

ESTATE NOTICES

The Register of Wills has granted letters testamentary or of administration in the following estates. Notice is hereby given to all persons indebted thereto to make payment without delay and to those having claims or demands to present them for settlement to the Executors or Administrators or their attorneys.

FIRST PUBLICATION

BLASCHE, LYNN ANNETTE, a/k/a **LYNNE B. ANDREONE**, late of Venetia, Washington Co., PA; Administrator: Charles R. Ringling, 810 Venetia Road, Venetia, PA 15367; Attorney: Keith H. West, Clark Hill PLC, 301 Grant Street, 14th Fl., Pittsburgh, PA 15219

CEREZO, BEATRICE C., late of McDonald, Washington Co., PA; Executrix: Linda G. Matchett, 700 Candor Road, Bulger, PA 15019; Attorney: Chad D. Greenwald, PO Box 577, 308 Eaton Avenue, Midway, PA 15060

ERBE, MARIE D., a/k/a **MARIE D. DZVONIK**, late of Fallowfield Township, Washington Co., PA; Executor: David Zimmerman, 7725 Oxford Court, North Huntingdon, PA 15642; Attorney: Alan Benyak, 401 Sixth Street at Washington Ave., PO Box 1, Charleroi, PA 15022

FLICK, JAMES R., late of Finleyville, Washington Co., PA; Executrix: Esther K. Flick, 6819 Finleyville Rd, Finleyville, PA 15332; Attorney: Timothy R. Berggren, 22 East Beau St., Washington, PA 15301

JENKINS, RITA, late of Washington, Washington Co., PA; Executor: George Evans, c/o Kusturiss, Wolf & Kusturiss,

12 N. Jefferson Avenue, Canonsburg, PA 15317; Attorney: Steven R. Wolf, Kusturiss, Wolf & Kusturiss, 12 North Jefferson Ave., Canonsburg, PA 15317

KEARNS, WILLIAM S., late of North Strabane Township, Washington Co., PA; Executrix: Sandra K. Speer, 13531 Knotty Log Court, Chantilly, VA 20151; Attorney: Daniel P. Gustine, Peacock Keller & Ecker, LLP, 70 East Beau St., Washington, PA 15301

KOVACH, SARAH, late of Claysville, Washington Co., PA; Administratrix: Christra DiMarzio c/o Craig L. Fishman, 1100 Law & Finance Bldg., 429 Forbes Ave., Pittsburgh, PA 15219; Attorney: Craig L. Fishman, 1100 Law & Finance Bldg., 429 Forbes Ave., Pittsburgh, PA 15219

KRAMER, NANCY F., late of Amwell Township, Washington Co., PA; Executrix: Sandra Shrontz, 2264 Jefferson Avenue, Washington, PA 15301; Attorney: J. Lynn DeHaven, Goldfarb, Posner, Beck, DeHaven & Drewitz, 26 South Main St., Ste 200, Washington, PA 15301

RUDY, MARY JO, late of Bentleyville, Washington Co., PA; Administratrix: Lori Ann Organiscak, 1209 Main St., Bentleyville, PA 15314; Attorney: Keith A. Bassi, Bassi, Vreeland & Associates, P.C., PO Box 144, 111 Fallowfield Avenue, Charleroi, PA 15022

THOMAS, PENNY ANN L., a/k/a **PENNY A. THOMAS**, late of Washington Co., PA; Executor: Richard K. Thomas; Attorney: Marc Rosenwasser, 5001 Baum Blvd., Ste 484, Pittsburgh, PA 15213

TORBOLI, PEARL C., late of Burgettstown, Washington Co., PA; Executor: Kevin W. Torboli, 5 Mt. Rosa Lane, Joffre, PA 15053

WILSON, MADELINE I., late of Carroll Township, Washington Co., PA; Executor: Anthony Ianno, 149 S. R. 837, Monongahela, PA 15063; Attorney: Keith A. Bassi, Bassi, Vreeland & Associates, P.C., PO Box 144, 111 Fallowfield Avenue, Charleroi, PA 15022

YANNI, CHRISTINE, late of Washington, Washington Co., PA; Executor: Anthony Yanni, 427 Independence Blvd., Washington, PA 15301; Attorney: Thomas O. Vreeland, Bassi, Vreeland & Associates, P.C., 62 East Wheeling St., Washington, PA 15301

