

# The Pittsburgh Legal Journal

THURSDAY  
JANUARY 11, 2024

Vol. 150 - No. 7

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

www.PittsburghLegalJournal.org

## CIVIL DIVISION

### General Docket

**S&T Bank** vs O'Neill Edward J., O'Neill Phyllis E.; GD-23-014648; Confession of Judgment; Notice of Judgment Mailed; Atty(s): Kile Brian M

**Potanin Vasily** vs State Farm Insurance Company; GD-23-014649; Contract - Other; Complaint; Atty(s): Brumfield David

**McKees Rocks Borough** vs Rectenwald Sherri G; GD-23-014650; Municipal Lien; Municipal Lien; 1005.14; Atty(s): Miller Kyle Haigh

**Buck Jack** vs Vazquez Nancy, Vazquez Jr. Ricardo A.; GD-23-014651; MDJ Transcript; Notice of Judgment Mailed; 5746.59; Atty(s): Pro Se

**McKees Rocks Borough** vs 814 Chartiers Realty LLC; GD-23-014652; Municipal Lien; Municipal Lien; 1718.21; Atty(s): Miller Kyle Haigh

**McKees Rocks Borough** vs 814 Chartiers Realty LLC; GD-23-014653; Municipal Lien; Certificate of Location; 1005.51; Atty(s): Miller Kyle Haigh

**McKees Rocks Borough** vs ROV Realty LLC; GD-23-014654; Municipal Lien; Municipal Lien; 2554.72; Atty(s): Miller Kyle Haigh

**Doe Jane** vs PSSI Stadium LLC, Sports & Exhibition Authority of Pittsburgh and Allegheny Co, Pittsburgh Steelers Sports Inc., A National Football League Franchise, Acrisure Stadium, Baker Travis, Doe Jean, Doe John; GD-23-014655; Defamation; Complaint; Atty(s): Goodrich William F

**McKees Rocks Borough** vs Guercio Christopher; GD-23-014656; Municipal Lien; Certificate of Location; 1173.68; Atty(s): Miller Kyle Haigh

**United States of America** vs Utterback Nashon Diamond; GD-23-014657; Federal Criminal Judgment; Federal Criminal Judgment; 78824.04; Atty(s): Bradley Jill Locnikar

**United States of America** vs Lunsford Michael; GD-23-014658; Federal Criminal Judgment; Federal Criminal Judgment; 2045.00; Atty(s): Bradley Jill Locnikar

**United States of America** vs Pelzer Christopher; GD-23-014659; Federal Criminal Judgment; Federal Criminal Judgment; 12100.00; Atty(s): Bradley Jill Locnikar

**Wilksburg Borough School District, Wilksburg Borough** vs Clemons Lance, United States of America; GD-23-014660; Sci Fa sur Tax Lien; Praeipice - Sci Fa sur Tax Lien; 8537.54; Atty(s): Cerce Jennifer L., Maiello Lawrence J.

**McKees Rocks Borough** vs 814 Chartiers Realty LLC; GD-23-014661; Municipal Lien; Municipal Lien; 1718.21; Atty(s): Miller Kyle Haigh

## CIVIL DIVISION

### Arbitration Awards

**Sweetbriar Place Apartments-Washington Heights Elderly Corp.** vs Priscylla Von Noaker; LT-23-001182; P-atty: Sean J. Carmody; D-atty: Richard S. Wiedman; Award for Plaintiff on claims: for possession based on breach of lease condition, other than non-payment of rent, for damages in the amount of \$0 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 01/04/24. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Arbitration Board #40296

**Club at North Hills Apartments Owner Kofp, LLC** vs Victory Health; LT-23-001207; P-atty: Sean J. Carmody; D-atty: Stephen A. Chesney; Award for Plaintiff on claims: for possession based on end of lease term, for damages in the amount of \$4,536.76-\$3,076.76 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) and \$1,460.00 legal fees. Dated 01/04/24. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Arbitration Board #40295

**Club at North Hills Apartments Owner Kofp LLC** vs Victory Health; LT-23-001208; P-atty: Sean J. Carmody; D-atty: Stephen A. Chesney; Award for Plaintiff on claims: for possession based on end of lease term, for damages in the amount of \$1,635.93-\$275.93 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) and \$1,360.00. Dated 01/04/24. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Arbitration Board #40295

**Heritageinc LTD** vs Reynolds; LT-23-001244; P-atty: Pro Se; D-atty: Eileen D. Yacknin; Award for Plaintiff on claims: for possession based on non-payment of rent, for damages in the amount of \$4,316.55 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 01/04/24. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Arbitration Board #40297

**Sequoia Management LLC** vs Campbell, et al; LT-23-001247; P-atty: Pro Se; D-atty: Pro Se; Non Jury Verdict Dated 01/04/24, a verdict is entered in favor of Plaintiff and against Defendant in the amount of \$1,495.69 plus costs. Defendant not appearing. It is further Ordered that possession is granted to

## ORPHANS' COURT

### Letters

**Mitzi Hanzes, deceased;** Anne-Marie Hanzes, Admrx.; Atty: Stefanie M. Stack; 08153 of 2023.

**Wilma J. Coaston, deceased;** Lisa Scott, Admrx.; 08154 of 2023.

**Donald J. Turek, Jr., deceased;** Sarah Turek, Admrx.; Atty: D. Scott Lautner; 08164 of 2023.

**Rowan S. Graham, deceased;** Autumn R. Graham, Admrx.; Atty: John R. Cook; 08166 of 2023.

## BANKRUPTCY COURT

### Western District

**Paul William Whiteman, Sr. and Linda Marie Whiteman;** FAYETTE-PA; 23-22669; Atty: Donald R. Calaiaro; Chapter: 13; Filed 12/13/2023; Judge Melaragno

**Paul William Whiteman, Sr. and Linda Marie Whiteman;** ALLEGHENY-PA; 23-22670; Atty: Bryan P. Keenan; Chapter: 13; Filed 12/13/2023; Judge Bohm

**Paul William Whiteman, Sr. and Linda Marie Whiteman;** WESTMORELAND-PA; 23-22671; Atty: Brian C. Thompson; Chapter: 13; Filed 12/13/2023; Judge Bohm

### ALLEGHENY COUNTY BAR ASSOCIATION Nominating Committee Solicitation of Candidates for 2024-2025 President-Elect, Treasurer, Governors and Members of the Judiciary Committee

The Nominating Committee of the Bar Association is seeking candidates for the positions of President-Elect, Treasurer (two-year term), five (5) Governor positions (three-year terms) and eleven (11) Judiciary Committee positions (three-year terms). Terms are to begin on July 1, 2024.

#### Qualifications:

**President-Elect**—Candidate must be a member of the Bar Association and a current or former member of the Board of Governors of the Bar Association. One seat is available for a one-year term, with the individual automatically ascending to the position of President and, subsequently, Immediate Past-President.

**Treasurer**—Candidate must be a member of the Bar Association and have served as a member of the Audit or Finance Committee for at least the year prior to taking office. One seat is available for a two-year term.

**Governor**—Candidate must be a member of the Bar Association and should have a history of active participation in one or more Committees, Divisions or Sections of the ACBA. Five (5) seats are available for three-year terms.

**Judiciary Committee**—Candidate must be a member of the Bar Association and should be actively practicing and appearing before judges of the Allegheny County Court of Common Pleas, PA Appellate Courts and/or Federal Courts. Eleven (11) seats with three-year terms will be filled by election to the Judiciary Committee. The following seats will be elected in 2024:

- Three (3) seats for members who are diverse as that term is defined by Section 1.3 of the ACBA By-Laws
- Five (5) seats representing practice-areas of the court system, with one seat available for members whose practices focus on each of the following: Appellate, Civil, Criminal, Family and Elder Law/Probate & Trust
- Two (2) At-Large seats which shall be available to any member(s) of the Association
- One (1) Young Lawyer seat (0 to 10 years of practice experience).

Anyone desiring to run for the above positions must submit a resume and completed ACBA Nomination Application Form (the Nomination Form can be downloaded from the ACBA website at [ACBA.org](http://ACBA.org) or obtained by contacting David Blaner at 412-402-6601 / [dblaner@acba.org](mailto:dblaner@acba.org)).

The Nomination Application Form and resume are to be emailed to David A. Blaner, Executive Director, at [dblaner@acba.org](mailto:dblaner@acba.org). **All applications with resumes must be received by 4:00 p.m. Friday, February 9, 2024.**

## CIVIL DIVISION

## General Docket

(Continued from Page 1, Column 1)

**Mammadli Shahriyar** vs Malone Margaret D., Malone Katherine M.; GD-23-014662; Motor Vehicle Accident; Praecept for Writ of Summons; Atty(s): Freyder Kevin T

**Holler Catherine S.** vs Glenn Jack L., Poskey Thader; GD-23-014663; Motor Vehicle Accident; Praecept for Writ of Summons; Atty(s): Freyder Kevin T

**Mammadli Shariyar** vs Malone Margaret D., Malone Katherine M.; GD-23-014664; Motor Vehicle Accident; Praecept for Writ of Summons; Atty(s): Freyder Kevin T

**Meyrans 3 LLC** vs United States Liability Insurance Company; GD-23-014665; Contract - Other; Praecept for Writ of Summons; 200000.00; Atty(s): Pro Se

**McKees Rocks Borough** vs 814 Chartiers Realty LLC; GD-23-014666; Municipal Lien; Municipal Lien; 1005.79; Atty(s): Miller Kyle Haigh

**Wiles Darla L.** vs Smeltzer Kayla, Jeffries Adam; GD-23-014667; Ejectment; Complaint; Atty(s): VanTine Brandon, Engel Steven P.

**Deramo Jason** vs FedEx Ground Package System Inc., Mahoney Cleaning Services LLC; GD-23-014668; Against Property Owner; Complaint; Atty(s): Chaffin Eric T, Booth Patrick C., Joseph Justin David

**Buccos Roofing LLC** vs Hursh Matthew; GD-23-014669; Mechanic's Lien; Certificate of Location; 16000.00; P-atty: John Linkosky; Atty(s): Linkosky John

**Commonwealth of PA Department of Labor & Industry** vs Session M Inc; GD-23-102026; Unemployment Compensation Lien; Unemployment Compensation Lien; 1398.23

**Commonwealth of PA Department of Labor & Industry** vs Milestone Holdings LLC; GD-23-102027; Unemployment Compensation Lien; Unemployment Compensation Lien; 2652.02

**Mortgage Assets Management** vs Fuhs Paul J.; MG-23-001157; Mortgage Foreclosure; Complaint; 173291.86; Atty(s): Bates Kenya Deneen

**Wilmington Savings Fund Society FSB** vs Suba Carl J., Suba Mary A.; MG-23-001158; Mortgage Foreclosure; Praecept for Appearance; 64268.93; Atty(s): Zeron Kayleigh

**PNC Bank National Association** vs Brathwaite Migdalia G., Tull Eugene S.; MG-23-001159; Mortgage Foreclosure; Confidential Information Form; Atty(s): Hong Kimberly J

**Kirkland Financial LLC** vs Ondike Lisa M.; MG-23-001160; Mortgage Foreclosure; Confidential Information Form; 17500.35; Atty(s): Dyer Thomas C.

