

The Greene Reports

Official Legal Publication for Greene County, Pennsylvania
Owned and operated by Greene County Bar Association
Greene County Courthouse, Waynesburg, PA 15370

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December 17, 2020



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Serving the Legal Community of Greene County
Since October 1982

The Greene Reports

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COURT OF COMMON PLEAS
Honorable Louis Dayich, President Judge
Honorable Farley Toothman, Judge

MOTIONS

Criminal & Civil & O.C.:
December 21 and December 23, 2020

CRIMINAL

Arraignments: December 21, 2020
ARDs: February 8, 2021
ARD Revocations: February 8, 2021
Parole Violations: December 21, 2020
Plea Court: January 20, 21, and 22, 2021
License Suspension Appeals: December 21, 2020
Argument Court: January 25, 2021

ORPHANS

Accounts Nisi: December 7, 2020
Accounts Absolute: December 18, 2020

SUPREME COURT SUPERIOR COURT COMMONWEALTH COURT

Convenes in Pgh.: April 12-16, 2021
Convenes in Pgh.: January 26-28, 2021
Convenes in Pgh.: February 8-12, 2021

THE GREENE REPORTS

Owned and published by the GREENE COUNTY BAR ASSOCIATION
Editor: Kayla M. Sammons
E-mail address: editor.greenerreports@yahoo.com

EDITORIAL POLICY

All articles published in The Greene Reports are intended to inform, educate or amuse. Any article deemed by the editorial staff to be reasonably interpreted as offensive, demeaning or insulting to any individual or group will not be published.

The views expressed in the articles represent the views of the author and are not necessarily the views of The Greene Reports or the Greene County Bar Association.

The Greene Reports welcomes letters to the Editor both for publication and otherwise. All letters should be addressed to: Editor, The Greene Reports, Greene County Courthouse, 10 East High Street, Waynesburg, PA 15370. Letters must include signature, address and telephone number. Anonymous correspondence will not be published. All letters for publication are subject to editing and, upon submission, become the property of The Greene Reports.

THE GREENE COUNTY BAR ASSOCIATION

Jessica L. Phillips, President
Christopher M. Simms, Vice-President
Cheryl Cowen, Secretary
Timothy M. Ross, Treasurer
Christine N. Nash, Ex-Officio

ARGUMENTS

Argument Court: January 20, 2021

CIVIL

Domestic Relations Contempts: December 21, 2020
Domestic Relations Appeals: December 21, 2020

JUVENILE

Plea Day: January 21, 2021

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DEED TRANSFERS

The following property transfers have been recorded in the Greene County Recorder of Deeds office.

CARMICHAELS BOROUGH

Harold G. Stephens, Sr. by TCB, et ux., to Seneca Leandro View LLC, Tax Claim, .210 Acre, \$6,244.21 (12-14-20)

CUMBERLAND TOWNSHIP

Shane Allan Sarver to Tyler Blair, Lot 12 in Woodsview Plan No. 2, \$139,000.00 (12-14-20)
Melanie J. Coss by TCB, et ux., to William A. Cree, IV, Tax Claim, 1.870 Acres, \$10,004.65 (12-15-20)

Janet L. Christopher by TCB, et ux., to Lynn L. Corl, III, Tax Claim, .090 Acre, \$4,114.30 (12-15-20)

Dorothy Baker by TCB et ux., to Lynn L. Corl, III, Tax Claim, .350 Acre, \$6,596.43 (12-15-20)

DUNKARD TOWNSHIP

MEPCO LLC by TCB, et ux., to Fairhill North Corporation, Tax Claim, 10.560 Acres, Coal, \$328.61 (12-11-20)

MEPCO LLC by TCB, et ux., to Fairhill North Corporation, Tax Claim, 411.900 Acres, Coal, \$390.89 (12-11-20)

Dana Mining Company of PA LLC by TCB, et ux., to Fairhill North Corporation, Tax Claim, 3,613.360 Acres, Coal, \$856.08 (12-11-20)

Dana Mining Company of PA LLC by TCB, et ux., to Fairhill North Corporation, Tax Claim, 5.380 Acres, Coal, \$328.61 (12-11-20)

Dana Mining Company of PA LLC by TCB, et ux., to Fairhill North Corporation, Tax Claim, 86.500 Acres, Coal, \$340.12 (12-11-20)

Dana Mining Company of PA LLC by TCB, et ux., to Fairhill North Corporation, Tax Claim, 25.200 Acres, Coal, \$1,247.98 (12-11-20)

