

County of Montgomery Sheriff's Office

Sheriff Sale - Solicitor's Sale Day Report

Sale Date: 02/23/2022

LR #	Docket #	Plaintiff	Sale Address	Parcel Number(s)	Debt Amount
	Status	Defendant	Twp/Borough	Attorney	All Costs
1	12-29217 OPEN	Diamond Credit Union vs. <i>Gibbons Lakisha D.</i>	351 Beech Street Pottstown PA 19464 <i>Pottstown Borough</i>	16-00-01452-00-8 Philips, Curtin & DiGiacomo	\$17,552.95 \$1,123.68
2	13-01849 POSTPONED BY COURT	Pottstown Borough Authority and Borough of Pottstown vs. <i>Reichert Stephen J. & Reichert Deborah A.</i>	122 East Third Street Pottstown PA 19464 <i>Pottstown Borough</i>	16-00-29244-00-8 Portnoff Law Associates, Ltd.	\$2,714.33 \$1,447.99
7	13-28484 POSTPONED BY COURT	MTGLQ Investors, LP vs. <i>Bertino Carolyn L.</i>	20 Meredith Road Phoenixville PA 19460 <i>Upper Providence Township</i>	61-00-03370-07-3 Powers Kirn, LLC	\$1,422,639.13 \$2,478.95
14	15-09106 POSTPONED	School District of Cheltenham Township vs. <i>Ricci Emil T. and Ricci Barbara</i>	118 Johns Road Cheltenham PA 19012 <i>Cheltenham Township</i>	31-00-15787-00-4 Portnoff Law Associates, Ltd.	\$8,879.05 \$2,271.88
17	15-12866 POSTPONED BY COURT	Hope USA, LLC vs. <i>Chung Julia I. & Chung Joshua I.</i>	1108 West Autumn Court Collegeville PA 19426 <i>Lower Providence Township</i>	43-00-00954-09-2 Lynch Law Group LLC	\$189,193.43 \$2,175.86
25	16-09602 OPEN	New Rez LLC d/b/a Shellpoint Mortgage Servicing vs. <i>Tischler John</i>	7322 Oak Avenue Elkins Park PA 19027 <i>Cheltenham Township</i>	31-00-20845-00-4 Hladik Onorato & Federman, LLP	\$309,421.81 \$2,393.28
31	17-01630 POSTPONED	LSF10 Master Participation Trust vs. <i>Organtini Christopher A. & Organtini Dawn M.</i>	572 East Main Street Norristown PA 19401 <i>Norristown Borough</i>	13-00-21644-00-6 Milstead & Associates, LLC	\$86,413.19 \$2,165.72
36	17-15303 POSTPONED	U.S. Bank Trust National Association, not in its individual capacity but solely as owner Trustee for RCF 2 Acquisition Trust vs. <i>Pollitt Anthony</i>	36 Prospect Avenue Bryn Mawr PA 19010 <i>Lower Merion Township</i>	40-00-47948-00-9 KML Law Group, P. C.	\$204,571.67 \$2,117.31

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38	17-19170 POSTPONED	Green Hill Condominium Owners Association vs. <i>Heyward Isiah and Heyward Roslyn</i>	1001 City Avenue Condo W-406 Wynnewood PA 19096 <i>Lower Merion Township</i>	40-00-11150-62-7 Clemons Richter & Reiss, P.C.	\$79,366.83 \$2,305.04
41	17-21585 POSTPONED	Allied Mortgage Group, Inc. vs. <i>O'Donnell Joseph</i>	304 Inman Terrace Willow Grove PA 19090 <i>Upper Moreland Township</i>	59-00-09886-00-9 Richard M. Squire & Associates, LLC	\$94,047.76 \$2,417.30
42	17-26296 POSTPONED	Chimera Reo 2018-NR1 LLC vs. <i>Montague Scott D.</i>	442 Brookside Avenue Lower Gwynedd PA 19002 <i>Lower Gwynedd Township</i>	39-00-00454-00-2 KML Law Group, P. C.	\$295,870.26 \$2,146.83
45	18-02125 POSTPONED BY COURT	U.S. Bank N.A. vs. <i>Norris Leon & Norris Loretta</i>	745 East Oak Street Norristown PA 19401 <i>Norristown Borough</i>	13-00-29184-03-5 Brock and Scott PLLC	\$285,733.17 \$1,879.43
52	18-15559 POSTPONED	NewRez LLC d/b/a Shellpoint Mortgage Servicing vs. <i>Rivelli Nicholas</i>	20 Hickory Drive Condo B-1 Horsham PA 19044-1935 <i>Horsham Township</i>	36-00-11669-68-8 KML Law Group, P.C.	\$173,239.81 \$2,295.78
56	18-20410 POSTPONED	NewRez LLC vs. <i>Carfi Joseph & Malloy Kelly</i>	409 North Avenue Penllyn PA 19422 <i>Lower Gwynedd Township</i>	39-00-03061-00-5 KML Law Group, P. C.	\$213,190.67 \$2,297.98
62	18-23280 OPEN	Truist Bank fka Branch Banking & Trust Company vs. <i>Kriebel Richard D. aka Kriebel Richard & Kriebel Laura aka Kriebel Laura A.</i>	331 Heatherfield Drive Souderton PA 18964 <i>Franconia Township</i>	34-00-02634-46-4 McCabe Weisberg & Conway, P.C.	\$179,305.54 \$1,315.32
63	18-24533 OPEN	Quicken Loans Inc. vs. <i>Bock Alan R. & Mary R.</i>	12 Drexel Road Hatboro PA 19040 <i>Hatboro Borough</i>	08-00-01432-00-9 KML Law Group, P.C.	\$280,332.54 \$3,013.62

