B1 (Official Form 1) (4/13)

	United States Ba	ankruptcy	Court			Voluntary	Petition
л	IDDLE DISTRICT	OF PENNS	YLVANIA			, , , , , , , , , , , , , , , , , , ,	
Name of Debtor (if individual, enter Last, First, M	ddle):		Name of Joint D	ebtor (Spouse)	(Last, First, Middl	e):	
Chestnut St Townhouses, L a Corporation			Traine of some D	(opouse)	(245), 1 150, 11100		
All Other Names used by the Debtor in the la (include married, maiden, and trade names): NONE	st 8 years		All Other Names (include married, m			he last 8 years	
Last four digits of Soc. Sec. or Indvidual-Taxpayer I (if more than one, state all): 20-0759011	D. (ITIN) No./Complete El	IN	Last four digits of S (if more than one, stat		lual-Taxpayer I.I	D. (ITIN) No./Complet	te EIN
Street Address of Debtor (No. & Street, City	, and State):		Street Address of		(No. & Stree	t, City, and State):	
30 E. Maplewood Avenue							
Mechanicsburg, PA		IPCODE 7055					ZIPCODE
County of Residence or of the Principal Place of Business: Cumber	land		County of Reside Principal Place of				
Mailing Address of Debtor (if different from s	treet address):		Mailing Address	of Joint Debtor	(if different	from street address):	
SAME							
	Z	IPCODE					ZIPCODE
Location of Principal Assets of Business Deb (if different from street address above): SAME	tor		I				ZIPCODE
Type of Debtor (Form of organization)	Nature of B	usiness	Chapter	of Bankruptcy	Code Under	Which the Petition	ı is Filed
(Check one box.)	(Check one box.)		Charter 7	(Check one b			D
Individual (includes Joint Debtors)	Health Care Business		Chapter 7 Chapter 9			apter 15 Petition for f a Foreign Main Pro	U
See Exhibit D on page 2 of this form.	Single Asset Real Est		Chapter 1			·	-
Corporation (includes LLC and LLP)	in 11 U.S.C. § 101 (5	1B)	Chapter 1			apter 15 Petition for a Foreign Nonmain	
Partnership	Railroad		Chapter 1			-	Trocecung
Other (if debtor is not one of the above	Stockbroker			Nature of D	,	ck one box)	
entities, check this box and state type of	Commodity Broker		1	rimarily consum 2. § 101(8) as "i			s are primarily less debts.
entity below	Clearing Bank			primarily for a p			less debts.
	Other		or househol				
Chapter 15 Debtors	Tax-Exempt			Chapte	er 11 Debtors	:	
Country of debtor's center of main interests:	(Check box, if ap	plicable.)	Check one box:				
Each country in which a foreign proceeding by,	Debtor is a tax-exemp		Debtor is a sm	all business as d	lefined in 11 U	J.S.C. § 101(51D).	
regarding, or against debtor is pending:	under Title 26 of the U		Debtor is not a	small business	debtor as defin	ned in 11 U.S.C. § 1	01(51D).
	Code (the Internal Re	venue Code).					
Filing Fee (Check	one box)		Check if:	agate nonconting	rent liquidated	debts (excluding de	bts
Full Filing Fee attached			owed to insider	rs or affiliates) a	are less than \$2	2,490,925 (amount si	
Filing Fee to be paid in installments (applicable	-		on 4/01/16 and e	every three years	thereafter).		
attach signed application for the court's consider is unable to pay fee except in installments. Rule			Check all applic	ahla havaa			
				able boxes.	netition		
Filing Fee waiver requested (applicable to chapt attach signed application for the court's considera	•		-	•	-	etition from one or r	nore
and signed appreadon for the courts consider	alon. See oni cha i oni SD.			1	1 1	U.S.C. § 1126(b).	
Statistical/Administrative Information			ļ			THIS SPACE IS FOR	COURT USE ONLY
Debtor estimates that funds will be available for	r distribution to unsecured c	reditors					
 Debtor estimates that rates will be available to Debtor estimates that, after any exempt propert distribution to unsecured creditors. 			l, there will be no fund	ls available for			
Estimated Number of Creditors							
1-49 50-99 100-199 200-9	99 1,000- 5,00 5,000 10,0				Over 100,000		
Estimated Assets						t	
\$0 to \$50,001 to \$100,001 to \$500,0	001 \$1,000,001 \$10	0,000,001 \$50,00	0,001 \$100,000,001	\$500,000,001	More than		
\$50,000 \$100,000 \$500,000 to \$1 millio	to \$10 to \$	\$50 to \$10	0 to \$500		\$1 billion		
Estimated Liabilities						ť	
\$0 to \$50,001 to \$100,001 to \$500,0	001 \$1,000,001 \$10	0,000,001 \$50,00	0,001 \$100,000,001	\$500,000,001	More than		
\$50,000 \$100,000 \$500,000 to \$1	to \$10 to \$	\$50 to \$10	0 to \$500		\$1 billion		
millio						<u>II</u>	
Case 1:14-bk-04797	-RNO Doc 1	Filed 1	0/16/14 E	Entered 10	0/16/14 1	10:30:05 E	Desc

