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LEGAL LISTINGS

COURT NOTICES

**FIRST JUDICIAL DISTRICT OF PENNSYLVANIA
COURT OF COMMON PLEAS CRIMINAL SECTION
AND
MUNICIPAL COURT CRIMINAL SECTION**

General Court Regulation No. 2024-01
In re: Probation Reform Act Postsentence Review Procedures

AND NOW this 8th day of July, 2024 this Court adopts this General Court Regulation to establish the Postsentence Review Program and provide procedural guidance for the expeditious processing of all postsentence reviews required under Section 7 of the *Probation Reform Act*, Act No. 44 of 2023, Dec. 14, 2023 (hereinafter, "the Act"). This General Court Regulation shall apply to all individuals sentenced or resentenced to a term of probation prior to June 11, 2024.

1. The probation office responsible for the supervision of a defendant (hereinafter, "Probation Office") shall calculate the date of eligibility for a postsentence review as set forth under Section 7, Paragraphs (1) and (2) of the Act and shall prepare a Postsentence Review Report (hereinafter, "Report") for each eligible defendant under its supervision.
2. The Report shall include the following:
 - a. The date the Defendant is eligible for a postsentence review pursuant to Section 7 of the Act, Paragraph (1)(i);
 - b. A statement identifying the Judge supervising the Defendant's probationary sentence;
 - c. A statement as to whether the Defendant has satisfied any of the conditions described in Section 4, Paragraphs (c)(1) and (c)(2) of the Act;
 - d. A statement as to whether the Defendant has completed all treatment or any other program required as a condition of probation;
 - e. Any additional information relevant to the Court's review of whether the Defendant should be considered for early termination of probation or modification of the terms and conditions of probation; and
 - f. A recommendation that:
 - i. The Defendant's probation be terminated;
 - ii. The Defendant's probation continue as previously ordered; or
 - iii. The Defendant's probation continue under different, reduced or increased terms and conditions.
3. The Probation Office shall file the Report with the Office of Judicial Records. The Report shall be served on the Commonwealth, the Defendant, the Defendant's last counsel of record, and the Defenders Association of Philadelphia in accordance with Pa. R. Crim. P. 576 and Phila. Crim. R. *576.
4. The Report shall be filed at the earliest time practicable, but no later than 45 days prior to the date the Defendant is eligible for a postsentence review pursuant to Section 7 of the Act.
5. The Probation Office shall immediately provide the Criminal Listings Department (hereinafter, "Criminal Listings") with the case information for each matter in which a Report was filed.
6. Upon receiving the case information, Criminal Listings shall schedule the matter for a Postsentence Review Hearing (hereinafter, "Hearing"), which will be scheduled before the sentencing judge on the next available date. If the sentencing judge is no longer sitting in the Trial Division – Criminal of the Philadelphia County Court of Common Pleas, or Municipal Court – Criminal Division, the Hearing will be scheduled before a judge assigned to preside over non-sitting judge Postsentence Review Hearings in the appropriate Court. Criminal Listings shall notify the Probation Office, the Defendant's last counsel of record, the Commonwealth and the Defenders Association of Philadelphia of the date and location of the Hearing. The Probation Office shall notify the Defendant of the date and location of the Hearing. The Defendant's appearance at a Hearing shall not be required for the initial listing.
7. The Defendant and the Commonwealth may file a Response to the Report with the Office of Judicial Records no later than 10 business days prior to the scheduled Hearing. Responses shall be served on the opposing party, the Probation Office and the Defenders Association of Philadelphia in accordance with Pa. R. Crim. P. 576 and Phila. Crim. R. *576.
8. If, at the Hearing, the Court determines that the Defendant's presence is necessary for its determination, the Court shall continue the Hearing, and the Probation Office shall notify the Defendant of the date and location of the Hearing and that their presence is required.
9. Following the Hearing, the Court shall enter an Order terminating probation or continuing probation with the same or modified terms.

10. If the Court terminates probation at the Hearing and in the absence of the Defendant, the Probation Office shall promptly notify the Defendant that the sentence of probation was terminated.
11. Nothing in this General Court Regulation shall be construed to limit the Court's authority to terminate probation prior to the Hearing after receiving input from the Commonwealth and the Defense. If the Court terminates probation prior to the Hearing date, the Court shall promptly transmit its Order to the Office of Judicial Records, who shall file and serve the Order pursuant to Pa. R.Crim. P. 114, and notify Criminal Listings that the scheduled Hearing should be cancelled.
12. If a Defendant's Postsentence Review Hearing has not commenced within the time frame specified in Section 7, Paragraph (1)(i) of the Act, defense counsel or the Defendant if unrepresented may file a motion requesting a Postsentence Review Hearing.

This General Court Regulation is issued pursuant to *Probation Reform Act*, Act No. 44 of 2023, Dec. 14, 2023 and shall become effective immediately. The original General Court Regulation shall be filed with the Office of Judicial Records in a Docket maintained for General Court Regulations issued by the Administrative Judge of the Court of Common Pleas of Philadelphia County, shall be published in the *Pennsylvania Bulletin*, and copies shall be submitted to the Administrative Office of Pennsylvania Courts and to the Criminal Procedural Rules Committee. Copies of the General Court Regulation will be submitted to American Lawyer Media, *The Legal Intelligencer*, Jenkins Memorial Law Library, and the Law Library for the First Judicial District of Pennsylvania, and posted on the website of the First Judicial District of Pennsylvania at <http://courts.phila.gov>.

BY THE COURT:

/s/ Daniel Anders

HONORABLE DANIEL ANDERS
Administrative Judge, Trial Division
Court of Common Pleas

BY THE COURT:

/s/ Joffie Pittman, III

HONORABLE JOFFIE PITTMAN, III
Administrative Judge,
Municipal Court

**FIRST JUDICIAL DISTRICT OF PENNSYLVANIA
PHILADELPHIA MUNICIPAL COURT**

NOTICE TO THE BAR

Effective Monday, August 12, 2024, the Landlord Tenant Officer ("LTO") will no longer be accepting new writs of possession. Following that date, all writs will be directed to the Philadelphia Sheriff's Office.

Beginning Tuesday, August 13, 2024, the LTO will accept alias writs of possession on matters where the writs of possession had previously been filed with the LTO and paid for until the close of business Monday, September 9, 2024.

After Monday, September 9, 2024, if a writ has already been filed with the LTO and no alias writ is filed, litigants will be required to re-start the process with the Sheriff's Office.

DATE: July 31, 2024
Honorable T. Francis Shields
President Judge
Philadelphia Municipal Court
First Judicial District of Pennsylvania

Court Notices continues on 8

I N S I D E

Common Pleas Court:	11 Public Notices
4 Civil Listings	7 U.S. Bankruptcy Court
5 Criminal Listings	7 U.S. Court of Appeals
4 Family Court	2 Hearing List
4 Mass Tort Asbestos	7 U.S. District Court
6 Municipal Court	2 Trial List
7 Orphans' Court	

COURT OF APPEALS

CASES LISTED FOR DISPOSITION

FOR THE WEEK OF SEPTEMBER 9, 2024 MON., SEPT. 9, 2024 USA v. Omari Patton (SUBMIT); 23-2101. USA v. Catharine Miller (SUBMIT); 23-2932. Zong Ouyang v. Attorney General United States of America (SUBMIT); 23-3071. Jennifer McLaughlin v. WalMart (SUBMIT); 23-3201. Zenith Insurance Company v. Martin Newell, Jr. et al (SUBMIT); 24-1035. TUES., SEPT. 10, 2024 Westminster American Insurance Co et al v. Security National Insurance Co. (SUBMIT); 23-2902. Teamsters Local Union No 355 v. Ensinger Penn Fibre Inc. (SUBMIT); 24-1037. USA v. Marcus Ricketts (SUBMIT); 24-1268. THE ALBERT BRANSON MARIS COURTROOM 19th Flr. WED., SEPT. 11, 2024 9:30 A.M. The Public Interest Legal Foundation v. Secretary Commonwealth of Pennsylvania e (SUBMIT); 23-1590, 23-1591, 23-3045. Brandy Cuff v. Commonwealth of Pennsylvania et al (SUBMIT); 23-3246. James Quisenberry v. Jon Ridge et al (SUBMIT); 24-1017.

CASES LISTED FOR DISPOSITION

THURS., SEPT. 12, 2024 USA v. James Peperno, Jr. (SUBMIT); 23-1389. Carlos Calderon-Escobar v. Attorney General United States of America (SUBMIT); 23-2164. Keauntey Hughes et al v. Nicholas Herbster et al (SUBMIT); 23-3122. USA v. Damian Bradford (SUBMIT); 23-3257.

CASES LISTED FOR DISPOSITION

FRI., SEPT. 13, 2024 Nifty Home Products Inc. v. Ladynana US et al (SUBMIT); 23-1332. Nifty Home Products Inc. v. Ladynana US et al (SUBMIT); 23-2028. Jessica Servais v. John Caccia et al (SUBMIT); 23-2565. USA v. Thomas Traumann (SUBMIT); 23-2985. Seydou Wane v. Attorney General United States of America (SUBMIT); 23-3229. Joseph Bushra v. Main Line Health Inc. (SUBMIT); 24-1117.

DISTRICT COURT

NOTICE

1. Counsel shall promptly notify the deputy clerk to each judge before whom he/she has a case listed upon becoming attached for trial in another court. To be accorded recognition, a busy slip, using the designated form, MUST be filed in Room 2609 before 1 p.m. on the day after counsel becomes attached. 2. Cases in the trial pools do not necessarily appear in the order in which they will be called. Counsel should therefore be ready to begin trial upon receiving telephone call notice, subject to the following: (a) Counsel whose cases are in the pools will be given 48 hours' notice, if feasible, but not less than 24 hours notice to ready for trial with witnesses. (b) It is counsel's responsibility to check with each judge's deputy clerk on the status and movement of criminal and civil cases in that judge's pool. (c) Counsel will not be required to commence trial less than 24 hours after completing trial of another case.

J. GOLDBERG Chief Judge

M.S. GOLDBERG, CH. J. Courtroom 17A

THURSDAY, SEPT. 12, 2024 Arraignment

11:00 A.M. 24-cr-0288 USA v. PULLEY

P.S. DIAMOND, J. Courtroom 14-A

Secretary/Courtroom Deputy: Richard Thieme Phone: (267) 299-7730 Criminal Courtroom Deputy: Lenora Kashner Wittje Phone: (267) 299-7739r

THURSDAY, SEPT. 12, 2024 Evidentiary Hearing

11:00 A.M. 22-cv-3302 GRIESING LAW, LLC v. KLEINBARD

Status Conference/Hearing

01:30 P.M. 19-cr-0588 USA v. MORGAN

TUESDAY, SEPT. 17, 2024 Sentencing

01:30 P.M. 23-cr-0359 USA v. BROWN

Trial Date

09:30 A.M. 22-cv-1379 STEWART v. WADE et al

SANCHEZ, J. Scheduling Courtroom Deputy: Nancy DeLisle Phone: (267) 299-7789 ESR/Courtroom Deputy: Stacy Wertz Phone: (267) 299-7781

WEDNESDAY, SEPT. 11, 2024 Sentencing

09:30 A.M. 21-cr-0421 USA v. NORWOOD

TUESDAY, SEPT. 17, 2024 Arbitration Hearing

09:30 A.M. 24-cv-1066 SWAIN v. SOUTH STATE, INC.

Attorney Appointment Hearing

10:00 A.M. 20-cr-0417 USA v. SEARS

QUINONES ALEJANDRO, J. Courtroom 8B

Secretary/Civil Deputy: Nicole Phillippi (267) 299-7460 Criminal Deputy Clerk: Rosalind Burton-Hoop (267) 299-7467

THURSDAY, SEPT. 12, 2024 Revocation Superv Rls-FinalHrg

10:30 A.M. 12-cr-0363 USA v. WHITE

12:00 P.M. 01-cr-0748 USA v. PHYLLIAN

12:30 P.M. 19-cr-0613 USA v. CANALES-NIEVES

Sentencing

11:00 A.M. 22-cr-0453 USA v. ALEXANDER

SCHMEHL, J. Criminal Deputy: Tanya L. Allender Phone: 610-320-5030 Secretary/Civil Deputy: Barbara A. Crossley Phone: 610-320-5099 The Gateway Building 201 Penn St. Room 518 Reading, PA 19601 3rd flr., Rm. 3041 when in Phila.

THURSDAY, SEPT. 12, 2024 Revocation Superv Rls-FinalHrg

11:00 A.M. 11-cr-0101 USA v. RODRIGUEZ

Sentencing

11:00 A.M. 24-cr-0226 USA v. TREJO-FERER

FRIDAY, SEPT. 13, 2024 Dispositional Hearing

10:00 A.M. 23-cr-0016 USA v. PHILIP

MONDAY, SEPT. 16, 2024 Change of Plea Hearing

10:00 A.M. 21-cr-0065 USA v. FIOCCA

Jury Selection

09:30 A.M. 21-cr-0065 USA v. FIOCCA

G.A. MCHUGH, J. Civil Deputy: Patricia Clark Phone: 267 299-7301 Criminal Deputy: Christian Henry Phone: 267-299-7307

WEDNESDAY, SEPT. 11, 2024 Motion Hearing

03:00 P.M. 19-cv-2624 SIMMONS v. GARMAN et al

THURSDAY, SEPT. 12, 2024 Change of Plea Hearing

01:30 P.M. 24-cr-0155 USA v. CURETON

Motion Hearing

11:00 A.M. 23-cv-2806 MORRIS v. SUTTON et al

Status Conference/Hearing

02:30 P.M. 24-cr-0264 USA v. DOUGHERTY

MONDAY, SEPT. 16, 2024 Jury Trial

09:30 A.M. 23-cr-0509 USA v. FINDLEY

23-cr-0509 USA v. DICKERSON

Motion Hearing

03:00 P.M. 24-cr-0249 USA v. MARTINEZ-GONZALEZ

TUESDAY, SEPT. 17, 2024 Motion Hearing

03:00 P.M. 24-cr-0264 USA v. DOUGHERTY

BEETLESTONE, J. Courtroom 3B

Civil Deputy Aaris Wilson (267) 299-7450, Criminal Deputy Nelson Malave (267) 299-7459

TUESDAY, SEPT. 10, 2024 Attorney Appointment Hearing

10:00 A.M. 23-cr-0454 USA v. BYRD

KEARNEY, J. Deputy Clerk: Ulrike Hevener (267) 299-7688

THURSDAY, SEPT. 12, 2024 Sentencing

01:00 P.M. 04-cr-0664 USA v. DE LA CRUZ

PAPPERT, J. Civil Deputy Katie Furphy (267) 299-7530 Criminal Deputy Jeff Lucini (267) 299-7537

WEDNESDAY, SEPT. 11, 2024 Status Conference/Hearing

02:00 P.M. 23-cv-5142 BLANDING v. WALMART, INC. et a

THURSDAY, SEPT. 12, 2024 Pretrial Conference/Hearing

10:00 A.M. 22-cr-0461 USA v. MATTIS

MONDAY, SEPT. 16, 2024 Jury Trial

09:30 A.M. 22-cr-0461 USA v. MATTIS

J.F. LEESON, JR., J. Civil Duputy Clerk: Diane J. Abeles (610) 391-7020 Criminal Deputy: Justin F. Wood (610) 776-6118 Chambers of the Honorable Joseph F. Leeson, Jr. United States District Court Eastern District of PA. Edward N. Cahn U.S. Courthouse, Suite 3401 504 W. Hamilton St. Allentown, PA 18101 4th Flr., Rm. 4000 when in Phila.

WEDNESDAY, SEPT. 11, 2024 Settlement Conference

02:00 P.M. 24-cv-1031

DENIS v. HOMEOWNERS ASSOCIATIO

TUESDAY, SEPT. 17, 2024 Jury Selection

09:00 A.M. 23-cr-0169 USA v. CASTILLO-PEDRAZA

C.F. KENNEY, J. Criminal Deputy: Christopher Kurek phone 267-299-7549 Civil Deputy: Shelli MacElderly phone 267-299-7540 Chambers of the Honorable Chad F. Kenney, United States District Court Eastern District of PA.

TUESDAY, SEPT. 10, 2024 Motion Hearing

09:30 A.M. 24-cv-0499 CARLTON v. REY et al

Sentencing

02:00 P.M. 23-cr-0123 USA v. ENGLAND

Settlement Conference

10:00 A.M. 23-cv-4561 Ricardo Ayala v. Syncreon. US,

WEDNESDAY, SEPT. 11, 2024 Sentencing

09:00 A.M. 19-cr-0307

THURSDAY, SEPT. 12, 2024 Evidentiary Hearing

10:00 A.M. 19-cr-0518 USA v. ANAND

19-cr-0518 USA v. KUNDI

19-cr-0518 USA v. MALIK

19-cr-0518 USA v. MAKAROVA

Sentencing

09:00 A.M. 19-cr-0703 USA v. FARLEY

FRIDAY, SEPT. 13, 2024 Evidentiary Hearing

10:00 A.M. 19-cr-0518 USA v. ANAND

19-cr-0518 USA v. KUNDI

19-cr-0518 USA v. MALIK

19-cr-0518 USA v. MAKAROVA

MONDAY, SEPT. 16, 2024 Evidentiary Hearing

10:00 A.M. 19-cr-0518 USA v. ANAND

19-cr-0518 USA v. KUNDI

19-cr-0518 USA v. MALIK

19-cr-0518 USA v. MAKAROVA

Sentencing

09:00 A.M. 19-cr-0307

TUESDAY, SEPT. 17, 2024 Sentencing

02:00 P.M. 19-cr-0307

09:00 A.M. 22-cr-0430 USA v. VENTURA-AMPARO

J.D. WOLSON, J. Civil Deputy: Jeannine Abed Phone: (267) 299-7321 Criminal Deputy: Laura Buenzle Phone: (267)299-7239

WEDNESDAY, SEPT. 11, 2024 Motion Hearing

The Legal Intelligencer

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10:00 A.M.
21-cv-3643 Malone v. UNITED PARCEL SERVIC
**FRIDAY, SEPT. 13, 2024
Plea Agreement Hearing**

10:00 A.M.
24-cr-0040 USA v. GARCIA
**TUESDAY, SEPT. 17, 2024
Arbitration Hearing**

09:30 A.M.
24-cv-0836 BAKER v. ALLIED UNIVERAL SECUR
**J.M. YOUNGE, J.
Courtroom A
Criminal Courtroom Deputy: Andrew Follmer
Phone: 267-299-7369
Civil Courtroom Deputy: Dedra Brannan
Phone: 267-299-7360**

**WEDNESDAY, SEPT. 11, 2024
Arbitration Hearing**

09:30 A.M.
23-cv-4788 SATTERTHWAITE v. STATE FARM MU
Motion Hearing

11:00 A.M.
24-cr-0177 USA v. CINTRON

24-cr-0177 USA v. VASQUEZ

24-cr-0177 USA v. DEJESUS

Sentencing

01:30 P.M.
21-cr-0243 USA v. MARTINEZ FIGUEROA

**THURSDAY, SEPT. 12, 2024
Motion Hearing**

10:00 A.M.
18-cr-0309 USA v. BRIL

Sentencing

12:30 P.M.
21-cr-0243 USA v. PASTOR

**TUESDAY, SEPT. 17, 2024
Revocation Superv Rls-FinalHrg**

12:30 P.M.
17-cr-0121 USA v. MCLAUGHLIN

**K. S. MARSTON, J.
Courtroom TBA
Courtroom Deputy/Criminal: Lara Karlson
phone: 267-299-7379**

**TUESDAY, SEPT. 10, 2024
Jury Selection**

09:30 A.M.
23-cr-0339 USA v. MAHABEE

23-cr-0339 USA v. LAHTI

Jury Trial

09:30 A.M.
23-cr-0339 USA v. MAHABEE

**MONDAY, SEPT. 16, 2024
Sentencing**

02:00 P.M.
23-cr-0092 USA v. CEMINI

03:00 P.M.
23-cr-0092 USA v. SHEARBA

10:00 A.M.
22-cr-0164 USA v. ANTHONY

11:00 A.M.
22-cr-0457 USA v. GRANVILLE

Status Conference/Hearing

02:00 P.M.
24-md-3094 GLUCAGON-LIKE PEPTIDE-1 RECEPT

**TUESDAY, SEPT. 17, 2024
Status Conference/Hearing**

01:30 P.M.

24-cv-4049 NADIE v. UNITED STATES POSTAL
**J. M. GALLAGHER, J.
Courtroom TBA
Courtroom Deputy/Criminal: Christine Stein
phone: 610-391-7012
Courtroom Deputy Civil: Brian Dixon
phone: 610-434-3457**

**TUESDAY, SEPT. 10, 2024
Pretrial Conference/Hearing**

02:00 P.M.
24-cv-0298 Sanchez v. Pathward Financial,

**WEDNESDAY, SEPT. 11, 2024
Pretrial Conference/Hearing**

09:30 A.M.
22-cr-0326 USA v. TAYLOR

**THURSDAY, SEPT. 12, 2024
Pretrial Conference/Hearing**

01:00 P.M.
24-cv-1647 Patel v. ANOOPAM MISSION INC.

02:00 P.M.
24-cv-1808 PATEL v. ANOOPAM MISSION, INC.

Sentencing

09:30 A.M.
23-cr-0026 USA v. MAXWELL

**TUESDAY, SEPT. 17, 2024
Pretrial Conference/Hearing**

02:30 P.M.
24-cv-1334 HAULER v. ENCOMPASS HEALTH REH

Revocation Superv Rls-FinalHrg

01:30 P.M.
21-cr-0296 USA v. WOODS

**PEREZ, J.
COURTROOM 10B
Courtroom Deputy: Mia Harvey
267-299-7589**

**THURSDAY, SEPT. 12, 2024
Status Conference/Hearing**

10:30 A.M.
21-cv-5400 JENNINGS et al v. CARVANA LLC

**MONDAY, SEPT. 16, 2024
Plea Agreement Hearing**

03:00 P.M.
23-cr-0517 USA v. COFFIE

**HODGE, J.
Courtroom 15A
Courtroom Deputy: Leesa Ciamaichelo 267-299-7559**

**TUESDAY, SEPT. 17, 2024
Arbitration Hearing**

09:30 A.M.
24-cv-0013 KOLB v. BLABER

**MURPHY, J.
Courtroom 3B
Courtroom Deputy: Kerry Christy 267-299-7510**

**WEDNESDAY, SEPT. 11, 2024
Change of Plea Hearing**

12:00 P.M.
23-cr-0516 USA v. ALLEN

Final Pretrial Conference

03:00 P.M.
23-cv-1156 DRAZEN v. GLACIERPOINT ENTERPR

Sentencing

10:00 A.M.
23-cr-0475 USA v. SCHOBEL

**THURSDAY, SEPT. 12, 2024
Motion Hearing**

11:00 A.M.
22-cv-2566 KINNEY v. COUNTY OF BERKS et a

**MONDAY, SEPT. 16, 2024
Jury Selection**

09:00 A.M.
23-cv-1156 DRAZEN v. GLACIERPOINT ENTERPR
Trial Date

09:00 A.M.
23-cv-1156 DRAZEN v. GLACIERPOINT ENTERPR
**TUESDAY, SEPT. 17, 2024
Final Pretrial Conference**

10:00 A.M.
22-cv-3763 ALVARADO v. CITY OF PHILADELPH

Trial Date

09:00 A.M.
23-cv-1156 DRAZEN v. GLACIERPOINT ENTERPR

**SCOTT, J.
Courtroom 13B
Courtroom Deputy: Susan Flaherty
Phone: 267-299-7598**

**WEDNESDAY, SEPT. 11, 2024
Show Cause Hearing**

10:00 A.M.
24-cv-1799 TEAMSTERS PENSION TRUST FUND O

**TUESDAY, SEPT. 17, 2024
Arraignment**

09:30 A.M.
24-cr-0251 USA v. YOUNGER

H. BARTLE, III, S.J.

**WEDNESDAY, SEPT. 11, 2024
Arraignment**

01:30 P.M.
24-cr-0304 USA v. DOREIAN

**TUESDAY, SEPT. 17, 2024
Motion Hearing**

01:30 P.M.
19-cv-3565 KING DRUG COMPANY OF FLORENCE,

**J. R. PADOVA, S.J.
Courtroom 17B
Criminal Deputy Clerk: Michael Beck
Phone: 267-299-7409
Deputy Clerk Civil: Malissa Wolenski
Phone: 267-299-7459**

**A. B. BRODY, S.J.
Courtroom 7B
Scheduling/Deputy Clerk: Joseph Walton
Phone: 215-597-3978**

ESR-Courtroom Deputy: Jim Scheidt
Phone: 267-299-7439

**TUESDAY, SEPT. 17, 2024
Sentencing**

10:30 A.M.
94-cr-0196 USA v. WILLIAMS

**R. SURRICK, S.J.
Secretary Civil Deputy: Donna Donohue Marley
Phone: 267-299-7630
Criminal Deputy Clerk: Patrick Kelly
Phone: 267-299-7639**

**MONDAY, SEPT. 16, 2024
Change of Plea Hearing**

01:00 P.M.
23-cr-0136 USA v. STANTON

**TUESDAY, SEPT. 17, 2024
Status Conference/Hearing**

01:00 P.M.
23-cr-0142 USA v. MARTINEZ

**C.M. RUFÉ, S.J.
Scheduling/Deputy Clerk: Kristen Pepin
Phone: (267) 299-7490
Fax: (267) 299-5077
ESR/Courtroom Deputy: Erica Pratt
Phone (267) 299-7499**

**MONDAY, SEPT. 16, 2024
Jury Trial**

09:30 A.M.

20-cr-0260 USA v. BYRD
**TUESDAY, SEPT. 17, 2024
Jury Trial**

09:30 A.M.
23-cr-0398 USA v. SUMNER
M. BAYLSON, S.J.

**WEDNESDAY, SEPT. 11, 2024
Motion Hearing**

10:00 A.M.
22-cv-4697 JENKINS et al v. PARKER et al

Revocation Superv Rls-FinalHrg

02:00 P.M.
18-cr-0310 USA v. BLAKE

Sentencing

01:00 P.M.
23-cr-0365 USA v. POWELL

**THURSDAY, SEPT. 12, 2024
Revocation Superv Rls-FinalHrg**

10:00 A.M.
23-cr-0054 USA v. ROWLAND

Sentencing

02:00 P.M.
14-cr-0217 USA v. WILLIAMS

03:00 P.M.
23-cr-0034 USA v. JOHNSON-PRICE

**MONDAY, SEPT. 16, 2024
Jury Trial**

09:30 A.M.
24-cr-0014 USA v. KANE

24-cr-0014 USA v. JOHNSON

**T. J. SAVAGE, S.J.
Courtroom 9A
Courtroom Deputy: Alex Eggert
Phone: 267-299-7599
Judicial Secretary: Joanne Tyer
Phone 267-299-7480**

**TUESDAY, SEPT. 10, 2024
Motion Hearing**

09:00 A.M.
23-cr-0219 USA v. PUGH

23-cr-0385 USA v. DURHAM

09:30 A.M.
23-cr-0385 USA v. DURHAM

23-cr-0440 USA v. DEJESUS

Status Conference/Hearing

11:30 A.M.
21-cr-0444 USA v. HARRELL

**WEDNESDAY, SEPT. 11, 2024
Sentencing**

09:00 A.M.
23-cr-0028 USA v. SANTOS-RAMIREZ

10:30 A.M.
23-cr-0030 USA v. GARCIA-RAMIREZ

11:30 A.M.
23-cr-0030 USA v. MORALES

**THURSDAY, SEPT. 12, 2024
Jury Trial**

09:00 A.M.
24-cr-0020 USA v. TERRERO-TERRERO

Trial Date

09:00 A.M.
23-cv-4321 WHEELER v. SLG SYSTEM, INC.

