

# FAYETTE LEGAL JOURNAL

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## FAYETTE LEGAL JOURNAL

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## ESTATE NOTICES

Notice is hereby given that letters testamentary or of administration have been granted to the following estates. All persons indebted to said estates are required to make payment, and those having claims or demands to present the same without delay to the administrators or executors named.

### Third Publication

**LUANN BOLTZE**, late of Perryopolis, Fayette County, PA (3)

*Co-Administrators:* Craig N. Martin  
295 Virgin Run Road  
Vanderbilt, PA 15486  
Lawrence E. Martin  
295 Greenfield Road  
Perryopolis, PA 15473  
c/o Bassi, Vreeland & Associates, P.C.  
P.O. Box 144  
111 Fallowfield Avenue  
Charleroi, PA 15022  
*Attorney:* Bradley M. Bassi

**BARBARA MANARCZYK**, late of Everson Borough, Fayette County, PA (3)

*Administratrix:* Anita King  
c/o Petrilo Jones, LLC  
412 Main Street  
Irwin, PA 15642  
*Attorney:* Tyler Jones

**EMERSON F. NICHOLS**, late of Fayette City, Fayette County, PA (3)

*Executrix:* Rhonda Kay Hynek  
185 Lemmon Road  
Mt. Pleasant, PA 15666  
c/o 513 Schoonmaker Avenue  
Monessen, PA 15062  
*Attorney:* Timothy M. Maatta

**CHARLES J. SANTORE, a/k/a CHARLES J. SANTORE, JR.**, late of South Union Township, Fayette County, PA (3)

*Personal Representative:* Gary J. Frankhouser  
c/o Davis and Davis  
107 East Main Street  
Uniontown, PA 15401  
*Attorney:* Gary J. Frankhouser

**JOAN SKILONE**, late of Everson, Fayette County, PA (3)

*Co-Administrators:* Nancy Skilone  
123 Chestnut Street  
Everson, PA 15631  
Robert Skilone  
253 Spaghy Hollow Road  
Connellsville, PA 15425  
c/o Snyder & Snyder Attorneys at Law, PLLC  
17 North Diamond Street  
Mt. Pleasant, PA 15666  
*Attorney:* Marvin Snyder

### Second Publication

**MINNIE R. KORESKO**, late of South Union Township, Fayette County, PA (2)

*Administrator:* Christopher D. Koresko  
c/o 51 East South Street  
Uniontown, PA 15401  
*Attorney:* Webster & Webster

**ANNA MAE URIE**, late of Dunbar Township, Fayette County, PA (2)

*Co-Executors:* Lisa Urie-Groft and  
Matthew J. Urie  
c/o Proden & O'Brien  
99 East Main Street  
Uniontown, PA 15401  
*Attorney:* Wendy L. O'Brien

**CYRUS E. URIE, SR., a/k/a CYRUS URIE**, late of Dunbar Township, Fayette County, PA (2)

*Co-Executors:* Lisa Urie-Groft and  
Matthew J. Urie  
c/o Proden & O'Brien  
99 East Main Street  
Uniontown, PA 15401  
*Attorney:* Wendy L. O'Brien

**First Publication**

**LEGAL NOTICES**

**THELMA R. FRANKS JONES, a/k/a  
THELMA RUTH JONES**, late of South Union  
Township, Fayette County, PA (1)  
*Personal Representative:* Deborah Surak  
c/o Davis and Davis  
107 East Main Street  
Uniontown, PA 15401  
*Attorney:* Samuel J. Davis

**IRENE C. KARLOWICZ**, late of Masontown  
Borough, Fayette County, PA (1)  
*Executrix:* Colleen M. Bauer  
710 Green Lane  
Masontown, PA 15461  
c/o Robert Freedenberg, Skarlatos  
Zonarich, LLC  
320 Market Street, Suite 600W  
Harrisburg, PA 17101  
*Attorney:* Robert Freedenberg

