

## 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, June 3, 2024 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. 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, JUNE 3, 2024 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, JUNE 4, 2024, BETWEEN THE HOURS OF 8:30 A.M. AND 2:30 P.M. IN THE ALLEGHENY COUNTY SHERIFF'S OFFICE. Failure to pay the 10 percent deposit will have you banned from future Sheriff Sales. And the balance in CASH, CERTIFIED CHECK, OR CASHIERS CHECK, on or before MONDAY, JUNE 10, 2024 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 AND 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 475.

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:

**SUBSECTION 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 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 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:

NOTICE: The undersigned, as evidenced by the signature(s) to this notice and the acceptance and recording of this deed, (is/are) fully cognizant of the fact that the undersigned may not be obtaining the right of protection against subsidence, as to the property herein conveyed, resulting from coal mining operations and that the purchased property, herein conveyed, may be protected from damage due to mine subsidence by a private contract with the owners of the economic interest in the coal. This notice is inserted herein to comply with the Bituminous Mine Subsidence and Land Conservation Act of 1966, as amended 1980, Oct. 10, P.L. 874, No. 156 § 1.

"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."

## Avalon

50. William L. Wray and Susan E. Wray  
GD-22-008654—\$4,545.01  
Joseph W. Gramc, Esq.  
412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Avalon: Having erected thereon a two story frame house being known as 418 Ohio River Boulevard, Pittsburgh, PA 15202. Deed Book Volume 8259, Page 641. Block & Lot No. 159-C-245.

## 53. Clara Ann Derbish

GD-23-001009—\$4,694.35  
Joseph W. Gramc, Esq.  
412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Avalon: Having erected thereon a one and one half story frame house being known as 621 North Birmingham Avenue, Pittsburgh, PA 15202. Deed Book Volume 8977, Page 47. Block & Lot No. 214-M-110.

## 54. Betty M. Grogan, With Notice to Heirs and Assigns

GD-23-006063—\$2,586.09  
Joseph W. Gramc, Esq.  
412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Avalon: Having erected thereon a two story frame house being known as 616 Florence Avenue, Pittsburgh, PA 15202. Deed Book Volume 5849, Page 379. Block & Lot No. 159-D-213.

## Bethel Park

## 1. All Known and Unknown Heirs of Roberta K. Schiegg

MG-23-000971—\$65,184.07  
Michelle Pierro, Esq.  
Tucker Arensberg, P.C.  
412-566-1212

In the Commonwealth of Pennsylvania, County of Allegheny, Municipality of Bethel Park: Having erected thereon a dwelling known and numbered as: 5595 Florida Avenue, Bethel Park, PA 15102. Deed Book Volume 7803, Page 610. Block / Lot # 0566-J-00061.

## 51. Rudolph F. Coates, Jr. and Dawn Marie Nee

GD-22-011556—\$2,960.01  
Joseph W. Gramc, Esq.  
412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Municipality of Bethel Park: Having erected thereon a one story brick house being known as 3928 Mimosa Drive, Bethel Park, PA 15102. Deed Book Volume 18158, Page 92. Block & Lot No. 665-B-302.

## 58. Bonidie &amp; Associates, Inc.

GD-22-009889—\$2,353.25  
Joseph W. Gramc, Esq.  
412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Municipality of Bethel Park: Having erected thereon a one story commercial warehouse being known as 94-96 Loretta Street, Bethel Park, PA 15102. Deed Book Volume 17582, Page 257. Block & Lot No. 317-K-163.

## Brentwood

## 17. L. Dianne Schmitt

GD-23-006054—\$24,769.81  
John T. Vogel, Esq.  
Tucker Arensberg, P.C.  
412-594-3902

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Brentwood: Having erected thereon a residential dwelling known and numbered as 128 Pointview Road, Pittsburgh, Pennsylvania 15227-3138, Deed Book Volume 10342, Page 398, Block and Lot 188-H-125.

## Carnegie

## 37. Stephanie Grzech, Personal Representative of the Estate of Joanne L. Grzech a/k/a Joanne Lynn Grzech, Deceased

MG-23-001110—\$57,879.75  
The Law Office of Gregory Javardian, LLC  
215-942-9690

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Carnegie: Having erected thereon a dwelling being known and numbered as 623 Gormley Avenue, Carnegie, PA 15106. Deed Book Volume 12539, Page 559. Block and Lot Number 66-F-152.

## City of Clairton

## 52. RHBPI, LP

GD-23-006335—\$4,528.44  
Joseph W. Gramc, Esq.  
412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, City of Clairton - Ward 2: Parcel #1: Having erected thereon a two story commercial building known as 512 Saint Clair Avenue, Clairton, PA 15025. Deed Book Volume 16413, Page 104. Block & Lot No. 879-H-39.

Parcel #2: Having erected thereon a one story commercial auxiliary building known as 512 Saint Clair Avenue, Clairton, PA 15025. Deed Book Volume 16413, Page 104. Block & Lot No. 879-H-34.

## Coraopolis

## 16. Erick B. Weryha and Amy L. Weryha, Husband and Wife

GD-18-004903—\$17,613.77  
John T. Vogel, Esq.  
Tucker Arensberg, P.C.  
412-594-3902

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Coraopolis: Having erected thereon a residential dwelling known and numbered as 1816 Devonshire Road, Coraopolis, Pennsylvania 15108, Deed Book Volume 8451, Page 638, Block and Lot 341-G-283.

## 28. The Unknown Heirs of Diane L. Mills a/k/a Diane Mills, deceased

MG-23-000059—\$23,520.67  
Stern & Eisenberg, PC  
215-572-8111

In the Commonwealth of Pennsylvania, County of Allegheny, and the Borough of Coraopolis: Having erected thereon a dwelling being known and numbered as 735 1/2 7th Avenue, Coraopolis, PA 15108. Deed Book Volume 9441, Page 515. Block and Lot Number 419-G-320.

## Crafton

## 27. Jodi M. Moore

MG-22-000039—\$316,249.80  
Stern & Eisenberg, PC  
215-572-8111

In the Commonwealth of Pennsylvania, County of Allegheny, and the Borough of Crafton: Having erected thereon a dwelling being known and numbered as 87 W. Steuben Street, Pittsburgh, PA 15205. Deed Book Volume 16425, Page 505. Block and Lot Number 069-G-322.

