \$227,519.70
- Anderson, Samuel; BAC Home Loans Servicing LP /FKA; 11/30/12; \$227,519.70
- Anderson, Samuel; BAC Home Loans Servicing LP /FKA; 01/15/13

- Anderson, Samuel; Bank of America NA /SSR; 01/15/13
- Anderson, Shawn D; Upper Darby Township; 12/04/12; \$103.55
- Anderson, Shelly /AKA; Wells Fargo Bank NA; 12/17/12; \$114,509.97
- Anderson, Shelly A; Upper Darby Township; 12/04/12; \$176.18
- Anderson, Shelly A; Upper Darby Township; 12/04/12; \$188.33
- Anderson, Shelly A; Wells Fargo Bank NA; 12/17/12; \$114,509.97
- Anderson, Steven; Probation Dept of Delaware County; 12/12/12; \$1,479.50
- Anderson, Steven C; Southwest Delaware County Municipal; 01/24/13; \$1,699.39
- Anderson, Tamikio P; Upper Darby Township; 12/04/12; \$176.18
- Anderson, Tamikio P; Upper Darby Township; 12/04/12; \$188.33
- Anderson, Tarik; Probation Dept of Delaware County; 08/10/12; \$2,689.50
- Anderson, Tarria; Commonwealth Department of Revenue; 06/11/12; \$1,103.00
- Anderson, Thalia; Upper Darby Township; 12/04/12; \$176.18
- Anderson, Thalia; Upper Darby Township; 12/04/12; \$169.71
- Anderson, Tracie A; Southwest Delaware County Municipal; 01/24/13; \$1,699.39
- Anderson, Valene; LVNV Funding LLC; 10/17/12; \$1,665.77
- Anderson, Victor F; Probation Dept of Delaware County; 12/12/12; \$3,355.50
- Anderson, Wendy M; Franklin Mint Federal Credit Union; 01/23/13; \$.00
- Anderson, Yolanda; Delaware County Juvenile Court; 01/17/13; \$.00
- Andoh, Chris S; FIA Card Services NA; 02/01/13; \$.00
- Andoh, Denesha T; Countrywide Home Loans Servicing Lp; 02/28/13; \$290,277.57
- Andoh, Denesha T; Bank of America NA /SSR; 02/28/13; \$290,277.57
- Andoh, Denesha T; BAC Home Loans Servicing LP /FKA; 02/28/13; \$290,277.57
- Andonian, Michele; Probation Dept of Delaware County; 10/05/12; \$2,206.50
- Andrade, Daniel Alexander; Probation Dept of Delaware County; 08/02/12; \$2,734.00
- Andrelczyk, Kennard C; Upper Darby Township; 12/04/12; \$176.18
- Andrelczyk, Kennard C; Upper Darby Township; 12/04/12; \$188.33
- Andreoli, Donna L; M&T Bank; 11/07/12; \$75,028.17
- Andreoli, Donna L; M&T Bank; 11/14/12
- Andreoli, Donna L; M&T Bank; 11/28/12; \$.00
- Andreoli, Donna L; M&T Bank; 11/28/12; \$.00
- Andres, Santa; Delcora; 07/05/12; \$.00
- Andrew J Goldschmidt Inc; Internal Revenue Service; 08/31/12; \$12,745.48
- Andrews, Deneen; Glenolden Borough; 06/27/12; \$731.37
- Andrews, Janet; Upper Darby Township; 12/04/12; \$188.33
- Andrews, Julie M; Nationstar Mortgage LLC; 09/12/12; \$126,214.66
- Andrews, Julie M; Nationstar Mortgage LLC; 11/05/12
- Andrews, Kathyann A; Upper Darby Township; 01/22/13; \$.00
- Andrews, Lamarr; Delaware County Juvenile Court; 06/05/12; \$35.00
- Andrews, Lamarr Paul; Probation Dept of Delaware County; 06/12/12; \$1,117.50
- Andrews, Lamarr Paul; Probation Dept of Delaware County; 01/02/13; \$1,070.50
- Andrews, Melissa R; Upper Darby Township; 12/04/12; \$176.18
- Andrews, Melissa R; Upper Darby Township; 12/04/12; \$188.33
- Andrews, Paul M; Yeadon Borough; 06/21/12; \$.00
- Andrews, Paul M; Yeadon Borough; 09/21/12; \$1,439.62
- Andrews, Staveley; Upper Darby Township; 12/04/12; \$188.33
- Andrews, Susanne H; Washington Mutual Bank; 09/12/12; \$.00
- Andrews, Susanne H; Washington Mutual Bank FA; 09/12/12; \$.00
- Andrews, Susanne H; JPMorgan Chase Bank NA; 09/12/12; \$.00
- Andrews, Susanne H; Federal Deposit Insurance Corp /FKA; 09/12/12; \$.00
- Andrews, Susanne H; Capital One Bank; 02/11/13; \$2,622.75
- Andrews, Suzanne; Township of Radnor; 08/03/12; \$.00
- Andrews, Tara D /AKA; Marylyn Financial Services LLC; 08/03/12; \$5,932.06
- Andrewson, Aaron J; Mab Paints; 06/25/12; \$.00

**LOCALITY INDEX  
SHERIFF'S SALES  
OF REAL ESTATE  
COUNTY COUNCIL  
MEETING ROOM  
COURTHOUSE, MEDIA, PA**

**June 21, 2013  
11:00 A.M. Prevailing Time**

**BOROUGH**

- Aldan 100, 164
- Brookhaven 47, 151, 162, 171
- Clifton Heights 102, 113
- Collingdale 23, 40, 50, 139, 174, 181
- Colwyn 12, 128, 142, 153
- Darby 4, 21, 59, 62, 75, 91, 135, 177
- Eddystone 46, 175
- Folcroft 51, 79, 80, 173
- Glenolden 86, 105, 109, 160, 180
- Lansdowne 10, 22, 143, 144
- Marcus Hook 82, 117, 168
- Morton 93
- Norwood 9
- Parkside 27, 132
- Prospect Park 83, 111
- Ridley Park 11, 147
- Sharon Hill 2, 20, 72, 120, 178
- Swarthmore 133
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- Bethel 35, 184
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- Upper Providence 71

Conditions: \$ 2,000.00 cash or certified check at time of sale (unless otherwise stated in advertisement), balance in ten days. Other conditions on day of sale.

To all parties in interest and claimants:

TAKE NOTICE that a Schedule of Distribution will be filed within thirty (30) days from the date of sale and distribution will be made in accordance with the Schedule of Distribution unless exceptions are filed thereto within ten (10) days thereafter. No further notice of the filing of the Schedule of Distribution will be given.

**No. 9069                    1.                    2012**

**MORTGAGE FORECLOSURE**

ALL THAT CERTAIN parcel of ground Situate in the Township of Aston, County of Delaware and Commonwealth of Pennsylvania described according to a Final Subdivision Plan of Property of Millridge prepared by G. D. Houtman and Son, Inc., Civil Engineers and Land Surveyors dated June 2, 2013 and last revised May 17, 2004, as follows, to wit:

BEGINNING at a point on the Southwesterly side of Millridge Drive (50 feet wide) a corner of Lot No. 7 on said plan; thence along said lot South 54 degrees 38 minutes 00 seconds West 271.97 feet to a point in line of land of Roy L. Kenworth; thence along said lands North 37 degrees 25 minutes 30 seconds West 104.14 feet to a point a corner of Lot No. 5 on said plan; thence along said lot North 54 degrees 38 minutes 00 seconds East 248.83 feet to a point on the said Southwesterly side of Millridge Drive, thence along same in the arc of a circle curving to the left having a radius of 175 feet the arc distance of 31.93 feet to a point of tangent; thence still along same South 51 degrees 16 minutes 22 seconds East 76.68 feet to a point, being the first mentioned point and place of beginning.

TAX ID No. 02-00-01547-06.

For information purposes only - Property also known as: 11 Millridge Drive, Aston, PA 19014.

BEING the same property as conveyed from Naamans Creek Associations, L. P. a Pennsylvania Limited Partnership, by Goshem Builders, Inc., a Pennsylvania Corporation, General Partner, by Thomas Mazzenga, Secretary, to Kevin Schulz and Meg Schulz, husband and wife, tenants by the entireties, by Deed dated 1/13/2005, and recorded 1/18/2006 in the Delaware County Recorder of Deeds in Book 03707 page 0060.

TITLE TO SAID premises is vested in Kevin Schulz and Meg Schulz by Deed from Naamans Creek Associations, P.C. a Pennsylvania Limited Partnership, by Goshem Builders, Inc., a Pennsylvania Corporation, General Partner, by Thomas Mazzenga, Secretary, dated 1/13/2005 and recorded 1/18/2006 in Book 03707, page 0060.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Kevin Schulz and Meg Schulz.

Hand Money \$49,930.52

Parker McCay P.A., Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 007144            2.            2012**

**MORTGAGE FORECLOSURE**

317 Laurel Road  
Sharon Hill, PA 19079

ALL THAT CERTAIN lot or piece of ground with the buildings and IMPROVEMENTS thereon erected, Situate in the Borough of Sharon Hill, County of Delaware and Commonwealth of Pennsylvania, bounded and described according to a plan thereof made by Reeder and Magarity, Professional Engineers, Upper Darby, Pennsylvania on 8/12/1955, as follows, to wit:

BEGINNING at a point on the Easterly side of Laurel Road (50 feet wide) which point is measured the 3 following courses and distances from the point formed by the intersection of the Southeasterly side of Laurel Road (50 feet wide) with the Northeasterly side of Bartlett Avenue (50 feet wide) (both lines produced): (1) extending from said point of intersection North 25 degrees 56 minutes 50 seconds East, 223.77 feet to a point of curve; (2) on a line curving to the left having a radius of 291.67 feet, the arc distance of 81.80 feet to a point of tangent and (3) North 09 degrees 56 minutes 16 seconds East 24.16 feet to the point and place of beginning; thence extending from said beginning point and along the said Easterly side of Laurel Road North 09 degrees 56 minutes 16 seconds East, 30 feet to a point; thence extending South 80 degrees 03 minutes 44 seconds East, passing along the center line of a certain 8 feet wide driveway laid out between these premises and the premises adjoining to the North, 100 feet to a point; thence extending South 09 degrees 56 minutes 16 seconds West 30 feet to a point, and thence extending North 50 degrees 03 minutes 04 seconds West, passing partly through the party wall between these premises and the premises adjoining to the South, 100 feet the first mentioned point and place of beginning.

BEING Lot 225, as shown on said plan.

Known as: 317 Laurel Road.

BEING Folio No. 41-00-01550-00.

TOGETHER with the free and common use, right, liberty and privilege of the aforesaid driveway as and for a driveway passageway and watercourse at all times hereafter, forever, in common with the owners, tenants and occupiers of the other lots of ground bounding thereon and entitled to the use thereof.

SUBJECT, however, to the proportionate part of the expense of keeping said driveway in good order, condition and repair at all times hereafter, forever.

BEING the same premises which Kim Loan Hong, by Indenture bearing date 5/31/2007 and to be recorded on 6/6/2007 in the Reorder of Deeds, Delaware County, in Deed Book 4119, page 189 conveyed unto Jaimi K. Barron and Shannon R. Gilliam, in fee.

IMPROVEMENTS CONSIST OF: piece of ground with the buildings and IMPROVEMENTS thereon.

SOLD AS THE PROPERTY OF: Jaimi Barron and Shannon Gilliam.

Hand Money \$2,000.00

Ashley L. Lerch, Esquire, Attorney

**JOSEPH F. McGINN, Sheriff**

**No. 10548 3. 2012**

**MORTGAGE FORECLOSURE**

Property being in the Township of Lower Chichester, County of Delaware, Commonwealth of Pennsylvania, on the Southwesterly corner of Hutchinson Street and Summitt Avenue.

Front: IRR Depth: IRR

BEING premises: 1456 Summit Street, Linwood, PA 19061.

IMPROVEMENTS CONSIST OF: a single family residential dwelling.

SOLD AS THE PROPERTY OF: Ronald C. Crowther and Stephanie N. Crowther.

Hand Money \$8,102.62

KML Law Group, P.C., Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 13152 4. 2009**

**MORTGAGE FORECLOSURE**

Property in the Borough of Darby, County of Delaware and State of Pennsylvania beginning at a point on the Southwesterly side of Pine Street.

BEING Folio No. 14-00-02499-00

Being known as: 606 Pine Street, Darby, Pennsylvania 19023.

IMPROVEMENTS CONSIST OF: residential dwelling.

SOLD AS THE PROPERTY OF: William D. Shivers.

Hand Money \$6,614.50

McCabe, Weisberg and Conway, P.C., Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 9731 5. 2012**

**MORTGAGE FORECLOSURE**

Property being in the Township of Ridley, County of Delaware and State of Pennsylvania.

Front: 30 Depth: 100

BEING premises: 244 Hoffman Road, Ridey Park, PA 19078-1323.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Jillian P. Benditt and Russell A. Benditt.

Hand Money \$17,778.71

Phelan Hallinan, LLP, Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 122 6. 2010**

**MORTGAGE FORECLOSURE**

Property in the Borough of Yeadon, County of Delaware and Commonwealth of Pennsylvania on the Northeast side of Bell Avenue.

Front: IRR Depth: IRR

Being Premises: 1001 Bell Avenue, Yeadon, PA 19050.

IMPROVEMENTS CONSIST OF: a single family residential dwelling.

SOLD AS THE PROPERTY OF: Gwendolyn Lewis.

Hand Money \$13,455.07

KML Law Group, P.C., Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 14918 7. 2009**

**MORTGAGE FORECLOSURE**

Property in the Borough of Yeadon, County of Delaware, Commonwealth of PA, on the Northwest side of Radar Avenue.

Front: IRR Depth: IRR

Being Premises: 813 Radar Avenue, Yeadon, PA 19050.

IMPROVEMENTS CONSIST OF: a single family residential dwelling.

SOLD AS THE PROPERTY OF: Mama-dou Diallo.

Hand Money \$17,427.40

KML Law Group, P.C., Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 3369 8. 2009**

**MORTGAGE FORECLOSURE**

Property being in the Township of Middletown, County of Delaware, Commonwealth of Pennsylvania, on the South Pennell Road.

Front: IRR Depth: IRR

BEING premises: 258 South Pennell Road Media, PA 19063.

IMPROVEMENTS CONSIST OF: a single family residential dwelling.

SOLD AS THE PROPERTY OF: Victoria A. Thompson and William J. Thompson.

Hand Money \$38,475.07

KML Law Group, P.C., Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 9061 9. 2011**

**MORTGAGE FORECLOSURE**

Property in the Borough of Norwood, County of Delaware and State of Pennsylvania.

Front: 40 Depth: 150

BEING Premises: 109 Chester Pike, Norwood, PA 19074.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Thomas P. Hummel a/k/a Thomas P. Hummel and Ann L. Hummel.

Hand Money \$17,442.89

Phelan Hallinan, LLP, Attorneys

**JOSEPH F. McGINN, Sheriff**



**No. 08560 10. 2011**

**MORTGAGE FORECLOSURE**

Property in the Borough of Lansdowne, County of Delaware and State of Pennsylvania.

Front: 50 Depth: 100

Being Premises: 288 Green Avenue, Lansdowne, PA 19050-1236.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Abimbola Ajao.

Hand Money \$22,695.04

Phelan Hallinan, LLP, Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 2033 11. 2012**

**MORTGAGE FORECLOSURE**

Property being in the Borough of Ridley Park, County of Delaware and State of Pennsylvania.

Front: 50 Depth: 140

BEING premises: 108 North Swarthmore Avenue, Ridley Park, PA 19078-2114.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Linda Devaco a/k/a Linda D. Devaco in her capacity as Executrix and Devisee of the Estate of Gary L. Devaco, a/k/a Gary Devaco, deceased and unknown heirs, successors, assigns, and all persons, firms or associations claiming right, title or interest from or under Doris M. Devaco, deceased.

Hand Money \$12,135.31

Phelan Hallinan, LLP, Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 10287 12. 2012**

**MORTGAGE FORECLOSURE**

Property in the Borough of Colwyn, County of Delaware, Commonwealth of PA, on the Southerly side of Walnut Street.

Front: IRR Depth: IRR

Being Premises: 208 Walnut Street, Darby, PA 19023.

IMPROVEMENTS CONSIST OF: a single family residential dwelling.

SOLD AS THE PROPERTY OF: Nancy Manson.

Hand Money \$9,850.84

KML Law Group, P.C., Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 3030 13. 2012**

**MORTGAGE FORECLOSURE**

Property in the Township of Upper Darby, County of Delaware and State of Pennsylvania.

Front: 16 ft Depth: 80 ft

Being Premises: 7016 Radbourne Road, Upper Darby, PA 19082-5216.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Wayne H. Kershner.

Hand Money \$5,481.15

Phelan Hallinan, LLP, Attorneys

**JOSEPH F. McGINN, Sheriff**

No. 10413 14. 2012

**MORTGAGE FORECLOSURE**

350 7th Avenue  
Swarthmore, Ridley Township  
Delaware County, Pennsylvania 19081

ALL THAT CERTAIN lot or piece of ground with the buildings and IMPROVEMENTS thereon erected, Situate in the Township of Ridley, County of Delaware and State of Pennsylvania, and described according to a plan of lots for H. Fulmer Co, Inc., made by E. Gilroy Damon Associates, Inc., Civil Engineers, Sharon Hill, Pennsylvania on December 5, 1968, and last revised on January 6, 1970, as follows, to wit:

BEGINNING at a point on the South-easterly side of 7th Avenue (50 feet wide) which point is at the distance of 300.92 feet measured North 47 degrees 27 minutes East from the point formed by intersection of the Southeast side of said 7th Avenue from the point forward by the intersections of the Southeast side of said 7th Avenue with the Northeasterly side of Milmont Avenue (50 feet wide); thence extending from said point of beginning along with Southeast side of said 7th Avenue North 47 degrees 27 minutes East 83.79 feet to the Northeasterly side of a 24 feet wide private street leading Southeastwardly from 7th Avenue; thence extending along the Northeast side of said 24 feet wide private street South 42 degrees 35 minutes East 139.71 feet to a point; thence extending South 47 degrees 35 minutes West 88.87 feet to a point; thence extending North 42 degrees 33 minutes West 59.75 feet to a point; thence extending North 47 degrees 27 minutes East 5 feet to a point; thence extending North 42 degrees 33 minutes West 89 feet to the first mentioned point and place of beginning.

TOGETHER with and subject to the free and common use, right, liberty and privilege of the aforesaid 24 feet wide private street as and for a passageway and watercourse and for the installation, maintenance and repairing of water and sewer laterals, gas and electric service into and for 7th Avenue, in common with the owner, tenants and occupiers of the other lots of ground through with the same street extends, as all times hereafter forever.

BEING UPI No. 38-05-00975-00.

BEING the same premises which Louis Palitz, remaining Trustee under the Hemmings B. Fulmer, Jr. Martial Trust, by Deed dated April 8, 2005 and recorded in Recorder of Deeds of Delaware County in Book 2736, page 1512, granted and conveyed unto John E. McAndrew.

IMPROVEMENTS CONSIST OF: house.

SOLD AS THE PROPERTY OF: John E. McAndrew.

Hand Money: \$22,109.77

Heather Z. Kelly, Esquire, Attorney

**JOSEPH F. MCGINN, Sheriff**

No. 3248 15. 2009

**MORTGAGE FORECLOSURE**

Judgment Amount: \$150,010.55

Property in the Township of Ridley.