**TUESDAY, SEPT. 17, 2024
Motion Hearing**

01:00 P.M.
23-cv-2629 COUSINS et al v. SIKORSKY AIRC
Sentencing

09:30 A.M.
22-cr-0006 USA v. ORTIZ

**J. H. SLOMSKY, S.J.
Courtroom Deputy: Matt Higgins
Courtroom Deputy: Matt Higgins
Phone: 267-299-7349
Civil Deputy: Kelly Haggerty
Phone: 267-299-7340**

**TUESDAY, SEPT. 10, 2024
Revocation Superv Rls-FinalHrg**

03:00 P.M.
13-cr-0554 USA v. JOHNSON

14-cr-0336 USA v. JOHNSON

**WEDNESDAY, SEPT. 11, 2024
Motion Hearing**

10:30 A.M.
21-cv-3300 KOVALEV v. LIDL US, LLC et al

Sentencing

02:30 P.M.
22-cr-0189 USA v. BALL-VAUGHN

**THURSDAY, SEPT. 12, 2024
Motion Hearing**

02:30 P.M.
22-cv-3508 BLIND BUILDERS, INC. v. BLINDS

**FRIDAY, SEPT. 13, 2024
Motion Hearing**

02:00 P.M.
24-cv-1022 INGRAO et al v. ADDSHOPPERS, I

10:30 A.M.
24-cv-4321 EDWARDS v. PROGRESSIVE INSURAN

**C. S. WELLS, M.J.
Deputy Clerk: Edward Andrews
Phone: 215-597-7833**

**E.T. HEY, M.J.
Courtroom Deputy: Mia Harvey
phone (267) 299-7670**

**THURSDAY, SEPT. 12, 2024
Arraignment**

01:30 P.M.
23-cr-0364 USA v. BIVENS

Show Cause Hearing

09:30 A.M.
23-cv-4035 DALY v. RESTORE INTEGRATIVE WE

**L.A. SITARSKI, M.J.
Deputy Clerk: Regina M. Zarnowski
Phone: 267-299-7810**

**REID, M.J.
3042 US Courthouse
601 Market Street
Philadelphia, PA 19106
Courtroom as assigned
Ian Broderick, Deputy Clerk
(267) 299-7640
Ian.Broderick@paed.uscourts.gov**

**WEDNESDAY, SEPT. 11, 2024
Settlement Conference**

10:00 A.M.
23-cv-4779 SIZER v. SOUTHEASTERN PENNSYLV

**THURSDAY, SEPT. 12, 2024
Settlement Conference**

11:00 A.M.
23-cv-2956 MOYLAN v. ESS SUPPORT SERVICES

**FRIDAY, SEPT. 13, 2024
Settlement Conference**

10:00 A.M.
23-cv-2035 MARKOWITZ v. UNITED STATES OF

CARLOS, M.J.

STRAW, M.J.

THURSDAY, SEPT. 12, 2024
Arraignment

01:30 P.M.
24-cr-0296 USA v. JACKSON

TUESDAY, SEPT. 17, 2024
Settlement Conference

10:00 A.M.
24-cv-0857 CONKLIN v. ABEC, INC.

ARTEAGA, MJ
COURTROOM 3H
Courtroom Deputy

THURSDAY, SEPT. 12, 2024
Arbitration Hearing

09:30 A.M.
23-cv-4710 CONEY et al v. SHOP RITE OF FR

MONDAY, SEPT. 16, 2024
Arraignment

01:30 P.M.
24-cr-0165 USA v. ESPINAL TEJADA

COMMON PLEAS COURT
CASE MANAGEMENT
CONFERENCE LIST

CASE MANAGEMENT
PROGRAM
ROOM 613
CITY HALL

Any questions regarding the Case Management Program should be directed to CivilCaseManagement@courts.phila.gov

MON., SEPTEMBER 9, 2024

8 A.M.
0012404-0659L. A. Katz
Lento Law Firm v.Ibrahim

0022404-1366C. N. Williamson; J. M. Horn; K. M. Ruch-Alegant
Stabile v.Spartan Management Group, Llc et al.

A. F. Barth Esq; R. J. Obrien
0032404-3361W. P. Murray III
Estate of Jean Butler et al. et al. v.1245 Church R

0042404-3713C. Finucane
Gay v.Trotec Laser Inc.

0052404-3728C. H. Huston
Estate of Joseph C. Askew, Jr. et al. v.Hosp. O

J. M. Doyle; K. C. Koob; M. A. Mantell

9 A.M.
0012402-0813B. Pearson
Espinal v.Christian Louboutin

B. S. Teris; S. R. Steinberg
0022402-3176L. D. Rosenfeld
Mirzazadeh v.Merritt

A. A. Griffith; J. A. Hyman
0032403-0165
Santiago v.Perez

0042403-1952C. F. Cummins; S. J. Smith
Barclays 2021-Np11 Reo Corp. v.Thompson et al.

0052405-1994R. P. Weiner
Ortiz v.United States Automobile Association (Usa)

1 P.M.
0012403-2036M. T. Vanderveen
Jacinthe v.Louis

0022404-0357J. R. Mezyk
Kim et al. v.Cubila-Perez

0032405-1503J. A. Zenstein
Dengler et al. v.Nationwide Insurance Company of Am

0042405-1652M. I. Simon
White v.Wal-Mart Stores East, Lp et al.

K. S. Fair; P. Alexander
0052405-1655B. Simmons
Mercado v.Safway Atlantic, Llc et al.

J. R. Andrzejewski; J. H. Quinn
0062405-2766J. D. Pallante
Li v.Wang

R. Jones; B. V. Arner
0072405-2889M. I. Simon
Small v.Morris

M. Iacovou
0082405-2902M. I. Simon
Harris v.Nguyen et al.

R. L. Stutman; V. M. Komarnicki
0092405-3419L. Levin Geary
Killen v.Overton et al.

M. I. Francesco

10 A.M.

0012405-3468A. J. Thomson; J. S. Zafran
Marsh v.Gemma Services

F. J. Deasey; J. M. Brooks
0022405-3471
Harris v.Skipwith

0032405-3482J. J. James
331 W. Girard Ave Llc v.Occupants et al.

0042405-3485D. S. Berman
Zheng v.Engelman

R. Marrero
0052405-3488J. Katz
Wsr Assoc., Llc v.All Unknown Occupants of 12

0062405-3491G. P. Heslin
Hines v.Devine et al.

C. W. Sweeney III; J. A. Vanderkwast
0072405-3495V. P. Wilson
Bragvadze v.Seckinger et al.

D. E. Bausher; L. A. Cumming; M. C. Brunelli; R. J. Barca
0082405-3497S. I. Leon
Muscolino v.Prior et al.

K. P. Scanlon; K. M. Meindl; M. I. Francesco

10:30 A.M.

0012404-0134
Natowsky v.Reevey

0022405-3543R. W. Johnson
Moore v.Young et al.
C. J. Sulock; G. Mercogliano; J. G. Stringham; L. J. Vogel

11 A.M.
0012112-1747J. E. Fine
Kendrick v.Abdur-Rashied

V. Stolyar
0022306-2082J. P. Capone
Trimboli v.Agency Insurance Company of Maryland

J. W. Croumer; K. Patsiopoulos
0032311-0098
Shelton v.City of Philadelphia et al. et al.

I. Lu
0042311-2327J. P. O'Neill; T. R. Kline
Collington et al. v.Temple Univ.

J. H. Tucker Jr; R. M. Waddell
0052405-0727M. F. Greenfield
Daniel v.Lopez et al.

0062405-0805M. Breslin
Kane v.Rosario et al.

0072003-1795A. S. Getson
Berlingieri v.Dom Noun et al.

F. E. Blakelock; G. P. Mecoli; T. Thompson

1:30 P.M.

0012405-3550B. M. Saul
Clayton v.J.M. Pereira & Sons Inc. et al.

2 P.M.
0012405-0511F. Milillo
Thomas v.Sharpley et al.

0022405-0946D. Kostin
Wamah v.Gwa Properties, Llc. et al.

0032405-3499R. A. Huber
Rodriguez v.City of Philadelphia

K. L. Mercogliano
0042405-3529D. J. Obrien; J. T. Hinton
Andrews v.Comcast Spectacor, Llc et al.

A. J. Kramer; G. Mercogliano
0052405-3531G. R. Bickel; J. L. Messa
Jr; R. A. Arreola

Herrera Alberto v.Ar Sinclair Llc et al.
C. Kelly Rebar; C. A. Weimann; J. J. McAlee; S. Bissell; T. D. Summerville; T. P. Wagner

0062405-3535L. J. Rase; S. Gable
Us Bank Trust National Association, Not In Its Ind v.Ar Sinclair Llc et al.

3 P.M.
0012401-1682B. Zeiger
Lopez v.City of Philadelphia

0022402-0383M. C. Janoski
Szupper v.Buchert

C. M. Gallagher; S. Harkins
0032404-0284N. M. Fausto
Ernst v.Sellsmart Enterprises Llc et al.

THU., SEPTEMBER 12, 2024

8 A.M.
0012405-3323B. G. Magen
Burke As Administrator For The Estate of Edith Bur v.Sellsmart Enterprises Llc et al.

C. L. Neal; D. J. Divis; D. J. Georgetti; G. M. Samms; J. R. Drygas; J. L. Garbarino; K. A. Fow; M. M. Montoro

0022405-3418F. N. Dimeo
Garcia Administrator of The Estate of Idet Garcia v.Sellsmart Enterprises Llc et al.

M. Lowry; R. S. Margulies
0032405-3457G. M. Zakeosian; R. S. Safer; S. Specter

Miller et al. v.Nemours Foundation et al.
0042405-3533M. A. Kendall; S. G. Wigrizer

Murphy v.Rajwar et al.
A. J. Bond; C. A. Fitzpatrick; D. J. Brooks Jr; P. S. Obrien

0052405-3572R. J. Harper
Meekins v.Knox et al.

P. T. Casey

9 A.M.

0012404-0612D. S. Jaffe
Kays-Henry, Administrator of Estate of Alice Kays v.Knox et al.

J. M. Doyle; K. C. Koob; L. C. Miller; M. A. Mantell

0022404-3512D. W. Ballard
Greenwich Terminals Llc v.Jtp Transportation Inc.

C. G. Tuffs
0032405-1532R. W. Williams; T. C. Dyer
Capital One Auto Finance v.Bell

0042406-0426E. Feldman
Hopes v.Broad & Olney Alliance, Lp et al.

A. R. Benedict; R. S. Johnson
0052406-0432M. Breslin
Acevedo v.Progressive Advanced Insurance Company

9:30 A.M.

0012404-1969R. T. Lynch
Coyle et al. v.Rivera et al.

C. M. Schweizer; E. S. Knepper
0022406-0563A. E. Ervin; D. Newmann
Williams v.Williams et al.

0032406-0565J. C. Klaproth
Matlin et al. v.Fortis Construction, Llc et al.

1 P.M.

0012404-0985F. N. Dimeo
Morris, III v.Bunch et al.

J. Lemanowicz
0022406-0434D. B. Rodden
Pitt v.Abbonizio Transfer Inc. et al.

E. J. McKarski; W. M. Brennan
0032406-0435A. C. Davis
Cruz Ocampo et al. v.Lopez Diaz et al.

A. L. Krupp; C. L. Kochel
0042406-0436C. J. Borum; T. C. Levy
Donahue et al. v.Kumas Homes Llc et al.

J. J. McAlee
0052406-0437T. C. Dyer
Capital One Auto Finance v.Tarpley

0062406-0438A. R. Gold
Bissell v.Novemtvo, Llc

G. M. Roswell; V. Anastasio; W. T. McBride; Z. S. Feinberg
0072406-0439G. B. Baldino; G. B. Baldino
Taylor v.Scudder et al.

J. Garvey
0082406-0440R. W. Williams; T. C. Dyer
Capital One Auto Finance v.Walker

10 A.M.

0012406-0443A. Shotland
Holloway v.First District Self Help Inc. et al.

A. J. Fuga; J. B. Anderson; P. W. Baker; R. D. Townsend; S. Sciamanna Foehl; S. A. Ali; T. M. Elliott

0022406-0446M. D. Brennan
Asamoah v.Harps et al.

A. W. Hinkle; C. Kearney
0032406-0447S. R. Esrig
Thurmond v.Atmos Usa, Llc et al.

B. M. Howton; B. Bolton; J. B. Rojas; W. D. Testa
0042406-0450J. Devirgilis
Daniels et al. v.Blue et al.

R. J. Cosgrove
0052406-0453M. Breslin
Gindraw v.Harrison et al.

P. W. Baker
0062406-0455K. G. Gomer
Coursey v.Gonpjiode-Almeida et al.

J. P. Tolerico
0072406-0457J. S. Zafran; S. J. Devine
Michel v.Le

10:30 A.M.

0012402-1360K. T. Levine; M. Connolly
Hoover et al. v.Rust-Oleum Corp. et al.

A. P. Fishkin; Z. W. Silverman
0022406-0566T. C. Dyer
Capital One Auto Finance v.Velasquez et al.

0032406-0568C. Treglia; K. Schweiger
Freedom Mortgage Corp. v.Mundle

11 A.M.

0012406-0472A. Vanwagner
Cuchran et al. v.Rd United, Llc et al.

E. A. Chalik
0022406-0476M. Breslin
Materan v.Commonwealth of Pa. - Department of Tran

R. P. Lopez
0032406-0479A. J. Aigeldinger III
Williams v.City of Philadelphia et al. et al.

A. Vetrini; S. Kivell; S. Randazzo
0042406-0526L. R. Jenkins
Michaels Construction Llc v.City of Philadelphia

S. A. Wakefield
0052406-0528D. B. Kline; J. S. Zafran;
T. J. Wilk

Reed v.Lehr
0062406-0534P. R. Bryant
Philip v.Alvaro et al.

D. E. Weisgold; S. C. Ryan
0072406-0538B. M. Ruditys
Gilliam v.Jones

C. R. Breon

11:30 A.M.

0012312-2534K. R. Seifeldin; K. K. William; S. F. Scavuzzo; S. A. Wakefield
City of Philadelphia et al. et al. v.Patterson et al.

0022406-0577D. J. Gruenke; M. E. Lemieux-Fillery
Henderson v.Southeastern Pennsylvania Transportat

K. J. Doyle
0032406-0578J. E. Fine; M. W. White
Bligen v.Rhino Holdings Inc. et al.

N. M. Donzuso
0042406-0580V. P. Wilson
Giorno v.Southeastern Pennsylvania Transportation

K. J. Doyle

1:30 P.M.
0012403-2490
Smith v.Hall of Mercer et al.

0022405-0980B. C. Farrell; G. V. Galantuomo
Floyd v.Public Health Management Corp.

2 P.M.
0012404-1626R. S. Pollack
Gomes et al. v.Wilkins et al.

E. L. Kates
0022405-1853P. Latour
Bryant v.City of Philadelphia

M. C. Thurmond
0032406-0458J. M. Kaminsky
Carrington Mortgage Services, Llc v.Taylor et al.

M. R. Froehlich
0042406-0461S. J. Tull
Rawls v.Economy Fire & Casualty Company

B. M. Searls; H. P. Mehta
0052406-0462R. A. Cohen; S. P. Kowalski
Ally Bank v.Garcia

0062406-0464M. Breslin
Gorski v.City of Philadelphia et al. et al.

K. L. Mercogliano
0072406-0465M. Manara; R. N. Braker
Potts v.Dixon et al.

J. Eisner; M. A. Cognetti; S. Washington;
W. E. Remphrey Jr
0082406-0468T. A. Russeck
Luu v.Allen et al.

N. J. Indovina; P. R. Robinson

2:30 P.M.
0012406-0417M. Breslin
Powell v.Ferrell

B. C. Evangelist
0022406-0418N. L. Palazzo
Ligato v.City of Philadelphia et al. et al.

J. Giatras

3 P.M.
0012404-0651F. I. Weinberg
Veridian Credit Union v.Moffat

0022406-0539D. E. Sternberg; R. H. Chew
Veney v.Lu Ctr. Lp et al.

A. R. Benedict; L. M. Steins; M. C. Thurmond

0032406-0540D. J. Deluca
Tomlin v.Peco Enery Company

J. L. Bowman; J. A. Ricchezza
0042406-0545M. T. Sacchetta
Dill v.Marrero et al.

0052406-0552E. Benedon; J. S. Zafran;
R. J. Garnick
White v.Brown et al.

0062406-0558A. R. Spirt
White et al. v.Majestic Holdings, Llc et al.

M. S. Arnold

MASS TORT
ASBESTOS CASE

2024 ASBESTOS
TRIAL LIST

9-SEP-24

2826 WEITZ MESOTHELIOMA
1. 210902481 BOWERS
2. 220201264 RICHER
3. 220301628 ALEXATOS
4. 220400549 IRVIN
5. 220502761 MCDONALD
6. 220600226 ZLOTNICK
7. 220800837 HARRISON
8. 221001548 HOFFMAN
9. 221202483 DICKSON

2827 HALPERN LUNG CANCER
1. 220301785 JENKINS
2. 220302511 VITKOSKY
3. 220302707 BUBIER
4. 220500528 TEES
5. 220701298 TEES
6. 221202208 WILK
7. 221201767 NICHLAS

2828 NASS NON-MALIGNANCY
1. 220400495 LEEMAN
2. 220401034 NIZZARDI
3. 220602662 EKES
4. 220902784 SMITH
5. 221001439 CAMPBELL
6. 221101822 KERSTING

7. 220302529 HATCH

15-OCT-24

2829 SHEIN MESOTHELIOMA
1. 200801701 TODD
2. 200900257 TODD
3. 211201817 PXCRC-CONANT
4. 220901975 PXCRC-COCHRAN
5. 221201444 GIARROCCO
6. 221101399 GABRIS

2830 HALPERN MESOTHELIOMA
1. 220500535 -THOMPSON
2. 220502564 IWASYK
3. 221202109 STAM

2831 WEITZ LUNG CANCER
1. 220501891 HAYES
2. 220502477 CICCIC
3. 220800452 JARVI
4. 220800576 MARSHALL
5. 220803089 PLAFCAN
6. 220900238 FERRARI
7. 220901796 KICHLINE
8. 221102725 MCCAULEY

2832 NASS OTHER CANCER
1. 210700328 SHIMP
2. 220802014 SMITH
3. 221202414 HUGUES
4. 231102927 HUGUES

4-NOV-24

2833 BROOKMAN MESOTHELIOMA
1. 210901684 WOOD
2. 220200935 DICKINSON
3. 221001638 HAWKES
4. 221100310 WOOD
5. 221200951 FITZGERALD
6. 220100102 MARTIN
7. 220102071 CALABRO
8. 220302742 WRIGHT
9. 220502309 MOORE
10. 220900769 MAZZA
11. 221102439 CONNOR
12. 240202791 WRIGHT

2834 WEITZ MESOTHELIOMA
1. 220101313 BISSEN
2. 220101625 CASTILLO
3. 220201836 CARABIN
4. 220400576 PAPP
5. 220800150 LEPORE
6. 220800692 RICHMAN
7. 220802390 WALTER
8. 220300211 GOODWIN
9. 220500009 MYLET

9-DEC-24

2835 WEITZ LUNG CANCER
1. 221001859 WHITE
2. 221002198 DECARLO
3. 220101046 WHITEHEAD-WOOD-LEY
4. 221201164 SMITH
5. 221201612 GERHART
6. 221202511 HAKLAR
7. 221202603 COSIC
8. 221202699 WILSON
9. 221202705 SCOVIAK

2836 NASS LUNG CANCER
1. 221200021 COOPER JR
2. 220302052 ZYLAK
3. 220700466 MILNER
4. 220700547 LAVIGNE
5. 220802592 COUGHLIN

FAMILY COURT
DIVISION

SEPTEMBER 9, 2024
ADMINISTRATION AND
MISCELLANEOUS
1501 ARCH ST.
MURPHY, A.J.
JUVENILE BRANCH
FAMILY COURT BUILDING
1501 ARCH ST.
Juvenile Justice Service Center
YSC MASTER

Courtroom-3G
JCHO SHULER (M,W,F 9:30
A.M.) (T,TH 12:30 P.M.)

3E CASES HEARD IN 3G

Courtroom--4A
JCHO CICCONE

Courtroom--4B
JCHO GIUSINI

Courtroom--4C
GREY, J.

Courtroom--4D
MCCABE, J. (Ex TH,F)

Courtroom--4E
FERNANDES, J.

Courtroom--4G
Crt Rm Down

Courtroom--5A
Crt Rm Down

Courtroom--5B
MCLAUGHLIN, J.

Courtroom--5C
CANTY, J. (Ex F Crt Rm Down)

Courtroom--5D
SABATINA, J. (Ex F Crt Rm
Down)

Courtroom--5E
JCHO SHULER (T,TH 9:30
A.M.) Crt Rm Down (M,W,F)

Courtroom--5F
FURLONG, J.

Courtroom--5G
JCHO STOKES (Ex F)

Courtroom--6H
JCHO MCCULLOUGH T 1
P.M.

JCHO CICCONE TH 1 P.M.
(Crt Rm Down M,W,F)

**DOMESTIC RELATIONS/
 FAMILY COURT BUILDING**
1501 ARCH ST.

Courtroom--3A
SANDHER, J. (T,TH,F)
3F(M,W)

Courtroom--3B
COHEN, J.

Courtroom--3C
JACKSON, J.

Courtroom--3D
PALMER, J. (Out)

Courtroom--3E
JOHNSON, J. (T,W,TH) 3D(M)

Courtroom--3F
MALLIOS, J. (F Only) 3E(M)
6G(T,TH)

Courtroom--4F
KRISTIANSSON, J.
(M,T,TH,F) 6E(W)

Courtroom--6A
LITWIN, J. (M,T,W,TH) 3E(F)

Courtroom--6B
FANNING, J.

Courtroom--6C
FORD, J.

Courtroom--6D
WAHL, J.

Courtroom--6E
PAPADEMETRIOU, J. (M,F)
3F(T,TH) 4F(W)

Courtroom--6F
SULMAN, J. (Ex F

Courtroom--7B
CHEN, J.

CRIMINAL TRIAL DIVISION

MONDAY, SEPTEMBER 9,
 2024

Room 505--PALUMBO, J.

Allen, Tyree (Weyer, Gregory Richard)
 Bachman, Christine (Def. Assoc.)
 Blakeney, Kyreek (Desipio, Richard L.)
 Brinkley, Stefan (Def. Assoc.)
 Bruce, Karim (Shaffer, Zachary Cryder)
 Davis, Basil (Walker, David Michael)
 Franklin, Naija M. (Sanita, Amato T.)
 Graston-colon, Michael (Def. Assoc.)
 Gutierrez, Joel (Def. Assoc.)
 Hogue, Gregory (Def. Assoc.)
 Jones, Emmanuel D. (Def. Assoc.)
 Kallon, Hassan (Def. Assoc.)
 May, Jason (Def. Assoc.)
 Mccoy, Ronnie (Def. Assoc.)
 Mcnair, Jelani (Szanto, Jules Norris)
 Morrison, Eric (Def. Assoc.)
 Ngo, Duc (Def. Assoc.)
 Ngo, Duc T. (Def. Assoc.)
 Ortega, Maribels (Def. Assoc.)
 Paige, Tyjay (Def. Assoc.)
 Thompson, Derrel (Def. Assoc.)
 Valles, Carlos (Tinari, Eugene P.)
 Wiley, Myron (Def. Assoc.)
 Williams, Latasha M. (McGarrigle, Daniel
 Anthony)

Room 507--McDERMOTT, J.

Billups, Dominique (Colon, Christian)
 Boone, Asir K. (Savino, Louis)
 Brown, Tracey (Def. Assoc.)
 Bryant, Sherec (Reynolds, Coley Obrien)
 Butler, Jamar (Stenson, Derek Alan)
 Carter, Deshema (Def. Assoc.)
 Carter, Jermahd C. (Mischak, David B.)
 Devereaux, Jewel (Link, Robert Patrick)
 Goard, Zakee A. (Coleman, Joseph L.)
 Harris, Jayanna J. (Def. Assoc.)
 Holloway, Terrell M. (Piccarreto, Marisa Anne)
 Holmes, Timothy (Def. Assoc.)
 Hoover, Justine (Dimairo, Paul Michael)
 Ingram, Edwin (Goldstein, Zak Taylor)
 Jefferson, Jeremiah L. (De Marco, Perry Paul Jr.)
 Koonce, Amani T. (Def. Assoc.)
 Marte, Yonali R. (Davis, William McFadden)
 Mcfadden, Jelani (Coard, Michael)
 Mitchell, Alonzo (Def. Assoc.)
 Moody-brown, Jeremiah (Def. Assoc.)
 Palmer, Alphonso (Bahuriak, David Stephen Jr.)
 Quinonesmendez, Jose (Def. Assoc.)
 Ramos, Jonathon (Capek, Justin Charles)
 Ridriguez, John (Kenny, Thomas)
 Robinson, Jamal L. (Goodman, Leon Dominic)
 Samuel, Carliss (Palividas, Pantellis)
 Santiago, Jose (Boyd, Matthew Christopher)
 Scott, Jameel (Def. Assoc.)
 St George, Corey Q. (Parkinson, Michael
 Patrick)
 Williams, Shayne (Young, Jason R.)
 Wilson, Javon (Johnson, Shaka Mzee)

Room 605--BROWN, J.

Armstrong, Paul (Walker, John Robert)
 Barry, Arthur (Def. Assoc.)
 Bowens, Jaray C. (Def. Assoc.)
 Boyd, Kristoff G. (Bryman, Abigail Rebecca)
 Brown, Deric J. (Kelly, Joseph Kevin)
 Carey, Sanayh (Def. Assoc.)
 Cook, Yasmin (Def. Assoc.)
 Crawford, Michael A. (Tinari, Eugene P.)
 Daster, Niguan (Def. Assoc.)
 East, Naem (Def. Assoc.)
 Edwards, Violet (Def. Assoc.)
 Forchion, Edward (Adams, Mark Wayne
 Franklin)
 Forte, Donna (Turner, Dennis Irwin)
 Frierson, Kyle (Def. Assoc.)
 Furse, Tyler (Def. Assoc.)
 Gardner, Shane (Montroy, Andrew David)
 Golden, Kamar F. (Birley, Kevin Thomas)
 Gray, Tamia M. (Def. Assoc.)
 Hannon, Kenneth (Def. Assoc.)
 Hilliard, Ramier (Def. Assoc.)
 Jannah, Ahmed (Kenny, Thomas)
 Jennings, Creyshaw J. (Def. Assoc.)
 Jones, Anthony (Coleman, Danielle A.)
 Kamara, Abraham (Def. Assoc.)
 Lewis, Quincy (Def. Assoc.)
 Lockley-davis, Sean (Def. Assoc.)
 Mcdonald, Brian (Boyd, Matthew Christopher)
 Moseley, Juanita (Def. Assoc.)
 Norton, Tahvir (Def. Assoc.)
 Palmer, Keyohn (Def. Assoc.)
 Reed, Tymire (Def. Assoc.)
 Sample, Kyle D. (Mallis, Paul Jared)
 Settle, Logan (Wimmer, Lauren A.)
 Sidibe, Ashanti (Def. Assoc.)
 Smith, Dabard L. (Def. Assoc.)
 Smith, Kevin (Walker, John Robert)
 Smith, Kevin (Walker, John Robert)
 Stowell, Kenya L. (Kelly, Joseph Kevin)
 Stewart-baldwin, Saleem (Def. Assoc.)
 Taylor, James (Def. Assoc.)
 Toure, Moussa (Walker, David Michael)
 Westfield, Eric (Fioravanti, Michelle A.)
 Williams-middleton, Darnell (Def. Assoc.)
 Willis, Nadir (Def. Assoc.)
 Winn, Khalil (Def. Assoc.)
 Zabawa, Danielle (Def. Assoc.)

Room 607--EHRlich, J.

Andrews, Daniel (Amoriello, Gina A.)
 Hassan, Earl R. (Giuliani, Richard J.)
 Johnson, Aaron (Glanzberg, David Seth)
 Levine, Jamil (Stern, Douglas Nathaniel)
 Scott, Jarvae L. (Jalon, Andres)
 Soto, Elijah (Yacoubian, George Setrag Jr.)

