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NewsLine...October 24, 2025

Attention BALC Attorney Members

Fall Membership Meeting: November 13th

5:30PM at the Bar Association Building

1114 W. Walnut St.

Allentown, PA 18102

Please RSVP to rbridgeman@lehighbar.org

by 11/10/25

This is a meeting only, no dinner served.

Attention Members

Court of Common Pleas of Lehigh County

Have released the

2026 Fee Schedule

of the Office of the Clerk of Judicial Records

Go to our home page

www.lehighbar.org

News & Updates for details.

Notice to the Bar

Judge Cohen's weekly civil walk-in motions scheduled for **Thursday, May 14, 2026**, is cancelled.

President Judge Johnson's weekly walk-in civil motions for the following Tuesdays are cancelled: **October 28, 2025; November 4, 2025; and November 11, 2025.**

Judge Michele A. Varricchio's weekly walk-in civil motions court for **November 26, 2025** is cancelled.

Judge Michele A. Varricchio's weekly walk-in civil motions court for **December 10, 2025**, is cancelled.

Judge Michele A. Varricchio's weekly walk-in civil motions court for **December 24, 2025** is cancelled.

Judge Michele A. Varricchio's weekly walk-in civil motions court for **December 31, 2025** is cancelled.

NewsLine 3

BALC CONTINUING LEGAL EDUCATION SCHEDULE

To Register: Call: Nancy @ 610.433.6401 Ext: 16 (or)

Email: cle@lehighbar.org

October 29: “Beyond the Barriers: Ensuring Equitable Access to Education for Youth in Dependency – Before, During, and After Residential Placement”

BALC Live Lunch Seminar and Webinar 1.5 Substantive Credits

Timeframe: 12:00 PM – 1:30 PM

In-Person Tuition: \$47.00 with lunch / \$30.00 without lunch

Webinar Tuition: \$30.00

October 30: “Optimize Your Law Practice and Business Clients for Growth”

BALC Live Lunch Seminar and Webinar 1 Substantive Credit

Timeframe: 12:15 PM – 1:15 PM

In-Person Tuition: \$47.00 with lunch / \$30.00 without lunch

Webinar Tuition: \$30.00

November 4: “When Humans Were Property: Prigg vs. Pennsylvania and Federal Power over Runaway Slaves”

BALC Live Lunch Seminar and Webinar 1 Substantive Credit

Timeframe: 12:15 PM – 1:15 PM

In-Person Tuition: \$47.00 with lunch / \$30.00 without lunch

Webinar Tuition: \$30.00

**November 5: “Handling of Entrusted Funds”
(Postponed from 8/21/2025)**

BALC Live Lunch Seminar and Webinar 1 Ethics Credit

Timeframe: 12:15 PM – 1:15 PM

In-Person Tuition: \$47.00 with lunch / \$30.00 without lunch

Webinar Tuition: \$30.00

NewsLine 4

**November 6: “Support Group Meeting”: A CLE on
Domestic Relations Best Practice**

**BALC Live Lunch Seminar and Webinar 1 Substantive
Credit**

Timeframe: 12:15 PM – 1:15 PM

In-Person Tuition: \$47.00 with lunch / \$30.00 without lunch

Webinar Tuition: \$30.00

**November 13: “AI Tools for Legal Practice: Advanced
Applications and Ethical Boundaries”**

BALC Live Lunch Seminar and Webinar 1 Ethics Credit

Timeframe: 12:15 PM – 1:15 PM

In-Person Tuition: \$47.00 with lunch / \$30.00 without lunch

Webinar Tuition: \$30.00

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SARAH MONTANEZ-FONTANEZ, PLAINTIFF vs.
LEHIGH VALLEY HEALTH NETWORK;
LEHIGH VALLEY HEALTH NETWORK, INC.;
LEHIGH VALLEY HOSPITAL—MUHLENBERG;
MUHLENBERG REALTY CORPORATION; JOHN/JANE
DOES # 1-10; ABC CORP # 1-10, DEFENDANT

Summary Judgment—Causation—Expert Testimony.

In this trip and fall case, Defendants Lehigh Valley Health Hospital-Muhlenberg and Muhlenberg Realty Corporation moved for summary judgment arguing expert testimony was required to prove causation of injuries sustained by Plaintiff. Plaintiff argued no expert testimony was required because the injuries sustained were the immediate and direct and/or the natural and probable result of her fall.

The Pennsylvania Supreme Court has found that in cases where there is no obvious causal relationship between the conduct of a defendant and the harm suffered by a plaintiff, “unequivocal [m]edical testimony is necessary to establish the causal connection.” *Polett v. Pub. Commc’ns, Inc.*, 126 A.3d 895, 930 (Pa. 2015) (quoting *Smith v. German*, 253 A.2d 107, 108 (Pa. 1969)). Conversely, “medical testimony is unnecessary in cases ‘so readily apparent that a layman could diagnose (except by guessing) the causal connection.’” *Id. See, e.g., Lattanze v. Silverstrini*, 448 A.2d 605, 608–09 (Pa. Super. 1982).

The Court granted Defendants’ motion for summary judgment. In doing so, the Court agreed with Defendants that expert testimony on the issue of causation was required. Therefore, because the Court found Plaintiff failed to produce evidence sufficient to create a genuine issue of material fact as to causation of Plaintiff’s injuries, Plaintiff could not successfully pursue her claims and Defendants were entitled to summary judgment as a matter of law.

In the Court of Common Pleas of Lehigh County, Pennsylvania, Civil Division No. 2023-C-0880. Sarah Montanez-Fontanez, Plaintiff vs. Lehigh Valley Health Network; Lehigh Valley Health Network, Inc.; Lehigh Valley Hospital—Muhlenberg; Muhlenberg Realty Corporation; John/Jane Does # 1-10; ABC Corp # 1-10, Defendants.

JAY L. EDELSTEIN, ESQUIRE, on behalf of the Plaintiff,
Sarah Montanez-Fontanez.

HOWARD S. STEVENS, ESQUIRE, MICHAEL J. BLUM, ESQUIRE, SARAH H. CHARETTE, ESQUIRE, AND VERONICA HOGAN, ESQUIRE, on behalf of the Defendants, Lehigh Valley Hospital-Muhlenberg and Muhlenberg Realty Corporation.

MEMORANDUM OPINION

REICHLEY, J., October 16, 2025. Defendants, Lehigh Valley Health Hospital-Muhlenberg and Muhlenberg Realty Corporation

(Collectively “Defendants”) filed a motion for summary judgment. For the reasons set forth herein, Defendants’ Motion is **GRANTED**.

FACTUAL AND PROCEDURAL HISTORY

On April 6, 2021, Sarah Montanez-Fontanez (“Plaintiff”) attended a physical therapy appointment as a patient at the building situate at 1770 Bathgate Road, Bethlehem, Pennsylvania (“Facility”) belonging to the Lehigh Valley Hospital-Muhlenberg campus. Montanez-Fontanez Dep., Feb. 21, 2024, 18-21. Plaintiff’s appointment was scheduled for 2:00 PM and she was accompanied to said appointment by her daughter. *Id.* at 21. Plaintiff’s appointment was for the purpose of engaging in physical therapy for her right knee, which had been replaced approximately one month beforehand. *Id.* at 17:14-17. Plaintiff entered the facility with the assistance of a walker, which she had acquired following a left knee replacement approximately five years earlier. *Id.* at 26:5-13, 28:3-29:13. Plaintiff began physical therapy in her home before attending physical therapy at the Facility. *Id.* at 19:15-20:5. Plaintiff had attended physical therapy at the Facility approximately two other times. *Id.* at 20:20-21:3.

