

The Pittsburgh Legal Journal

WEDNESDAY

MAY 15, 2024

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

www.PittsburghLegalJournal.org

CIVIL DIVISION

General Docket

Greater Pittsburgh Police FCU vs Kustra Brian; GD-24-005110; MDJ Transcript; Notice of Judgment Mailed; 2617.09; Atty(s): Self-Represented

Cigar Factory Lofts L.P. vs Bryte Inc.; GD-24-005116; DSB (for money commercial); Notice of Judgment & Documents; 1435960.46; Atty(s): Gross Andrew M, Rodgers III William, Mague Chelsea M.

Liberty Park L.P. vs Davis Amber; GD-24-005117; Ejectment; Complaint; Atty(s): Plakosh Jason M

Peoples Natural Gas Company LLC vs Zeleznak Stephen L, Zeleznak Laura L.; GD-24-005118; Contract - Debt Collection; Judgment by Stipulation; 6256.69; Atty(s): Hunt Jeffrey R

LVNV Funding LLC vs Grandizio Shari; GD-24-005119; MDJ Transcript; Notice of Judgment Mailed; 2970.08; Atty(s): Santucci Daniel, Winograd Ian Zev

Absolute Resolutions Investments LLC vs Johnson Janet; GD-24-005120; MDJ Transcript; Notice of Judgment Mailed; 3982.37; Atty(s): Winograd Ian Zev

East Allegheny School District, North Versailles Township vs Ashbaugh Bruce E., Ashbaugh Suzanne; GD-24-005121; Sci Fa sur Tax Lien; Certificate of Location; 18027.10; Atty(s): Mulheren Amanda L, Vincent Christopher Elliot, Mazzella Michael

LVNV Funding LLC vs Lucas Justin; GD-24-005122; MDJ Transcript; Notice of Judgment Mailed; 930.08; Atty(s): Winograd Ian Zev

LVNV Funding LLC vs McAdams Sandra; GD-24-005124; MDJ Transcript; Notice of Judgment Mailed; 2055.03; Atty(s): Santucci Daniel, Winograd Ian Zev

Commonwealth of PA Department of Transportation vs Munhall Packing Company; GD-24-005125; Declaration of Taking; Certificate of Location; Atty(s): Czuchnicki Anthony Andrew

LVNV Funding LLC vs Wisner Carie; GD-24-005126; MDJ Transcript; Notice of Judgment Mailed; 1419.58; Atty(s): Santucci Daniel, Winograd Ian Zev

Crown Asset Management LLC vs Tyler John; GD-24-005128; MDJ Transcript; Notice of Judgment Mailed; 2307.97; Atty(s): Santucci Daniel, Winograd Ian Zev

LVNV Funding LLC vs Paravate Joyce; GD-24-005129; MDJ Transcript; Notice of Judgment Mailed; 1492.39; Atty(s): Carfagno Christopher B.

Second Round Sub LLC vs Cortino Sarah; GD-24-005130; MDJ Transcript; Notice of Judgment Mailed; 1424.09; Atty(s): Santucci Daniel, Winograd Ian Zev

CIVIL DIVISION

Arbitration Awards

BHHS The Preferred Property Management Company vs Johnson; LT-24-000167; P-atty: Sarah E. Morrison, Bradley S. Dornish; D-atty: Pro Se; Award for Plaintiff on claims: for possession based on end of lease term, for damages in the amount of \$6,612.00 for rent (Includes all rent due through date of this hearing less any abatement for breach of Warranty of Habitability. See Sect. 4 regarding escrow funds). Dated 05/02/24. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Arbitration Board #40472

Wadley vs A-Z Transmission & Complete Auto Repair; AR-24-000499; P-atty: Pro Se; D-atty: Pro Se; Award for Plaintiff in the amount of \$2,597.00 and against the Defendant. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Dated 05/03/24. Notice of award sent. Arbitration Board #40475

Citibank, N.A. vs Glenn; AR-24-000830; P-atty: Michael Robert Lipinski; Award Ex Parte for Plaintiff in the amount of \$5,810.58 plus costs. Defendant failed to appear by 10:28 a.m. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Dated 05/03/24. Notice of award sent. Arbitration Board #40475

Citibank, N.A. vs Brooks; AR-24-000832; P-atty: Michael Robert Lipinski; Award Ex Parte for Plaintiff in the amount of \$4,192.19 plus costs. Defendant failed to appear by 10:15 a.m. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Dated 05/03/24. Notice of award sent. Arbitration Board #40475

Culbertson vs Gunton Corporation; AR-23-006104; P-atty: Jesse Marra; D-atty: Alexandra N. Boyer, Michon La Vie Crawford; Award for Plaintiff in the amount of \$25,079.00. Award for Plaintiff's claim of attorney fees \$24,921.00. Total award \$50,000.00. Dated 05/03/24. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Arbitration Board #40476

Bunde & Roberts, P.C. vs Sabolich; AR-23-006114; P-atty: Amanda Thomas; Non Jury Verdict Dated 05/03/24, a verdict is entered in favor of Plaintiff and against Defendant in the amount of \$5,830.78 plus costs. Defendant not appearing. Hertzberg, J. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY.

Williams vs Houston; GD-23-006158; P-atty: Adam Daniel Shorr; D-atty: Kennedy Houck; Award for Plaintiff and against Defendant in the amount of \$7,500.00. Dated 05/06/24. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Arbitration Board #40478

ORPHANS' COURT

Wills

Anne H. Bronder, deceased; Charles H. Bronder, Co-Extr., Julie A. Barbish, Co-Extr.; Atty: James F. Nowalk; 02923 of 2024.

Carol A. Masterson, deceased; Nicholas R. Masterson, Extr.; 02931 of 2024.

Joan Blair Sullivan, deceased; Henry Paul Sullivan, Jr., Extr.; Atty: Joseph R. West; 02932 of 2024.

Henry Lee Stephens, Jr., deceased; Charles P. Voelker, Extr.; 02936 of 2024.

BANKRUPTCY COURT

Western District

Kevin M. Chrestay; WESTMORELAND-PA; 24-20866; Atty: Jon M. Lewis; Chapter: 7; Filed 04/11/2024; Judge Bohm

Wendy Arlene Rusler; WASHINGTON-PA; 24-20867; Atty: David A. Rice; Chapter: 7; Filed 04/11/2024; Judge Bohm

Victor Mark Pomper; BUTLER-PA; 24-20868; Atty: Dai Rosenblum; Chapter: 7; Filed 04/11/2024; Judge Bohm

Joseph Michael Hall; BEAVER-PA; 24-20869; Atty: Daniel P. Foster; Chapter: 13; Filed 04/11/2024; Judge Bohm

THE ALLEGHENY COUNTY BAR ASSOCIATION JUDICIARY COMMITTEE WILL INTERVIEW CANDIDATES SEEKING RATINGS FOR THE ALLEGHENY COUNTY COURT OF COMMON PLEAS

In accordance with the By-Laws of Bar Association Article 14 - Committee on Judiciary - and the "Guidelines, Rules and Procedures" of the Committee, notice is hereby given that:

THE ACBA JUDICIARY COMMITTEE

will meet at 4:30 p.m. on Wednesday, May 22, 2024, at the Bar Association Headquarters, 4th Floor Koppers Building, Pittsburgh, Pa. to consider candidates seeking ratings for the Allegheny County Court of Common Pleas. The following candidate will be interviewed by the Committee.

G. Clinton Kelley
Allegheny County Court of Common Pleas

Written comments of members of the Bar are invited and shall be received and maintained as confidential by the Committee. Candidate interviews will be conducted at this time and the Judiciary Committee will take appropriate action on the applications at the conclusion of the interviews. Written comments should be sent to David A. Blaner, Executive Director, ACBA, by email to dblaner@acba.org.

Comments for candidates being interviewed on Wednesday, May 22, 2024, are due by Friday, May 17, 2024 at 4:00 p.m.

CIVIL DIVISION

General Docket

(Continued from Page 1, Column 1)

Rock Creek Capital LLC vs Bacco Stephanie, Bacco Lisa; GD-24-005131; Contract - Debt Collection; Exhibits; 84542.78; Atty(s): Molczan William T

LVNV Funding LLC vs Snyder Glen; GD-24-005132; MDJ Transcript; Notice of Judgment Mailed; 1656.17; Atty(s): Santucci Daniel

LVNV Funding LLC vs Griffin Waleah; GD-24-005133; MDJ Transcript; Notice of Judgment Mailed; 1519.31; Atty(s): Santucci Daniel, Winograd Ian Zev

JPMorgan Chase Bank N.A. vs Newtek Small Business Finance LLC, Digital Dream Labs Inc., High Knoll Development Corporation, Hanchar Harry Jacob; GD-24-005134; Equity; Praecept for Lis Pendens; Atty(s): King Bradley Allen

LVNV Funding LLC vs Bradwell Jessica; GD-24-005135; MDJ Transcript; Notice of Judgment Mailed; 1688.82; Atty(s): Winograd Ian Zev

Crown Asset Management LLC vs Bozich Corrine; GD-24-005136; MDJ Transcript; Notice of Judgment Mailed; 1549.69; Atty(s): Winograd Ian Zev

Anesthesia Associates of Morristown vs Crytzer Alanah J.; GD-24-005137; MDJ Transcript; Notice of Judgment Mailed; 1988.07; Atty(s): Winograd Ian Zev

Scott Richard vs Butler Latonia; GD-24-005139; MDJ Transcript; Notice of Intent to Garnish; 6329.09; Atty(s): Self-Represented