**Gaines Jade** vs Grandview Investments; GD-23-014670; MDJ Transcript; Notice of Judgment Mailed; 2134.00; Atty(s): Pro Se

**Producers Services Company LLC** vs Lola Energy Petroco LLC; GD-23-014671; Mechanic's Lien; Transfer to Allegheny County; Atty(s): Bryson Colby Spear

**LVNV Funding** vs Kepich Kathleen; GD-23-014672; MDJ Transcript; Notice of Judgment Mailed; 1385.91; Atty(s): Carfagno Christopher B.

**LVNV Funding LLC** vs Whyel Gerald S.; GD-23-014673; MDJ Transcript; Notice of Judgment Mailed; 2331.93; Atty(s): Santucci Daniel, Carfagno Christopher B.

**LVNV Funding LLC** vs Jefferson Richard; GD-23-014674; MDJ Transcript; Notice of Judgment Mailed; 1712.15; Atty(s): Carfagno Christopher B.

**LVNV Funding LLC** vs Macy Michael; GD-23-014675; MDJ Transcript; Notice of Judgment Mailed; 1358.59; Atty(s): Carfagno Christopher B.

**LVNV Funding LLC** vs Norton Scott; GD-23-014676; MDJ Transcript; Notice of Judgment Mailed; 1132.51; Atty(s): Carfagno Christopher B.

**Second Round Sub LLC** vs Service Amy; GD-23-014677; MDJ Transcript; Notice of Judgment Mailed; 4274.58; Atty(s): Santucci Daniel, Carfagno Christopher B.

**Municipality of Monroeville** vs McCall Kevin J.; GD-23-014678; Municipal Lien; Municipal Lien; 560.00; Atty(s): Wratcher Robert J

**Municipality of Monroeville** vs Saunders James, Saunders Bertha; GD-23-014679; Municipal Lien; Municipal Lien; 150.00; Atty(s): Wratcher Robert J

**LVNV Funding LLC** vs Smith Angela; GD-23-014680; MDJ Transcript; Notice of Judgment Mailed; 3339.33; Atty(s): Santucci Daniel, Carfagno Christopher B.

**Credit Corp Solutions Inc** vs Grimes Paul; GD-23-014681; MDJ Transcript; Notice of Judgment Mailed; 3792.26; Atty(s): Morris Gregg L, Rutkowski Mychal Thomas

**LVNV Funding LLC** vs Santana Angel; GD-23-014682; MDJ Transcript; Notice of Judgment Mailed; 1031.14; Atty(s): Carfagno Christopher B.

**Municipality of Monroeville** vs Crawford Leroy; GD-23-014683; Municipal Lien; Municipal Lien; 150.00; Atty(s): Wratcher Robert J

**Municipality of Monroeville** vs Malich Nicholas; GD-23-014685; Municipal Lien; Municipal Lien; 85.00; Atty(s): Wratcher Robert J

**Municipality of Monroeville** vs Shultz Albert; GD-23-014686; Municipal Lien; Municipal Lien; 155.00; Atty(s): Wratcher Robert J

**LVNV Funding LLC** vs Smith Hanna M.; GD-23-014687; MDJ Transcript; Notice of Judgment Mailed; 7782.59; Atty(s): Santucci Daniel, Carfagno Christopher B.

**Absolute Resolutions Investments LLC** vs Lane Sarah; GD-23-014688; MDJ Transcript; Notice of Judgment Mailed; 3234.88; Atty(s): Carfagno Christopher B.

**McKeesport Area School District, City of McKeesport** vs Davis Jacqueline; GD-23-014689; Sci Fa sur Tax Lien; Certificate of Location; 1044.33; Atty(s): Mulheren Amanda L, Mazzella Michael, Vincent Christopher Elliot

**Aul James E.** vs Tomycz M.D. Nestor D., Allegheny General Hospital; GD-23-014690; Medical/Hospital Liability; Praecept for Writ of Summons; Atty(s): Pro Se

**Lenigan Paula** vs Zuniga Rubi Martinez, Tubac Victor Manuel, MTZ Remodeling Company; GD-23-014691; MDJ Transcript; Notice of Judgment Mailed; 12192.25; Atty(s): Eichstaedt Katrina M.

**McKeesport Area School District, City of McKeesport** vs Davis Jacqueline; GD-23-014692; Sci Fa sur Tax Lien; Praecept - Sci Fa sur Tax Lien; 2621.64; Atty(s): Mulheren Amanda L, Mazzella Michael, Vincent Christopher Elliot

**Wendell H. Stone Company Inc.** vs Reynolds Wilnal; GD-23-014693; Contract - Debt Collection; Notice of Judgment Mailed; 5147.57; Atty(s): Wechsler Daniel A

**East Allegheny School District** vs Landis Property Investments LLC; GD-23-014694; Sci Fa sur Tax Lien; Certificate of Location; 13499.57; Atty(s): Mulheren Amanda L, Mazzella Michael, Vincent Christopher Elliot

**Sapps Kimberly** vs Walker Jeffrey; GD-23-014695; Other Tort; Praecept for Writ of Summons; Atty(s): Rodgers III William

**Brown Carmen** vs Burgess Ricky V.; GD-23-014696; Equity; Petition to Proceed IFP; Atty(s): Pro Se

**Credit Corp Solutions Inc** vs Riley Dacarus; GD-23-014697; MDJ Transcript; Notice of Judgment Mailed; 9316.84; Atty(s): Morris Gregg L, Rutkowski Mychal Thomas

**Credit Corp Solutions Inc** vs Moyer Charlotte; GD-23-014698; MDJ Transcript; Notice of Judgment Mailed; 5541.66; Atty(s): Morris Gregg L, Rutkowski Mychal Thomas

**Credit Corp Solutions Inc.** vs Gallozbel Melanie; GD-23-014699; MDJ Transcript; Notice of Judgment Mailed; 3098.52; Atty(s): Morris Gregg L, Rutkowski Mychal Thomas

**Credit Corp Solutions Inc** vs Meckel Samantha; GD-23-014700; MDJ Transcript; Notice of Judgment Mailed; 1130.67; Atty(s): Morris Gregg L, Rutkowski Mychal Thomas

**Credit Corp Solutions Inc.** vs Richardson Demetrius; GD-23-014701; MDJ Transcript; Notice of Judgment Mailed; 7557.71; Atty(s): Morris Gregg L, Rutkowski Mychal Thomas

**Credit Corp Solutions Inc.** vs Adams Hayley; GD-23-014702; MDJ Transcript; Notice of Judgment Mailed; 2694.49; Atty(s): Morris Gregg L, Rutkowski Mychal Thomas

**Credit Corp Solutions Inc** vs Appel Jr. Robert; GD-23-014703; MDJ Transcript; Notice of Judgment Mailed; 3553.94; Atty(s): Morris Gregg L, Rutkowski Mychal Thomas

**TD Bank USA NA** vs Guerrero Lynne; GD-23-014704; MDJ Transcript; Notice of Judgment Mailed; 852.60; Atty(s): Morris Gregg L, Rutkowski Mychal Thomas

**TD Bank USA N.A.** vs Keene Christine L.; GD-23-014705; MDJ Transcript; Notice of Judgment Mailed; 4326.82; Atty(s): Morris Gregg L, Rutkowski Mychal Thomas

**Baculik Matthew, Baculik Nicole** vs La Calera Mexican Bar & Grill Incorporated, Reinhart Foodservice LLC, La Solera Foods Inc; GD-23-014706; Other Tort; Praecept for Writ of Summons; Atty(s): Kontos George M

**Robinson Hickman Shariff Khalil** vs Walgreen Eastern Co., Walgreens Boots Alliance Inc., Hrandt Penn Hills LLC, WG Penn Hills PA LLC, Kovach John, Doe 1 Store Manager John, Doe 2 Security Personnel John, John Doe 3 Corporation, John Doe 4 Owner, John Doe 5 Franchisor, John Doe 6 Franchisee, Doe 7 An Individual John; GD-23-014707; Against Property Owner; Complaint; Atty(s): Hollis Todd J

**TD Bank USA N.A.** vs Bartko Kenneth J.; GD-23-014708; MDJ Transcript; Notice of Judgment Mailed; 1068.92; Atty(s): Morris Gregg L

**Mousseau Charles** vs Quinn Kayla, Quinn Andrew; GD-23-014709; Motor Vehicle Accident; Complaint; Atty(s): Simon Marc L., Flaherty Ryan M., Nese Amanda L., Henkle Ashley, Thimons Jessica Marie

**LVNV Funding LLC** vs Pavlick Edward; GD-23-014710; MDJ Transcript; Notice of Judgment Mailed; 1543.80; Atty(s): Morris Gregg L

**TD Bank USA N.A.** vs Humphries Kirsten M.; GD-23-014711; MDJ Transcript; Notice of Judgment Mailed; 1512.71; Atty(s): Morris Gregg L, Rutkowski Mychal Thomas

**TD Bank USA N.A.** vs Marcinick Jeffrey A.; GD-23-014712; MDJ Transcript; Notice of Judgment Mailed; 1404.07; Atty(s): Morris Gregg L, Rutkowski Mychal Thomas

**Mullen Naomi S.** vs Avasarala Amitha Dr.; GD-23-014713; Medical/Hospital Liability; Praecept for Writ of Summons; Atty(s): Pro Se

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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David Blaner, dblaner@acba.org.....Managing Editor  
 Chuck Faber, cfaber@acba.org.....Layout Specialist  
 Daniel Priore, dpriore@acba.org.....Editor/Graphic Artist  
 Jennifer Pulice, jpulice@acba.org.....Director of Communications and Publications  
 Meredith Shumsky, mshumsky@acba.org.....Billing and Receivables Specialist  
 Jim Spezialetti, jspezialetti@acba.org.....Copy Specialist  
 Jessica Valesky, jvalesky@acba.org.....Graphic Artist Supervisor  
 Denise Velez, dvelez@acba.org.....Daily PLJ Supervisor

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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**

**CIVIL PROCEDURAL  
RULES COMMITTEE**

**Rule 238. Damages for Delay in an Action for Bodily Injury, Death or Property Damage.**

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**Addendum to Explanatory  
Comment (2024)**

The prime rate as set forth in the first edition of the Wall Street Journal for a particular year is the basis for calculating damages for delay under Pa.R.Civ.P. 238 as revised November 7, 1988. The prime rate published in the first edition of the Wall Street Journal for each of the years specified is as follows:

**Date of Publication - Prime  
Rate Percentage**

January 2, 2024 - 8 ½
January 3, 2023 - 7 ½
January 3, 2022 - 3 ¼
January 4, 2021 - 3 ¼
January 2, 2020 - 4 ¾
January 2, 2019 - 5 ½
January 2, 2018 - 4 ½
January 3, 2017 - 3 ¾
January 4, 2016 - 3 ½
January 2, 2015 - 3 ¼
January 2, 2014 - 3 ¼
January 2, 2013 - 3 ¼
January 3, 2012 - 3 ¼
January 3, 2011 - 3 ¼
January 4, 2010 - 3 ¼
January 2, 2009 - 3 ¼
January 2, 2008 - 7 ¼
January 2, 2007 - 8 ¼
January 3, 2006 - 7 ¼
January 3, 2005 - 5 ¼
January 2, 2004 - 4
January 2, 2003 - 4 ¼
January 2, 2002 - 4 ¾
January 2, 2001 - 9 ½
January 3, 2000 - 8 ½
January 4, 1999 - 7 ¾
January 2, 1998 - 8 ½

**Comment:** The prime rate for the years 1980 through 1997 may be found in the Addendum to the Explanatory Comment published in the Pennsylvania Bulletin, 33 Pa.B. 634 (February 1, 2003), and on the web site of the Civil Procedural Rules Committee at <https://www.pacourts.us>.

