

00065-CD

VONN LOVELL et ux -vs- JOHN W. BURKET et al

RONALD E. ARCHER  
ATTORNEY AT LAW  
HOUTZDALE, PENNSYLVANIA

IN THE COURT OF COMMON PLEAS OF CLEARFIELD COUNTY, PENNSYLVANIA  
CIVIL ACTION - LAW

91 VONN LOVELL and  
81 SONIA LOVELL, his wife,  
Plaintiffs

vs.

54 21 JOHN W. BURKET, CLARE ALLEMAN,  
31 21 EPHRAIM BURKET, and HENRY ALLEMAN,  
their heirs, successors, executors,  
administrators, trustees and/or  
assigns, known or unknown, and any  
other person or persons, firms,  
partnerships, associations or  
corporate entities in interest,  
Defendants

:  
:  
:  
:  
: No. 2000- 65 -CD  
:  
: Type of Case: Quiet Title Action  
:  
: Type of Pleading: Complaint  
:  
: Filed on Behalf of Plaintiff  
:  
: Counsel of Record for this  
:  
: Party: Ronald E. Archer, Esq.  
:  
: Supreme Court ID No. 19655  
:  
: 711 Hannah Street  
:  
: Houtzdale, PA. 16651  
:  
: 814/378-7641

FILED

JAN 19 2000

William A. Shaw  
Prothonotary

2. The Defendants are John W. Burkett, Clare Alleman, Ephraim Burkett and Henry Alleman, their heirs, successors, executors, administrators, trustees, and assigns, and any other person, persons, firms, partnerships, associations or corporate entities or successors who may claim under them, and who are deceased, or no longer in existence and whose whereabouts are unknown.

3. The real property involved in and subject of this action is ALL that certain piece or parcel of land situated in the Gulich Township, Clearfield County, Pennsylvania, bounded and described as follows:

On the South by lands of Clearfield County Municipal Services and Recreation Authority; on the East by lands of Clearfield County Municipal Services and Recreation Authority; on the West by lands now or formerly of Bruce Curry and Elsie Curry; and on the North by lands of Vonn Lovell and Sonia Lovell; and containing 0.900 acres. Being further identified by Clearfield County Map Assessment Number 118.0-L17-000-00037.

4. The herein described premises described in Paragraph 3 became vested in Vonn Lovell and Sonia Lovell, his wife, by Claim of Title by Adverse Possession dated May 5, 1999, and entered for record in Clearfield County Instrument File Number 199907467 on May 11, 1999. Adverse entry was made upon the herein described premises on or about May 4, 1977, and Plaintiffs have been in actual, continuous, visible and notorious, distinct, and exclusive and hostile possession since May 4, 1977.

5. The herein described premises were previously assessed as "Unknown" by the Clearfield County Assessment Office; however, real estate tax statements on the herein described premises have been forwarded to Vonn Lovell and Sonia Lovell, his wife, and said real estate taxes have been paid by Vonn Lovell and Sonia Lovell, his wife.

FILED

REG JAN 19 2000

10/19/91 atty anchor

William A. Shaw

Prothonotary

PD \$90.00

IC atty

anchor

*OK*

**RONALD E. ARCHER**  
ATTORNEY AT LAW  
HOUTZDALE, PENNSYLVANIA

IN THE COURT OF COMMON PLEAS OF CLEARFIELD COUNTY, PENNSYLVANIA  
CIVIL ACTION - LAW

VONN LOVELL and  
SONIA LOVELL, his wife,  
Plaintiffs

vs.

JOHN W. BURKET, CLARE ALLEMAN,  
EPHRAIM BURKET, and HENRY ALLEMAN,  
their heirs, successors, executors,  
administrators, trustees and/or  
assigns, known or unknown, and any  
other person or persons, firms,  
partnerships, associations or  
corporate entities in interest,  
Defendants

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: Type of Case: Quiet Title Action  
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: Party: Ronald E. Archer, Esq.  
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William A. Shaw  
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IN THE COURT OF COMMON PLEAS OF CLEARFIELD COUNTY, PENNSYLVANIA  
CIVIL ACTION - LAW

VONN LOVELL and :  
SONIA LOVELL, his wife, :  
Plaintiffs :  
vs. : No. 2000- 65 -CD  
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EPHRAIM BURKET, and HENRY ALLEMAN, :  
their heirs, successors, executors, :  
administrators, trustees and/or :  
assigns, known or unknown, and any :  
other person or persons, firms, :  
partnerships, associations or :  
corporate entities in interest, :  
Defendants :

**NOTICE**

You have been sued in court. If you wish to defend against the claims set forth in the following pages, you must take action within twenty (20) days after this Complaint and Notice are served by entering a written appearance personally or by attorney and filing in writing with the court your defenses or objections to the claims set forth against you. You are warned that if you fail to do so the case may proceed without you and a judgment may be entered against you by the court without further notice for any money claimed in the Complaint or for any other claim or relief requested by the Plaintiff. You may lose money or property or other rights important to you.