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Voluntary Petition	Name of Debtor(s):	mbourses IIG		
(This page must be completed and filed in every case)	Chestnut St Townhouses, LLC, a Corporation			
All Prior Bankruptcy Cases Filed Within Last 8 Y		ttach additional sheet)		
Location Where Filed:	Case Number:	Date Filed:		
NONE				
Location Where Filed:	Case Number:	Date Filed:		
Pending Bankruptcy Case Filed by any Spouse, Partner or Affiliate of	of this Debtor (If mo	re than one, attach additional sheet)		
Name of Debtor:	Case Number:	Date Filed:		
NONE				
District:	Relationship:	Judge:		
Exhibit A (To be completed if debtor is required to file periodic reports (e.g., forms 10K and 10Q) with the Securities and Exchange Commission pursuant to Section 13 or 15(d) of the Securities Exchange Act of 1934 and is requesting relief under Chapter 11)	who I, the attorney for the petitione have informed the petitioner th or 13 of title 11, United States	10/15/2014		
	Exhibit C			
 Yes, and exhibit C is attached and made a part of this petition. No (To be completed by every individual debtor. If a joint petition is filed, each Exhibit D, completed and signed by the debtor, is attached and made If this is a joint petition: Exhibit D also completed and signed by the joint debtor is attached 	de part of this petition.	a separate Exhibit D.)		
	n Regarding the Debtor - Venue			
 (Che Debtor has been domiciled or has had a residence, principal place of bu preceding the date of this petition or for a longer part of such 180 days There is a bankruptcy case concerning debtor's affiliate, general partne Debtor is a debtor in a foreign proceeding and has its principal place of principal place of business or assets in the United States but is a defend the interests of the parties will be served in regard to the relief sought in 	than in any other District. er, or partnership pending in this Dis f business or principal assets in the U lant in an action proceeding [in a fee	trict. Jnited States in this District, or has no		
	ho Resides as a Tenant of Resider	tial Property		
Landlord has a judgment against the debtor for possession of deb	l applicable boxes.) tor's residence. (If box checked, con	nplete the following.)		
	(Name of low diand do	about the design of the design of the		
	(Name of landlord that	obtained judgment)		
	(Address of landlord)			
Debtor claims that under applicable nonbankruptcy law, there are entire monetary default that gave rise to the judgment for possess		*		
Debtor has included with this petition the deposit with the court of period after the filing of the petition.	of any rent that would become due of	luring the 30-day		
Debtor certifies that he/she has served the Landlord with this cert	tification. (11 U.S.C. § 362(1)).			

FORM B1, Page 2

B1 (Official Form 1) (4/13)

