

The Greene Reports

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

Vol. XL, No. 21

November 14, 2024



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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 Jeffry N. Grimes, Judge

MOTIONS

Criminal & Civil & O.C.:
November 18 and 20, 2024

CRIMINAL

Arraignments: November 18, 2024
ARDs: December 9, 2024
ARD Revocations: December 9, 2024
Parole Violations: November 18, 2024
Plea Court: December 10-12, 2024
License Suspension December 17, 2024

ORPHANS

Accounts Nisi: December 2, 2024
Accounts Absolute: December 12, 2024

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SUPERIOR COURT

COMMONWEALTH COURT

Convenes in Pgh.: April 7-11, 2025

Convenes in Pgh.: November 19-20, 2024

Convenes in Pgh.: February 3-7, 2025

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the editorial staff to be reasonably interpreted as offensive, demeaning or insulting to any individual or group will not be published.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 Anonymous correspondence will not be published.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

Timothy M. Ross, President

Adam J. Belletti, Vice-President

John R. Headley, Secretary

Lukas B. Gatten, Treasurer

Christopher M. Simms, Ex-Officio

ARGUMENTS

Argument Court: October 28, 2024

CIVIL

Domestic Relations Contempts: November 26, 2024
Domestic Relations Appeals: November 26, 2024

JUVENILE

Plea Day: November 21, 2024

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DEED TRANSFERS

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

ALEPPO TOWNSHIP

Joseph H. Warr, Jr., et ux., to EQT Production Company, 100.0178 Acres, O&G, \$781.39 (11-8-24)

CARMICHAELS BOROUGH

Eve A. Appelbaum, et ux., to Daniel Patrick Parker, 2 Tracts, \$20,000.00 (11-12-24)

CENTER TOWNSHIP

Glenda A. Walker Living Trust, et al., to Ridgetop Ten LLC, 300 Acres, O&G, \$675,000.00 (11-7-24)

Anne E. Wear to EQT Production Company, 207.8026 Acres, O&G, \$11,995.54 (11-8-24)

CUMBERLAND TOWNSHIP

Brandon Nuckles, et ux., to High Strung Motorsports Inc, Lots 12-16, Hart Plan, \$75,000.00 (11-7-24)

DUNKARD TOWNSHIP

Deloris Unmuth Trust, et ux., to Duane C. Shoemaker, et ux., 23.34 Acres, \$40,000.00 (11-6-24)

Kathern N. Keith a/k/a Kathern N. Duncan, et ux., to Pamela A. Mulloy, Tract, \$75,000.00 (11-8-24)

FRANKLIN TOWNSHIP

Big Bottom Trust LLC to RB Commercial Properties, LLC, 2 Tracts, \$390,000.00 (11-7-24)
David L. Shultz to John Gregory Stoner, et ux., Lots 15-16, Shady Side Plan, \$75,000.00 (11-7-24)

Blaine S. Hawkins, et ux., to Sheila Peterson, Lots 2 & 9, Bonar Plan, \$260,000.00 (11-7-24)
John F. Rock Estate a/k/a John French Rock Estate, et al., to James H. Mason, et ux., .870 Acre, \$30,000.00 (11-12-24)

FREEPORT TOWNSHIP

Sandra Lee Bowne-Culberson to Melvin Benson, et al., 5 Tracts, O&G, \$7,583.34 (11-7-24)
David Eugene Taylor to EQT Production Company, 78.876 Acres, O&G, \$6,134.78 (11-8-24)

GILMORE TOWNSHIP

Janet Berry to Divot Acquisitions LLC, et ux., 41 Acres, O&G, \$1,000.00 (11-7-24)
Elizabeth L. Huffman to EQT Production Company, 180.223 Acres, O&G, \$19,701.43 (11-8-24)

JACKSON TOWNSHIP

Jodi L. Gilbert to Rhonda Crawford, 6 Acres, \$45,000.00 (11-12-24)

RICHHILL TOWNSHIP

Nellie E. Kretzschmar to Community Minerals II LLC, 3.1625 Acres, O&G, \$200.00 (11-12-24)

SPRINGHILL TOWNSHIP

Rodney W. Grimes, et ux., to Steven Shing Lee, et ux., 52.79 Acres, \$205,000.00 (11-7-24)

WAYNE TOWNSHIP

Jane B. Lemley to EQT Production Company, 312.6375 Acres, O&G, \$3,580.79 (11-7-24)
Victor Eugene Eddy to EQT Production Company, 1.265 Acres, O&G, \$5,313.00 (11-8-24)

WAYNESBURG BOROUGH

Stephen Gates, et ux., to Stephen Hegedis, Lot, \$169,900.00 (11-6-24)
Donna M. Kamerer, et al., to David L. Shultz, Lot 9, Munnell Plan, \$104,000.00 (11-7-24)

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Jordan N. Jento by POA, et ux., to Paul E. Rush, Lot, \$32,500.00 (11-12-24)

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.

SECOND PUBLICATION

CULP, JEROME M. SR. A/K/A JEROME M. CULP A/K/A JEROME MCCRYSTAL CULP, SR.

Late of Morgan Township, Greene County, Pennsylvania
Administrator: Jonathan W. Culp, 1036 Iris Glen Drive, Evans, GA 30809
Attorney: John R. Headley, Esquire, 76 North Richhill Street, Waynesburg, PA 15370

GARRISON, MABLE JANE

Late of Monongahela Township, Greene County, Pennsylvania
Co-Executrix: Kathleen Green, 1950 Eighty-Eight Road, Greensboro, PA 15338
Co-Executrix: Debra Lawrence, 36 Kanada Street, Logan, WV 25601
Attorney: Stephen J. Taczak, Esquire, 12 N. Jefferson Avenue, Canonsburg, PA 15317

KELL, JOANNE N.

