

AR-22-003094; Green vs Greer; P-atty: **Patrick W. Murray;** D-atty: **John W. Croumer**
AR-22-002134; Thomas vs Butler; P-atty: **Anthony J. Giannetti;** D-atty: **Michael D. Winsko**

Summary Appeals Branch

Judge **Thomas Flaherty**
 City-County Building
 Room 821

Tuesday
June 20, 2023

Hearings

SA-0001565-22; Comm. of PA vs James K. Bane; P-atty: **Criminal Division Allegheny County District Attorney's Office**
SA-0000093-23; Comm. of PA vs Kenneth J. Brown; P-atty: **Criminal Division Allegheny County District Attorney's Office**
SA-0000412-23; Comm. of PA vs Robert Carter; P-atty: **Criminal Division Allegheny County District Attorney's Office**
SA-0000185-23; Comm. of PA vs Donald K. Duda; P-atty: **Criminal Division Allegheny County District Attorney's Office**
SA-0000367-23; Comm. of PA vs Rhode Island Lambro Bethel Park LLC; P-atty: **Criminal Division Allegheny County District Attorney's Office**
SA-0000117-22; Comm. of PA vs Sean M. Maloney; P-atty: **Criminal Division Allegheny County District Attorney's Office**
SA-0000920-22; Comm. of PA vs John Medina; P-atty: **Criminal Division Allegheny County District Attorney's Office**
SA-0000137-23; Comm. of PA vs David A. Michenzi; P-atty: **Criminal Division Allegheny County District Attorney's Office**
SA-0000037-23; Comm. of PA vs Raymond P. Mingrino; P-atty: **Criminal Division Allegheny County District Attorney's Office**
SA-0000280-23; Comm. of PA vs Kathleen R. Murzyn; P-atty: **Criminal Division Allegheny County District Attorney's Office**
SA-0000369-23; Comm. of PA vs Jennifer O'Shea; P-atty: **Criminal Division Allegheny County District Attorney's Office**
SA-0000356-23; Comm. of PA vs Cathi Schwab; P-atty: **Criminal Division Allegheny County District Attorney's Office**
SA-0001082-21; Comm. of PA vs Raymond Seddon; P-atty: **Criminal Division Allegheny County District Attorney's Office**
SA-0000393-23; Comm. of PA vs Nathan Simmons; P-atty: **Criminal Division Allegheny County District Attorney's Office**
SA-0000402-23; Comm. of PA vs Maurice Spencer; P-atty: **Criminal Division Allegheny County District Attorney's Office**
SA-0000396-23; Comm. of PA vs David Sunstein; 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:

DeWalt, Florence H. a/k/a Florence Helen DeWalt, deceased, of Pittsburgh, PA. No. 03757 of 2023. Suzanne L. DeWalt, Extr., c/o P. Bowman Root, IV, Esq., Sherrard, German & Kelly, P.C., 535 Smithfield Street, Ste. 300, Pittsburgh, PA 15222.
 23-02282 Jun 14, 21, 28, 2023

Dorfman, Gertrude a/k/a Gertrude F. Dorfman a/k/a Gertrude Fay Dorfman, deceased, of Pittsburgh, PA. No. 03973 of 2023. Martin Dorfman, Extr., 1337 5th Avenue, North Versailles, PA 15137 or to Laura Cohen, Esq., Family Legal Center, LLC, 4372 Old William Penn Hwy., Monroeville, PA 15146.
 23-02283 Jun 14, 21, 28, 2023

Ference, Marie J., deceased, of Jefferson Hills, PA. No. 1967 of 2023. Diane M. Ference, Extr., 1232 Second Street, Jefferson Hills, PA 15025 or to James Benedek, Esq., Zacharia Brown, 4500 Walnut Street, McKeesport, PA 15132.
 23-01149w Jun 14, 21, 28, 2023

Gordon, Mildred, deceased, of Pittsburgh, PA. No. 04094 of 2023. Richard Gordon, Admr., c/o Esther L. Rodgers, Esq., Anderson & Labovitz, LLC, 429 Fourth Avenue, Ste. 602, Pittsburgh, PA 15219.
 23-01148w Jun 14, 21, 28, 2023

Heid, George E., deceased, of Aspinwall Borough, PA. No. 4084 of 2023. George V. Heid, Extr., 1627 Penn Ave., Apt. #601, Pittsburgh, PA 15222 or to Rebecca A. Auld, Esq., Auld Brothers Law Group, LLC, 5349 William Flynn Hwy., Gibsonia, PA 15044.
 23-02280 Jun 14, 21, 28, 2023

Mercer, Diane C., deceased, of Bethel Park, PA. No. 02656 of 2023. Maureen F. Dindak, Extr., 1262 McCaslin Rd., Imperial, PA 15126.
 23-01146w Jun 14, 21, 28, 2023

