

Arbitration Trial List

City-County Building
Room 702
9:00 a.m.

**Tuesday
September 20, 2022**

GD-21-009940; Comfort Supply Inc. vs Roman Mechanical Inc.; P-atty: **Jonathan S. McAnney**; D-atty: **Michael A. Hynum**
GD-19-011638; Alvarez, et al vs Kupper, et al; P-atty: **Stephen J. Magley**; D-atty: **Kathleen S. McAllister**

AR-22-001439; Guy vs Resurgent Capital Services L.P.; P-atty: **Joshua P. Ward**

AR-22-001438; Kubatka vs General Motors LLC; P-atty: **Robert M. Silverman**; D-atty: **Alexander M. Shaen**

AR-22-001437; PNC Bank N.A. vs McKenna; P-atty: **Daniel Santucci**, **Thomas J. Nolan Jr.**

AR-22-001435; Discover Bank vs Brown; P-atty: **Daniel Santucci**

AR-22-001434; Atkinson vs English; P-atty: **Patrick W. Murray**; D-atty: **Amanda C. Steffy**

AR-22-001426; Onemain Financial Group LLC vs Henke; P-atty: **Joshua Borer**

AR-22-001425; Capital One Bank (USA) N.A. vs Scharritter; P-atty: **Michael Ratchford**

AR-22-001424; Onemain Financial Group LLC vs Sporic; P-atty: **Joshua Borer**

AR-22-001423; Onemain Financial Group LLC vs Anvarinia; P-atty: **Joshua Borer**

AR-22-001418; Discover Bank vs Gill Sr.; P-atty: **Daniel Santucci**, **Thomas Nolan**; D-atty: **Dennis J. Morello**

AR-22-001417; Crawford vs LT Elite Capital LLC, et al; P-atty: **Matthew S. Feinman**

AR-22-001416; Onemain Financial Group LLC vs McGinnis; P-atty: **Joshua Borer**

AR-22-001415; Onemain Financial Group LLC vs Tovcimak; P-atty: **Joshua Borer**

AR-22-001414; Onemain Financial Group LLC vs MacDermid; P-atty: **Joshua Borer**

AR-22-001412; Onemain Financial Group LLC vs Johnson; P-atty: **Joshua Borer**

AR-22-001411; Onemain Financial Group LLC vs Rone; P-atty: **Joshua Borer**

AR-22-001323; Synchrony Bank vs Rosenthal; P-atty: **Gregg L. Morris**; D-atty: **Pro Se**

AR-22-001321; TD Bank USA N.A. vs Rosenthal; P-atty: **Gregg L. Morris**; D-atty: **Pro Se**

AR-22-001254; Soni vs Northland Heights Assisted Living; P-atty: **Pro Se**; D-atty: **Pro Se**

AR-22-001236; Capital One Bank USA N.A. vs Glenn; P-atty: **Michael F. Ratchford**; D-atty: **Shane L. Weaver**

AR-22-001184; Chieffo vs Film Shockers LLC; P-atty: **Wayne M. Chiu-razzi**; D-atty: **Pro Se**

AR-22-001007; Bly vs Ford Motor Company; P-atty: **Robert A. Rapkin**; D-atty: **Rachel Monaghan**

AR-22-001006; Matson vs Ford Motor Company; P-atty: **Robert A. Rapkin**; D-atty: **Rachel Monaghan**

AR-22-000837; State Farm Insurance Company vs Johnson; P-atty: **Robert W. Allen**; D-atty: **Matthew J. DeMaio**

AR-22-000595; Sabajo vs Pijanowski's Repairs and Remodeling LLC; P-atty: **Adam Daniel Shorr**; D-atty: **Andrew F. Adomitis**

AR-21-005565; Selective Insurance Co. vs Robinson; P-atty: **Paul Michael Lewis**; D-atty: **John M. Giunta**

AR-21-005082; JPMorgan Chase Bank N.A. vs Cornelius; P-atty: **Julie E. Goodchild**, **Ilana Zion**; D-atty: **Stephanie T. Anderson**

AR-21-004772; Glasso III vs American Select Insurance Company; P-atty: **John P. Corcoran Jr.**; D-atty: **Mark R. Lane**

AR-21-003898; TD Bank USA NA vs Batrakov; P-atty: **Gregg L. Morris**; D-atty: **Pro Se**

AR-21-003124; Shaw vs Molina; P-atty: **Michael Richardson**; D-atty: **Brandon M. Eberle**

Summary Appeals Branch

Judge Chelsa Wagner
City-County Building
Room 821

**Tuesday
September 20, 2022**

Appeal Cases

SA-0000699-22; Comm. of PA vs 412 Dumpsters; P-atty: **Criminal Division Allegheny County District Attorney's Office**

SA-0000236-22; Comm. of PA vs Stacey Raye Adams; P-atty: **Criminal Division Allegheny County District Attorney's Office**

