

**PUBLIC NOTICES**

**ESTATE 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. All persons having claims or demands against any of said estates are requested to make known the same, and all persons indebted to said estates are requested to make payment without delay, to the respective personal representatives thereof or their attorneys named below.

**First Publication**

Estate of Margaret C. Appenzellar, late of Chambersburg Borough, Franklin County, Pennsylvania.

Personal representative:  
Edwin P. Heckman  
1863 Lincoln Way East  
Chambersburg, PA 17201  
Attorney:  
George E. Wenger Jr.  
Hoskinson & Wenger  
147 E. Washington St.  
Chambersburg, PA 17201

11/6,11/13,11/20/2009

Estate of Ellen L. Dicken, late of Chambersburg Borough, Franklin County, Pennsylvania.

Personal representative:  
Saundra L. Dicken  
c/o Walker, Connor & Johnson, LLC  
247 Lincoln Way East  
Chambersburg, PA 17201  
Attorney:  
David F. Spang  
Walker, Connor & Johnson, LLC  
247 Lincoln Way East  
Chambersburg, PA 17201

11/6,11/13,11/20/2009

Estate of Vivian P. Carbaugh, late of Quincy Township, Franklin County, Pennsylvania.

Personal representative:  
Wilbur F. Besecker  
c/o R. Thomas Murphy & Associates, P.C.  
2005 E. Main St.  
Waynesboro, PA 17268  
Attorney:  
R. Thomas Murphy  
R. Thomas Murphy & Associates, P.C.  
2005 E. Main St.  
Waynesboro, PA 17268

11/6,11/13,11/20/2009

Estate of Evelyn L. Knable, late of Guilford Township, Franklin County, Pennsylvania.

Personal representative:  
R. Thomas Murphy  
2005 E. Main St.  
Waynesboro, PA 17268  
Attorney:  
R. Thomas Murphy  
R. Thomas Murphy & Associates, P.C.  
2005 E. Main St.  
Waynesboro, PA 17268

11/6,11/13,11/20/2009

Estate of Ethel L. Light, late of St. Thomas Township, Franklin County, Pennsylvania.

Personal representative:  
Annabelle Earley  
187 Maranatha Drive  
St. Thomas, PA 17252  
Attorney:  
J. Edward Beck Jr.  
Keller, Keller and Beck, LLC  
1035 Wayne Ave.  
Chambersburg, PA 17201

11/6,11/13,11/20/2009

Estate of Ethel H. Meyers, late of Greencastle Borough, Franklin County, Pennsylvania.

Personal representative:  
Steven D. Meyers  
c/o R. Thomas Murphy & Associates, P.C.  
2005 E. Main St.  
Waynesboro, PA 17268  
Attorney:  
R. Thomas Murphy  
R. Thomas Murphy & Associates, P.C.  
2005 E. Main St.  
Waynesboro, PA 17268

11/6,11/13,11/20/2009

Estate of Melvin Monighan, late of Chambersburg Borough, Franklin County, Pennsylvania.

Personal representative:  
A. Marlene Arrison  
6183 Greenbriar Drive  
Fayetteville, PA 17222  
Attorney:  
William C. Cramer  
14 N. Main St., Suite 414  
Chambersburg, PA 17201

11/6,11/13,11/20/2009

Estate of Jack E. Quigley, late of Antrim Township, Franklin County, Pennsylvania.

Personal representative:  
Ethel I. Quigley  
7495 Kuhn Road  
Greencastle, PA 17225  
Attorney:  
J. Edgar Wine  
Dick, Stein, Schemel, Wine & Frey, LLP  
11 N. Carlisle St., Suite 103A  
Greencastle, PA 17225

11/6,11/13,11/20/2009

**Second Publication**

Estate of William I. Dunn, late of Waynesboro Borough, Franklin County, Pennsylvania.

Personal representative:  
Linda Dunn  
404 W. Eighth St.  
Waynesboro, PA 17268  
Attorney:  
None

10/30,11/6,11/13/2009

Estate of Janet L. Frey, late of Guilford Township, Franklin County, Pennsylvania.

Personal representatives:  
Eugene R. Frey and Linda F. Horst  
c/o Sharpe & Sharpe, LLP  
257 Lincoln Way East  
Chambersburg, PA 17201  
Attorney:  
Mary Beth Shank  
Sharpe & Sharpe, LLP  
257 Lincoln Way East  
Chambersburg, PA 17201

10/30,11/6,11/13/2009

Estate of George S. Keener, late of Greene Township, Franklin County, Pennsylvania.

Personal representative:  
Rose Mary Keener  
c/o Hamilton C. Davis  
P.O. Box 40  
Shippensburg, PA 17257  
Attorney:  
Hamilton C. Davis  
Zullinger-Davis, P.C.  
P.O. Box 40  
Shippensburg, PA 17257

10/30,11/6,11/13/2009

## PUBLIC NOTICES

### Third Publication

Estate of Carol R. Blair, a/k/a Carol R. Blair, late of Peters Township, Franklin County, Pennsylvania.

Personal representative:

Michael S. Blair  
219 Path Valley Road  
Fort Loudon, PA 17224

Attorney:

George E. Wenger Jr.  
Hoskinson & Wenger  
147 E. Washington St.  
Chambersburg, PA 17201

10/23,10/30,11/6/2009

Estate of Pauline I. Hardsock, late of Chambersburg, Franklin County, Pennsylvania.

