

The Pittsburgh Legal Journal

THURSDAY
DECEMBER 23, 2021

Vol. 147 - No. 178

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www.pittsburghlegaljournal.org

CIVIL DIVISION

General Docket

McGann Matthew M., McGann Amanda E. vs Woodbrook Builders; GD-21-014974; No Lien Agreement; Certificate of Location; Atty(s): Pro Se

Rouse T. Lee vs UPMC Presbyterian/Shadyside- WPIC; GD-21-014976; Other Tort; Sheriff Return; Atty(s): Homyak Mark J

Housing Authority City of Pittsburgh vs Ransaw Donna; GD-21-014977; Miscellaneous Petition; Petition Initiating Case; Atty(s): Henning Tricia Beth

Capital One Bank USA N.A. vs Harnish Kyle M.; GD-21-014980; MDJ Transcript; Notice of Judgment Mailed; 2370.09; Atty(s): Ratchford Michael

Port Authority of Allegheny County vs Pittsburgh Water and Sewer Authority, City of Pittsburgh; GD-21-014982; Other Tort; Praecepte for Writ of Summons; Atty(s): Foley Jr. Roger W

United States of America vs Cousar Thomas; GD-21-014983; Federal Criminal Judgment; Federal Criminal Judgment; 1121066.10; Atty(s): Lew David

United States of America vs Punch Iznata; GD-21-014984; Federal Criminal Judgment; Federal Criminal Judgment; 3675.00; Atty(s): Lew David

Genisys Credit Union vs Keesling Patrick; GD-21-014985; MDJ Transcript; Notice of Judgment Mailed; 12126.67; Atty(s): Wechsler Daniel A

Jones Loren, Jones Rikkia, Plaintiffs All vs Bartoldi Brittany; GD-21-014986; Motor Vehicle Accident; Notice of Service; Atty(s): Rudert Erin K

United States of America vs Riley Alexis; GD-21-014987; Federal Criminal Judgment; Federal Criminal Judgment; 71664.40; Atty(s): Lew David

Capital One Bank USA N.A. vs Compton Melissa M.; GD-21-014988; MDJ Transcript; Notice of Judgment Mailed; 5066.05; Atty(s): Ratchford Michael

Capital One Bank USA N.A. vs Culliver David G.; GD-21-014989; MDJ Transcript; Notice of Judgment Mailed; 2756.99; Atty(s): Ratchford Michael

(Continued on Page 2, Column 1)

FAMILY DIVISION

Stafford Mae Frances vs Stafford Van Buren; FD-21-009357; Divorce; Election to Resume Prior Name; Atty(s): Pro Se

Ehland Stephanie L., Ehland Stephanie L. vs Ehland Patrick L., Ehland Patrick L.; FD-21-009358; Divorce; Complaint in Divorce (3 count); Atty(s): Piccirilli Anthony P.

McClelland Shawn vs Toon Rebecca; FD-21-009359; Custody; Praecepte for Appearance; Atty(s): Pro Se

Cambio Wilma Anne vs Cambio Attilio; FD-0172-000004-63; Divorce; Decree of Divorce (additional); Atty(s): Pro Se

Brown Edward vs Brown Emily; FD-21-002168; Protection from Abuse; Temporary PFA Order; Atty(s): Pro Se

Connor Miauna Chantal vs Provens George; FD-21-002169; Protection from Abuse; Affidavit of Confidential Address; Atty(s): Pro Se

Salvatore Tamos vs Salvatore Necoma; FD-21-002170; Protection from Abuse; Temporary PFA Order; Atty(s): Pro Se

Henderson-Kennedy Gloria vs Wolford Tevin; FD-21-002171; Protection from Abuse; Temporary PFA Order with Custody; Atty(s): Pro Se

Salvatore Necoma vs Salvatore Tamos; FD-21-002172; Protection from Abuse; Temporary PFA Order; Atty(s): Pro Se

Miller Lisa vs Bevan Sean M.; FD-21-002173; Protection from Abuse; Temporary PFA Order; Atty(s): Pro Se

Eickmeyer Carrie Ann vs Barber Benjamin; FD-21-002174; Protection from Abuse; Temporary PFA Order; Atty(s): Pro Se

Moan Sara vs Moan Patrick L.; FD-21-002175; Protection from Abuse; Temporary PFA Order; Atty(s): Pro Se

Murray Hanna vs Perry Devonte; FD-21-002176; Protection from Abuse; Temporary PFA Order; Atty(s): Pro Se

Salvatore Charlene, Salvatore William vs Salvatore Necoma; FD-21-002177; Protection from Abuse; Temporary PFA Order; Atty(s): Pro Se

Holliday Joshua vs Fresh Debra; FD-21-002178; Protection from Abuse; Temporary PFA Order with Custody; Atty(s): Pro Se

CIVIL DIVISION

New Arbitration Suits

Berrington Woods Condominium Association vs Cook Carol Y.; AR-21-005361; Contract - Other; Complaint; Atty(s): Burkhart Lisa M

Ally Bank vs Bucci Christopher, Bucci Frederico; AR-21-005362; Contract - Debt Collection; Exhibits; 5527.72; Atty(s): Weinberg Frederic I.

Wright Talesha vs Midland Credit Management Inc.; AR-21-005363; Other Tort; Exhibits; Atty(s): Ward Joshua P.

Capital One Bank (USA) N.A. vs Fagnelli Eric; AR-21-005364; Contract - Debt Collection; Exhibits; 22645.25; Atty(s): Ratchford Michael

Pupilli David vs Eror Ryan; AR-21-005366; Other Tort; Plaintiff's Appeal of MDJ; Atty(s): Blackwell Dennis M

American Express National Bank vs Li Jiangzi; AR-21-005367; Contract - Credit Card; Exhibits; 16788.51; Atty(s): House Kia Nichole

American Express National Bank vs Fytton Eufrocina; AR-21-005368; Contract - Credit Card; Exhibits; 16530.26; Atty(s): House Kia Nichole

American Express National Bank vs Covington Sylvester; AR-21-005369; Contract - Credit Card; Exhibits; 17495.81; Atty(s): House Kia Nichole

Bowser Automotive Inc. vs Coll II James Gerald; AR-21-005370; Other Tort; Defendant's Appeal of MDJ; Atty(s): Pro Se

Ostrosky Jeremiah D. vs Sera Juliet M.; AR-21-005371; Other Tort; Defendant's Appeal of MDJ; Atty(s): Petro Michael P

American Express National Bank vs Husar Christophe; AR-21-005372; Contract - Credit Card; Exhibits; 18345.45; Atty(s): Lipinski Michael Robert

Whipkey Deanna vs Midland Credit Management Inc.; AR-21-005373; Other Tort; Complaint; Atty(s): Gomez Emily S.

American Express National Bank vs Rossi Linda; AR-21-005374; Contract - Credit Card; Exhibits; 22734.32; Atty(s): Lipinski Michael Robert

American Express National Bank vs Peden Arthur; AR-21-005375; Contract - Credit Card; Exhibits; 15111.44; Atty(s): Lipinski Michael Robert

American Express National Bank vs Owoc Clay; AR-21-005376; Contract - Credit Card; Exhibits; 10451.23; Atty(s): Lipinski Michael Robert

American Express National Bank vs McDonald Andrew; AR-21-005377; Contract - Credit Card; Exhibits; 7271.47; Atty(s): Lipinski Michael Robert

American Express National Bank vs Kefover Jessica; AR-21-005378; Contract - Credit Card; Exhibits; 10752.42; Atty(s): Lipinski Michael Robert

American Express National Bank vs Marple Richard L.; AR-21-005379; Contract - Credit Card; Exhibits; 20964.21; Atty(s): Lipinski Michael Robert

American Express National Bank vs Garrity Patricia; AR-21-005380; Contract - Credit Card; Exhibits; Atty(s): Santucci Daniel

Kohnen Sonya vs Phillips Steven; AR-21-005383; Intentional Tort; Complaint; Atty(s): Kaplan Aidan A.

Klimkowski Adam vs G.M. McCrossin Inc., Swauger Ralph W., Enterprise Rent-A-Car Company of Pittsburgh LLC; AR-21-005365; Motor Vehicle Accident; Complaint; Atty(s): McKenna Mark F

Capital One Bank (USA) N.A. vs Denne Terrence; AR-21-005381; Contract - Debt Collection; Exhibits; 13098.15; Atty(s): Ratchford Michael

Waldron Electric HVAC LLC vs Sapp Laurie, Sapp Walter; AR-21-005382; Other Tort; Defendant's Appeal of MDJ; Atty(s): Lyda T. H

Cavalry SPV I LLC vs Johnson Jerome D.; AR-21-005384; Contract - Credit Card; Complaint; 2229.03; Atty(s): Apothaker David J

ORPHANS' COURT

Wills

David A. Von Kaenel, deceased; F. Kathleen Von Kaenel, Extrx.; Atty: Gianini Floro; 03759 of 2021.

Marian Chepanoske, deceased; William J. Chepanoske, Extr.; Atty: Stephen A. Chesney; 09149 of 2021.

Hans G. Fleischner, deceased; David A. Fleischner, Co-Extr., Christopher C. Fleischner, Co-Extr.; Atty: Judd Adam Serotta; 09151 of 2021.

Kenneth F. Pahler, deceased; Paul K. Pahler, Co-Extr., Laura L. Podolan, Co-Extr.; Atty: Megan E. Loftis; 09152 of 2021.

Eleanor Jean Stiles, deceased; Kimberly Dailey, Extrx.; Atty: Laura J. Whiteman; 09155 of 2021.

A. Barbara Coyne, deceased; Kathleen Sullivan, Extrx.; Atty: Dennis R. Joyce; 09156 of 2021.

Ronald J. Bober, deceased; Lori Wisniewski, Extrx.; Atty: Richard James Bosco; 09157 of 2021.