## Crescent

## 10. Judy D. Amon f/k/a Judy D. Wacker a/k/a Judy D. Wacker-Amon

MG-23-000788—\$309,985.94  
Benjamin Hoen, Esq.  
216-739-5100

Situated in the Township of Crescent, County of Allegheny, Commonwealth of Pennsylvania: Having erected thereon a dwelling known and numbered as 456 Crescent Boulevard Ext., Crescent, PA 15046. Described at Deed Book 15504, Page 548, Instrument No. 2014-2492, Parcel Number 0811-R-00330-0000-00.

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### Duquesne

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#### 56. Ann Suzich, with Notice to Heirs and Assigns

GD-23-009864—\$3,152.18  
Joseph W. Gramc, Esq.  
412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, City of Duquesne - Ward 2: Having erected thereon a two story commercial building being known as 917 Grant Avenue, Duquesne, PA 15110. Deed Book Volume 4488, Page 285. Block & Lot No. 305-G-143.

#### 59. John Everett, in His Capacity as Heir of Yolanda F. Everett a/k/a Yolanda Flores Everett; Unknown Heirs, Successors, Assigns and All Persons, Firms or Associations Claiming Right, Title or Interest From or Under Yolanda F. Everett a/k/a Yolanda Flores Everett

MG-23-000201—\$131,865.02  
Robertson, Anschutz, Schneid, Crane & Partners, PLLC  
855-225-6906

In the Commonwealth of Pennsylvania, County of Allegheny, Second Ward of the City of Duquesne: Having erected thereon a dwelling being known and numbered as 1506 Highland Avenue Duquesne, PA 15110. Deed Book Volume 12213, Page 433. Block and Lot 0305-P-00374-0000-00.

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### East Deer

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#### 33. Christopher J. Edmunds and the Secretary of Housing and Urban Development

MG-23-000677—\$119,960.78  
Leon P. Haller, Esq.  
Purcell, Krug and Haller  
717-234-4178

In the Commonwealth of Pennsylvania, County of Allegheny, Township of East Deer: Having erected thereon a dwelling being known and numbered as 510 West 8th Avenue, Tarentum, PA 15084. Deed Book Volume 17348, Page 55. Block and Lot Number 1087-D-169.

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### Forward

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#### 68. Jay Edwards

GD-23-010683—\$10,237.56  
Jennifer L. Cerce, Esq.  
412-242-4400

In the Commonwealth of Pennsylvania, County of Allegheny, Township of Forward: Having erected thereon a single family dwelling being known and numbered as 3285 Rainbow Run Rd., Monongahela, PA 15063. Deed Book 17465, Page 183. Block and Lot Number 2469-C-91.

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### Glassport

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#### 12. Ellis Legacy LLC

GD-23-010952—\$25,649.89  
Jennifer L. Cerce, Esq.  
412-242-4400

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Glassport: Having erected thereon a two family dwelling being known and numbered as 743 Indiana Ave., Glassport, PA 15045. Deed Book 18911, Page 526. Block and Lot Number 558-G-359.

#### 35. Michael T. Hollerich, III and Stacey R. Hollerich

MG-23-000731—\$64,147.87  
Jill M. Fein, Esq.  
Hill Wallack, LLP  
215-579-7700

In the Commonwealth of Pennsylvania, County of Allegheny, Glassport Borough: Having erected thereon a 1 story dwelling known and numbered as 609 9th St., Glassport, PA 15045. Deed Book Volume 34891 and Page 185. Block & Lot No. 558-L-321.

#### 40. Latoi Gentilcore

GD-23-010954—\$12,292.38  
Jennifer L. Cerce, Esq.  
412-242-4400

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Glassport: Having erected thereon a commercial retl/apt's over building being known and numbered as 503 Monongahela Ave., Glassport, PA 15045. Deed Book 17953, Page 224. Block and Lot Number 467-P-69.

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### Hampton

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#### 55. Truong Bui and Phuc Nguyen

GD-22-013245—\$6,092.29  
Joseph W. Gramc, Esq.  
412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Township of Hampton: Having erected thereon a two story frame house being known as 5013 Meadow Crest Drive, Allison Park, PA 15101. Deed Book Volume 15886, Page 460. Block & Lot No. 1213-G-9.

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### Harrison

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#### 44. David Hall, in His Capacity as Heir of Cari Hall a/k/a Cari Christine Hall, Deceased; Frances Teel, in Her Capacity as Heir of Cari Hall a/k/a Cari Christine Hall, Deceased; Unknown Heirs, Successors, Assigns, and All Persons, Firms, or Associations Claiming Right, Title or Interest From or Under Cari Hall a/k/a Cari Christine Hall, Deceased

MG-23-000811—\$64,301.62  
Carolyn Treglia, Esq.  
Brock & Scott, PLLC  
844-856-6646

In the Commonwealth of Pennsylvania, County of Allegheny, Harrison Township: Having erected thereon a dwelling being known and numbered as 1724 Juniata Street, Natrona Heights, PA 15065. Deed Book Volume 17191, Page 393. Block and Lot Number 1518-L-00167-0000-00.

#### 73 JAN 24. Norma L. Deer

GD-22-005286—\$14,005.65  
Anthony Giglio, Esq.  
412-243-9700

In the Commonwealth of Pennsylvania, County of Allegheny, Harrison Township: Being vacant land known as Garfield Street, Natrona Heights, PA 15065. Deed Book Volume 14139, Page 450, Block and Lot 1368-G-336.

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### Kennedy

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#### 15. Brian Alan Briggs

MG-23-000899—\$173,423.57  
Carolyn Treglia, Esq.  
Brock & Scott, PLLC  
844-856-6646

In the Commonwealth of Pennsylvania, County of Allegheny, Kennedy Township: Having erected thereon a dwelling being known and numbered as 31 Kenwood Dr., Coraopolis, PA 15108. Deed Book Volume 17989, Page 345. Block and Lot Number 0209-M-00005-0000-00.

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### Monroeville

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#### 14. Kevin T. Holizna

MG-23-000268—\$149,988.23  
Carolyn Treglia, Esq.  
Brock & Scott, PLLC  
844-856-6646

In the Commonwealth of Pennsylvania, County of Allegheny, Municipality of Monroeville: Parcel One: Having erected thereon a dwelling being known and numbered as 231 Willow Drive, Monroeville, PA 15146. Deed Book Volume 16898, Page 70. Block and Lot Number 0640-K-00084-0000-00.

Parcel Two: Vacant Land being known as Willow Drive, Monroeville, PA 15146. Deed Book Volume 16898, Page 70. Block and Lot Number 0640-K-00081-0000-00.