24-00082

**Pennsylvania  
Supreme Court**

**IN RE: ACCREDITATION OF THE  
NATIONAL BOARD OF TRIAL  
ADVOCACY AS A CERTIFYING  
ORGANIZATION FOR TRUCK  
ACCIDENT LAW**

**NO. 241  
DISCIPLINARY RULES DOCKET**

**ORDER**

**PER CURIAM**

AND NOW, this 4th day of January, 2024, upon consideration of the

recommendation of the Pennsylvania Bar Association Review and Certifying Board, the National Board of Trial Advocacy is hereby accredited as a certifying organization for truck accident law for a period of five years, commencing February 1, 2024.

Justice McCaffery did not participate in the consideration or decision of this matter.

24-00085

**Court of Common Pleas  
of Allegheny County**

**JUVENILE COURT**

**MOTIONS SCHEDULE  
January 2024**

- January 1 - Holiday
- January 2 - Holiday
- January 3 - Judge Spurgeon
- January 4 - Judge Spurgeon
- January 5 - Judge Spurgeon
- January 8 - Judge Bush
- January 9 - Judge Bush
- January 10 - Judge Bush
- January 11 - Judge Bush
- January 12 - Judge Bush
- January 15 - Holiday
- January 16 - Judge Woodruff
- January 17 - Judge Woodruff
- January 18 - Judge Woodruff
- January 19 - Judge Woodruff
- January 22 - Judge McCrady
- January 23 - Judge McCrady
- January 24 - Judge McCrady
- January 25 - Judge McCrady
- January 26 - Judge McCrady
- January 29 - Judge Sizemore
- January 30 - Judge Sizemore
- January 31 - Judge Sizemore

23-04651

**Court of Common Pleas  
of Allegheny County**

**UPDATED 1/3/2024**

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

**January 2024**

- January 1 - Court Holiday
- January 2 - Court Holiday
- January 3 - Bubash, J. in Courtroom 425 at 2:00 PM
- January 4 - Sizemore, J. in Courtroom 320 at 9:30 AM and Henry-Taylor, J. in Courtroom 425 at 2:00 PM
- January 5 - No Motions
- January 8 - Woodruff, J. in Courtroom 320 at 10:00 AM and Eaton, J. in 814 City-County Building at 2:00 PM
- January 9 - Spurgeon, J. in Courtroom 320 at 10:00 AM; Bush, J. in Courtroom 424 at 10:00 AM and McGough, J. in Courtroom 425 at 2:00 PM
- January 10 - Wagner, J. in Courtroom 425 at 2:00 PM
- January 11 - Costa, J. in Courtroom 425 at 2:00 PM
- January 12 - No Motions
- January 15 - Court Holiday
- January 16 - Middleman, J. in Courtroom 320 at 9:30 AM and Korb, J. in Courtroom 425 at 2:00 PM

- January 17 - Bubash, J. in Courtroom 425 at 2:00 PM
- January 18 - Eaton, J. in 814 City-County Building at 2:00 PM
- January 19 - No Motions
- January 22 - McCrady, J. in Courtroom 320 at 10:00 AM and McGough, J. in Courtroom 425 at 2:00 PM
- January 23 - Henry-Taylor, J. in Courtroom 425 at 2:00 PM
- January 24 - Cozza, J. in Courtroom 320 at 9:30 AM and Hens-Greco, J. in Courtroom 500 at 10:00 AM
- January 25 - Costa, J. in Courtroom 425 at 2:00 PM
- January 26 - No Motions
- January 29 - Eaton, J. in 814 City-County Building at 2:00 PM
- January 30 - Korb, J. in Courtroom 425 at 2:00 PM
- January 31 - Bubash, J. in Courtroom 425 at 2:00 PM
- 000 Senior 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 Korb, 010 President 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

23-04776

**Court of Common Pleas  
of Allegheny County**

**CIVIL DIVISION  
GENERAL ASBESTOS MOTIONS**

**Honorable Daniel D. Regan**

Beginning January 10, 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:

**Wednesday, January 10, 2024  
at 11:00 a.m.**

**Wednesday, February 7, 2024  
at 11:00 a.m.**

**Wednesday, March 6, 2024 at 11:00 a.m.**  
23-04782

**Court of Common Pleas  
of Allegheny County**

**CIVIL DIVISION**

**GENERAL ASBESTOS MOTIONS**

**Honorable Arnold I. Klein**

Beginning January 11, 2024, 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, January 11, 2024 at 8:45 a.m.**

**Thursday, February 8, 2024 at 9:00 a.m.**

**Thursday, March 14, 2024 at 8:45 a.m.**  
23-04496

**COURT SCHEDULES**

**Daily Jury and  
Non-Jury  
Trial List**

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

**Friday  
January 12, 2024**

**Jury Trials**

(82) 202997 GD-19-51  
Source Architechnology Systems, Inc. vs Marty J. Kury, et al; P-Atty: **Janine E. Smith, John P. Corcoran, Jr.**; D-Atty: **Stephen C. Paul**; 4x

**Non-Jury Trials**

(95) AR-20-5144  
Citibank vs Lisa Walker; P-Atty: **Michael R. Lipinski, Robert M. Kline**; D-Atty: **Gregory Thomas Artim**; 1x

(96) AR-22-3587  
William Faulkner, Jr., et al vs Rent With Option to Buy; P-Atty: **Drew G. Miller, Natalie Potter**; D-Atty: **Thomas Michael Castello**; 1x

**Criminal Division**

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

**Wednesday  
January 17, 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-0001789-23**; Dioscar Almonte; Manufacture, Delivery, or Possession With Intent to Manufacture or Deliver; ADA: **Criminal Division Allegheny County District Attorney's Office**; D-atty: **Robert Marc Gamburg**

**CR-0005880-23**; Joseph Lyle Doughty; Unauth Use Motor/Other Vehicles; ADA: **Criminal Division Allegheny County District Attorney's Office**; D-atty: **Rachel Kathryn Crosby**

**CR-0006486-23**; Patrick Edward Franklin; Aggravated Assault - Attempts to cause SBI or causes injury with extreme indifference; ADA: **Criminal Division Allegheny County District Attorney's Office**; D-atty: **Rachel Kathryn Crosby**

**CR-0008452-20**; Andrew James Gilbert; Criminal Use Of Communication Facility; ADA: **Criminal Division Allegheny County District Attorney's Office**; D-atty: **Christopher Nicholas Urbano**

**CR-0002611-22;** Andrew James Gilbert; Int Poss Contr Subst By Per Not Reg; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Christopher Nicholas Urbano**

**CR-0008095-22;** Andrew Martin; Aggravated Assault - Attempts to cause or causes BI to designated individuals; ADA: **Criminal Division Allegheny County District Attorney's Office**

**CR-0002759-23;** Kurtis Shaw; Manufacture, Delivery, or Possession With Intent to Manufacture or Deliver; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Owen Matthew Seman**

**Judge Kelly Bigley  
Courtroom 525**

**CR-0001000-22;** Mark Asheland Brown; DUI: Highest Rte of Alc (BAC .16+) 3rd Off; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Yemi Tama-Re Olaiya**

**CR-0004635-23;** Richard Micha Dudas III; DUI: Highest Rte of Alc (BAC .16+) 3rd Off; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Cory Shane Ricci**

**CR-0005162-23;** Daniel Michael Keane; DUI: Highest Rte of Alc (BAC .16+) 3rd Off; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Randall T. Ricciuti**

**Judge Thomas P. Caulfield  
Courtroom 516**

**CR-0000464-23;** Grayson Tye Daniels; DUI: Controlled Substance - Impaired Ability - 2nd Offense; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Larry C. Victum**

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

**CR-0006607-23;** Robert James Clark III; Stalking - Repeatedly Comm. To Cause Fear; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **John Paul Senich Jr.**

**CR-0004058-23;** Patrick Johns Engelman; Strangulation - Applying Pressure to Throat or Neck; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Cory Shane Ricci**

**CR-0004317-23;** Shanna Fleming; Criminal Mischief - Damage Property; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Cory Shane Ricci**

**CR-0004718-23;** Kiara Amanda Gilbert; Accident Involv Damage Attended Vehicle/Prop; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Amita Maram**

**CR-0004496-23;** Edward McDoe; Accident/Serious Bodily Injury; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Edward Nicholson**

**CR-0004544-23;** Carloto M. Neal; Firearms Not To Be Carried W/O License; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Cory Shane Ricci**

**CR-0006246-23;** Robert Reed; Posses Firearm W/Manufacturer Number Altered, Etc; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Amita Maram**

**CR-0006598-23;** Raven Thomas; Manufacture, Delivery, or Possession With Intent to Manufacture or Deliver; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Jonathan Anthony Ori**

**CR-0004113-23;** Tiana Worlds; Criminal Mischief - Damage Property; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Amita Maram**

**Judge Thomas Flaherty  
Courtroom 324**

**CR-0002499-23;** Anthony Barnes; Possession Of Firearm Prohibited; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Aaron Scott Klavon**

**CR-0006418-23;** Drew Bey; Fail to Register with PSP; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Joshua Guckert**

**CR-0002500-23;** Tyler Boyd-Chaney; Possession Of Firearm Prohibited; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Anne Marie Mancuso**

**CR-0003671-23;** Sharone Lamont Bronaugh; Def Tres Actual Communication To; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Rachel Kathryn Crosby**

**CR-0003002-23;** Samod Sheerife Powells; Possession Of Firearm Prohibited; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Milton E. Raiford**

**CR-0004860-23;** Chase Rupert; Tamper With/Fabricate Physical Evidence; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Owen Matthew Seman**

**CR-0006461-23;** Reauna M. Saunders; Aggravated Assault - Attempts to cause or causes BI with deadly weapon; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Joseph Paletta**

**CR-0006468-23;** Lawrence Leonard Schott III; Endangering Welfare of Children - Parent/Guardian/Other Commits Offense; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Joseph Paletta**

**CR-0006843-23;** Cedrick Zedeciah Smith; Alter/Obliterate Mark Of Identification; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Joshua Guckert**

**Judge Elliot Howsie  
Courtroom 533**

**CR-0001296-23;** Jazmine Monay Porter; Aggravated Arson - Person Present Inside Property; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Milton E. Raiford**

**CR-0004905-23;** Fawn L. Wise; Aggravated Assault - Attempts to cause SBI or causes injury with extreme indifference; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Andrew Roger Howard**