Carrington Mortgage Services LLC vs Byers William T., Byers Melissa A.; GD-24-005140; Quiet Title; Complaint; Atty(s): Gable Samantha

LVNV Funding LLC vs Kuczma Amanda; GD-24-005141; MDJ Transcript; Certificate of Location; 1338.10; Atty(s): Santucci Daniel, Winograd Ian Zev

Crown Asset Management LLC vs Soriano Daleen; GD-24-005142; MDJ Transcript; Notice of Judgment Mailed; 7530.00; Atty(s): Winograd Ian Zev

Marshall Heather A., Pedersen Anna M. vs A.R. Wilfley & Sons Inc., A.W. Chesterton Company, ABB Inc., Aecom Energy & Construction Inc., Air &

Liquid Systems Corporation, Ametek Inc., Armstrong International Inc., Armstrong Pumps Inc., Aurora Pump Company, Beazer East Inc., BMI Refractory Services Inc., Borgwarner Morse Tec LLC, BW/IP Inc., Cameron International Corporation, Canvas CT LLC, Carmeuse Lime Inc., Carver Pump Company, Cashco Inc., Chicago Pneumatic Tool Company LLC, Clyde Union Inc., Corning Incorporated, DAP Inc., Dezurik Inc., Donald McKay Smith Inc., Eaton Corporation, Electrolux Home Products Inc., Flowserve Corporation, Flowserve Corporation, Flowserve US Inc., Flsmidth Inc., Flsmidth Dorr-Oliver Inc., FMC Corporation, Foseco Inc., Foster Wheeler LLC, Gardner Denver Inc., General Cable Corporation, General Electric Company, Gentex Corporation, Genuine Parts Company, GG of Florida Inc., Gould Electronics Inc., Goulds Pumps LLC, Green Tweed & Company, Grinnell LLC, Guard Line Inc., Hajoca Corporation, Honeywell International Inc., Honeywell Inc., Howden North America Inc., I.U. North America Inc., IMO Industries Inc., Industrial Holdings Corporation, ITT Industries Inc., Joy Global Underground Mining LLC, KEC Closeco Inc., Lindberg, M.S. Jacobs & Associates Inc., Magnetek Inc., McMaster Carr Supply, McNeil (Ohio) Corporation, Met-Pro Technologies LLC, Metropolitan Life Insurance Company, Milwaukee Valve Company LLC, Mine Safety Appliances Company, Morgan Engineering Systems Inc., MRC Global (US) Inc., Mueller Steam Specialty, Nagle Pumps Inc., Neles-Jamesbury Inc., Nooter Construction Company, Nooter Construction Company LLC, North American Manufacturing Company, Osram Sylvania Inc., P.F. Sherman Company, Paramount Global, Pollock Research & Design Inc., Rain Bird Corporation, Redco Corporation, Research-Cottrell Inc., Reunion Industries Inc., Robbins & Myers Inc., Robinson Fans Inc., Rust Engineering & Construction Inc., Saint-Gobain Abrasives Inc., Schneider Electric USA Inc., Spirax Sarco Inc., Sterling Fluid Systems (USA) LLC, Tenova Inc., Goodyear Tire & Rubber Company, William Powell Company, Thiem Corporation, Union

Carbide Corporation, Valves and Controls US Inc., Velan Valve Corporation, Viking Pump Inc., Warren Pumps LLC, WT/HRC Corporation, WTI Rust Holdings Inc., York International Corporation, Zurn Industries, Flowserve US Inc.; GD-24-005143; Asbestos Silicas; Complaint; Atty(s): Ocheltree Leif J.

Crown Asset Management LLC vs Seekford James; GD-24-005144; MDJ Transcript; Notice of Judgment Mailed; 5095.93; Atty(s): Winograd Ian Zev

Keybank N.A. vs Redlinger Tonya, Redlinger Joseph; GD-24-005146; Mortgage Foreclosure; Certificate of Location; 75138.81; Atty(s): Connelly Karin Baltimore

First Federal Bank vs McCoy Gaertner Amanda Jo, Scheller Jr. Mark Wayne; GD-24-005147; Mortgage Foreclosure; Complaint; 233726.15; Atty(s): Hunsberger Adrienna

Midfirst Bank vs Yokley Jr. Ernest L., United States of America; MG-24-000341; Mortgage Foreclosure; Confidential Information Form; 144454.20; Atty(s): Linn Geraldine M.

U.S. Bank Trust National Association vs Gerst Robert, Dumrauf Sherry; MG-24-000342; Mortgage Foreclosure; Certificate of Location; 89705.61; Atty(s): Clark Michael J.

Lakeview Loan Servicing LLC vs Ryder Jodi, Ryder Paul; MG-24-000343; Mortgage Foreclosure; Certificate of Location; 156224.47; Atty(s): Reese Harry B.

U.S. Bank National Association vs Kachinko Krystal; MG-24-000344; Mortgage Foreclosure; Certificate of Location; 48613.50; Atty(s): Connelly Karin Baltimore

Keybank N.A. vs Franklin Edward; MG-24-000345; Mortgage Foreclosure; Complaint; 38447.75; Atty(s): Connelly Karin Baltimore

Lantz Gary Bruce; GD-24-005145; Petition for Change of Name; Fingerprints Received & Mailed; Atty(s): Miller Keegan

McKees Rocks Borough vs Merry Donna; GD-24-005148; Municipal Lien; Certificate of Location; 846.40; Atty(s): Leininger Jason J

Capital One N.A. vs Randolph Vanessa C.; GD-24-005149; MDJ Transcript; Notice of Judgment Mailed; 1934.03; Atty(s): Ratchford Michael

B. H., J.G. Wentworth Originations LLC; GD-24-005150; Miscellaneous Petition; Order of Court; Atty(s): Parkinson E. Vernon

Capital One Bank (USA) N.A. vs Charles Jaimie C.; GD-24-005151; MDJ Transcript; Notice of Judgment Mailed; 3111.31; Atty(s): Ratchford Michael

Palisades Collection LLC vs Romonovich Nicholas; GD-24-005152; MDJ Transcript; Notice of Judgment Mailed; 3123.00; Atty(s): Ratchford

Roush Vernon D. vs A.O. Smith Corporation, A.R. Wilfley & Sons Inc., ABB Inc., Aecom Energy & Construction Inc., Aecom Energy & Construction Inc., AES Beaver Valley LLC, Air & Liquid Systems Corporation, Ajax Magnethermic Corporation, AK Steel Corporation, Alfa Laval Inc., Ameron International Corporation, American Electric Power Service Corporation, Ametek Inc., Appalachian Power Company, Applied Industrial Technologies Inc., Armstrong International Inc., Armstrong Pumps Inc., Atlantic Richfield Company, Atlantic City Electric Company, Atlas Industries Inc., Aurora

Pump Company, Baker Hughes Holdings LLC, Baltimore Gas & Electric Company, BASF Corporation, Beazer East Inc., Bechtel Corporation, Bloom Engineering Company Inc., BMI Refractory Services Inc., Borgwarner Morse Tec LLC, Brand Insulations Inc., Butler Health System, Burnham LLC, BW/IP Inc., Calgon Carbon Corporation, Cameron International Corporation, Canvas CT LLC, Cardinal Operating Company, Carmeuse Lime Inc., Carrier Corporation, Carver Pump Company, Cashco Inc., Cemline Corporation, Chicago Pneumatic Tool Company LLC, Citizens General Hospital, Civil & Environmental Consultants of New York Inc., Clarion Hospital, Clark Reliance Corporation, Cleaver-Brooks, Clyde Union Inc., Columbus McKinnon Corporation, Corbesco Inc., Corning Incorporated, Covestro LLC, Delmarva Power & Light Company, Dezurik Inc., Dick Corporation, DLP Conemaugh Memorial Medical Center LLC, Donald McKay Smith Inc., Dubois Regional Medical Center, Duquesne Light Company, Eaton Corporation, Ecodyne Corporation, EFCO Inc., Eichleay Corporation, Electrolux Home Products Inc., Elliott Company, Erialoce Incorporated, Evoqua Water Technologies LLC, Excelsa Health, Flowserve Corporation, Flowserve Corporation, Flowserve International Inc., Flowserve US Inc., Flowserve US Inc., Flsmidth Inc., Flsmidth Dorr-Oliver Inc., Fluor Constructors International, Fluor Corporation, Fluor Enterprises Inc., FMC Corporation, Fort Kent Holdings, Forterra Pipe & Precast LLC, Foseco Inc., Foster Wheeler LLC, Gardner Denver Inc., General Electric Company, Genuine Parts Company, Gould Electronics Inc., Goulds Pumps LLC, Graybar Electric Company Inc., Greene Tweed & Company, Grinnell LLC, Honeywell Inc., Honeywell International Inc., Honeywell International Inc., Howden North America Inc., Howmet Aerospace Inc., Hunter Sales Corporation, Independence Health System, Indiana Regional Medical Center, I.U. North America Inc., IMO Industries Inc., Inductotherm Industries Inc., Industrial Holdings Corporation, Industrial Rubber Products, International Paper Company, Intricon Corporation, ITT LLC, Joy Global Underground Mining LLC, KEC Closeco Inc., Kraft Heinz Foods Company, Laars Heating Systems Company Inc., LGG Industrial Inc., Limbach Facility Services LLC, Lindberg, M.S. Jacobs & Associates Inc., Magnetek Inc., McCarls Inc., McMaster Carr Supply, McNeil Ohio Corporation, Meadwestvaco Corporation, Met-Pro Technologies LLC, Metropolitan Life Insurance Company, Milwaukee Valve Company LLC, Mine Safety Appliances Company, Monongahela Power Company, Morgan Engineering Systems Inc., MRC Global US Inc., Mueller Steam Specialty, MW Custom Papers LLC, Nagle Pumps Inc., Neles-Jamesbury Inc., Nitro Industrial Coverings Inc., Nooter Construction Company, Nooter Construction Company LLC, North American Manufacturing Co., NOVA Chemicals Inc., Ohio Power Company, Osram Sylvania Inc., P.F. Sherman Company, Paramount Global, Parker-Hannifin Corporation, PECO Energy Company, Penn Highlands

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The Pittsburgh Legal Journal has been designated by the Court of Common Pleas of Allegheny County, the Supreme Court of Pennsylvania, the United States District Court for the Western District of Pennsylvania, the Commonwealth Court of Pennsylvania, the Superior Court of Pennsylvania and the Bankruptcy Court for the Western District of Pennsylvania as the official newspaper for the publication of all notices in Allegheny County.

