

**Court of Common Pleas
of Allegheny County**

CIVIL DIVISION

**GENERAL ASBESTOS MOTIONS
Honorable Arnold I. Klein**

Beginning January 12, 2023, general asbestos motions shall be presented to the Asbestos Judge, the Honorable Arnold I. Klein.

Judge Klein will hear general asbestos motions on the following dates and times:

Thursday, January 12, 2023 at 8:30 a.m.

Thursday, February 9, 2023 at 9:00 a.m.

Thursday, March 9, 2023 at 8:30 a.m.
22-04936

**Court of Common Pleas
of Allegheny County**

NOTICE TO ALL LAWYERS

You are hereby notified that **TUESDAY, JANUARY 3, 2023**, is the last day to file Motions for Summary Judgment and Judgment on the Pleadings for listing on the **MONDAY, FEBRUARY 13, 2023**, General Argument and Equity Argument List. No motions for Summary Judgment or Judgment on the Pleadings will be accepted where the case appears on a published trial list, except by Leave of Court for cause shown.

**PATRICK M. CONNELLY
CALENDAR CONTROL JUDGE**
22-04730

COURT SCHEDULES

**Department of
Court Records**

**Wills and Orphans'
Court Division
Allegheny County,
Pennsylvania.
Frick Building, Fl. 17**

The following fiduciaries have filed their accounts in the Office of the Clerk of the Orphans' Court Division. The accounts will be presented to the Orphans' Court Division of the Court of Common Pleas of Allegheny County, Pennsylvania, for confirmation nisi at

**9:30 a.m.
Tuesday
January 3, 2023**

Audit Notice

All parties interested are hereby notified that an audit list will be prepared and the list will be called on **Tuesday, January 17, 2023 at 10:00 a.m.** and continue thereafter each day (Saturday and Sunday excepted) until completed.

1719-2020; Ali, Alice; Acct: Michael H. Marks, Extr.; Acct-atty: **Michael H. Marks**

1788-2017; Amos, James T.; Acct: Dianne F. Spivak, Guardian; Acct-atty: **Gary J. Gushard**

3634-2018; Belback, Bernard R.; Acct: Dianne F. Spivak, Guardian; Acct-atty: **Gary J. Gushard**

309-2021; Burrows, James Geoffrey; Acct: Meg L. Burkardt, Admrx.; Acct-atty: **Meg L. Burkardt**

6617-2020; Caldwell, Jr., David Blair; Acct: Patricia W. Caldwell, Extrx.; Acct-atty: **Albert J. Zangrilli, Jr.**

4045-2022; Drury, Robert E.; Acct: Debra S. Conner, Extrx.; Acct-atty: **Slade R. Miller**

4820-2019; Dudash, Jr., William Edward a/k/a William E. Dudash, Jr.; Acct: Ruth Adoree Dudash, Extrx.; Acct-atty: **Dennis A. Uram**

6958-2021; Edelstein, Jason Z.; Acct: Joseph L. Edelstein, Extr.; Acct-atty: **Laura Cohen**

5615-2021; Heigl, Albert J.; Acct: Paul C. Fleiner, Extr.; Acct-atty: **Dennis A. Uram**

6455-2021; Kapres, Jr., Donald C.; Acct: Amber Kelly, Guardian; Acct-atty: **Pro Se**

2305-2022; Kiser, Mark A. a/k/a Mark Kiser; Acct: John H. Kiser, Extr.; Acct-atty: **Larry D. Loperfito**

7193-2021; Kleitz, Rosemary; Acct: Sandra Ramsey, Extrx.; Acct-atty: **Charles J. Jacques, III**

6110-2021; Moeller, Mary M.; Acct: Maureen P. Gluntz, Extrx.; Acct-atty: **Maureen P. Gluntz**

4256-2020; Orr, Richard; Acct: Alyssa D. Rea, Extrx.; Acct-atty: **Daniel A. Seibel**

6198-2021; Ritchie, Elizabeth a/k/a Elizabeth E. Ritchie; Acct: Richard D. Ritchie, Admrx.; Acct-atty: **Charles J. Jacques, III**

2302-2020; Santille, Joel A.; Acct: Dianne F. Spivak, Guardian; Acct-atty: **Gary J. Gushard**

4135-2020; Schraeder, Barbara; Acct: David Schraeder, Extr.; Acct-atty: **F. Christopher Spina**

689-2019; Smith, Thomas A. a/k/a Thomas Avery Smith; Acct: Gordon D. Fisher, former Extr.; Acct-atty: **Pro Se**

2308-2022; Sutter, Agnes M. a/k/a Agnes Sutter; Acct: Kurt Johnson, Admrx.; Acct-atty: **Larry D. Loperfito**

413-2021; Vavrek, Marlene; Acct: Darlene M. Ralph, Extrx.; Acct-atty: **John P. Sembrat**

8614-2021; Yunt, Jr., Goerge J.; Acct: Susan L. Janssen, Admrx.; Acct-atty: **Slade R. Miller**

260-2016; Zimmer, Eleanor Lubin; Acct: Ross C. Willoughby, Admrx.; Acct-atty: **Glenn A. Smith**

Deeds of Trust

7436-2022; Owens, Jr., Goerge F.B. and Marjorie Weeks; Acct: PNC Bank, N.A., Trustee; Acct-atty: **Julia Varholla**

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information and
reservations, contact
412-261-6255 •
PLJads@acba.org.