Front: irregular Depth: irregular

BEING Premises: 605 Michell Street, Ridley Park, PA 19078.

Folio Number: 38-03-01416-00.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Jacob Lewis.

Hand Money \$2,000.00

Christopher A. DeNardo, Esquire, Attorney

**JOSEPH F. MCGINN, Sheriff**

**No. 2802 16. 2012**

**MORTGAGE FORECLOSURE**

Property being in the Township of Ridley, County of Delaware and State of Pennsylvania.

Front: 30 Depth: 121

BEING premises: 197 Balignac Avenue, Woodlyn, PA 19094-1803.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Michael Mooney.

Hand Money \$12,195.79

Phelan Hallinan, LLP, Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 11945 17. 2010**

**MORTGAGE FORECLOSURE**

105 School Lane  
Springfield, PA 19064

Property being in the Township of Springfield, County of Delaware and State of Pennsylvania, situate on the Northeast-erly side of School Lane (forty feet wide) at the distance of three hundred ninety two and thirty one hundredths feet Northwest from the Northwesterly side of Schuyler Road (forty feet wide).

IMPROVEMENTS CONSIST OF: resi-  
dential dwelling.

SOLD AS THE PROPERTY OF: Harry C. Carter, Sandy L. Carter.

Hand Money \$31,634.44

Udren Law Offices, P.C., Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 08309 18. 2012**

**MORTGAGE FORECLOSURE**

Property being in the Township of Tinnicum, County of Delaware and State of Pennsylvania.

Front: 75 Depth: 100

BEING premises: 245 Pontiac Street, Essington, PA 19029-1623.

IMPROVEMENTS CONSIST OF: resi-  
dential property.

SOLD AS THE PROPERTY OF: Joan M. Keeth and Thomas R. Keeth.

Hand Money \$20,506.82

Phelan Hallinan, LLP, Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 002045 19. 2011**

**MORTGAGE FORECLOSURE**

Property in the Township of Upper Darby, County of Delaware and State of Pennsylvania.

Front: 25 Depth: 100

Being Premises: 3817 Berry Avenue, Drexel Hill, PA 19026-3619.

IMPROVEMENTS CONSIST OF: resi-  
dential property.

SOLD AS THE PROPERTY OF: Jon Povlow a/k/a Jon S. Povlow.

Hand Money \$18,169.16

Phelan Hallinan, LLP, Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 00139 20. 2012**

**MORTGAGE FORECLOSURE**

Property in the Borough of Sharon Hill, County of Delaware and State of Pennsylvania.

Front: 50 Depth: 125

BEING Premises: 208 Cherry Street, Sharon Hill, PA 19079-1308.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Rahmon L. Jackson.

Hand Money \$13,019.78

Phelan Hallinan, LLP, Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 1156 21. 2012**

**MORTGAGE FORECLOSURE**

Property in the Borough of Darby, County of Delaware and State of Pennsylvania.

Front: 15 Depth: 116

BEING Premises: 46 MacDade Boulevard a/k/a 46 North MacDade Boulevard a/k/a 11th Street, Darby, PA 19023-1630.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Jean Claude Bradley a/k/a Jean-Claude Bradley.

Hand Money \$3,503.40

Phelan Hallinan, LLP, Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 769 22. 2012**

**MORTGAGE FORECLOSURE**

Property in the Borough of Lansdowne, County of Delaware and State of Pennsylvania.

Front: 43 Depth: 212

Being Premises: 90 South Wycombe Avenue, Lansdowne, PA 19050-2856.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: James Miller.

Hand Money \$21,604.92

Phelan Hallinan, LLP, Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 002606 23. 2012**

**MORTGAGE FORECLOSURE**

Property in the Borough of Collingdale, County of Delaware and State of Pennsylvania.

Front: 25 Depth: 115

BEING Premises: 227 Pusey Avenue, Collingdale, PA 19023-1908.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Jean-Claude Bradley.

Hand Money \$6,074.09

Phelan Hallinan, LLP, Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 6893 24. 2008**

**MORTGAGE FORECLOSURE**

Judgment Amount: \$282,858.40

Property in the Township of Nether Providence, County of Delaware and State of Pennsylvania.

Front: IRR Depth: IRR

Being Premises: 327 Callender Lane, Wallingford, PA 19086.

Folio Number: 34-00-00469-00

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Ronald J. Mellina.

Hand Money \$2,000.00

Christopher A. DeNardo, Esquire, Attorney

**JOSEPH F. McGINN, Sheriff**

**No. 6291 26. 2012**

**MORTGAGE FORECLOSURE**

Property being in the Township of Upper Darby, County of Delaware and State of Pennsylvania, beginning at a point on the Northeasterly side of Walnut Street.

Being known as: 7263 Walnut Street, Upper Darby, Pennsylvania 19082.

BEING Folio No. 16-04-02326-00.

IMPROVEMENTS CONSIST OF: residential dwelling.

SOLD AS THE PROPERTY OF: Sweetey Balaggan.

Hand Money \$8,713.15

McCabe, Weisberg and Conway, P.C., Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 17723 27. 2010**

**MORTGAGE FORECLOSURE**

Property being in the Borough of Parkside, Delaware County, Pennsylvania, beginning at a point in a corner of Lot No. 13.

BEING Folio No. 32-00-00598-11.

BEING known as: 12 Park Vallei Lane, Brookhaven, Pennsylvania 19015.

IMPROVEMENTS CONSIST OF: residential dwelling.

SOLD AS THE PROPERTY OF: Rachel R. Grant a/k/a Rachel Grant.

Hand Money \$12,153.98

McCabe, Weisberg and Conway, P.C., Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 1053 28. 2012**

**MORTGAGE FORECLOSURE**

Property in the Township of Upper Darby, County of Delaware and State of Pennsylvania.

Front: 16 ft Depth: 70 ft

Being Premises: 430 Hampden Road, Upper Darby, PA 19082-3406.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Chun Ying Wu and Fu Yueh Shih Wu.

Hand Money \$2,216.55

Phelan Hallinan, LLP, Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 3584 29. 2010**

**MORTGAGE FORECLOSURE**

Property in the Township of Upper Darby, County of Delaware and State of Pennsylvania.

Front: 16 ft Depth: 70 ft

Being Premises: 272 Sheffield Road, Lansdowne, PA 19050-1721.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Sandra L. Maduike a/k/a Sandra Maduike.

Hand Money \$11,142.48

Phelan Hallinan, LLP, Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 9445 30. 2011**

**MORTGAGE FORECLOSURE**

Property in the Township of Upper Darby, County of Delaware and State of Pennsylvania.

Front: 16.12 Depth: 123

Being Premises: 5240 Gramercy Drive, Clifton Heights, PA 19018-1003.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: John J. Cook a/k/a John Cook.

Hand Money \$10,685.05

Phelan Hallinan, LLP, Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 04238 31. 2012**

**MORTGAGE FORECLOSURE**

Property being in the City of Chester, County of Delaware, State of Pennsylvania.

Front: 18 Depth: 82

BEING premises: 1203 Hancock Street, Chester, PA 19013-6431.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Donald R. Griffith, Jr.

Hand Money \$2,597.28

Phelan Hallinan, LLP, Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 006942 32. 2012**

**MORTGAGE FORECLOSURE**

Property in the Township of Marple, County of Delaware and State of Pennsylvania.

Front: 67 Depth: 125 (Irr.)

Being Premises: 305 Robinson Drive, Broomall, PA 19008-3724.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Maria Petridis.

Hand Money \$17,020.51

Phelan Hallinan, LLP, Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 5012 33. 2012**

**MORTGAGE FORECLOSURE**

Property in the Township of Upper Darby, County of Delaware and State of Pennsylvania.

Front: 17 Depth: 69

Being Premises: 7249 Walnut Street, Upper Darby, PA 19082-3406.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Dabbu Ahmed and Amanur Rahman.

Hand Money \$9,996.25

Phelan Hallinan, LLP, Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 7724 34. 2012**

**MORTGAGE FORECLOSURE**

Property in the Township of Upper Darby, County of Delaware and State of Pennsylvania, on the Southwesterly side of Westbrook Drive.

Front: IRR Depth: IRR

Being Premises: 5214 Westbrook Drive, Clifton Heights, PA 19018.

IMPROVEMENTS CONSIST OF: a single family residential dwelling.

SOLD AS THE PROPERTY OF: Mark R. Trevisan, as Executor of the Estate of Robert D. Trevisan, deceased.

Hand Money \$12,727.64

KML Law Group, P.C., Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 4775 35. 2012**

**MORTGAGE FORECLOSURE**

ALL THAT CERTAIN lot or piece of ground, Situate in Township of Bethel, County of Delaware and State of Pennsylvania, described according to an overall final subdivision plan for Northbrook made by Brandywine Valley Engineers, Aston, PA dated November 30, 1999 and last revised August 1, 2000 in Plan Volume 21 page 274 as follows:

BEGINNING at a point on the Northwesterly side of Woods Edge Drive (60 feet wide) a corner of Lot 23 on said plan;

THENCE extending from said beginning point and along Lot 23 North 34 degrees 15 minutes 57 seconds West 111.59 feet to a point in lines of Lots 42 and 43:

THENCE extending along said lots North 58 degrees 42 minutes 30 seconds East 47.56 feet to a point a corner of Lot 25 on said plan;

THENCE extending along said lot South 34 degrees 15 minutes 57 seconds East 109.12 feet to a point on the Northeasterly side of Woods Edge Drive;

THENCE extending along Woods Edge Drive South 55 degrees 44 minutes 03 seconds West 47.50 feet to the first mentioned point and place of beginning.

BEING Lot 24 on said Plan.

CONTAINING

FOLIO NO. 03-00-00517-44.

Property: 3143 Woods Edge Drive, Boothwyn, a/k/a Garnet Valley, PA 19060-6858.

BEING the same premises which Erin S. Hurley, by Deed dated June 29, 2009 and recorded August 14, 2009 in and for Delaware County, Pennsylvania, in Deed Book Volume 04609, page 1175, granted and conveyed unto Daniel J. Stapert and Jessica A. Urso, as joint tenants with the right of survivorship.

IMPROVEMENTS CONSIST OF: house.

SOLD AS THE PROPERTY OF: Daniel J. Stapert and Jessica A. Urso, as joint tenants with the right of survivorship.

Hand Money \$33,461.99 or 10% of Judgment Amount

Jaime R. Ackerman, Attorney

**JOSEPH F. McGINN, Sheriff**

**No. 612 36. 2012**

**MORTGAGE FORECLOSURE**

Property being in the Township of Upper Chichester, County of Delaware, State of Pennsylvania.

Front: 60 Depth: 150

BEING premises: 1924 Susan Lane, Upper Chichester, PA 19061-2622.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Daniel W. McGinnis.

Hand Money \$20,394.44

Phelan Hallinan, LLP, Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 8538 37. 2012**

**MORTGAGE FORECLOSURE**

Property in the Township of Marple, County of Delaware, and State of Pennsylvania, beginning at a point in the Easterly side of Garden (East) Road.

BEING Folio No. 25-00-01669-00.

BEING premises: 9 East Garden Road, Broomall, Pennsylvania 19008.

IMPROVEMENTS CONSIST OF: a single family residential dwelling.

SOLD AS THE PROPERTY OF: Kyung Soon Shin.

Hand Money \$22,231.63

McCabe, Weisberg and Conway, P.C., Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 1226 38. 2012**

**MORTGAGE FORECLOSURE**

ALL THAT CERTAIN lot or piece of ground with the buildings and IMPROVEMENTS thereon erected, hereditaments and appurtenances, situate in Township of Upper Darby, County of Delaware and State of Pennsylvania, described as follows, to wit:

BEGINNING at a point in the Southwesterly side of Boro Road (50 feet wide), said point being at the distance of 303.43 feet measured South 36 degrees 14 minutes East along the said side of Boro Road from its intersection with the Southeasterly side of Broadway Avenue (60 feet wide); thence extending along the said side of Boro Road, South 36 degrees, 14 minutes East, a distance of 26.04 feet to a point; thence extending South 56 degrees 52 minutes West, partly through a party wall, a distance of 108.28 feet to a point; thence extending North 33 degrees, 0 minutes West, a distance of 26 feet to a point; thence extending North 56 degrees, 52 minutes East, a distance of 106.87 feet to a point in the Southwesterly side of Boro Road, being the first mentioned point and place of beginning.

Folio No. 16-13-00891-03.

Property: 216 A Boro Road aka 216 Boro Road, Clifton Heights, PA 19018-2110.



BEING the same premises which Stephen W. Pauly, by Deed dated October 12, 2006 and recorded October 17, 2006 in and for Delaware County, Pennsylvania, in Deed Book Volume 3933, page 591, granted and conveyed unto Robert P. Barnes.

IMPROVEMENTS CONSIST OF: house.

SOLD AS THE PROPERTY OF: Robert P. Barnes.

Hand Money \$17,221.35 or 10% of Judgment Amount

Scott A. Dietterick, Attorney

**JOSEPH F. McGINN, Sheriff**

**No. 08306 39. 2012**

**MORTGAGE FORECLOSURE**

Property being in the Township of Upper Chichester, County of Delaware, State of Pennsylvania.

Front: 25 Depth: 128

BEING premises: 611 Taylor Avenue, Upper Chichester, PA 19061-4051.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: William E. Perryman, Christina M. Perryman and Patricia Harmon.

Hand Money \$13,015.46

Phelan Hallinan, LLP, Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 7052 40. 2012**

**MORTGAGE FORECLOSURE**

Property in the Borough of Collingdale, County of Delaware and State of Pennsylvania on the Northeast side of Juliana Terrace.

BEING Folio No. 11-00-01161-00

Being known as: 105 Juliana Terrace, Collingdale, Pennsylvania 19023.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Robert John Reese.

Hand Money \$7,862.40

McCabe, Weisberg and Conway, P.C., Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 7680 41. 2012**

**MORTGAGE FORECLOSURE**

Property in the Borough of Yeadon, County of Delaware and State of Pennsylvania.

Front: 22 Depth: 100

BEING Premises: 1136 Yeadon Avenue, Yeadon, PA 19050-3923.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Sonora T. Lacey a/k/a Sonora Lacey.

Hand Money \$10,390.96

Phelan Hallinan, LLP, Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 00452 42. 2012**

**MORTGAGE FORECLOSURE**

Property in the Township of Upper Darby, County of Delaware and State of Pennsylvania.

Front: 38 Depth: 126

Being Premises: 376 Fairfax Road, Upper Darby, PA 19082-0000.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Shahjahan M. Rahman.

Hand Money \$27,268.91

Phelan Hallinan, LLP, Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 010665 43. 2012**

**MORTGAGE FORECLOSURE**

Judgment Amount: \$218,344.39

Property being in the Township of Ridley, County of Delaware and State of Pennsylvania.

Front: Irregular Depth: Irregular

BEING premises: 2959 Academy Avenue, Holmes, PA 19043.

Folio No. 38-04-00038-00.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Anthony L. Petril; Donna C. Petril and United States of America.

Hand Money \$2,000.00

Christopher A. DeNardo, Esquire, Attorney

**JOSEPH F. McGINN, Sheriff**

**No. 015581 44. 2008**

**MORTGAGE FORECLOSURE**

Property being in the Township of Upper Chichester, County of Delaware, Commonwealth of Pennsylvania, on the Southwesterly side of Huntingdon Court.

Front: IRR Depth: IRR

BEING premises: 14 Huntingdon Court, Boothwyn, PA 19061.

IMPROVEMENTS CONSIST OF: a single family residential dwelling.

SOLD AS THE PROPERTY OF: Deidre R. Jones a/k/a Deidre Ruth Jones.

Hand Money \$56,190.24

KML Law Group, P.C., Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 5570 45. 2012**

**MORTGAGE FORECLOSURE**

ALL THAT CERTAIN parcel of land lying and being Situate in the Township of Upper Darby, County of Delaware, State of Pennsylvania, bounded and described as follows, to wit:

CONTAINING

ALL THAT CERTAIN lot or piece of ground with the buildings and IMPROVEMENTS thereon erected, hereditaments and appurtenances, Situate in the Township of Upper Darby, County of Delaware and State of Pennsylvania and described according to a plan thereof known as Drexel Hill, Gardens 2nd Section made by Over and Tingley, Civil Engineers dated September 29, 1949 as follows, to wit:

BEGINNING at a point on the Southwesterly side of Blanchard Road (50 feet wide) at the distance of 216.37 feet South-eastwardly measured along said side of Blanchard Road from a point an angle in the same, said point or angle being at the distance of 563.97 feet Southeastwardly measured along the said side of Blanchard Road from the Southeasterly side of Albermarle Avenue (50 feet wide).

CONTAINING in front or breadth on the said side of Blanchard Road 16.25 feet and extending of that width in length or depth Southwestwardly between parallel lines a right angles to Blanchard Road crossing a certain 12 feet wide driveway 115 feet, said driveway extending Northwestwardly and communicating with a certain 16 feet wide driveway leading Northeastwardly into Blanchard Road, said driveway also extending Southeastwardly and communicating with another certain 16 feet wide driveway leading Northeastwardly into Blanchard Road.

BEING known as lot No. 57 as shown on the above mentioned plan.

Folio No. 16-13-00741-00.

Property: 166 Blanchard Road, Drexel Hill, PA 19026-2806.

BEING the same premises which Chris Arhontakis and Bernadette Campbell, by Deed dated June 8, 2006 and recorded June 13, 2006 in and for Delaware County, Pennsylvania, in Deed Book Volume 03824, page 2095, granted and conveyed unto Hasan Sereffi.

IMPROVEMENTS CONSIST OF: house.

SOLD AS THE PROPERTY OF: Hasan Sereffi.

Hand Money \$14,469.19 or 10% of Judgment Amount

Jaime R. Ackerman, Attorney

**JOSEPH F. MCGINN, Sheriff**

**No. 4776 46. 2012**

**MORTGAGE FORECLOSURE**

Property being in the Borough of Eddystone, County of Delaware and State of Pennsylvania.

Front: 20 Depth: 142

BEING premises: 1252 East 12th Street a/k/a 1252 12th Street, Eddystone, PA 19022-1346.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Seth Whitby.

Hand Money \$16,550.98

Phelan Hallinan, LLP, Attorneys

**JOSEPH F. MCGINN, Sheriff**

**No. 6773 47. 2012**

**MORTGAGE FORECLOSURE**

Property being in the Borough of Brookhaven, Delaware County, Pennsylvania, known and identified as Trimble Run.

BEING Folio No. 05-00-00030-40.

BEING known as: 280 Bridgewater Road, J4, Brookhaven, Pennsylvania 19015.

IMPROVEMENTS CONSIST OF: residential dwelling.

SOLD AS THE PROPERTY OF: Kelly A. Parker.

Hand Money \$10,594.98

McCabe, Weisberg and Conway, P.C., Attorneys

**JOSEPH F. MCGINN, Sheriff**

No. 7210 48. 2009

MORTGAGE FORECLOSURE

Property in the Township of Upper Darby, County of Delaware and State of Pennsylvania, on the Southeasterly side of Dennison Avenue (formerly Church Avenue).

Front: IRR Depth: IRR

Being Premises: 3900 Dennison Avenue, Drexel Hill, PA 19026.

IMPROVEMENTS CONSIST OF: a single family residential dwelling.

SOLD AS THE PROPERTY OF: Christy C. Bennett.