Late of Franklin Township, Waynesburg, Greene County, Pennsylvania
Executrix: Joyce K. Simpson, 2915 Mount Morris Road, Waynesburg, PA 15370
Attorney: David F. Pollock, Esquire, Pollock Morris Belletti & Simms, LLC, 54 South Washington Stret, Waynesburg, PA 15370

MAY, RONALD LEE

Late of Monongahela Township, Greene County, Pennsylvania
Executor: Dean Herod, 36 Cambridge Ct., Anderson, IN 46012 c/o Pavina Law, LLC,
4 North Beeson Blvd., Uniontown, PA 15401
Attorney: Bryan L. Pavina, Jr., Pavina Law LLC, 4 North Beeson Blvd., Uniontown, PA 15401

MUZYDLA, JOSEPH F. JR.

Late of Jefferson Township, Greene County, Pennsylvania
Administratrix: Patricia Muzydla, 1843 Jefferson Road, Rices Landing, PA 15357
Attorney: Timothy N. Logan, Esquire, Logan & Gatten Law Offices 54 N. Richhill Street, Waynesburg, PA 15370

PETROSINO, BONNIE L. A/K/A BONNIE LANELLE PETROSINO

Late of Washington Township, Greene County, Pennsylvania
Executrix: Karen P. Windle, 8418 Pine Falls Drive, Houston, TX 77095
Attorney: Thomas O. Vreeland, Esquire, Bassi, Vreeland & Associates, P.C., 62 East Wheeling Street, Washington, PA 15301-4804

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SERTICH, STELLA LOUISE A/K/A STELLA SERTICH

Late of Cumberland Township, Greene County, Pennsylvania
Administrator: Jonathan A. Klimek, 156 Stevenson Lane, Carmichaels, PA 15320
Attorney: John R. Headley, Esquire, 76 North Richhill Street, Waynesburg, PA 15370

SUMMERSGILL, GEORGE RICHARD A/K/A GEORGE R. SUMMERSGILL

Late of Sycamore, Greene County, Pennsylvania
Executor: Kurt F. Summersgill, 7543 West Hutchinson Avenue, Pittsburgh, PA 15218
Attorney: Kirk A. King, Esquire, 77 South Washington Street, Waynesburg, PA 15370

THRALLS, JOHN RICHARD

Late of Franklin Township, Greene County, Pennsylvania
Co-Administratrix: Loretta Efaw, 106 Fonner Run Road, Sycamore, PA 15364
Co-Administratrix: Jessica Ammons, 90 Zeb Haught Road, Wadestown, WV 26590
Attorney: Adam J. Belletti, Esquire, Pollock Morris Belletti & Simms, LLC, 54 South Washington Street, Waynesburg, PA 15370-2036

WEAVER, JOHN A.

Late of Gilmore Township, Greene County, Pennsylvania
Executor: Kurtis J. Gatrell, 735 Ridge Road, Waynesburg, PA 15370
Attorney: David C. Hook, Esquire, PO Box 898, 430 East Oakview Drive, Suite 101, Waynesburg, PA 15370

THIRD PUBLICATION

MARTIN, SHIRLEY J. A/K/A SHIRLEY JEAN MARTIN A/K/A SHIRLEY F. MARTIN

Late of Washington Township, Greene County, Pennsylvania
Co-Administrator: Carl Gregory Martin, 318 Waterdam Road, Waynesburg, PA 15370
Co-Administrator: Teresa J. Orum, 310 Waterdam Road, Waynesburg, PA 15370
Attorney: Cary D. Jones, Esquire, 6 South Main Street, Suite 600, Washington, PA 15401

LEARY, MARY S.

Late of Washington Township, Franklin County, Pennsylvania
Administrator / Attorney: Lukas B. Gatten, Esquire, Logan & Gatten Law Offices, 54 North Richhill Street, Waynesburg, PA 15370

FIRST AND FINAL ACCOUNT

LIST OF FIRST AND FINAL ACCOUNTS TO BE PRESENTED TO THE COURT BY CRYSTAL D WALTERS, CLERK OF COMMON PLEAS COURT, ORPHANS' COURT DIVISION ON December 2, 2024 FOR NISI CONFIRMATION AND ON December 12, 2024 FOR FINAL CONFIRMATION.

The First & Final Account of Robert Fowler & Scott Paul Akers, Co-Administrators of the Estate of Christin Michelle Whateley, deceased

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Attorney: Cheryl Catherine Cowen, Esquire
769 Lippencott Road
Waynesburg, PA 15370

LIST OF FIRST AND FINAL ACCOUNTS TO BE PRESENTED TO THE COURT BY
CRYSTAL D WALTERS, CLERK OF COMMON PLEAS COURT, ORPHANS' COURT
DIVISION ON December 2, 2024 FOR NISI CONFIRMATION AND ON December 12, 2024
FOR FINAL CONFIRMATION.

The First & Final Account of James Riggi and Barbara Riggi, Co-Executors of the Estate of
Joseph Cybak Jr., deceased

Attorney: Timothy N. Logan, Esquire
54 North Richhill Street
Waynesburg, PA 15370