

# The Pittsburgh Legal Journal

FRIDAY  
APRIL 14, 2023

Vol. 149 - No. 71

The official newspaper for the publication of all public notices in Allegheny County

www.PittsburghLegalJournal.org

## CIVIL DIVISION

### General Docket

**Municipality of Penn Hills** vs Engram Erick; GD-23-004639; Municipal Lien; Certificate of Location; 9128.00; Atty(s): Dice Bruce E., Alexander Craig H

**S&T Bank** vs Krifcher Edward E.; GD-23-004640; DSB (for money commercial); Cert of Commercial Transaction; 9497.62; Atty(s): Kile Brian M

**Municipality of Penn Hills** vs Pirolo Thomas Giovanni, Lewellen Windy Ann; GD-23-004641; Municipal Lien; Certificate of Location; 7178.00; Atty(s): Dice Bruce E., Alexander Craig H

**Warren Joanne** vs Drummond Season; GD-23-004642; MDJ Transcript; Praecepte for Writ of Execution; 689.97; Atty(s): Pro Se

**Allegheny County** vs Berezanich Emilie; GD-23-004643; Sci Fa sur Tax Lien; Praecepte - Sci Fa sur Tax Lien; 1494.53; Atty(s): McCabe Michael G.

**SJ Group/Lumos Management** vs Cooley Melissa, Shreffler Harry; GD-23-004644; MDJ Transcript; Notice of Judgment Mailed; 9128.88; Atty(s): Pro Se

**Municipality of Penn Hills** vs Krezan Helen; GD-23-004645; Municipal Lien; Certificate of Location; 9878.00; Atty(s): Dice Bruce E., Alexander Craig H

**Allegheny County** vs Williams Vincent; GD-23-004646; Sci Fa sur Tax Lien; Praecepte - Sci Fa sur Tax Lien; 1746.47; Atty(s): McCabe Michael G.

**Chen Yean-Nian Willy, Bellian Jessica Lee** vs Ashery Elie, Derfler Yotam, Derfler Investments LLC; GD-23-004647; Contract - Buyer Plaintiff; Praecepte for Writ of Summons; Atty(s): Posa Anthony S.

**Allegheny County** vs Jackson Glen A.; GD-23-004648; Sci Fa sur Tax Lien; Praecepte - Sci Fa sur Tax Lien; 2331.55; Atty(s): McCabe Michael G.

**Allegheny County** vs Culp Kim E; GD-23-004649; Sci Fa sur Tax Lien; Praecepte - Sci Fa sur Tax Lien; 1346.94; Atty(s): McCabe Michael G.

**Allegheny County** vs Kuzel Carl; GD-23-004650; Sci Fa sur Tax Lien; Praecepte - Sci Fa sur Tax Lien; 1350.82; Atty(s): McCabe Michael G.

**Bannon Halloran Catherine, Halloran Neil Thomas** vs Resources Preservation Inc.; GD-23-004651; Miscellaneous Petition; Praecepte for Appearance; Atty(s): Pagliari Nicholas Raymond, Gandle Robert Ernest

**Penn Hills School District, Municipality of Penn Hills** vs Wallace Rodney Lee; GD-23-004652; Sci Fa sur Tax Lien; Praecepte - Sci Fa sur Tax Lien; 8603.63; Atty(s): Cerce Jennifer L., Maiello Lawrence J.

## CIVIL DIVISION

### Arbitration Awards

**Demis, et al** vs Frank; AR-23-000157; P-atty: Pro Se; D-atty: Pro Se; Award for Plaintiff in the amount of \$400.00. Dated 04/11/23. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Arbitration Board #40003

**Portfolio Recovery Associates LLC** vs Nicotra; AR-23-000314; P-atty: Robert N. Polas, Jr.; Award Ex Parte Plaintiffs are awarded the sum of \$818.93. Defendant failed to appear at 12:37 p.m. Dated 04/11/23. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Arbitration Board 40004

**American Express National Bank** vs Corey; AR-23-000319; P-atty: Kirsten R. Armstrong; Award for Defendant Dated 04/11/23. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Arbitration Board #40003

**McElheny** vs Gulisek Construction LLC; AR-22-000025; P-atty: Nicholas Ray Dinardo; D-atty: Nadia V. Lazo; Award for Plaintiff/Defendant. An award in favor of Plaintiff, and against Gulisek Construction, LLC, in the amount of \$20,350.00. An award in favor of Pennsylvania American Water Company on Gulisek Construction, LLC's cross-claim. Dated 04/11/23. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Arbitration Board 40004

**English** vs FCA US LLC; AR-22-004341; P-atty: Robert M. Silverman; D-atty: Steven E. Mach; Award for Plaintiff in the amount of \$5,930.00, and also award counsel fees in the amount of \$3,653.90. Dated 04/11/23. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Arbitration Board #40003

**American Express National Bank** vs Sabala; AR-23-000326; P-atty: Kirsten R. Armstrong; Award Ex Parte Plaintiffs are awarded the sum of \$2,053.74. The Defendant failed to appear at 10:05 am. Dated 04/12/23. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Arbitration Board #40006

**Portfolio Recovery Associates LLC** vs Ferrick; AR-23-000333; P-atty: Robert N. Polas, Jr.; Award Ex Parte. Plaintiffs are awarded the sum of \$3,037.73. The Defendant failed to appear at 10:10 a.m. Dated 04/12/23. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Arbitration Board #40006

**Portfolio Recovery Associates LLC** vs King; AR-23-000334; P-atty: Robert N. Polas, Jr.; Award for Defendant and against Plaintiff. Dated 04/12/23. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Arbitration Board #40006

## ORPHANS' COURT

### Petitions & Motions

**Judge Lawrence J. O'Toole Dale Phyllis Gallaway:** deceased; Petition and order for small estate; Atty: J. P. Nigro; 6545 of 2022.

**Noah Daniel Battista:** deceased; Petition and order for approval of settlement; Atty: A. J. Leonelli; 6950 of 2022.

**Carol Jo Colamarino:** deceased; Petition and order for settlement of death claim; Atty: D. M. Landay; 8208 of 2021.

**Jeffrey Bowman:** deceased; Petition and order for settlement; Atty: K. E. Hoffman; 7756 of 2021.

**Raymond Paul Baselj, Sr.:** deceased; Petition and order for rule to remove co-executrix. Returnable May 10, 2023. Conference May 10, 2023 at 11:00 a.m.; Atty: A. G. Anderson; 2148 of 2021.

**Judge Michael F. Marmo Sandra Kahn:** deceased; Petition and order for citation for distribution of account. Returnable May 15, 2023. Conference May 15, 2023 at 1:00 p.m.; Atty: W. C. Kaczynski; 2167 of 2023.

**Judge Michael E. McCarthy Edward H. Hoppe, III:** deceased; Order of court; Atty: M. J. Lautman, M. K. Parrish, B. B. McMorro, S. Livingston; 6990 of 2021.

**Mary Louise Fritsche:** deceased; Order of court. Hearing July 7, 2023 at 10:00 a.m.; Atty: J. Silberblatt, R. J. Tate; 5542 of 2019.

**Susan Smith:** deceased; Amended petition and order for small estate; Atty: T. L. Zihmer; 4372 of 2022.

**Helen Sopko:** deceased; Petition and order for small estate; Atty: S. Kocherzart; 2419 of 2022.

**Rose Lee Crago-Serig and John W. Serig:** trust; Petition and order for appointment of trustee and terminate trust; Atty: K. E. Goff; 2589 of 2023.

**Genevieve Crookston:** deceased; Petition and order to allow grant of letters 21 years after death; Atty: G. D. Pratt; 2645 of 2023.

**Michael A. Sivens:** deceased; Petition for authorization to obtain information by attorney. Denied without prejudice; Atty: J. F. Nowalk; 5054 of 2021.

**Peter J. Caruso, III:** deceased; Corrected petition and order for bond; Atty: R. W. Kelly Jr.; 3623 of 2015.

**Peter J. Caruso, III:** deceased; Petition for a bond. See order of court April 11, 2023; Atty: R. W. Kelly Jr.; 3623 of 2015.

**Michelle Kubitz-Brown:** deceased; Petition and order to withdraw as counsel; Atty: J. H. Prorok; 3123 of 2022.

**Lee Ann Walsh:** deceased; Petition and order to authorize letters 21 years after death; Atty: N. S. Catanese; 2504 of 2023.

## BANKRUPTCY COURT

### Eastern District

**Adam R. Shaver;** LANCASTER-PA; 23-10853; Atty: Elaine V. Grbach; Chapter: 7; Filed 03/25/2023; Judge Mayer

**Timothy J. Baker;** DELAWARE-PA; 23-10854; Atty: Gary E. Thompson; Chapter: 7; Filed 03/26/2023; Judge Chan

**Christopher D. Humphries and Sheila Humphries;** CHESTER-PA; 23-10855; Atty: Gary E. Thompson; Chapter: 13; Filed 03/26/2023; Judge Coleman

**Gilbert R. Loiseau and Kristine Loiseau;** BUCKS-PA; 23-10856; Atty: Carol B. McCullough; Chapter: 13; Filed 03/27/2023; Judge Mayer

**Judith Blount;** PHILADELPHIA-PA; 23-10857; Atty: Pro Se; Chapter: 7; Filed 03/27/2023; Judge Coleman

**Heather Leigh Appler;** LANCASTER-PA; 23-10858; Atty: Charles Laputka; Chapter: 13; Filed 03/27/2023; Judge Mayer

**John A. Reed, Jr. and Candice L. Reed;** NORTHAMPTON-PA; 23-10859; Atty: Patrick J. Best; Chapter: 7; Filed 03/27/2023; Judge Mayer

**Patrick John Butler;** DELAWARE-PA; 23-10860; Atty: Charles Laputka; Chapter: 13; Filed 03/27/2023; Judge Chan

**Louis Simmons, Sr.;** PHILADELPHIA-PA; 23-10861; Atty: Stephen Matthew Dunne; Chapter: 13; Filed 03/27/2023; Judge Coleman

**Jacqueline Delgado;** PHILADELPHIA-PA; 23-10862; Atty: Stephen Matthew Dunne; Chapter: 13; Filed 03/27/2023; Judge Chan

**Humberto R. Palmer, Jr.;** LANCASTER-PA; 23-10863; Atty: Michael D. Hess; Chapter: 13; Filed 03/27/2023; Judge Mayer

**Loretta Cook;** PHILADELPHIA-PA; 23-10864; Atty: David M. Offen; Chapter: 13; Filed 03/27/2023; Judge Chan

**Amatullah Moria;** LEHIGH-PA; 23-10865; Atty: Charles Laputka; Chapter: 7; Filed 03/27/2023; Judge Mayer

**Sean Crawford;** PHILADELPHIA-PA; 23-10866; Atty: Michael A. Cibik, Michael I. Assad; Chapter: 13; Filed 03/27/2023; Judge Mayer

**Brittany Elizabeth Vasaturo;** CHESTER-PA; 23-10867; Atty: Charles Laputka; Chapter: 7; Filed 03/27/2023; Judge Coleman

**Wilfredo Ramos Mundo;** LEHIGH-PA; 23-10868; Atty: Lynn E. Feldman; Chapter: 7; Filed 03/27/2023; Judge Mayer

**Kristine Marie Turocy;** LEHIGH-PA; 23-10869; Atty: Lynn E. Feldman; Chapter: 7; Filed 03/27/2023; Judge Mayer

**Gerald R. McBride and Elizabeth H. McBride;** PHILADELPHIA-PA; 23-10870; Atty: David M. Offen; Chapter: 13; Filed 03/27/2023; Judge Coleman

(Continued on Page 2, Column 1)

(Continued on Page 9, Column 4)

## CIVIL DIVISION

## General Docket

(Continued from Page 1, Column 1)

**Allegheny County** vs Do It Yourself Homes LLC; GD-23-004653; Sci Fa sur Tax Lien; Praeipce - Sci Fa sur Tax Lien; 2897.08; Atty(s): McCabe Michael G.