SA-0000729-22; Comm. of PA vs Hussein Alzamili; P-atty: **Criminal Division Allegheny County District Attorney's Office**

SA-0000166-21; Comm. of PA vs Audrey Jean Barton; P-atty: **Criminal Division Allegheny County District Attorney's Office**

SA-0000709-22; Comm. of PA vs Dawontay Dellron Bates; P-atty: **Criminal Division Allegheny County District Attorney's Office**

SA-0000698-22; Comm. of PA vs Nicolas A. Bellisario; P-atty: **Criminal Division Allegheny County District Attorney's Office**

SA-0000723-22; Comm. of PA vs Jonathan Boyer; P-atty: **Criminal Division Allegheny County District Attorney's Office**

SA-0000697-22; Comm. of PA vs Jonathan Alexander Brown; P-atty: **Criminal Division Allegheny County District Attorney's Office**

SA-0000069-22; Comm. of PA vs Najee Shanay Cox; P-atty: **Criminal Division Allegheny County District Attorney's Office**

SA-0000242-22; Comm. of PA vs Priya Damai; P-atty: **Criminal Division Allegheny County District Attorney's Office**

SA-0000269-22; Comm. of PA vs Nana Duku; P-atty: **Criminal Division Allegheny County District Attorney's Office**

SA-0000702-22; Comm. of PA vs Maria Clydetta Green; P-atty: **Criminal Division Allegheny County District Attorney's Office**

SA-0000718-22; Comm. of PA vs Diorra Grier-Phillips; P-atty: **Criminal Division Allegheny County District Attorney's Office**

SA-0000249-22; Comm. of PA vs Leonid Grunis; P-atty: **Criminal Division Allegheny County District Attorney's Office**

SA-0000250-22; Comm. of PA vs Leonid Grunis; P-atty: **Criminal Division Allegheny County District Attorney's Office**

SA-0000706-22; Comm. of PA vs Tricia L. Jones; P-atty: **Criminal Division Allegheny County District Attorney's Office**

SA-0000598-22; Comm. of PA vs Jeremi Scot Kent; P-atty: **Criminal Division Allegheny County District Attorney's Office**

SA-0000728-22; Comm. of PA vs Lawton Daniville Murray; P-atty: **Criminal Division Allegheny County District Attorney's Office**

SA-0000719-22; Comm. of PA vs Raimie Nater; P-atty: **Criminal Division Allegheny County District Attorney's Office**

SA-0000711-22; Comm. of PA vs Matthew Queen; P-atty: **Criminal Division Allegheny County District Attorney's Office**

SA-0000734-22; Comm. of PA vs Jahmir Messi Richardson; P-atty: **Criminal Division Allegheny County District Attorney's Office**

SA-0000704-22; Comm. of PA vs Ali Salman; P-atty: **Criminal Division Allegheny County District Attorney's Office**

SA-0000705-22; Comm. of PA vs Ali Salman; P-atty: **Criminal Division Allegheny County District Attorney's Office**

SA-0000724-22; Comm. of PA vs Kimberly A. Stark; P-atty: **Criminal Division Allegheny County District Attorney's Office**

SA-0000701-22; Comm. of PA vs Corey Mark Talley; P-atty: **Criminal Division Allegheny County District Attorney's Office**

SA-0000282-22; Comm. of PA vs Jose Antonio Torres Jr.; P-atty: **Criminal Division Allegheny County District Attorney's Office**

SA-0000710-22; Comm. of PA vs Tydarius Walker; P-atty: **Criminal Division Allegheny County District Attorney's Office**

LEGAL ADS

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

Estate Notice

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

Blazek, Paul Adam a/k/a Paul A. Blazek a/k/a Paul Blazek, deceased, of Wilksburg, PA. No. 05815 of 2022. Veronica Blazek, Admrx., 1201 Denning Way, North Versailles, PA 15137 or to Daniel McIntyre, Esq., P.O. Box 12600, Pittsburgh, PA 15241.

22-03921 Sep 15, 22, 29, 2022

Chandler, Dolores Theresa a/k/a Dolores T. Chandler, deceased, of Glassport Borough, PA. No. 05375 of 2022. Mary Ann Pohill, Extrx., PO Box 259, Richeyville, PA 15358 or to Richard C. Mudrick, Esq., 300 Fallowfield Ave., Charleroi, PA 15022.

22-03920 Sep 15, 22, 29, 2022

Cook, Leola Marie a/k/a Leola Cook, deceased, of Pittsburgh, PA. No. 05788 of 2022. Dava Cook, Extrx., 7134 Gladefield Street, Pittsburgh, PA 15206 or to Dale P. Frayer, Esq., Temple & Frayer, 250 Mt. Lebanon Blvd., Suite 207, Pittsburgh, PA 15234.