Personal representative:

Jim Helman  
7494 Rowe Run Road  
Chambersburg, PA 17202

Attorney:

Mark A. Mateya  
P.O. Box 127  
Boiling Springs, PA 17007

10/23,10/30,11/6/2009

Estate of Anna E. Sprenkle, late of Letterkenny Township, Franklin County, Pennsylvania.

Personal representative:

Sharon A. Kolar  
47 Pine St.  
Carlisle, PA 17013

Attorney:

George E. Wenger Jr.  
Hoskinson & Wenger  
147 E. Washington St.  
Chambersburg, PA 17201

10/23,10/30,11/6/2009

Estate of Xavier H. DeUgarte, late of Chambersburg Borough, Franklin County, Pennsylvania.

Personal representatives:

Rosa V. Diehl and Patrick J. Redding  
c/o Redding Law Office  
19 N. Main St.  
Chambersburg, PA 17201

Attorney:

Patrick J. Redding  
Redding Law Office  
19 N. Main St.  
Chambersburg, PA 17201

10/23,10/30,11/6/2009

**PATRIOT FEDERAL CREDIT UNION,  
Plaintiff, v. KEVIN E. CROMWELL,  
Defendant  
IN THE COURT OF COMMON PLEAS  
OF THE 39TH JUDICIAL DISTRICT OF  
PENNSYLVANIA, FRANKLIN COUNTY  
BRANCH  
Civil Action — Law, No. 2009–2980  
NOTICE**

To: Kevin E. Cromwell

You are hereby notified that your real estate located at 10836 South Mountain Road, South Mountain, Franklin County, Pennsylvania, is to be sold at Sheriff's Sale on January 8, 2010, at 1 p.m. at the Franklin County Courthouse in Chambersburg, Pennsylvania.

You are also notified that the Sheriff will file a schedule of distribution on a date specified by the Sheriff but not later than 30 days after the sale and that distribution will be made in accordance with the schedule unless exceptions are filed therein within 10 days after the filing of the schedule.

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

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

Pennsylvania Bar Association Lawyer  
Referral Service  
P.O. Box 186, 100 South St.  
Harrisburg, PA 17108  
(800) 692-7375

Donald L. Kornfield, attorney  
Kornfield and Benchoff, LLP  
17 N. Church St.  
Waynesboro, PA 17268  
(717) 762-8222

11/6/2009

## **PUBLIC NOTICES**

**NOTICE  
IN THE COURT OF COMMON  
PLEAS OF FRANKLIN COUNTY,  
PENNSYLVANIA  
SUSQUEHANNA BANK, FORMERLY  
SUSQUEHANNA BANK PA,  
SUCCESSOR BY MERGER TO  
CITIZENS NATIONAL BANK OF  
SOUTHERN PENNSYLVANIA,  
Plaintiff, v. ROGER A. OSBAUGH,  
Defendant  
Civil Action — Law, No. 2009–3474**

**NOTICE**

To: Roger A. Osbaugh

You are hereby notified that on August 11, 2009, Plaintiff, Susquehanna Bank, formerly Susquehanna Bank PA, Successor by Merger to Citizens National Bank of Southern Pennsylvania, filed a Complaint endorsed with a Notice to Defend against you in the Court of Common Pleas of Franklin County, Pennsylvania, docketed to No. 2009-3474, which has been reinstated. The Plaintiff is bringing suit against you seeking reimbursement of monies you received as a result of your accessing direct deposit payments made to your deceased father which the U.S. Department of Treasury reclaimed. The Plaintiff believes that as a result of your actions you were unjustly enriched and engaged in conversion of monies not belonging to you.

Since your current whereabouts are unknown, the Court by Order dated October 22, 2009, ordered notice of said facts and the filing of the Complaint to be served upon you as provided by R.C.P.430(b).

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

**NOTICE**

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

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

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

Pennsylvania Bar Association Lawyer Referral  
Service  
100 South St.  
P.O. Box 186  
Harrisburg, PA 17108  
(800) 692-7375

Keith Mooney, attorney  
Barley Snyder LLC  
50 N. Fifth St.  
P.O. Box 942  
Reading, PA 19603-0942  
(610) 376-6651

11/6/2009

**PUBLIC NOTICES**

**SHERIFF'S SALE  
November 13, 2009**

By virtue of certain writs of execution issued out of the Court of Common Pleas of Franklin County, Pennsylvania, and to me directed, I will expose at public sale by public venue or outcry in the Franklin County Courthouse, Third Floor, Jury Assembly Room, Chambersburg, Pennsylvania, at 1 p.m. on the above date, the hereinafter mentioned real estate. All parties in interest and claimants are hereby notified that a schedule of distribution will be filed by the sheriff on December 11, 2009, and that distribution will be made in accordance with said schedule unless exceptions are filed thereto within twenty (20) days thereafter.

SALE #1  
2009-1864  
BAC HOME LOANS SERVICING L.P., F/K/A  
COUNTRYWIDE HOME LOANS SERVICING, L.P.  
V.  
ANGELA ROWLES AND ARNOLD L. ROWLES  
ATTY: GOLDBECK MCCAFFERTY & MCKEEVER

All the following described real estate, lying and being situate in Chambersburg Borough, Franklin County, Pennsylvania, having a street address of 604 S. Second St., a/k/a 602 S. Second St., Chambersburg, Pa. Franklin County Deed Book Volume 3509, Page 511. Tax Parcel #04-1E25-060.