**Allegheny County** vs WMI LLC; GD-23-004654; Sci Fa sur Tax Lien; Praeipce - Sci Fa sur Tax Lien; 1059.07; Atty(s): McCabe Michael G.

**Allegheny County** vs Fries Michael William, Fries Ashley Nichole; GD-23-004655; Sci Fa sur Tax Lien; Praeipce - Sci Fa sur Tax Lien; 1659.84; Atty(s): McCabe Michael G.

**Anderson Charles W.**; GD-23-004656; Miscellaneous Petition; Petition Initiating Case; Atty(s): Pro Se

**Poole August** vs W Group Holdings LLC; GD-23-004657; Other Tort; Complaint; Atty(s): Joseph Justin David, Chaffin Eric T, Booth Patrick C., Flenner Andrew Thomas

**LVNV Funding LLC** vs Macoliver Anthony; GD-23-004658; MDJ Transcript; Notice of Judgment Mailed; 1568.58; Atty(s): Morris Gregg L, Rutkowski Mychal Thomas

**Gray Trudy** vs Yost Kyla, Yost Elaine; GD-23-004659; Motor Vehicle Accident; Praeipce for Writ of Summons; Atty(s): Herb James M, Winters Joshua B.

**Allegheny County** vs Dinh Long Van; GD-23-004660; Sci Fa sur Tax Lien; Praeipce - Sci Fa sur Tax Lien; 1263.86; Atty(s): McCabe Michael G.

**LVNV Funding LLC** vs Fornear Diane; GD-23-004661; MDJ Transcript; Notice of Judgment Mailed; 3089.88; Atty(s): Morris Gregg L, Rutkowski Mychal Thomas

**LVNV Funding LLC** vs Furman Maureen; GD-23-004663; MDJ Transcript; Notice of Judgment Mailed; 831.55; Atty(s): Morris Gregg L, Rutkowski Mychal Thomas

**Allegheny County** vs Crawford Robert M, Crawford Anita E.; GD-23-004664; Sci Fa sur Tax Lien; Praeipce - Sci Fa sur Tax Lien; 1087.64; Atty(s): McCabe Michael G.

**University of Pittsburgh-Commonwealth System of Higher Edu.** vs P.J. Dick Inc.; GD-23-004665; No Lien Agreement; No Lien Agreement; Atty(s): Pro Se

**LVNV Funding LLC** vs Berger Tim; GD-23-004666; MDJ Transcript; Notice of Judgment Mailed; 2368.74; Atty(s): Morris Gregg L, Rutkowski Mychal Thomas

**Allegheny County** vs Chupinka Stephen W; GD-23-004667; Sci Fa sur Tax Lien; Certificate of Location; 1883.92; Atty(s): McCabe Michael G.

**Castelucci Construction Inc.** vs Murphy Sr. Gregory Alan, Murphy Diane P.; GD-23-004668; No Lien Agreement; Certificate of Location; Atty(s): Pro Se

**LVNV Funding LLC** vs Granberry Jesse; GD-23-004669; MDJ Transcript; Notice of Judgment Mailed; 940.83; Atty(s): Morris Gregg L, Rutkowski Mychal Thomas

**Allegheny County** vs Jackson Courtney R; GD-23-004670; Sci Fa sur Tax Lien; Certificate of Location; 1095.42; Atty(s): McCabe Michael G.

**Dollar Bank Federal Savings Bank** vs Shoup Lauren; GD-23-004671; Mortgage Foreclosure; Complaint; 135984.85; Atty(s): Anthou Kristine M.

**LVNV Funding LLC** vs Johnson Rhoda; GD-23-004672; MDJ Transcript; Notice of Judgment Mailed; 1012.14; Atty(s): Morris Gregg L, Rutkowski Mychal Thomas

**LVNV Funding LLC** vs Saunoras Katherine; GD-23-004673; MDJ Transcript; Notice of Judgment Mailed; 1021.71; Atty(s): Morris Gregg L, Rutkowski Mychal Thomas

**LVNV Funding LCC** vs Cunningham Kiera; GD-23-004674; MDJ Transcript; Notice of Judgment Mailed; 1395.08; Atty(s): Morris Gregg L, Rutkowski Mychal Thomas

**Hollinger Jared** vs Pomietto Joann, Pomietto Kenneth; GD-23-004675; Motor Vehicle Accident; Complaint; Atty(s): Elsen Eve M.

**Duquesne City School District** vs Williams Roscoe, Williams Marie; GD-23-004676; Sci Fa sur Tax Lien; Praeipce - Sci Fa sur Tax Lien; 5233.66; Atty(s): Mulheren Amanda L

**Diskin Roberta J.** vs Kimberland Susanne, NRT Pittsburgh LLC, Janus Real Estate Enterprises LLC; GD-23-004677; Against Property Owner; Complaint; Atty(s): Chiurazzi Wayne M, Flaherty Donna Marie, Benedetti Sarah M.

**Terrick John, Terrick Peggy** vs Lander M.D. Matthew; GD-23-004678; Medical/Hospital Liability; Praeipce for Writ of Summons; Atty(s): Kelley G. Clinton

**U.S. Bank National Association** vs Decker Brandon J., Occupants; GD-23-004679; Ejectment; Complaint; Atty(s): Calcagno Jeffrey Vincent

**Weisberg Deborah** vs Marinick Management Group LLC, 223 S. Atlantic MMG. LP, City of Pittsburgh; GD-23-004680; Against Property Owner; Praeipce for Writ of Summons; Atty(s): Kelley G. Clinton

**Burke Brian** vs Egnacheski Stephanie; GD-23-004681; Partition; Certificate of Location; Atty(s): Bole Matthew A

**W.D. Wright Contracting Inc.** vs Yokitis Matthew J.; GD-23-004682; Contract - Other; Complaint; 61076.18; Atty(s): Sherry Patrick T.

**Estate of Melvin Long, Long Judith** vs Lafargeholcim, Duquesne Aggregates Inc., Redland Quarries NY Inc.; GD-23-004684; Other Tort; Praeipce for Writ of Summons; Atty(s): Santicola Michael F

**Mattaccini Damon** vs Marcase Colby Taylor; GD-23-004685; Other Tort; Praeipce for Writ of Summons; Atty(s): Apeessos G. Christopher

**Glickman David, Glickman Realty Inc.** vs Newmark Southern Region LLC; GD-23-004687; Contract - Other; Complaint; 55000.00; Atty(s): Morris Jeffrey T

**Commonwealth of PA Department of Revenue** vs Moore Dolores R.; GD-23-100602; Commonwealth Tax Lien; Personal Income Tax; 8312.71

**Commonwealth of PA Department of Revenue** vs Godin Nicholas; GD-23-100603; Commonwealth Tax Lien; Personal Income Tax; 8398.01

**Commonwealth of PA Department of Revenue** vs Oka Rona R.; GD-23-100604; Commonwealth Tax Lien; Personal Income Tax; 8022.86

**Commonwealth of PA Department of Revenue** vs Borrasso Construction Company LLC; GD-23-100605; Commonwealth Tax Lien; Business Taxes; 5231.08

**Commonwealth of PA Department of Revenue** vs Pizza Bellagio Inc.; GD-23-100606; Commonwealth Tax Lien; Business Taxes; 5204.32

**Commonwealth of PA Department of Revenue** vs Penn Automotive Corporation; GD-23-100607; Commonwealth Tax Lien; Business Taxes; 5112.77

**Rocket Mortgage LLC** vs Yates Joseph J., Yates Sonya K., United States of America; MG-23-000322; Mortgage Foreclosure; Complaint; 75135.17; Atty(s): Treglia Carolyn

**Rocket Mortgage LLC** vs Turner Chandra; MG-23-000323; Mortgage Foreclosure; Complaint; 138453.57; Atty(s): Freedman M. Troy

**Carrington Mortgage Services LLC** vs Brice Joy S.; MG-23-000324; Mortgage Foreclosure; Complaint; 91231.46; Atty(s): Riloff Heather

**EQT Production Company** vs Plants and Goodwin Inc., Plants Luke; GD-23-004683; Contract - Other; Order of Court; Atty(s): Snyder Joshua S., Dausch Mark K., Heinz Chelsea Rebecca

**Fragomeni Carla Jade**; GD-23-004688; Petition for Change of Name; Fingerprints Received & Mailed; Atty(s): Dann Stefan Andrew

**Clendenning Jr. Edwin N.** vs FCA US LLC; GD-23-004690; Petition to Issue Subpoena; Petition to Issue Subpoena; Atty(s): Roseman Christina Gill

**Adams Christopher** vs Peklo Kristie, Peklo Michael; GD-23-004691; MDJ Transcript; Notice of Judgment Mailed; 8192.25; Atty(s): Pro Se

**Wilkinsburg Borough School District** vs Bellush Megan R., Holzer Eric L.; GD-23-004692; Sci Fa sur Tax Lien; Praeipce - Sci Fa sur Tax Lien; 10082.41; Atty(s): Maiello Lawrence J., Cerce Jennifer L.

**Allegheny County** vs Brown Anthony H; GD-23-004693; Sci Fa sur Tax Lien; Praeipce - Sci Fa sur Tax Lien; 2087.75; Atty(s): McCabe Michael G.

**Wilkinsburg Borough School District, Wilkinsburg Borough** vs Clark Wilford R.; GD-23-004694; Sci Fa sur Tax Lien; Praeipce - Sci Fa sur Tax Lien; 4283.98; Atty(s): Maiello Lawrence J., Cerce Jennifer L.

**Franjo Construction Corporation** vs Lawrenceville Lofts LLC; GD-23-004695; Contract - Other; Complaint; Atty(s): Cerrone Jr. Danny P

**Lowe William** vs Yose Kayla, Yost Elaine; GD-23-004696; Other Tort; Praeipce for Writ of Summons; Atty(s): Apeessos G. Christopher

**Wilkinsburg Borough School District, Wilkinsburg Borough** vs Campbell Craig R; GD-23-004697; Sci Fa sur Tax Lien; Praeipce - Sci Fa sur Tax Lien; 2270.35; Atty(s): Maiello Lawrence J., Cerce Jennifer L.

**Pettus Khadijah, Pettus Larry** vs Molyneaux John Edward, Allegheny Limousines Inc.; GD-23-004698; Motor Vehicle Accident; Complaint; Atty(s): Shorr Shayna

**Wilkinsburg Borough School District, Wilkinsburg Borough** vs Evans Loran; GD-23-004699; Sci Fa sur Tax Lien; Praeipce - Sci Fa sur Tax Lien; 3543.46; Atty(s): Maiello Lawrence J., Cerce Jennifer L.

**Cardenas Nestor M., Garcés Luis A.** vs Butler Jennifer; GD-23-004700; MDJ Transcript; Notice of Judgment Mailed; 4752.67; Atty(s): Pro Se

**Doyle Kathleen** vs Enovis Corporation, DJO LLC, Chattanooga Corporation, Colfax Corporation, UPMC Centers for Rehab Services; GD-23-004701; Product Liability; Praeipce for Writ of Summons; Atty(s): Kobylinski David M, Kobylinski Peter T

**Pastor L Thomas of Lamb of God Lion of Judah Ministries etal** vs Observatory Hill Development Corporation; GD-23-004702; Contract - Other; Complaint; Atty(s): Pro Se

**Poole Jacob Loren** vs Coldwell Banker Realty Services; GD-23-004703; Other Tort; Order of Court - IFP Granted; Atty(s): Pro Se

**Williams Shanon** vs Firestone Complete Auto Care, Bridgeston Retail Operations LLC; GD-23-004704; Intentional Tort; Complaint; 500000.00; Atty(s): Pro Se

**Allegheny County** vs Callen Chad Lawrence; GD-23-004705; Sci Fa sur Tax Lien; Praeipce - Sci Fa sur Tax Lien; 922.40; Atty(s): McCabe Michael G.