B1 (Official Form 1) (4/13)	FORM B1, Page 3
Voluntary Petition (This page must be completed and filed in every case)	Name of Debtor(s): Chestnut St Townhouses, LLC, a Corporation
S	
Signature(s) of Debtor(s) (Individual/Joint) I declare under penalty of perjury that the information provided in this petition is true and correct. [If petitioner is an individual whose debts are primarily consumer debts and has chosen to file under chapter 7] I am aware that I may proceed under chapter 7, 11, 12, or 13 of title 11, United States Code, understand the relief available under each such chapter, and choose to proceed under chapter 7. [If no attorney represents me and no bankruptcy petition preparer signs the petition] I have obtained and read the notice required by 11 U.S.C. §342(b) I request relief in accordance with the chapter of title 11, United States Code, specified in this petition. X Signature of Debtor	Signature of a Foreign Representative I declare under penalty of perjury that the information provided in this petition is true and correct, that I am the foreign representative of a debtor in a foreign proceeding, and that I am authorized to file this petition. (Check only one box.) I request relief in accordance with chapter 15 of title 11, United States Code. Certified copies of the documents required by 11 U.S.C. § 1515 are attached. Pursuant to 11 U.S.C. § 1511, I request relief in accordance with the chapter of title 11 specified in this petition. A certified copy of the order granting recognition of the foreign main proceeding is attached. X
Signature of Joint Debtor Telephone Number (if not represented by attorney) Date	(Printed name of Foreign Representative) (Date)
Signature of Attorney*	
X /s/ Markian R Slobodian, Esq. Signature of Attorney for Debtor(s) Markian R Slobodian, Esq. Printed Name of Attorney for Debtor(s) Law Offices of Markian R. Slobodian Firm Name 801 North Second St. Address	 Signature of Non-Attorney Bankruptcy Petition Preparer I declare under penalty of perjury that: (1) I am a bankruptcy petition preparer as defined in 11 U.S.C. § 110; (2) I prepared this document for compensation and have provided the debtor with a copy of this document and the notices and information required under 11 U.S.C. § 110(b), 110 (h), and 342(b); and, (3) if rules or guidelines have been promulgated pursuant to 11 U.S.C. § 110(h) setting a maximum fee for services bankruptcy petition preparers, I have given the debtor notice of the maximum amount before preparing any document for filing for a debtor or accepting any fee from the debtor, as required in that section. Official Form 19 is attached.
Harrisburg, PA 17102 (717) 232-5180 Telephone Number 10/15/2014 Date *In a case in which § 707(b)(4)(D) applies, this signature also constitutes a certification that the attorney has no knowledge after an inquiry that the information in the schedules is incorrect.	 Printed Name and title, if any, of Bankruptcy Petition Preparer Social-Security number (If the bankruptcy petition preparer is not an individual, state the Social-Security number of the officer, principal, responsible person or partner of the bankruptcy petition preparer.) (Required by 11 U.S.C. § 110.) Address
Signature of Debtor (Corporation/Partnership) I declare under penalty of perjury that the information provided in this petition is true and correct, and that I have been authorized to file this petition on behalf of the debtor. The debtor requests the relief in accordance with the chapter of title 11, United States Code, specified in this petition. X /s/ P. John Sopensky Signature of Authorized Individual Printed Name of Authorized Individual Member Title of Authorized Individual 10/15/2014 Date	X Date Signature of bankruptcy petition preparer or officer, principal, responsible person, or partner whose Social-Security number is provided Names and Social-Security numbers of all other individuals who prepared or assisted in preparing this document unless the bankruptcy petition preparer is not an individual. If more than one person prepared this document, attach additional sheets conforming to the appropriate official form for each person. A bankruptcy petition preparer's failure to comply with the provisions of title 11 and the Federal Rules of Bankruptcy Procedure may result in fines or imprisonment or both. 11 U.S.C. § 110; 18 U.S.C. § 156.

UNITED STATES BANKRUPTCY COURT MIDDLE DISTRICT OF PENNSYLVANIA

In re Chestnut St Townhouses, LLC

a Corporation

Case No. Chapter 11

Debtor(s)

LIST OF CREDITORS HOLDING 20 LARGEST UNSECURED CLAIMS

Following is the list of the debtor's creditors holding the 20 largest unsecured claims. The list is prepared in accordance with Fed. R. Bankr. P. 1007(d) for filing in this chapter 11 [or chapter 9] case. The list does not include (1) persons who come within the definition of "insider" set forth in 11 U.S.C. § 101, or (2) secured creditors unless the value of the collateral is such that the unsecured deficiency places the creditor among the holders of the 20 largest unsecured claims. If a minor child is one of the creditors holding the 20 largest unsecured claims, state the child's initials and the name and address of the child's parent or guardian, such as "A.B., a minor child, by John Doe, guardian." Do not disclose the child's name. See, 11 U.S.C. §112 and Fed. R. Bankr. P. 1007(m).