**CR-0004693-23;** Crystal Dawn Wood; Terroristic Threats W/Int To Terrorize Another; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Taylor Marie Corn**

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

**CR-0006913-23;** Courtney Jean Anderson; Penalties - Sales to Ineligible Transferee; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Brian Patrick McDermott**

**CR-0007104-23;** Edward Hanner; Firearms Not To Be Carried W/O License; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Andrew Michael Sherman**

**CR-0001311-17;** Eli Adam Hightower; Recklessly Endangering Another Person; ADA: **Criminal Division Allegheny County District Attorney's Office**

**Judge Anthony M. Mariani  
Courtroom 316**

**CR-0001346-23;** Timothy Alexander; Flight To Avoid Appreh/Trial/Punish; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **William H. Difenderfer**

**CR-0002428-23;** Timothy Alexander; Manufacture, Delivery, or Possession With Intent to Manufacture or Deliver; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **William H. Difenderfer**

**CR-0002451-23;** Timothy Alexander; Fleeing or Attempting to Elude Officer; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **William H. Difenderfer**

**CR-0002647-23;** Timothy Alexander; Manufacture, Delivery, or Possession With Intent to Manufacture or Deliver; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Rachael C. Arieanna Santoriella**

**CR-0002394-23;** Timothy Alexander; Manufacture, Delivery, or Possession With Intent to Manufacture or Deliver; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **William H. Difenderfer**

**CR-0006531-23;** Shabazz S. Anderson; Fleeing or Attempting to Elude Officer; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Kevin Vance Horne**

**CR-0006530-23;** Shabazz S. Anderson; Fleeing or Attempting to Elude Officer; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Kevin Vance Horne**

**CR-0006529-23;** Shabazz S. Anderson; Fleeing or Attempting to Elude Officer; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Kevin Vance Horne**

**CR-0006528-23;** Shabazz S. Anderson; Fleeing or Attempting to Elude Officer; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Kevin Vance Horne**

**CR-0006532-23;** Shabazz S. Anderson; Fleeing or Attempting to Elude Officer; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Kevin Vance Horne**

**CR-0006533-23;** Shabazz S. Anderson; Fleeing or Attempting to Elude Officer; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Kevin Vance Horne**

**CR-0006358-23;** Tammy Lee Clifford; Theft By Unlaw Taking-Movable Prop; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Tirza Ann Kyes**

**CR-0006351-23;** Gary Hloznick III; Firearm Not To Be Carried W/O License-No Crim Viol; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Joseph Dominic Pometto**

**CR-0006522-23;** Perry Jarome Pierr Williams; Aggravated Assault - Attempts to cause or causes SBI to designated individuals; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Kevin Vance Horne**

**Judge Jill E. Rangos  
Courtroom 327**

**CR-0007354-22;** Bill Robinson; Possession Of Firearm Prohibited; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Robert Joseph Perkins**

**CR-0007353-22;** Timothy Daquane Robinson; Possession Of Firearm Prohibited; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Tyler Wils Deluco**

**CR-0002666-22;** Lamar Vashawn Rozier; Aggravated Assault - Attempts to cause or causes BI to designated individuals; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Ralph David Karsh**

**Judge Kevin G. Sasinowski  
Courtroom 506**

**CR-0005500-23;** Anaisa Denielle Barry; Resist Arrest/Other Law Enforce; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Fred Gordon Rabner**

**CR-0002528-23;** Colin Francis Camerota; Simple Assault; ADA: **Criminal Division Allegheny County District Attorney's Office**

**CR-0005483-23;** Monica R. Chrzan; Simple Assault; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Kelvin L. Morris**

**CR-0007093-23;** Page Clinton; Aggravated Assault - Attempts to cause SBI or causes injury with extreme indifference; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Michael J. Deriso**

**CR-0004869-23;** David Erdley; Manufacture, Delivery, or Possession With Intent to Manufacture or Deliver; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **David Andrew Obara**

**CR-0004370-23;** Kizzy Hays; Stalking - Repeatedly Commit Acts To Cause Fear; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **James A. Wymard**

**CR-0004472-23;** Conrad Rozir; Manufacture, Delivery, or Possession With Intent to Manufacture or Deliver; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Jacob Wesley Wyland**

**Judge Jennifer Satler  
Courtroom 527**

**CR-0002939-23;** Catherine Leona Carlino; DUI: Controlled Substance - Impaired Ability - 3rd Offense; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Amita Maram**

**CR-0000300-23;** Kelsey Gori; Simple Assault; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Cory Shane Ricci**

**CR-0001417-23;** Keith Alan Larkins; Robbery-Threat Immed Ser Injury; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Michael Dewitt Barry**

**CR-0006224-23;** Sean Alan Monroe; Resist Arrest/Other Law Enforce; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Samuel E. Manning III**

**Judge Randal B. Todd  
Courtroom 310**

**CR-0004743-23;** Dominique Benton; Forgery - Utters Forged Writing; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Phillip Carlos Hong-Barco**

**CR-0004415-23;** Kashif Cahoon; Strangulation - Applying Pressure to Throat or Neck; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Lena Bryan Henderson**

**CR-0004741-23;** Shakia Daniel Dandridge; Forgery - Utters Forged Writing; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Thomas N. Farrell**

**CR-0008659-20;** Aubay Leon Germany; Possession Of Firearm Prohibited; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Kathryn Simmers**

**CR-0008660-20;** Ebay Leon Germany; Possession Of Firearm Prohibited; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Carmen Latrice Robinson**

**CR-0008658-20;** Ebay Leon Germany; Possession Of Firearm Prohibited; ADA: **Criminal Division Allegheny County District Attorney's Office**

**CR-0004747-23;** Savion Alon Glover; Forgery - Utters Forged Writing; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Samir George Hadeed**

**CR-0008679-22;** Jasson Eugene Hart Jr.; Aggravated Assault - Attempts to cause SBI or causes injury with extreme indifference; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Danielle Lyndsay McNabb**

**CR-0002503-23;** John R. Kennedy; Manufacture, Delivery, or Possession With Intent to Manufacture or Deliver; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Patrick J. Thomassey**

**CR-0004742-23;** Leonard McClain; Forgery - Utters Forged Writing; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Kristen A. Pauli**

**CR-0002517-23;** Anthony William McCray; Strangulation - Blocking the Nose and Mouth of the Person; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Lena Henderson**

**CR-0004131-23;** Amir Page; Simple Assault; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Lena Bryan Henderson**

**CR-0008284-22;** Andre William Sizemore; Aggravated Assault - Attempts to cause SBI or causes injury with extreme indifference; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Owen Matthew Seman**

**CR-0005834-20;** Dewayne Lavonn Whitaker; Possession Of Firearm Prohibited; ADA: **Criminal Division Allegheny County District Attorney's Office;** D-atty: **Anthony John Christmas**

## Arbitration Trial List

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

Wednesday  
January 17, 2024

**GD-22-008630;** ODK Capital, LLC vs Sluka; P-atty: **Thomas J. Nolan;** D-atty: **Jeffrey T. Morris**

**GD-21-007657;** Fischbach vs Converge Real Estate LLC, et al; P-atty: **Thomas M. Castello;** D-atty: **Brook T. Dirlam**

**GD-20-009618;** Spencer-Johnson, et al vs Port Authority of Allegheny County; P-atty: **C. William Kenny;** D-atty: **Roger W. Foley, Jr.**

**AR-23-004872;** Accelerated Inventory Management, LLC vs Smith; P-atty: **Demetrios H. Tsarouhis;** D-atty: **Pro Se**

**AR-23-004865;** JPMorgan Chase Bank, N.A. vs Langdon; P-atty: **Julie E. Goodchild**

**AR-23-004861;** Accelerated Inventory Management, LLC vs Bauer; P-atty: **Demetrios H. Tsarouhis;** D-atty: **Stephen D. Fuegi**

**AR-23-004860;** Crisanti vs Fielder; P-atty: **Robert A Crisanti;** D-atty: **Pro Se**

**AR-23-004859;** JPMorgan Chase Bank, N.A. vs Mack; P-atty: **Michael Robert Lipinski;** D-atty: **Pro Se**

**AR-23-004858;** JPMorgan Chase Bank, N.A. vs Tessler; P-atty: **Michael Robert Lipinski**

**AR-23-004857;** JPMorgan Chase Bank, N.A. vs Shawley; P-atty: **Michael Robert Lipinski;** D-atty: **Pro Se**

**AR-23-004856;** JPMorgan Chase Bank, N.A. vs Mack; P-atty: **Michael Robert Lipinski;** D-atty: **Pro Se**

**AR-23-004851;** Pazo vs Rizk; P-atty: **Matthew D. Gailey;** D-atty: **Kenneth Ficerai**

**AR-23-004848;** Peoples vs Schwartz; P-atty: **Wayne M. Chiurazzi;** D-atty: **John K. Bryan**

**AR-23-004847;** Kargol, et al vs General Motors, LLC; P-atty: **Robert M. Silverman;** D-atty: **Alexander M. Shaen**

**AR-23-004846;** Citibank, N.A. vs Porter; P-atty: **Michael Robert Lipinski;** D-atty: **Pro Se**

**AR-23-004843;** Nia Kora, LLC vs Mtt DM, LLC; P-atty: **Pro Se;** D-atty: **Jennifer L. Enciso**

**AR-23-004840;** Nia Kora, LLC vs SF, LLC; P-atty: **Pro Se**

**AR-23-004837;** Citibank, N.A. vs Bodnar; P-atty: **Michael Robert Lipinski;** D-atty: **Pro Se**

**AR-23-004831;** Citibank, N.A. vs Burns; P-atty: **Sean Patrick Stevens;** D-atty: **Dorothea S. Hall**

**AR-23-004830;** Burd, et al vs General Motors, LLC; P-atty: **Robert M. Silverman;** D-atty: **Nancy D. Green, Alexander M. Shaen**

**AR-23-004829;** Donegal Mutual Insurance Company vs Tibelghai; P-atty: **Paul M. Schofield, Jr.;** D-atty: **Diana M. O'Connell**

**AR-23-004438;** Craven vs Edge; P-atty: **Pro Se;** D-atty: **Pro Se**

**AR-23-004010;** Luick N Sons Contracting, Inc. vs Sullivan, et al; P-atty: **Pro Se;** D-atty: **Matthew J. Kalina**

**AR-23-003380;** Hottel vs APEX Rehabilitation Solutions; P-atty: **Bruce S. Gelman;** D-atty: **Andrew Kimball, Andrew Clifford**

**AR-23-003177;** Tantsing vs Corso; P-atty: **Adam Daniel Shorr;** D-atty: **Michael Belko**

**AR-23-003010;** Ameican Express National Bank vs Naylor; P-atty: **Andrew Loewy**

**AR-23-002953;** Dittrich, Jr. vs Corna; P-atty: **Tara Marie Sease;** D-atty: **Karen L. Hughes**

**AR-23-002354;** Goldman Sachs Bank USA vs Hines; P-atty: **Andrew Loewy;** D-atty: **Pro Se**

**AR-23-002113;** Discover Bank vs Allen-Trosky; P-atty: **Andrew Loewy**

**AR-23-001939;** Wetzel, et al vs Artisan Development Group, LLC; P-atty: **Joseph Robert Dalfonso;** D-atty: **George D. Apresso**