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64	18-27601 OPEN	Citizens Bank, N.A. vs. <i>Trump Daniel F and Trump Pamela J</i>	428 Fairview Street Pottstown PA 19464 <i>West Pottsgrove Township</i>	64-00-01222-00-1 McCabe, Weisberg & Conway, LLC	\$127,711.10 \$1,250.28
66	19-00174 POSTPONED BY COURT	U.S. Bank National Association as Legal Title Trustee for Truman 2016 SC6 Title Trust vs. <i>Miller Calvin and Miller Annette</i>	18 Parkview Road Cheltenham PA 19012 <i>Cheltenham Township</i>	31-00-21991-00-1 Friedman Vartolo LLP	\$405,977.09 \$2,121.23
74	19-07764 POSTPONED	Westover Crossing Homeowners Association vs. <i>Marsh Christopher J.</i>	526 Canterbury Road Norristown PA 19403 <i>West Norriton Township</i>	63-00-00881-26-2 Law Offices of Hal A. Barrow	\$7,631.13 \$2,248.96
78	19-14592 POSTPONED	Pottstown School District vs. <i>Deegan Gregory P.</i>	1019 Terrace Lane Pottstown PA 19464 <i>Pottstown Borough</i>	16-00-29124-00-2 Portnoff Law Associates Ltd.	\$5,135.24 \$1,954.86
83	19-17778 POSTPONED BY COURT	U.S. Bank N.A. vs. <i>Freedenberg Helen K. aka Freedenberg Helen</i>	2136 Ash Lane Lafayette Hill PA 19444 <i>Whitemarsh Township</i>	65-00-00185-08-3 RAS Citron LLC	\$251,577.33 \$2,036.63
93	19-21628 POSTPONED BY COURT	Quicken Loans Inc. vs. <i>Galamba Matthew J.</i>	1005 Terrace Lane aka 105 Terrace Lane Pottstown PA 19464 <i>Pottstown Borough</i>	16-00-29116-00-1 KML Law Group, P.C.	\$106,977.61 \$2,007.31
95	19-23127 POSTPONED	Pottsgrove School District vs. <i>Farkosh Stephen</i>	128 Maugers Mill Road Pottstown PA 19464 <i>Upper Pottsgrove Township</i>	60-00-02005-00-5 Portnoff Law Associates LTD.	\$5,711.21 \$1,967.34
98	19-24473 POSTPONED BY COURT	Wilmington Savings Fund Society vs. <i>Rice Thomas G.</i>	116 North Essex Avenue Narberth PA 19072 <i>Narberth Borough</i>	12-00-01174-00-2 Hladik Onorato and Federman, LLP	\$484,913.21 \$1,722.28