Hand Money \$6,795.71

KML Law Group, P.C., Attorneys

JOSEPH F. McGINN, Sheriff

No. 4852 49. 2012

MORTGAGE FORECLOSURE

Property being in the Township of Upper Chichester, County of Delaware, State of Pennsylvania.

Description: 48,813 sq ft

BEING premises: 586 Meetinghouse Road, Boothwyn, PA 19061-3501.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Ann Mattera.

Hand Money \$12,495.72

Phelan Hallinan, LLP, Attorneys

JOSEPH F. McGINN, Sheriff

No. 7628 50. 2012

MORTGAGE FORECLOSURE

ALL THAT CERTAIN lot or piece of ground with the buildings and IMPROVEMENTS thereon erected, Situate in Borough of Collingdale, County of Delaware and State of Pennsylvania, described according to a survey and plan made of Westmont Drive Section of Lansdowne Park, Gardens, Plan No. 6A made by Damon and Foster, Civil Engineers, Sharon Hill, Pennsylvania, on August 1, 1950, and revised October 23, 1950, as follows, to wit:

BEGINNING at a point on the North-easterly side of Windsor Road (fifty feet wide) which point is measured South twenty-eight degrees, thirty-five minutes East one hundred ninety-six and sixty-seven one-hundredths feet from a point, which point is measured on the arc of a circle curving to the left having a radius of twenty-five feet the arc distance of forty and forty-five one-hundredths feet from a point on the Southerly side of Westmont Drive (fifty feet wide).

CONTAINING in front or breadth on said Windsor Road sixteen feet and extending of that width in length or depth North-eastwardly between parallel lines at right angle to the said Windsor Road and crossing the bed of a certain twelve feet wide driveway which extends Southeastwardly into Glen Cove Road and communicates at the Northwesterly end thereof with a certain other twelve feet wide driveway which extends Northeastwardly into Minden Lane (fifty feet wide) and Southwestwardly into Windsor Road one hundred twenty feet, the Northwesterly and Southeasterly lines thereof party wall passing through the party walls between these premises and the premises adjoining on the Northwest and Southeast respectively.

BEING Lot No. 268.

HOUSE No. 1021 Windsor Road.

UNDER AND SUBJECT to certain conditions and restrictions as of record.

TOGETHER with the free and common use, right, liberty and privilege of a certain driveway as shown on the aforesaid plan laid out across the rear of these and adjoining premises as and for a driveway, watercourse and passageway at all times hereafter, forever, in common with the owners, tenants and occupiers of the lots of ground bounded thereon and entitled to the use thereof.

SUBJECT, however, to the proportionate part of the expense of keeping said driveway in good order, condition and repair at all times hereafter, forever.

BEING FOLIO No. 11-00-03077-00.

BEING the same premises which Louis A. Diaferio and Patricia Diaferio granted and conveyed unto Kristi Caldwell by Deed dated September 30, 2004 and recorded October 13, 2004 in Delaware County Record Book 3316, page 460.

IMPROVEMENTS CONSIST OF: a residential dwelling.

SOLD AS THE PROPERTY OF: Kristi Caldwell.

Hand Money \$10,221.37

Martha E. Von Rosenstiel, Esquire  
Heather Riloff, Esquire, Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 09762 51. 2011**

**MORTGAGE FORECLOSURE**

ALL THAT CERTAIN two lots or pieces of ground with IMPROVEMENTS thereon erected, Situate in Borough of Folcroft, County of Delaware and State of Pennsylvania, and generally known and described as No. 1505 and 1507 Woodland Avenue being bounded and described as a unit according to a "map of property for E. Lewis Meadowcroft" made by David and Gray, Civil Engineers and Surveyors, dated October 6, 1947, as follows:

BEGINNING at a point being the intersection of the West side of Folcroft Avenue (formerly Tribbett Avenue) (50 feet wide) and the South side of Woodlands Avenue (50 feet wide); thence from said point of beginning and along said West side of Folcroft Avenue, South 22 degrees 41 minutes East 228.41 feet to a point on the Northerly side of Rice Avenue, (not open); thence continuing along said side of Rice Avenue, South 69 degrees 00 minutes West, 162.52 feet to a point in line of land now or late of Robert W. Kelly; thence extending along the same, North 23 degrees 25 minutes 20 seconds West 222.16 feet to the said South side of Woodlands Avenue; thence continuing along said South side of Woodlands Avenue, North 66 degrees 48 minutes East, 165.37 feet to the point and place of beginning.

Tax ID No. 20-00-01614-00 and 20-00-01615-00.

For informational purposes only: property also known as: 1505 Woodland Avenue, Folcroft, PA 19032-1120.

TITLE to said premises is vested in James P. Nacey by Deed from John B. Angeny, IV, Executor of the Estate of Thelma A. Angeny, deceased, dated 3/18/1992 and recorded 4/1/1992 in Volume 935, page 2301.

IMPROVEMENTS CONSIST OF: single family dwelling.

SOLD AS THE PROPERTY OF: James P. Nacey.

Hand Money \$16,309.36

Parker McCay, P.A., Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 4471 52. 2012**

**MORTGAGE FORECLOSURE**

3939 Mary Street  
Drexel Hill, PA 19026

Property being in the Township of Upper Darby, County of Delaware and State of Pennsylvania, situate on the Northwesterly side of Mary Street (40 feet wide) at the distance of 440 feet Southwestwardly from the Southwestwardly side of Bridge Street, formerly Riley Street.

IMPROVEMENTS CONSIST OF: residential dwelling.

SOLD AS THE PROPERTY OF: Camilo O. Servano.

Hand Money \$8,016.73

Udren Law Offices, P.C., Attorneys

**JOSEPH F. McGINN, Sheriff**

Being known and designated as Unit Number 111 Building G as fully set forth in the said Declaration of Condominium and Declaration Plan.

TOGETHER with an undivided interest in the common elements (as defined in Declaration of Condominium) of 0.01318% (percent).

CONTAINING

Folio: 09-00-0072152

Property: 777 Cherry Tree Drive, UG111, Upper Chichester, PA 19014.

BEING the same premises which Richard V. Yborra by his Attorney in Fact, Alfred McGowan, Alfred McGowan, Attorney in Fact for Richard V. Yborra, by Deed dated October 29, 1992 and recorded November 5, 1992 in and for Delaware County, Pennsylvania, in Deed Book Volume 1018, page 2206 granted and conveyed unto Mary J. Ruddy.

IMPROVEMENTS CONSIST OF: house.

SOLD AS THE PROPERTY OF: Mary J. Ruddy.

Hand Money \$3,272.65 or 10% of Judgment Amt

Ashleigh L. Marin, Attorney

**JOSEPH F. McGINN, Sheriff**

**No. 16244 53. 2009**

**MORTGAGE FORECLOSURE**

ALL THAT CERTAIN parcel of land lying and being situate in the Township of Upper Chichester, County of Delaware and State of Pennsylvania, bounded and described, as follows, to wit:

ALL THAT CERTAIN Unit in the property known, named and identified in the Declaration Plan referred to below as Hidden Valley in Upper Chichester Township, Delaware County, PA. which Unit has heretofore been submitted to the provisions of the Unit Property Act of Pennsylvania Act of July 3, 1963 PL 196 by the Recording in the Office for the Recording of Deeds in Delaware County of the Declaration of Condominium and Code of Regulations dated January 30th 1980 and recorded in Deed Book 2729, page 781 and amendment thereof dated November 12, 1980 and recorded in Deed Book 2763 page 891 and the Declaration Plan dated October 1, 1979 was recorded with the Declaration.

**No. 6201 54. 2012**

**MORTGAGE FORECLOSURE**

ALL THAT CERTAIN parcel of land lying and being situate in the Township of Upper Chichester, County of Delaware and State of Pennsylvania, bounded and described as follows, to wit:

ALL THAT CERTAIN lot or piece of ground situate in the Township of Upper Chichester, County of Delaware and Commonwealth of Pennsylvania, bounded and described according to a plan of lots for "Larkinwood", made by Catania Engineering Associates, Inc, Chester, PA dated 10-28-1976 and last revised 6-9-1977, as follows, to wit:

BEGINNING at a point of curve on the Northeasterly side of Whitney Avenue at the four following courses and distances measured along the said side of Whitney Avenue from its point of intersection with the point of tangent on the Southeasterly side of Larkin Road (1) on the arc of a circle curving to the left in a Southeastwardly direction having a radius of 19.84 feet the arc distance of 32.08 feet to a point of reverse curve in same;

THENCE (2) on the arc of a circle curving to the right in a Southwestwardly direction having a radius of 319.38 feet the arc distance of 190.12 feet to a point of tangent

(3) South 16 degrees 44 minutes East 29.41 feet to a point of curve;

THENCE (4) on the arc of a circle curving to the left in a Southeastwardly direction, having a radius of 285.73 feet the arc distance of 28.00 feet to the point of beginning;

THENCE leaving the said Whitney Avenue and extending North 56 degrees 02 minutes 25 seconds East along line of Lot No. 38 on said plan and crossing over a 25 feet utility easements on rear of premises 142.46 feet to a point;

THENCE extending South 35 degrees 22 minutes 19 seconds East 69.00 feet to a point;

THENCE extending South 50 degrees 26 minutes 26 seconds West recrossing over said 25 feet utility easement and along line of Lot No. 36 on said plan, 149.46 feet to a point on the Northeasterly side of Whitney Avenue, aforesaid;

THENCE extending along the said side of Whitney Avenue on the arc of a circle curving to the right in a Northeastwardly direction, having a radius of 285.73 feet the arc distance of 84.00 feet to the first mentioned point and place of beginning.

BEING Lot No. 37 on said plan and containing 11,418 square feet of land.

FOLIO NO. 09-00-03630-15.

Property: 4406 Whitney Avenue, Boothwyn, PA 19061-2717.

BEING the same premises which Francis S. Vincent and Mary L. Vincent, by Deed dated July 31, 2009 and recorded August 19, 2009 in and for Delaware County, Pennsylvania in Deed Book Volume 04612, page 1677, granted and conveyed unto Stephen R. Malone, Jr., as sole owner.

IMPROVEMENTS CONSIST OF: house.

SOLD AS THE PROPERTY OF: Stephen R. Malone, Jr. as sole owner.

Hand Money \$20,993.49 or 10% of Judgment Amount

Jaime R. Ackerman, Attorney

**JOSEPH F. McGINN, Sheriff**

**No. 10232                      55.                      2011**

**MORTGAGE FORECLOSURE**

Property in the Borough of Yeadon, County of Delaware and State of Pennsylvania.

Front: 34 Depth: 82

BEING Premises: 819 Rader Avenue, Yeadon, PA 19050-3722.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Elaine B. Wood.

Hand Money \$6,203.34

Phelan Hallinan, LLP, Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 006772 56. 2012**

**MORTGAGE FORECLOSURE**

Judgment Amount: \$307,628.81

Property in the Township of Upper Darby, County of Delaware and State of Pennsylvania.

Front: IRR Depth: IRR

Being Premises: 643 Shadeland Avenue, Drexel Hill, PA 19026.

Folio Number: 16-10-01516-00.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Jacqueline R. Hamilton and William W. Hamilton.

Hand Money \$2,000.00

Christopher A. DeNardo, Esquire, Attorney

**JOSEPH F. McGINN, Sheriff**

**No. 9405 57. 2012**

**MORTGAGE FORECLOSURE**

Judgment Amount: \$142,482.16

Property in the Township of Upper Darby, County of Delaware and State of Pennsylvania.

Front: IRR Depth: IRR

Being Premises: 2213 Windsor Avenue, Drexel Hill, PA 19026.

Folio Number: 16-08-03010-00.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Susan L. Klucar.

Hand Money \$2,000.00

Christopher A. DeNardo, Esquire, Attorney

**JOSEPH F. McGINN, Sheriff**

**No. 005902 58. 2012**

**MORTGAGE FORECLOSURE**

Judgment Amount: \$95,140.52

Property in the City of Chester, County of Delaware and State of Pennsylvania.

Front: IRR Depth: IRR

Being Premises: 17 East 16th Street, Chester, PA 19013.

Folio Number: 49-02-00570-00

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Brenda Laveretta Fowler-Berry and Andrew Berry.

Hand Money \$2,000.00

Christopher A. DeNardo, Esquire, Attorney

**JOSEPH F. McGINN, Sheriff**

**No. 6536 59. 2012**

**MORTGAGE FORECLOSURE**

Property in the Borough of Darby, County of Delaware and State of Pennsylvania.

Front: 50 Depth: 90

BEING Premises: 28 Clarendon Drive, Darby, PA 19023.



IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Ramona S. Lovette.

Hand Money \$7,721.99

Phelan Hallinan, LLP, Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 8099 60. 2011**

**MORTGAGE FORECLOSURE**

ALL THAT CERTAIN parcel of land lying and being situate in the Township of Lower Chichester, County of Delaware and Commonwealth of Pennsylvania bounded and described, as follows, to wit:

ALL THAT CERTAIN lot or piece of land, with the buildings and IMPROVEMENTS thereon erected. Situate on the Southerly side of Worrilow Street at the distance of four hundred thirty-five feet measured Westwardly from the Southwesterly corner of said Worrilow Street and Huddell Avenue, in the Township of Lower Chichester, County of Delaware and State of Pennsylvania.

CONTAINING in front along the Southerly side of said Worrilow Street measured thence Westwardly forty feet and extending in depth Southwardly between lines parallel with said Huddle Avenue eight feet.

Folio No. 488-00-01266-00

Property: 205 Worrilow Street, Linwood, PA 19061-0000.

BEING the same premises which Bonnie Krystopowicz, Executrix under the Will of Ida M. Grace, deceased and Nancy Morrison and Phyllis Shubrook, specific devisees, by Deed dated July 23, 1999 and recorded August 11, 1999 in and for Delaware County, Pennsylvania, in Deed Book Volume 1915, page 0072, granted and conveyed unto Wesley A. Sakers, Jr. and Brenda J. Sakers.

IMPROVEMENTS CONSIST OF: house.

SOLD AS THE PROPERTY OF: Wesley A. Sakers, Jr. and Brenda J. Sakers.

Hand Money \$11,616.58 or 10% of Judgment Amount

Jaime R. Ackerman, Attorney

**JOSEPH F. McGINN, Sheriff**

**No. 5881 61. 2009**

**MORTGAGE FORECLOSURE**

Property being in the Township of Ridley, County of Delaware and State of Pennsylvania, beginning at a point on the Northeasterly side of Norwood Avenue.

BEING known as: 118 Norwood Avenue, Holmes, Pennsylvania 19043.

BEING Folio No. 38-04-01578-02.

IMPROVEMENTS CONSIST OF: residential dwelling.

SOLD AS THE PROPERTY OF: John J. Wooters and Norma Wooters.

Hand Money \$17,010.36

McCabe, Weisberg and Conway, P.C., Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 7497 62. 2012**

**MORTGAGE FORECLOSURE**

Property in the Borough of Darby, County of Delaware, and State of Pennsylvania, Situate on the Northeasterly side of Chestnut Street.

BEING Folio No. n/a.

BEING premises: 1105 Chestnut Street, Darby, Pennsylvania 19023.

IMPROVEMENTS CONSIST OF: residential dwelling.

SOLD AS THE PROPERTY OF: Nigel Scott.

Hand Money \$5,814.77

McCabe, Weisberg and Conway, P.C., Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 13422 63. 2009**

**MORTGAGE FORECLOSURE**

Property in the Township of Upper Darby, County of Delaware and State of Pennsylvania.

Front: 14 Depth: 70

Being Premises: 7061 Veronica Road, Upper Darby, PA 19082-4125.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Marco Ricca.

Hand Money \$8,093.78

Phelan Hallinan, LLP, Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 7494 64. 2011**

**MORTGAGE FORECLOSURE**

ALL THAT CERTAIN lot or piece of ground with the buildings and IMPROVEMENTS thereon erected, Hereditaments and Appurtenances, Situate on the Southwesterly side of Youngs Avenue at the distance of 124.84 feet Southeastwardly from the Southwesterly corner of Youngs Avenue and Jefferson Avenue, in the Township of Ridley, County of Delaware and State of Pennsylvania,

CONTAINING in front along the Southwesterly side of said Youngs Avenue measured South 19 degrees, 11 minutes, 20 seconds East, 25.16 feet and extending in depth South 70 degrees, 48 minutes 40 seconds West 124.92 feet the Northwesterly line thereof passing through the middle of the party wall between the premises hereby conveyed and the premises adjoining on the Northwest.

BOUNDED on the Northwest by lands of the said John H. Worrilow, et ux, on the Southwest by lands of the Delaware County Finance Corporation and on the Southeast by lands of Linwood Building-Loan Association.

BEING known and designated as part of Lots Nos. 172 and 173, on plan of "The Highlands at Fairview" as recorded in the Office of the Recording of Deeds in and for the County of Delaware aforesaid, in Case No. 3 page 2.

CONTAINING

FOLIO NO. 38-02-02078-00.

Property: 189 Youngs Avenue, Woodlyn, PA 19094.

BEING the same premises which Frank Marsden and Christine Marsden, by their Attorney-in-fact William Marsden, duly appointed by power of Attorney dated May 26, 1989, and intended to be forthwith recorded, by Deed dated May 12, 1995 and recorded May 17, 1995 in and for Delaware County, Pennsylvania, in Deed Book Volume 1361, page 1780 granted and conveyed unto Alice M. Clark.

IMPROVEMENTS CONSIST OF: house.

SOLD AS THE PROPERTY OF: Alice M. Clark.

Hand Money: \$14,576.44 or 10% of Judgment Amount

Ashleigh Levy Marin, Attorney

**JOSEPH F. McGINN, Sheriff**

No. 9729 65. 2012

MORTGAGE FORECLOSURE

Property in the Township of Upper Darby, County of Delaware and State of Pennsylvania.

Front: 16 Depth: 90

Being Premises: 163 Springton Road, Upper Darby, PA 19082-4808.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Hawa Sherif.

Hand Money \$8,562.00

Phelan Hallinan, LLP, Attorneys

JOSEPH F. MCGINN, Sheriff

No. 550 66. 2012

MORTGAGE FORECLOSURE

Property being in the Township of Nether Providence, County of Delaware, State of Pennsylvania.

Description: Unit 56A

BEING premises: 834A Putnam Boulevard Unit 56-A, Nether Providence, PA 19086.

IMPROVEMENTS CONSIST OF: Condominium Unit.

SOLD AS THE PROPERTY OF: Delmer J. Bair, II and Salina A. Bair.

Hand Money \$11,155.03

Phelan Hallinan, LLP, Attorneys

JOSEPH F. MCGINN, Sheriff

No. 15613 67. 2008

MORTGAGE FORECLOSURE

ALL THAT CERTAIN lot or piece of ground with the buildings and IMPROVEMENTS thereon erected, hereditaments and appurtenances, Situate in the Township of Chester, County of Delaware, and Commonwealth of Pennsylvania and described according to a revised Plan of lots of Toby Farms made by Catania Engineering Associates, In.c, Consulting Engineers, Chester, Pa, dated December 27, 1967 and last revised August 7, 1969 as follows:

BEGINNING at a point on the Northerly side of Powell Road (50 feet wide) which point is measured the two following courses and distances along same from its intersection with the Westerly side of Charles Road (50 feet wide) (both lines extended): (1) from said point of intersection South 82 degrees, 37 minutes, 50 seconds West 105.28 feet to a point of curve; and (2) on a line curving to the right having a radius of 378.80 feet the arc distance of 42.26 feet to the point and place of beginning; thence extending from said beginning point along the Northerly side of Powell Road on a line curving to the right having a radius of 378.81 feet the arc distance of 30.17 feet to a point; thence extending North 4 degrees, 52 minutes, 46 seconds West partly passing through a party wall between these premises and the premises adjoining on the West, 90.88 feet to a point, thence extending on a line curving to the left having a radius of 288.08 feet the arc distance of 20.17 feet to a point; thence extending South 4 degrees, 52 minutes, 46 seconds East partly passing through a party wall between these premises and the premises adjoining on the East, 90.28 feet to the first mentioned point and place of beginning.

