

LEGAL ADS

Sheriff's Sale

Kevin M. Kraus, Sheriff

Abstracts of properties taken in execution upon the writs shown, at the numbers and terms shown, as the properties of the severally named defendants, owners or reputed owners and to be sold by Kevin M. Kraus, Sheriff of Allegheny County, Pennsylvania, Monday, February 6, 2023 at 9:00 AM, at Room 410 (Gold Room), Fourth Floor, Court House, City of Pittsburgh.

CONDITIONS OF SALE

Effective with the August 3, 2020 Sheriff Sale of real estate and all such monthly public sales thereafter shall be conducted virtually through video conferencing technology or live streaming. The Allegheny County Sheriff's Office shall provide for up to twenty-five persons to participate in person with physical distancing in the Gold Room, 4th Floor, Allegheny County Courthouse. ALL PARTICIPANTS OR BIDDERS MUST BE REGISTERED AT LEAST 7 DAYS BEFORE THE DATE OF THE SALE IN ORDER TO PARTICIPATE (VIRTUALLY OR IN PERSON) AT THE ALLEGHENY COUNTY SHERIFF'S OFFICE SALES OF REAL ESTATE. REGISTRATION WILL BE AVAILABLE ON THE ALLEGHENY COUNTY SHERIFF'S WEBSITE: SHERIFFALLEGHENYCOUNTY.COM. The Successful bidder will pay full amount of bid in CASH, CERTIFIED CHECK OR CASHIERS CHECK at time of sale, otherwise the property will be resold at the next regular Sheriff's Sale; provided, that if the sale is made on MONDAY, FEBRUARY 6, 2023 the bidder may pay ten percent of purchasing price but not less than 75.00 in CASH, CERTIFIED CHECK, OR CASHIERS CHECK THE DAY IMMEDIATELY FOLLOWING THE SALE, e.g. TUESDAY, FEBRUARY 7, 2023, BETWEEN THE HOURS OF 8:30 A.M. AND 2:30 P.M. IN THE ALLEGHENY COUNTY SHERIFF'S OFFICE. And the balance in CASH, CERTIFIED CHECK, OR CASHIERS CHECK, on or before MONDAY, FEBRUARY 13, 2023 at 10:00 O'CLOCK A.M. The property will be resold at the next regular Sheriff's Sale if the balance is not paid, and in such case all money's paid in at the original sale shall be applied to any deficiency in the price of which property is resold, and provided further that if successful bidder is the plaintiff in the execution the BIDDER shall pay full amount of bid ON OR BEFORE THE FIRST MONDAY OF THE FOLLOWING MONTH, OTHERWISE WRIT WILL BE RETURNED MARKED "REAL ESTATE UNSOLD" and all monies advanced by plaintiff will be applied as required by Common Pleas Court Rule 3129.2(1)(a).

Forfeited sales will be posted in the Sheriff's Office and listed on the Sheriff of Allegheny County web site.

Amendment of the Code Second Class County New Chapter 485.

The Allegheny County Code of Ordinances, Chapter 475, entitled "Taxation," is hereby amended through the creation of a new Article XII, entitled "Sheriff's Sales," and comprised as follows:

Article XII
Sheriff's Sales

§475-60. Recording of deeds and notification of Sheriff's sales to taxing bodies.

A. For any real property offered at Sheriff's sale due to nonpayment of real estate taxes and purchased by a third party through such sale, the Sheriff shall be responsible for filing the deed and, within seven days of filing of the Sheriff's deed, provide written notice of the conveyance to the Allegheny County Office of Property Assessments. The

written notice required pursuant to this subsection shall include the date of sale, identification of the property sold by both address and lot and block number, and the name and address of the individual(s) or other entity that purchased the property.

B. At the time of the sale the Sheriff shall collect all requisite filing costs, realty transfer taxes and fees necessary to properly record the deed.

C. Within seven days of receipt of written notice from the Sheriff, the Allegheny County Office of Property Assessments shall forward copies of such notice to all taxing bodies levying real estate taxes on the property described, including but not limited to the municipality and school district where the property is located.

AS REQUIRED BY SECTION 14 OF ACT NO. 77 OF 1986. THE COST OF ALL DOCUMENTARY STAMPS FOR REAL ESTATE TRANSFER TAXES (STATE, LOCAL, AND SCHOOL) WILL BE DEDUCTED BY THE SHERIFF FROM THE PROCEEDS OF THE SALE. Purchasers must Record their own Deeds and pay the necessary Recording fees. Pursuant to Rule 3136 P.R.C.P., notice is hereby given that a schedule of distribution will be filed by the Sheriff not later than 30 days from date of sale and that distribution will be made in accordance with the schedule unless exceptions are filed thereto, within ten (10) days thereafter. No further notice of the filing of the schedule of distribution will be given.

A Land Bank formed under 68 Pa.C.S.A. §2101 et seq. may exercise its right to bid pursuant to 68 Pa.C.S.A. §2117(d)(2) through 68 Pa.C.S.A. §2117(d)(4) on certain properties listed for sale under the Municipal Claims and Tax Lien Law, 53 P.S. §7101 et seq. The Sheriff of Allegheny County will honor the terms of payment which the Land Bank has entered with any municipalities having a claim against said property. If the Land Bank tenders a bid under Pa.C.S.A. §2117(d)(3) or §2117(d)(4) the Property will not be offered for sale to others and the Property will be considered sold to the Land Bank for the Upset Price as defined in 53 P.S. §7279 and no other bids will be accepted.

Notice is given that all Sheriff's Deeds tendered to purchasers will contain the following: "This document may not sell, convey, transfer, include or insure the title to the coal and right of support underneath the surface land described or referred to herein and the owner or owners of such coal may have the complete legal right to remove all of such coal, and in that connection damage may result to the surface of the land, any house, building or other structure on or in such land."

Aspinwall

39. Patricia L. Held
GD-22-002817—\$1,569.71
Joseph W. Gramc, Esq.
412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Aspinwall: Having erected thereon a one story commercial building being known as 103 Delafield Road, Pittsburgh, PA 15215. Deed Book Volume 11208, Page 155, Block & Lot 171-E-60.

Avalon

65. Mary Rose Siebert, as Believed Heir of the Estate of Richard Allen Siebert a/k/a Richard Alan Siebert; Unknown Heirs of the Estate of Richard Allen Siebert a/k/a Richard Alan Siebert (if any); Unknown Administrators of the Estate of Richard Allen Siebert a/k/a Richard Alan Siebert (if any)

MG-19-000754—\$36,576.71
Manley Deas Kochalski LLC
614-220-5611

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Avalon: Having erected thereon a dwelling being known and numbered as 545 Marie Avenue, Pittsburgh, PA 15202. Document Number 112553, Deed Book Volume 09539, Page 279. Block and Lot Number 0214-S-00341-0000-00.

Baldwin Borough

82. Lynden Goehring
MG-22-000634—\$111,771.66
Jeff Calcagno, Esq.
Brock & Scott, PLLC
844-856-6646

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Baldwin: Having erected thereon a dwelling being known and numbered as 578 Brinwood Avenue, Pittsburgh, PA 15227. Deed Book Volume 17129, Page 55. Block and Lot Number 0094-B-00336-0000-00.

Bethel Park

30. Mary Whitehead, Solely as Heir of the Estate of Mark Whitehead, Deceased and Richard Whitehead, Solely as Heir of the Estate of Mark Whitehead, Deceased and Christopher A. Whitehead, Solely as Heir of the Estate of Mark Whitehead, Deceased and Unknown Heirs, Successors, Assigns, and All Persons, Firms, or Associations Claiming Right, Title, or Interest From or Under Mark Whitehead, Deceased
MG-21-000233—\$114,652.25
Jill M. Fein, Esq.
Hill Wallack, LLP
215-579-7700

In the Commonwealth of Pennsylvania, County of Allegheny, Municipality of Bethel Park: Having erected thereon a 2 story dwelling being known and numbered as 4468-4470 3rd St., Bethel Park, PA 15102. Deed Book 12597, Page 23. Block and Lot Number 317-F-27.

Brackenridge

22. Tanya Fleming
MG-22-000538—\$54,519.06
Leon P. Haller, Esq.
Purcell, Krug and Haller
717-234-4178

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Brackenridge: Having erected thereon a dwelling being known and numbered as 869 Sixth Avenue, Brackenridge, PA 15014. Deed Book Volume 14435, Page 192. Block and Lot Number 1224-B-263.

Brentwood

61. Christian Aggazio
MG-22-000685—\$160,006.44
Manley Deas Kochalski LLC
614-220-5611

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Brentwood: Having erected thereon a dwelling being known and numbered as 4034 Cloverlea Street, Pittsburgh, PA 15227. Document Number 2020-22840, Deed Book Volume 18127, Page 539. Block and Lot Number 0188-N-00255-0000-00.

Bridgeville

26. Caryn S. Falcone
MG-20-000064—\$67,946.57
KML Law Group, P.C.
215-627-1322

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Bridgeville: Having erected thereon a dwelling being known and numbered as 1349 Pesavento Drive, Bridgeville, PA 15017. Deed Book 5078, Page 493. Block and Lot Number 254-J-322.

36. Stacey Ann Arensberg
GD-19-016190—\$2,353.98
Joseph W. Gramc, Esq.
412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Bridgeville: Having erected thereon a two story frame house being known as 269 Prestley Road, Bridgeville, PA 15017. Deed Book Volume 15315, Page 502. Block & Lot No. 255-A-105.

City of Clairton

89. Walter E. Jaskulski
GD-21-012784—\$4,273.41
Joseph W. Gramc, Esq.
412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, City of Clairton - Ward 2: Having erected thereon a two story brick house being known as 426 Baker Avenue, Clairton, PA 15025. Deed Book Volume 11513, Page 462. Block & Lot No. 879-S-243.

Collier

1. Stanley C. Perkowski
MG-20-000271—\$173,273.91
Keri P. Ebeck, Esq.
412-456-8100

In the Commonwealth of Pennsylvania, County of Allegheny, Township of Collier: Having erected thereon a residential dwelling being known and numbered as 134 Baldwin Road, Carnegie, PA 15106. Deed Book Volume 13761, Page 190, Block and Lot Number 202-F-12.

83. John S. Weigner a/k/a John Weigner a/k/a John S. Weigner, Jr.
MG-22-000452—\$74,974.57
Jeff Calcagno, Esq.
Brock & Scott, PLLC
844-856-6646

In the Commonwealth of Pennsylvania, County of Allegheny, Collier Township: Having erected thereon a dwelling being known and numbered as 1028 Franklin St., Oakdale, PA 15071. Deed Book Volume 9076, Page 639. Block and Lot Number 0331-N-00007-0000-00.