YOU SHOULD TAKE THIS PAPER TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER OR CANNOT AFFORD ONE, GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW TO FIND OUT WHERE YOU CAN GET LEGAL HELP.

Court Administrator's Office  
Clearfield County Court House  
Clearfield, PA. 16830  
Telephone: 814-765-2641, Ext. 5982

**COMPLAINT**

AND NOW comes VONN LOVELL and SONIA LOVELL, his wife, by their attorney, Ronald E. Archer, Esq., and file the following Complaint:

1. The Plaintiffs are Vonn Lovell and Sonia Lovell, his wife, both of R. R. 1, Box 75, Fallentimber, Pennsylvania 16639.

2. The Defendants are John W. Burkett, Clare Alleman, Ephraim Burkett and Henry Alleman, their heirs, successors, executors, administrators, trustees, and assigns, and any other person, persons, firms, partnerships, associations or corporate entities or successors who may claim under them, and who are deceased, or no longer in existence and whose whereabouts are unknown.

3. The real property involved in and subject of this action is ALL that certain piece or parcel of land situated in the Gulich Township, Clearfield County, Pennsylvania, bounded and described as follows:

On the South by lands of Clearfield County Municipal Services and Recreation Authority; on the East by lands of Clearfield County Municipal Services and Recreation Authority; on the West by lands now or formerly of Bruce Curry and Elsie Curry; and on the North by lands of Vonn Lovell and Sonia Lovell; and containing 0.900 acres. Being further identified by Clearfield County Map Assessment Number 118.0-L17-000-00037.

4. The herein described premises described in Paragraph 3 became vested in Vonn Lovell and Sonia Lovell, his wife, by Claim of Title by Adverse Possession dated May 5, 1999, and entered for record in Clearfield County Instrument File Number 199907467 on May 11, 1999. Adverse entry was made upon the herein described premises on or about May 4, 1977, and Plaintiffs have been in actual, continuous, visible and notorious, distinct, and exclusive and hostile possession since May 4, 1977.

5. The herein described premises were previously assessed as "Unknown" by the Clearfield County Assessment Office; however, real estate tax statements on the herein described premises have been forwarded to Vonn Lovell and Sonia Lovell, his wife, and said real estate taxes have been paid by Vonn Lovell and Sonia Lovell, his wife.

6. The herein described premises were part of a larger tract of land described as Fifty (50) acres and One Hundred Fifty-one (151) perches as was granted and conveyed to John W. Burkett and Clare Alleman, in their own right and as trustees for the widow and heirs of Ephraim Burkett and Henry Alleman, by Trust Deed of the intestate heirs of Henry Alleman and Ephraim Burkett dated March 29, 1917, and entered for record in Clearfield County Deed Book Volume 221, Page 474. Said deed specifically authorized John W. Burkett and Clare Alleman to sell said real estate only during a five (5) year period from execution of said deed.

7. The parcel of land consisting of Fifty (50) acres and One Hundred Fifty (151) perches of which the herein described premises is a part was conveyed to Ephraim Burkett and Henry Alleman by deed of John Criswell and Eleanor Criswell, his wife, dated May 13, 1872, and entered for record in Clearfield County Deed Book Volume 3, Page 62.

8. Despite a diligent search among the records of Clearfield County, no record could be located which indicated that the premises described herein were conveyed by Ephraim Burkett or Henry Burkett during their lifetime, nor could any record be located which indicated that the herein described premises were conveyed by John W. Burkett and Clare Alleman, in their own right, and as trustees for the heirs of Ephraim Burkett or Henry Alleman, nor is there any record that the heirs of Ephraim Burkett and Henry Alleman conveyed the premises herein described.

9. This Quiet Title Action is necessary to establish a proper chain of title out of which the real property subject of this action comes, because of irregularities in the chain of title, including possible

unrecorded deeds, variances in the descriptions, tax sale deeds, unclear tax assessments, and quit-claim deeds, all of which raise a question as to the chain of title to the property and create a cloud on the title.

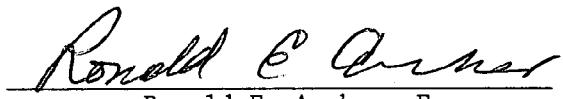
10. It is finally averred that this Quiet Title Action is necessary to determine the validity or discharge of any document, obligation or deed affecting any right, title and interest in the property subject of this action, which may affect the rights of the Plaintiffs.