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

(Continued on Page 3, Column 1)

CIVIL DIVISION

General Docket

(Continued from Page 2, Column 4)

Healthcare, Pennsylvania Electric Company, Pennsylvania Power Company, Pennzoil-Quaker State Company, Pfaudler Inc., Phelps Dodge Industries Inc., PIC Electric Inc., Pneumo Abex LLC, Pollock Research & Design Inc., Power Piping Company, PPG Industries Inc., PPL Electric Utilities Corporation, Process Valve & Equipment, Rain Bird Corporation, Redco Corporation, Resco Holdings LLC, Research-Cottrell Inc., Reunion Industries Inc., Riley Power Inc., Robbins & Myers Inc., Robinson Fans Inc., Rust Engineering & Construction Inc., Saint-Gobain Abrasives Inc., Santa Fe Braun Inc., Sargent Electric Company, Sauer Construction LLC, Schneider Electric USA Inc., Siemens Industry Inc., Simakas Company Inc., Sinclair Oil Corporation, SMC Global Holdings Inc., Solvay Specialty Polymers USA LLC, Spirax Sarco Inc., Sterling Fluid Systems USA LLC, Sulzer Pumps Solutions Inc., Sulzer Pumps US Inc., Sunbeam Products Inc., Sundyne LLC, Surface Combustion, Tenova Inc., DOW Chemical Company, Goodyear Tire & Rubber Company, Gorman-Rupp Company, William Powell Company, Thiem Corporation, Tuthill Corporation, UB West Virginia Inc., Union Carbide Corporation, United States Steel Corporation, UPMC, UPMC Mercy, Valley Medical Facilities Inc., Valves and Controls US Inc., Velan Valve Corporation, Viking Pump Inc., Virginia Electric and Power Company, WACO Inc., Warren Pumps LLC, Weil-McClain Company, West End Contracting Corporation, West Penn Allegheny Health System Inc., West Penn Allegheny Health System Inc., West Penn Power Company, Wheelabrator Air Pollution Control Inc., Wheeling Rubber Products Inc., Whiting Corporation, Williams First Management Company, WT/HRC Corporation, WTI Rust Holdings Inc., York International Corporation, Yuba Heat Transfer LLC, Zurn Industries, A.W. Chesterton Company; GD-24-005165; Asbestos Silicas; Complaint; Atty(s): Ocheltree Leif J.

Carnegie Mellon University vs P.J. Dick Incorporated; GD-24-005168; No Lien Agreement; Certificate of Location; 1500000.00; Atty(s): McNulty Daniel

McKeesport Area School District, City of McKeesport vs Campbell Joshua; GD-24-005169; Sci Fa sur Tax Lien; Certificate of Location; 20470.32; Atty(s): Mulheren Amanda L, Vincent Christopher Elliot, Mazzella Michael

Santana Reynaldo vs Midland Credit Management Inc.; GD-24-005171; Other Tort; Complaint; Atty(s): Shaffer John

Michael Marks H. vs Tomomeo Dominique; GD-24-005172; Partition; Certificate of Location; 30000.00; Atty(s): Leyland Jacob, Crown Jessica L.

Lawhorne Diane M., Lawhorne Jr. Robert W vs Kohl's Corporation, Divisions Inc., Z's Corporation; GD-24-005173; Other Tort; Praecept for Writ of Summons; Atty(s): Tallman James T

Sylvan Homes LLC vs Sanford III Ezelle, White Devonte; GD-24-005174; MDJ Transcript; Notice of Judgment Mailed; 5980.00; Atty(s): Policicchio Marcelina, Hooper Michael E.

COURT NOTICES

Pennsylvania Supreme Court

IN RE: FINANCIAL INSTITUTIONS APPROVED AS DEPOSITORIES FOR FIDUCIARY ACCOUNTS

NO. 244 DISCIPLINARY RULES DOCKET

ORDER

PER CURIAM

AND NOW, this 7th day of May, 2024, it is hereby Ordered that the financial institutions named on the attached list are approved as depositories for fiduciary accounts in accordance with Pa.R.D.E. 221.

To view the financial institutions please visit <https://www.pacourts.us/courts/supreme-court/court-opinions>.
24-01791

Court of Common Pleas of Allegheny County

Orphans' Court Judges Motions Schedule for the Month of June 2024

Week of

- June 3** - Judge Williams
- June 10** - Judge Marmo
- June 17** - Judge O'Toole
- June 24** - Judge McCarthy

24-01741

Court of Common Pleas of Allegheny County

JUVENILE COURT

MOTIONS SCHEDULE

June 2024

- June 3** - Judge Cozza
- June 4** - Judge Cozza
- June 5** - Judge Cozza
- June 6** - Judge Cozza
- June 7** - Judge Cozza

24-01748

Court of Common Pleas of Allegheny County

NOTICE TO ALL LAWYERS

You are hereby notified that **MONDAY, JULY 15, 2024**, is the last day to file Motions for Summary Judgment and Judgment on the Pleadings for listing on the **MONDAY, AUGUST 26, 2024**, General Argument and Equity Argument List.

PATRICK M. CONNELLY
CALENDAR CONTROL JUDGE
24-01802

Court of Common Pleas of Allegheny County

CIVIL DIVISION

GENERAL ASBESTOS MOTIONS

Honorable Daniel D. Regan

Beginning July 18, 2024, 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:

- July 18, 2024 at 11:00 a.m.**
- August 27, 2024 at 11:00 a.m.**
- September 18, 2024 at 11:00 a.m.**

24-01520

COURT SCHEDULES

Daily Jury and Non-Jury Trial List

Judge Patrick M. Connelly
City-County Building
Room 711
9:00 a.m.

Thursday
May 16, 2024

Non-Jury Trials

(154) 204934 GD-23-5051
Christina Vasquez and Robert Stammiti vs The Estate of Darina Sipula;
P-Atty: **Andrew Goodermote**; D-Atty: **Matthew D. Brady, Pro Se**; 1x

Criminal Division

Allegheny County Courthouse
9:00 a.m.

Monday
May 20, 2024

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-0000085-24; James Beasley; Robbery-Threat Immed Ser Injury; ADA: **Criminal Division Allegheny County District Attorney's Office**; D-atty: **Allison Jean Ware**

CR-0006997-23; Joseph William Betha; Accidents Involving Death Or Personal Injury; ADA: **Criminal Division Allegheny County District Attorney's Office**; D-atty: **Lena Bryan Henderson**

CR-0006753-23; Charles William Burgess Jr.; Aggravated Assault - Attempts to cause or causes BI to designated individuals; ADA: **Criminal Division Allegheny County District Attorney's Office**; D-atty: **Michael Dewitt Barry**

CR-0000481-23; Jacob John Campbell; Burglary - Overnight Accommodations; Person Present, Bodily Injury Crime; ADA: **Criminal Division Allegheny County District Attorney's Office**; D-atty: **Ryan Harrison James**

CR-0003517-23; John F. Gourn Jr.; IDSI Person Less Than 16 Yrs Age; ADA: **Criminal Division Allegheny County District Attorney's Office**; D-atty: **Meagan Fidelis Temple**

CR-0008864-23; Christopher James Gunter; Firearms Not To Be Carried W/O License; ADA: **Criminal Division Allegheny County District Attorney's Office**; D-atty: **Paul A. Ellis Jr.**

CR-0003883-23; Nyzjayah K. Majors; Robbery-Threat Immed Ser Injury; ADA: **Criminal Division Allegheny County District Attorney's Office**; D-atty: **Nina Martinelli**

Wonder if your decisions, legal advice or other professional actions are ethical?

Members can get consultation on their legal actions and potential actions through the ACBA Professional Ethics Hotline.

All calls are confidential.

See [ACBA.org/OfficerAssignments](https://www.acba.org/OfficerAssignments) for details.