**Allegheny County** vs Ayres Jr. Robert; GD-23-004706; Sci Fa sur Tax Lien; Praeipce - Sci Fa sur Tax Lien; 2092.37; Atty(s): McCabe Michael G.

Established 1853

The Pittsburgh Legal Journal is published five days each week, except for holidays

400 Koppers Building, 436 Seventh Avenue, Pittsburgh, PA 15219  
412-261-6255 | www.PittsburghLegalJournal.org

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The Pittsburgh Legal Journal assumes no responsibility for failure to report any matter inadvertently omitted or withheld from it.



**COURT NOTICES**

**Pennsylvania  
Supreme Court**

**JUVENILE COURT PROCEDURAL  
RULES COMMITTEE**

**NOTICE OF  
PROPOSED RULEMAKING**

**Proposed Amendment  
of Pa.R.J.C.P. 1187**

The Juvenile Court Procedural Rules Committee is considering proposing to the Supreme Court of Pennsylvania the amendment of Pennsylvania Rule of Juvenile Court Procedure 1187 governing the authority of juvenile court hearing officers for the reasons set forth in the publication report. Pursuant to Pa.R.J.A. 103(a)(1), the proposal is being published in the *Pennsylvania Bulletin* for comments, suggestions, or objections prior to submission to the Supreme Court.

Any report accompanying this proposal was prepared by the Committee to indicate the rationale for the proposed rulemaking. It will neither constitute a part of the rules nor be adopted by the Supreme Court.

The Committee invites all interested persons to submit comments, suggestions, or objections in writing to:

**Daniel A. Durst, Chief Counsel  
Juvenile Court Procedural  
Rules Committee**

**Supreme Court of Pennsylvania  
Pennsylvania Judicial Center  
P.O. Box 62635**

**Harrisburg, PA 17106-2635  
FAX: 717-231-9541  
juvenilerules@pacourts.us**

All communications in reference to the proposal should be received by **May 26, 2023**. E-mail is the preferred method for submitting comments, suggestions, or objections; any e-mailed submission need not be reproduced and resubmitted via mail. The Committee will acknowledge receipt of all submissions.

By the Juvenile Court Procedural Rules Committee, The Honorable Alice Beck Dubow, Chair

To view the proposed rule change please visit <http://www.pacourts.us/courts/supreme-court/court-opinions/>.  
23-01345

**Court of Common Pleas  
of Allegheny County**

**Orphans' Court Judges Motions  
Schedule for the Month of May 2023**

**Week of**

- May 1 - Judge O'Toole
- May 8 - Judge McCarthy
- May 15 - Judge Marmo
- May 22 - Judge Williams
- May 29 - Judge O'Toole

23-01327

**Court of Common Pleas  
of Allegheny County**

**FAMILY DIVISION MOTIONS  
SCHEDULE FOR THE MONTH OF**

**APRIL 2023**

**April 3** - Woodruff, J. in Courtroom 320 at 10:00 AM and Bubash, J. in Courtroom 425 at 2:00 PM

**April 4** - Spurgeon, J. in Courtroom 320 at 10:00 AM and Costa, J. in Courtroom 425 at 2:00 PM

**April 5** - Hens-Greco, J. in Courtroom 320 at 10:00 AM

**April 6** - Henry-Taylor, J. in Courtroom 425 at 2:00 PM

**April 7** - Court Holiday

**April 10** - McGough, J. in Courtroom 425 at 2:00 PM

**April 11** - Wagner, J. in Courtroom 425 at 2:00 PM

**April 12** - Eaton, J. in Courtroom 425 at 2:00 PM

**April 13** - Korbek, J. in Courtroom 425 at 2:00 PM

**April 14** - Bubash, J. in Courtroom 425 at 10:30 AM

**April 17** - McCrady, J. in Courtroom 224 at 10:00 AM and Sizemore, J. in Courtroom 320 at 10:00 AM

**April 18** - Bush, J. in Courtroom 320 at 10:00 AM and Henry-Taylor, J. in Courtroom 425 at 2:00 PM

**April 19** - Cozza, J. in Courtroom 320 at 10:00 AM

**April 20** - Korbek, J. in Courtroom 425 at 2:00 PM

**April 21** - Wagner, J. in Courtroom 425 at 10:30 AM

**April 24** - Costa, J. in Courtroom 425 at 2:00 PM

**April 25** - Middleman, J. in Courtroom 320 at 9:30 AM and McGough, J. in Courtroom 425 at 2:00 PM

**April 26** - Korbek, J. in Courtroom 425 at 2:00 PM

**April 27** - Bubash, J. in Courtroom 425 at 2:00 PM

**April 28** - Henry-Taylor, 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 Korbek, 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**

23-01120

**Court of Common Pleas  
of Allegheny County**

**JUVENILE COURT  
MOTIONS SCHEDULE**

**April 2023**

- April 3 - Judge McCrady
- April 4 - Judge McCrady
- April 5 - Judge McCrady

- April 6 - Judge McCrady
- April 7 - Holiday
- April 10 - Judge Woodruff
- April 11 - Judge Woodruff
- April 12 - Judge Woodruff
- April 13 - Judge Woodruff
- April 14 - Judge Woodruff
- April 17 - Judge Sizemore
- April 18 - Judge Sizemore
- April 19 - Judge Sizemore
- April 20 - Judge Sizemore
- April 21 - Judge Sizemore
- April 24 - Judge Spurgeon
- April 25 - Judge Spurgeon
- April 26 - Judge Spurgeon
- April 27 - Judge Spurgeon
- April 28 - Judge Spurgeon

23-00891

**Court of Common Pleas  
of Allegheny County**

**NOTICE TO ALL LAWYERS**

You are hereby notified that **MONDAY, MAY 1, 2023**, is the last day to file Motions for Summary Judgment and Judgment on the Pleadings for listing on the **MONDAY, JUNE 12, 2023**, 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**  
23-00936

**Court of Common Pleas  
of Allegheny County**

**CIVIL DIVISION**

**GENERAL ASBESTOS MOTIONS  
Honorable Daniel D. Regan**

Beginning April 10, 2023, general asbestos motions shall be presented to the Asbestos Judge, the Honorable Daniel D. Regan.

Judge Regan will hear general asbestos motions on the following dates and times:

- Monday, April 10, 2023 at 9:30 a.m.
- Tuesday, May 2, 2023 at 9:30 a.m.
- Thursday, June 1, 2023 at 11:00 a.m.

23-00833

**Court of Common Pleas  
of Allegheny County**

**CIVIL DIVISION**

**GENERAL ASBESTOS MOTIONS  
Honorable Arnold I. Klein**

Beginning April 13, 2023, general asbestos motions shall be presented to the Asbestos Judge, the Honorable Arnold I. Klein.

Judge Klein will hear general asbestos motions on the following dates and times:

- Thursday, April 13, 2023 at 9:00 a.m.
- Thursday, May 11, 2023 at 8:30 a.m.
- Wednesday, June 7, 2023 at 8:30 a.m.

23-00579

**COURT SCHEDULES**

**Criminal Division**

**Allegheny County Courthouse  
9:00 a.m.**

**Wednesday  
April 19, 2023**

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-0008261-20**; Antoine Gibson; Escape; ADA: **Criminal Division Allegheny County District Attorney's Office**; D-atty: **Danielle Lyndsay McNabb**

**CR-0006706-20**; Alexis Melissa Herrera; Criminal Homicide; ADA: **Criminal Division Allegheny County District Attorney's Office**; D-atty: **Michael Joseph Machen**

**CR-0008313-22**; Bryan Mullen; Fleeing or Attempting to Elude Officer; ADA: **Criminal Division Allegheny County District Attorney's Office**; D-atty: **Sarah E. Coblentz**

**CR-0003447-22**; Deborah Lynn Steinmetz; Theft By Unlaw Taking-Movable Prop; ADA: **Criminal Division Allegheny County District Attorney's Office**; D-atty: **R. Hagen Starz**

**Judge Kelly Bigley  
Courtroom 525**

**CR-0007648-22**; Maximillian W. Brewer; DUI: Highest Rte of Alc (BAC .16+) 3rd Off; ADA: **Criminal Division Allegheny County District Attorney's Office**; D-atty: **Randall T. Ricciuti**

**CR-0006834-22**; Ryan Anthony Cetti; DUI: Controlled Substance or Metabolite 2nd Offense; ADA: **Criminal Division Allegheny County District Attorney's Office**; D-atty: **Joseph David Horowitz**

**CR-0005493-22**; Kevin Harper; DUI: Controlled Substance or Metabolite 2nd Offense; ADA: **Criminal Division Allegheny County District Attorney's Office**; D-atty: **Albert Green Reese Jr.**

**Judge Susan F. Evashavik Dilucente  
Courtroom 530**

**CR-0003091-22**; Joseph Samuel Gould; Simple Assault; ADA: **Criminal Division Allegheny County District Attorney's Office**

**CR-0005042-22**; Barry Joe Hinton; Arson Endangering Property-Reckless Endangerment of Inhabited Buildings; ADA: **Criminal Division Allegheny County District Attorney's Office**; D-atty: **Seth Miller Barkley**

**CR-0008426-22**; Robert Stanley Jamison; Firearms Not To Be Carried W/O License; ADA: **Criminal Division Allegheny County District Attorney's Office**; D-atty: **Angela Rene Carsia**

**CR-0006501-22**; Dominique Donshay Labr MacKson; Firearm Not To Be Carried W/O License-No Crim Viol; ADA: **Criminal Division Allegheny County District Attorney's Office**; D-atty: **Samuel E. Manning III**

**CR-0006626-22;** Chekaesha Neal; Firearm Not To Be Carried W/O License-No Crim Viol; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **R. Hagen Starz**

**CR-0004994-22;** McKel Krystopher Spencer; Strangulation - Applying Pressure to Throat or Neck; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Timothy Nicholas Tomasic**

**Judge Thomas Flaherty  
Courtroom 324**

**CR-0005230-22;** Frederick Michael Hunt; Terroristic Threats W/Int To Terrorize Another; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Jaime Marie Hickton**

**CR-0005233-22;** Frederick Michael Hunt; Terroristic Threats W/Int To Terrorize Another; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Jaime Marie Hickton**

**CR-0013242-19;** Kielle Meredith; Receiving Stolen Property; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Benjamin Matthew Jackson**

**CR-0008175-22;** Reneta R. Santucci; Aggravated Assault - Attempts to cause SBI or causes injury with extreme indifference; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Robert E. Mielnicki**

**CR-0008927-22;** Edward Shearer; Aggravated Assault - Attempts to cause SBI or causes injury with extreme indifference; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Carissa Ann Davenport**

**Judge Elliot Howsie  
Courtroom 533**

**CR-0004391-22;** Christian Patric Albert; Accidents Involving Death or Injury While Not Licensed; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Benjamin Matthew Jackson**

**CR-0005135-22;** Michael Daniel Caputo; Harassment - Comm. Repeatedly in Another Manner; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Benjamin Matthew Jackson**

**CR-0005222-22;** Stephen Foreman; Aggravated Assault - Attempts to cause or causes BI to designated individuals; ADA: **Ohara Hamlin;** D-atty: **Benjamin Matthew Jackson**

**CR-0005267-22;** Stephen Foreman; Poss Instrument Of Crime W/Int; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Benjamin Matthew Jackson**

**CR-0005656-22;** Stephen Foreman; Aggravated Assault - Attempts to cause or causes BI to designated individuals; ADA: **Ohara Hamlin;** D-atty: **Benjamin Matthew Jackson**

**Judge Beth A. Lazzara  
Courtroom 313**

**CR-0007516-22;** Arrienne Bratcher; Manufacture, Delivery, or Possession With Intent to Manufacture or Deliver; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Kevin Vance Horne**

**CR-0008700-22;** Scott Allen Chappell; Unlawful Restraint/Serious Bodily Injury; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Justin John-Earl Ketchel**