Crescent

10. Philip J. McNally
GD-19-012328—\$20,504.69
Danielle Guarascio, Esq.
412-391-0160

In the Commonwealth of Pennsylvania, County of Allegheny, Township of Crescent: Having erected thereon a two story dwelling, known as 234 Spring Run Road, Crescent, PA 15046. Deed Book 14334, Page 268. Block and Lot Number 702-G-94.

Dormont

20. Capital Real Estate Construction LLC
GD-21-011851—\$11,406.42
Jennifer L. Cerce, Esq.
412-242-4400

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Dormont: Having erected thereon a commercial office building being known and numbered as 3015 West Liberty Avenue, Pittsburgh, PA 15216. Deed Book 15402, Page 175. Block and Lot Number 98-D-313.

56. Donna Lee Karafilis
MG-22-000147—\$70,130.69
Powers Kirn, LLC
215-942-2090

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Dormont: Having erected thereon a dwelling being known and numbered as 3262 Eastmont Avenue, Pittsburgh, Pennsylvania 15216. Deed Book Volume 8458 Page 255, Block and Lot Number 98-R-339.

Dravosburg

91. Thomas Wayne Limley and Cheryl Ann Limley

GD-05-012534—\$8,923.15
Joseph W. Gramc, Esq.
412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Dravosburg: Having erected thereon a two story frame house being known as 34 Park Avenue, Dravosburg, PA 15034. Deed Book Volume 6221, Page 241. Block & Lot No. 309-L-104.

Duquesne

44. Daniel H. Freet

GD-22-009576—\$45,538.40
Robertson, Anschutz, Schneid, Crane & Partners, PLLC
855-225-6906

In the Commonwealth of Pennsylvania, County of Allegheny, 3rd Ward of the City of Duquesne: Having erected thereon a dwelling being known and numbered as 717 Foster Avenue Duquesne, PA 15110. Deed Book Volume 12724, Page 102. Block and Lot 0306-D-00024-0000-00.

East McKeesport

86. Thomas C. Gwillim, With Notice to Heirs and Assigns

GD-19-001878—\$3,020.54
Joseph W. Gramc, Esq.
412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of East McKeesport: Having erected thereon a one story frame house being known as 1116 Morrelle Avenue, East McKeesport, PA 15035. Deed Book Volume 11610, Page 198. Block & Lot No. 547-A-346.

87. CH2GH, LLC

GD-19-000377—\$6,411.95
Joseph W. Gramc, Esq.
412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of East McKeesport: Having erected thereon a two story frame house being known as 958 5th Avenue, East McKeesport, PA 15035. Deed Book Volume 13978, Page 446. Block & Lot No. 547-B-289.

Edgewood

23. Arthur J. Drexler

MG-22-000446—\$156,407.91
Jeff Calcagno, Esq.
Brock & Scott, PLLC
844-856-6646

In the Commonwealth of Pennsylvania, County of Allegheny, Second Ward of Edgewood Borough: Having erected thereon a dwelling being known and numbered as 449 Morris St., Pittsburgh, PA 15218. Deed Book Volume 17242, Page 308. Block and Lot Number 0233-P-00036-0000-00.

38. Jay Steinitz and Shauna Tallentire

GD-19-014475—\$16,117.14
Joseph W. Gramc, Esq.
412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Edgewood: Having erected thereon a two and a half story masonry frame house being known as

147 Oakview Avenue, Pittsburgh, PA 15218. Deed Book Volume 11793, Page 185. Block & Lot No. 234-E-263.

Elizabeth Borough

16. Amy M. Marghella, Executrix for the Estate of Robert R. Grice, Jr., Deceased

GD-22-003287—\$17,486.42
Jennifer L. Cerce, Esq.
412-242-4400

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Elizabeth: Having erected thereon a single family dwelling being known and numbered as 520 Ferry St., Elizabeth, PA 15037. Deed Book 17218, Page 38. Block and Lot Number 1133-R-150.

55. Unknown Heirs, Successors, Assigns and All Persons, Firms or Associations Claiming Right, Title or Interest from or under Charles A. Flowers, Deceased

GD-22-003416—\$63,008.18
Powers Kirn, LLC
215-942-2090

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Elizabeth: Having erected thereon a dwelling being known and numbered as 604 Church Street, Elizabeth, Pennsylvania 15037. Deed Book 4251, Page 187, Block and Lot Number 1132-E-212.

Elizabeth Township

15. Tara K. Lofstrom

GD-22-003289—\$16,906.29
Jennifer L. Cerce, Esq.
412-242-4400

In the Commonwealth of Pennsylvania, County of Allegheny, Township of Elizabeth: Having erected thereon a single family dwelling being known and numbered as 136 Similo Dr., Elizabeth, PA 15037. Deed Book 14944, Page 572. Block and Lot Number 1132-K-347.

47. Irie Johnsta Mack

MG-20-000246—\$121,150.46
Robertson, Anschutz, Schneid, Crane & Partners, PLLC
855-225-6906

In the Commonwealth of Pennsylvania, County of Allegheny, Elizabeth Township: Having erected thereon a dwelling being known and numbered as 833 Everglade Dr. McKeesport, PA 15135. Deed Book Volume 17442, Page 295. Block and Lot 0652-R-00370-0000-00.

69. Amie Lynn Keeler and Matthew T. Keeler

MG-22-000307—\$138,520.34
Powers Kirn, LLC
215-942-2090

In the Commonwealth of Pennsylvania, County of Allegheny, Township of Elizabeth: Having erected thereon a dwelling being known and numbered as 501 Elizabeth Avenue, Elizabeth, Pennsylvania 15037. Deed Book 17740, Page 583, Instrument No. 2019-25747, Block and Lot Number 1132-G-124.

72. Barry P. Gidel

MG-22-000096—\$95,659.32
LOGS Legal Group LLP
610-278-6800

In the Commonwealth of Pennsylvania, County of Allegheny, Township of Elizabeth: Having erected thereon a dwelling being known and numbered as 431 Stoneybrook Drive, Elizabeth, PA 15037. Deed Book Volume 5861, Page 529, Block and Lot 1270-C-00354-0000-00.

Forest Hills

28. The Unknown Heirs of Kevin E. Patterson Deceased, Ariadne Patterson Solely in Her Capacity as Heir of Kevin E. Patterson, Deceased, Crystal Patterson Solely in Her Capacity as Heir of Kevin E. Patterson, Deceased, and Keitaro Patterson

Solely in His Capacity as Heir of Kevin E. Patterson, Deceased

MG-21-000182—\$181,875.43
KML Law Group, P.C.
215-627-1322

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Forest Hills: Having erected thereon a dwelling being known and numbered as 1010 Braddock Road, Pittsburgh, PA 15221. Deed Book 14428, Page 425. Block and Lot Number 298-M-150.

Forward

70. Unknown Heirs, Successors, Assigns and All Persons, Firms or Associations Claiming Right, Title or Interest from or under Charles William Pavelchak, deceased

GD-21-014377—\$36,529.64
LOGS Legal Group LLP
610-278-6800

In the Commonwealth of Pennsylvania, County of Allegheny, Township of Forward: Having erected thereon a dwelling being known and numbered as 3281-3283 Rainbow Run Road, Monongahela, PA 15063. Deed Book Volume 7464, Page 213, Block and Lot 2469-C-00096-0000-00.

Fox Chapel

81. Elizabeth Berger

GD-21-015120—\$4,800.97
Joseph W. Gramc, Esq.
412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Fox Chapel: Having erected thereon a one story brick house being known as 419 Valley Drive, Pittsburgh, PA 15215. Deed Book Volume 14732, Page 424. Block & Lot No. 169-H-285.

Glassport

68. The Unknown Heirs of Catherine L. Bonacci, Deceased

GD-22-006899—\$10,767.00
Jennifer L. Cerce, Esq.
412-242-4400

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Glassport: Having erected thereon a single family dwelling being known and numbered as 902 Vermont Ave., Glassport, PA 15045. Deed Book 4938, Page 113. Block and Lot Number 558-L-199.

80. Albert Boboth and Mary Sue Boboth, Known Heirs of Patricia A. Boboth, Deceased; and the Unknown Heirs of Patricia A. Boboth, Deceased

GD-22-006522—\$15,192.68
Leon P. Haller, Esq.
Purcell, Krug and Haller
717-234-4178

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Glassport: Having erected thereon a dwelling being known and numbered as 25 Monongahela Avenue, Glassport, PA 15045. Deed Book Volume 10386, Page 60. Block and Lot Number 467-C-73.

Heidelberg

37. George E. Tracey, Jr.

GD-19-013713—\$3,861.30
Joseph W. Gramc, Esq.
412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Heidelberg: Having erected thereon a one story brick house being known as 526 Madison Avenue, Carnegie, PA 15106. Deed Book Volume 17051, Page 457. Block & Lot No. 101-F-259.

49. Beth Ann Mikus

MG-20-000129—\$105,783.31
LOGS Legal Group LLP
610-278-6800

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Heidelberg: Having erected thereon a dwelling being known and numbered as 531 Lincoln Avenue, Carnegie, PA 15106. Deed Book Volume 12190, Page 280, Block and Lot 0101-F-00093-0000-00.

Leetsdale

76. Ambridge Restoration Partners, LP

GD-22-011497—\$225,178.39
Preston D. Jaquish, Esq.
McGrath McCall, P.C.
412-281-4333

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Leetsdale: Having erected thereon a single-family dwelling known as 5 Winding Road, Leetsdale, PA 15056, and Deed Book Volume 17250, Page 325, Block and Lot Number 601-D-3.

Lincoln

67. Linda A. Rodman and Mark J. Rodman

GD-21-014951—\$22,636.40
Jennifer L. Cerce, Esq.
412-242-4400

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Lincoln: (Parcel I) Having erected thereon a single family dwelling being known and numbered as 2122 Lincoln Blvd., Elizabeth, PA 15037; Deed Book Volume 9535, Page 30; Block and Lot Number 1001-L-391.

And (Parcel II) Being vacant land known as Lincoln Blvd., Elizabeth, PA 15037. Deed Book 9535, Page 30; Block and Lot Number 1001-G-5.