ZERBE, JOHN EDWARD, a/k/a **JOHN E. ZERBE**, late of Venetia, Washington Co., PA; Executor: Jeffrey N. Zerbe; Attorney: Julia Varholla, Lovett Bookman Harmon Marks LLP, Fifth Avenue Place, Ste 2900, 120 Fifth Ave., Pittsburgh, PA 15222

SECOND PUBLICATION

ANDREWS, SANDRA ANN, a/k/a **SANDRA A. ANDREWS**, a/k/a **SANDRA ANDREWS**, late of South Strabane Township, Washington Co., PA; Administrator: Rick Bruckner, c/o 125 South College St., Washington, PA 15301; Attorney: Frank Arcuri, 125 South College Street, Washington, PA 15301

ARTHUR, SR., NORMAN RONALD, late of Washington, Washington Co., PA; Executor: Norman Ronald Arthur, Jr., 13 Arthur Lane, Amity, PA 15311; Attorney: Robert N. Clarke, 15 West Beau St., Washington, PA 15301

BAMONT, GENEVIEVE M., late of Washington, Washington Co., PA; Executors: Robert M. Bamont, 922 Middle Street, Apt. 3A, Pittsburgh, PA 15212; Douglas A. Bamont, 1614 Ridgewood Drive, Washington, PA

15301; Attorney: Aleksandra J. Kocelko, McMorrow Law, LLC, 10475 Perry Highway, Ste 204, Wexford, PA 15090

CROASMUN, ALLEN J., a/k/a **ALLEN JOHN CROASMUN**, late of Meadowlands, Washington Co., PA; Executrix: Nora M. Clark, 102 Coolsprings St., Jefferson, PA 15344; Attorney: Gregory C. Hook, 189 W. High Street, PO Box 792, Waynesburg, PA 15370

CROW, KIM M., late of Canonsburg, Washington Co., PA; Administratrix: Kelly A. Polan, 218 Malone Ridge Road, Washington, PA 15301; Attorney: Stephanie M. Sewak, 11 East Beau St., Washington, PA 15301

DAY, HAZEL A., a/k/a **HAZEL DAY** a/k/a **HAZEL ARLENE DAY**, late of Washington, Washington Co., PA; Executrix: Diane Pleskovich, 102 Haines Road, Washington, PA 15301

ELY, JANET A., late of Washington, Washington Co., PA; Executor: Charles Willison, 130 Kilarney Road, Wexford, PA 15090; Attorney: Robert N. Clarke, 15 West Beau St., Washington, PA 15301

HAGGERTY, SR., PATRICK E., late of South Franklin Township, Washington Co., PA; Executor: Michael J. Haggerty, 507 Highfield Ave., Canonsburg, PA 15317; Attorney: Bradley M. Bassi, Bassi, Vreeland & Associates, P.C., PO Box 144, 111 Fallowfield Ave., Charleroi, PA 15022

HICKMAN, WILLIAM H., late of Washington Co., PA; Executor: Larry Hickman, 1394 Gabby Avenue, Washington, PA 15301; Attorney: Sweat Law Office, c/o William H. Hickman Estate, 23 East Beau St., Washington, PA 15301

McANANY, JULIA M., late of Washington, Washington Co., PA;

Executor: Howard J. McAnany, 1367 Newbedford Lane, Reston, VA 20194; Attorney: Jeffrey P. Derrico, Greenlee, Derrico & Posa, 30 East Beau St., Ste 325, Washington, PA 15301

MOORE, RUTH L., a/k/a **RUTH H. MOORE**, late of Hanover Township, Washington Co., PA; Executrices: Ruth Dalessandri, 1071 Steubenville Pike, Burgettstown, PA 15021; Kim Alexander Moore, 34 South Watson Avenue, Washington, PA 15301; Attorney: John A. Rodgers, Peacock Keller & Ecker, LLP, 70 East Beau St., Washington, PA 15301

NARDI, MELISSA LYNN, late of Claysville, Washington Co., PA; Executor: Stephen T. Nardi, 146 Church Street, Claysville, PA 15323; Attorney: Jennifer L. Webster, One Oxford Centre, Ste 2501, Pittsburgh, PA 15219

PETER, JOSEPH FRANK, late of McMurray, Washington Co., PA; Administrator: Jordan Joseph Peter, 11 Sapsucker Woods Lane, Ithaca, NY 14850; Attorney: Marjorie A. Marotta, Brzustowicz & Marotta, PC, 4160 Washington Road, Ste 208, McMurray, PA 15317