BEING Lot No. 890 and known as 1683 Powell Road on said Plan.

Folio No. 07-00-00587-28.

Property: 1683 Powell Road, Brookhaven, PA 19015.

BEING the same premises which Barbara Pierce, by Deed dated September 21, 2005 and recorded September 27, 2005 in and for Delaware County, Pennsylvania, in Deed Book Volume 3608, page 1052, granted and conveyed unto Richard D. Pierce.

IMPROVEMENTS CONSIST OF: a house.

SOLD AS THE PROPERTY OF: Richard D. Pierce.

Hand Money \$7,676.18 or 10% of Judgment Amt.

Jaime R. Ackerman, Esquire, Attorney

**JOSEPH F. McGINN, Sheriff**

**No. 8296 68. 2012**

**MORTGAGE FORECLOSURE**

Property in the Township of Darby, County of Delaware and State of Pennsylvania.

Front: 31 Depth: 100

BEING Premises: 256 Pine Street, Glendolden, PA 19036-1006.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Jacqueline N. Weber.

Hand Money \$11,845.32

Phelan Hallinan, LLP, Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 10308 69. 2012**

**MORTGAGE FORECLOSURE**

304 S. Bishop Avenue  
Secane, PA 19018

Property being in the Township of Upper Darby, County of Delaware and State of Pennsylvania, and having an irregular lot.

IMPROVEMENTS CONSIST OF: residential dwelling.

SOLD AS THE PROPERTY OF: Dorothy L. Fisher, Irvin Fisher.

Hand Money \$17,120.39

Udren Law Offices, P.C., Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 08290 71. 2011**

**MORTGAGE FORECLOSURE**

Property being in the Township of Upper Providence, County of Delaware, State of Pennsylvania.

Front: 40 Depth: 105

BEING premises: 1001 Woodcliffe Avenue, Media, PA 19063-2121.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Brian Edward Townsend and Natasha Townsend.

Hand Money \$19,000.68

Phelan Hallinan, LLP, Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 004621 72. 2012**

**MORTGAGE FORECLOSURE**

Property in the Borough of Sharon Hill, County of Delaware and State of Pennsylvania.

Front: 48 Depth: 80

BEING Premises: 1202 Woodland Avenue, Sharon Hill, PA 19079-2021.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Cesar Ortiz and Nancy Ortiz.

Hand Money \$18,315.76

Phelan Hallinan, LLP, Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 19477 73. 2008**

**MORTGAGE FORECLOSURE**

Property being in the Township of Ridley, County of Delaware and State of Pennsylvania.

Front: 65 Depth: 130

BEING premises: 531 Milmont Avenue, Folsom, PA 19033-3126.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Richard F. Sullivan, Jr. and Elizabeth J. Sullivan.

Hand Money \$25,463.00

Phelan Hallinan, LLP, Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 3353 74. 2012**

**MORTGAGE FORECLOSURE**

Property being in the Township of Ridley, County of Delaware and State of Pennsylvania.

Description: 23.6 x 114.5 x Irr

BEING premises: 622 Swarthmore Avenue, Folsom, PA 19033-1701.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: John Celona and Donna Celona.

Hand Money \$13,791.57

Phelan Hallinan, LLP, Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 2954 75. 2012**

**MORTGAGE FORECLOSURE**

Property in the Borough of Darby, County of Delaware and State of Pennsylvania.

Front: 16 Depth: 136

BEING Premises: 112 Weymouth Road, Darby, PA 19023-1422.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Pamela R. Smith.

Hand Money \$5,689.43

Phelan Hallinan, LLP, Attorneys

**JOSEPH F. McGINN, Sheriff**

No. 00710 76. 2013

MORTGAGE FORECLOSURE

Judgment Amount: \$81,804.12

Property being in the Township of Ridley, County of Delaware and State of Pennsylvania.

Front: 18 ft. Depth: 177.6 ft

BEING premises: 721 Clymer Lane, Ridley Park, PA 19078.

Folio Number: 38-06-00375-00.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Gary S. Mariotti and Tammy L. Mariotti.

Hand Money \$2,000.00

Christopher A. DeNardo, Esquire, Attorney

JOSEPH F. McGINN, Sheriff

No. 4474 77. 2012

MORTGAGE FORECLOSURE

Property in the Township of Radnor, County of Delaware and State of Pennsylvania.

Front: 141 Depth: 310

Being Premises: 269 Berwind Road, Radnor, PA 19087-3701.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Timothy E. Dilworth and Kyle H. Dilworth.

Hand Money \$27,398.95

Phelan Hallinan, LLP, Attorneys

JOSEPH F. McGINN, Sheriff

No. 14112 78. 2007

MORTGAGE FORECLOSURE

ALL THAT CERTAIN parcel of land lying and being situate in the City of Chester, County of Delaware and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

ALL THAT CERTAIN lot or piece of land with the message and IMPROVEMENTS thereon erected, situate on the Southeastly side of 24th Street at the distance of 924 feet 4 inches measured Southwest from the Southeast corner of the said 24th Street and Edgmont Avenue in the City of Chester and the County of Delaware, State of Pennsylvania.

CONTAINING in front measured thence Southwest along the Southeast side of the said 24th Street, 70 feet 7 inches and extending in length or depth Southeast, 123 feet to a 14 feet wide alley opening into Crozer Street and Containing in width along said alley 73 feet.

Bounded on the Southwest by land now or late of John Wetherill and on the Northeast by lands now or late of Fred Brown.

Folio/Parcel No. 49-01--01541-00.

PROPERTY: 211 West 24th Street, Chester, PA 19013.

BEING the same premises which Lourdes Feliciano and Angelo Feliciano, by Deed dated October 21, 2005 and recorded March 13, 2006 in and for Delaware County, Pennsylvania, in Deed book Volume 3749, page 857, granted and conveyed unto Simon Barnell and Karen Douglass, as tenants by the entirety.

IMPROVEMENTS CONSIST OF: house.

SOLD AS THE PROPERTY OF: Simon Barnell and Karen Douglass, as tenants by the entirety.

Hand Money \$12,625.19 or 10% of judgment amount.

Jaime R. Ackerman, Esquire, Attorney

JOSEPH F. McGINN, Sheriff

**No. 08323 79. 2011**

**MORTGAGE FORECLOSURE**

Property in the Borough of Folcroft, County of Delaware and State of Pennsylvania.

Front: 46 Depth: 105

BEING Premises: 870 School Lane, Folcroft, PA 19032-1724.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Joseph E. Smith a/k/a Joseph Smith, Elizabeth Smith and Cheryl E. Hunter.

Hand Money \$10,736.55

Phelan Hallinan, LLP, Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 5288 80. 2012**

**MORTGAGE FORECLOSURE**

Property in the Borough of Folcroft, County of Delaware and State of Pennsylvania.

Front: 16 Depth: 102

BEING Premises: 2054 Heather Road, Folcroft, PA 19032-1609.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Peter Mancini

Hand Money \$11,878.79

Phelan Hallinan, LLP, Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 2405 81. 2012**

**MORTGAGE FORECLOSURE**

Property being in the Township of Ridley, County of Delaware and State of Pennsylvania.

Front: 38 Depth: 198

BEING premises: 226A Elmwood Avenue, Woodlyn, PA 19094-1622.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Unknown heirs, successors, assigns, and all persons, firms, or associations claiming right, title or interest from or under James F. Ciaccia, deceased.

Hand Money \$4,405.75

Phelan Hallinan, LLP, Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 9227 82. 2012**

**MORTGAGE FORECLOSURE**

Property being in the Borough of Marcus Hook, Delaware County, Pennsylvania, situate on the Westerly side of Yates Avenue.

BEING Folio No. 24-000096600.

BEING known as: 1030 Yates Avenue, Marcus Hook, Pennsylvania 19061.

IMPROVEMENTS CONSIST OF: residential dwelling.

SOLD AS THE PROPERTY OF: Joseph J. Mignogna and Holly C. Mignogna.

Hand Money \$5,449.27

McCabe, Weisberg and Conway, P.C., Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 9649 83. 2012**

**MORTGAGE FORECLOSURE**

Property being in the Borough of Prospect Park, County of Delaware and State of Pennsylvania, Situate on the Northeasterly side of Carlisle Avenue.

BEING known as: 1511 Carlisle Avenue, Prospect Park, Pennsylvania 19076.

BEING Folio No. 33-00-00076-00.

IMPROVEMENTS CONSIST OF: residential dwelling.

SOLD AS THE PROPERTY OF: Nicole L. Buchenauer Doughty and Timothy Doughty, Jr.

Hand Money \$20,767.43

McCabe, Weisberg and Conway, P.C., Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 10061 84. 2011**

**MORTGAGE FORECLOSURE**

Property in the Township of Haverford, County of Delaware and State of Pennsylvania.

Front: 25 Depth: 125

Being Premises: 208 Harding Avenue, Havertown, PA 19083-3410.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Michele Hall and Nathaniel Hall.

Hand Money \$24,727.93

Phelan Hallinan, LLP, Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 4168 85. 2011**

**MORTGAGE FORECLOSURE**

Property in the Township of Upper Darby, County of Delaware and State of Pennsylvania.

Front: 26 Depth: 100

Being Premises: 1211 Agnew Drive, Drexel Hill, PA 19026-1809.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Julie R. Slothower a/k/a Julie Rae Slothower.

Hand Money \$10,828.95

Phelan Hallinan, LLP, Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 10101 86. 2011**

**MORTGAGE FORECLOSURE**

Property in the Borough of Glenolden, County of Delaware and State of Pennsylvania.

Front: 25 Depth: 100

Being Premises: 3 South Wells Avenue, Glenolden, PA 19036-1733.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Robert J. Hay.

Hand Money \$14,866.89

Phelan Hallinan, LLP, Attorneys

**JOSEPH F. McGINN, Sheriff**



No. 5793 87. 2012

**MORTGAGE FORECLOSURE**

ALL THAT CERTAIN lot or piece of ground with the buildings and IMPROVEMENTS thereon erected, Situate in Darby Township, County of Delaware and State of Pennsylvania, and known as Lot No. 253 on a survey and plan made of Briarcliffe, Section of Westbrook Park Plan No 8-C-3 made by Damon and Foster, Civil Engineers, Sharon Hill, Pennsylvania on June 14, 1954, which plan is recorded in the Office for the Recording of Deeds in and for Delaware County at Media on June 28, 1954 in Plan Case No. 10 page 18.

BEGINNING at a point on the Southeasterly side of Surrey Lane (50 feet wide) at the distance of 563 feet measured North 08 degrees 42 minutes East which point of tangent is measured 39.27 feet on the arc of a circle curving to the right having a radius of 25 feet from a point of curve on the Northeasterly side of Park Drive (50 feet wide).

CONTAINING in front or breadth on said Surrey Lane 16 feet and extending of that width in length or depth Southeastwardly between parallel lines at right angles to Surrey Lane, 120 feet.

BEING the same premises which Patrick Augustine, Sr. and Patrick Augustine, Jr. by deed dated November 1, 2007 and recorded November 5, 2007 in the Office of the Recorder of Deeds in and for Delaware County in Deed Book Volume 4236, page 2212, granted and conveyed unto John Rocco Antenucci, Jr. and Megan E. Antenucci a/k/a Megan Antenucci.

BEING known as: 823 Surrey Lane, Glenolden, PA 19036.

Parcel No. 15-00-03661-00.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: John Rocco Antenucci, Jr. and Megan E. Antenucci a/k/a Megan Antenucci.

Hand Money \$15,709.60

Richard J. Nalbandian, III, Esquire, Attorney

**JOSEPH F. McGINN, Sheriff**

No. 5327 88. 2012

**MORTGAGE FORECLOSURE**

ALL THAT CERTAIN lot or piece of ground with the buildings and IMPROVEMENTS thereon erected, SITUATE in the Township of Springfield, County of Delaware and State of Pennsylvania, being Lot No. 120 on Plan of lots called "South Springfield" bounded and described as follows:

BEGINNING at a point on the Southeasterly side of Bullymore Road (forty-five feet) at the distance of two hundred fifty feet Southwestwardly from the junction of the Southeasterly side of Ballymore Road with the Southwesterly side of Leamey Road (forty-five feet wide); thence by Lot No. 121 as shown on said plan, South thirty-six degrees, forty-seven minutes, fifty seconds East, one hundred sixty feet; thence by Lot No. 76 as shown on said plan, South fifty-three degrees, twelve minutes, ten seconds West twenty-five feet; thence by Lot No. 119 as shown on said plan, North thirty-six degrees, forty-seven minutes, fifty seconds West, one hundred sixty feet to the Southeasterly side of Ballymore Road, North fifty three degrees, twelve minutes, ten seconds East, twenty-five feet to the place of beginning

BEING premises No. 321 Ballymore Road.

UNDER AND SUBJECT to conditions and building restrictions as of record.

TOGETHER with and reserving the fee and uninterrupted right, use and privilege of a passageway 14 feet in width extending Southwestwardly over the rest of said premises and other lots connecting with another alley 14 feet in width extending Northwestwardly into Ballymore Road in common with the present and future owners and occupiers of other lots abutting thereon at all times hereafter forever.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Robert J. Woolson and Lisa Woolson.

Hand Money \$19,053.94

Richard J. Nalbandian, III, Esquire, Attorney

**JOSEPH F. McGINN, Sheriff**

**No. 8411 89. 2012**

**MORTGAGE FORECLOSURE**

Property in the Township of Upper Darby, County of Delaware and State of Pennsylvania.

Front: 16 Depth: 70

Being Premises: 445 Glendale Road, Upper Darby, PA 19082-4917.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Ann Marie Buckley a/k/a Anne Marie Buckley.

Hand Money \$6,503.60

Phelan Hallinan, LLP, Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 6193 90. 2012**

**MORTGAGE FORECLOSURE**

ALL THAT CERTAIN lot or piece of ground with the buildings and IMPROVEMENTS thereon erected, hereditaments and appurtenances, situate in Township of Upper Darby, County of Delaware and State of Pennsylvania, described according to a certain plan and survey thereof made by Damon and Foster, Civil Engineers, Sharon Hill, Pennsylvania, on the 7th day of March A.D. 1939, as follows, to wit:

BEGINNING at a point, a corner formed by the intersection of the Northeast side of Wingate Road (40 feet wide) and the Northwest side of Shirley Road (40 feet wide); thence extending along the said side of Wingate Road North 56 degrees, 56 minutes, West 23.24 feet to a point; thence extending North 33 degrees 4 minutes East, 75 feet to the center line of a certain 10 feet wide driveway extending Northwest from Shirley Road to Maderia Road (40 feet wide); thence along the center line of said driveway South 56 degrees, 56 minutes East 71.515 feet to a point on the said side of Shirley Road; thence along same South 65 degrees, 50 minutes West 89.19 feet to a point and place of beginning.

BEING known and designated as No. 201 Wingate Road.

BEING Folio No. 16-04-02437-00.

TOGETHER with the free and common use, right, liberty and privilege of the above mentioned driveway as and for a passageway, driveway and watercourse at all times hereafter, forever in common with the owners, tenants and occupiers of the other lots of ground bounding thereon entitled to the use thereof.

BEING the same premises which Joseph Powers and Mary P. Powers, by Deed dated May 9, 2005 and recorded May 31, 2005 in the Office of the Recorder of Deeds in and for Delaware County in Deed Book Volume 3498, page 328, granted and conveyed unto John J. McKeon and Marjorie E. McKeon.

BEING known as: 201 Wingate Road, Upper Darby, PA 19082.

Parcel No. 16-04-02437-00

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: John J. McKeon and Marjorie E. McKeon.

Hand Money \$11,689.27

Gregory Javardian, Esquire, Attorney

**JOSEPH F. McGINN, Sheriff**

**No. 6204 91. 2012**

**MORTGAGE FORECLOSURE**

ALL THAT CERTAIN lot or piece of ground with the buildings and IMPROVEMENTS thereon erected, Situate in Borough of Darby, County of Delaware and State of Pennsylvania, described according to a survey and plan thereof made March 16, 1908 by A.F. Damon, Jr, Borough Engineer, as follows, to wit:

BEGINNING at a point on the Southwesterly side of School Street said point being South 35 degrees 10 minutes East 17.52 feet from an angle line the said side of School Street, the said angle being South 38 degrees 15 minutes East 65.52 feet Eastwardly from the intersection of the said side of School Street with the Southeasterly side of Mulberry Street.

CONTAINING in front or breadth on said School Street 15.50 feet and extending of that width in length or depth between parallel lines South 54 degrees 15 minutes West 70 feet.

BEING the same premises which Ethel Cork Mayo, by Deed dated April 30, 2003 and recorded May 16, 2003 in the Office of the Recorder of Deeds in and for Delaware County in Deed Book Volume 2776, page 623, granted and conveyed unto MaryAnn Nkansa.

BEING known as: 1012 School Street, Darby, PA 19023.

Parcel No. 14-00-02844-00.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: MaryAnn Nkansa.

Hand Money \$5,253.79

Gregory Javardian, Esquire, Attorney

**JOSEPH F. McGINN, Sheriff**

**No. 7462 92. 2012**

**MORTGAGE FORECLOSURE**

ALL THAT CERTAIN lot or piece of ground with the buildings and IMPROVEMENTS thereon erected, Situate in the Lower Chichester Township, County of Delaware and State of Pennsylvania, bounded and described as follows, to wit:

SITUATE on the Easterly side of Summit Avenue as the distance of 67 feet 6 inches measured Southwardly from the Southerly side of Harvey Avenue.

CONTAINING in front measured thence Southwardly along the Easterly side of said Summit Avenue 22 feet 6 inches and extending in depth of that width Easterly 100 feet. The Northerly line of said lot passing through the middle of the party wall between the message herein described and the message on the North.

BEING the same premises which Bernard J. Lynch and Phyllis M. Lynch, by deed dated March 26, 2007 and recorded April 5, 2007 in the Office of the Recorder of Deeds in and for Delaware County in Deed Book Volume 4068, page 724, granted and conveyed unto Yolanda Puca.

BEING known as: 1451 Summit Street, Linwood, PA 19061.

Parcel No. 08-00-01084-00

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Yolanda Puca.

Hand Money \$11,935.61

Gregory Javardian, Esquire, Attorney

**JOSEPH F. McGINN, Sheriff**

**No. 6195 93. 2012**

**MORTGAGE FORECLOSURE**

ALL THAT CERTAIN lot or piece of ground with the buildings and IMPROVEMENTS thereon erected, SITUATE in the Borough of Morton, County of Delaware and State of Pennsylvania, described according to a Plan of Bulkley Builders, Inc., made by F. David Cathers & Associates, Inc, dated 7/14/1986, revised 11/10/1986, as follows, to wit:

BEGINNING at a point on the Southwesterly side of Baker Street, 40 feet wide, said point being measured Southeastwardly 25 feet from the intersection with the Southeasterly side of Maple Street (30 feet wide).