22-03919 Sep 15, 22, 29, 2022

Cullen, Louise Deborah a/k/a Debra Kullen a/k/a Debra Pullen a/k/a Louise D. Cullen, deceased, of Pittsburgh, PA. No. 05948 of 2022. Brittany L. Cheeks, Extrx., 525 Roseland Avenue, Pittsburgh, PA 15214 or to Jay R. Hagerman, Esq., Abernethy & Hagerman, 4499 Mount Royal Blvd., Allison Park, PA 15101.

22-01566w Sep 15, 22, 29, 2022

Erdlen, Paul G. a/k/a Paul G. Erdlen, Sr., deceased, of Hampton Township, PA. No. 5780 of 2022. Lori Erdlen, Extrx., 4036 Circle Drive, Allison Park, PA 15101 or to Howard S. Auld, Jr., Esq., Howard S. Auld & Associates, 5018 William Flynn Hwy., Gibsonsia, PA 15044.

22-03922 Sep 15, 22, 29, 2022

Mullenix, Darlene A., deceased, of Munhall, PA. No. 5936 of 2022. Jean A. Mullenix, Extrx., 2712 Venango Avenue, Munhall, PA 15120 or to Melvin P. Gold, Esq., Melvin P. Gold LLC, 2520 Mossiede Boulevard, Monroeville, PA 15146.

22-01564w Sep 15, 22, 29, 2022

Byerly, Curt A., deceased, of South Park, PA. No. 5506 of 2022. Andrew R. Byerly, Admr., 119 Bellanca St., Pittsburgh, PA 15227 or to James T. Benedek, Esq., Zacharia Brown P.C., 4500 Walnut Street, McKeesport, PA 15132.

22-03846 Sep 8, 15, 22, 2022

Cancilla, Cynthia L. a/k/a Cindy L. Cancilla a/k/a Cynthia Cancilla, deceased, of Penn Hills, PA. No. 05622 of 2022. Matthew Cancilla, Extrx., 3810 Harwick Court, Murrysville, PA 15668 or to Scott P. Magnuson, Esq., 2651 Monroeville Blvd., Suite 101, Monroeville, PA 15146.

22-03844 Sep 8, 15, 22, 2022

Devinney, Mary E., deceased, of Pittsburgh, PA. No. 05345 of 2022. Jeffrey P. Devinney, Admr., 805 Limestone Drive, Allison Park, PA 15101 or to Richard R. Tarantine, Esq., Tarantine & Associates, 136 Wildwood Drive, Butler, PA 16002.

22-03853 Sep 8, 15, 22, 2022

Gadson, Phillip, deceased, of Pittsburgh, PA. No. 3840 of 2022. Corey Gadson, Admr., c/o Rosalyn L. Guy-McCorkle, Esq., 445 Fort Pitt Blvd., Ste. 120, Pittsburgh, PA 15219.

22-03843 Sep 8, 15, 22, 2022

Knechtel, Lucille D. a/k/a Lucille Dorothea Knechtel, deceased, of Monroeville, PA. No. 05267 of 2022. Susan M. Knechtel, Extr., 4429 Gateway Drive, Monroeville, PA 15146 or to Edwin W. Russell, Esq., Meyer, Unkovic & Scott, LLP, Henry W. Oliver Building, 535 Smithfield St., Suite 1300, Pittsburgh, PA 15222.

22-03850 Sep 8, 15, 22, 2022

Meacham, Ellen M., deceased, of North Versailles, PA. No. 05597 of 2022. Donald L. Meacham, Admr., c/o Jeffrey A. Golvash, Esq., Golvash & Epstein, LLC, 9 Dewalt Avenue, Pittsburgh, PA 15227.

22-03851 Sep 8, 15, 22, 2022

Opeka, Robert J., deceased, of Oakdale, PA. No. 05626 of 2022. Kenneth V. Hutchinson, Jr., Extr., 127R Hastings Avenue, Oakdale, PA 15071 or to Aaron M. Tomczak, Esq., Business Legal, 5021 Noblestown Rd., Oakdale, PA 15071.

22-03845 Sep 8, 15, 22, 2022

Page, Nancy J., deceased, of Pittsburgh, PA. No. 5480 of 2022. Heather J. Page, Extr., 1711 Deerfield Rd., Dripping Springs, TX 78620 or to Daniel M. Flynn, Esq., Michael D. Flynn & Associates, P.C., 2770 South Park Rd., Bethel Park, PA 15102.

22-03842 Sep 8, 15, 22, 2022

Rai, Dal Maya, deceased, of Pittsburgh, PA. No. 05477 of 2022. Sanchu Rai Hatuwal, Admr., c/o Laura E. Balzarini, Esq., 310 Grant Street, Suite 3303, Pittsburgh, PA 15219.

22-03852 Sep 8, 15, 22, 2022

Spangler, Virginia a/k/a Virginia Spangler, deceased, of Verona, PA. No. 05631 of 2022. Christopher Spangler, Admr., 1005 Wheatfield Drive, Millersville, MD 21108 or to Frederich E. Liechti, Esq., 7190 Steubenville Pike, Oakdale, PA 15071.