SALE #2  
2008-5339  
NATIONAL CITY MORTGAGE,  
A DIVISION OF NATIONAL CITY BANK  
V.  
FRANK L. RUTHERFORD  
AND DONNA RUTHERFORD  
ATTY: LOUIS P. VITTI

All that following described two tracts of real estate, lying and being situate in Guilford Township, Franklin County, Pennsylvania, having a street address of 4320 Lincoln Way East, Fayetteville, Pa. Franklin County Deed Book Volume 3330, Page 151. Tax Parcel #10D10G1A.

SALE #3  
2009-2157  
  
CANCELLED

SALE #4  
2009-1085  
  
CANCELLED

SALE #5  
2009-1080  
DEUTSCHE BANK NATIONAL TRUST CO.,  
AS TRUSTEE FOR NOVASTAR MORTGAGE  
FUNDING TRUST, SERIES 2007-1  
V.  
JOSEPH GREEN AND KATIE FORREST  
ATTY: UDREN LAW OFFICES

All that certain property situate in Waynesboro Borough, Franklin County, Pennsylvania, having a street address of 51 Brown St., Waynesboro, Pa. Franklin County Deed Book Volume 3399, Page 599. Tax Parcel #3-24-5B50.

SALE #6  
2009-468  
HSBC BANK USA,  
NATIONAL ASSOCIATION, AS TRUSTEE  
V.  
ARNE CHRISTIAN TYSLAND  
ATTY: PURCELL KRUG & HALLER

All that real estate lying and being situate in Antrim Township, Franklin County, Pennsylvania, having a street address of 1047 Putting Green Court, Greencastle, Pa. Franklin County Deed Book Volume 2575, Page 320. Tax Map 01-0A11 Parcel 406.

SALE #7  
2007-1967  
LASALLE BANK N.A. AS TRUSTEE  
FOR THE MLMI TRUST SERIES 2006-HE3  
V.  
PAUL D. REITZ AND SUSAN REITZ  
ATTY: MARTHA E. VON ROSENSTIEL

All the following described tract of real estate lying and being situate in Hamilton Township, Franklin County, Pennsylvania, having a street address of 2729 Jack Road, Chambersburg, Pa. Franklin County Deed Book Volume 609, Page 741-742. Tax Parcel #11-0E19-061.

SALE #8  
2006-603  
JP MORGAN CHASE BANK AS TRUSTEE  
V.  
KATHERINE BAER,  
A/K/A KATHERINE A. BAER  
ATTY: UDREN LAW OFFICES

All that real estate lying and being situate in Hamilton Township, Franklin County, Pennsylvania, having a street address of 1591 Richard Ave., Chambersburg, Pa. Franklin County Deed Book Volume 2391, Page 458. Tax Parcel #11-0ET0Q-072-000000.

SALE #9  
2009-2663  
DEUTSCHE BANK NATIONAL TRUST  
V.  
PAUL SHIPP AND MARY K. SHIPP  
ATTY: SHAPIRO & DENARDO

All the following described real estate lying and being situate in Guilford Township, Franklin County, Pennsylvania, having a street address of 42 Turner Drive, Fayetteville, Pa. Franklin County Deed Book Volume 3292, Page 510. Tax Parcel #10-D-10-39.

SALE #10  
2009-1885  
ORRSTOWN BANK  
V.  
RUSSELL R. BERRY  
ATTY: O'BRIEN BARIC & SCHERER

All of the following described real estate, lying and being situate in Hamilton Township, Franklin County, Pennsylvania, having a street address of 842 Lincoln Way West, Chambersburg, Pa. Franklin County Deed Book Volume 1578, Page 525. Tax Parcel #11-0E16C-022B-000000.

**PUBLIC NOTICES**

SALE #11  
2009-1851  
DEUTSCHE BANK NATIONAL TRUST CO.  
AS TRUSTEE  
V.  
MICKEY L. BAKER AND JULIE M. BAKER  
ATTY: UDREN LAW OFFICES

All the following described real estate, together with the improvements thereon erected, lying and being situate in Chambersburg Borough, Franklin County, Pennsylvania, having a street address of 38 N. Sixth St., Chambersburg, Pa. Franklin County Deed Book Volume 1666, Page 125. Tax Parcel #03-1E03-056.

SALE #12  
2008-2512  
AURORA LOAN SERVICES LLC  
V.  
PAUL M. MICKLEY  
ATTY: GOLDBECK MCCAFFERTY & MCKEEVER

All the following described real estate lying and being situate in Greene Township, Franklin County, Pennsylvania, having a street address of 2821 Woodstock Road, Chambersburg, Pa. Franklin County Deed Book Volume 3309, Page 588. Tax Parcel #s 09-0C18-065 and 09-0C18-067.

SALE #13  
2009-1713  
COUNTRYWIDE HOME LOANS SERVICING LP  
V.  
KELLY O. WOLFF AND DUSTIN P. WOLFF  
ATTY: GOLDBECK MCCAFFERTY & MCKEEVER

All the following real estate lying and being situate in Antrim Township, Franklin County, Pennsylvania, having a street address of 1252 State Line Road, Waynesboro, Pa. Franklin County Deed Book Volume 279, Page 408. Tax Parcel #01-0A33-047.