Marshall

52. Mamata Mohanty and Subhendra Mattagajasingh

MG-21-000145—\$210,765.09
LOGS Legal Group LLP
610-278-6800

In the Commonwealth of Pennsylvania, County of Allegheny, Township of Marshall: Having erected thereon a dwelling being known and numbered as 848 Hillcrest Circle, Wexford, PA 15090. Deed Book Volume 12734, Page 318, Block and Lot 1497-M-00049-0000-00.

77. L. Joyce Evans a/k/a Lois Joyce Evans; Samuel E. Evans; and the United States of America

MG-18-000095—\$903,211.52
Manley Deas Kochalski LLC
614-220-5611

In the Commonwealth of Pennsylvania, County of Allegheny, Marshall Township: Having erected thereon a dwelling being known and numbered as 113 Burry Avenue, Bradford Woods, PA 15015. Document Number 2004-32782, Deed Book Volume 12198, Page 405. Block and Lot Number 1657-L-00002-0000-00.

79. Donald Hammel a/k/a Donald C. Hammel; and Jeanne Brooks Hammel a/k/a Jeanne B. Hammel

MG-19-000727—\$2,411,538.05
Manley Deas Kochalski LLC
614-220-5611

In the Commonwealth of Pennsylvania, County of Allegheny, Marshall Township: Having erected thereon a dwelling being known and numbered as 310 Mingo Road, Wexford, PA 15090. Document Number 2006-41258, Deed Book Volume 13084, Page 438. Block and Lot Number 1655-C-00008-0000-00.

Town of McCandless

71. Unknown Heirs, Successors, Assigns and All Persons, Firms or Associations Claiming Right, Title or Interest from or under Matthew E. Mehelic, Deceased, Matthew E. Mehelic, Jr., known Heir of Matthew E. Mehelic, deceased, Mary June Mehelic, known Heir of Matthew E. Mehelic, deceased

MG-19-000765—\$48,626.68
LOGS Legal Group LLP
610-278-6800

In the Commonwealth of Pennsylvania, County of Allegheny, Town of McCandless: Having erected thereon a dwelling being known and numbered as 8559 Wittmer Road, Pittsburgh, PA 15237. Deed Book Volume 12360, Page 593, Block and Lot 0713-M-00238-0000-00.

City of McKeesport

73. Unknown Heirs, Successors, Assigns and All Persons, Firms or Associations Claiming Right, Title or Interest from or under Ruth A. Seabolt, deceased

MG-19-001061—\$43,037.47
LOGS Legal Group LLP
610-278-6800

In the Commonwealth of Pennsylvania, County of Allegheny, 7th Ward of the City of McKeesport: Having erected thereon a dwelling being known and numbered as 2708 Garbett Street, McKeesport, PA 15132. Deed Book Volume 12894, Page 249, Block and Lot 0381-F-00128-0000-00.

90. The Unknown Heirs of Diane M. House, Deceased

GD-22-007495—\$3,325.42
Joseph W. Gramc, Esq.
412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, City of McKeesport - Ward 9: Having erected thereon a two story frame house being known as 2727 Grandview Avenue, McKeesport, PA 15132. Deed Book Volume 5733, Page 669, Block & Lot No. 464-H-120.

McKees Rocks

78. Catherine Angelo, as Believed Heir of the Estate of Lawrence J. Populo; Karen Pelkey, as Believed Heir of the Estate of Lawrence J. Populo; Charles Populo, as Believed Heir of the Estate of Lawrence J. Populo; William Populo, as Believed Heir of the Estate of Lawrence J. Populo; Unknown Heirs of the Estate of Lawrence J. Populo (if any); Unknown Administrators of the Estate of Lawrence J. Populo (if any)

GD-22-008297—\$12,526.30
Manley Deas Kochalski LLC
614-220-5611

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of McKees Rocks: Having erected thereon a dwelling being known and numbered as 916 1st Street, McKees Rocks, PA 15136. Deed Book Volume 6408, Page 816. Block and Lot Number 0072-M-00085-0000-00.

Monroeville

50. Amanda Probst, known Heir of Jerry L. Boyko, deceased, B.B., minor, known Heir of Jerry L. Boyko, deceased, J.B., minor, known Heir of Jerry L. Boyko, deceased, Unknown Heirs, Successors, Assigns and All Persons, Firms or Associations Claiming Right, Title or Interest from or under Jerry L. Boyko, deceased

MG-22-000276—\$79,022.24
LOGS Legal Group LLP
610-278-6800

In the Commonwealth of Pennsylvania, County of Allegheny, Municipality of Monroeville: Having erected thereon a dwelling being known and numbered as 411 A Street, Monroeville, PA 15146. Deed Book Volume 14170, Page 57, Block and Lot 0545-M-00194-0000-00.

62. Bunny Laverne Saddler, as Believed Heir of the Estate of George Saddler; Romie Saddler, as Believed Heir of the Estate of George Saddler; Unknown Heirs of the Estate of George Saddler (if any); Unknown Administrators of the Estate of George Saddler (if any); Darlene Saddler, as Believed Heir of the Estate of George Saddler, Jr.; Unknown Heirs of the Estate of George Saddler, Jr. (if any); Unknown Administrators of the Estate of George Saddler, Jr. (if any)

GD-22-003469—\$70,048.01
Manley Deas Kochalski LLC
614-220-5611

In the Commonwealth of Pennsylvania, County of Allegheny, Municipality of Monroeville: Having erected thereon a dwelling being known and numbered as 210 Garden City Drive, Monroeville, PA 15146. Document Number 2003-40934, Deed Book Volume 11865, Page 95. Block and Lot Number 0743-D-00182-0000-00.

88. Robin L. Kaczynski

GD-17-007866—\$7,042.55
Joseph W. Gramc, Esq.
412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Municipality of Monroeville: Being thereon vacant residential land known as Interlaken Drive, Monroeville, PA 15146 f/k/a 306 Interlaken Drive, Monroeville, PA 15146. Deed Book Volume 7495, Page 102. Block & Lot No. 1108-H-218.

Moon

4. William E. Frew, Jr. and Betty L. Frew

MG-22-000358—\$7,810.50
David W. Raphael, Esq.
412-465-9718

All of the following described real estate situated in the Commonwealth of Pennsylvania, County of Allegheny, in the Township of Moon: Having erected thereon a dwelling being known and numbered as 222 Burch Drive, Coraopolis, PA 15108, By Deed Dated September 12, 1966, and Recorded on September 12, 1996, in the Department of Real Estate of Allegheny County at Deed Book Volume 4367, Page 397. Block 416-S, Lot 88.

29. Lee C. Pingree, Jr.

MG-22-000135—\$144,499.77
Jill M. Fein, Esq.
Hill Wallack, LLP
215-579-7700

In the Commonwealth of Pennsylvania, County of Allegheny, Township of Moon: Having erected thereon a 1 story dwelling being known and numbered as 342 Moon Clinton Road, Coraopolis, PA 15108. Deed Book 17304, Page 461, Block and Lot Number 806-D-239.

Mt. Lebanon

6. Robert J. Kennedy and Victoria Dedonato Kennedy, Husband and Wife

GD-22-003587—\$28,185.63
John T. Vogel, Esq.
Tucker Arensberg, P.C.
412-594-3943

In the Commonwealth of Pennsylvania, County of Allegheny, Municipality of Mt. Lebanon: Having erected thereon a residential dwelling known and numbered as 30 Lemoyne Avenue, Pittsburgh, Pennsylvania 15228-2155, Deed Book Volume 9315, Page 175, Block and Lot 141-P-326.

North Braddock

53. Mary Phyllis McLaughlin

GD-21-014014—\$92,037.59
LOGS Legal Group LLP
610-278-6800

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of North Braddock: Having erected thereon a dwelling being known and numbered as 1300-1302 Packer Avenue, Braddock, PA 15104. Deed Book Volume 9030, Page 390, Block and Lot 0302-K-00025-0000-00.

85. Jennifer Henderson a/k/a Jennifer Ludwig & the Unknown Heirs of Darryl J. Henderson, Jr., Deceased

GD-22-002738—\$34,001.89
Joseph W. Gramc, Esq.
412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of North Braddock: Having erected thereon a two story brick house being known as 243 Hawkins Avenue, Braddock, PA 15104. Deed Book Volume 11240, Page 154. Block & Lot No. 236-H-174.

North Versailles

3. Carl B. Heywood

MG-17-001171—\$204,109.19
LOGS Legal Group LLP
610-278-6800

In the Commonwealth of Pennsylvania, County of Allegheny, North Versailles Township: Having erected thereon a dwelling being known and numbered as 111 Central Avenue, North Versailles, PA 15137. Deed Book Volume 5705, Page 7, Block and Lot 0457-D-00123-0000-00.

57. Robert P. Obringer

MG-22-000703—\$66,369.52
Leon P. Haller, Esq.
Purcell, Krug and Haller
717-234-4178

In the Commonwealth of Pennsylvania, County of Allegheny, Township of North Versailles: Having erected thereon a dwelling being known and numbered as 164 Central Avenue, North Versailles, PA 15137. Deed Book Volume 14351, Page 593. Block and Lot Number 456-R-184.

Penn Hills

17. Stacie Ann Arenth now known as Stacie Ann Sturchio

GD-21-011635—\$18,807.07
Jennifer L. Cerce, Esq.
412-242-4400

In the Commonwealth of Pennsylvania, County of Allegheny, Municipality of Penn Hills: Having erected thereon 1/2 of a two story brick double dwelling being known and numbered as 269 Universal Road, Pittsburgh, PA 15235. Deed Book 14885, Page 90. Block and Lot Number 449-S-343.

18. The Unknown Heirs of Theodore R. Thomas, Deceased

GD-22-006172—\$17,601.65
Jennifer L. Cerce, Esq.
412-242-4400

In the Commonwealth of Pennsylvania, County of Allegheny, Municipality of Penn Hills: Having erected thereon a single family dwelling being known and numbered as 8078 Aber Road, Verona, PA 15147. Deed Book 8228, Page 410. Block and Lot Number 295-F-374.

25. John Gatto, II and Melody M. Gatto

MG-20-000372—\$114,899.56
Jeff Calcagno, Esq.
Brock & Scott, PLLC
844-856-6646

In the Commonwealth of Pennsylvania, County of Allegheny, Municipality of Penn

Hills: Having erected thereon a dwelling being known and numbered as 116 Marshall Dr., Pittsburgh, PA 15235. Deed Book Volume 10941, Page 241. Block and Lot Number 0370-M-00352-0000-00.