Catherine M. Sugarbaker, deceased; Kathryn A. Caliguiari, Extrx.; Atty: Jeanne Marie Marquette; 09159 of 2021.

Ann E. McAlpine, deceased; Larry J. Frascarelli, Extr.; Atty: Laura Cohen; 09160 of 2021.

James J. Flynn, deceased; Laura Costello, Extrx.; Atty: Laura Cohen; 09166 of 2021.

Thomas R. Bradley, deceased; John E. Bradley, Extr.; Atty: Emanuel S. Anthou; 09169 of 2021.

Jean A. Steranko, deceased; Judith D. Lafaber, Extrx.; Atty: Sarah Grace Fancher; 09171 of 2021.

Mary Eileen DiMartino, deceased; Martha J. Schmitzer, Extrx.; Atty: James P. Coulter; 09173 of 2021.

Joyce A. Brown, deceased; Kristin Joyce Wiggins, Extrx.; Atty: Kathleen D. Schneider; 09072 of 2021.

Barbara Ann Manison, deceased; Derek Allen Manison, Extr.; Atty: Nicole D. Manison; 09179 of 2021.

Jerome A. Dixon, deceased; Edward K. Dixon, Extr.; Atty: Patrick J. Felix III; 09182 of 2021.

Janice A. Miller, deceased; Michael Weakland, Extr.; Atty: Matthew L. Kurzweg; 09186 of 2021.

Donald Eugene Wise, deceased; Sandra L. Wise, Extrx.; Atty: Michael Shawn Butler; 09190 of 2021.

David E. Truax, deceased; James H. Kruhm, Extr.; Atty: Michael D. Seymour; 09193 of 2021.

Steven G. Cianca, deceased; Victor S. Cianca, Extr.; Atty: Chester Beattie; 09196 of 2021.

BANKRUPTCY COURT

Eastern District

Brian D. Ricciardi; MONTGOMERY-PA; 21-13237; Atty: Stephen Matthew Dunne; Chapter: 7; Filed 12/07/2021; Judge Coleman

Gilda K. Woodford; MONTGOMERY-PA; 21-13238; Atty: Georgette Miller; Chapter: 13; Filed 12/07/2021; Judge Frank

Nancy Joan Warmkessel and Llewellyn Charles Warmkessel; LEHIGH-PA; 21-13239; Atty: David B. Schwartz; Chapter: 13; Filed 12/08/2021; Judge Mayer

James W. Werline and Diane M. Werline; BUCKS-PA; 21-13240; Atty: Kenneth G. Harrison; Chapter: 7; Filed 12/08/2021; Judge Coleman

Carol A. Abrams-Ashes; BUCKS-PA; 21-13241; Atty: Brad J. Sadek; Chapter: 7; Filed 12/08/2021; Judge Chan

Kelly Ann Rosenberger; PHILADELPHIA-PA; 21-13242; Atty: Sidney Tall; Chapter: 7; Filed 12/08/2021; Judge Chan

Anastacia Agustin; BERKS-PA; 21-13243; Atty: Brenna Hope Mendelsohn; Chapter: 7; Filed 12/08/2021; Judge Mayer

Heather A. Vitale; BUCKS-PA; 21-13244; Atty: Diana M. Dixon; Chapter: 7; Filed 12/08/2021; Judge Frank

Nicole McDaniels; DELAWARE-PA; 21-13245; Atty: Michael A. Cibik; Chapter: 13; Filed 12/08/2021; Judge Chan

Elizabeth Sichinga; BERKS-PA; 21-13246; Atty: Brad J. Sadek; Chapter: 13; Filed 12/08/2021; Judge Mayer

Nairobi Susana Sierra Feliz; LEHIGH-PA; 21-13247; Atty: Charles Laputka; Chapter: 7; Filed 12/08/2021; Judge Mayer

John M. Pierce; LANCASTER-PA; 21-13248; Atty: Thomas W. Fleckenstein; Chapter: 7; Filed 12/08/2021; Judge Mayer

Georgene Ann Goldman; BERKS-PA; 21-13249; Atty: Michele Perez Capitato; Chapter: 13; Filed 12/08/2021; Judge Mayer

Leonard Lurye; BUCKS-PA; 21-13254; Atty: Pro Se; Chapter: 13; Filed 12/08/2021; Judge Coleman

Susan L. Finefrock; LANCASTER-PA; 21-13250; Atty: Alaine V. Grbach; Chapter: 7; Filed 12/09/2021; Judge Mayer

Mary Ann E. Bradley; BUCKS-PA; 21-13251; Atty: Paul H. Young; Chapter: 7; Filed 12/09/2021; Judge Frank

Kenneth C. Brown, Jr. and Jackilyn C. Brown; LEHIGH-PA; 21-13252; Atty: Alexander G. Tuttle; Chapter: 7; Filed 12/09/2021; Judge Mayer

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Pittsburgh, Pennsylvania 15219

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NOTICE

THERE WILL BE NO DAILY

The Pittsburgh Legal Journal

FRIDAY, DECEMBER 24
& MONDAY, DECEMBER 27

— in observance of —

CHRISTMAS HOLIDAY

CIVIL DIVISION

General Docket

(Continued from Page 1, Column 1)

Potosnak Richard Edward, Potosnak Amy Zediker vs Paragon Homes Inc.; GD-21-014990; No Lien Agreement; Certificate of Location; Atty(s): Pro Se

Capital One Bank USA N.A. vs Leckemby Barry; GD-21-014991; MDJ Transcript; Notice of Judgment Mailed; 7149.52; Atty(s): Ratchford Michael

Capital One Bank USA N.A. vs Wagner John R.; GD-21-014992; MDJ Transcript; Notice of Judgment Mailed; 2080.81; Atty(s): Ratchford Michael

Sakala James; GD-21-014993; Miscellaneous Petition; Order of Court; Atty(s): Pro Se

PCA Acquisitions V LLC vs George Loretta L.; GD-21-014994; MDJ Transcript; Notice of Judgment Mailed; 2794.34; Atty(s): Ratchford Michael

Capital One Bank USA N.A. vs Bouch Brian R.; GD-21-014995; MDJ Transcript; Notice of Judgment Mailed; 2015.06; Atty(s): Ratchford Michael

Capital One Bank USA N.A. vs Ortiz Evelyn; GD-21-014997; MDJ Transcript; Notice of Judgment Mailed; 7142.42; Atty(s): Ratchford Michael

Capital One Bank USA N.A. vs Wilkes Shantell M.; GD-21-014998; MDJ Transcript; Notice of Judgment Mailed; 2802.38; Atty(s): Ratchford Michael

Stough Family 4 LLC vs City of Pittsburgh, City of Pittsburgh School District, Pittsburgh Water & Sewer Authority, Allegheny County, Estate of Larry V. Allison, Doe 1 John, Doe 2 John, Doe 3 John, Doe 4 John, Doe 5 John, Doe 6 John, Doe 7 John, Doe 8 John, Doe 9 John, Doe 10 John, Doe 1 Jane, Doe 2 Jane, Doe 3 Jane, Doe 4 Jane, Doe 5 Jane, Doe 6 Jane, Doe 7 Jane, Doe 8 Jane, Doe 9 Jane, Doe 10 Jane, Harris Fannie A., Harris Clarence W.; GD-21-015000; Quiet Title; Complaint; Atty(s): Oliverio Michael Paul

Midland Credit Management Inc. vs Downs Bryan; GD-21-015001; MDJ Transcript; Notice of Judgment Mailed; 1368.96; Atty(s): Homoleski Kristina

Lancaster Safety Consulting Inc. vs East Coast Builders Inc.; GD-21-015002; MDJ Transcript; Notice of Judgment Mailed; 7319.05; Atty(s): Leah Scott R

SMDRE vs Mabold Raymond; GD-21-015003; MDJ Transcript; Praecepte for Writ of Execution; 1536.01; Atty(s): Pro Se

Midland Funding LLC vs Mace Jessica; GD-21-015004; MDJ Transcript; Notice of Judgment Mailed; 894.17; Atty(s): Homoleski Kristina

SMDRE vs Durand Rolani; GD-21-015005; MDJ Transcript; Praecepte for Writ of Execution; 482.21; Atty(s): Pro Se

Midland Funding LLC vs Konick Kelly A.; GD-21-015006; MDJ Transcript; Notice of Judgment Mailed; 5315.37; Atty(s): Homoleski Kristina

Formosa Elaine vs Vanzant Ann, Vanzant Jr. Joseph; GD-21-015007; Motor Vehicle Accident; Complaint; Atty(s): Simon Marc I.

Midland Credit Management Inc. vs Ketter Felicia M.; GD-21-015008; MDJ Transcript; Notice of Judgment Mailed; 2769.21; Atty(s): Homoleski Kristina

Icon Lexington Partners LLC vs Jet Jack Inc.; GD-21-015009; No Lien Agreement; Certificate of Location; Atty(s): Scozio John

Midland Credit Management Inc. vs Mialki Lindsay; GD-21-015010; MDJ Transcript; Notice of Judgment Mailed; 1414.56; Atty(s): Homoleski Kristina

Blackhawk Pine Retail LLC vs X Golf America Inc., X Golf Franchise Corporation; GD-21-015011; Multiple Civil Action; Praecepte for Writ of Summons; Atty(s): Kurzweg Matthew L.