22-03841 Sep 8, 15, 22, 2022

Swiech, Bernadine H. a/k/a Bernadine Kovacs, deceased, of Elizabeth, PA. No. 04795 of 2022. Vincent Swiech, Jr., Extr., 112 Valley View Drive, Elizabeth, PA 15037 or to Jeffrey D. Ries, Esq., 381 Daily Drive, North Huntingdon, PA 15642.

22-01519w Sep 8, 15, 22, 2022

Williams, Patricia E., deceased, of Monroeville, PA. No. 05479 of 2022. John E. Williams, Extr., 1349 Hillsdale Drive, Monroeville, PA 15146 or to William C. Price, Jr., Esq., Price & Associates, P.C., 2005 Noble St., Pittsburgh, PA 15218.

22-03847 Sep 8, 15, 22, 2022

Arnone, Nina Marie, deceased, of Dormont, PA. No. 03767 of 2022. Catherine Ingold, Admr., 1833 Pioneer Avenue, Pittsburgh, PA 15226 or to Michael E. Lamb, Esq., Campbell & Levine, LLC, 1700 Grant Building, 310 Grant Street, Pittsburgh, PA 15219.

22-01469w Sep 1, 8, 15, 2022

Baldesberger, Gabriel a/k/a Gabriel Paul Baldesberger, deceased, of Pittsburgh, PA. No. 4011 of 2022. Debra Lynn Baldesberger, Extr., 102 Old Village Lane, Bethel Park, PA 15102 or to Theodore M. Trbovich, Esq., 511 Greenfield Ave., Pittsburgh, PA 15207.

22-03750 Sep 1, 8, 15, 2022

Bauer, Katherine Lois a/k/a K. Lois Bauer, deceased, of Pittsburgh, PA. No. 05298 of 2022. Daniel John Rump, Extr., c/o John Paul Spina, Esq., Spina Law Associates, PC, 1002 Fifth Ave., 2nd Fl., Pittsburgh, PA 15219.

22-03763 Sep 1, 8, 15, 2022

Binz, Mary E., deceased, of Allison Park, PA. No. 5607 of 2022. Regina Schnelbach, Extr., 163 Georgetown Avenue, Pittsburgh, PA 15229 or to Jay R. Hagerman, Esq., Abernethy & Hagerman, 4499 Mount Royal Blvd., Allison Park, PA 15101.

22-01470w Sep 1, 8, 15, 2022

Brickner, Nancy E., deceased, of Mount Washington, PA. No. 03452 of 2022. Alexander B. Blanock, Admr. c.t.a., 15870 SW Bridle Hills Drive, Beaverton, OR 97077 or to Frank C. Roney, Jr., Esq., 382 West Chestnut St., Ste. 102, Washington, PA 15301.

22-03752 Sep 1, 8, 15, 2022

Englert, Darlene P. a/k/a Darlene Patricia Englert, deceased, of Ross Township, PA. No. 04480 of 2022. Richard J. Karabasz, Jr., Admr., 110 Byron Road, Pittsburgh, PA 15237 or to Gary M. Zyra, Esq., 314 E. Main Street, Carnegie, PA 15106.

22-03768 Sep 1, 8, 15, 2022

Fillippa, John R. a/k/a John Ronald Fillippa, deceased, of Bethel Park, PA. No. 05460 of 2022. Thomas R. Fillippa, Extr., c/o F. Christopher Spina, Esq., Spina Law Associates, P.C., 1002 Fifth Ave., Pittsburgh, PA 15219.

22-03765 Sep 1, 8, 15, 2022

Frazetta, Anna M. a/k/a Anna Marie Frazetta, deceased, of Ross Township, PA. No. 04166 of 2022. Bridget Ann Fuchs, Extr., 251 Gass Road, Pittsburgh, PA 15229 or to Glenn A. Smith, Esq., Elder Law Offices of Shields and Boris, 1150 Old Pond Road, Bridgeville, PA 15017.

22-03760 Sep 1, 8, 15, 2022

Grimm, James E. a/k/a James Edward Grimm, deceased, of Pittsburgh, PA. No. 05338 of 2022. Scott W. Grimm, Extr., 359 Cedarville St., Pittsburgh, PA 15224 or to Theodore M. Trbovich, Esq., 511 Greenfield Ave., Pittsburgh, PA 15207.

22-03749 Sep 1, 8, 15, 2022

Koval, Charles Albert a/k/a Charles A. Koval, deceased, of South Park, PA. No. 05054 of 2022. Lisa A. Porco, Extr., 5875 Dashwood Drive, Bethel Park, PA 15102 or to Alan I. Farber, Esq., 5301 Grove Road, Suite M-106, Caste Village, Pittsburgh, PA 15236.