Dana Mining Company of PA LLC by TCB, et ux., Fairhill North Corporation, Tax Claim, 542.00 Acres, Coal, \$1,214.26 (12-11-20)

MEPCO LLC by TCB, et ux., to Fairhill North Corporation, Tax Claim, 37.270 Acres, Coal, \$1,689.25 (12-14-20)

MEPCO LLC by TCB, et ux., to Fairhill North Corporation, Tax Claim, 564.150 Acres, Coal, \$739.50 (12-14-20)

Dana Mining Co of PA LLC by TCB, et ux., to Fairhill North Corporation, Tax Claim, 872.150 Acres, Coal, \$454.40 (12-14-20)

Carly A. Richter to T Wade Enterprises LLC, Lot 212 in Bobtown, \$6,500.00 (12-17-20)

FRANKLIN TOWNSHIP

Ronald W. Throckmorton, Jr., et al., to EQM Gathering OPCO LLC, R/W, \$16,265.20 (12-11-20)

Tracy D. Mills A/K/A Tracy D. Morris, et ux., to Cole Sveom Family Farms LP, 1.317 Acres, \$23,000.00 (12-11-20)

Eileen J. Bezell Estate, et al., to Jarrod W. Richter, et ux., Lot 26 in Bonar Plan, \$60,000.00 (12-17-20)

FREEPORT AND SPRINGILL TOWNSHIPS

Michael J. Lyle, et ux., to Par City Holdings II LP, 5 Tracts, O&G, \$3,555.70 (12-16-20)

GILMORE TOWNSHIP

Christie L. Rice A/K/A Christie L. Turner, et ux., to Pikewood Energy Corporation, et ux., 115.099 Acres, O&G, \$3,836.60 (12-15-20)

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GILMORE AND JACKSON TOWNSHIPS

Robert E. Lewis to AMP IV LP, 2.429 Acres, O&G, \$10,930.50 (12-15-20)

GREENE TOWNSHIP

MEPCO LLC by TCB, et ux., to Fairhill North Corporation, Tax Claim, 81.020 Acres, Coal, \$11,000.00 (12-11-20)

William G. Sebek, et ux., to Tina M. Orndoff, 6.4346 Acres, \$26,000.00 (12-14-20)

Dana Mining Company of PA LLC by TCB, et ux., to Fairhill North Corporation, Tax Claim, 19 Acres, Coal, \$6,500.00 (12-14-20)

MEPCO LLC by TCB, et ux., to Fairhill North Corporation, Tax Claim, 381 Acres, Coal, \$26,000.00 (12-14-20)

MEPCO LLC by TCB, et ux., to Fairhill North Corporation, Tax Claim, 37 Acres, Coal, \$10,000.00 (12-14-20)

Glen W. Powell, Jr. by TCB, et ux., to Joseph F. John, II, Tax Claim, .220 Acres, \$1,559.87 (12-15-20)

JACKSON TOWNSHIP

Sarah Ann Magnotti to the Mineral Company, 2 Tracts, O&G, \$106,421.00 (12-14-20)

April Slifko Estate by TCB, et ux., James Rice, Jr., et ux., Tax Claim, .730 Acre, \$2,782.78 (12-15-20)

JEFFERSON TOWNSHIP

Harold A. Lewis, Jr. by TCB, et ux., to George Enterprises INC, Tax Claim, 11.900 Acres, Coal, \$382.40 (12-15-20)

Harold A. Lewis, Jr. by TCB, et ux., to Joseph F. John, Tax Claim, 18.88 Acres, \$464.71 (12-15-20)

JEFFERSON TOWNSHIP AND JEFFERSON BOROUGH

Eugene M. Vrabel, et al., to The Mineral Company, 2 Tracts, O&G, \$3,216.51 (12-14-20)

MONONGAHELA TOWNSHIP

Rebecca Barclay by TCB, et ux., to George Enterprises INC, Tax Claim, 24.100 Acres, Coal, \$794.57 (12-15-20)

MORRIS TOWNSHIP

Floyd L. Wiseman by TCB, et ux., to George Enterprises INC, Tax Claim, 13.160 Acres, Coal, \$1,095.40 (12-15-20)

PERRY TOWNSHIP

MINCO I INC by TCB, et ux., to Fairhill North Corporation, Tax Claim, 12.070 Acres, Coal, \$1,078.20 (12-11-20)

Dana Mining Company of PA by TCB, et ux., to Fairhill North Corporation, Tax Claim, 297.600 Acres, \$377.12 (12-14-20)