Mullen, Henry J. a/k/a Henry Joseph Mullen, deceased, of Collier Township, PA. No. 01079 of 2023. Laura L. Mullen, Extr., 10 Stonehearst Ln., Indian Head Park, IL 60525 or to Gary M. Zyra, Esq., 314 E. Main Street, Carnegie, PA 15106.
 23-02281 Jun 14, 21, 28, 2023

Pike, Mary Ann, deceased, of Pittsburgh, PA. No. 03937 of 2023. Aligned Partners Trust Company, Extr., 707 Grant Street, Suite 2800, Pittsburgh, PA 15219 or to Jennifer L. Rawson, Esq., Eckert Seamans Cherin & Mellott, LLC, U.S. Steel Tower, 600 Grant St., 44th Fl., Pittsburgh, PA 15219.
 23-02277 Jun 14, 21, 28, 2023

Plavan, Lynn R., deceased, of Hampton, PA. No. 03978 of 2023. Katherine L. Plavan, Extr., 10 Glenville Street #317, Greenwich,

CT 06831 or to Michael I. Danovitz, Esq., Eckman & Danovitz, 210 Sixth Avenue, 35th Floor, Pittsburgh, PA 15222.
 23-02275 Jun 14, 21, 28, 2023

Sosso, Mary Louise, deceased, of Ross Township, PA. No. 03695 of 2023. Michael P. Sosso, Extr., 16 Fox Ford Court, Gibsonia, PA 15044 or to Joseph D. Silvaggio, Esq., Willman & Silvaggio, LLP, 5500 Corporate Dr., Ste. 150, Pittsburgh, PA 15237.
 23-02276 Jun 14, 21, 28, 2023

Stone, Sally A., deceased, of Pittsburgh, PA. No. 04433 of 2022. Robert S. Stone, Jr., Admr., 221 Everest Drive, North Huntingdon, PA 15642 or to Douglas C. Hart, Esq., Burns White LLC, Burns White Center, 48 26th Street, Pittsburgh, PA 15222.
 23-02278 Jun 14, 21, 28, 2023

Brown, Rita C., deceased, of Scott Township, PA. No. 04080 of 2023. Maureen A. Werwie, Extr., 35 Drew Road, Clarks Mills, PA 16114 or to Megan E. Loftis, Esq., 1650 Broadway Avenue, Fl. 1, Pittsburgh, PA 15216.
 23-01112w Jun 7, 14, 21, 2023

Curl, David P., deceased, of Munhall, PA. No. 04034 of 2023. Nicholas Curl, Admr., 180 Robinson Drive, Pittsburgh, PA 15236 or to Carl M. Hanchak, Esq., Hanchak & Pratt, LLC, 76 Old Clairton Road, Pittsburgh, PA 15236.
 23-01101w Jun 7, 14, 21, 2023

Detman, Lydia G. a/k/a Lydia Detman, deceased, of Pittsburgh, PA. No. 03899 of 2023. Anthony C. Fuhrman, Admr., 120 Lohengrin Drive, Pittsburgh, PA 15209 or to William T. Woncheck, Esq., Sikov & Woncheck, P.C., 1625 Union Ave., Ste. 5, Natrona Heights, PA 15065.
 23-02207 Jun 7, 14, 21, 2023

Fritzges, Bess D., deceased, of West View, PA. No. 04079 of 2023. Mark E. Fritzges, Extr., c/o Joseph M. Kulik, Esq., Kulik Law Offices, 127 Lorish Road, McKees Rocks, PA 15136.
 23-01104w Jun 7, 14, 21, 2023

Gretz, Walter Robert a/k/a Walter R. Gretz, deceased, of Pittsburgh, PA. No. 03867 of 2023. James R. Gretz, Extr., c/o Nora C. Peace, Esq., Pittsburgh Estate Law, PC, 1501 Mt. Royal Blvd., Glenshaw, PA 15116.
 23-01108w Jun 7, 14, 21, 2023

Haines, Judith A., deceased, of Plum Borough, PA. No. 03643 of 2023. Jason Haines, Admr., 2724 Orchard Court, Murrysville, PA 15668 or to James R. Antoniono, Esq., DeBernardo Antoniono McCabe & Davis, P.C., 11 North Main St., Greensburg, PA 15601.
 23-02223 Jun 7, 14, 21, 2023

Halsaver, Eileen M., deceased, of Pittsburgh, PA. No. 02096 of 2022. Charliss R. Pedrotty, Admr., 1118 Karl Street, Duquesne, PA 15110 or to Eric J. Randolph, Esq., Law Office of Eric J. Randolph, 1870A Homeville Road, P.O. Box 335, West Mifflin, PA 15122.
 23-02215 Jun 7, 14, 21, 2023

Johan, Arlene R. a/k/a Arlene Johan, deceased, of Pittsburgh, PA. No. 04086 of 2023. Charles Hydovitz, Extr., c/o Adam G. Anderson, Esq., 429 Fourth Avenue, Ste. 602, Pittsburgh, PA 15219.
 23-01110w Jun 7, 14, 21, 2023