SALE #14  
2009-2810  
CITIMORTGAGE INC.,  
F/K/A TRAVELERS BANK & TRUST FSB  
V.  
E. MARIE GOODYEAR-PICKING  
ATTY: GOLDBECK MCCAFFERTY & MCKEEVER

All the following described real estate lying and being situate in St. Thomas Township, Franklin County, Pennsylvania, having a street address of 7242 Lincoln Way West, St. Thomas, Pa. Franklin County Deed Book Volume 814, Page 55. Tax Parcel #20-0M13R-074.

SALE #15  
2009-2928  
US BANK NATIONAL ASSOCIATION AS TRUSTEE  
V.  
DAVID STINEBAUGH  
ATTY: ZUCKER GOLDBERG & ACKERMAN

All the following described real estate lying and being situate in Waynesboro Borough, Franklin County, Pennsylvania, having a street address of 434 Cleveland Ave., Waynesboro, Pa. Franklin County Deed Book Volume 2175, Page 528. Tax Parcel #26-5C6-16.

SALE #16  
2009-2458  
SUSQUEHANNA BANK  
V.  
ROSEMARIE MCNEW  
ATTY: BARLEY SNYDER

All those three (3) tracts of real estate lying and being situate on the east side of North Second Street in Chambersburg Borough, Franklin County, Pennsylvania, having a street address of 56 N. Second St., Chambersburg, Pa. Franklin County Deed Book Volume 1043, Page 463. Tax Parcel #03-1C50-140.

SALE #17  
2009-2255  
US BANK NATIONAL ASSOCIATION  
AS SUCCESSOR  
V.  
SHEILA ALIZADEH  
ATTY: MARTHA E. VON ROSENSTIEL

All the following described real estate lying and being situate in Antrim Township, Franklin County, Pennsylvania, having a street address of 693 Rutherford Drive, Greencastle, Pa. Franklin County Deed Book Volume 3099, Page 258. Tax Parcel #01-0A32-329.

SALE #18  
2009-827  
HSBC BANK USA  
V.  
GLEN R. TAYLOR JR.  
AND VERONICA L. TAYLOR  
ATTY: SHAPIRO & DENARDO

All that certain lot or piece of ground situate in Chambersburg Borough, Franklin County, Pennsylvania, having a street address of 254 Mount Moriah St., Chambersburg, Pa. Franklin County Deed Book Volume 3303, Page 139. Tax Parcel #04-1E10-030-000000.

SALE #19  
2009-2871  
US NATIONAL ASSOCIATION  
V.  
DEONNA SANDERS  
ATTY: PURCELL KRUG & HALLER

All the following described real estate lying and being situate in Peters Township, Franklin County, Pennsylvania, having a street address of 483 Path Valley Road, Fort Loudon, Pa. Franklin County Deed Book Volume 3096, Page 467. Tax Parcel #18-0K04-013A.

SALE #20  
2009-251  
PATRIOT FEDERAL CREDIT UNION  
V.  
TOM R. THOMAS AND MARILYN THOMAS  
ATTY: KORNFIELD & BENCHOFF

All the following described real estate lying and being situate in Chambersburg Borough, Franklin County, Pennsylvania, having a street address of 157 W. King St., Chambersburg, Pa. Franklin County Deed Book Volume 1741, Page 58. Tax Parcel #5-1B-56-47.

**PUBLIC NOTICES**

SALE #21  
2008-4623  
MIDFIRST BANK  
V.  
SCOTT D. MILLER AND VANESSA L. MILLER  
ATTY: LEON P. HALLER

All the following described real estate lying and being situate in Hamilton Township, Franklin County, Pennsylvania, having a street address of 1733 Jed Court, Chambersburg, Pa. Franklin County Deed Book Volume 3625, Page 595. Tax Map #11-0E13, Parcel 415.

SALE #22  
2009-3002  
BAC HOME LOANS SERVICING  
V.  
DEBORAH A. STUEMPFLE  
ATTY: GOLDBECK MCCAFFERTY & MCKEEVER

All the following real estate lying and being situate in Washington Township, Franklin County, Pennsylvania, having a street address of 13190 Scott Road, Waynesboro, Pa. Franklin County Deed Book Volume 3159, Page 398. Tax Parcel #23-0Q10-.076.-000000.

SALE #23  
2009-397  
WELLS FARGO BANK  
V.  
DENNIS N. HARNE JR.  
ATTY: MCCABE WEISBERG & CONWAY

All the following described real estate lying and being situate in Washington Township, Franklin County, Pennsylvania, having a street address of 4629 Salem Church Road, Waynesboro, Pa. Franklin County Deed Book Volume 1937, Page 162. Tax Parcel #23-0Q10-019B.

SALE #24  
2008-4331  
BENEFICIAL CONSUMER DISCOUNT CO.  
V.  
TINA WISE, A/K/A TINA M. WISE,  
AND MEGAN BALL, A/K/A MEGAN E. BALL  
ATTY: MCCABE WEISBERG & CONWAY

All the following described real estate lying and being situate in Washington Township, Franklin County, Pennsylvania, having a street address of 8826 Oxford Circle, Waynesboro, Pa. Franklin County Deed Book Volume 2949, Page 409. Tax Parcel #23-0Q07K-032E.