Room 701--WASHINGTON, J.

Baldwin, Lawrence (Def. Assoc.)
 Banks, Jeffrey (Parkinson, Michael Patrick)
 Bennett, Waseem (Nasuti, Carmen Charles III)
 Bennett, Waseem M. (Nasuti, Carmen Charles
 III)
 Brown, Ramon (Def. Assoc.)
 Dotson, Akea M. (Stenson, Derek Alan)
 Edwards-robinson, Sean (Kenny, Thomas)
 Evans, Warren (Def. Assoc.)
 Isidro, Santos (De Marco, Perry Paul)
 Jones, Shirley (Present, Eliot B.)
 Joubert, Toby H. (Def. Assoc.)
 Leon, Liza (Smoker, Philip Andrew)
 Mccutchen, Ronald (Raynor, Earl Dubois Jr.)
 Murray, Michael P. (Keller, Robert Craig)
 Perry, Okeim (Lang, Paul Gregory)
 Pigford, Oscar (Def. Assoc.)
 Pillot, Keane (Parkinson, Michael Patrick)
 Ruley, Myia (Hughes, Evan T. L.)
 Williams, Tyshawn (Def. Assoc.)

Room 702--HANGLEY, J.

Agosto, Domingo (Link, Robert Patrick)
 Culppepper, Jahmir (Szanto, Jules Norris)
 Dempsey, Nadir (Link, Robert Patrick)
 Mendez, Anibal (Def. Assoc.)
 Mott, Anthony (Def. Assoc.)
 Robinson, Daey (Def. Assoc.)
 Williams, Frank (Azzarano, Jeffrey)

Room 704--YU, J. (Ex. W.)

Abrams, Antoine M. (Def. Assoc.)
 Arancivia, Francisco (Def. Assoc.)
 Arce, Al (Chisholm, Walter C.)
 Bailey, Dasir (Thomas, Melissa Diane)
 Crippen, Ramair (Def. Assoc.)
 Fletcher, Tylill (Def. Assoc.)
 Gonzalez, Ramon (Def. Assoc.)
 Gutierrez, Iva L. (Def. Assoc.)
 Hines, Eric (Coleman, Joseph L.)
 Howard, Xavier (Def. Assoc.)
 Jefferson, Jonathan (Def. Assoc.)
 Jones, Basil (Def. Assoc.)
 Kotanone, Phouloang (Def. Assoc.)
 Marell, Malik R. (Def. Assoc.)
 Reeves, Raekwon (Def. Assoc.)
 Rinick, Edward (Kramer, Max Gerson)
 Shabazz, Samir S. (Dimairo, Paul Michael)
 Smith, Shannon (Def. Assoc.)
 Stevens, Mark (Def. Assoc.)
 Worthington, Steven (Stretton, Samuel C.)

Room 705--WILLIAMS, J.

Allen, Derrick (ASSOCIATION, DEFENDER)
 Baga, Brittany (Def. Assoc.)
 Cheeseboro, Dermont (Kramer, Max Gerson)
 Davila, Nasir (Link, Robert Patrick)
 Davis, Sharif C. (Nenner, David Scott)
 Dirienzo, Joseph J. (Def. Assoc.)
 Gerdelmann, John (Palazzo, Valerie Joy)
 Jackson, Joel (Def. Assoc.)
 Mcghee, Kamarr (Link, Robert Patrick)
 Melekos, Alexander J. (Def. Assoc.)
 Ogolazy, Ryan W. (Kelly, Joseph Kevin)
 Ortiz, Christian (Adams, Mark Wayne Franklin)
 Ramos, Jose (Def. Assoc.)
 Terrell, Shajuan (Def. Assoc.)
 Wyatt, Sakinah (Def. Assoc.)

Room 707--CAMPBELL, J.

Belous, Paul (Reynolds, Coley Obrien)
 Heckstall, Priscilla (Coleman, Joseph L.)

Room 708--LIGHTSEY, J.

Bonaparte, James C. (Henning, Michael Allan)
 Brooks, Tramayne (Latour, Pierre III)
 Brown, Khyzee Z. (McCaul, John Francis)
 Carrasquillo, Jonathan (Def. Assoc.)
 Cromwell, Allen (Chisholm, Walter C.)
 Cruz, Edward (Azzarano, Jeffrey)
 Darden, Kevin
 Douglas, Chikied (Def. Assoc.)
 Freeman, Jaheim (Def. Assoc.)
 Gumbly, Robert
 Gumbly, Robert C. (Henry, Todd Edward)
 Harvey, Abrah (Peruto, A. Charles Jr.)
 Mclucic, Alexandrina (Def. Assoc.)
 Negron, Jesus (Def. Assoc.)
 Rodgers, Raasaan (Tinari, Eugene P.)
 Tender, David (Walker, Michael Anthony)

Room 801--GIBBS, J.

Chapman, Alphonso (Def. Assoc.)
 Cintron, Julio (Piccarreto, Marisa Anne)
 Falu, Nicholas (Def. Assoc.)
 Johnson, Terrelle (Sigman, Scott Philip)
 Mitchell, Tiyana N. (Yacoubian, George Setrag
 Jr.)
 Tate, Marvin (Tinari, Nino V)

Room 802--CLEMONS, J.

Avila, Marlon (Slaven, Ryan Patrick)
 Freeman, Corey (Page, Shawn Kendrick Sr.)

Room 804--SAWYER, J.

Alicia, Ahmed (Def. Assoc.)
 Bishop, Dahmir (Levin, Andrew Joseph)
 Bressi, Richard (Def. Assoc.)
 Calhoun, Christina (Hughes, Evan T. L.)
 Dicastillo, Shawn (Def. Assoc.)
 Faulkner, Kenneth (Def. Assoc.)
 Fletcher, Kevin (Def. Assoc.)
 Garcia, Jordan (Def. Assoc.)
 Gardner, Iyvn (Def. Assoc.)
 Hawkins, Tyrell (Coleman, Joseph L.)
 Jones, Justin (Def. Assoc.)
 Mcennis, Eric (Johnson, Shaka Mzee)
 Miller, Nicholas (Bermudez, Donald)
 Nunez, Joseph (Def. Assoc.)
 Peterson, Sterling (Def. Assoc.)
 Pickett, Ernest (Humble, Brian Francis)
 Rivera, Ramon (Def. Assoc.)
 Ruiz, Carlos (Def. Assoc.)
 Scott-dunlap, Dishon (Def. Assoc.)
 Terrell, Shahada (Def. Assoc.)
 Wilkins, Haneef (Def. Assoc.)
 Williams, Juannetta (Szanto, Jules Norris)

Room 805--EISENHOWER, J.

Bailey, Tawana Y.
 Blackwell, Tiyon
 Garfield, Gerald (Def. Assoc.)
 Geisel, Nicolas (Piccarreto, Marisa Anne)
 Hagamin, Kenwood Iii
 Harris, Matthew (Def. Assoc.)
 Harris, Matthew A. (Def. Assoc.)
 Hennessey, Sean (Def. Assoc.)
 Hennessey, Sean (Def. Assoc.)
 Jones, Robert
 Legion Protection Service
 Lewis, Johnathan (Def. Assoc.)
 Love, Kevin
 Mccarty, Thomas (Def. Assoc.)
 Mcdowell, Jay (Def. Assoc.)
 Moses, Clifford
 Quendo, Iran
 Reid, Michael (Def. Assoc.)
 Robichaw, Mahogany (Def. Assoc.)
 Rouse, Lajoel (Def. Assoc.)
 Rush, John L. (Def. Assoc.)
 Serrano, Cameron (Def. Assoc.)
 Sims, Raymond (Def. Assoc.)
 Smith, Dennis (McKenna, Emily Dust)
 Sutton, Stanley (Mann, Jessica Consuela)
 Tawfiq, Sean
 Toe, Archie (Def. Assoc.)
 Trawick, Spencer (Durham, Charles L.)
 White, Jeffrey (Def. Assoc.)
 Williams, Princeton
 Woods, Tony

Room 807--ANHALT, J.

Blair, Jermaine (Def. Assoc.)
 Ford, Thomas (Walker, Michael Anthony)
 Hill, Maurice (Szanto, Jules Norris)
 Majors, Yasin (Stenson, Derek Alan)
 Mullen, Troy (Azzarano, Jeffrey)
 Tate, Nathaniel (Link, Robert Patrick)

Room 808--KAMAU, J.

Cottrell, Vincent (Walker, John Robert)
 Ford, Ronald M. (Def. Assoc.)
 Glinton, Gervin (Def. Assoc.)
 Guzman-vegas, Geovanni (McDermott,
 Michael I.)
 Heckstall, Brian (Def. Assoc.)
 Oliver, Jasmin (Def. Assoc.)
 Rodriguez, Issac (Szanto, Jules Norris)
 Rodriguez, Jorge (Meehan, Edward C. Jr.)
 Ross, Nafis (Def. Assoc.)
 Ryan, Jahyda (McCrae, Kendra Ilene)
 Sanders, Rakeem Kwame (Johnson, Shaka
 Mzee)
 Tucker, Zamir (Turner, Alexandre Neuerburg)
 Williams, Roderick (Stenson, Derek Alan)

Room 901--SCHULTZ, J.

Davis, Bridget (Savino, Louis Theodore Jr.)
 Diaz, Luis (Yee, Adam Sequoyah)
 Fuentes, Brendano (Altschuler, Jonathan R.)
 Garcia, Carlos E. (Def. Assoc.)
 Geiger, Eric (Def. Assoc.)
 Logan-watson, Khaliph (Gambone, Alfonso)
 Moore, Joey (Def. Assoc.)
 Pizarro, Luis (Colon, Christian)
 Pizarro, Luis D. (Szanto, Jules Norris)
 Roberts, Ahmir (Sigman, Scott Philip)
 Sepulveda, Anthony D. (Narcisi, Laurence
 Anthony III)
 Velasquez, Justin (Def. Assoc.)
 Wilson, Virgil (Mandell, Lee)

Room 902--WOELPPER, J.

Bellesten, Damon M. (Def. Assoc.)
 Briscoe, Kevin S. (Def. Assoc.)
 Burgess, Andre R. (Abdul-Rahman, Qawi)
 Butler, Corey (Kadish, Jason Christopher)
 Dorsey, Clarence (Consadene, Jonathan D.)
 Jones-bower, Eric (Dimairo, Paul Michael)
 Kennedy, Davon (Def. Assoc.)
 Linton, Lance (Def. Assoc.)
 Nelson, Khalif (Abdul-Rahman, Qawi)
 Olivieri, Johnathan (Def. Assoc.)
 Rivera, Hector L. (Def. Assoc.)
 Samuels, Tyrice (Def. Assoc.)
 Spencer, Shiheem (Def. Assoc.)
 Terrero, Manuel (Def. Assoc.)
 White, Samuel (Def. Assoc.)

Room 904--ROSS, J.

Benitez, Vincente (Kramer, Max Gerson)
 Brown, Harold (Def. Assoc.)
 Ellerbe, Tyron (Bozzelli, Lawrence J.)
 Espinosa, Heriberto (Savino, Louis Theodore
 Jr.)
 Hines, Damon (Def. Assoc.)
 Johnson, Dewayne (Savino, Louis Theodore Jr.)
 Louis-santiago, Andy (Def. Assoc.)
 Mckinney, Anthony (Def. Assoc.)
 Smith, Rasheed (Def. Assoc.)
 Womack, Darron (Gessner, Scott)

Room 905--SHAFER, J.

Arroyo, Esequel (Trimble, Robert Eugene)
 Best, Larry E. (Davis, William McFadden)
 Dennison, Kyle A. (Meehan, Edward C. Jr.)
 Galindez, Margarita (Szanto, Jules Norris)
 Gardner, Leo (Mischak, David B.)
 Gracia, Tyreek (Alvarez, Daniel Anthony)
 Irving, Christopher (Def. Assoc.)
 Knight, Stoffon (Def. Assoc.)
 Lopez, Janitza (Def. Assoc.)
 Lyles, Jerome (Walker, David Michael)
 Mceuil, Tyleh (Def. Assoc.)
 Mceuil, Tyleh (Def. Assoc.)
 Roman, Daniel (Kramer, Max Gerson)
 Stevens, Gregory (Def. Assoc.)
 Thompson, Raymond (Def. Assoc.)

Room 908--BRANDEIS-

ROMAN, J.

Betha, Jaquetta N. (Def. Assoc.)
 Howard, Lenue (Levin, Andrew Joseph)
 Ruffin, Sameer (Def. Assoc.)

Room 1001-DiCLAUDIO, J.

Ash, Mitchell (Barrish, David W.)
 Atkinson, Tyquan I. (Hughes, Evan T. L.)
 Bishop, Shawn (Mosser, Todd Michael)
 Bush, Roy (Foster, Edward Joseph)
 Coleman, Antoine (Piccarreto, Marisa Anne)
 Coleman, Drew (O'Hanlon, Stephen Thomas)
 Felts, Robert (Sobel, Jonathan J.)
 Goodwin, Jeffery M. (Himebaugh, Teri B.)
 Green, John (Bozzelli, Lawrence J.)
 Hall, John (Stretton, Samuel C.)
 Hawkins, Raymond H. (Walker, David Michael)
 Henry, Andre (Def. Assoc.)
 Hewlett, Richard (Bozzelli, Lawrence J.)
 Hunley, Diontae (Love, William Allan)
 Irving, Oren (Def. Assoc.)
 Irving, Oren D. (Def. Assoc.)
 Jones, Bryheim (Piccarreto, Marisa Anne)
 Kamil, Mccadden (Pomerantz, Michael D.)
 Matthews, Raheem (Def. Assoc.)
 Mcallister, Kyeif (Def. Assoc.)
 Mcpherson, Winston (Hughes, Evan T. L.)
 Mouzon, Darrin (Pileggi, Michael)
 Nelson, Arnold P. (Himebaugh, Teri B.)
 Perez-rios, Steven (Def. Assoc.)
 Regan, Vasen (Brown, Jerome Michael)
 Williams, Bertram (Pomerantz, Michael D.)
 Woods, Carmen (Foster, Edward Joseph)

Room 1005-BRYANT-

POWELL, J.(M.ONLY)

Aquino, Carlos (O'Riordan, Daniel John)
 Braun, Derrick (Def. Assoc.)
 Brooks, Jahvonn (Def. Assoc.)
 Centeno, Hector (Trimble, Robert Eugene)
 Colon, Christopher (Def. Assoc.)
 Crossan, Michael (Def. Assoc.)
 Cruz, Jason (Def. Assoc.)
 Cuffy, Nathaniel (Def. Assoc.)
 Koebel, Lindsay (Def. Assoc.)
 Leon-rivera, Etzepe (Def. Assoc.)
 Montes-deoca, Luis (Def. Assoc.)
 Ramos-gonzalez, Hector (Def. Assoc.)
 Rosado, Luis (Def. Assoc.)
 Simmons, Daequan (Def. Assoc.)

Spagna, Andrew (Def. Assoc.)
 Stokes, Fateen (Def. Assoc.)
 Zayas, Edwin (Def. Assoc.)

Room 1007-BRONSON, J.

Lopez, Quaza (Server, Gary Sanford)
 Love, Tynel (Yacoubian, George Setrag Jr.)
 Mcqueen, David J. (Server, Gary Sanford)
 Picirro, Juan (Def. Assoc.)
 Pizarro, Juan (Def. Assoc.)
 Reid, Eric T. (Dimairo, Paul Michael)

Room 1101-S. JOHNSON, J.

Adams, Kyle (Fioravanti, Michelle A.)
 Bailey, Shakur (O'Donnell, Joseph H. Jr.)
 Edwards, Gregory (Nasuti, Carmen Charles III)
 Everett, Jameer (Def. Assoc.)

Room 1102-COVINGTON, J.

Dodd, Jovan (Stein, Gerald A.)
 Smith, James (O'Connor, Lawrence J. Jr.)

Room 1104-ARRAIGNMENTS

Aguiayo, David (Def. Assoc.)
 Anderson, Lamar (Def. Assoc.)
 Bailey, Dominique (Dimairo, Paul Michael)
 Byng, Jameel (Def. Assoc.)
 Cadora, Rayquan N. (Def. Assoc.)
 Chappelle, Derrick (Cameron, Angelo Leroy)
 Colon-santiago, Juan (Stern, Douglas Nathaniel)
 Davis, Tashi (Def. Assoc.)
 Diprospero, Marco (Def. Assoc.)
 Gaston, Taylor (Def. Assoc.)
 Hall, Gregory V. (Def. Assoc.)
 Kemp, Marquis C. (Thomas, Melissa Diane)
 Mccandless, Monica (Kelly, Joseph Kevin)
 Mckernan, Desiree (Albourn, Samuel)
 Morris, Crystal (Def. Assoc.)
 Murrell, Rashid (Def. Assoc.)
 Otero, Damian (Pagano, Gregory Joseph)
 Santiago, Omar (Def. Assoc.)
 Spencer, Kevin (McDermott, Michael I.)
 Villar, Felix (Savino, Louis Theodore Jr.)

Room 1108-CIANFRANI, J.

Beverly, Eric (Piccarreto, Marisa Anne)
 Brown, Jeffrey T. (Boyd, Matthew Christopher)
 Bush, Clifton (Def. Assoc.)
 Clark, Shareef (Burke, Thomas F.)
 Clarke, Naeqwan (Def. Assoc.)
 Hill, Michael T. (Snyder, Marni Jo)
 Hudson, Malik (Def. Assoc.)
 Richards, Michael (Amoriello, Gina A.)
 Wright, Michael (Gessner, Scott)

CRIMINAL TRIAL DIVISION

TUESDAY, SEPTEMBER 10,
 2024

Room 505--PALUMBO, J.

Border, Saeef (Def. Assoc.)
 Crump, Nasyif (Def. Assoc.)
 Edwards, Gregory (Def. Assoc.)
 Foreman, Darryl (Humble, Brian Francis)
 Green, Terrance (Def. Assoc.)
 Green, Terrance A. (Def. Assoc.)
 Harold Ellis, Rahnesia (Fish, Ilon Ross)
 Hilton, Eva M. (Def. Assoc.)
 Johnson, Quider (Def. Assoc.)
 Jones, Aka (Link, Robert Patrick)
 Jones, Dwayne (Def. Assoc.)
 Kozlowski, Steven (Capone, Joseph P.)
 Marinaccio, Joseph (Def. Assoc.)
 Mayo, Arnold (Def. Assoc.)
 Molina, Manuel (Def. Assoc.)
 Reid, Jarmul (Borum, Trevan)
 Rivers, Marcus (Def. Assoc.)
 Rivers, Marcus A. (Def. Assoc.)
 White, Dominic (Maran, Mary Therese)
 Wichard, Joseph (Def. Assoc.)
 Wilson, Monte (Def. Assoc.)

Room 507--McDERMOTT, J.

Davis, Abdul (Dimairo, Paul Michael)
 Lee, Carmichael (Def. Assoc.)
 Melton, Tymir (Fioravanti, Michelle A.)
 Monroe, Nasir K. (Def. Assoc.)
 Patterson, Quamir (Mandell, Lee)
 Walke, Jahsir (Link, Robert Patrick)
 Zheng, Libao (Bahuriak, David Stephen Jr.)

Room 605--BROWN, J.

Aponte, Misael (Def. Assoc.)
 Banegas, Ancel (Def. Assoc.)
 Battle, D'neil (Def. Assoc.)
 Battle, Dneil (Def. Assoc.)
 Brooks, Larry (Def. Assoc.)
 Camacho, Jackie (Def. Assoc.)
 Cardona, Manuel (Def. Assoc.)
 Chandler, Aneel (Def. Assoc.)
 Clay, Derrick (Def. Assoc.)
 Colon, Edward N. (Def. Assoc.)
 Correa, Jose (Def. Assoc.)
 Daniels, Dominic (Stein, Gerald A.)
 Dela-cruz, Luis Y. (Def. Assoc.)
 Duncan, William (Def. Assoc.)
 Forte, Jr (Def. Assoc.)
 Forte, Troy T. Jr. (Def. Assoc.)
 Fowlkes, Dahmir (Def. Assoc.)
 Glover, Zahir S. (Def. Assoc.)
 Gould, Vincent (Def. Assoc.)
 Hampton, Jamaal (Def. Assoc.)
 Holt, Franklin (Def. Assoc.)
 Jackson, Bryan (Def. Assoc.)
 King, Lauren (Def. Assoc.)
 Latorre-gonzalez, Angel (Def. Assoc.)
 Lebron, Javier (Def. Assoc.)
 Lewis, Daniel (Def. Assoc.)
 Long, Tariq (Mandell, Lee)
 Love, Matthew (Piccarreto, Marisa Anne)
 Mcc

Vegerano-rodriguez, Dennis (Dimairo, Paul Michael)
Velasquez, Luis (Def. Assoc.)
Wright, Jaquanda (Def. Assoc.)

Room 607--EHRlich, J.
Smalls, Krandle (Def. Assoc.)

Room 608--TUCKER, J. (T., TH. ONLY)

Farlow, Antoine (Def. Assoc.)
Farlow, Antoine Ja T. (Def. Assoc.)
Farlow, Antoine Jamel (Def. Assoc.)
Farlow, Antoine Jamel J (Meehan, Edward C. Jr.)
Gonzales, Joshua (Def. Assoc.)
Holloman, Dominique D. (Def. Assoc.)
Johnson, Haneef (Def. Assoc.)
Mcintyre, Jerome (Def. Assoc.)
Parrott, Joseph (Def. Assoc.)
Trusdale, Kira (Def. Assoc.)
Walker, Tracey (Def. Assoc.)
Wilson, Steven (Def. Assoc.)
Winfield, Larry (Def. Assoc.)
Wright, Jaylen (Def. Assoc.)

Room 701--WASHINGTON, J.

Allen, Laquanda D. (Def. Assoc.)
Goodwin, Bracey E. (Mallis, Paul Jared)

Room 702--HANGLEY, J.

Adams, Michael J. (Def. Assoc.)
Benenel, Taujana (Petrona, Anthony J.)

Room 704--YU, J. (Ex. W.)

Baker, Zahykee (Foster, Edward Joseph)
Brown, Nasir A. (Tinari, Eugene P.)
Clark, Terrance (Szanto, Jules Norris)
Davis, Tyshon (Def. Assoc.)
Ellis, Antoine D. (Johnson, Shaka Mzee)
Jean, Collins S. (Def. Assoc.)
Lee, Khalil (Def. Assoc.)
Lee, Michael (Def. Assoc.)
Lewis, Najee (Def. Assoc.)
Medina, Miguel (Def. Assoc.)
Powell, Quadir (Def. Assoc.)
Pritt, Kyle (Def. Assoc.)
Rivera, Angel (Def. Assoc.)
Rodriguez-gotay, Angel (Tinari, Eugene P.)
Williams, Tashaun (Def. Assoc.)

Room 705--WILLIAMS, J.

Brackenrig, James E. (Gelb, Jeremy C.)
Chess, Antoine (Def. Assoc.)
Collazo, Johnny (Def. Assoc.)
Cruz, Malik (Scarpello, Joshua E.)
Curry, Jemeire (Def. Assoc.)
Devita, Jeffrey (Def. Assoc.)
Gambrel, Keith (Altschuler, Jonathan R.)
Green, Derrick (Kendall, Jamie Lynn)
Keenan, Darnell (Def. Assoc.)
Matos, Victor (Def. Assoc.)
Robbins, Basil (Def. Assoc.)
Sims, Malik (Kramer, Max Gerson)
Williams, Colin (Def. Assoc.)
Williams, Dominique (Def. Assoc.)
Williams, Jordan (Shaw, Andrew B.)

Room 708--LIGHTSEY, J.

Bernard-herandez, Miguel (Savino, Louis Theodore Jr.)
Clay, Gregory (McCaul, John Francis)
Pollard, Katya (Kadish, Jason Christopher)
Tender, David (Walker, Michael Anthony)

Room 801--GIBBS, J.

Coleman, Wendell (Mann, Jessica Consuela)
Goodema, Charels (Def. Assoc.)
Johnson, Terrelle (Sigman, Scott Philip)

Room 804--SAWYER, J.

Abdul-kabir, Basil (Parkinson, Michael Patrick)
Brothers, Jeffrey (Link, Robert Patrick)
Cassidy, James (Birley, Kevin Thomas)
Drumgoole, Nieve (Def. Assoc.)
Gathers, Kwaman (Def. Assoc.)
Gilbert, Syncere (Present, Eliot B.)
Gonzalez, Omar (Def. Assoc.)
Green, Daiquan (Def. Assoc.)
Jones, Cory (O'Connor, Lawrence J. Jr.)
Kennedy, Maurice (Osei, Nana Yaw Adom)
Meite, Souleymane (Def. Assoc.)
Mok, Vutha (Savino, Louis Theodore Jr.)
Moss, Michael (Def. Assoc.)
Rivas, Jim (Def. Assoc.)
Rodriguez, Alyssa (McCrae-Kane, Kendra)
Ruiz-natal, Hector (Savino, Louis Theodore Jr.)
Santiago, Benjamin (Def. Assoc.)
Thorpe, Shareem (Def. Assoc.)
Tyler, Joseph (Kelly, Joseph Kevin)
Watson, Kerron (Def. Assoc.)

Room 805--EISENHOWER, J.

Al Dalali, Bassam (George, Henry Jr.)
Alexander, Amari
Alomar, Hector
Antonio, Olmo (Def. Assoc.)
Bacon, Jaan
Badi, Adham (Klayman, David Howard)
Brittingham, Rahiem
Broadway, Alexis
Browne, Kamorrie
Crummy, Rakeem
Cyrus, Alexus
Davila, Roy (Def. Assoc.)
Davis, Malik
De-shields, Michael
Dean, Travon
Delacruz-reyes, Jesus
Devaughn, Tyrone
Dockery, Abdul-reheem
Fambrough, Charles (McCrae, Kendra Ilene)
Flemming, Francis (Def. Assoc.)
Gonzalez, Waldy
Hart, Stephen (Bronstein, Adam)
Hasan, Munajj (Def. Assoc.)
Hill, Eric (Stern, Douglas Nathaniel)
Jackson, Jason
Jennings, Andrew
Jones, Kaseem
Jones, Reginald (Klein, Charles A.)
Lee, Nathaniel
Leimkuhler, Randle (Def. Assoc.)
Lewis, Stefan
Logan, Keenan
Louis, Kervin
Mapp, Ronald
Martinez, Jesus
Murray, Tysheem
Nunez, Joseph
Ortega, Maribels

Palmer, Isaiah
Palmer, Khaleem S. (Def. Assoc.)
Rivera, Jacob
Rodriguez, Anthony
Saez, Cesar
Santiago-rivera, Matthew (Marroletti, John A.)
Smith, Anthony
Smith, Clifford A. (Def. Assoc.)
Smith, Eric
Smith, Zachariah (Def. Assoc.)
Smith, Zachariah V. (Vinci, Janine E.)
Stots, Dennis (Def. Assoc.)
Taylor, Kaazim
Thomas, Corey
Tindal, Alphonso
Torres, Luis (Def. Assoc.)
Vaughn, Nisamaad
White, Dujuan (Def. Assoc.)
Wiley, Andrew
Williams, Larhonda
Young, Dekoya

Room 807--ANHALT, J.

Robinson, Raymond (Stein, Gerald A.)

Room 808--KAMAU, J.

Curry, Shania (Yee, Adam Sequoyah)
Johnson, Steven (Def. Assoc.)
Miles, Jafeek (Def. Assoc.)
Montalvo, David (Def. Assoc.)
Nealy, Sabrina (Def. Assoc.)
Pembroke, Michael (Def. Assoc.)
Sinkiewicz, Matthew (Reynolds, Coley Obrien)
Tejada, Jean (Brown, Tobias Hamal)

Room 901--SCHULTZ, J.