Kear, Margaret a/k/a Margaret M. Kear, deceased, of Verona, PA. No. 02407 of 2023. Donald L. Goolsby, Extr., 8 E. Lincoln Avenue, North Irwin, PA 15642 or to Tyler J. Jones, Esq., Petrillo Jones, LLC, 412 Main Street, Irwin, PA 15642.
 23-02224 Jun 7, 14, 21, 2023

Kuhn, Thomas L., deceased, of Natrona Heights, PA. No. 03886 of 2023. Sherri L. Kuhn, Extr., 1314 Union Avenue, Natrona Heights, PA 15065 or to William T. Woncheck, Esq., Sikov & Woncheck, P.C., 1625 Union Ave., Ste. 5, Natrona Heights, PA 15065.
 23-02212 Jun 7, 14, 21, 2023

Lyle, Brett Cameron, deceased, of Pittsburgh, PA. No. 03916 of 2023. Mary Lyle Brown, Admr., 1767 Laketon Road, Pittsburgh, PA 15221.
 23-02216 Jun 7, 14, 21, 2023

Sterbenac, Agnes, deceased, of Pittsburgh, PA. No. 01393 of 2023. Karen M. Muscia, Extr., 36068 Payne Avenue, Union City, PA 16438 or to George C. Bromall, II, Esq., 123 Gatehouse Drive, Moon Township, PA 15108.
 23-01111w Jun 7, 14, 21, 2023

Sullivan, Patrick J. a/k/a Patrick J. Sullivan, Sr., deceased, of Pittsburgh, PA. No. 03847 of 2023. Patrick J. Sullivan, Jr., Extr., c/o Claire Johnson Saenz, Esq., Law Office of Claire Johnson Saenz, LLC, 1000 Brooktree Rd., Ste. 209, Wexford, PA 15090.
 23-02221 Jun 7, 14, 21, 2023

Weber, James Albert, deceased, of Kennedy Township, PA. No. 4077 of 2023. Diane Weber, Admr., c/o Joseph M. Kulik, Esq., Kulik Law Offices, 127 Lorish Road, McKees Rocks, PA 15136.
 23-01103w Jun 7, 14, 21, 2023

Weber, Rose G., deceased, of Monroeville, PA. No. 05682 of 2019. Michael Anthony Rasco, Extr., 509 Aura Drive, Monroeville, PA 15146 or to Ronald S. Jones, Esq., Jones Law Group, 309 Smithfield Street, 6th Floor, Pittsburgh, PA 15222.
 23-02222 Jun 7, 14, 21, 2023

Yagesh, Richard C., deceased, of Pittsburgh, PA. No. 04389 of 2022. Nancy Yagesh, Admr., 1517 Madsen Drive, Glenshaw, PA 15116 or to Stephen J. O'Brien, Esq., Stephen J. O'Brien & Associates, 650 Ridge Road, Suite 400, Pittsburgh, PA 15205.
 23-01106w Jun 7, 14, 21, 2023

Ames, Raymond A., deceased, of Bethel Park, PA. No. 07939 of 2021. Kathy L. Susan, Co-Extr., 216 Bonuck Road, Irmo, SC 29063 and Cheryl L. Butelli, Co-Extr., 136 Eileen Drive, Pittsburgh, PA 15227 or to Edwin W. Russell, Esq., Meyer, Unkovic & Scott, LLP, Henry W. Oliver Building, 535 Smithfield St., Suite 1300, Pittsburgh, PA 15222.
 23-02119 May 31; Jun 7, 14, 2023

Bosenberg, George A. a/k/a George Bosenberg, deceased, of Millvale Borough, PA. No. 3370 of 2023. Betty A. Clokey, Extr., 2701 Scrubgrass Road, Grove City, PA 16127 or to Howard S. Auld, Jr., Esq., Howard S. Auld & Associates, 5018 William Flynn Hwy., Gibsonia, PA 15044.
 23-02099 May 31; Jun 7, 14, 2023

Casato, Virginia F., deceased, of Pittsburgh, PA. No. 3472 of 2023. Joseph C. Casato, Extr., 140 Lavale Dr., Apt. 610, Monroeville, PA 15146 or to Justin Ellis, Esq., Zacharia Brown Law Offices, 111 W. McMurray Rd., McMurray, PA 15317.
 23-02121 May 31; Jun 7, 14, 2023

Cegelski, Marlene A., deceased, of Glassport, PA. No. 02743 of 2023. GERALYN R. Testa, Extr., 2109 Greenville Circle, North Huntingdon, PA 15642 or to Tyler J. Jones, Esq., Petrillo Jones, LLC, 412 Main Street, Irwin, PA 15642.
 23-02106 May 31; Jun 7, 14, 2023

Davis, Elizabeth D., deceased, of Verona, PA. No. 03443 of 2023. Margaret G. Morris, Admr., c/o Samantha J. Gagliardo, Esq., Dentons Cohen & Grigsby, P.C., 625 Liberty Avenue, 7th Fl., Pittsburgh, PA 15222-3152.
 23-02124 May 31; Jun 7, 14, 2023

Fischer, Louis J., deceased, of Pittsburgh, PA. No. 03618 of 2023. Deborah A. Liotus, Admrx. and Atty., 564 Forbes Avenue, Suite 1008, Pittsburgh, PA 15219.