LEGAL ADS

Legal notices that are published in the Pittsburgh Legal Journal are done so pursuant to Title 45 Pa. Code 101 et seq. and various local court rules. The Pittsburgh Legal Journal does not edit any legal advertisement for substance or content, only for format of the publication.

Estate Notice

Letters have been granted on the estate of each of the following decedents to the personal representative named, who requests all persons having claims against the estate of the decedent to make known the same in writing to his/her attorney, and all persons indebted to the decedent to make payment without delay:

Barbarich, Jr., Paul E., deceased, of Bethel Park, PA. No. 07868 of 2022. Donna Walton, Extr., 9081 Hurlock Avenue, Juneau, AK 99801 or to Carl M. Hanchak, Esq., Hanchak & Pratt, LLC, 76 Old Clairton Road, Pittsburgh, PA 15236.
22-02143w Dec 21, 28 2022; Jan 4, 2023

Cocola, Sam G. a/k/a Sam Cocola, Sr., deceased, of Pittsburgh, PA. No. 07079 of 2022. Sam Cocola, Admrx., c/o John D. Perkosky, Esq., Ogg, Murphy & Perkosky, P.C., 245 Ft. Pitt Blvd., Pittsburgh, PA 15222.
22-05085 Dec 21, 28 2022; Jan 4, 2023

Farrell, Joann C., deceased, of Pittsburgh, PA. No. 08009 of 2022. Jennifer L. Blahut, Extr., c/o Kim Orlando, Esq., Minto Law Group, LLC, 811 Camp Horne Road, Suite 320, Pittsburgh, PA 15237.
22-02145w Dec 21, 28 2022; Jan 4, 2023

Feldsott, Steven a/k/a Steven Ira Feldsott, deceased, of Pittsburgh, PA. No. 07848 of 2022. Daniel Keebler, Extr., c/o Robert J. Garvin, Esq., Goldberg Kamin & Garvin, 1806 Frick Building, 437 Grant Street, Pittsburgh, PA 15219.
22-02144w Dec 21, 28 2022; Jan 4, 2023

Fisher, Raymond E. a/k/a Raymond Ellis Fisher, deceased, of Scott Twp., PA. No. 08034 of 2022. Burton R. Fisher, Extr., 2358 Jade Pointe Ct., Waynesville, OH 45068.
22-02150w Dec 21, 28 2022; Jan 4, 2023

Greene, Kerrie E., deceased, of Blawnox, PA. No. 6052 of 2022. Diana Greene, Admrx., 246 8th Street, Pittsburgh, PA 15238 or to Kenneth M. Ventresca, Esq., Ventresca & Ventresca LLP, 5500 Brooktree Road, Suite 101, Wexford, PA 15090.
22-02141w Dec 21, 28 2022; Jan 4, 2023

Herzog, Michael Allen, deceased, of West View, PA. No. 07013 of 2022. Candace Cybator, Admrx., c/o John D. Perkosky, Esq., Ogg, Murphy & Perkosky, P.C., 245 Ft. Pitt Blvd., Pittsburgh, PA 15222.
22-05086 Dec 21, 28 2022; Jan 4, 2023

Hollinger, Joan a/k/a Joan P. Hollinger, deceased, of Verona, PA. No. 07889 of 2022. Roxanne H. Buxton, Extr., 1186 Hunter Road, Verona, PA 15147 or to Michael J. Alberts, Esq., 239 4th Ave., Ste. 703, Pittsburgh, PA 15222-1712.
22-05087 Dec 21, 28 2022; Jan 4, 2023

Panagiotou, Veroniki, deceased, of Pittsburgh, PA. No. 08024 of 2022. Hlias A. Panagiotou, Extr., 2835 Penn Ave., Pittsburgh, PA 15222 or to Anthony R. Sosso, Esq., 1310 Freeport Rd., Pittsburgh, PA 15238.
22-02148w Dec 21, 28 2022; Jan 4, 2023