SCHILDKNECHT, WILLIAM R., late of Canonsburg, Washington Co., PA; Administratrix: Mary Margaret Schildknecht, 2003 Park Place Lane, Canonsburg, PA 15317; Attorney: Carrie E. Conboy, Zacharia & Brown Law Office, 111 West McMurray Road, McMurray, PA 15317

SUSOEFF, WILLIAM, late of McMurray, Washington Co., PA; Executor: Eric A. Susoeff, 437 Lexington Court, Pittsburgh, PA 15223; Attorney: Marjorie A. Marotta, Brzustowicz & Marotta, PC, 4160 Washington Road, Ste 208, McMurray, PA 15317

WEIR, PEGGY-ANN, late of McDonald, Washington Co., PA;

Executor: Douglas Weir, 208 Church Hill Road, Venetia, PA 15367; Attorney: Marjorie A. Marotta, Brzustowicz & Marotta, PC, 4160 Washington Road, Ste 208, McMurray, PA 15317

YOUNG, DONALD S., late of North Strabane Township, Washington Co., PA; Administrators: Richard D. Young, 2532 Shellburne Dr., Wexford, PA 15090; Karen Young Tarentino, 111 Middle Crest Dr., Washington, PA 15301; Attorney: Patrick C. Derrico, Greenlee, Derrico & Posa, 30 East Beau St., Ste 325, Washington, PA 15301

THIRD PUBLICATION

DEMCISAK, JENNIE, late of Carroll Township, Washington Co., PA; Executrix: Barbara Ann Demcisak, 153 Route 837, Monongahela, PA 15063; Attorney: Thomas B. Kostolansky, 617 McKean Avenue, Donora, PA 15033

GLESK, RAYMOND R., late of Charleroi, Washington Co., PA; Executor: Robert J. Glesk, 711 6th Street, North Charleroi, PA 15022; Attorney: Herman J. Bigi, Bigi & Walsh, 337 Fallowfield Avenue, Charleroi, PA 15022

GRANDA, BONNIE E., late of West Brownsville, Washington Co., PA; Administratrix: Billie Jo Riccelli, 122 Main St., West Brownsville, PA 15417; Attorney: Michael E. Megrey, Woomer & Hall LLP, 2945 Banksville Road, Ste 200, Pittsburgh, PA 15216

KEARNS, PEGGY ANN, late of North Strabane Township, Washington Co., PA; Administratrix: Sandra K. Speer, 13531 Knotty Log Court, Chantilly, VA 20151; Attorney: Daniel P. Gustine, Peacock Keller & Ecker, LLP, 70 East Beau St., Washington, PA 15301

KUROWSKI, ANNA SOPHIA, late of Washington, Washington Co., PA;

Executor: Charles Edward Kurowski, PO Box 331, Washington, PA 15301; Attorney: C. E. Kurowski, PO Box 331, Washington, PA 15301

McCULLOUGH, JOHN RAYMOND, a/k/a **JOHN R. McCULLOUGH**, late of Canton Township, Washington Co., PA; Executrix: Christine Maloy, 196 Lacock Street, Washington, PA 15301; Attorney: Frank C. Roney, Jr., 382 W. Chestnut Street, Ste 102, Washington, PA 15301

MISANIK, JOSEPH J., late of New Eagle, Washington Co., PA; Executrix: Jeanie Misanik, 315 Seventh Avenue, New Eagle, PA 15067; Attorney: James W. Haines, Jr., 1202 West Main St., Monongahela, PA 15063

MONAGHAN, BETTY N., late of Venetia, Washington Co., PA; Executors: Thomas David Monaghan and Patricia Monaghan Moore, c/o 198 Canterbury Road, McMurray, PA 15317; Attorney: H. Brian Peck, 198 Canterbury Road, McMurray, PA 15317

PARADISE, EDITH M., late of Donora, Washington Co., PA; Executors: Claudia P. Blake, 1000 Blake Road,, Ambridge, PA 15003; Don M. Paradise, 1795 Partridge Run Road, Pittsburgh, PA 15241; Attorney: Herman J. Bigi, Bigi & Walsh, 337 Fallowfield Avenue, Charleroi, PA 15022

PLATUSICH, PETER J., late of McMurray, Washington Co., PA; Executor: Bruce M. Platusich, 227 S. 4th Street, Lewisburg, PA 17837; Attorney: Daniel M. Flynn, Michael D. Flynn & Assoc., 2770 South Park Road, Bethel Park, PA 15102

SHEDLOCK, GEORGE S., late of Hanover Township, Washington Co., PA; Administratrix: Dawn Williamson, PO Box 361, Marbury, MD 20658; Attorney: Jessica Roberts, 8 East Pine Avenue, Washington, PA 15301