SALE #25  
2009-3085  
DEUTSCHE BANK NATIONAL TRUST  
V.  
JONELLE R. DELPHEY  
AND MICHAEL R. DELPHEY  
ATTY: UDREN LAW OFFICES

All the following described real estate lying and being situate in Washington Township, Franklin County, Pennsylvania, having a street address of 15380 Jacobs Church Road, Blue Ridge Summit, Pa. Franklin County Deed Book Volume 1249, Page 377. Tax Parcel #23-0Q20L-004.

SALE #26  
2008-4987  
SUSQUEHANNA BANK  
V.  
WAYNESBORO-ROSE MANOR LLC  
ATTY: OBER KALER

All the following described real estate lying and being situate in Waynesboro Borough, Franklin County, Pennsylvania, having a street address of 120 W. Main St., Waynesboro, Pa., and subject to that certain Deed of Easement and Agreement dated February 11, 2000, recorded in Franklin County Deed Book Volume 1499, Page 27. Franklin County Deed Book Volume 1461, Page 24. Tax Map #26-5C08, Parcel 031.

SALE #27  
2008-4868  
HSBC MORTGAGE SERVICES, INC.  
V.  
GREGORY S. DAYLEY  
AND KIMBERLY DAYLEY  
ATTY: UDREN LAW OFFICES

All the following described real estate, lying and being situate in Peters Township, Franklin County, Pennsylvania, having a street address of 13658 Buchanan Trail West, Mercersburg, Pa. Franklin County Deed Book Volume 3312, Page 194. Property ID #008, Tax Map #18-0K16R.

SALE #28A  
2009-3697  
GRAYSTONE TOWER BANK SUCCESSOR  
V.  
NORMAN R. EYER  
ATTY: KORNFIELD AND BENCHOFF

All the following described real estate lying and being situate in Hamilton Township, Franklin County, Pennsylvania, having a street address of 2310-2316 Adrienne Lane, Chambersburg, Pa. Franklin County Deed Book Volume 1219, Page 391. Tax Parcel #11-E-9-146.

SALE #28B  
2009-3697  
GRAYSTONE TOWER BANK SUCCESSOR  
V.  
NORMAN R. EYER  
ATTY: KORNFIELD AND BENCHOFF

All the following described real estate lying and being situate in Hamilton Township, Franklin County, Pennsylvania, with a property address of 2318-2324 Adrienne Lane, Chambersburg, Pa. Franklin County Deed Book Volume 1219, Page 394. Tax Parcel #11-E-9-140.

SALE #29  
2009-3148  
DEUTSCHE BANK NATIONAL TRUST  
V.  
KAMI LYNN BEADLE AND TORRANCE D. STINE  
ATTY: GOLDBECK MCCAFFERTY & MCKEEVER

All the following described real estate, lying and being situate in Chambersburg Borough, Franklin County, Pennsylvania, having a street address of 467 E. King St., Chambersburg, Pa. Franklin County Deed Book Volume 2880, Page 86. Tax Parcel #03-1C59-005.

## PUBLIC NOTICES

SALE #30  
2009-2981  
PATRIOT FEDERAL CREDIT UNION  
V.  
JASON W. DIFFENDERFER  
AND CASSANDRA L. DIFFENDERFER  
ATTY: KORNFIELD AND BENCHOFF

All the following described real estate, lying and being situate in Quincy Township, Franklin County, Pennsylvania, having a street address of 11061 South Mountain Road, Fayetteville, Pa. Franklin County Deed Book Volume 1972, Page 162. Tax Parcel #19-L-5K-4.

SALE #31  
2009-2769  
BAC HOME LOANS SERVICING, F/K/A  
COUNTRYWIDE HOME LOANS SERVICING LP  
V.  
KENNETH EYLMANN AND  
CAROLINE N. TANNOUS-EYLMANN  
ATTY: PHELAN HALLINAN & SCHMIEG

All that certain tract or parcel of land situate in Washington Township, Franklin County, Pennsylvania, having a street address of 11502 Buhman Drive, a/k/a 11502 Buhman Drive West, Waynesboro, Pa. Franklin County Deed Book Volume 3374, Page 475. Tax Parcel #23-0Q07.-340, f/k/a 23-Q7-056.

SALE #32  
2009-2444  
AMERICAN GENERAL FINANCIAL SERVICES  
V.  
ROBERT P. RHODES  
ATTY: AUSTIN BOLAND CONNOR & GIORGI

All the following described real estate lying and being situate in Peters Township, Franklin County, Pennsylvania, having a street address of 15522 Dogwood Drive, Fort Loudon, Pa. Franklin County Deed Book Volume 288A, Page 241. Tax Parcel #18-OK03-019.

SALE #33  
2009-1729

CANCELLED

SALE #34  
2009-2769  
BAC HOME LOANS SERVICING  
V.  
ELLA WISE  
ATTY: PHELAN HALLINAN & SCHMIEG

All the following described real estate lying and being situate in Guilford Township, Franklin County, Pennsylvania, having a street address of 6047 Greenbriar Terrace, Fayetteville, Pa. Instrument #2008-010796. Tax Parcel #10-0D236-026G-000000.

SALE #35  
2009-2409  
PHH MORTGAGE CORP.

V.  
TERI L. EYLER  
ATTY: PHELAN HALLINAN & SCHMIEG

All the following described real estate lying and being situate in Washington Township, Franklin County, Pennsylvania, having a street address of 13926 Lower Edgemont Road, Waynesboro, Pa. Franklin County Deed Book Volume 2281, Page 79. Tax Parcel #23-0Q19.-032A-000000.