Pitell, Dean P., deceased, of Wexford, PA. No. 8028 of 2022. Pamela S. Pitell, Extr., 812 Birch Field Court, Wexford, PA 15090 or to Anthony R. Sosso, Esq., 1310 Freeport Rd., Pittsburgh, PA 15238.
22-02149w Dec 21, 28 2022; Jan 4, 2023

Poprocky, Ann M. a/k/a Anna Maria Poprocky, deceased, of North Versailles, PA. No. 07715 of 2022. Edward J. Poprocky, Extr., 402 Mower Drive, Pittsburgh, PA 15239 or to William G. Merchant, Esq., Papernick & Gefsky, LLC, 34th Floor, One Oxford Centre, Pittsburgh, PA 15219.
22-05088 Dec 21, 28 2022; Jan 4, 2023

Spear, John Stephen, deceased, of Pittsburgh, PA. No. 07311 of 2022. Jeffrey W. Spear, Co-Extr., Douglas R. Spear, Co-Extr. and David B. Spear, Co-Extr., c/o Kim Orlando, Esq., Minto Law Group, LLC, 811 Camp Horne Road, Suite 320, Pittsburgh, PA 15237.
22-02146w Dec 21, 28 2022; Jan 4, 2023

Weber, Mary Ann, deceased, of Pittsburgh, PA. No. 06719 of 2022. Allen Richard Weber, Adm. c.t.a., c/o Mark E. Casper, Jr., Esq., Jones, Gregg, Creehan & Gerace, LLP, 20 Stanwix Street, Suite 1100, Pittsburgh, PA 15222.
22-02140w Dec 21, 28 2022; Jan 4, 2023

Ameel, Raymond S., deceased, of Harrison Township, PA. No. 07674 of 2022. Patricia Marshall, Extr., 2508 Lincoln Street, Natrona Heights, PA 15065 or to William T. Woncheck, Esq., Sikov & Woncheck, P.C., 1625 Union Ave., Ste. 5, Natrona Heights, PA 15065.
22-05035 Dec 14, 21, 28, 2022

Anticole, Inta V., deceased, of Pittsburgh, PA. No. 07698 of 2022. Mark B. Anticole, Extr., c/o Claire Johnson Saenz, Esq., Law Office of Claire Johnson Saenz, LLC, 1000 Brooktree Rd., Ste. 209, Wexford, PA 15090.
22-04999 Dec 14, 21, 28, 2022

Dedousis, Fedra a/k/a Fedra L. Dedousis, deceased, of Pittsburgh, PA. No. 04841 of 2022. Nikolas Dedousis, Admrx., 820 Clifton Road, Bethel Park, PA 15102 or to A. Blane Volovich, Esq., McMeekin & Volovich, 555 Grant St., Ste. 120, Pittsburgh, PA 15219.
22-04996 Dec 14, 21, 28, 2022

Getchel, Nellie I., deceased, of Town of McCandless, PA. No. 07532 of 2022. Linda L. Walter, Extr., 811 Breezewood Avenue, Glenshaw, PA 15116 or to Betsy A. Zimmerman, Esq., Sinko Zimmerman, LLC, Suite 200, One Adams Place, 310 Seven Fields Blvd., Seven Fields, PA 16046.
22-04992 Dec 14, 21, 28, 2022

Haushalter, James V., deceased, of Coraopolis, PA. No. 04033 of 2022. Esther L. Evans, Admrx., c/o Esther L. Evans, Esq., Anderson & Labovitz, LLC, 429 Fourth Avenue, Ste. 602, Pittsburgh, PA 15219.
22-02091w Dec 14, 21, 28, 2022

Jackson, Jr., Donald W., deceased, of Pittsburgh, PA. No. 07108 of 2022. Virginia C. Armocida, Admrx., 435 11th Street, Oakmont, PA 15139 or to Elena M. Colianni, Esq., 501 10th Street, Oakmont, PA 15139.
22-04997 Dec 14, 21, 28, 2022

Karlovski, John, deceased, of Elizabeth Township, PA. No. 07192 of 2022. Mary Ann Carter, Extr., 272 Industry Rd., Buena Vista, PA 15018 or to Steven F. Kessler, Esq., Versailles Professional Plaza, 4304 Walnut St., Ste. 10, McKeesport, PA 15132.
22-04991 Dec 14, 21, 28, 2022

Krah, Joseph John a/k/a Joseph J. Krah, III, deceased, of Glenshaw, PA. No. 07712 of 2022. Denise A. Krah Visconti, Extr., 8063 Broadlawn Dr., Pittsburgh, PA 15237.
22-04998 Dec 14, 21, 28, 2022

Lako, Karen Edna, deceased, of Pittsburgh, PA. No. 07680 of 2022. Jacqueline Frazier, Admr., 128 Grant Avenue, Pittsburgh, PA 15202 or to Robert E. Pendergast, Esq., 541 Lincoln Ave., Pittsburgh, PA 15202.
22-04994 Dec 14, 21, 28, 2022