**AR-22-003610;** Discover Bank vs Deluca; P-atty: **Thomas J. Nolan, Kirsten R. Armstrong**

## 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:

Bertha, Brant M., deceased, of Dormont, PA. No. 08491 of 2023. Glenn Bertha, Extr., 316 East Bruceceton Road, Pittsburgh, PA 15236 or to William C. Price, Jr., Esq., Price & Associates, P.C., 2005 Noble St., Pittsburgh, PA 15218.  
24-00063 Jan 11, 18, 25, 2024

Bridson, Marlene A., deceased, of Avalon Borough, PA. No. 07862 of 2023. Sally O'Connor, Co-Extr., 96 Link Avenue, Pittsburgh, PA 15237 and Charles R. Goetz, Co-Extr., 841 California Avenue, Apt. 409, Pittsburgh, PA 15202 or to Charles F. Perego, Esq., McMonigle, Vesely & Perego, P.C., 694 Lincoln Ave., Pittsburgh, PA 15202.  
24-00059 Jan 11, 18, 25, 2024

Clarke, Samuel M. a/k/a Samuel Merritt Clarke, deceased, of Gibsonia, PA. No. 08640 of 2023. Michael L. Clarke, Extr., 2848 Ridge Drive, Allison Park, PA 15101 or to Harold A. English, Esq., H.A. English & Associates, P.C., 4290 William Flinn Highway, Suite 200, Allison Park, PA 15101.  
24-00061 Jan 11, 18, 25, 2024

Dingman, Kathleen Jean a/k/a Kathleen J. Dingman, deceased, of Avalon Borough, PA. No. 08632 of 2023. Amy Pengidore, Extr., 7007 Lamp Post Lane, Alexandria, VA 22306 or to Charles F. Perego, Esq., McMonigle, Vesely & Perego, P.C., 694 Lincoln Ave., Pittsburgh, PA 15202.  
24-00057 Jan 11, 18, 25, 2024

Elliott, Kim, deceased, of Avalon Borough, PA. No. 08632 of 2023. Kimberley Conn, Extr., 305 Holmes Street, Smethport, PA 16749 or to Charles F. Perego, Esq., McMonigle, Vesely & Perego, P.C., 694 Lincoln Ave., Pittsburgh, PA 15202.  
24-00062 Jan 11, 18, 25, 2024

Garvin-Isaac, Genevieve Elizabeth a/k/a Genevieve E. Garvin, deceased, of Penn Hills, PA. No. 08643 of 2023. Donna Isaac, Admrx., 1853 Atkinson Place, Wilkinsburg, PA 15235 or to William C. Price, Jr., Esq., Price & Associates, P.C., 2005 Noble St., Pittsburgh, PA 15218.  
24-00064 Jan 11, 18, 25, 2024

Gordon, Susan Ann, deceased, of Pittsburgh, PA. No. 07665 of 2023. Thomas H. Gordon, Extr., 475 Garner Court, #315, Pittsburgh, PA 15213.  
24-00037w Jan 11, 18, 25, 2024

Hubbard, Sylvia Marie, deceased, of South Park Township, PA. No. 08448 of 2023. Anita Carroll, Co-Extr., 409 Patrick's Place, Mars, PA 16046 and Amy Sadlek, Co-Extr., 4034 Crown Drive, South Park, PA 15129 or to John M. Hartzell, Jr., Esq., Houston Harbaugh, P.C., Three Gateway Ctr., 401 Liberty Ave., 22nd Fl., Pittsburgh, PA 15222-1005.  
24-00055 Jan 11, 18, 25, 2024

Koczaja, Edna K. a/k/a Edna Katherine Koczaja, deceased, of Bridgeville, PA. No. 07712 of 2023. Kathleen M. Pratt, Admrx., 1806 Glen Road, Aliquippa, PA 15001 or to E. Robert Pecori, III, Esq., Pecori & Pecori, Attorneys at Law, 7051 Steubenville Pike, Suite 7, Oakdale, PA 15071.  
24-00032w Jan 11, 18, 25, 2024

Locher, Douglas J., deceased, of Ross Township, PA. No. 03040 of 2023. Daniel J. Locher, Extr., c/o James M. Herb, Esq., Herb & Winters Law, 464 Perry Hwy., Pittsburgh, PA 15229.  
24-00060 Jan 11, 18, 25, 2024

Rosenberg, Edmund, deceased, of Plum Borough, PA. No. 00131 of 2024. Matthew A. Rosenberg, Extr., 3159 Barberry Court, Murrysville, PA 15668 or to Janice H. Chisnell, Esq., 140 Golden Gate Drive, Verona, PA 15147.  
24-00033w Jan 11, 18, 25, 2024

Underwood, Carol Mariko a/k/a Carol M. Underwood, deceased, of South Fayette Township, PA. No. 08314 of 2023. Jan Berry Underwood, Jr., Co-Extr., 144 Stonegate Drive, McMurray, PA 15317 and Julian Earl Underwood, Co-Extr., 121 Patterson Avenue, Aliquippa, PA 15001 or to James P. Shields, Esq., The Elder Law Offices of Shields & Boris, 1150 Old Pond Road, Bridgeville, PA 15017.  
24-00058 Jan 11, 18, 25, 2024

Wallace, Deborah M. a/k/a Deborah M. Wallace-Meyer a/k/a Deborah M. Meyer, deceased, of Pittsburgh, PA. No. 06765 of 2023. Shawn P. Hannigan, Extr., 2359 Thayer Avenue, Henderson, NV 89074 or Robin L. Rarie, Esq., Brenlove & Fuller, LLC, 401 Washington Ave., Bridgeville, PA 15017.  
24-00056 Jan 11, 18, 25, 2024

Wirth, Raymond Walter, deceased, of Mount Lebanon Township, PA. No. 08381 of 2023. Gary R. Wirth, Extr., 1260 Lamson Circle, Pittsburgh, PA 15241 or to Shannon L. Crew, Esq., Houston Harbaugh, P.C., Three Gateway Center, 401 Liberty Ave., 22nd Fl., Pittsburgh, PA 15222-1005.  
24-00054 Jan 11, 18, 25, 2024

Adelman, Herbert, deceased, of Pittsburgh, PA. No. 08436 of 2023. Laura Cohen, Extr. and Atty., Family Legal Center, LLC, 201 Penn Center Blvd., Suite 400, Pittsburgh, PA 15235.  
23-05007 Jan 4, 11, 18, 2024

Cooper, Veda L., deceased, of Sewickley, PA. No. 08441 of 2023. David J. Cooper, Extr., James J. Loll, Esq., James J. Loll, P.C., 1122 Third St., Beaver, PA 15009.  
23-05013 Jan 4, 11, 18, 2024

Flaherty, John S., deceased, of Pittsburgh, PA. No. 07314 of 2023. Virginia M. Flaherty, Extr., 356 Lehigh Avenue, Pittsburgh, PA 15232.  
23-05004 Jan 4, 11, 18, 2024

Galla, Agnes a/k/a Agnes E. Galla, deceased, of Verona, PA. No. 08388 of 2023. Patricia A. Ruefle, Extr., 505 Lakewood Drive, Monroeville, PA 15146 or to Joseph A. Nese, Jr., Esq., 7883 Saltsburg Rd., Pittsburgh, PA 15239.  
23-05010 Jan 4, 11, 18, 2024

Ng, Roland, deceased, of McCandless Twp., PA. No. 06974 of 2023. Mindy O. Ng, Admrx., 1120 Duncan Ave., Pittsburgh, PA 15237 or to Kassie R. Gusarenko, Esq., Myers Law Group, LLC, 17025 Perry Hwy., Warrendale, PA 15086.  
23-05008 Jan 4, 11, 18, 2024

Orfitelli, Gilda, deceased, of Pittsburgh, PA. No. 08408 of 2023. Andrea Kennedy, Extr., 333 Barclay Avenue, Pittsburgh, PA 15221 or to William C. Price, Jr., Esq., Price & Associates, P.C., 2005 Noble St., Pittsburgh, PA 15218.  
23-05005 Jan 4, 11, 18, 2024

Polichio, Esther W., deceased, of Pittsburgh, PA. No. 07876 of 2023. Jean M. Pellegrini Pasternak, Co-Extr., Jane Pellegrini Mesoras, Co-Extr. and Esther L. Ungarean, Co-Extr., c/o Mary M. Halechko, Esq., Halechko Law Center, P.C., 3301 William Penn Highway, Suite 2, Pittsburgh, PA 15235.

23-02384w Jan 4, 11, 18, 2024

Pruszynski, Mary, deceased, of Pittsburgh, PA. No. 03518 of 2021. Henry Kenneth Pruszynski a/k/a H. Kenneth Pruszynski, Extr., 810 Manning Avenue, McKeesport, PA 15132 or to Jennifer Bittel Derby, Esq., Tucker Arensberg, P.C., 1500 One PPG Place, Pittsburgh, PA 15222.

23-05006 Jan 4, 11, 18, 2024

Ripepi, Antonio J. a/k/a Antonio J. Ripepi, M.D. a/k/a Antonio John Ripepi, deceased, of Bethel Park, PA. No. 08477 of 2023. Ursula Ripepi Sangimino, Admr., 714 Winter Pine Drive, Mars, PA 16046 or to Wayne M. Chiurazzi, Esq., The Chiurazzi Law Group, 101 Smithfield Street, Pittsburgh, PA 15222.

23-02385w Jan 4, 11, 18, 2024

Smith, Betty Josephine a/k/a Betty Jo Smith, deceased, of Verona, PA. No. 8427 of 2023. Rebecca L. Hunn, Extr., 343 Hagans Road, Morgantown, WV 26501 or to John P. Donovan, Esq., John P. Donovan & Associates, LLC, 434 Allegheny River Blvd., Ste. 200, Oakmont, PA 15139.

23-05012 Jan 4, 11, 18, 2024

Speiser, Yetta, deceased, of Pittsburgh, PA. No. 08373 of 2023. Jeffery Freedman, Extr., 203 Clover Street, Pittsburgh, PA 15210 or to Barry J. Palkovitz, Esq., Palkovitz Law Office, 1966 Lincoln Way, Ste. 200, White Oak, PA 15131.

23-05014 Jan 4, 11, 18, 2024

Uffelman, John R., deceased, of Oakdale, PA. No. 08517 of 2023. Evan P. Uffelman, Co-Extr. and Ava R. Bickerton, Co-Extr., 204 Cottonwood Drive, Oakdale, PA 15071 or to Kassie R. Gusarenko, Esq., Myers Law Group, LLC, 17025 Perry Hwy., Warrendale, PA 15086.

23-05009 Jan 4, 11, 18, 2024

Westbrook, Kristen H. a/k/a Kristen Westbrook, deceased, of Mt. Lebanon, PA. No. 01378 of 2023. Molly R. Westbrook, Extr., 908 Parkview Drive, Pittsburgh, PA 15243 or to Leonard A. Costa, Jr., Esq., 97 Noble Ave., Pittsburgh, PA 15205.