Following the conclusion of her appointment on April 6, 2021, Plaintiff and her daughter proceeded to exit the Facility. *Id.* at 21:17-21. As they were leaving, Plaintiff’s daughter walked ahead of Plaintiff and pushed a button on a wall, causing the Facility’s glass doors to open. *Id.* at 30. Plaintiff testified that as she proceeded through the door, the wheels of her walker got stuck on the rubber edge of a floormat. *Id.* at 30-33. Plaintiff fell onto her walker, causing it to break, hit her head on the edge of the door to the Facility, and hit her face on the ground. *Id.* at 30, 34:19-23. Plaintiff alleges to have suffered injuries to her head, right femur, and right shoulder was a result of the fall. Am. Compl. ¶16. When asked if any portion of the rubber of the floormat was turned up, Plaintiff testified that it was and indicated part of the rubber was “kind of worn out.” *Id.* at 33:23-34:8. Plaintiff testified that she did not have any problems getting over the floormat when heading in to her appointment and that she always used the same doorway when entering and exiting the building. *Id.* at 21:13-16, 24:23-25:1. Plaintiff was helped up, given an ice pack for her eye, and was subsequently transported by ambulance to St. Luke’s Hospital. *Id.* at 35-36.

Plaintiff filed her Complaint on March 27, 2023 and filed an Amended Complaint on June 22, 2023. Defendants filed their Answer on July 19, 2023. Discovery was conducted by the parties and Defendants Lehigh Valley Health Network, Lehigh Valley Health Network, Inc., Lehigh Valley Hospital-Muhlenberg, and Muhlenberg Realty Corporation filed a Motion for Summary Judgment on October 1, 2024. Plaintiff filed her Reply in Opposition thereto on October 15, 2024. The Court heard oral argument on October 16, 2024, after which time the matter was taken under advisement. On December 17, 2024, the Court denied the Motion for Summary Judgment.

On January 16, 2025, a stipulation was reached by the parties to dismiss Lehigh Valley Health Network, Lehigh Valley Health Network, Inc., John/Jane Does 1-10, and ABC Corp. 1-10 from the case with prejudice and Plaintiff agreed to not seek liability under a corporate negligence theory at trial. On February 19, 2025, upon Praecipe filed by the Plaintiff, the case was remanded to arbitration. On April 10, 2025, an arbitration award was entered in favor of Defendants and against the Plaintiff. Plaintiff filed a Notice of Appeal from the award on May 2, 2025. On June 3, 2025, a case management Order was entered, establishing new pre-trial conference and jury trial dates for the case.

On July 18, 2025, an Order was entered disposing of Motions *in Limine* filed by the Defendants. In pertinent part, the Order partially granted and partially denied Defendants' Motion in Limine to preclude expert testimony from being presented by Plaintiff's treating providers. Absent production of an expert report, Plaintiff's treatment physicians would be permitted to present testimony at trial limited to the opinions formed at the time the treating physicians rendered medical care and treatment to Plaintiff, but would be precluded from offering testimony related to causation of Plaintiff's alleged injuries. After Plaintiff did not seek reconsideration of the July 18, 2025 Order and did not move to supplement her pre-trial statement with any expert reports, Defendants filed the instant Motion for Summary Judgment on August 26, 2025. Plaintiff filed Response in Opposition thereto on September 26, 2025, Defendants filed a Sur Reply on October 6, 2025.

Argument on the Motion was held on October 7, 2025, after which time the matter was taken under advisement. Defendants filed a Supplemental Sur Reply on October 8, 2025.

This Opinion follows.

DISCUSSION

The standard of review for a motion seeking summary judgment is as follows:

Pennsylvania law provides that summary judgment may be granted only in those cases in which the record clearly shows that no genuine issues of material fact exist and that the moving party is entitled to judgment as a matter of law. The moving party has the burden of proving that no genuine issues of material fact exist. In determining whether to grant summary judgment, the trial court must view the record in the light most favorable to the non-moving party and must resolve all doubts as to the existence of a genuine issue of material fact against the moving party. Thus, summary judgment is proper only when uncontroverted allegations in the pleadings, depositions, answers to interrogatories, admissions of record, and submitted affidavits demonstrate that no genuine issue of material fact exists, and that the moving party is entitled to judgment as a matter of law. In sum, only when the facts are so clear that reasonable minds cannot differ, may a trial court properly enter summary judgment.

Milshteyn v. Fitness Int'l., LLC, 271 A.3d 498, 502–03 (Pa. Super. 2022) (quoting *Weible v. Allied Signal, Inc.*, 963 A.2d 521, 525 (Pa. Super. 2008)).

A material fact is one that directly affects the outcome of the case. *Kuney v. Benjamin Franklin Clinic.*, 751 A.2d 662, 664 (Pa. Super. 2000). For purposes of rebutting a motion for summary judgment, a nonmoving party may not rely merely upon allegations in pleadings, but must set forth specific facts by way of affidavit or in some other way to demonstrate that a genuine issue of material fact exists. *Banks v. Trustees of University of Pennsylvania*, 666 A.2d 329 (Pa. Super. 1995); *see also*, Pa.R.C.P. 1035.3(a).

Defendants argue they are entitled to summary judgment because Plaintiff cannot offer testimony related to causation of Plaintiff's alleged injuries at the time of trial. Causation is a required element of Plaintiff's negligence action. "A cause of action in negligence requires a showing of four elements: (1) the defendant had a duty to conform to a certain standard of conduct; (2) the defendant breached that duty; (3) such breach caused the injury in question; and (4) the plaintiff incurred actual loss or damage." *Pyeritz v. Com.*, 32 A.3d 687, 692 (Pa. 2011) (citing *Krentz v. Consolidated Rail Corp.*, 910 A.2d 20, 27 (Pa. 2006)).

As noted above, the Court entered an Order on July 18, 2025 disposing of Motions *in Limine* filed by the Defendants. In pertinent part, the Order partially granted and partially denied Defendants' Motion *in Limine* to preclude expert testimony from being presented by Plaintiff's treating providers. Absent production of an expert report, Plaintiff's treatment physicians would be permitted to present testimony at trial limited to the opinions formed at the time the treating physicians rendered medical care and treatment to Plaintiff, but would be precluded from offering testimony related to causation of Plaintiff's alleged injuries. Since the entry of the July 18, 2025 Order, Plaintiff has not supplemented the record with an expert report on causation.

When Plaintiff was asked what part of her body hit the ground after her fall, she replied, "[w]ell, I fell on my face, so it was my head, my eye, my shoulder, and my knee, all on the right side." Montanez-Fontanez Dep., Feb. 21, 2024, 18-21. Plaintiff asserts as a result of her fall, "[s]he suffered, among other injuries, an intracranial bleed, chip fracture of her peripatellar, and injuries to her right knee ..." Pl.'s Mem. of Law in Supp. of Resp. to Mot. for Summ. J., p. 7. Defendants argue that because Plaintiff cannot offer expert medical opinion from any source at the time of trial to show causation of her injuries, Plaintiff will be unable to meet her burden of proof. Plaintiff argues that no expert testimony is required in this case because her injuries sustained were the immediate and direct and/or the natural and probable result of her fall.