McDermott, Lawrence P., deceased, of Pittsburgh, PA. No. 7762 of 2022. Bryan McDermott, Extr., 109 West 3rd Street, Waunakee, WI 53597 or to David M. Charles, Esq., 220 Grant Street, 6th Floor, Pittsburgh, PA 15219.
22-02096w Dec 14, 21, 28, 2022

Mickail, Elaine, deceased, of Pittsburgh, PA. No. 07596 of 2022. Terri Hackimer, Admr., 27 Beech Avenue, Ross Township, PA 15202 or to Robert E. Pendergast, Esq., 541 Lincoln Ave., Pittsburgh, PA 15202.
22-04995 Dec 14, 21, 28, 2022

Savickas, Kathleen O'Brien a/k/a Kate O'Brien a/k/a Kate O'Brien Savickas a/k/a Kathleen Helen Savickas, deceased, of McKees Rocks, PA. No. 06521 of 2022. Genevieve Melissa Savickas, Extr., 317 Ella Street, McKees Rocks, PA 15136 or to Christopher Furman, Esq., 1010 Western Ave., Suite 200, Pittsburgh, PA 15233.
22-05000 Dec 14, 21, 28, 2022

Stabile, Amadeo R., deceased, of Pittsburgh, PA. No. 03794 of 2022. Louis

Lawrence Stabile, Jr., Admr., c/o Terrence M. Ging, Esq., Carmody & Ging, LLC, 801 Vinial Street, 3rd Floor, Pittsburgh, PA 15212.
22-02092w Dec 14, 21, 28, 2022

Wolcott, Marijane E., deceased, of Wexford, PA. No. 07776 of 2022. Michael Wolcott, Extr., 10006 Valleyview Court, Wexford, PA 15090 or to Donald S. Mazzotta, Esq., Mazzotta Law, 1035 Boyce Road, Suite 121, Pittsburgh, PA 15241.
22-02094w Dec 14, 21, 28, 2022

Bucko, Sr., John George, deceased, of Pittsburgh, PA. No. 7420 of 2022. Donna J. Bucko, Extr., c/o John A. D'Onofrio, Esq., D'Onofrio Law Office, P.C., 651 Holiday Drive, Suite 400, Pittsburgh, PA 15220.
22-04931 Dec 7, 14, 21, 2022

Davis, Jr., John P., deceased, of Plum Borough, PA. No. 07508 of 2022. John P. Davis, III, Co-Extr., 307 Wildberry Road, Pittsburgh, PA 15238 and George B. Davis, Co-Extr., 404 Buckingham Road, Pittsburgh, PA 15215 or to Julia Varholla, Esq., Lovett Bookman Harmon Marks LLP, Liberty Center, Suite 1150, 1001 Liberty Avenue, Pittsburgh, PA 15222-3714.
22-04935 Dec 7, 14, 21, 2022

Eaton, Linda R., deceased, of Pittsburgh, PA. No. 06539 of 2022. Marjorie R. Eaton, Admr., 234 Walpole Dr., Pittsburgh, PA

15235 or to Colleen D. Bratkovich, Esq., Zacharia Brown P.C., 4500 Walnut St., McKeesport, PA 15132.
22-04930 Dec 7, 14, 21, 2022

Kutcher, Lillian Ann a/k/a Lillian A. Kutcher, deceased, of Pittsburgh, PA. No. 5134 of 2022. Mark Kutcher, Co-Extr. and Thomas Kutcher, Co-Extr., 136 Everglade Dr., Pittsburgh, PA 15235 or to Samuel D. Kramer, CPA, CFP, RIA, 1500 Ardmore Blvd., Suite 205, Pittsburgh, PA 15221.
22-04934 Dec 7, 14, 21, 2022

Liggett, Rosemarie W., deceased, of Pittsburgh, PA. No. 06883 of 2022. Mary Lee Liggett, Extr., c/o Mary M. Halechko, Esq., Halechko Law Center, P.C., 3301 William Penn Highway, Suite 2, Pittsburgh, PA 15235.
22-02050w Dec 7, 14, 21, 2022

Livingston, Kathleen Ann, deceased, of Coraopolis, PA. No. 07670 of 2022. Michael Livingston, Admr., 1484 Old Steubenville Pike, Pittsburgh, PA 15205 or to Kelton M. Burgess, Esq., Law Offices of Kelton M. Burgess, 1300 Fifth Avenue, Pittsburgh, PA 15219.
22-02049w Dec 7, 14, 21, 2022