WHEREFORE, Plaintiffs bring this action and respectfully requests the Court to decree as follows:

a. That the Plaintiffs, their heirs, executors, personal representatives and assigns are seized of an absolute and indefeasible title to the property situated in the Township of Gulich, Clearfield County, Pennsylvania, described herein, and that an Order and Decree be entered adjudicating that each Defendant and any of their heirs, successors, executors, administrators, trustees, and/or assigns, known or unknown, or any other person or persons, firms, partnerships, associations, or corporate entities in interest be forever barred from asserting any right, title, lien or interest in the within described parcel of land.

b. That such other relief be granted as may be necessary in establishing Plaintiffs' title, including determinations on the validity, or discharge of any documents, obligations, or deeds affecting right, title and interest in the property described herein.

c. Such other and further relief as the Court deems proper.



Ronald E. Archer, Esq.  
Attorney for Plaintiffs

COMMONWEALTH OF PENNSYLVANIA:

COUNTY OF Clearfield : §

Before me, the undersigned officer, a Notary Public in and for the above named State and County, personally appeared VONN LOVELL and SONIA LOVELL, who, being duly sworn according to law, depose and say that the facts set forth in the foregoing Complaint are true and correct to the best of their knowledge, information and belief.

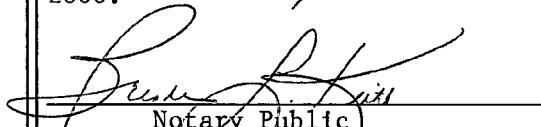
Vonn Lovell

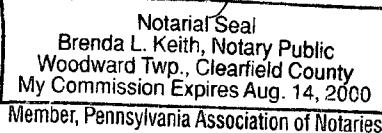
Vonn Lovell

Sonia Lovell

Sonia Lovell

Sworn to and subscribed  
before me this 18<sup>th</sup>  
day of JANUARY,  
2000.

  
\_\_\_\_\_  
Brenda L. Keith  
Notary Public



IN THE COURT OF COMMON PLEAS OF CLEARFIELD COUNTY, PENNSYLVANIA  
CIVIL ACTION - LAW

VONN LOVELL and :  
SONIA LOVELL, his wife, :  
Plaintiffs :  
vs. :  
No. 2000- 65 -CD  
JOHN W. BURKET, CLARE ALLEMAN, :  
EPHRAIM BURKET, and HENRY ALLEMAN, :  
their heirs, successors, executors, :  
administrators, trustees and/or :  
assigns, known or unknown, and any :  
other person or persons, firms, :  
partnerships, associations or :  
corporate entities in interest, :  
Defendants :  
Type of Case: Quiet Title Action

MOTION FOR SERVICE BY PUBLICATION

1. Your Petitioners are Vonn Lovell and Sonia Lovell, Plaintiffs in the above captioned matter.

2. Petitioners, by attached affidavit incorporated herein by reference thereto, believe that the named Defendants are deceased, or that their whereabouts are unknown.

WHEREFORE, Petitioners, by their attorney, Ronald E. Archer, Esq., requests that your Honorable Court grant and order that the therein named Defendants be served by publication as required by law.



Ronald E. Archer, Esq.  
Attorney for Plaintiff

IN THE COURT OF COMMON PLEAS OF CLEARFIELD COUNTY, PENNSYLVANIA  
CIVIL ACTION - LAW

VONN LOVELL and :  
SONIA LOVELL, his wife, :  
Plaintiffs :  
vs. : No. 2000- 65 -CD  
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their heirs, successors, executors, :  
administrators, trustees and/or :  
assigns, known or unknown, and any :  
other person or persons, firms, :  
partnerships, associations or :  
corporate entities in interest, :  
Defendants :

AFFIDAVIT

COMMONWEALTH OF PENNSYLVANIA:

: \$

COUNTY OF CLEARFIELD :

Before me, the undersigned officer, a Notary Public in and for the above named State and County, personally appeared Vonn Lovell and Sonia Lovell, who, being duly sworn according to law, depose and say that the names of the Defendants, John W. Burkett, Clare Alleman, Ephraim Burkett, and Henry Alleman, their heirs, successors, executors, administrators, trustees, and/or assigns, known or unknown, and any other person, or persons, firms, partnerships, associations or corporate entities in interest, are no longer in existence and their whereabouts are unknown to the Plaintiffs.

Plaintiffs and their attorney have made an investigation to locate the aforesaid Defendants that are unknown, by checking the records of Clearfield County which included deed indices, Orphan's Court records, assessment records, voter's registration records, and miscellaneous indices

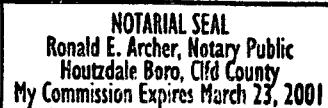
in the Clearfield County Prothonotary Office. Telephone directories in the area of the Defendant's last known address were checked, and local postal authorities in the area of the Defendants' last known addresses were contacted. None of the Defendants were found because they are deceased or their whereabouts are unknown.