#### 19. Chelsea K. Long as personal representative of the Estate of Janet Marks Long a/k/a Janet E. Marks and Unknown heirs, successors, assigns and all persons, firms, or associations claiming right, title or interest from or under Janet Marks-Long a/k/a Janet E. Marks

GD-18-003594—\$158,207.26  
Roger Fay, Esq.  
856-724-1888

In the Commonwealth of Pennsylvania, County of Allegheny, Municipality of Monroeville: Having erected thereon a dwelling being known and numbered as 2563 Monroeville Blvd., Monroeville, PA 15146. Deed Book Volume 12503, Page 269, Instrument Number 2004-43577. Block and Lot Number 0639-H-00335-0000-00.

#### 30. Warren M. Jones and Wendy W. Jones and the United States of America

GD-14-019902—\$73,557.86  
Stern & Eisenberg, PC  
215-572-8111

In the Commonwealth of Pennsylvania, County of Allegheny, and the Municipality of Monroeville: Having erected thereon a dwelling being known and numbered as 584 Firethorne Drive, Monroeville, PA 15146. Deed Book Volume 7808, Page 584. Block and Lot Number 637-M-291.

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### Moon

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#### 41. John Fedorek a/k/a John A. Fedorek, in His Capacity as Executor and Devisee of the Estate of Michael F. Young

MG-23-000922—\$247,829.18  
Carolyn Treglia, Esq.  
Brock & Scott, PLLC  
844-856-6646

In the Commonwealth of Pennsylvania, County of Allegheny, Moon Township: Having erected thereon a dwelling being known and numbered as 115 Elm Lane, Coraopolis, PA 15108. Deed Book Volume 6916, Page 448. Block and Lot Number 0698-B-00301-0000-00.

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### Mt. Lebanon

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#### 49. Jeanne H. Jenkins, with Notice to Heirs and Assigns

GD-22-014551—\$6,244.92  
Joseph W. Gramc, Esq.  
412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Municipality of Mt. Lebanon: Having erected thereon a one story brick house being known as 450 Willow Drive, Pittsburgh, PA 15243. Deed Book Volume 11380, Page 251. Block & Lot No. 142-K-160.

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### Mt. Oliver

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#### 61. Darryl E. Pingor, in his capacity as Heir of Matthew Edward Pingor and

#### Unknown Heirs, successors, assigns and all persons, firms or associations claiming right, title or interest from or under Matthew Edward Pingor

GD-23-004630—\$83,849.48  
Lois M. Vitti, Esq.  
412-281-1725

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Mt. Oliver: Having erected thereon a single family dwelling being known and numbered as 523 Brownsville Road, Pittsburgh, PA 15210. Deed Book DE-18987, Page 533. Block and Lot 33-G-203.

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### North Fayette

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#### 23. Colin O'Rourke, solely in his capacity as known heir of Dolores E. O'Rourke a/k/a Dolores O'Rourke, deceased and Lean Kaminski, solely in her capacity as known heir of Dolores E. O'Rourke a/k/a Dolores O'Rourke, deceased and Shawn O'Rourke, solely in his capacity as known heir of Dolores E. O'Rourke a/k/a Dolores O'Rourke, deceased and Terry O'Rourke Donoghue, solely in her capacity as known heir of Dolores E. O'Rourke a/k/a Dolores O'Rourke, deceased and The Unknown Heirs of Dolores E. O'Rourke a/k/a Dolores O'Rourke, deceased

GD-23-000447—\$307,483.82  
Stern & Eisenberg, PC  
215-572-8111

In the Commonwealth of Pennsylvania, County of Allegheny, and the Township of North Fayette: Having erected thereon a dwelling being known and numbered as 2000 Robb Hill Road, Oakdale, PA 15071. Deed Book Volume 4829, Page 1. Block and Lot Number 587-D-1.

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### North Versailles

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#### 64. Deborah Hayden, Barbara McCue and Sherri Baum, as Known Heirs of Robert H. Baum, Jr. and Carol A. Baum, Deceased and All Unknown Heirs of Robert H. Baum, Jr. and Carol A. Baum, Deceased

GD-22-009583—\$33,850.23  
Christopher E. Vincent, Esq.  
724-978-0333

In the Commonwealth of Pennsylvania, County of Allegheny, Township of North Versailles: Having erected thereon a dwelling being known and numbered as 3112 Orris Road, North Versailles, PA 15137. Deed Book 4474, Page 666. Block and Lot Number 459-E-043.

#### 65. Judy A. Vigland

GD-23-009750—\$15,756.35  
Christopher E. Vincent, Esq.  
724-978-0333

In the Commonwealth of Pennsylvania, County of Allegheny, Township of North Versailles: Having erected thereon a dwelling being known and numbered as 996 Diane Drive, North Versailles, PA 15137. Deed Book 15183, Page 339. Block and Lot Number 548-M-228.

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### Penn Hills

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#### 5. Carl Sonetti and Joanne Sonetti

MG-23-000822—\$100,130.16  
Jill M. Fein, Esq.  
Hill Wallack, LLP  
215-579-7700

In the Commonwealth of Pennsylvania, County of Allegheny, Municipality of Penn Hills: Having erected thereon a 1 story dwelling known and numbered as 814 9th St., Verona, PA 15147. Deed Book Volume 20658, and Page 421. Block & Lot No. 445-F-239

**11. Brandi L. Bailey**

GD-23-012092—\$56,626.31  
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 186 Stephens Lane, Verona, PA 15147. Document Number 2014-16393, Deed Book Volume 15641, Page 389. Block and Lot Number 0367-H-00117-0000-00.

**22. Marlene D. Harris**

MG-23-001077—\$55,157.57  
Powers Kirn, 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 380 Collins Drive, Pittsburgh, Pennsylvania 15235. Deed Book Volume 15734, Page 559, Instrument Number 2014-25992, Block and Lot 538-P-234.

**31. Audrey D. Ardis**

MG-24-000060—\$130,867.62  
Leon P. Haller, Esq.  
Purcell, Krug and Haller  
717-234-4178

In the Commonwealth of Pennsylvania, County of Allegheny, Municipality of Penn Hills: Having erected thereon a dwelling being known and numbered as 117 Veronica Drive, Pittsburgh, PA 15235. Deed Book Volume 14931, Page 434. Block and Lot Number 369-G-367.

**39. Cheryl A. Collier**

GD-23-000771—\$16,926.73  
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 322 Highland Rd., Pittsburgh, PA 15235. Deed Book 11268, Page 37. Block and Lot Number 369-D-51.