Anderson, Anthony (Yee, Adam Sequoyah)
Balosa, David (Krinick, Jonathan)
Bryant, Kylan (Def. Assoc.)
Wood, Quasim S. (Abdul-Rahman, Qawi)

Room 902--WOELPPER, J.

Marshall, Marcus (Def. Assoc.)
Salazar-batero, Jose M. (Montroy, Andrew David)

Room 904--ROSS, J.

Bullock, Derrick (Capek, Justin Charles)
Garrett, Ronnie (Humble, Brian Francis)
Moore, Mikele (Ringgold, Hamilton Jr.)
Peralta, Giselle (Def. Assoc.)
Picorro, Juan (Def. Assoc.)
Ramos-ortiz, Christian O. (Def. Assoc.)
Rivera, Wilfredo (Savino, Louis Theodore Jr.)
Ryder, Khalil (Def. Assoc.)
Santana, Xavier (Def. Assoc.)
Steele, Saair (Def. Assoc.)
Walker, Nacir (O'Riordan, Daniel John)

Room 905--SHAFFER, J.

Amill Torres, Keny (Kadish, Jason Christopher)
Bierkees, Janeine (Def. Assoc.)
Burns, Lashaya (Def. Assoc.)
Burton, Alvin (Def. Assoc.)
Burton, Michael C. (Nasuti, Carmen Charles III)
Calvanese, Christopher (Godshall, Anthony Francis)
Carter, Brandon (Palividas, Pantellis)
Casado, Edwin (Def. Assoc.)
Collins, David (Def. Assoc.)
Colon, Isaac (Def. Assoc.)
Coney, Gregory S. (Steinberg, S. Philip)
Davis, Khalil (Def. Assoc.)
Dias, Vikram (Defino, Michael A.)
Drayton, Stephun (Def. Assoc.)
Gaddy, Kendall (Yee, Adam Sequoyah)
Geronimo, Felix (Def. Assoc.)
Gonzalez, Freddy (Hagarty, Matthew Sherman)
Gore, Melvin (Def. Assoc.)
Hall, Dominic A. (Def. Assoc.)
Hartage, Abdu (Davis, William McFadden)
Jefferson, James A. (Def. Assoc.)
Jones, Shaheed (McCrae, Kendra Ilene)
Jones, Tylee (Def. Assoc.)
Kasprzak, Michelle (Capek, Justin Charles)
Lasene, Sean (Def. Assoc.)
Lee, Jennifer (Azzarano, Jeffrey)
Magalhaes, Rabelo (Fausto, Nicholas M.)
Massaqoi, Caroline F. (Def. Assoc.)
Mccall, Jalisa (Def. Assoc.)
Mccurdy, Anya (Def. Assoc.)
Mickens, Ishaag (Jones, Sarah Alexandra)
Miller, Julie (Def. Assoc.)
Monroe, Khazem (Yee, Adam Sequoyah)
Nesmith, Donte (Capek, Justin Charles)
Neuberger, Isaac M. (Malone, Thomas Brian)
Pena-nunez, Jeiry D. (Def. Assoc.)
Regan, Keith (Gamburg, Robert Marc)
Robbins, Edward A. (Weiss, William Alfred)
Rodriguez, Mitchell (Def. Assoc.)
Ruff, Quamir (Def. Assoc.)
Salomon, Redge (Lorusso, Vincent M.)
Saunders, Dajuan (Def. Assoc.)
Slaughter, Janayah (Def. Assoc.)
Sloss, John (Burkhardt, Eric Thomas)
Smith, Ricky (Def. Assoc.)
Stewart, Matthew (Def. Assoc.)
Velez, Henry (Def. Assoc.)
Veneziano, Anthony (Scarpello, Joshua E.)
Wallace, Ivan (Def. Assoc.)
Williams, Aisha J. (Marsh, James T.)
Winn, Christopher (Cacciamani, Kathryn Coviello)

Zayas-luna, Natalia (Giuliani, Richard J.)

**Room 908--BRANDEIS-
ROMAN, J.**

Jeffries, Quadir (Sturm, Cheryl J.)

Room 1001-DiCLAUDIO, J.

Allen, Khylee (Def. Assoc.)
Barry, Carlos (Def. Assoc.)
Brown, Ahmean A. (Foster, Edward Joseph)
Bryant, Laquaille (Flores, Claudia Beatriz)
Burton, Dante Lama (Himebaugh, Teri B.)
Caesar, Arthur L. (Latour, Pierre III)
Cyrus, Zaher (McDermott, Michael I.)
Degracia, Jose (Def. Assoc.)
Dejesus, Zuleika (Def. Assoc.)
Dejesus-molina, Zuleika (Def. Assoc.)
Dennis, Rosalie (Himebaugh, Teri B.)
Fuentes, Nicholas (Def. Assoc.)
Gilyard, Charles J. (Pileggi, Michael)
Greene, William (Fisher, Ilon Ross)
Lane, Bernard (Foster, Edward Joseph)
Rivera, Jose (Pagano, Gregory Joseph)
Rivers, Damion (O'Hanlon, Stephen Thomas)
Rosa, Alberto A. (Himebaugh, Teri B.)

Smith, Antoine (Goldstein, Zak Taylor)
Smith, Antoine J. (Goldstein, Zak Taylor)
Smith, Keith (Foster, Edward Joseph)
Spencer, Cyfir (Def. Assoc.)
Sutton, Tashaun (O'Connor, Lawrence J. Jr.)
Valdivia, Gerardo (Levin, Peter Alan)

**Room 1002-TAYLOR-SMITH,
J.(OUT)**

Bess, Tariq (Def. Assoc.)
Broome, Jamille (Trimble, Robert Eugene)
Churchville, Jimvar (Capek, Justin Charles)
Hamlett, Joshua (Def. Assoc.)
Hargrove, Tysheem (Davis, William McFadden)
Hogue, Muhammad Q. (Perri, Fortunato N. Jr.)
Lofton, Shermik (Def. Assoc.)
Miller, Mekhi (Sanita, Amato T.)
Moore, Jamire (Yanks, Harvey A.)
Nelson, Michael (Mann, Jessica Consuela)
Patterson, Todd (Petrona, Anthony J.)
Raddad, Fares S. (Kadish, Jason Christopher)
Samuel, Daron (Thompson, Lopez Tyrone)
Shotwell, Lenard (Def. Assoc.)
Small-henderson, Jawanda (Nasuti, Carmen Charles III)
Thomas, David R. (Simmons, Benjamin John)
Warren, Hassan (Davis, William McFadden)
White, Kaliq S. (Davis, William McFadden)
Williams, Kamar D. (Marrone, Joseph Michael Jr.)
Wollert, Sean D. (Madden, Robert Emmett)
Young, James (Def. Assoc.)

**Room 1005-BRYANT-
POWELL, J.(M.ONLY)**

Allen, Damon (Def. Assoc.)
Carlos, Tristan (Montroy, Andrew David)
Coleman, Karina C. (Colon, Christian)
Cortez, Savon (Def. Assoc.)
Facen, Shamir Z. (Def. Assoc.)
Fairrell, Amin (Def. Assoc.)
Garland, Rudi V. (Def. Assoc.)
Gerald, Timothy (Def. Assoc.)
Grey-emerson, Tajah S. (Def. Assoc.)
Hicks, Lester (Def. Assoc.)
Hopkins, Tony (De Ritis, Joseph Edward)
Hosten, Maurice (Johnson, Shaka Mzee)
Jackson, Eric (Def. Assoc.)
James, Tyree (Colon, Christian)
Johnson, Justin H. (Kadish, Jason Christopher)
Johnson, Robert (Def. Assoc.)
Jones, David (Def. Assoc.)
Jourden, Philippe (Colon, Christian)
Knuckles, Rasheen J. (Fitzgerald, Joshua Bradley)
Madison, Cory (Def. Assoc.)
Mansfield, Jalen (Def. Assoc.)
Mason, Eulis (Lorusso, Vincent M.)
Mccall, History (Def. Assoc.)
Mills, Quayair J. (Duckett, Cowan Lee Jr.)
Palin, Bryant W. (Def. Assoc.)
Patrick, Dujuan (Def. Assoc.)
Reid, Paul (Def. Assoc.)
Rockemore, Karheim (Def. Assoc.)
Rudd, Abdur (Def. Assoc.)
Sharpe, Ramona M. (Wimmer, Lauren A.)
Thomas, Rasheed (Def. Assoc.)
Vega, Yeryel (Mandell, Lee)

Room 1007-BRONSON, J.

Wilkins, Stephen (Perri, Fortunato N. Jr.)

Room 1101-S. JOHNSON, J.

Johnson, Ronald (Burke, Thomas F.)
Jones, Ramer (Def. Assoc.)

Room 1104-ARRAIGNMENTS

Berrios, Edward (Def. Assoc.)
Castro, Zuleika (Def. Assoc.)
Day, Jomo (Def. Assoc.)
Hollimon, Keith (Link, Robert Patrick)
Iglesias, Yariel (Def. Assoc.)
Jackson, Joseph T. (Mischak, David B.)
Jackson, Leroy (Def. Assoc.)
Kennedy, Christopher (Lehman, David K.)
Lopez, Estuardo M. (Def. Assoc.)
Mcduffie, Semaj (Def. Assoc.)
Mitchell, Quaidier (Martino, Andre)
Muhammad, Rennick C. (Def. Assoc.)
Price, Tyree (Def. Assoc.)
Reddy, Munir (Capek, Justin Charles)
Reid, Robert D. (Def. Assoc.)
Rodriguez, Alex (Kelly, Joseph Kevin)
Selby, Abdullah (Def. Assoc.)
Simmons, Khaleed (Stretton, Samuel C.)
Stephens, Nasir (Def. Assoc.)
Thompson, Jahmir (Meenan, Conor Liam)
Voci, Daren G. (Pagano, Gregory Joseph)
Walker, Enos (Def. Assoc.)
Young, Brandon (Stenson, Derek Alan)

**Room 1105-SHREEVES-
JOHN, J.-(T.Th.ONLY)**

Brooks, Henry (Def. Assoc.)
Brown, Raheem Sr. (Def. Assoc.)
Cain, Rory (Def. Assoc.)
Dickerson, Elis (Def. Assoc.)
Ferguson, Sheldon (McLaughlin, Brian Edward)
Frederick, Michelle (Def. Assoc.)
Howard, Syheen (Def. Assoc.)
Little, Eric (Def. Assoc.)
Martell, Johnny (Kadish, Jason Christopher)
Padilla, Wilmer J. (Def. Assoc.)
Panagos, Rebekah (Def. Assoc.)
Perez-genoa, Arlyn (Def. Assoc.)
Sanchez, David (Walker, David Michael)
White, Quron (Def. Assoc.)

MUNICIPAL COURT

CIVIL LISTINGS

**MONDAY, SEPTEMBER 9,
2024**

**2—YORGEY-GIRDY, J.
9:15 A.M.**

1 Gillin v. Morav Service LLC
2 LVNV FUNDING LLC v. ANGLIN
3 LVNV FUNDING LLC v. ANGLIN
4 New Jersey Manufacturers Insurance Company a/s/o H v. Mohamed
7 Ardmore, Inc v. Monaghan

8 Ardmore Inc v. Croxton
13 State Farm Mutual Automobile Ins. Co. v. Voznyuk
14 Palladino v. Brown
15 Terry v. McNeil Contracting LLC
16 Harrigan v. Adams
17 DRUSELLA DORTHEA PORTER TRUST v. FIRST NLC FINANCIAL SERVICES LLC

01:15 PM
1 LVNV FUNDING, LLC v. COBB
2 Milhouse v. Jackson
3 LYCOMING AUTO TRUST v. CARROLL
5 ABC Bail Bonds Inc. v. Cowan
6 ABC Bail Bonds Inc. v. Mackey
7 ABC Bail Bonds Inc. v. Rivers
9 Cole v. Roto-Rooter Services Company
10 PRESLEY v. MEDINA AUTO REPAIR
11 Jackson v. Leake
12 Cordon v. Carcamo

**3—DICICCO, J.
8:45 A.M.**

1 Ancient Healing Teas v. Little Free Thinkers Childcare, Inc.
2 Wimmis v. Johnson
3 L3C ALDEN PARK APARTMENTS LLC v. Charles
4 L3C ALDEN PARK APARTMENTS LLC v. Kolea
5 L3C ALDEN PARK APARTMENTS LLC v. Bailey
6 Post Rittenhouse Hill LP v. Damon
7 L3C ALDEN PARK APARTMENTS LLC v. Sozanski
8 Post Rittenhouse Hill LP v. Auritt
9 Post Rittenhouse Hill LP v. Guerrier
10 Post Rittenhouse Hill LP v. Ali
11 Duan v. Cox
12 Chua v. Jones
13 ISA LO LLC v. Albright
14 HVCP Properties LLC v. Pereira
15 Nguyen v. Rosario
17 Acosta v. De La Rosa Torres
18 King, Jr. v. Mount
19 Acosta v. Numan-Din-Bey
20 QRP DGA Investments LLC v. Levy

9 A.M.

1 Ali v. Anderson

12:45 P.M.

1 Liu v. Moumine
2 BREWERYTOWN MANOR HUB LLC v. Lichtenstein
3 PARKSIDE APARTMENTS LP v. HERNANDEZ
4 PS HOMES 2 LP v. THOMPSON
5 More Opportunities Real Estate LLC v. Nixon
6 V2 PROPERTIES ENTITTY 7 LLC v. MARMOLEJOS DIAZ
7 2301 JFK Owner LP v. HERSHMAN
8 TCS ANIKA HOMES ACQUISITIONS 4 LLC v. BROWN
9 White v. Jones
10 L3C ALDEN PARK APARTMENTS LLC v. Ydennek
11 L3C ALDEN PARK APARTMENTS LLC v. Huggins-Garfield
12 L3C ALDEN PARK APARTMENTS LLC v. Murphy
13 L3C ALDEN PARK APARTMENTS LLC v. Lindberg
14 Olney Plaza LP v. Werts
15 L3C ALDEN PARK APARTMENTS LLC v. Princwill
16 Overbrook Tower LP v. Ellis-Foster
17 L3C ALDEN PARK APARTMENTS LLC v. Singleton
18 L3C ALDEN PARK APARTMENTS LLC v. Hudson
19 QUICK v. WILKINS
20 SHEN v. KELLY
21 Lampkin v. Dunbar
22 Yu v. Frazer-Tomoney
23 Hatala v. Echevarria
24 Wilkins v. White

1 P.M.

1 1836 Retro LLC v. Brown
2 Levine v. Hicks

**4—TO BE ASSIGNED
9 A.M.**

1 City Of Phila.: Dept. Of L&I v. Spring Garden Housing Ltd
2 City Of Phila.: Dept. Of L&I v. WHITE
3 City Of Phila.: Dept. Of L&I v. WILLIAMS
4 City Of Phila.: Dept. Of L&I v. PRESIDENTIAL TAC L P
5 City Of Phila.: Dept. Of L&I v. SAXON
6 City Of Phila.: Dept. Of L&I v. MILLENNIUM HOTEL GROUP LL
7 City Of Phila.: Dept. Of L&I v. SOUTH THIRD ASSOC INC
8 City Of Phila.: Dept. Of L&I v. BROWN SR
9 City Of Phila.: Dept. Of L&I v. NEW LEVEL INVESTING LLC
10 City Of Phila.: Dept. Of L&I v. ROGERS
11 City Of Phila.: Dept. Of L&I v. ROLLERSON TANGIR GROUP LLC
12 City Of Phila.: Dept. Of L&I v. Beasley
13 City Of Phila.: Dept. Of L&I v. PR NORTH EAST LIMITED PARTNERSHIP
14 City Of Phila.: Dept. Of L&I v. 417 CALLOWHILL INC
15 City Of Phila.: Dept. Of L&I v. Realtor LLC
16 City Of Phila.: Dept. Of L&I v. HAYDAROV OZOD
18 City Of Phila.: Dept. Of L&I v. Inc
19 City Of Phila.: Dept. Of L&I v. LLC
20 City Of Phila.: Dept. Of L&I v. 2015 WALNUT STREET OWNER LLC
21 City Of Phila.: Dept. Of L&I v. T & J COOK CONSULTING LLC
22 City Of Phila.: Dept. Of L&I v. LLC
23 City Of Phila.: Dept. Of L&I v. SETTLES GROUP LLC
24 City Of Phila.: Dept. Of L&I v. Drumgoole
25 City Of Phila.: Dept. Of L&I v. Guerrero
26 City Of Phila.: Dept. Of L&I v. Rowell
27 City Of Phila.: Dept. Of L&I v. Stansbury
28 City Of Phila.: Dept. Of L&I v. Isabella
29 City Of Phila.: Dept. Of L&I v. Broad St Medical Building General Partnership
30 City Of Phila.: Dept. Of L&I v. MMP

Powelton Village Housing Partners LLC
31 City Of Phila.: Dept. Of L&I v. Hudson
32 City Of Phila.: Dept. Of L&I v. Deloatch
33 City Of Phila.: Dept. Of L&I v. Coppola
34 City Of Phila.: Dept. Of L&I v. Camaplan Administrator FBO Shaheed Colen IRA 16111
35 City Of Phila.: Dept. Of L&I v. MF Parkside Preservation LLC
36 City Of Phila.: Dept. Of L&I v. KORSUNSKY BERTA
37 City Of Phila.: Dept. Of L&I v. CENTRO NP ROOSEVELT MALL OWNER LLC
38 City Of Phila.: Dept. Of L&I v. MITCHELL
39 City Of Phila.: Dept. Of L&I v. Zheng
40 City Of Phila.: Dept. Of L&I v. Miranda
41 City Of Phila.: Dept. Of L&I v. Emboulden Enterprises LLC
42 City Of Phila.: Dept. Of L&I v. MMP Powelton Village Housing Partners LLC
43 City Of Phila.: Dept. Of L&I v. Ellis Investment Group LLC
44 City Of Phila.: Dept. Of L&I v. Pine Street Properties LLC
45 City Of Phila.: Dept. Of L&I v. 914 North Second St LP
46 City Of Phila.: Dept. Of L&I v. HAYDAROV

1 P.M.
1 City Of Phila.: Dept. Of L&I v. Zhu
2 City Of Phila.: Dept. Of L&I v. Wynn
4 City Of Phila.: Dept. Of L&I v. SEVON KODZOVI DODJIKO
5 City Of Phila.: Dept. Of L&I v. LLC
6 City Of Phila.: Dept. Of L&I v. LLC
7 City Of Phila.: Dept. Of L&I v. WEINBERGER
8 City Of Phila.: Dept. Of L&I v. SUTTON

**5—THOMSON, J.
10 A.M.**

1 CAPITAL ONE, N.A. v. HOLLAND
2 LLC v. BRIDDELL
3 American Express National Bank v. Dawkins
4 CAPITAL ONE, N.A. v. HOPEWELL
5 American Express National Bank v. Scales
6 American Express National Bank v. Alexander
7 DISCOVER BANK v. LOPEZ
8 Synchrony Bank v. SAMONI
11 Portfolio Recovery Associates, LLC v. Silvestry
12 Portfolio Recovery Associates, LLC v. Paige
14 Portfolio Recovery Associates, LLC v. Le
15 Portfolio Recovery Associates, LLC v. Torres
16 Portfolio Recovery Associates, LLC v. Beatty
17 Franklin Mint Federal Credit Union v. Wadley
18 Portfolio Recovery Associates, LLC v. Kohl
20 Portfolio Recovery Associates, LLC v. Rosa
21 Portfolio Recovery Associates, LLC v. Moya
22 Portfolio Recovery Associates, LLC v. Schnitzer
23 LVNV FUNDING LLC v. GAMBLE
24 LVNV FUNDING LLC v. JENKINS
25 LVNV FUNDING LLC v. GOLDWIRE
26 LVNV FUNDING LLC v. DAY
27 LVNV FUNDING LLC v. GASKINS
28 LVNV FUNDING LLC v. WADDELL
29 LVNV FUNDING LLC v. JONES
30 CROWN ASSET MANAGEMENT, LLC v. GEORGE
31 CROWN ASSET MANAGEMENT, LLC v. GRAHAM
32 CROWN ASSET MANAGEMENT, LLC v. LIVINGSTON
33 ABSOLUTE RESOLUTIONS INVESTMENTS, LLC v. SIMMONS
34 ABSOLUTE RESOLUTIONS INVESTMENTS, LLC v. CLARKE
35 ABSOLUTE RESOLUTIONS INVESTMENTS, LLC v. ALFONSO
36 ABSOLUTE RESOLUTIONS INVESTMENTS, LLC v. LOWMAN
37 ABSOLUTE RESOLUTIONS INVESTMENTS, LLC v. HALEY
38 Forsythe Finance, LLC v. Johnson
39 Citizens Bank, N.A. v. Anderson
40 Portfolio Recovery Associates, LLC v. Guerrier
41 Portfolio Recovery Associates, LLC v. Jackson
42 Portfolio Recovery Associates, LLC v. Leposki
43 Portfolio Recovery Associates, LLC v. Halloran
44 Portfolio Recovery Associates, LLC v. Butler
45 Portfolio Recovery Associates, LLC v. Jones
46 Portfolio Recovery Associates, LLC v. Lugo
47 Portfolio Recovery Associates, LLC v. Veneziale
49 LVNV FUNDING LLC v. TILLAR
50 LVNV FUNDING LLC v. GRANT
51 LVNV FUNDING LLC v. TANG
52 LVNV FUNDING LLC v. GREEN
53 LVNV FUNDING LLC v. BAKER
54 LVNV FUNDING LLC v. GIDDINGS
55 LVNV FUNDING LLC v. BUTTS
56 LVNV FUNDING LLC v. BIANCHI
57 LVNV FUNDING LLC v. WASHINGTON
58 LVNV FUNDING LLC v. VISCOMI
59 LVNV FUNDING LLC v. WESLEY
60 LVNV FUNDING LLC v. FORD
61 LVNV FUNDING LLC v. WILLIAMS
62 LVNV FUNDING LLC v. FLEMINGS
1 P.M.
1 CREDIT CORP SOLUTIONS, INC. v. SANCHEZ
2 CAPITAL ONE, N.A. v. VASHAKIDZE
5 Portfolio Recovery Associates, LLC v. Golden
6 Portfolio Recovery Associates, LLC v. Lucien
7 Portfolio Recovery Associates, LLC v. Kriwonos
8 Portfolio Recovery Associates, LLC v. Brown
9 Portfolio Recovery Associates, LLC v. Wilson
10 Midland Credit Management, Inc. v. KEEN
11 Portfolio Recovery Associates, LLC v. Lear
12 Portfolio Recovery Associates, LLC v. Traore
13 Portfolio Recovery Associates, LLC v. Sample
14 Portfolio Recovery Associates, LLC v. Morgan
16 Portfolio Recovery Associates, LLC v. Medina
18 Portfolio Recovery Associates, LLC v. Martin
19 Portfolio Recovery Associates, LLC v. Wyatt
20 Portfolio Recovery Associates, LLC v.

Gonzalez
21 Midland Credit Management, Inc. v. RILEY
22 Portfolio Recovery Associates, LLC v. Tabarez
23 Portfolio Recovery Associates, LLC v. Fairweather
24 Portfolio Recovery Associates, LLC v. Zambach
25 Midland Credit Management, Inc. v. Jacques
26 Midland Credit Management, Inc. v. COTTON
27 BARCLAYS BANK DELAWARE v. KEY
28 BARCLAYS BANK DELAWARE v. YUSUF
29 LVNV FUNDING LLC v. CULBREATH
30 LVNV FUNDING LLC v. CIERI
31 LVNV FUNDING LLC v. HAUSER
32 LVNV FUNDING LLC v. SMITH
33 LVNV FUNDING LLC v. KILPATRICK
34 LVNV FUNDING LLC v. BELL
35 LVNV FUNDING LLC v. OSLER
36 LVNV FUNDING LLC v. POWELL
37 LVNV FUNDING LLC v. KENT
38 LVNV FUNDING LLC v. PERALTA
39 LVNV FUNDING LLC v. WALKER
40 LVNV FUNDING LLC v. WILLIAMS
41 LVNV FUNDING LLC v. VEGA
42 LVNV FUNDING LLC v. GARCIA
43 LVNV FUNDING LLC v. SAMUEL-DAVIS
44 LVNV FUNDING LLC v. JIMENEZ
45 LVNV FUNDING LLC v. JAMES
46 LVNV FUNDING LLC v. PARKER
47 LVNV FUNDING LLC v. REID
49 LVNV FUNDING LLC v. BROWN
50 LVNV FUNDING LLC v. BURTON
51 LVNV FUNDING LLC v. BURTON
52 LVNV FUNDING LLC v. BILLIE

6—TO BE ASSIGNED**9:15 A.M.**

1 PROGRESSIVE ADVANCED INSURANCE COMPANY v. CARRASQUILLO
7 Haas v. Marine Club Associates, LP
8 LVNV FUNDING LLC v. SMITH DAVIS
9 CROWN ASSET MANAGEMENT, LLC v. CHASE
10 CROWN ASSET MANAGEMENT, LLC v. ORTIZ CLEMENTE
11 Destin v. Zafetech LLC
12 Destin v. Zafetech LLC

01:15 PM

1 Absolute Resolutions Investments LLC v. Hurtt
2 LVNV FUNDING, LLC v. FEARS
3 CREDIT CORP SOLUTIONS, INC. v. PETERS
4 LVNV Funding LLC v. FIGUEROA
5 Realty Mark Associates v. Miller
6 ABC Bail Bonds Inc. v. Young
7 ABC Bail Bonds Inc. v. Holloman
8 LVNV FUNDING LLC v. GENTRY

408—TO BE ASSIGNED**9 A.M.**

1 Lin v. Sanchez
2 Dunham v. Weston
3 Vazquez v. Wilson
4 WASHINGTON v. LAMB
5 SMITH v. BENTLEY
6 Parker v. Ferguson

600—TO BE ASSIGNED**9 A.M.**

1 Ryland v. Chandler

COURT OF APPEALS**OPINIONS FILED**

SEPTEMBER 05, 2024

BY HARDIMAN, J.

Kenneth Hasson v. Fullstory Inc; 23-2535; we affirm the orders of the District Court.

BY RENDELL, J.

Mid-Century Insurance Co v. Chad Werley; 23-1822; we affirm the orders of the District Court.

NOT PRECEDENTIAL OPINIONS FILED

SEPTEMBER 05, 2024

BY PORTER, J.

USA v. Sumo Dukulah; 23-2554; judgment of the district court affirmed.

BY HARDIMAN, J.

USA v. Anthony Vetri; 23-1208; judgment of the district court affirmed.

DISTRICT COURT**MEMORANDA AND ORDERS**

SEPTEMBER 04, 2024

BY SLOMSKY, J.

USA v. Wragg et al; 15-398; For all the reasons described above, Defendant's § 2255 Motion (Doc. No. 366) will be denied. No certificate of appealability will be issued because Defendant has made no substantial showing of the denial of a constitutional right.

BY GOLDBERG, J.

USA v. Small; 16-381; Thus, even if professional inspection subsequently revealed that the BMW's window tinting was not violative of the Motor Vehicle Code, reasonable suspicion for the stop would still have existed. Because counsel is not ineffective for failing to raise a meritless claim, Plaintiff has not shown an entitlement to habeas relief.

Kliesh v. Cassidy et al; 24-1802; In light of the foregoing, I will grant Hoover's and Judge Baldi's Motions to Dismiss in their entirety. I remain cognizant that in a civil rights case, a court must sua sponte allow a plaintiff leave to amend his or her complaint unless it would be inequitable or futile to do so.

BY MURPHY, J.

Zangara v. National Board of Medical Examiners; 23-3928; We dismiss Mr. Zangara's complaint for reasons central to his legal argument, which could not be cured with amendment. Thus, we find that amendment would be futile and therefore dismissal with prejudice is appropriate.