SALE #36  
2009-2073  
BAC HOME LOANS SERVICING  
V.  
CARROLL RICHARD OMMERT AND MARY R.  
OMMERT  
ATTY: PHELAN HALLINAN & SCHMIEG

All the following described real estate lying and being situate in Antrim Township, Franklin County, Pennsylvania, improved by a dwelling house known as 13643 Molly Pitcher Highway, Greencastle, Pa. Deed Book Volume 1445 Page 311. Tax Parcel #01-0A27.-018A-000000

SALE #37  
2009-1004  
SUNTRUST MORTGAGE INC.  
V.  
CYNTHIA MICHELLE GREENUP  
AND BRENT GREENUP  
ATTY: PHELAN HALLINAN & SCHMIEG

All the following real estate lying and being situate in Washington Township, Franklin County, Pennsylvania, having a street address of 8602 Harper Drive, Waynesboro, Pa. Franklin County Deed Book Volume 3229, Page 0252. Tax Parcel #23-0Q07.-315.-000000.

SALE #38  
2008-4696  
FLAGSTAR BANK FSB

V.  
JAMES P. GORDON,  
A/K/A JAMES GORDON  
ATTY: PHELAN HALLINAN & SCHMIEG

All those certain tracts or parcels of real estate lying and being situate in Metal Township, Franklin County, Pennsylvania, having a street address of 5724 Raccoon Road, a/k/a 5724 Raccoon Road, Fort Loudon, Pa. Franklin County Deed Book Volume 2965, Page 73. Tax Parcel #15-0H20J-053.-000000.

SALE #39  
2008-3053  
TAYLOR BEAN & WHITAKER  
MORTGAGE CORP.

V.  
ROY JACOB CARBAUGH  
AND BUFFY LYNN FOX  
ATTY: PHELAN HALLINAN & SCHMIEG

All the following described real estate lying and being situate in Chambersburg Borough, Franklin County, Pennsylvania, having a street address of 619 Harrison Drive, Chambersburg, Pa. Franklin County Deed Book Volume 3644, Page 253. Tax Parcel #05-1B31.-012.-000000.

**PUBLIC NOTICES**

SALE #40  
2009-171  
WELLS FARGO BANK  
V.  
LYNN A. CLEVINGER  
ATTY: PHELAN HALLINAN & SCHMIEG

All the following described real estate lying and being situate in Waynesboro Borough, Franklin County, Pennsylvania, having a street address of 25 W. Third St., Waynesboro, Pa. Franklin County Deed Book Volume 3141, Page 197. Tax Parcel #26-5C-16.-078.-000000.

SALE #41  
2007-3381  
BANK OF NEW YORK AS TRUSTEE  
V.  
JOSEPH DENNIS  
ATTY: PHELAN HALLINAN & SCHMIEG

All those two tracts of land situated, lying and being in Hamilton Township, Franklin County, Pennsylvania, having a street address of 102 Ruby Drive, Chambersburg, Pa. Franklin County Deed Book Volume 2858, Page 97. Tax Parcel #11-0E15B-009J-000000.

SALE #42  
2009-1551

CANCELLED

SALE #43  
2008-5077  
US BANK NATIONAL ASSOCIATION  
AS TRUSTEE  
V.  
SANDRA R. PORTER AND KENNY R. HIGH  
ATTY: PHELAN HALLINAN & SCHMIEG

All the following described real estate lying and being situate in Guilford Township, Franklin County, Pennsylvania, having a street address of 210 Joyce Drive, Fayetteville, Pa. Franklin County Deed Book Volume 3052, Page 221. Tax Parcel #10-0D10F-125.-000000.

SALE #44  
2007-212  
BANK OF AMERICA N.A.  
V.  
CURTIS THOMAS,  
A/K/A CURTIS ALLEN THOMAS,  
AND LISA THOMAS,  
A/K/A LISA ANNE THOMAS  
ATTY: PHELAN HALLINAN & SCHMIEG

All that certain tract or parcel of real estate, lying and being situated in Peters Township, Franklin County, Pennsylvania, having a street address of 3483 Mountain Road, Mercersburg, Pa. Franklin County Deed Book Volume 1648, Page 466. Tax Parcel #18-0K16.-045A-000000.

SALE #45  
2009-1514  
US BANK NATIONAL ASSOCIATION  
AS TRUSTEE  
V.  
BROOKE C. BLAIR AND  
TINA L. LINDSEY, A/K/A TINA L. BLAIR  
ATTY: PHELAN HALLINAN & SCHMIEG

All that certain tract or parcel of real estate, lying and being situate in Guilford Township, Franklin County, Pennsylvania, having a street address of 214 Valley Drive, Fayetteville, Pa. Franklin County Deed Book Volume 3116, Page 322. Tax Parcel #10-0D10F-149.-000000.

SALE #46  
2008-2165  
BANK OF NEW YORK AS TRUSTEE  
V.  
KEVIN M. NAUGLE  
ATTY: PHELAN HALLINAN & SCHMIEG

All the following described real estate lying and being situate in Greene Township, Franklin County, Pennsylvania, having a street address of 655 Pine Mountain Drive, Fayetteville, Pa. Franklin County Deed Book Volume 266C, Page 170. Tax Parcel #09-0C29.-042.-000000.