Vonn Lovell  
Vonn Lovell

Sonia Lovell  
Sonia Lovell

Sworn to and subscribed  
before me this 18<sup>th</sup>  
day of January,  
2000.

Ronald E. Archer  
Notary Public



IN THE COURT OF COMMON PLEAS OF CLEARFIELD COUNTY, PENNSYLVANIA  
CIVIL ACTION - LAW

VONN LOVELL and :  
SONIA LOVELL, his wife, :  
Plaintiffs :  
vs. : No. 2000- 65 -CD  
: Type of Case: Quiet Title Action  
JOHN W. BURKET, CLARE ALLEMAN, :  
EPHRAIM BURKET, and HENRY ALLEMAN, :  
their heirs, successors, executors, :  
administrators, trustees and/or :  
assigns, known or unknown, and any :  
other person or persons, firms, :  
partnerships, associations or :  
corporate entities in interest, :  
Defendants :

**ACTION TO QUIET TITLE  
NOTICE**

TO: John W. Burkett, Clare Alleman, Ephraim Burkett, and Henry Alleman, their heirs, successors, executors, administrators, trustees and/or assigns, known or unknown, and any other person or persons, firms, partnerships, associations or corporate entities in interest, Defendants.

You have been sued in Court. You are hereby notified that an Action to Quiet Title to the premises in the Township of Gulich, Clearfield County, Pennsylvania, has been filed against you. Said lands are bounded and described as follows:

On the South by lands of Clearfield County Municipal Services and Recreation Authority; on the East by lands of Clearfield County Municipal Services and Recreation Authority; on the West by lands now or formerly of Bruce Curry and Elsie Curry; and on the North by lands of Vonn Lovell and Sonia Lovell; and containing 0.900 acres. Being further identified by Clearfield County Map Assessment Number 118.0-L17-000-00037.

**TAKE NOTICE** that the Plaintiffs are the owners of the land described hereinabove and that they have requested in their Complaint which is on file in the Office of the Prothonotary of the Court of Common Pleas of Clearfield County, that the Court decree that the title to the same is in them, free and clear of the claims of the persons or entity claiming or who might claim

title under them, and all other persons or entities claiming any right, title or interest in the land described, or anyone claiming by, through or under them.

Should the above named Defendants, their heirs, successors or assigns, or any other person, persons or entity claiming or who might claim title under them, or all persons or entities claiming any right, title or interest in the land described fail to plead to the Plaintiff's complaint within twenty (20) days from the last publication of this Notice, or fail to take such action within thirty (30) days after default judgment as the Court may direct, the Defendants, their heirs, successors and assigns, and any other person, persons or entity claiming or who might claim title under them, or all other persons or entities claiming any right, title or interest in the land described, except the Plaintiffs, will be forever barred from asserting any interest, lien, right or title to the said land, inconsistent with the Plaintiffs, their successors or assigns.

#### NOTICE

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

**YOU SHOULD TAKE THIS PAPER TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER OR CANNOT AFFORD ONE, GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW TO GET LEGAL HELP.**

Court Administrator  
Clearfield County Court House  
Clearfield, PA. 16830  
814-765-2641

RONALD E. ARCHER, ESQ.  
711 Hannah Street  
Houtzdale, PA. 16651

IN THE COURT OF COMMON PLEAS OF CLEARFIELD COUNTY, PENNSYLVANIA  
CIVIL ACTION - LAW

VONN LOVELL and :  
SONIA LOVELL, his wife, :  
Plaintiffs :  
vs. : No. 2000- 65 -CD  
: Type of Case: Quiet Title Action  
JOHN W. BURKET, CLARE ALLEMAN, :  
EPHRAIM BURKET, and HENRY ALLEMAN, :  
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administrators, trustees and/or :  
assigns, known or unknown, and any :  
other person or persons, firms, :  
partnerships, associations or :  
corporate entities in interest, :  
Defendants :  
: **FILED**  
: **JAN 19 2000**

William A. Shaw  
ORDER DIRECTING COMPLAINT TO BE SERVED Prothonotary *ES*  
BY ADVERTISEMENT ON DEFENDANTS

AND NOW, this 19<sup>th</sup> day of January, 2000, the within Action  
being an Action to Quiet Title and the Plaintiffs having made affidavit that  
the addresses of the Defendants are unknown and cannot be ascertained, and  
therefore upon Motion of Ronald E. Archer, Esq., Attorney for Plaintiffs, it  
is Ordered and Decreed that substitute service by publication be made upon  
the Defendants whose addresses are unknown, or may be deceased, by giving  
notice in The Progress, a newspaper of general circulation published in the  
Clearfield County area, and in the Clearfield County Legal Journal, to all  
of the above named Defendants, such publication to be one (1) time only  
stating that this action has been filed, and that this Complaint must be  
pledged to within twenty (20) days after publication of notice; otherwise  
judgment will be taken against all of the Defendants by default.