54. James W. Schultz

MG-22-000427—\$60,270.69
Powers Kirm, LLC
215-942-2090

In the Commonwealth of Pennsylvania, County of Allegheny, Municipality of Penn Hills: Having erected thereon a dwelling being known and numbered as 929 Jefferson Heights Road, Pittsburgh, Pennsylvania 15235. Deed Book Volume 14381, Page 583, Instrument No. 2010-25050, Block and Lot Number 540-A-120.

64. Vanessa Portis, as Believed Heir of the Estate of Preston J. Portis; Melissa Portis, as Believed Heir of the Estate of Preston J. Portis; Rosemary Portis, as Believed Heir of the Estate of Preston J. Portis; Deandre Portis, as Believed Heir of the Estate of Preston J. Portis; Unknown Heirs of the Estate of Preston J. Portis (if any); Unknown Administrators of the Estate of Preston J. Portis (if any)

MG-22-000038—\$57,930.60
Manley Deas Kochalski LLC
614-220-5611

In the Commonwealth of Pennsylvania, County of Allegheny, Municipality of Penn Hills: Having erected thereon a dwelling being known and numbered as 1216 Universal Road, Pittsburgh, PA 15235. Document Number 2012-18673, Deed Book Volume 14956, Page 229. Block and Lot Number 0539-C-00056-0000-00.

66. Mark A. Nelson

MG-18-000295—\$141,310.07
Manley Deas Kochalski LLC
614-220-5611

In the Commonwealth of Pennsylvania, County of Allegheny, Municipality of Penn Hills: Having erected thereon a dwelling being known and numbered as 241 Shenandoah Drive, Pittsburgh, PA 15235. Deed Book Volume 9641, Page 342. Block and Lot Number 0537-N-00270-0000-00.

84. Thomas Clowney a/k/a Thomas C. Clowney

MG-22-000473—\$175,916.98
KML Law Group, P.C.
215-627-1322

In the Commonwealth of Pennsylvania, County of Allegheny, Municipality of Penn Hills: Having erected thereon a dwelling being known and numbered as 143 Castle Drive, Pittsburgh, PA 15235. Deed Book 12550, Page 252. Block and Lot Number 449-F-47.

Port Vue

60. James Richel a/k/a James P. Richel and Jaime Richel a/k/a Jaime L. Richel

MG-19-000965—\$79,055.13
Manley Deas Kochalski LLC
614-220-5611

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Port Vue: Having erected thereon a dwelling being known and numbered as 909 Monroe Avenue, McKeesport, PA 15133. Document Number 2009-7746, Deed Book Volume 13897, Page 542. Block and Lot Number 0383-B-00327-0000-00.

Richland

34. Laura E. Handlow and Robert U. Handlow, Jr.

GD-19-009293—\$10,608.79
Joseph W. Gramc, Esq.
412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Township of Richland: Having erected thereon a two story frame

house being known as 2588 Elgro Road, Gibsonia, PA 15044. Deed Book Volume 17179, Page 13. Block & Lot No. 1354-A-19.

Robinson

31. Richard Steigerwald a/k/a Richard A. Steigerwald and Patricia L. Steigerwald
MG-20-000446—\$377,955.76
KML Law Group, P.C.
212-627-1322

In the Commonwealth of Pennsylvania, County of Allegheny, Township of Robinson: Having erected thereon a dwelling being known and numbered as 6 Cheryl Drive, Coraopolis, PA 15108. Deed Book 17170, Page 333. Block and Lot Number 208-F-37.

Ross

8. Richard F. Dominek and Jeanie L. Dominek
GD-20-004402—\$303,744.44
Catherine Aponte, Esq.
212-471-5100

In the Commonwealth of Pennsylvania, County of Allegheny, Township of Ross: Having erected thereon a dwelling being known and numbered as 106 Stevens Drive, Pittsburgh, PA 15237 more fully described in Deed Book 10347, Page 359. Lot and Block: 218-D-80.

Sewickley

46. William Cook, in His Capacity as Heir of Etta Mae Cook; Unknown Heirs, Successors, Assigns, and All Persons, Firms or Associations Claiming Right, Title or Interest From or Under Etta Mae Cook
MG-22-000310—\$138,169.95
Robertson, Anschutz, Schneid, Crane & Partners, PLLC
855-225-6906

In the Commonwealth of Pennsylvania, County of Allegheny, First Ward of the Borough of Sewickley: Having erected thereon a dwelling being known and numbered as 901 Nevin Avenue, Sewickley, PA 15143. Deed Book Volume 3133, Page 634. Block and Lot 0421-C-00190-0000-00.

Shaler

48. Rebecca A. Rupp a/k/a Rebecca Auld, Administratrix of the Estate of Dyann Carroll
GD-20-011116—\$40,943.55
LOGS Legal Group LLP
610-278-6800

In the Commonwealth of Pennsylvania, County of Allegheny, Township of Shaler: Having erected thereon a dwelling being known and numbered as 939 Middle Road, Pittsburgh, PA 15223. Deed Book Volume 12579, Page 44. Block and Lot 0285-J-00038-0000-00.

South Park

27. Larry A. Kovalak a/k/a Larry Kovalak and Mary Anna Kovalak a/k/a Mary Kovalak
MG-15-000673—\$200,010.99
KML Law Group, P.C.
212-627-1322

In the Commonwealth of Pennsylvania, County of Allegheny, Township of South Park: Having erected thereon a dwelling being known and numbered as 1811 Renee Drive, South Park, PA 15129. Deed Book 12094, Page 311. Block and Lot Number 1008-C-182.

35. Richard J. Lauth, Jr. and Marlene C. Lauth
GD-19-008275—\$2,645.07
Joseph W. Gramc, Esq.
412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Township of South Park: Having erected thereon a one story frame house being known as 1613 Leona Avenue,

South Park, PA 15129. Deed Book Volume 6032, Page 561, Block & Lot 772-M-47.

Swissvale

19. Michal Shannon Associates, LLC, a Pennsylvania Limited Liability Company a/k/a Michael Shannon Associates, LLC
GD-20-010798—\$11,217.10
Christopher E. Vincent, Esq.
724-978-0333

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Swissvale: Having erected thereon a dwelling being known and numbered as 2413 Woodstock Avenue, Pittsburgh, PA 15218. Deed Book 14250, Page 397. Block and Lot Number 235-J-172.

43. David Baer, Known Surviving Heir of Barbara M. Campbell, Gerri Kidston, Known Surviving Heir of Barbara M. Campbell, Cookie Romanik a/k/a Bernadette Romanik, Known Surviving Heir of Barbara M. Campbell and Unknown Surviving Heirs of Barbara M. Campbell
MG-22-000345—\$102,434.52
Erin H. Conroy, Esq.
Buchanan Ingersoll & Rooney, PC
412-562-8800

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Swissvale: Having erected thereon a residential building and other improvements known and numbered as 7108 Harrison Avenue, Pittsburgh, PA 15218-2024. Deed Book Volume 14967, Page 281. Block and Lot Number 178-A-286.

74. Nancy Aharon and the United States of America - Department of Treasury - Internal Revenue Service
GD-19-012304—\$47,544.23
LOGS Legal Group LLP
610-278-6800

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Swissvale: Having erected thereon a dwelling being known and numbered as 7306 Denniston Avenue, Pittsburgh, PA 15218. Deed Book Volume 11586, Page 439. Block and Lot 0178-L-00184-0000-00.

Upper St. Clair

59. James R. Gillece, Jr. and Maureen A. Gillece
MG-22-000549—\$154,999.55
Manley Deas Kochalski LLC
614-220-5611

In the Commonwealth of Pennsylvania, County of Allegheny, Upper St. Clair Township: Having erected thereon a dwelling being known and numbered as 2036 Murdstone Road, Pittsburgh, PA 15241. Document Number 2007-26531, Deed Book Volume 13347, Page 11. Block and Lot Number 0395-L-00028-0000-00.

West Deer

7. John R. Spichty, III
GD-21-012816—\$14,712.00
Christopher E. Vincent, Esq.
724-978-0333

In the Commonwealth of Pennsylvania, County of Allegheny, Township of West Deer: Parcel One: Having erected thereon a dwelling being known and numbered as 230 East Union Road, Cheswick, Pa 15024. Deed Book 11451, Page 444. Block and Lot Number 1360-H-350.

Parcel Two: Having erected thereon an auxiliary building being known and numbered as 244 East Union Road, Cheswick, PA 15024. Deed Book 10474, Page 380. Block and Lot Number 1360-M-389.

33. Katherine M. Beiber a/k/a Katherine Beiber, John P. Beiber, United States of America c/o the United States Attorney for the Western District of PA

MG-18-001401—\$30,880.17
Catherine Aponte, Esq.
212-471-5100

In the Commonwealth of Pennsylvania, County of Allegheny, and Township of West Deer: Having erected thereon a dwelling being known and numbered as 1210 Sandstone Court East, Tarentum, PA 15084. More fully described in Deed Book 11229, Page 470. Lot and Block: 1670-P-4.

Whitehall

75. Kimberly L. Matz, solely as heir of Mary L. Matz, deceased and Unknown Heirs, Successors, Assigns, and All Persons, Firms, or Associations Claiming Right, Title, or Interest from or under Mary L. Matz, deceased

MG-22-000189—\$130,320.49
Jill M. Fein, Esq.
Hill Wallack, LLP
215-579-7700

In the Commonwealth of Pennsylvania, County of Allegheny, Whitehall Borough: Having erected thereon a 1 story dwelling being known and numbered as 4819 Rolling Hills Road, Pittsburgh, PA 15236. Deed Book 8864, Page 609. Block and Lot Number 248-N-132.

Wilkinsburg

12. Jonathan T. Hines, Administrator of the Estate of Dorothy M. Hines, Deceased
GD-21-004579—\$9,505.90
Jennifer L. Cerce, Esq.
412-242-4400

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Wilkinsburg: Having erected thereon a single family dwelling being known and numbered as 1455 Foliage Street, Pittsburgh, PA 15221. Deed Book 5201, Page 265. Block and Lot Number 232-J-219.

13. Harold Green
GD-22-003055—\$8,969.13
Jennifer L. Cerce, Esq.
412-242-4400

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Wilkinsburg: Having erected thereon a two family dwelling being known and numbered as 1400 Hill Ave., Pittsburgh, PA 15221. Deed Book 18062, Page 435. Block and Lot Number 233-C-120.

14. Richard A. Goldman
GD-22-006896—\$16,886.34
Jennifer L. Cerce, Esq.
412-242-4400

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Wilkinsburg: Having erected thereon a single family dwelling being known and numbered as 452 Swissvale Ave., Pittsburgh, PA 15221. Deed Book 12949, Page 278. Block and Lot Number 233-J-208.