SALE #47  
2009-1728  
BAC HOME LOANS SERVICING LP  
V.  
MICHAEL W. KELLEY  
AND MARY E. KELLEY  
ATTY: PHELAN HALLINAN & SCHMIEG

All the following described real estate lying and being situate in Guilford Township, Franklin County, Pennsylvania, having a street address of 1057 Kunkle Drive, Chambersburg, Pa. Franklin County Deed Book Volume 2548, Page 31. Tax Parcel #10-0D08.-172.-000000.

SALE #48  
2009-1986  
NATIONSTAR MORTGAGE LLC  
V.  
CHASIDY M. GIFT  
ATTY: PHELAN HALLINAN & SCHMIEG

All the following described real estate, together with the improvements thereon erected, lying and being situate in Chambersburg Borough, Franklin County, Pennsylvania, having a street address of 635 Harrison Drive, Chambersburg, Pa. Franklin County Deed Book Volume 3128, Page 598. Tax Parcel #05-1B31.-010.

SALE #49  
2009-2791

CANCELLED

## PUBLIC NOTICES

SALE #50  
2008-4221  
US BANK NATIONAL ASSOCIATION  
AS TRUSTEE

V.  
JOSEPH E. JONES AND ANGELA M. JONES  
ATTY: PHELAN HALLINAN & SCHMIEG

All the following described real estate, together with improvements thereon erected, lying and being situate in Guilford Township, Franklin County, Pennsylvania, having a street address of 11 Birchway Drive, Chambersburg, Pa. Franklin County Deed Book Volume 1603, Page 298. Tax Parcel #10-0D05Q-092.-000000.

SALE #51  
2009-1696  
CITIMORTGAGE INC.  
V.  
ROBERT M. BRASHEAR  
ATTY: PHELAN HALLINAN & SCHMIEG

All the following described real estate lying and being situate in Hamilton Township, Franklin County, Pennsylvania, having a street address of 76 Grandview Crossing, Chambersburg, Pa. Instrument #2008-010301. Tax Parcel #11-0E13.-421.-000000.

SALE #52  
2009-2038  
WELLS FARGO BANK NA  
V.  
HEATH D. CRONE, A/K/A HEATH CRONE  
ATTY: PHELAN HALLINAN & SCHMIEG

All the following described real estate lying and being situate in Mercersburg Borough, Franklin County, Pennsylvania, having a street address of 133 Findlay Drive, Mercersburg, Pa. Franklin County Deed Book Volume 3316, Page 48. Tax Parcel #14-3A00B-058.-000000.

SALE #53  
2009-2968  
BAC HOME LOANS SERVICING LP  
V.  
JAMES W. LOGSDON  
AND SHANNON D. LOGSDON  
ATTY: PHELAN HALLINAN & SCHMIEG

All that certain lot or piece of ground, situate in Chambersburg Borough, Franklin County, Pennsylvania, having a street address of 312 Lantern Lane, Chambersburg, Pa. Franklin County Deed Book Volume 3153, Page 329. Tax Parcel #04-1G01R-290.-000000.

SALE #54  
2009-1725  
GMAC MORTGAGE LLC  
V.  
GREG GASKILL AND ERIN GASKILL  
ATTY: PHELAN HALLINAN & SCHMIEG

All that certain tract of real estate lying and being situate in Antrim Township, Franklin County, Pennsylvania, having a street address of 1122 Briarbend Way, Greencastle, Pa. Franklin County Deed Book Volume 3549, Page 380. Tax Parcel #01-0A17K-014.-000000.

SALE #55  
2008-3199  
DEUTSCHE BANK TRUST CO.

V.  
DARYL T. BAKER AND EMILY J. BAKER  
ATTY: PHELAN HALLINAN & SCHMIEG

All the following described real estate lying and being situate in Quincy Township, Franklin County, Pennsylvania, having a street address of 6331 Furnace Road, Waynesboro, Pa. Franklin County Deed Book Volume 3007, Page 279. Tax Parcel #19-0L08.-094A.

SALE #56  
2009-3204  
FLASTAR BANK FSB  
V.  
BRYAN R. GOCHENAUER  
AND SUE A. GOCHENAUER  
ATTY: PHELAN HALLINAN & SCHMIEG

All that certain tract of real estate, lying and being situate in Letterkenny Township, Franklin County, Pennsylvania, having a street address of 11426 Skyline Drive, Orrstown, Pa. Instrument #2008000157. Tax Parcel #12-0F04.-025A.-000000.

SALE #57  
2009-2408  
GMAC MORTGAGE LLC  
V.  
ROSE SMITH, A/K/A ROSE A. OCKER  
ATTY: PHELAN HALLINAN & SCHMIEG

All that certain tract of real estate with improvements thereon erected lying and being situate in St. Thomas Township, Franklin County, Pennsylvania, having a street address of 9845 Circle Drive, Chambersburg, Pa. Franklin County Deed Book Volume 3537, Page 570. Tax Parcel #20-M-5-97.

SALE #58  
2009-2066  
PHH MORTGAGE CORP.  
V.  
MATTHEW W. GILBERT  
AND HEIDI HASKINS-GILBERT  
ATTY: PHELAN HALLINAN & SCHMIEG

All that certain tract of land situate in Greene Township, Franklin County, Pennsylvania, having a street address of 1326 Fourth Ave., Chambersburg, Pa. Franklin County Deed Book Volume 3613, Page 209. Tax Parcel #09-0C13.-288.-000000.