Quinn, Sr., Robert L. a/k/a Robert Quinn a/k/a Robert L. Quinn a/k/a Robert Lawrence Audley Quinn a/k/a Robert Lawrence Lawrence Quinn, deceased, of White Oak, PA. No. 07540 of 2022. Judy Elaine Stuedler, Extr., 311 Southern Ave., McKeesport, PA 15133 or to Barry J. Palkovitz, Esq., Palkovitz Law Office, 1966 Lincoln Way, Ste. 200, White Oak, PA 15131.
22-04933 Dec 7, 14, 21, 2022

Slaczka, Henry C., deceased, of Wilmerding, PA. No. 06885 of 2022. Mary M. Halechko, Extr. and Atty., Halechko Law Center, P.C., 3301 William Penn Highway, Suite 2, Pittsburgh, PA 15235.
22-02051w Dec 7, 14, 21, 2022

Change of Name

In the Court of Common Pleas of Allegheny County, Pennsylvania: GD-22-014518. In re: Petition of Alexandra Oleynik, for change of name to Alexandra Oleynik Helmick. To all persons interested: Notice is hereby given that an order of said Court authorized the filing of said petition and fixed Friday, January 27, 2023, at 9:30 a.m. as the time and the Motions Room, City-County Bldg., Pittsburgh, PA 15219, as the place for a hearing, when and where all persons may show cause, if any they have, why said name should not be changed as prayed for.
22-02142w Dec 21, 2022

Change of Name

In the Court of Common Pleas of Allegheny County, Pennsylvania: GD-22-013585. In re: Petition of Regis Patrick Merlino, for change of name to Regis Patrick Merlina. To all persons interested: Notice is hereby given that an order of said Court authorized the filing of said petition and fixed Wednesday, January 18, 2023, at 9:30 a.m. as the time and the Motions Room, City-County Bldg., Pittsburgh, PA 15219, as the place for a hearing, when and where all persons may show cause, if any they have, why said name should not be changed as prayed for. Anthony R. Sosso, Jr., 1310 Freepport Rd., Pittsburgh, PA 15238, Attorney for Petitioner.
22-05084 Dec 21, 2022

Change of Name

In the Court of Common Pleas of Allegheny County, Pennsylvania: GD-22-14844. In re: Petition of Devon Lane, parent(s) and Legal guardian(s) of Amauri Deimiere Jones-Scott for change of name to

Amauri Demiere Jones-Lane. To all persons interested: Notice is hereby given that an order of said Court authorized the filing of said petition and fixed Thursday, January 12, 2023, at 9:30 a.m. as the time and the Motions Room, City-County Bldg., Pittsburgh, PA 15219, as the place for a hearing, when and where all persons may show cause, if any they have, why said name should not be changed as prayed for.
22-05092 Dec 21, 2022

Notice

In the Court of Common Pleas of Allegheny County, Pennsylvania: No. GD-22-006847. Notice is hereby given to Theresa M. Cipicchio, and all other parties of interest, that a tax sale has been initiated against the property located at 4625 Vine Street, McKeesport, Allegheny County, Pennsylvania 15132, known as lot/block 554-N-354. This notice acts as service of the Praecepte for Writ of Scire Facias Sur Tax Lien and Statement pursuant to the October 19, 2022 Order of Court.
22-05083 Dec 21, 2022

Notice

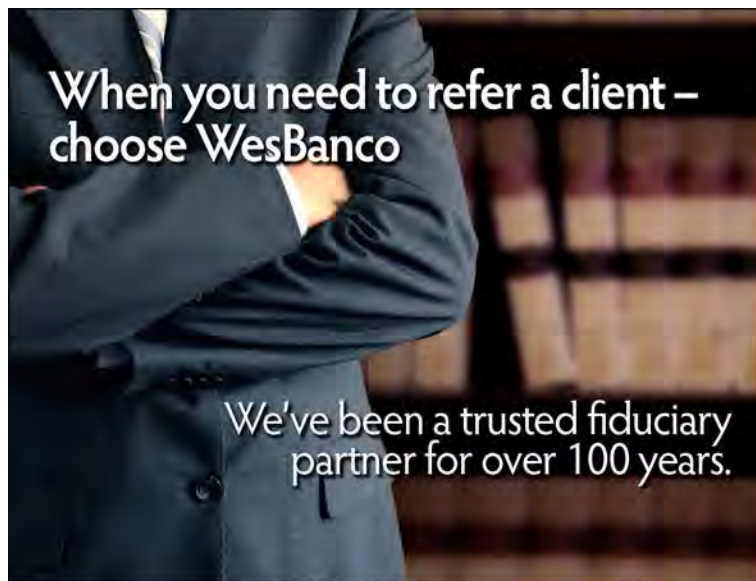
This notice concerns the matter, In Re: Brock Burchette, an alleged incapacitated person, Allegheny County Orphan's Court Case Number 7686-22. The Petitioner in this matter is Ms. Leslie Burchette, Brock's mother. This posting is an attempt to notify the birth father, Mr. Daniel "Dan" Cunningham; last known to reside in Penn Hills, that this matter has been set for a hearing on January 13, 2023, at 10:00 a.m. before the Honorable Judge Michael F. Marmo. Pursuant to 231 Pa. Code Rule 14.3, An expert report will be used as evidence of Brock's incapacity. Mr. Cunningham is invited but is not required to participate in this hearing. If he does not object to Ms. Leslie Burchette serving as Brock Burchette's guardian, Mr. Cunningham need not participate. Please contact the Court at 724-656-2158, with any questions about this notice.
22-05090 Dec 21, 2022