**46. All Known and Unknown Heirs of Della A. Mieri a/k/a Della Mieri**

MG-23-000903—\$16,862.92  
Michelle Piarro, Esq.  
Tucker Arensberg, P.C.  
412-566-1212

In the Commonwealth of Pennsylvania, County of Allegheny, Municipality of Penn Hills: Having erected thereon a dwelling known and numbered as: 9926 Grandview Ave., Pittsburgh, PA 15235. Deed Book Volume 8857, Page 375. Block/Lot # 295-F-13.

**48. The Unknown Heirs of George P. Pender, Deceased**

MG-24-000007—\$13,138.87  
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 8060 Aber Road, Verona, PA 15147. Deed Book 17742, Page 536. Block and Lot Number 295-E-108.

**66. Anthony R. Kolano and Theresa Anne Kolano**

GD-23-000777—\$13,263.53  
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 239 Everglade Dr., Pittsburgh, PA 15235. Deed Book 15439, Page 238. Block and Lot Number 538-A-310.

**67. Anthony Collier**

GD-22-013855—\$9,266.94  
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 9503 Frankstown Rd., Pittsburgh, PA 15235. Deed Book 16771, Page 97. Block and Lot Number 296-B-182.

**74. Adrienne J. Anderson**

MG-22-000855—\$153,207.12  
Jill M. Fein, Esq.  
Hill Wallack, LLP  
215-579-7700

In the Commonwealth of Pennsylvania, County of Allegheny, Municipality of Penn Hills: Having erected thereon a 2 story dwelling known and numbered as 248 Cypress Hill Drive, Pittsburgh, PA 15235. Deed Book Volume 37035, and Page 211. Block & Lot No. 739-A-388.

**Pitcairn****21. Robert Giancola, known heir of James Giancola, Deceased, Unknown heirs, successors, assigns and all persons, firms, or associations claiming right, title or interest from or under James Giancola, Deceased**

GD-20-003649—\$51,912.13  
Roger Fay, Esq.  
856-724-1888

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Pitcairn: Having erected thereon a dwelling being known and numbered as 1208 North Avenue, Pitcairn, PA 15140. Deed Book Volume 10988, Page 186, Instrument Number 2001-091151. Block and Lot Number 0746-B-00169-0000-00.

**Plum****6. Pearl Currie**

MG-23-000892—\$97,553.78  
Jill M. Fein, Esq.  
Hill Wallack, LLP  
215-579-7700

In the Commonwealth of Pennsylvania, County of Allegheny, Plum Borough: Having erected thereon a 2 story dwelling known and numbered as 533 Center Hill Rd., Pittsburgh, PA 15239. Deed Book Volume 17355, and Page 148. Block & Lot No. 852-L-256.

**60. Ryan J. Ohm, Frank N. Vertullo, Mary C. Vertullo, Gina Vertullo and the United States of America**

MG-24-000037—\$282,206.98  
Powers Kirn, LLC  
215-942-2090

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Plum: Having erected thereon a dwelling being known and numbered as 309 Seasons Court, Pittsburgh, Pennsylvania 15239. Deed Book Volume 16924, Page 31, Block and Lot # 972-H-252.

**62. Wayne Nieser a/k/a Wayne A. Nieser**

MG-24-000070—\$16,555.61  
Manley Deas Kochalski LLC  
614-220-5611

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Plum: Having erected thereon a dwelling being known and numbered as 2746 Leechburg Road, Pittsburgh, PA 15239. Document Number 2005-22154, Deed Book Volume 12508, Page 110. Block and Lot Number 0737-J-00284-0000-00.

**Ross****73. Paul R. Ludwig and Susan E. Babusci**

MG-23-000719—\$32,414.84  
Jill M. Fein, Esq.  
Hill Wallack, LLP  
215-579-7700

In the Commonwealth of Pennsylvania, County of Allegheny, Ross Township: Having erected thereon a 1 story dwelling known and numbered as 606 Sangree Rd., Pittsburgh, PA 15237. Deed Book Volume 16536, and Page 494. Block & Lot No. 432-C-132.

**Scott****42. Annamaria Loris a/k/a Annamaria Johnson a/k/a Annamaria Loris**

MG-23-000878—\$68,518.74  
Carolyn Treglia, Esq.  
Brock & Scott, PLLC  
844-856-6646

In the Commonwealth of Pennsylvania, County of Allegheny, Scott Township: Having erected thereon a dwelling being known and numbered as 507 Center St., Carnegie, PA 15106. Deed Book Volume 14419, Page 251. Block and Lot Number 0102-G-00013-0000-00.

**Sewickley****57. Pamela A. Heckmen, Administratrix of the Estate of Tracy Fichera, Deceased**

GD-16-023855—\$4,574.12  
Joseph W. Gramc, Esq.  
412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Sewickley: Having erected thereon a two story frame house being known as 915 Cook Street, Sewickley, PA 15143. Deed Book Volume 11554, Page 242. Block & Lot No. 421-C-264.

**Sewickley Hills****45. Bernard D. Cambou a/k/a Bernard Cambou; and Rose M. Cambou a/k/a Rosemarie Cambou**

MG-17-000564—\$876,418.19  
Manley Deas Kochalski LLC  
614-220-5611

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Sewickley Hills: Having erected thereon a dwelling being known and numbered as 5 Kevin Drive, Sewickley, PA 15143. Deed Book Volume 11470, Page 259. Block and Lot Number 0606-C-00060-0000-00.

**Shaler****18. Alexandra Meyer a/k/a Alexandra Chriest, Administratrix of the Estate of William J. Meyer, Jr., Deceased, and All Unknown Heirs, Executors, Assigns, and All Persons, Firms, or Associations Claiming Right, Title, or Interest, From or Under William J. Meyer, Jr., Deceased**

GD-22-012809—\$25,275.78  
John T. Vogel, Esq.  
Tucker Arensberg, P.C.  
412-594-3943

In the Commonwealth of Pennsylvania, County of Allegheny, Township of Shaler: Having erected thereon a residential dwelling known and numbered as 1013 Garden Place, Glenshaw, Pennsylvania 15116-2213, Deed Book Volume 15383, Page 543, Block and Lot 355-F-105.

**South Fayette****7. Annie L. Banaszak**

MG-22-000474—\$127,835.15  
Stern & Eisenberg, PC  
215-572-8111

In the Commonwealth of Pennsylvania, County of Allegheny, and the Township of South Fayette: Having erected thereon a dwelling being known and numbered as 6

Morgan St., Morgan, PA 15064. Deed Book Volume VI-17632, Page 441. Block and Lot Number 325-M-25.