WALKER, DAVID L., late of Washington, Washington Co., PA; Executrices: Sharon L. Cox, 366 Dry Ridge Road, West Alexander, PA 15376; Stacy L. Barton, 36 Melisko Lane, West Alexander, PA 15376; Attorney: Susan P. Moser, 150 Main St., PO Box 371, Claysville, PA 15323

CORPORATION NOTICE

FICTITIOUS NAME

NOTICE is hereby given pursuant to the provisions of Section 311 of Act 1982-295 (54 Pa. C.S. Sec. 311), that a certificate was filed in the office of the Secretary of the Commonwealth of Pennsylvania, at Harrisburg, on the 24th day of July, 2016, for the conduct of a business in Washington County, Pennsylvania, under the assumed or fictitious name, style or designation is **UNIQUE SAPPHIRE FIBRE STUDIO** with its principal place of business at 126 Galley Road, Canonsburg, PA 15317.

The name(s) and/or address(es) of all persons owning or interested in said business: Christine Powell-Lawrence, 126 Galley Road, Canonsburg, PA 15317. 2)7-1

CLASSIFIED

FOR RENT

Suite for an attorney and staff person. Close to Courthouse in Washington, PA. Internet and wi-fi available. Share common areas including reception, kitchen and conference rooms; phone, furniture and file storage available if desired. \$600.00 a month includes all utilities and cleaning service. Reply to Box P, 29 E. Beau Street, Washington, PA 15301. 3)4-4

SHERIFF SALES

Sheriff Sale List

<u>Sale#</u>	<u>Plav Def</u>	<u>Property Location</u>
2016-235.....	Wells Fargo Bank . Sabatula	Centerville Borough
2016-569.....	US Bank v. Colton.....	Canonsburg
2016-867.....	PHH Mortgage v. Belin	Washington
2016-1125...	Village Capital & Investment v. Stevens...	Canonsburg
2016-1224...	Federal National Mtg v. Burton.....	Monongahela
2016-1438...	Northwest Bank v. Mansi Avella LLC	Independence Township
2016-1478...	CIT Bank v. Morrell	Canton Township
2015-1692...	Bank of New York v. Horvath.....	Robinson Township
2016-1883...	Bank National Assn v. Wise.....	Canonsburg
2016-1886...	Citifinancial v. Santo	Long Branch Boro
2015-1964...	Green Tree Servicing v. Slagle.....	North Strabane Township
2016-2199...	Citifinancial v. Bickerton.....	Monongahela
2016-2410...	Bank of New York v. Lipscomb.....	Canton Township
2015-2425...	Nationstar Mtg v. Burgess	Chartiers Township
2016-2850...	Midfirst Bank v. Milkic	Donegal Township
2013-2856...	Federal National Mtg v. Norquist	Borough of Charleroi
2015-3034...	Nationstar Mortgage v. Simon.....	Borough of Charleroi
2015-3115...	PNC Bank v. Heinlein	Borough of Charleroi
2015-3544...	Wilmington Savings v. Locastro	North Strabane Township
2015-3771...	Pennymac Loan Svc. V. Gildea.....	Canonsburg
2015-4202...	Wells Fargo Bank v. Dino	Mt. Pleasant
2015-5876...	Nationstar Mortgage v. Lawver.....	East Bethlehem Township
2015-6327...	US Bank v. Jurkovich.....	Chartiers Township
2012-6491...	Wells Fargo Bank v. Ianni	Amwell Township
2015-7411...	Ditech Financial v. Keene.....	Allenport Borough
2014-7830...	Wells Fargo Bank v. Lemley	North Charleroi

**Special Notice On Real Estate Sales
Sheriff's Rule**

Tax collectors, attorneys and solicitors who file tax statements, liened taxes and municipal liens against property being sold at Sheriff's Sale. Hereafter, no statements can be withdrawn or adjustments made after the property has been bid in at a certain price, therefore statements must be correct at the time of filing. THERE WILL BE NO EXCEPTIONS TO THIS RULE.