CR-0003058-23; James Eric Phillips; Aggravated Assault - Attempts to cause SBI or causes injury with extreme indifference; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Erika Lynne Vasques**

**Judge Alexander P. Bicket
Courtroom 321**

CR-0008313-23; David Jemerel-John Kennedy; Aggravated Assault - Attempts to cause or causes BI with deadly weapon; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Anne Marie Mancuso**

CR-0006397-23; David Loveings; Manufacture, Delivery, or Possession With Intent to Manufacture or Deliver; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Taylor Marie Corn**

CR-0005531-23; William Hezekiah McMillan Jr.; Firearms Not To Be Carried W/O License; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Nicholas Clark Weltz**

CR-0000655-24; Darius Owens; Simple Assault; ADA: **Donald Henry Presutti II;** D-atty: **Carissa Ann Davenport**

CR-0008312-23; Shana C. Porter; Simple Assault; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Tyler Wils Deluco**

CR-0004557-23; Jamaul Robert Smith; Crim Tres-Break Into Structure; ADA: **Connor Joseph Adair;** D-atty: **Amita Maram**

CR-0009063-23; Martin J. Zaladonis; Forgery - Alter Writing; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Carissa Ann Davenport**

**Judge Kelly Bigley
Courtroom 525**

CR-0000601-22; Tiara Kari Nicholson; DUI: Highest Rte of Alc (BAC .16+) 1st Off; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Albert Green Reese Jr.**

**Judge Edward J. Borkowski
Courtroom 514**

CR-0006169-23; DeAndre Brisco; Possession Of Firearm Prohibited; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Jonathan Coumes**

CR-0001896-23; Rico Dwayne Carter; Firearms Not To Be Carried W/O License; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Milton E. Raiford**

CR-0003396-22; Andre D. Davis; Criminal Homicide; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Turahh Lamont Jenkins**

CR-0008298-23; Jamar Haden; Firearms Not To Be Carried W/O License; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Andrew Roger Howard**

CR-0006554-23; Matthew Jon Lee; Manufacture, Delivery, or Possession With Intent to Manufacture or Deliver; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Corey Day**

CR-0000067-24; Jasmine Mollett; Theft By Unlaw Taking-Movable Prop; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Benjamin Nelson Zuckerman**

CR-0002681-23; Thomas Spell; Robbery-Threat Immed Ser Injury; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **David Andrew Obara**

CR-0006381-23; Alden Steffy-Ross; Robbery-Inflict Serious Bodily Injury; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Michael Dewitt Barry**

CR-0006892-23; Alden Steffy-Ross; Manufacture, Delivery, or Possession With Intent to Manufacture or Deliver; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **David Joel Shrager**

CR-0007068-22; Alden Steffy-Ross; Robbery-Threat Immed Ser Injury; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Michael Dewitt Barry**

**Judge Susan Evashavik Dilucente
Courtroom 530**

CR-0005457-23; Darrian Steele Parker; Rape Forcible Compulsion; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Allegheny County Conflict Counsel**

CR-0008718-23; Marcio Jhazeel Rivera Castro; Rape Unconscious Victim; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Kevin Vance Horne**

CR-0006071-23; Daron Yancey; Receiving Stolen Property; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **George Lawrence Saba**

**Judge Elliot Howsie
Courtroom 533**

CR-0000781-24; Constantin Arghir; Receiving Stolen Property; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Michael V. Worgul**

CR-0006211-23; Jules Crosby; Theft Property Lost Etc By Mistake; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Mason John Cook**

CR-0006527-23; Diamond Jacquelyn Gause; Burglary - Overnight Accommodations; Person Present, Bodily Injury Crime; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Mychal Evans**

CR-0000205-23; Nathaniel Nesbitt; Rape Forcible Compulsion; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Michael Edward Waltman**

CR-0003747-23; Rayco C. Saunders; Possession Of Firearm Prohibited; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Komron Jon Maknoon**

CR-0003431-23; Sara Beth Sturges; Crim Tres-Break Into Structure; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Thomas Peter Brogan**

CR-0006823-23; Lanny Williams; Rape Forcible Compulsion; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Alexander Filippos Guminski**

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

CR-0001557-23; Lashawna L. Cook; Receiving Stolen Property; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Jaime Marie Hickton**

CR-0001551-23; Anthony Jerome Page; Theft By Unlaw Taking-Movable Prop; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Samantha Elizabeth Smyth**

CR-0003676-23; Jeremy S. Talkish; Aggravated Assault - Attempts to cause or causes SBI to designated individuals; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Danielle Lyndsay McNabb**

CR-0002378-22; Terrence Washington; Theft Extort-Threat To Commit Anothr Crm; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Joseph Dominic Pometto**

CR-0004871-21; Terrence Washington; Criminal Homicide; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Thomas N. Farrell**

**Judge Jill E. Rangos
Courtroom 327**

CR-0004602-23; Floyd Alexander; Criminal Mischief - Damage Property; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **William Kevin Trower**

CR-0004143-21; Robert Murrell; Criminal Homicide; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Luke Joshua Wilson**

**Judge Jennifer Satler
Courtroom 527**

CR-0009372-23; Carrie A. Anderson; Theft By Decep-False Impression; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Mychal Evans**

CR-0009316-23; Daniel Coleman; Firearms Not To Be Carried W/O License; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Philip Ripepi Quinn**

CR-0000287-24; Richard Timothy Daley; Theft By Fail To Make Req Disp Funds; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Thomas N. Farrell**

CR-0009217-23; Robert Fields Jr.; Firearms Not To Be Carried W/O License; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Amita Maram**

CR-0008637-20; Jo Ann Christie Fleming; DUI: Controlled Substance or Metabolite 1st Offense; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Adam Michael Bishop**

CR-0009187-23; Brian Dwayne Ford; Terroristic Threats W/Int To Terrorize Another; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Angela Rene Carsia**

CR-0009188-23; Christie Lea Ford; Terroristic Threats W/Int To Terrorize Another; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Mychal Evans**

CR-0009440-23; Dorian Michael Frison; Simple Assault; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Amita Maram**

CR-0009243-23; Kevin Daquan Graham; Theft By Decep-False Impression; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Amita Maram**

CR-0000046-24; Clinton Graves; Firearms Not To Be Carried W/O License; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Mychal Evans**

CR-0000474-24; Donny Johnson Hayes; Possession Of Firearm Prohibited; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Mychal Evans**

CR-0009247-23; James Houston Jr.; Theft By Decep-False Impression; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Matthew Ronald Capan**

CR-0009048-23; Liam T. Mannion; Fleeing or Attempting to Elude Officer; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Jamie Lynn Frohm**

CR-0007227-23; Kayla Jay Menne; Aggravated Assault - Attempts to cause SBI or causes injury with extreme indifference; ADA: **Daniel Nanovic;** D-atty: **Jeanne Marie Emhoff**

CR-0002039-23; Marquice Ray-Shawn Moran; Possession Of Firearm Prohibited; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Finn L. Skovdal**

CR-0009358-23; Percy W. Travillion; Possession Of Firearm Prohibited; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Philip Ripepi Quinn**

Arbitration Trial List

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

Monday
May 20, 2024

AR-24-001084; CKS Prime Investments, LLC vs Ophof; P-atty: **Demetrios H. Tsarouhis**

AR-24-001072; Killian-Scharpf, et al vs FCA US, LLC; P-atty: **Robert M. Silverman;** D-atty: **Jon B. Waldorf**

AR-24-001071; Credit Acceptance Corporation vs McCarison; P-atty: **Gregg L. Morris, Mychal T. Rutkowski**

AR-24-001069; Credit Acceptance Corporation vs Fields; P-atty: **Gregg L. Morris**

AR-24-001059; Romonovich vs Demarzo; P-atty: **Pro Se**

AR-24-001058; Lampe, et al vs FCA US, LLC; P-atty: **David J. Gorberg;** D-atty: **Jon B. Waldorf**

AR-23-006071; Palko vs Kinneman, Jr.; P-atty: **Max C. Feldman;** D-atty: **Michael F. Santicola**

AR-23-005922; Lattimore vs Lucky Buddha Properties, LLC; P-atty: **Martell Harris;** D-atty: **Thomas Distefano**

AR-23-005640; Hoehn vs Black; P-atty: **Alexander F. Guminski;** D-atty: **Gusty A. E. Sunseri**

AR-23-004551; First National Bank of Omaha vs Verzinskie; P-atty: **Nicholas J. Raker;** D-atty: **George R. Farneth, II**

AR-23-000284; Abramson vs Power Company USA, LLC, et al; P-atty: **Jennifer Tis Mihok;** D-atty: **Anthony J.G. Hassey, David H. Colvin**

AR-20-000061; Merlina vs Bernotas; P-atty: **Matthew J. Brungo;** D-atty: **Pro Se**

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LEGAL ADS

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

Estate Notice

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

Donaldson, Edith V., deceased, of Monroeville, PA. No. 2981 of 2024. Gregory A. Donaldson, Extr., c/o Brenda B. Sebring, Esq., Sebring & Associates, 339 Old Haymaker Road, Suite 1101, Monroeville, PA 15146.

24-01766 May 15, 22, 29, 2024

Dreger, Angeline, deceased, of Pittsburgh, PA. No. 2935 of 2024. Anthony J. Dreger, Co-Admr. c.t.a. and Donald B. Dreger, Co-Admr. c.t.a., 19 Warbler Drive, McKees Rocks, PA 15136 or to Eric J. Yandrich, Esq., Law Offices of Eric J. Yandrich, 2101 Greentree Rd., Ste. A201-5, Pittsburgh, PA 15220.

24-01767 May 15, 22, 29, 2024

Fisher, David Lyon, deceased, of Ross, PA. No. 02721 of 2024. Katherine Fisher, Admr. c.t.a., 109 Maruth Drive, Pittsburgh, PA 15237 or to Michael E. Lloyd, Esq., Williams Coulson, Attorneys at Law, One Gateway Center, 420 Fort Duquesne Blvd., 16th Fl., Pittsburgh, PA 15222.

24-00920w May 15, 22, 29, 2024

Gerlach, Ernestine, deceased, of Pittsburgh, PA. No. 02999 of 2024. John E. Benoit, Extr., 9725 Beech Place, Manassas, VA 20110 or to Charles J. Grudowski, Esq., Grudowski Law, P.C., 3925 Reed Blvd., Suite 201, Murrysville, PA 15668.