MEPCO LLC by TCB, et ux., to Fairhill North Corporation, Tax Claim, 34.560 Acres, Coal, \$614.08 (12-14-20)

MINCO I INC by TCB, et ux., to Fairhill North Corporation, Tax Claim, 415.450 Acres, Coal, \$396.76 (12-14-20)

Dana Mining Company of PA LLC by TCB, et ux., to Fairhill North Corporation, Tax Claim, 33.60 Acres, Coal, \$605.80 (12-15-20)

Donald E. Brock to Greystone Energy & Minerals LLC, 51.10 Acres, O&G, \$281,050.00 (12-17-20)

SPRINGHILL TOWNSHIP

Frances Joan Desilva to The Mineral Company, 52.79 Acres, O&G, \$87,539.02 (12-11-20)

Lillie A. Wyant, et ux., to Rice Drilling B LLC, 2 Tracts, O&G, \$1,811.98 (12-11-20)

Frank Denny A/K/A Franklin W. Denny to EQM Poseidon Midstream LLC, R/W, 9.08 Acres, \$29,600.00 (12-14-20)

Ronald M. Klaes to The Mineral Company, 21.876 Acres, O&G, \$759.59 (12-17-20)

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WAYNE TOWNSHIP

CNX Land LLC to EQM Gathering OPCO LLC, R/W, \$162,520.00 (12-11-20)

Bonnie Jean Moore to Work Resources LLC, 66.091 Acres, O&G, \$2,000.00 (12-15-20)

Charles H. Rogers to Work Resources LLC, 66.091 Acres, O&G, \$6,750.00 (12-15-20)

Albert Lee Rogers, et ux., to Work Resources LLC, 66.091 Acres, O&G, \$3,400.00 (12-15-20)

April Allen A/K/A April Wright, et ux., to Work Resources LLC, 66.091 Acres, O&G, \$3,400.00 (12-15-20)

Stanley R. Eddy, et ux., to Work Resources LLC, 66.091 Acres, O&G, \$2,000.00 (12-15-20)

Allen Francey by TCB, et ux., to Glen T. Farrier, et ux., Tax Claim, 2.960 Acres, \$4,500.00 (12-15-20)

Husk Family Protector Trust, et al., to Rhonda Parson, et ux., 136.023 Acres, \$185,000.00 (12-17-20)

WAYNESBURG BOROUGH

Trakken Properties LLC to Michael Stewart, et ux., Lot, \$222,500.00 (12-11-20)

Sebek's Rentals LLC, et ux., to Joshua McCartney, Lot, \$95,000.00 (12-15-20)

Michael Litwinovich by TCB, et ux., to Seneca Leandro View LLC, Tax Claim, .100 Acre, \$12,000.00 (12-15-20)

Donald S. Albert Estate, et al., to Kenneth A. Haines, et ux., Lot, \$40,000.00 (12-17-20)

WHITELEY TOWNSHIP

Dana Michael Company of PA LLC by TCB, et ux., to Fairhill North Corporation, Tax Claim, 1 Acre, Coal, \$335.76 (12-11-20)

Darrell Lee Proctor to Mulligan Mineral Partners LLC, 3 Tracts, O&G, \$15,365.00 (12-16-20)

Mountaineer Natural Gas Company to OJEDA AD4 LLC, et ux., ASGMT, \$74,999.94 (12-16-20)

Donna Lee Henderson to The Mineral Company, 1.116 Acres, O&G, \$2,604.00 (12-17-20)

Judith Carol Suman to The Mineral Company, 1.116 Acres, O&G, \$2,604.00 (12-17-20)

ESTATE NOTICES

NOTICE is hereby given of the grant of letters by the Register of Wills to the Estates of the following named decedents. All persons having claims are requested to make known the same and all persons indebted to the decedent are requested to make payment to the personal representative or his attorney without delay.