The Pennsylvania Supreme Court has found that in cases where there is no obvious causal relationship between the conduct

of a defendant and the harm suffered by a plaintiff, “unequivocal [m]edical testimony is necessary to establish the causal connection.” *Polett v. Pub. Commc’ns, Inc.*, 126 A.3d 895, 930 (Pa. 2015) (quoting *Smith v. German*, 253 A.2d 107, 108 (Pa. 1969)). Conversely, “medical testimony is unnecessary in cases ‘so readily apparent that a layman could diagnose (except by guessing) the causal connection.’” *Id. See, e.g., Lattanze v. Silverstrini*, 448 A.2d 605, 608–09 (Pa. Super. 1982). In the *Lattanze* case, the Pennsylvania Superior Court reviewed cases having an obvious causal relationship and cases in which an obvious causal relationship did not exist. Cases having an obvious causal relationship were found by the Superior Court to have two common characteristics: “The first is that the respective plaintiffs began exhibiting symptoms of their injuries immediately after the accident or within a relatively short time thereafter. The second is that the injury complained of was the type one would reasonably expect to result from the accident in question.” *Id.* at 608.

In other words, “[a]n obvious causal relationship exists where the injuries are either an ‘immediate and direct’ or the ‘natural and probable’ result of the alleged negligent act.” *Grossman v. Barke*, 868 A.2d 561, 567 (Pa. Super. 2005) (quoting *Matthews v. Clarion Hosp.*, 742 A.2d 1111 (Pa. Super. 1999)). For examples of cases in which it was determined that the injuries complained of were either an “immediate and direct” or the “natural and probable” result of the alleged negligent act and, therefore, expert medical testimony was not needed to prove causation, *see, e.g. Simmons v. Mullen*, 331 A.2d 892 (Pa. Super. 1974) (minimal organic brain damage caused by being struck on the head by a car and knocked unconscious); *Fenstermaker v. Bodamer*, 171 A.2d 641 (Pa. Super. 1961) (neck, shoulder and elbow pain developed shortly after an auto accident, doctor prescribed a neck brace and leather collar to ease the pain).

Plaintiff argues that hospital records documented by her treating physicians show the immediate and direct connection between her fall on April 6, 2021 and her injuries. For example, St. Luke’s Hospital Records dated April 6, 2021 indicate in pertinent part that Plaintiff was evaluated by the hospital’s trauma service after her fall and indicate that Plaintiff was “found to have bilateral frontoparietal subarachnoid hemorrhages and possible

nondisplaced lateral condyle periprosthetic femur fracture.” Pl.’s Mem. of Law in Supp. of Resp. to Mot. for Summ. J., Exhibit D, p. 163. Orthopedic records dated April 13, 2021 report that Plaintiff had intracranial bleed at the time of her fall, was told she had a possible peripatellar fracture, and that x-rays performed on April 13, 2021 show possible small chip fracture off the patella. Pl.’s Mem. of Law in Supp. of Resp. to Mot. for Summ. J., Exhibit E, p. 127, 129.

After Plaintiff’s fall, she was transported to a hospital and medical records compiled on the same day she fell and over the following days indicate Plaintiff was diagnosed with the types of injuries a layperson could expect to flow from such a fall (i.e. injuries to Plaintiff’s knee, head, and shoulder). However, Defendants assert that cases which do not require expert testimony to prove causation of injuries are distinguishable from this matter because, unlike the plaintiffs in those cases, Plaintiff was not in good health and has had issues with her right knee and shoulder before the fall occurred. Defendants argue Plaintiff’s right knee replacement performed one month prior to the fall, her attendance of physical therapy for her right knee, and other medical circumstances of Plaintiff could have caused or contributed to her injuries such that expert testimony on causation is required. Defendants point out that Plaintiff complained of bilateral knee pain as early as 2012, she had osteoarthritis in her right knee which was labeled as “severe” and/or “advanced,,” and she had documented bilateral shoulder pain as early as 2014. Defs.’ Supp. Sur Reply, Exhibit A at #00607, #00663, #01012, #00746, #03798. Defendants also argue Plaintiff’s medical history contains chemotherapy and radiation treatments which could impact the health of her body and that she had been diagnosed with chronic hypertension while taking aspirin medication which can cause intracranial bleeding. *Id.* at #2178-2181, #00838, #00625, #02028.

Defendants posit that cases within which plaintiffs were not required to present expert testimony to establish causation involved plaintiffs which were not exhibiting physical symptoms complained of or other adverse conditions of poor health prior to the alleged injuries. *See, e.g., Lattanze*, 448 A.2d at 607 (“Prior to the accident,

appellant did not have any of the physical problems that he exhibited following it”); *see also*, *Tabuteau v. London Guarantee & Acc. Co., Ltd.*, 40 A.2d 396, 398 (Pa. 1945) (“Plaintiff had been in excellent health, and had done the same work for thirty years before the accident. But immediately after the accident he was disabled by a perfectly obvious injury which a layman could diagnose, and he was unable to work as before”); *see also*, *Fenstermaker v. Bodamer*, 171 A.2d 641, 642–43 (Pa. Super. 1961) (“Plaintiff testified that his health was good prior to the accident and that he never had any trouble with his neck before the accident”); *see also*, *Munns v. Easthome Furniture Indus., Inc.*, 164 A.2d 30, 32 (Pa. Super. 1960) (“It must be remembered that the claimant never had any sensations of this character prior to the accident”); *see also*, *Matthews v. Clarion Hosp.*, 742 A.2d 1111, 1115–16 (Pa. Super. 1999) (“Nurse Schubert’s report further indicates that when patient was admitted to the hospital, all of her extremities were found to be in normal condition.”).

By contrast, Defendants cite to a recent unpublished Superior Court case, *Norman v. Greene*, 2025 WL 2555819 (Pa. Super. 2025), which found that expert testimony was required where the plaintiff therein had allegedly sustained a broken wrist from a car accident and the wrist had been broken on a previous occasion.

In response, Norman disagrees with the court’s conclusion, insisting that “it would stand to be reasonable to conclude that since [his] wrist was broken in a car accident, a second car accident could cause further injury to the same wrist.” Appellant’s Brief, at 13. We are not persuaded. The principle cited by Norman is described as “an exception” to the general rule that expert testimony is needed and applies only “where the injuries are either an ‘immediate and direct’ or [] ‘natural and probable’ result of the alleged negligent act.” *Lattanze*, 448 A.2d at 608 (citation omitted). In *Lattanze*, we held that injuries sustained in a car crash did not require expert testimony because the “symptoms manifested themselves the same day” **and the plaintiff did not “suffer[] from any of the physical symptoms prior to the accident in question.”** *Id.* at 609. As the trial court noted, Norman

claimed that he immediately began exhibiting symptoms, **but he did not visit any medical provider to corroborate this assertion.** Furthermore, he **had a preexisting injury.**

Norman, 2025 WL 2555819, at *4 (emphasis added).

The *Norman* case though is distinguishable from the matter before the Court only to the extent the plaintiff in *Norman* did not visit any medical provider to corroborate the injury to his wrist resulting from the accident. Otherwise, the two cases are similar. The plaintiff in *Norman* and Plaintiff herein both allegedly sustained injuries to bodily parts which had prior medical histories. The parties have not cited any cases which directly answer the question of whether plaintiffs who experience physical symptoms or conditions incurred before the event in question must present expert testimony as to the causation of their injuries.

However, as cited above in *Polett v. Pub. Commc'ns, Inc.*, expert medical testimony is only needed where there is not an obvious causal relationship between Plaintiff's injuries and Defendant's conduct. Accordingly, the Court agrees with Defendants that an expert witness offering causation testimony is needed. Unlike the plaintiffs in the *Lattanze*, *Tabuteau*, *Fenstermaker*, *Munns*, and *Matthews* cases, the Plaintiff in the current case had problems with her knee and shoulder before the accident. The facts surrounding Plaintiff's injuries are not so apparent that a layperson could diagnose the cause of Plaintiff's injuries as being solely from the alleged fall, or from her diagnosed osteoarthritis, her past chemotherapy and radiation treatments, her knee replacement, her aspirin intake with chronic hypertension, or from any combination of these potential causes. For the foregoing reasons, the Court agrees with Defendants that expert testimony on the issue of causation is required in the particular circumstances of this case.