32. Benjamin Calvert
MG-22-000075—\$117,719.34
Adam Friedman, Esq.
212-471-5100

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Wilkinsburg: Having erected thereon a dwelling being known and numbered as 610 Hampton Avenue, Pittsburgh, PA 15221. More fully described in Deed Book 11318, Page 233. Block and Lot #: 176-L-355.

41. Brother-In Law's Place Inc.
GD-20-004353—\$2,590.10
Joseph W. Gramc, Esq.
412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Wilkinsburg: Having erected thereon a one story commercial building being known as 827 Wood Street,

Pittsburgh, PA 15221. Deed Book Volume 13059, Page 537, Block & Lot 176-D-13.

Pittsburgh—13th Ward

42. Jefferson C. Brooks and Aurelia M. Brooks
GD-14-004014—\$11,647.82
Joseph W. Gramc, Esq.
412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, City of Pittsburgh - Ward 13: Having erected thereon a two story brick house being known as 7152 Monticello Street, Pittsburgh, PA 15208. Deed Book Volume 8259, Page 389. Block & Lot No. 174-E-23.

Pittsburgh—19th Ward

9. Timothy R. Baker
MG-20-000295—\$144,754.32
Thomas O. Vreeland, Esq.
Bassi, Vreeland & Associates, P.C.
724-228-7000

In the Commonwealth of Pennsylvania, County of Allegheny, 19th Ward City of Pittsburgh: Having erected thereon, a two story old style dwelling being known and numbered as 127 Labelle Street, Pittsburgh, PA 15211. Deed Book 14331, Page 75. Block and Lot Number 1-N-49.

Pittsburgh—20th Ward

45. Susan Marie Crouse
MG-22-000453—\$71,489.39
KML Law Group, P.C.
215-627-1322

In the Commonwealth of Pennsylvania, County of Allegheny, 20th Ward City of Pittsburgh: Having erected thereon a dwelling being known and numbered as 1232 Faulkner Street, Pittsburgh, PA 15204. Deed Book 12252, Page 191. Block and Lot Number 42-N-60.

Pittsburgh—28th Ward

51. Jean Wilson
MG-22-000526—\$19,113.88
LOGS Legal Group LLP
610-278-6800

In the Commonwealth of Pennsylvania, County of Allegheny, 28th Ward of the City of Pittsburgh: Having erected thereon a dwelling being known and numbered as 424 Fairywood Street, Pittsburgh, PA 15205. Deed Book Volume 5383, Page 119, Block and Lot 0070-E-00036-0000-00.

Pittsburgh—31st Ward

24. Raymond J. Hyland
MG-22-000536—\$68,260.14
Jeff Calcagno, Esq.
Brock & Scott, PLLC
844-856-6646

In the Commonwealth of Pennsylvania, County of Allegheny, 31st Ward of the City of Pittsburgh: Having erected thereon a dwelling being known and numbered as 4647 West Run Road, Pittsburgh, PA 15207. Deed Book Volume 11381, Page 246. Block and Lot Number 0133-P-00152-0000-00.

Pittsburgh—32nd Ward

58. James R. Gillece a/k/a James R. Gillece, Jr. and Maureen A. Gillece
GD-22-010435—\$651,446.39
Elizabeth L. Slaby, Esq.
Grenen & Birsic, P.C.
412-281-7650

In the Commonwealth of Pennsylvania, County of Allegheny, 32nd Ward of the City of

Pittsburgh: Parcel 1: Having erected thereon a warehouse being known and numbered as 2231 Saw Mill Run Boulevard, Pittsburgh, PA 15210. Deed Book Volume 14053, Page 38, Block and Lot Number 95-J-65.

Parcel 2: Having erected thereon a commercial garage being known and numbered as 2237 Saw Mill Run Boulevard, Pittsburgh, PA 15210. Deed Book Volume 9147, Page 558, Block and Lot Number 95-J-58.

Parcel 3: Having thereon a vacant commercial lot being known and numbered as 2237 Saw Mill Run Boulevard, Pittsburgh, PA 15210. Deed Book Volume 9147, Page 558, Block and Lot Number 95-P-22.

AMENDED NOTICE

If your name appears on this list of properties that are scheduled to be sold by the Sheriff, you still have time to save your property. You may be eligible to apply for some form of refinancing assistance, such as a reverse mortgage, refinancing of your existing mortgage, or other alternative.

Please seek legal advice. If you cannot afford an attorney, you may be eligible for free legal assistance. Find out by contacting a legal service listed below.

Allegheny County Bar Association
412-261-0518

Lawyer Referral Services
412-261-5555

Neighborhood Legal Services
412-255-6700

Do not delay. If you delay, fees, cost and interest can increase significantly. An example of what can occur is as follows:

A 2004 property with an original delinquent tax amount owed of \$325.02 had a final amount due at sale of \$2,133.26.

If you have not contacted the creditor, you should consider doing so. Many creditors will work with you to try to avoid a Sheriff's Sale of your property. If the Sheriff's Sale involves a mortgage foreclosure of your residence, you may reinstate your mortgage by paying the full amount of the delinquencies, including all fees and costs up to the day of the Sheriff's Sale.

Should your property be among those listed for Sheriff's Sale, information is available by contacting the Allegheny County Sheriff's Office MORTGAGE FORECLOSURE HOTLINE AT 412-350-4704 daily Monday through Friday (except holidays.) between the hours of 9:00 AM and 11:00 AM and from 1:00 PM to 3:00 PM. For more information and updates, please visit our website at www.sheriffalleghenycounty.com.

Sheriff's Office, Pittsburgh, PA.
Kevin M. Kraus, Sheriff
Jan 12, 2023
Jan 13, 20, 27, 2023

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- CLEs
- Committee Meetings
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ACBA.org/calendar

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:

Bacon, Fred, deceased, of Pittsburgh, PA. No. 00319 of 2023. Fred Bacon, Jr., Admr., 1231 Mohlar Street, Pittsburgh, PA 15208 or to Cynthia Porta-Clark, Esq., Porta-Clark + Ward LLC, 100 Fleet Street, Suite 101, Pittsburgh, PA 15220.
23-00103w Jan 20, 27; Feb 3, 2023

Bednar, Glenn Andrew, deceased, of Avalon, PA. No. 04161 of 2022. Roberta Chapas, Admr., 4000 Claridon Drive, Mars, PA 16046 or to Robert E. Pendergast, Esq., 541 Lincoln Ave., Pittsburgh, PA 15202.
23-00139 Jan 20, 27; Feb 3, 2023

Benedict, Norman A. a/k/a Norman Allen Benedict, deceased, of Jefferson Hills, PA. No. 00273 of 2023. Lynn B. Rubenson, Admr. c.t.a., c/o Robert J. Garvin, Esq., Goldberg Kamin & Garvin, 1806 Frick Building, 437 Grant Street, Pittsburgh, PA 15219.
23-00100w Jan 20, 27; Feb 3, 2023

Clark, Anna Marie, deceased, of Monroeville, PA. No. 07867 of 2022. Evelyn L. Herrmann, Extrx., 302 Canterbury Court, Oakmont, PA 15139 or to Scott P. Magnuson, Esq., 2651 Monroeville Blvd., Suite 101, Monroeville, PA 15146.
23-00129 Jan 20, 27; Feb 3, 2023

Cooper, Ned S., deceased, of Monroeville, PA. No. 00049 of 2023. Linda Paulovitch, Extrx., 4207 Stonecliffe Drive, Monroeville, PA 15146 or to Bjorn Dakin, Esq., H.A. English & Associates, P.C., 4290 William Flinn Hwy., Suite 200, Allison Park, PA 15101.
23-00145 Jan 20, 27; Feb 3, 2023

Cwalina, Adrienne J., deceased, of Bethel Park, PA. No. 04972 of 2020. Michael S. Cwalina, Extr., c/o Glenn A. Smith, Esq., Elder Law Offices of Shields and Boris, 1150 Old Pond Road, Bridgeville, PA 15017.
23-00128 Jan 20, 27; Feb 3, 2023

Dahlberg, Odette M., deceased, of Hampton Twp., PA. No. 8104 of 2022. Cynthia B. Thompson, Extrx., 4239 Lampl Rd., Allison Park, PA 15101 or to Rebecca A. Auld, Esq., Auld Brothers Law Group, LLC, 5349 William Flynn Hwy., Gibsonia, PA 15044.
23-00147 Jan 20, 27; Feb 3, 2023

DeFrancesco, James A. a/k/a James Alfred DeFrancesco, deceased, of Pittsburgh, PA. No. 07703 of 2022. Jessica A. Shimko, Extrx., 824 Irwin Drive, Pittsburgh, PA 15236 or to Michael H. Marks, Esq., Marks Elder Law, 4231 Murray Ave., Pittsburgh, PA 15217.
23-00148 Jan 20, 27; Feb 3, 2023

Eshelman, Nancy H., deceased, of Mt. Lebanon, PA. No. 00106 of 2023. Peter D. Eshelman, Co-Extr. and Cortney Ivanov, Co-Extrx., c/o Steven L. Sablowsky, Esq.,

Goldblum Sablowsky, LLC, 285 E. Waterfront Dr., Ste. 160, Homestead, PA 15120.