23-02116 May 31; Jun 7, 14, 2023

George, Janet, deceased, of Pittsburgh, PA. No. 07572 of 2022. Jill G. Webb, Extr., 26 Beaver Street, Sewickley, PA 15143 or to Weston P. Pesillo, Esq., Tucker Arensberg, P.C., 1500 One PPG Place, Pittsburgh, PA 15222.

23-02101 May 31; Jun 7, 14, 2023

Jefferson, James T. a/k/a James Jefferson, deceased, of McKeesport, PA. No. 03510 of 2023. Bruce A. Carsia, Extr., 505 Court Place, Pittsburgh, PA 15219 or to Michael H. Marks, Esq., Marks Elder Law, 4231 Murray Ave., Pittsburgh, PA 15217.

23-02100 May 31; Jun 7, 14, 2023

Karbowsky, Henry W., deceased, of Shaler Township, PA. No. 03572 of 2023. Darren H. Karbowsky, Extr., 12225 Fairfield House Dr., #110, Fairfax, VA 22033 or to Harold A. English, Esq., H.A. English & Associates, P.C., 4290 William Flinn Highway, Suite 200, Allison Park, PA 15101.

23-02097 May 31; Jun 7, 14, 2023

Kelly, David J., deceased, of North Fayette, PA. No. 03557 of 2023. Cheryl Jacob, Extr., 99 Country Club Drive, Oakdale, PA 15071 or to Aaron M. Tomczak, Esq., Business Legal, 5021 Noblestown Rd., Oakdale, PA 15071.

23-02117 May 31; Jun 7, 14, 2023

Klimovich, Roberta M., deceased, of Dormont Borough, PA. No. 03620 of 2023. William P. Klimovich, Extr., 2703 River Ridge Drive, Orlando, FL 32825 or to Kevin F. Israel, Esq., Meyer, Unkovic & Scott LLP, 535 Smithfield St., Ste. 1300, Pittsburgh, PA 15222.

23-02118 May 31; Jun 7, 14, 2023

Kocyan, Susan R., deceased, of Pittsburgh, PA. No. 3974 of 2023. Susan Mehring, Extr., c/o Todd T. Zwikl, Esq., 500 Grant Street, Ste. 2900, Pittsburgh, PA 15219.

23-01071w May 31; Jun 7, 14, 2023

Kumer, Eleanor W., deceased, of Pittsburgh, PA. No. 03088 of 2023. Susan M. DeLuca, Co-Extr. and Robert O. Kumer, Co-Extr., 156 Richard Drive, Glenshaw, PA 15116 or to Maureen P. Gluntz, Esq., 1310 Old Freeport Road, Unit 111475, Pittsburgh, PA 15238.

23-02125 May 31; Jun 7, 14, 2023

Lubomski, Lawrence a/k/a Lawrence T. Lubomski, deceased, of Shaler Township, PA. No. 03574 of 2023. John Lubomski, Extr., 4604 Rock Creek Rd., Cochran, PA 16314 or to Harold A. English, Esq., H.A. English & Associates, P.C., 4290 William Flinn Highway, Suite 200, Allison Park, PA 15101.

23-02098 May 31; Jun 7, 14, 2023

Metkler, Marion L., deceased, of Springdale, PA. No. 03958 of 2023. Gary R. Metkler, Co-Extr. and Nancy L. Metkler, Co-Extr., c/o Robert B. Liotta, Esq., Liotta Law Offices, PLLC, 3058 Leechburg Road, Suites 9, 10 & 11, Lower Burrell, PA 15068.

23-01070w May 31; Jun 7, 14, 2023

Miller, John J., deceased, of Sewickley, PA. No. 3645 of 2023. Lori Ann Rutkowski, Extr., c/o Jorden P. Colabella, Esq., Nalli, Elias & Associates, P.C., 150 Pleasant Drive, Suite 101, Aliquippa, PA 15001.

23-02109 May 31; Jun 7, 14, 2023

Ramming, Robert Frank, deceased, of West View, PA. No. 03381 of 2023. Michele Lowe, Extr., c/o Heidi Rai Stewart, Esq., Houston Harbaugh, P.C., Three Gateway Ctr., 401 Liberty Ave., 22nd Fl., Pittsburgh, PA 15222-1005.

23-02122 May 31; Jun 7, 14, 2023

Ramsey, Florence L., deceased, of Clairton, PA. No. 3680 of 2023. David E. Ramsey, Adm., 130 Baker Drive, Jefferson Hills, PA 15025 or to Daniel F. Bekavac, Jr., Esq., Daniel F. Bekavac Law Offices, 400 Market St., Elizabeth, PA 15037.