CONCLUSION

As noted above, Plaintiff did not produce an expert report on the issue of causation, did not supplement the record when given the opportunity to do so, and has not produced any expert testimony." Consequently, the Court finds Plaintiff has failed to produce

evidence sufficient to create a genuine issue of material fact as to causation of Plaintiff's injuries. As a result, Plaintiff cannot successfully pursue her claims and Defendants are entitled to summary judgment as a matter of law. Defendants' Motion for Summary Judgment is **GRANTED**.

ORDER

AND NOW, this 16th day of October, 2025, upon consideration of Defendants, Lehigh Valley Health Hospital-Muhlenberg and Muhlenberg Realty Corporation's Motion for Summary Judgment, filed on August 26, 2025, Plaintiff's Response in Opposition thereto filed September 26, 2025, Defendants' Sur Reply, filed October 6, 2025, Defendants' Supplemental Sur Reply, filed October 8, 2025, and after argument held on October 7, 2025 at which time the Motion for Summary Judgment was taken under advisement,

IT IS ORDERED Defendants' Motion is **GRANTED** for the reasons set forth in the accompanying Memorandum Opinion.

ESTATE AND TRUST NOTICES

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

FIRST PUBLICATION

Altmiller, Edith T., dec'd.

Late of Allentown.

Executrix: Edith T. Altmiller c/o Sara J. Hogan, Esquire, Plunkett & Graver, PC, 615 Waterfront Drive, Suite 301, Allentown, PA 18102.

Attorneys: Sara J. Hogan, Esquire, Plunkett & Graver, PC, 615 Waterfront Drive, Suite 301, Allentown, PA 18102.

Brown, Margaret A., dec'd.

Late of 1414 South 2nd Street, City of Allentown.

Executor: Richard P. Brown, Jr. c/o The Roth Law Firm, P.O. Box 4355, Allentown, PA 18105. Attorneys: Larry R. Roth, Esquire, The Roth Law Firm, P.O. Box 4355, Allentown, PA 18105.

Cortezzo-Sweitzer, Edna Mae, dec'd.

Late of Emmaus.

Executrix: Lori Ann Epler c/o Sally L. Schoffstall, Esquire, Schoffstall Elder Law, 2987 Corporate Court, Suite 200, Orefield, PA 18069.

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

Druckenmiller, Sara Ferne, dec'd.

Late of Lower Macungie Township.

Executors: Donna L. Buck, and Tyler A. Buck, 7433 Lazor Road, Macungie, PA 18062.

Attorney: John M. Ashcraft, III, Esquire, 20 North 5th Street, Suite 1, Emmaus, PA 18049.

Entzminger, Cecelia Ann a/k/a Cecelia A. Entzminger and Cecelia Ann Weber, dec'd.

Late of Allentown.

Personal Representative: Michele R. Cavacini c/o Victor Cavacini, Esquire, 33 South Seventh Street, P.O. Box 4060, Allentown, PA 18105-4060.

Attorney: Victor Cavacini, Esquire, 33 South Seventh Street, P.O. Box 4060, Allentown, PA 18105-4060.

Fadil, Lisette Karam a/k/a Lisette K. Fadil, dec'd.

Late of East Greenville.

Executrix: Lisa Anne Bless c/o Timothy J. Duckworth, Sr., Esquire, Dayton & Duckworth, P.C., 2045 Westgate Drive, Suite 404, Bethlehem, PA 18017.

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

Galio, Sadie Frances a/k/a Sadie F. Galio, dec'd.

Late of the Township of Lower Macungie.

Executor: Henry Anthony Galio a/k/a Henry A. Galio, III c/o Bradford D. Wagner, Esquire, 662 Main Street, Hellertown, PA 18055-1726.

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

Kackenmeister, Kenneth R. a/k/a Kenneth Ray Kackenmeister, dec'd.

Late of Macungie.

Executor: Craig M. Kackenmeister c/o Rebecca M. Young, Esq. and Lia K. Snyder, Esq., Young & Young, 119 E. Main Street, Macungie, PA 18062.

Attorneys: Rebecca M. Young, Esq. and Lia K. Snyder, Esq., Young & Young, 119 E. Main Street, Macungie, PA 18062.

Keller-Smith, Anne a/k/a Anne K. Smith, dec'd.

Late of Emmaus.

Executor: Samuel H. Smith, 424 Keystone Ave., Emmaus, PA 18049.

Kuss, August Charles, III a/k/a A. Charles Kuss, III a/k/a A. Charles Kuss, dec'd.

Late of Lehigh County.

Co-Executrices: Jane Zamojski and Carolyn Kuss Anderson c/o Norris McLaughlin, P.A., 515 West Hamilton Street, Suite 502, Allentown, PA 18101.

Attorneys: Judith A. Harris, Esquire, Norris McLaughlin, P.A., 515 West Hamilton Street, Suite 502, Allentown, PA 18101.

O'Haire, Thomas T., Jr., dec'd.

Late of Coplay.

Administrator: Gerald Paul O'Haire c/o Joshua D. Shulman, Esquire, Shulman Law Office PC, 1935 Center Street, Northampton, PA 18067.

Attorneys: Joshua D. Shulman, Esquire, Shulman Law Office PC, 1935 Center Street, Northampton, PA 18067.

Remington, Alice Marie a/k/a Alice M. Remington and Alice Remington, dec'd.

Late of Whitehall.

Executrix: Diane R. Creme, 1454 Mission Road, Lancaster, PA 17602.

Attorney: Barbara Reist Dillon, Esquire, 212 N. Queen Street, Lancaster, PA 17603, (717) 299-3726, hmckinney@n-hlaw.com.

Repp, Emma M., dec'd.

Late of Whitehall.

Executrix: Phyllis R. Mackay. Attorneys: Robert M. Knauer, Esquire, Knauer & Davenport, 143 North Eighth St., Allentown, PA 18101.

Reyes, Vicente Aquilino, dec'd.

Late of Allentown.

Executrix: Betsabe Miriam Pagan Leon c/o Rebeca Torres, Esquire, 432 N. 7th Street, Allentown, PA 18102.

Attorney: Rebeca Torres, Esquire, 432 N. 7th Street, Allentown, PA 18102.

Rush, Nan Marie, dec'd.

Late of East Greenville.

Executrix: Jennifer Robbins, 853 E. Gwinn Pl., Seattle, WA 98102.

Ryan, Richard C., dec'd.

Late of Emmaus.

Executrix: Beverly L. Ryan c/o Michael Ira Stump, Esq., 207 East Main Street, Suite 100, Macungie, PA 18062.
Attorney: Michael Ira Stump, Esq., 207 East Main Street, Suite 100, Macungie, PA 18062, (610) 965-0911, mstump@macungielaw.com.

Sagula, Frank J., dec'd.

Late of Allentown.
Co-Executors: Karen Miller and David Sagula c/o Noonan Law Office, 526 Walnut St., Allentown, PA 18101.
Attorneys: Noonan Law Office, 526 Walnut St., Allentown, PA 18101.

Sagula, Gloria A., dec'd.

Late of Allentown.
Co-Executors: Brian Sagula and Diane Sagula c/o Noonan Law Office, 526 Walnut St., Allentown, PA 18101.
Attorneys: Noonan Law Office, 526 Walnut St., Allentown, PA 18101.

Schuster, Karl F. a/k/a Karl Schuster, dec'd.

Late of Allentown.
Executor: David K. Schuster c/o Joshua T. Knafo, Esquire, Knafo Law Offices, LLC, 2400 Schoenersville Rd., Bethlehem, PA 18017.
Attorneys: Joshua T. Knafo, Esquire, Knafo Law Offices, LLC, 2400 Schoenersville Rd., Bethlehem, PA 18017.