24-01770 May 15, 22, 29, 2024

Hohman, Imelda R., deceased, of Shaler Twp., PA. No. 2943 of 2024. Mark L. Hohman, Extr., 404 Duke of Kent Dr., Gibsonia, PA 15044 or to Rebecca A. Auld, Esq., Auld Brothers Law Group, LLC, 5349 William Flynn Hwy., Gibsonia, PA 15044.

24-01778 May 15, 22, 29, 2024

Kaiser, Ronald O., deceased, of Franklin Park, PA. No. 03126 of 2024. Amy Kaiser, Extr., 85 N. 7th Street, Carbondale, CO 81623 or to R. Douglas DeNardo, Esq., Tucker Arensberg, P.C., 1500 One PPG Place, Pittsburgh, PA 15222.

24-00921w May 15, 22, 29, 2024

Kaminski, Anthony John a/k/a Anthony J. Kaminski, deceased, of Pittsburgh, PA. No. 01626 of 2024. John E. Kaminski, Co-Extr., 4454 Hearstone Way, Medina, OH 44256 and Lynn Marie Checchio, Co-Extr., 1524 Mansion Place, Pittsburgh, PA 15218 or to William C. Price, Jr., Esq., Price & Associates, P.C., 2005 Noble St., Pittsburgh, PA 15218.

24-01777 May 15, 22, 29, 2024

MacDonald, Carley L., deceased, of Pittsburgh, PA. No. 02660 of 2024. Amy E. MacDonald, Extr., 712 Delafield Road, Pittsburgh, PA 15215 or to Barry J. Palkovitz, Esq., Palkovitz Law Office, 1966 Lincoln Way, Ste. 200, White Oak, PA 15131.

24-01765 May 15, 22, 29, 2024

Martino, Ronald A., deceased, of Bridgeville, PA. No. 02073 of 2024. David Martino, Admr. c.t.a., 3132 Washington Pike, Bridgeville, PA 15017 or to Stephen J. O'Brien, Esq., Stephen J. O'Brien & Associates, 650 Ridge Road, Suite 400, Pittsburgh, PA 15205.

24-00922w May 15, 22, 29, 2024

Mastrovincenzo, Philomena a/k/a Filomena Mastrovincenzo, deceased, of Monroeville, PA. No. 02520 of 2024. Anna Marie Gigliotti, Extr., 188 Shackelford Drive, Monroeville, PA 15146 or to Kevin F. Israel, Esq., Meyer, Unkovic & Scott LLP, 535 Smithfield St., Ste. 1300, Pittsburgh, PA 15222.

24-01779 May 15, 22, 29, 2024

Palmer, Mary Jo, deceased, of Wilkins Twp., PA. No. 02294 of 2024. Elizabeth J. Palmer, Extr., c/o Ashley R. Bozewski, Esq., Sherrard German & Kelly P.C., 535 Smithfield Street, Suite 300, Pittsburgh, PA 15222.

24-01773 May 15, 22, 29, 2024

Porter, Jacqueline, deceased, of Bridgeville, PA. No. 02003 of 2024. Randall Porter, Extr., 677 Hickory Grade Road, Bridgeville, PA 15017 or to Richard J. Amrhein, Esq., Peacock Keller, LLP, 95 West Beau St., Suite 600, Washington, PA 15301.

24-01780 May 15, 22, 29, 2024

Regenda, Gloria D., deceased, of Tarentum Borough, PA. No. 02915 of 2024. Kimberly Wirth, Extr., 808 Washington Street, Natrona Heights, PA 15065 or to William T. Woncheck, Esq., Sikov & Woncheck, P.C., 1625 Union Ave., Ste. 5, Natrona Heights, PA 15065.

24-01774 May 15, 22, 29, 2024

Rymarowicz, Anna M. a/k/a Anna Marie Rymarowicz, deceased, of East McKeesport, PA. No. 02220 of 2024. Donna J. Grott, Extr., 4214 Stratford Drive, Irwin, PA 15642 or to Tyler J. Jones, Esq., Petrillo Jones, LLC, 412 Main Street, Irwin, PA 15642.

24-01768 May 15, 22, 29, 2024

Shaw, William Patrick a/k/a William P. Shaw, deceased, of Pittsburgh, PA. No. 01473 of 2024. Jeffrey P. Shaw, Extr., 1014 Prosser Circle, Fernley, NV 89408 or to Aaron M. Tomczak, Esq., Business Legal, 5021 Noblestown Rd., Oakdale, PA 15071.

24-01776 May 15, 22, 29, 2024

Shtraham, Abraham, deceased, of O'Hara Township, PA. No. 02872 of 2024. Gregory Shtraham, Extr., 208 Ridge Road, Pittsburgh, PA 15238 or to William T. Woncheck, Esq., Sikov & Woncheck, P.C., 1625 Union Ave., Ste. 5, Natrona Heights, PA 15065.

24-01775 May 15, 22, 29, 2024

Towson, Neil James, deceased, of Clairton, PA. No. 0057 of 2024. Neil J. Towson, Admr., 8775 20th Street, Lot #134, Vero Beach, FL 32966-8617 or to James M. Herb, Esq., James M. Herb, P.C., 464 Perry Hwy., Pittsburgh, PA 15229.

24-01769 May 15, 22, 29, 2024

Adlard, E. Bruce, deceased, of Pittsburgh, PA. No. 07202 of 2021. Michael J. Henny, Admr. c.t.a. and Atty., Law Offices of Michael J. Henny, Gulf Tower, Suite 2828, 707 Grant Street, Pittsburgh, PA 15219.

24-01687 May 8, 15, 22, 2024

Ambler, Roy E. a/k/a Roy E. Ambler, Jr. a/k/a Roy Edward Ambler, Jr., deceased, of McKeesport, PA. No. 2398 of 2024. Kristy Lyn Ambler, Admr., 2406 Latrobe Street, McKeesport, PA 15132 or to Richard J. Catalano, Esq., Richard J. Catalano, P.C., 468 Lincoln Hwy., North Versailles, PA 15137.

24-01689 May 8, 15, 22, 2024

Anderson, Georgie M., deceased, of Pittsburgh, PA. No. 02818 of 2024. John Kenneth Shirk, Extr., 3210 Henrich Farm Lane, Allison Park, PA 15101 or to Slade R. Miller, Esq., Miller & Miller, PLLC, 4767 William Flynn Highway, Allison Park, PA 15101.

24-00873w May 8, 15, 22, 2024

Anderson, Robert C., deceased, of Pittsburgh, PA. No. 1956 of 2024. Kim R. Armstrong-Davis, Admr., c/o Franklin L. Robinson, Jr., Esq., 5907 Penn Ave., Ste. 200, Pittsburgh, PA 15206.

24-01698 May 8, 15, 22, 2024

Brecht, Paul G., deceased, of Pittsburgh, PA. No. 00851 of 2020. Michael J. Henny, Admr. c.t.a. and Atty., Law Offices of Michael J. Henny, Gulf Tower, Suite 2828, 707 Grant Street, Pittsburgh, PA 15219.

24-01685 May 8, 15, 22, 2024

Cohon, Jared L. a/k/a Jared Leigh Cohon, deceased, of Pittsburgh, PA. No. 02458 of 2024. Hallie L. Donner, Extr., c/o Glynis A. Ritchie, Esq., Dentons Cohen & Grigsby P.C., 625 Liberty Avenue, 7th Fl., Pittsburgh, PA 15222-3152.

24-01692 May 8, 15, 22, 2024

Courtney, Nancy Patterson a/k/a Nancy P. Courtney, deceased, of Plum Borough, PA. No. 00844 of 2024. Mary Courtney Weber, Co-Extr., Graham Courtney, Jr., Co-Extr. and Gretchen Courtney Hooper, Co-Extr., c/o Glynis A. Ritchie, Esq., Dentons Cohen & Grigsby P.C., 625 Liberty Avenue, 7th Fl., Pittsburgh, PA 15222-3152.

24-01690 May 8, 15, 22, 2024

Culhane, Noreen C., deceased, of West Mifflin, PA. No. 02709 of 2024. Sean P. Windisch, Extr., 238 Banbury Lane, Pittsburgh, PA 15220 or to Robert H. Gustine, Esq., Straka & Gustine, LLP, 1130 Greentree Road, Pittsburgh, PA 15220.

24-01695 May 8, 15, 22, 2024

Cummings, Thomas J., deceased, of South Park, PA. No. 01876 of 2024. Thomas P. Cummings, Extr., 2212 Maureen Drive, South Park, PA 15129 or to R. Damien Schorr, Esq., 1015 Irwin Drive, Pittsburgh, PA 15236.

24-00883w May 8, 15, 22, 2024

Danhires, Justin J. a/k/a Justin Danhires a/k/a Justin Joseph Danhires, deceased, of Etna, PA. No. 2999 of 2023. Robert Thornburg, Admr., 12 Logan Street, Pittsburgh, PA 15229 or to James M. Herb, Esq., James M. Herb, P.C., 464 Perry Hwy., Pittsburgh, PA 15229.

24-01700 May 8, 15, 22, 2024

Frisch, Rosemarie A., deceased, of Jefferson Hills, PA. No. 01959 of 2024. Deborah A. Bittel, Extr., 1455 Regency Drive, Jefferson Hills, PA 15025 or to Jennifer Bittel Derby, Esq., Tucker Arensberg, P.C., 1500 One PPG Place, Pittsburgh, PA 15222.

24-01694 May 8, 15, 22, 2024

Giallondardo, Catherine A., deceased, of Mt. Lebanon, PA. No. 01220 of 2024. Michael J. Romano, Extr., 504 Delaware Avenue, Valencia, PA 16059 or to R. Damien Schorr, Esq., 1015 Irwin Drive, Pittsburgh, PA 15236.