Midland Credit Management Inc. vs Hatem Tiffany; GD-21-015012; MDJ Transcript; Notice of Judgment Mailed; 1117.43; Atty(s): Homoleski Kristina

Midland Credit Management Inc. vs Summerfield Heather M.; GD-21-015013; MDJ Transcript; Notice of Judgment Mailed; 1376.48; Atty(s): Homoleski Kristina

Midland Credit Management Inc. vs Bradurn Lori; GD-21-015014; MDJ Transcript; Notice of Judgment Mailed; 749.01; Atty(s): Homoleski Kristina

Midland Funding LLC vs Dillard Sara; GD-21-015015; MDJ Transcript; Notice of Judgment Mailed; 1432.32; Atty(s): Homoleski Kristina

Brody-Leavens Patricia vs Vijlee Susan; GD-21-015016; Motor Vehicle Accident; Complaint; Atty(s): Hughes Karen L

Weisner Henry W., Weisner Rose M. vs Senterra Building & Development Inc., Hampton Technical Associates Inc., Ellison Place Townhomes Homeowners Association Inc.; GD-21-015018; Contract - Other; Praecepte for Writ of Summons; Atty(s): Miller Timothy R

Midland Credit Management Inc. vs Hebrank Renee; GD-21-015019; MDJ Transcript; Fingerprints Received & Mailed; 1308.03; Atty(s): Homoleski Kristina

Midland Credit Management Inc. vs Dunning Leroy; GD-21-015020; MDJ Transcript; Notice of Judgment Mailed; 1917.69; Atty(s): Homoleski Kristina

Midland Credit Management Inc. vs Williams Gerlynn; GD-21-015021; MDJ Transcript; Notice of Judgment Mailed; 941.74; Atty(s): Homoleski Kristina

Midland Credit Management Inc. vs Holeman Freeman; GD-21-015022; MDJ Transcript; Notice of Judgment Mailed; 1285.88; Atty(s): Homoleski Kristina

Midland Credit Management Inc. vs Edmonds Curtis; GD-21-015023; MDJ Transcript; Notice of Judgment Mailed; 931.19; Atty(s): Homoleski Kristina

Midland Funding LLC vs Bennett Lillian; GD-21-015024; MDJ Transcript; Notice of Judgment Mailed; 1259.21; Atty(s): Homoleski Kristina

Marton Ryan vs Farmington Casualty Company; GD-21-015025; Contract - Other; Complaint; Atty(s): Brumfield David

Midland Credit Management Inc. vs Flyod Napoleon; GD-21-015026; MDJ Transcript; Notice of Judgment Mailed; 2505.96; Atty(s): Homoleski Kristina

Midland Credit Management Inc. vs Czarniecki Dan; GD-21-015027; MDJ Transcript; Notice of Judgment Mailed; 2097.09; Atty(s): Homoleski Kristina

Allegheny County vs Zastudil Donna Lea; GD-21-015028; Sci Fa sur Tax Lien; Praecepte - Sci Fa sur Tax Lien; Atty(s): McCabe Michael G.

Quaker Valley School District vs Stanford Michael A.; GD-21-015029; Sci Fa sur Tax Lien; Praecepte - Sci Fa sur Tax Lien; Atty(s): McCabe Michael G.

Woodland Hills School District vs Unknown Trustees of East Linden Trust No. 100574; GD-21-015030; Sci Fa sur Tax Lien; Praecepte - Sci Fa sur Tax Lien; Atty(s): McCabe Michael G.

Quaker Valley School District vs Horgos Robert P; GD-21-015031; Sci Fa sur Tax Lien; Praecepte - Sci Fa sur Tax Lien; Atty(s): McCabe Michael G.

Retter Ryan, Retter Jennifer vs Milestone Custom Homes LLC; GD-21-015032; Other Tort; Praecepte for Writ of Summons; Atty(s): Nalducci Walter

Quaker Valley School District vs Gatehouse Jr. Thomas W; GD-21-015033; Sci Fa sur Tax Lien; Praecepte - Sci Fa sur Tax Lien; 2247.28; Atty(s): McCabe Michael G.

Morrocco Jennie Ruth vs West Penn Allegheny Health System Inc., Caley Guy; GD-21-015034; Other Tort; Praecepte for Writ of Summons; Atty(s): Watkins Sara J.

Binion Barbara J. vs Robertson D.M.D. Neil A, Pittsburgh Oral Surgery PC; GD-21-015035; Dental Liability; Complaint; Atty(s): Watson David J

Quaker Valley School District vs Siciliano Michele; GD-21-015036; Sci Fa sur Tax Lien; Praecepte - Sci Fa sur Tax Lien; 14845.37; Atty(s): McCabe Michael G.

Wells Fargo Bank National Association vs Deer Lakes School District; GD-21-015038; Declaratory Judgment; Complaint; Atty(s): Claypool Mark G

Cornell School District vs Zell Jeffrey C., Zell Ronna Sue; GD-21-015039; Sci Fa sur Tax Lien; Praecepte - Sci Fa sur Tax Lien; Atty(s): Giglio Anthony

Allesberry Charity vs Verona Foods Inc., Alpha Verona Associates; GD-21-015040; Against Property Owner; Praecepte for Writ of Summons; Atty(s): Hollis Todd J

Commonwealth of PA Department of Revenue vs Gomez Antoniodojas, Parra Michell; GD-21-01769; Commonwealth Tax Lien; Personal Income Tax; 4311.73

Commonwealth of PA Department of Revenue vs Hopkins Chelsea; GD-21-01770; Commonwealth Tax Lien; Personal Income Tax; 4334.11

Commonwealth of PA Department of Revenue vs Wayhart Stephen M., Wayhart Sharon M.; GD-21-01771; Commonwealth Tax Lien; Personal Income Tax; 4343.72

Commonwealth of PA Department of Revenue vs Barge John A.; GD-21-01772; Commonwealth Tax Lien; Personal Income Tax; 4319.79

Commonwealth of PA Department of Revenue vs Margabandhu Prasad; GD-21-01773; Commonwealth Tax Lien; Personal Income Tax; 4316.59

Commonwealth of PA Department of Revenue vs Wissel Jr. Joseph; GD-21-01774; Commonwealth Tax Lien; Personal Income Tax; 4352.24

Commonwealth of PA Department of Revenue vs Dugan Gerald P; GD-21-01775; Commonwealth Tax Lien; Personal Income Tax; 4305.42

Commonwealth of PA Department of Revenue vs Rajaraman Sriram Sundar; GD-21-01776; Commonwealth Tax Lien; Personal Income Tax; 4330.45

Commonwealth of PA Department of Revenue vs Bee Eric M.; GD-21-01777; Commonwealth Tax Lien; Personal Income Tax; 4339.53

Commonwealth of PA Department of Revenue vs Cicchinelli Dominick G; GD-21-01778; Commonwealth Tax Lien; Personal Income Tax; 4333.58

Commonwealth of PA Department of Revenue vs Braham Kathryn H.; GD-21-01779; Commonwealth Tax Lien; Personal Income Tax; 4301.40

Commonwealth of PA Department of Labor & Industry vs DMI Locksmith Inc.; GD-21-01780; Unemployment Compensation Lien; Unemployment Compensation Lien; 1975.96

Commonwealth of PA Department of Labor & Industry vs Abby Recovery Agency Inc.; GD-21-01781; Unemployment Compensation Lien; Unemployment Compensation Lien; 5271.67

COURT NOTICES

Court of Common Pleas of Allegheny County

JUVENILE COURT MOTIONS SCHEDULE

January 2022

January 3 - Holiday
 January 4 - Judge Spurgeon
 January 5 - Judge Spurgeon
 January 6 - Judge Spurgeon
 January 7 - Judge Spurgeon
 January 10 - Judge Woodruff
 January 11 - Judge Woodruff
 January 12 - Judge Woodruff
 January 13 - Judge Woodruff
 January 14 - Judge Woodruff
 January 17 - Holiday
 January 18 - Judge Hens-Greco
 January 19 - Judge Hens-Greco
 January 20 - Judge Hens-Greco
 January 21 - Judge Hens-Greco
 January 24 - Judge McCrady
 January 25 - Judge McCrady
 January 26 - Judge McCrady
 January 27 - Judge McCrady
 January 28 - Judge McCrady
 January 31 - Judge Bush

21-04914

Court of Common Pleas of Allegheny County

FAMILY DIVISION MOTIONS SCHEDULE FOR THE MONTH OF

JANUARY 2022

PLEASE REFER TO STANDARD OPERATING PROCEDURES FOR EACH JUDGE.

January 3 - Court Holiday
 January 4 - Bubash, J. REMOTE at 2:00 PM
 January 5 - Satler, J. REMOTE at 2:00 PM and Regan, J. REMOTE #2 at 2:00 PM
 January 6 - DeAngelis, J. REMOTE #2 at 11:00 AM and Eaton, J. REMOTE at 2:00 PM
 January 7 - McGough, J. REMOTE at 10:30 AM
 January 10 - McCrady, J. REMOTE at 10:00 AM and Woodruff, J. REMOTE #2 at 10:00 AM
 January 11 - Bush, J. REMOTE at 10:00 AM and Spurgeon, J. REMOTE #2 at 10:00 AM
 January 12 - Satler, J. REMOTE at 2:00 PM
 January 13 - McGinley, J. REMOTE at 2:00 PM
 January 14 - No Motions
 January 17 - Court Holiday
 January 18 - Bubash, J. REMOTE at 2:00 PM
 January 19 - Regan, J. REMOTE #2 at 2:00 PM
 January 20 - Eaton, J. REMOTE at 2:00 PM
 January 21 - McGough, J. REMOTE at 10:30 AM
 January 24 - Satler, J. REMOTE at 2:00 PM
 January 25 - McGinley, J. REMOTE at 2:00 PM
 January 26 - Hens-Greco, J. REMOTE #2 at 10:00 AM; Cozza, J. REMOTE #3 at 10:00 AM and Bubash, J. REMOTE at 2:00 PM
 January 27 - Regan, J. REMOTE at 2:00 PM
 January 28 - Eaton, J. REMOTE at 10:30 AM
 January 31 - McGough, J. REMOTE at 2:00 PM
JAN. 14: TBD (Emergency Only)
 000 Judge Mulligan, 001 Judge Bush, 002 Judge McGinley, 003 Judge Cozza, 004 Judge Hens-Greco, 005 Judge McGough, 006 Administrative Judge Eaton, 007 Judge Howsie, 008 Judge Bubash, 009 Judge Regan, 010 Judge Clark, 011 Judge Tranquilli, 012 Judge

Marmo, 014 Judge DeAngelis, 015 Judge Woodruff, 016 Judge Walko, Jr., 017 Judge Satler, 018 Judge McCrady, 019 Judge Spurgeon
 21-04736

Court of Common Pleas of Allegheny County

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

Week of

January 3 - Judge McCarthy
 January 10 - Judge Williams
 January 17 - Judge O'Toole
 January 24 - Judge McCarthy
 January 31 - Judge Williams

21-04885

Court of Common Pleas of Allegheny County

CIVIL DIVISION

GENERAL ASBESTOS MOTIONS

Honorable Arnold I. Klein

Beginning January 13, 2022, 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 13, 2022 at 9:00 a.m.
 Thursday, February 10, 2022 at 9:00 a.m.
 Thursday, March 10, 2022 at 9:00 a.m.