Abstracts of properties taken in execution upon the writs shown, at the number and terms shown, as the properties of the severally named defendants, owners or

reputed owners, and to be sold by Samuel Romano, Sheriff of Washington County, PA, on **Friday, October 7, 2016 at 10:00 o'clock a.m.** in the office of the Sheriff, Washington County Courthouse Square, Washington, PA. Ten (10%) percent of the purchase money (but not less than the Sheriff's Cost), shall be paid on the day of the sale and the balance on or before **Wednesday, October 12, 2016 at 4:00 o'clock p.m.** If however such ten (10%) percent down payment be not made on day of sale, the property will again be expsd to sale immediately, on

the date aforesaid. If balance of payment be not made on Wednesday following the date of sale, the property will again be put up for sale on **Friday, October 14, 2016 at 10:00 o'clock a.m.** At the expense and risk of the person to whom it was struck off, who in case of any deficiency on such sale, shall make good the same. (Complete description of the following properties are on file in the Sheriff's Office at the Courthouse Square, 100 West Beau Street, Room 303, Washington, PA.) Notice is hereby given that the schedule of distribution will be filed by the Sheriff not later than thirty (30) days from date of sale and that distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days thereafter. No further notice of the filing of the schedule of distribution will be given.

SHERIFF'S SALE No. 2016-235

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2016-235 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **OCTOBER 7, 2016**

Wells Fargo Bank, NA Plaintiff vs. Cheryl Sabatula; Kevin E. Sabatula Defendants.

ALL THAT CERTAIN lot or parcel of land, situate in the **Borough of Centerville**, Washington County, Pennsylvania. Being known as: 200 Reliance Avenue, Brownsville, PA 15417 Tax Parcel ID: 152-025-00-03-0076-00

SHERIFF'S SALE No. 2016-569

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2016-569 issued out of the COMMON

PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **OCTOBER 7, 2016**

U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR THE PENNSYLVANIA HOUSING FINANCE AGENCY, PLAINTIFF VS. NANCY JOHNSON LUKIEWICZ, IN HER CAPACITY AS THE KNOWN HEIR OF LORI A. COLTON, DECEASED AND THE UNKNOWN HEIRS OF LORI A. COLTON, DECEASED, DEFENDANT(S)

ALL THAT CERTAIN parcel of ground situate in the **Borough of Canonsburg**, Washington County, Pennsylvania, and having thereon erected a two story frame inselbrick house known as: 200 1/2 SMITHFIELD STREET, CANONSBURG, PA 15317 PARCEL NO. 110-039-00-02-0002-00

SHERIFF'S SALE No. 2016-867

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2016-867 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **OCTOBER 7, 2016**

PHH Mortgage Corporation fka Cendant Mortgage Corporation v. Barry Belin

owner(s) of property situate in the WASHINGTON County, Pennsylvania, being 131 Ashmore Road. **Washington,**

PA 15301 Parcel No. 060-002-00-00-0034-01 (Acreage or street address) - Improvements thereon: RESIDENTIAL DWELLING -Judgment Amount: \$175,584.31

SHERIFF'S SALE No. 2016-1125

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2016-1125 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **OCTOBER 7, 2016**

Village Capital & Investment, LLC (Plaintiff) v. Gregory S. Stevens (Defendant)

All that certain lot or piece of ground situate in the First Ward of the **City of Canonsburg**, Washington County, having erected thereon a dwelling known as 202 East Pitt Street, Canonsburg, PA 15317. I.D. NO. 110-039-00-03-0002-00. JUDGMENT AMOUNT \$112,579.76

SHERIFF'S SALE No. 2016-1224

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2016-1224 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **OCTOBER 7, 2016**

Federal National Mortgage Association (Fannie Mae), a Corporation organized and existing under the laws of the United States of America Plaintiff v. Kerry H. Burton Defendant

All the following described piece or parcel of land situate in the **First Ward of Monongahela**, Washington County, Pennsylvania, bounded and described as follows: Premises: 521 Park Avenue, Monongahela, Pennsylvania 15063 Tax I.D. #: 420-027-00-00-0002-02 - Improvements consist of a Residential Dwelling

SHERIFF'S SALE No. 2016-1438

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2016-1438 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **OCTOBER 7, 2016**

Northwest Bank, f/k/a Northwest Savings Bank vs. Mansi Avella, LLC, Defendant

ALL THE FOLLOWING DESCRIBED REAL ESTATE SITUATED IN THE **TOWNSHIP OF INDEPENDENCE, COUNTY OF WASHINGTON AND COMMONWEALTH OF PENNSYLVANIA, HAVING ERECTED THEREON A GAS STATION AND CONVENIENCE STORE BEING KNOWN AND NUMBERED AS 35 CAMPBELL STREET, AVELLA, PA 15312. PARCEL #370-003-03-04-0003-00.**

SHERIFF'S SALE No. 2016-1478

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2016-1478 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301,