22-01472w Sep 1, 8, 15, 2022

LaClair, Charles R., deceased, of Pittsburgh, PA. No. 05503 of 2022. Charles M. LaClair, Extr., 5296 Highgrove Road, Pittsburgh, PA 15236.

22-01475w Sep 1, 8, 15, 2022

Lamanti, Rose M. a/k/a Rose Lamanti, deceased, of Pittsburgh, PA. No. 05207 of 2022. Angelo Lamanti, Extr., c/o Christine Gale, Esq., Frank, Gale, Bails & Pocrass, PC, Gulf Tower, 33rd Fl., 707 Grant Street, Pittsburgh, PA 15219-1908.

22-03751 Sep 1, 8, 15, 2022

Lucas, Thomas M., deceased, of Pittsburgh, PA. No. 02693 of 2022. Tina M. Fowler, Extr., c/o F. Christopher Spina, Esq., Spina Law Associates, P.C., 1002 Fifth Ave., Pittsburgh, PA 15219.

22-03767 Sep 1, 8, 15, 2022

Manganello, Consuela Ann a/k/a Consuela Manganello, deceased, of Town of McCandless, PA. No. 05534 of 2022. Matthew Manganello, Extr., c/o Joseph Cafaro, Jr., Esq., 205 McKnight Park Drive, Pittsburgh, PA 15237.

22-01473w Sep 1, 8, 15, 2022

McCallum, Donald C., deceased, of Pittsburgh, PA. No. 04415 of 2022. Diane E. McCallum, Admr., c/o F. Christopher Spina, Esq., Spina Law Associates, P.C., 1002 Fifth Ave., Pittsburgh, PA 15219.

22-03764 Sep 1, 8, 15, 2022

McCarthy, William D., deceased, of West Mifflin, PA. No. 04142 of 2022. Rita L. McCarthy, Extr., c/o F. Christopher Spina, Esq., Spina Law Associates, P.C., 1002 Fifth Ave., Pittsburgh, PA 15219.

22-03766 Sep 1, 8, 15, 2022

McDonough, James M., deceased, of Pittsburgh, PA. No. 03964 of 2022. Brianna McDonough, Extr., 5132 Holmes Street, Pittsburgh, PA 15201.

22-01479w Sep 1, 8, 15, 2022

Metcalfe, Edith Anne Binney a/k/a Anne Binney Metcalfe a/k/a Anne B. Metcalfe, deceased, of Sewickley Heights Borough, PA. No. 05424 of 2022. Edith M. Gingras, Extr., 72 Linden Place, Apt. 36, Sewickley, PA 15143 or to Joel Pfeffer, Esq., Meyer, Unkovic & Scott, LLP, 535 Smithfield St., Ste. 1300, Pittsburgh, PA 15222.

22-03757 Sep 1, 8, 15, 2022

Muska, Gladys B., deceased, of West Deer Twp., PA. No. 5535 of 2022. Sheryl Riesmeyer, Extr., 291 Squirrel Hill Rd., New Bethlehem, PA 16242 or to Rebecca A. Auld, Esq., Auld Brothers Law Group, LLC, 5349 William Flynn Hwy., Gibsonia, PA 15044.

22-03762 Sep 1, 8, 15, 2022

Pangikas, Patricia, deceased, of Pittsburgh, PA. No. 05677 of 2022. Athena Pangikas-Miller, Extr., 2605 2nd Ave., Koppel, PA 16136.

22-01480w Sep 1, 8, 15, 2022

Patterson, Stephen Gerard, deceased, of West Mifflin Borough, PA. No. 02496 of 2022. Marianne R. Mader, Extr., 126 W. Oliver Street, Munhall, PA 15120 or to Levi K. Logan, Esq., Meyer, Unkovic & Scott LLP, 535 Smithfield Street, Suite 1300, Pittsburgh, PA 15222-2315.

22-03758 Sep 1, 8, 15, 2022

Ritchey, Margaret Rose, deceased, of Bethel Park, PA. No. 05674 of 2022. Myra Kazanjian, Extr., 34 Santa Fe Drive, Bethel Park, PA 15102.

22-01477w Sep 1, 8, 15, 2022

Slaby, Pamela S., deceased, of Pittsburgh, PA. No. 05485 of 2022. Kayla Slaby, Extr., 2501 Wenzel Drive, Pittsburgh, PA 15238 or to Justin Ellis, Esq., Zacharia Brown Elder Law, 111 W. McMurray Rd., McMurray, PA 15317.

22-01474w Sep 1, 8, 15, 2022

Smith, Jr., Clarence, deceased, of Wilmerding, PA. No. 05230 of 2022. John Smith, Admr., c/o M. E. Williams, Esq., 108 Lexington Ave., Pittsburgh, PA 15215.