21-04731

Court of Common Pleas of Allegheny County

CIVIL DIVISION

GENERAL ASBESTOS MOTIONS

Honorable Alan D. Hertzberg

Beginning January 20, 2022, general asbestos motions shall be presented to the Asbestos Judge, the Honorable Alan D. Hertzberg.

Judge Hertzberg will hear general asbestos motions in person in Courtroom 816 on the following dates and times:

Thursday, January 20, 2022 at 12:00 p.m.
 Thursday, February 17, 2022 at 12:00 p.m.
 Thursday, March 17, 2022 at 12:00 p.m.

21-04732

Court of Common Pleas of Allegheny County

NOTICE TO ALL LAWYERS

You are hereby notified that Tuesday, January 4, 2022, is the last day to file Motions for Summary Judgment and Judgment on the Pleadings for listing on the Monday, February 14, 2022, General Argument and Equity Argument List.

No motions for Summary Judgment or Judgment on the Pleadings will be accepted where the case appears on a published trial list, except by Leave of Court for cause shown.

Patrick M. Connelly
 Calendar Control Judge
 21-04525

USPS Number: 023-619

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A Brief Look at IRS Programs for Taxpayer Offshore Noncompliance
Tuesday, January 11 | Noon | Rivers Club *(In-person only, no webinar option)*
1 Substantive credit

Local Civil Rules for Allegheny County and Other Western Pa. Counties
Wednesday, January 12 | Noon | Live Webinar
1 Substantive, 1 Ethics credits

Challenges of Banking Related to Medical Marijuana
Tuesday, January 18 | Noon | Live Webinar
1 Substantive credit

Utilizing Experts on Complex Large Property Loss
Thursday, January 20 | Noon | Live Webinar
1 Substantive credit

Medicare Part D: Don't be Blindsided by Hidden Changes to Prescription Drug Coverage Laws
Friday, January 21 | 9 a.m. | Live Webinar
1.5 Substantive credits

Game On: Name, Image and Likeness in College Athletics
Monday, January 24 | Noon | Live Webinar
1 Substantive credit

The Future of the Gig Economy: An Intersection of the Law and Innovation
Thursday, January 27 | 10 a.m. | Live Webinar
2 Substantive credits

Introduction to IEP Meetings: How to Advocate for Children with Disabilities
Monday, January 31 | Noon | Live Webinar
1 Substantive credit

Environmental Law Update: 2021 Year in Review
Wednesday, February 2 | Noon | Live Webinar
1 Substantive credit

How to Comply with Rule 8.4(g) and Advance Professionalism in Your Firm
Thursday, February 3 | Noon | Live Webinar
1 Ethics credit

Tax Updates for the Family Law Practitioner: Child Tax Credit, Cash Apps and Cryptocurrency
Monday, February 7 | Noon | Koppers Building *(In-person only, no webinar option)*
1.5 Substantive credits

Ethically Responding to Negative Online Attorney Reviews
Tuesday, February 8 | Noon | Live Webinar
1 Ethics credit

Medical Evidence in Social Security: Practical and Ethical Considerations
Wednesday, February 9 | Noon | Live Webinar
1 Substantive, 1 Ethics credits

Accessing In-Patient Care Under the Medicare System
Friday, February 11 | 9 a.m. | Live Webinar
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Tuesday, February 15 | Noon | Live Webinar
1 Ethics credit

Basics of the Freedom of Information Act and Pa.'s Right-to-Know-Law
Friday, February 18 | Noon | Live Webinar
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LEGAL ADS

Sheriff's Sale

William P. Mullen, Sheriff

Abstracts of properties taken in execution upon the writs shown, at the numbers and terms shown, as the properties of the severally named defendants, owners or reputed owners and to be sold by William P. Mullen, Sheriff of Allegheny County, Pennsylvania, Monday, January 3, 2022 at 9:00 AM, at Room 410 (Gold Room), Fourth Floor, Court House, City of Pittsburgh.

CONDITIONS OF SALE

Effective with the August 3, 2020 Sheriff Sale of real estate and all such monthly public sales thereafter shall be conducted virtually through video conferencing technology or live streaming. The Allegheny County Sheriff's Office shall provide for up to twenty-five persons to participate in person with physical distancing in the Gold Room, 4th Floor, Allegheny County Courthouse. ALL PARTICIPANTS OR BIDDERS MUST BE REGISTERED AT LEAST 7 DAYS BEFORE THE DATE OF THE SALE IN ORDER TO PARTICIPATE (VIRTUALLY OR IN PERSON) AT THE ALLEGHENY COUNTY SHERIFF'S OFFICE SALES OF REAL ESTATE. REGISTRATION WILL BE AVAILABLE ON THE ALLEGHENY COUNTY SHERIFF'S WEBSITE: SHERIFFALLEGHENY COUNTY.COM. The Successful bidder will pay full amount of bid in CASH, CERTIFIED CHECK OR CASHIERS CHECK at time of sale, otherwise the property will be resold at the next regular Sheriff's Sale; provided, that if the sale is made on MONDAY, JANUARY 3, 2022 the bidder may pay ten percent of purchasing price but not less than 75.00 in CASH, CERTIFIED CHECK, OR CASHIERS CHECK THE DAY IMMEDIATELY FOLLOWING THE SALE, e.g. TUESDAY, JANUARY 4, 2022, BETWEEN THE HOURS OF 8:30 A.M. AND 2:30 P.M. IN THE ALLEGHENY COUNTY SHERIFF'S OFFICE. And the balance in CASH, CERTIFIED CHECK, OR CASHIERS CHECK, on or before MONDAY, JANUARY 10, 2022 at 10:00 O'CLOCK A.M. The property will be resold at the next regular Sheriff's Sale if the balance is not paid, and in such case all money's paid in at the original sale shall be applied to any deficiency in the price of which property is resold, and provided further that if successful bidder is the plaintiff in the execution the BIDDER shall pay full amount of bid ON OR BEFORE THE FIRST MONDAY OF THE FOLLOWING MONTH, OTHERWISE WRIT WILL BE RETURNED MARKED "REAL ESTATE UNSOLD" and all monies advanced by plaintiff will be applied as required by Common Pleas Court Rule 3129.2(1)(a).

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

Amendment of the Code Second Class County New Chapter 485.

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

Article XII

Sheriff's Sales

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

A. For any real property offered at Sheriff's sale due to nonpayment of real estate taxes and purchased by a third party through such sale, the Sheriff shall be responsible for filing the deed and, within seven days of filing of the Sheriff's deed, provide written notice of the conveyance to the Allegheny County Office of Property Assessments. The written notice required pursuant to this subsection shall include the date of sale, identification of the property sold by both address and lot and block number, and the name and address of the individual(s) or other entity that purchased the property.

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

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

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

A Land Bank formed under 68 Pa.C.S.A. §2101 et seq. may exercise its right to bid pursuant to 68 Pa.C.S.A. §2117(d)(2) through 68 Pa.C.S.A. §2117(d)(4) on certain properties listed for sale under the Municipal Claims and Tax Lien Law, 53 P.S. §7101 et seq. The Sheriff of Allegheny County will honor the terms of payment which the Land Bank has entered with any municipalities having a claim against said property. If the Land Bank tenders a bid

under Pa.C.S.A. §2117(d)(3) or §2117(d)(4) the Property will not be offered for sale to others and the Property will be considered sold to the Land Bank for the Upset Price as defined in 53 P.S. §7279 and no other bids will be accepted.

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

Avalon

2. Daniel J. Aubel a/k/a Daniel Aubel and Roberta L. Aubel a/k/a Roberta Aubel
MG-19-000442—\$31,703.62
KML Law Group, P.C.
215-627-1322

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Avalon: Having erected thereon a dwelling being known and numbered as 111 Marie Avenue, Pittsburgh, PA 15202. Deed Book 12258, Page 593. Block and Lot Number 214-L-155.

19. Breon A. Roberts a/k/a Breon Roberts and Deloris E. Roberts
MG-15-001180—\$147,838.40
KML Law Group, P.C.
215-627-1322

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Avalon: Having erected thereon a dwelling being known and numbered as 928 California Avenue, Pittsburgh, PA 15202. Deed Book 14838, Page 434. Block and Lot Number 160-E-61.

65. Adam Birch and Maureen Birch
GD-21-003209—\$24,691.05
Anthony Giglio, Esq.
412-243-9700

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Avalon: Having erected thereon a two story brick and shingle dwelling being known as 231 S. Starr Ave., Pittsburgh, PA 15202. Deed Book Volume 13429, Page 376, Block and Lot 160-K-368.

77. Claire Borlak, in Her Capacity as Heir of William J. Borlak a/k/a William J. Borlak, Sr., Deceased; Alexander Borlak, in His Capacity as Heir of William J. Borlak a/k/a William J. Borlak, Sr., Deceased; William Borlak, Jr. a/k/a Billy Borlak, Jr., in His Capacity as Heir of William J. Borlak a/k/a William J. Borlak, Sr., Deceased; Unknown Heirs, Successors, Assigns, and All Persons, Firms, or Associations Claiming Right, Title or Interest From or Under William J. Borlak a/k/a William J. Borlak, Sr., Deceased
MG-17-000871—\$153,154.02
Jeff Calcagno, Esq.
Brock & Scott, PLLC
844-856-6646

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Avalon: Having erected thereon a dwelling being known and numbered as 734 California Avenue, Pittsburgh, PA 15202. Deed Book Volume 7625, Page 201. Block and Lot Number 0159-D-00041-0000-00.