Blankenship v. Financial Industry Regulatory Authority; 24-3003; Under Thunder Basin and Axon, we lack subject matter jurisdiction over Mr. Blankenship's collateral attack on his FINRA proceeding. Mr. Blankenship will have to pursue his theory on direct appeal. We therefore dismiss the case and do not reach the preliminary injunction question.

BY BAYLSON, J.

Brown v. Devereux; 24-3131; For the foregoing reasons, Brown's claims against Sulli will be dismissed with prejudice, and her claims against Devereux will proceed to service by the U.S. Marshals in accordance with 28 U.S.C. § 1915(d).

BY MCHUGH, J.

Jackson v. Gradel et al; 24-4495; For the foregoing reasons, the Court will grant Jackson leave to proceed in forma pauperis and dismiss the Complaint without prejudice to Jackson challenging his convictions in his habeas proceeding, or filing a new civil rights complaint, provided, however, that he may only pursue a civil rights claim if his convictions are reversed, vacated, or otherwise invalidated.

BY SCOTT, J.

Woltz v. Good et al; 24-4529; For the reasons stated, the mandamus petitions are dismissed without prejudice for lack of subject matter jurisdiction and the state court action will be remanded for lack of subject matter jurisdiction. No leave to amend the mandamus petitions will be granted since any such attempt would prove futile.

CIVIL ACTIONS

The defendant's name appears first, followed by the name of the plaintiff, the number, the nature of the suit and the name of plaintiff's attorney.

SEPTEMBER 05, 2024

Xavier Becerra--Prospect DCMH LLC; 24-04678; U.S. Government Defendant; K.A. Carroll; P.S. Diamond.

Committee for Police Officers Defense PAC--James E. Shelton; 24-04679; Fed. Question; A.R. Perrong; J.R. Padova.

The City of Philadelphia; James Clark: Robert Wilkins--Curtis Kingwood; 24-04681; Fed. Question; J.D. Cioschi; G.J. Pappert.

Novo Nordisk A/S; Novo Nordisk Inc.--Susan Woloski; 24-04682; Diversity; W.H. Mapes; K.S. Marston.

Novo Nordisk A/S; Novo Nordisk Inc.--Judy Corriz; 24-04684; Diversity; W.H. Mapes; K.S. Marston.

Novo Nordisk A/S; Novo Nordisk Inc.--Heather Vaughn; 24-04686; Diversity; W.H.

Mapes; K.S. Marston.
W.S. Cumby, Inc.; W.S. Cumby Construction; W.S. Cumby & Son Inc.--Brenda Poindexter; 24-04688; Fed. Question; C.N. Gurmankin; J.H. Slomsky.
Novo Nordisk A/S; Novo Nordisk Inc.--Erica Bell; 24-04689; Diversity; J.M. Sedgh.
LM General Insurance Company--Cindy Vu; 24-04690; Diversity; W.J. Coppol.
Novo Nordisk A/S; Novo Nordisk Inc.--Dandreier Bush; 24-04691; Diversity; J.M. Sedgh.
Novo Nordisk A/S; Novo Nordisk Inc.--Fenn-Noyes Karen; 24-04692; Diversity; F. Karen.
Lower Merion Township; Lower Merion Township Police Department; Police Officer Charles Murphy; Lower Merion Township Police Officers John Doe 1 Through 20--Chaine Jordan; 24-04693; Fed. Question; N.A. Bezar.

Eli Lilly and Company--Randall Hays; 24-04694; Diversity; J.M. Sedgh.
Novo Nordisk A/S; Novo Nordisk Inc.--Martha Fitchpatrick; 24-04695; Diversity; J.M. Sedgh.
Novo Nordisk A/S; Novo Nordisk Inc.--Crystal Malone; 24-04696; Diversity; J.M. Sedgh.
Novo Nordisk A/S; Novo Nordisk Inc.; Eli Lilly and Company--Shannon Payne; 24-04697; Diversity; J.M. Sedgh.

Novo Nordisk A/S; Novo Nordisk Inc.--Ricky Reniewicz; 24-04698; Diversity; J.M. Sedgh.
Novo Nordisk Inc.; Novo Nordisk A/S--Lupe Soto; 24-04699; Diversity; J.M. Sedgh.

Novo Nordisk A/S; Novo Nordisk Inc.; Eli Lilly and Company--Dani Stone; 24-04700; Diversity; J.M. Sedgh.

C&S Wholesale Grocers, Inc.--Ziego Goodman; 24-04680; Diversity; P.D. Winebrake; J.M. Gallagher.

Zator Law, LLC.--Tanya Boggo; 24-04685; Fed. Question; B.L. Pearson.

BANKRUPTCY COURT**PETITIONS FILED**

SEPTEMBER 05, 2024

(READING)

Chapter 7

Katherine Elizabeth Ulrich, 350 S Cedarbrook Road, Allentown, PA 18104 -- Robert H. Holber; United States Trustee; 24-13135; no summaries listed; M.C. Van Horn, atty.; P.M. Mayer, B.J.

Chapter 13

David J. Wilson, 240 South 3rd Street, Bangor, PA 18013 -- United States Trustee; 24-13127; no summaries listed; C. Laputka, atty.; P.M. Mayer, B.J.

Justin A Windish, 530 East Linden Street, Fleetwood, PA 19522 -- United States Trustee; 24-13132; no summaries listed; M.D. Hess, atty.; P.M. Mayer, B.J.

Ronald Gary Waltman, 745 Zion Road, Birdsboro, PA 19508 -- United States Trustee; 24-13133; no summaries listed; D.W. Tidd, atty.; P.M. Mayer, B.J.

Lindsey Ann Meter, 1213 Deer Run, Reading, PA 19606 -- United States Trustee; 24-13138; no summaries listed; M.P. Capilato, atty.; P.M. Mayer, B.J.

Johnny Lee Stradford, Jr., 256 Buckhead Lane, Douglassville, PA 19518 -- United States Trustee; 24-13139; no summaries listed; C.G. Cassie, atty.; P.M. Mayer, B.J.

SEPTEMBER 05, 2024

(PHILADELPHIA)

Chapter 7

Steelworks Weightlifting, LLC, c/o Brian Terpak, 127 Sunset Road, Springvale, ME 04083 -- Robert H. Holber; United States Trustee; 24-13126; no summaries listed; M.A. Cibik, atty.; A.M. Chan, B.J.

Carl E. Hinkson, 315 Barnsbury Road, Langhorne, PA 19047 -- Robert W. Seitzer; United States Trustee; 24-13130; no summaries listed; P.H. Young, atty.; A.M. Chan, B.J.

Round Up S-LLC, 2804 West Girard Avenue, Philadelphia, PA 19130 -- Robert H. Holber; United States Trustee; 24-13140; no summaries listed; D. Williford, atty.; P.M. Mayer, B.J.

Chapter 13

Ronald Walker, Jr., 7638 Thouron Avenue, Philadelphia, PA 19150 -- United States Trustee; 24-13124; no summaries listed; Z. Perlick, atty.; A.M. Chan, B.J.

Ruth Marie Johnson, 110 Walsh Rd, Lansdowne, PA 19050 -- United States Trustee; 24-13125; no summaries listed; J.L. Quinn, atty.; P.M. Mayer, B.J.

Channing Ashby, 623 Wilton Avenue, Secane, PA 19018 -- United States Trustee; 24-13128; no summaries listed; B.J. Sadek, atty.; A.M. Chan, B.J.

Samantha M Gregory, 19 Jester Lane, Levittown, PA 19055 -- United States Trustee; 24-13129; no summaries listed; B.J. Sadek, atty.; A.M. Chan, B.J.

William G Ortega, 37 Fair Isle Circle, Chalfont, PA 18914 -- United States Trustee; 24-13131; no summaries listed; B.J. Sadek, atty.; P.M. Mayer, B.J.

Mario H Carrasquilla, 203 Logan Avenue, Croydon, PA 19021 -- United States Trustee; 24-13134; no summaries listed; B.J. Sadek, atty.; P.M. Mayer, B.J.

Christopher Thompson, 445 Ripka Street, Philadelphia, PA 19128 -- United States Trustee; 24-13136; no summaries listed; P.H. Young, atty.; P.M. Mayer, B.J.

Mark A Muniz, 307 Grant Street, Pottstown, PA 19464 -- United States Trustee; 24-13137; no summaries listed; B.J. Sadek, atty.; A.M. Chan, B.J.

ADVERSARY ACTIONS

The defendant's name appears first in heavy type, followed by the name of the plaintiff, the number, the nature of the suit and the name of plaintiff's attorney.

SEPTEMBER 05, 2024

(PHILADELPHIA)

Chapter 7

Daniel Carroll -- Street Road Partners LLC, Series 3; 24-00113; 62 Dischargeability - 523(a)(2), false pretenses, false representation, actual fraud; D. Mukiewicz, atty.; A.M. Chan, B.J.

ORPHANS' COURT DIVISION

HEARINGS AND CONFERENCES

Before RAMY I. DJERASSI, J.
FOR THE WEEK OF SEPTEMBER 9, 2024
MON., SEPTEMBER 9, 2024
11:30 A.M. ZOOM HEARING

Elianie Douglas, 1181 MI 2021/241894; E. Smith.
2:00 P.M. ZOOM HEARING
Doloryse Williams, 257 DE 2024/240889; R. Crowley.

2:00 P.M. ZOOM HEARING
Robert Lovett, Jr., 848 DE 2021/241658; R. Bembry.

3:30 P.M. ZOOM HEARING
Juan Valdivia, 690 IC 2017/241272; L. Hee.
TUES., SEPTEMBER 10, 2024
10:00 A.M. ZOOM HEARING

Ethel M. Straub, 906 DE 2017/193905/227444; J. McCreech.
2:00 P.M. ZOOM HEARING
Aaron Garcia, 471 AI 2024/241656; K. Behrens.

3:30 P.M. ZOOM HEARING
Otelia Brown, 733 DE 2020/230261; R. Foxworth.
WED., SEPTEMBER 11, 2024
NO HEARINGS SCHEDULED

THURS., SEPTEMBER 12, 2024
10:00 A.M. HEARING
Kevin Parker, 927 DE 2022/233289; R. Foxworth.

Courtroom 414
2:00 P.M. ZOOM HEARING
Gitta Seiberling, 540 IC 2024/241809; M. Szymborski.

FRI., SEPTEMBER 13, 2024
10:00 A.M. HEARING
Grace Harrington, 1431 DE 2022/227384; M. Gumbel.

Courtroom 414
3:00 P.M. ZOOM HEARING
Alexander Armour, 88 IC 2013/241312; L. Hee.

HEARINGS AND CONFERENCES

Before CARRAFIELLO, J.
FOR THE WEEK OF SEPTEMBER 9, 2024
MON., SEPTEMBER 9, 2024
NO HEARINGS SCHEDULED

TUES., SEPTEMBER 10, 2024
10:00 A.M. AIP HEARING; ZOOM
Dorothy Silverstein, AIP 881 AI of 2024; #242947; M. Szymborski, A. Cohen.

11:00 A.M. AIP HEARING; ZOOM
Robert McGee, AIP 559 AI of 2024; #245075; G. Freeman, D. Nagel.

WED., SEPTEMBER 11, 2024
NO HEARINGS SCHEDULED
THURS., SEPTEMBER 12, 2024

10:00 A.M. REVIEW HEARING; 416 CITY HALL

Kathy Rice, Deceased, 459 DE of 2020; #201971; J.M. Tyler, D.A. Jaskowiak, R.C. Gerhard, III, L. Rice, T. Rice, S. Pressley, M.A. Rice Brown.

11:00 A.M. REVIEW HEARING; ZOOM
Robert E. McKenna, IC 134 IC of 2024; #n/a; M. Vogin, J.G. Caruso, M.M. McKenna.

FRI., SEPTEMBER 13, 2024
NO HEARINGS SCHEDULED

HEARINGS AND CONFERENCES

Before SHEILA WOODS-SKIPPER, J.
FOR THE WEEK OF SEPTEMBER 9, 2024
MON., SEPTEMBER 9, 2024

10:00 A.M. Estate of Jayce Davenport, SN, ACT (ZOOM)
1013SN of 2023; #242595; K. Behrens.

TUES., SEPTEMBER 10, 2024
11:00 A.M. THREE (3) DAY TRIAL - IN RE: ST. MICHAEL'S CATHEDRAL ORTHODOX CHRISTIAN CHURCH

NP, 720NP of 2023; #232321; L.M. Rhode, A. Rauch, III, J.J. Black, III.

Courtroom 425
WED., SEPTEMBER 11, 2024

8:30 A.M. INFORMAL CONFERENCE (ZOOM)
Estate of Annette Gaudio, IC, 441IC of 2023; M. Szymborski, C. Mullen-Wilson.

11:00 A.M. THREE (3) DAY TRIAL - IN RE: ST. MICHAEL'S CATHEDRAL ORTHODOX CHRISTIAN CHURCH

NP, 720NP of 2023; #232321; L.M. Rhode, A. Rauch, III, J.J. Black, III.

Courtroom 425
THURS., SEPTEMBER 12, 2024

11:00 A.M. THREE (3) DAY TRIAL - IN RE: ST. MICHAEL'S CATHEDRAL ORTHODOX CHRISTIAN CHURCH

NP, 720NP of 2023; #232321; L.M. Rhode, A. Rauch, III, J.J. Black, III.

Courtroom 425
FRI., SEPTEMBER 13, 2024

9:30 A.M. INJUNCTIONS HEARING

Estate of Jerome Schwartz, AP, 917AP of 2019; B. Perez, S. Kamenitz.

Courtroom 425

HEARINGS AND CONFERENCES

Before STELLA TSAI, J.
FOR THE WEEK OF SEPTEMBER 9, 2024
MON., SEPTEMBER 9, 2024

10:00 A.M. AIP ZOOM HEARING
Ancy Kurian, 847 AI of 2024; #242842; Bembry, III, R.H. Esq.

TUES., SEPTEMBER 10, 2024
10:00 A.M. HEARING

Barbara Clark, 431 DE of 2022; #221831; M. McConnell, Esq.

Courtroom 432
3:00 P.M. AIP ZOOM HEARING

Giovanni Mitchell, 281 AI of 2024; #240946; J.A. Malley, Esq.

WED., SEPTEMBER 11, 2024
10:00 A.M. STATUS CONFERENCE ZOOM HEARING

Anna McKelvey, 1267 DE of 2023; #234150; A. Cordes, Esq.

10:30 A.M. PRELIMINARY CONFERENCE ZOOM HEARING

Giuseppe Palermo, 200 DE of 2024; #240725; J.D. Rutala, Esq.

2:00 P.M. ZOOM HEARING

Estate of Nhan Pham, 1521 AI of 2023; #237016; M. Szymborski, Esq.

2:30 P.M. CONFERENCE ZOOM HEARING

Rosemary T. Bush, 0116 DE of 2023; #233793; A. Quinn, Esq.

THURS., SEPTEMBER 12, 2024
10:00 A.M. REVIEW ZOOM HEARING

Thomas Crinti, 364 IC of 1996; #142063; A. Jane, Esq.

11:00 A.M. WILL CONTEST ZOOM HEARING

Benedict Bailey, 803 AP of 2024; #242598; B.M. Perez, Esq.

FRI., SEPTEMBER 13, 2024
10:00 A.M. AIP ZOOM HEARING

Melvina T. Quillen, 00816 AI of 2024; #242726; A. Quinn, Esq.

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Court Notices

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FIRST JUDICIAL DISTRICT OF PENNSYLVANIA

Wednesday, August 28, 2024

JOINT NOTICE TO THE BAR

TRIAL DIVISION – CRIMINAL MUNICIPAL COURT – CRIMINAL DIVISION

LIMITED COURTROOM OPERATIONS ON SEPTEMBER 10, 2024

On September 10, 2024, the Presidential Debate will be held in the City of Philadelphia at the Constitution Center. The First Judicial District has been advised that the Philadelphia Police Department and the Philadelphia Sheriff's Office will need to deploy personnel and resources to the area, making them unavailable for Court.

In response:

• **All Municipal Court criminal courtrooms, with the exception of Bench Warrant Court and Preliminary Arraignments, will be CLOSED on September 10, 2024**

• **Common Pleas criminal courtrooms will remain OPEN on September 10, 2024 with the following restrictions:**

• **Homicide and Majors Courtrooms:** These courtrooms will remain open for trials only.

• **All other Common Pleas, Criminal Trial Division Courtrooms:** These courtrooms will remain open for bail defendants to receive subpoenas. Custody Defendants with matters listed in these courtrooms will not be brought to the Stout Center and may have their matter continued to new date.

Thank you.

Honorable Daniel J. Anders
Administrative Judge, Court of Common Pleas, Trial Division
Honorable Joffie C. Pittman, III
Administrative Judge, Municipal Court

Honorable Rose Marie Defino-Nastasi
Supervising Judge, Court of Common Pleas Trial Division-Criminal

Honorable Karen Yvette Simmons
Supervising Judge, Municipal Court, Criminal Division

FIRST JUDICIAL DISTRICT OF PENNSYLVANIA PHILADELPHIA MUNICIPAL COURT

NOTICE TO THE BAR

Effective Monday, August 12, 2024, the Landlord Tenant Officer ("LTO") will no longer be accepting new writs of possession. Following that date, all writs will be directed to the Philadelphia Sheriff's Office.

Beginning Tuesday, August 13, 2024, the LTO will accept alias writs of possession on matters where the writs of possession had previously been filed with the LTO and paid for until the close of business Monday, September 9, 2024.

After Monday, September 9, 2024, if a writ has already been filed with the LTO and no alias writ is filed, litigants will be required to re-start the process with the Sheriff's Office.

DATE: July 31, 2024
Honorable T. Francis Shields
President Judge
Philadelphia Municipal Court
First Judicial District of Pennsylvania

FIRST JUDICIAL DISTRICT OF PENNSYLVANIA PHILADELPHIA MUNICIPAL COURT

President Judge Administrative Order No. 10 of 2024

In re: Emergency Appointment of Substitute Court Magistrate

ORDER

AND NOW, this 22nd day of August 2024, this Court finds that due to the increase of volume in search warrant applications and arraignments, as well as a temporary reduction of legal staff attorneys stemming from attrition, vacations and medical issues, along with magisterial attendance at mandatory seminars, an emergency exists which requires the appointment of qualified attorneys who are court employees to act as emergency substitute court magistrates, as provided in 42 Pa.C.S.A. § 1125, and therefore, it is hereby ORDERED and DECREED that the following court employee shall act as a substitute Court Magistrate, when called upon, with all duties and powers vested in the duty appointed Philadelphia Magistrates, as requested by the President Judge from time to time.

MATTHEW ALLEN, ESQUIRE

BY THE COURT:
/s/ T. Francis Shields
T. Francis Shields, President Judge
Philadelphia Municipal Court

FIRST JUDICIAL DISTRICT OF PENNSYLVANIA PHILADELPHIA MUNICIPAL COURT

NOTICE TO THE BAR

Effective November 4, 2024, Municipal Court Courtroom 5, Widener Building, 1339 Chestnut St 10th Floor, Philadelphia, PA 19107 will no longer have a 10:00 a.m. hearing list.

Beginning November 4, 2024, there will be two lists: a morning list at 9:00 a.m. and an afternoon list at 1:00 p.m. The Courtroom will continue to schedule sixty-five cases per list.

DATE: August 27, 2024

Honorable Gregory O. Yorgey-Girdy
Supervising Judge
Philadelphia Municipal Court-Civil
First Judicial District of Pennsylvania

COURT NOTICE

REAPPOINTMENT OF ARRAIGNMENT COURT MAGISTRATES PHILADELPHIA MUNICIPAL COURT

The Philadelphia Municipal Court is required by Rule to establish an Arraignment Court Magistrate Selection Panel to consider the reappointment of its incumbent Arraignment Court Magistrate(s) to a new term of office. This Panel has been established and may be contacted through Roseanne Unger, Deputy Court Administrator, Municipal Court Criminal Division at Roseanne.Unger@courts.phila.gov.

An Arraignment Court Magistrate's powers and duties include administering Oaths and Affirmations, presiding at Preliminary Arraignments, assigning counsel in certain cases, issuing Criminal Complaints, setting bail, scheduling Municipal Court Trials and Preliminary Hearings, and issuing Arrest Warrants and Search and Seizure Warrants.

On September 21st, 2024, the current term of Lauren Connor, Esquire, and Debra Rainey, Esquire, Arraignment Court Magistrates, will expire. Public comment is invited concerning their reappointments. The deadline for submission of comments is August 23rd, 2024.

Honorable T. Francis Shields
President Judge, Municipal Court

Honorable Frank T. Brady
Chair, Arraignment Court Magistrate
Selection Panel

FIRST JUDICIAL DISTRICT OF PENNSYLVANIA PHILADELPHIA MUNICIPAL COURT

NOTICE TO THE BAR

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DATE: July 31, 2024
Honorable T. Francis Shields
President Judge
Philadelphia Municipal Court
First Judicial District of Pennsylvania

COURT NOTICE

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Honorable T. Francis Shields
President Judge, Municipal Court

Honorable Frank T. Brady
Chair, Arraignment Court Magistrate Selection Panel

IN THE SUPREME COURT OF PENNSYLVANIA
IN RE: TRANSFER OF DUTIES OF THE OFFICE OF JUDICIAL RECORDS, :
FIRST JUDICIAL DISTRICT OF
No. 619
JUDICIAL ADMINISTRATION DOCKET

Court Notices

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PENNSYLVANIA :

ORDER

AND NOW, this 20th day of June, 2024, pursuant to Article V, Section 10(a) of the Constitution of the Commonwealth of Pennsylvania, it is hereby ORDERED AND DECREED that all powers and duties of the Prothonotary of Philadelphia and Clerk of Quarter Sessions of Philadelphia, currently vested in the Office of Judicial Records of the First Judicial District of Pennsylvania by Orders of this Court, be transferred from the Trial Division to the Office of Court Administration. This Order and Caption supersede the Order dated September 30, 2013 entered on this docket.

IN THE SUPREME COURT OF PENNSYLVANIA

IN RE:

ORDER AMENDING RULE 509 OF THE RULES OF JUDICIAL ADMINISTRATION
NO. 618
JUDICIAL ADMINISTRATION DOCKET
ORDER

PER CURIAM

AND NOW, this 4th day of June, 2024, pursuant to Article V, Section 10 of the Constitution of Pennsylvania, and in the interests justice and efficient administration pursuant to Pa.R.J.A. No. 103(a)(3),

IT IS ORDERED that Rule 509 of the Rules of Judicial Administration is amended in the attached form.

This ORDER shall be processed in accordance with Pa.R.J.A. No. 103(b), and shall be effective immediately.

Additions to the rule are shown in bold and are underlined.

Deletions from the rule are shown in bold and brackets.

Rule 509. Access to Financial Records.

(a) General policy. Financial records of the Unified Judicial System are presumed to be open to any member of the public for inspection or copying during established business hours. The term “financial records” is defined as any account, contract, invoice or equivalent dealing with: 1) the receipt or disbursement of funds appropriated to the system; or 2) acquisition, use or disposal of services, supplies, materials, equipment or property secured through funds appropriated to the system.

(b) Accessibility. All financial records are accessible to the public except the following:

(1) any part of a record setting forth information to which access is otherwise restricted by federal law, state law, court rule, court order or court policy;

(2) any part of a record setting forth a person’s social security number, home address, home telephone number, date of birth, operator’s license number, e-mail address, or other personal information;

(3) any part of a record setting forth the address of a judge’s chambers or office located outside a judicial facility;

(3)4 any part of a record setting forth financial institution account numbers, credit card numbers, personal identification numbers (PINs) and passwords used to secure accounts;

(4)5 any part of a record setting forth information presenting a risk to personal security, personal privacy, or the fair, impartial and orderly administration of justice, as determined by the Court Administrator of Pennsylvania.

Note: For purposes of Rule 509(b)(3), a “judicial facility” is a facility, such as a courthouse, that includes a courtroom, hearing room, or other rooms used by the court to conduct trials, hearings, or other public proceedings.

FIRST JUDICIAL DISTRICT OF PENNSYLVANIA COURT OF COMMON PLEAS OF PHILADELPHIA COUNTY No. 6 of 2024

President Judge General Court Regulation

*In re: Adoption of Philadelphia Rule of Judicial Administration *5101, and Recission of Philadelphia Rule of Judicial Administration *1900*

ORDER

AND NOW, this 10th day of June, 2024, the Board of Judges of Philadelphia County having voted at the Board of Judges’ meeting held on May 16, 2024, to adopt Philadelphia Rule of Judicial Administration *5101, and rescind *1900 as attached to this Order, and, as required by Pa.R.J.A. 103, the Supreme Court Civil Procedural Rules Committee has reviewed the attached local rules, has determined that Rule *5101 is consistent with applicable statewide rules, and has authorized their promulgation.

NOW, therefore, it is hereby ORDERED and DECREED that Philadelphia Local Rule of Judicial Administration *5101 is adopted, as attached, effective thirty days after publication in the *Pennsylvania Bulletin*.

As required by Pa.R.J.A. 103(d), the local rule which follows this Order was submitted to the Supreme Court of Pennsylvania Procedural Rules Committee for review, and written notification has been received from the Rules Committee certifying that the local rule is consistent with any general rule of the Supreme Court. This Order and the attached local rule shall be filed with the Office of Judicial Records in a docket maintained for Administrative Orders issued by the First Judicial District of Pennsylvania. As required by Pa.R.J.A. 103(d)(5)(ii), two certified paper copies of this Administrative Order and the attached local rule, as well as one copy of the Administrative Order and local rule shall be distributed to the Legislative Reference Bureau on a computer diskette for publication in the *Pennsylvania Bulletin*. As required by Pa.R.J.A. 103(d)(6) one certified copy of this Administrative Order and local rule shall be filed with the Administrative Office of Pennsylvania Courts, shall be published on the website of the First Judicial District at <https://www.courts.phila.gov>, and shall be incorporated in the compiled set of local rules no later than 30 days following publication in the *Pennsylvania Bulletin*. Copies of the Administrative Order and local rules shall also be published in *The Legal Intelligencer* and will be submitted to *American Lawyer Media*, *Jenkins Memorial Law Library*, and the Law Library for the First Judicial District.

By The Court:

Nina Wright Padilla

President Judge, Court of Common Pleas Philadelphia County

Phila.R.J.A. No. *5101

Philadelphia Rule of Judicial Administration No. *5101

Rule *5101. Protocols to Mark, Inventory, Store and Retain Exhibits, Physical Evidence and Electronic Evidence Offered During Trials and Evidentiary Hearings in the Philadelphia Court of Common Pleas.

(a) **General Rule.** In accordance with Pa.R.J.A. 5101, counsel and unrepresented parties shall present all exhibits, physical evidence and electronic evidence used and offered during trials or evidentiary hearings, which shall be inventoried, filed, and retained as provided in this rule.

(b) **Custody of Exhibits During Court Proceedings.** The tipstaff or other court staff designated by the presiding judge shall be the custodian of exhibits pursuant to Pa.R.J.A. 5102. The custodian shall secure and maintain all exhibits presented to the court during the proceedings, including during breaks and recesses.

(c) **Documentary Evidence.** Counsel and unrepresented parties may pre-mark exhibits. When possible, all documentary exhibits such as letters and reports should be 8-1/2 x 11 size. For oversized documentary evidence, see subsection (d)

(d) **Physical evidence.** Physical evidence and oversized exhibits must be photographed by the proponent, converted to letter sized pdf and appropriately marked and produced during the trial or evidentiary hearing. Unless otherwise provided by the presiding judge, at the conclusion of the trial or evidentiary hearing, physical evidence shall be returned to the police in criminal cases and to counsel in civil cases for safekeeping as required by any applicable retention schedule, statute, rule, regulation, or policy, or until further order of court.

(e) **Electronic Evidence.** Electronic evidence, including audio or video exhibits, must be produced by the proponent on a USB drive, CD/DVD, or other medium specified by the presiding judge or Office of Judicial Records.