**Stowe****9. Gary Davis**

MG-23-000709—\$29,616.94  
KML Law Group, P.C.  
215-627-1322

In the Commonwealth of Pennsylvania, County of Allegheny, Township of Stowe: Having erected thereon a dwelling being known and numbered as 1143 9th Street, McKees Rocks, PA 15136. Deed Book 16746, Page 176. Block and Lot Number 72-B-275.

**36. Darlene L. Barron**

MG-23-000621—\$15,508.86  
Jill M. Fein, Esq.  
Hill Wallack, LLP  
215-579-7700

In the Commonwealth of Pennsylvania, County of Allegheny, Stowe Township: Having erected thereon a 1 story dwelling known and numbered as 128 Bellmawr Dr., McKees Rocks, PA 15136. Deed Book Volume 30771 and Page 173. Block & Lot No. 111-D-334.

**Swissvale****26. Johnielee Covington a/k/a Johnnielee Covington a/k/a Johnnielee Covington**

MG-23-000981—\$66,347.43  
Stern & Eisenberg, PC  
215-572-8111

In the Commonwealth of Pennsylvania, County of Allegheny, and the Borough of Swissvale: Having erected thereon a dwelling being known and numbered as 2517 S. Braddock Ave., Pittsburgh, PA 15218. Deed Book Volume 2004-24483. Block and Lot Number 235-K-50.

**Turtle Creek****63. Monroe Living LLC**

GD-24-000712—\$73,793.77  
Manley Deas Kochalski LLC  
614-220-5611

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Turtle Creek: Having erected thereon a dwelling being known and numbered as 1427 Oak Avenue Extension, Turtle Creek, PA 15145. Document Number 2020-8279, Deed Book Volume 17978, Page 211. Block and Lot Number 0455-S-00122-0000-00.

**West Mifflin****24. Leslie Gray**

MG-23-000376—\$178,343.16  
Stern & Eisenberg, PC  
215-572-8111

In the Commonwealth of Pennsylvania, County of Allegheny, and the Borough of West Mifflin: Having erected thereon a dwelling being known and numbered as 1860 Ohio Avenue, West Mifflin, PA 15122. Deed Book Volume 17306, Page 363. Block and Lot Number 305-N-136.

**29. Stephanie Macsurak, solely in her capacity as Administratrix of the Estate of Linda M. Macsurak, Deceased**

MG-24-000056—\$37,847.07  
Powers Kirn, LLC  
215-942-2090

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of West Mifflin: Having erected thereon a dwelling being known and numbered as 6816 Adams Avenue, West Mifflin, Pennsylvania 15122. Deed Book Volume 14678, Page 59, Instrument Number 2011-21830, Block and Lot Number 310-C-333.

**Wilkins****75. Theodore A. Tepke, III, with Notice to Heirs and Assigns**

GD-23-012439—\$13,333.71  
Joseph W. Gramc, Esq.  
412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Township of Wilkins: Having erected thereon a two story frame house known as 115 Ivy Street, Turtle Creek, PA 15145. Deed Book Volume 9364, Page 21. Block & Lot No. 455-A-301.

**Wilkinsburg****13. Sponce A. Cade, Vonda L. Harris-Cade and the United States of America**

GD-23-002923—\$18,926.09  
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 831 Woodworth Ave., Pittsburgh, PA 15221. Deed Book 10758, Page 368. Block and Lot Number 233-J-5.

**38. Anthony C. Brown and the Unknown Heirs of James S. Tatton, Deceased**

GD-21-004613—\$23,367.85  
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 2026 Boggs Avenue, Pittsburgh, PA 15221. Deed Book 14643, Page 268. Block and Lot Number 297-F-94.

**Pittsburgh—6th Ward****71. Smallman Red, LLC**

MG-23-000804—\$2,025,319.46  
Keri P. Ebeck, Esq.  
412-456-8100

In the Commonwealth of Pennsylvania, County of Allegheny, 6th Ward City of Pittsburgh: Parcel I: Having erected thereon an industrial building being known and numbered as 2949 Smallman Street, Pittsburgh, PA 15201. Deed Book Volume 16645, Page 522, Block and Lot Number 0025-G-00007-0000-00 as Parcel One.

Parcel II: Having erected thereon a commercial building being known and numbered as 2951 Smallman Street, Pittsburgh, PA 15201. Deed Book Volume 16645, Page 522, Block and Lot Number 0025-G-00011-0000-00 as Parcel Two.

**Pittsburgh—12th Ward****47. Andre Green**

MG-23-000844—\$14,593.87  
KML Law Group, P.C.  
215-627-1322

In the Commonwealth of Pennsylvania, County of Allegheny, 12th Ward City of Pittsburgh: Having erected thereon a dwelling being known and numbered as 7139 Verona Blvd., Pittsburgh, PA 15235. Deed Book 10602, Page 580. Block and Lot Number 172-R-164.

**Pittsburgh—13th Ward****3. Carolyn Anderson Solely in Her Capacity as Heir of Darnell D. Anderson, Deceased, and the Unknown Heirs of Darnell D. Anderson, Deceased**

MG-23-000968—\$23,060.72  
KML Law Group, P.C.  
215-627-1322

In the Commonwealth of Pennsylvania, County of Allegheny, 13th Ward City of Pittsburgh: Having erected thereon a dwelling being known and numbered as 7235 Upland Street, Pittsburgh, PA 15208. Deed Book 9732, Page 245. Block and Lot Number 174-B-69.

**Pittsburgh—17th Ward****69. MICAR Industries, LLC and CARMi, LLC**

GD-19-011340—\$495,217.52  
Joseph A. Fidler, Esq.  
412-487-8173

All the following described real estate situated in the Commonwealth of Pennsylvania, County of Allegheny, 17th Ward of the City of Pittsburgh: Having erected thereon a commercial building being known and numbered as 1825 East Carson Street, Pittsburgh, PA 15203, Deed Book Volume 16929, Page 448, Block and Lot Number 12-E-335.

**Pittsburgh—20th Ward****4. Anthony Nguyen and Helen Nguyen**

MG-23-000936—\$74,728.86  
KML Law Group, P.C.  
215-627-1322

In the Commonwealth of Pennsylvania, County of Allegheny, 20th Ward City of Pittsburgh: Parcel One: Having erected thereon a dwelling being known and numbered as 2468 Potomac Avenue, Pittsburgh, PA 15216. Deed Book Volume 11894, Page 283, Block and Lot Number 36-J-176.

Parcel Two: Having thereon a vacant land being known as Potomac Avenue, Pittsburgh, PA 15216. Deed Book Volume 11894, Page 283, Block and Lot Number 36-J-175.