22-03756 Sep 1, 8, 15, 2022

Stewart, Louise P. a/k/a Louise Patricia Stewart, deceased, of Carnegie, PA. No. 04991 of 2022. Ronald E. Stewart, Extr., 437 Dawson Avenue, Carnegie, PA 15106 or to Gary M. Zyra, Esq., 314 E. Main Street, Carnegie, PA 15106.

22-03759 Sep 1, 8, 15, 2022

Vavrek, Anne T., deceased, of Moon Township, PA. No. 05667 of 2022. Gary R. Vavrek, Extr., 4427 S. Beverly Drive, Aliquippa, PA 15001 or to E. Robert Pecori, III, Esq., Pecori & Pecori, Attorneys at Law, 7051 Steubenville Pike, Suite 7, Oakdale, PA 15071.

22-01471w Sep 1, 8, 15, 2022

Yahres, Bonnie S., deceased, of Shaler Township, PA. No. 5580 of 2022. Jeanne M. Marquette, Extr. and Atty., Pittsburgh Estate Law, P.C., 1501 Mt. Royal Blvd., Glenshaw, PA 15116.

22-01476w Sep 1, 8, 15, 2022

Zimmer, Richard T. a/k/a Richard Thomas Zimmer, deceased, of Whitehall, PA. No. 05311 of 2022. Timothy Allen, Extr., 174 Lakeside Drive #207, Eatonton, GA 31024 or to Harold A. English, Esq., H.A. English & Associates, P.C., 4290 William Flinn Highway, Suite 200, Allison Park, PA 15101.

22-03741 Sep 1, 8, 15, 2022

Change of Name

In the Court of Common Pleas of Allegheny County, Pennsylvania: GD-22-10730. In re: Petition of Shazia Hamid, for change of name to Shazia Riaz. To all persons interested: Notice is hereby given that an order of said Court authorized the filing of said petition and fixed Monday, October 24, 2022, at 9:30 a.m. as the time and the Motions Room, City-County Bldg., Pittsburgh, PA 15219, as the place for a hearing, when and where all persons may show cause, if any they have, why said name should not be changed as prayed for.

22-01567w Sep 15, 2022

Notice

In the Court of Common Pleas of Allegheny County, Pennsylvania: No. GD-22-004502. Notice is hereby given to all unknown heirs of Albert E. Cubakovic, deceased and Dolores M. Cubakovic, deceased and all other parties of interest, that a tax sale has been initiated against the property located at 3322 Eisenhower Drive, McKeesport, Allegheny County, Pennsylvania 15131, known as lot/block 551-C-315. This notice acts as service of the Praecipe for Writ of Scire Facias Sur Tax Lien and Statement pursuant to the September 7, 2022 Order of Court.

22-03923 Sep 15, 2022

Revocable Trust Notice

On February 7, 2022, Thomas A. Englert, beneficiary of the Thomas A. Englert Revocable Agreement of Trust, dated February 4, 2004 died. The Trustee, pursuant to 20 Pa.C.S. §7755(c), requests all persons having claims or demands against the Trust of the decedent to make known the same, and all persons indebted to decedent to make payment without delay to Sandra L. Englert, Successor Trustee, 43 B Glenmore Ave., Pittsburgh, PA 15229, or Rebecca A. Auld, Esquire, Auld Brothers Law Group, LLC, 5349 William Flynn Highway, Gibsonia, PA 15044.

22-03761 Sep 1, 8, 15, 2022

Notice of Action in Mortgage Foreclosure

In the Court of Common Pleas of Allegheny County, Pennsylvania
Civil Action-Law
NO.: GD-22-008664

PNC Bank, National Association, Plaintiff
vs.

Diondre Hinton, as Believed Heir of the Estate of Ronald L. Hinton a/k/a Ronald Hinton; Unknown Heirs of the Estate of Ronald L. Hinton a/k/a Ronald Hinton (if any); Unknown Administrators of the Estate of Ronald L. Hinton a/k/a Ronald Hinton (if any), Defendants

TO: Diondre Hinton, as Believed Heir of the Estate of Ronald L. Hinton a/k/a Ronald Hinton; Unknown Heirs of the Estate of Ronald L. Hinton a/k/a Ronald Hinton (if any); Unknown Administrators of the Estate of Ronald L. Hinton a/k/a Ronald Hinton (if any)

You are hereby notified that Plaintiff, PNC Bank, National Association, 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-22-008664, seeking to

foreclose the mortgage secured by the real estate located at 162 Briarwood Drive, Pittsburgh, PA 15235.

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 A 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
22-03935 Sep 15, 2022

Notice of Action in Mortgage Foreclosure

In the Court of Common Pleas of Allegheny County, Pennsylvania
Civil Action-Law
NO.: GD-22-009254

The Huntington National Bank, Plaintiff vs.