(f) **Confidential Documents.** Confidential documents offered as exhibits shall be produced with a *Confidential Document* form as provided by the *Public Access Policy of the Unified Judicial System of Pennsylvania: Case Records of the Appellate and Trial Courts* (UJS Case Records Policy) as provided in Phila.R.J.A. No. *401. Confidential Documents are not accessible by the public.

(g) **Confidential Information.** Documents offered as exhibits which contain confidential information listed in the UJS Case Records Policy shall be produced in a *Redacted Format*. All confidential information will be contained on the confidential information sheet which is not accessible by the public.

(h) **Sealed Documents.** Any documents the presiding judge deems necessary to seal will not be accessible by the public. Exhibits that are ordered sealed cannot be electronically filed. They can be given to the tipstaff or other court staff designated by the presiding judge and will be manually uploaded or kept and sealed from the public view.

(i) **Exhibit List.** At the conclusion of the trial or evidentiary hearing, designated court staff shall inventory all exhibits and evidence, whether documentary, physical, electronic, audio, video or otherwise, and whether admitted or marked for identification. Any oversized exhibit, physical evidence or visual evidence not previously converted to letter size pdf format as provided in subsection (d) shall be photographed and/or converted to pdf letter size and marked. Each Exhibit and piece of evidence shall be clearly marked and placed on the Exhibit List which shall be reviewed and approved by the presiding judge, filed of record and copies provided to all parties no later than five days following the conclusion of the trial or evidentiary hearing. When submitting or uploading Exhibit Lists and Exhibits, Counsel and unrepresented parties shall certify compliance with this rule by including the following language:

I certify that this filing is in compliance with Philadelphia Rule of Judicial Administration No. *5101 and all files submitted with this transaction were introduced as evidence during trial or other evidentiary hearing.

(1) **After Court Proceedings.** Exhibits and evidence shall be made part of the record as follows:

(1) Trial Division:

a. Civil Section: within five (5) days of the conclusion of the trial or evidentiary hearing, counsel for each proponent of the exhibits and evidence shall upload their documentary exhibits through the Electronic Filing System and, if not already done, provide to the Office of Judicial Records a USB drive, or CD/DVD with audio or video evidence, as provided in this rule. The Office of Judicial Records shall either upload the contents of any USB drive or CD/DVD to a documentary-evidentiary program, or retain any USB drive, or CD/DVD as required by Pa.R.J.A. 5101-5103 until further order of court.

b. Criminal Section: within five (5) days of the conclusion of the trial or evidentiary hearing, counsel for each proponent of the exhibits and evidence shall upload their documentary exhibits through the Electronic Filing System and, if not already done, provide to the Office of Judicial Records a USB drive, or CD/DVD with audio or video evidence, as provided in this rule. The Office of Judicial Records shall either upload the contents of any USB drive or CD/DVD to a documentary-evidentiary program, or retain any USB drive, or CD/DVD as required by Pa.R.J.A. 5101-5103 until further order of court.

c. Self-represented Parties: at the conclusion of the trial or evidentiary hearing, the tipstaff or other designated court staff pursuant to subsection (b) shall take possession of all exhibits and any USB drive or CD/DVD proffered by self-represented Parties and shall deliver them to the Office of Judicial Records which shall convert all documentary evidence to PDF format and stored in a documentary-evidentiary program as required by Pa.R.J.A. 5101-5103, or upload the contents of any USB drive or CD/DVD to a documentary-evidentiary program and/or retain any USB drive or CD/DVD as required by required by Pa.R.J.A. 5101-5103 until further order of court.

(2) **Family Court:** Pursuant to 5104(b), proceedings before hearing officers in divorce, custody, support, delinquency, and dependency matters are excluded from this Rule.

a. Dependency matters: at the conclusion of the trial or evidentiary hearing, the tipstaff or other designated court staff pursuant to subsection (b) shall take possession of the exhibits and evidence and upload the documentary exhibits through the electronic filing system and provide to the Clerk of Family Court any USB drive, or CD/DVD with audio or video evidence, as provided in this rule. The Clerk of Family Court shall either upload the contents of any USB drive or CD/DVD to a documentary-evidentiary program, or retain any USB drive, or CD/DVD as required by Pa.R.J.A. 5101-5103 until further order of court.

b. Adoption matters: at the conclusion of the trial or evidentiary hearing, the tipstaff or other designated court staff pursuant to subsection (b) shall take possession of the exhibits and

Court Notices

continued from 9

evidence and upload the documentary exhibits through the electronic filing system and provide to the Clerk of Family Court any USB drive, or CD/DVD with audio or video evidence, as provided in this rule. The Clerk of Family Court shall either upload the contents of any USB drive or CD/DVD to a documentary-evidentiary program, or retain any USB drive, or CD/DVD as required by Pa.R.J.A. 5101-5103 until further order of court.

c. Delinquency Matters: at the conclusion of the trial or evidentiary hearing, the Office of Judicial Records shall take possession of all exhibits and any USB drive or CD/DVD, shall upload the documentary exhibits through the electronic filing system and shall either upload the contents of any USB drive or CD/DVD to a documentary-evidentiary program, or retain any USB drive, or CD/DVD as required by Pa.R.I.A. 5101-5103 until further order of court.

d. Adult Criminal matters in Family Court: See section (j)(1)b.

e. Domestic Relations matters: at the conclusion of the trial or evidentiary hearing, the tipstaff or other designated court staff pursuant to subsection (b) shall take possession of all exhibits and any USB drive or CD/DVD proffered, and shall deliver them to the Clerk of Family Court, which shall convert all documentary evidence to PDF format and stored in a documentary-evidentiary program as required by Pa.R.J.A. 5101-5103, or upload the contents of any USB drive or CD/DVD to a documentary-evidentiary program and/or retain any USB drive or CD/DVD as required by Pa.R.J.A. 5101-5103 until further order of court.

(3) Orphans' Court: within five (5) days of the conclusion of the trial or evidentiary hearing, counsel for each proponent of the exhibits and evidence shall send their Exhibit List and exhibits to the electronic mail address instructed by the presiding judge to be attached to an Order and Decree entered by court. Orphans' Court Administration shall retain all evidence as required by Pa.R.J.A. 5101-5103 until further order of court.

IN THE SUPREME COURT OF PENNSYLVANIA

IN RE:

PRELIMINARY MINIMUM STANDARDS FOR DELIVERY OF EFFECTIVE INDIGENT
DEFENSE SERVICES PURSUANT TO ACT 34 OF 2023, ARTICLE II-F, INDIGENT
DEFENSE

NO. 617

JUDICIAL ADMINISTRATION DOCKET

ORDER

PER CURIAM

AND NOW, this 29th day of May, 2024, pursuant to Article V, Section 10 of the

Constitution of Pennsylvania and in the interests of justice and efficient administration pursuant to Pa.R.J.A. 103(a)(3),

IT IS ORDERED that, in accordance with Section 203-F(i)(3) of Act 34 of 2023, and in response to the submission of the Indigent Defense Advisory Committee (IDAC) as approved by the Pennsylvania Commission on Crime and Delinquency (PCCD), preliminary standards for the delivery of effective indigent defense services in the Commonwealth of Pennsylvania are adopted in the attached form.

These preliminary standards are adopted solely for the purpose of providing guidance to IDAC and PCCD regarding Indigent Defense Grant Program applications submitted in fiscal year 2023-24.

These preliminary standards are aspirational in nature. Adoption of these preliminary standards is not a determination of the constitutionality of Act 34, or any of its provisions, under the Pennsylvania Constitution or the Constitution of the United States, and does not create or determine any legal rights.

This **ORDER** shall be processed in accordance with Pa.R.J.A. 103(b), and shall be effective immediately.

STANDARD 1: Funding, Structure, and Oversight

Where county case volume allows, indigent defense should be a mixed system: primarily dedicated public defender offices, augmented by additional Court Appointed/Conflict Counsel to handle overflow and conflict of interest cases. The compensation for lawyers working for Public Defender Offices should be appropriate for and comparable to other publicly funded lawyers. Court Appointed/Conflict Counsel should be paid a reasonable fee, in a timely manner, that reflects the cost of overhead and other office expenses, as well as payment for work. Investigators, social workers, experts, and other staff and service providers necessary to indigent defense for all Indigent Defense Providers should also be compensated in a manner consistent with this Principle.

STANDARD 2: Essential Components of Effective Representation

Indigent Defense Providers should adopt a client-centered approach to representation based around a client's needs and working with them to achieve their goals. Indigent Defense Providers should have the assistance of investigators, social workers, mitigation specialists, experts, and other specialized professionals necessary to meet indigent defense needs. Funding for such services should be provided to and controlled by Indigent Defense Providers. Indigent Defense Providers should address collateral issues that are relevant to their clients' cases. Indigent Defense Providers can offer direct assistance with such issues or establish collaborations with, or provide referrals to civil legal services organizations, social services providers, and other lawyers and non-lawyer professionals.

To publish your Corporate Notices,
Call: **Jennifer McCullough at 215-557-2321**
Email : **jmccullough@alm.com**

PUBLIC NOTICES

Jennifer McCullough ■ 215.557.2321 ■ jmccullough@alm.com

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ESTATE NOTICES

NOTICE TO COUNSEL

Your attention is directed to Section 3162 of the Probate, Estates and Fiduciaries Code of June 30, 1972 (Act No. 164) which requires advertisement of grant of letters to contain the name and address of the personal representatives.

ORPHANS' COURT OF PHILADELPHIA COUNTY

Letters have been granted on the Estate of each of the following decedents to the representatives named, who request all persons having claims against the Estate to present them in writing and all persons indebted to the Estate to make payment to them (unless otherwise noted all addresses being in Philadelphia)

BONNER, DARRYL BRUCE – Cheryl L. Forde, Administratrix, c/o Daniella A. Horn, Esq., 1 Roberts Ave., Glenside, PA 19038; Daniella A. Horn, Atty., Klenk Law, LLC, 1 Roberts Ave., Glenside, PA 19038. 9-9-3

BROWN, HAZEL JEANNETTE (a/k/a HAZEL BROWN) – A.R. Brown, Administrator, 610 S. 57th St., Philadelphia, PA 19143. 9-9-3

CENTOFANTE, CATHERINE L. – Joann M. Winterle, Executrix, c/o Katherine F. Thackray, Esq., 1880 JFK Blvd., Ste. 1740, Philadelphia, PA 19103; Katherine F. Thackray, Atty., Alexander & Pelli, LLC, 1880 JFK Blvd., Ste. 1740, Philadelphia, PA 19103. 9-9-3

CUTILLO, ALFRED JOSEPH (a/k/a ALFRED J. CUTILLO) – Kenneth Joseph Cutillo, Executor, c/o Jeremy A. Wechsler, Esq., 1040 Stony Hill Rd., Ste. 150, Yardley, PA 19067; Jeremy A. Wechsler, Atty., Curtin & Heefner LLP, 1040 Stony Hill Rd., Ste. 150, Yardley, PA 19067. 9-9-3

DIAGOSTA, PATRICK J. – Patricia Brett, Executrix, c/o Colin J. Devlin, Esq., 1845 Walnut St., Ste. 2250, Philadelphia, PA 19103; Colin J. Devlin, Atty., Lex Nova Law, LLC, 1845 Walnut St., Ste. 2250, Philadelphia, PA 19103. 9-9-3

DIBERIO, ALBERT – Albert J. Diberio, Administrator, c/o Andrew D. Swain, Esq., 2410 Bristol Rd., Bensalem, PA 19020; Andrew D. Swain, Atty., The Swain Law Firm, P.C. 2410 Bristol Rd., Bensalem, PA 19020. 9-9-3

DIXON, WILLIAM MAURICE (a/k/a WILLIAM M. DIXON) – Shannon Dixon, Executrix, c/o Ryan M. Bornstein, Esq., 800 Lancaster Ave., Ste. T-2, Berwyn, PA 19312; Ryan M. Bornstein, Atty., Harvey Ballard & Bornstein, LLC, 800 Lancaster Ave., Ste. T-2, Berwyn, PA 19312. 9-9-3

EISENSTEIN, BENJAMIN – Ryan Henry Eisenstein, Administrator, c/o Lawrence Singer, Esq., 308 Rush Ln., Ambler, PA 19002; Lawrence Singer, Atty., 308 Rush Ln., Ambler, PA 19002. 9-9-3

EVANS, DAVID ALAN – Penelope J. Langfield, Administratrix, c/o Roy S. Ross, Esq., 1500 Market St., Ste. 3500E, Philadelphia, PA 19102; Roy S. Ross, Atty., Dilworth Paxson, LLP, 1500 Market St., Ste. 3500E, Philadelphia, PA 19102. 9-9-3

GERASIMOFF, EMILY – Sharon Wanenchak Orr, Executrix, c/o David M. D'Orlando, Esq., 53 S. Main St., Yardley, PA 19067; David M. D'Orlando, Atty., The D'Orlando Firm, PLLC, 53 S. Main St., Yardley, PA 19067. 9-9-3

GILHOOL, GILLIAN R. – Bridget Russell Gilhool and Nicholas Kane Gilhool, Executors, c/o Katherine F. Thackray, Esq., 1880 JFK Blvd., Ste. 1740, Philadelphia, PA 19103; Katherine F. Thackray, Atty., Alexander & Pelli, LLC, 1880 JFK Blvd., Ste. 1740, Philadelphia, PA 19103. 9-9-3

HADRY, HENRY (a/k/a HENRY MICHAEL HADRY, JR.) – Lilian S. Peralta-Hadry, Executrix, 2533 S. Jessup St., Philadelphia, PA 19148. 9-9-3

HALL, VIVIAN DOROTHY – Calvin Hall, Executor, c/o Jermaine Harris, Esq., 100 S. Broad St., Ste. 1523, Philadelphia, PA 19110; Jermaine Harris, Atty., 100 S. Broad St., Ste. 1523, Philadelphia, PA 19110. 9-9-3

HOLLOWAY-MACK, PATRICIA LYNN (a/k/a PATRICIA L. MACK) – Hezekiah Mack, Administrator, c/o Latisha B. Schuenemann, Esq., 2755 Century Blvd., Wyomissing, PA 19610; Latisha B. Schuenemann, Atty., Barley Snyder, LLP, 2755 Century Blvd., Wyomissing, PA 19610. 9-9-3

IJIMA, TOSHISADA – Late of Saitama City, Japan & Philadelphia County, PA – Ranko Mimi Iijima, Executrix, 1009 Farragut Terrace, Philadelphia, PA 19143; Karen L. Wolfe, Atty., Commons & Commons LLP, 30 Pelham Rd., Philadelphia, PA 19119. 9-9-3

INGRAM, GERALD B. – Malcolm Ingram, Administrator, c/o Franca Tavella, Esq., Three Logan Square, 1717 Arch St., 5th Fl., Philadelphia, PA 19103; Franca Tavella, Atty., Kleinbard LLC, Three Logan Square, 1717 Arch St., 5th Fl., Philadelphia, PA 19103. 9-9-3

JEFFERSON, CAROLYN A. – Carla L. Santos, Executrix, c/o Jay E. Kivitz, Esq., 7901 Ogontz Ave., Philadelphia, PA 19150; Jay E. Kivitz, Atty., Kivitz & Kivitz, P.C., 7901 Ogontz Ave., Philadelphia, PA 19150. 9-9-3

JOHNSON, ANNE MARIE – Julianne Johnson, Executrix, c/o Kathryn E. Ott, Esq., 620 Freedom Business Center, Ste. 200, King of Prussia, PA 19406; Kathryn E. Ott, Atty., Stevens & Lee, 620 Freedom Business Center, Ste. 200, King of Prussia, PA 19406. 9-9-3

JOHNSTON, DEBRA ANN – Samantha Johnston, Administratrix, c/o Kristen L. Behrens, Esq., 1500 Market St., Ste. 3500E, Philadelphia, PA 19102; Kristen L. Behrens, Atty., Dilworth Paxson LLP, 1500 Market St., Ste. 3500E, Philadelphia, PA 19102. 9-9-3

JONES, FOSTER B., III (a/k/a FOSTER BOYD JONES, III) – Linda Holley, Administratrix, 1104 Sycamore Ave., Croydon, PA 19021; Joseph P. McGowan, Atty., Joseph P. McGowan, P.C., 701 Lakeside Park, Southampton, PA 18966. 9-9-3

KEE, LINDA (a/k/a LINDA M. KEE) – Valerie L. Clarke and Lori N. Carpino, Administratrices, c/o John R. Lolio, Jr., Esq., 308 Harper Dr., Ste. 200, Moorestown, NJ 08057; John R. Lolio, Jr., Atty., Sherman, Silverstein, Kohl, Rose & Podolsky, P.A., 308 Harper Dr., Ste. 200, Moorestown, NJ 08057. 9-9-3

KIERNAN, MARGARET M. (a/k/a MARGARET V. KIERNAN, MARGARET KIERNAN, MARGARET KATZMAN, MARGARET KATZMANN) – Thomas B. Kiernan, Executor, 9724 Legion St., Philadelphia, PA 19114; Edward J. Gilson, Jr., Atty., 4 Neshaminy Interplex Dr., Ste. 105, Trevose, PA 19053. 9-9-3

LAISON, DIANE -- Joshua D. Laison, Executor, 564 Rose Street NE, Salem, OR 97301; Dianne C. Magee, Atty., Grim, Biehn & Thatcher, P.O. Box 215, Perkaskie, PA 18944. 9-9-3*

LaPIERRE, CHRISTOPHER M. – Katherine Cummings, Administratrix, c/o Andrew Gavrin, Esq., 306 Clairemont Rd., Villanova, PA 19085; Andrew Gavrin, Atty., The Law Offices of Andrew Gavrin, 306 Clairemont Rd., Villanova, PA 19085. 9-9-3

LUPIN, DAVID E. (a/k/a DAVID LUPIN) – Steven H. Lupin, Executor, c/o Kathleen A. Maloles, Esq., 1684 S. Broad St., Ste. 230, Lansdale, PA 19446; Kathleen A. Maloles, Atty., Hamburg, Rubin, Mullin, Maxwell & Lupin, PC, 1684 S. Broad St., Ste. 230, Lansdale, PA 19446. 9-9-3

MANNA, ANTHONY J. (a/k/a ANTHONY J. MANNA, JR.) – Michael A. Palma, Executor, c/o Frank C. DePasquale, Jr., Esq., 2332-34 S. Broad St., Philadelphia, PA 19145; Frank C. DePasquale, Jr., Atty., DePasquale Law Offices, 2332-34 S. Broad St., Philadelphia, PA 19145. 9-9-3

MATTIOLI, EVA T. (a/k/a EVA MATTIOLI) – Mary A. Genzano and Eleanor M. Giganti, Administratrices DBN, c/o Adam S. Bernick, Esq., 123 S. Broad St., Ste. 1507, Philadelphia, PA 19109; Adam S. Bernick, Atty., Law Office of Adam S. Bernick, 123 S. Broad St., Ste. 1507, Philadelphia, PA 19109. 9-9-3

MURRAY, MARY CATHERINE – Jamie Lee Eagland and Diana M. Schrag, Executrices, c/o Christopher M. Brown, Esq., 1240 West Chester Pike, Ste. 210, West Chester, PA 19382; Christopher M. Brown, Atty., Law Offices of Christopher M. Brown, PLLC, 1240 West Chester Pike, Ste. 210, West Chester, PA 19382. 9-9-3

O'CONNOR, PATRICIA ANN – Kelly Ann Milligan, Administratrix, c/o A. J. Thomson, Esq., 1500 Walnut St., Ste. 500, Philadelphia, PA 19102; A. J. Thomson, Atty., Zafran Law Group, 1500 Walnut St., Ste. 500, Philadelphia, PA 19102. 9-9-3

QUISITO, JOANN P. (a/k/a JOANN QUISITO) – Gina M. Quisito, Executrix, c/o Harry Metka, Esq., 4802 Neshaminy Blvd., Ste. 9, Bensalem, PA 19020; Harry Metka, Atty., 4802 Neshaminy Blvd., Ste. 9, Bensalem, PA 19020. 9-9-3

SHERMAN, EVA – Michael Ross Sherman, Administrator CTA, c/o Larry Scott Auerbach, Esq., 1000 Easton Rd., Abington, PA 19001; Larry Scott Auerbach, Atty., 1000 Easton Rd., Abington, PA 19001. 9-9-3

SHERMAN, ROBERT - Michael Ross Sherman, Administrator CTA, c/o Larry Scott Auerbach, Esq., 1000 Easton Rd., Abington, PA 19001; Larry Scott Auerbach, Atty., 1000 Easton Rd., Abington, PA 19001. 9-9-3

SLOCUM, ASHLEY D. – Miriam Barry, Administratrix, c/o Ryan M. Bornstein, Esq., 800 Lancaster Ave., Ste. T-2, Berwyn, PA 19312; Ryan M. Bornstein, Atty., Harvey Ballard & Bornstein, LLC, 800 Lancaster Ave., Ste. T-2, Berwyn, PA 19312. 9-9-3

THOMPSON, BETTY – Niya Shorter, Administratrix, c/o Ronald J. Gordon, Esq., 801 Old York Rd., Ste. 313, Noble Plaza, Jenkintown, PA 19046; Ronald J. Gordon, Atty., Law Office of Ronald J. Gordon, P.C., 801 Old York Rd., Ste. 313, Noble Plaza, Jenkintown, PA 19046. 9-9-3

TOMMERVIK, SEAN MAREK (a/k/a SEAN TOMMERVIK, SEAN M. TOMMERVIK) – Anne E. Marek, Administratrix, 52 Shawnee Ave., East Bridgewater, MA 02333; Steven M. Zelinger, Atty., Steven M. Zelinger, LLC, 1650 Market St., Ste. 3600, Philadelphia, PA 19103. 9-9-3

TRUST NOTICE

The Janet C. Galloway Revocable Living Trust Agreement. Janet C. Galloway, Deceased. Late of Phila. County, PA. This Trust is in existence and all persons having claims or demands against said Trust or decedent are requested to make known the same and all persons indebted to the decedent to make payment without delay to Thomas J. Galloway and Steven D. Galloway, Trustees, c/o Duke K. Schneider, Esq., 17 W. Miner St., P.O. Box 660, West Chester, PA 19381-0660; Duke K. Schneider, Atty., MacElree Harvey, Ltd., 17 W. Miner St., P.O. Box 660, West Chester, PA 19381-0660. 9-9-3

VAYANOS, CHRYSANTHE (a/k/a CHRYSANTHE VAGANOS, CHRYSANTHE A. VAGANOS) – Steve A. Vaganos, Executor, c/o Danielle M. Yacono, Esq., 1684 S. Broad St., Ste. 230, Lansdale, PA 19446; Danielle M. Yacono, Atty., Hamburg, Rubin, Mullin, Maxwell & Lupin, P.C., 1684 S. Broad St., Ste. 230, Lansdale, PA 19446. 9-9-3

YAGER, JANICE ANN (a/k/a JAN YAGER, JANICE YAGER) – Julia Yager, Executrix, c/o Paul H. Masciantonio, Esq., 1806 Callowhill St., Philadelphia, PA 19130; Paul H. Masciantonio, Atty., 1806 Callowhill St., Philadelphia, PA 19130. 9-9-3

DISSOLUTION NOTICE

Pursuant to the requirements of section 1975 of the Pennsylvania Business Corporation Law of 1988, notice is hereby given that **P. J. O'SHAUGHNESSY & SONS, INC.** is currently in the process of voluntarily dissolving. 9-9-1*

NAME CHANGE

Court of Common Pleas for the County of Philadelphia, July Term, 2024, No. 1629. NOTICE IS HEREBY GIVEN that on August 6, 2024, the petition of **Julia Lynne Struzyna** was filed, praying for a decree to change his name to **Jules Lynne Struzyna**. The Court has fixed September 12, 2024, at 11:00 A.M. in Room No. 691, City Hall, Philadelphia, Pa., for a hearing. All persons interested may appear and show cause if any they have, why the prayer of the said petitioner should not be granted. 9-9-1*

Sheriff's Sale Notices for October 1, 2024

SHERIFF'S SALE

SPECIAL NOTE: All Sheriff's Sales are conducted pursuant to the orders of the Courts and Judges of the First Judicial District. Only properties that are subject to judgments issued by the First Judicial District are listed for sale. By law, the Sheriff's Office cannot decide if a property can be listed for sale; only the District Courts can order a property to be sold at auction.

FIRST PUBLICATION

Properties to be sold by the Office of the Sheriff, City and County of Philadelphia, on Tuesday, October 1, 2024 at:

<https://www.bid4assets.com/philadelphia>
10:00 AM EDT
Rochelle Bilal, Sheriff

PHILADELPHIA COUNTY MORTGAGE FORECLOSURE CONDITIONS OF SALE

1. Based on the health and safety recommendations of the Centers for Disease Control and Prevention ("CDC") and Pennsylvania Department of Health ("Department of Health") due to the COVID-19 pandemic, the scheduled sale shall be conducted virtually at Bid4Assets.com ("Bid4Assets").

2. YOU MUST BE EIGHTEEN (18) YEARS OF AGE OR OLDER TO BID.

3. All bidders must complete the Bid4Assets online registration process to participate in the auction ("Auction"). All bidders must submit a Ten Thousand Dollars (\$10,000.00) deposit ("Deposit") plus a Thirty-Five Dollars (\$35.00) non-refundable processing fee to Bid4Assets before the start of the Auction. Such single deposit shall be associated with the Auction held as of this date ("Auction Date") and shall allow a bidder to bid on all of the properties that are listed on the Auction Date. The Deposit will be applied to the 10% down payment required for all purchased properties. If the Deposit exceeds the 10% down payment required for all purchased properties, the excess will be applied towards the total balance due. If the 10% down payment required for all purchased properties is greater than the \$10,000.00 Deposit, the balance due to reach the 10% down payment amount is due by 5:00PM on the next business day after the auction date.

4. All properties are sold "AS IS" with NO expressed or implied warranties or guarantees whatsoever. The Sheriff and Bid4Assets shall not be liable as a result of any cause whatsoever for any loss or damage to the properties sold. In anticipation of participating in the Auction and purchasing a property, the bidder assumes all responsibility for due diligence. It is the responsibility of the bidder to investigate any and all liens, encumbrances and/or mortgages held against the property which may not be satisfied by the post-sale Schedule of Proposed Distribution under Pa. R.C.P. 3136 ("Schedule of Proposed Distribution").

5. The plaintiff's attorney shall submit the plaintiff's upset price ("Upset Price") to Bid4Assets, via the attorney online portal, at least one (1) hour prior to the start of the Auction. The Upset Price is the least amount the plaintiff will accept for a property. The Sheriff's costs will be added to the Upset Price to determine the reserve price for the auction. The reserve price is the minimum dollar amount the Sheriff will accept for the sale to go to a third-party bidder. Bidders will not know what the reserve price is, but they will see when the reserve price has been met.

6. The sale of the property will not be stopped unless The Sheriff's Office is contacted by the Attorney on the Writ, by Court Order or at the discretion of the Sheriff.

7. If the reserve price is met, the highest bidder shall be the purchaser. By close of business the next business day after the auction, the purchaser is responsible for 10% of the purchase price for each property purchased plus a buyer's premium of 1.5% of the total purchase price of each property purchased. The purchaser shall pay the balance of 90% of the purchase price for each property purchased plus a \$35 processing fee by 5:00PM EST on the fifteenth (15th) calendar day following the Auction Date unless that day falls on a holiday or weekend day, then the balance is due on the next business day by 5:00PM EST. Payments are due as stated above, NO EXTENSIONS AND NO EXCEPTIONS.

8. Failure to comply with the Conditions of Sale including, but not limited to, the failure to pay the remaining balance by any due date (the 10% down payment due date is the day following the auction; the 90% balance due date is 15 days after the auction date) and complying with all post-sale instructions required by the Sheriff and Bid4Assets, shall result in a default ("Default") and the down payment shall be forfeited by the bidder.

9. If a bidder wins multiple properties and does not comply with the conditions of sale for each

property he is deemed in Default and all of the consequences of a Default will apply.