FIRST PUBLICATION

DETER, ALBERT

Late of Morgan Township, Greene County, Pennsylvania

Executor: Sarah Lawrence, C/O Chambers & Pratt, P.C., 223 East High Street,

Waynesburg, PA 15370

Attorney: Kimberly J. Simon-Pratt, Esquire, Chambers & Pratt, P.C., 223 East High

Street, Waynesburg, PA 15370

THARP, CHARLES RAYMOND A/K/A CHARLES R. THARP

Late of Franklin Township, Greene County, Pennsylvania

Co-Executrices: Melissa J. Wood, 785 North Liberty Street, Waynesburg, PA 15370

and Michelle L. Pulkownik, 497 2nd Avenue, Waynesburg, PA 15370

Attorney: Jeffry N. Grimes, Esquire, 77 South Washington Street, Waynesburg, PA

15370

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WRIGHT, JOANN A/K/A JOANNE WRIGHT
Late of Cumberland Township, Greene County, Pennsylvania
Co-Executrices: Ruby Kirk and Barbara Karpan, C/O Chambers & Pratt, P.C., 223 East High Street, Waynesburg, PA 15370
Attorney: Kimberly J. Simon-Pratt, Esquire, Chambers & Pratt, P.C., 223 East High Street, Waynesburg, PA 15370

SECOND PUBLICATION

CAMACCI, RACHEL M.
Late of Franklin Township, Greene County, Pennsylvania
Executrix: Rose M. Dodson, 1248 Homer Road N.E., PO Box 555, Utica, OH 43080
Attorney: Brandon K. Meyer, Esquire, 76 North Richhill Street, Waynesburg, PA 15370

SHRIVER, DONALD E., SR.,
Late of Whiteley Township, Greene County, Pennsylvania
Executrix: Donald E. Shriver, Jr., 129 Castile Ridge Road, Marianna, PA 15345
Attorney: Christopher Michael Simms, Esquire, Pollock Morris Belletti & Simms LLC, 54 South Washington Street, Waynesburg, PA 15370

THIRD PUBLICATION

FITCH, JUDITH MYERS
Late of Jackson Township, Greene County, Pennsylvania
Executor: William T.S. Fitch, 6 Main Street, Suite 600, Washington, PA 15301
Attorney: Colin E. Fitch, Esquire, 6 Main Street, Suite 600, Washington, PA 15301

NOTICE

NOTICE: DUE TO COVID-19 REQUIREMENTS PROBATE PROCEEDINGS WILL BE BY APPOINTMENT ONLY.

All Probate proceedings must be reviewed before an appointment is scheduled.

For review email your prepared documents to: jharrison@co.greene.pa.us or dtharp@co.greene.pa.us

Please allow a 24-hour approval period.

Documents may include but are not limited to the Petition for Grant of Letters, Will, Codicil(s), Renunciation(s), Death certificate, State Information Sheet, etc.

Once your documents are approved, we will contact you to setup an appointment.

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Please bring all the original documents with you to your appointment.

Donna J. Tharp, Register of Wills 724-852-5284

LEGAL NOTICE

To: Unknown Father

In Re: A.E., minor child, born September 27, 2018

A petition for involuntary termination of parental rights has been filed asking the court to put an end to all rights you have to your child, A.E. born September 27, 2018. The court has set a hearing to consider ending your rights to your child.

The hearing will be held in the Greene County Courthouse, 10 E. High Street, Waynesburg, PA 15370 on January 11, 2021, at 1:00 p.m. in the assigned courtroom before Judge Anthony Vadaro.

You are warned that even if you fail to appear at the scheduled hearing, the hearing will go on without you and your rights to your child may be ended by the court without you being present.

You have a right to be represented at the hearing by a lawyer. 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. Southwestern Pennsylvania Legal Aid, 63 S. Washington Street, Waynesburg, PA 15370; (724) 627-3127 or Lawyer Referral Service, 10 E. High Street, Waynesburg, PA; (724) 852-5237.

This notice given by Greene County Children and Youth Services, 150 Fort Jackson County Building, 19 South Washington Street, Waynesburg, PA 15370.

LEGAL NOTICE

To: Unknown Father

In Re: B.J., minor child, born June 10, 2019

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A petition for involuntary termination of parental rights has been filed asking the court to put an end to all rights you have to your child, B.J. born June 10, 2019. The court has set a hearing to consider ending your rights to your child.

The hearing will be held in the Greene County Courthouse, 10 E. High Street, Waynesburg, PA 15370 on January 15, 2021, at 1:30 p.m. in the assigned courtroom before the Judge.

You are warned that even if you fail to appear at the scheduled hearing, the hearing will go on without you and your rights to your child may be ended by the court without you being present.

You have a right to be represented at the hearing by a lawyer. 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. Southwestern Pennsylvania Legal Aid, 63 S. Washington Street, Waynesburg, PA 15370; (724) 627-3127 or Lawyer Referral Service, 10 E. High Street, Waynesburg, PA; (724) 852-5237.

This notice given by Greene County Children and Youth Services, 150 Fort Jackson County Building, 19 South Washington Street, Waynesburg, PA 15370.