23-00146 Jan 20, 27; Feb 3, 2023

Johnson, Renee E., deceased, of Pittsburgh, PA. No. 1390 of 2022. Gayle Jackson, Admr., c/o Franklin L. Robinson, Jr., Esq., 5907 Penn Ave., Ste. 200, Pittsburgh, PA 15206.
23-00143 Jan 20, 27; Feb 3, 2023

Jones, Marjorie H., deceased, of Gibsonia, PA. No. 00035 of 2023. Kevin H. Jones, Co-Extr., 118 Windermere Drive, Valencia, PA 16059 and Alyson J. Carlson, Co-Extr., 13997 Oakview Drive, Meadville, PA 16335 or to Devin Hallett Snyder, Esq., Hallett Snyder Law, 518A Allegheny River Blvd., Oakmont, PA 15139.
23-00105w Jan 20, 27; Feb 3, 2023

Kmetz, Andrew W., deceased, of Monroeville, PA. No. 01515 of 2020. Joseph S. Bielecki, Extr. and Atty., 68 South 12th Street, Pittsburgh, PA 15203.
23-00142 Jan 20, 27; Feb 3, 2023

Maggio, August P., deceased, of Cheswick, PA. No. 00124 of 2023. Vincent A. Maggio, Co-Extr. and Tina Ferdinand, Co-Extr., 1346 Benbrooke Lane, NW, Acworth, GA 30101 or to Gary Milnes, Esq., Brandt, Milnes & Rea, P.C., 310 Grant St., Ste. 1109, Pittsburgh, PA 15219.
23-00130 Jan 20, 27; Feb 3, 2023

Palus, Bernard R. a/k/a Bernard Robert Palus, deceased, of Monroeville, PA. No. 00046 of 2023. Diane E. Brown, Extrx., 232 Heather Drive, Monroeville, PA 15146.
23-00137 Jan 20, 27; Feb 3, 2023

Ruhle, Eugene Francis, deceased, of Wexford, PA. No. 00023 of 2023. Sheri Ruhle, Admr., 459 Cloverdale Drive, Wexford, PA 15090 or to Robert E. Pendergast, Esq., 541 Lincoln Ave., Pittsburgh, PA 15202.
23-00140 Jan 20, 27; Feb 3, 2023

Schultz, Alice A., deceased, of Pittsburgh, PA. No. 08064 of 2022. Ramona Venn, Extrx., 219 Walnut St., Pittsburgh, PA 15238.
23-00131 Jan 20, 27; Feb 3, 2023

Shepard, Karen L., deceased, of Penn Hills, PA. No. 08181 of 2022. Scott J. Shepard, Extr., 110 Janice Drive, Pittsburgh, PA 15235 or to Joseph A. Nese, Jr., Esq., 7883 Saltsburg Rd., Pittsburgh, PA 15239.
23-00135 Jan 20, 27; Feb 3, 2023

Sidwell, Phyllis J., deceased, of Pittsburgh, PA. No. 06954 of 2022. Craig

Sidwell, Co-Extr., Bradford J. Sidwell, Co-Extr. and BNY Mellon National Association, Co-Extr., Attention: Connie L. Wollenweber, BNY Mellon Center, 500 Grant Street, Suite 3740, Pittsburgh, PA 15258-0001 or to Mario Santilli, Esq., Dentons Cohen & Grigsby, P.C., 625 Liberty Ave., 7th Fl., Pittsburgh, PA 15222-3152.
23-00144 Jan 20, 27; Feb 3, 2023

Sisco, Vincent S., deceased, of Monroeville, PA. No. 00110 of 2023. Sharon Sisco-Diggs, Admr. c.t.a., 229 McAlister Drive, Pittsburgh, PA 15235 or to Robert E. Pendergast, Esq., 541 Lincoln Ave., Pittsburgh, PA 15202.
23-00138 Jan 20, 27; Feb 3, 2023

Smith, Thomas A. a/k/a Thomas Avery Smith, deceased, of Munhall Borough, PA. No. 00689 of 2019. Warner Mariani, Admr. c.t.a. and Atty., Poerio & Walter, Inc., 411 Seventh Avenue, Suite 1400, Pittsburgh, PA 15219.
23-00102w Jan 20, 27; Feb 3, 2023

Szott, Stanley J., deceased, of Pittsburgh, PA. No. 00101 of 2023. Alice Szott, Extrx., 4876 Criss Road, Bethel Park, PA 15102 or to Daniel L. Goodyear, Esq., Sciuillo & Goodyear, PC, 3809 Willow Ave., Pittsburgh, PA 15234.
23-00150 Jan 20, 27; Feb 3, 2023

Tomlin, Eugenia, deceased, of Verona, PA. No. 07663 of 2022. Marilyn Merenstein, Extrx., 4260 Minnesota Street, Pittsburgh, PA 15217 or to Michael H. Marks, Esq., Marks Elder Law, 4231 Murray Ave., Pittsburgh, PA 15217.
23-00149 Jan 20, 27; Feb 3, 2023

Vernon, Alice I., deceased, of Pittsburgh, PA. No. 02233 of 2022. Phyllis Vernon, Admr., 2425 Arlington Ave., Pittsburgh, PA 15210.
23-00106w Jan 20, 27; Feb 3, 2023

Weber, Donald A. a/k/a Donald Albert Weber, deceased, of Monroeville, PA. No. 00144 of 2023. Vicki L. Kelley, Extrx., 1733 Grove Crest Drive, Pittsburgh, PA 15239 or to Scott P. Magnuson, Esq., 2651 Monroeville Blvd., Suite 101, Monroeville, PA 15146.
23-00136 Jan 20, 27; Feb 3, 2023

Wucher, Mary Ann, deceased, of Scott Township, PA. No. 07885 of 2022. Bradley R. Wucher, Extr., c/o Samantha J. Gagliardo, Esq., Dentons Cohen & Grigsby, P.C., 625 Liberty Avenue, 7th Fl., Pittsburgh, PA 15222-3152.
23-00141 Jan 20, 27; Feb 3, 2023

In Person CLE Seminar Provided by

Dickie McCamey

AUTHORITY

at Two PPG Place, Second Floor Auditorium, Pittsburgh, PA

"Product Liability Law Update"

Thursday, February 16, 2023 | 12 - 3 p.m.
Registration from 11:30 a.m. - Noon, Lunch will be provided

2 Substantive and 1 Ethics credits
Pennsylvania and West Virginia credits

Presented by:

Douglas M. Grimsley, Esquire

For additional information or registration contact
LPettinato@dmclaw.com, 412-392-5445 or visit www.dmclaw.com.

Blumberg, Theresa P. a/k/a Theresa Patricia Blumberg, deceased, of Pittsburgh, PA. No. 07869 of 2022. Jessica L. Hornsby, Extr., 114 Lozer Drive, Moon Township, PA 15108.

23-00055 Jan 13, 20, 27, 2023

Bohr, Helen E., deceased, of Munhall, PA. No. 00013 of 2023. Janet R. Smecker, Extr., 3222 Jeffrey Drive, McKeesport, PA 15133 or to Eric J. Randolph, Esq., Law Office of Eric J. Randolph, 1870A Homeville Road, P.O. Box 335, West Mifflin, PA 15122.

23-00072 Jan 13, 20, 27, 2023

Cook, Sr., David R., deceased, of Cheswick, PA. No. 08188 of 2022. Christine Kiss, Extr., 918 Fairfield Lane, McDonald, PA 15057 or to Michele P. Conti, Esq., Conti Law, LLC, 986 Brodhead Road, Moon Township, PA 15108.

23-00049w Jan 13, 20, 27, 2023

Ewonce, Gabrielle F., deceased, of McKees Rocks, PA. No. 00171 of 2023. Audra Wilson, Extr., c/o Todd T. Zwick, Esq., Zwick Law Offices PLLC, 500 Grant Street, Ste. 2900, Pittsburgh, PA 15219.

23-00059w Jan 13, 20, 27, 2023

Harper, Karen Sue a/k/a Karen Harper, deceased, of Moon Township, PA. No. 08014 of 2022. Judith A. Harper, Extr., c/o Jorden P. Colalella, Esq., Nalli, Elias & Associates, P.C., 150 Pleasant Drive, Suite 101, Aliquippa, PA 15001.

23-00054 Jan 13, 20, 27, 2023

Heywood, Marvin, deceased, of Pittsburgh, PA. No. 00149 of 2023. Carolyn Curry, Extr., 7951 Thon Drive, Verona, PA 15147 or to David J. DeFiandra, Esq., Leech Tishman Fuscaldo & Lampl, 525 William Penn Place, 28th Floor, Pittsburgh, PA 15219.

23-00056w Jan 13, 20, 27, 2023

Kline, Donald F., deceased, of Baldwin, PA. No. 08137 of 2022. Ronald Boyer, Extr., 5251 Ranchview Drive, Baldwin, PA 15236 or to Deborah L. Lesko, Esq., The Law & Mediation Offices of Deborah L. Lesko, 373 Vanadium Road, Pittsburgh, PA 15243.

23-00053w Jan 13, 20, 27, 2023

Markowitz, Milton, deceased, of Pittsburgh, PA. No. 07007 of 2022. Mitchell Markowitz, Extr., 5134 McLauren Lane, Frederick, MD 21703 or to Carol Sikov Gross, Esq., CELA, Sikov and Love, P.A., Grant Building, Suite 1110, 310 Grant Street, Pittsburgh, PA 15219.

23-00057 Jan 13, 20, 27, 2023

Marlett, Jr., Earl Joseph, deceased, of Friday Harbor, WA. No. 8244 of 2022. David Earl Marlett, Extr., 2412 Maryland Drive, Pittsburgh, PA 15241 or to James A. Clayton, Esq., 2600 Boyce Plaza Rd., Suite 100, Pittsburgh, PA 15241.

23-00056 Jan 13, 20, 27, 2023

O'Nan, III, John Lee a/k/a John O'Nan a/k/a John L. O'Nan a/k/a John Lee O'Nan, deceased, of Pittsburgh, PA. No. 08278 of 2022. Stewart O'Nan, Extr., 1028 Mifflin Ave., Pittsburgh, PA 15221.

23-00053 Jan 13, 20, 27, 2023

Rogers, Paul, deceased, of Pittsburgh, PA. No. 00134 of 2023. Lisa Shaw, Admr., 432 Jenny Drive, Gibsonia, PA 15044.

23-00054w Jan 13, 20, 27, 2023

Schepis, Nancy T., deceased, of Dormont, PA. No. 00130 of 2023. Peter T. Schepis, Extr., c/o Johanna C. Guehl, Esq., Law Offices of Johanna C. Guehl, 1725 Washington Road, Suite 305, Pittsburgh, PA 15241-1207.

23-00050w Jan 13, 20, 27, 2023

Vester, Brenda Marie, deceased, of Pittsburgh, PA. No. 07925 of 2022. Leah Vester, Extr., c/o Brooke B. McMorrow,

Esq., McMorrow Law LLC, 10475 Perry Hwy., Ste. 204, Wexford, PA 15090.

23-00069 Jan 13, 20, 27, 2023

Whalen, Noah, deceased, of Sewickley, PA. No. 00117 of 2023. Tracy Nagle, Admr., 55 Thorn St., Sewickley, PA 15143 or to Shelley K. Newlin, Esq., Newlin Elder Law, 26 Myrtle Hill Road, Sewickley, PA 15143.

23-00045w Jan 13, 20, 27, 2023

Zak, Theresa M., deceased, of Braddock Hills, PA. No. 08162 of 2022. David A. Zak, Admr. c.t.a., 264 Penhurst Drive, Pittsburgh, PA 15235 or to Glenn S. Sinko, Esq., Sinko Zimmerman, LLC, One Adams Place, 310 Seven Fields Blvd., Suite 200, Seven Fields, PA 16046.