Terrell, Josephine Visted a/k/a Josephine Terrell, dec'd.

Late of Lehigh County.
Administrator: Daniel A. Terrell, 5963 Waterfowl Rd., Schnecksville, PA 18078.

Todd, Rickie Lee, Sr. a/k/a Rick Todd, Sr., dec'd.

Late of Emmaus.
Administrator: Rickie Lee Todd, Jr., 121 Jefferson St., Emmaus, PA 18049.

Vohs, Mary Ellen, dec'd.

Late of Upper Macungie.
Executrix: Alisa Martino c/o James C. Omdahl, Esquire, 54 S. Commerce Way, Suite 172, Bethlehem, PA 18017.
Attorney: James C. Omdahl, Esquire, 54 S. Commerce Way, Suite 172, Bethlehem, PA 18017, (610) 866-7716, (610) 868-6657.

Zubia, Frances a/k/a Frances Rose Zubia, dec'd.

Late of the City of Allentown.
Co-Executrices: Lisa Helen Muniz a/k/a Lisa H. Muniz and Leslie Frances Luff a/k/a Lisa F. Luff c/o Joseph F. Leeson, III, Esquire, 70 East Broad Street, P.O. Box 1426, Bethlehem, PA 18016-1426.
Attorney: Joseph F. Leeson, III, Esquire, 70 East Broad Street, P.O. Box 1426, Bethlehem, PA 18016-1426.

SECOND PUBLICATION

Cacciatore-Huber, Nancy, dec'd.

Late of Schnecksville.
Executor: David Huber c/o Jon A. Swartz, Esquire, Prokup & Swartz, 7736 Main Street, Fogelsville, PA 18051-1616.
Attorneys: Jon A. Swartz, Esquire, Prokup & Swartz, 7736 Main Street, Fogelsville, PA 18051-1616.

Cohen, Eleanor D., dec'd.

Late of 1614 Shenandoah Court, Allentown.

Executor: Joshua Aron Klinman c/o The Roth Law Firm, P.O. Box 4355, Allentown, PA 18105.

Attorneys: David M. Roth, Esquire, The Roth Law Firm, P.O. Box 4355, Allentown, PA 18105.

Fogel, Elizabeth A., dec'd.

Late of Bethlehem.

Administratrix: Kimberly Ann Wotring.

Attorneys: Gladys E. Wiles, Esquire, Snyder & Wiles, P.C., 7731 Main Street, Fogelsville, PA 18051, (610) 391-9500.

Gazey, Mary Ann a/k/a Maryann

Gazey, dec'd.

Late of Lehigh County.

Executor: Robert Cross c/o Norris McLaughlin, P.A., 515 West Hamilton Street, Suite 502, Allentown, PA 18101.

Attorneys: Judith A. Harris, Esquire, Norris McLaughlin, P.A., 515 West Hamilton Street, Suite 502, Allentown, PA 18101.

Horowski, Joyce Flexer a/k/a

Joyce F. Horowski, dec'd.

Late of Allentown.

Executor: David Horowski, 4551 Queens Circle, Zionsville, PA 18092.

Kricks, Joseph H., dec'd.

Late of the City of Bethlehem.

Executrix: Sarah Kathryn Petryk, 2110 Church Road, Bethlehem, PA 18015.

Attorney: Victor E. Scomillio, 1216 Linden Street, P.O. Box 1409, Bethlehem, PA 18016.

Lutzko, John H., dec'd.

Late of the Township of Lower Macungie.

Executrix: Diane L. Woodring c/o Stanley M. Vasiliadis, Esquire, Vasiliadis Pappas Associates, LLC, 2551 Baglyos Circle, Suite A-14, Bethlehem, PA 18020.

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

Moyer, Gary J.C., dec'd.

Late of Allentown.

Executrix: Thelma S. Moyer c/o Rebecca M. Young, Esq. and Lia K. Snyder, Esq., Young & Young, 119 E. Main Street, Macungie, PA 18062.

Attorneys: Rebecca M. Young, Esq. and Lia K. Snyder, Esq., Young & Young, 119 E. Main Street, Macungie, PA 18062.

Nelson, Ronald P., dec'd

Late of Center Valley.

Administratrix: Cynthia N. Christman c/o Sabetti Law Offices, 224 West Broad Street, Bethlehem, PA 18018.

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

Oswald, Dolores Ann a/k/a Dolores A. Oswald, dec'd.

Late of Allentown.

Executrix: Donna M. Hartens-tine a/k/a Donna Hartens-tine c/o Joshua D. Shulman, Esquire, Shulman Law Office PC, 1935 Center Street, Northampton, PA 18067.

Attorneys: Joshua D. Shulman, Esquire, Shulman Law Office PC, 1935 Center Street, Northampton, PA 18067.

Yanolko, Sylvia, dec'd.

Late of the City of Allentown.

Executrix: Sheila A. Perilla c/o Dionysios C. Pappas, Esquire, Vasiliadis Pappas Associates, LLC, 2551 Baglyos Circle, Suite A-14, Bethlehem, PA 18020.
Attorneys: Dionysios C. Pappas, Esquire, Vasiliadis Pappas Associates, LLC, 2551 Baglyos Circle, Suite A-14, Bethlehem, PA 18020.

THIRD PUBLICATION

Andrusyshyn, Joan E., dec'd.

Late of Fountain Hill.
Executor: Stephen Andrusyshyn c/o Norris McLaughlin, P.A., 515 W. Hamilton St., Ste. 502, Allentown, PA 18101.
Attorneys: Judith A. Harris, Esquire, Norris McLaughlin, P.A., 515 W. Hamilton St., Ste. 502, Allentown, PA 18101.

Bernier, Irene Rita a/k/a Irene R. Bernier and Irene Bernier, dec'd.

Late of the City of Bethlehem.
Administrator: John Bernier, 3565 Chesterfield Ln., Bethlehem, PA 18017.
Attorneys: Jason R. Costanzo, Esq., 115 E. Broad St., Bethlehem, PA 18018, (610) 860-6207, jason@armlawyers.com.

Fisher, Christopher Michael a/k/a Christopher M. Fisher, dec'd.

Late of Slatington.
Administratrix: Ashley J. Fisher c/o Douglas J. Tkacik, Esquire, 18 East Market Street, Bethlehem, PA 18018.
Attorney: Douglas J. Tkacik, Esquire, 18 East Market Street, Bethlehem, PA 18018.

Fretz, Glenn Erwin a/k/a Glenn E. Fretz, dec'd.

Late of Macungie.

Co-Executors: James Vernon Scandola and Meredith Fritz Merino.

Attorneys: Gladys E. Wiles, Esquire, Snyder & Wiles, P.C., 7731 Main Street, Fogelsville, PA 18051, (610) 391-9500.

Godshall, Ashley Anne, dec'd.

Late of Salisbury Twp.
Executor: Grey Godshall c/o Eric F. Wert, Esquire, 1800 Pennbrook Parkway, Ste. 200, Lansdale, PA 19446.
Attorneys: Eric F. Wert, Esquire, Dischell, Bartle & Dooley, PC, 1800 Pennbrook Parkway, Ste. 200, Lansdale, PA 19446.

Haffner, David M., dec'd.

Late of Allentown.
Executrix: Virginia M. Haffner a/k/a Virginia Haffner c/o Jon A. Swartz, Esquire, Prokup & Swartz, 7736 Main Street, Fogelsville, PA 18051-1616.
Attorneys: Jon A. Swartz, Esquire, Prokup & Swartz, 7736 Main Street, Fogelsville, PA 18051-1616.