BY THE COURT

J.

FILED

JAN 19 2000  
8/10/98/att, enc  
William A. Shaw  
Prothonotary  
Pd 890.00  
1ccatty  
Enclosed

**RONALD E. ARCHER**  
ATTORNEY AT LAW  
HOUTZDALE, PENNSYLVANIA

*JK*

IN THE COURT OF COMMON PLEAS OF CLEARFIELD COUNTY, PENNSYLVANIA  
CIVIL ACTION - LAW

VONN LOVELL and :  
SONIA LOVELL, his wife, :  
Plaintiffs :  
vs. : No. 2000- 65 -CD  
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EPHRAIM BURKET, and HENRY ALLEMAN, :  
their heirs, successors, executors, :  
administrators, trustees and/or :  
assigns, known or unknown, and any :  
other person or persons, firms, :  
partnerships, associations or :  
corporate entities in interest, :  
Defendants :

**AFFIDAVIT OF SERVICE**

Before me, William A. Shaw, Prothonotary, personally appeared Ronald E. Archer, Esq., who, being duly sworn according to law, deposes and says that service was made in this case by publication in The Progress one time only on January 25, 2000, and the Clearfield County Legal Journal one time only for the week of January 28, 2000, as appears by sworn proof hereto attached. And further that all the named Defendants are no longer in existence, or their whereabouts are unknown and were not served in any other manner. No appearance having been entered on behalf of any of the Defendants nor any answer filed by any of them, Plaintiffs have caused this Affidavit to be made for the purpose of obtaining a Decree of Court under Pa. R.C.P. 1066.

**FILED**

**FEB 22 2000**

William A. Shaw  
Prothonotary

WHEREFORE, this Affidavit of Service made by the manner aforesaid is made for the purpose of obtaining a Decree of Court.

  
Ronald E. Archer, Esq.  
Attorney for Plaintiffs

Sworn to and subscribed

before me this 22nd,  
day of February,  
2000.



Prothonotary

WILLIAM A. SHAW  
Prothonotary  
My Commission Expires  
1st Monday in Jan. 2002  
Clearfield Co., Clearfield, PA.

NOTICE  
IN THE COURT OF COMMON  
PLEAS OF CLEARFIELD  
COUNTY, PENNSYLVANIA  
CIVIL ACTION—LAW  
No. 2000-65-CD  
Type of Case: Quiet Title Action  
VONN LOVELL and SONIA  
LOVELL, his wife, Plaintiffs

vs.

JOHN W. BURKET, CLARE AL-  
LEMAN, EPHRAIM BURKET, and  
HENRY ALLEMAN, their heirs,  
successors, executors, adminis-  
trators, trustees and/or assigns,  
known or unknown and any other  
person or persons, firms, partner-  
ships, associations or corporate  
entities in interest, Defendants

ACTION TO QUIET TITLE  
NOTICE

TO: John W. Burkett, Clare Alle-  
man, Ephraim Burkett, and Henry Al-  
leman, their heirs, successors,  
executors, administrators, trustees  
and/or assigns, known or un-  
known, and any other persons or  
persons, firms, partnerships, associa-  
tions or corporate entities in  
interest, Defendants.

You have been sued in Court. You  
are hereby notified that an Action to  
Quiet Title to the premises in the  
Township of Gulich, Clearfield  
County, Pennsylvania, has been  
filed against you. Said lands are  
bounded and described as follows:

On the South by lands of Clear-  
field County Municipal Services  
and Recreation Authority; on the  
East by lands of Clearfield County  
Municipal Services and Recreation  
Authority; on the West by lands of  
now or formerly Bruce Curry and El-  
sie Curry; and on the North by lands  
of Vonn Lovell and Sonia Lovell; and  
containing 0.900 acres. Being fur-  
ther identified by Clearfield County  
Map assessment Number  
118-0-L17-000-00037.

TAKE NOTICE that the Plaintiffs  
are the owners of the land de-  
scribed hereinabove and that they  
have requested in their Complaint  
which is on file in the Office of the  
Prothonotary of the Court of Com-  
mon Pleas of Clearfield County,  
that the Court decree that the title to  
the same is in them, free and clear  
of the claims of the persons or en-  
tity claiming or who might claim title  
under them, and all other persons  
or entities claiming any right, title or  
interest in the land described, or  
anyone claiming by, through or  
under them.