10. The highest bidder shall be responsible for any and all post sale costs that are imposed by law, which are incurred by the Sheriff. Please be advised that the Realty Transfer Taxes have been calculated and included in the bid amounts.

11. On any auction that results in a third-party sale, the bidder who was directly outbid by the highest bidder will be given the option to register as a second bidder. If the second bidder accepts this option, he/she agrees to purchase the property for the same price as the highest bidder. The second bidder shall deposit 10% of the purchase price by 5:00PM EST on the first (1st) business day following the auction date. On that date the second bidder will be apprised of the status of the winning bidder's deposit, and shall be told his/her 10% will be kept on deposit. The second bidder shall also be told he/she is liable for the 90% balance fifteen (15) calendar days from this date, if the highest bidder does not comply. If the highest bidder did not complete the sale, second bidder will have five (5) calendar days to complete the sale. If that 5th day falls on a holiday or weekend day, then the balance is due on the next business day by 5:00PM EST. If the second bidder is non-compliant he/she will forfeit his/her deposit to Sheriff. If the highest bidder completes the transaction, the second bidder will get his/her deposit refunded within 10 business days.

12. The Sheriff's Office, in its sole discretion, may cancel the sale after the auction closes for any reason.

13. The Plaintiff shall submit any pre-sale postponements or stays to the Philadelphia Sheriff's Office prior to 3:00PM the day before the auction.

14. The Plaintiff's attorney shall enter any auction day postponements or stays on his/her Bid4Assets attorney portal. This includes any postponement or stay that was not submitted to the Philadelphia Sheriff's Office prior to the 3:00PM deadline the day before and any postponement or stay that occurs during the auction.

15. The Plaintiff, pursuant to Court Order, may cancel the sale after the Auction closes for any reason.

16. All bidding after the minimum bid, as described in Paragraph 4., shall be in increments of at least One Thousand Dollars (\$1,000.00)

17. If the Sheriff's grantee is to be anyone other than the purchaser registered with Bid4Assets, a notarized written assignment of bid must be filed with the Sheriff's Office of Philadelphia.

18. The Sheriff will not acknowledge a deed poll to any individual or entity using an unregistered fictitious name and may, at the discretion of the Sheriff, require proof of identity of the purchaser or the registration of fictitious names. The bid of an unregistered fictitious name shall be forfeited as if the bidder failed to meet the terms of sale.

19. The Sheriff reserves the right to refuse purchase from bidders who have failed to enter deposits, failed to make settlement or for any other reason at Sheriff's sole discretion and further reserves the right to deny access to future sales for a period of time as determined by the Sheriff.

20. The Sheriff will file in the Prothonotary's office a Schedule of Distribution Thirty (30) Days from the date of sale of Real Estate. Distribution will be made in accordance with the Schedule unless exceptions are filed thereto within Ten (10) days thereafter. Any balance exceeding the payouts per the Schedule of Distribution and Exceptions thereto, shall be paid to the homeowner at the time of sale.

21. When the Sheriff's Deed Poll is issued to the winning bidder, he/she becomes the official new owner of the property. If the property is occupied, the new owner must start a judicial procedure for ejectment to have the occupant removed.

22. All auctions are conducted pursuant to Pennsylvania Rules of Civil Procedure and the local rules of the City and County of Philadelphia.

WARNING: All Sheriff's Sales are strictly monitored for any and all suspicious and fraudulent activity (including but not limited to Computer, Identity, Bank, Wire, etc.). If the Sheriff's office detects any suspicious and/or fraudulent activity during any sale, at the Sheriff's discretion, the bidder's account shall be suspended for whatever action deemed appropriate. Furthermore, those individuals face both criminal and civil liability and will be prosecuted to the fullest extent of the law.

Very truly yours,

ROCHELLE BILAL, Sheriff
City and County of Philadelphia
www.OfficeofPhiladelphiaSheriff.com

SHERIFF'S SALE OF TUESDAY OCTOBER 1, 2024

SHERIFF'S SALE

2410-301

6132 West Oxford Street 19151 34th Wd. 2331 Sq. Ft. BRT #871546280 Improvements: Residential Property Subject To Mortgage
VELDA WILSON A/K/A VELDA A. WILSON CP May 2018 No. 03270 \$96,608.02 Brock & Scott PLLC

2410-302

3467 Kirkwood Road 19114 57th Wd. 3374 Sq. Ft. BRT #572154640 Improvements: Residential Property
CHRISTOPHER NADER, SOLELY IN HIS CAPACITY AS HEIR TO LILLIAN M. GOLDSMITH, DECEASED; DANIEL NADER, SOLELY IN HIS CAPACITY AS HEIR TO LILLIAN M. GOLDSMITH, DECEASED; MICHAEL NADER, SOLELY IN HIS CAPACITY AS HEIR TO LILLIAN M. GOLDSMITH, DECEASED; RITA CUFF, SOLELY IN HER CAPACITY AS HEIR TO LILLIAN M. GOLDSMITH, DECEASED; THE UNKNOWN HEIRS OF LILLIAN M. GOLDSMITH, DECEASED CP Oct 2022 No. 00786 \$167,632.96 Stern & Eisenberg PC

2410-303

5850 Osage Avenue 19143 60th Wd. 953 Sq. Ft. BRT #604186500 Improvements: Residential Property
LAWRENCE A. POWELL, SR. CP Dec 2023 No. 01287 \$150,754.42 Stern & Eisenberg PC

2410-304

7444 East Walnut Lane 19138 50th Wd. 1125 Sq. Ft. BRT #501353400 Improvements: Residential Property
JACQUELINE Y. DIXON, SOLELY IN HER CAPACITY AS KNOWN HEIR OF THELMAE L. MACK AND THE UNKNOWN HEIRS OF THELMAE L. MACK, DECEASED CP Apr 2022 No. 02250 \$119,093.26 Stern & Eisenberg PC

2410-305

422 West Ashdale Street 19120 42nd Wd. 1609 Sq. Ft. BRT #422178200 Improvements: Residential Property
NOEMI MENDEZ CP Nov 2023 No. 01870 \$62,638.69 Stern & Eisenberg PC

2410-306

6056 Delancey Street 19143 3rd Wd. 1040 Sq. Ft. BRT #032024900 Improvements: Residential Property
AARON RUFFIN CP Oct 2022 No. 00756 \$48,096.06 Robertson, Anschutz, Schneid, Crane & Partners, PLLC

2410-307

2342 North Howard Street 19133 19th Wd. 1910 Sq. Ft. BRT #191037210 Improvements: Residential Property
FRANCHESKA RODRIGUEZ-HERNANDEZ CP Oct 2023 No. 01853 \$233,337.18 Robertson, Anschutz, Schneid, Crane & Partners, PLLC

2410-308

5233 North Warnock Street 19141 49th Wd. 1168 Sq. Ft. BRT #492199700 Improvements: Residential Property
KORDEL BRIAN KAPLAN A/K/A KORDEL KAPLAN CP Apr 2023 No. 01558 \$71,370.12 Duane Morris LLP

2410-309

6055 North Beechwood Street 19138 17th Wd. 1890 Sq. Ft. BRT #172501700 Improvements: Residential Property Subject To Mortgage
WOODS HOME IMPROVEMENT LLC CP Dec 2023 No. 02678 \$184,354.29

SHERIFF'S SALE

Friedman Vartolo LLP

2410-310

512 East Queen Lane 19144 12th Wd. 773 Sq. Ft. BRT #121127400 Improvements: Residential Property Subject To Mortgage
STEVENS ESTATES LLC CP Oct 2023 No. 01551 \$198,369.83 Friedman Vartolo LLP

2410-311

120 West Sharpnack Street 19119 22nd Wd. 1997 Sq. Ft. BRT #223037300 Improvements: Residential Property
COLIN BOLLERS; JOHAN BOLLERS; SHAMANE J. CAVE AKA SHAMANE CAVE CP Aug 2017 No. 02887 \$326,440.72 KML Law Group, P.C.

2410-312

12120 Sweet Briar Road 19154 66th Wd. 1800 Sq. Ft. BRT #663174800 Improvements: Residential Property
RUSSELL E. KAUFFMAN; DONNA L. KAUFFMAN CP Apr 2020 No. 00846 \$263,490.14 KML Law Group, P.C.

2410-313

1247 Hellerman Street 19111 53rd Wd. 1103 Sq. Ft. BRT #531134000 Improvements: Residential Property
REGINA ROANE; KIA HAILEY CP May 2013 No. 02768 \$121,534.41 Brock & Scott PLLC

2410-314

5204 North Front Street 19120 42nd Wd. 1390 Sq. Ft. BRT #422318000 Improvements: Residential Property
ERIKA ELLIS IN HER CAPACITY AS TRUSTEE FOR THE LOGAN DALANIE ELLIS GORE TRUST; ERIC M. GORE INDIVIDUALLY AND IN HIS CAPACITY AS TRUSTEE FOR THE LOGAN DALANIE ELLIS GORE TRUST CP Nov 2023 No. 03168 \$59,366.28 KML Law Group, P.C.

2410-315

1502 68th Avenue 19126 10th Wd. 2025 Sq. Ft. BRT #101247500 Improvements: Residential Property
STEVEN BAILEY SOLELY IN HIS CAPACITY AS HEIR OF SALLY M. BAILEY, DECEASED; TERRY BAILEY; THE UNKNOWN HEIRS OF SALLY M. BAILEY DECEASED CP Feb 2022 No. 00668 \$217,277.58 KML Law Group, P.C.

2410-316

815 West Fisher Avenue 19141 49th Wd. 1463 Sq. Ft. BRT #492050600 Improvements: Residential Property
RODNEY DANIELS SOLELY IN HIS CAPACITY AS HEIR OF JOYCE R. DANIELS, DECEASED; THE UNKNOWN HEIRS OF JOYCE R. DANIELS DECEASED CP Sep 2023 No. 00016 \$102,444.90 KML Law Group, P.C.

2410-317

2436 South 74th Street 19153 40th Wd. 1159 Sq. Ft. BRT #404131600 Improvements: Residential Property
MONJE N. PAIGE- STONE AKA MONJE N. PAIGE CP Dec 2023 No. 02557 \$113,507.65 KML Law Group, P.C.

2410-318

2323 Roma Drive 19145 26th Wd. 2885 Sq. Ft. BRT #262401900 Improvements: Residential Property
DINA NORD CP Dec 2019 No. 01765 \$564,426.60 Hill Wallack LLP

2410-319

7837 Williams Avenue 19150 50th Wd. 1960 Sq. Ft. BRT #501012000 Improvements: Residential Property
MINNIE WILLIAMS CP May 2022 No. 01114 \$229,683.86 Robertson, Anschutz, Schneid, Crane & Partners, PLLC

2410-320

1739 Ellsworth Street 19146 36th Wd. 960 Sq. Ft. BRT #365269900 Improvements: Residential Property
ERIC P. WRIGHT-ABDULLAH A/K/A ERIC WRIGHT AND AMANEE ABDULLAH CP Dec 2023 No. 01452 \$323,248.59 McCabe, Weisberg & Conway, LLC

2410-321

4555 North 15th Street 19140 13th Wd. 1219 Sq. Ft. BRT #132043900 Improvements: Residential Property
JEFFERY P. FOUNTAIN, ADMINISTRATOR OF THE ESTATE OF WILSON CHEEKS, JR CP Sep 2022 No. 01617 \$114,158.50 McCabe, Weisberg & Conway, LLC

2410-322

1513 Arrott Street 19124 23rd Wd. 1605 Sq. Ft. BRT #232141200 Improvements: Residential Property Subject To Mortgage
L. ELAINE JOHNSON CP Apr 2024 No. 01211 \$63,238.04 Brock & Scott PLLC

2410-323

5248 Ridge Avenue 19128 21st Wd. 1211 Sq. Ft. BRT #212214500 Improvements: Residential Property Subject To Mortgage
RENEE WOMACK CP Aug 2022 No. 03255 \$258,314.01 Brock & Scott PLLC

2410-324

547 North 65th Street 19151 34th Wd. 1500 Sq. Ft. BRT #343117900 Improvements: Residential Property Subject To Mortgage
GERALD EVANS GREEN, EXECUTOR OF THE ESTATE OF LESLIE TUCKER, DECEASED CP Apr 2024 No. 00764 \$66,017.13 Brock & Scott PLLC

2410-325

3150 Weymouth Street 19134 33rd Wd. 708 Sq. Ft. BRT #331298300 Improvements: Residential Property
HECTOR X COLON; MADELINE JIMENEZ CP Nov 2022 No. 00420 \$24,462.82 Robertson, Anschutz, Schneid, Crane & Partners, PLLC

2410-326

4522 Nehemiah Way 19139 6th Wd. 1464 Sq. Ft. BRT #061004823 Improvements: Residential Property
DEMETRIUS BROWN, AKA DEMETRIUS D. BROWN SOLELY IN HIS CAPACITY AS HEIR OF BERTHA M. ARMOUR, DECEASED; LORETTA GRAHAM AKA LORETTA L. GRAHAM SOLELY IN HER CAPACITY AS HEIR OF BERTHA M. ARMOUR, DECEASED; SHARON HEARD AKA SHARON MOORE HEARD SOLELY IN HER CAPACITY AS HEIR OF BERTHA M. ARMOUR, DECEASED CP Jan 2022 No. 00352 \$40,956.06 KML Law Group, P.C.

2410-327

5717 North 12th Street 19141 49th Wd. 1540 Sq. Ft. BRT #493121800 Improvements: Residential Property
HOWARD BUTLER, SOLELY IN HIS CAPACITY AS HEIR OF LILLIAN BUTLER, DECEASED; THE UNKNOWN HEIRS OF LILLIAN BUTLER, DECEASED CP Jan 2022 No. 00984

SHERIFF'S SALE

\$163,242.35 KML Law Group, P.C.

2410-328

1471 East Wilt Street 19125 18th Wd. 844 Sq. Ft. BRT #181187400 Improvements: Residential Property CHARLES PREM AKA CHARLES PREM II CP Nov 2022 No. 01770 \$222,377.60 KML Law Group, P.C.

2410-329

2044 Moore Street 19145 48th Wd. 1048 Sq. Ft. BRT #481011400 Improvements: Residential Property HEATHER M. ROBERTS AND STEVEN L. ROBERTS CP Aug 2022 No. 02176 \$82,576.30 Stern & Eisenberg PC

2410-330

3925 North 6th Street 19140 43rd Wd. 1110 Sq. Ft. BRT #433064900 Improvements: Residential Property ZAIERRE TAYLOR CP Oct 2023 No. 00883 \$66,989.42 Powers Kim, LLC

2410-331

1420 North 2nd Street 19122 18th Wd. 1968 Sq. Ft. BRT #182114010 Improvements: Residential Property Subject To Rent JEFFREY MONGRAIN, SOLELY IN CAPACITY AS EXECUTOR OF THE ESTATE OF NICHOLAS KRIPAL A/K/A NICHOLAS WAYNE KRIPAL, DECEASED CP Apr 2023 No. 02945 \$243,901.41 Powers Kim, LLC

2410-332A

1846 South Taylor Street 19145 48th Wd. 972 Sq. Ft. BRT #482330400 Improvements: Residential Property BROADWAY PROPERTIES LLC AND TAWAN DAVIS CP Dec 2022 No. 02704 \$3,827,306.07 Weber Gallagher Simpson Stapleton Fires & Newby LLP

2410-332B

1865 North Marston Street 19121 32nd Wd. 756 Sq. Ft. BRT #323189100 Improvements: Residential Property BROADWAY PROPERTIES LLC AND TAWAN DAVIS CP Dec 2022 No. 02704 \$3,827,306.07 Weber Gallagher Simpson Stapleton Fires & Newby, LLP

2410-332C

1936 South Norwood Street 19145 48th Wd. 1032 Sq. Ft. BRT #482152900 Improvements: Residential Property BROADWAY PROPERTIES LLC AND TAWAN DAVIS CP Dec 2022 No. 02704 \$3,827,306.07 Weber Gallagher Simpson Stapleton Fires & Newby, LLP

2410-333A

2250 East Monmouth Street 19134 25th Wd. 876 Sq. Ft. BRT #252125400 Improvements: Residential Property BROADWAY PROPERTIES AND TAWAN DAVIS CP Dec 2022 No. 02704 \$3,827,306.07 Weber Gallagher Simpson Stapleton Fires & Newby, LLP

2410-333B

2564 East Auburn Street 19134 25th Wd. 600 Sq. Ft. BRT #251023000 Improvements: Residential Property BROADWAY PROPERTIES AND TAWAN DAVIS CP Dec 2022 No. 02704 \$3,827,306.07 Weber Gallagher Simpson Stapleton Fires & Newby, LLP

2410-333C

3016 Agate Street 19134 35th Wd. 1076 Sq. Ft. BRT #252341600 Improvements: Residential Property BROADWAY PROPERTIES AND TAWAN DAVIS CP Dec 2022 No. 02704 \$3,827,306.07 Weber Gallagher Simpson Stapleton Fires & Newby, LLP

2410-334A

3178 Agate Street 19134 25th Wd. 894 Sq. Ft. BRT #252349900 Improvements: Residential Property BROADWAY PROPERTIES, LLC AND TAWAN DAVIS CP Dec 2022 No. 02704 \$3,827,306.07 Weber Gallagher Simpson Stapleton Fires & Newby, LLP

SHERIFF'S SALE

2410-334B

340 North Wilton Street 19139 44th Wd. 1460 Sq. Ft. BRT #441359000 Improvements: Residential Property BROADWAY PROPERTIES, LLC AND TAWAN DAVIS CP Dec 2022 No. 02704 \$3,827,306.07 Weber Gallagher Simpson Stapleton Fires & Newby, LLP

2410-334C

3470 Weikel Street 19134 45th Wd. 728 Sq. Ft. BRT #451440000 Improvements: Residential Property BROADWAY PROPERTIES, LLC AND TAWAN DAVIS CP Dec 2022 No. 02704 \$3,827,306.07 Weber Gallagher Simpson Stapleton Fires & Newby, LLP

2410-335A

4147 Cambridge Street 19104 6th Wd. 1984 Sq. Ft. BRT #062164100 Improvements: Residential Property BROADWAY PROPERTIES, LLC AND TAWAN DAVIS CP Dec 2022 No. 02704 \$3,827,306.07 Weber Gallagher Simpson Stapleton Fires & Newby, LLP

2410-335B

4155 Cambridge Street 19104 6th Wd. 2145 Sq. Ft. BRT #062164500 Improvements: Residential Property BROADWAY PROPERTIES, LLC AND TAWAN DAVIS CP Dec 2022 No. 02704 \$3,827,306.07 Weber Gallagher Simpson Stapleton Fires & Newby, LLP

2410-335C

4281 Leidy Avenue 19104 6th Wd. 1436 Sq. Ft. BRT #062203300 Improvements: Residential Property BROADWAY PROPERTIES, LLC AND TAWAN DAVIS CP Dec 2022 No. 02704 \$3,827,306.07 Weber Gallagher Simpson Stapleton Fires & Newby, LLP

2410-336A

4332 Parrish Street 19104 6th Wd. 1140 Sq. Ft. BRT #062054400 Improvements: Residential Property BROADWAY PROPERTIES, LLC AND TAWAN DAVIS CP Dec 2022 No. 02704 \$3,827,306.07 Weber Gallagher Simpson Stapleton Fires & Newby, LLP

2410-336B

620 North 42nd Street 19104 6th Wd. 1548 Sq. Ft. BRT #061255400 Improvements: Residential Property BROADWAY PROPERTIES, LLC AND TAWAN DAVIS CP Dec 2022 No. 02704 \$3,827,306.07 Weber Gallagher Simpson Stapleton Fires & Newby, LLP

2410-336C

705 Dekalb Street 19104 24th Wd. 929 Sq. Ft. BRT #243085500 Improvements: Residential Property BROADWAY PROPERTIES, LLC AND TAWAN DAVIS CP Dec 2022 No. 02704 \$3,827,306.07 Weber Gallagher Simpson Stapleton Fires & Newby, LLP

2410-337A

803 North 39th Street 19104 24th Wd. 1186 Sq. Ft. BRT #243149900 Improvements: Residential Property BROADWAY PROPERTIES, LLC AND TAWAN DAVIS CP Dec 2022 No. 02704 \$3,827,306.07 Weber Gallagher Simpson Stapleton Fires & Newby, LLP

2410-337B

819 North 41st Street 19104 6th Wd. 2802 Sq. Ft. BRT #062243900 Improvements: Residential Property BROADWAY PROPERTIES, LLC AND TAWAN DAVIS CP Dec 2022 No. 02704 \$3,827,306.07 Weber Gallagher Simpson Stapleton Fires & Newby, LLP

2410-337C

821 North 41st Street 19104 6th Wd. 2802 Sq. Ft. BRT #062244000 Improvements: Residential Property BROADWAY PROPERTIES, LLC AND TAWAN DAVIS CP Dec 2022 No. 02704 \$3,827,306.07 Weber Gallagher Simpson Stapleton Fires & Newby, LLP

SHERIFF'S SALE

2410-338

2448 South Edgewood Street 19142 40th Wd. 1350 Sq. Ft. BRT #402037700 Improvements: Residential Property DEBBIE DAWSON CP Sep 2023 No. 02480 \$60,054.26 Duane Morris LLP

2410-339

5311 North Howard Street 19120-3216 42nd Wd. 3000 Sq. Ft. BRT #422334200 Improvements: Residential Property WILLIAM PEREZ AND MADELINE PEREZ CP Sep 2023 No. 00610 \$100,101.96 Robertson, Anschutz, Schneid, Crane & Partners, PLLC

2410-340

15022 Kovats Drive 19116 58th Wd. 3189 Sq. Ft. BRT #583165303 Improvements: Residential Property SCOTT M. SCHNEIDER; JULIE SCHNEIDER CP Nov 2022 No. 01451 \$175,000.35 Manley Deas Kochalski LLC

2410-341

11742 Colman Road 19154 66th Wd. 2010 Sq. Ft. BRT #662003200 Improvements: Residential Property DENNIS M. MCGOVERN AND CYNTHIA MCGOVERN CP Apr 2023 No. 00474 \$136,236.77 Manley Deas Kochalski LLC

2410-343

2168 North Darien Street 19122 20th Wd. 675 Sq. Ft. BRT #202146100 Improvements: Residential Property Subject To Rent DON CORREA HOLDINGS, LLC CP Mar 2024 No. 00814 \$182,779.69 Manley Deas Kochalski LLC

2410-344

6528 Limekiln Pike 19138 10th Wd. 1360 Sq. Ft. BRT #102061900 Improvements: Residential Property MELVIN WILLIAMS AS ADMINISTRATOR OF THE ESTATE OF JANISE WILLIAMS, DECEASED CP Apr 2023 No. 01252 \$177,502.90 KML Law Group, P.C.

2410-345

3128 Chatham Street 19134 25th Wd. 1152 Sq. Ft. BRT #251417700 Improvements: Residential Property Subject To Mortgage ANDREA M. CAMAROTE CP Oct 2021 No. 00334 \$205,472.81 Friedman Vartolo LLP

2410-346

2116 East Lippincott Street 19134 25th Wd. 1125 Sq. Ft. BRT #252276400 Improvements: Residential Property Subject To Mortgage CORRECT INVESTMENTS LLC CP Oct 2023 No. 02837 \$309,794.29 Friedman Vartolo LLP

2410-347

1726 Memorial Avenue 19104 6th Wd. 1485 Sq. Ft. BRT #062273900 Improvements: Residential Property Subject To Mortgage PARAMANTICS LLC CP Dec 2023 No. 00506 \$629,111.03 Friedman Vartolo LLP

2410-348

3727 Melon Street 19104 24th Wd. 802 Sq. Ft. BRT #242114800 Improvements: Residential Property Subject To Mortgage JDW HOLDINGS, LLC CP Jan 2024 No. 00534 \$197,679.35 Fein, Such, Kahn & Shepard, PC

2410-349

6029 Magnolia Street 19144 59th Wd. 1137 Sq. Ft. BRT #592245800 Improvements: Residential Property Subject To Mortgage SHANE D. JOHNSON CP Dec 2023 No. 03145 \$145,138.93 Brock & Scott PLLC

2410-350

4730 C Street 19120 42nd Wd. 1147 Sq. Ft. BRT #421355100 Improvements: Residential Property

SHERIFF'S SALE

MAURICE L. MARSHALL CP Dec 2023 No. 02898 \$132,187.04 Brock & Scott PLLC

2410-351

1124 South 54th Street 19143 51st Wd. 1328 Sq. Ft. BRT #513127600 Improvements: Residential Property AIJOBORY INVESTMENTS LLC CP Nov 2019 No. 02711 \$145,552.54 Fox And Fox Attorneys At Law, P.C.

2410-352

6624 Woodland Avenue 19142 40th Wd. 2400 Sq. Ft. BRT #403150600 Improvements: Residential Property AIJOBORY INVESTMENTS LLC CP Nov 2019 No. 02718 \$201,111.49 Fox And Fox Attorneys At Law, P.C.

2410-353

1511 North Frazier Street 19131 4th Wd. 1082 Sq. Ft. BRT #043272500 Improvements: Residential Property JA NEWKIRK LLC CP Mar 2024 No. 02572 \$121,628.72 KML Law Group, P.C.

2410-354

605 Marlyn Road 19151 34th Wd. 1591 Sq. Ft. BRT #344259100 Improvements: Residential Property LINDA D. KING CP Sep 2023 No. 02424 \$188,726.17 KML Law Group, P.C.

2410-355

2720 North Marvine Street 19133 37th Wd. 980 Sq. Ft. BRT #372243500 Improvements: Residential Property ANGELA MARIE DUNLAP AS ADMINISTRATRIX OF THE ESTATE OF ALVIN L. DUNLAP JR, DECEASED CP Jul 2023 No. 01776 \$31,192.28 KML Law Group, P.C.

2410-356

4259 Griscom Street 19124 23rd Wd. 1129 Sq. Ft. BRT #232441900 Improvements: Residential Property LONA BLACKSTON CP Oct 2023 No. 01758 \$31,557.40 KML Law Group, P.C.

2410-357

36 South 62nd Street 19139 3rd Wd. 1608 Sq. Ft. BRT #031191100 Improvements: Residential Property WADIYA GOODEN CP Jan 2024 No. 00408 \$236,854.79 KML Law Group, P.C.

2410-358

2740 East Clearfield Street 19134 25th Wd. 930 Sq. Ft. BRT #251116620 Improvements: Residential Property Subject To Mortgage UNKNOWN HEIRS, DEVISEES, AND/OR PERSONAL REPRESENTATIVES OF JUDITH S. MARTIN, DECEASED; MARIE C. ROSE A/K/A MARIA ROSE, SOLELY AS HEIR OF JUDITH S. MARTIN, DECEASED CP Feb 2023 No. 01837 \$70,411.73 Fein, Such, Kahn & Shepard, PC

2410-359

6806 Revere Avenue 19149 55th Wd. 1411 Sq. Ft. BRT #551531000 Improvements: Residential Property UNKONWN HEIRS OF RONALD COLEMAN DECEASED CP Jan 2022 No. 01916 \$124,306.91 KML Law Group, P.C.

2410-360

2621 West Montgomery Avenue 19121 32nd Wd. 1449 Sq. Ft. BRT #322217900 Improvements: Residential Property Subject To Mortgage AMOUR CREACION LLC CP Sep 2023 No. 02235 \$365,780.56 Norris Mclaughlin, P.A.