Hall, Virginia G. a/k/a Virginia L. Hall, dec'd.

Late of Slatington.
Executrix: Alyson Evelyn Kucharik c/o Sally L. Schoffstall, Esquire, Schoffstall Elder Law, 2987 Corporate Court, Suite 200, Orefield, PA 18069.
Attorneys: Sally L. Schoffstall, Esquire, Schoffstall Elder Law, 2987 Corporate Court, Suite 200, Orefield, PA 18069.

Haydt, Beverly G. a/k/a Beverly G. Ahrens Haydt and Beverly Haydt, dec'd.

Late of the City of Allentown.

Executrix: Taylor Brudnak,
1137 Blue Mountain Dr., Dan-
ielsville, PA 18038.

Attorneys: Jason R. Costanzo,
Esq., 115 E. Broad St., Bethle-
hem, PA 18018, (610) 860-
6207, jason@armlawyers.com.

James, Marla M., dec'd.

Late of Macungie.

Administratrix: Danashari
Rohlsen, 7038 Tuscany Drive,
Macungie, PA 18062.

**Jarrouj, Lila J. a/k/a Lila Jarrouj
and Lila Jeannette Jarrouj,**
dec'd.

Late of South Whitehall Town-
ship.

Administratrix: Lisa J. Ver-
cuskusky c/o Richard L. Orloski,
Esq., 111 N. Cedar Crest Blvd.,
Allentown, PA 18104.

Attorney: Richard L. Orloski,
Esq., 111 N. Cedar Crest Blvd.,
Allentown, PA 18104.

Johnson, Thomas A., dec'd.

Late of 535 North 17th Street,
City of Allentown.

Executor: Kevin E. Buskirk c/o
The Roth Law Firm, P.O. Box
4355, Allentown, PA 18105.

Attorneys: Larry R. Roth, Es-
quire, The Roth Law Firm, P.O.
Box 4355, Allentown, PA 18105.

Kurtz, James D., dec'd.

Late of Whitehall.

Executor: Kevin M. Kurtz c/o
Sally L. Schoffstall, Esquire,
Schoffstall Elder Law, 2987
Corporate Court, Suite 200,
Orefield, PA 18069.

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

**Logozzo, Madelyn Liboria a/k/a
Madelyn L. Logozzo,** dec'd.

Late of Upper Macungie Twp.

Executor: William James
Schnaue a/k/a William Schae
c/o Kristen L. Behrens, Esq.,
1650 Market St., #1200, Phila-
delphia, PA 19103.

Attorneys: Kristen L. Behrens,
Esq., Dilworth Paxson LLP,
1650 Market St., #1200, Phila-
delphia, PA 19103.

Moyer, Julie A., dec'd.

Late of South Whitehall Town-
ship.

Administratrices: Michele Marie
Smith and Karie Anne Kreutzer.

Attorneys: Norris McLaughlin,
515 W. Hamilton St., Ste. 502,
Allentown, PA 18101.

**Noll, Esther Mabel a/k/a Esther
M. Noll,** dec'd.

Late of Weisenberg Twp.

Executor: John L. Noll, 100 Mill
Rd., Fleetwood, PA 19522.

Attorneys: Brian R. Ott, Es-
quire, Barley Snyder, LLP, 2755
Century Blvd., Wyomissing, PA
19610.

Oswald, Anna Lou J., dec'd.

Late of Allentown.

Co-Executors: Ray S. Oswald,
Steve J. Oswald and Neil P.
Oswald c/o Stephen A. Strack,
Esquire, Steckel and Stopp,
LLC, 125 S. Walnut Street,
Suite 210, Slatington, PA
18080.

Attorneys: Stephen A. Strack,
Esquire, Steckel and Stopp,
LLC, 125 S. Walnut Street, Suite
210, Slatington, PA 18080.

Schmoyer, Jacquelin M., dec'd.

Late of Whitehall.

Executor: Stephen E. Gaspar
a/k/a Stephen Edward Gaspar

c/o Daniel K. McCarthy, Esquire, Davison & McCarthy, P.C., Two City Center, 645 Hamilton Street, Suite 510, Allentown, PA 18101.

Attorneys: Daniel K. McCarthy, Esquire, Davison & McCarthy, P.C., Two City Center, 645 Hamilton Street, Suite 510, Allentown, PA 18101.

Schraden, Donald P., dec'd.

Late of Neffs.

Executrix: Roxy D. Schraden
c/o The Roth Law Firm, P.O. Box 4355, Allentown, PA 18105.
Attorneys: Robert B. Roth, Esquire, The Roth Law Firm, P.O. Box 4355, Allentown, PA 18105.

Snyder, William C., dec'd.

Late of Whitehall.

Executor: Gregory David Snyder a/k/a Gregory D. Snyder
c/o Daniel G. Dougherty, Esq., 881 3rd St., B-3, Whitehall, PA 18052.

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

Strawn, James C., dec'd.

Late of Whitehall.

Administratrix: Valerie A. Strawn, 509 Orchard Circle, Whitehall, PA 18052.

Toogood, Timothy D. a/k/a Timothy Dale Toogood, dec'd.

Late of Allentown.

Executor: Thomas A. Toogood
c/o Eric R. Strauss, Esquire, Gross McGinley, LLP, 33 S. 7th Street, P.O. Box 4060, Allentown, PA 18105.

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

Windt, Willard R., dec'd.

Late of Salisbury.

Executor: James F. Windt, P.O. Box 172, East Texas, PA 18046.

Winkle, Robert V., Jr., dec'd.

Late of Allentown.

Executrix: Denise Lynn Hersh
c/o Richard W. Shaffer, Jr., Esquire, Prokup & Swartz, 7736 Main Street, Fogesville, PA 18051-1616.

Attorneys: Richard W. Shaffer, Jr., Esquire, Prokup & Swartz, 7736 Main Street, Fogesville, PA 18051-1616.

NOTICE OF ORGANIZATION

NOTICE IS HEREBY GIVEN that a Certificate of Organization was filed on October 10, 2025 with the PA Department of State in accordance with the provisions of the Limited Liability Company Law, Act of December 7, 1994 for

STRAIGHT SHOT WELDING AND
MACHINERY SERVICES LLC

O-24

NOTICE OF INCORPORATION

NOTICE IS HEREBY GIVEN that Articles of Incorporation were filed on October 16, 2025, pursuant to the provisions of the Pennsylvania Non-profit Corporation Law of 1988, by the following nonprofit corporation named:

SPARTAN CIRCLE FUND
FITZPATRICK LENTZ & BUBBA, P.C.
Two City center
645 West Hamilton Street
Suite 800
Allentown, PA 18101

O-24

NOTICE OF DISSOLUTION

NOTICE IS HEREBY GIVEN to all persons interested, or who may be affected by the dissolving corporation, Superior Dual Laminates Inc., a Pennsylvania business corporation, which operated its business at 750

Broad Street, Emmaus, Lehigh County, Pennsylvania, that its directors and shareholders have resolved to dissolve the corporation, and that the Board of Directors is now engaged in winding up and settling the affairs of the said corporation so that its corporate existence shall be ended by issuance of a certificate of dissolution by the Department of State of the Commonwealth of Pennsylvania under the provisions of the Pennsylvania Business Corporation Law, General Association Act of December 21, 1988, P.L. 1444, No. 177, as amended.

SARA J. HOGAN, ESQ.
PLUNKETT & GRAVER, P.C.
615 Waterfront Drive
Ste. 301
Allentown, PA 18102
(610) 432-1590
shogan@plunkettgraver.com

O-24

COURT OF COMMON PLEAS
LEHIGH COUNTY
CIVIL DIVISION

NO: 2025-C-2112

FINANCE OF AMERICA
REVERSE LLC
PLAINTIFF

vs.