**CR-0007680-21;** Earl Davis; Possession Of Firearm Prohibited; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Samuel William Esterman**

**CR-0007090-22;** Chase Archer Evans; Def Tres Actual Communication To; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Corey Day**

**CR-0007213-22;** Nelson Hill; Strangulation - Applying Pressure to Throat or Neck; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Kevin Vance Horne**

**CR-0004336-22;** Ashley Joachin; Firearms Not To Be Carried W/O License; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Samuel William Esterman**

**CR-0008445-22;** Dominic Lester Logue; Firearms Not To Be Carried W/O License; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Joseph Wayne Turman**

**CR-0007261-22;** Robert Wesley Minniefield; Firearms Not To Be Carried W/O License; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Kevin Vance Horne**

**CR-0001428-22;** Anthony W. Sarsfield; Theft By Unlaw Taking-Immovable Prop; ADA: **Emily Wittlinger;** D-atty: **Joseph Wayne Turman**

**CR-0008825-21;** Jeffrey Whenell; Aggravated Cruelty to Animals - Torture; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Nina Martinelli**

**CR-0005282-21;** Jaivon Carlton Williams; Aggravated Assault - Attempts to cause or causes BI to designated individuals; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Jonathan Coumes**

**Judge Anthony M. Mariani  
Courtroom 316**

**CR-0006083-22;** Lorenzo M. Davis; Possession Of Firearm Prohibited; ADA: **Alexander Young Wilkinson;** D-atty: **Sarah Jane Krolikowski**

**CR-0003390-22;** Jason Edward Grubb; Criminal Homicide; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Milton E. Raiford**

**CR-0004615-22;** Preston S. Hemingway; Receiving Stolen Property; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Sarah Jane Krolikowski**

**CR-0000070-23;** Joseph McKittrick; Rape Mentally Disabled Person; ADA: **Criminal Division Allegheny County District Attorney's Office**

**CR-0007595-22;** Damon Peters; Firearms Not To Be Carried W/O License; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Sarah Jane Krolikowski**

**Judge Jill E. Rangos  
Courtroom 327**

**CR-0001846-18;** Tiffany Marie Bates; Simple Assault; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Carissa Ann Davenport**

**CR-0005499-22;** Robert Colbert; Possession Of Firearm Prohibited; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Stephanie A. Shriver**

**CR-0003183-21;** Arthur Clifford Long; Possession Of Firearm Prohibited; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Kelly McLaughlin**

**Judge Kevin G. Sasinowski  
Courtroom 506**

**CR-0004209-22;** Alexander Shaffer Hall; Theft By Unlaw Taking-Movable Prop; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Michael B. Kalocay**

**CR-0005377-22;** Jharon Rasheed McHenry; Robbery-Threat Immed Ser Injury; ADA: **Alexander Young Wilkinson;** D-atty: **Turahn Lamont Jenkins**

**CR-0000186-22;** Roger Courtney Miller; Firearms Not To Be Carried W/O License; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Lorraine A. Smith**

**CR-0008728-22;** Gerald Pass; Receiving Stolen Property; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Patrick J. Thomassey**

**CR-0009223-22;** Dominic Ralph Troiani; Burglary - Not Adapted for Overnight Accommodation, No Person Present; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Bruce A. Carsia**

**CR-0009226-22;** Dominic Ralph Troiani; Theft By Unlaw Taking-Movable Prop; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Bruce A. Carsia**

**Judge Jennifer Satler  
Courtroom 527**

**CR-0008545-22;** Efram Allen; Terroristic Threats W/Int To Terrorize Another; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Jonathan Coumes**

**CR-0005871-22;** Jason Phillip Boyd; Firearms Not To Be Carried W/O License; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Christopher Larson**

**CR-0008013-22;** Lisa Cameron Meehan; Manufacture, Delivery, or Possession With Intent to Manufacture or Deliver; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Damian Joseph Tofte**

**CR-0006482-22;** Thomas A. Hamler; Possession Of Firearm Prohibited; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Timothy Nicholas Tomasic**

**CR-0006080-22;** Conrad Joseph Kerr; Terroristic Threats W/Int To Terrorize Another; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Brandon Michael Eberle**

**CR-0006302-22;** Jaivon Stuvaints; Possession Of Firearm Prohibited; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Lee M. Rothman**

**CR-0006481-22;** Lydia L. Toomey-Scott; Penalties - Sales to Ineligible Transferee; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Meron Eshete Murphy**

**CR-0008740-22;** Rayon Williams; Firearms Not To Be Carried W/O License; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Criminal Division Allegheny County Public Defender's Office**

**CR-0005289-22;** Paul Yunecko; Indec Asslt-W/O Cons Of Other; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Rodney Blaine Jones II**

**Judge Wrenna L. Watson  
Courtroom 521**

**CR-0008663-22;** Patrick Leon Keys; Int Poss Contr Subst By Per Not Reg; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Mychal Evans**

**CR-0002279-21;** Atrio Walker; Int Poss Contr Subst By Per Not Reg; ADA: **Bridget Marie Syman;** D-atty: **Mychal Evans**

## Arbitration Trial List

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

**Wednesday  
April 19, 2023**

**GD-21-002628;** O'Brien, et al vs State Farm Fire & Casualty Co.; P-atty: **Steven C. Feinstein;** D-atty: **Mark A. Martini**

**AR-23-000388;** Portfolio Recovery Associates LLC vs White; P-atty: **Robert N. Polas Jr.**

**AR-23-000386;** Portfolio Recovery Associates LLC vs Bechtold; P-atty: **Robert N. Polas Jr.**

**AR-23-000382;** Wells Fargo Bank N.A. vs Juliana; P-atty: **Timothy A. Cirino**

**AR-22-004261;** Hair By Jeanne Inc. vs Kenna Jr., et al; P-atty: **Richard T. Haft;** D-atty: **Benjamin D. Webb**

**AR-22-004225;** Clifford vs Crumb, et al; P-atty: **Roy W. Arnold**

**AR-22-004041;** Anton Mechanical Company, et al vs E.V. Bishoff Company; P-atty: **Christine M. Selden;** D-atty: **Matthew D. Urban**

**AR-22-002304;** Reed vs Krupowicz; P-atty: **Todd J. Hollis;** D-atty: **Thomas W. Summers**

Our Health Care Power of Attorney and Living Will documents are available on the ACBA website for free at

[ACBA.org/LivingWill](https://www.acba.org/LivingWill).



## LEGAL ADS

## Sheriff's Sale

Kevin M. Kraus, Sheriff

Abstracts of properties taken in execution upon the writs shown, at the numbers and terms shown, as the properties of the severally named defendants, owners or reputed owners and to be sold by Kevin M. Kraus, Sheriff of Allegheny County, Pennsylvania, Monday, May 1, 2023 at 9:00 AM, at Room 410 (Gold Room), Fourth Floor, Court House, City of Pittsburgh.

## CONDITIONS OF SALE

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

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

Amendment of the Code Second Class County New Chapter 485.

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

## Article XII

## Sheriff's Sales

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

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

identification of the property sold by both address and lot and block number, and the name and address of the individual(s) or other entity that purchased the property.

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

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

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

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

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

## Aleppo

75. Joshua J. Grimm and Secretary of Housing and Urban Development

MG-21-000267—\$116,515.77

Jill M. Fein, Esq.  
Hill Wallack, LLP  
215-579-7700

In the Commonwealth of Pennsylvania, County of Allegheny, Township of Aleppo: Having erected thereon a 1.5 story dwelling being known and numbered as 351 Weber Road, Sewickley, PA 15143. Deed Book 13674, Page 640. Block and Lot Number 422-L-289.

## Bellevue

21. Linda Holtzapfel, With Notice to Heirs and Assigns

GD-19-013637—\$6,376.15

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

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

Having erected thereon a single family dwelling being known and numbered as 40 Kendall Avenue, Pittsburgh, PA 15202. Deed Book 13610, Page 37. Block and Lot Number 113-D-294.

## Brentwood

68. Symmetry Estates, LLC

GD-19-014872—\$110,748.10

Jill M. Fein, Esq.  
Hill Wallack, LLP  
215-579-7700

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Brentwood: Having erected thereon a 1 story dwelling being known and numbered as 3804 Sunview Drive, Pittsburgh, PA 15227. Deed Book 16191, Page 566. Block and Lot Number 189-H-134.

## Castle Shannon

60. Karin Hoover, solely in her capacity as heir of Beth A. Hollenden, Deceased and Debbie Hoover, solely in capacity as heir of Beth A. Hollenden, Deceased and Unknown Heirs, Successors, Assigns and All Persons, Firms or Associations Claiming Right, Title or Interest from or under Beth A. Hollenden, Deceased

MG-18-000297—\$199,043.39

Powers Kinn, LLC  
215-942-2090

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Castle Shannon: Having erected thereon a dwelling being known and numbered as 1301 Grove Road, Pittsburgh, PA 15234 a/k/a 1301 Groveton Street, Pittsburgh, Pennsylvania 15234. Deed Book Volume 11236, Page 392, Block and Lot Number 249-B-194.

## City of Clairton

5. Unknown Heirs, Successors, Assigns and All Persons, Firms or Associations Claiming Right, Title or Interest From or Under Christina D. Ellison, Deceased; Unknown Heirs, Successors, Assigns and All Persons, Firms or Associations Claiming Right, Title or Interest From or Under Dannie J. Ellison, Deceased; Vanessa Hill, in her capacity as heir of Christina D. Ellison, Deceased; Gary Briscoe, in his capacity as heir of Christina D. Ellison, Deceased; and Soncerria Porter, in her capacity as heir of Christina D. Ellison, Deceased

MG-20-000415—\$70,395.26

Michael Boland, Esq.  
610-781-4885

In the Commonwealth of Pennsylvania, County of Allegheny, City of Clairton: Having Erected thereon a two (2) story frame dwelling and a detached two (2) car concrete block garage. known and numbered as 426 3rd Street, Clairton, PA 15025. Block and Lot No. 878-A-132.

40. Geraldine Ward, in Her Capacity as Heir of Daniel R. Chase a/k/a Daniel Chase; Unknown Heirs, Successors, Assigns, and All Persons, Firms or Associations Claiming Right, Title or Interest From or Under Daniel R. Chase a/k/a Daniel Chase

MG-22-000521—\$37,772.80

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

In the Commonwealth of Pennsylvania, County of Allegheny, 1st Ward of the City of Clairton: Having erected thereon a dwelling being known and numbered as 426 N. 3rd Street, Clairton, PA 15025. Deed Book Volume 12710, Page 574. Block and Lot 0657-R-00120-0000-00.

## Collier

74. Lisa M. Drennan

MG-22-000476—\$111,815.97

Jeff Calcagno, Esq.  
Brock & Scott, PLLC  
844-856-6646

In the Commonwealth of Pennsylvania, County of Allegheny, Collier Township: Having erected thereon a dwelling being known and numbered as 336 Nesbitt St., Carnegie, PA 15106. Deed Book Volume 29048, Page 175. Block and Lot Number 0102-A-00021-0000-00.

## Dormont

30. Lori Riddle

GD-22-012215—\$16,959.52

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

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Dormont: Having erected thereon a single family dwelling being known and numbered as 2808 Crosby Avenue, Pittsburgh, PA 15216. Deed Book 17708, Page 448. Block and Lot Number 63-C-240.

## East Deer

67. Dawn W. Tamuschy a/k/a Dawn Tamuschy and William A. Tamuschy a/k/a William Tamuschy

MG-20-000347—\$47,271.67

Manley Deas Kochalski LLC  
614-220-5611

In the Commonwealth of Pennsylvania, County of Allegheny, East Deer Township: Having erected thereon a dwelling being known and numbered as 965 Freeport Road, Creighton, PA 15030 a/k/a 965 Freeport Road, East Deer, PA 15030. Document Number 2019-20700, Deed Book Volume 17688, Page 451. Block and Lot Number 0960-F-00190-0000-00.