CONTAINING in front or breadth measured Southeastwardly along the said Baker Street, 25.00 feet and extending of that width in length or depth Southwestwardly between parallel lines at right angles to the said Bank Street, 100.00 feet.

BEING Lot No. 2 on said Plan.

CONTAINING in area 2500 square feet.

BEING the same premises which Mark E. Dawson and Jill Anne Taber-Dawson, by Deed dated May 12, 2005 and recorded May 18, 2005 in the Office of the Recorder of Deeds in and for Delaware County in Deed Book Volume 3487, page 2076, granted and conveyed unto Norman C. Nelson and Nakia M. Nelson.

BEING known as: 28 Baker Street, Morton, PA 19070.

PARCEL No. 29-00-00055-01.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Norman C. Nelson and Nakia M. Nelson.

Hand Money \$25,352.78

Gregory Javardian, Esquire, Attorney

**JOSEPH F. McGINN, Sheriff**

**No. 7195 94. 2012**

**MORTGAGE FORECLOSURE**

ALL THAT CERTAIN lot or piece of land with the dwelling thereon erected, being known as No. 1 Seventh Street, Situate in the Borough of Upland, County of Delaware and State of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point on the Northeasterly side of the said Seventh Street and Upland Avenue; extending thence along the Northeasterly side of the said Seventh Street North 56 degrees 14 minutes 30 seconds West 59.92 feet to a point a corner of lands of the said Grantors; thence by the last mentioned lands North 32 degrees East 79.2 feet to a point in line of land of John P. Crozer; thence by the last mentioned lands South 56 degrees 8 seconds East 55.77 feet to a point a corner of lands of the said Grantors and thence by the last mentioned lands South 28 degrees 59 minutes 30 seconds West 79.20 feet to the first mentioned point and place of beginning.

BEING the same premises which Frank David Harrison and Jennifer Harrison, by Deed dated April 5, 2007 and recorded April 18, 2007 in the Office of the Recorder of Deeds in and for Delaware County in Deed Book Volume 4078, page 1521, granted and conveyed unto Thomas Massena.

BEING known as: 1 7th Street, Brookhaven, PA 19015.

Parcel No. 47-00-00783-00

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Thomas Massena.

Hand Money \$9,258.50

Gregory Javardian, Esquire, Attorney

**JOSEPH F. McGINN, Sheriff**

**No. 6203 95. 2012**

**MORTGAGE FORECLOSURE**

ALL THAT CERTAIN lot or piece of ground with the buildings and IMPROVEMENTS thereon erected, SITUATE in the Township of Ridley, County of Delaware and State of Pennsylvania, and described according to a plan of lot for Robert C. Fallon, dated September 20, 1940, made by Damon and Foster, Civil Engineers, Sharon Hill, Pennsylvania, as follows, to wit:

BEGINNING at a point on the Southeasterly side of Pershing Avenue (fifty feet wide) which point is at the distance of 110 feet measured North 66 degrees 50 minutes 41 seconds East from a point formed by the intersection of the said side of Pershing Avenue with the Northeasterly side of Pearl Avenue (40 feet wide) (both lines produced) extending thence from said point along the said side of Pershing Avenue North 66 degrees 50 minutes 41 seconds East 52 feet to a point; thence extending South 23 degrees 9 minutes 18 seconds East 146 feet to a point; thence extending South 66 degrees 60 minutes 41 seconds West 52 feet to a point; on the Southeasterly side of Pershing Avenue, the first mentioned point and place of beginning.

BEING the same premises which Dennis K. Geltmacher, by deed dated October 12, 2007 and recorded October 19, 2007 in the Office of the Recorder of Deeds in and for Delaware County in Deed Book Volume 4226, page 1062, granted and conveyed unto Dennis K. Geltmacher.

BEING known as: 2204 Pershing Avenue, Rutledge, PA 19070.

PARCEL No. 38-04-01662-00.

IMPROVEMENTS CONSIST OF: residential dwelling.

SOLD AS THE PROPERTY OF: Dennis K. Geltmacher.

Hand Money \$22,900.10

Gregory Javardian, Esquire, Attorney

**JOSEPH F. McGINN, Sheriff**

**No. 1049 96. 2010**

**MORTGAGE FORECLOSURE**

Judgment Amount: \$152,406.37

Property in the Township of Upper Darby, County of Delaware and State of Pennsylvania.

Front: IRR Depth: IRR

Being Premises: 929 Brenton Road, Drexel Hill, PA 19026.

Folio Number: 16-08-00482-00.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Robin McKinney and Brian Wayne McKinney.

Hand Money \$2,000.00

Christopher A. DeNardo, Esquire, Attorney

**JOSEPH F. McGINN, Sheriff**

**No. 8496 97. 2011**

**MORTGAGE FORECLOSURE**

Property in the Township of Upper Darby, County of Delaware and State of Pennsylvania.

Front: 15 Depth: 100

Being Premises: 63 Sunshine Road, Upper Darby, PA 19082-1623.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Pamela E. Mitchell a/k/a Pamela Mitchell and Michael Mitchell.

Hand Money \$9,486.32

Phelan Hallinan, LLP, Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 7958 98. 2012**

**MORTGAGE FORECLOSURE**

Property in the Township of Radnor, County of Delaware and State of Pennsylvania.

Front: 68.9 Depth: 118.3 (Irr.)

Being Premises: 313 Williams Road, Rosemont, PA 19010.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Patricia A. Hemcher.

Hand Money \$28,118.35

Phelan Hallinan, LLP, Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 5923 99. 2012**

**MORTGAGE FORECLOSURE**

Property in the Township of Upper Darby, County of Delaware and State of Pennsylvania.

Front: 25 Depth: 76.25

Being Premises: 237 Ashby Road, Upper Darby, PA 19082-4013.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Karen Adkinson-Gilliam and unknown heirs, successors, assigns, and all persons, firms or associations claiming right, title or interest from or under Kaleena S. Gilliam, deceased.

Hand Money \$13,102.33

Phelan Hallinan, LLP, Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 3031 100. 2012**

**MORTGAGE FORECLOSURE**

Property being in the Borough of Aldan and Township of Upper Darby, County of Delaware and State of Pennsylvania.

Front: 45 Depth: 147.68 (Irr.)

BEING premises: 428 Willows Lane, Aldan, PA 19018-3135.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Jacqueline M. McHugh and Joseph R. McHugh.

Hand Money \$18,265.61

Phelan Hallinan, LLP, Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 8295 101. 2012**

**MORTGAGE FORECLOSURE**

Property being in the Township of Upper Darby, County of Delaware and State of Pennsylvania, beginning at a point on the Northeasterly side of Wilson Drive.

Being known as: 1219 Wilson Drive, Havertown, Pennsylvania 19083.

BEING Folio No. 16-08-02857-00.

IMPROVEMENTS CONSIST OF: residential dwelling.

SOLD AS THE PROPERTY OF: Stewart J. Holcomb.

Hand Money \$14,809.88

McCabe, Weisberg and Conway, P.C., Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 8989 102. 2011**

**MORTGAGE FORECLOSURE**

Property being in the Borough of Clifton Heights, County of Delaware and State of Pennsylvania.

Front: 16 Depth: 87

BEING premises: 105 Willowbrook Road, Clifton Heights, PA 19018-2512.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Mohamad Muhieddine.

Hand Money \$15,296.22

Phelan Hallinan, LLP, Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 9474 103. 2010**

**MORTGAGE FORECLOSURE**

ALL THAT CERTAIN lot or piece of ground with the buildings and IMPROVEMENTS thereon erected, Situate in the Township of Aston, County of Delaware and State of Pennsylvania, bounded and described according to a plan thereof made by G.D. Houtman, Civil Engineers, Media, PA June 24, 1953 and last revised November 3, 1953 as follows, to wit:

BEGINNING at the point formed by the intersection of the center line of Birney Highway (50 feet wide) with the center line of Crozerville Road (proposed 50 feet wide); thence extending from said beginning point and along the center line of Birney Highway North 38 degrees 58 minutes West 200 feet to a point; thence extending North 51 degrees 2 minutes East, crossing this Northeasterly side of Birney Highway 187.62 feet to a point; thence extending South 43 degrees 8 minutes East, crossing the Northwesterly side of Crozerville Road, 185.82 feet to a point in the center line of said Crozerville Road, thence extending along the same South 46 degrees 52 minutes West, 201.65 feet the first mentioned point and place of beginning.

FOLIO NUMBER: 02-00-00056-00.

TITLE to said premises is vested in Mark A. Carmolingo and Karen I. Carmolingo, husband and wife by Deed from Charles Fulker and Ellen Fulker, husband and wife dated 11/30/2001 and recorded 2/6/2002 in Record Book 2361, page 492.

IMPROVEMENTS CONSIST OF: a residential dwelling.

SOLD AS THE PROPERTY OF: Mark Carmolingo a/k/a Mark A. Carmolingo and Karen Carmolingo a/k/a Karen I. Carmolingo.

Hand Money \$15,149.13

Martha E. Von Rosenstiel, Esquire  
Jacqueline F. McNalley, Esquire  
Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 5816 104. 2012**

**MORTGAGE FORECLOSURE**

Property being in the Township of Lower Chichester, County of Delaware, Commonwealth of Pennsylvania, on the Northwest-  
erly side of Fronefield Avenue.

Front: IRR Depth: IRR

BEING premises: 118 Fronefield Av-  
enue, Lower Chichester, PA 19061.

IMPROVEMENTS CONSIST OF: a  
single family residential dwelling.

SOLD AS THE PROPERTY OF: Frank  
E. Jenkins.

Hand Money \$11,020.05

KML Law Group, P.C., Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 10134 105. 2011**

**MORTGAGE FORECLOSURE**

Property in the Borough of Glenolden,  
County of Delaware and State of Penn-  
sylvania.

Being Premises: 100 East Glenolden Av-  
enue, Unit E14, Glenolden, PA 19036-2213.

IMPROVEMENTS CONSIST OF: con-  
dominium.

SOLD AS THE PROPERTY OF: John  
Foley.

Hand Money \$3,147.75

Phelan Hallinan, LLP, Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 8054 106. 2011**

**MORTGAGE FORECLOSURE**

Property being in the Township of Upper  
Chichester, County of Delaware, State of  
Pennsylvania.

Front: 85 Depth: 150

BEING premises: 1644 McCay Avenue,  
Upper Chichester, PA 19061-3446.

IMPROVEMENTS CONSIST OF: resi-  
dential property.

SOLD AS THE PROPERTY OF: James  
E. Casey.

Hand Money \$9,514.63

Phelan Hallinan, LLP, Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 4767 107. 2012**

**MORTGAGE FORECLOSURE**

Property in the Township of Upper  
Darby, County of Delaware and State of  
Pennsylvania.

Apt C:

Front: 18 Depth: 80

Apt D:

Front: 18 Depth: 80

Being Premises: 7250 C&D Glenthorne  
Road, a/k/a 7250 Glenthorne Road, Upper  
Darby, PA 19082.

IMPROVEMENTS CONSIST OF: resi-  
dential property.

SOLD AS THE PROPERTY OF: Mo-  
hamed F. Saddick and Lydia M. John.

Hand Money \$9,193.57

Phelan Hallinan, LLP, Attorneys

**JOSEPH F. McGINN, Sheriff**



**No. 339 108. 2009**

**MORTGAGE FORECLOSURE**

Property being in the Township of Springfield, County of Delaware and State of Pennsylvania.

Front: 60 Depth: 175

BEING premises: 467 Kent Road, Springfield, PA 19064-3305.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Eric M. Divario.

Hand Money \$28,700.53

Phelan Hallinan, LLP, Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 03937 109. 2012**

**MORTGAGE FORECLOSURE**

Property in the Borough of Glenolden, County of Delaware and State of Pennsylvania.

Front: 60 Depth: 260

Being Premises: 22 South Elmwood Avenue, Glenolden, PA 19036-1905.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Wayne Jozwiak.

Hand Money \$16,637.72

Phelan Hallinan, LLP, Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 10135 110. 2011**

**MORTGAGE FORECLOSURE**

Property in the Township of Upper Darby, County of Delaware and State of Pennsylvania.

Front: 50 Depth: 150

Being Premises: 7111 Sellers Avenue, Upper Darby, PA 19082-2023.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Roobina F. Bashir.

Hand Money \$27,019.24

Phelan Hallinan, LLP, Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 1059 111. 2010**

**MORTGAGE FORECLOSURE**

Property being in the Borough of Prospect Park, County of Delaware and State of Pennsylvania.

Front: 50 Depth: 100

BEING premises: 408 Prospect Avenue, Prospect Park, PA 19076-2424.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: John Ambrosine and Theresa Ambrosine.

Hand Money \$17,306.24

Phelan Hallinan, LLP, Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 5627 112. 2010**

**MORTGAGE FORECLOSURE**

Property being in the Township of Springfield, County of Delaware and State of Pennsylvania on the Southwest side of Springfield Road.

Front: IRR Depth: IRR

BEING premises: 646 West Springfield Road, Springfield, PA 19064.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Michael R. Collins.

Hand Money \$32,911.75

KML Law Group, P.C., Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 011685 113. 2009**

**MORTGAGE FORECLOSURE**

Property in the Borough of Clifton Heights, County of Delaware, Commonwealth of PA on the Northwesterly side of Berkley Avenue.

Front: IRR Depth: IRR

BEING premises: 43 West Berkley Avenue, Clifton Heights, PA 19018.

IMPROVEMENTS CONSIST OF: a single family residential dwelling.

SOLD AS THE PROPERTY OF: Curtis J. Easton, Tara M. Finder, Gerard Mitchell and Joan Mitchell.

Hand Money \$9,653.05

KML Law Group, P.C., Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 13362 114. 2009**

**MORTGAGE FORECLOSURE**

Property in the Township of Radnor, County of Delaware and State of Pennsylvania. Beginning at a point in the center line of Eaton Drive.

BEING Folio No. 36-06-03515-30.

BEING Known as: 143 Eaton Drive, Radnor Township, Pennsylvania 19087.

IMPROVEMENTS CONSIST OF: residential dwelling.

SOLD AS THE PROPERTY OF: Yi Tang and Demin Li.

Hand Money \$38,774.68

McCabe, Weisberg and Conway, P.C., Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 6870 115. 2010**

**MORTGAGE FORECLOSURE**

ALL THAT CERTAIN lot or piece of ground with the buildings and IMPROVEMENTS thereon erected,

SITUATE on the Southwest side of Littlecroft Road (formerly called Copley Road) at the distance of 170.98 feet Northwestward from the North side of Clinton Road in the Township of Upper Darby, County of Delaware and State of Pennsylvania.

CONTAINING in front and breadth on the said Littlecroft Road 16 feet and extending of that width in length or depth Southwestward between parallel lines at right angles to the said Littlecroft Road 80 feet to the middle of a certain 10 feet wide driveway extending Northwesterly into Guilford Road and Southeastwardly into Clinton Road.

TOGETHER with the free and common use, right, liberty and privilege of the aforesaid alley as and for a passageway and watercourse at all times hereafter forever.

Parcel No. 16-02-01400-00.

BEING known as 634 Littlecroft Road.

BEING the same premises that Diane Stevenson, Harry J. McIntyre and Edward R. Guarino, by Deed dated 6/15/2007 and recorded 6/29/2007 in the County of Delaware (in Book 4138 page 1817) granted and conveyed unto Eric Fowler, his/her heirs and assigns, in fee.

LOCATION OF PROPERTY: 634 Littlecroft Road, Upper Darby, PA 19082.

IMPROVEMENTS CONSIST OF: residential dwelling.

SOLD AS THE PROPERTY OF: Eric Fowler.

Hand Money \$83,493.82

Federman & Associates, Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 5724 116. 2009**

**MORTGAGE FORECLOSURE**

Property in the Township of Haverford, County of Delaware and State of Pennsylvania, on the Southwesterly side of Haverford Road.

Front: IRR Depth: IRR

Being Premises: 2732 Haverford Road, Ardmore, PA 19003.

IMPROVEMENTS CONSIST OF: a single family residential dwelling.

SOLD AS THE PROPERTY OF: Margaret A. Kates and Wade R. Kates.

Hand Money \$15,440.81

KML Law Group, P.C., Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 03943 117. 2012**

**MORTGAGE FORECLOSURE**

Property being in the Borough of Marcus Hook, County of Delaware, State of Pennsylvania.

Front: 20 Depth: 30

BEING premises: 47 Maple Street, Marcus Hook, PA 19061-4615.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Joyce M. Broomall a/k/a Joyce Broomall.

Hand Money \$8,491.98

Phelan Hallinan, LLP, Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 7011 118. 2012**

**MORTGAGE FORECLOSURE**

Property in the Township of Darby, County of Delaware and State of Pennsylvania.

Front: 18 Depth: 100

Being Premises: 1527 Hermesprota Drive, Sharon Hill, PA 19079-2424.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Unknown heirs, successors, assigns, and all persons, firms, or associations claiming right, title or interest from or under Ollie E. Torain, deceased.

Hand Money \$9,973.76

Phelan Hallinan, LLP, Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 8147 119. 2012**

**MORTGAGE FORECLOSURE**

Property being in the City of Chester, County of Delaware, State of Pennsylvania.

Front: 21 Depth: 130

BEING premises: 223 East 24th Street, Chester, PA 19013-5109.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Joseph Gallo and Stacy Gallo a/k/a Stacy E. Gallo.

Hand Money \$5,690.35

Phelan Hallinan, LLP, Attorneys

**JOSEPH F. McGINN, Sheriff**

BEING Folio No. 41-00-00523-00.

BEING the same premises which William J. Hallahan, by Indenture bearing date 8/30/1988 and recorded 9/1/1988 in the Office of the Recorder of Deeds in and for the County of Delaware in Deed Book 605 page 764 etc., granted and conveyed unto William J. Hallahan and Jean M. Hallahan, husband and wife, in fee.

TITLE to said premises is vested in Renee Cook and Jenee Cook, by Deed from William J. Hallahan and Jean M. Hallahan, h/w dated 10/21/2008, recorded 10/30/2008 in Book 4450, page 2106.

For informational purposes only: c/k/a 234 Clifton Avenue, Sharon Hill, PA 19079.

IMPROVEMENTS CONSIST OF: single family dwelling.

SOLD AS THE PROPERTY OF: Renee Cook and Jenee Cook.

Hand Money \$15,916.51

Parker McCay, P.A., Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 008373 120. 2012**

**MORTGAGE FORECLOSURE**

ALL THAT CERTAIN lot or piece of ground with the buildings and IMPROVEMENTS thereon erected, Situate in Borough of Sharon Hill, County of Delaware and State of Pennsylvania, and described according to a Survey thereof made by Damon and Foster Civil Engineers, on 7/17/1922, as follows:

SITUATE on the Westerly side of Clifton Avenue (60 feet wide) at the distance of 27.60 feet Northwardly from the Northerly side of Spring Street (40 feet wide).

CONTAINING in front or breadth on said Clifton Avenue 26.67 feet and extending Westwardly between parallel lines 100 feet (the Southerly line through a party wall) to a 10 feet wide alley leading Southwardly into said Spring Street (No. 102).

TOGETHER with the free and common use, right, liberty and privilege of the said 10 feet wide alley as and for a passageway and watercourses at all times hereafter forever.

**No. 15516 121. 2010**

**MORTGAGE FORECLOSURE**

Property in the City of Chester, County of Delaware and State of Pennsylvania.