23-02123 May 31; Jun 7, 14, 2023

Rosenberg, Jerome M., deceased, of Pittsburgh, PA. No. 03589 of 2023. Barbara Rosenberg, Extr., 537 N. Neville Street, #2D, Pittsburgh, PA 15213 or to Brian J. Kahle, Esq., Tucker Arensberg, P.C., 1500 One PPG Pl., Pittsburgh, PA 15222.

23-02102 May 31; Jun 7, 14, 2023

Rosenberger, Madeline P., deceased, of Verona, PA. No. 03685 of 2023. John T. Rosenberger, Extr., 5830 Saltsburg Rd., Verona, PA 15147 or to Molly M. Creenan, Esq., Creenan & Baczkowski, PC, 3907 Old William Penn Hwy., Ste. 304, Murrysville, PA 15668.

23-02120 May 31; Jun 7, 14, 2023

Rossiter, Clyde Harrison a/k/a Clyde Rossiter, deceased, of Pittsburgh, PA. No. 02898 of 2023. Melissa Anne Rossiter, Ph.D., Extr., 315 Kramer Way, Pittsburgh, PA 15211.

23-02110 May 31; Jun 7, 14, 2023

Smith, James D. B. a/k/a James David Blackhall Smith, deceased, of Monroeville, PA. No. 3507 of 2023. Paula A. Smith, Extr., 110 Drake Drive, Pittsburgh, PA 15146 or to John P. Donovan, Esq., John P. Donovan & Associates, LLC, 434 Allegheny River Blvd., Ste. 200, Oakmont, PA 15139.

23-02111 May 31; Jun 7, 14, 2023

Strittmatter, Denis O., deceased, of Pleasant Hills, PA. No. 3610 of 2023. David K. Strittmatter, Extr., 527 Providence Lane, Hebron, OH 43025 or to John P. Donovan, Esq., John P. Donovan & Associates, LLC, 434 Allegheny River Blvd., Ste. 200, Oakmont, PA 15139.

23-02108 May 31; Jun 7, 14, 2023

Suity, Hilda M. a/k/a Hilda Suity, deceased, of Springdale Township, PA. No. 03540 of 2023. Daniel T. Suity, Extr., c/o Lillian Orzechowski, Esq., PO Box 77, Springdale, PA 15144.

23-02112 May 31; Jun 7, 14, 2023

Walter, Henrietta G., deceased, of Pittsburgh, PA. No. 03459 of 2023. James T. Walter, Extr., 1935 Woodside Road, Glenshaw, PA 15116 or to Pernille Frankmar, Esq., Lieber Hammer Huber & Paul, P.C., 1722 Murray Avenue, Fl. 2, Pittsburgh, PA 15217.

23-02113 May 31; Jun 7, 14, 2023

Action to Quiet Title

In the Court of Common Pleas of Allegheny County, Pennsylvania

Notice is hereby given to the following persons, their heirs, successors or assigns, and to all persons whatsoever, that the City of Pittsburgh by John Miller, Assistant City Solicitor, 328 City County Building has petitioned the Court for Orders quieting title to the following tax acquired real estate, pursuant to Act No. 171, approved December 11, 1984.

GD-2023-002344

City of Pittsburgh vs Northside Tenants Reorganization Educational Program a/k/a Northside Tenants Reorganization Education Program; Urban Redevelopment Authority of Pittsburgh; their heirs, successors, assigns and respondents.

25th Ward, Pittsburgh
Hazelwood Avenue. Pollitt Plan Part 2. Lot = 3.62 x 164.85 x 21.71 x 72.53 x 16.53 x 100. Block & Lot 22-H-203. Rights or claims of parties in possession not shown by the public records.

Subject To All additional easements, encroachments, agreements, etc. of record.
23-02313

GD-2023-002726

City of Pittsburgh vs Stanley Klein; Gloria R. Klein; Redevelopment Authority of Allegheny County; Jordan Tax Service; their heirs, successors, assigns and respondents.

12th Ward, Pittsburgh
Maxwell Way Lot 30 x 64.8 Maxwell Way. Rights or claims of parties in possession or under agreements of sale not shown by public records. Excepting and reserving that portion of the premises lying in and along the roadbed(s); subject to public and private rights thereon. Subject to all roads, public or private, affecting said premises. Block & Lot 124-K-176.

Subject To All additional easements, encroachments, agreements, etc. of record.
23-02314

GD-2023-002738

City of Pittsburgh vs Mohawk Diversified LLC; Ruth Smith; Mark Johnson; Commonwealth of Pennsylvania Department of Revenue; Pennsylvania Attorney General; their heirs, successors, assigns and respondents.

27th Ward, Pittsburgh
3567 Elmhurst Ave. Burwood Place Plan 47 PT 48; PT 30 x 100 in all Elmhurst St.

Block & Lot 75-B-48. Easements, or claims of easements, not shown on public records. Subject to all matters shown on the Plan as recorded in the Recorder's Office of Allegheny County, Pennsylvania in Plan Book Vol. 8, page 265. All roads public and private affecting the premises and the rights of others therein.