Notice

Estate Notice - Service By Publication - Estate Of Emily J. Reid, Deceased - Late Of Allegheny County - To: Janet Devine, Philip Reid and Thomas Reid, Jr. Heirs, of Emily J. Reid, Deceased (D.O.D. 5/29/19) - A Petition for Citation to Compel Administration of Decedent's Estate by Surviving Heir or in the Alternative to Show Cause Why Petitioner or its Nominee Should Not Be Appointed Administrator, has been filed by a principal creditor of decedent, Citizens Bank, N.A., and a Citation has been awarded directed to the above Heirs to be and appear before me, Michael McGeever, Director of Dept. of Court Records, Wills/Orphans' Court Div. of Allegheny County, PA on or before 1/6/23 at 10:00 a.m. prevailing time in my office at 414 Grant St., 1st Fl., City County Bldg., Pittsburgh, PA 15219, TO SHOW CAUSE Why, Letters of Administration should not be granted to the Petitioner's nominee, Charles A.J. Halpin, III, Esq., for the Estate of Emily J. Reid, deceased. 1/6/23 is not a hearing date. An answer must be filed before this date; However, the hearing date will be arranged between counsel and the Director. /s/ Charles A.J. Halpin, III, Esq., 100 S. Broad St., Ste. 1830, Phila., PA 19110, 215.563.4613.
22-05109 Dec 21, 2022

Voluntary Dissolution Business Corporation

William H. Stewart, III, Esq., Vuono & Gray, LLC, 310 Grant St., Suite 2310, Pittsburgh, PA 15219. Notice is hereby given by E.E. ZIMMERMAN COMPANY, a



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Harold Migias, JD
Senior Vice President
O: (724) 909-7055
M: (304) 312-4619

Drew Ecklund
Vice President
O: (724) 909-7314
M: (724) 244-8988



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Pennsylvania business corporation, that said corporation is winding up its affairs in the manner prescribed by section 1975 of the Business Corporation Law of 1988, so that its corporate existence shall cease upon the filing of Articles of Dissolution in the Department of State of the Commonwealth of Pennsylvania.

12-02093w Dec 14, 21, 2022

Voluntary Dissolution Business Corporation

L. E. Bolind, Jr., Esq., 238 Main St., Imperial, PA 15126. Notice is hereby given by JAD Contracting, Inc., a Pennsylvania business corporation, that said corporation is winding up its affairs in the manner prescribed by section 1975 of the Business Corporation Law of 1988, so that its corporate existence shall cease upon the filing of Articles of Dissolution in the Department of State of the Commonwealth of Pennsylvania.

12-05002 Dec 14, 21, 2022

CIVIL DIVISION

Arbitration Awards

(Continued from Page 1, Column 2)

Sanguigni vs Sanguigni, et al; LT-22-000964; P-atty: Marc Vincent Taiani; D-atty: Pro Se; Award for Plaintiff/Defendant. Award for Plaintiff on claims: for possession based on end of lease term, for damages in the amount of \$8,000.00 for rent (Includes all rent due through date of this hearing less any abatement for breach of Warranty of Habitability. See Sect. 4 regarding escrow funds). On Defendant's counterclaim: award for Defendant in the amount of \$17,500.00 to Defendant S. Light only. Dated 12/15/22. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Arbitration Board #39850

RPM Pittsburgh vs Owens; LT-22-001226; P-atty: Pro Se; D-atty: Pro Se; Non Jury Verdict Dated 12/15/22, a verdict is entered in favor of Plaintiff and against Defendant in the amount of \$12,432.78 plus costs. Defendant not appearing. It is further Ordered that possession is granted to the Plaintiff of the property located at: 10032 Frankstown Rd., Penn Hills, PA 15235. The award of possession is based solely on the failure to pay rent. Plaintiff's request to release escrow funds is Granted, an any monies shall be released and applied to this Verdict. Connelly, J. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY.