Front: IRR Depth: IRR

Being Premises: 461 Jeffrey Street, Chester, PA 19013.

Parcel Nos. 49-10-00753-00.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Barbara Johnson, Executrix of the Estate of Alice Govan, deceased and Dara Govan.

Hand Money \$2,000.00

Stern and Eisenberg, P.C., Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 12567 122. 2010**

**MORTGAGE FORECLOSURE**

ALL THAT CERTAIN property situate in the City of Chester, in the County of Delaware and Commonwealth of Pennsylvania, being more fully described in a Deed dated 11/23/51, and recorded 11/24/51, among the land records of the county and state set forth above, in Deed Book 1606, page 474.

Delaware County Parcel No. 49-10-00523-00.

IMPROVEMENTS CONSIST OF: a dwelling k/a 2115 W. 9th Street, Chester, PA 19013.

SOLD AS THE PROPERTY OF: Mabel Clements.

Hand Money \$2,000.00

Brett A. Solomon, Esquire  
Michael C. Mazack, Esquire, Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 10668 124. 2010**

**MORTGAGE FORECLOSURE**

ALL THAT CERTAIN lot or piece of ground with the buildings and IMPROVEMENTS thereon erected, Hereditaments and Appurtenances, Situate in the Borough of Yeadon, County of Delaware and State of Pennsylvania, on the Southwest side of Serrill Avenue at the distance of 529.82 feet Southeastward from the Southeast side of MacDade Boulevard (formerly Bunting Road).

LOCATION OF PROPERTY: 1048 Serrill Avenue, Yeadon, Pennsylvania 19050.

IMPROVEMENTS CONSIST OF: residential dwelling.

SOLD AS THE PROPERTY OF: Warren Watson, Jr. and Victoria P. Watson.

Hand Money \$2,000.00

James R. Wood, Esquire, Attorney

**JOSEPH F. McGINN, Sheriff**

**No. 14182 125. 2010**

**MORTGAGE FORECLOSURE**

ALL THAT CERTAIN parcel of land lying and being Situate in the Township of Upper Darby, County of Delaware and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

SITUATE on the Northwesterly side of Lasher Road (40 feet wide) at the distance of 40.14 feet Northeastwardly from the Northeastly side of Childs Avenue (formerly Creek Road) (40 feet wide).

CONTAINING in front or breadth on said side of Lasher Road, 26 feet and extending of that width in length or depth Northwesterly between parallel lines at right angles to said Lasher Road, the Southeasterly line thereof passing through the party wall, and crossing the bed of a proposed 12 feet wide alley extending Northeastwardly from Childs Avenue and curving in a Southeasterly direction at the Northeastwardly into Lasher Road, 100 feet to the center line of a certain 12 feet driveway extending Northeastwardly and Southwestwardly from Childs Avenue to Vernon Road.

TOGETHER with the free and common use, right, liberty and privilege of the aforesaid driveways as and for driveways and passageways at all times hereafter, forever in common with owners, tenants and occupiers of other lots of ground bounding thereon and entitled to the use thereof.

CONTAINING

Folio No. 16-13-02332-00.

Property: 4069 Lasher Road, Drexel Hill, PA 19026 a/k/a 4069 Lasher Road, Upper Darby, 19026.

BEING the same premises which Christian T. Mattie, IV and Andrea L. Mattie, f/k/a Andrea L. Manieri, by Deed dated November 14, 2008 and recorded November 19, 2008 in and for Delaware County, Pennsylvania, in Deed Book Volume 4459, page 552, granted and conveyed unto Timothy Mohr.

IMPROVEMENTS CONSIST OF: house.

SOLD AS THE PROPERTY OF: Timothy Mohr.

Hand Money \$16,032.71 or 10% of Judgment Amount

Jaime R. Ackerman, Esquire, Attorney

**JOSEPH F. McGINN, Sheriff**

**No. 11422 126. 2010**

**MORTGAGE FORECLOSURE**

ALL THAT CERTAIN lot or piece of ground with the buildings and IMPROVEMENTS thereon erected, Situate in the Borough of Yeadon, County of Delaware and State of Pennsylvania.

BEING No. 705 Longacre Court a shown on said Plan.

Delaware County Folio Number 48-00-00916-03.

LOCATION OF PROPERTY: 705 Long-acre Court, Yeadon, Pennsylvania 19050.

IMPROVEMENTS CONSIST OF: residential dwelling.

SOLD AS THE PROPERTY OF: Stephanie Humphrey.

Hand Money \$2,000.00

James R. Wood, Esquire, Attorney

**JOSEPH F. McGINN, Sheriff**

**No. 08373 127. 2011**

**MORTGAGE FORECLOSURE**

Property in the Township of Upper Darby, County of Delaware and State of Pennsylvania.

Front: 20 Depth: 101.66 (Irr.)

Being Premises: 3940 Strafford Road aka 3940 Stratford Road, Drexel Hill, PA 19026.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Keith J. Grantland.

Hand Money \$6,382.95

Phelan Hallinan, LLP, Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 61799 128. 2011**

**MORTGAGE FORECLOSURE**

ALL THAT CERTAIN lot or piece or parcel of ground 20 feet wide and 75 feet deep, situate in the Borough of Colwyn, County of Delaware and State of Pennsylvania, with the two story brick message or tenement thereon erected, known as No. 14 S. 2nd Street.

Delaware County Folio Number 12-00-00407-00.

LOCATION OF PROPERTY: 14 S. 2nd Street, Colwyn, Pennsylvania 19023.

IMPROVEMENTS CONSIST OF: residential dwelling.

SOLD AS THE PROPERTY OF: Troy Fink.

Hand Money \$2,000.00

James R. Wood, Esquire, Attorney

**JOSEPH F. McGINN, Sheriff**

**No. 3059 129. 2012**

**MORTGAGE FORECLOSURE**

4325 Fairview Avenue  
Newtown Square, PA 19073

Property being in the Township of Newtown, County of Delaware and State of Pennsylvania, situate on the intersection of the Northwesterly side of Fairview Avenue (40 feet wide) and the Northeasterly side of Tuxedo Avenue (40 feet wide) and having an irregular lot.

IMPROVEMENTS CONSIST OF: residential dwelling.

SOLD AS THE PROPERTY OF: Gregory K. Welsh, Heather P. Welsh.

Hand Money \$28,198.02

Udren Law Offices, P.C., Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 004851 130. 2012**

**MORTGAGE FORECLOSURE**

Property in the Township of Upper Darby, County of Delaware and State of Pennsylvania.

Front: 32 Depth: 150

Being Premises: 1200 Myrtlewood Avenue, Havertown, PA 19083-5205.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Unknown heirs, successors, assigns, and all persons, firms or associations claiming right, title or interest from or under Marie M. Sisler, deceased.

Hand Money \$6,248.98

Phelan Hallinan, LLP, Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 8566 132. 2012**

**MORTGAGE FORECLOSURE**

ALL THAT CERTAIN lot or piece of land with the buildings and IMPROVEMENTS thereon erected, being known and designated as Lot Number 16 in Block "J" on Plan of Parkside.

SITUATE on the Easterly side of Chelton Road at the distance of 389.05 feet measured Northwardly from the North-easterly corner of the said Chelton Road and Edgmont Avenue, in the Borough of Parkside in the County of Delaware and State of Pennsylvania.

CONTAINING in front along the Easterly side of the said Chelton Road Northwardly 25 feet and extending in depth between parallel lines measured Eastwardly 125 feet.

BOUNDED on the North by lands now or late of William E. Guyton, and wife and on the East by lands now late of Fred H. Rumford; and on the South by lands now or late of Edward N. Sharpe, and wife.

BEING known and designated as 31 East Chelton Road, Brookhaven, Pennsylvania 19015.

BEING Folio Number 32-00-00215-00.

BEING the same premise which Clinton H. Refsnyder by Deed dated November 6th, 2002 and recorded on November 27th, 2002, in Deed Book 02598, page 1934, as Instrument No. 2002126636, and conveyed unto Duane Johnson.

AND thereafter Duane Johnson departed this life on September 30, 2009. Letters Testamentary/Administration were granted unto Jason C. Hayes.

IMPROVEMENTS CONSIST OF: residential dwelling.

SOLD AS THE PROPERTY OF: Jason C. Hayes, Executor of the Estate of Duane Johnson, deceased mortgagor and real owner.

Hand Money \$12,827.85

McCabe, Weisberg and Conway, P.C. Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 00973 133. 2013**

**MORTGAGE FORECLOSURE**

Property being in the Borough of Swarthmore, County of Delaware and State of Pennsylvania on the Southeastwardly along said side of Union Avenue.

Front: IRR Depth: IRR

BEING premises: 317 Union Avenue, Swarthmore, PA 19081.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Bertha A. Rhyanes as Executrix of the Estate of Catherine Rhyanes Jones.

Hand Money \$12,771.52

KML Law Group, P.C., Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 10247 135. 2011**

**MORTGAGE FORECLOSURE**

Property in the Borough of Darby, County of Delaware and State of Pennsylvania.

Front: 20 Depth: 100

Being Premises: 412 Shetland Road aka 412 Shetland Drive, Darby, PA 19023.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Mickiewicz Cassy.

Hand Money \$6,587.89

Phelan Hallinan, LLP, Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 2466 136. 2012**

**MORTGAGE FORECLOSURE**

Property in the Township of Upper Darby, County of Delaware and State of Pennsylvania.

Front: 18 Depth: 125

Being Premises: 3834 Plumstead Avenue, Drexel Hill PA 19026-2814.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Mark E. Strickland, Sr. and Phyllis Strickland.

Hand Money \$9,586.53

Phelan Hallinan, LLP, Attorneys

**JOSEPH F. McGINN, Sheriff**



**No. 9599 137. 2011**

**MORTGAGE FORECLOSURE**

Property in the Township of Upper Darby, County of Delaware and State of Pennsylvania.

Front: 16 Depth: 80

Being Premises: 18 Golf Road, Upper Darby, PA 19082-1607.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Bakary Kouma.

Hand Money \$12,071.31

Phelan Hallinan, LLP, Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 00302 138. 2012**

**MORTGAGE FORECLOSURE**

Property being in the Township of Upper Chichester, County of Delaware, State of Pennsylvania.

Front: 40 Depth: 100

BEING premises: 46 Broadway Avenue, Upper Chichester, PA 19014-3410.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Verna Ford and David Ford.

Hand Money \$6,169.13

Phelan Hallinan, LLP, Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 11009 139. 2010**

**MORTGAGE FORECLOSURE**

Property in the Borough of Collingdale, County of Delaware and State of Pennsylvania.

Front: 22 ft Depth: 115 ft

Being Premises: 215 MacDade Boulevard, Collingdale, PA 19023-1810.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Melissa Bayle and Annemarie Bayle a/k/a Anne Marie Bayle.

Hand Money \$8,161.43

Phelan Hallinan, LLP, Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 13145 140. 2009**

**MORTGAGE FORECLOSURE**

Property in the Township of Newtown, County of Delaware and State of Pennsylvania.

App 1.464 acres

Being Premises: 9 Dunminning Road, Newtown Square, PA 19073-1801.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Philip J. Donnelly and Mary Ann Donnelly.

Hand Money \$69,487.26

Phelan Hallinan, LLP, Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 7481 141. 2012**

**MORTGAGE FORECLOSURE**

Property in the Township of Upper Darby, County of Delaware and State of Pennsylvania.

Front: 16 Depth: 70

Being Premises: 6915 Clinton Road, Upper Darby, PA 19082-5208.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Arcili Kelley.

Hand Money \$8,121.41

Phelan Hallinan, LLP, Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 08250 142. 2011**

**MORTGAGE FORECLOSURE**

Property in the Borough of Colwyn, County of Delaware and State of Pennsylvania.

Front: 25 ft Depth: 100 ft

Being Premises: 401 Colwyn Avenue, Darby, PA 19023-2718.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Lucy Moriba-Brooks.

Hand Money \$5,048.36

Phelan Hallinan, LLP, Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 2174 143. 2012**

**MORTGAGE FORECLOSURE**

Property in the Borough of Lansdowne, County of Delaware and State of Pennsylvania.

Front: 18 Depth: 100

Being Premises: 165 East Essex Avenue, Lansdowne, PA 19050-1428.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Rodolfo M. Reid, Jr.

Hand Money \$6,019.90

Phelan Hallinan, LLP, Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 00177 144. 2012**

**MORTGAGE FORECLOSURE**

Property in the Borough of Lansdowne, County of Delaware and State of Pennsylvania.

Front: 50 Depth: 229

Being Premises: 35 Windermere Avenue, Lansdowne, PA 19050-1989.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Elena Kaganovich and Alexander Kaganovich.

Hand Money \$19,210.97

Phelan Hallinan, LLP, Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 004544 145. 2011**

**MORTGAGE FORECLOSURE**

Property in the Township of Upper Darby, County of Delaware and State of Pennsylvania.

Front: 16 Depth: 70

Being Premises: 284 Sheffield Road, Lansdowne, PA 19050-1721.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Margaret M. Chiorazzi.

Hand Money \$5,390.66

Phelan Hallinan, LLP, Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 10093 146. 2011**

**MORTGAGE FORECLOSURE**

ALL THAT CERTAIN lot or piece of ground with the buildings and IMPROVEMENTS thereon erected, SITUATE in the Township of Upper Chichester, County of Delaware and Commonwealth of Pennsylvania, bounded and described according to a conveyance plan of Boothwyn Acres, for Boothwyn Development Corp., made by Damon and Foster, Civil Engineers, Sharon Hill, PA on May 23, 1957 and last revised June 11, 1957, as follows, to wit:

BEGINNING at a point on the North-easterly side Broomall Street (fifty feet wide) at the distance of three hundred feet measured North thirty three degrees, thirty-six minutes, ten seconds West, along the same from its intersection with the Northwesterly side of Euclid Avenue (fifty feet wide) (both lines produced); extending thence from said beginning point and along the said Northeasterly side of Broomall Street North thirty-three degrees, thirty-six minutes, ten seconds West, seventy-five feet to a point; thence extending North fifty-six degrees, twenty-three degrees, thirty-six minutes ten seconds East, seventy-five feet to a point; thence extending South fifty-six degrees, twenty-three minutes, fifty seconds West, one hundred thirty-five feet to the first mentioned point and place of beginning.

BEING Lot Number 12, as shown on said Plan and premises No. 2207 Broomall Street.

BEING the same premises which East Broad Realty Corporation (Pennsylvania Corporation) by Indenture bearing date the 31st day of July A.D. 1957 and recorded in the Office of the Recorder of Deeds, in and for the County of Delaware, aforesaid, in Deed Book 1875, page 228, granted and conveyed unto Ralph M. Bickling Jr., in fee.

Under and subject to certain conditions and restriction now of record.

Title to said premises vested in Geraldine I. Bateman, unmarried by Deed from Geraldine I. Bateman, unmarried dated 03/12/03 and recorded on 04/01/03 in the Delaware County Recorder of Deeds in Instrument No. 2003039484.

IMPROVEMENTS CONSIST OF: residential dwelling.

SOLD AS THE PROPERTY OF: Geraldine I. Bateman.

Hand Money \$17,484.03

Patrick J. Wesner, Attorney

**JOSEPH F. McGINN, Sheriff**

**No. 6983 147. 2012**

**MORTGAGE FORECLOSURE**

Property being in the Borough of Ridley Park, County of Delaware and State of Pennsylvania.

Front: 50 Depth: 108

BEING premises: 512 Crum Lynne Road, Ridley Park, PA 19078-2709.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Mark J. Esposito.

Hand Money \$18,883.01

Phelan Hallinan, LLP, Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 6288 148. 2012**

**MORTGAGE FORECLOSURE**

ALL THAT CERTAIN parcel of land lying and being situate in the City of Chester, County of Delaware and Commonwealth of Pennsylvania bounded and described, as follows, to wit:

ALL THAT CERTAIN brick dwelling and lot or piece of land, situate on the Northeastly side of Engle Street at the distance of two hundred nineteen and forty five hundredths feet Northwestwardly from the Northwestly side of Seventh Street in the City of Chester, County of Delaware and State of Pennsylvania.

thence by said side of Engle Street North twenty seven degrees forty one minutes thirteen seconds West nineteen and ninety five hundredths feet to a corner of lands now or late of Clemont R. Thempson, etux

thence by said lands on a line passing through the party wall North sixty two degrees eighteen minutes forty seven seconds East one hundred feet to the Southwestly side of a twenty feet width alley which opens into said Seventh Street;

thence by said side of said alley South twenty seven degrees fourteen minutes thirteen seconds East nineteen and ninety five hundredths feet to a corner of other lands now or late of said James C. Beaumont and thence by the same South sixty two degrees eighteen minutes forty seven seconds West and passing through the middle of the party wall one hundred feet to the place of beginning.

Folio No. 49-10-00650-00.

Property: 723 Engle Street, Chester, PA 19013.

BEING the same premises which Eunice P. Brodie, Executrix of the Estate of Eunice Brodie a/k/a Eunice Lee Brodie and Eunice Paulette Brodie, specific devisee by Deed dated April 30, 2008 and recorded May 5, 2008 in and for Delaware County, Pennsylvania, in Deed Book Volume 04355, page 0909, granted and conveyed unto Pamela Shelton, in fee.

IMPROVEMENTS CONSIST OF: house.

SOLD AS THE PROPERTY OF: Pamela Shelton, in fee.

Hand Money \$6,878.30 or 10% of Judgment Amount

Ashleigh L. Levy, Attorney  
Jaime R. Ackerman, Attorney

**JOSEPH F. McGINN, Sheriff**

**No. 1220 149. 2012**

**MORTGAGE FORECLOSURE**

Property in the Township of Chadds Ford, County of Delaware, and State of Pennsylvania.

Front: 37 Depth: 165

BEING premises: 310 Brintons Bridge Road, West Chester, PA 19382.

IMPROVEMENTS CONSIST OF: a single family residential dwelling.

SOLD AS THE PROPERTY OF: Stacey B. Curry, in her capacity as Executrix and Devisee of the Estate of Esther S. Taylor.

Hand Money \$16,342.02

KML Law Group. P.C., Attorneys

**JOSEPH F. MCGINN, Sheriff**

**No. 10163 150. 2011**

**MORTGAGE FORECLOSURE**

ALL THAT CERTAIN parcel of land lying and being situate in the Township of Darby, County of Delaware and State of Pennsylvania, bounded and described as follows, to wit:

CONTAINING

FOLIO NO. 15-00-04013-00.

Property: 420 Westbridge Road, Glendon, PA 19036-0000.

ALL THAT CERTAIN lot or piece of ground with the buildings and IMPROVEMENTS thereon erected.

SITUATE in the Township of Darby, County of Delaware and Commonwealth of Pennsylvania, and being Lot No. 152 on a plan for Briarcliffe Section for Westbrook Park No. 8-B made by Damon and Foster, Civil Engineers, Sharon Hill, Pennsylvania on 10/12/1951 which plan is recorded in the Office of the Recording of Deeds in and for the County of Delaware at Media on 10/18/51, in Plan Book No. 9 page 5.

TOGETHER with the free and common use, right, liberty and privilege of the above mentioned driveway, passageway, and watercourses at all times hereafter, forever in common with the owners, tenants and occupiers of the other lots of ground bounding thereon entities to the use thereof.

BEING Folio No. 15-00-04013-00.

Property: 420 Westbridge Road, Glendon, PA 19036-0000.