**25. Marita Zumpano**

MG-20-000218—\$154,475.21  
Stern & Eisenberg, PC  
215-572-8111

In the Commonwealth of Pennsylvania, County of Allegheny, and the 20th Ward of the City of Pittsburgh: Having erected thereon a dwelling being known and numbered as 128 High Oak Place, Pittsburgh, PA 15220. Deed Book Volume 11458, Page 262. Block and Lot Number 036-P-318.

**32. Chantel Primer**

MG-23-000308—\$61,407.45  
Leon P. Haller, Esq.  
Purcell, Krug and Haller  
717-234-4178

In the Commonwealth of Pennsylvania, County of Allegheny, 20th Ward City of Pittsburgh: Having erected thereon a dwelling being known and numbered as 1405 Evanston Street, Pittsburgh, PA 15204. Deed Book Volume 16067, Page 288. Block and Lot Number 71-S-110.

**72. George S. Wray a/k/a George Wray**

MG-23-000433—\$46,462.69  
Stern & Eisenberg, PC  
215-572-8111

In the Commonwealth of Pennsylvania, County of Allegheny, and the 20th Ward of the City of Pittsburgh: Having erected thereon a dwelling being known and numbered as 2948 Sheraden Boulevard, Pittsburgh, PA 15204. Deed Book Volume 10258, Page 153. Block and Lot Number 042-R-318.

**Pittsburgh—27th Ward****70. Melissa Coleman**

GD-22-000604—\$35,144.77  
Carolyn Treglia, Esq.  
Brock & Scott, PLLC  
844-856-6646

In the Commonwealth of Pennsylvania, County of Allegheny, 27th Ward of the City of Pittsburgh: Having erected thereon a dwelling being known and numbered as 3260 Richardson Avenue, Pittsburgh, PA 15212-2332. Deed Book Volume 12219, Page 350. Block and Lot Number 0075-M-00030-0000-00.

**Pittsburgh—29th Ward****8. Stephen Pirschl**

MG-23-001023—\$29,264.44  
Kristine M. Anthou, Esq.  
Grenen & Birsic, P.C.  
412-281-7650

In the Commonwealth of Pennsylvania, County of Allegheny, City of Pittsburgh, 29th Ward: Having erected thereon a dwelling known as 121 Duffland Street, Pittsburgh, PA 15210. DBV 18935, PG. 295, Block & Lot No. 95-D-361.

**20. Estate of Mary Ellen Besselman a/k/a Mary Besselman**

GD-23-001021—\$45,178.29  
Roger Fay, Esq.  
856-724-1888

In the Commonwealth of Pennsylvania, County of Allegheny, 29th Ward of the City of Pittsburgh: Having erected thereon a dwelling being known and numbered as 2329 Eiler Avenue, Pittsburgh, PA 15210. Deed Book Volume 13156, Page 250. Block and Lot Number 0094-E-00110-0000-00.

**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](http://www.sheriffalleghenycounty.com).**

**Sheriff's Office, Pittsburgh, PA.**

Kevin M. Kraus, Sheriff  
May 9, 2024  
May 10, 17, 24, 2024

**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:

Aiken, James John a/k/a James J. Aiken, deceased, of Dormont, PA. No. 01361 of 2024. Dawn Martire, Extr., 89 Hollow Haven Drive, Pittsburgh, PA 15236.  
24-01731 May 10, 17, 24, 2024

Alfonsi, Leo A., deceased, of Baldwin, PA. No. 02549 of 2024. Virginia Alfonsi, Admrx., c/o D. Scott Lautner, Esq., Law Offices of D. Scott Lautner, P.C., 68 Old Clairton Rd., Pittsburgh, PA 15236.  
24-01740 May 10, 17, 24, 2024

Banks, Thomas W., deceased, of Pittsburgh, PA. No. 00657 of 2024. Kellie Banks, Admrx., 236 Greenlee Road, Pittsburgh, PA 15227 or to Joan Shinavski, Esq., 4 West Manilla Avenue, Suite 10, Pittsburgh, PA 15220.  
24-00911w May 10, 17, 24, 2024

Coyle, Jean M. a/k/a Jean Marie Coyle, deceased, of Pittsburgh, PA. No. 01769 of 2024. Paul R. Coyle, Extr., 348 Ridgewood Avenue, Pittsburgh, PA 15229 or to James M. Herb, Esq., James M. Herb, P.C., 464 Perry Hwy., Pittsburgh, PA 15229.  
24-01738 May 10, 17, 24, 2024

Dively, Clarence E. a/k/a Clarence Elmer Dively, deceased, of Pittsburgh, PA. No. 02891 of 2024. David Jeffrey Dively, Extr., 646 Guenevire Drive, Pittsburgh, PA 15237 or to George J. Pettrone, Esq., 113 Harlow Street, Pittsburgh, PA 15218-1615.  
24-01737 May 10, 17, 24, 2024

Dumin, Linda A., deceased, of Ross Township, PA. No. 02308 of 2024. Brian C. King, Co-Extr. and Karen A. King, Co-Extr., 223 Spruce Street, Zelienople, PA 16063 or to Cynthia A. Howell, Esq., Myers Law Group, LLC, 17025 Perry Highway, Warrendale, PA 15086.  
24-01736 May 10, 17, 24, 2024

Durler, Charles A., deceased, of Pleasant Hills, PA. No. 03017 of 2024. Catherine G. Dinkel, Admrx., c/o Colin B. May, Esq., Coulter & May, PC, 3824 Northern Pike, Suite 801B, Monroeville, PA 15146.  
24-00897w May 10, 17, 24, 2024

Falleroni, A. Basilio, deceased, of North Versailles, PA. No. 04790 of 2023. Anthony Falleroni, Admr., 1316 Walnut Street, North Versailles, PA 15137 or to Ryan L. Dansak, Esq., Myers Duffy Dansak & Clegg, LLC, 3361 Route 130, Suite One, Harrison City, PA 15636.  
24-01733 May 10, 17, 24, 2024

Garmer, Arthur Harold a/k/a Arthur H. Garmer, Jr., deceased, of Springdale, PA. No. 02866 of 2024. Douglas Garmer, Extr., 13970 Mourning Dove Trl., Belton, TX 76513 or to Charles J. Jacques, III, Esq., Jacques & Jacques, P.C., 2125 Freepoint Rd., Natrona Heights, PA 15065.  
24-01739 May 10, 17, 24, 2024