RPM Pittsburgh vs Cole; LT-22-001228; D-atty: Pro Se; Non Jury Verdict Dated 12/15/22, a verdict is entered in favor of Plaintiff and against Defendant in the amount of \$4,150.00 plus costs. Defendant not appearing. It is further Ordered that possession is granted to the Plaintiff of the property located at: 1553 Bevan Rd., Pittsburgh, PA 15227. The award of possession is based solely on the failure to pay rent. Plaintiff's request to release escrow funds is Granted, an any monies shall be released and applied to this Verdict. Connelly, J. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY.

Shape Management LLC vs Sugerman, et al; LT-22-001281; P-atty: Alisa N. Carr; D-atty: Pro Se; Non Jury Verdict Dated 12/15/22, a verdict is entered in favor of Plaintiff and against Defendants 2nd Act, Inc. and Rosiland Sugerman only in the amount of \$49,016.39 plus costs.

Defendant not appearing. It is further Ordered that possession is granted to the Plaintiff of the property located at: 809 McClure St., Homestead, PA 15120. The award of possession is based solely on the failure to pay rent. Plaintiff's request to release escrow funds is Granted, an any monies shall be released and applied to this Verdict. Connelly, J. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY.

Kirch vs Montgomery; LT-22-001314; P-atty: Pro Se; D-atty: Pro Se; Non Jury Verdict Dated 12/15/22, a verdict is entered in favor of Plaintiff and against Defendant in the amount of \$1,134.78 plus costs. Defendant not appearing. It is further Ordered that possession is granted to the Plaintiff of the property located at: 2923 Brownsville Road, Apt. 1, Pittsburgh, PA 15227. The award of possession is based solely on the failure to pay rent. Plaintiff's request to release escrow funds is Granted, an any monies shall be released and applied to this Verdict. Connelly, J. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY.

VB One LLC vs Cash-Daviston; LT-22-001318; P-atty: Marc Vincent Taiani; D-atty: Pro Se; Non Jury Verdict Dated 12/15/22, a verdict is entered in favor of Plaintiff and against Defendant in the amount of \$6,405.53 plus costs. Defendant not appearing. It is further Ordered that possession is granted to the Plaintiff of the property located at: 2923 Jersey St., McKeesport, PA 15132. The award of possession is based solely on the failure to pay rent. Plaintiff's request to release escrow funds is Granted, an any monies shall be released and applied to this Verdict. Connelly, J. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY.

Select Property Management vs Carter; LT-22-001343; P-atty: Pro Se; D-atty: Pro Se; Award for Plaintiff/Defendant. Award for Plaintiff on claims: for possession based on breach of lease condition, other than non-payment of rent. Award for Defendant on Plaintiff's claim for damages. Dated 12/14/22. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Arbitration Board #3823

R&R Management LLC vs Payne; LT-22-001374; D-atty: Pro Se; Non Jury Verdict Dated 12/15/22, a verdict is entered in favor of Plaintiff and against Defendant in the amount of \$4,740.00 plus costs. The award of possession is based solely on the failure to pay rent. Plaintiff's request to release escrow funds is Granted, an any monies shall be released and applied to this Verdict. Connelly, J. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY.

Davis vs Bailey; LT-22-001383; P-atty: Pro Se; D-atty: Pro Se; Award for Plaintiff on claims: for possession based on non-payment of rent, for damages in the amount of \$650.00 for rent (Includes all rent due through date of this hearing less any abatement for breach of Warranty of Habitability. See Sect. 4 regarding escrow funds). Dated 12/15/22. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Arbitration Board #39848

McGoogan vs O'Connor; LT-22-001396; P-atty: Pro Se; D-atty: Pro Se; Award for Plaintiff on claim for damages in the amount of \$2,850.00 for rent (Includes all

rent due through date of this hearing less any abatement for breach of Warranty of Habitability. See Sect. 4 regarding escrow funds). Dated 12/15/22. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Arbitration Board #39848

Cohen vs Madden; LT-22-001428; P-atty: Pro Se; D-atty: Pro Se; Award for Plaintiff on claims: end of lease term, for damages in the amount of \$2,988.00 for rent (Includes all rent due through date of this hearing less any abatement for breach of Warranty of Habitability. See Sect. 4 regarding escrow funds). Dated 12/15/22. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Arbitration Board #39848

Porter vs Wodarek; AR-22-002917; P-atty: Pro Se; D-atty: Jonathan G. Preston; Award for Plaintiff and against Defendant in the amount of \$682.23. Dated 12/16/22. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Notice of award sent. Arbitration Board #39852

Pollard vs Willie, III; AR-22-003085; P-atty: Pro Se; D-atty: Pro Se; Award for Plaintiff and against Defendant in the amount of \$6,250.00. Dated 12/16/22. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Notice of award sent. Arbitration Board #39852