**ELMER SCHERER, a/k/a ELMER E.  
SCHERER**, late of Mt. Pleasant, Fayette  
County, PA (1)  
*Administratrix:* Elizabeth Scherer  
905 Kreinbrook Hill Road Ext.  
Mt. Pleasant, PA 15666  
c/o 661 Andersen Drive Foster Plaza,  
Suite 315  
Pittsburgh, PA 15220  
*Attorney:* E. Vernon Parkinson

**NOTICE OF TRUST ADMINISTRATION**

Notice is hereby given of the administration of The James Melvin Smithburger Living Trust dated March 9, 2006 pursuant to 20 Pa.C.S. § 7755c. James Melvin Smithburger, Grantor/Settlor of the Trust died on December 20, 2019, late of Uniontown Fayette County, and Commonwealth of Pennsylvania. All persons indebted to said Trust are requested to make payment, and those having claims or demands against the same will make them known without delay to:

Ann M. Capozzi & Susan G. Kuhta, Trustees, currently of 20 Ruby View Drive, Lemont Furnace, PA 15456 and 570 Rankin Airshaft Road, Uniontown, PA 15401, respectively, or John A. D'Onofrio, Esq. of D'Onofrio Law Office, P.C. located at 651 Holiday Drive, Ste. 400, Pittsburgh, PA 15220 having a phone number of 412-928-2068.

(3 of 3)

IN THE COURT OF COMMON PLEAS OF  
WASHINGTON COUNTY, PENNSYLVANIA  
ORPHANS' COURT DIVISION  
No.: 63-19-1364

IN RE:  
ADOPTION OF  
B. J. G. M.

**FINAL DECREE**

AND NOW, this 9th day of March, 2020, upon consideration the within Petition and a hearing had thereon:

This Court, being satisfied as to the truth of the facts set forth in the Petition, finds that Matthew Tyler Morse has forfeited his parental rights, and further finds that it is in the best interests of B. J. G. M. that this Petition be granted, and it is hereby ORDERED, AJUDGED and DECREED that all parental rights of Matthew Tyler Morse, in respect to B. J. G. M. are terminated forever, and custody of the child is hereby awarded to Michael P. Noble, and the child may now be adopted without further consent or notice to the parent.

BY THE COURT:  
The Hon. John DiSalle, Judge

IN THE COURT OF COMMON PLEAS OF  
BUTLER COUNTY, PENNSYLVANIA  
CIVIL DIVISION  
A.D. No. 2020 - 10173

HIGHFIELD COMMUNITY ASSOCIATION,  
Plaintiff,

vs.

GEORGIA M. PARKER, individually;  
GEORGIA M. PARKER, Administratrix of the  
Ethel M. Dougherty, a/k/a Ethel Daugherty, a/k/  
a Ethel M. Daugherty Estate, and its heirs,  
unknown heirs, executors, administrators,  
personal representatives, successors, assigns,  
and all persons claiming under them; the  
ESTATE OF GEORGE K. DAUGHERTY, and  
its heirs, unknown heirs, executors,  
administrators, personal representatives,  
successors, assigns, and all persons claiming  
under them; JAMES P. SMITH; CHARLES R.  
SMITH; THOMAS SMITH; ELIZABETH  
BROWN; DOLORES WILSON; ROBERT  
SMITH; LYDIA SMITH; ANTHONY SMITH,  
and their heirs, unknown heirs, executors,  
administrators, personal representatives,  
successors, assigns, and all persons claiming  
under them,  
Defendants.