Michael J. Popek, as believed Heir to the Estate of Joann Popek; Unknown Heirs, to the Estate of Joann Popek; Unknown Administrators, to the Estate of Joann Popek, Defendants

TO: Michael J. Popek, as believed Heir to the Estate of Joann Popek; Unknown Heirs, to the Estate of Joann Popek; Unknown Administrators, to the Estate of Joann Popek

You are hereby notified that Plaintiff, The Huntington National Bank, 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-22-009254, seeking to foreclose the mortgage secured by the real estate located at 3454 Evergreen Road, Pittsburgh, PA 15237.

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 A 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
22-03936 Sep 15, 2022

Notice of Hearing on Petition to Involuntarily Terminate Parental Rights

In Re: Adoption of Baby Girl McCluske a/k/a Ryland Katherine McCluske a/k/a Ryland McCluske, a minor. No. CP-02-AP-084-2022 in the Orphans' Court Division of the Court of Common Pleas of Allegheny County, Pennsylvania.

To: Dallas Marie McCluske a/k/a Dallas Marie DeCarlo a/k/a Dallas DeCarlo a/k/a Dallas McCluske a/k/a Dallas M. McCluske, Ryan Kulcsar a/k/a Ryan D. Kulcsar a/k/a Ryan Dwight Kulcsar, and The Unknown Father, parents of Baby Girl McCluske a/k/a Ryland Katherine McCluske a/k/a Ryland McCluske, a minor, born on October 16, 2020, in Monroeville, Allegheny County, Pennsylvania. A Petition has been filed asking the Court to put an end to all rights you have to your child, Baby Girl McCluske a/k/a Ryland Katherine McCluske a/k/a Ryland McCluske. The Court has set a hearing to consider ending your rights to your child. That hearing will be held in the Family Court Bldg., 550 Fifth Ave., Pittsburgh, PA 15219, on Monday, October 17, 2022 at 10:00 a.m., prevailing time, before the Honorable Lisa G. Middleman. You are warned that even if you fail to participate in the scheduled hearing, the hearing will go on without you and your rights to your child may be ended by the Court without your being present. You have a right to be represented at the hearing by a lawyer. You should contact your lawyer at once. If you do not have a lawyer or cannot afford one, telephone the office set forth below to find out where you can get legal help.

This is also to inform you of an important option that may be available to you under Pennsylvania law. Act 101 of 2010 allows for an enforceable voluntary agreement for continuing contact or communication following an adoption between an adoptive parent, a child, a birth parent, and/or a birth relative of the child, if all parties agree and the voluntary agreement is approved by the Court. If you are interested in learning more about this option for a voluntary agreement, contact your attorney or:

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

George M. Janocsko, Acting County Solicitor. Laura J. Whiteman, Assistant County Solicitor. Contact: Paula J. Benucci, Allegheny Co. Children, Youth and Families, Ft. Pitt Commons Bldg., 445 Ft. Pitt Blvd., Ste. 101, Pittsburgh, PA 15219, Ph: 412-350-4947, Attorneys for Petitioner.
22-03779 Sep 8, 15, 22, 2022

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

CIVIL DIVISION

Arbitration Awards

(Continued from Page 1, Column 2)

granted to the Plaintiff of the property located at: 3150 Maplene Avenue, Pittsburgh, PA 15234. The award of possession is not based solely on the failure to pay rent. Plaintiff's request to release escrow funds is Granted, an any monies shall be released and applied to this Verdict. Connelly, J. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY.

Brentmoor at Penn Center vs Thornton; LT-22-000811; P-atty: Lawrence H. Fisher; D-atty: Pro Se; Award for Plaintiff on claims and against Defendants: for possession based on non-payment of rent, end of lease term, and breach of lease condition, other than non-payment of rent; for damages in the amount of \$6,481.50-\$4,644.00 for rent (Includes all rent due through date of this hearing less any abatement for breach of Warranty of Habitability. See Sect.4 regarding escrow funds), and \$1,837.50-\$400 late fees and \$1,437.50 attorney fees. Dated 09/08/22. As per Rule 236 Notice, copies sent to all parties 09/08/2022 Arbitration Board #39712

Hajjah Holdings LLC vs Tucker; LT-22-000818; P-atty: Maximilian F. Beier; D-atty: Mary Ellen Droll; Award for Plaintiff on claim for damages in the amount of \$702.91-\$202.91 for rent (Includes all rent due through date of this hearing less any abatement for breach of Warranty of Habitability. See Sect.4 regarding escrow funds), and \$500.00 atty. fees. Dated 09/08/22. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Arbitration Board #39710

Cooper vs Thomas; LT-22-000573; P-atty: Pro Se; D-atty: Pro Se; Non Jury Verdict Dated 09/08/22, a verdict is entered in favor of Plaintiff and against Defendant in the amount of \$5,400.00 plus costs. Defendant not appearing. It is further Ordered that possession is granted to the Plaintiff of the property located at: 3546 Massachusetts Ave., Pittsburgh, PA 15212. The award of possession is based solely on the failure to pay rent. Plaintiff's request to release escrow funds is Granted, an any monies shall be released and applied to this Verdict. Connelly, J. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY.