Subject To All additional easements, encroachments, agreements, etc. of record.
23-02315

GD-2023-002744

City of Pittsburgh vs Adrien Shawn Falls; GLS Capital, Inc.; National Tax Funding L.P.; Caulis Negris, LLC; Allegheny County Health Department; their heirs, successors, assigns and respondents.

12th Ward, Pittsburgh
R Thompson Plan Pt 46. Lot 13.50 x 121.87 Paulson Ave. Rights and claims of parties in possession of the land not shown by the public record. All roads, public or private, affecting the premises. All matters set forth in Richard Thompson's Plan of Lots, as recorded in the Recorder's Office of Allegheny County, Pennsylvania in Plan Book Volume 5, Pages 294 and 295.

Subject To All additional easements, encroachments, agreements, etc. of record.
23-02316

GD-2023-003079

City of Pittsburgh vs James McCoy; Redevelopment Authority of Allegheny County; Allegheny County Division of Court Records - Criminal Division; their heirs, successors, assigns and respondents.

22nd Ward, Pittsburgh
1232 Butterfield Way. Lot 15 x 110 Reddour Street between Eloise and Sampson Streets. Rights or claims of parties in possession or under agreements of sale not shown by public records. Excepting and reserving that portion of the premises lying in and along the roadbed(s); subject to public and private rights thereon. Block & Lot 23-K-388.

Subject To All additional easements, encroachments, agreements, etc. of record.
23-02317

GD-2023-003099

City of Pittsburgh vs Harold Holland; Ronald Holland; their heirs, successors, assigns and respondents.

25th Ward, Pittsburgh
1614 Brighton Road. Lot 20 x 133 Brighton Rd. Block & Lot 22-H-205. Rights or claims of parties in possession not shown by the public records.

Subject To All additional easements, encroachments, agreements, etc. of record.
23-02318

GD-2023-003100

City of Pittsburgh vs Russell U. Beymer; their heirs, successors, assigns and respondents.

21st Ward, Pittsburgh
#1027 Lamont St. Lot 19.43 x 47 Lamont St. Block & Lot 22-G-109. Rights or claims of parties in possession not shown by the public records.

Subject To All additional easements, encroachments, agreements, etc. of record.
23-02319

GD-2023-003147

City of Pittsburgh vs Frederick Rideout; Barbara Rideout; Redevelopment Authority of Allegheny County; Allegheny County Department of Court Records - Criminal Division; their heirs, successors, assigns and respondents.

15th Ward, Pittsburgh
156 Hazelwood Ave. Hazel Hill Plan Pt 7. Lot 12.5 x 120 Hazelwood Av. bet Monongahela & Sylvan Av. Block & Lot 56-B-338. Rights or claims of parties in possession of the land not shown by the public record. All roads, public or private, affecting the premises. All matters set forth in Martin and Evans Plan of Hazel Hill as recorded in the



NEIGHBORHOOD
LEGAL SERVICES

Seeking Board Members

The ACBA is accepting letters of interest from members interested in serving on the Neighborhood Legal Services (NLS) Board of Directors. Directors serve for a period of three years beginning July 2023. The NLS Board meets a minimum of six times per year. Meetings begin at 4 p.m. and are held virtually or at the NLS offices located on Penn Ave. in downtown Pittsburgh. There are 3 positions available for appointment by the Board of Governors of the ACBA. Those members interested should email a letter of interest along with a resume to David Blaner, ACBA Executive Director, at dblaner@acba.org by Monday, June 26.

Recorder's Office of Allegheny County, Pennsylvania, in Plan Book Volume 18, page 190.

Subject To All additional easements, encroachments, agreements, etc. of record.
23-02320

Whereupon the Court granted a rule on the aforesaid persons, and all persons, whatsoever, to appear and show cause within thirty days from this notice why the title of the City of Pittsburgh to the aforesaid real estate should not be adjudicated and decreed valid and indefeasible as against all mortgages, ground-rents, rights, title, interest in or claims against the aforesaid real estate, and to further show cause why the sale of the said real estate should not be made free and clear of all the aforesaid claims whatsoever.

John Miller
Assistant City Solicitor
City of Pittsburgh
Jun 14, 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 April 5, 2023, with respect to a nonprofit corporation, Autism en Equilibrio Inc., which has been incorporated under the Nonprofit Corporation Law of 1988.

23-01151w Jun 14, 2023

Change of Name

In the Court of Common Pleas of Allegheny County, Pennsylvania: GD-23-005276. In re: Petition of Nathaniel Oesterling, parent(s) and Legal guardian(s) of Kalani Jade Synan for change of name to Victoria Synan-Oesterling. To all persons interested: Notice is hereby given that an order of said Court authorized the filing of said petition and fixed Friday, June 30, 2023, 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. Rebecca K. Fenoglio, 801 Freeport Road, New Kensington, PA 15068, Ph: 724-339-3111, Attorney for Petitioner.

