

# The Pittsburgh Legal Journal

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AUGUST 19, 2022

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## CIVIL DIVISION

### General Docket

**Fillmore Jeffrey** vs Medevac Ambulance Service; GD-22-009768; Other Tort; Complaint; Atty(s): Apessos G. Christopher

**Crafton Borough** vs Greiner Matthew P, Greiner Susan J; GD-22-009769; Municipal Lien; Municipal Lien; 3697.10; Atty(s): McCabe Michael G.

**Estate of Philip E. Faria, Faria Janice, Faria Camille L.** vs UPMC Mercy; GD-22-009770; Medical/Hospital Liability; Praeipce for Writ of Summons; Atty(s): Greene Allison H.

**Baldwin Borough** vs Kadyrova Guzel; GD-22-009771; Sci Fa sur Tax Lien; Praeipce - Sci Fa sur Tax Lien; 2277.93; Atty(s): Ries Jeffrey D

**Indiana Township** vs Hall Family Trust; GD-22-009773; Sci Fa sur Tax Lien; Praeipce - Sci Fa sur Tax Lien; 3740.80; Atty(s): Mulheren Amanda L

**Crafton Borough** vs Hankowsky Louis, Hankowsky Kimberly; GD-22-009774; Municipal Lien; Municipal Lien; 2251.94; Atty(s): McCabe Michael G.

**Wilkinsburg Borough School District, Wilkinsburg Borough** vs Brown Jr. William E., United States of America; GD-22-009776; Sci Fa sur Tax Lien; Praeipce - Sci Fa sur Tax Lien; 6713.54; Atty(s): Maiello Lawrence J.

**Crafton Borough** vs Hockabout Joan K.; GD-22-009777; Municipal Lien; Municipal Lien; 2005.98; Atty(s): McCabe Michael G.

**Crafton Borough** vs Johnston Richard A, Johnston Mary T.; GD-22-009779; Municipal Lien; Municipal Lien; 1801.52; Atty(s): McCabe Michael G.

**Crafton Borough** vs Kennedy Susan M.; GD-22-009780; Municipal Lien; Municipal Lien; 1591.60; Atty(s): McCabe Michael G.

**Crafton Borough** vs Kowalewski Jill M, Ward Dale T; GD-22-009782; Municipal Lien; Municipal Lien; 1533.09; Atty(s): McCabe Michael G.

**Indiana Township** vs Hall Jonathan C.; GD-22-009783; Sci Fa sur Tax Lien; Praeipce - Sci Fa sur Tax Lien; 8440.59; Atty(s): Mulheren Amanda L

**Crafton Borough** vs Lechmanik Kathryn Mary; GD-22-009784; Municipal Lien; Municipal Lien; 1690.31; Atty(s): McCabe Michael G.

**Crafton Borough** vs MB Trade LLC; GD-22-009785; Municipal Lien; Municipal Lien; 982.59; Atty(s): McCabe Michael G.

**Crafton Borough** vs MBRM Properties LLC; GD-22-009787; Municipal Lien; Municipal Lien; 1369.16; Atty(s): McCabe Michael G.

**Crafton Borough** vs Moore Jodi M.; GD-22-009789; Municipal Lien; Municipal Lien; 1625.97; Atty(s): McCabe Michael G.

## CIVIL DIVISION

### Statutory Appeals

**Commonwealth of PA Department of Transportation** vs Mahmood Mustafa J.; SA-22-000427; Station Emissions and Sticker; Statutory Appeal; Atty(s): Chesney Stephen A, Kuhar Jr. William A

**Commonwealth of PA Department of Transportation** vs Global Automotive LLC; SA-22-000428; Station Emissions and Sticker; Statutory Appeal; Atty(s): Chesney Stephen A, Kuhar Jr. William A

**Commonwealth of PA Department of Transportation** vs Ford Teresa M.; SA-22-000429; Operator License Suspension; Petition to Proceed IFP; Atty(s): Pro Se, Kuhar Jr. William A

**Commonwealth of PA Department of Transportation** vs Moser Carla M.; SA-22-000430; Operator License Suspension; Appeal from OLS; Atty(s): Thomassey Patrick J, Kuhar Jr. William A

**Commonwealth of PA Department of Transportation** vs Pruchnitzky Jesse Donald; SA-22-000431; OLS - Breathalyzer Refusal; Appeal from OLS; Atty(s): Seman Owen, Kuhar Jr. William A

**Commonwealth of PA Department of Transportation** vs Goins Tina Marie; SA-22-000432; Operator License Suspension; Appeal from OLS; Atty(s): Peirce Jr. Robert N., Kuhar Jr. William A

**Commonwealth of PA Department of Transportation** vs Landy Marc Patrick; SA-22-000433; Operator License Suspension; Appeal from OLS; Atty(s): Parise Carl A, Kuhar Jr. William A

**Commonwealth of PA Department of Transportation** vs Lape Andrew Seungwon; SA-22-000434; Operator License Suspension; Appeal from OLS; Atty(s): Pro Se, Kuhar Jr. William A

**Commonwealth of PA Department of Transportation** vs Kelly Cody; SA-22-000435; Operator License Suspension; Appeal from OLS; Atty(s): Pro Se, Kuhar Jr. William A

**Commonwealth of PA Department of Transportation** vs Harrison Maraalee Ann; SA-22-000436; OLS - Breathalyzer Refusal; Appeal from OLS; Atty(s): Stockey William E, Kuhar Jr. William A

**Commonwealth of PA Department of Transportation** vs Vining Daniel; SA-22-000437; Operator License Suspension; Appeal from OLS; Atty(s): McKinley Thomas, Kuhar Jr. William A

**Commonwealth of PA Department of Transportation** vs Burton-Crabbe Khadij; SA-22-000438; Operator License Suspension; Petition to Proceed IFP; Atty(s): Pro Se, Kuhar Jr. William A

**Commonwealth of PA Department of Transportation** vs Burke Brennan; SA-22-000440; Plates & Registration Susp; Appeal Plate Registration Suspension; Atty(s): Pro Se, Kuhar Jr. William A

## ORPHANS' COURT

### Letters

**Regina Humphrey, deceased;** Dolores Davis, Admrx.; Atty: Vanda Raszewski; 00232 of 2021.

**Carol A. Duffley, deceased;** Susan L. Duffley, Co-Admrx., Elizabeth A. Manda, Co-Admrx.; Atty: Chad F. McMillen; 04756 of 2022.

**Robert N. Morris, deceased;** Robert K. Morris, Admrx.; Atty: Rebecca Shaw McHolme; 04760 of 2022.

**Denise Anne Jacobs, deceased;** Laurel A. Thomas, Admrx.; Atty: David J. Eckle; 04761 of 2022.

**Steven Michael Eason, Jr., deceased;** Shantel Pizaro, Admrx.; Atty: Timothy Joseph Chiappetta; 04762 of 2022.

**Marilyn R. Sayne, deceased;** Michelle L. Fair, Admrx.; Atty: Eric J. Randolph; 04764 of 2022.

**George L. Varney, deceased;** Fred J. Varney, Admrx.; Atty: David P. Hvizdos; 04765 of 2022.

**Munang Dasi Nanji, deceased;** Sylvia E. Nanji, Admrx.; 04779 of 2022.

**Anna Mae Gable, deceased;** Merle S. Gable, Admrx.; Atty: John M. Steidle; 04786 of 2022.

**Ned A. Bingaman, deceased;** Tara Bingaman, Admrx.; Atty: Ryan L. Dansak; 04787 of 2022.

**Amy R. Schlieper, deceased;** Matthew Schlieper, Admrx.; Atty: John T. Richards, III; 04788 of 2022.

**Joseph Rubcic, deceased;** Deborah Kocian, Admrx.; Atty: Analija M. Zampogna; 04790 of 2022.

**Linda L. Bell, deceased;** Susan M. Hillery, Admrx.; Atty: Lillian Orzechowski; 04793 of 2022.

**Bernadette F. Borczyk, deceased;** Denise Giesy, Admrx.; Atty: Darcy Monteverde Dayton; 04797 of 2022.

**Philip M. Cole, deceased;** Darrin Cole, Admrx.; Atty: Michael W. Nalli; 04801 of 2022.

**Zdzislaw Jesse Turczyn, deceased;** Angela Hayden, Admrx.; Atty: Trevor R. Fleming; 04803 of 2022.

**Amy W. Brunick, deceased;** Amanda Brunick, Admrx.; Atty: Patrick F. Lawlor; 04805 of 2022.

**Melissa L. Ravas, deceased;** Patrick Ravas, Admrx.; Atty: Brittani Rae Hassen; 04817 of 2022.

**Margaret Ann Parker, deceased;** Lori Parker, Admrx.; Atty: Kim Bodnar; 04818 of 2022.

**Bernice Flowers, deceased;** Michael K. Flowers, Sr., Admrx.; Atty: Salvatore Bittner; 04827 of 2022.

**Mary A. Pritchard, deceased;** Christopher Don Pritchard, Admrx.; Atty: David J. Nagel; 04828 of 2022.

## BANKRUPTCY COURT

### Eastern District

**Shaneal Jasmine Curry;** PHILADELPHIA-PA; 22-11993; Atty: Pro Se; Chapter: 13; Filed 07/29/2022; Judge Chan

**Guy Croak and Jean Catanzaro;** MONTGOMERY-PA; 22-11994; Atty: Michael E. Kelley; Chapter: 7; Filed 07/29/2022; Judge Coleman

**Sarah Ashley Bellis;** NORTHAMPTON-PA; 22-11995; Atty: Charles Laputka; Chapter: 7; Filed 07/29/2022; Judge Mayer

**Skylar Matthew McGill;** BERKS-PA; 22-11996; Atty: David W. Tidd; Chapter: 7; Filed 07/29/2022; Judge Mayer

**Samantha Mae Herman;** BERKS-PA; 22-11997; Atty: David W. Tidd; Chapter: 7; Filed 07/29/2022; Judge Mayer

**Maikel A. Said;** LANCASTER-PA; 22-11998; Atty: Chad James Julius; Chapter: 13; Filed 07/29/2022; Judge Mayer

**Denise A. Harnish;** LANCASTER-PA; 22-11999; Atty: Alaine V. Grbach; Chapter: 7; Filed 07/30/2022; Judge Mayer

**Latisha Zenobia Johnson;** PHILADELPHIA-PA; 22-12000; Atty: Paul Michael Midzak; Chapter: 13; Filed 07/31/2022; Judge Frank

**Lisa S. Yancey and Troy F. Yancey;** PHILADELPHIA-PA; 22-12001; Atty: David M. Offen; Chapter: 13; Filed 07/31/2022; Judge Coleman

**Tia Deann Mazy;** BERKS-PA; 22-12002; Atty: David W. Tidd; Chapter: 7; Filed 07/31/2022; Judge Mayer

**Aarika Spangler;** PHILADELPHIA-PA; 22-12003; Atty: Paul Michael Midzak; Chapter: 13; Filed 07/31/2022; Judge Coleman

**Inez E. Norris;** PHILADELPHIA-PA; 22-12004; Atty: David M. Offen; Chapter: 13; Filed 08/01/2022; Judge Chan

**David Slaughter;** PHILADELPHIA-PA; 22-12005; Atty: David J. Averett; Chapter: 13; Filed 08/01/2022; Judge Frank

**Angela D. Madison;** PHILADELPHIA-PA; 22-12006; Atty: Zachary Perlick; Chapter: 13; Filed 08/01/2022; Judge Coleman

**Mary Ann Kolumber;** NORTHAMPTON-PA; 22-12007; Atty: David W. Tidd; Chapter: 13; Filed 08/01/2022; Judge Mayer

**Aijobory Investment, LLC;** DELAWARE-PA; 22-12008; Atty: Ronald J. Pressley; Chapter: 11; Filed 08/01/2022; Judge Coleman

**John Matthew Yankauskas;** NORTHAMPTON-PA; 22-12009; Atty: Charles Laputka; Chapter: 13; Filed 08/01/2022; Judge Mayer

**Brian Patrick McCafferty;** PHILADELPHIA-PA; 22-12010; Atty: Pro Se; Chapter: 13; Filed 08/01/2022; Judge Coleman

CIVIL DIVISION

General Docket

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Crafton Borough vs Natale Dennis M., Natale Darlene M; GD-22-009791; Municipal Lien; Municipal Lien; 2177.36; Atty(s): McCabe Michael G.

Robinson Clarke V. Lewis vs Gamble Pamela Kay; GD-22-009792; Motor Vehicle Accident; Complaint; Atty(s): Troyan Mark D

Munhall Borough vs Wehrer Amber L, Wehrer Franklin A; GD-22-009794; Municipal Lien; Municipal Lien; 1368.97; Atty(s): Ries Jeffrey D

Crafton Borough vs Neelam Real Estate LLC; GD-22-009796; Municipal Lien; Municipal Lien; 634.08; Atty(s): McCabe Michael G.

Crafton Borough vs Robson Albert H.; GD-22-009797; Municipal Lien; Municipal Lien; 2248.04; Atty(s): McCabe Michael G.

Crafton Borough vs Rogers Bernard J., Rogers Monna J.; GD-22-009799; Municipal Lien; Municipal Lien; 1893.77; Atty(s): McCabe Michael G.

Crafton Borough vs Saddlelight Capital LLC; GD-22-009800; Municipal Lien; Municipal Lien; 996.71; Atty(s): McCabe Michael G.

Crafton Borough vs Saucier Beth A.; GD-22-009801; Municipal Lien; Municipal Lien; 699.80; Atty(s): McCabe Michael G.

Crafton Borough vs Sebrosky Frederick N.; GD-22-009802; Municipal Lien; Municipal Lien; 1956.58; Atty(s): McCabe Michael G.

Crafton Borough vs Seligman Gregg D., Seligman Alexis J.; GD-22-009803; Municipal Lien; Municipal Lien; 1112.20; Atty(s): McCabe Michael G.

Crafton Borough vs SFR3 LLC; GD-22-009805; Municipal Lien; Municipal Lien; 2137.87; Atty(s): McCabe Michael G.

Crafton Borough vs SJ Group; GD-22-009806; Municipal Lien; Municipal Lien; 1330.29; Atty(s): McCabe Michael G.

Crafton Borough vs Truman Holdings LLC; GD-22-009807; Municipal Lien; Municipal Lien; 838.28; Atty(s): McCabe Michael G.

Crafton Borough vs Walworth Jeffrey D.; GD-22-009808; Municipal Lien; Municipal Lien; 1341.87; Atty(s): McCabe Michael G.