Visit us today at  
**ACBA.org.**



### Notice of Trust Administration

Notice Is Hereby Given of the administration of The Kroker Family Revocable Living Trust dated November 20, 2018, pursuant to 20 Pa.C.S. § 7755(c). Joseph F. Kroker, Settlor of the Trust, died on December 29, 2023, late of Moon Township, Allegheny County, Pennsylvania. All persons indebted to said Trust are requested to make payment, and those having claims or demands against the same will make them known without delay to: Rebecca L. Brobeck-Mulik-Trustee, 114 Boggs Avenue, Moon Township, PA 15108 or Chad F. McMillen, Esq. McMillen, Urick, Tocci & Jones 2131 Brodhead Road Aliquippa, PA 15001 Attorney for Trust

24-01610 May 3, 10, 17, 2024

### Notice of Trust

Anna May Berger, late of Pittsburgh, Allegheny, Pennsylvania, deceased, having created The Berger Family Living Trust dated December 15, 2008, appointed Lori A. Cavaliere, as Successor Trustee, and notice is hereby given to all persons indebted to said trust to make immediate payment and to those having claims against the same to present them to the undersigned, duly authenticated for settlement. Anna May Berger, Deceased Late of Pittsburgh, Allegheny, PA Trustee: Lori A. Cavaliere Attorney: Nora C. Peace, Esquire Pittsburgh Estate Law, P.C. 1501 Mt. Royal Blvd. Glenshaw, PA 15116

24-01625 May 3, 10, 17, 2024

### Voluntary Dissolution Business Corporation

Brian M. Albert, Esq., 2545 Railroad Street, Pittsburgh, PA 15222. Notice is hereby given by Oxford Fund Management, Inc., 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.

24-00900w May 10, 17, 2024

## FAMILY DIVISION

(Continued from Page 1, Column 3)

**Hartman Bradley James** vs Hartman Annie Elizabeth; FD-24-002932; Support; Complaint in Support; Atty(s): Self-Represented

**Schmitt Brian** vs Kirsch Sara; FD-24-007850; Custody; Criminal Record/Abuse History Verification; Atty(s): Frankmar Pernille

**Lane Tiffany** vs Matthews Jr. Todd, Storey Priscilla; FD-24-007851; Custody; Complaint in Custody (Initial); Atty(s): Eberle Brandon M.

**Anger Jeanette** vs Anger James; FD-24-007852; Divorce; Complaint in Divorce (1 count); Atty(s): Self-Represented

**Witt Adam M.** vs Abrams Nicole L.; FD-24-007853; Divorce; Complaint in Divorce (2 count); P-atty: Cyerman Barbara G

**De'Angelo Lisa, Al-Ghizzi Zenap** vs Gentile Anthony; FD-24-007854; Custody; Custody Order-Juvenile Closure; Atty(s): Self-Represented

**Scott Wolf** vs Michelena Wolf; FD-24-007855; Divorce; Complaint in Divorce (2 count); 1.00; P-atty: Stachtiaris Chris A

**Morado Bobbie Jean** vs Morado Kerry J.; FD-85-005485; Divorce; Decree of Divorce (additional); Atty(s): Self-Represented

**Cessna Joan E.** vs Cessna Blair M.; FD-88-012347; Divorce; Decree of Divorce (additional); Atty(s): Self-Represented

**Gist Sierra S.** vs Carter Jamel; FD-23-003613; Support; Complaint in Support; Atty(s): Self-Represented

**Barszcz Michelle** vs Barszcz Jr. Anthony; FD-24-000768; Protection from Abuse; Confidential Information Form; Atty(s): Self-Represented

**Carter Janet Marie** vs Carter Raymond; FD-24-000773; Protection from Abuse; Affidavit of Confidential Address; Atty(s): Self-Represented

**Reyes-Wolfe Carmen A.** vs Spatz Malcolm; FD-24-000774; Protection from Abuse; Confidential Information Form; Atty(s): Self-Represented

**Kleiman Jessica Francesca** vs Murphy Matthew; FD-24-000775; Protection from Abuse; Affidavit of Confidential Address; Atty(s): Self-Represented

**Gaburri Carole** vs Gaburri Lawrence M.; FD-24-000777; Protection from Abuse; Confidential Information Form; Atty(s): Self-Represented

**Duke Chyann** vs Harper Sr. Dontay M.; FD-24-000778; Protection from Abuse; Confidential Information Form; Atty(s): Self-Represented

**McNeill Jennifer A** vs Williams Tarna D.; FD-24-000779; Protection from Abuse; Confidential Information Form; Atty(s): Self-Represented

**Weimer Dorothy R.** vs Williams Tarna; FD-24-000780; Protection from Abuse; Confidential Information Form; Atty(s): Self-Represented

**Keith-Mason Diamond Lashay** vs Robinson Marco; FD-24-000781; Protection from Abuse; Confidential Information Form; Atty(s): Self-Represented

**Hampton Naomi E.** vs Kelson Jerondy; FD-24-000782; Protection from Abuse; Confidential Information Form; Atty(s): Self-Represented

**Spencer Aaliyah J.** vs Harris deceased Benjamin I.; FD-24-002503; Establish Paternity; Consent Order of Court; Atty(s): Jerich Donald E

**Townsend Maikia L.** vs Benjamin Lloyd L.; FD-24-002857; Support; Complaint in Support; Atty(s): Self-Represented

**Defilippo Nicole Elise** vs McCallum Cameron Joseph; FD-24-002920; Support; Complaint in Support; Atty(s): Self-Represented

**Hakeem Karyn A.** vs Graham Carlos Artez; FD-24-002923; Support; Complaint in Support; Atty(s): Self-Represented

**Lutz Paige** vs Lutz Michael; FD-24-007856; Divorce; Election to Resume Prior Name; Atty(s): Self-Represented

**Treelisky Adam** vs Rogg-Treelisky Kathleen; FD-24-007857; Divorce; Praecepte for Appearance; P-atty: Cyerman Barbara G

**Bernard Patricia Loverich** vs Bernard deceased Andrew Loverich; FD-24-007858; Divorce; Election to Resume Prior Name; Atty(s): Self-Represented

**Mickle Tamica** vs Mickle Jr. Ronnie; FD-24-007859; Divorce; Acceptance of Service; Atty(s): Self-Represented

**Abdulrazzaq Saba** vs Alobedi Mortada; FD-24-007860; Divorce; Complaint in Divorce (1 count); P-atty: Dickquist Jennifer