## East McKeesport

7. Christina Quinn, as Believed Heir of the Estate of Paul J. Quinn; Ryan Quinn, as Believed Heir of the Estate of Paul J. Quinn; Unknown Heirs of the Estate of Paul J. Quinn (if any); Unknown Administrators of the Estate of Paul J. Quinn (if any)

GD-22-011068—\$29,492.81

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 449 Madison Street, East McKeesport, PA 15035. Document Number 2015-10512, Deed Book Volume 15949, Page 124. Block and Lot Number 0546-R-00105-0000-00.

46. Stephen Stewart

GD-22-013171—\$129,250.86

Robert P. Wendt, Esq.  
Leopold & Associates, PLLC  
914-219-5787 x 490

All the following described real estate situated in the Commonwealth of Pennsylvania, County of Allegheny, and Borough of East McKeesport. Parcel I: Having erected thereon a residential dwelling being known and numbered as 387 Lincoln Highway, East McKeesport, PA 15035 which has a Parcel Identification Number of 547-E-156.

Parcel II: Having erected thereon vacant land on Greensburg Avenue, East McKeesport, PA 15035 which has a Parcel Identification Number of 547-E-154. Deed Book 15924, Page 19.

**72. Hazel C. Fisher**

GD-21-013242—\$53,181.30  
KML Law Group, P.C.  
215-627-1322

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of East McKeesport: Having erected thereon a dwelling being known and numbered as 513 Ocala Street, East McKeesport, PA 15035. Deed Book 16093, Page 57. Block and Lot Number 546-R-292.

**Elizabeth Township**

**17. The Unknown Heirs of June M. Cirucci, Brandon Cirucci, Solely in His Capacity as Heir of June M. Cirucci, Deceased, Mark Cirucci, Solely in His Capacity as Heir of June M. Cirucci, Deceased, Nathan Cirucci, Solely in His Capacity as Heir of June M. Cirucci, Deceased, Amy Mckernan, Solely in Her Capacity as Heir of June M. Cirucci, Deceased, Cindy Muders, Solely in Her Capacity as Heir of June M. Cirucci, Deceased**  
MG-21-000037—\$144,507.20  
KML Law Group, P.C.  
215-627-1322

In the Commonwealth of Pennsylvania, County of Allegheny, Township of Elizabeth: Having erected thereon a dwelling being known and numbered as 1481 Scenery Drive, Elizabeth, PA 15037. Deed Book 4469, Page 704. Block and Lot Number 1269-N-200.

**25. The Unknown Heirs of Betty Zaken a/k/a Betty J. Zaken, Deceased**  
GD-22-004627—\$10,644.33  
Jennifer L. Cerce, Esq.  
412-242-4400

In the Commonwealth of Pennsylvania, County of Allegheny, Township of Elizabeth: (Parcel 1) Being all that vacant land known and numbered as Elizabeth Ave., Elizabeth, PA 15037. Deed Book 4629, Page 256. Block and Lot Number 1132-L-384.

And

(Parcel 2) Being all that vacant land known and numbered as Elizabeth Ave., Elizabeth, PA 15037. Deed Book 4629, Page 256. Block and Lot Number 1132-G-126.

**76. Ruth J. Samulski**

MG-21-000202—\$216,588.16  
Robertson, Anschutz, Schneid, Crane & Partners, PLLC  
855-225-6906

In the Commonwealth of Pennsylvania, County of Allegheny, Township of Elizabeth: Having erected thereon a dwelling being known and numbered as 1632 Scenery Drive, Elizabeth, PA 15037. Deed Book Volume 13721, Page 528. Block and Lot 1416-E-00303-0000-00.

**Fox Chapel****50. 200 West Drive LLC**

GD-20-003659—\$3,662.34  
Joseph W. Gramc, Esq.  
412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Fox Chapel: Having erected thereon a one and one half story frame house being known as 200 West Drive, Pittsburgh, PA 15215. Deed Book Volume 15704, Page 301, Block & Lot 170-J-255.

**Harmar****4. Robert S. Benco and Mary Lynn Benco**

GD-20-006774—\$30,253.21  
Christopher E. Vincent, Esq.  
724-978-0333

In the Commonwealth of Pennsylvania, County of Allegheny, Township of Harmar: Having erected thereon a dwelling being known and numbered as 37 Beckman Street, Cheswick, PA 15024. Deed Book 6347, Page 677. Block and Lot Number 625-E-196.

**Homestead****37. Bernadette Spinella as heir to the Estate of David C. Beitle, deceased, Robert R. Beitle as heir to the Estate of David C. Beitle, deceased, and the Unknown Heirs of David C. Beitle, deceased**

GD-22-008576—\$20,236.92  
Stern & Eisenberg, PC  
215-572-8111

In the Commonwealth of Pennsylvania, County of Allegheny, and Borough of Homestead: Having erected thereon a dwelling being known and numbered as 343 West 14th Avenue, Homestead, PA 15120. Deed Book Volume 10472, Page 599. Block and Lot Number 131-F-214.

**Ingram****13. John A. Nemetz**

MG-17-000058—\$79,779.95  
KML Law Group, P.C.  
215-627-1322

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Ingram: Having erected thereon a dwelling being known and numbered as 72 Sampson Avenue, Pittsburgh, PA 15205. Deed Book 9685, Page 519. Block and Lot Number 70-R-171.

**Liberty****19. Jeremy R. Carpenter**

GD-22-006887—\$10,728.04  
Jennifer L. Cerce, Esq.  
412-242-4400

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Liberty: Having erected thereon a single family dwelling being known and numbered as 3105 Valley Ridge Road, McKeesport, PA 15133. Deed Book 11613, Page 115. Block and Lot Number 556-G-55.

**20. Bonnie L. Rhodes**

GD-20-012431—\$39,122.60  
Jennifer L. Cerce, Esq.  
412-242-4400

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Liberty: Having erected thereon a one and ½ story brick dwelling with integral garage dwelling being known and numbered as 508 Scene Ridge Road, McKeesport, PA 15133. Deed Book 11273, Page 333. Block and Lot Number 556-H-231.

**City of McKeesport****8. Andrew Malone and Alisha Malone**

MG-22-000947—\$74,479.78  
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 2101 Barnsdale Avenue, McKeesport, PA 15132. Document Number 2017-24800, Deed Book Volume 16904, Page 593. Block and Lot Number 0462-F-00025-0000-00.

**70. 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.

**Monroeville****33. William Edwards, Administrator of the Estate of Dorian W. Edwards**

GD-22-013418—\$151,332.75  
Nathalie Paul, Esq.  
McCabe, Weisberg & Conway, LLC  
215-790-1010

In the Commonwealth of Pennsylvania, County of Allegheny, Municipality of Monroeville: Having erected thereon a dwelling being known and numbered as 226 Garden City Drive, Monroeville, Pennsylvania 15146. Deed Book Volume 15183, Page 1, Block & Lot No. 0743-D-00207-0000-00.

**Munhall****10. Keith Rujay Jones**

MG-22-000786—\$189,057.15  
KML Law Group, P.C.  
215-627-1322

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Munhall: Having erected thereon a dwelling being known and numbered as 124 East Larkspur Street, Homestead, PA 15120. Deed Book 16935, Page 588. Block and Lot Number 180-C-30.

**61. Anna N. Yoho**

MG-22-000817—\$94,071.99  
Leon P. Haller, Esq.  
Purcell, Krug and Haller  
717-234-4178

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Munhall: Having erected thereon a dwelling being known and numbered as 238 West Larkspur Street Homestead, PA 15120. Deed Book Volume 18188, Page 517. Block and Lot Number 180-B-240.

**North Braddock****53. Joseph A. Tonicich and Tracy Tonicich**

GD-19-015758—\$18,148.90  
Joseph W. Gramc, Esq.  
412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of North Braddock: Having erected thereon a one story commercial funeral home building being known as 703 6th Street, Braddock, PA 15104. Deed Book Volume 13673, Page 75. Block & Lot No. 301-N-81.

**North Fayette****57. Gregory Perock and Darcy Jo Perock**

GD-19-004642—\$2,746.21  
Joseph W. Gramc, Esq.  
412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Township of North Fayette: Having erected thereon a one and one half story brick house being known as 1670 Kennedy Road, Imperial, PA 15126. Deed Book Volume 12255, Page 82. Block & Lot No. 916-F-8.

**North Versailles****1. Tracy Jackson and Harold Jackson, Jr., as Known Heirs of Harold Jackson, Deceased and All Unknown Heirs of Harold Jackson, Deceased and Violet Jackson, Deceased**

GD-21-011614—\$19,577.87  
Christopher E. Vincent, Esq.  
724-978-0333

In the Commonwealth of Pennsylvania, County of Allegheny, Township of North Versailles: Having erected thereon a dwelling being known and numbered as 422 E. Carter Drive, North Versailles, PA 15137. Deed Book 4009, Page 137. Block and Lot Number 376-R-328.

**2. Allison Alker Schmitt**

GD-21-007250—\$53,943.19  
Christopher E. Vincent, Esq.  
724-978-0333

In the Commonwealth of Pennsylvania, County of Allegheny, Township of North Versailles: Having erected thereon a commercial structure being known and numbered as 1926 Lincoln Highway, North Versailles, PA 15137. Deed Book 15854, Page 289. Block and Lot Number 750-P-036.

**45. Richard D. Gensler and Sherry R. Gensler, Administrators of the Estate of Marjorie F. Gensler**

GD-22-007451—\$44,373.75  
Kristine M. Anthou, Esq.  
Grenen & Birsic, P.C.  
412-281-7650

In the Commonwealth of Pennsylvania, County of Allegheny, Township of North Versailles: Having erected thereon a two story brick and siding dwelling known and numbered as 180 Maryellen Drive, North Versailles, PA 15137. DBV 5388, PG. 523, B/L #645-N-165.

**Penn Hills****22. Glenn C. Weathers and Stacy M. Weathers**

GD-21-012130—\$42,458.68  
Jennifer L. Cerce, Esq.  
412-242-4400

In the Commonwealth of Pennsylvania, County of Allegheny, Municipality of Penn Hills: Having erected thereon a single family dwelling being known and numbered as 249 Lansdowne Drive, Verona, PA 15147. Deed Book 16389, Page 168. Block and Lot Number 447-E-387.

**23. Victor R. Maslar**

GD-21-013031—\$10,122.91  
Jennifer L. Cerce, Esq.  
412-242-4400

In the Commonwealth of Pennsylvania, County of Allegheny, Municipality of Penn Hills: Having erected thereon a single family dwelling being known and numbered as 128 Ange Dr., Pittsburgh, PA 15235. Deed Book 11262, Page 83. Block and Lot Number 538-S-205.

**27. Zsolt Vudy**

GD-21-011885—\$16,762.75  
Jennifer L. Cerce, Esq.  
412-242-4400

In the Commonwealth of Pennsylvania, County of Allegheny, Municipality of Penn Hills: Having erected thereon an office/apartments over building being known and numbered as 1924 Universal Road, Pittsburgh, PA 15235. Deed Book 17261, Page 133. Block and Lot Number 635-E-97.

**28. Kurt McConnell and Laryn McConnell**

GD-22-001812—\$20,167.21  
Jennifer L. Cerce, Esq.  
412-242-4400

In the Commonwealth of Pennsylvania, County of Allegheny, Municipality of Penn Hills: Having erected thereon a single family dwelling being known and numbered as 304 Marshall Dr., Pittsburgh, PA 15235. Deed Book 15908, Page 164. Block and Lot Number 370-H-185.

**Pine****62. Michael Dorundo a/k/a Michael A. Dorundo and Cynthia Dorundo a/k/a Cynthia M. Dorundo**

MG-22-000576—\$562,814.25  
Manley Deas Kochalski LLC  
614-220-5611

In the Commonwealth of Pennsylvania, County of Allegheny, Pine Township: Having erected thereon a dwelling being known and numbered as 300 Treedale Commons, Gibsonia, PA 15044 a/k/a 3R Treedale West Grove, Gibsonia, PA 15044. Document



Number 2004-27677, Deed Book Volume 12153, Page 302. Block and Lot Number 2377-E-00001-0000-00.