Washington County, at 10:00 A.M. on
OCTOBER 7, 2016

CIT Bank, N.A. Plaintiff v. Emma E. Morrell, Defendant

All That Certain land situate in the township or borough of **Canton Township** in the County of Washington, Commonwealth of Pennsylvania. Premises: 230 Cortez Drive, Washington, Pennsylvania 15301

Tax I.D. #: 120-009-05-01-0015-00 - Improvements consist of a Residential Dwelling

SHERIFF'S SALE No. 2015-1692

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2015-1692 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **OCTOBER 7, 2016**

THE BANK OF NEW YORK MELLON (SUCCESSOR TO BANK OF NEW YORK SUCCESSOR TO JP MORGAN CHASE, SUCCESSOR TO BANK ONE, NA), AS TRUSTEE FOR THE HOLDERS OF THE MORTGAGE-BACKED PASS-THROUGH CERTIFICATES, SERIES 2001-28, PLAINTIFF, v. JOAN D. HORVATH A/K/A JOAN DELORES HORVATH, BRANDON JOHN HORVATH, JANET MARIE HORVATH, DEFENDANTS.

Property Address: 1304 Second Street, McDonald, **Robinson Township**, Washington County, PA 15057

Parcel I.D. No.: 5500160201000500 - Improvements thereon of the residential dwelling. Judgment Amount: \$66,307.16

SHERIFF'S SALE No. 2016-1883

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2016-1883 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **OCTOBER 7, 2016**

US Bank National Association, as Trustee for Residential Asset Securities Corporation, Home Equity Mortgage Asset-Backed Pass-Through Certificates, Series 2006-KS4 vs. Marlene Wise

owner(s) of property situate in the WASHINGTON County, Pennsylvania, being 224 Orchard Avenue. **Canonsburg**. PA 15317-3755; Parcel No. 110-005-00-02-0018-00 (Acreage or street address) Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$105,746.83

SHERIFF'S SALE No. 2016-1886

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2016-1886 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **OCTOBER 7, 2016**

Citifinancial Servicing LLC v. Unknown Heirs, Successors, Assigns, and All Persons, Firms, or Associations Claiming Right, Title or Interest From or Under Grace A. Santo, Deceased

owner(s) of property situate in the **LONG BRANCH BOROUGH**, WASHINGTON County, Pennsylvania, being 12 Dominic Drive, Coal Center. PA 15423; Parcel No. 390-013-00-00-0004-00 (Acreage or street address)
Improvements thereon: RESIDENTIAL DWELLING -Judgment Amount: \$113,994.44

SHERIFF'S SALE No. 2015-1964

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2015-1964 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **OCTOBER 7, 2016**

GREEN TREE SERVICING LLC, 345 St Peter Street, 1100 Landmark Towers, St Paul, MN 55102 vs. MELISSA McHUGH -SLAGLE

ALL that certain Unit designated as Unit No. 101, being a Unit in VICTORIA COURT, a Condominium, situate in the **Township of North Strabane**, Washington County, Commonwealth of Pennsylvania, which Unit is located as designated in the Declaration of Condominium -PREMISES: 101 Victoria Drive, Canonsburg, PA,15317
PARCEL NUMBER(s): 520-014-00-00-0071-01A

SHERIFF'S SALE No. 2016-2199

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2016-2199 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104,100 West

Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **OCTOBER 7, 2016**

Citifinancial Servicing LLC v. Juanita A. Bickerton a/k/a Juanita A. Cain

owner(s) of property situate in the **MONONGAHELA CITY**, 3RD, WASHINGTON County, Pennsylvania, being 1032 Lincoln Street and 1200 West Main Street. Monongahela. PA 15063-2249; Parcel No. 440-007-00-06-0002-00. 440-020-00-00-0008-00 (Acreage or street address) -Improvements thereon: RESIDENTIAL DWELLING
Judgment Amount: \$149,587.15

SHERIFF'S SALE No. 2016-2410

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2016-2410 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **OCTOBER 7, 2016**

The Bank of New York Mellon, f/k/a The Bank of New York, as Indenture Trustee on Behalf of The Noteholders and The Note Insurer of Abfs Mortgage Loan Trust 2001-3 v. Louise L. Lipscomb a/k/a Lydia L. Lipscomb

owner(s) of property situate in the **CANTON TOWNSHIP**, WASHINGTON County, Pennsylvania, being 524 Short Street, Washington. PA 15301-5374; Parcel No. 120-011-17-00-0002-00 (Acreage or street address) - Improvements thereon: RESIDENTIAL DWELLING - Judgment Amount: \$51,063.37