2410-361

1926 Spring Garden Street 19130 8th Wd. 863 Sq. Ft. BRT #888101001 Improvements: Residential Property TINY PIECES LLC, A PENNSYLVANIA LIMITED LIABILITY COMPANY CP Apr 2024 No. 02691 \$179,260.00 Stern & Eisenberg PC

SHERIFF'S SALE

2410-362

1948 South 65th Street 19142 40th Wd. 1310 Sq. Ft. BRT #871187660 Improvements: Residential Property CHARLES ROBERT COOPER SR. A/K/A CHARLES R. COOPER SR. CP Aug 2022 No. 02857 \$176,596.59 Stern & Eisenberg PC

2410-363

5845 Ellsworth Street 19143 3rd Wd. 953 Sq. Ft. BRT #033132300 Improvements: Residential Property ROYAL REPHLXIONS LLC., A PENNSYLVANIA LIMITED LIABILITY COMPANY CP Apr 2024 No. 03352 \$109,208.26 Stern & Eisenberg PC

2410-364

2511 South Millick Street 19142 40th Wd. 752 Sq. Ft. BRT #402043000 Improvements: Residential Property THERESA COOK CP Dec 2023 No. 01900 \$79,369.78 Stern & Eisenberg PC

2410-365

6702 Linmore Avenue 19142 40th Wd. 954 Sq. Ft. BRT #403182400 Improvements: Residential Property CRYSTAL MOORE AND PAULETTE MOORE AND THE UNKNOWN HEIRS OF PAUL C. MOORE A/K/A PAUL MOORE A/K/A PAUL MORE CP Feb 2023 No. 01767 \$44,127.75 Stern & Eisenberg PC

2410-366

3230 North Carlisle Street 19140 11th Wd. 1233 Sq. Ft. BRT #112154900 Improvements: Residential Property DARCEL JAMES, AS REAL OWNER AND HEIR TO THE ESTATE OF MATTIE MAE ROBINSON, DECEASED; THE UNKNOWN HEIRS OF MATTIE MAE ROBINSON, DECEASED CP Sep 2022 No. 01507 \$84,743.63 Stern & Eisenberg PC

2410-367A

6106 Market Street 19139 3rd Wd. 1120 Sq. Ft. BRT #871505440 Improvements: Residential Property RICHARD MILTON CP Dec 2012 No. 02678 \$81,552.95 Stern & Eisenberg PC

2410-367B

6108 Market Street 19139 3rd Wd. 1566 Sq. Ft. BRT #871505450 Improvements: Residential Property RICHARD MILTON CP Dec 2022 No. 02678 \$81,552.95 Stern & Eisenberg, PC

2410-368

2822 Agate Street 19134 25th Wd. 700 Sq. Ft. BRT #252339600 Improvements: Residential Property PATRICIA A. DEITZ CP Nov 2023 No. 02421 \$118,081.42 The Law Office Of Gregory Javardian LLC

2410-369

2628 Tulip Street 19125 31st Wd. 883 Sq. Ft. BRT #311254300 Improvements: Residential Property Subject To Mortgage JOHN F. HUMPHREYS; JILL C. CASTELLINI HUMPHREYS A/K/A JILL C. CASTELLINI CP Oct 2022 No. 02589 \$173,279.12 The Law Office Of Gregory Javardian LLC

2410-370

3511 Carey Road 19154 66th Wd. 2124 Sq. Ft. BRT #662414800 Improvements: Residential Property Subject To Mortgage PETER P. MORDECZKO, JR, CO-PERSONAL REPRESENTATIVE OF THE ESTATE OF ANNE T. MORDECZKO, DECEASED; JOSEPH M. MORDECZKO, CO-PERSONAL REPRESENTATIVE OF THE ESTATE OF ANNE T. MORDECZKO, DECEASED CP Mar 2022 No. 00836 \$161,486.57 The Law Office Of Gregory Javardian LLC

2410-371

5245 Race Street 19139 44th Wd. 1800 Sq. Ft. BRT #441033500 Improvements: Residential Property CHARLES A.J. HALPIN, III ESQUIRE,

SHERIFF'S SALE

PERSONAL REPRESENTATIVE OF THE ESTATE OF CLAUDE E. FIELDS A/K/A CLAUDE FIELDS CP Apr 2024 No. 02491 \$56,119.59 The Law Office Of Gregory Javardian LLC

2410-372

1216 West Firth Street 19133 37th Wd. 756 Sq. Ft. BRT #371393800 Improvements: Residential Property CHARLES HALPIN, III, ESQUIRE, ADMINISTRATOR, D.B.N. OF THE ESTATE OF MAXINE L. SULLIVAN A/K/A MAXINE L. SULLIVAN-STEVENSON, DECEASED CP Apr 2024 No. 02727 \$52,444.80 The Law Office Of Gregory Javardian LLC

2410-373

1326 East Barringer Street 19119 22nd Wd. 2810 Sq. Ft. BRT #221025600 Improvements: Residential Property KADINE M. WILLIAMS CP Dec 2012 No. 02951 \$255,508.43 Brock & Scott PLLC

2410-374

3112 West Wilt Street 19121 32nd Wd. 928 Sq. Ft. BRT #323010301 Improvements: Residential Property DURTY DEVILZ PROPERTY INVESTMENTS, LLC CP Mar 2024 No. 02978 \$182,275.35 Hill Wallack LLP

2410-375

1415 Grays Ferry Avenue 19143 27th Wd. 756 Sq. Ft. BRT #273032300 Improvements: Residential Property DURTY DEVILZ PROPERTY INVESTMENTS, LLC CP Mar 2024 No. 02311 \$256,487.80 Hill Wallack LLP

2410-376

3435 Barclay Street 19129 38th Wd. 896 Sq. Ft. BRT #382215000 Improvements: Residential Property Subject To Mortgage THOMAS J. MEALEY, AND LISA A. MEALEY A/K/A LISA A. TESTA CP Jan 2023 No. 02434 \$25,669.16 Powers Kim, LLC

2410-377

4727 Shelmire Avenue 19136 65th Wd. 1051 Sq. Ft. BRT #651054700 Improvements: Residential Property PEDRO LUIS MENDEZ OLMEDO CP Jan 2023 No. 00633 \$89,188.74 Powers Kim, LLC

2410-378

1758 Brill Street 19124 62nd Wd. 1028 Sq. Ft. BRT #622144800 Improvements: Residential Property UNKNOWN HEIRS, SUCCESSORS, ASSIGNS AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER ALFRED HAWKINS A/K/A ALFRED HAWKINS II, DEC'D CP Dec 2023 No. 02717 \$49,101.93 Powers Kim, LLC

2410-379

613 Edison Avenue 19116 58th Wd. 1040 Sq. Ft. BRT #888581391 Improvements: Residential Property MAUREEN MURPHY CP Jan 2024 No. 01981 \$90,699.21 Unruh, Turner, Burke & Frees, P.C.

2410-380

1638 West Nedro Avenue 19141 17th Wd. 1600 Sq. Ft. BRT #171156900 Improvements: Residential Property JARON WHITE, ADMINISTRATOR OF THE ESTATE OF BEVERLY HARPER CP Jan 2023 No. 03020 \$119,645.01 McCabe Weisberg & Conway, LLC

2410-381

1126 East Haines Street 19138 59th Wd. 3850 Sq. Ft. BRT #591166200 Improvements: Residential Property AUDREY MARIA WOKOCHA, ADMINISTRATRIX OF THE ESTATE OF NEDRA C. BARBOUR CP Oct 2021 No. 01702 \$202,950.94 McCabe Weisberg & Conway LLC

SHERIFF'S SALE

2410-382

921 East Gorgas Lane 19150 50th Wd. 2651 Sq. Ft. BRT #502418515 Improvements: Residential Property Subject To Mortgage FERMAN MOODY AND MARVA SPRINGLE AND TIANA SPRINGLE CP Sep 2015 No. 02866 \$314,650.43 McCabe Weisberg & Conway LLC

2410-383

5830 Erdrick Street 19135 62nd Wd. 1156 Sq. Ft. BRT #622343000 Improvements: Residential Property JUAN J. SOTO CP Mar 2022 No. 00628 \$71,413.25 McCabe, Weisberg & Conway, LLC

2410-384

1220 South 46th Street 19143 27th Wd. 1409 Sq. Ft. BRT #273001200 Improvements: Residential Property KENNETH A. BRAYBOY A/K/A KENNETH BRAYBOY AND TANYA D. WILSON A/K/A TANYA BRAYBOY CP Dec 2018 No. 03938 \$30,838.73 McCabe, Weisberg & Conway, LLC

2410-385

2505 North 17th Street 19132 16th Wd. 1072 Sq. Ft. BRT #161155400 Improvements: Residential Property Subject To Mortgage GATSBY ENTERTAINMENT LLC CP Jul 2023 No. 02847 \$719,818.57 Friedman Vartolo LLP

2410-386

3036 North 15th Street 19132 11th Wd. 1600 Sq. Ft. BRT #111163700 Improvements: Residential Property Subject To Mortgage 3036 15TH ST LLC CP Jan 2024 No. 01574 \$673,095.22 Friedman Vartolo LLP

2410-387

7009 Woodbine Avenue 19151 34th Wd. 12880 Sq. Ft. BRT #344136700 Improvements: Residential Property LORRAINE ROBINSON CP Apr 2017 No. 00590 \$763,155.02 Hladik, Onorato & Federman, LLP

2410-388

1217 South 16th Street 19146 36th Wd. 783 Sq. Ft. BRT #365118300 Improvements: Residential Property JOHN JOSEPH MEULSTEE, III AND JJM3REI, LLC CP Nov 2023 No. 00161 \$371,621.92 Hladik, Onorato & Federman, LLP

2410-389

301 Race Street 19106 5th Wd. 710 Sq. Ft. BRT #888056334 Improvements: Residential Property LUIS F. ARANGO AND MICHELLE KOSICH CP Feb 2023 No. 02463 \$219,588.17 Hladik, Onorato & Federman, LLP

2410-390

8628 Michener Avenue 19150 50th Wd. 1511 Sq. Ft. BRT #501143200 Improvements: Residential Property DWIGHT K. DOCKERY AND KENISHA T. DOCKERY CP Jul 2017 No. 00734 \$214,579.19 Hladik, Onorato & Federman, LLP

2410-391

3417 Trevi Court 19145 26th Wd. 4218 Sq. Ft. BRT #262379100 Improvements: Residential Property JOSEPH ENACO AND LYNDAR. ENACO CP Jul 2023 No. 00664 \$371,054.12 Hladik Onorato And Federman LLP

2410-392

3420 Ella Street 19134 7th Wd. 1050 Sq. Ft. BRT #073070300 Improvements: Residential Property ADA VAZQUEZ, AS SURVIVING HEIR OF NICOLAS G. TORRES A/K/A NICOLAS TORRES, DECEASED; GEORGINA VAZQUEZ, AS SURVIVING HEIR OF NICOLAS G. TORRES A/K/A NICOLAS TORRES, DECEASED AND MA-

SHERIFF'S SALE

RIA TORRES, DECEASED; GLISSÉ VAZQUEZ, AS SURVIVING HEIR OF NICOLAS G. TORRES A/K/A NICOLAS TORRES, DECEASED; UNKNOWN SURVIVING HEIRS OF MARIA TORRES, DECEASED; UNKNOWN SURVIVING HEIRS OF NICOLAS G. TORRES A/K/A NICOLAS TORRES, DECEASED CP Oct 2022 No. 02599 \$61,491.08 Hladik Onorato And Federman LLP

2410-393

5834 North 15th Street 19141 17th Wd. 1328 Sq. Ft. BRT #172068100 Improvements: Residential Property Subject To Mortgage DEIDRE BOWIE, ET AL CP Sep 2020 No. 00168 \$110,446.63 Astor Weiss Kaplan & Mandel, LLP

2410-394

6828 North 9th Street 19126 61st Wd. 2690 Sq. Ft. BRT #611175500 Improvements: Residential Property DAWN S. HUGHES CP Sep 2013 No. 01530 \$51,423.76 KML Law Group, P.C.

2410-395

2825 West Clementine Street 19132 38th Wd. 798 Sq. Ft. BRT #381332500 Improvements: Residential Property UNKNOWN HEIRS OF JEANETTE JACKSON, ERIC JACKSON AKA ERIK JACKSON, SOLELY IN HIS CAPACITY AS HEIR OF JEANETTE JACKSON, DECEASED; ALFRED JACKSON, SOLELY IN HIS CAPACITY AS HEIR OF JEANETTE JACKSON, DECEASED CP Jun 2023 No. 00894 \$17,858.20 KML Law Group, P.C.

2410-396

1640 West Stiles Street 19121 47th Wd. 1080 Sq. Ft. BRT #471040600 Improvements: Residential Property CURTS MICHEL CHARLES, GUARANTOR; CURTS CHARLES ENTERPRISES LLC F/K/A CHARLES REALTY LLC CP Mar 2024 No. 01147 \$460,534.91 KML Law Group, P.C.

2410-397

2725 North 47th Street 19131 52nd Wd. 1328 Sq. Ft. BRT #521233400 Improvements: Residential Property STEPHANIE HAWA KAMARA INDIVIDUALLY AND AS ADMINISTRATRIX OF THE ESTATE OF MARGARET LLOYD, DECEASED CP Dec 2022 No. 01281 \$140,779.72 KML Law Group, P.C.

2410-398

3140 Richmond Street 19134 25th Wd. 1900 Sq. Ft. BRT #871116950 Improvements: Residential Property MOUNT FIVE, LLC, ALSO KNOWN AS THE MOUNT FIVE, LLC CP May 2024 No. 01828 \$170,197.47 Kaplin, Stewart, Meloff, Reiter & Stein, P.C.

2410-399A

2008 East Boston Street 19125 31st Wd. 624 Sq. Ft. BRT #313166800 Improvements: Residential Property CORE FINANCIAL GROUP, LLC CP Apr 2024 No. 01050 \$72,316.82 Kaplin, Stewart, Meloff, Reiter & Stein, P.C.

2410-399B

2010 East Boston Street 19125 31st Wd. 624 Sq. Ft. BRT #313166900 Improvements: Residential Property CORE FINANCIAL GROUP, LLC CP Apr 2024 No. 01050 \$72,316.82 Kaplin, Stewart, Meloff, Reiter & Stein, P.C.

2410-400

1511 Green Street 19130 8th Wd. 1818 Sq. Ft. BRT #881800500 Improvements: Residential Property Subject To Mortgage 1511 GREEN LLC, A PENNSYLVANIA LIMITED LIABILITY COMPANY, ITS SUCCESSORS AND/OR ASSIGNS; JOE HILL, IN HIS CAPACITY AS PRESIDENT OF 1511 GREEN LLC, HIS SUCCESSORS AND/OR ASSIGNS CP Sep

SHERIFF'S SALE

2023 No. 02453 \$266,106.66 Pellegrino Law Pllc

2410-401

907 Carver Street 19124 35th Wd. 943 Sq. Ft. BRT #351255600 Improvements: Residential Property MARY JAMES AND JAMES C. VARGHESE AKA JAMES VARGHESE CP Nov 2022 No. 00917 \$131,722.35 KML Law Group, P.C.

2410-402

1230 Fuller Street 19111 63rd Wd. 3267 Sq. Ft. BRT #631316116 Improvements: Residential Property JOHN P. KERR CP Mar 2019 No. 02098 \$272,924.81 KML Law Group, P.C.

2410-403

9815 Dungan Road 19115 58th Wd. 3786 Sq. Ft. BRT #581380900 Improvements: Residential Property OLEG KANIVETS CP Jan 2024 No. 01256 \$114,070.11 Robertson, Anschutz, Schneid, Crane & Partners, PLLC

2410-404

5212 North Marshall Street 19120 49th Wd. 1391 Sq. Ft. BRT #492117400 Improvements: Residential Property Subject To Mortgage MARIA B. ESPINAL CP Jul 2023 No. 01709 \$44,633.21 Barley Snyder LLP

2410-405

269 East Tusculum Street 19134 7th Wd. 672 Sq. Ft. BRT #071191900 Improvements: Residential Property PARR CREATIONS, LLC CP Feb 2024 No. 03178 \$102,743.20 Weber Gallagher Simpson Stapleton Fires & Newby LLP

2410-406

2323 North Gratz Street 19132 16th Wd. 1120 Sq. Ft. BRT #162046900 Improvements: Residential Property 2323 NORTH LLC CP Mar 2024 No. 01638 \$140,510.55 Weber Gallagher Simpson Stapleton Fires & Newby LLP

2410-407

2923 Cecil B. Moore Avenue 19121 32nd Wd. 1841 Sq. Ft. BRT #324053900 Improvements: Residential Property HEAVENLY PROPERTIES, LLC CP Apr 2024 No. 02432 \$281,103.54 Weber Gallagher Simpson Stapleton Fires & Newby LLP

2410-408

631 North 67th Street 19151 34th Wd. 1188 Sq. Ft. BRT #344397000 Improvements: Residential Property CAROL JORDAN CP Aug 2023 No. 00499 \$166,446.41 KML Law Group, P.C.

2410-409

602 East Woodlawn Street 19144 12th Wd. 1494 Sq. Ft. BRT #122083200 Improvements: Residential Property ANTOINE L. SHAW SOLELY IN HER CAPACITY AS HEIR OF BONITA SHAW DECEASED; TAMICA S. SHAW SOLELY IN HER CAPACITY AS HEIR OF BONITA SHAW DECEASED CP Mar 2018 No. 02375 \$76,363.32 KML Law Group, P.C.

2410-410

137 West Gale Street 19120 42nd Wd. 1783 Sq. Ft. BRT #422300700 Improvements: Residential Property GEORGE GARCIA AND JACQUELINE GARCIA CP Jun 2022 No. 00792 \$43,113.22 KML Law Group, P.C.

2410-412

844 South 3rd Street 19147 2nd Wd. 682 Sq. Ft. BRT #022141910 Improvements: Residential Property KATIE EVANS CP Jan 2022 No. 02039 \$408,065.82 KML Law Group, P.C.

2410-413A

1025 Fillmore Street 19124 23rd Wd. 3166 Sq. Ft. BRT #234115100 Improvements: Residential Property IRMACASIMIRAKA IRMA DIEUDON-

SHERIFF'S SALE

NE, SOLELY IN HER CAPACITY AS HEIR OF LOUIS CASIMIR AKA LOUIS P. CASIMIR, DECEASED; THE UNKNOWN HEIRS OF LOUIS CASIMIR AKA LOUIS P. CASIMIR, DECEASED CP Jan 2024 No. 00195 \$100,180.67 KML Law Group, P.C.

2410-413B

1014 Harrison Street 19124 23rd Wd. 959 Sq. Ft. BRT #234124000 Improvements: Residential Property IRMA CASIMIRAKA IRMA DIEUDONNE, SOLELY IN HER CAPACITY AS HEIR OF LOUIS CASIMIR AKA LOUIS P. CASIMIR, DECEASED; THE UNKNOWN HEIRS OF LOUIS CASIMIR AKA LOUIS P. CASIMIR, DECEASED CP Jan 2024 No. 00195 \$100,180.67 KML Law Group, P.C.

2410-414

4117 Comly Street 19135 62nd Wd. 1564 Sq. Ft. BRT #622187000 Improvements: Residential Property MARIE FRISCO AND THEODORA M. TORPEY-KRAFT AKA/A THEODORA TORPEY-KRAFT CP Sep 2018 No. 02673 \$151,926.84 Hill Wallack LLP

2410-415

330 North Redfield Street 19139 4th Wd. 1304 Sq. Ft. BRT #042252300 Improvements: Residential Property JAMES JONES JR. CP Jul 2023 No. 02888 \$84,992.86 Powers Kim, LLC

2410-416

2219 Sigel Street 19145 48th Wd. 1062 Sq. Ft. BRT #482021000 Improvements: Residential Property Subject To Mortgage NEUMAN INVESTING LLC CP Mar 2024 No. 01782 \$240,436.95 Gingo Palumbo Law Group LLC

2410-417

1731 West Venango Street 19140 13th Wd. 1926 Sq. Ft. BRT #131007800 Improvements: Residential Property Subject To Mortgage TEMADARA HOUSING LLC, A PENNSYLVANIA LIMITED LIABILITY COMPANY, MELVIN O. JOHNSON, AN INDIVIDUAL, AND OCCUPANTS OR TENANTS OF 1731 WEST VENANGO STREET, PHILADELPHIA, PA 19140 CP Feb 2024 No. 01823 \$171,470.77 Gingo Palumbo Law Group LLC

2410-418

122 East Horrtter Street 19119 22nd Wd. 37900 Sq. Ft. BRT #885947320 Improvements: Residential Property Subject To Mortgage WEST POWELTON DEVELOPMENT COMPANY INC. CP Jan 2024 No. 01675 \$2,538,873.84 Gingo Palumbo Law Group LLC

2410-419

1524 South Cleveland Street 19146 36th Wd. 784 Sq. Ft. BRT #363183500 Improvements: Residential Property Subject To Mortgage LYM DEVELOPMENT, LLC, A PENNSYLVANIA LIMITED LIABILITY COMPANY, MICHAELA C. HAYES, AN INDIVIDUAL, AND OCCUPANT(S) OR TENANT(S) OF 1524 SOUTH CLEVELAND STREET, PHILADELPHIA, PENNSYLVANIA 19146 CP Dec 2023 No. 02342 \$184,258.27 Gingo Palumbo Law Group LLC

2410-420

980 Pratt Street 19124 35th Wd. 2304 Sq. Ft. BRT #351116700 Improvements: Residential Property UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER REBECCA WORRELL, DECEASED; CHARLES M. WORELL KNOWN HEIR OF REBECCA A. WORRELL, DECEASED; CYREE A. WORRELL KNOWN HEIR OF REBECCA A.

SHERIFF'S SALE

WORRELL, DECEASED; ERIK A. MCDANIEL KNOWN HEIR OF REBECCA A. WORRELL CP Oct 2023 No. 01571 \$153,535.65 Brock & Scott PLLC

2410-421

3503 Kyle Road 19154 66th Wd. 2095 Sq. Ft. BRT #662355400 Improvements: Residential Property UNKNOWN HEIRS, SUCCESSORS, ASSIGNS AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER JOSEPH E. SIMON, DECEASED CP Oct 2023 No. 02847 \$153,822.66 Brock & Scott PLLC

2410-422

4229 Mantua Avenue 19104 6th Wd. 1536 Sq. Ft. BRT #062115400 Improvements: Residential Property JAMES A. STRONG, EXECUTOR OF THE ESTATE OF ANNIE E. STRONG, DECEASED CP Apr 2024 No. 02342 \$43,296.98 Brock & Scott PLLC

2410-423

437 South 50th Street 19143 60th Wd. 1616 Sq. Ft. BRT #601103700 Improvements: Residential Property ARTHUR P. MONROE, IN HIS CAPACITY AS HEIR OF ELIZABETH M. MONROE A/K/A ELIZABETH MONROE; VONNA L. MONROE A/K/A VONNA L. JONES, IN HER CAPACITY AS HEIR OF ELIZABETH MONROE AKA ELIZABETH MONROE; RITA

SHERIFF'S SALE

R. MONROE, IN HER CAPACITY AS HEIR OF ELIZABETH M. MONROE A/K/A ELIZABETH MONROE; JOSEPH MONROE, IN HIS CAPACITY AS HEIR OF ELIZABETH M. MONROE A/K/A ELIZABETH MONROE; DAVID L. MONROE, IN HIS CAPACITY AS HEIR OF ELIZABETH M. MONROE A/K/A ELIZABETH MONROE; TIEA Y. MONROE, IN HER CAPACITY AS HEIR OF ELIZABETH M. MONROE A/K/A ELIZABETH MONROE; DENISE C. MONROE, IN HER CAPACITY AS HEIR OF ELIZABETH M. MONROE A/K/A ELIZABETH MONROE; BRIAN S. MONROE, IN HIS CAPACITY AS HEIR OF ELIZABETH M. MONROE A/K/A ELIZABETH MONROE; TONYA M. MONROE A/K/A TANYA M. MONROE, IN HER CAPACITY AS HEIR OF ELIZABETH M. MONROE A/K/A ELIZABETH MONROE; UNKNOWN HEIRS, SUCCESSORS, ASSIGNS AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER ELIZABETH M. MONROE A/K/A ELIZABETH MONROE CP Oct 2021 No. 01402 \$257,712.98 Robertson, Anschutz, Schneid, Crane & Partners, PLLC

2410-425

2038 South 2nd Street 19148 39th Wd. 1050 Sq. Ft. BRT #391283600 Improvements: Residential Property THE UNKNOWN HEIRS, SUCCESSORS, ASSIGNS AND ALL PERSONS

SHERIFF'S SALE

FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE, OR INTEREST FROM OR UNDER MARIE G. BRADY DECEASED CP Nov 2023 No. 01986 \$224,486.51 Hill Wallack LLP

2410-426

4323 North 9th Street 19140 43rd Wd. 1110 Sq. Ft. BRT #433394400 Improvements: Residential Property JOSE FERNANDO SANCHEZ CP Dec 2023 No. 01889 \$52,226.49 Hill Wallack LLP

2410-427

1618 South Bailey Street 19145 36th Wd. 651 Sq. Ft. BRT #364276500 Improvements: Residential Property Subject To Mortgage RMB REALTY GROUP LLC CP May 2024 No. 00590 \$133,073.82 Padgett Law Group

2410-428

45 West Rockland Street 19144 12th Wd. 1409 Sq. Ft. BRT #123038000 Improvements: Residential Property Subject To Mortgage 45 W ROCKLAND LLC CP Jan 2024 No. 03137 \$194,340.63 Padgett Law Group

2410-429

2802 Snyder Avenue 19145 48th Wd. 1108 Sq. Ft. BRT #482076500 Improvements: Residential Property Subject To Mortgage GENERATION-Z INVESTMENTS LLC

SHERIFF'S SALE

CP Mar 2024 No. 00508 \$201,076.57 Padgett Law Group

2410-430

3228 North Carlisle Street 19140 11th Wd. 1226 Sq. Ft. BRT #112154800 Improvements: Residential Property Subject To Mortgage WILLIAM PEMBERTON, AS KNOWN HEIR OF THE ESTATE OF EDNA E. PEMBERTON, DECEASED, AND AS REAL OWNER, JAMES PEMBERTON, JR., AS KNOWN HEIR OF THE ESTATE OF EDNA E. PEMBERTON, DECEASED;; LINDA FOREMAN, AS KNOWN HEIR OF THE ESTATE OF EDNA E. PEMBERTON, DECEASED, AND ANY AND ALL UNKNOWN HEIRS SUCCESSORS AND ASSIGNS, REPRESENTATIVES AND DEVISEES, AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT TITLE OF INTEREST FROM OR UNDER THE ESTATE OF EDNA E. PEMBERTON CP May 2023 No. 02806 \$104,729.95 Padgett Law Group

2410-431

104 Ripka Street 19127 21st Wd. 1284 Sq. Ft. BRT #211413200 Improvements: Residential Property Subject To Mortgage KATHLEEN D. CANEVARI CP Mar 2023 No. 02756 \$178,436.63 Padgett Law Group

2410-432

2955 North 7th Street 19133 37th Wd.

SHERIFF'S SALE

1278 Sq. Ft. BRT #372045800 Improvements: Residential Property Subject To Mortgage MARGARITA PEREZ, EXECUTOR OF THE ESTATE OF JOSE PEREZ, DECEASED; ANY AND ALL KNOWN AND UNKNOWN HEIRS, SUCCESSORS AND ASSIGNS, REPRESENTATIVES AND DEVISEES, AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT TITLE OR INTEREST FROM OR UNDER THE ESTATE OF JOSE PEREZ, DECEASED CP Nov 2023 No. 02519 \$87,117.41 Padgett Law Group

2410-433

623 West Olney Avenue 19120 61st Wd. 2475 Sq. Ft. BRT #612009600 Improvements: Residential Property DANIEL NORRIS CP Jan 2020 No. 03652 \$127,585.71 Stern & Eisenberg PC

2410-434

2201 Saint James Street 19103 8th Wd. 2040 Sq. Ft. BRT #082082201 Improvements: Residential Property Subject To Mortgage EDDW, LLC; BDDW DESIGN, LLC; BDDW STUDIO LLC; M. CROW LLC; TYLER HAYS; GARRETT MCGLOTHLIN; ERIC ANDERSON AND JACK SHELTON CP Mar 2019 No. 01451 \$2,426,797.35 Lamb McErlane PC

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