23-05011 Jan 4, 11, 18, 2024

Anderson, George Arthur a/k/a George Anderson a/k/a George A. Anderson, deceased, of North Versailles, PA. No. 08282 of 2023. Virginia R. Anderson, Extr., c/o Steven L. Sablowsky, Esq., Goldblum Sablowsky, LLC, 285 E. Waterfront Dr., Ste. 160, Homestead, PA 15120.

23-04905 Dec 28 2023; Jan 4, 11, 2024

Bluestone, Marylou, deceased, of Pittsburgh, PA. No. 08121 of 2023. Joanne M. McCafferty, Extr., 6159 Brown Road, Butler, PA 16002 or to Jennifer L. Rawson, Esq., Eckert Seamans Cherin & Mellott, LLC, U.S. Steel Tower, 600 Grant St., 44th Fl., Pittsburgh, PA 15219.

23-04901 Dec 28 2023; Jan 4, 11, 2024

Carney, Ann Vincent a/k/a Margaret Ann Carney, deceased, of Pittsburgh, PA. No. 06807 of 2023. Adrienne Ann Carney, Extr., c/o Karen S. Timko, Esq., Certified Elder Law Attorney, Julian Gray Associates, 954 Greentree Rd., Pittsburgh, PA 15220.

23-04906 Dec 28 2023; Jan 4, 11, 2024

Chater, Alice G., deceased, of Pittsburgh, PA. No. 08230 of 2023. Kimberly A. Kopicko, Extr., 366 Tidemore Drive, Pittsburgh, PA

15235 or to Patricia Carlson Koehler, Esq., 337 Freeport Rd., Aspinwall, PA 15215-3109. 23-04899 Dec 28 2023; Jan 4, 11, 2024

Cianca, Steven G. a/k/a Steven George Cianca, deceased, of Pittsburgh, PA. No. 09196 of 2021. Amber Cianca, Extr., 2727 Norabell Avenue, Pittsburgh, PA 15226 or to Edward J. Kress, Esq., 437 Grant Street, Suite 1240, Pittsburgh, PA 15219.

23-04897 Dec 28 2023; Jan 4, 11, 2024

Grady, Jean, deceased, of Sewickley, PA. No. 08499 of 2023. Carolyn Grady-Mookerjee, Extr., 822 Beaver St., Sewickley, PA 15143 or to Brock Meanor, Esq., Law Office of Brock A. Meanor, LLC, 234 Beaver St., Suite 2, Sewickley, PA 15143.

23-02358w Dec 28 2023; Jan 4, 11, 2024

Kantrimaitis, Mary Ann, deceased, of Pittsburgh, PA. No. 08545 of 2023. Karen Alberts, Extr., 837 Northridge Dr., Pittsburgh, PA 15216 or to Charles A. Merchant, Esq., Merchant & Kay, LLC, 300 Mt. Lebanon Blvd., Suite 220-A, Pittsburgh, PA 15234.

23-02361w Dec 28 2023; Jan 4, 11, 2024

Krieger, Janet M. a/k/a Janet Krieger, deceased, of Pittsburgh, PA. No. 07808 of 2023. Phillip R. Krieger, Admr., 888 Lovington Drive, Pittsburgh, PA 15216 or to Seth Penner, Esq., Covelli Piscione Law Offices, P.C., 357 Regis Avenue, Suite 1, Pittsburgh, PA 15236.

23-04909 Dec 28 2023; Jan 4, 11, 2024

Massaro, Warren V. a/k/a Warren Massaro a/k/a Warren Massaro, Jr. a/k/a Warren Vincent Massaro, Jr., deceased, of Plum Borough, PA. No. 08336 of 2023. Kay L. VanDervort, Extr., 188 Finin Road, New Kensington, PA 15068 or to James Irwin, Esq., 3058 Leechburg Rd., Stes. 10 & 11, Lower Burrell, PA 15068.

23-04898 Dec 28 2023; Jan 4, 11, 2024

Mizgorski, Thomas N., deceased, of Allison Park, PA. No. 08478 of 2023. Jason T. Mizgorski, Extr., 426 Minglewood Drive, Gibsonia, PA 15044 or to Jay R. Hagerman, Esq., Abernethy & Hagerman, 4927 William Flinn Highway, Allison Park, PA 15101.

23-02356w Dec 28 2023; Jan 4, 11, 2024

Peck, Anna Mae, deceased, of Crescent, PA. No. 08426 of 2023. Brion Peck, Extr., c/o Max C. Feldman, Esq., Law Offices of Max C. Feldman, 1322 Fifth Avenue, Coraopolis, PA 15108.

23-02357w Dec 28 2023; Jan 4, 11, 2024

Pietrzak, Thomas R. a/k/a Thomas Robert Pietrzak, deceased, of Shaler Township, PA. No. 08288 of 2023. Scot D. Pietrzak, Extr., 8191 Van Buren Dr., Pittsburgh, PA 15237 or to Harold A. English, Esq., H.A. English & Associates, P.C., 4290 William Flinn Highway, Suite 200, Allison Park, PA 15101.

23-04903 Dec 28 2023; Jan 4, 11, 2024

Slagel, Martha A., deceased, of Pittsburgh, PA. No. 08316 of 2023. Susan L. Slagel, Extr., c/o Jeffrey A. Golvash, Esq., Golvash & Epstein, LLC, 9 Dewalt Avenue, Pittsburgh, PA 15227.

23-04896 Dec 28 2023; Jan 4, 11, 2024

Stringert, Mary Lucille, deceased, of McCandless, PA. No. 08001 of 2023. Elaine Ward, Extr., 2400 Sherwood Avenue, Allison Park, PA 15101 or to Stephen L. Barsotti, Esq., Barsotti Law Office, P.O. Box 356, Ingomar, PA 15127.

23-02359w Dec 28 2023; Jan 4, 11, 2024

Welsh, Mary Jane a/k/a Mary J. Welsh, deceased, of McCandless Township, PA. No. 08291 of 2023. Patricia Soracco, Co-Extr., 3706 Northfield Dr., Gibsonia, PA 15044 and Linda Vierling, Co-Extr., 3042 Fairview Street, Gibsonia, PA 15044 or to Harold A.

English, Esq., H.A. English & Associates, P.C., 4290 William Flinn Highway, Suite 200, Allison Park, PA 15101.

23-04904 Dec 28 2023; Jan 4, 11, 2024

### Change of Name

In the Court of Common Pleas of Allegheny County, Pennsylvania: GD-23-13395. In re: Petition of Alice Virginia Oden, for change of name to Alice Virginia Anthony. To all persons interested: Notice is hereby given that an order of said Court authorized the filing of said petition and fixed Wednesday, January 24, 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. Todd T. Zwinkl, 500 Grant Street, Ste. 2900, Pittsburgh, PA 15219, Attorney for Petitioner.

24-00038w Jan 11, 2024

### Intent to Withdraw Foreign Business Corporation

Fox Institute of Business, Inc., a foreign business corporation incorporated under the laws of Connecticut, intends to withdraw from doing business in this Commonwealth. The address, including street and number, if any, of its principal office under the laws of its jurisdiction is: N/A.

Its last registered office in this Commonwealth is c/o Corporate Creations Network, Inc. and is deemed for venue and official publication purposes to be located in Allegheny County.

24-00037 Jan 11, 2024

### Trust Notice

John H. Wolfe, late of Monroeville, Allegheny County, Pennsylvania, deceased, having created the Wolf Living Trust dated July 3, 1997, appointed Linda R. Peifer 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.

John Wolf, Deceased

Late of Monroeville, Allegheny, PA

Trustee: Linda R. Peifer, 83 Sierra Drive, Pittsburgh, PA 15239

Attorney: Molly M. Creenan, Esquire, Creenan & Baczkowski, PC, 3907 Old William Penn Hwy., Ste. 304, Murrysville, PA 15668

23-04902 Dec 28 2023; Jan 4, 11, 2024

### Notice

Lorraine D. Antal, deceased, of Shaler, No. 8286 of 2023. Petition to Determine Title filed by Robert Antal, 702 Glenn Avenue, Glenshaw, PA 15116. Peter B. Lewis, Neighborhood Legal Services, 928 Penn Ave., Pittsburgh, PA 15222, Counsel.

23-04908 Dec 28 2023; Jan 4, 11, 2024

### Notice of Action in Mortgage Foreclosure

In the Court of Common Pleas of Allegheny County, Pennsylvania Civil Action-Law NO.: GD-23-012906

PNC Bank, National Association, Plaintiff

vs.

Victor J. Wilczynski, as Believed Heir of the Estate of Patricia M. Wilczynski; Charles S. Wilczynski, as Believed Heir of the Estate of Patricia M. Wilczynski; Unknown Heirs, of the Estate of Patricia M. Wilczynski, if any; Unknown Administrators, of the Estate of Patricia M. Wilczynski, if any, Defendants

TO: Unknown Heirs, of the Estate of Patricia M. Wilczynski, if any Unknown Heirs, of the Estate of Patricia M. Wilczynski, if any Unknown Administrators, of the Estate of Patricia M. Wilczynski, if any Unknown Administrators, of the Estate of Patricia M. Wilczynski, if any

You are hereby notified that Plaintiff, PNC Bank, National Association, filed an Action in Mortgage Foreclosure endorsed with a Notice to Defend, in the Court of Common Pleas of Allegheny County, Pennsylvania, docketed to No. GD-23-012906, seeking to foreclose the mortgage secured by the real estate located at 3524 West Stag Drive, Gibsonia, PA 15044.

A copy of the Action in Mortgage Foreclosure will be sent to you upon request to the Attorney for the Plaintiff, Manley Deas Kochalski LLC, P. O. Box 165028, Columbus, OH 43216-5028. Phone 614-220-5611.

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

YOU SHOULD TAKE THIS NOTICE TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE LAWYER OR CANNOT AFFORD ONE, TELEPHONE THE OFFICE SET FORTH BELOW TO FIND OUT WHERE YOU CAN GET LEGAL HELP.

Lawyer Referral Service  
Allegheny County Bar Association

Koppers Building  
436 Seventh Ave., 4th Fl.  
Pittsburgh, PA 15219  
412-261-5555

24-00002 Jan 11, 2024

### Notice of Action in Mortgage Foreclosure

In the Court of Common Pleas of Allegheny County, Pennsylvania Civil Action-Law

Civil Action: MG-23-000851

The Bank of New York Mellon, f/k/a The Bank of New York, as successor-in-interest to JPMorgan Chase Bank, N.A., as Trustee for Bear Stearns Asset Backed Securities Trust 2005-SD2, Asset-Backed Certificates, Series 2005-SD2 c/o Select Portfolio Servicing, Inc., Plaintiff

vs.