John Doe and Occupants
DEFENDANTS

NOTICE

To: the Defendants, John Doe and Occupants

TAKE NOTICE THAT THE Plaintiff, FINANCE OF AMERICA REVERSE LLC has filed an action in Ejectment, as captioned above.

IF YOU WISH TO DEFEND, YOU MUST ENTER A WRITTEN APPEARANCE PERSONALLY OR BY ATTORNEY AND FILE YOUR DEFENSE OR OBJECTIONS 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 RE-

QUESTED 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.

Lehigh County Bar Association
1114 W. Walnut Street
Allentown, PA 18102
CHRISTOPHER A. DeNARDO, ESQ.
PA I.D. NO. 78447
SAMANTHA GABLE, ESQ.
PA I.D. NO. 320695
STEVEN PALMER, ESQ.
PA I.D. NO. 334553
LESLIE J. RASE, ESQ.
PA I.D. NO. 58365
HEATHER RILOFF, ESQ.
PA I.D. NO. 309906
KEVIN T. TONCZYCZYN, ESQ.
PA I.D. NO. 332616
ELIZABETH L. WASSALL, ESQ.
PA I.D. NO. 77788
JOSEPH L. LoCASTRO, IV, ESQ.
PA I.D. NO. 314973
LOGS LEGAL GROUP LLP
985 Old Eagle School Road
Suite 514
Wayne, PA 19087
Telephone: (610) 278-6800
E-mail: pahelp@logs.com

O-24

CHANGE OF NAME NOTICE

In the Court of Common Pleas of
Lehigh County

NO. 2025-C-3021

NOTICE IS HEREBY GIVEN that on September 15, 2025, the Petition of Brianna Kimmel for a Change of Name has been filed in the above named Court, praying for a Decree to change the name of Petitioner from Brianna Kimmel to Brianna Burton.

The Court of Lehigh County Courthouse, Allentown, Pennsylvania, as the date and place for the hearing of said Petition. All persons interested in the proposed change of name may appear and show cause, if any they have, why the prayer of said Petitioner should not be granted.

Date of Hearing: November 26, 2025, Time of Hearing: 9:30 A.M., Courtroom Number: 5B, Honorable Douglas Reichley, Lehigh County Courthouse, 455 West Hamilton Street, Allentown, PA 18101.

O-24

CHANGE OF NAME NOTICE

In the Court of Common Pleas of
Lehigh County

NO. 2025-C-3797

NOTICE IS HEREBY GIVEN that on September 17, 2025, the Petition of Harrison Heinrichs Schuler for a Change of Name has been filed in the above named Court, praying for a Decree to change the name of Petitioner from Harrison Heinrichs Schuler to Quinn Heinrichs Schuler.

The Court of Lehigh County Courthouse, Allentown, Pennsylvania, as the date and place for the hearing of said Petition. All persons interested in the proposed change of name may appear and show cause, if any they have, why the prayer of said Petitioner should not be granted.

Date of Hearing: December 1, 2025, Time of Hearing: 9:30 A.M., Courtroom Number: 2A, Honorable J. Brian Johnson, Lehigh County Courthouse, 455 West Hamilton Street, Allentown, PA 18101.

O-24

CHANGE OF NAME NOTICE

In the Court of Common Pleas of
Lehigh County

NO. 2025-C-4094

NOTICE IS HEREBY GIVEN that on October 9, 2025, the Petition of Meghann Stamps for a Change of Name has been filed in the above-named Court, praying for a Decree to change the MINOR name Gwyneth Pearl Stamps to River Pearl Stamps.

The Court of Lehigh County Courthouse, Allentown, Pennsylvania, as the date and place for the hearing of said Petition. All persons interested in the proposed change of name may appear and show cause, if any they have, why the prayer of said Petitioner should not be granted.

Date of Hearing: December 24, 2025, Time of Hearing: 9:30 A.M., Courtroom Number: 5C, Honorable Thomas A. Capehart, Lehigh County Courthouse, 455 West Hamilton Street, Allentown, PA 18101.

O-24

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

The following Real Estate will be sold at Sheriff's Sale at 10:00 A.M.

Friday, November 21, 2025

*in the Courthouse, Fifth and
Hamilton Streets, Allentown,
Pennsylvania.*

*Purchasers Must Immediately Pay
10% of the Purchase Price by
Certified Check.*

TO ALL PARTIES IN INTEREST
AND CLAIMANT:

Upon all sales where the filing of a Schedule of Distribution is required, the said Schedule will be filed by the Sheriff on a date specified by the Sheriff not later than thirty (30) days after sale, and a Deed will be delivered to the PURCHASER and distribution will be made in accordance with the Schedule unless exceptions are filed thereto within ten (10) days thereafter.

On sales where the filing of a Schedule of Distribution is not required, a Deed will be delivered to the PURCHASER after the expiration of twenty (20) days from the date of sale, unless exceptions are taken to the sale within that period.

NO. 25006116

By virtue of a writ of execution No. 2024-C-3973, Loandepot.com v. Scott G. Bosworth, owner of property situate in the Borough of Coopersburg, Lehigh County, Pennsylvania, being 336 East State St., Coopersburg, PA 18036.

Tax Assessment No. 64235745-6944-1.

Improvements thereon: Residential property.

Attorneys
Harry B. Reese, Esq.
Powers Kirn, LLC

NO. 25006162

By virtue of a writ of execution No. 2023-ML-0780, Allentown School District v. Raymond T. Moorhead, owner of property situate in the City of Allentown, Lehigh County, Pennsylvania, being 513 N. 6th Street, Allentown, PA 18102.

Tax Assessment No. 64070362-1999-1.

Improvements thereon: Single family.

Attorneys
Portnoff Law Associates, Ltd.

NO. 25006172

By virtue of a writ of execution No. 2021-ML-0915, Catasauqua Area School District v. Albert A. Check, owner of property situate in the Borough of Catasauqua, Lehigh County, Pennsylvania, being 154 S. 14th Street, Catasauqua, PA 18032.

Tax Assessment No. 64084874-8196-1.

Improvements thereon: Single family.

Attorneys
Portnoff Law Associates, Ltd.

NO. 25006175

By virtue of a writ of execution No. 2023-ML-0432, Northwestern Lehigh School District v. Edwin R. Figueroa and Tina L. Figueroa, owners of property situate in the Lynn Township, Lehigh County, Pennsylvania, being 7545 Market Street, New Tripoli, PA 18066.

Tax Assessment No. 54292649-4113-1.

Improvements thereon: Single family.

Attorneys
Portnoff Law Associates, Ltd.

NO. 25006176

By virtue of a writ of execution No. 2024-ML-1276, Whitehall-Coplay School District v. H&L Holdings, L.L.C., owner of property situate in the Whitehall Township, Lehigh County, Pennsylvania, being *Jefferson St., Whitehall, PA 18052.

Tax Assessment No. 54988234-8155-1.

Improvements thereon: Commercial.

Attorneys
Portnoff Law Associates, Ltd.

NO. 25006194

By virtue of a writ of execution No. 2025-C-0626, Freedom Mortgage Corporation v. Sherman Henry Burbank IV, owner of property situate in the City of Allentown, Lehigh County, Pennsylvania, being 2347 S. Law St., Allentown, PA 18103 a/k/a 555 Euclid St., Allentown, PA 18103.

Tax Assessment No. 64065046-5454-1.

Improvements thereon: Residential dwelling.