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### Pleasant Hills

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#### 36. William John Winge

MG-22-000434—\$133,972.31  
Stern & Eisenberg, PC  
215-572-8111

In the Commonwealth of Pennsylvania, County of Allegheny, and Borough of Pleasant Hills: Having erected thereon a dwelling being known and numbered as 327 Maize Drive, Pittsburgh, PA 15236. Deed Book Volume 12934, Page 43. Block and Lot Number 562-E-181.

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### Plum

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#### 51. Mark C. Reed, Administrator of the Estate of Charles C. Reed, Jr., Deceased

GD-22-001710—\$11,390.70  
Joseph W. Gramc, Esq.  
412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Plum: Having erected thereon a one story masonry frame house being known as 13 Las Vegas Drive, Pittsburgh, PA 15239. Deed Book Volume 3908, Page 606. Block & Lot 1240-B-48.

#### 58. Joseph G. Sentesi, With Notice to Heirs and Assigns

GD-19-008055—\$2,939.34  
Joseph W. Gramc, Esq.  
412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Plum: Being thereon vacant agricultural land known as 600 Woodlawn Avenue, Verona, PA 15147. Deed Book Volume 3823, Page 632. Block & Lot No. 533-D-220.

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### Port Vue

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#### 29. Crystal Pastories and Ralph Pastories, III

GD-22-005923—\$11,636.51  
Jennifer L. Cerce, Esq.  
412-242-4400

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Port Vue: Having erected thereon a residential dwelling being known and numbered as 1348 Beverly Road, McKeesport, PA 15133. Deed Book 13595, Page 62. Block and Lot Number 383-R-251.

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### Reserve

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#### 69. William J. Bryer, Jr., Administrator of the Estate of Peggy A. Wolf, Deceased

MG-22-000557—\$61,878.27  
Jill M. Fein, Esq.  
Hill Wallack, LLP  
215-579-7700

In the Commonwealth of Pennsylvania, County of Allegheny, Reserve Township: Having erected thereon a one story dwelling and numbered as 3418 Spring Garden Rd., Pittsburgh, PA 15212. Block & Lot No. 117-N-165. Deed Book M 38133, page 99.

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### Ross

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#### 6. Bryan A. Fleischer a/k/a Bryan Fleischer and Jennifer L. Fleischer

MG-18-000323—\$360,204.73  
Manley Deas Kochalski LLC  
614-220-5611

In the Commonwealth of Pennsylvania, County of Allegheny, Ross Township: Having erected thereon a dwelling being known and numbered as 121 Laurelwood Drive, Pittsburgh, PA 15237. Document Number 2005-25315, Deed Book Volume 12536, Page 266. Block and Lot Number 0613-R-00068-0000-00.

#### 52. Clinton E. Fuhr

GD-21-015134—\$5,496.42  
Joseph W. Gramc, Esq.  
412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Township of Ross: Having erected thereon a one story brick house known as 108 1st Street, Pittsburgh, PA 15229. Deed Book Volume 12807, Page 37. Block & Lot No. 351-G-67.

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### Scott

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#### 63. Patricia M. Gallagher

MG-22-000929—\$29,147.37  
Manley Deas Kochalski LLC  
614-220-5611

In the Commonwealth of Pennsylvania, County of Allegheny, Scott Township: Having erected thereon a Condominium Unit being known and numbered as 103 Jamestown Drive, Unit A, Pittsburgh, PA 15216. Document Number 58671, Deed Book Volume 6904, Page 394. Block and Lot Number 0099-C-00180-0123-00.

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### South Park

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#### 54. Mark J. Smider

GD-19-008135—\$6,240.69  
Joseph W. Gramc, Esq.  
412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Township of South Park: Having erected thereon a two story frame house being known as 1445 Bristol Drive, South Park, PA 15129. Deed Book Volume 8777, Page 310. Block & Lot No. 884-E-59.

#### 55. Slovenian Hall Assn.

GD-21-003996—\$5,364.63  
Joseph W. Gramc, Esq.  
412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Township of South Park: Having erected thereon a three story lodge hall being known as 1125 Edith Avenue, Pittsburgh, PA 15236. Deed Book Volume 3008, Page 111. Block & Lot No. 564-C-330.

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### Swissvale

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#### 44. Fredda Thomas Pennybaker

GD-22-011071—\$85,426.90  
KML Law Group, P.C.  
215-627-1322

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Swissvale: Having erected thereon a dwelling being known and numbered as 2549 S. Braddock Avenue, Pittsburgh, PA 15218. Deed Book 12857, Page 113. Block and Lot Number 235-P-65.

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### Verona

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#### 9. Robert Young, as believed Heir to the Estate of Timothy J. Young a/k/a Timothy Young; Unknown Heirs, to the Estate of Timothy J. Young a/k/a Timothy Young; Unknown Administrators, to the Estate of Timothy J. Young a/k/a Timothy Young

GD-22-012070—\$13,569.13  
Manley Deas Kochalski LLC  
614-220-5611

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Verona: Having erected thereon a dwelling being known and numbered as 432 Penn Street, Verona, PA 15147. Document Number 139603, Deed Book Volume 9040, Page 247. Block and Lot Number 0365-A-00097-0000-00.

#### 66. Robert Young, as believed Heir to the Estate of Timothy Young; Unknown Heirs, to the Estate of Timothy Young; Unknown Administrators, to the Estate of Timothy Young

GD-22-012071—\$17,527.86  
Manley Deas Kochalski LLC  
614-220-5611

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Verona: Having erected thereon a dwelling being known and numbered as 432 Penn Street, Verona, PA 15147. Document Number 139603, Deed Book Volume 9040, Page 247. Block and Lot Number 0365-A-00097-0000-00.

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### West Deer

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#### 3. Amanda L. Glew, Administratrix of the Estate of Anthony Edward Szoss, Jr., Deceased

GD-22-011452—\$33,838.31  
Christopher E. Vincent, Esq.  
724-978-0333

In the Commonwealth of Pennsylvania, County of Allegheny, Township of West Deer: Having erected thereon a dwelling being known and numbered as 71 Simon Road, Cheswick, PA 15024. Deed Book 9835, Page 405. Block and Lot Number 1360-P-369.

#### 39. Jeffrey A. Rogosz a/k/a Jeffrey Rogosz

GD-19-017663—\$89,974.56  
KML Law Group, P.C.  
215-627-1322

In the Commonwealth of Pennsylvania, County of Allegheny, Township of West Deer: Having erected thereon a dwelling being known and numbered as 626 State Route 908 Ext., Tarentum, PA 15084. Deed Book 13999, Page 493. Block and Lot Number 1513-E-223.

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### West Mifflin

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#### 49. B R Holdings LLC

GD-21-005617—\$8,756.46  
Joseph W. Gramc, Esq.  
412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of West Mifflin: Parcel #1: Being thereon vacant commercial land known as Pittsburgh McKeesport Boulevard, West Mifflin, PA 15122. Deed Book Volume 17047, Page 300, Block & Lot 243-M-70.

Parcel #2: Being thereon vacant commercial land known as Pittsburgh McKeesport Boulevard, West Mifflin, PA 15122. Deed Book Volume 17047, Page 300, Block & Lot 243-M-73.

#### 65. Gabriel Rocco, as believed Heir to the Estate of Doris Jean Rocco a/k/a Doris J. Rocco; August Rocco, Jr., as believed Heir to the Estate of Doris Jean Rocco a/k/a Doris J. Rocco; Roberta Simak, as believed Heir to the Estate of Doris Jean Rocco a/k/a Doris J. Rocco; Rosanne Regis, as believed Heir to the Estate of Doris Jean Rocco a/k/a Doris J. Rocco; Paul Rocco, as believed Heir to the Estate of Doris Jean Rocco a/k/a Doris J. Rocco; Michael Rocco, as believed Heir to the Estate of Doris Jean Rocco a/k/a Doris J. Rocco; Unknown Heirs, to the Estate of Doris Jean Rocco a/k/a Doris J. Rocco; Unknown Administrators, to the Estate of Doris Jean Rocco a/k/a Doris J. Rocco

GD-22-010984—\$44,632.78  
Manley Deas Kochalski LLC  
614-220-5611

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of West Mifflin: Having erected thereon a dwelling being known and numbered as 3902-3904 Homestead Duquesne Road, West Mifflin, PA 15122 a/k/a 3902 Homestead Duquesne Road, West Mifflin, PA 15122. Document Number 38998, Deed Book Volume 4214, Page 477. Block and Lot Number 0183-R-00065-0000-00.

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### Whitehall

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#### 12. Robert J. Gruber

MG-22-000827—\$89,794.00  
KML Law Group, P.C.  
215-627-1322

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Whitehall: Having erected thereon a dwelling being known and numbered as 5153 Fieldcrest Drive, Pittsburgh, PA 15236. Deed Book 15902, Page 75. Block and Lot Number 249-R-26.

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### Wilkins

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#### 14. Lisa M. Scott as Executrix of the Estate of John E. Scott, Deceased

MG-22-000972—\$27,016.61  
KML Law Group, P.C.  
215-627-1322

In the Commonwealth of Pennsylvania, County of Allegheny, Township of Wilkins: Having erected thereon a dwelling being known and numbered as 624 Mortimer Avenue, Turtle Creek, PA 15145. Deed Book 8756, Page 559. Block and Lot Number 454-N-254.

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### Wilksburg

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#### 24. Deliverance Baptist Church

GD-16-020286—\$49,596.31  
Jennifer L. Cerce, Esq.  
412-242-4400

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Wilksburg: Having erected thereon a two family dwelling being known and numbered as 1107 South Avenue, Pittsburgh, PA 15221. Deed Book 10275, Page 279. Block and Lot Number 233-F-170.

#### 26. CFAW Holdings LLC

GD-22-006888—\$11,225.82  
Jennifer L. Cerce, Esq.  
412-242-4400

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Wilksburg: Having erected thereon a two family dwelling being known and numbered as 426 Ross Ave., Pittsburgh, PA 15221. Deed Book 16456, Page 476. Block and Lot Number 175-R-162.

#### 31. The Unknown Heirs of Clifford Gandy, Sr., Deceased

GD-22-004443—\$9,430.10  
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 1614 Maplewood Ave., Pittsburgh, PA 15221. Deed Book 9011, Page 446. Block and Lot Number 232-K-52.

#### 47. Jeffrey Snyder

GD-22-013590—\$33,185.09  
J. Michael McCague, Esq.  
412-803-3690

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Wilksburg: Having erected thereon a two family residential dwelling being known and numbered as 1529 Swissvale Avenue, Pittsburgh, PA 15221 a/k/a 1529-1531 Swissvale Avenue, Pittsburgh, PA 15221. Deed Book Volume 16216, Page 133, Block and Lot Number 232-K-332.

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### Pittsburgh—7th Ward

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#### 48. James F. Keriotis

AR-19-002124—\$20,000.00  
Fred C. Jug, Jr., Esq.  
412-255-6500

In the Commonwealth of Pennsylvania, County of Allegheny, City of Pittsburgh, 7th

Ward: Having erected thereon a Howe Court Condominium Association dwelling being known and numbered as 5931 Howe Street, Pittsburgh, PA 15232. Deed Book 7312, Page 307. Block and Lot Number 0084-P-00115-C008-00.

### Pittsburgh—8th Ward

#### 71. Kathleen A. Digiaco and Steven J. Digiaco

MG-22-001007—\$42,345.66  
KML Law Group, P.C.  
215-627-1322

In the Commonwealth of Pennsylvania, County of Allegheny, 8th Ward City of Pittsburgh: Having erected thereon a dwelling being known and numbered as 418 Edmond Street, Pittsburgh, PA 15224. Deed Book 6596, Page 493. Block and Lot Number 51-A-37.