Edward Narr a/k/a Edward H. Narr individually and as heir of Judith A. Huffman-Narr, deceased; Joseph Huffman Jr., solely in his capacity as heir of Judith A. Huffman-Narr, deceased; John Huffman, solely in his capacity as heir of Judith A. Huffman-Narr, deceased; Kevin Narr, solely in his capacity as Heir of Judith A. Huffman-Narr, deceased; The Unknown Heirs of Judith A. Huffman-Narr, deceased, Defendants

To: Edward Narr a/k/a Edward H. Narr individually and as heir of Judith A. Huffman-Narr, deceased; John Huffman, solely in his capacity as heir of Judith A. Huffman-Narr, deceased; The Unknown Heirs of Judith A. Huffman-Narr, deceased

You have been sued in mortgage foreclosure on premises: 702 Herron Avenue, Verona, PA 15147 based on defaults since December 1, 2021. You owe \$75,023.48 plus interest.

Notice

If you wish to defend, you must enter a written appearance personally or by attorney and file your defenses or objections in writing with the court. You are warned that

if you fail to do so the case may proceed without you and a judgment may be entered against you without further notice for the relief requested by the plaintiff. You may lose money or property or other rights important to you.

YOU SHOULD TAKE THIS PAPER TO A LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER, OR CANNOT AFFORD ONE, TELEPHONE THE OFFICE SET FORTH BELOW TO FIND OUT WHERE YOU CAN GET LEGAL HELP.

Lawyer Referral and Information Service (Asociacion de Licenciados Servicio de Referencia e Informacion Legal) Allegheny County Bar Association Allegheny County Bar Association Lawyer Referral Service 4th Floor, Koppers Building 436 Seventh Avenue Pittsburgh, PA 15219 Telephone: (412) 261-5555 Fax: 412-261-3622 24-00038 Jan 11, 2024

**Notice of Action in Mortgage Foreclosure**

Civil Action Court of Common Pleas Allegheny County, PA Civil Action-Law No. MG-23-000573 U.S. Bank Trust National Association, Not in its Individual Capacity but Solely as Owner Trustee for RCF 2 Acquisition Trust, Plaintiff

vs. Claire V. Borlak, in Her Capacity as Heir of William Borlak a/k/a William J. Borlak, Sr.; William J. Sangaila-Borlak, in His Capacity as Heir of William Borlak a/k/a William J. Borlak, Sr.; Lauren Rodrigues, in Her Capacity as Heir of William Borlak a/k/a William J. Borlak, Sr.; Alexander Borlak, in His Capacity as Heir of William Borlak a/k/a William J. Borlak, Sr.; Erin Borlak a/k/a Erin Uhigh, in Her Capacity as Heir of William Borlak a/k/a William J. Borlak, Sr.; Unknown Heirs, Successors, Assigns and All Persons, Firms, or Associations Claiming Right, Title or Interest From or Under William Borlak a/k/a William J. Borlak, Sr., Defendants

To: Unknown Heirs, Successors, Assigns and All Persons, Firms, or Associations Claiming Right, Title or Interest From or Under William Borlak a/k/a William J. Borlak, Sr. Defendant(s), 1356 4th Ave., Coraopolis, PA 15108:

**Complaint In Mortgage Foreclosure**

You are hereby notified that Plaintiff, U.S. Bank Trust National Association, Not in its Individual Capacity But Solely as Owner Trustee for RCF 2 Acquisition Trust, has filed a Mortgage Foreclosure Complaint endorsed with a Notice to Defend, against you in the Court of Common Pleas of Allegheny County, PA docketed to No. MG-23-000573, seeking to foreclose the mortgage secured on your property located, 1356 4th Ave., Coraopolis, PA 15108.

**Notice**

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

YOU SHOULD TAKE THIS PAPER TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER, TELEPHONE THE

OFFICE SET FORTH BELOW. THIS OFFICE CAN PROVIDE YOU WITH INFORMATION ABOUT HIRING A LAWYER.

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

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

Robertson, Anschutz, Schneid, Crane & Partners, PLLC A Florida professional limited liability company Attorneys for Plaintiff Jonathan Etkowicz, Esq. ID No. 208786 133 Gaither Drive, Suite F Mt. Laurel, NJ 08054 855-225-6906

24-00083 Jan 11, 2024

**Notice of Action in Mortgage Foreclosure**

Court of Common Pleas Allegheny County Civil Division NO: MG-22-000096 Nationstar Mortgage LLC d/b/a Mr. Cooper, Plaintiff

vs. Unknown Heirs, Successors, Assigns and all Persons, Firms or Associations Claiming Right, Title or Interest From or Under Barry P. Gidel, deceased; Bethany Neal, Known Heir of Barry P. Gidel, deceased; and Ryan Gidel, Known Heir of Barry P. Gidel, deceased, Defendants

To the Defendants, Unknown Heirs, Successors, Assigns and all Persons, Firms or Associations Claiming Right, Title or Interest From or Under Barry P. Gidel, deceased; Take Notice That The Plaintiff, Wilmington Savings Fund Society, FSB, not in its individual capacity but solely in its capacity as Owner Trustee for Ocwen Loan Acquisition Trust 2023-HB1 has filed an action Mortgage Foreclosure, as captioned above.: Take Notice That The Plaintiff, Nationstar Mortgage LLC d/b/a Mr. Cooper has filed an amended action Mortgage Foreclosure, as captioned above.

**Notice**

If You Wish To Defend, You Must Enter A Written Appearance Personally Or By Attorney And File Your Defense Or Objections With The Court. You Are Warned That If You Fail To Do So The Case May Proceed Without You And A Judgment May Be Entered Against You Without Further Notice For The Relief Requested By The Plaintiff. You May Lose Money Or Property Or Other Rights Important To You. YOU SHOULD TAKE THIS NOTICE TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER TELEPHONE THE OFFICE SET FORTH BELOW. THIS OFFICE CAN PROVIDE YOU WITH INFORMATION ABOUT HIRING A LAWYER.

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

Allegheny County Bar Association Koppers Building 436 Seventh Ave., 4th Fl. Pittsburgh, PA 15219 412-261-5555

LOGS Legal Group LLP, By: Christopher A. DeNardo, PA I.D. No. 78447; Jason Dionisio, PA I.D. No. 333475; Samantha Gable, PA I.D. No. 320695; Leslie J. Rase, PA I.D. No. 58365; Heather Riloff, PA I.D. No. 309906; Kevin T. Tonczyczyn, PA I.D. No. 332616; Elizabeth L. Wassall, PA I.D. No. 77788, 985 Old Eagle School Road, Suite 514, Wayne, PA

19087, Telephone: (610) 278-6800, E-mail: pahelp@logs.com, LLG File No. 22-066721. 24-00095 Jan 11, 2024

**Notice of Action in Mortgage Foreclosure**

Court of Common Pleas Civil Action Allegheny County No: MG-23-001084

Wilmington Savings Fund Society, FSB, not in its individual capacity but solely in its capacity as Owner Trustee for Ocwen Loan Acquisition Trust 2023-HB1, Plaintiff

vs. Robert A. Hooper, Jr., known Heir of Nancy Peters, deceased; Brian J. Hopper, known Heir of Nancy Peters, deceased; and Unknown Heirs, Successors, Assigns and All Persons, Firms or Associations Claiming Right, Title or Interest from or under Nancy Peters, deceased, Defendants

To the Defendants, Unknown Heirs, Successors, Assigns and All Persons, Firms or Associations Claiming Right, Title or Interest from or under Nancy Peters, deceased: Take Notice That The Plaintiff, Wilmington Savings Fund Society, FSB, not in its individual capacity but solely in its capacity as Owner Trustee for Ocwen Loan Acquisition Trust 2023-HB1 has filed an action Mortgage Foreclosure, as captioned above:

**Notice**

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

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

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

Allegheny County Bar Association 400 Koppers Bldg. 436 7th Avenue, 3rd Floor Pittsburgh, PA 15219

Logs Legal Group LLP, By: Christopher A. DeNardo, PA I.D. No. 78447; Jason Dionisio, PA I.D. No. 333475; Samantha Gable, PA I.D. No. 320695; Leslie J. Rase, PA I.D. No. 58365; Heather Riloff, PA I.D. No. 309906; Kevin T. Tonczyczyn, PA I.D. No. 332616; Elizabeth L. Wassall, PA I.D. No. 77788, 985 Old Eagle School Road, Suite 514, Wayne, PA 19087, Telephone: (610) 278-6800, E-Mail: Pahelp@Logs.Com, LLG File No. 22-067420. 24-00096 Jan 11, 2024

**CIVIL DIVISION**

**Arbitration Awards**

(Continued from Page 1, Column 2)

the Plaintiff of the property located at: 2604 Kenn St., Pittsburgh, PA 15214. The award of possession is 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. Connelly, J. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY.

**Prudential Realty Company** vs Allen, et al; LT-23-001250; P-atty: Matthew F. Dolfi; D-atty: Pro Se; Award for Plaintiff on claims: for possession based on end of lease term, for damages in the amount of \$5,140.00-\$3,840.00 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). and \$1,300.00 attorney fees. Dated 01/04/24. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Arbitration Board #40295

**Green** vs Johnson; LT-23-001251; P-atty: Pro Se; D-atty: Pro Se; Award for Plaintiff on claims: for possession based on end of lease term, for damages in the amount of \$0 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 01/04/24. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Arbitration Board #40297

**Lewis** vs White; LT-23-001298; P-atty: Pro Se; D-atty: Pro Se; Non Jury Verdict Dated 01/04/24, a verdict is entered in favor of Plaintiff and against Defendant in the amount of \$25,000.00 plus costs. Defendant not appearing. It is further Ordered that possession is granted to the Plaintiff of the property located at: 5400 Black Street, Pittsburgh, PA 15206. The award of possession is not based solely on the failure to pay rent. Plaintiff's request to release escrow funds is Granted, and any monies shall be released and applied to this Verdict. Connelly, J. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY.

**Demo** vs Hoy; LT-23-001332; P-atty: Pro Se; D-atty: Mary Ellen Droll; Award for Plaintiff on claims: for possession based on end of lease term, for damages in the amount of \$0 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 12/14/24. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Arbitration Board #40296

**Dark Horse Properties** vs Punch; LT-22-000454; P-atty: Jennifer Oneal Arnette; D-atty: Pro Se; Award for Plaintiff on claims: for possession based on non-payment of rent and end of lease term, for damages in the amount of \$4,000.00-\$3,260.00 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) and \$540 water. Dated 01/04/24. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Arbitration Board #40297

(Continued on Page 8, Column 1)

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## CIVIL DIVISION

## Arbitration Awards

(Continued from Page 7, Column 4)

**Estate of Ronald H. Dow** vs Harris; LT-23-001144; P-atty: Pro Se; D-atty: Pro Se; Award for Plaintiff on claims: for possession based on non-payment of rent and end of lease term, for damages in the amount of \$4,050.00-\$3,250.00 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) and \$800.00 water. Dated 01/04/24. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Arbitration Board #40297

**Oakmont Avenue Apartments, LP** vs Brown; LT-23-001258; P-atty: Matthew L. Krzeweg; D-atty: Pro Se; Non Jury Verdict Dated 01/04/24, a verdict is entered in favor of Plaintiff and against Defendant in the amount of \$1,587.09 plus costs. Defendant not appearing. It is further Ordered that possession is granted to the Plaintiff of the property located at: 32 Oakmont Ave., Apt. 101, Duquesne, PA 15110. The award of possession is 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. Connelly, J. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY.