Commonwealth of PA Department of Revenue vs Daryl Houston; GD-22-101137; Commonwealth Tax Lien; Business Taxes; 706.29

Commonwealth of PA Department of Revenue vs Glenn Koontz; GD-22-101138; Commonwealth Tax Lien; Business Taxes; 3378.05

Commonwealth of PA Department of Revenue vs Ashley Bokus; GD-22-101139; Commonwealth Tax Lien; Business Taxes; 26195.41

Commonwealth of PA Department of Revenue vs Edward Cercone; GD-22-101140; Commonwealth Tax Lien; Business Taxes; 384.73

Commonwealth of PA Department of Revenue vs Small Matthew E; GD-22-101141; Commonwealth Tax Lien; Personal Income Tax; 5465.73

First National Bank of America vs Janasko Michael; MG-22-000574; Mortgage Foreclosure; Complaint; Atty(s): Mark Kancher

U.S. Bank Trust National Association vs Lopreiato Domenico, Lopreiato Tarrah L.; MG-22-000575; Mortgage Foreclosure; Complaint; Atty(s): Marks Dana Noelle

PNC Bank National Association vs Dorundo Michael, Dorundo Cynthia; MG-22-000576; Mortgage Foreclosure; Complaint; 522371.63; Atty(s): Hong Kimberly J

PNC Bank National Association vs Bridge Mark; MG-22-000577; Mortgage Foreclosure; Complaint; 62157.97; Atty(s): Hong Kimberly J

James B. Nutter & Company vs McEvoy Timothy P.; MG-22-000578; Mortgage Foreclosure; Confidential Information Form; 47720.44; Atty(s): Manuel-Coughlin Jill

LVNV Funding LLC vs Sails Daquaziah; GD-22-009731; MDJ Transcript; Notice of Judgment Mailed; 647.50; Atty(s): Martello Matthew J.

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COURT NOTICES

Court of Common Pleas of Allegheny County

JUVENILE COURT

MOTIONS SCHEDULE

September 2022

- September 1 - Judge Spurgeon
September 2 - Judge Spurgeon
September 5 - Holiday
September 6 - Judge McCrady
September 7 - Judge McCrady
September 8 - Judge McCrady
September 9 - Judge McCrady
September 12 - Judge Bush
September 13 - Judge Bush
September 14 - Judge Bush
September 15 - Judge Bush
September 16 - Judge Bush
September 19 - Judge Woodruff
September 20 - Judge Woodruff
September 21 - Judge Woodruff
September 22 - Judge Woodruff
September 23 - Judge Woodruff
September 26 - Judge Middleman
September 27 - Judge Middleman
September 28 - Judge Middleman
September 29 - Judge Middleman
September 30 - Judge Middleman

22-03167

Court of Common Pleas of Allegheny County

FAMILY DIVISION MOTIONS SCHEDULE FOR THE MONTH OF

SEPTEMBER 2022

- September 1 - Woodruff, J. in Courtroom 320 at 10:00 AM
September 2 - Bubash, J. in Courtroom 425 at 10:30 AM
September 5 - Court Holiday
September 6 - Eaton, J. in Courtroom 425 at 2:00 PM
September 7 - Hens-Greco, J. in Courtroom 320 at 10:00 AM and Korbelt, J. in Courtroom 425 at 2:00 PM
September 8 - Wagner, J. in Courtroom 425 at 2:00 PM
September 9 - McGough, J. in Courtroom 425 at 10:30 AM
September 12 - Sizemore, J. in Courtroom 320 at 10:00 AM and Costa, J. in Courtroom 425 at 2:00 PM
September 13 - Middleman, J. in Courtroom 320 at 10:00 AM and Bubash, J. in Courtroom 425 at 2:00 PM
September 14 - Henry-Taylor, J. in Courtroom 425 at 2:00 PM
September 15 - Henry-Taylor, J. in Courtroom 425 at 2:00 PM
September 16 - McGough, J. in Courtroom 425 at 10:30 AM

- September 19 - McCrady, J. in Courtroom 320 at 10:00 AM
September 20 - Spurgeon, J. in Courtroom 320 at 10:00 AM and Bush, J. in Courtroom 425 at 10:00 AM
September 21 - Cozza, J. in Courtroom 320 at 10:00 AM and Eaton, J. in Courtroom 425 at 2:00 PM
September 22 - Wagner, J. in Courtroom 425 at 2:00 PM
September 23 - Korbelt, J. in Courtroom 425 at 10:30 AM
September 26 - Henry-Taylor, J. in Courtroom 425 at 2:00 PM
September 27 - Costa, J. in Courtroom 425 at 2:00 PM
September 28 - Wagner, J. in Courtroom 425 at 2:00 PM
September 29 - McGough, J. in Courtroom 425 at 2:00 PM
September 30 - Korbelt, J. in Courtroom 425 at 10:30 AM
000 Judge Mulligan, 001 Judge Bush, 002 Judge Costa, 003 Judge Cozza, 004 Judge Hens-Greco, 005 Judge McGough, 006 Administrative Judge Eaton, 007 Judge Henry-Taylor, 008 Judge Bubash, 009 Judge Korbelt, 010 Judge Clark, 011 Judge Tranquilli, 012 Judge Middleman, 014 Judge Sizemore, 015 Judge Woodruff, 016 Judge Walko, Jr., 017 Judge Wagner, 018 Judge McCrady, 019 Judge Spurgeon

22-03391

Court of Common Pleas of Allegheny County

Orphans' Court Judges Motions Schedule for the Month of September 2022

Week of

- September 5 - Judge O'Toole
September 12 - Judge McCarthy
September 19 - Judge Williams
September 26 - Judge Marmo

22-03525

Court of Common Pleas of Allegheny County

NOTICE TO ALL LAWYERS

You are hereby notified that TUESDAY, AUGUST 30, 2022, is the last day to file Motions for Summary Judgment and Judgment on the Pleadings for listing on the TUESDAY, OCTOBER 11, 2022, General Argument and Equity Argument List. No motions for Summary Judgment or Judgment on the Pleadings will be accepted where the case appears on a published trial list, except by Leave of Court for cause shown.

PATRICK M. CONNELLY
CALENDAR CONTROL JUDGE
22-03388

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## COURT SCHEDULES

**Criminal Division**Allegheny County Courthouse  
9:00 a.m.**Wednesday  
August 24, 2022**

All parties and witnesses in the cases listed below should report directly in the Courtroom of the Trial Judge assigned to the case on the date indicated at the time previously ordered. The failure of the Defendant to appear as ordered will result in the forfeiture of bail and the issuance of an arrest warrant.

**Judge Bruce R. Beemer  
Courtroom 510**

**CR-0002484-22;** Ricardo Carter; Possession Of Firearm Prohibited; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Benjamin Matthew Jackson**

**CR-0006435-21;** Ricardo Montae Carter; Robbery-Threat Immed Ser Injury; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Milton E. Raiford**

**CR-0007918-21;** Ricardo Montae Carter; Robbery Of Motor Vehicle; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Milton E. Raiford**

**CR-0002488-22;** Brandon Davenport; Robbery Of Motor Vehicle; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **William H. Difenderfer**

**CR-0002528-21;** Karen Horanic; Crim'l Misch-Tamper W/Property; ADA: **Rachel Marie Geizura;** D-atty: **Jaime Marie Hickton**

**CR-0002507-19;** Sean Robert McHenry Jr.; Access Device Used To Obt Or Att Prop/Service; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **John G. Munoz**

**CR-0008472-21;** Kesean Proctor; Robbery Of Motor Vehicle; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Jaime Marie Hickton**

**CR-0000619-21;** James Swift; Crim'l Misch-Tamper W/Property; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Jennifer Kavelle Lattaker**

**Judge Thomas P. Caulfield  
Courtroom 16**

**CR-0008959-21;** Henry Raydvon Wade; DUI: Controlled Substance or Metabolite 2nd Offense; ADA: **Criminal Division Allegheny County District Attorney's Office**

**Judge Thomas Flaherty  
Courtroom 324**

**CR-0000968-22;** Jonathan Alexander Brown; Accident Involv Damage Attended Vehicle/Prop; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Danielle Lyndsay McNabb**

**CR-0004270-21;** Sabr Cree Ellis; Criminal Homicide; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Matthew Ronald Capan**

**CR-0001433-22;** Dewayne Henry Flemlister; Crim Tres-Break Into Structure; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Joseph Wayne Turman**

**CR-0008352-20;** Jordan Joseph McKinley; Fail to Register with PSP; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Andrew Joseph Capone**

**CR-0003077-19;** Madison Ariel Mullah; Accident Involv Damage Attended Vehicle/Prop; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Joseph Paletta**

**CR-0008532-20;** Melissa Christina Ryan; DUI: Controlled Substance - Impaired Ability - 1st Offense; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Joseph Paletta**

**Judge Elliot Howsie  
Courtroom 533**

**CR-0005571-21;** Chris Saudi Evans; Firearms Not To Be Carried W/O License; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Christopher Nicholas Urbano**

**CR-0009276-21;** Shanae Monique Horton; False/Fraud/Incomp Insurance Claim; ADA: **Criminal Division Allegheny County District Attorney's Office**

**CR-0009277-21;** Jarrell Westley Stevens; False/Fraud/Incomp Insurance Claim; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Casey Patrick Mullen**

**Judge Beth A. Lazzara  
Courtroom 306A**

**CR-0009781-21;** Glenn Curtis Garden; Theft By Unlaw Taking-Movable Prop; ADA: **Ohara Hamlin;** D-atty: **Samuel William Esterman**

**CR-0001822-22;** Glenn Curtis Garden; Theft By Decep-False Impression; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Samuel William Esterman**

**CR-0001823-22;** Glenn Curtis Garden; Forgery - Utters Forged Writing; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Samuel William Esterman**

**CR-0001901-22;** Glenn Curtis Garden; Theft By Decep-False Impression; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Samuel William Esterman**

**CR-0001049-22;** Thomas Michael III Kelly; Disorderly Conduct - Unreasonable Noise; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Michael Joseph Machen**

**CR-0006472-21;** Justin James Keys; Fleeing or Attempting to Elude Officer; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Casey David White**

**CR-0006473-21;** Justin James Keys; Firearms Not To Be Carried W/O License; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Casey David White**  
**Judge Anthony M. Mariani  
Courtroom 316**

**CR-0002004-22;** David Drew; Robbery-Inflct Threat Imm Bod Inj; ADA: **Criminal Division Allegheny County District Attorney's Office**

**CR-0002003-22;** James Hamlett; Robbery-Inflct Threat Imm Bod Inj; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Meron Eshete Murphy**

**CR-0006711-21;** David Joseph Kasprzyk; Aggravated Cruelty to Animals - Causing SBI or Death; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Randall T. Ricciuti**

**CR-0002202-22;** Dennis Morris; Strangulation - Applying Pressure to Throat or Neck; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Benjamin Matthew Jackson**

**CR-0000886-22;** Vincent Matthais Page; Theft Property Lost Etc By Mistake; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Joshua Smith**

**CR-0013420-19;** Wesley Walker; Possession Of Firearm Prohibited; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Patrick Thomassey**

**CR-0004159-20;** Wesley Walker; Aggravated Assault - Attempts to cause or causes BI to designated individuals; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Patrick J. Thomassey**

**CR-0001480-22;** Kenneth B. Williams; Forgery - Utters Forged Writing; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Benjamin Matthew Jackson**

**CR-0001481-22;** Kenneth B. Williams; Access Device Used To Obt Or Att Prop/Service; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Benjamin Matthew Jackson**

**CR-0001693-22;** Savion Wyley-Jones; Theft By Decep-False Impression; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Benjamin Matthew Jackson**  
**Judge Kevin G. Sasinowski  
Courtroom 506**

**CR-0005064-21;** Kelsy Leigh Assad; DUI: High Rte of Alc (Bac.10 - <.16) 1st Off; ADA: **Criminal Division Allegheny County District Attorney's Office**

**Judge Jennifer Satler  
Courtroom 527**  
**CR-0008010-21;** Charles Black; DUI: Highest Rte of Alc (BAC .16+) 3rd Off; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Daniel Jacob Eichinger**

**CR-0009697-21;** Charles Black; DUI: Highest Rte of Alc (BAC .16+) 3rd Off; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Daniel Jacob Eichinger**

**CR-0008493-20;** William Kellam Reed Franklin; DUI: Controlled Substance - Impaired Ability - 3rd Offense; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Samuel William Esterman**

**CR-0008324-21;** Damon Goodwine; DUI: Gen Imp/Inc of Driving Safely - 3rd Off; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Daniel Jacob Eichinger**

**CR-0009321-21;** Kayla Williams; Accident Involv Damage Attended Vehicle/Prop; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Kelly McLaughlin**

**CR-0002336-22;** Kayla Williams; Harassment - Comm. Lewd, Threatening, Etc. Language; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Kelly McLaughlin**  
**Judge Randal B. Todd  
Courtroom 310**

**CR-0013268-19;** Kurt Alexander; Possession Of Firearm Prohibited; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Bradley Thomas Marscher**

**CR-0001444-20;** Kurt Alexander; Possession Of Firearm Prohibited; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Bradley Thomas Marscher**

**CR-0000957-21;** Maurice Boatwright; Firearms Not To Be Carried W/O License; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Bradley Thomas Marscher**

**CR-0004577-20;** Lorenzo Johnson; Possess Control Subs, Contraband/Inmate; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Owen Matthew Seman**

**CR-0011775-19;** Randy D. Jones; Fleeing or Attempting to Elude Officer; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Diana Lynn Stavroulakis**

**CR-0013261-19;** Randy D. Jones; Firearms Not To Be Carried W/O License; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Patrick Thomassey**

**CR-0001908-19;** Zyquon Jones; Receiving Stolen Property; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Domenic Joseph Pietropaolo**

**CR-0001909-19;** Zyquon Jones; Manufacture, Delivery, or Possession With Intent to Manufacture or Deliver; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Domenic Joseph Pietropaolo**

**CR-0008003-19;** Zyquon Jones; Receiving Stolen Property; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Domenic Joseph Pietropaolo**

**CR-0006922-20;** Hayden Nathaniel Marshall-Atkins; Firearms Not To Be Carried W/O License; ADA: **Criminal Division Allegheny County District Attorney's Office**; D-atty: **Carl Marcus**

**CR-0000956-21;** Hayden Nathaniel Marshall-Atkins; Firearms Not To Be Carried W/O License; ADA: **Criminal Division Allegheny County District Attorney's Office**; D-atty: **Carl Marcus**

**CR-0006684-16;** Sarah E. Nichols; Fraud Obt Foodstamps/Assistance; ADA: **Criminal Division Allegheny County District Attorney's Office**; D-atty: **Bradley Thomas Marscher**

**CR-0006364-21;** Rocky Rodriguez; Firearms Not To Be Carried W/O License; ADA: **Criminal Division Allegheny County District Attorney's Office**; D-atty: **David Joel Shrager**

**CR-0003164-21;** Glenn Allen Wells; Possession Of Firearm Prohibited; ADA: **Criminal Division Allegheny County District Attorney's Office**; D-atty: **Patrick Thomassey**

## Summary Appeals Branch

Judge Alexander P. Bicket  
City-County Building  
Room 821

Wednesday  
August 24, 2022

### Hearings

**SA-0000527-22;** Comm. of PA vs Abigail L. Ashbaugh; P-atty: **Criminal Division Allegheny County District Attorney's Office**