Should the above named Defen-  
dants, their heirs, successors, or  
assigns, or any other person, per-  
sons or entity claiming or who might  
claim title under them, or all persons  
or entities claiming any right, title or  
interest in the land described fail to  
plead to the Plaintiffs' complaint  
within twenty (20) days from the  
last publication of this Notice, or fail  
to take, such action within thirty  
(30) days after default judgment as  
the Court may direct, the Defen-  
dants, their heirs, successors, and  
assigns, and any other person, per-  
sons or entity claiming or who might  
claim title under them, or all other  
persons or entities claiming any  
right, title or interest in the land de-  
scribed, except the Plaintiffs, will  
be forever barred from asserting  
any interest, lien, right or title to the  
said land, inconsistent with the  
Plaintiffs, their successors or as-  
signs.

NOTICE  
If you wish to defend, you must  
enter a written appearance person-  
ally or by attorney and file your de-  
fenses or objections in writing with  
the Court. You are warned that if  
you fail to do so, the case may pro-  
ceed without you and a judgment  
may be entered against you without  
further notice for the relief re-  
quested by the Plaintiff. You may  
lose money or property or other  
rights important to you.

YOU SHOULD TAKE THIS PA-  
PER TO YOUR LAWYER AT  
ONCE. IF YOU DO NOT HAVE A  
LAWYER OR CANNOT AFFORD  
ONE, GO TO OR TELEPHONE  
THE OFFICE SET FORTH BELOW  
TO GET LEGAL HELP.

Court Administrator, Clearfield  
County Courthouse, Clearfield, PA  
16830, 814/765-2641  
RONALD E. ARCHER, ESQ., 711  
Hannah Street, Houtzdale, PA  
16651

1:25-1d-b

## PROOF OF PUBLICATION

STATE OF PENNSYLVANIA :  
COUNTY OF CLEARFIELD : SS:

On this 31st day of January, A.D.2000, before me, the subscriber, a Notary Public in and for said County and State, personally appeared Margaret E. Krebs, who being duly sworn according to law, deposes and says that she is the President of The Progressive Publishing Company, Inc., and Associate Publisher of The Progress, a daily newspaper published at Clearfield, in the County of Clearfield and State of Pennsylvania, and established April 5, 1913, and that the annexed is a true copy of a notice or advertisement published in said publication in

the regular issues of January 25, 2000

And that the affiant is not interested in the subject matter of the notice or advertising, and that all of the allegations of this statement as to the time, place, and character of publication are true.

Sworn and subscribed to before me the day and year aforesaid.

---

**Notary Public**

Clearfield, Pa.

My Commission Expires  
September 16, 2000

Notarial Seal  
Ann K. Law, Notary Public  
Clearfield Boro, Clearfield County  
My Commission Expires Sept. 16, 2000

PROOF OF PUBLICATION

STATE OF PENNSYLVANIA :  
COUNTY OF CLEARFIELD :

On this 28th day of January, AD 2000, before me, the subscriber, a Notary Public in and for said County and State, personally appeared Gary A. Knaresboro, who being duly sworn according to law, proposes and says that he is the editor of the Clearfield County Legal Journal, the official Legal Journal of the Courts of Clearfield County, and that the annexed is a true copy of the notice or advertisement published in said publication in the regular issues of Week of January 28, 2000, Vol 12, No. 4. And that all of the allegations of this statement as to the time place, and character of the publication are true.



Gary A. Knaresboro, Esquire  
Editor

Sworn and subscribed to before me the day and year aforesaid.

  
Notary Public  
My Commission Expires

Notarial Seal  
Theresa C. Knaresboro, Notary Public  
Clearfield Boro, Clearfield County  
My Commission Expires June 10, 2002  
Member, Pennsylvania Association of Notaries

Ronald E. Archer  
711 Hannah Street  
Houtzdale, PA 16651

IN THE COURT OF COMMON PLEAS  
OF CLEARFIELD COUNTY,  
PENNSYLVANIA  
CIVIL ACTION - LAW

VONN LOVELL and SONIA LOVELL,  
his wife, Plaintiffs vs. JOHN W. BURKET,  
CLARE ALLEMAN, EPHRAIM BURKET,  
and HENRY ALLEMAN, their heirs,  
successors, executors, administrators,  
trustees and/or assigns, known or unknown  
and any other person or persons, firms,  
partnerships, associations or corporate  
entities in interest, Defendants.