McFarland Dell LLC vs Livsey; LT-22-000577; P-atty: Jacob A. Deane; D-atty: Pro Se; Award for Plaintiff on claims: for possession based on non-payment of rent; for damages in the amount of \$8,659.29-\$7,230.00 for rent (Includes all rent due through date of this hearing less any abatement for breach of Warranty of Habitability. See Sect.4 regarding escrow funds), \$679.29 utilities, and \$750.00 attorney's fees. Dated 09/08/22. As per Rule 236 Notice, copies sent to all parties 09/08/2022 Arbitration Board #39711

Reginella Corporation vs Seldon; LT-22-000638; P-atty: Pro Se; D-atty: Pro Se; Non Jury Verdict Dated 09/08/22, a verdict is entered in favor of Plaintiff and against Defendant in the amount of \$394.00 plus costs. Defendant not appearing. It is further Ordered that possession is granted to the Plaintiff of the property located at: 4909 Verona Road, Apt. 6, Verona, PA 15147. The award of possession is not based solely on the failure to pay rent. Plaintiff's request to release escrow funds is Granted, an any monies shall be released and applied to this Verdict. Connelly, J. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY.

ORPHANS' COURT

Letters

(Continued from Page 1, Column 3)

Anna Jones, deceased; Ian McLaughlin, Admr.; Atty: Daniel F. Bekavac, Sr., Pat A. Capolupo; 06638 of 2003.

Joseph Mace, Jr., deceased; Joseph Samuel Mace, Admr.; Atty: Benjamin Scott Johns; 03980 of 2022.

Mark Paul Miksic, deceased; Steven D. Miksic, Admr.; Atty: Barbara Ernsberger; 05540 of 2022.

Dennis P. Winger, deceased; Chelsea Winger, Admr.; Atty: Howard F. Murphy; 05547 of 2022.

Michael Ky Pho, deceased; Kim Chau Nguyen, Admr.; Atty: Gregory W. Bevington; 05548 of 2022.

Theodore Jaisen Boykin, deceased; Theodore Jaisen Boykin, Jr., Co-Admr., Homer D. Boykin, Jr., Co-Admr.; Atty: Richard J. Federowicz; 05557 of 2022.

Zachary John Kuzma, deceased; Lisa Kuzma, Admr.; Atty: Dale P. Frayer; 05562 of 2022.

Bonnie Sue Yahres, deceased; Jeanne Marie Marquette, Admr.; Atty: Jeanne Marie Marquette; 05580 of 2022.

Bonnie L. Smith, deceased; Michael A. Smith, Admr.; 05581 of 2022.

Nancy L. Lawrence, deceased; Laura Lawrence, Admr.; Atty: John M. Hartzell, Jr.; 05585 of 2022.

Virginia B. Fiske, deceased; Nora Gieg Chatha, Admr.; Atty: Nora Gieg Chatha; 01294 of 2021.

Ellen Meacham, deceased; Donald Meacham, Admr.; Atty: Jeffrey A. Golvash; 05597 of 2022.

Margaret Yelochan, deceased; Joyce E. Maholic, Admr.; Atty: Timothy J. Giltinan; 05599 of 2022.

Evelyn R. Downer, deceased; Thomas Downer, Admr.; Atty: Harry R. Ruprecht; 05601 of 2022.

Donald J. Taylor, Jr., deceased; Amy Taylor, Admr.; Atty: Brian T. Kadlubek; 05606 of 2022.

Edward F. Lauer, deceased; Thomas Lauer, Admr.; Atty: Ronald Fred Lawry; 05609 of 2022.

Stephen Opalanko, Jr., deceased; Lisa Brosovich, Admr.; Atty: Tracy Lynn Zihmer, Richard J. Klixbull; 04764 of 2007.

Peggy A. Ghost, deceased; Kimberly M. Murray, Admr.; 04363 of 2022.

Ruth Ann Cross, deceased; Robert C. Cross, Admr.; 05615 of 2022.

Lori Deneen Baker, deceased; Lori Williams, Admr.; Atty: Kristen Lee Behrens; 05620 of 2022.

Dennis H. Kaufman, deceased; Linda Kaufman, Admr.; Atty: Michael E. Fiflik; 05621 of 2022.

Stephen A. Opalanko, III, deceased; Lisa Brosovich, Admr.; Atty: Tracy Lynn Zihmer; 05624 of 2022.

Dylan T. Fahlor, deceased; Thomas P. Fahlor, Admr.; 05627 of 2022.

Virginia Spangler, deceased; Christopher Spangler, Admr.; Atty: Frederick Earl Liechti; 05631 of 2022.

Majer Ely, Jr., deceased; Victoria Ely, Admr.; Atty: Jennifer M. Merx; 05635 of 2022.