**SA-0000525-22;** Comm. of PA vs Chad Ashbaugh; P-atty: **Criminal Division Allegheny County District Attorney's Office**

**SA-0000526-22;** Comm. of PA vs Melanie Ashbaugh; P-atty: **Criminal Division Allegheny County District Attorney's Office**

**SA-0000143-22;** Comm. of PA vs Kenneth Mandell Cottingham; P-atty: **Criminal Division Allegheny County District Attorney's Office**

**SA-0000586-22;** Comm. of PA vs Shiane Monique Dickson; P-atty: **Criminal Division Allegheny County District Attorney's Office**

**SA-0000576-22;** Comm. of PA vs Donna Fischetti; P-atty: **Criminal Division Allegheny County District Attorney's Office**

**SA-0000588-22;** Comm. of PA vs Daniel John Flanagan; P-atty: **Criminal Division Allegheny County District Attorney's Office**

**SA-0000412-22;** Comm. of PA vs Jennifer L. Gross; P-atty: **Criminal Division Allegheny County District Attorney's Office**

**SA-0000622-22;** Comm. of PA vs Curtis Lamar Horne-Baker, Jr.; P-atty: **Criminal Division Allegheny County District Attorney's Office**

**SA-0000620-22;** Comm. of PA vs Jeffrey Hunt; P-atty: **Criminal Division Allegheny County District Attorney's Office**

**SA-0000584-22;** Comm. of PA vs Chandler Lacheal; P-atty: **Criminal Division Allegheny County District Attorney's Office**

**SA-0000564-22;** Comm. of PA vs Sonam Lepcha; P-atty: **Criminal Division Allegheny County District Attorney's Office**

**SA-0000621-22;** Comm. of PA vs Theodore Laforest Love; P-atty: **Criminal Division Allegheny County District Attorney's Office**

**SA-0000772-21;** Comm. of PA vs Nicole L. Metzgar; P-atty: **Criminal Division Allegheny County District Attorney's Office**

**SA-0000091-22;** Comm. of PA vs Nicole L. Metzgar; P-atty: **Criminal Division Allegheny County District Attorney's Office**

**SA-0000552-22;** Comm. of PA vs Michael Christopher Pajewski; P-atty: **Criminal Division Allegheny County District Attorney's Office**

**SA-0000595-22;** Comm. of PA vs Brian Daniel Pfendler; P-atty: **Criminal Division Allegheny County District Attorney's Office**

**SA-0000264-22;** Comm. of PA vs Maricco Alonzo Randolph; P-atty: **Criminal Division Allegheny County District Attorney's Office**

**SA-0000562-22;** Comm. of PA vs Hannah Elizabet Santoro; P-atty: **Criminal Division Allegheny County District Attorney's Office**

**SA-0001273-21;** Comm. of PA vs Joshua M. Schwartz; P-atty: **Criminal Division Allegheny County District Attorney's Office**

**SA-0000181-22;** Comm. of PA vs Yu Shawe; P-atty: **Criminal Division Allegheny County District Attorney's Office**

**SA-0000580-22;** Comm. of PA vs Matthew Heyden Smith; P-atty: **Criminal Division Allegheny County District Attorney's Office**

**SA-0000572-22;** Comm. of PA vs Lillian Gladys Stoll; P-atty: **Criminal Division Allegheny County District Attorney's Office**

**SA-0000021-22;** Comm. of PA vs Stacy L. Stubenrauch; P-atty: **Criminal Division Allegheny County District Attorney's Office**

**SA-0000578-22;** Comm. of PA vs Mederbek Toktosunov; P-atty: **Criminal Division Allegheny County District Attorney's Office**

**SA-0000574-22;** Comm. of PA vs McKenzie Wright; P-atty: **Criminal Division Allegheny County District Attorney's Office**; D-atty: **Rachel Marie Rosnick**

## 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, Tuesday, September 6, 2022 at 9:00 AM, at Room 410 (Gold Room), Fourth Floor, Court House, City of Pittsburgh.

### CONDITIONS OF SALE

Effective with the August 3, 2020 Sheriff Sale of real estate and all such monthly public sales thereafter shall be conducted virtually through video conferencing technology or live streaming. The Allegheny County Sheriff's Office shall provide for up to twenty-five persons to participate in person with physical distancing in the Gold Room, 4th Floor, Allegheny County Courthouse. ALL PARTICIPANTS OR BIDDERS MUST BE REGISTERED AT LEAST 7 DAYS BEFORE THE DATE OF THE SALE IN ORDER TO PARTICIPATE (VIRTUALLY OR IN PERSON) AT THE ALLEGHENY COUNTY SHERIFF'S OFFICE SALES OF REAL ESTATE. REGISTRATION WILL BE AVAILABLE ON THE ALLEGHENY COUNTY SHERIFF'S WEBSITE: SHERIFFALLEGHENYCOUNTY.COM. The Successful bidder will pay full amount of bid in CASH, CERTIFIED CHECK OR CASHIERS CHECK at time of sale, otherwise the property will be resold at the next regular Sheriff's Sale; provided, that if the sale is made on TUESDAY, SEPTEMBER 6, 2022 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. WEDNESDAY, SEPTEMBER 7, 2022, BETWEEN THE HOURS OF 8:30 A.M. AND 2:30 P.M. IN THE ALLEGHENY COUNTY SHERIFF'S OFFICE. And the balance in CASH, CERTIFIED CHECK, OR CASHIERS CHECK, on or before MONDAY, SEPTEMBER 12, 2022 at 10:00 O'CLOCK A.M. The property will be resold at the next regular Sheriff's Sale if the balance is not paid, and in such case all money's paid in at the original sale shall be applied to any deficiency in the price of which property is resold, and provided further that if successful bidder is the plaintiff in the execution the BIDDER shall pay full amount of bid ON OR BEFORE THE FIRST MONDAY OF THE FOLLOWING MONTH, OTHERWISE WRIT WILL BE RETURNED MARKED "REAL ESTATE UNSOLD" and all monies advanced by plaintiff will be applied as required by Common Pleas Court Rule 3129.2(1)(a).

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

### Amendment of the Code Second Class County New Chapter 485.

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

### Article XII Sheriff's Sales

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

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

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

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

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

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

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

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

### Baldwin Borough

#### 28. Timothy D. Hackel

MG-22-000198—\$104,136.58  
Matthew Fissel, Esq.  
Brock & Scott, PLLC  
844-856-6646

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Baldwin: Having erected thereon a dwelling being known and numbered as 3636 Oakleaf Rd., Pittsburgh, PA 15227. Deed Book Volume 15976, Page 422. Block and Lot Number 0136-P-00012-0000-00.

#### 63. Julie Trbovich

MG-19-000576—\$212,276.48  
Manley Deas Kochalski LLC  
614-220-5611

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Baldwin: Parcel 1: Having erected a dwelling being

known and numbered as 742 Lechner Lane, Pittsburgh, PA 15227, Deed Book Volume 17353, Page 534, Block and Lot Number 0136-B-00020-0000-00.

Parcel 2: Vacant being known as Lechner Lane, Pittsburgh, PA 15227, Page 534, Block and Lot Number 0136-B-00038-0000-00.

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### Bellevue

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**65. John Mills a/k/a John R. Mills**  
MG-22-000081—\$83,386.98  
Manley Deas Kochalski LLC  
614-220-5611

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Bellevue: Having erected thereon a dwelling being known and numbered as 102 South Fremont Avenue, Pittsburgh, PA 15202. Document Number 23179, Deed Book Volume 9039, Page 32. Block and Lot Number 0160-R-00284-0000-00.

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### Bethel Park

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**66. Joseph A. Roberts and Rachel M. Palastro**  
MG-19-000600—\$70,794.62  
Manley Deas Kochalski LLC  
614-220-5611

In the Commonwealth of Pennsylvania, County of Allegheny, Municipality of Bethel Park: Having erected thereon a dwelling being known and numbered as 2544 Highland Circle, Bethel Park, PA 15102. Document Number 2012-10937, Deed Book Volume 14883, Page 378. Block and Lot Number 0392-N-00087-0000-00.

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### Brentwood

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**59. Christopher Blazeyewski and Diane Blazeyewski**  
MG-20-000057—\$122,142.97  
KML Law Group, P.C.  
215-627-1322

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Brentwood: Having erected thereon a dwelling being known and numbered as 111 Kaplan Avenue, Pittsburgh, PA 15227. Deed Book 13179, Page 427. Block and Lot Number 137-J-101.

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### Bridgeville

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**26. Sheila D. Johnson**  
MG-17-001131—\$36,580.52  
Leon P. Haller, Esq.  
Purcell, Krug and Haller  
717-234-4178

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Bridgeville: Having thereon erected a dwelling known and numbered as 322 Center Street, Bridgeville, PA 15017. Deed Book 9512, Page 23. Block/Lot 255-L-136.

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### City of Clairton

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**8. Lori A. Adams-Lewis**  
MG-20-000320—\$59,885.62  
Jeff Calcagno, Esq.  
Brock & Scott, PLLC  
844-856-6646

In the Commonwealth of Pennsylvania, County of Allegheny, City of Clairton: Having erected thereon a dwelling being known and numbered as 129 Constitution Cir., Clairton, PA 15025. Deed Book Volume 13960, Page 586. Block and Lot Number 0879-R-00012-0000-00.

**82. Jacqualene Sumpter**  
GD-17-005602—\$3,050.73  
Joseph W. Gramc, Esq.  
412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, City of Clairton - Ward 2: Having erected thereon a commercial retail building being known as 330 State Street, Clairton, PA 15025. Deed Book Volume 5808, Page 371. Block & Lot No. 878-C-31.

**91. Jeanne Roberts Laughlin, Known Heir of Elva M. Roberts, Deceased and The Unknown Heirs of Elva M. Roberts, Deceased**  
GD-21-013528—\$7,926.12

Joseph W. Gramc, Esq.  
412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, City of Clairton - Ward 1: Having erected thereon a two story brick and stucco dwelling house being known as 514 Walnut Avenue, Clairton, PA 15025. Deed Book Volume 4666, Page 494. Block & Lot No. 764-B-232.

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### Coraopolis

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**37. Patrick R. Walsh and Edward P. Walsh**  
MG-22-000211—\$71,081.11  
Manley Deas Kochalski LLC  
614-220-5611

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Coraopolis: Having erected thereon a dwelling being known and numbered as 1610 Vance Avenue, Coraopolis, PA 15108. Document Number 2010-8866, Deed Book Volume 14232, Page 151. Block and Lot Number 0341-C-00091-0000-00.

**46. The Unknown Heirs of Mark Richards, Deceased & the Unknown Heirs of Georgiann Richards, Deceased**  
GD-22-002660—\$2,767.21

Joseph W. Gramc, Esq.  
412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Coraopolis: Having erected thereon a one story frame house being known as 607 Chess Street, Coraopolis, PA 15108. Deed Book Volume 5826, Page 389. Block & Lot No. 419-B-86.

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### Crafton

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**70. Walter F. Damits and Barbara A. Palchak**  
MG-19-001311—\$42,894.13  
Stephen M. Hladik, Esq.  
Hladik, Onorato and Federman, LLP  
215-855-9521

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Crafton: Having erected thereon a single family residential dwelling being known and numbered as 60 Parke Street, Pittsburgh, PA 15205. Deed Book Volume 10417, Page 77. Block and Lot Number 69-R-8.

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### Crescent

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**4. James A. Stokes, Deceased, With Notice to Heirs & Assigns**

GD-19-011876—\$33,017.07  
Danielle Guarascio, Esq.  
412-391-0160

In the Commonwealth of Pennsylvania, County of Allegheny, Crescent Township: Having erected thereon a one-story commercial building, known as 5 McGovern Boulevard, Crescent, PA 15046. Deed Book 8210, Page 480. Block and Lot Number 701-H-296.

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### Duquesne

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**52. Kazaya Henderson**  
GD-21-006233—\$2,018.47  
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 525 Grant Avenue, Duquesne, PA 15110. Deed Book Volume 10143, Page 301. Block & Lot No. 305-H-144.

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### East McKeesport

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**20. Joel J. Schuneman and Jane Schuneman**  
GD-21-008663—\$16,672.20  
Christopher E. Vincent, Esq.  
724-978-0333

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of East McKeesport: Having erected thereon a dwelling being known and numbered as 394 Lincoln Highway, East McKeesport, PA 15035. Deed Book 16081, Page 319. Block and Lot Number 547-E-259.

**56. Edward Kutz, as Surviving Heir of Stacey M. Orsulak, Deceased, Bernice Kutz, as Surviving Heir of Stacey M. Orsulak, Deceased, Unknown Surviving Heirs of Stacey M. Orsulak, Deceased, Alex Orsulak, as Surviving Heir of Edmund Orsulak, Deceased, Jessica Orsulak, as Surviving Heir of Edmund Orsulak, Deceased, and Unknown Surviving Heirs of Edmund Orsulak, Deceased**

MG-21-000044—\$22,697.44  
Stephen M. Hladik, Esq.

Hladik, Onorato and Federman, LLP  
215-855-9521

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of East McKeesport: Having erected thereon a single family residential dwelling being known and numbered as 325 Edna Street, East McKeesport, PA 15035. Deed Book Volume 12965, Page 210. Block and Lot Number 546-H-92.

**87. Michael Robert Ebbitt, as Possible Heir to the Estate of Robert C. Ebbitt; Michael Robert Ebbitt, as Possible Administrator to the Estate of Robert C. Ebbitt; Unknown Heirs to the Estate of Robert C. Ebbitt; Unknown Administrators to the Estate of Robert C. Ebbitt**

GD-20-000440—\$24,962.85  
Manley Deas Kochalski LLC  
614-220-5611

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of East McKeesport: Having erected thereon a dwelling being known and numbered as 360 Edna Street, East McKeesport, PA 15035. Deed Book Volume 4130, Page 256. Block and Lot Number 0546-M-00070-0000-00.

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### Elizabeth Borough

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**89. June Elizabeth Bickerton, as believed Heir to the Estate of Jaime Bickerton; Unknown Heirs to the Estate of Jaime Bickerton; Unknown Administrators to the Estate of Jaime Bickerton; Gary Dean Bickerton, as believed Heir to the Estate of Jaime Bickerton**

GD-22-001674—\$100,082.16  
Manley Deas Kochalski LLC  
614-220-5611

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Elizabeth: Having erected thereon a dwelling being known and numbered as 933 5th Avenue, Elizabeth, PA 15037. Document Number 2014-13197, Deed Book Volume DE-15610, Page 431. Block and Lot Number 1272-B-00097-0000-00.

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### Elizabeth Township

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**34. Lawrence William Latta, Sr., as Executor to the Estate of Mary B. Latta a/k/a Mary Latta**

GD-21-013597—\$31,366.60  
Manley Deas Kochalski LLC  
614-220-5611

In the Commonwealth of Pennsylvania, County of Allegheny, Elizabeth Township:

Having erected thereon a dwelling being known and numbered as 310 Donna Drive, Elizabeth, PA 15037. Deed Book Volume 3700, Page 442. Block and Lot Number 1129-J-00310-0000-00.