No. 2000-65-CD  
ACTION TO QUIET TITLE  
TO: JOHN W. BURKET, CLARE

ALLEMAN, EPHRAIM BURKET, and  
HENRY ALLEMAN, their heirs,  
successors, executors, administrators,  
trustees and/or assigns, known or  
unknown and any other person or persons,  
firms, partnerships, associations or  
corporate entities in interest, Defendants

You have been sued in Court. You are  
hereby notified that an Action to Quiet Title  
to the premises in the Township of Gulich,  
Clearfield County, Pennsylvania, has been  
filed against you. Said lands are bounded  
and described as follows:

On the South by lands of Clearfield  
County Municipal Services and Recreation  
Authority; on the East by lands of Clearfield  
County Municipal Services and Recreation  
Authority; on the West by lands now or  
formerly of Bruce Curry and Elsie Curry;  
and on the North by lands of Vonn Lovell  
and Sonia Lovell; and containing 0.900  
acres. Being further identified by Clearfield  
County Map Assessment Number 118.0-  
L17-000-00037.

TAKE NOTICE that the Plaintiffs are  
the owners of the land described  
hereinabove and that they have requested in  
their Complaint which is on file in the Office  
of the Prothonotary of the Court of Common  
Pleas of Clearfield County, that the Court  
decree that the title to the same is in them,  
free and clear of the claims of the  
Defendants, their heirs and assigns, and  
any other person or persons claiming or  
who might claim title under them, and all  
other persons claiming any right, title or  
interest in the land described, or anyone  
claiming by, through or under them.

Should the above named Defendants,  
their successors or assigns, or any other  
person or persons claiming or who might  
claim title under them, or all other persons  
claiming any right, title or interest in the land  
described fail to plead to the Plaintiffs  
Complaint within twenty (20) days from the  
last publication of this Notice, or fail to take  
such action within thirty (30) days after  
default judgment as the Court may direct,  
the Defendants, their successors and  
assigns, and any other person or persons  
claiming or who might claim title under  
them, or all other persons claiming any  
right, title or interest in the land described,  
except the Plaintiffs, will be forever barred  
from asserting any interest, lien, right or title  
to the said land, inconsistent with the  
Plaintiffs, their successors or assigns.

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

YOU SHOULD TAKE THIS PAPER  
TO YOUR LAWYER AT ONCE. IF YOU  
DO NOT HAVE A LAWYER OR CANNOT  
AFFORD ONE, GO TO OR TELEPHONE  
THE OFFICE SET FORTH BELOW TO  
FIND OUT WHERE YOU CAN GET  
LEGAL HELP.

Court Administrator, Clearfield County  
Court House, Second and Market Streets,  
Clearfield, Pennsylvania 16830. (814) 765-  
2641

RONALD E. ARCHER, ESQUIRE,  
711 Hannah Street, Houtzdale, PA 16651.

IN THE COURT OF COMMON PLEAS OF CLEARFIELD COUNTY, PENNSYLVANIA  
CIVIL ACTION - LAW

VONN LOVELL and :  
SONIA LOVELL, his wife, :  
Plaintiffs :  
vs. : No. 2000- 65 -CD  
: Type of Case: Quiet Title Action  
JOHN W. BURKET, CLARE ALLEMAN, :  
EPHRAIM BURKET, and HENRY ALLEMAN, :  
their heirs, successors, executors, :  
administrators, trustees and/or :  
assigns, known or unknown, and any :  
other person or persons, firms, :  
partnerships, associations or :  
corporate entities in interest, :  
Defendants :

MOTION FOR JUDGMENT

NOW, February 22, 2000, an Affidavit having been executed and presented herewith on behalf of the Plaintiffs showing that the Complaint was served by publication on all of the Defendants in The Progress on January 25, 2000, and in the Clearfield County Legal Journal during the week of January 28, 2000, and further that all the named Defendants are no longer in existence, or their whereabouts are unknown and were not served in any other manner, and no Defendants having entered an appearance or filed an Answer or having expressed any purpose or intent to be heard or desire to assert title to said property, and twenty (20) days having elapsed since the last publication and it appearing that it was impossible to serve any other Defendants by any other means.

WHEREFORE, Ronald E. Archer, Esq., prays Your Honorable Court, as attorney for the Plaintiffs, that judgment be entered in favor of the Plaintiffs and against the Defendants, its successors, trustees and assigns,

known or unknown, and that any other person or persons, firms, partnerships, associations, or corporate entities in interest, with direction that they file suit in ejectment or otherwise enter proceedings to contest the case within thirty (30) days, or judgment may be entered against them from asserting any title or claim to the real estate in this action.