24-00885w May 8, 15, 22, 2024

Gilmartin-Vesco, Kathleen J., deceased, of Swissvale, PA. No. 02715 of 2024. John Randall Vesco, Extr., c/o Max C. Feldman, Esq., Law Offices of Max C. Feldman, 1322 Fifth Avenue, Coraopolis, PA 15108.

24-00887w May 8, 15, 22, 2024

Keller, William L. a/k/a William Louis Keller, deceased, of Pittsburgh, PA. No. 02790 of 2024. Susan M. Nau, Extr., 1785 McKees Rocks Road, Apt. 223, McKees

Rocks, PA 15136 or to Douglas C. Hart, Esq., Burns White LLC, Burns White Center, 48 26th Street, Pittsburgh, PA 15222.

24-01699 May 8, 15, 22, 2024

Lester, William John, deceased, of Pittsburgh, PA. No. 02779 of 2024. Kimberly Ann Lester, Admr., 509 Upper Road, Pittsburgh, PA 15228 or to Gina M. Campisano, Esq., Campisano & Mikush, 250 Mt. Lebanon Blvd., Suite 204, Pittsburgh, PA 15234.

24-01686 May 8, 15, 22, 2024

Marx, James Lewis a/k/a James L. Marx, deceased, of Imperial, PA. No. 02786 of 2024. Sonia Weller, Admr., 40 Grace Street, Imperial, PA 15126 or to Robert W. Koehler, Esq., Manor Complex, Penthouse, 564 Forbes Ave., Pittsburgh, PA 15219.

24-01701 May 8, 15, 22, 2024

Owens, Jeffrey J., deceased, of Castle Shannon, PA. No. 2440 of 2024. Dawn Ziegler, Extr., 147 E. Francis Avenue, Pittsburgh, PA 15227 or to Betty A. Dillon, Esq., 1725 Washington Rd., Ste. 503, Pittsburgh, PA 15241.

24-01688 May 8, 15, 22, 2024

Panza, Jean C. a/k/a Jean Panza, deceased, of Ross Township, PA. No. 2749 of 2024. Maria O'Connor, Extr., 101 Danube Drive, Pittsburgh, PA 15209 or to Richard G. Opiela, Esq., Opiela & Associates, P.C., 970 Perry Hwy., Pittsburgh, PA 15237.

24-01683 May 8, 15, 22, 2024

Poirier, IV, Charles C., deceased, of Pittsburgh, PA. No. 02053 of 2024. Patricia Burrell, Admr., c/o Max C. Feldman, Esq., Law Offices of Max C. Feldman, 1322 Fifth Avenue, Coraopolis, PA 15108.

24-00888w May 8, 15, 22, 2024

Russell, C. Andrew a/k/a Charles Andrew Russell, deceased, of Mount Lebanon, PA. No. 02476 of 2024. Cynthia D. Russell, Extr., c/o Samuel J. Goncz, Esq., Dentons Cohen & Grigsby, P.C., 625 Liberty Avenue, 7th Floor, Pittsburgh, PA 15222-3152.

24-01691 May 8, 15, 22, 2024

Sarver, Jr., Paul S. a/k/a Paul S. Sarver, deceased, of Pittsburgh, PA. No. 02699 of 2024. Patricia Shields, Extr., 124 Lilac Avenue, Pittsburgh, PA 15229 or to Addison L. Walter, Esq., SutterWilliams, LLC, 850 Ridge Avenue, Suite 300, Pittsburgh, PA 15212.

24-01697 May 8, 15, 22, 2024

Scanlon, Jacqueline R., deceased, of Peters Township, PA. No. 1878 of 2023. Kerry Ann Swick, Extr., 610 Forest Avenue, Pittsburgh, PA 15202 or to R. Damien Schorr, Esq., 1015 Irwin Drive, Pittsburgh, PA 15236.

24-00884w May 8, 15, 22, 2024

Shanahan, Brian Patrick, deceased, of Upper St. Clair, PA. No. 02340 of 2024. Karen Kaylor Shanahan, Extr., c/o Samuel J. Goncz, Esq., Dentons Cohen & Grigsby, P.C., 625 Liberty Avenue, 7th Floor, Pittsburgh, PA 15222-3152.

24-01693 May 8, 15, 22, 2024

Sisca, III, Gerard, deceased, of Pittsburgh, PA. No. 07946 of 2023. Frank Sisca, Extr., c/o Walter J. Nalducci, Esq., Cutruzzula & Nalducci, 3300 Grant Building, 330 Grant Street, Pittsburgh, PA 15219.

24-00874w May 8, 15, 22, 2024

Smetters, Mitzi, deceased, of Crafton, PA. No. 02813 of 2024. Kent Smetters, Extr., 1536 Kater Street, Philadelphia, PA 19146 or to Paul H. Minton, Esq., PO Box 911, Bethel Park, PA 15102.

24-00879w May 8, 15, 22, 2024

Szafanski, Mark A., deceased, of Brackenridge, PA. No. 00059 of 2024.

Maxine Mason, Admr., c/o John N. Paz, Esq., Paz & Paz, 543 East Tenth Ave., Tarentum, PA 15084.

24-01684 May 8, 15, 22, 2024

Tondolo, Edward L., deceased, of Pittsburgh, PA. No. 02937 of 2024. Vicki Tondolo, Extr., 21302 Jaffrey Avenue, Torrance, CA 90502 or to Donald S. Mazzotta, Esq., Mazzotta Law, 1370 Navahoe Drive, Pittsburgh, PA 15228.

24-00880w May 8, 15, 22, 2024

Wilson, Mildred C. a/k/a Mildred Claire Wilson, deceased, of Pittsburgh, PA. No. 08119 of 2023. Robert W. Wilson, Jr., Extr., c/o Craig S. O'Connor, Esq., Ciao, Torisky & O'Connor, LLC, 7240 McKnight Road, Pittsburgh, PA 15237.

24-00881w May 8, 15, 22, 2024

Allshouse, William Arthur, deceased, of Pittsburgh, PA. No. 07430 of 2023. Jill Allshouse, Extr., 117 Whitney Place, Lansdale, PA 19446.

24-00842w May 1, 8, 15, 2024

Atkins, Karen, deceased, of Findlay Township, PA. No. 02581 of 2024. Tiffany Atkins, Admr., 128 Cranbrooke Drive, Findlay Township, PA 15108 or to Glenn S. Sinko, Esq., Sinko Zimmerman, LLC, One Adams Place, 310 Seven Fields Blvd., Suite 200, Seven Fields, PA 16046.

24-01557 May 1, 8, 15, 2024

Baskin, Denise, deceased, of Pittsburgh, PA. No. 05327 of 2022. Edward Smith, Admr., c/o Quintarra Morant, Esq., P.O. Box 10946, Pittsburgh, PA 15236.

24-01555 May 1, 8, 15, 2024

Carson, Nancy McCullough, deceased, of Sewickley, PA. No. 04681 of 2015. Marc W. Carson, Admr. d.b.n., 501 Sewickley Heights Drive, Sewickley, PA 15143 or to Christine M. Pickett, Esq., James J. Loll, P.C., 1122 Third Street, Beaver, PA 15009.

24-01552 May 1, 8, 15, 2024

Ellis, Shirley M., deceased, of Bridgeville, PA. No. 02548 of 2024. Kris L. Ellis, Extr., 108 Mallard Lane, McMurray, PA 15317 or to Justin Ellis, Esq., Zacharia Brown Elder Law, 111 W. McMurray Rd., McMurray, PA 15317.

24-00837w May 1, 8, 15, 2024

Falls, Christopher a/k/a Christopher R. Falls, deceased, of Pittsburgh, PA. No. 2613 of 2024. Ronda Violet Draper, Admr., 3503 Simen Avenue, Pittsburgh, PA 15212 or to James M. Herb, Esq., James M. Herb, P.C., 464 Perry Hwy., Pittsburgh, PA 15229.

24-01558 May 1, 8, 15, 2024

Kasko, Norman C., deceased, of Pittsburgh, PA. No. 1665 of 2024. Karen Barnett, Admr., 3448 Pinewood Drive, West Homestead, PA 15120 or to Eric J. Yandrich, Esq., Law Offices of Eric J. Yandrich, 2101 Greentree Rd., Ste. A201-5, Pittsburgh, PA 15220.

24-01568 May 1, 8, 15, 2024

McCallum, John F. a/k/a John C. McCallum, deceased, of Pittsburgh, PA. No. 2450 of 2024. Rhonda Ann McCallum, Admr., 23 Fordham Avenue, Pittsburgh, PA 15229 or to James M. Herb, Esq., James M. Herb, P.C., 464 Perry Hwy., Pittsburgh, PA 15229.

24-01559 May 1, 8, 15, 2024

McDonald, Lloyd Davison a/k/a Lloyd D. McDonald, deceased, of Robinson Township, PA. No. 02149 of 2024. Jeanne M. McDonald, Extr., c/o Christine M. Pickett, Esq., James J. Loll, P.C., 1122 Third Street, Beaver, PA 15009.

24-01553 May 1, 8, 15, 2024

Newhouse, Geraldine E., deceased, of Pittsburgh, PA. No. 02655 of 2024. Karen Sudatz, Admr., 3271 Bainton Street, Pittsburgh, PA 15212 or to Robert E. Pendergast, Esq., 541 Lincoln Ave., Pittsburgh, PA 15202.

24-01556 May 1, 8, 15, 2024

Noll, Claire J., deceased, of Bethel Park, PA. No. 1801 of 2024. Barbara Diamond, Extr., 309 Fieldbrook Drive, Washington, PA 15301 or to Justin Ellis, Esq., Zacharia Brown Elder Law, 111 W. McMurray Rd., McMurray, PA 15317.