23-01147w Jun 14, 2023

Change of Name

In the Court of Common Pleas of Allegheny County, Pennsylvania: GD-23-101. In re: Petition of Allison Margaret Knott, for change of name to Al Margaret Cawley. To all persons interested: Notice is hereby given that an order of said Court authorized the filing of said petition and fixed Wednesday, July 12, 2023, 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.

23-01150w Jun 14, 2023

Notice

In the Court of Common Pleas of Allegheny County, Pennsylvania
Civil Division
NO.: MG-23-000226
Dollar Bank, Federal Savings Bank,
Plaintiff,
vs.

Matthew M. Geis, Jr., Known Heir of the Estate of Diane H. Geis and the Unknown Heirs, Executors and/or Administrators of the Estate of Diane H. Geis, Defendants.

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

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

YOU SHOULD TAKE THIS NOTICE 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 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
400 Koppers Building
436 Seventh Avenue, 4th Floor
Pittsburgh, PA 15219
(412) 261-5555
23-02274 Jun 14, 2023

Notice

In the Court of Common Pleas of Allegheny County, Pennsylvania: No. GD-22-011458. Notice is hereby given to Christina Marie Koch, and all other parties of interest, that a tax sale has been initiated against the property located at 165 Freeport Road, Creighton, Allegheny County, Pennsylvania 15030, known as lot/block 730-B-096. This notice acts as service of the Praecept for Writ of Scire Facias Sur Tax Lien and Statement pursuant to the April 25, 2023 Order of Court.

23-02279 Jun 14, 2023

Notice of Condemnation

Notice of Condemnation in the Court of Common Pleas of Allegheny County, Pennsylvania Civil Division, No. GD-23-6818, In Re: Condemnation of a 20' Stormwater Easement Over Lands Owned by Leo J. Wagner, Located at Allegheny County Block Lot No. 0167-H-00271-0000-00 for Public Purposes for Use in a Stormwater System Improvement Project Located on Ravine Street in the Township of O'Hara, Allegheny County, Pennsylvania.

To: Leo J. Wagner, his unknown heirs, executors, administrators, successors, or assigns or any other persons found to have an interest in the following property.

Notice Is Hereby Given in accordance with the provisions of Section 305 of the Pennsylvania Eminent Domain Code, 26 PA. CON. STAT. ANN. §§101, et seq., that a twenty (20) foot wide stormwater easement over property owned by you, Leo J. Wagner or the Heirs of Leo J. Wagner, has been condemned by the Township of O'Hara through a Declaration of Taking, which was filed on June 1, 2023, to the above docket number and Court as well as the Office of the Recorder of Deeds of Allegheny County at Deed Book Volume 19322, Page 227. The Township of O'Hara, which maintains a principal place of business at 325 Fox Chapel Road, Pittsburgh, Pennsylvania 15238, has condemned a twenty (20) foot wide stormwater easement for the maintenance, repair, reconstruction and control of a natural stormwater flow channel across the subject property. The Township of O'Hara has condemned the subject property pursuant to the provisions of the Township of O'Hara Home Rule Charter and the Home Rule Charter and Optional Plans Law, 53 PA. CON. STAT. ANN. §§ 2901, et seq., including §§ 2961 and 2962, and the First Class Township Code, 53 P.S. §§ 56901, et seq. and 57401, et seq., including §§ 56901, 57067, 57402, 57404, and 57415. Said condemnation was adopted by the

Condemnor by and through the enactment of Ordinance No. 1410 on May 9, 2023, the original of which may be examined at the office of the Condemnor, located at the above address, and is attached to the Declaration of Taking as Exhibit B.

Notice Is Further Given that a copy of the description of the easement over the subject property, which was made part of the Declaration of Taking, is available for inspection at the Township of O'Hara offices at 325 Fox Chapel Road, Pittsburgh, Pennsylvania 15238. The description of the property of the owners or reputed owners to be condemned may be inspected at the office of Condemnor at the aforesaid address and has been lodged for record and filed in the Office of the Recorder of Deeds of Allegheny County pursuant to Section 304 of the Pennsylvania Eminent Domain Code. Pursuant Section 305(b) of the Pennsylvania Eminent Domain Code, just compensation to Condemnee is deemed secured because the Township of O'Hara has the power of taxation.

You Are Further Expressly Notified that if you wish to challenge the power or right of the Township of O'Hara to appropriate the subject property for the purposes described in the Declaration of Taking, or the sufficiency of the security, or the procedure followed by the said Condemnor, or the Declaration of Taking, you should file preliminary objections with the Prothonotary within thirty (30) days after being served with this notice of condemnation.

BY: Brendan P. Lucas, Solicitor for the Township of O'Hara.

