

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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July 27, 2017



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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 Farley Toothman, President Judge
Honorable Louis Dayich, Judge

MOTIONS

Criminal & Civil & O.C.:
July 31, 2017, Aug. 1, 2, 3,
and 4, 2017

CRIMINAL

Arraignments: July 31, 2017
ARDs: Aug. 21, 2017
ARD Revocations: Aug. 21, 2017
Parole Violations: Aug. 7, 2017
Plea Court: Aug. 1 & 2, 2017
License Suspension Appeals: Aug. 21, 2017

ORPHANS

Accounts Nisi: _____, 2017
Accounts Absolute: _____, 2017

SUPREME COURT

SUPERIOR COURT

COMMONWEALTH COURT

ARGUMENTS

Argument Court: Aug. 18, 2017

CIVIL

Domestic Relations Contempts:
Aug. 28, 2017
Domestic Relations Appeals
Aug. 28, 2017

JUVENILE

Plea Day: Aug. 17, 2017

Convenes in Pgh.: Oct. 16 – 20, 2017

Convenes in Pgh.: Aug. 14 - 18, 2017

Convenes in Pgh.: November 13 - 18, 2017

THE GREENE REPORTS

Owned and published by the GREENE COUNTY BAR ASSOCIATION

Editor: Josephine L. Ketcham

E-mail address: editor.greenerereports@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the editorial staff to be reasonably interpreted as offensive, demeaning or insulting to any individual or group will not be published.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 Anonymous correspondence will not be published.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

Christine N. Nash, President

Christopher Simms, Vice-President

Adam Belletti, Secretary

Jessica Phillips, Treasurer

Brandon K. Meyer, Ex-Officio

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DEED TRANSFERS

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

ALEPPO TOWNSHIP

Denise F Hughes et con to Rice Drilling B LLC, 72.16 Acres O&G, \$4,867.94 (7-19-17)
Charles F Whippet et ux to Rice Drilling B LLC, 20 Acres O&G, \$1,761.10 (7-20-17)
Gary V Chambers et ux to Rice Drilling B LLC, 2 Tracts O&G, \$10,704.43 (7-20-17)
Janice R Debolt to Rice Drilling B LLC, 2 Tracts O&G, \$8,640.51 (7-20-17)

ALEPPO & RICHHILL TOWNSHIPS

Melvin A King to Rice Drilling B LLC, 137 Acres O&G, \$4,153.85 (7-20-17)

ALEPPO & SPRINGHILL TOWNSHIPS

Mary Catherine Ensell to Rice Drilling B LLC, 4 Tracts O&G, \$13,588.94 (7-19-17)

CARMICHAELS BOROUGH

Gary Barnhart et ux to Jon Ozohonish, Lot, \$19,000. (7-17-17)

CENTER TOWNSHIP

Fannie Mae et al to Audrey J Gilbert, 5.9253 Acres, \$55,000. (7-20-17)

FRANKLIN TOWNSHIP

Robert D Gray et ux to Christopher M Simms et al, .3407 Acre, \$1,500. (7-18-17)
George R Ingram et ux to Rice Drilling B LLC, Tracts O&G, \$264,894. (7-19-17)
Contura Energy Services LLC to Rice Drilling B LLC et al, 69.81 Acres, \$1,000. (7-20-17)
Emerald Contura LLC to Rice Drilling B LLC et al, 159.40 Acres, \$4,560. (7-20-17)

FRANKLIN & WASHINGTON TOWNSHIPS

Gwenn Major et con to Rice Drilling B LLC, Tracts O&G, \$10,089.43 (7-19-17)
Kimberly Kelley et con to Rice Drilling B LLC, Tracts O&G, \$10,089.43 (7-19-17)
Richard Midgett et ux to Rice Drilling B LLC, Tracts O&G, \$10,089.43 (7-19-17)

FREEPORT & SPRINGHILL TOWNSHIPS

Oneita Grimes to Rice Drilling B LLC, Tracts O&G, \$1,882,810. (7-20-17)