24-00839w May 1, 8, 15, 2024

Redmerski, Gregory Michael, deceased, of Pittsburgh, PA. No. 02848 of 2024. Mary Ellen Redmerski, Admr., 1080 Fiddleback Drive, McKees Rocks, PA 15136 or to Michele P. Conti, Esq., Conti Law, LLC, 986 Brodhead Road, Moon Township, PA 15108.

24-00835w May 1, 8, 15, 2024

Rudge, Patricia Louise, deceased, of North Fayette Township, PA. No. 02843 of 2024. Diana S. Rudge, Extr., 108 Snyder Drive, Coraopolis, PA 15108 or to Michele P. Conti, Esq., Conti Law, LLC, 986 Brodhead Road, Moon Township, PA 15108.

24-00833w May 1, 8, 15, 2024

Scherle, Frances May a/k/a Frances M. Scherle, deceased, of Pittsburgh, PA. No. 02589 of 2024. Amy L. Posterivo, Extr., 119 Brookmeade Drive, Pittsburgh, PA 15237 or to Addison L. Walter, Esq., Sutter-Williams, LLC, 850 Ridge Avenue, Suite 300, Pittsburgh, PA 15212.

24-01554 May 1, 8, 15, 2024

Smith, Vincent L., deceased, of Moon Township, PA. No. 02864 of 2024. Vincent J. Smith, Extr., 100 Walden Way, Imperial, PA 15126.

24-00840w May 1, 8, 15, 2024

Tyler, Judith A., deceased, of Pittsburgh, PA. No. 02842 of 2024. Craig S. Tyler, Extr., 1047 McKenna Avenue, Pittsburgh, PA 15205 or to Michele P. Conti, Esq., Conti Law, LLC, 986 Brodhead Road, Moon Township, PA 15108.

24-00832w May 1, 8, 15, 2024

Venkataraman, Bhagirathi, deceased, of Pittsburgh, PA. No. 02610 of 2024. Shekhar T. Venkataraman, Extr., 5448 Hobart Street, Pittsburgh, PA 15217 or to Harvey A. Wolsh, Esq., Wechsler, Wolsh and Associates, 210 Sixth Ave., Ste. 320, Pittsburgh, PA 15222-2602.

24-01560 May 1, 8, 15, 2024

Warner, Dontae Damar a/k/a Dontae Damar Benton Warner a/k/a Taelo Badlandz, deceased, of Pittsburgh, PA. No. 02687 of 2024. Nicole Alexander, Admr., c/o Adam G. Anderson, Esq., 429 Fourth Avenue, Ste. 602, Pittsburgh, PA 15219.

24-00834w May 1, 8, 15, 2024

Williams, Patricia A., deceased, of Bridgeville, PA. No. 2626 of 2024. Pamela A. Lucia, Extr., 492 Sylvania Drive, Canonsburg, PA 15317 or to Justin Ellis, Esq., Zacharia Brown Elder Law, 111 W. McMurray Rd., McMurray, PA 15317.

24-00838w May 1, 8, 15, 2024

Zupancic, Patricia K., deceased, of Pittsburgh, PA. No. 01600 of 2024. Karen Z. Zottola, Co-Extr., 855 Blackburn Road, Sewickley, PA 15143 and Wayne R. Zupancic, Co-Extr., 781 Pearce Mill Road, Wexford, PA 15090 or to Kathleen A. Gallagher, Esq., The Gallagher Firm, LLC, 3100 Koppers Building, 436 Seventh Avenue, Pittsburgh, PA 15219.

24-00830w May 1, 8, 15, 2024

Action to Quiet Title

In the Court of Common Pleas of Allegheny County, Pennsylvania

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

GD-24-003670

City of Pittsburgh vs Beneficial Consumer Discount Company d/b/a Beneficial Mortgage Co. of Pennsylvania, Western District of Pennsylvania, U.S. Department of Justice, County of Allegheny, Criminal Division, Pittsburgh Water & Sewer Authority, George R. Lellock, Starlet J. Gai; their heirs, successors, assigns and respondents.

18th Ward, Pittsburgh

Concerning the Following Property: 955 Manton Way. Block & Lot 14-C-346.

Subject To All additional easements, encroachments, agreements, etc. of record. City File: Yellow-6

24-01850

GD-24-003675

City of Pittsburgh vs Willie and Burnetta Harris, Allegheny County Court Records-Criminal Division, and the unknown heirs, and assigns of Willie and Burnetta Harris; their heirs, successors, assigns and respondents.

13th Ward, Pittsburgh

Concerning the Following Property: 8155 Conemaugh Street. Block & Lot 231-N-16.

Subject To All additional easements, encroachments, agreements, etc. of record. City File: Yellow-8

24-01851

GD-24-003676

City of Pittsburgh vs Charles D. Sunderman and the unknown heirs, successors, and assigns of Charles D. Sunderman; their heirs, successors, assigns and respondents.

10th Ward, Pittsburgh

Concerning the Following Property: Cornwall Street. Block & Lot 50-H-190.

Subject To All additional easements, encroachments, agreements, etc. of record. City File: Green-1

24-01852

GD-24-003252

City of Pittsburgh vs Estate of Joseph Roland, Howard Roland, Harry Roland, PWSA, ALCOSAN, Commonwealth of Pennsylvania Inheritance Tax Division, Redevelopment Authority of Allegheny County; their heirs, successors, assigns and respondents.

27th Ward, Pittsburgh

Concerning the Following Property: California Ave. Block & Lot 44-M-106.

Subject To All additional easements, encroachments, agreements, etc. of record. City File: Green-4

24-01853

GD-24-003681

City of Pittsburgh vs Lee David Foster, Jr., PWSA, ALCOSAN, Arts In All Inc., and the unknown heirs, successors, and assigns of Lee David Foster, Jr.; their heirs, successors, assigns and respondents.

19th Ward, Pittsburgh

Concerning the Following Property: Belonda Street. Block & Lot 4-J-124.

Subject To All additional easements, encroachments, agreements, etc. of record. City File: Green-5

24-01854

GD-24-003680

City of Pittsburgh vs Commonwealth of Pennsylvania Department of Revenue, Estate of Joseph P. Skulicz, Allan H. Skulicz, and the unknown heirs, successors, and assigns of Allan H. Skulicz and the Estate of Joseph P. Skulicz.; their heirs, successors, assigns and respondents.

19th Ward, Pittsburgh

Concerning the Following Property: 1524 Abstract Avenue. Block & Lot 61-C-18.

Subject To All additional easements, encroachments, agreements, etc. of record. City File: Green-6

24-01855

GD-24-003678

City of Pittsburgh vs Joseph Wicensky & Mary Wicensky, and the unknown heirs, successors, and assigns of Joseph Wicensky & Mary Wicensky; their heirs, successors, assigns and respondents.

26th Ward, Pittsburgh

Concerning the Following Property: 2707 Leland Street. Block & Lot 77-N-239.

Subject To All additional easements, encroachments, agreements, etc. of record. City File: Green-8

24-01856

GD-24-003688

City of Pittsburgh vs Evelyn Susan Schmitt and Unknown heirs, successors, and assigns of Evelyn Susan Schmitt; their heirs, successors, assigns and respondents.

26th Ward, Pittsburgh

Concerning the Following Property: 243 Kennedy Avenue. Block & Lot 77-N-103.

Subject To All additional easements, encroachments, agreements, etc. of record. City File: Blue-1

24-01857

GD-24-003667

City of Pittsburgh vs O'Neill Maintenance and Unknown heirs, successors, and assigns of O'Neil Maintenance; their heirs, successors, assigns and respondents.

26th Ward, Pittsburgh

Concerning the Following Property: 247 Kennedy Avenue. Block & Lot 77-N-104.

Subject To All additional easements, encroachments, agreements, etc. of record. City File: Red-6

24-01858

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

John Miller
Assistant City Solicitor
City of Pittsburgh
May 15, 2024

Change of Name

In the Court of Common Pleas of Allegheny County, Pennsylvania: GD-24-004308. In re: Petition of Anderson Weiwen Bowen and Xu Jiang, parent(s) and Legal guardian(s) of Albert Jiang Wen and Elliana Jiang Wen for change of name to Albert Jiang Bowen and Elliana Jiang Bowen. To all persons interested: Notice is hereby given that an order of said Court authorized the filing of said petition and fixed Wednesday, June 5, 2024, 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. John L.

Cullen, III, Bunde & Roberts, P.C., Benedum Trees Bldg., 223 Fourth Ave., Ste. 500, Pittsburgh, PA 15222, Attorney for Petitioner. 24-01794 May 15, 2024

Change of Name

In the Court of Common Pleas of Allegheny County, Pennsylvania: GD-24-004900. In re: Petition of Theresa Helen Marquard, for change of name to Theresa Helen Fairway. To all persons interested: Notice is hereby given that an order of said Court authorized the filing of said petition and fixed Wednesday, June 5, 2024, 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.