SHERIFF'S SALE No. 2015-2425

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2015-2425 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **OCTOBER 7, 2016**

NATIONSTAR MORTGAGE, LLC, D/B/A CHAMPION MORTGAGE COMPANY, 8950 Cypress Waters Boulevard, Coppell, TX 75019 vs. VALIA BURGESS Solely in her Capacity as Heir of Esther Lunsford Deceased; VIVIAN CADOGAN, Solely in her Capacity as Heir of Esther Lunsford Deceased; The Unknown Heirs of Esther Lunsford Deceased; VIOLET LEMMONS Solely in her Capacity as Heir of Esther Lunsford Deceased; JAMES LEMON Solely in his Capacity as Heir of Esther Lunsford Deceased; VERONICA SORICE Solely in her Capacity as Heir of Esther Lunsford Deceased, 302 Wylie Avenue, Houston, PA 15342

All that certain lot of ground, being Lot No. 12, in a plan of lots laid out by the Chartiers Land Company, situate in **Chartiers Township**, Washington County, Pennsylvania, and more particularly described as follows, to wit: PARCEL ID NUMBER: 170-006-04-03-0006-00 - Address: 302 Wylie Ave, Houston, PA 15342

SHERIFF'S SALE No. 2016-2850

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2016-2850 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be

exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **OCTOBER 7, 2016**

MIDFIRST BANK, PLAINTIFF VS. MILDRED E. MIKLIC AND ROBERT LEE MIKLIC, DEFENDANT(S)

ALL that certain lot or piece of ground situate **Donegal Township**, Washington County, Pennsylvania, together with the dwelling house erected thereon and known as: 886 BEHAM RIDGE ROAD, CLAYSVILLE, PA 15323 -PARCEL NO. 230-002-00-00-0021-00.

SHERIFF'S SALE No. 2013-2856

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2013-2856 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **OCTOBER 7, 2016**

Federal National Mortgage Association Plaintiff v. Rhonda Norquist and Henry C. Norquist Defendants

All That Certain land situate in the township or **Borough of Charleroi** in the County of Washington, Commonwealth of Pennsylvania. Premises: 415 Shady Avenue, Charleroi, Pennsylvania 15022 -Tax I.D. #:160-017-00-01-0012-00 Improvements consist of a Residential Dwelling

SHERIFF'S SALE No. 2015-3034

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2015-3034 issued out of the COMMON PLEAS of Washington County, and to

me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **OCTOBER 7, 2016**

**Nationstar Mortgage LLC PLAINTIFF
VS. Marmee L. Simon DEFENDANT**

ALL that certain piece or parcel of ground situate in the **Borough of Charleroi**, Washington County, Pennsylvania

The Parcel ID No. is: 160-002-00-00-0057-00.

Parcel No.: 160-002-00-00-0057-00 -
PROPERTY ADDRESS: 1205 LOWER
CREST AVENUE, CHARLEROI, PA
15022

SHERIFF'S SALE No. 2015-3115

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2015-3115 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **OCTOBER 7, 2016**

PNC BANK, NATIONAL ASSOCIATION, SUCCESSOR BY MERGER TO NATIONAL CITY BANK, SUCCESSOR BY MERGER TO NATIONAL CITY MORTGAGE, A DIVISION OF NATIONAL CITY BANK. OF INDIANA, 3232 Newmark Drive, Miamisburg, OH 45342 vs. The Unknown Heirs of David Heinlein, Deceased; David E Heinlein, Jr Solely in His Capacity as Heir of David Heinlein, Deceased; Steve Heinlein, Solely in His Capacity as Heir of David Heinlein, Deceased

ALL that certain lot or piece of ground situate in the **Borough of Charleroi**, County of Washington, Commonwealth of Pennsylvania. HAVING erected thereon a residential dwelling being municipally known and numbered as 327 Meadow Avenue, Charleroi, Pennsylvania, 15022.

The tax parcel ID. No. is: 160-023-00-02-0003-00.