GILMORE TOWNSHIP

Thomas Roupe to Utica Equities LLC, 62 Acres O&G, \$1,100. (7-14-17)
Charles Roupe to Utica Equities LLC, 62 Acres O&G, \$1,750. (7-18-17)
Patricia Lesnett to AMP Fund III LP, 2 Tracts O&G, \$35,871.90 (7-19-17)
William S Meighen to AMP Fund III LP, 2 Tracts O&G, \$35,871.90 (7-19-17)
Margaret L Meighen to AMP Fund III LP, 2 Tracts O&G, \$35,871.90 (7-19-17)

JACKSON TOWNSHIP

Billie C Smith to Rice Drilling B LLC, 80.85 Acres O&G, \$15,033.05 (7-20-17)

JEFFERSON TOWNSHIP

Terry L Hoyle II to Rice Drilling B LLC, 1 Acre O&G, \$7,500. (7-19-17)

PERRY TOWNSHIP

Robert B Lemley et ux to Leonard J George et ux, Tracts, \$274,000. (7-14-17)
William E Snyder Est to Gerald L Anderson et ux, Lot, \$115,000. (7-17-17)
Lonnie J Lewis et al to William F Cooper et ux, 2 Tracts, \$1,200. (7-18-17)
Abraham M George Sr Est to The Old Palace LTD, 21 Acres, \$1,000. (7-18-17)

WAYNE TOWNSHIP

Jon Lee Sanders Est to Matthew John Becker, 21 Acres, \$145,500. (7-17-17)
David L Rogers et ux to Leonidas Properties LLC, 2 Tracts O&G, \$49,945. (7-19-17)

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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

NONE THIS PUBLICATION

SECOND PUBLICATION

HERMAN, MICHAEL a/k/a MICHAEL A. HERMAN
a/k/a MICHAEL ANTHONY HERMAN

Late of Washington Township, Greene County, Pennsylvania
Administratrix: Jessica Herman, 514 Glen Shannon Drive, Pittsburgh, PA 15234
Attorney: Susan M. Key, Esquire, Peacock Keller & Ecker, LLP,
70 East Beau Street, Washington, PA 15301

MC KAHAN, DIXIE RUTH

Late of Monongahela Township, Greene County, Pennsylvania
Executrix: Brandy Marie Carter, 1692 South 88 Road, Greensboro, PA 15338
Attorney: None

SANDS, ALTHEA L. a/k/a ALTHEA V. SANDS

Late of Waynesburg Borough, Greene County, Pennsylvania
Executrix: Althea L. Barcome, 399 Huffman Street, Waynesburg, PA 15370
Attorney: Brandon K. Meyer, Esquire, 136 East High Street,
Waynesburg, PA 15370

THIRD PUBLICATION

NONE THIS PUBLICATION

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SHERIFF'S SALE

By Virtue of a Writ of Execution (Mortgage Foreclosure) No. ED 21-2017

Issued out of the Court of Common Pleas of Greene County, Pennsylvania and to me directed, I will expose the following described property at public sale at the Greene County Courthouse in the City of Waynesburg, County of Greene, Commonwealth of Pennsylvania on:

**FRIDAY, AUGUST 11, 2017
AT 10:00 O'CLOCK A.M.**

All parties in interest and claimants are further notified that a proposed schedule of distribution will be on file in the Sheriff's Office no later than twenty (20) days after the date of the sale of any property sold hereunder, and distribution of the proceeds will be made in accordance with the schedule ten (10) days after said filing, unless exceptions are filed with the Sheriff's Office prior thereto.

First Federal Savings and Loan Association of Greene County
vs.
Garrett Curfman and Heather Curfman

ALL that certain lots of ground situate in Perry Township, Greene County, Pennsylvania, having erected a one unit, one story yellow siding home with an address of 389 Mt. Morris Road, Mt. Morris, PA 15349. This tract is assessed for tax purposes as Greene County Tax Map Number 20-08-103.