24-01795 May 15, 2024

Change of Name

In the Court of Common Pleas of Allegheny County, Pennsylvania: GD-23-013353 and FD-22-007245-009. In re: Petition of Richard Casselberry Jr., parent(s) and Legal guardian(s) of Natalie Jean Loperfito for change of name to Natalie Jean Casselberry, or in the alternative, Natalie Jean Casselberry-Loperfito. To all persons interested: Notice is hereby given that an order of said Court authorized the filing of said petition and fixed Wednesday, July 31, 2024, at 9:00 a.m. as the time and Courtroom 425 of the Allegheny County Family Law Center, 440 Ross Street, Pittsburgh, PA 15219, as the place for a hearing, when and where all persons may show cause, if any they have, why said name should not be changed as prayed for. Rebecca L. Shearer, GRB Law, 525 William Penn Place, Suite 3110, Pittsburgh, PA 15219, Ph: (412) 281-0587, Attorney for Petitioner. 24-01815 May 15, 2024

Notice

Court of Common Pleas of Allegheny County

No. GD 23-009893

Pamela Jackson an individual, vs. GetGo Cafe And Market Store #3108, a corporation, and Giant Eagle, Inc., a corporation and Echo GetGo Partners 2004, a corporation, and John Doe(s) Corporations, and/or John Doe(s) Security Guards, and/or John Doe(s) Owners, and/or John Doe(s) Franchisors, and/or John Doe(s) Franchisees, and/or John Doe(s) individuals vs. Gerardo Mena Caraballo

Notice

To: Gerardo Mena Caraballo

You Are Notified That The Above-Named Defendants Have Commenced An Action Against You In The Court Of Common Pleas Of Allegheny County At GD-23-009893.

If you wish to defend, you must enter a written appearance personally or by attorney and file your defenses or objections in writing with the court. You are warned that if you fail to do so the case may proceed without you and a judgment may be entered against you without further notice for the relief requested by the Defendants. You may lose money or property or other rights important to you.

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

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

Allegheny County Bar Association
Lawyer Referral Service
400 Koppers Building - 436 Seventh Avenue
Pittsburgh, Pennsylvania 15219
412-261-5555
24-01805 May 15, 2024

Trust Notice

Notice is hereby given of the administration of Deanna Duvall Revocable Living Trust dated May 15, 1998 & Lois Deanna Duvall, deceased, of Ben Avon, Allegheny County, Pennsylvania, settlor and initial trustee of The Deanna Duvall Revocable Living Trust Dated 5/15/1998. Deanna Duvall died on March 9, 2024. All persons having claims against this Trust or Deanna Duvall and all persons indebted to this Trust or to Deanna Duvall, are requested to make a claim or payment without delay to: Preston Simon Duvall, Successor Trustee, c/o Ashley E. Sharek, Esquire, PO Box 130, Bradford Woods, PA 15015.

24-01696 May 8, 15, 22, 2024

Trustee Notice

Joyce A. Horner, late of Monroeville, Allegheny, Pennsylvania, deceased, having created The Joyce A. Horner Living Trust dated February 15, 2014, appointed Jack L. Horner as Successor Trustee, and notice is hereby given to all persons indebted to said trust to make immediate payment and to those having claims against the same to present them to the undersigned, duly authenticated for settlement.

Joyce A. Horner, Deceased
Late of Monroeville, Allegheny, PA
Trustee: Jack L. Horner
312 Victoria Drive
Monroeville, PA 15146
Attorney: Molly M. Creenan, Esquire
Creenan & Baczkowski, PC
3907 Old William Penn Hwy., Ste. 304
Murrys ville, PA 15668

24-01566 May 1, 8, 15, 2024

CIVIL DIVISION

Arbitration Awards

(Continued from Page 1, Column 2)

Ruposky vs Kenny; AR-23-006383; P-atty: Neil J. Marcus; D-atty: Kennedy Houck; Award for Plaintiff and against Defendant in the amount of \$30,250.00. Dated 05/06/24. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Arbitration Board #40477

Arnone vs Iron Horse Productions, et al; AR-24-000296; P-atty: Pro Se; D-atty: Nicholas A. Miller; Award for Plaintiff and against Defendant in the amount of \$7,641.50. Dated 05/06/24. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Arbitration Board #40478

PNC Bank National Association vs Pirain; AR-24-000866; P-atty: Andrew Loewy; D-atty: Thomas N. Papadakos; Award for Defendant Dated 05/07/24. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Notice of award sent. Arbitration Board #40480

Johns vs American Modern Property and Casualty Insurance Company; AR-24-000869; P-atty: J. Kerrington Lewis; D-atty: Monica Vir, Jay Lavroff; Award for Plaintiff and against Defendant in the amount of \$10,500.00. Dated 05/07/24. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Arbitration Board #40479

PNC Bank National Association vs Journic; AR-24-000878; P-atty: Andrew Loewy; Award Ex Parte. Plaintiffs are awarded \$4,217.26. Defendant failed to appear at 11:27 a.m. Dated 05/07/24. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Arbitration Board #40480

Nicholson vs Mergl; GD-23-006119; P-atty: Robert Paul Vincler; D-atty: Pro Se; Award for Plaintiff and against Defendant in the amount of \$3,300.00. Award for Plaintiff on Defendant's counterclaim. Dated 05/07/24. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Arbitration Board #40479

Minteer vs DBC Alcoma Limited Partnership; AR-23-005250; P-atty: Todd J. Hollis; D-atty: Thomas Distefano; Award for Plaintiff and against Defendant in the amount of \$3,500.00. Dated 05/07/24. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Arbitration Board #40480

LVNV Funding, LLC vs Hickey; AR-24-000302; P-atty: Daniel Santucci; D-atty: Vincent George Trott; Award for Defendant Dated 05/07/24. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Notice of award sent. Arbitration Board #40480

Synchrony Bank vs Abram; AR-24-000781; P-atty: Gregg L. Morris; Award Ex Parte in favor of Plaintiff and against the Defendant in the amount of \$2,738.16. Defendant not appearing. Case called at 10:05 a.m. Dated 05/08/24. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Arbitration Board #40481

Cavalry SPV I, LLC vs Witas; AR-24-000895; P-atty: David J. Apothaker; D-atty: Stephen D. Fuegi; Award for Plaintiff and against Defendant in the amount of \$7,905.81. Dated 05/08/24. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Arbitration Board #40481

Cavalry SPV I, LLC vs Witas; AR-24-000901; P-atty: David J. Apothaker; D-atty: Stephen D. Fuegi; Award for Plaintiff Cavalry SPV I, LLC and against Defendant Richard Witas in the amount of \$3,436.98. Dated 05/08/24. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Arbitration Board #40481

Crum & Foster Indemnity Company vs Sidelines Tree Service, LLC; AR-23-001498; P-atty: Jeffrey S. Wilson; D-atty: Andrew O. Stiffler; Award for Plaintiff and against Defendant in the amount of \$11,716.00. Dated 05/08/24. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Arbitration Board #40482A

Energy Saver Windows & Doors, Inc. vs Fisher; AR-23-005399; P-atty: Reed James Davis; D-atty: Phoebe A. Gilmore; Award for Plaintiff Energy Saver and against Defendant Fisher on the original claim in the amount of \$13,300.00. Award for counterclaim Defendant Energy Saver and against counterclaim Plaintiff Fisher on the counterclaim. Dated 05/08/24. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Arbitration Board #40482

Matrix Property Management vs King; LT-23-001654; P-atty: Mark F. Haak; D-atty: Pro Se; Non Jury Verdict Dated 05/09/24, a verdict is entered in favor of Plaintiff and against Defendant in the amount of \$451.00 plus costs. Defendant not appearing. It is further Ordered that possession is granted to the Plaintiff of the property located at: 2048 Lindsay Dr., Wilkinsburg, PA 15221. The award of possession is not based solely on the failure to pay rent. Plaintiff's request to release escrow funds is Granted, an any monies shall be released and applied to this Verdict. The eviction may proceed under the original order of Possession issued from the Magisterial District Judge. Wagner, J. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY.

Ventana Hills Apartments vs Bey; LT-23-000663; P-atty: Michael A. Melodini; D-atty: Pro Se; Award Ex Parte for Plaintiff and against Defendant in the amount of \$33,400.00. Defendant not appearing: 10:10 a.m. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Dated 05/018/24. Arbitration Board #40486

JPMorgan Chase Bank, N.A. vs Russell, Jr.; AR-24-000916; P-atty: Sean Patrick Stevens; Award Ex Parte for Plaintiff in the amount of \$14,320.86 plus costs. Defendant failed to appear by 10:04 a.m. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Dated 05/018/24. Arbitration Board #40487

Cavalry SPV I, LLC vs Witas; AR-24-000925; P-atty: David J. Apothaker; D-atty: Stephen D. Fuegi; Award for Defendant As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Dated 05/018/24. Arbitration Board #40486

Spratley vs Martin; AR-23-006691; P-atty: Pro Se; D-atty: Pro Se; Non Jury Verdict Dated 05/13/24, the court finds, the Defendant appearing and the Plaintiff having failed to appear and pursuant to Rule 218c, a nonsuit is entered against the Plaintiff. Hertzberg, J. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY.

Citibank, N.A. vs Kodik; AR-24-000948; P-atty: Michael Robert Lipinski; D-atty: Stephen D. Fuegi; Award Ex Parte for Plaintiff in the amount of \$3,146.62 plus costs. Defendant failed to appear by 10:05 a.m. Dated 05/13/24. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Arbitration Board #40489

Bank of America, N.A. vs Kanu; AR-21-001036; P-atty: Bryan J. Polas; Award Ex Parte for Plaintiff and against Defendant in the amount of \$26,132.20. Defendant not appearing at 10:05 a.m. Dated 05/13/24. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Arbitration Board #40488

Allegheny County Central Tax Collection District vs Herlinger, et al; AR-23-005641; P-atty: David L. Scherer; D-atty: Pro Se; Award for Plaintiff against Defendant, Lindsey D. Herlinger, in the amount of \$5,6730.00. Previously discontinued and settled as to the Defendant, Joshua Herlinger. Dated 05/13/24. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Arbitration Board #40489

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