Harris vs Antos; AR-22-003279; P-atty: Pro Se; D-atty: John P. Corcoran, Jr.; Award for Plaintiff and against Defendant in the amount of \$300.00. Dated 12/16/22. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Notice of award sent. Arbitration Board #39852

Mianzo vs DeBianco Concrete; AR-22-003308; P-atty: Pro Se; Award for Plaintiff and against Defendant in the amount of \$3,888.00. Dated 12/16/22. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Notice of award sent. Arbitration Board #39851

Portfolio Recovery Associates, LLC vs Kawana; AR-22-003436; P-atty: Robert N. Polas, Jr.; Award Ex Parte. Plaintiffs are awarded the sum of \$8,078.39. Defendant failed to appear at 11:34 a.m. Dated 12/16/22. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Notice of award sent. Arbitration Board #39851

PNC Bank National Association vs Gudenburr; AR-22-003438; P-atty: Thomas J. Nolan; Award for Plaintiff and against Defendant in the amount of \$2,524.00. Dated 12/16/22. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Notice of award sent. Arbitration Board #39851

Discover Bank vs Leskovic; AR-22-000194; P-atty: Matthew D. Urban; D-atty: Shane L. Weaver; Award for Defendant and against Plaintiff. Dated 12/16/22. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Notice of award sent. Arbitration Board #39851

Coward vs Nicholas Auto Sales, et al; AR-22-001185; P-atty: Eric J. Randolph; D-atty: Carol L. Hanna, Scott W. Spadafore; Award for Plaintiff Terezza Michelle Coward and against both Defendants Nicholas Auto Sales and Bro Mix Auto Sales and Repairs in the amount of \$12,934.78. Dated 12/16/22. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Notice of award sent. Arbitration Board #39852

PNC Bank National Association vs Altman; AR-22-003440; P-atty: Thomas J. Nolan; Award Ex Parte. Plaintiffs are awarded the sum of \$33,917.94. Defendant failed to appear at 11:38 a.m. Dated 12/16/22. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Notice of award sent. Arbitration Board #39851

PNC Bank National Association vs Murphy; AR-22-003442; P-atty: Thomas J. Nolan; Award Ex Parte. Plaintiffs are awarded the sum of \$8,141.63. Defendant failed to appear at 11:39 a.m. Dated 12/16/22. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Notice of award sent. Arbitration Board #39851

PNC Bank National Association vs Pittrell; AR-22-003443; P-atty: Thomas J. Nolan; Award Ex Parte. Plaintiffs are awarded the sum of \$2,014.06. Defendant failed to appear at 11:40 a.m. Dated 12/16/22. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Notice of award sent. Arbitration Board #39851

Portfolio Recovery Associates LLC vs Yakemovicz; AR-22-003444; P-atty: Robert N. Polas, Jr.; Award Ex Parte. Plaintiffs are awarded the sum of \$1,225.06. Defendant failed to appear at 11:37 a.m. Dated 12/16/22. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Notice of award sent. Arbitration Board #39851

Portfolio Recovery Associates LLC vs Adametz; AR-22-003450; P-atty: Robert N. Polas, Jr.; Award Ex Parte. Plaintiffs are awarded the sum of \$2,655.00. Defendant failed to appear at 11:37 a.m. Dated 12/16/22. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Notice of award sent. Arbitration Board #39851

Portfolio Recovery Associates, LLC vs Perez; AR-22-003464; P-atty: Robert N. Polas, Jr.; Award Ex Parte. Plaintiffs are awarded the sum of \$2,502.29. Defendant failed to appear at 11:35 a.m. Dated 12/16/22. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Notice of award sent. Arbitration Board #39851

Portfolio Recovery Associates, LLC vs Pack; AR-22-003465; P-atty: Robert N. Polas, Jr.; Award Ex Parte. Plaintiffs are awarded the sum of \$1,982.84. Defendant failed to appear at 11:30 a.m. Dated 12/16/22. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Notice of award sent. Arbitration Board #39851

Portfolio Recovery Associates, LLC vs Cogley; AR-22-003473; P-atty: Robert N. Polas, Jr.; Award Ex Parte. Plaintiffs are awarded the sum of \$1,975.90. Defendant failed to appear at 11:32 a.m. Dated 12/16/22. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Notice of award sent. Arbitration Board #39851

Portfolio Recovery Associates, LLC vs Simmons; AR-22-003481; P-atty: Robert N. Polas, Jr.; Award Ex Parte. Plaintiffs are awarded the sum of \$1,137.52. Defendant failed to appear at 11:36 a.m. Dated 12/16/22. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Notice of award sent. Arbitration Board #39851