PROPERTY ADDRESS: 389 Mt. Morris Road, Mt. Morris, PA 15349

UPI / TAX PARCEL NUMBER: 20-08-103

Seized and taken into execution to be sold as the property of GARRETT CURFMAN, HEATHER CURFMAN in suit of FIRST FEDERAL SAVINGS & LOAN ASSOCIATION OF GREENE COUNTY

Attorney for the Plaintiff:
Kirk A. King
Waynesburg, PA 724-627-6114

BRIAN A. TENNANT, SHERIFF
Greene County, Pennsylvania

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SHERIFF'S SALE

By Virtue of a Writ of Execution (Mortgage Foreclosure)
No. ED 19-2017

Issued out of the Court of Common Pleas of Greene County, Pennsylvania and to me directed, I will expose the following described property at public sale at the Greene County Courthouse in the City of Waynesburg, County of Greene, Commonwealth of Pennsylvania on:

FRIDAY, AUGUST 11, 2017
AT 10:00 O'CLOCK A.M.

All parties in interest and claimants are further notified that a proposed schedule of distribution will be on file in the Sheriff's Office no later than twenty (20) days after the date of the sale of any property sold hereunder, and distribution of the proceeds will be made in accordance with the schedule ten (10) days after said filing, unless exceptions are filed with the Sheriff's Office prior thereto.

Kondaur Capital Corporation as Separate Trustee of Matawin Ventures Trust Series 2014-3
vs.

Andrew Dotson a/k/a Andrew Neal Coker Dotson

Property Address: 169 Wades Run, Mount Morris, PA 15349. Parcel I.D. No.: 20-09-278.
Improvements thereon of the residential dwelling.
Judgment Amount: \$109,960.04

PROPERTY ADDRESS: 169 Wades Run, Mt. Morris, PA 15349

UPI / TAX PARCEL NUMBER: 20-09-278

Seized and taken into execution to be sold as the property of ANDREW DOTSON A/K/A ANDREW NEAL COKER DOTSON in suit of KONDAUR CAPITAL CORPORATION AS SEPARATE TRUSTEE OF MATAWIN VENTURES TRUST SERIES 2014-3

Attorney for the Plaintiff:
Hladik, Onorato and Federman, LLP
North Wales, PA

BRIAN A. TENNANT, SHERIFF
Greene County, Pennsylvania

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SHERIFF'S SALE

By Virtue of a Writ of Execution (Mortgage Foreclosure)
No. ED 20-2017

Issued out of the Court of Common Pleas of Greene County, Pennsylvania and to me directed, I will expose the following described property at public sale at the Greene County Courthouse in the City of Waynesburg, County of Greene, Commonwealth of Pennsylvania on:

FRIDAY, AUGUST 11, 2017
AT 10:00 O'CLOCK A.M.

All parties in interest and claimants are further notified that a proposed schedule of distribution will be on file in the Sheriff's Office no later than twenty (20) days after the date of the sale of any property sold hereunder, and distribution of the proceeds will be made in accordance with the schedule ten (10) days after said filing, unless exceptions are filed with the Sheriff's Office prior thereto.

Branch Banking and Trust Company
vs.

Gordon R. Grimes

ALL that certain piece or parcel or Tract of land situate in Franklin Township, Greene County, Pennsylvania, and being known as 1795 Morris Street, Waynesburg, PA 15370
TAX MAP AND PARCEL NUMBER: 07-11-177
THE IMPROVEMENTS THEREON ARE: Residential Dwelling
REAL DEBT: \$69,676.04

PROPERTY ADDRESS: 1795 Morris Street, Waynesburg, PA 15370

UPI / TAX PARCEL NUMBER: 07-11-177

Seized and taken into execution to be sold as the property of GORDON R. GRIMES in suit of BRANCH BANKING AND TRUST COMPANY

Attorney for the Plaintiff:
McCabe, Weisberg & Conway
Philadelphia, PA 215-790-1010

BRIAN A. TENNANT, SHERIFF
Greene County, Pennsylvania