23-00070 Jan 13, 20, 27, 2023

Zapf, Eric P., deceased, of West Mifflin, PA. No. 02646 of 2022. Sheri Jellison, Admr., 430 Mack Hollow Rd., Georgetown, PA 15043 or to Sarah G. Hancher, Esq., Hancher Law Office, 101 North Green Lane, Zelienople, PA 16063.

23-00071 Jan 13, 20, 27, 2023

Abarotin, Margot L. a/k/a Margot Abarotin, deceased, of Hampton Township, PA. No. 7972 of 2022. Sonja Kassouf, Extr., 4053 LeTort Lane, Allison Park, PA 15101 or to Aleksandra J. Kocelko, Esq., Burns White, LLC, 48 26th Street, Pittsburgh, PA 15222.

22-05237 Jan 6, 13, 20, 2023

Balint, Barbara A. a/k/a Barbara Ann Balint, deceased, of McKeesport, PA. No. 07433 of 2022. Carla J. Forsythe, Extr., 960 Cherry St., Greenock, PA 15047 or to Ryan L. Dansak, Esq., Myers Duffy Dansak & Clegg, LLC, 1416 Lincoln Way, White Oak, PA 15131.

22-05247 Jan 6, 13, 20, 2023

Battistone, Rochelle C., deceased, of Pittsburgh, PA. No. 08174 of 2022. Carla Marie Muggio, Extr., 4430 Exeter Drive, Unit M102, Longboat Key, FL 34228 or to Jay R. Hagerman, Esq., Abernethy & Hagerman, 4927 William Flinn Highway, Allison Park, PA 15101.

23-00011w Jan 6, 13, 20, 2023

Cadman, Jane K., deceased, of Town of McCandless, PA. No. 8203 of 2022. Alexander J. Cadman, Extr., c/o Philip Klein Deily, Esq., Morella & Associates, P.C., 706 Rochester Rd., Pittsburgh, PA 15237.

23-00013w Jan 6, 13, 20, 2023

Dowd, Jeffrey F., deceased, of Shaler Twp., PA. No. 7374 of 2022. Sharon A. Jenets, Extr., 213 Arborwood Dr., Gibsonia, PA 15044 or to Rebecca A. Auld, Esq., Auld Brothers Law Group, LLC, 5349 William Flynn Hwy., Gibsonia, PA 15044.

22-05239 Jan 6, 13, 20, 2023

Good, Paula M., deceased, of Richland Twp., PA. No. 8042 of 2022. John H. Auld, II, Extr., P.O. Box 268, Mars, PA 16046 or to Rebecca A. Auld, Esq., Auld Brothers Law Group, LLC, 5349 William Flynn Hwy., Gibsonia, PA 15044.

22-05251 Jan 6, 13, 20, 2023

Grana, Anna M. a/k/a Anna B. Grana, deceased, of Pittsburgh, PA. No. 07810 of 2022. Constance Grana, Extr., 1400 Smokeywood Drive, Apt. 206, Swissvale, PA 15218 or to William C. Price, Jr., Esq., Price & Associates, P.C., 2005 Noble St., Pittsburgh, PA 15218.

22-05243 Jan 6, 13, 20, 2023

Hall, Richard, deceased, of Pittsburgh, PA. No. 02868 of 2022. Ashley Hall, Extr., 501 Reed St., Pittsburgh, PA 15221.

23-00015w Jan 6, 13, 20, 2023

Horne, William, deceased, of Bellevue, PA. No. 06897 of 2022. Mary Swindal, Admr. c.t.a., 187 Main Entrance Dr.,

Pittsburgh, PA 15228 or to Ryan R. Mick, Esq., Mick & Wallisch LLC, 225 Ross St., 4th Fl., Pittsburgh, PA 15219.

22-05238 Jan 6, 13, 20, 2023

Jenets, Kevin R., deceased, of Richland Twp., PA. No. 7372 of 2022. Sharon A. Jenets, Admr., 213 Arborwood Dr., Gibsonia, PA 15044 or to Rebecca A. Auld, Esq., Auld Brothers Law Group, LLC, 5349 William Flynn Hwy., Gibsonia, PA 15044.

22-05240 Jan 6, 13, 20, 2023

Kacsur, Mary, deceased, of White Oak, PA. No. 02615 of 2021. Craig Wynn, Admr. c.t.a. and Atty., Herskovitz & Wynn, PC, 2002 McMinn St., Aliquippa, PA 15001.

22-05242 Jan 6, 13, 20, 2023

Kearney, Vivian M., deceased, of McCandless Twp., PA. No. 7631 of 2022. Jaclynn R. Kearney, Extr., 1300 Woodhill Dr., Gibsonia, PA 15044 or to Rebecca A. Auld, Esq., Auld Brothers Law Group, LLC, 5349 William Flynn Hwy., Gibsonia, PA 15044.

22-05252 Jan 6, 13, 20, 2023

Kurtz, Alan D. a/k/a Alan Dale Kurtz, deceased, of Naples, FL. No. 07953 of 2022. Conrad Willkomm, Admr. c.t.a., c/o Wendy Denton Heleen, Esq., Goehring, Rutter & Boehm, 2100 Georgetown Dr., Ste. 300, Sewickley, PA 15143-8782.

22-05248 Jan 6, 13, 20, 2023

Larkin, Scott Frances, deceased, of Franklin Park, PA. No. 07038 of 2022. Lori Eileen Mele, Extr., 2603 Davinty Lane, Lehigh, PA 18235 or to Jason M. Rapa, Esq., 141 South First Street, Lehigh, PA 18235.

22-02212w Jan 6, 13, 20, 2023

Mohr, Dorothy A. a/k/a Dorothy Ann Mohr, deceased, of Bethel Park, PA. No. 08007 of 2022. Darcie L. Zeliesko, Extr., 1481 Jenkins Drive, Pittsburgh, PA 15241 or to Dale P. Frayer, Esq., Temple & Frayer, 250 Mt. Lebanon Blvd., Suite 207, Pittsburgh, PA 15234.

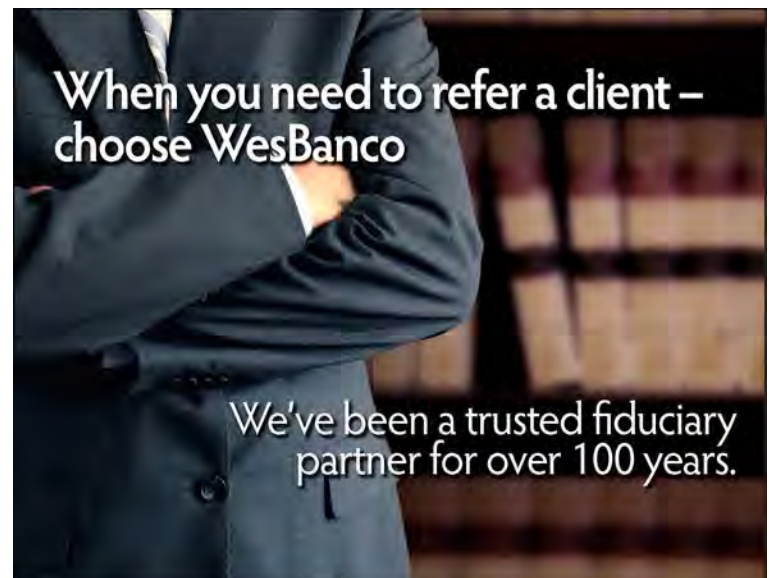
22-05249 Jan 6, 13, 20, 2023

O'Toole, Thomas Martin a/k/a Thomas M. O'Toole, deceased, of West Deer Township, PA. No. 07933 of 2022. Thomas M. O'Toole, Jr., Extr., 44 Magill Drive, Cheswick, PA 15024 or to Edward H. Walter, Esq., Jubelirer, Pass & Intrieri, P.C., 219 Fort Pitt Blvd., First Floor, Pittsburgh, PA 15222.

22-05246 Jan 6, 13, 20, 2023

Preisner, Helen a/k/a Helen M. Preisner, deceased, of Pittsburgh, PA. No. 05825 of 2022. Ann Preisner, Extr., 2850 E. Carson Street, #403, Pittsburgh, PA 15203 or to Howard F. Murphy, Esq., Law Office of Howard F. Murphy, 426 Wray Large Road, Jefferson Hills, PA 15025.

22-05241 Jan 6, 13, 20, 2023



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Rafeew, Ruth C. a/k/a Ruth Claire Marie Rafeew, deceased, of Monroeville, PA. No. 08036 of 2022. Vincent Russell Rafeew, Extr., 3175 Day Court, Murrysville, PA 15668 or to Molly M. Creenan, Esq., Creenan & Baczkowski, PC, 3907 Old William Penn Hwy., Ste. 304, Murrysville, PA 15668.
22-05245 Jan 6, 13, 20, 2023

Rosa, Barbara A., deceased, of Bethel Park, PA. No. 08219 of 2022. James M. Perry, Extr., 140 Headwater Circle, Apt. 202, Mooresville, NC 28117 or to Rebecca A. Bowman, Esq., P.E., 114 Aston Ct., McMurray, PA 15317-2745.
23-00012w Jan 6, 13, 20, 2023

Russell, Constance E., deceased, of Pittsburgh, PA. No. 08259 of 2022. Deborah L. Watkins, Extr., 11305 Althea Rd., Pittsburgh, PA 15235.
23-00016w Jan 6, 13, 20, 2023

Thomas, Earl P., deceased, of Pittsburgh, PA. No. 08213 of 2022. Joan Thomas, Extr., 6315 Forbes Avenue, Apt. 1001, Pittsburgh, PA 15217 or to Adam J. Garret, Esq., Gentile, Horoho & Avalli, P.C., 310 Grant Street, Suite 1000, Pittsburgh, PA 15219.
23-00014w Jan 6, 13, 20, 2023

Thomas, Eunice M. a/k/a Eunice Marie Thomas, deceased, of Plum Borough, PA. No. 07866 of 2022. Jeffrey G. Thomas, Extr., 9532 Saltsburg Rd., Pittsburgh, PA 15239 or to Molly M. Creenan, Esq., Creenan & Baczkowski, PC, 3907 Old William Penn Hwy., Ste. 304, Murrysville, PA 15668.
22-05244 Jan 6, 13, 20, 2023