BEING the same premises which William J. Taggart, by Deed dated November 30, 2006 and recorded December 20, 2006 in and for Delaware County, Pennsylvania in Deed Book Volume 03985, page 0694, granted and conveyed unto Daniel Stewart.

IMPROVEMENTS CONSIST OF: house.

SOLD AS THE PROPERTY OF: Daniel Stewart.

Hand Money \$14,229.15 or 10% of Judgment Amount

Ashleigh L. Marin, Attorney

**JOSEPH F. MCGINN, Sheriff**

**No. 7062 151. 2012**

**MORTGAGE FORECLOSURE**

ALL THAT CERTAIN Unit in property known and identified in the declaration plan referred to below as Hilltop Summit, Phase I and all supplements thereto, referred to herein as Hilltop Summit, Phase I, II, III, IV, V, VI-A, VI-B, VII-A, VII-B, VIII-A and VIII-B" located at 6000 Hilltop Drive, Brookhaven, Pennsylvania 19015, in the Borough of Brookhaven, County of Delaware and State of Pennsylvania, which has heretofore been submitted to the Unit Property Act of Pennsylvania, Act of July 3, 1963, P.L. 196 by the recording in the Office for the Recording of Deeds, in and for the County of Delaware, aforesaid, of a Declaration of Condominium, dated August 19, 1980 and recorded August 27, 1980 in Deed Book 2753 page 539, and any and all Supplements thereto including, but not limited to, the Seventh Supplementary Declaration of Condominium, dated April 2, 1984 and recorded April 3, 1984 in Volume 147 page 1132, a Declaration Plan of "Hilltop Summit, Phase I Condominium" dated August 19, 1980 and recorded August 27, 1980 in Condominium Drawer No. 2, any and all Amendments and Supplements thereto including but not limited to, an

amendment to Original Declaration Plan, dated September 22, 1982 and recorded September 22, 1982 in Volume 37 page 1855, and a Seventh Supplementary Declaration Plan of "Hilltop Summit, Phase I, II, III, IV, V, VI-A, VI-B, VIII-A and VIII-B, dated March 12, 1984 in Plan Volume 14 page 77 and a Code of Regulations of said Condominium dated August 19, 1980 and recorded August 27, 1980 in Deed Book 2753 page 568, being and designated in such Declaration, Declaration Plan and any Supplements thereto as Unit No. 155 Phase V, as more fully described in such Declaration, Declaration Plan and Supplements thereto, together with a proportionate undivided interest in the General and Limited Common Elements as indicated on such Declaration Plan and Supplements thereto, and the exclusive easements to use areas as defined in such Declaration and Supplements thereof, including the Common Area in the other phases of the project.

UNDER AND SUBJECT to covenants, restrictions, easements, terms rights, agreements, conditions, exceptions, reservations and exclusions as contained and set forth in such declaration, declaration plan and supplements thereto and Code of Regulations.

ALSO UNDER AND SUBJECT to covenants, conditions and agreements as in Deed Books 2320 page 525 and 2330 page 54.

ALSO UNDER AND SUBJECT to Declaration of Easement as set forth in Deed Books 2643 page 129, 2499 page 466 and 2792 page 1170.

ALSO UNDER AND SUBJECT to certain Deed of Declaration to the Borough of Brookhaven, for Park Area, as set forth in Deed Book 2742, page 374.

ALSO UNDER AND SUBJECT to certain covenants, conditions, restrictions, easements, rights and agreements as now appear of record.

ALSO UNDER AND SUBJECT to Covenants and Agreements in Volume 376 page 351.

BEING the same premises which Herman Jacobs and Carol E. Bricklin, by Deed dated 09/30/09 and recorded 10/02/09 in Delaware County in Volume 04637 page 0078 conveyed unto Jonathan M. Tamburini.

IMPROVEMENTS CONSIST OF: single family dwelling.

SOLD AS THE PROPERTY OF: Renee J. Tamburini, Executrix and Attilio J. Tamburini, Executor of the Estate of Jonathan M. Tamburini.

Hand Money \$2,000.00

Kasey R. McGee, Attorney

**JOSEPH F. McGINN, Sheriff**

**No. 4508 152. 2012**

**MORTGAGE FORECLOSURE**

ALL THAT CERTAIN lot or piece of ground with the buildings and IMPROVEMENTS thereon erected, SITUATE in the Township of Tinicum, County of Delaware and State of Pennsylvania.

SITUATE on the Easterly side of Saude Avenue at the distance of 175 feet Northwardly from Front Street, bounded and described as follows:

CONTAINING in front measured thence Northwardly along the said Saude Avenue 30 feet and extending in depth Eastwardly between parallel lines, 125 feet to lands of Peter Valo, et ux. bounded on the North by lands now or late of Harry Gross and on the South by lands now or late of John Mohler, et ux.

BEING known as lot Nos 12 and 13, Section 26, on Plan of Essington.

Folio No. 45-00-01664-00.

BEING the same premises which Kathleen Carney, by Deed dated October 30, 2001 and recorded November 5, 2001 in Delaware County in Volume 2291 page 792, conveyed unto Joseph M. Stepnowski and Adraine Stepnowski.

IMPROVEMENTS CONSIST OF: single family dwelling.

SOLD AS THE PROPERTY OF: Joseph M. Stepnowski and Adraine Stepnowski.

Hand Money \$2,000.00

Kasey R. McGee, Esquire, Attorney

**JOSEPH F. MCGINN, Sheriff**

**No. 10035 153. 2009**

**MORTGAGE FORECLOSURE**

Property in the Borough of Colwyn, County of Delaware and State of Pennsylvania.

Front: irregular Depth: irregular

BEING Premises: 536 South 4th Street, Darby, PA 19023.

IMPROVEMENTS CONSIST OF: Residential Real Estate.

SOLD AS THE PROPERTY OF: David J. Witsen.

Hand Money \$8,323.63

Stern & Eisenberg PC, Attorneys  
Kevin P. Diskin, Attorney

**JOSEPH F. MCGINN, Sheriff**

**No. 938 154. 2013**

**MORTGAGE FORECLOSURE**

Property in the Township of Newtown, County of Delaware and State of Pennsylvania.

Being Premises: 191 South Newtown Street Road, Newtown Square, PA 19073.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Route 252, Inc.

Hand Money \$490,043.22

John K. Fiorillo, Attorney

**JOSEPH F. MCGINN, Sheriff**

**No. 009133 155. 2009**

**MORTGAGE FORECLOSURE**

ALL THE RIGHT, title, interest and claim of Angela A. Paul, of, in and to:

ALL the following described real estate situated in the Township of Tincum, County of Delaware, Commonwealth of Pennsylvania. Having erected thereon a dwelling known and numbered as 313 Seminole Street, Lester, PA 19029. Deed Book Volume 880, page 1573,

FOLIO No. 45-00-01823-00 and Map No. 45-16-070-000.

ALL THAT CERTAIN lot or piece of ground with the buildings and improvement thereon erected, situate in the Township of Tincum, County of Delaware, State of Pennsylvania, being Lot No. 17, Section No. 10 on Plan of Lester, recorded at Media in Deed Book U-6, page 620 and described as follows, to wit:

BEGINNING on the Northwest side of Seminole Street at the distance of 175 feet Northeastwardly from the Northeast corner of the said Seminole Street and Third Avenue.

CONTAINING in front or breadth measured thence Northeastwardly along the Northwest side of said Seminole Street 35 feet and extending of that width in length or depth Northwestwardly between parallel lines with the said Third Street 125 feet.

BOUNDED on the Northeast by lands now or late of First Wayne Federal Savings and Loan Association, on the Northwest by lands now or late of Minnie Salman, and on the Southwest by lands now or late of George Hecksher et ux.

BEING No. 313 Seminole Street.

BEING Folio No. 45-00-01823-00

Map No. 45-16-070-000

BEING the same premises which Ronald L. Ferrell and Debra E. Ferrell, his wife, by Deed dated September 6, 1991 and recorded September 10, 1991 in the Office of the Recorder of Deeds in and for the County of Delaware, in Deed Book 880, page 1573, granted and conveyed unto David H. Paul, III and Angela A. Paul, his wife. David H. Paul has departed this life. His interest were passed to his wife, Angela A. Paul. by operation of law.

IMPROVEMENTS CONSIST OF: none.

SOLD AS THE PROPERTY OF: Angela A. Paul.

Hand Money \$3,000.00

Sarah E. Ehasz, Esquire, Attorney

**JOSEPH F. McGINN, Sheriff**

**No. 007805 156. 2012**

**MORTGAGE FORECLOSURE**

ALL THAT CERTAIN lot or piece of ground with the buildings and IMPROVEMENTS thereon erected, Situate in Borough of Yeadon, County of Delaware and State of Pennsylvania, described according to a certain Plan and Survey thereof made by A.F. Damon, Jr, Borough Engineer, Upper Darby, Pennsylvania on February 4, 1922 as follows, to wit:

SITUATE on the Northwestwardly side of Longacre Boulevard (80 feet wide) at the distance of \_\_\_ feet Northeastwardly from a point formed by the intersection of the Northwest line of said Longacre Boulevard and the Northern line of Church Lane (50 feet wide).

CONTAINING in front or breadth on said Longacre Boulevard 50 feet and extending of that width in length or depth Northwestwardly between parallel lines at right angles with the said Longacre Boulevard 150 feet to a certain 15 feet wide alley, extending Southwestwardly parallel with Longacre Boulevard into Church Lane which alley is to remain open as a driveway for all times forever.

BEING known and numbered 801 (formerly known as No. 677) Longacre Boulevard and Lot A-2 on Plan of Longacre Park.

TOGETHER with the free and common use, right, liberty and privilege of the said alley or driveway at all times hereafter forever.

UNDER AND SUBJECT to certain restrictions as of record.

PARCEL/FOLIO No. 48-00-02158-00.

BEING more commonly known as: 801 Longacre Boulevard, Yeadon, PA 19050.

IMPROVEMENTS CONSIST OF: residential dwelling.

SOLD AS THE PROPERTY OF: Mark A. Collins a/k/a Mark A. Collins, Sr., and Tara D. Collins.

Hand Money \$2,000.00

Craig Oppenheimer, Esquire, Attorney

**JOSEPH F. McGINN, Sheriff**

**No. 5818 157. 2012**

**MORTGAGE FORECLOSURE**

ALL THAT CERTAIN lot or piece of ground situate on the Westerly side of Glendale Road (now Hampden Road) at the distance of 337 feet Southwardly from the Southerly side of Midway Avenue in the Township of Upper Darby, County of Delaware and State of Pennsylvania.



CONTAINING in front or breadth on the said Glendale Road (now Hampden Road) 16 feet and extending of that width in length or depth Westwardly between parallel lines at right angles to the said Glendale Road (now Hampden Road) 70 feet to the middle of a certain 10 feet wide driveway extending Northwardly into Midway Avenue and Southwardly into Ruskin Lane.

TOGETHER with the use, right, liberty and privilege of the aforesaid private driveway as and for a passageway and driveway at all times hereafter, forever, in common with the owners, tenants and occupiers of the other lots of ground bounding thereon and having the use thereof or to any other properties to the West thereof to which the use of said driveway may be executed by John H. McClathchy.

BEING the same premises which Mesbah Mahmud, by Deed dated October 9, 2007 and recorded October 16, 2007 in the Office of the Recorder of Deeds in and for Delaware County in Deed Book Volume 4223, page 524, granted and conveyed unto Ahmed B. Bhuiyan a/k/a Ahmed Bazlul Bhuiyan.

BEING known as: 542 Hampden Road, Upper Darby, PA 19082.

PARCEL No. 16-03-00854-00.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Ahmed B. Bhuiyan a/k/a Ahmed Bazlul Bhuiyan.

Hand Money \$10,103.01

Richard J. Nalbandian, III, Esquire, Attorney

**JOSEPH F. MCGINN, Sheriff**

No. 2307 158. 2012

**MORTGAGE FORECLOSURE**

ALL THAT CERTAIN lot or piece of ground with the buildings and IMPROVEMENTS thereon erected, situate on the Southwesterly side of Penarth Avenue (formerly Pennock Avenue) at the distance of 172.05 feet Southeastwardly from the Southeasterly side of State Road in Township of Upper Darby, County of Delaware and State of Pennsylvania described according to a survey and plan made thereof by Damon and Foster, Civil Engineers, of Upper Darby, Pennsylvania, made the 2nd day of March, A.D. 1928 as follows, to wit:

CONTAINING in front or breadth on the said side of Penarth Avenue (formerly Pennock Avenue) Southeastwardly 30 feet and extending of that width in length or depth Southwestwardly between parallel lines at right angles with the said Penarth Avenue (formerly Pennock) the Northwesterly side thereof passing through the center of the party wall erected between one dwellings the thereof erected, hereon and other erected on the lot as the Northwest and Southeasterly line thereof passing through the center or the division wall between the garage erected thereon and the garage erected on the lot to the Southwest, included on the Southeasterly side of thereof the one-half part of a certain 8 feet wide driveway this and the property to the Southeast leading from the said Penarth Avenue (formerly Pennock Avenue) to the said two garages, and laid out for the common use of this lot and the lot to the Southeast 150 feet.

BEING the same premises which Rose R. Kelley, by Deed dated May 1, 2007 and recorded May 14, 2007 in the Office of the Recorder of Deeds in and for Delaware County in Deed Book Volume 4100, page 365, granted and conveyed unto Jamie S. Burnett.

BEING known as: 7230 Penarth Avenue, Upper Darby, PA 19082.

PARCEL No. 16-05-01033-00.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Jamie S. Burnett.

Hand Money \$20,785.36

Richard J. Nalbandian, III, Esquire, Attorney

**JOSEPH F. McGINN, Sheriff**

**No. 002918 159. 2012**

**MORTGAGE FORECLOSURE**

ALL THAT CERTAIN lot or piece of ground with the buildings and IMPROVEMENTS thereon erected, hereditaments and appurtenances, SITUATE in the Township of Ridley, County of Delaware and State of Pennsylvania, being Lot No. 109 on a plan of South Wyndom laid out and surveyed by C.W. Hughes, Engineer, described as follows:

BEGINNING at a point in the Southwesterly side of Highland Terrace at the distance of 168.50 feet Southeastwardly from the Southeasterly side of Academy Avenue.

CONTAINING in front or breadth on the said Highland Terrace, 42.15 feet and extending of that width in length or depth Southwestwardly between parallel lines at right angles to the said Highland Terrace, 142.5 feet.

BOUNDED on the Southwest by lot No. 100 on said Plan; on the Southeast by Lot No. 110 on said Plan; on the Northwest by Lots Nos. 105, 106, 107 and 108 on said plan; and on the Northeast by Highland Terrace, aforesaid.

PARCEL/FOLIO No. 38-04-01125-00.

BEING more commonly known as: 367 Highland Terrace, Ridley aka Homes, PA 19043.

IMPROVEMENTS CONSIST OF: residential dwelling.

SOLD AS THE PROPERTY OF: Joseph D. Acri and Sandra Ann Sisk.

Hand Money \$2,000.00

Craig Oppenheimer, Esquire, Attorney

**JOSEPH F. McGINN, Sheriff**

**No. 3882 160. 2012**

**MORTGAGE FORECLOSURE**

Property in the Borough of Glenolden, County of Delaware and State of Pennsylvania.

Front: 29 Depth: 100

Being Premises: 163 South Wells Avenue, Glenolden, PA 19036-1734.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Joseph F. Love, III a/k/a Joseph Love and Linda A. Love a/k/a Linda Love.

Hand Money \$9,829.10

Phelan Hallinan, LLP, Attorneys

**JOSEPH F. McGINN, Sheriff**

No. 3226 161. 2012

**MORTGAGE FORECLOSURE**

ALL THAT CERTAIN unit in the property known, named and identified in the Plats and Plans referred to below as "The Norwayne," a condominium SITUATE in the Township of Radnor, County of Delaware and State of Pennsylvania, which has heretofore been submitted to the Provisions of the Uniform Condominium Act, by the recording in the Office of the Recorder of Deeds &c., in and for County of Delaware aforesaid, of the Declaration of Condominium, dated 3/12/1984 recorded 3/14/1984 in Volume 143, page 843 and the Plats and Plans attached thereto and forming a party thereof, recorded 3/14/1984 in Volume 14 page 72, being designated on such Plats and Plans as Unit No. 1, and more fully described in such Plats and Plans and Declaration, together with a proportionate undivided interest in the Common Elements (as defined in such Declaration) of 2.66%.

BEING the same premises which Domenica Coladonato, by Deed dated April 29, 2004 and recorded May 10, 2004 in the Office of the Recorder of Deeds in and for Delaware County in Deed Book Volume 3169, page 390, granted and conveyed unto Franco Coladonato.

BEING known as: 420 North Wayne Avenue, Unit No. 1, Wayne, PA 19087.

PARCEL No. 36-01-00644-40.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Franco Coladonato.

Hand Money \$20,283.14

Richard J. Nalbandian, III, Esquire, Attorney

**JOSEPH F. McGINN, Sheriff**

No. 11005 162. 2010

**MORTGAGE FORECLOSURE**

Property being in the Borough of Brookhaven, County of Delaware, State of Pennsylvania.

Front: 165 Depth: 247 (IRR.)

BEING premises: 2 Kirk Lane, Brookhaven, PA 19015-1626.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Howard Kirk.

Hand Money \$18,419.49

Phelan Hallinan, LLP, Attorneys

**JOSEPH F. McGINN, Sheriff**

No. 14006 163. 2010

**MORTGAGE FORECLOSURE**

Property being in the Township of Ridley, County of Delaware and State of Pennsylvania.

Front: 40.84 Depth: 125

BEING premises: 901 Amosland Road, Morton, PA 19070-1603.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Albert L. Dean.

Hand Money \$14,500.59

Phelan Hallinan, LLP, Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 8060 164. 2012**

**MORTGAGE FORECLOSURE**

Property being in the Borough of Aldan, County of Delaware and State of Pennsylvania on the Southeasterly side of Hazelwood Road.

Front: IRR Depth: IRR

BEING premises: 220 Hazelwood Road, Aldan, PA 19018.

IMPROVEMENTS CONSIST OF: a single family residential dwelling.

SOLD AS THE PROPERTY OF: Charles L. Beaky, Jr. and Deborah M. Beaky.

Hand Money \$20,595.68

KML Law Group, P.C., Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 9291 165. 2012**

**MORTGAGE FORECLOSURE**

Property in the Township of Upper Darby, County of Delaware and State of Pennsylvania, in front or breadth on said Glendale Road.

Front: IRR Depth: IRR

Being Premises: 102 Glendale Road, Upper Darby, PA 19082.

IMPROVEMENTS CONSIST OF: a single family residential dwelling.

SOLD AS THE PROPERTY OF: Kyle Bannister.

Hand Money \$12,941.20

KML Law Group, P.C., Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 00615 166. 2013**

**MORTGAGE FORECLOSURE**

Property in the Township of Upper Darby, County of Delaware and State of Pennsylvania, on the Northeasterly side of Pennsylvania Avenue.

Front: IRR Depth: IRR

Being Premises: 7115 Pennsylvania Avenue, Upper Darby, PA 19082.

IMPROVEMENTS CONSIST OF: a single family residential dwelling.

SOLD AS THE PROPERTY OF: Robert L. Norris, as Executor of the Estate of Amos W. Norris, deceased.

Hand Money \$17,542.98

KML Law Group, P.C., Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 17092 167. 2009**

**MORTGAGE FORECLOSURE**

Property in the Township of Upper Darby, County of Delaware and State of Pennsylvania.