Ronald E. Parker  
Attorney for Plaintiffs

FILED

FEB 1 2010

William A. Shaw  
Prothonotary

*AS*

IN THE COURT OF COMMON PLEAS OF CLEARFIELD COUNTY, PENNSYLVANIA  
CIVIL ACTION - LAW

VONN LOVELL and  
SONIA LOVELL, his wife,  
Plaintiffs

vs.

JOHN W. BURKET, CLARE ALLEMAN,  
EPHRAIM BURKET, and HENRY ALLEMAN,  
their heirs, successors, executors,  
administrators, trustees and/or  
assigns, known or unknown, and any  
other person or persons, firms,  
partnerships, associations or  
corporate entities in interest,  
Defendants

:  
:  
:  
: No. 2000- 65 -CD  
:  
: Type of Case: Quiet Title Action  
: Type of Pleading: Order of Court  
: Filed on Behalf of Plaintiff  
:  
: Counsel of Record for this  
: Party: Ronald E. Archer, Esq.  
: Supreme Court ID No. 19655  
:  
: 711 Hannah Street  
: Houtzdale, PA. 16651  
:  
: 814/378-7641

FILED

FEB 28 2000

William A. Shaw

Prothonotary

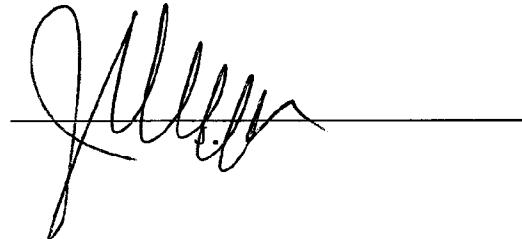
NOW, February 28, 2000, an Affidavit having been made that  
service was made by publication in The Progress on January 25, 2000, and  
the Clearfield County Legal Journal during the week of  
January 28, 2000 and it appearing that it was impossible to serve any  
other Defendants by any other means,

**IT IS ORDERED AND DECREED** that Defendants file suit in ejectment or  
otherwise enter a proceeding to contest the case within thirty (30) days, or  
this Order of Court shall become final upon Praecept by Plaintiffs, which  
hereby Orders and Decrees that title to the land subject of this action is  
vested absolutely in the Plaintiffs, their heirs and assigns, free and clear  
of any and all claims of any nature by any of the named Defendants, its  
successors, trustees and assigns, known or unknown, and any other persons,  
firms, partnerships, associations or corporate entities in interest.

or by anyone claiming by, through or under them or any of them, and that the Plaintiffs are seized of an indefeasible title to the land situated in the Township of Gulich, Clearfield County, Pennsylvania, bounded and described as follows:

On the South by lands of Clearfield County Municipal Services and Recreation Authority; on the East by lands of Clearfield County Municipal Services and Recreation Authority; on the West by lands now or formerly of Bruce Curry and Elsie Curry; and on the North by lands of Vonn Lovell and Sonia Lovell; and containing 0.900 acres. Being further identified by Clearfield County Map Assessment Number 118.0-L17-000-00037.

BY THE COURT

A handwritten signature in black ink, appearing to read "J. Miller", is placed over a horizontal line. The signature is fluid and cursive, with a large, stylized 'J' at the beginning.

FILED

FEB 28 2000  
01/40/CC a/cy  
William A. Sharp  
Prothonotary  
Eric A. Chen

**RONALD E. ARCHER**  
ATTORNEY AT LAW  
**HOOTZDALE, PENNSYLVANIA**

IN THE COURT OF COMMON PLEAS OF CLEARFIELD COUNTY, PENNSYLVANIA  
CIVIL ACTION - LAW

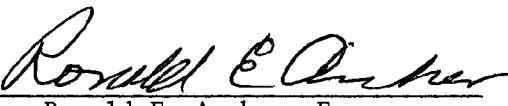
VONN LOVELL and :  
SONIA LOVELL, his wife, :  
Plaintiffs :  
vs. : No. 2000- 65 -CD  
: Type of Case: Quiet Title Action  
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EPHRAIM BURKET, and HENRY ALLEMAN, :  
their heirs, successors, executors, :  
administrators, trustees and/or :  
assigns, known or unknown, and any :  
other person or persons, firms, :  
partnerships, associations or :  
corporate entities in interest, :  
Defendants :

**FINAL PRAECIPE**

TO: William A. Shaw, Prothonotary

Please enter judgment in the above captioned matter in favor of the  
Plaintiffs.

DATED: March 30, 2000

  
Ronald E. Archer  
Ronald E. Archer, Esq.  
Attorney for Plaintiffs

**FILED**

**MAR 30 2000**

William A. Shaw  
Prothonotary

FILED

MAR 3 0 2009  
0/3:27 p.m.  
William A. Shaw  
Prothonotary

✓ (2) Cert to Atts  
2009