Wilson, Viola, deceased, of Pittsburgh, PA. No. 3039 of 2022. Eric Wilson, Co-Admr. and Michelle Bradley, Co-Admr., c/o Rosalyn L. Guy-McCorkle, Esq., 445 Fort Pitt Blvd., Ste. 120, Pittsburgh, PA 15219.
23-00009w Jan 6, 13, 20, 2023

Wuyak, Michelle Lynn, deceased, of South Park Township, PA. No. 06854 of 2022. Cathy Ann Priest, Extr., 11259 Southwest St. Moritz Loop, Apt. 108, Wilsonville, OR 97070 or to Timothy R. Berggren, Esq., Peacock Keller, LLP, 95 West Beau St., Suite 600, Washington, PA 15301.
22-05250 Jan 6, 13, 20, 2023

Articles of Incorporation Business Corporation

Frederich E. Liechti, Esq., 7190 Steubenville Pike, Oakdale, PA 15071. Notice is hereby given that Articles of Incorporation were filed with the Department of State of the Commonwealth of Pennsylvania, for a business corporation which has been incorporated under the provisions of the Business Corporation Law of 1988. The name of the corporation is LOLA Wellness & Aesthetic, Inc.
23-00153 Jan 20, 2023

Articles of Incorporation Nonprofit Corporation

Notice is hereby given that Articles of Incorporation were filed with the Department of State of the Commonwealth of Pennsylvania, on January 13, 2023, with respect to a nonprofit corporation, Beaver Valley Area Beekeepers Association, Inc., which has been incorporated under the Nonprofit Corporation Law of 1988.
23-00097w Jan 20, 2023

Fictitious Name Registration

Eric C. Springer, Esq., Sherrard, German & Kelly, P.C., 535 Smithfield Street, Suite 300, Pittsburgh, PA 15222. Notice is hereby given pursuant to the provisions of the Fictitious Names Act of Pennsylvania that an application for registration of a fictitious name was filed with the Department of State of the Commonwealth of Pennsylvania, for

the conduct of a business under the fictitious name of Eleven O'One Chocolate Company, with its principal office or place of business at 1101 Russellton Road, Cheswick, PA 15024. The names and addresses of all persons who are parties to the registration are: Stover & Co. Inc., 1101 Russellton Road, Cheswick, PA 15024.
23-00155 Jan 20, 2023

Notice of Action in Mortgage Foreclosure

Civil Action
Court of Common Pleas
Allegheny County, PA
Civil Action-Law
No. GD-22-011774

Lakeview Loan Servicing, LLC, Plaintiff vs. Elizabeth Lubert, in Her Capacity as Heir of Elizabeth Horton; et al, Defendants
To: Unknown Heirs, Successors, Assigns and All Persons, Firms or Associations Claiming Right, Title or Interest From or Under Elizabeth Horton Defendant(s), 2919 Grover Avenue, McKeesport, PA 15132

Complaint In Mortgage Foreclosure
You are hereby notified that Plaintiff, Lakeview Loan Servicing, LLC, has filed a Mortgage Foreclosure Complaint endorsed with a Notice to Defend, against you in the Court of Common Pleas of Allegheny County, PA, docketed to No. GD-22-011774, seeking to foreclose the mortgage secured on your property located, 2919 Grover Avenue, McKeesport, PA 15132.

Notice

You Have Been Sued In Court. If you wish to defend against the claims set forth in this notice you must take action within twenty (20) days after the Complaint and Notice are served, by entering a written appearance personally or by attorney and filing in writing with the Court your defenses or objections to the claims set forth against you. You are warned that if you fail to do so, the case may proceed without you, and a judgment may be entered against you by the Court without further notice for any money claimed in the Complaint or for any other claim or 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, 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 THE INFORMATION ABOUT AGENCIES THAT MAY OFFER LEGAL SERVICES TO ELIGIBLE PERSONS AT A REDUCED FEE OR NO FEE.

Lawyer Referral Service
Allegheny County Bar Association
Koppers Building
436 Seventh Ave., 4th Fl.
Pittsburgh, PA 15219
412-261-5555

Robertson, Anschutz, Schneid, Crane & Partners, PLLC, a Florida professional limited liability company, Attorneys For Plaintiff, Jonathan M. Etkowicz, Esq. ID No. 208786, 133 Gaither Drive, Suite F, Mt. Laurel, NJ 08054, 855-225-6906
23-00252 Jan 20, 2023

Notice of Action in Mortgage Foreclosure

In the Court of Common Pleas of Allegheny County, Pennsylvania
Civil Action-Law
NO.: GD-22-013326

Wintrust Mortgage, a Division of Barrington Bank and Trust Co., N.A., Plaintiff vs. Denise Cole, as Believed Heir to the Estate of Tina R. Pipkin; Unknown Heirs to the Estate

of Tina R. Pipkin (if any); Unknown Administrators to the Estate of Tina R. Pipkin (if any), Defendants
TO: Unknown Heirs to the Estate of Tina R. Pipkin (if any), Unknown Administrators to the Estate of Tina R. Pipkin (if any)

You are hereby notified that Plaintiff, Wintrust Mortgage, a Division of Barrington Bank and Trust Co., N.A., filed an Action in Mortgage Foreclosure endorsed with a Notice to Defend, in the Court of Common Pleas of Allegheny County, Pennsylvania, docketed to No. GD-22-013326; seeking to foreclose the mortgage secured by the real estate located at 1017 Hamil Road, Verona, PA 15147.

A copy of the Action in Mortgage Foreclosure will be sent to you upon request to the Attorney for the Plaintiff, Manley Deas Kochalski LLC, P. O. Box 165028, Columbus, OH 43216-5028. Phone 614-220-5611.

You have been sued in court. If you wish to defend against the claims in this notice, you must take action within twenty (20) days after this publication, by entering a written appearance personally or by attorney and filing in writing with the court your defenses or objections to the claims set forth against you. You are warned that if you fail to do so the case may proceed without you and a judgment may be entered against you by the court without further notice for any money claimed in the complaint or for any other claim or relief requested by the plaintiff. You may lose money or property or other rights important to you.

YOU SHOULD TAKE THIS NOTICE TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE LAWYER OR CANNOT AFFORD ONE, TELEPHONE THE OFFICE SET FORTH BELOW TO FIND OUT WHERE YOU CAN GET LEGAL HELP.

Lawyer Referral Service
Allegheny County Bar Association
Koppers Building
436 Seventh Ave., 4th Fl.
Pittsburgh, PA 15219
412-261-5555

23-00253 Jan 20, 2023

Voluntary Dissolution Business Corporation

Notice is hereby given by Daniel Power Co., 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.

23-00055w Jan 13, 20, 2023

ORPHANS' COURT

Petitions & Motions

(Continued from Page 1, Column 3)

Nakiti Graham: deceased; Order of court. Status report has not been filed. It is hereby ordered that a status report shall be filed by February 7, 2023. If not filed, personal representative with counsel shall appear at contempt hearing on February 28, 2023 at 10:00 a.m.; Atty: T. C. Graham, F. L. Robinson Jr.; 4924 of 2019.

Antoinette Greco: deceased; Order of court. Status report has not been filed. It is hereby ordered that a status report shall be filed by February 7, 2023. If not filed, personal representative with counsel shall appear at contempt hearing on February 28, 2023 at 10:00 a.m.; Atty: G. Greco; 6713 of 2019.

Kevin S. Barnett: deceased; Order of court. Status report has not been filed. It is hereby ordered that a status report shall be filed by February 7, 2023. If

not filed, personal representative with counsel shall appear at contempt hearing on February 28, 2023 at 10:00 a.m.; Atty: A. Barnett; 1712 of 2019.

John F. Good: deceased; Order of court. Status report has not been filed. It is hereby ordered that a status report shall be filed by February 7, 2023. If not filed, personal representative with counsel shall appear at contempt hearing on February 28, 2023 at 10:00 a.m.; Atty: T. J. Giltinan; 6243 of 2020.

Peggy Watkins: deceased; Order of court. Status report has not been filed. It is hereby ordered that a status report shall be filed by February 7, 2023. If not filed, personal representative with counsel shall appear at contempt hearing on February 28, 2023 at 10:00 a.m.; Atty: K. A. Yuhas, M. Lamb; 3500 of 2019.

Florence C. Barvilchak: deceased; Order of court. Status report has not been filed. It is hereby ordered that a status report shall be filed by February 7, 2023. If not filed, personal representative with counsel shall appear at contempt hearing on February 28, 2023 at 10:00 a.m.; Atty: H. R. Tolbert; 3579 of 2019.

Timothy Zadinski: deceased; Order of court. Status report has not been filed. It is hereby ordered that a status report shall be filed by February 7, 2023. If not filed, personal representative with counsel shall appear at contempt hearing on February 28, 2023 at 10:00 a.m.; Atty: C. L. Zadinski; 4063 of 2019.

Linda Ines Guido: deceased; Order of court. Status report has not been filed. It is hereby ordered that a status report shall be filed by February 7, 2023. If not filed, personal representative with counsel shall appear at contempt hearing on February 28, 2023 at 10:00 a.m.; Atty: D. Robbins; 4035 of 2019.

Howard Lowenberg: deceased; Order of court. Status report has not been filed. It is hereby ordered that a status report shall be filed by February 7, 2023. If not filed, personal representative with counsel shall appear at contempt hearing on February 28, 2023 at 10:00 a.m.; Atty: C. Broskey, R. L. Downey Jr.; 3677 of 2019.

Patricia L. Koncki: deceased; Order of court. Status report has not been filed. It is hereby ordered that a status report shall be filed by February 7, 2023. If not filed, personal representative with counsel shall appear at contempt hearing on February 28, 2023 at 10:00 a.m.; Atty: D. A. Regoli, M. Koncki; 4565 of 2018.

Virginia Perlick: deceased; Order of court. Status report has not been filed. It is hereby ordered that a status report shall be filed by February 7, 2023. If not filed, personal representative with counsel shall appear at contempt hearing on February 28, 2023 at 10:00 a.m.; Atty: P. Guidish; 6913 of 2018.

Joshua William Walsh: deceased; Order of court. Status report has not been filed. It is hereby ordered that a status report shall be filed by February 7, 2023. If not filed, personal representative with counsel shall appear at contempt hearing on February 28, 2023 at 10:00 a.m.; Atty: S. Walsh; 4387 of 2018.

Jessica Basnet: deceased; Order of court. Status report has not been filed. It is hereby ordered that a status report shall be filed by February 7, 2023. If not filed, personal representative with counsel shall appear at contempt hearing on February 28, 2023 at 10:00 a.m.; Atty: P. R. Giba, K. Basnet; 4916 of 2018.