### Pittsburgh—14th Ward

#### 38. Melissa Day Garvin

MG-22-000491—\$136,291.33  
Stern & Eisenberg, PC  
215-572-8111

In the Commonwealth of Pennsylvania, County of Allegheny, and 14th Ward of the City of Pittsburgh: Having erected thereon a dwelling being known and numbered as 6312 Waldron Street, Pittsburgh, PA 15217. Deed Book Volume 13280, Page 250. Block and Lot Number 87-D-187.

### Pittsburgh—17th Ward

#### 11. Kathleen M. Plummer

GD-19-016050—\$28,620.70  
KML Law Group, P.C.  
215-627-1322

In the Commonwealth of Pennsylvania, County of Allegheny, 17th Ward City of Pittsburgh: Having erected thereon a vacant land being known and numbered as 1938 South 18th Street, Pittsburgh, PA 15203. Deed Book 9659, Page 25. Block and Lot Number 12-P-141.

### Pittsburgh—18th Ward

#### 42. Tami Flanigan a/k/a Tami K. Flanigan

MG-22-000482—\$190,183.42  
The Law Office of Gregory Javardian, LLC  
215-942-9690

In the Commonwealth of Pennsylvania, County of Allegheny, 18th Ward, City of Pittsburgh: Having erected thereon a dwelling being known and numbered as 304 Asteroid Way, Pittsburgh, PA 15210. Deed Book Volume 8715, Page 577. Block and Lot Number 14-F-287.

### Pittsburgh—20th Ward

#### 34. Charlene R. Russell, Jessie L. Walker and William E. Russell

MG-22-000619—\$59,284.64  
Stern & Eisenberg, PC  
215-572-8111

In the Commonwealth of Pennsylvania, County of Allegheny, and 20th Ward of the City of Pittsburgh: Having erected thereon a dwelling being known and numbered as 2441 Glen Mawr Street, Pittsburgh, PA 15204 a/k/a 2441 Glenmawr Avenue, Pittsburgh, PA 15204. Deed Book Volume 12574, Page 363. Block and Lot Number 20-B-32.

#### 43. Timothy J. Rogers, Personal Representative of the Estate of Robert L. Snodgrass, Deceased

GD-22-013872—\$173,381.75  
The Law Office of Gregory Javardian, LLC  
215-942-9690

In the Commonwealth of Pennsylvania, County of Allegheny, 20th Ward, City of

Pittsburgh: Having erected thereon a dwelling being known and numbered as 2201 Old Oak Drive, Pittsburgh, PA 15220. Deed Book Volume 17680, Page 228. Block and Lot Number 63-F-26.

### Pittsburgh—25th Ward

#### 56. Keith L. Gonzales, Executor of the Estate of Gloria M. Gross, Deceased

GD-17-001353—\$16,530.94  
Joseph W. Gramc, Esq.  
412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, City of Pittsburgh - Ward 25: Having erected thereon a one story commercial building being known as 11 Carrie Street, Pittsburgh, PA 15212. Deed Book Volume 5396, Page 111. Block & Lot No. 23-D-183.

### Pittsburgh—26th Ward

#### 73. The Unknown Heirs of Gilbert Williams, Deceased

MG-22-000110—\$6,737.44  
KML Law Group, P.C.  
215-627-1322

In the Commonwealth of Pennsylvania, County of Allegheny, 26th Ward City of Pittsburgh: Having erected thereon a dwelling being known and numbered as 65 Semicir Street, Pittsburgh, PA 15214. Deed Book 11031, Page 477. Block and Lot Number 115-H-311.

### Pittsburgh—27th Ward

#### 32. Philip A. Green

MG-19-000892—\$42,559.83  
Powers Kim, LLC  
215-942-2090

In the Commonwealth of Pennsylvania, County of Allegheny, 27th Ward of the City of Pittsburgh: Having erected thereon a dwelling being known and numbered as 3264 Bainton Street, Pittsburgh, Pennsylvania 15212. Deed Book Volume 14239, Page 50, Instrument No. 2010-9652, Block and Lot Number 75-S-11.

### Pittsburgh—28th Ward

#### 15. Alfred Chesick Solely in His Capacity as Heir of Jo Ann R. Chesick, Deceased and Eugene Chesick Solely in His Capacity as Heir of Jo Ann R. Chesick, Deceased

MG-19-000713—\$70,569.49  
KML Law Group, P.C.  
215-627-1322

In the Commonwealth of Pennsylvania, County of Allegheny, 28th Ward City of Pittsburgh: Having erected thereon a dwelling being known and numbered as 3889 Mayfair Street, Pittsburgh, PA 15204. Deed Book 13202, Page 31. Block and Lot Number 71-A-56.

#### 35. Dale P. Pinto, Jr. and Sonja L. Pinto

MG-21-000270—\$40,912.30  
Stern & Eisenberg, PC  
215-572-8111

In the Commonwealth of Pennsylvania, County of Allegheny, and 28th Ward of the City of Pittsburgh: Parcel 1: Having erected thereon a dwelling being known and numbered as 1422 Magnus Street, Pittsburgh, PA 15205 a/k/a 1576 Noblestown Road, Pittsburgh, PA 15205. Deed Book Volume 12551, Page 83. Block and Lot Number 19-E-201. Parcel 2: Being vacant land being known as Magnus Street, Pittsburgh, PA 15205 a/k/a 1576 Noblestown Road, Pittsburgh, PA 15205. Deed Book Volume 12551, Page 83. Block and Lot Number 19-E-204.

### Pittsburgh—29th Ward

#### 64. Carol Ann Baker, as Believed Heir of the Estate of Clara J. Gumbert; Unknown Heirs of the Estate of Clara J. Gumbert (if any); James C. Seddon, as Believed Heir of the Estate of Clara J. Gumbert; Unknown Administrators of the Estate of Clara J. Gumbert (if any)

MG-20-000313—\$52,407.98  
Manley Deas Kochalski LLC  
614-220-5611

In the Commonwealth of Pennsylvania, County of Allegheny, City of Pittsburgh, Ward 29: Having erected thereon a dwelling being known and numbered as 42 Nobles Lane, Pittsburgh, PA 15210. Document Number 2007-36048, Deed Book Volume 13435, Page 252. Block and Lot Number 0060-B-00220-0000-00.

### Pittsburgh—31st Ward

#### 41. Julie Kuros, in Her Capacity as Heir of Hazel B. Phillips a/k/a Hazel Phillips; Unknown Heirs, Successors, Assigns and All Persons, Firms or Associations Claiming Right, Title or Interest From or Under Hazel B. Phillips a/k/a Hazel Phillips; Unknown Heirs, Successors, Assigns and All Persons, Firms or Associations Claiming Right, Title or Interest From or Under Sherman E. Phillips a/k/a Sherman Phillips

MG-22-000412—\$12,628.08

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

In the Commonwealth of Pennsylvania, County of Allegheny, 31st Ward of the City of Pittsburgh: Having erected thereon a dwelling being known and numbered as 642 Mifflin Road, Pittsburgh, PA 15207. Deed Book Volume 11675, Page 122. Block and Lot 0134-A-00113-0000-00.

#### 77. Sue Ann Visconti

GD-22-013652—\$22,647.28

The Law Office of Gregory Javardian, LLC  
215-942-9690

In the Commonwealth of Pennsylvania, County of Allegheny, 31st Ward, City of Pittsburgh: Having erected thereon a

dwelling being known and numbered as 5623 Cox Avenue, Pittsburgh, PA 15207 a/k/a 5623 Cox Avenue #1230, Pittsburgh, PA 15207. Deed Book Volume 13888, Page 475. Block and Lot Number 185-S-330.

#### 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

Apr 5, 2023

Apr 6, 14, 21, 2023

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an attorney,  
paralegal,  
legal assistant,  
legal secretary or  
legal administrator?

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[jobs.acba.org](http://jobs.acba.org).



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**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:

Campalongo, Betty J. a/k/a Betty Jane Campalongo a/k/a Elizabeth Campalongo, deceased, of Kennedy Township, PA. No. 2044 of 2023. Robert C. Campalongo, Jr., Extr., 16 Kenridge Drive, McKees Rocks, PA 15136 or to Dennis A. Uram, Esq., 342 Forest Grove Rd., Coraopolis, PA 15108.  
23-00727w Apr 14, 21, 28, 2023

Cravotta, Jr., James J., deceased, of Pittsburgh, PA. No. 02592 of 2023. Christine

Cravotta, Extr., 703 Forest Ridge Drive, Pittsburgh, PA 15221 or to Marcie J. Solomon, Esq., Block & Associates, LLC, 6514 Wilkins Ave., Pittsburgh, PA 15217.  
23-00732w Apr 14, 21, 28, 2023

Daniels, Serge P., deceased, of Pittsburgh, PA. No. 02616 of 2023. Gregory S. Daniels, Extr., 316 Dixon Ave., Pittsburgh, PA 15216 or to Charles A. Merchant, Esq., Merchant & Kay, LLC, 300 Mt. Lebanon Blvd., Suite 220-A, Pittsburgh, PA 15234.  
23-00730w Apr 14, 21, 28, 2023

Hawkins, Lillie, deceased, of Pittsburgh, PA. No. 02417 of 2023. Kimberly Spears-McNatt, Extr., 7108 Drucilla St., Pickerington, OH 43147.  
23-00719w Apr 14, 21, 28, 2023

Hill, Lizzie M., deceased, of Pittsburgh, PA. No. 02190 of 2022. Charles Johnson, Jr., Extr., 144 Saddle Ridge Drive, Oakdale, PA 15071 or to Paul A. Ellis, Jr., Esq., P.O. Box 53105, Pittsburgh, PA 15219.  
23-01347 Apr 14, 21, 28, 2023

Kellum, Marvin Lee, deceased, of Ross Township, PA. No. 02332 of 2023. Sandra Sharon Kellum, Extr., 115 Oakmont Drive, Pittsburgh, PA 15229 or to Edwin W. Russell, Esq., Meyer, Unkovic & Scott, LLP, Henry W. Oliver Building, 535 Smithfield St., Suite 1300, Pittsburgh, PA 15222.  
23-01349 Apr 14, 21, 28, 2023

Koenig, Mildred N., deceased, of Bethel Park, PA. No. 2199 of 2023. Joanne Bondi, Extr., 2109 Main Street, Monongahela, PA 15063 or to Alan I. Farber, Esq., 5301 Grove Road, Suite M-106, Caste Village, Pittsburgh, PA 15236.  
23-00721w Apr 14, 21, 28, 2023

Mutschler, Robert J., deceased, of Pittsburgh, PA. No. 2258 of 2023. Teri A. Mutschler, Extr., 4402 E. Barlind Drive, Pittsburgh, PA 15227 or to Alan I. Farber, Esq., 5301 Grove Road, Suite M-106, Caste Village, Pittsburgh, PA 15236.  
23-00722w Apr 14, 21, 28, 2023

Rush, Bonita L., deceased, of Pittsburgh, PA. No. 01062 of 2023. Marcy L. DeAngelis, Extr., 1914 Mount Vernon St., Philadelphia, PA 19130.  
23-00729w Apr 14, 21, 28, 2023

Scheeser, Donald O., deceased, of Bethel Park, PA. No. 02321 of 2023. Ronald P. Scheeser, Extr., 3480 Ashland Drive, Bethel Park, PA 15102 or to Daniel M. Flynn, Esq., Michael D. Flynn & Associates, P.C., 2770 South Park Rd., Bethel Park, PA 15102.  
23-01348 Apr 14, 21, 28, 2023

Schiefer, Edward, deceased, of Moon Township, PA. No. 02107 of 2023. Heather Murray, Admr., 11 Suffolk Drive, Coraopolis, PA 15108 or to Thomas D. Berret, Esq., Hal K. Waldman & Associates, Fox Chapel Professional Bldg., 1326 Freepoint Road, Suite 100, Pittsburgh, PA 15238.  
23-00725w Apr 14, 21, 28, 2023