SHERIFF'S SALE No. 2015-3544

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2015-3544 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **OCTOBER 7, 2016**

Wilmington Savings Fund Society, FSB, doing business as Christiana Trust, not in its individual capacity, but solely as trustee for BCAT 2015-14BTT Plaintiff v. Joseph T. Locastro Defendant(s)

ALL THAT CERTAIN lot or parcel of ground situate in the **Township of North Strabane**, County of Washington, Commonwealth of Pennsylvania, being known as Lot Number 45 in the Majestic Hills Plan, 2000 Majestic Drive, Canonsburg, PA 15317-I.D.NO. 520-012-04-00-0045-00 - JUDGMENT AMOUNT \$347,928.15

SHERIFF'S SALE No. 2015-3771

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2015-3771 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse

Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **OCTOBER 7, 2016**

Pennymac Loan Services, LLC v. Robert Anthony Gildea

owner(s) of property situate in the **CANONSBURG BOROUGH**, WASHINGTON County, Pennsylvania, being 340 Park Drive. Canonsburg. PA 15317- Parcel No. 100-003-00-02-0033-00 (Acreage or street address)
Improvements thereon: RESIDENTIAL DWELLING -Judgment Amount: \$175,318.82

SHERIFF'S SALE No. 2015-4202

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2015-4202 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **OCTOBER 7, 2016**

Wells Fargo Bank, N.A. Plaintiff, vs. Patricia Dino, Administrator of the Estate of David W. Wojcuich a/k/a David Wayne Wojcuich, Defendant.

ALL THAT CERTAIN LOT OR PIECE of ground situate in the **Township of Mt. Pleasant**, County of Washington and Commonwealth of Pennsylvania, Being known as: 9 Johnston Road, Mc Donald, PA 15057

Tax Parcel ID: 4600100000001703

SHERIFF'S SALE No. 2015-5876

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2015-5876 issued out of the COMMON PLEAS of Washington County, and to me

directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **OCTOBER 7, 2016**

Nationstar Mortgage LLC PLAINTIFF VS. Jonathan R. Lawver and Lyndy R. Lawver DEFENDANTS

All that certain piece of land situate in **East Bethlehem Township**, County of Washington and Commonwealth of Pennsylvania,
61 Main Street, Clarksville, PA 15322 - Parcel No.: 260-004-02-09-0019-00

SHERIFF'S SALE No. 2015-6327

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2015-6327 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **OCTOBER 7, 2016**

U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR THE PENNSYLVANIA HOUSING FINANCE AGENCY, PLAINTIFF VS. SAMUEL J. JURKOVICH, DEFENDANT(S)

ALL THAT CERTAIN lot or piece of ground situate in the **Township of Chartiers**, Washington County, Pennsylvania and having thereon erected a dwelling house known as 334 CLOVERDALE AVE, CANONSBURG, PA 15317; PARCEL NO. 170-006-03-06 -0008-00

SHERIFF'S SALE No. 2012-6491

By virtue of a WRIT OF EXECUTION -

MORTGAGE FORECLOSURE No. 2012-6491 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **OCTOBER 7, 2016**

Wells Fargo Bank, N.A., as Trustee for Banc of America Alternative Loan Trust 2004-2 Mortgage Pass-Through Cert 2004-2 (Plaintiff) vs. Lisa L. Ianni a/k/a Lisa L. Joseph and Brian R. Joseph (Defendants)

Property Address: 1410 Scenic Drive, Washington, **Township of Amwell**, County of Washington, PA 15301

Parcel ID. No.: 0200040000001200

Improvements thereon of the residential dwelling. Judgment Amount: \$80,150.10

SHERIFF'S SALE No. 2015-7411

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2015-7411 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **OCTOBER 7, 2016**

DITECH FINANCIAL LLC F/K/A GREEN TREE SERVICING LLC Plaintiff vs. Gene Keene a/k/a Gene M. Keene & Barbara Keene a/k/a Barbara L. Keene Defendant(s)

ALL those certain lots of ground situated in **Allenport Borough**, Washington County, State of Pennsylvania, being Lots Numbered 45, 46, 47, 48, 49, 50 and 51 in the Stockdale Land & Improvement Company's Plan No. I.

PARCEL NOS.: 010-022-00-03-0012-00, 010-022-00-03-0015-00 & 010-022-00-03-0001-00 BEING KNOWN AS: 3 Locust Street, Coal Center, PA 15423

SHERIFF'S SALE No. 2014-7830

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2014-7830 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **OCTOBER 7, 2016**

Wells Fargo Bank, NA v. Shannon K. Lemley

owner(s) of property situate in the **NORTH CHARLEROI BOROUGH**, WASHINGTON County, Pennsylvania, being 701 4th Street, Charleroi, PA 15022-2237- Parcel No, 500-001-00-01-0031-00 (Acreage or street address) Improvements thereon: RESIDENTIAL DWELLING -Judgment Amount: \$43,404.13

Samuel F. Romano, Sheriff 7)6-3