Front: 60 Depth: 104

Being Premises: 2806 Devon Lane, Drexel Hill, PA 19026-2206.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Jeff Choizi.

Hand Money \$31,961.24

Phelan Hallinan, LLP, Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 5676 168. 2012**

**MORTGAGE FORECLOSURE**

Property being in the Borough of Marcus Hook, County of Delaware, State of Pennsylvania.

Front: 18 Depth: 108.3

BEING premises: 1024 Green Street, Marcus Hook, PA 19061-4521.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: unknown heirs, successors, assigns, and all persons, firms, or associations claiming right, title or interest from or under Raymond Cross a/k/a Raymond J. Cross, deceased.

Hand Money \$6,426.70

Phelan Hallinan, LLP, Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 15420 169. 2010**

**MORTGAGE FORECLOSURE**

Property in the Township of Upper Darby, County of Delaware and State of Pennsylvania, on the Southeasterly side of Fairview Avenue.

Front: IRR Depth: IRR

Being Premises: 119 South Fairview Avenue, Upper Darby, PA 19082.

IMPROVEMENTS CONSIST OF: a single family residential dwelling.

SOLD AS THE PROPERTY OF: Joanna M. Martin.

Hand Money \$23,077.01

KML Law Group, P.C., Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 003875 170. 2012**

**MORTGAGE FORECLOSURE**

Property being in the Township of Thornbury, County of Delaware, Commonwealth of Pennsylvania.

Description: Ranch 2.37 acres

BEING premises: 40 Broomall Lane, Glen Mills, PA 19342-1735.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Eileen O'Neill and Sean O'Neill.

Hand Money \$19,048.46

Phelan Hallinan, LLP, Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 11513 171. 2010**

**MORTGAGE FORECLOSURE**

ALL THAT CERTAIN unit in the property known, named an identified as Trimble Run, Hereditaments and Appurtenances, Situate in the Borough of Brookhaven, County of Delaware and State of Pennsylvania, which has heretofore been submitted to the provisions of the Unit Property Act of Pennsylvania, Act of July 3, 1963, P.L. 196, by the recording in the Office for the Recording of Deeds, in and for the County of Delaware of a Declaration of Condominium, dated June 6, 1980 and recorded July 29, 1980 in Deed Book 2749 page 1027, a Declaration Plan recorded in Condominium Drawer No. 2, and the Code of Regulations dated June 6, 1980 and recorded July 29, 1980 in Deed Book 2749 page 978, being and designated on said Declaration Plan as Unit No. J-17, and more fully described in such Declaration Plan and Declaration together with the proportionate undivided interest in the Common Elements (as defined in said Declaration) as the same may change from time to time.

BEING the same premises which David R. Woods and Amy Woods, husband and wife, by Indenture dated August 29, 2002 and recorded in the Recorder of Deeds, in and for the County of Delaware, aforesaid, in Record Book 2522 page 1046 &c., granted unto Jenifer M. Crowthers, in fee.

UNDER AND SUBJECT to terms, conditions, covenants, restrictions, assessments and easements as now of record.

ALSO UNDER AND SUBJECT TO covenants, restrictions, easements, terms agreements, conditions, exceptions, reservations and exclusions as contained and set forth in such Declaration, Declaration Plan and Code of Regulations and in the rules referred to in such Code of Regulations.

AND ALSO UNDER AND SUBJECT to easements, rights granted to public utilities, agreements, covenants and restrictions appearing of record.

BEING Folio No. 05-00-00030-36.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Karyn Rypinski aka Karen Bozman.

Hand Money \$7,960.00

Carmalena Del Pizzo, Attorney

**JOSEPH F. McGINN, Sheriff**

**No. 000061 172. 2013**

**MORTGAGE FORECLOSURE**

Property being in the Township of Aston, County of Delaware, State of Pennsylvania.

Front: 75 Depth: 120

BEING premises: 801 Crystle Road, Aston, PA 19014-2912.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Fabio A. Salazar and Sandra Salazar.

Hand Money \$18,992.96

Phelan Hallinan, LLP, Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 016231 173. 2008**

**MORTGAGE FORECLOSURE**

1001 Taylor Drive  
Folcroft, PA 19032

In the Borough of Folcroft, Delaware County, PA Situate on the Northwesterly side of Taylor Drive and having an irregular lot.

IMPROVEMENTS CONSIST OF: residential dwelling.

SOLD AS THE PROPERTY OF: Patrick Usanga.

Hand Money \$14,246.41

Udren Law Offices, P.C., Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 15112 174. 2009**

**MORTGAGE FORECLOSURE**

817 Spruce Street  
Collingdale, PA 19023-3539

Property in the Borough of Collingdale, County of Delaware and State of Pennsylvania. Situate on the Northerly side of Spruce Street (fifty feet wide) at the distance of two hundred feet Westwardly from the Westerly side of Clifton Avenue.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: George W. Fagan.

Hand Money \$5,978.09

Udren Law Offices, P.C., Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 5496 175. 2010**

**MORTGAGE FORECLOSURE**

1238 East 12th Street  
Crum Lynne, PA 19022-1346

Property being in the Borough of Ed-  
dystone, County of Delaware and State of  
Pennsylvania, situate on the Northwesterly  
side of 12th Street (50 feet wide) at the dis-  
tance of 174.13 feet Northeastwardly from  
the intersection of the Northwesterly side  
of 12th Street with the Northeasterly side  
of a 20 feet wide alley.

IMPROVEMENTS CONSIST OF: resi-  
dential dwelling.

SOLD AS THE PROPERTY OF: Debra  
J. Sexton.

Hand Money \$12,189.36

Udren Law Offices, P.C., Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 3582 176. 2010**

**MORTGAGE FORECLOSURE**

4102 Bugle Lane  
Upper Chichester, PA 19061

Property in the Township of Upper  
Chichester, County of Delaware and State  
of Pennsylvania. Situate on the Northeast  
side of Bugle Lane (50 feet wide) and having  
an irregular lot.

IMPROVEMENTS CONSIST OF: resi-  
dential dwelling.

SOLD AS THE PROPERTY OF: Andrew  
J. Secundo and Sally D. Ramsey, the United  
States of America.

Hand Money \$30,836.43.

Udren Law Offices, P.C., Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 05520 177. 2012**

**MORTGAGE FORECLOSURE**

251 North 7th Street  
Darby, PA 19023

Property in the Borough of Darby,  
County of Delaware and State of Penn-  
sylvania. Situate on the Southeast side of  
Seventh Street at the distance of 406.128  
feet Northeastward from the Northeast side  
of Fern Street.

IMPROVEMENTS CONSIST OF: resi-  
dential dwelling.

SOLD AS THE PROPERTY OF: Joseph  
P. Thomas a/k/a Joseph P. Thomas, Jr.

Hand Money \$4,527.19

Udren Law Offices, P.C., Attorneys

**JOSEPH F. McGINN, Sheriff**

**No. 4483 178. 2012**

**MORTGAGE FORECLOSURE**

PREMISES A

ALL THAT CERTAIN lot or piece of  
ground with the buildings and IMPROVE-  
MENTS thereon erected, described ac-  
cording to a Survey and Plan thereof made  
03/22/1928 by Damon and Foster, Civil  
Engineers.

SITUATE in the Borough of Sharon Hill, County of Delaware, Commonwealth of Pennsylvania, as follows, to wit: on the Northeast side of Greenwood Road at the distance of 85 feet Northwestward from the Northwest side of Poplar Street.

CONTAINING in front or breadth on the said Greenwood Road 15 feet and extending of that width in length or depth Northeastward between parallel lines at right angles to the said Greenwood Road 75 feet, including on the rear thereof the soil of a certain 16 feet wide driveway (extending Northwestward from said Popier Street, crossing a certain 20 foot wide driveway which extends Southwestward into Greenwood Road to a certain 08 feet wide driveway which also extends Southwestward into said Greenwood Road).

PREMISES B

ALL THAT CERTAIN lot or piece of ground, SITUATE in the Borough of Sharon Hill, County of Delaware, Commonwealth of Pennsylvania, and described according to a certain plan thereof made for Worthington and Marden, by Damon and Foster, Civil Engineers, Sharon Hill, Pennsylvania dated 10/31/1952 and last revised 11/17/1953 and lying in the rear of a house and lot presently numbered 223 Greenwood Road, as follows, to wit:

BEGINNING at a point on the North-easterly side of certain 15 feet wide driveway which is laid out parallel with Greenwood Road, the Southwesterly line thereof being at the distance of 59 feet Northeastwardly from the Northeastly side of the said Greenwood Road (40 feet wide) which said driveway extends Northwestwardly from Poplar Street (50 feet wide) (crossing a certain 20 feet wide driveway which extends Southwestwardly into the said Greenwood Road) and connects at its Northwesterly end with a certain 08 feet wide driveway which extends Southwestwardly into the said Greenwood Road, at the distance of 77.48 feet measured North 57 degrees, 26 minutes, 40 seconds West, along the North-easterly side of said 16 feet wide driveway from its intersection with the Northwesterly side of said Polar Street; thence extending North 57 degrees, 36 minutes, 40 seconds West, along the Northeastly side of the said 16 feet wide driveway, 18 feet to a point; thence extending North 32 degrees 23 minutes 20 seconds East, 113.47 feet to a point; thence extending South 64 degrees, 45 minutes, 50 seconds East, 16.12 feet to a point; thence extending South 32 degrees, 23 minutes, 20 seconds West, 115.48 feet to the first mentioned point and place of beginning.

TOGETHER as respects to premises "A & B" with the free and common use, right, liberty and privilege of the said driveway at all times hereafter, forever, as and for driveway, passageways and watercourses in common with the owners, tenants and occupiers of the other lots of ground bounding thereon and entitled to the use thereof.

BEING UPI No. 41-00-01169-00 and 41-00-01170-00.

BEING the same premises which Regan Fox, by Deed dated August 29, 2005 and recorded September 13, 2005 in the Office of the Recorder of Deeds in and for the County of Delaware in Volume 03594 page 1261, granted and conveyed unto Mohd Delwar Hussain.

IMPROVEMENTS CONSIST OF: single family dwelling.

SOLD AS THE PROPERTY OF: Mohd Delwar Hussain.

Hand Money \$2,000.00

Kasey R. McGee, Attorney

**JOSEPH F. MCGINN, Sheriff**



No. 6972 179. 2012

MORTGAGE FORECLOSURE

ALL THAT CERTAIN lot or piece of land with the buildings and IMPROVEMENTS thereon erected SITUATE in the Township of Lower Chichester, County of Delaware and Commonwealth of Pennsylvania being known and designated as part of Lot No. 10 all of Lot No. 11 and part of Lot No. 12 in Block "T" on Plan of Congoleum Park as recorded in Media, PA in Case No. page 15 and also known and designated as 146 Harvey Avenue.

BEGINNING at a point on the North side of Harvey Avenue at the distance of 230 feet measured West from the Northwest corner of said Harvey Avenue and Yates Avenue (late Conguleum Avenue)

CONTAINING in front along the North side of Harvey Avenue measured thence West 38 feet and extending in depth North of that width at right angles to said Harvey Avenue 90 feet.

BOUNDED Northeast by lands now or late of James Lee Frazier, etux and Southwest by lands now or late of Edgar Jedefind, et ux.

BEING Folio No. 80-00-00374-00.

BEING the same premises which Catharine Marie Eller and Christy Ann Eller, by Deed dated August 30, 2007 and recorded in the Office for the Recording of Deeds in and for the County of Delaware on September 7, 2007 in Volume 4196 page 1662, granted and conveyed unto Charles Lance Taylor and Deborah Ann Taylor.

IMPROVEMENTS CONSIST OF: single family dwelling.

SOLD AS THE PROPERTY OF: Charles L. Taylor a/k/a Charles Lance Taylor and Deborah Taylor a/k/a Deborah Ann Taylor.

Hand Money \$2,000.00

Kasey R. McGee, Attorney

JOSEPH F. McGINN, Sheriff

No. 5789 180. 2012

MORTGAGE FORECLOSURE

ALL THAT CERTAIN lot or piece of ground with the buildings and IMPROVEMENTS thereon erected, Situate in Borough of Glenolden, County of Delaware and State of Pennsylvania, described according to a revised plan of lots of Michael Cannon made by H. Gilroy Damon Associates, Inc., Civil Engineers Sharon Hill, Pennsylvania, dated March 1, 1978, as follows, to wit:

BEGINNING at a point on the Northwest side of Woodland Avenue (50 feet wide) at the distance of 150 feet measured South 54 degrees 08 minutes West along same from the intersection of the said Northwest side of Woodland Avenue with the Southeast side of Ashland Avenue (35 feet wide); thence extending South 54 degrees 08 minutes West along the Northwest side of Woodland Avenue 25 feet to a point; thence extending North 35 degrees 52 minutes West passing through a party wall between these premises and the premises to the Southwest 114.73 feet to a point; thence extending North 46 degrees 20 minutes 09 seconds East 25.24 feet to a point; thence extending South 35 degrees 52 minutes East 118.15 feet to the first mentioned point and place of beginning.

BEING Lot No. 6 on said plan.

BEING Folio No. 21-00-02312-00.

BEING the same premises which Lawrence W. Basher and Deborah A. Basher, by Deed dated April 30, 2008 and recorded May 5, 2008 in the Office of the Recorder of Deeds of Delaware County in Deed Book Volume 04356 page 0024, granted and conveyed unto John Hanson.

IMPROVEMENTS CONSIST OF: single family dwelling.

SOLD AS THE PROPERTY OF: John Hanson.

Hand Money \$2,000.00

Kasey R. McGee, Attorney

JOSEPH F. McGINN, Sheriff

No. 4288 181. 2012

**MORTGAGE FORECLOSURE**

ALL THAT CERTAIN lot or piece of ground with the buildings and IMPROVEMENTS thereon erected, SITUATE in Collingdale Borough, County of Delaware, Commonwealth of Pennsylvania, described according to a survey and plan made of Westmont Drive Section of Lansdowne, Park Gardens Plan No. 6A made by Damon and Foster, Civil Engineers, Sharon Hill, Pennsylvania on August 1, 1950 and recorded October 23, 1950 as follows, to wit:

BEGINNING at a point on the North-easterly side of Meadowbrook Lane (eighty feet wide) which point is measured South 25 degrees 52 minutes 20 seconds East 79 feet from a point, which point is measured on the arc of a circle curving to the left having a radius of 25 feet the arc distance of 39.27 feet from a point on the Southeasterly side of Riveley Avenue (fifty feet wide).

CONTAINING in front or breadth on said Meadowbrook Lane 16 feet and extending of that width in length or depth North-eastwardly between parallel lines at right angles to the said Meadowbrook Lane and crossing the bed of a certain 12 feet wide driveway which extends Northwestwardly into Riveley Avenue and Southeastwardly into Westmont Drive (fifty feet wide) and communicates with a certain other 12 feet wide driveway, 120 feet the Northwesterly and Southeasterly lines thereof partly passing through the party walls between this premises and the premises adjoining on the Northwest and Southeast respectively.

BEING Lot No. 223 House No. 1111 Meadowbrook Lane.

TOGETHER with the free and common use, right, liberty and privilege of the certain driveway as shown on the aforesaid plan laid out cross the rear of these premises and the adjoining premises as and for a driveway, passageway and watercourse at all times hereafter, forever in common with the owners, tenants and occupiers of the lots of ground bounding thereon and entitled to the use thereof. Subject however, to the proportionate part of the expense of keeping said driveway in good order condition and repair at all times hereafter, forever.

BEING the same premises which Anna R. Magee, by Deed dated September 22, 2007 and recorded September 27, 2006 in Volume 03917, page 0892 granted and conveyed unto Brian Wharton and Tara Buchanan.

IMPROVEMENTS CONSIST OF: single family dwelling.

SOLD AS THE PROPERTY OF: Brian Wharton and Tara Buchanan.

Hand Money \$2,000.00

Kasey R. McGee, Attorney

**JOSEPH F. McGINN, Sheriff**

No. 00337 182. 2013

**MORTGAGE FORECLOSURE**

1008 Garfield Avenue  
Havertown, PA 19083

Property being in the Township of Haverford, County of Delaware and State of Pennsylvania, situate on the Southwesterly side of Garfield Avenue at the distance of 205 feet Southeastwardly from the Southeastwardly side of Roosevelt Avenue.

IMPROVEMENTS CONSIST OF: residential dwelling.

SOLD AS THE PROPERTY OF: William D. Rodgers.

Hand Money \$9,287.27

Udren Law Offices, P.C., Attorneys

**JOSEPH F. McGINN, Sheriff**

No. 7064 183. 2012

**MORTGAGE FORECLOSURE**

ALL THAT CERTAIN lot or piece of ground with the buildings and IMPROVEMENTS thereon erected,

SITUATE in the Township of Upper Darby, County of Delaware and State of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point in the intersection of the Northeasterly side of Harper Avenue and the Northwesterly side of Marvine Avenue, thence extending along the Northeasterly side of Harper Avenue North 23 degrees 53 minutes 59 seconds West 100 feet to a point, thence extending Northeasterly parallel with Marvine Avenue 100 feet to a point thence extending Southeastwardly on a line at right angles to Marvine Avenue 100 feet to a point on the Northwesterly side of Marvine Avenue; thence extending along the said same Southwestwardly 100 feet to the first mentioned point and place of beginning.

BEING known and numbered as 1101 Harper Avenue.

BEING the same premises which Edward J. McKlindon, executor of the Estate of Edward P. McKlindon by Deed dated 11/04/2004 and recorded 11/09/2004 in Delaware County in Vol. 3338 page 1712 conveyed unto Jamal Amato and Paul Tirado, in fee.

AND the said Janet Amalo has since married Paul Tirado and is now known as Janet A. Tirado.

Parcel/Folio No. 16-08-01499-00.

BEING the same premises that Janet A. Tirado and Paul J. Tirado, as tenants by the entirety, by Deed dated May 22, 2007 and recorded June 5, 2007 in the Recorder of Deeds Office of Delaware County at Deed Book Volume 04117 page 1786, granted and conveyed unto Janet A. Tirado and Paul J. Tirado.

IMPROVEMENTS CONSIST OF: single family dwelling.

SOLD AS THE PROPERTY OF: Janet A. Tirado and Paul J. Tirado.

Hand Money \$2,000.00

Kasey R. McGee, Attorney

**JOSEPH F. MCGINN, Sheriff**

**No. 2401 184. 2012**

**MORTGAGE FORECLOSURE**

Property being in the Township of Bethel, County of Delaware, State of Pennsylvania.

Sq. Footage: 5,045

BEING premises: 3567 Dogwood Drive, Garnet Valley, PA 19060-6810.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Joseph J. Vitello.

Hand Money \$29,149.74

Phelan Hallinan, LLP, Attorneys

**JOSEPH F. MCGINN, Sheriff**

**No. 14405 185. 2009**

**MORTGAGE FORECLOSURE**

Property in the Township of Upper Darby, County of Delaware and State of Pennsylvania.

Front: 50.88 Depth: 98

Being Premises: 1125 Brookwood Lane, Secane, PA 19018-3512.

IMPROVEMENTS CONSIST OF: residential property.

SOLD AS THE PROPERTY OF: Raymond J. Nordo, Jr.

Hand Money \$17,292.12

Phelan Hallinan, LLP, Attorneys

**JOSEPH F. MCGINN, Sheriff**  
May 31; June 7, 14