SALE #59  
2009-2790  
WELLS FARGO BANK  
V.  
KEITH L. BEADLE,  
A/K/A KEITH LEON BEADLE  
ATTY: PHELAN HALLINAN & SCHMIEG

All the following described tract or real estate with improvements thereon erected, lying and being situate in Chambersburg Borough, Franklin County, Pennsylvania, having a street address of 519 E. Liberty St., Chambersburg, Pa. Franklin County Deed Book Volume 1820, Page 603. Tax Parcel #03-1E11.-094.-000000.

## PUBLIC NOTICES

SALE #60  
2009-3106  
US BANK NATIONAL ASSOCIATION  
AS SUCCESSOR TRUSTEE TO WACHOVIA  
V.  
MICHAEL T. MARTIN  
AND JOHN F. MANN  
ATTY: PHELAN HALLINAN & SCHMIEG

All the following described real estate lying and being situate in Waynesboro Borough, Franklin County, Pennsylvania, having a street address of 232 W. Second St., a/k/a 232-234 W. Second St., Waynesboro, Pa. Franklin County Deed Book Volume 1507, Page 569. Tax Parcel #26-5C08-114.-000000.

SALE #61  
2009-2026  
US BANK NATIONAL ASSOCIATION  
AS TRUSTEE  
V.  
JUAN J. AMAYA, A/K/A JUAN AMAYA  
ATTY: PHELAN HALLINAN & SCHMIEG

All the following described real estate lying and being situate in Chambersburg Borough, Franklin County, Pennsylvania, having a street address of 84 Edgelea Drive, Chambersburg, Pa. Franklin County Deed Book Volume 3333, Page 120. Tax Parcel #02-1C14.-056.-000000.

SALE #62  
2009-2126  
SUNTRUST MORTGAGE INC.  
V.  
JAMES L. THOMAS  
AND PAMELA J. THOMAS  
ATTY: PHELAN HALLINAN & SCHMIEG

All the following described real estate, lying and being situate in Hamilton Township, Franklin County, Pennsylvania, having a street address of 1556 Mark Drive, Chambersburg, Pa. Franklin County Deed Book Volume 1885, Page 323. Tax Parcel #11-0E10.-289.-000000.

SALE #63  
2008-4721  
AURORA LOAN SERVICES LLC  
V.  
NATHAN S. STRITE  
ATTY: PHELAN HALLINAN & SCHMIEG

All the following described two (2) tracts of real estate lying and being situate in Chambersburg Borough, Franklin County, Pennsylvania, having a street address of 337-339 W. King St., Chambersburg, Pa. Franklin County Deed Book Volume 3050, Page 87. Tax Parcel #05-1B56.-010.-000000.

SALE #64  
2009-2632  
CITIMORTGAGE INC.  
V.  
AMTUL RAHEEM  
ATTY: PHELAN HALLINAN & SCHMIEG

All that certain piece and parcel of land situate in Quincy Township, Franklin County, Pennsylvania, having a street address of 7991 Shank Hess Road, Waynesboro, Pa. Instrument #2008-004234. Tax Parcel #19-0L18.-075A-000000.

SALE #65  
2008-4689  
THE BANK OF NEW YORK AS TRUSTEE  
V.  
MARY LIVINGSTON,  
ADMINISTRATOR OF THE ESTATE  
OF GAYLE JEANNETTE JONES,  
A/K/A GAYLE J. JONES DECEASED  
ATTY: GOLDBECK MCCAFFERTY & MCKEEVER

The following described real property situate in Chambersburg Borough, Franklin County, Pennsylvania, having a street address of 305 W. King St., Chambersburg, Pa. Franklin County Deed Book Volume 1191, Page 351. Tax Parcel #05-1B56.-016.-000000.

SALE #66  
2008-4907

CANCELLED

SALE #67  
2009-3131  
COMMERCE BANK/HARRISBURG,  
T/D/B/A METRO BANK  
V.  
JOHN AND JOSEPH, INC.  
ATTY: HENRY & BEAVER LLP

All that certain tract of land together with the improvements thereon erected, having a street address of 239 W. Main St., Waynesboro, Pa., situate in Waynesboro Borough, Franklin County, Pennsylvania. Franklin County Deed Book Volume 3351, Page 38. Tax Parcel #25-5A64-101.

### TERMS

As soon as the property is knocked down to purchaser, 10 percent of the purchase price or 10 percent of all costs, whichever may be higher, shall be delivered to the sheriff. If the 10 percent payment is not made as requested, the sheriff will direct the auctioneer to resell the property. The balance due shall be paid NO LATER THAN November 23, 2009, at 4 p.m. prevailing time. Otherwise, all money previously paid will be forfeited and the property will be resold on November 27, 2009, at 1 p.m. prevailing time in the Franklin County Courthouse, Third Floor, Jury Assembly Room, Chambersburg, Franklin County, Pa., at which time the full purchase price or all costs, whichever may be the higher, shall be paid in full.

### SHERIFF'S REAL ESTATE SALES FOR 2010

CUT-OFF	SALE DATE
11/13/09	01/08/10
01/01/10	03/12/10
03/05/10	05/14/10
05/07/10	07/09/10
07/02/10	09/10/10
09/03/10	11/12/10

Dane M. Anthony, Sheriff  
Franklin County, Pennsylvania  
10/23,10/30,11/6/2009