**64. Matthew W. Crownover and Juley R. Crownover**

GD-22-003322—\$68,936.07  
Manley Deas Kochalski LLC  
614-220-5611

In the Commonwealth of Pennsylvania, County of Allegheny, Elizabeth Township: Having erected thereon a dwelling being known and numbered as 1211 Bunker Hill Road, McKeesport, PA 15135. Document Number 2004-35093, Deed Book Volume 12218, Page 512. Block and Lot Number 0759-B-00253-0000-00.

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### Glassport

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**16. Robert Price and Dorothy Price**  
GD-22-000744—\$10,347.34

Jennifer L. Cerce, Esq.  
412-242-4400

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Glassport: Having erected thereon a single family dwelling being known and numbered as 525 Delaware Avenue, Glassport, PA 15045. Deed Book 14559, Page 229. Block and Lot Number 467-S-3.

**17. Randy J. Knapp and Lisa A. Knapp**

GD-21-013899—\$7,990.35  
Jennifer L. Cerce, Esq.  
412-242-4400

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Glassport: Having erected thereon a single family dwelling being known and numbered as 509 Vermont Ave., Glassport, PA 15045. Deed Book 9790, Page 494. Block and Lot Number 467-R-85.

**62. Brandon D. Villi**

GD-21-008211—\$35,420.23  
Jennifer L. Cerce, Esq.  
412-242-4400

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Glassport: Having erected thereon a commercial dwelling being known and numbered as 500-502 6th Street, Glassport, PA 15045. Deed Book 16356, Page 82. Block and Lot Number 558-C-236.

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### Hampton

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**53. Virginia M. Thompson**

GD-11-001286—\$2,209.05  
Joseph W. Gramc, Esq.  
412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Township of Hampton: Having erected thereon a two story masonry frame house being known as 2866 Harts Run Road, Allison Park, PA 15011. Deed Book Volume 3901, Page 68, Block & Lot 831-P-85.

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### Homestead

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**35. Troy Garth, as Believed Heir to the Estate of Milligan Garth, Jr.; Unknown Heirs to the Estate of Milligan Garth, Jr.; Adrian Dyke, as Believed Heir to the Estate of Milligan Garth, Jr.; Richard Garth, as Believed Heir to the Estate of Milligan Garth, Jr.; David Garth, as Believed Heir to the Estate of Milligan Garth, Jr.; Milligan Garth, as Believed Heir to the Estate of Milligan Garth, Jr.; Lonnie Garth, as Believed Heir to the Estate of Milligan Garth, Jr.; Redina White, as Believed Heir to the Estate of Milligan Garth, Jr.; Unknown Administrators to the Estate of Milligan Garth, Jr.**

GD-22-000108—\$52,738.33  
Manley Deas Kochalski LLC  
614-220-5611

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Homestead: Having erected thereon a dwelling being known and numbered as 117 West 14th Avenue, Homestead, PA 15120. Document Number 2015-28867, Deed Book Volume 16128, Page 152. Block and Lot Number 0131-B-00242-0000-00.

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### Indiana

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**85. Amy Thomas, as Believed Heir of the Estate of Diana Hewitt a/k/a Diana L. Hewitt; Amy Thomas, as Believed Administrator of the Estate of Diana Hewitt a/k/a Diana L. Hewitt; Jessica Price, as Believed Heir of the Estate of Diana Hewitt a/k/a Diana L. Hewitt Jessica Price, as Believed Administrator of the Estate of Diana Hewitt a/k/a Diana L. Hewitt Samantha Hewitt, as Believed Heir of the Estate of Diana Hewitt a/k/a Diana L. Hewitt Rachel Desch, as Believed Heir of the Estate of Diana Hewitt a/k/a Diana L. Hewitt; Rachel Desch, as Believed Administrator of the Estate of Diana Hewitt a/k/a Diana L. Hewitt; Unknown Heirs of the Estate of Diana Hewitt a/k/a Diana L. Hewitt; Unknown Administrators of the Estate of Diana Hewitt a/k/a Diana L. Hewitt**  
GD-19-014255—\$161,305.38  
Manley Deas Kochalski LLC  
614-220-5611

In the Commonwealth of Pennsylvania, County of Allegheny, Indiana Township: Having erected thereon a dwelling being known and numbered as 5004 Lea Drive, Cheswick, PA 15024. Document Number 2016-15395, Deed Book Volume 16400, Page 434. Block and Lot Number 0957-C-00321-0000-00.

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### Marshall

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**61. Adam Mahon Randall**  
GD-21-011861—\$47,258.71  
Jennifer L. Cerce, Esq.  
412-242-4400

In the Commonwealth of Pennsylvania, County of Allegheny, Township of Marshall: Parcel One: Having erected thereon a dwelling being known and numbered as 100 Seneca Place, Mars, PA 16046. Deed Book 15243, Page 354. Block and Lot Number 2372-L-122.

And  
Parcel Two: Being all that vacant land known and numbered as 510 Knob Road, Wexford, PA 15090. Deed Book 15199, Page 249. Block and Lot Number 2179-L-20.

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### City of McKeesport

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**24. George Stepanovich a/k/a George R. Stepanovich**  
MG-19-000714—\$187,092.99  
Jeff Calcagno, Esq.  
Brock & Scott, PLLC  
844-856-6646

In the Commonwealth of Pennsylvania, County of Allegheny, 12th Ward of the City of McKeesport Having erected thereon a dwelling being known and numbered as 313 Beckman Dr., McKeesport, PA 15132. Deed Book Volume 8506, Page 64. Block and Lot Number 0463-P-00083-0000-00.

**33. Christopher J. Brown a/k/a Christopher James Brown a/k/a Christopher Brown**  
MG-21-000196—\$19,570.76  
Manley Deas Kochalski LLC  
614-220-5611

In the Commonwealth of Pennsylvania, County of Allegheny, City of McKeesport: Having erected thereon a dwelling being known and numbered as 1521 Manor

Avenue, McKeesport, PA 15132. Document Number 2021-22469, Deed Book Volume 18512, Page 188. Block and Lot Number 0382-C-00269-0000-00.

**68. Tanya R. Berger and Kenneth B. Berger**  
MG-19-000951—\$32,111.45  
Manley Deas Kochalski LLC  
614-220-5611

In the Commonwealth of Pennsylvania, County of Allegheny, City of McKeesport: Having erected thereon a dwelling being known and numbered as 2413 McCarrell Street, McKeesport, PA 15132-5908. Document Number 2005-253, Deed Book Volume 12311, Page 5. Block and Lot Number 0464-C-00241-0000-00.

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### McKees Rocks

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**69. Steven H. Dietz a/k/a Stephen H. Dietz**  
GD-21-013775—\$8,981.35  
Stephen M. Hladik, Esq.  
Hladik, Onorato and Federman, LLP  
215-855-9521

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of McKees Rocks: Having erected thereon a single family residential dwelling being known and numbered as 710 Boquet Street, McKees Rocks, PA 15136. Deed Book Volume 10782, Page 649. Block and Lot Number 43-K-276.

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### Millvale

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**48. Scott P. Buszinski**  
GD-19-002344—\$2,363.90  
Joseph W. Gramc, Esq.  
412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Millvale: Having erected thereon a two story brick commercial retail building being known as 205 Grant Avenue, Pittsburgh, PA 15209. Deed Book Volume 16868, Page 101. Block & Lot No. 79-G-67.

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### Monroeville

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**23. Michael Jones**  
MG-22-000226—\$194,432.26  
Jeff Calcagno, Esq.  
Brock & Scott, PLLC  
844-856-6646

In the Commonwealth of Pennsylvania, County of Allegheny, Municipality of Monroeville: Having erected thereon a dwelling being known and numbered as 1154 Colgate Dr., Monroeville, PA 15146. Deed Book Volume 18603, Page 335. Block and Lot Number 0858-D-00261-0000-00.

**38. Lohra Wilson, as Heir to the Estate of Dennis Pitt, Rebecca Jochems, as Heir to the Estate of Dennis Pitt, Nicholas Jeunelot, as Heir to the Estate of Dennis Pitt, Ryan Pitt, as Heir to the Estate of Dennis Pitt, Edward Jeunelot, as Heir to the Estate of Dennis Pitt, and Any/All Unknown Heirs to the Estate of Dennis Pitt**  
MG-20-000326—\$202,614.79  
Stern & Eisenberg, PC  
215-572-8111

In the Commonwealth of Pennsylvania, County of Allegheny, and Municipality of Monroeville: Having erected thereon a dwelling being known and numbered as 189 Shackelford Drive, Monroeville, PA 15146. Deed Book Volume 12475, Page 433, Instrument No. 2005-18528. Block and Lot Number 977-E-76.

**77. David Charles Siegel**  
GD-05-009332—\$8,423.38  
Joseph W. Gramc, Esq.  
412-281-0587

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

Monroeville: Being thereon vacant residential land being known as Pinevue Drive, Monroeville, PA 15146 f/k/a 317 Pinevue Drive, Monroeville, PA 15146. Deed Book Volume 5090, Page 185, Block & Lot 742-M-77.

**78. Ricardo Simonelli, as believed Heir to the Estate of Ricardo B. Simonelli; Ricardo Simonelli, as Believed Administrator to the Estate of Ricardo B. Simonelli; Lisa Martz, as believed Heir to the Estate of Ricardo B. Simonelli; Lisa Martz, as Believed Administrator to the Estate of Ricardo B. Simonelli; Dina Nice, as believed Heir to the Estate of Ricardo B. Simonelli; Dina Nice, as Believed Administrator to the Estate of Ricardo B. Simonelli; Unknown Heirs to the Estate of Ricardo B. Simonelli; Unknown Believed Administrators to the Estate of Ricardo B. Simonelli**

GD-21-014807—\$178,485.07  
Manley Deas Kochalski LLC  
614-220-5611

In the Commonwealth of Pennsylvania, County of Allegheny, Municipality of Monroeville: Having erected thereon a dwelling being known and numbered as 1208 Harvest Drive, Monroeville, PA 15146. Document Number 74496, Deed Book Volume 6178, Page 907. Block and Lot Number 0859-D-00093-0000-00.

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### Moon

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**2. Randall J. Rider, with Notice to heirs, owners, and reputed owners**  
GD-19-008943—\$28,047.66  
Danielle Guarascio, Esq.  
412-391-0160

In the Commonwealth of Pennsylvania, County of Allegheny, Moon Township: Having erected thereon a one-story dwelling, known as 106 Mercury Drive, Coraopolis, PA 15108. Deed Book 15415, Page 282. Block and Lot Number 924-L-164.

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### Mt. Oliver

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**36. Michael T. Vojtash and Rachel E. Karamas**  
GD-22-003327—\$48,853.93  
Manley Deas Kochalski LLC  
614-220-5611

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Mt. Oliver: Having erected thereon a dwelling being known and numbered as 106 Church Avenue, Pittsburgh, PA 15210. Document Number 2018-31957, Deed Book Volume 13780, Page 249. Block and Lot Number 0033-D-00276-0000-00.

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### Munhall

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**31. Joyce A. Pastor and Stephen K. Pastor**  
MG-19-001063—\$118,639.93  
LOGS Legal Group LLP  
610-278-6800

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Munhall: Having erected thereon a dwelling being known and numbered as 1222 Commonwealth Avenue, Homestead, PA 15120. Deed Book Volume 12277, Page 77, Block and Lot 0182-P-00056-0000-00.

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### North Versailles

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**7. Bernice A. Tyłka**  
MG-21-000200—\$29,093.26  
LOGS Legal Group LLP  
610-278-6800

In the Commonwealth of Pennsylvania, County of Allegheny, Township of North Versailles: Having erected thereon a dwelling being known and numbered as 323 Foster Road, North Versailles, PA 15137. Deed Book Volume 12955, Page 116, Block and Lot 0548-H-00117-0000-00.

**30. Trevor A. Grimes**  
MG-16-001139—\$89,578.66  
LOGS Legal Group LLP  
610-278-6800

In the Commonwealth of Pennsylvania, County of Allegheny, Township of North Versailles: Having erected thereon a dwelling being known and numbered as 186 Central Avenue, North Versailles, PA 15137. Deed Book Volume 13373, Page 329, Block and Lot 0456-L-00124-0000-00.

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### Oakmont

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**54. David J. Horvat**  
GD-17-008705—\$6,519.47  
Joseph W. Gramc, Esq.  
412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Oakmont: Having erected thereon a two story frame house being known as 308 9th Street, Oakmont, PA 15139. Deed Book Volume 8265, Page 560. Block & Lot No. 363-M-274.

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### O'Hara

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**55. Louis K. Hauber and the United States of America**  
MG-22-000195—\$370,660.43  
David W. Raphael, Esq.  
412-465-9718

All of the following described real estate situated in the Commonwealth of Pennsylvania, County of Allegheny, and the Township of O'Hara: Having erected thereon a condominium unit with attached garage, being known and numbered as 104 Saint Charles Court, Pittsburgh, PA 15238, Deed Dated November 15, 2007, Recorded on November 16, 2007 in Department of Real Estate of Allegheny County at Book Volume 13442, Page 15, Instrument No.: 2007-36742. Block 292-M, Lot 10-0305.

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### Penn Hills

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**10. Jerry Lobianco**  
GD-15-020172—\$23,062.00  
Jennifer L. Cerce, Esq.  
412-242-4400

In the Commonwealth of Pennsylvania, County of Allegheny, Municipality of Penn Hills: Having erected thereon a one-story dwelling being known and numbered as 1013 6th Street, Verona, PA 15147. Deed Book 12255, Page 159. Block and Lot Number 445-A-182.

**57. Danielle Coppola**  
GD-21-012827—\$114,428.67  
Nathalie Paul, Esq.  
McCabe, Weisberg & Conway, LLC  
215-790-1010

In the Commonwealth of Pennsylvania, County of Allegheny, Municipality of Penn Hills: Having erected thereon a dwelling being known and numbered as 191 Vetter Drive, Pittsburgh, Pennsylvania 15235. Deed Book Volume 12740, Page 250, Block & Lot No. 0632-N-00092-0000-00.

**71. Monica Reynolds**  
MG-18-001370—\$255,880.38  
Stephen M. Hladik, Esq.  
Hladik, Onorato and Federman, LLP  
215-855-9521

In the Commonwealth of Pennsylvania, County of Allegheny, Municipality of Penn Hills: Having erected thereon a single family residential dwelling being known and numbered as 128 Cypress Hill Drive, Pittsburgh, PA 15235. Deed Book Volume 12423, Page 328. Block and Lot Number 634-H-253.

**79. Robert Shaner**  
AR-11-002251—\$29,612.69  
Keri P. Ebeck, Esq.  
412-456-8100

In the Commonwealth of Pennsylvania, County of Allegheny, Municipality of Penn Hills: Having erected thereon a residential dwelling being known and numbered as 166 Crescent Hills Road, Pittsburgh, PA 15235 Road Deed Book Volume 16484, Page 343, Block and Lot Number 0449-B-00391-0000-00.