To: GEORGIA M. PARKER, individually;  
GEORGIA M. PARKER, Administratrix of the  
Ethel M. Dougherty, a/k/a Ethel Daugherty, a/k/  
a Ethel M. Daugherty Estate, and its heirs,  
unknown heirs, executors, administrators,  
personal representatives, successors, assigns,  
and all persons claiming under them; the  
ESTATE OF GEORGE K. DAUGHERTY, and  
its heirs, unknown heirs, executors,  
administrators, personal representatives,  
successors, assigns, and all persons claiming  
under them; JAMES P. SMITH; CHARLES R.  
SMITH; THOMAS SMITH; ELIZABETH  
BROWN; DOLORES WILSON; ROBERT  
SMITH; LYDIA SMITH; ANTHONY SMITH,  
and their heirs, unknown heirs, executors,  
administrators, personal representatives,  
successors, assigns, and all persons claiming  
under them, Defendants

NOTICE OF QUIET TITLE ACTION

You are hereby notified that the Plaintiff  
has filed a Complaint to Quiet Title on February  
18, 2020, against you at the above number and  
term. The parcel which is the subject of this  
action is located in Butler Township, Butler

County, Pennsylvania, and is bounded and  
described as follows:

ALL that certain lot of ground being known as  
Lot Number Two Hundred Thirty One (231) in  
the Butler Land Investment and Improvement  
Company's Plan of Lots recorded in the Register  
and Recorder's Office in and for Butler County,  
and situate in Butler Township, Butler County,  
Commonwealth of Pennsylvania, bounded and  
described as follows:

BOUNDED on the South by Stewart Avenue on  
the East by Lot Number 232, on the North by  
Stewart Way and on the West by Lot Number  
230 of said allotment.

BEING designated as Tax Parcel No. 055-27-  
0231.

BEING the same property which the Butler  
Land and Investment and Improvement  
Company by their deed dated November 14,  
1922, and conveyed to Emanuel Rose.

ALSO, BEING the same property conveyed to  
George K. Dougherty, a/k/a George K.  
Daugherty and the above-named Decedent, his  
wife, on November 15, 1922 at Deed Book 406,  
Page 327, being recorded on August 14, 1923, in  
the Butler County Recorder's Office. The said  
George K. Dougherty a/k/a George K.  
Daugherty having died on July 29, 1945, with no  
estate being opened, full title and ownership  
became vested in the said Ethel M. Dougherty,  
a/k/a Ethel Daugherty, a/k/a Ethel Daugherty, by  
operation of law. Also being the same property  
conveyed to Highfield Community Association  
by Deed of Georgia M. Parker, as Administratrix  
and individually, recorded at Instrument No.  
202003100004926 on March 10, 2020

You are hereby notified to plead to the  
above-referenced Complaint on or before twenty  
(20) days from the date of this publication or a  
judgment by default will be taken against you  
and unless within thirty (30) days from the entry  
of said judgment by default you commence an  
action in ejectment against the Plaintiff, a Final  
Decree may be entered against you, forever  
barring you from asserting any right, title,  
interest or claim in said property inconsistent  
with the claim of Plaintiff.

NOTICE

If you wish to defend, you must enter a  
written appearance personally or by attorney and

file your defenses or objections in writing with the court. You are warned that if you fail to do so, the case may proceed without you and a judgment may be entered against you without further notice for the relief requested by the Plaintiff. You may lose money or property or other rights important to you.

YOU SHOULD TAKE THIS PAPER TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER, GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW. THIS OFFICE CAN PROVIDE YOU WITH INFORMATION ABOUT HIRING A LAWYER.

IF YOU CANNOT AFFORD TO HIRE A LAWYER, THIS OFFICE MAY BE ABLE TO PROVIDE YOU WITH INFORMATION ABOUT AGENCIES THAT MAY OFFER LEGAL ASSISTANCE TO ELIGIBLE PERSONS AT A REDUCED FEE FOR NO FEE.

Kelly Ferrari, Prothonotary  
Butler County Courthouse  
300 South Main Street  
P.O. Box 1208  
Butler, PA 16003-1208  
(724) 284-5214

Butler County Bar Association  
240 South Main Street  
Butler, PA 16001  
(724) 841-0130

Thomas J. May, Esquire  
Attorney for Plaintiff  
DILLON McCANDLESS KING  
COULTER & GRAHAM L.L.P.  
128 West Cunningham Street  
Butler, PA 16001

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# **WARMAN ABSTRACT & RESEARCH LLC**

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**518 Madison Drive**

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