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102	19-25298 POSTPONED	Reverse Mortgage Funding, LLC vs. <i>Thomas Davidheiser, Gary Davidheiser, Timothy Davidheiser, & Stanley Alan Davidheiser Known Surviving Heirs of Evelyn Davidheiser, & Unknown Surviving Heirs of Evelyn Davidheiser</i>	2126 Needhammer Road Pottstown PA 19464 <i>Upper Pottsgrove Township</i>	60-00-02335-00-8 McCabe, Weisberg & Conway, LLC	\$194,699.28 \$2,688.69
103	19-26174 POSTPONED BY COURT	UMB BANK, N.A. vs. <i>Conard Thomas</i>	174 West Lehman Avenue Hatboro PA 19040 <i>Hatboro Borough</i>	08-00-03028-00-6 Brock & Scott, PLLC	\$197,913.88 \$2,191.46
105	19-28214 POSTPONED	Deutsche Bank National Trust vs. <i>Delisser Lawton & USA</i>	133 West Airy Street Norristown PA 19401 <i>Norristown Borough</i>	13-00-01140-00-8 Stern & Eisenberg, P.C.	\$260,550.82 \$1,672.82
106	19-29517 POSTPONED	Reverse Mortgage Solutions, Inc. vs. <i>Thompson Abbott W.</i>	313 Woodside Avenue Narberth PA 19072 <i>Narberth Borough</i>	12-00-03856-00-2 KML Law Group, P.C.	\$562,655.30 \$1,913.28
108	20-01353 POSTPONED	Reverse Mortgage Solutions, Inc. vs. <i>Bateman Kathleen J.</i>	2024 North Trooper Road Norristown PA 19403 <i>East Norriton Township</i>	33-00-09721-00-2 KML Law Group, P.C.	\$242,416.33 \$2,301.11
109	20-02659 POSTPONED BY COURT	National Capital Management, L.P. vs. <i>Weisbaum Adam a/k/a Weisbaum Adam M.</i>	100 and 550 Easton Road Horsham PA 19044 <i>Horsham Township</i>	36-00-03718-00-8 & 36-00-03835-00-8 Friedman, Schuman, Applebaum & Nemeroff, P.C.	\$1,090,477.66 \$3,707.34
110	20-02775a/b POSTPONED BY COURT	Excel Financial Corp. vs. <i>Islam Ashraf and Islam Dilruba</i>	404 Doylestown Pike & 407-409 West Main Street aka 409 W.Main St Montgomeryville/Lansdale PA 18936/19446	46-00-00811-00-7;11-00-09548-00-8 Friedman, Schuman, Applebaum & Nemeroff, P.C.	\$188,518.21 \$2,975.00
111	20-06329 POSTPONED BY COURT	Reverse Mortgage Solutions, Inc. vs. <i>Coccio Damian Heir of Coccio Helen A. a/k/a Coccio Helen (Dec'd) & Unknown Heirs</i>	479 Old Elm Street Conshohocken PA 19428 <i>Plymouth Township</i>	49-00-02827-00-4 RAS Citron, LLC	\$187,707.86 \$2,435.14

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119	21-02731 OPEN	Richard Millan and Harriet Millan vs. <i>Topf Linda and USA</i>	1655 Oakwood Drive North Bldg Condo 108 Narberth PA 19072 <i>Lower Merion Township</i>	40-00-43165-07-6 Langsam Stevens Silver & Hollaender, LLP	\$213,302.51 \$1,126.92
120	21-02975 OPEN	Ambler Savings Bank vs. <i>Biddle Anthony G. III</i>	126 Macklenburg Drive Condo L 18B Blue Bell PA 19422 <i>Lower Gwynedd Township</i>	39-00-02430-01-5 Fox and Fox Attorneys at Law, P.C.	\$125,260.06 \$1,345.92
122	21-09356 OPEN	Wilimington Savings Fund Society, FSB vs. <i>Unknown, Heirs, Personal Representatives, and Devises of Julia Conway, deceased and Conway Angela Marie</i>	2160 Joshua Road Lafayette Hill PA 19444 <i>Whitemarsh Township</i>	65-00-06149-00-5 Richard M. Squire & Associates, LLC	\$350,402.38 \$1,397.92
123	21-13678 OPEN	Peoples United Bank, National Association S/B/M United Bank vs. <i>Urban Renewal 2, LLC</i>	421 East Airy Street Norristown PA 19401 <i>Norristown Borough</i>	13-00-00408-00-2 Law Office of Gregory Javardian, LLC	\$113,229.16 \$1,283.12
124	21-14167 OPEN	Mill City Mortgage Loan Trust 2017-3, Wilmington Savings Fund Society, as Trustee vs. <i>Anderson Roland H. a/k/a Anderson Roland Hayes, I and USA</i>	538 General Learned Road King of Prussia PA 19406 <i>Upper Merion Township</i>	58-00-08083-00-4 Hladik Onorato & Federman, LLP	\$218,918.81 \$1,608.20