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### Port Vue

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#### 22. Steven Ochs

MG-21-000261—\$49,304.57  
LOGS Legal Group LLP  
610-278-6800

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Port Vue: Having erected thereon a dwelling being known and numbered as 803 Romine Avenue, McKeesport, PA 15133 f/k/a 803 Romain Avenue, Port Vue, PA 15133. Deed Book Volume 11807, Page 434, Block and Lot 0308-R-00249-0000-00.

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### Ross

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#### 25. Jennifer D. Irwin

MG-18-000646—\$97,339.04  
Leon P. Haller, Esq.  
Purcell, Krug and Haller  
717-234-4178

In the Commonwealth of Pennsylvania, County of Allegheny, Township of Ross: Having erected thereon a dwelling known and numbered as 330 Siebert Road, Pittsburgh, PA 15237. Deed Book 13019, Page 130. Block/Lot 431-N-315.

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### Scott

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#### 21. David J. Sveizkas

MG-19-001339—\$88,956.18  
LOGS Legal Group LLP  
610-278-6800

In the Commonwealth of Pennsylvania, County of Allegheny, Township of Scott: Having erected thereon a dwelling being known and numbered as 590 Hope Street, Pittsburgh, PA 15220. Deed Book Volume 13067, Page 136, Block and Lot 0100-A-00024-0000-00.

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### Sewickley

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#### 83. David M. Vybiral a/k/a David Vybiral and United States of America

MG-21-000244—\$150,190.16  
Powers Kirn, LLC  
215-942-2090

In the Commonwealth of Pennsylvania, County of Allegheny, 3rd Ward of the Borough of Sewickley: Having erected thereon a dwelling being known and numbered as 752 Ohio River Boulevard a/k/a 752 Ohio River Blvd., Sewickley, Pennsylvania 15143. Deed Book Volume 17312, Page 231, Instrument No. 2018-24281, Block and Lot Number 421-J-271.

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### Shaler

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#### 6. Laurie J. O'Day a/k/a Laurie O'Day

GD-22-002637—\$113,089.43  
LOGS Legal Group LLP  
610-278-6800

In the Commonwealth of Pennsylvania, County of Allegheny, Township of Shaler: Having erected thereon a dwelling being known and numbered as 213 Marzolf Road Extension, Pittsburgh, PA 15223. Deed Book Volume 14383, Page 356, Block and Lot 0284-E-00260-0000-00.

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### South Park

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#### 74. John E. Nickoloff a/k/a John Nickoloff

MG-21-000014—\$156,144.69

Robertson, Anschutz, Schneid, Crane & Partners, PLLC  
855-225-6906

In the Commonwealth of Pennsylvania, County of Allegheny, and Township of South Park: Having erected thereon a dwelling being known and numbered as 1660 Queens Drive, South Park, PA 15129. Deed Book Volume 5755, Page 971. Block and Lot 0663-G-00080-0000-00.

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#### 84. South Park Clubhouse, Ltd., M.E. Morosetti, Ltd. and the United States of America

GD-20-002996—\$983,581.67  
William Buchanan, Esq.

Cohen Seglias Pallas Greenhall & Furman, P.C.  
412-227-5946

All the following described real estate situated in the Commonwealth of Pennsylvania, County of Allegheny, Township of South Park: Having erected thereon a commercial building being known and numbered as 2200 Brownsville Road, South Park, PA 15129, Deed Book Volume 18388, Page 428, Block and Lot Number 770-J-30.

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### Springdale

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#### 42. Matthew W. Berkoben

GD-20-010462—\$71,829.04

Robertson, Anschutz, Schneid, Crane & Partners, PLLC  
855-225-6906

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Springdale: Having erected thereon a dwelling being known and numbered as 441 Rosslyn Ave., Springdale, PA 15144. Deed Book Volume 12306, Page 551. Block and Lot 0627-H-00302-0000-00.

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### Stowe

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#### 75. Colleen Chiavetta, Executrix of the Estate of Dolores A. Truskowski, Deceased and the United States of America

GD-11-009025—\$22,068.61  
Joseph W. Gramc, Esq.  
412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Township of Stowe: Having erected thereon a two story commercial apartment building being known as 212 McCoy Road, McKees Rocks, PA 15136. Deed Book Volume 13619, Page 335, Block & Lot No. 73-L-170.

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### Tarentum

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#### 73. Nicholas M. Gordon and Cheri A. Gordon

MG-19-000852—\$70,437.85  
LOGS Legal Group LLP  
610-278-6800

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Tarentum: Having erected thereon a dwelling being known and numbered as 529 East 9th Avenue, Tarentum, PA 15084. Deed Book Volume 13365, Page 588, Block and Lot 1223-H-00317-0000-00.

#### 90. Heidi J. Yohe, as Executrix to the Estate of Brian D. Yohe a/k/a Brian Yohe

GD-22-001731—\$80,970.09  
Manley Deas Kochalski LLC  
614-220-5611

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Tarentum: Having erected thereon a dwelling being known and numbered as 114 Conwell Avenue, Tarentum, PA 15084. Document Number 2013-11690, Deed Book Volume 15232, Page 38. Block and Lot Number 1366-P-00030-0000-00.

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### Upper St. Clair

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#### 9. Valerie H. Miller

GD-22-000985—\$63,730.36  
Keri P. Ebeck, Esq.  
412-456-8100

In the Commonwealth of Pennsylvania, County of Allegheny, Township of Upper Saint Clair: Having erected thereon a residential

dwelling being known and numbered as 2361 Morrow Road, Pittsburgh, PA 15241 Deed Book Volume 14910, Page 410, Block and Lot Number 396-L-00066-0000-00.

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### Verona

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#### 29. Anna E. King

MG-21-000158—\$124,675.25  
Jill M. Fein, Esq.  
Hill Wallack, LLP  
215-579-7700

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Verona: Having erected thereon a 2 story dwelling being known and numbered as 614-616 1st St., Verona, PA 15147. Deed Book 9685, Page 408, Block and Lot Number 364-R-343.

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### West Deer

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#### 3. Robert A. Bock

MG-22-000302—\$114,289.14  
Gary W. Darr, Esq.  
McGrath McCall, P.C.  
412-281-4333

In the Commonwealth of Pennsylvania, County of Allegheny, Township of West Deer: Having erected thereon a one-story single-family dwelling known as 53 Itinger Road, Cheswick, PA 15024, Being Lot No. 1 in the Fleischer Plan of Lots as recorded in Plan Book Volume 132, Page 142 and Deed Book Volume 7580, Page 247, Block and Lot Number 1216-H-394.

#### 27. Beth Ann Bonner and Joseph A. Bonner

MG-16-001225—\$93,860.97  
Matthew Fissel, Esq.  
Brock & Scott, PLLC  
844-856-6646

In the Commonwealth of Pennsylvania, County of Allegheny, West Deer Township: Having erected thereon a dwelling being known and numbered as 6 Crest St., Russellton, PA 15076. Deed Book Volume 9060, Page 79. Block and Lot Number 1512-S-00277-0000-00

#### 81. Michael S. McCourt a/k/a Michael McCourt and Sandra J. McCourt a/k/a Sandra McCourt

GD-21-013730—\$90,407.66  
Nathalie Paul, Esq.  
McCabe, Weisberg & Conway, LLC  
215-790-1010

In the Commonwealth of Pennsylvania, County of Allegheny, Township of West Deer: Parcel 1: Having erected thereon a dwelling being known and numbered as 2016 Saxonburg Blvd., Tarentum, Pennsylvania 15084. Deed Book Volume 13244, Page 582. Block and Lot Number 1511-C-00336-0000-00. Parcel 2: Being vacant land being known as Saxonburg Blvd., Tarentum, Pennsylvania 15084. Deed Book Volume 13244, Page 582. Block and Lot Number 1511-C-00351-0000-00.

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### West Mifflin

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#### 44. Stephanie Macsurak, Administratrix of the Estate of Linda M. Macsurak

GD-22-005623—\$123,888.23  
Kristine M. Anthon, Esq.  
Grenen & Birsic, P.C.  
412-281-7650

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of West Mifflin: Having erected thereon a brick dwelling known as 2234 Vermont Ave., West Mifflin, PA 15122. DBV 18215, PG 279, B/L #241-M-57.

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### Whitaker

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#### 41. Cynthia L. Toth a/k/a Cynthia Toth

MG-18-000816—\$46,661.63  
KML Law Group, P.C.  
215-627-1322

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Whitaker: Having erected thereon a dwelling being known and numbered as 179 Magnolia Street, Homestead, PA 15120. Deed Book 11559, Page 350. Block and Lot Number 180-R-82.

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### Wilkins

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#### 45. Jeremy R. Stark and Kimberly A. Stark

MG-22-000335—\$123,863.02  
Kristine M. Anthon, Esq.  
Grenen & Birsic, P.C.  
412-281-7650

In the Commonwealth of Pennsylvania, County of Allegheny, Township of Wilkins: Having erected thereon a dwelling known and numbered as 152 Queenston Dr., Pittsburgh, PA 15235. DBV 15715, PG 131, B/L #541-K-70.

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### Wilksburg

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#### 11. Jeffrey L. Jackson

GD-21-014859—\$37,021.17  
Jennifer L. Cerce, Esq.  
412-242-4400

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Wilksburg: Having erected thereon a rowhouse dwelling being known and numbered as 1455 1/2 Cresson St., Pittsburgh, PA 15221. Deed Book 14703, Page 486. Block and Lot Number 232-K-75.

#### 12. Notre Dame Townes, with Notice to Heirs and Assigns

GD-22-001802—\$36,461.22  
Jennifer L. Cerce, Esq.  
412-242-4400

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Wilksburg: Having erected thereon a two and one-half story frame dwelling being known and numbered as 1000 Wallace Avenue, Pittsburgh, PA 15221. Deed Book 4502, Page 730. Block and Lot Number 233-A-12.

#### 13. George H. Wright and Patricia W. Wright

GD-21-014966—\$30,560.09  
Jennifer L. Cerce, Esq.  
412-242-4400

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Wilksburg: Having erected thereon a two story brick dwelling being known and numbered as 2375 Sebring Place, Pittsburgh, PA 15235. Deed Book 5539, Page 577. Block and Lot Number 297-G-90.

#### 14. Tejohn L. Taylor

GD-21-013578—\$35,508.48  
Jennifer L. Cerce, Esq.  
412-242-4400

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Wilksburg: Having erected thereon a dwelling being known and numbered as 1885 Fairlawn Street, Pittsburgh, PA 15221. Deed Book 18372, Page 183. Block and Lot Number 232-G-32.

#### 15. Jesse Robert Booker IV and the United States of America

GD-21-012987—\$24,248.08  
Jennifer L. Cerce, Esq.  
412-242-4400

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Wilksburg: Having erected thereon a single family dwelling being known and numbered as 1537 Montier St., Pittsburgh, PA 15221. Deed Book 11942, Page 366. Block and Lot Number 232-L-328.

#### 18. Opportunity Inc. - Greater Baltimore Opportunities Industrialization Center Inc.

GD-21-013869—\$14,490.53  
Jennifer L. Cerce, Esq.  
412-242-4400

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of

Wilksburg: Having erected thereon a single dwelling being known and numbered as 543 Montview Place, Pittsburgh, PA 15221. Deed Book 14867, Page 334. Block and Lot Number 233-K-248.

**19. Kimberly Minard, Executrix for the Estate of Eugene Minard, Deceased**  
GD-21-014335—\$49,849.54  
Jennifer L. Cerce, Esq.  
412-242-4400

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Wilksburg: Having erected thereon a single family dwelling being known and numbered as 1456 Foliage St., Pittsburgh, PA 15221. Deed Book 10753, Page 599. Block and Lot Number 232-J-222.

**40. Bria M. Slade, Administratrix of the Estate of Marjorie Y. Overton, Deceased**  
GD-22-002074—\$16,421.62  
Jennifer L. Cerce, Esq.  
412-242-4400

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Wilksburg: Having erected thereon a dwelling being known and numbered as 517 Holmes Street, Pittsburgh, PA 15221. Deed Book 8220, Page 168. Block and Lot Number 175-M-211.

**58. Beth Ann Padden, Known Surviving Heir of John J. Padden, Sean Padden, Known Surviving Heir of John J. Padden, and Unknown Surviving Heirs of John J. Padden**  
GD-21-014632—\$182,223.65  
Nathalie Paul, Esq.  
McCabe, Weisberg & Conway, LLC  
215-790-1010

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Wilksburg: Having erected thereon a dwelling being known and numbered as 1728 Arlington Road, Pittsburgh, Pennsylvania 15235. Deed Book Volume 8552, Page 646, Block & Lot No. 0297-C-00122-0000-00.

### Pittsburgh—12th Ward

**50. Lavelle Snead & Jerome Womack & the United States of America**  
GD-17-002427—\$82,650.81  
Joseph W. Gramc, Esq.  
412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, City of Pittsburgh - Ward 12: Having erected thereon a two story masonry frame house being known as 1321-1323 Paulson Avenue, Pittsburgh, PA 15206. Deed Book Volume 10359, Page 81. Block & Lot No. 124-H-151.

### Pittsburgh—16th Ward

**43. Regina I. McPeake a/k/a Regina McPeake and Rhett J. McPeake**  
MG-22-000146—\$17,439.91  
Robertson, Anschutz, Schneid, Crane & Partners, PLLC  
855-225-6906

In the Commonwealth of Pennsylvania, County of Allegheny, 16th Ward of the City of Pittsburgh: Having erected thereon a dwelling being known and numbered as 2704 Cobden Street, Pittsburgh, PA 15203. Deed Book Volume 5904, Page 679. Block and Lot 0013-G-00228-0000-00.

### Pittsburgh—20th Ward

**5. Troy Kelso**  
MG-17-000403—\$96,162.51  
LOGS Legal Group LLP  
610-278-6800

In the Commonwealth of Pennsylvania, County of Allegheny, 20th Ward of the City of Pittsburgh: Having erected thereon a dwelling being known and numbered as

3540 Middletown Road, Pittsburgh, PA 15204. Deed Book Volume 9096, Page 130, Block and Lot 0071-L-00270-0000-00.

### Pittsburgh—24th Ward

**72. Noelle C. Smith**  
MG-16-000518—\$31,516.39  
Jeff Calcagno, Esq.  
Brock & Scott, PLLC  
844-856-6646

In the Commonwealth of Pennsylvania, County of Allegheny, 24th Ward of the City of Pittsburgh Having erected thereon a dwelling being known and numbered as 2145 Straubs Ln., Pittsburgh, PA 15212. Deed Book Volume 11068, Page 485. Block and Lot Number 0048-B-00054-0000-00.