**Pradhan Phul M.** vs Pradhan Ashok; FD-24-007861; Divorce; Complaint in Divorce (1 count); Atty(s): Self-Represented

**Altaie Zainab** vs Abbas Luay; FD-24-007862; Divorce; Complaint in Divorce (1 count); P-atty: Dickquist Jennifer

**Good Phillip J.** vs Knupp Katie Lynn; FD-24-007863; Custody; Praecepte for Appearance; P-atty: Adamczyk John A

**Voth M.D. Matthew L.** vs Voth Ashley B.; FD-24-007864; Divorce; Praecepte for Appearance; P-atty: Blechman Jay A

**Herring Ashley Nicole** vs Herring Jonathan Edward; FD-24-007865; Divorce; Complaint in Divorce (1 count); Atty(s): Self-Represented

**Levin Noah** vs Levin Stephanie; FD-24-007866; Divorce; Praecepte for Appearance; Atty(s): Hutchinson Tara Lynn, Byssainthe Jessyca

**Wallace Raymond R.** vs Wallace Judith K.; FD-3115-000010-67; Divorce; Decree of Divorce (additional); Atty(s): Self-Represented

**Carter Timothy L.** vs Kelson Jerondy; FD-24-000783; Protection from Abuse; Confidential Information Form; Atty(s): Self-Represented

**Lee Bichri Taze** vs Frank Sarah Jeanne; FD-24-000784; Protection from Abuse; Confidential Information Form; Atty(s): Self-Represented

**Holloway Shamika Bouchea** vs Brady Christian Eerl; FD-24-000785; Protection from Abuse; Confidential Information Form; Atty(s): Self-Represented

**Kohan Carlie** vs Franceschelli Phillip J.; FD-24-000786; Protection from Abuse; Confidential Information Form; Atty(s): Self-Represented

**Tucker Jeffery** vs Johnson Tiffany Lynn; FD-24-000787; Protection from Abuse; Confidential Information Form; Atty(s): Self-Represented

**Bass Renee Anne** vs Bass Aaron David; FD-24-000788; Protection from Abuse; Confidential Information Form; Atty(s): Self-Represented

**Mukamanzi Chantal** vs Faustin Gapasi; FD-24-000789; Protection from Abuse; Confidential Information Form; Atty(s): Self-Represented

**Payne Kamyia** vs Johnson Marquis; FD-24-002859; Support; Complaint in Support; Atty(s): Self-Represented

**Hoskins Jonnay** vs Adams Terrance; FD-24-002904; Support; Complaint in Support; Atty(s): Self-Represented

**Mabry Sade'** vs Kelley Jr. Ryan N.; FD-24-002909; Support; Complaint in Support; Atty(s): Self-Represented

**Manda Tiffany Marie** vs Griesmann Andrew David; FD-24-002929; Support; Complaint in Support; Atty(s): Self-Represented

**Lin Ling** vs Joseph Samuel; FD-24-002933; Support; Complaint in Support; Atty(s): Self-Represented

**Adams Makayla A.** vs Jennings Tarrell; FD-24-002938; Support; Complaint in Support; Atty(s): Self-Represented

**Louderback William** vs Graham Kathryn; FD-24-002946; Support; Complaint in Support; Atty(s): Self-Represented

**Gokalp Ilkcan** vs Fidanli Selcuk; FD-24-007867; Divorce; Foreign Divorce Decree; P-atty: Rogers Peter M.

**Machajewski Jr. James A.** vs Machajewski Melissa A; FD-24-007868; Divorce; Praecepte for Appearance; Atty(s): Roberts Alayna, Boroumand Beth H., Glymour Holly

**Palmer IV Charles** vs Palmer Julie; FD-24-007869; Divorce; Complaint in Divorce (2 count); P-atty: Standish Lisa M

**Howard Francine** vs Howard Timothy J.; FD-24-007870; Divorce; Complaint in Divorce (1 count); Atty(s): Rawlings Jessie D.

**Yecko John J.** vs Yecko Martha E.; FD-24-007871; Divorce; Complaint in Divorce (3 count); Atty(s): Raver Robert D.

**Latta Michelle L.** vs Latta Mitchell G.; FD-24-007872; Divorce; Complaint in Divorce (2 count); P-atty: Begg Todd M

**Jordan Kim R** vs Jordan Herman L; FD-80-000571; Divorce; Decree of Divorce (additional); Atty(s): Self-Represented

**Wilson Barbara J** vs Ora Uzi; FD-85-011396; Divorce; Decree of Divorce (additional); Atty(s): Self-Represented

**Lees James Kenneth** vs Lees Cynthia June; FD-0647-000007-71; Divorce; Decree of Divorce (additional); Atty(s): Self-Represented

**Barnett Ian S.** vs Brown Savannah; FD-24-000790; Protection from Abuse; Confidential Information Form; Atty(s): Self-Represented

**Brenning Chad L.** vs Bryan Elissa; FD-24-000791; Protection from Abuse; Confidential Information Form; Atty(s): Self-Represented

**Blackmon Brandy Denise** vs Briggs Barbara Alexis; FD-24-000793; Protection from Abuse; Confidential Information Form; Atty(s): Self-Represented

**Anthony Tatiyana** vs Green IV Charles; FD-24-000799; Protection from Abuse; Confidential Information Form; Atty(s): Self-Represented

**Craig Amber D.** vs Jones Carla; FD-24-000802; Protection from Abuse; Confidential Information Form; Atty(s): Self-Represented

**Craig Amber D.** vs Knight Quentin Alexander; FD-24-000803; Protection from Abuse; Confidential Information Form; Atty(s): Self-Represented

**Bard Melissa M.** vs Bard Alexander D.; FD-24-007875; Divorce; Complaint in Divorce (1 count); Atty(s): Opsitnick Allan J

**Sonnenschein Susan** vs Bizup Brandon; FD-24-007876; Divorce; Settlement Agreement; Atty(s): Self-Represented

**Gyamfi Henry Amankwah** vs Curington Theresa; FD-24-007877; Divorce; Complaint in Divorce (1 count); Atty(s): Self-Represented

**Balik Crystal L.** vs Balik Jr. John Michael; FD-24-007878; Divorce; Praecepte for Appearance; P-atty: Weinberg Robert D.

**Dawson Davon** vs Reed Jayla; FD-24-007879; Custody; Criminal Record/Abuse History Verification; Atty(s): Self-Represented

**Sciulli Amy** vs Sciulli Lorenzo; FD-24-007880; Divorce; Praecepte for Appearance; Atty(s): Hutchinson Tara Lynn, Byssainthe Jessyca

**Huether Timothy** vs Haas Holly; FD-24-007881; Custody; Praecepte for Appearance; Atty(s): Self-Represented

**Grigsby Jamie** vs Gass Mary; FD-24-007882; Divorce; Complaint in Divorce (1 count); Atty(s): Self-Represented