Baldwin Borough

48. Margaret A. Mueller
GD-16-015829—\$10,245.21
Gerik Jenco, Esq.
412-464-9997

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Baldwin: Having erected thereon a one-story ranch single family brick dwelling with integral garage known and numbered as 437 Macassar Drive, Pittsburgh, PA 15236, Deed Book Volume 12663, Page 183, Block and Lot Number 389-B-244.

57. Margaret McMonagle, With Notice to Heirs and Assigns
GD-19-015378—\$4,927.31
Gerik Jenco, Esq.
412-464-9997

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Baldwin: Having erected thereon a one-story Cape Cod single family brick dwelling known and numbered as 3610 Oakleaf Road, Pittsburgh, PA 15227, Deed Book Volume 4640, Page 189, Block and Lot Number 136-K-40.

Bellevue

15. Nicholas A. Lefcakis
MG-20-000011—\$45,413.23
Jeff Calcagno, Esq.
Brock & Scott, PLLC
844-856-6646

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Bellevue: Having erected thereon a dwelling being known and numbered as 69 Kendall Avenue, Pittsburgh, PA 15202. Deed Book Volume 12564, Page 10. Block and Lot Number 0113-H-00227-0000-00.

62. Travis S. Cower
MG-17-000384—\$44,213.03
KML Law Group, P.C.
215-627-1322

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Bellevue: Having erected thereon a dwelling being known and numbered as 69 Union Avenue, Pittsburgh, PA 15202. Deed Book 10866, Page 238. Block and Lot Number 215-K-231.

66. William Edward Thomas, III and Shelby Lee Ann Thomas

GD-21-003199—\$96,634.06
Anthony Giglio, Esq.
412-243-9700

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Bellevue: Having erected thereon a two story frame house being known as 614 Monroe Ave., Pittsburgh, PA 15202 Deed Book Volume 13429, Page 376, Block and Lot 160-K-46.

Ben Avon

61. Brian D. Foley
GD-19-018006—\$202,801.25
KML Law Group, P.C.
215-627-1322

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Ben Avon: Having erected thereon a dwelling being known and numbered as 7219 Perrysville Avenue, Pittsburgh, PA 15202. Deed Book 15150, Page 533. Block and Lot Number 213-D-34.

Brentwood

106. Unknown Heirs of the Estate of Debra Blair; and Unknown Administrators of the Estate of Debra Blair
GD-20-004188—\$37,416.96
Manley Deas Kochalski LLC
614-220-5611

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Brentwood: Having erected thereon a dwelling being known and numbered as 536 East Garden Road, Pittsburgh, PA 15227. Document Number 2008-27092, Deed Book Volume 13734, Page 63. Block and Lot Number 0188-D-00033-0000-00.

Bridgeville

7. Ronald C. Stalma, Jr.
MG-20-000039—\$103,637.81
Stern & Eisenberg, PC
215-572-8111

In the Commonwealth of Pennsylvania, County of Allegheny, and Borough of Bridgeville: Having erected thereon a dwelling being known and numbered as 710 Coulter Street, Bridgeville, PA 15017. Deed Book Volume 13461, Page 509, Instrument No. 2007-38896. Block and Lot Number 256-S-10.

Carnegie

76. Lindsey E. Joseph and Christopher A. Goodman
MG-19-001130—\$81,538.32
Jeff Calcagno, Esq.
Brock & Scott, PLLC
844-856-6646

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Carnegie: Having erected thereon a dwelling being known and numbered as 123 Wabash Ave., Carnegie, PA 15106. Deed Book Volume 11207, Page 115. Block and Lot Number 0066-K-00184-0000-00.

82. Charles A.J. Halpin, III, Esquire, Personal Representative of the Estate of James W. Schulze, Deceased

GD-20-002626—\$43,504.90
The Law Office of Gregory Javardian, LLC
215-942-9690

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Carnegie: Having erected thereon a two-story frame dwelling house and a frame garage being known and numbered as 818 Logan Street, Carnegie, PA 15106. Deed Book Volume 14546, Page 402. Block and Lot Number 102-E-6.

Castle Shannon

12. Brian S. Vogel and Jill E. Vogel a/k/a Jill E. Auth
MG-20-000385—\$97,464.04
Stern & Eisenberg, PC
215-572-8111

In the Commonwealth of Pennsylvania, County of Allegheny, and Borough of Castle Shannon: Having erected thereon a dwelling being known and numbered as 4225 Greenridge Road, Pittsburgh, PA 15234. Deed Book Volume 12587, Page 77. Block and Lot Number 251-S-60.

26. Alfred Falcone a/k/a Alfred D. Falcone a/k/a Alfred D. Falcone, Jr. and Madeleine Amman
MG-20-000360—\$116,207.36
Stern & Eisenberg, PC
215-572-8111

In the Commonwealth of Pennsylvania, County of Allegheny, and Borough of Castle Shannon: Parcel 1: Having erected thereon a dwelling being known and numbered as 1220 Shady Run Avenue, Pittsburgh, PA 15234 a/k/a 1220 Shady Run Avenue, Castle Shannon, PA 15234. Deed Book Volume 12218, Page 8, Instrument No. 2004-34993. Block and Lot Number 250-C-214.

Parcel 2: Being vacant land being known as Shady Run Avenue, Pittsburgh, PA 15234 a/k/a Shady Run Avenue, Castle Shannon, PA 15234. Deed Book Volume 12218, Page 8, Instrument No. 2004-34993. Block and Lot Number 250-C-214-1.

97. Christina Cardiello, with Notice to Heirs and Assigns
GD-20-010842—\$14,813.12
Jennifer L. Cerce, Esq.
412-242-4400

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Castle Shannon: Having erected thereon a dwelling being known and numbered as 3216 Broadway Avenue, Pittsburgh, PA 15234.

Deed Book 3703, Page 495. Block and Lot Number 190-L-38.

East Deer

16. Paul E. Losh
GD-20-005586—\$44,248.64
Matthew Fissel, Esq.
Brock & Scott, PLLC
844-856-6646

In the Commonwealth of Pennsylvania, County of Allegheny, Township of East Deer: Having erected thereon a dwelling being known and numbered as 323 Freeport Road, Creighton, PA 15030. Deed Book Volume 11755, Page 583. Block and Lot Number 0841-K-00166-0000-00.

Edgewood

67. Patricia Jean Gusic, Administratrix of the Estate of Richard A. Gusic
GD-21-007841—\$77,377.93
Joseph I. Foley, Esq.
McCabe, Weisberg & Conway, LLC
215-790-1010

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Edgewood: Having erected thereon a dwelling being known and numbered as 225 Chestnut Street, Pittsburgh, Pennsylvania 15218. Deed Book Volume 17283, Page 359, Block & Lot No. 0234-E-00062-0000-00.

Elizabeth Borough

63. Aletha Howard a/k/a Aletha Howard Batch
GD-20-011203—\$19,644.05
Jennifer L. Cerce, Esq.
412-242-4400

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Elizabeth: Having erected thereon a two-story frame dwelling being known and numbered as 124 Clay Street, Elizabeth, PA 15037. Deed Book 3269, Page 610. Block and Lot Number 1132-E-42.

Franklin Park

20. Jeffrey Siegel a/k/a Jeffrey G. Siegel
MG-20-000443—\$296,237.83
KML Law Group, P.C.
215-627-1322

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Franklin Park: Having erected thereon a dwelling being known and numbered as 1525 West Ingomar Road, Pittsburgh, PA 15237. Deed Book 11540, Page 150. Block and Lot Number 942-G-76.

107. William F. Vogel a/k/a William Vogel, Executor and known heir, devisee, and/or distribute of the Estate of Rose M. Vogel, Deceased, Thomas P. Vogel, in his capacity as known heir, devisee, and/or distribute of the Estate of Rose M. Vogel, Deceased and Judith M. Pappalardo, in her capacity as known heir, devisee, and/or distribute of the Estate of Rose M. Vogel, Deceased
GD-20-009404—\$123,616.91
Alicia Sandoval, Esq.
484-575-2201

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Franklin Park: Having erected thereon a residential dwelling being known and numbered as 1503 Terry Lane, Wexford, PA 15090. Deed Book Volume 3519, Page 460. Block and Lot Number 1069-F-207.

Glassport

93. Denise C. Baker
GD-21-008406—\$16,179.81
Jennifer L. Cerce, Esq.
412-242-4400

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Glassport: Having erected thereon a single family dwelling being known and numbered as 539 Vermont Ave., Glassport, PA 15045. Deed Book 9367, Page 152. Block and Lot Number 558-C-38.

Green Tree

71. Richard A. Sterrett
MG-14-001668—\$93,569.33
Jeff Calcagno, Esq.
Brock & Scott, PLLC
844-856-6646

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Green Tree: Having erected thereon a dwelling being known and numbered as 110 Poplar Street, Pittsburgh, PA 15205. Deed Book Volume 14353, Page 387. Block and Lot Number 0039-M-00194-0000-00.

Homestead

8. Virginia Howard a/k/a Virginia Epps a/k/a Virginia Epps Howard
MG-21-000077—\$30,023.49
Stern & Eisenberg, PC
215-572-8111

In the Commonwealth of Pennsylvania, County of Allegheny, and Third Ward of the Borough of Homestead: Having erected thereon a dwelling being known and numbered as 313 West 13th Avenue, Homestead, PA 15120. Deed Book Volume 11901, Page 558. Block and Lot Number 131-F-325.