**Brandywine Agency Inc.** vs Smith; LT-23-001155; P-atty: Marcie J. Solomon, Beverly A. Block; D-atty: Pro Se; Non Jury Verdict Dated 01/04/24, a verdict is entered in favor of Plaintiff and against Defendant in the amount of \$0.00 plus costs. Defendant not appearing. It is further Ordered that possession is granted to the Plaintiff of the property located at: 511 Smokey Wood Drive, Swissvale, PA 15218. 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. Connelly, J. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY.

**Mason** vs Cullison; AR-23-003313; P-atty: Pro Se; D-atty: Pro Se; Award for Plaintiff in the amount of \$277.50. Dated 01/05/24. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Arbitration Board #40298

**PA Turnpike Commission** vs Shutok; AR-23-004201; P-atty: Michael A. Farnan; D-atty: Pro Se; Non Jury Verdict Dated 01/05/24, a verdict is entered in favor of Plaintiff and against Defendant in the amount of \$10,868.69 plus costs. this amount includes the costs from the MDJ. Defendant not appearing at 10:45 a.m. Pursuant to Pa R.C.P. 1303. McVay, J. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY.

**Troy Capital, LLC** vs Berkich; AR-23-004483; P-atty: Demetrios H. Tsarouhis; Award Ex Parte. Plaintiffs are awarded \$5,281.03. Defendant failed to appear at 10:15 am. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Dated 01/05/24. Notice of award sent. Arbitration Board #40298

**Conroy** vs Harrington, et al; AR-23-004507; P-atty: Walter Nalducci; D-atty: Malika Fields; Award for Plaintiff/Defendant. An award in favor of Plaintiff, and against Defendant Angela Harrington, in the amount of \$14,075.00. An award in favor of Defendant Lino

Rengifo on Plaintiff's complaint. An award in favor of Defendant Angela Harrington, and against Plaintiff, on Defendant Angela Harrington's counterclaims in the amount of \$2,900.00. Award in favor of Plaintiff on Defendant Lino Rengifo's counterclaims. Dated 01/05/24. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Arbitration Board #40299

**Citibank N.A.** vs Harper; AR-20-001215; P-atty: Robert M. Kline; Award Ex Parte for Plaintiff Citibank and against Defendant Harper in the amount of \$4,139.72 plus any costs. Defendant Harper failed to appear by 10:08 am. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Dated 01/05/24. Notice of award sent. Arbitration Board #40298

**Reliant Staffing, LLC** vs East End Behavioral Health Hospital; AR-23-003175; P-atty: Lee M. Demosky; Award Ex Parte for Plaintiff in the amount of \$15,137.88. Defendant did not appear by 10:20 am. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Dated 01/05/24. Notice of award sent. Arbitration Board #40298

**McConaghy** vs Pogel, et al; AR-23-004545; P-atty: Matthew D. Gailey; D-atty: Martin A. Dietz; Award for Plaintiff against both Defendants for trespass in the amount of \$2,500.00. Counterclaims of Defendants were withdrawn. Dated 01/08/24. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Notice of award sent. Arbitration Board #40301

**Augustine** vs Contreras; AR-23-004593; P-atty: Pro Se; Award for Plaintiff in the amount of \$16,200.00 plus costs against the Defendant. Dated 01/08/24. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Arbitration Board #40300

**Cavalry SPV I, LLC** vs Muhina; AR-23-004599; P-atty: David J. Apothaker; D-atty: Pro Se; Award for Plaintiff and against Defendant, in the amount of \$5,614.59. Dated 01/08/24. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Notice of award sent. Arbitration Board #40301A

**Cavalry SPV I, LLC** vs Weatherspoon; AR-23-004600; P-atty: David J. Apothaker; D-atty: Pro Se; Award for Plaintiff and against Defendant, in the amount of \$3,940.86. Dated 01/08/24. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Notice of award sent. Arbitration Board #40301A

**Bellisario** vs Penn; AR-23-000663; P-atty: James DePasquale; D-atty: Danielle M. Deklewa; Award for Plaintiff and against Defendant, in the amount of \$12,000.00. Dated 01/08/24. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Notice of award sent. Arbitration Board #40301A

**Donald, et al** vs Perrin; AR-23-003792; P-atty: Pro Se; D-atty: Pro Se; Award for Defendant to receive the \$1,000.00 hand money being held by Coldwell Banker and against Plaintiff. Dated 01/08/24. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Notice of award sent. Arbitration Board #40300

**LVNV Funding, LLC** vs Varhola; AR-23-004329; P-atty: Gregg L. Morris; D-atty: Travis A. Gordon; Award Ex Parte for Plaintiff in the amount stated on the Amended Complaint in Civil

Action, \$10,463.71 plus costs. Defendant not appearing at 10:15 a.m. Dated 01/08/24. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Notice of award sent. Arbitration Board #40301A

**Zola** vs PA Autosport, LLC; AR-23-004543; P-atty: Pro Se; Non Jury Verdict Dated 01/08/24, 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. McVay, J. As per Rule 236 Notice, copies sent to all parties MM/DD/YY.

**Cavalry SPV I, LLC** vs Pedrotti; AR-23-004611; P-atty: David J. Apothaker; D-atty: Travis A. Gordon; Award for Defendant Dated 01/09/24. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Arbitration Board #40302

**Goldman Sachs Bank USA** vs Camarda-Webb; AR-23-004627; P-atty: Andrew Loewy; Award Ex Parte. Plaintiffs are awarded \$6,224.83. Defendant failed to appear at 11:18 a.m. Dated 01/09/24. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Arbitration Board #40303

**American Express National** vs Coyne; AR-23-004629; P-atty: Andrew Loewy; Award Ex Parte. Plaintiffs are awarded \$11,173.36. Defendant failed to appear at 11:20 a.m. Dated 01/09/24. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Arbitration Board #40303

**Kesten Poured Wall, Inc.** vs Weaver; AR-23-004631; P-atty: Daniel L. Sautel; D-atty: Daniel M. Maier; Award for Plaintiff and against the Defendant in the amount of \$4,194.00. Dated 01/09/24. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Arbitration Board #40303

**Cavalry SPV I, LLC** vs Schmidt; AR-23-004639; P-atty: David J. Apothaker; D-atty: Michael P. Petro; Award Ex Parte. Plaintiffs are awarded \$3,718.04. Defendant failed to appear at 11:25 a.m. Dated 01/09/24. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Arbitration Board #40303

**JPMorgan Chase Bank, N.A.** vs Carr; AR-23-004643; P-atty: Michael Robert Lipinski; Non Jury Verdict Dated 01/09/24, 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. McVay, J. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY.

**PNC Bank, National Association** vs Solomon; AR-23-004657; P-atty: Andrew Loewy; Award Ex Parte. Plaintiffs are awarded \$2,045.84. Defendant failed to appear at 11:24 a.m. Dated 01/09/24. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Arbitration Board #40303

**PNC Bank, National Association** vs Kane, et al; AR-23-004658; P-atty: Andrew Loewy; Award Ex Parte. Plaintiffs are awarded \$6,035.85. Defendant failed to appear at 11:22 a.m. Dated 01/09/24. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Arbitration Board #40303

**PNC Bank, National Association** vs Gillette; AR-23-004659; P-atty: Andrew Loewy; Award Ex Parte. Plaintiffs are awarded \$5,331.12. Defendant failed to appear at 11:15 a.m. Dated 01/09/24. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Arbitration Board #40303

**Pickering** vs Dusch; GD-22-002962; P-atty: Matthew A. Bole; D-atty: Casey J. Hemphill; Award for Plaintiff and against the Defendant in the amount of \$25,000.00 for pain and suffering only. No amount is awarded for medical bills. Dated 01/09/24. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Arbitration Board #40303

**4923 Butler St., PA, LLC** vs Shelly-T Contracting, LLC; AR-23-001075; P-atty: Salah E. Blaik; D-atty: Joseph D. Pometto; Award for Defendant Dated 01/09/24. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Arbitration Board #40302

**Cavalry SPV I, LLC** vs Pedrotti; AR-23-004610; P-atty: David J. Apothaker; D-atty: Travis A. Gordon; Award for Defendant Dated 01/09/24. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Arbitration Board #40302

## New Arbitration Suits

**Citibank N.A.** vs Dehring Beverly A.; AR-23-006580; Contract - Credit Card; Exhibits; 1725.49; Atty(s): Lipinski Michael Robert, Stevens Sean Patrick

**Citibank N.A.** vs Banaszak Maria; AR-23-006581; Contract - Credit Card; Exhibits; 5237.60; Atty(s): Lipinski Michael Robert, Stevens Sean Patrick

**Citibank N.A.** vs Woods Richard M.; AR-23-006582; Contract - Credit Card; Exhibits; 2214.21; Atty(s): Lipinski Michael Robert, Stevens Sean Patrick

**Citibank N.A.** vs Bailey Terran; AR-23-006583; Contract - Credit Card; Exhibits; 11038.89; Atty(s): Lipinski Michael Robert, Stevens Sean Patrick

**Citibank N.A.** vs Watkins Christopher L.; AR-23-006584; Contract - Credit Card; Exhibits; 1925.11; Atty(s): Lipinski Michael Robert, Stevens Sean Patrick

**Citibank N.A.** vs Rodgers Mary Jo; AR-23-006585; Contract - Credit Card; Exhibits; 11371.88; Atty(s): Lipinski Michael Robert, Stevens Sean Patrick

**Citibank N.A.** vs Gillman Nicole M.; AR-23-006586; Contract - Credit Card; Exhibits; 6743.47; Atty(s): Lipinski Michael Robert, Stevens Sean Patrick

**SSB Bank** vs Defalco Darrell, Traffican David, Conner Daniel, Mulhern Shane; AR-23-006587; Contract - Debt Collection; Complaint; 10788.79; Atty(s): McCague J. Michael

**Citibank N.A.** vs Emery Justin; AR-23-006588; Contract - Credit Card; Exhibits; 2550.32; Atty(s): Lipinski Michael Robert, Stevens Sean Patrick

**Citibank N.A.** vs Ebig Joshua E.; AR-23-006589; Contract - Credit Card; Exhibits; 2848.22; Atty(s): Lipinski Michael Robert, Stevens Sean Patrick

**Goldman Sachs Bank USA** vs Bronaugh Marlin J.; AR-23-006590; Contract - Debt Collection; Exhibits; 3326.08; Atty(s): Loewy Andrew, Armstrong Kirsten R., Fitzgibbon Brittany R., Strand Jason Emerson

**Citibank N.A.** vs Settles Constance E.; AR-23-006591; Contract - Credit Card; Exhibits; 1665.84; Atty(s): Lipinski Michael Robert, Stevens Sean Patrick

**Citibank N.A.** vs Farley Joseph V.; AR-23-006592; Contract - Credit Card; Exhibits; 4163.95; Atty(s): Lipinski Michael Robert, Stevens Sean Patrick

**Citibank N.A.** vs Kerlin Kimberley S.; AR-23-006593; Contract - Credit Card; Exhibits; 2025.70; Atty(s): Lipinski Michael Robert, Stevens Sean Patrick