Silvestre, Nannette, deceased, of Pittsburgh, PA. No. 01320 of 2023. Leonard Silvestre, Extr., 316 Meadowlark Lane, West Mifflin, PA 15122 or to Thomas D. Berret, Esq., Hal K. Waldman & Associates, Fox Chapel Professional Bldg., 1326 Freepoint Road, Suite 100, Pittsburgh, PA 15238.  
23-00724w Apr 14, 21, 28, 2023

Victor, Betty Faye, deceased, of Pittsburgh, PA. No. 02601 of 2023. Mario Victor, Jr., Admr., 7 Grayhurst Drive, Pittsburgh, PA 15235 or to Marcie J. Solomon, Esq., Block & Associates, LLC, 6514 Wilkins Ave., Pittsburgh, PA 15217.  
23-00731w Apr 14, 21, 28, 2023

**Articles of Incorporation Business Corporation**

Joseph M. Kulik, Esq., Kulik Law Offices, 127 Lorish Road, McKees Rocks, PA 15136. Notice is hereby given that Articles of Incorporation will be filed with the Department of State of the Commonwealth of Pennsylvania, for a business corporation which is to be incorporated under the provisions of the Business Corporation Law of 1988. The name of the corporation is Mid-Atlantic Fleet Maintenance, Inc.  
23-00720w Apr 14, 2023

**Change of Name**

In the Court of Common Pleas of Allegheny County, Pennsylvania: GD-23-002869. In re: Petition of David Michael Carter, for change of name to David Carter Pratt. To all persons interested: Notice is hereby given that an order of said Court authorized the filing of said petition and fixed Friday, April 28, 2023, at 9:30 a.m. as the time and the Motions Room, City-County Bldg., Pittsburgh, PA 15219, as the place for a hearing, when and where all persons may show cause, if any they have, why said name should not be changed as prayed for. Jennifer S. Dickquist, JD Law, 1546 Fulton Street, Pittsburgh, PA 15233, Ph: 412-295-8066, Attorney for Petitioner.  
23-00723w Apr 14, 2023

**Change of Name**

In the Court of Common Pleas of Allegheny County, Pennsylvania: GD-23-2113. In re: Petition of McKensi Dyess, parent(s) and Legal guardian(s) of Katy Strummer Putnam for change of name to Finn Strummer Putnam. To all persons interested: Notice is hereby given that an order of said Court authorized the filing of said petition and fixed Wednesday, May 10, 2023, at 9:30 a.m. as the time and the Motions Room, City-County Bldg., Pittsburgh, PA 15219, as the place for a hearing, when and where all persons may show cause, if any they have, why said name should not be changed as prayed for.  
23-01368 Apr 14, 2023

**Change of Name**

In the Court of Common Pleas of Allegheny County, Pennsylvania: GD-22-11081. In re: Petition of Angelica Qin Zhang and Xulei Dong, parent(s) and Legal guardian(s) of Jayden Zhang for change of name to Jayden Dong. To all persons interested: Notice is hereby given that an order of said Court authorized the filing of said petition and fixed Friday, May 5, 2023, at 9:30 a.m. as the time and the Motions Room, City-County Bldg., Pittsburgh, PA 15219, as the place for a hearing, when and where all persons may show cause, if any they have, why said name should not be changed as prayed for.  
23-01385 Apr 14, 2023

**BANKRUPTCY COURT**

**Eastern District**

*(Continued from Page 1, Column 4)*

**Wayne A. Krick;** BERKS-PA; 23-10871; Atty: Brenna Hope Mendelsohn; Chapter: 13; Filed 03/28/2023; Judge Mayer

**Kari D. Kurtz;** BERKS-PA; 23-10872; Atty: David S. Gellert; Chapter: 7; Filed 03/28/2023; Judge Mayer

**Joedmar Cora Figueroa and Sasha Lee Mojica;** LEHIGH-PA; 23-10873; Atty: Jason M. Rapa; Chapter: 7; Filed 03/28/2023; Judge Mayer

**Josh J. Paddon;** LANCASTER-PA; 23-10874; Atty: Elizabeth A. Bartlow; Chapter: 7; Filed 03/28/2023; Judge Mayer

**Casey R. Davies;** LANCASTER-PA; 23-10875; Atty: Elizabeth A. Bartlow; Chapter: 7; Filed 03/28/2023; Judge Mayer

**Jaelin Farrell;** DELAWARE-PA; 23-10876; Atty: Lawrence S. Rubin; Chapter: 13; Filed 03/28/2023; Judge Coleman

**Scott Alan Kaufman and Sharon Rachael Kaufman;** BERKS-PA; 23-10877; Atty: David S. Gellert; Chapter: 13; Filed 03/28/2023; Judge Mayer

**Geraldine K. Myers;** LANCASTER-PA; 23-10878; Atty: Elaine V. Grbach; Chapter: 13; Filed 03/28/2023; Judge Mayer

**Benny Montanez;** BUCKS-PA; 23-10879; Atty: Leah M. Stump-Lesley; Chapter: 7; Filed 03/28/2023; Judge Coleman

**Kimberly D. Williamson;** MONTGOMERY-PA; 23-10880; Atty: Michael W. Gallagher; Chapter: 7; Filed 03/28/2023; Judge Chan

**Dominic R. Vottero;** BERKS-PA; 23-10881; Atty: Leah M. Stump-Lesley; Chapter: 7; Filed 03/28/2023; Judge Mayer

**Wilfredo Andujar, Jr. and Haley Rose Shermer;** DELAWARE-PA; 23-10882; Atty: Marcia Y. Phillips; Chapter: 7; Filed 03/28/2023; Judge Mayer

**Indira D. Tarry;** BUCKS-PA; 23-10883; Atty: Brad J. Sadek; Chapter: 13; Filed 03/28/2023; Judge Coleman



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## CONTINUING LEGAL EDUCATION *from the* ALLEGHENY COUNTY BAR ASSOCIATION

Register today at  
[ACBA.org/calendar](https://www.acba.org/calendar).

**Tax Strategies for Business Transitions and Transactions**  
Monday, April 17 | Noon | Koppers Building  
*1.5 Substantive credits*

**Pro Bono and Ethics**  
Tuesday, April 18 | 4 p.m. | Koppers Building  
*1 Ethics credit*

**A View from the Bench: Third Circuit Judges Present Notable Cases of the Past Year**  
Wednesday, April 19 | 2 p.m. | Joseph F. Weis, Jr. U.S. Courthouse | *1.5 Substantive, 1 Ethics credits*

**Inheritance Taxes: Advising Snowbirds Who Fly South**  
Thursday, April 20 | Noon | Live Webinar  
*1 Substantive credit*

**Autism in the Legal System**  
Friday, April 21 | Noon | Koppers Building  
*1 Ethics credit*

**A Look at Human Trafficking**  
Monday, April 24 | Noon | Live Webinar  
*1 Substantive credit*

**April Compliance Period – Live Video Replay CLE Sale**  
Tuesday, April 25 | 8:30 a.m. | Koppers Building  
*Up to 6 Substantive and 6 Ethics credits*

**What's a Soon to be Retired Lawyer to Do?**  
Wednesday, April 26 | 3 p.m. | Koppers Building  
*2 Ethics credits*  
*\*Networking Reception to Immediately Follow CLE Courtesy of Elisa Cavalier of Baird*

**Top Ten Pennsylvania Appellate Decisions from the Past Year**  
Thursday, April 27 | 4 p.m. | Live Webinar  
*1 Substantive credit*

**A Look at U.S. Banking, Financial Laws and Regulations**  
Friday, April 28 | Noon | Live Webinar  
*1 Substantive credit*

**Ins and Outs of Allegheny County Orphans' Court Audits**  
Monday, May 1 | Noon | Koppers Building  
*1 Substantive credit*

**The State of Professional Liability and Potential Immunities for Healthcare Providers After COVID**  
Tuesday, May 2 | Noon | Live Webinar  
*1.5 Substantive credits*

**Renewal and Gentrification in the Hill District**  
Wednesday, May 3 | Noon | Live Webinar  
*1.5 Substantive credits*

**Maximizing Mediation: Effective Strategies to Get the Most Out of Settlement Conferences**  
Thursday, May 4 | Noon | Live Webinar  
*1 Substantive credit*  
*\*Free for ACBA Members Courtesy of LawPay*

**Fourth Annual Criminal Law Symposium**  
Friday, May 5 | 8:30 a.m. | Koppers Building  
*4 Substantive, 2 Ethics credits*

**Practicing in Both Pennsylvania and Florida**  
Monday, May 8 | Noon | Koppers Building  
*1 Ethics credit*

**Commercial Lease Negotiations in the Wake of the Pandemic**  
Tuesday, May 9 | Noon | Koppers Building  
*1 Substantive credit*

**Recency Bias and the Supreme Court as a Broken Institution**  
Tuesday, May 9 | 4 p.m. | City-County Building  
*1 Substantive credit*

**Animal Law Overview**  
Wednesday, May 10 | 3 p.m. | Animal Friends  
*1.5 Substantive credits*  
*\*Networking Reception to Immediately Follow CLE Courtesy of Fragasso Financial Advisors*

**The Farm Bill, Delta 8 and MMJ Update**  
Friday, May 12 | Noon | Live Webinar  
*2 Substantive credits*

**An Overview of Remote Work: Changes for the Present and in the Future**  
Monday, May 15 | Noon | Koppers Building  
*1 Substantive credit*

**East Palestine Train Derailment: Air Modeling Lessons and Legal Response**  
Tuesday, May 16 | Noon | Koppers Building  
*1 Substantive credit*

**Bitcoin, Crypto and Estate Planning for Unique Assets**  
Tuesday, May 16 | 4 p.m. | Koppers Building  
*1 Substantive credit*  
*\*Probate and Trust Law Section Annual Meeting and Reception to Immediately Follow CLE Courtesy of Shorebridge Wealth Management*

**Maximizing Your Success in the Western District of PA's Early Mediation Program**  
Wednesday, May 17 | 2:30 p.m. | Koppers Building  
*2 Substantive credits*

**Managing the Finances of Your Practice**  
Thursday, May 18 | Noon | Live Webinar  
*1 Substantive credit*

**Finally STOP the Billing Stress**  
Friday, May 19 | Noon | Koppers Building  
*1 Substantive credit*

**Managing Your Practice: Turn Your Law Firm into a Business**  
Tuesday, June 6 | Noon | Live Webinar  
*1 Substantive credit*

**Health Insurance Portability and Accountability Act**  
Wednesday, June 7 | Noon | Live Webinar  
*1.5 Substantive credits*

**Overview of the Veteran Disability Appeals Process**  
Wednesday, June 7 | 4 p.m. | Live Webinar  
*1 Substantive credit*

**ACBA Bench-Bar Conference**  
June 15-17 | Seven Springs Mountain Resort  
*Opportunity to earn up to 8 CLE credits*

**Providing an Identity-Inclusive Estate Plan**  
Thursday, July 13 | 4 p.m. | Eckert Seamans  
*1 Substantive credit*  
*\*Networking Reception to Immediately Follow CLE Courtesy of Eckert Seamans and Key Private Bank*

**Eight Essential Reports for Monitoring Your Firm's Financial Health**  
Wednesday, July 19 | Noon | Live Webinar  
*1 Substantive credit*

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USERRA: What Businesses Need to Know  
*1 Substantive credit*

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The Future of Privacy in America  
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Revisiting the TCJA after Five Years: Where We Have Come and Where We Are Going  
*1 Substantive credit*

Green Card Renewals  
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Cybersecurity for Lawyers  
*1 Substantive credit*

The Surveillance of a Spouse  
*1 Ethics credit*

Preserving, Extracting and Analyzing Digital Data  
*1 Substantive credit*

Medicaid, Medicare and Social Security Disability  
*1 Substantive, 1 Ethics credits*

View the rest of the CLEs at  
**CLE.ACBA.ORG**

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