84. Cougar Holdings, Inc.
GD-19-016514—\$16,519.36
Gerik Jenco, Esq.
412-464-9997

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Homestead: Parcel I: Having erected thereon a brick commercial building known and numbered as 601-611 Amity Street, Homestead, Pennsylvania 15120, Deed Book Volume 16664, Page 401, Block and Lot Number 130-K-83.

Parcel II: Being a 3,952 square foot vacant commercial lot known and numbered as 601-611 Amity Street (lot), Homestead, Pennsylvania 15120, Deed Book Volume 16664, Page 401, Block and Lot Number 130-K-80.

85. Steven J. Vais
GD-20-010424—\$8,790.41
Gerik Jenco, Esq.
412-464-9997

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Homestead: Having erected thereon a two-story single-family old-style frame dwelling known and numbered as 1514 Mifflin Street, Homestead, Pennsylvania 15120, Deed Book Volume 14079, Page 428, Block and Lot Number 131-D-28.

Leetsdale

75. Leonard Smith
GD-20-003144—\$50,199.30
Jeff Calcagno, Esq.
Brock & Scott, PLLC
844-856-6646

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Leetsdale: Having erected thereon a dwelling being known and numbered as 189 Beaver Street, Leetsdale, PA 15056. Deed Book Volume 10152, Page 53. Block and Lot Number 0815-N-00065-0000-00.

Liberty

29. Timothy W. Sloss
MG-20-000171—\$105,193.04
Manley Deas Kochalski LLC
614-220-5611

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Liberty: Having erected thereon a dwelling being known and numbered as 2811 B Street, McKeesport, PA 15133. Deed Book Volume 11167, Page 623. Block and Lot Number 0465-S-00225-0000-00.

102. A Minor, L.R.G., Solely in His Capacity as Heir of Robert Brian Gagich, Deceased, A Minor, W.S.G., Solely in His Capacity as Heir of Robert Brian Gagich, Deceased
GD-21-000615—\$57,509.96
KML Law Group, P.C.
215-627-1322

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Liberty: Having erected thereon a dwelling being known and numbered as 308 Latrobe Street, McKeesport, PA 15133. Deed Book 14922, Page 331. Block and Lot Number 465-F-377.

Town of McCandless

1. Rosemarie D. Forlano
MG-18-000051—\$311,483.01
KML Law Group, P.C.
215-627-1322

In the Commonwealth of Pennsylvania, County of Allegheny, Town of McCandless: Parcel One: Having erected thereon a dwelling being known and numbered as 9540 Valley Road, Pittsburgh, PA 15237. Deed Book 12460, Page 509, Block and Lot Number 824-C-194.

Parcel Two: Having erected thereon a vacant land being known as Valley Road, Pittsburgh, PA 15237. Deed Book 12460, Page 509, Block and Lot Number 824-C-141.

94. Donald W. Short, II
GD-19-015748—\$15,361.22
Jennifer L. Cerce, Esq.
412-242-4400

In the Commonwealth of Pennsylvania, County of Allegheny, Town of McCandless: Having erected thereon a dwelling being known and numbered as 137 Montclair Ave., Pittsburgh, PA 15237. Deed Book 5805, Page 625. Block and Lot Number 714-R-59.

City of McKeesport

27. Dominick G. Cicchinelli and Brenda S. Cicchinelli
GD-20-004181—\$48,972.39
Christopher E. Vincent, Esq.
724-978-0333

In the Commonwealth of Pennsylvania, County of Allegheny, City of McKeesport: Parcel One: Having erected thereon a commercial structure being known and numbered as 3915 Maplewood Street, McKeesport, PA 15132. Deed Book 11542, Page 426. Block and Lot Number 555-D-322.

Parcel Two: Having erected thereon vacant land being known and numbered as Greenwood Avenue, McKeesport, PA 15132. Deed Book 11542, Page 426. Block and Lot Number 555-D-103.

30. Geoffrey David Ledford
GD-21-007994—\$57,546.10
Manley Deas Kochalski LLC
614-220-5611

In the Commonwealth of Pennsylvania, County of Allegheny, City of McKeesport: Having erected thereon a dwelling being known and numbered as 3603 Miller Avenue, McKeesport, PA 15132. Deed Book Volume 2017-31135, Deed Book Volume 16966, Page 502. Block and Lot Number 0380-D-00399-0000-00.

74. Alexandra Juarez
GD-20-002095—\$25,424.53
Jeff Calcagno, Esq.
Brock & Scott, PLLC
844-856-6646

In the Commonwealth of Pennsylvania, County of Allegheny, City of McKeesport: Having erected thereon a dwelling being known and numbered as 2409 Harrison Street, McKeesport, PA 15132. Deed Book Volume 12763, Page 536. Block and Lot Number 0381-S-00212-0000-00.

81. Brian Chandler and Tiffany Chandler
MG-17-000458—\$99,647.80
Emmanuel J. Argentieri, Esq.
856-384-1515

In the Commonwealth of Pennsylvania, County of Allegheny, 11th Ward of the City of McKeesport: Having erected thereon a single family dwelling being known and numbered as 419 31st Street, McKeesport, PA 15132. Deed Book Volume 13673, Page 9. Block and Lot Number 464-F-63.

83. Adrian Hrynyk, solely as Heir to the Estate of Valerie Barnes a/k/a Valerie Ann Hrynyk, Deceased and Any/All Known and Unknown Heir(s), Executor(s), Administrator and Devisee(s) of the Estate of Valerie Barnes a/k/a Valerie Ann Hrynyk, Defendants
MG-20-000305—\$71,312.99
Stern & Eisenberg, PC
215-572-8111

In the Commonwealth of Pennsylvania, County of Allegheny, and 7th Ward of the City of McKeesport: Having erected thereon a dwelling being known and numbered as 1225 Evans Avenue, McKeesport, PA 15132. Deed Book Volume 10907, Page 348. Block and Lot Number 381-A-103.

103. Ethel M. Acton a/k/a Ethel May Acton
GD-21-008637—\$217,474.80
Robert P. Wendt, Esq.
914-219-5787 x 490

In the Commonwealth of Pennsylvania, County of Allegheny, 6th Ward, City of McKeesport: Having erected thereon a dwelling being known and numbered as 804 Park Street, McKeesport, PA 15132, Deed Book Volume 10023, Page 632, Block and Lot 307-M-269.

Monroeville

4. Jill M. Vovaris and Michael V. Vovaris
MG-20-000161—\$77,160.67
KML Law Group, P.C.
215-627-1322

In the Commonwealth of Pennsylvania, County of Allegheny, Municipality of Monroeville: Having erected thereon a dwelling being known and numbered as 1919 Glencrest Drive, Monroeville, PA 15146. Deed Book 12040, Page 584. Block and Lot Number 639-P-192.

59. John I. Park and Sarah S. Park
MG-21-000130—\$701,530.51
Jeffrey R. Lalama, Esq.
Meyer, Unkovic & Scott, LLP
412-456-2876

In the Commonwealth of Pennsylvania, County of Allegheny, Municipality of Monroeville: Parcel No. 1: Being vacant land, known and numbered as Red Oak Court, Monroeville, Pennsylvania 15146. Deed Book Volume 13021, Page 61. Block/Lot Number 744-M-226.

Parcel No. 2: Having erected thereon a two and one-half story dwelling with attached garage, being known and numbered as 326 Red Oak Court, Monroeville, Pennsylvania 15146. Deed Book Volume 13021, Page 61. Block/Lot Number 744-H-310.

Munhall

49. Stanley A. Kreczmer
GD-15-007385—\$5,480.85
Gerik Jenco, Esq.
412-464-9997

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Munhall: Having erected thereon a two-story brick rowhouse known and numbered as 203 E. 20th Avenue, Homestead, Pennsylvania 15120, Deed Book Volume 11503, Page 635, Block and Lot Number 131-H-244.

51. Connie Wiehagen and Vision TCS Contracting
GD-19-016470—\$12,445.83
Gerik Jenco, Esq.
412-464-9997

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Munhall: Having erected thereon a one-story single family frame bungalow known and numbered as 4101 Superior Street, Homestead, Pennsylvania 15120, Deed Book Volume 16542, Page 210, Block and Lot Number 133-H-293.

54. Paul N. Gyurina
GD-20-011484—\$31,072.98
Gerik Jenco, Esq.
412-464-9997

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Munhall: Having erected thereon a one-and-one-half-story old-style single family frame dwelling known and numbered as 614 E. 16th Avenue, Homestead, Pennsylvania 15120, Deed Book Volume 13140, Page 567, Block and Lot Number 131-D-273.

55. Cynthia L. Johnson
GD-20-011433—\$21,820.79
Gerik Jenco, Esq.
412-464-9997

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Munhall: Having erected thereon a two-story old style frame dwelling known and numbered as 608 E. 13th Avenue, Homestead, Pennsylvania 15120, Deed Book Volume 11754, Page 154, Block and Lot Number 130-S-198.

58. Unknown Heirs of Patricia A. Luft, Deceased
GD-19-015964—\$11,776.98
Gerik Jenco, Esq.
412-464-9997

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Munhall: Having erected thereon a two-story old-style single-family frame dwelling known and numbered as 1219 Margaret Street, Homestead, Pennsylvania 15120, Deed Book Volume 5843, Page 547, Block and Lot Number 130-S-321.

79. Joseph M. Sedlak
MG-20-000232—\$84,259.98
Jeff Calcagno, Esq.
Brock & Scott, PLLC
844-856-6646

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Munhall: Having erected thereon a dwelling being known and numbered as 354 Vine St., Homestead, PA 15120. Deed Book Volume 13025, Page 536. Block and Lot Number 0180-A-00016-0000-00.

86. Unknown Heirs of Shirley Esseny, Deceased
GD-20-012312—\$20,242.45
Gerik Jenco, Esq.
412-464-9997

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Munhall: Being a 3,300 square foot vacant parcel of land known and numbered as 415 Caroline Street, Homestead, Pennsylvania 15120, Deed Book Volume 6573, Page 628, Block and Lot Number 133-H-125.