Name of Creditor and Complete Mailing Address Including Zip Code 1 Swatara Township 599 Eisenhower Blvd. Harrisburg PA 17111	Name, Telephone Number and Complete Mailing Address, Including Zip Code, of Employee, Agent, or Department of Creditor Familiar with Claim Who May Be Contacted Phone: Swatara Township 599 Eisenhower Blvd. Harrisburg PA 17111	Nature of Claim (Trade Debt, Bank Loan, Government Contract, etc.)	Indicate if Claim is Contingent, Unliquidated, Disputed, or Subject to Setoff	Amount of Claim (If Secured Also State Value of Security) \$ 22,122.23
2 PP&L Electric 827 Hausman Road Allentown 18104-9392	Phone: PP&L Electric 827 Hausman Road Allentown 18104-9392	Utilities		\$ 11,688.92
3 Mechanicsburg Borough 36 West Allen St. Mechanicsburg PA 17055	Phone: Mechanicsburg Borough 36 West Allen St. Mechanicsburg PA 17055	Sewer/Trash		\$ 7,721.56
4 Derry Township 600 Clearwater Rd. Hershey PA 17033	Phone: Derry Township 600 Clearwater Rd. Hershey PA 17033	Sewer/Trash		\$ 5,074.53
5 Lowes P. O. Box 530354 Atlanta GA 30353-0354	Phone: Lowes P. O. Box 530354 Atlanta GA 30353-0354	Supplies		\$ 3,463.56

Debtor(s)

LIST OF CREDITORS HOLDING 20 LARGEST UNSECURED CLAIMS

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Name of Creditor and Complete Mailing Address Including Zip Code	Name, Telephone Number and Complete Mailing Address, Including Zip Code, of Employee, Agent, or Department of Creditor Familiar with Claim Who May Be Contacted	Nature of Claim (Trade Debt, Bank Loan, Government Contract, etc.)	Indicate if Claim is Contingent, Unliquidated, Disputed, or Subject to Setoff	Amount of Claim (If Secured Also State Value of Security)
6	Phone:	Utilities		\$ 3,458.84
Pennsylvania American Water	Pennsylvania American Water			
P. O. Box 371412	P. O. Box 371412			
Pittsburgh PA 15250-7432	Pittsburgh PA 15250-7432			
7	Phone:	Utilities		\$ 1,927.11
United Water	United Water			
8189 Adaris Dr.	8189 Adaris Dr.			
Hummelstown PA 17035	Hummelstown PA 17035			
8	Phone:	Trash Disposa	1	\$ 1,915.77
Republic Service	Republic Service			
3730 Sanhurst Drive	3730 Sanhurst Drive			
York PA 17406	York PA 17406			
9	Phone:	Pest Control		\$ 1,295.50
Western Pest Control	Western Pest Control			
3310 West Chester Pike	3310 West Chester Pike			
Newtown Square PA 19073	Newtown Square PA 19073			
10	Phone:	Utilities		\$ 1,202.26
Verizon	Verizon			
P. O. Box 28000	P. O. Box 28000			
Lehigh Valley PA 18002-8000	Lehigh Valley PA 18002-8000			
11	Phone:	Landscaping Se	ervices	\$ 1,005.00
H&V Lawn and Landscape Svc.	H&V Lawn and Landscape Svc.			
1685 Anne St.	1685 Anne St.			
New Cumberland PA 17070	New Cumberland PA 17070			
12	Phone:	Utilities		\$ 878.90
Met Ed	Met Ed			
2800 Pottsville Pike	2800 Pottsville Pike			
Reading PA 19605	Reading PA 19605			
13	Phone:	Carpet Instal	lation	\$ 828.50
Michael Althoff	Michael Althoff			
1017 Eisenhower Rd.	1017 Eisenhower Rd.			
Harrisburg PA 17111	Harrisburg PA 17111			1

Debtor(s)