### Pittsburgh—26th Ward

**80. Andrea Lee Mann**  
MG-22-000052—\$191,266.63  
Nathalie Paul, Esq.  
McCabe, Weisberg & Conway, LLC  
215-790-1010

In the Commonwealth of Pennsylvania, County of Allegheny, 26th Ward of the City of Pittsburgh: Having erected thereon a dwelling being known and numbered as 3646 Perrysville Avenue, Pittsburgh, Pennsylvania 15214. Deed Book Volume 13244, Page 345, Block & Lot No. 0116-J-00148-0000-00.

### Pittsburgh—27th Ward

**49. Carson Holdings LLC**  
GD-18-000492—\$12,019.13  
Joseph W. Gramc, Esq.  
412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, City of Pittsburgh - Ward 27: Having erected thereon a two story frame house being known as 3915 Shoreham Street, Pittsburgh, PA 15212. Deed Book Volume 14851, Page 115. Block & Lot No. 114-G-198.

### Pittsburgh—28th Ward

**67. Stephen A. Eck**  
MG-21-000243—\$64,576.85  
Manley Deas Kochalski LLC  
614-220-5611

In the Commonwealth of Pennsylvania, County of Allegheny, City of Pittsburgh, Ward 28: Having erected thereon a dwelling being known and numbered as 103 Clairtonia Street, Pittsburgh, PA 15205. Document Number 2017-16914, Deed Book Volume 16826, Page 382. Block and Lot Number 0040-G-00042-0000-00.

### Pittsburgh—31st Ward

**88. Rosalie Cibula, Deceased and Lynn Cibula, Terre Tenant**  
MG-19-000042—\$71,016.82  
Jeffrey R. Lalama, Esq.  
Meyer, Unkovic & Scott, LLP  
412-456-2876

In the Commonwealth of Pennsylvania, County of Allegheny, the City of Pittsburgh, 31st Ward: Having erected thereon a brick dwelling being known and numbered as 4548 Gates Drive, Homestead, Pennsylvania 15120, Deed Book Volume 17848, Page 63. Block/Lot Number 91-M-335

#### 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  
Aug 11, 2022  
Aug 12, 19, 26, 2022

**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:

Bales, Samuel I. a/k/a Samuel Bales, deceased, of Pittsburgh, PA. No. 03972 of 2022. Jay David Goldberg, Extr., c/o David C. Onorato, Esq., Hladik, Onorato and Federman, LLP, 298 Wissahickon Avenue, North Wales, PA 19454.  
22-03527 Aug 19, 26; Sep 1, 2022

Bonifate, Patricia A., deceased, of Plum, PA. No. 04990 of 2022. Jeffery J. Bonifate, Extr., 106 Foxglove Drive, Winchester, VA 22602 or to Joseph A. Nese, Jr., Esq., 7883 Saltsburg Rd., Pittsburgh, PA 15239.  
22-03523 Aug 19, 26; Sep 1, 2022

Hoberek, Ardith A. a/k/a Ardith Hoberek, deceased, of Oakdale, PA. No. 03722 of 2022. William S. Hoberek, Jr., Extr., c/o Lawrence E. Bolind, Jr., Esq., 238 Main St., Imperial, PA 15126.  
22-03514 Aug 19, 26; Sep 1, 2022

Kira, Margaret Vilma a/k/a Maggie Kira, deceased, of Sewickley, PA. No. 00535 of 2022. Nicholas Kira, Admr., 98 Hampton Ave., Imperial, PA 15126.  
22-03515 Aug 19, 26; Sep 1, 2022

McDonald, Robert H., deceased, of O'Hara Township, PA. No. 05254 of 2022. Mary Bridget McDonald, Extr., c/o Jeanne M. Marquette, Esq., Pittsburgh Estate Law, P.C., 1501 Mt. Royal Blvd., Glenshaw, PA 15116.  
22-01385w Aug 19, 26; Sep 1, 2022

Murphy, Alberta A., deceased, of Shaler Township, PA. No. 05077 of 2022. Bernard J. Murphy, Co-Admr. and Amy S. Murphy, Co-Admr., 105 Parkway Drive, Glenshaw, PA 15116 or to John G. Arch, Esq., 1722 Main St., Pittsburgh, PA 15215.  
22-03526 Aug 19, 26; Sep 1, 2022

Peoples, William A., deceased, of Oakmont, PA. No. 04624 of 2022. Susan Peoples, Extr., c/o G. Robert Cooper, Esq., 504 Allegheny River Blvd., PO Box 416, Oakmont, PA 15139-1685.  
22-01384w Aug 19, 26; Sep 1, 2022

Sinciline, Benjamin R. a/k/a Benjamin Raymond Sinciline, deceased, of Pittsburgh, PA. No. 05184 of 2022. Brian D. Sinciline, Admr., c/o Jennifer Roller Chontos, Esq., Chontos & Chontos, P.C., 561 Beulah Rd., Turtle Creek, PA 15145.  
22-03521 Aug 19, 26; Sep 1, 2022

Turczyn, Zdzislaw Jesse a/k/a Jesse Turczyn, deceased, of Pittsburgh, PA. No. 04803 of 2022. Angela Hayden, Admr., 507 Clifton Avenue, Glenshaw, PA 15116 or to Trevor R. Fleming, Esq., The Law Firm of Orié & Zivic, 429 4th Avenue, Suite 1901, Law & Finance Building, Pittsburgh, PA 15219.  
22-03522 Aug 19, 26; Sep 1, 2022

Abbato, Vincent J. a/k/a Vincent Joseph Abbato, deceased, of Green Tree, PA. No.

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04635 of 2022. Tomasine G. Abbato, Extr., 1138 Greenridge Lane, Green Tree, PA 15220 or to Brian J. Kahle, Esq., Tucker Arensberg, P.C., 1500 One PPG Pl., Pittsburgh, PA 15222.

22-03453 Aug 12, 19, 26, 2022

Bennett, Christine Margery a/k/a Christine M. Bennett, deceased, of Pittsburgh, PA. No. 01909 of 2022. Laura June Knight, Co-Extr., 214 Mountain Ave., Pittsburgh, PA 15210 and Dean Robert Bennett, Co-Extr., 505 E. Railroad Ave., Verona, PA 15147 or to Susan A. Ott, Esq., Owen Law Group, LLC, 310 Grant St., Suite 2200, Pittsburgh, PA 15219.

22-03451 Aug 12, 19, 26, 2022

Cansler, Dorothy Mae, deceased, of Pittsburgh, PA. No. 05125 of 2022. Tina Cansler, Admr., c/o Albert G. Reese, Jr., Esq., Law Office of Albert G. Reese, Jr., 640 Rodi Rd., 2nd Floor, Suite 2, Pittsburgh, PA 15235.

22-01333w Aug 12, 19, 26, 2022

Durler, Patricia L., deceased, of Pleasant Hills, PA. No. 04626 of 2022. Charles A. Durler, Admr., 500 E. Bruceton Road, Apartment 701, Pleasant Hills, PA 15263 or to James T. Benedek, Esq., Zacharia Brown P.C., 4500 Walnut Street, McKeesport, PA 15132.

22-03454 Aug 12, 19, 26, 2022

Evankovich, Andrew J., deceased, of McCandless, PA. No. 05104 of 2022. Michael Evankovich, Extr., 2520 Alydar Drive, Wexford, PA 15090 or to Thea G. Evankovich, Esq., McCann, Garland, Ridall & Burke, 11 Stanwix St., Ste. 1030, Pittsburgh, PA 15222.

22-01335w Aug 12, 19, 26, 2022

Matesic, Betty B., deceased, of Pittsburgh, PA. No. 04898 of 2022. Cynthia Lang, Extr., 2460 Tanglewood Drive, Allison Park, PA 15101 or to Slade R. Miller, Esq., Miller & Miller, PLLC, 4767 William Flynn Highway, Allison Park, PA 15101.

22-01331w Aug 12, 19, 26, 2022

McAfee, Michael Edward a/k/a Edward M. McAfee, deceased, of Pittsburgh, PA. No. 4768 of 2022. John G. Goetze, Extr., 1000 Locharron Court, Pittsburgh, PA 15239 or to Meg L. Burkardt, Esq., 647 Allegheny Ave., Suite 100, Oakmont, PA 15139-2039.

22-03458 Aug 12, 19, 26, 2022

Micklos, Lawrence J., deceased, of Mount Lebanon, PA. No. 4769 of 2022. Mary Louise Vargo, Extr., 2256 Glendale Drive, Pittsburgh, PA 15241 or to Meg L. Burkardt, Esq., 647 Allegheny Ave., Suite 100, Oakmont, PA 15139-2039.

22-03459 Aug 12, 19, 26, 2022

Monteverde, Marianne B., deceased, of Ross Twp., PA. No. 05590 of 2021. Marianne

Gaus, Admr., 436 Wallace Road, Wexford, PA 15090 or to Patrick F. Lawlor, Esq., Lawlor & Lawlor, P.C., 979 Perry Hwy., Pittsburgh, PA 15237.

22-03456 Aug 12, 19, 26, 2022

Morris, Robert N., deceased, of Pleasant Hills, PA. No. 04760 of 2022. Robert K. Morris, Admr., 4039 Castor Lane, Finleyville, PA 15332 or to Rebecca Shaw McHolme, Esq., 1714 Lincoln Way, White Oak, PA 15131.

22-03457 Aug 12, 19, 26, 2022

Plazek, Joseph S., deceased, of Ross Township, PA. No. 04503 of 2022. Cynthia A. Plazek, Extr., 1111 Brandt Street, Pittsburgh, PA 15237 or to Michael E. Fiffik, Esq., Fiffik Law Group, Foster Plaza 7, Suite 315, 661 Andersen Drive, Pittsburgh, PA 15220.

22-01330w Aug 12, 19, 26, 2022

Preston, Kenneth R., deceased, of Cheswick, PA. No. 05187 of 2022. Clarence J. Preston, Admr., 614 Deer Lane, Rochester, PA 15074 or to Edward Leymarie, Jr., Esq., Leymarie Clark Long, P.C., 423 Sixth Street, Ellwood City, PA 16117.

22-01336w Aug 12, 19, 26, 2022

Wagner, Ruth G., deceased, of Mount Lebanon, PA. No. 4413 of 2022. Meg L. Burkardt, Extr. and Atty., 647 Allegheny Ave., Suite 100, Oakmont, PA 15139-2039.

22-03452 Aug 12, 19, 26, 2022

Wyzykowski, Edward, deceased, of Pittsburgh, PA. No. 04926 of 2022. Raz L. Berger, Admr., 1050 Creedmoor Avenue #101, Pittsburgh, PA 15226 or to Dale P. Frayer, Esq., Temple & Frayer, 250 Mt. Lebanon Blvd., Suite 207, Pittsburgh, PA 15234.

22-03455 Aug 12, 19, 26, 2022

Caputo, Grace M., deceased, of Pittsburgh, PA. No. 01706 of 2022. Frank P. Caputo, Extr., 148 Morrison Drive, Pittsburgh, PA 15216.

22-01299w Aug 5, 12, 19, 2022

Dutka, Dorothy Mae a/k/a Dorothy M. Dutka, deceased, of Monroeville, PA. No. 01270 of 2020. Cheryl J. Dutka, Extr., 106 Lynnwood Avenue, Monroeville, PA 15146 or to Craig S. O'Connor, Esq., Ciao, Torisky & O'Connor, LLC, 7240 McKnight Road, Pittsburgh, PA 15237.

22-01301w Aug 5, 12, 19, 2022

Faisant, Elizabeth L., deceased, of Scott Township, PA. No. 04021 of 2022. John S. Faisant, Admr., c/o Mark E. Casper, Jr., Esq., Jones, Gregg, Creehan & Gerace, LLP, 411 Seventh Avenue, Suite 1200, Pittsburgh, PA 15219.

22-01290w Aug 5, 12, 19, 2022

Gibson, Hugh Russell, deceased, of Pittsburgh, PA. No. 04557 of 2022. Karen G. Considine, Extr., c/o Kassie R. Gusarenko, Esq., Myers Law Group, LLC, 17025 Perry Hwy., Warrendale, PA 15086.

22-03384 Aug 5, 12, 19, 2022

Hogan, Hilary J., deceased, of Monroeville, PA. No. 05006 of 2022. Diane Hogan, Extr., 1323 Woodland Drive, Monroeville, PA 15146 or to Charles J. Avalli, Esq., Gentile, Horoho & Avalli, P.C., 310 Grant Street, Suite 1000, Pittsburgh, PA 15219.

22-01298w Aug 5, 12, 19, 2022

Kavalir, Francis J. a/k/a Frank J. Kavalir, deceased, of Pittsburgh, PA. No. 04897 of 2022. Raymond Kavalir, Extr., c/o Kevin M. Hanley, Esq., 367 Indian Ridge Drive, Moon Township, PA 15108.

22-03381 Aug 5, 12, 19, 2022

Klingensmith, Maureen a/k/a Maureen Therese Klingensmith, deceased, of

Pittsburgh, PA. No. 04836 of 2022. John P. Klingensmith, Extr., c/o James J. Lestitian, Esq., Alpernschubert, P.C., 310 Grant Street, 2727 Grant Bldg., Pittsburgh, PA 15219.

22-03382 Aug 5, 12, 19, 2022

Kruger, Maxine R., deceased, of Pittsburgh, PA. No. 4863 of 2022. Kathy L. Kruger, Admr., 818 Kewanna Avenue, Pittsburgh, PA 15234 or to Alan I. Farber, Esq., Caste Village, 5301 Grove Rd., Ste. M-106, Pittsburgh, PA 15236.

22-01293w Aug 5, 12, 19, 2022

Long, Susan A., deceased, of Pittsburgh, PA. No. 4899 of 2022. Linda L. McClory, Extr., 410 Antenor Avenue, Pittsburgh, PA 15210 or to Alan I. Farber, Esq., Caste Village, 5301 Grove Rd., Ste. M-106, Pittsburgh, PA 15236.

22-01294w Aug 5, 12, 19, 2022

Mostyn, Leo Patrick a/k/a Leo P. Mostyn, deceased, of Pittsburgh, PA. No. 04792 of 2022. Stacy Ann Mostyn, Extr., 300 Sebring Avenue, Pittsburgh, PA 15216.

22-03383 Aug 5, 12, 19, 2022

Schlieper, Amy R., deceased, of Town of McCandless, PA. No. 4788 of 2022. Matthew Schlieper, Admr., 805 Skyline Drive, Ellwood City, PA 16117 or to John T. Richards, III, Esq., Richards & Richards, LLP, 16020 Perry Hwy., Warrendale, PA 15086.

22-03380 Aug 5, 12, 19, 2022

Vogt, Joanne Patricia, deceased, of Pittsburgh, PA. No. 03819 of 2022. Sharon Takos, Admr., 4116 Francis Street, West Mifflin, PA 15122 or to Kiersten L. Lane, Esq., DeMarco Negle & Lane, LLP, P.O. Box 38667, Pittsburgh, PA 15238.