North Versailles

5. Kassandra A. Montedoro
MG-18-000349—\$97,304.26
KML Law Group, P.C.
215-627-1322

In the Commonwealth of Pennsylvania, County of Allegheny, Township of North Versailles: Having erected thereon a dwelling being known and numbered as 651 Overhill Drive, North Versailles, PA 15137. Deed Book 15862, Page 378. Block and Lot Number 459-A-67.

10. Donna Davis, as heir to the Estate of Connie Wiggins, deceased, Cheryl Wiggins, as heir to the Estate of Connie Wiggins, deceased, Leonard Wiggins, Jr., as heir to the Estate of Connie Wiggins, deceased, Robert Wiggins as heir to the Estate of Connie Wiggins, deceased, and The Unknown Heirs of the Estate of Connie Wiggins, deceased
GD-21-000453—\$68,650.00
Stern & Eisenberg, PC
215-572-8111

In the Commonwealth of Pennsylvania, County of Allegheny, and Township of North Versailles: Having erected thereon a dwelling being known and numbered as 617 Overhill Drive, North Versailles, PA 15137. Deed Book Volume 12134, Page 248, Instrument No. 2004-25489. Block and Lot Number 459-E-182.

11. Dolores May
MG-21-000124—\$61,142.16
Stern & Eisenberg, PC
215-572-8111

In the Commonwealth of Pennsylvania, County of Allegheny, and Township of North Versailles: Having erected thereon a dwelling being known and numbered as 341 McKee Road, North Versailles, PA 15137. Deed Book Volume 11374, Page 153. Block and Lot Number 646-B-81.

14. Janice Milligan, in Her Capacity as Executrix and Devisee of the Estate of George Milligan a/k/a George Mulligan
GD-19-016278—\$23,518.35
Matthew Fissel, Esq.
Brock & Scott, PLLC
844-856-6646

In the Commonwealth of Pennsylvania, County of Allegheny, North Versailles Township: Having erected thereon a dwelling being known and numbered as 3706 Lodge Ave., North Versailles, PA 15137. Deed Book Volume 7726, Page 423. Block and Lot Number 0549-B-00355-0000-00.

40. Loretta J. Perri
GD-19-003798—\$7,800.96
Joseph W. Gramc, Esq.
412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Township of North Versailles: Parcel #1: Having erected thereon a two story commercial building known as 501 East Pittsburgh McKeesport Boulevard, North Versailles, PA 15137. Deed Book Volume 8428, Page 34. Block & Lot No. 459-J-38.

Parcel #2: Being thereon vacant commercial land known as East Pittsburgh McKeesport Boulevard, North Versailles, PA 15137. Deed Book Volume 8428, Page 34. Block & Lot No. 459-J-40.

Penn Hills

9. Kristin L. Corr and Michael J. Corr
MG-11-000789—\$82,756.47
Powers Kirm, LLC
215-942-2090

In the Commonwealth of Pennsylvania, County of Allegheny, Municipality of Penn Hills: Having erected thereon a dwelling being known and numbered as 224 Saylong Drive, Pittsburgh, PA 15235. Deed Book Volume 9474, Page 605. Block and Lot Number 369-S-311.

31. James R. Wilhoit, II a/k/a James Wilhoit
MG-19-001138—\$36,994.26
Manley Deas Kochalski LLC
614-220-5611

In the Commonwealth of Pennsylvania, County of Allegheny, Municipality of Penn Hills: Having erected thereon a dwelling being known and numbered as 154 Glenfield Drive, Pittsburgh, PA 15235. Document Number 202153523, Deed Book Volume 11418, Page 085. Block and Lot Number 0448-K-00114-0000-00.

95. The Unknown Heirs of Wayne Richard Edwards, Deceased
GD-20-010685—\$14,097.91

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

In the Commonwealth of Pennsylvania, County of Allegheny, Municipality of Penn Hills: Having erected thereon a one and one-half story brick veneer dwelling being known and numbered as 149 Rose Ave., Pittsburgh, PA 15235. Deed Book 13144, Page 97. Block and Lot Number 369-S-148.

96. Heather L. Calfo and Nicholas R. Calfo
GD-20-010672—\$14,022.27
Jennifer L. Cerce, Esq.
412-242-4400

In the Commonwealth of Pennsylvania, County of Allegheny, Municipality of Penn Hills: Having erected thereon a one and one-half story dwelling being known and numbered as 650 Valemont Drive, Verona, PA 15147. Deed Book 17288, Page 265. Block and Lot Number 534-N-88.

98. Teresa Nobile and the United States of America
GD-19-002490—\$12,654.65
Jennifer L. Cerce, Esq.
412-242-4400

In the Commonwealth of Pennsylvania, County of Allegheny, Municipality of Penn Hills: Having erected thereon a dwelling being known and numbered as 206 University Street, Verona, PA 15147. Deed Book 15066, Page 527. Block and Lot Number 632-B-255.

101. Meredith McConnell, in her capacity as heir of Alexandria R. Simons, Michael Newton Simons, in his capacity as heir to Alexandria R. Simons and Unknown Heirs, successors, assigns and all persons, firms, or associations claiming right, title or interest from or under Alexandria R. Simons
MG-19-000230—\$247,842.94
Jonathan M. Etkowicz, Esq.
Alicia Sandoval, Esq.
484-575-2201

In the Commonwealth of Pennsylvania, County of Allegheny, Municipality of Penn Hills: Having erected thereon a residential dwelling being known and numbered as 527 Pennview Drive, Pittsburgh, PA 15235. Deed Book Volume 9364, Page 123. Block and Lot Number 451-J-258.

Pine

92. Edward J. Chiodo, Cynthia L. Chiodo and the United States of America
MG-18-000870—\$326,630.04
Danielle M. Dileva, Esq.
724-776-8000

In the Commonwealth of Pennsylvania, County of Allegheny, Township of Pine: Having erected thereon a dwelling being known and numbered 505 Colony Court, Gibsonia, PA 15044. Deed Book 10211, Page 565. Block and Lot Number 1662-N-2.

Plum

64. Wendy A. Gibson
MG-19-000565—\$62,723.08
Lois M. Vitti, Esq.
412-281-1725

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Plum: Having erected thereon a single family dwelling being known and numbered as 513 Crestview Drive, Pittsburgh, PA 15239. Deed Book 13773, Page 293. Block and Lot Number 739-B-132.

105. Victoria L. Digiannurio a/k/a Victoria Lynn Digiannurio a/k/a Victoria Digiannurio; Ryan H. Freeman a/k/a Ryan Harold Freeman a/k/a Ryan Freeman
MG-20-000027—\$116,662.25
Manley Deas Kochalski LLC
614-220-5611

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Plum: Having erected thereon a dwelling being known and numbered as 126 Sherrie Drive, Pittsburgh, PA 15239. Document Number 2014-20744, Deed Book Volume 15683, Page 570. Block and Lot Number 0738-C-00234-0000-00.

Port Vue

23. Marjorie C. Diffendal, with Notice to Heirs and Assigns
GD-21-004577—\$28,963.58
Jennifer L. Cerce, Esq.
412-242-4400

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Port Vue: Being all that vacant land known and numbered as Romine Avenue, McKeesport, PA 15133. Deed Book 3800, Page 378. Block and Lot Number 308-R-291.

Scott

91. Unknown Heirs, Successors, Assigns and All Persons, Firms or Associations Claiming Right, Title or Interest from or under Delvon Anderson, Deceased and Michelle Anderson, Solely in Her Capacity as Heir of Delvon Anderson, Deceased
GD-21-003281—\$75,070.52
Powers Kirm, LLC
215-942-2090

In the Commonwealth of Pennsylvania, County of Allegheny, Township of Scott: Having erected thereon a dwelling being known and numbered as 1835 Hughes Street, Bridgeville, PA 15017. Deed Book Volume 8004, page 514, Block and Lot Number 195-C-80.

Swissvale

32. Louis F. Bednarczyk, Jr. a/k/a Louis F. Bednarczyk
MG-20-000172—\$29,896.73
Manley Deas Kochalski LLC
614-220-5611

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Swissvale: Having erected thereon a dwelling being known and numbered as 7515 Ormond Street, Pittsburgh, PA 15218 a/k/a 7515 Ormond Avenue, Pittsburgh, PA 15218. Document Number 28549, Deed Book Volume 4401, Page 353. Block and Lot Number 0178-M-00022-0000-00.

34. Thomas J. Farrell and Juliette Farrell
MG-15-001715—\$360,868.48
Manley Deas Kochalski LLC
614-220-5611

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Swissvale: Parcel 1: Vacant land being known as Raymond Street, Pittsburgh, PA 15218. Deed Book Volume 09787, Page 208. Block and Lot No. 177-N-145.

Parcel 2: Vacant land being known as 7222 Raymond Street, Pittsburgh, PA 15218. Deed Book Volume 09787, Page 208. Block and Lot No. 177-N-143.

Parcel 3: Having erected a dwelling being known as 7222 Raymond Street, Pittsburgh, PA 15218. Deed Book Volume 09787, Page 208, Block and Lot No. 177-N-00144.

90. Donna L. Moon a/k/a Donna L. Ross
MG-19-001279—\$68,285.27
Christine L. Graham, Esq.
McCabe, Weisberg & Conway, LLC
215-790-1010

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Swissvale: Having erected thereon a dwelling being known and numbered as 7701 Francis Street, Pittsburgh, PA 15218 a/k/a 7701 Francis Avenue, Pittsburgh, PA 15218. Deed Book Volume 16169, Page 76, Block & Lot No. 0178-D-00073-0000-00.