23-02295 Jun 14, 2023

FAMILY DIVISION

(Continued from Page 1, Column 2)

James Qua'liese vs Betts Jr. William; FD-23-001141; Protection from Abuse; Confidential Information Form; Atty(s): Pro Se

Kress Brittany Victoria vs Kress Josh; FD-23-001142; Protection from Abuse; Confidential Information Form; Atty(s): Pro Se

Showers Christina vs Biddinger Nichole; FD-23-002987; Support; Complaint in Support; Atty(s): Pro Se

Soles Kurt D. vs Soles Christine; FD-23-008089; Divorce; Praecepte for Appearance; Atty(s): Chontos Jennifer R.

Lowery Norma Jo vs Lowery Devon Lamar; FD-23-008092; Divorce; Complaint in Divorce (1 count); Atty(s): Pro Se

Robinson Jamar vs Burkes Sequoia; FD-23-008095; Custody; Custody Order-Juvenile Closure; Atty(s): Pro Se

Ellis-Klein Ilana R. vs Klein Yisroel Rabbi D.; FD-23-008096; Divorce; Complaint in Divorce (1 count); Atty(s): Cymerman Barbara G

Carnahan Robert B. vs Rice William E.; FD-23-008097; Divorce; Complaint in Divorce (5 count); Atty(s): Yandrich Eric J

Pietragallo Sarah vs Pietragallo William; FD-23-008098; Divorce; Praecepte for Appearance; Atty(s): McEnroe Jennifer L

Freeman Kimberly Ann vs Freeman William Ottis; FD-23-008099; Divorce; Complaint in Divorce (1 count); Atty(s): Tabano Steven R

Carter Beverly Jean vs Carter Robert Louis; FD-86-003194; Divorce; Decree of Divorce (additional); Atty(s): Pro Se

Marchese Maureen vs Didolce Justin; FD-23-001048; Protection from Abuse; Confidential Information Form; Atty(s): Pro Se

Hill Shebrina Deeann vs Terry Kevin Lamont; FD-23-001050; Protection from Abuse; Confidential Information Form; Atty(s): Pro Se

Walsh Colman C.J. vs Santiago Erin Nicole; FD-23-001051; Protection from Abuse; Confidential Information Form; Atty(s): Pro Se

Romesberg Alexandra vs Ondo Jr. Gerard; FD-23-001143; Protection from Abuse; Confidential Information Form; Atty(s): Pro Se

Gurung Roshni vs Gurung Hosh; FD-23-001145; Protection from Abuse; Affidavit of Confidential Address; Atty(s): Pro Se

Brennan Amber vs Brennan Karen Marie; FD-23-001146; Protection from Abuse; Confidential Information Form; Atty(s): Pro Se

McDade Angelina M. vs Yots Matthew; FD-23-001148; Protection from Abuse; Confidential Information Form; Atty(s): Pro Se

Crupper Casey vs Smith-Wherry Anisah; FD-23-001149; Protection from Abuse; Confidential Information Form; Atty(s): Pro Se

Troyer Lindsay Nicole vs Johnson Jonathan; FD-23-001150; Protection from Abuse; Confidential Information Form; Atty(s): Pro Se

Heigley Joshua S. vs Schotting Cady; FD-23-002990; Support; Complaint in Support; Atty(s): Pro Se

Deasy Coralyn C. vs Deasy Ryan P.; FD-23-008094; Divorce; Complaint in Divorce (1 count); Atty(s): Pro Se

Hill Chantel vs Hill Bryan; FD-23-008100; Divorce; Acceptance of Service; Atty(s): Pro Se

Hakes Robert L. vs Andresen Katharine Elizabeth; FD-23-008101; Divorce; Transfer to Allegheny County; Atty(s): Pro Se

Stotts Diane vs Aiken Brianna; FD-23-008102; Custody; Complaint in Custody (Initial); Atty(s): Pro Se

Freeman-Jamison Araya vs McKoy Kendall; FD-23-002988; Support; Complaint in Support; Atty(s): Pro Se

Yeso Andrew M vs Yeso Mary S; FD-85-009543; Divorce; Decree of Divorce (additional); Atty(s): Pro Se

Makowski Katie vs Roper William; FD-23-001049; Protection from Abuse; Confidential Information Form; Atty(s): Pro Se

Smith Christopher vs Penzenstadler Kelly Ann; FD-23-001052; Protection from Abuse; Confidential Information Form; Atty(s): Pro Se

Blair Shana vs Reed Tyrik; FD-23-001053; Protection from Abuse; Affidavit of Confidential Address; Atty(s): Pro Se

Tagaloe III Ronald vs Kelly Diana; FD-23-001055; Protection from Abuse; Confidential Information Form; Atty(s): Pro Se

Moore Joseph vs Woester Laura; FD-23-001144; Protection from Abuse; Confidential Information Form; Atty(s): Pro Se

Baker Julie vs Booker JaSaunn; FD-23-001147; Protection from Abuse; Confidential Information Form; Atty(s): Pro Se

Hahn William C. vs Hahn William A.; FD-23-001151; Protection from Abuse; Confidential Information Form; Atty(s): Pro Se

Hahn Monica Lynn vs Hahn William A.; FD-23-001152; Protection from Abuse; Confidential Information Form; Atty(s): Pro Se