22-01296w Aug 5, 12, 19, 2022

Ziatyk, Helen, deceased, of Tarentum, PA. No. 04953 of 2022. Julianne Dailey, Extr., 335 E. 11th Avenue, Tarentum, PA 15084 or to Michael J. Girardi, Esq., Law Office of Michael J. Girardi, 2773 Leechburg Road, Lower Burrell, PA 15068.

22-01300w Aug 5, 12, 19, 2022

#### Action to Quiet Title

In the Court of Common Pleas of Allegheny County, Pennsylvania, Civil Division.

In Re: Lasalle Bank National Association, As Trustee For The C-Bass Mortgage Loan Asset Backed Certificates, Series 2007-Sp1, Yvonne B. Smith (Deceased), Harold Smith, Sr. (Deceased), Harold O. Smith, Jr. (Deceased), Diane Smith (Deceased), Mattie C. Robinson (Deceased), Stephanie Adams, a known heir, Rose Marie Smith (Deceased), Harriet Smith, a known heir, Paul Smith, a known heir, Karen Smith, a known heir, Sylvia Smith, a known heir, Luvenia Jones, a known heir, Howard Smith, a known heir, and any known or unknown heirs, Administrators, Executors and Assigns Of The Estate Of Yvonne B. Smith. Docket GD-22-007907. Action to Quiet Title.

TO: Lasalle Bank National Association, As Trustee For The C-Bass Mortgage Loan Asset Backed Certificates, Series 2007-Sp1, Yvonne B. Smith (Deceased), Harold Smith, Sr. (Deceased), Harold O. Smith, Jr. (Deceased), Diane Smith (Deceased), Mattie C. Robinson (Deceased), Stephanie Adams, a known heir, Rose Marie Smith (Deceased), Harriet Smith, a known heir, Paul Smith, a known heir, Karen Smith, a known heir, Sylvia Smith, a known heir, Luvenia Jones, a known heir, Howard Smith, a known heir, and any known or unknown heirs, Administrators, Executors and Assigns Of The Estate Of Yvonne B. Smith. A Complaint has been filed alleging an Action to Quiet Title for the Property located at 476 Enright Court, Pittsburgh, PA 15206, Lot and Block No. 84-D-190.

You are receiving this notice because Public Records reveal that you may have an



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ownership interest in the property. If you believe you have a right to the Title, you must file an Answer to the Complaint filed at Docket GD-22-007907. If you do not file an Answer as required, the Court may proceed without you, and you may lose your rights.

Wayne B. Cobb II, PA ID# 209628  
Attorney For Plaintiff, Cobb Counsel, LLC,  
204 Golf View Dr., #181, Monaca, PA 15061,  
724-252-2003 (Office), 1-866-416-2481 (Fax),  
wayne@cobbcounsel.com.

22-03625 Aug 19, 2022

#### Fictitious Name Registration

Michael D. Winterhalter, Esq., Dentons Cohen & Grigsby, P.C., 625 Liberty Ave., Pittsburgh, PA 15222-3152. Notice is hereby given pursuant to the provisions of the Fictitious Names Act of Pennsylvania that an application for registration of a fictitious name was filed with the Department of State of the Commonwealth of Pennsylvania, for the conduct of a business under the fictitious name of AMG Auto Parts, with its principal office or place of business at Two Robinson Plaza, Suite 350, Pittsburgh, PA 15205. The names and addresses of all persons who are parties to the registration are: AMG Resources Corporation, Two Robinson Plaza, Suite 350, Pittsburgh, PA 15205.

22-03524 Aug 19, 2022

#### Notice

In the Court of Common Pleas of Allegheny County, Pennsylvania

Civil Division

No.: GD 22-008730

County of Allegheny, Plaintiff

vs.

John Ganster, with Notice to Heirs and Assigns & Nicholas Ganster, with Notice to Heirs and Assigns, Defendant(s).

John Ganster, with Notice to Heirs and Assigns & Nicholas Ganster, with Notice to Heirs and Assigns:

You are hereby notified that on July 14, 2022, Plaintiff, County of Allegheny, filed a Writ of Scire Facias Sur Tax Lien and Statement against you in the Court of Common Pleas of Allegheny County Pennsylvania, docketed to Case No. G.D. 22-008730, wherein Plaintiff seeks to collect delinquent real estate taxes lawfully levied and assessed against that certain property situate within the Borough of Etna, County of Allegheny, Commonwealth of Pennsylvania, described as follows: Block and Lot 222-P-115, known as Ganster Street, Pittsburgh, PA 15223.

Notice To Defend

You have been sued in court. If you wish to defend against the claims set forth in the above referenced Scire Facias Sur Tax Lien and Statement, you must take action within twenty (20) days from the date of this publication, by entering a written appearance personally or by attorney and filing in writing with the court an Affidavit of Defense to the claims set forth against your property. 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 Writ of Scire Facias Sur Tax Claim and Statement or for any claim or relief requested by the plaintiff. You may lose money or property or other rights important to you.

YOU SHOULD TAKE THIS PAPER TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER, TELEPHONE THE OFFICE SET FORTH BELOW. THIS OFFICE CAN PROVIDE YOU WITH INFORMATION ABOUT HIRING A LAWYER. IF YOU CANNOT AFFORD TO HIRE A LAWYER, THIS OFFICE MAY BE ABLE TO PROVIDE YOU WITH INFORMATION ABOUT AGENCIES THAT MAY OFFER LEGAL SERVICES TO ELIGIBLE PERSONS AT A REDUCED FEE OR NO FEE.

Lawyer Referral Service  
The Allegheny County Bar Association  
400 Koppers Building, 436 Seventh Avenue  
Pittsburgh, PA 15219  
(Telephone: 412-261-5555)

22-03554 Aug 19, 2022

#### Notice

In the Court of Common Pleas of Allegheny County, Pennsylvania

Civil Division

No.: GD 22-008726

County of Allegheny, Plaintiff

vs.

George Kucinic, with Notice to Heirs and Assigns & Burga Kucinic, with Notice to Heirs and Assigns, Defendant(s).

George Kucinic, with Notice to Heirs and Assigns & Burga Kucinic, with Notice to Heirs and Assigns:

You are hereby notified that on July 14, 2022, Plaintiff, County of Allegheny, filed a Writ of Scire Facias Sur Tax Lien and Statement against you in the Court of Common Pleas of Allegheny County Pennsylvania, docketed to Case No. G.D. 22-008726, wherein Plaintiff seeks to collect delinquent real estate taxes lawfully levied and assessed against that certain property situate within the Borough of Etna, County of Allegheny, Commonwealth of Pennsylvania, described as follows: Block and Lot 222-P-107, known as Ganster Street, Pittsburgh, PA 15223.

Notice To Defend

You have been sued in court. If you wish to defend against the claims set forth in the above referenced Scire Facias Sur Tax Lien and Statement, you must take action within twenty (20) days from the date of this publication, by entering a written appearance personally or by attorney and filing in writing with the court an Affidavit of Defense to the claims set forth against your property. 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 Writ of Scire Facias Sur Tax Claim and Statement or for any claim or relief requested by the plaintiff. You may lose money or property or other rights important to you.

YOU SHOULD TAKE THIS PAPER TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER, TELEPHONE THE OFFICE SET FORTH BELOW. THIS OFFICE CAN PROVIDE YOU WITH INFORMATION ABOUT HIRING A LAWYER. IF YOU CANNOT AFFORD TO HIRE A LAWYER, THIS OFFICE MAY BE ABLE TO PROVIDE YOU WITH INFORMATION ABOUT AGENCIES THAT MAY OFFER LEGAL SERVICES TO ELIGIBLE PERSONS AT A REDUCED FEE OR NO FEE.

Lawyer Referral Service

The Allegheny County Bar Association  
400 Koppers Building, 436 Seventh Avenue  
Pittsburgh, PA 15219  
(Telephone: 412-261-5555)

22-03555 Aug 19, 2022

#### Notice of Action in Mortgage Foreclosure

Civil Action  
Court of Common Pleas  
Allegheny County, PA

Civil Action-Law

NO. MG-22-000264

Nationstar Mortgage LLC d/b/a Champion Mortgage Company, Plaintiff

v.  
Dale Twigg, in His Capacity as Heir of Patty L. Twigg; Et al., Defendants

To: Unknown Heirs, Successors, Assigns, and All Persons, Firms or Associations Claiming Right, Title or Interest From or Under Patty L. Twigg, Defendant(s), 7 Hill Avenue, Carnegie, PA 15106

Complaint In Mortgage Foreclosure

You are hereby notified that Plaintiff, Nationstar Mortgage LLC d/b/a Champion Mortgage Company, has filed a Mortgage Foreclosure Complaint endorsed with a Notice to Defend, against you in the Court of Common Pleas of Allegheny County, PA, docketed to No. MG-22-000264, seeking to foreclose the mortgage secured on your property located, 7 Hill Avenue, Carnegie, PA 15106.

Notice

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

YOU SHOULD TAKE THIS PAPER TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER, TELEPHONE THE OFFICE SET FORTH BELOW. THIS OFFICE CAN PROVIDE YOU WITH INFORMATION ABOUT HIRING A LAWYER.

IF YOU CANNOT AFFORD TO HIRE A LAWYER, THIS OFFICE MAY BE ABLE TO PROVIDE YOU WITH THE INFORMATION ABOUT AGENCIES THAT MAY OFFER LEGAL SERVICES TO ELIGIBLE PERSONS AT A REDUCED FEE OR NO FEE.

Lawyer Referral Service

Allegheny County Bar Association  
Koppers Building  
436 Seventh Ave., 4th Fl.

Pittsburgh, PA 15219

412-261-5555

Robertson, Anschutz, Schneid, Crane & Partners, PLLC, A Florida professional limited liability company, Attorneys For Plaintiff, Jenine Davey, Esq., Esq. ID No. 87077, 133 Gaither Drive, Suite F, Mt. Laurel, NJ 08054, 855-225-6906.

22-03500 Aug 19, 2022

## CIVIL DIVISION

### General Docket

(Continued from Page 2, Column 2)

**LVNV Funding LLC** vs Smolko James; GD-22-009734; MDJ Transcript; Notice of Judgment Mailed; 1912.14; Atty(s): Martello Matthew J.

**LVNV Funding LLC** vs Scott Anthony; GD-22-009741; MDJ Transcript; Notice of Judgment Mailed; 1062.22; Atty(s): Martello Matthew J.

**LVNV Funding LLC** vs Settles Evelyn; GD-22-009746; MDJ Transcript; Notice of Judgment Mailed; 1462.57; Atty(s): Martello Matthew J.

**LVNV Funding LLC** vs Saunders Amber; GD-22-009748; MDJ Transcript; Notice of Judgment Mailed; 842.70; Atty(s): Martello Matthew J.

**LVNV Funding LLC** vs Stewart Elaine; GD-22-009751; MDJ Transcript; Notice of Judgment Mailed; 1582.88; Atty(s): Martello Matthew J.

**LVNV Funding LLC** vs Stubblefield Vickie; GD-22-009754; MDJ Transcript; Notice of Judgment Mailed; 742.06; Atty(s): Martello Matthew J.

**Graves Nancy Kristina**; GD-22-009755; Petition for Change of Name; Fingerprints Received & Mailed; Atty(s): Pro Se

**LVNV Funding LLC** vs Ross Jerome; GD-22-009759; MDJ Transcript; Notice of Judgment Mailed; 1926.05; Atty(s): Martello Matthew J.

**Sampayo Stephany, Bunke Adam** vs Travelers Property and Casualty Company of America; GD-22-009761; Contract - Other; Complaint; Atty(s): Brumfield David

**Autovest LLC** vs Nelson Alvin Lerry; GD-22-009772; MDJ Transcript; Notice of Judgment Mailed; 5933.03; Atty(s): Ratchford Michael

**First Commonwealth Bank** vs Luptak Real Estate LLC, Luptak Jared R; GD-22-009775; DSB (for money commercial); Notice of Judgment & Documents; 19657.31; Atty(s): Darr Gary W

**Autovest LLC** vs Stringer Mya Aiiasha; GD-22-009778; MDJ Transcript; Notice of Judgment Mailed; 6890.49; Atty(s): Ratchford Michael

**Autovest LLC** vs Stover Iesha Monique; GD-22-009781; MDJ Transcript; Notice of Judgment Mailed; 6055.29; Atty(s): Ratchford Michael

**Pendleton Michael J.** vs City of Pittsburgh, Overholt Y. Officer, Necessary Janet R.; GD-22-009786; Other Tort; Order of Court - IFP Granted; Atty(s): Pro Se

**Autovest LLC** vs Lawrence Russell Coker; GD-22-009788; MDJ Transcript; Notice of Judgment Mailed; 4127.70; Atty(s): Ratchford Michael

**Autovest LLC** vs Kincaid Drema Lorraine; GD-22-009793; MDJ Transcript; Notice of Judgment Mailed; 9742.64; Atty(s): Ratchford Michael

**Bureau Investment Group Portfolio NO 15 LLC** vs Phillips Dana; GD-22-009795; MDJ Transcript; Notice of Judgment Mailed; 1143.45; Atty(s): Ratchford Michael

**PCA Acquisitions** vs Brant Tammy L.; GD-22-009798; MDJ Transcript; Notice of Judgment Mailed; 4458.28; Atty(s): Ratchford Michael

**Korahomes LLC** vs Wells Fargo Bank National Association; GD-22-009804; Quiet Title; Complaint; Atty(s): Gross Andrew M

**Capital Bank (USA) N.A.** vs Ross George J.; GD-22-009810; MDJ Transcript; Notice of Judgment Mailed; 3800.45; Atty(s): Ratchford Michael

**Resurgent Receivables LLC** vs Baker Jonathan; GD-22-009811; MDJ Transcript; Notice of Judgment Mailed; 2979.46; Atty(s): Ratchford Michael

**NCB Management Services Inc.** vs Bernard William; GD-22-009812; MDJ Transcript; Notice of Judgment Mailed; 4791.83; Atty(s): Ratchford Michael

**NCB Management Services Inc.** vs Schaefer Christina; GD-22-009813; MDJ Transcript; Notice of Judgment Mailed; 7039.12; Atty(s): Ratchford Michael

**Whiteacre Property** vs Donofrio Anthony Joseph; GD-22-009814; MDJ Transcript; Notice of Judgment Mailed; 2652.58; Atty(s): Tkacik David M

**LVNV Funding LLC** vs Hawthorne Mack A; GD-22-009815; MDJ Transcript; Notice of Judgment Mailed; 1296.55; Atty(s): Morris Gregg L

**Munhall Borough** vs Cokley Rick; GD-22-009818; Municipal Lien; Municipal Lien; 901.07; Atty(s): Ries Jeffrey D

(Continued on Page 11, Column 1)

## CIVIL DIVISION

## General Docket

(Continued from Page 10, Column 4)

**Munhall Borough** vs Chupinka Stephen W.; GD-22-009819; Municipal Lien; Municipal Lien; 1096.36; Atty(s): Ries Jeffrey D

**Stotts Anthony M.** vs Lacey Jason, Beacon Sales Acquisition Inc.; GD-22-009820; Motor Vehicle Accident; Complaint; Atty(s): Chiurazzi Wayne M

**LVNV Funding LLC** vs Vasalech Michelle; GD-22-009821; MDJ Transcript; Notice of Judgment Mailed; 1158.69; Atty(s): Martello Matthew J.