Attorneys
Brock & Scott, PLLC

NO. 25006209

By virtue of a writ of execution No. 2023-C-3355, Flagstar Bank, N.A. v. Richard D. Stevenson a/k/a Richard Duane Stevenson, owner of property situate in the Borough of Coplay, Lehigh County, Pennsylvania, being 27.5 North Front St. a/k/a 27 1/2 North Front Street, Coplay, PA 18037.

Tax Assessment No. 54995605-8620-1.

Improvements thereon: Residential dwelling.

Attorneys
KML Law Group, P.C.

NO. 25006213

By virtue of a writ of execution No. 2025-C-0021, Pennymac Loan Services, LLC v. Zachary A. Palansky and Amanda N. Reese, owners of property situate in the Borough of Slatington, Lehigh County, Pennsylvania, being 512 Center Street, Slatington, PA 18080.

Tax Assessment No. 55621672-2399-1.

Improvements thereon: Residential dwelling.

Attorneys
KML Law Group, P.C.

NO. 25006250

By virtue of a writ of execution No. 2021-ML-0284, Whitehall Township v. Tara L. Haberl, owner of property situate in the Whitehall Township, Lehigh County, Pennsylvania, being 1156 Wolf Street, Whitehall, PA 18052.

Tax Assessment No. 54986458-1424-1.

Improvements thereon: Single family.

Attorneys
Portnoff Law Associates, Ltd.

NO. 25006403

By virtue of a writ of execution No. 2025-C-0630, Wilmington Trust Company Not in Its Individual Capacity But Solely as Successor Trustee to JPMorgan Chase Bank, N.A. as Successor in Interest By Merger To Bank One, N.A. as Trustee for MAS-TR Alternative Loan Trust 2002-2 v. Gregorio Lopez, owner of property situate in the City of Allentown, Lehigh County, Pennsylvania, being 2548 28th Street SW, Allentown, PA 18103.

Tax Assessment No. 64050468-2104-1.

LEHIGH LAW JOURNAL

Improvements thereon: Residential real estate.

Attorney
Caroline P. Aprahamian, Esq.

NO. 25006805

By virtue of a writ of execution No. 2025-C-1086, U.S. Bank Trust National Association, Not in Its Individual Capacity but Solely as Owner Trustee for RCAF Acquisition Trust v. Curtis L. Barlow; Desiree D. Barlow, owners of property situate in the City of Allentown, Lehigh County, Pennsylvania, being 538-540 W. Emaus Ave., Allentown, PA 18103.

Tax Assessment No. 64065140-3347-1.

Improvements thereon: Residential dwelling.

Attorneys
Brock & Scott, PLLC

NO. 25007230

By virtue of a writ of execution No. 2025-C-1175, New Tripoli Bank v. Theresa Bissell, owner of property situate in the Upper Saucon Township, Lehigh County, Pennsylvania, being 2253 Taylor Drive, Center Valley, PA 18034.

Tax Assessment No. 64341812-0249-1.

Improvements thereon: Two story single family residence.

Attorney
Jack M. Seitz, Esq.

NO. 25007285

By virtue of a writ of execution No. 2024-ML-2374, Northwestern Lehigh School District v. Donald E. McGorry and Megan R. McGorry, owners of property situate in the Lowhill Township, Lehigh County, Pennsylvania, being 6726 Ryan Court, Orefield, PA 18069.

Tax Assessment No. 54573752-3593-1.

Improvements thereon: Single family.

Attorneys
Portnoff Law Associates, Ltd.

NO. 25007287

By virtue of a writ of execution No. 2024-ML-1218, Northern Lehigh School District v. Cindy S. Wotring, Melanie A. Wotring and Donald Landis, Jr., owners of property situate in the Washington Township, Lehigh County, Pennsylvania, being 8842 Furnace Road, Slatington, PA 18080.

Tax Assessment No. 55420240-7795-1.

Improvements thereon: Single family.

Attorneys
Portnoff Law Associates, Ltd.

NO. 25007289

By virtue of a writ of execution No. 2023-ML-1112, Northern Lehigh School District v. Wade M. Wanamaker, owner of property situate in the Washington Township, Lehigh County, Pennsylvania, being 4428 Lovers Lane, Slatington, PA 18080.

Tax Assessment No. 55417665-5549-1.

Improvements thereon: Single family.

Attorneys
Portnoff Law Associates, Ltd.

NO. 25007292

By virtue of a writ of execution No. 2021-ML-1475, Whitehall Township v. Prisca Theagene Pascal, Georges Plaisir, Sonia Pierre Plaisir and Jocelyne Pascal, owners of property situate in the Whitehall Township, Lehigh County, Pennsylvania, being 3127 N. 5th Street, Whitehall, PA 18052.

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Tax Assessment No. 54994223-7501-1.

Improvements thereon: Single family.

Attorneys
Portnoff Law Associates, Ltd.

NO. 25007293

By virtue of a writ of execution No. 2024-ML-2064, Allentown School District v. Sunstar Medical Center, L.L.C. c/o MHR Enterprises, owner of property situate in the City of Allentown, Lehigh County, Pennsylvania, being 1631-1655 W. Liberty Street, Allentown, PA 18102.

Tax Assessment No. 54974059-1347-1.

Improvements thereon: Single family.

Attorneys
Portnoff Law Associates, Ltd.

NO. 25007294

By virtue of a writ of execution No. 2023-ML-1128, Parkland School District v. Ann E. Giuffrida, owner of property situate in the Upper Macungie Township, Lehigh County, Pennsylvania, being 1903 Cricklewood Cove, Fogelsville, PA 18051.

Tax Assessment No. 54564743-5625-1.

Improvements thereon: Single family.

Attorneys
Portnoff Law Associates, Ltd.

NO. 25007296

By virtue of a writ of execution No. 2020-ML-2113, South Whitehall Township v. Marian V. Smith, owner of property situate in the South Whitehall Township, Lehigh County, Pennsylvania, being 1740 Brown Street, Allentown, PA 18104.

Tax Assessment No. 54971735-3029-1.

Improvements thereon: Single family.

Attorneys
Portnoff Law Associates, Ltd.

NO. 25007354

By virtue of a writ of execution No. 2025-C-1611, Pennsylvania Housing Finance Agency v. Nicholas Hudak, owner of property situate in the Whitehall Township, Lehigh County, Pennsylvania, being 3012 N. 3rd Avenue, Whitehall, PA 18052.

Tax Assessment No. 54990375-7880-1.

Improvements thereon: Residential dwelling house.

Attorneys
Lois M. Vitti, Esq.
Vitti Law Group, Inc.

NO. 25007401

By virtue of a writ of execution No. 2025-C-0804, Selene Finance LP v. Holly M. Epinger a/k/a Holly Epinger, owner of property situate in the Borough of Catasauqua, Lehigh County, Pennsylvania, being 466 Race St., Catasauqua, PA 18032.

Tax Assessment No. 64083857-1504-1.

Improvements thereon: Residential property.

Attorneys
Danielle A. Coleman, Esq.
Robertson, Anschutz, Schneid,
Crane & Partners, PLLC

JOSEPH N. HANNA
Sheriff of Lehigh County, PA
David M. Backenstoe
County Solicitor

O-24, 21; N-7

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The Hon. Robert L. Steinberg, Judge
The Hon. James T. Anthony, Judge
The Hon. Michele A. Varricchio, Judge
The Hon. Douglas G. Reichley, Judge
The Hon. Melissa T. Pavlack, Judge
The Hon. Anna-Kristie M. Marks, Judge
The Hon. Thomas M. Caffrey, Judge
The Hon. Thomas A. Capehart, Judge
The Hon. Zachary J. Cohen, Judge
The Hon. Carol K. McGinley, Senior Judge
The Hon. Edward D. Reibman, Senior Judge

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