LIST OF CREDITORS HOLDING 20 LARGEST UNSECURED CLAIMS

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Name of Creditor and Complete Mailing Address Including Zip Code	Name, Telephone Number and Complete Mailing Address, Including Zip Code, of Employee, Agent, or Department of Creditor Familiar with Claim Who May Be Contacted	Nature of Claim (Trade Debt, Bank Loan, Government Contract, etc.)	Indicate if Claim is Contingent, Unliquidated, Disputed, or Subject to Setoff	Amount of Claim (If Secured Also State Value of Security)
14 Mechanicsburg Borough 36 West Allen St. Mechanicsburg PA 17055	Phone: Mechanicsburg Borough 36 West Allen St. Mechanicsburg PA 17055	Concrete Restore		\$ 708.00
15 Trans Union P. O. Box 99506 Chicago IL 60643	Phone: Trans Union P. O. Box 99506 Chicago IL 60643	Software		\$ 373.23
16 Rye Township 1775 New Valley Road Marysville PA 17053	Phone: Rye Township 1775 New Valley Road Marysville PA 17053	Trash Disposal		\$ 220.00
17 Peck's Septic Service 68 Pine School Pk. Gardners PA 17324	Phone: Peck's Septic Service 68 Pine School Pk. Gardners PA 17324	Septic Service		\$ 195.00
18 PMHA 315 Limekiln Rd. New Cumberland PA 17070	Phone: PMHA P. O. Box 248 315 Limekiln Rd. New Cumberland PA 17070	Association Fees		\$ 190.00
19 Advance Disposal 135 Vaughn Road Shippensburg PA 17257	Phone: Advance Disposal 135 Vaughn Road Shippensburg PA 17257	Trash Disposal		\$ 158.94
20 Upper Allen Township 100 Gettysburg Pike Mechanicsburg PA 17055	Phone: <i>Upper Allen Township</i> 100 Gettysburg Pike Mechanicsburg PA 17055	Sewer/Trash		\$ 112.00

Debtor(s)

LIST OF CREDITORS HOLDING 20 LARGEST UNSECURED CLAIMS

DECLARATION UNDER PENALTY OF PERJURY ON BEHALF OF A CORPORATION

I, P. John Sopensky

, Member

_ ,

of the Corporation

named

as debtor in this case, declare under penalty of perjury that I have read the foregoing List of Creditors Holding Twenty Largest Unsecured Claims and that they are true and correct to the best of my knowledge, information and belief.

Date: 10/15/2014

Signature /s/ P. John Sopensky

Name: P. John Sopensky Title: Member CHESTNUT ST TOWNHOUSES, LLCMICHAEL ALTHOFF30 E. MAPLEWOOD AVENUE1017 EISENHOWER RD.MECHANICSBURG, PA17055HARRISBURG, PA17111

MAGNOLIA PORTFOLIO, LLCPP&L ELECTRICASSIGNEE OF ORRSTOWN BANK827 HAUSMAN ROAD 4675 MACARTHUR COURT, STE 1550 ALLENTOWN, 18104-9392 NEWPORT BEACH, CA 92660

MAGNOLIA PORTFOLIO, LLCREPUBLIC SERVICEC/O JSDC LAW OFFICES3730 SANHURST DRIVEP. O. BOX 650YORK, PA 17406 HERSHEY, PA 17033

MECHANICSBURG BOROUGHRYE TOWNSHIP36 WEST ALLEN ST.1775 NEW VALLEY ROADMECHANICSBURG, PA 17055MARYSVILLE, PA 17053

MARKIAN R SLOBODIAN, ESQ.NEXT ERA ENERGYTRANS UNION801 NORTH SECOND ST.P. O. BOX 25236P. O. BOX 99506HARRISBURG, PA 17102LEHIGH VALLEY, PA 18002-5235CHICAGO, IL 60643

ADVANCE DISPOSALP. JOHN SOPENSKYUNITED WATER135 VAUGHN ROAD30 E. MAPLEWOOD AVE.8189 ADARIS DR.SHIPPENSBURG, PA 17257MECHANICSBURG, PA 17055HUMMELSTOWN, PA 17035

LOWES PMHA P. O. BOX 530354 P. O. BOX 248 ATLANTA, GA 30353-0354 315 LIMEKILN RD. NEW CUMBERLAND, PA 17070

MET EDSWATARA TOWNSHIP2800 POTTSVILLE PIKE599 EISENHOWER BLVD.READING, PA 19605HARRISBURG, PA 17111

THE PATRIOT NEWS 23794 NETWORK PLACE CHICAGO, IL 60673

DERRY TOWNSHIPPECK'S SEPTIC SERVICEUPPER ALLEN TOWNSHIP600 CLEARWATER RD.68 PINE SCHOOL PK.100 GETTYSBURG PIKEHERSHEY, PA 17033GARDNERS, PA 17324MECHANICSBURG, PA 17055

H&V LAWN AND LANDSCAPE SVC.PENNSYLVANIA AMERICAN WATERVERIZON1685 ANNE ST.P. O. BOX 371412P. O. BOX 28000NEW CUMBERLAND, PA 17070PITTSBURGH, PA 15250-7432LEHIGH VALLEY, PA 18002-8000

WESTERN PEST CONTROL 3310 WEST CHESTER PIKE NEWTOWN SQUARE, PA 19073

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