**Munhall Borough** vs Smith Timothy F.; GD-22-009823; Municipal Lien; Municipal Lien; 1230.39; Atty(s): Ries Jeffrey D

**Kiragis George, Kiragis Joanne** vs Butler's Golf Course Inc., Landscapes Unlimited Inc., Landscapes Unlimited LLC, Landscapes Unlimited of Nebraska LLC, Landscapes Unlimited LLC, Landscapes Golf Management; GD-22-009825; Against Property Owner; Praecepte for Writ of Summons; Atty(s): Bua Ronald J.

**Renk Brian R, Renk Denise** vs Heil H. Louise, Bryant Harry E.; GD-22-009826; Quiet Title; Certificate of Location; Atty(s): Bevington Gregory W

**Westlake Services LLC** vs Brown Jennifer L.; GD-22-009827; MDJ Transcript; Notice of Judgment Mailed; 7112.00; Atty(s): Ratchford Michael

**Sacks Yaakov, GMA Inc.** vs Williams Coulson Johnson Lloyd Parker & Tedesco LLC; GD-22-009828; Replevin; Complaint; Atty(s): Levicoff Avrum

**Westlake Services LLC** vs Minor Carlene; GD-22-009829; MDJ Transcript; Notice of Judgment Mailed; 4185.75; Atty(s): Ratchford Michael

**Capital One Bank (USA) N.A.** vs Flower Stephan P.; GD-22-009830; MDJ Transcript; Notice of Judgment Mailed; 4077.38; Atty(s): Ratchford Michael

**Capital One Bank USA NA** vs Garing Genevieve A.; GD-22-009831; MDJ Transcript; Notice of Judgment Mailed; 2646.28; Atty(s): Ratchford Michael

**Capital One Bank USA NA** vs Rizzo Tara; GD-22-009832; MDJ Transcript; Notice of Judgment Mailed; 3866.06; Atty(s): Ratchford Michael

**Gonzalez Ivelisse** vs Bosetti Bradley, Harye Larry; GD-22-009833; Landlord/Tenant Dispute; Complaint; 20000.00; Atty(s): Pro Se

**Alternative Investment Specialists LLC** vs Real Asset Investor LLC, Zook David; GD-22-009834; Contract - Other; Complaint; Atty(s): Leonard Roy E.

**Capital One Bank USA NA** vs Brownfield Chris; GD-22-009835; MDJ Transcript; Notice of Judgment Mailed; 3155.47; Atty(s): Ratchford Michael

**Steel Valley School District, Munhall Borough** vs Jack Kathy A.; GD-22-009836; Sci Fa sur Tax Lien; Praecepte - Sci Fa sur Tax Lien; 34136.82; Atty(s): Ries Jeffrey D

**Shree Vinayak Inc., Shah Pranav, Shah Malti Pranav** vs Cab Contruzione Attrezzature Bar S.P.A., J&J Snack Foods Corp., Slush Puppy Tri-State; GD-22-009837; Product Liability; Complaint; Atty(s): Coppola Vincent A

**Munhall Borough** vs Barnett Karen L., Barnett John; GD-22-009838; Municipal Lien; Municipal Lien; 730.85; Atty(s): Ries Jeffrey D

**Unis III Albert, Unis Michelle A.** vs Cowden Michael; GD-22-009840; Equity - Lis Pendens; Praecepte for Writ of Summons; 210000.00; Atty(s): Floro Gianni

**Kane William A** vs Veneris Hercules; GD-22-009842; Motor Vehicle Accident; Praecepte for Writ of Summons; Atty(s): Murphy Michael A

**Pleasant Hills Borough** vs Martik Properties LLP; GD-22-009843; Municipal Lien; Municipal Lien; 424.14; Atty(s): Ries Jeffrey D

**Munhall Borough** vs Paul James M, Paul Audry K.; GD-22-009844; Municipal Lien; Municipal Lien; 2063.69; Atty(s): Ries Jeffrey D

**Munhall Borough** vs Baxendell James, Baxendell Barbara; GD-22-009845; Municipal Lien; Municipal Lien; 2348.77; Atty(s): Ries Jeffrey D

**Schwartz Ellen** vs Free Joseph; GD-22-009847; Contract - Other; Complaint; Atty(s): Carpenter Andrew

**Donegal Mutual Insurance Company** vs Balsama Marianne B.; GD-22-009849; Other Tort; Complaint; 53286.32; Atty(s): Schofield Jr. Paul M.

**PNC Bank National Association** vs Foglia Carol, Colosimo Michael Frank, Kain Mary Kay, Unknown Heirs of the Estate of Anna Colosimo, Unknown Administrators of the Estate of Anna Colosimo; GD-22-009851; Mortgage Foreclosure; Complaint; 38183.47; Atty(s): Hong Kimberly J

**Eminent Properties LLC** vs Nelson Asia N., Roberson-King Martin; GD-22-009852; Ejectment; Complaint; Atty(s): Anspaugh Karen J.

**First Commonwealth Bank** vs White Takina; MG-22-000580; Mortgage Foreclosure; Complaint; 212667.98; Atty(s): Darr Gary W

**JPMorgan Chase Bank National Association** vs Mautz Melinda; MG-22-000581; Mortgage Foreclosure; Complaint; Atty(s): Hong Kimberly J

**Madison Ashley A.**; GD-22-009839; Petition for Change of Name; Order of Court; Atty(s): Bower Sheats Mary E.

**Jordano Joseph J.** vs Volusia County School Board; GD-22-009841; Petition to Issue Subpoena; Petition to Issue Subpoena; Atty(s): Pro Se

**First Commonwealth Bank** vs DeBor Jonathan, Unknown Heirs of G. Paul DeBor and Mary Jo DeBor; GD-22-009848; Mortgage Foreclosure; Certificate of Location; Atty(s): Darr Gary W

**Puhac John** vs Lobos Management; GD-22-009850; MDJ Transcript; Notice of Judgment Mailed; 860.97; Atty(s): Pro Se

**Aspen Holdings LLC** vs Kindl Cory, Kingue Enterprises; GD-22-009853; MDJ Transcript; Praecepte for Writ of Execution; 9520.25; Atty(s): Pro Se

**Duran Rosemarie** vs Bloomin' Brands Inc., Bonefish Grill LLC, Bonefish Grill South Hills Village; GD-22-009854; Against Property Owner; Praecepte for Writ of Summons; Atty(s): Ogg Gary J.

**Miglioretti Doreen, Miglioretti Rino** vs Okafor Chukwuemeka, Premier Medical Associates P.C., Premier Medical Associates P.C., Allegheny Health Network; GD-22-009855; Medical/Hospital Liability; Praecepte for Writ of Summons; Atty(s): Corcoran Jr. John P.

**Paragon Homes Inc.** vs Heron Garrett, Heron Megan M.; GD-22-009856; No Lien Agreement; Certificate of Location; Atty(s): Pro Se

**Gerhart Rachel, Prevost Donald** vs Workmaster Chad W., McGann & Chester LLC; GD-22-009857; Motor Vehicle Accident; Praecepte for Writ of Summons; Atty(s): Reese Jr. Albert G

**Ricketts Satia** vs Hill Janee R.; GD-22-009858; Ejectment; Complaint; Atty(s): Tarasi Elizabeth M

**Vogel Wayne L.** vs Dowling Alexis; GD-22-009863; Motor Vehicle Accident; Complaint; Atty(s): Enders Kelly L

**Gerhart Rachel, Prevost II Donald** vs Workmaster Chad W., McGann & Chester LLC; GD-22-009865; Motor Vehicle Accident; Praecepte for Writ of Summons; Atty(s): Reese Jr. Albert G

**Ramagosa Jennifer, Ramagosa Nicholas** vs Zembo Temple of the Ancient Arabic Order of the Nobles, UPMC Pinnacle Hospitals, Scottish Rite Cathedral and Masonic Temple Association, Studio 91 Inc., Doe 1 Jane, Doe 2 Jane, Doe 3 Jane, Doe 4 Jane, Doe 5 Jane, Doe 6 Jane, Doe 7 Jane, Doe 8 Jane, Doe 9 Jane, Doe 10 Jane; GD-22-009866; Other Tort; Complaint; Atty(s): Howell Rachael C.

**Penn Hills School District, Municipality of Penn Hills** vs Zacchia David A, Zacchia John M; GD-22-009868; Sci Fa sur Tax Lien; Praecepte - Sci Fa sur Tax Lien; 5459.00; Atty(s): Cerce Jennifer L.

**Penn Hills School District, Municipality of Penn Hills** vs Wright William E; GD-22-009870; Sci Fa sur Tax Lien; Praecepte - Sci Fa sur Tax Lien; 4172.75; Atty(s): Cerce Jennifer L.

**Collins Cheryl** vs Port Authority of Allegheny County; GD-22-009877; Motor Vehicle Accident; Complaint; 125000.00; Atty(s): Porta-Clark Cynthia M.

**Sirius Solutions L.L.L.P.** vs Trimont Energy LLC; GD-22-009879; Foreign Judgment; Notice of Judgment Mailed; 107162.92; Atty(s): Diaz Rolando A.

**Baldwin Township** vs Gagliardi Louis; GD-22-009888; Sci Fa sur Tax Lien; Praecepte - Sci Fa sur Tax Lien; 3013.14; Atty(s): McCabe Michael G.

**Municipality of Bethel Park** vs Bonidie & Associates Inc.; GD-22-009889; Sci Fa sur Tax Lien; Praecepte - Sci Fa sur Tax Lien; 1666.76; Atty(s): McCabe Michael G.

**Municipality of Bethel Park** vs Doyle Properties of Bethel Park LLC; GD-22-009890; Sci Fa sur Tax Lien; Praecepte - Sci Fa sur Tax Lien; 1298.65; Atty(s): McCabe Michael G.

**Barson Robert C.**; GD-22-009864; Miscellaneous Petition; Petition Initiating Case; Atty(s): Pro Se

**LVNV Funding LLC** vs Romain Rebecca Ann; GD-22-009867; MDJ Transcript; Notice of Judgment Mailed; 2089.07; Atty(s): Morris Gregg L, Rutkowski Mychal Thomas

**LVNV Funding LLC** vs Sigwart Donna; GD-22-009869; MDJ Transcript; Notice of Judgment Mailed; 2304.45; Atty(s): Morris Gregg L

**LVNV Funding LLC** vs Wetzel Joann; GD-22-009871; MDJ Transcript; Notice of Judgment Mailed; 937.10; Atty(s): Morris Gregg L, Rutkowski Mychal Thomas

**LVNV Funding LLC** vs Hromanik Joseph J.; GD-22-009872; MDJ Transcript; Notice of Judgment Mailed; 2273.27; Atty(s): Morris Gregg L, Rutkowski Mychal Thomas

**United States of America** vs Dickey Tracie; GD-22-009873; Federal Criminal Judgment; Federal Criminal Judgment; 1165976.57

**LVNV Funding LLC** vs Sanchez Darwin; GD-22-009874; MDJ Transcript; Notice of Judgment Mailed; 2171.21; Atty(s): Morris Gregg L, Rutkowski Mychal Thomas

**City of Pittsburgh** vs Homewood Brushton Revitalization and Development Corporation, Urban Redevelopment Authority of Pittsburgh, Caulis Negris LLC, National Tax Funding L.P.; GD-22-009875; Quiet Tax Title & Real Estate; Certificate of Location; Atty(s): Kubiak Krysia, Liss Celia Behrend

**LVNV Funding LLC** vs Clark Donna; GD-22-009876; MDJ Transcript; Notice of Judgment Mailed; 1064.91; Atty(s): Morris Gregg L, Rutkowski Mychal Thomas

**LVNV Funding LLC** vs Harris Willie; GD-22-009878; MDJ Transcript; Notice of Judgment Mailed; 1372.13; Atty(s): Morris Gregg L, Rutkowski Mychal Thomas

**LVNV Funding LLC** vs Halpern Robin; GD-22-009880; MDJ Transcript; Notice of Judgment Mailed; 8282.29; Atty(s): Morris Gregg L, Rutkowski Mychal Thomas

**LVNV Funding LLC** vs Morris Tonya; GD-22-009881; MDJ Transcript; Notice of Judgment Mailed; 905.33; Atty(s): Morris Gregg L, Rutkowski Mychal Thomas

**LVNV Funding LLC** vs Viga Christine; GD-22-009882; MDJ Transcript; Notice of Judgment Mailed; 1372.44; Atty(s): Morris Gregg L

**City of Pittsburgh** vs Hicks Jerry L.; GD-22-009883; Quiet Tax Title & Real Estate; Certificate of Location; Atty(s): Kubiak Krysia, Liss Celia Behrend

**LVNV Funding LLC** vs Lewis Jared; GD-22-009884; MDJ Transcript; Notice of Judgment Mailed; 999.53; Atty(s): Morris Gregg L

**City of Pittsburgh** vs Smith Evangaline, Sterling National Mortgage Co. Inc., Household Finance Consumer Discount Co.; GD-22-009885; Quiet Tax Title & Real Estate; Certificate of Location; Atty(s): Kubiak Krysia, Liss Celia Behrend

**LVNV Funding LLC** vs Sexton Shaun; GD-22-009886; MDJ Transcript; Notice of Judgment Mailed; 1025.65; Atty(s): Morris Gregg L

**LVNV Funding LLC** vs Rosenal Wendy; GD-22-009887; MDJ Transcript; Notice of Judgment Mailed; 1838.93; Atty(s): Morris Gregg L

**City of Pittsburgh** vs Hou Run H.; GD-22-009891; Quiet Tax Title & Real Estate; Certificate of Location; Atty(s): Kubiak Krysia, Liss Celia Behrend

**LVNV Funding LLC** vs Dell Sherrie; GD-22-009892; MDJ Transcript; Notice of Judgment Mailed; 1321.78; Atty(s): Morris Gregg L

**City of Pittsburgh** vs Dickerson Beatrice, Tri Boro Federal Credit Union, U.S. Dept. of Housing & Urban Development, United States Attorney General, Allegheny County Economic Development-RAAC Liens, Caulis Negris; GD-22-009893; Quiet Tax Title & Real Estate; Certificate of Location; Atty(s): Kubiak Krysia, Liss Celia Behrend

**LVNV Funding LLC** vs Gibbs Bradley; GD-22-009894; MDJ Transcript; Notice of Judgment Mailed; 909.76; Atty(s): Morris Gregg L

**LVNV Funding LLC** vs Brown Channing; GD-22-009895; MDJ Transcript; Notice of Judgment Mailed; 1345.65; Atty(s): Morris Gregg L

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