Turtle Creek

21. Paula Hutchinson, in Her Capacity as Executrix and Devisee of the Estate of Cyril Dugas a/k/a Cyril P. Dugas and Philip Dugas, in His Capacity as Devisee of the Estate of Cyril Dugas a/k/a Cyril P. Dugas
MG-18-001002—\$36,414.48
KML Law Group, P.C.
215-627-1322

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Turtle Creek: Having erected thereon a dwelling being known and numbered as 1627 Oak Avenue Ext., Turtle Creek, PA 15145. Deed Book 17540, Page 382. Block and Lot Number 544-J-130.

Verona

28. Travis W. McDonough a/k/a Travis W. McDonough a/k/a Travis McDonough
MG-20-000022—\$133,380.27
Manley Deas Kochalski LLC
614-220-5611

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Verona: Having erected thereon a dwelling being known and numbered as 736 - 738 1st Street, Verona, PA 15147. Document Number 2012-13890, Deed Book Volume 14911, Page 535. Block and Lot Number 0364-L-00340-0000-00.

West Homestead

56. Herbert J. Strobel, Jr. and James Caterino
GD-21-005286—\$4,162.93
Gerik Jenco, Esq.
412-464-9997

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of West Homestead: Being a 915 square foot vacant lot known and numbered as W. 7th Avenue, Homestead, Pennsylvania 15120, Deed Book Volume 15460, Page 320, Block and Lot Number 90-D-181.

West Mifflin

13. Kelley J. Todd a/k/a Kelley J. Todd Flaherty a/k/a Kelley J. Flaherty and Known and Unknown Administrators, Heirs, Executors, and/or Devisees of the Estate of Kevin J. Todd, Defendants
MG-19-001222—\$109,193.63
Stern & Eisenberg, PC
215-572-8111

In the Commonwealth of Pennsylvania, County of Allegheny, and Borough of West Mifflin: Having erected thereon a dwelling being known and numbered as 4624 Greensprings Avenue, West Mifflin, PA 15122. Deed Book Volume 15575, Page 262. Block and Lot Number 238-N-109.

50. Stanley A. Kreczmer
GD-20-012559—\$29,147.29
Gerik Jenco, Esq.
412-464-9997

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of West Mifflin: Having erected thereon a two-story semi-attached single family brick dwelling with integral garage known and numbered as 4419 Inland Avenue, West Mifflin, Pennsylvania 15122, Deed Book Volume 11508, Page 190, Block and Lot Number 238-M-94.

52. Do It Yourself Homes LLC
GD-20-012540—\$21,577.97
Gerik Jenco, Esq.
412-464-9997

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of West Mifflin: Having erected thereon a one-story single family frame ranch dwelling with integral garage known and numbered as 1707 Ohio Avenue, West Mifflin, Pennsylvania 15122, Deed Book Volume 18003, Page 547, Block and Lot Number 305-P-82.

53. Brian Haenze and Denise Haenze
GD-20-008550—\$28,143.47

Gerik Jenco, Esq.
412-464-9997

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of West Mifflin: Parcel I: Having Erected thereon a brick commercial building consisting of 3.8230 acres known and numbered as 4821 Buttermilk Hollow Road, West Mifflin, Pennsylvania 15122, Deed Book Volume 17487, Page 324, Block and Lot Number 243-P-140.

Parcel II: Being a 17550 square foot vacant lot known as Buttermilk Hollow Road (Vacant Lot), West Mifflin, Pennsylvania 15122, Deed Book Volume 17487, Page 324, Block and Lot Number 243-P-105.

72. David S. Wagner a/k/a David Steven Wagner
MG-19-001151—\$83,133.37
Jeff Calcagno, Esq.
Brock & Scott, PLLC
844-856-6646

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of West Mifflin: Having erected thereon a dwelling being known and numbered as 1700 Highland Avenue, West Mifflin, PA 15122. Deed Book Volume 14805, Page 550. Block and Lot Number 0306-B-00202-0000-00.

78. Lori Gamble
MG-19-001302—\$48,453.20
Jeff Calcagno, Esq.
Brock & Scott, PLLC
844-856-6646

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of West Mifflin: Having erected thereon a dwelling being known and numbered as 505 Bellwood Rd., West Mifflin, PA 15122. Deed Book Volume 11347, Page 135. Block and Lot Number 0181-P-00127-0000-00.

87. Chad M. Cherevka
GD-19-015177—\$16,170.26
Gerik Jenco, Esq.
412-464-9997

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of West Mifflin: Having erected thereon a one-story single family Cape Cod brick dwelling known and numbered as 2002 Homestead Duquesne Road, West Mifflin, Pennsylvania 15122, Deed Book Volume 14775, Page 60, Block and Lot Number 241-D-194.

Parcel II: Being an 11,294 square foot vacant lot known and numbered as 2002 Homestead Duquesne Road (Vacant Lot), West Mifflin, Pennsylvania 15122, Deed Book Volume 14775, Page 60, Block and Lot Number 241-D-193.

89. Thomas Stephen Ignatz and Janet Ignatz
GD-16-015649—\$5,051.28
Gerik Jenco, Esq.
412-464-9997

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of West Mifflin: Having erected thereon a two-story old style single family frame dwelling known and numbered as 3706 Home Street, West Mifflin, Pennsylvania 15122, Deed Book Volume 4596, Page 477, Block and Lot Number 181-H-241.

99. Michael Vellky
MG-19-001304—\$63,533.32
Manley Deas Kochalski LLC
614-220-5611

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of West Mifflin: Having erected thereon a dwelling being known and numbered as 627 McGowan Avenue, West Mifflin, PA 15122 a/k/a 627 McGowan Avenue, Pittsburgh, PA 15122. Document Number 2017-32690, Deed Book Volume 16983, Page 140. Block and Lot Number 0385-H-00042-0000-00.

West View

69. Charles Sheehan
MG-19-001150—\$154,419.63
Jeff Calcagno, Esq.
Brock & Scott, PLLC
844-856-6646

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of West View: Having erected thereon a dwelling being known and numbered as 8 Yale Avenue, Pittsburgh, PA 15229. Deed Book Volume 16814, Page 34. Block and Lot Number 0279-G-00243-0000-00.

73. Carolyn Jones, in Her Capacity as Heir of Eugene Jones a/k/a Eugene R. Jones, Deceased; Unknown Heirs, Successors, Assigns, and All Persons, Firms, or Associations Claiming Right, Title or Interest From or Under Eugene Jones a/k/a Eugene R. Jones, Deceased
MG-19-000467—\$88,081.87
Jeff Calcagno, Esq.
Brock & Scott, PLLC
844-856-6646

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of West View: Having erected thereon a dwelling being known and numbered as 117 Ridgewood Ave., Pittsburgh, PA 15229. Deed Book Volume 8259, Page 617. Block and Lot Number 0280-L-00095-0000-00.

White Oak

108. Marilyn Shoben
GD-21-007416—\$3,800.57
Joseph W. Gramc, Esq.
412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Borough

Whitehall**70. Kurt Cofano**

MG-20-000257—\$93,976.66
Jeff Calcagno, Esq.
Brock & Scott, PLLC
844-856-6646

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Whitehall: Having erected thereon a dwelling being known and numbered as 3067 Woodridge Drive, Pittsburgh, PA 15227. Deed Book Volume 14386, Page 177. Block and Lot Number 0138-P-00164-0000-00.

Wilkins**17. Antoinette M. Didiano**

MG-17-001346—\$74,316.41
The Law Office of Gregory Javardian, LLC
215-942-9690

In the Commonwealth of Pennsylvania, County of Allegheny, Wilkins Township: Having erected thereon a one-story frame dwelling being known and numbered as 333 Cline Street, East Pittsburgh, PA 15112. Deed Book Volume 4526, Page 553. Block and Lot Number 373-S-108.

Wilksburg**18. Linda L. Gustine and Frank W. Gustine, Jr.**

MG-20-000010—\$37,604.43
KML Law Group, P.C.
215-627-1322

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Wilksburg: Having erected thereon a dwelling being known and numbered as 1305 Franklin Avenue, Pittsburgh, PA 15221. Deed Book 10368, Page 599. Block and Lot Number 233-G-200.

22. Levine Properties

GD-20-009890—\$13,398.96
Jennifer L. Cerce, Esq.
412-242-4400

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Wilksburg: Having erected thereon a commercial building being known and numbered as 1679 Laketon Road, Pittsburgh, PA 15221. Deed Book 16019, Page 96. Block and Lot Number 232-H-201.

44. Ray Como, Trustee of Land Trust 3 Wood

GD-20-007432—\$8,595.19
Joseph W. Gramc, Esq.
412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Wilksburg: Having erected thereon a two story commercial building with apartments over being known as 722 Wood Street, Pittsburgh, PA 15221. Deed Book Volume 13906, Page 188. Block & Lot No. 176-D-136.

47. Devin L. Gastion, with Notice to Heirs and Assigns

GD-21-002506—\$17,837.92
Jennifer L. Cerce, Esq.
412-242-4400

In the Commonwealth of Pennsylvania, County of Allegheny, Borough of Wilksburg: Having erected thereon a dwelling being known and numbered as 509 Reed Street, Pittsburgh, PA 15221. Deed Book 13887, Page 589. Block and Lot Number 233-L-44.

Wilmerding**68. Sean Kerrigan**

MG-21-000005—\$32,913.21
Patrick J. Wesner, Esq.
856-810-5815

In the Commonwealth of Pennsylvania, County of Allegheny, and Borough of Wilmerding: Having currently erected thereon a single family dwelling being known as 418 Middle Avenue, Wilmerding, PA 15148, Deed Book 13059 Page 99 Block and Lot 0545-R-0387-0000-00.

Pittsburgh—2nd Ward**35. Chesapeake Freestate Holdings LLC**

GD-16-008401—\$22,601.95
Joseph W. Gramc, Esq.
412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, City of Pittsburgh - Ward 2: Having erected thereon a condominium unit containing 18 units being known as 320 Fort Duquesne Boulevard, Pittsburgh, PA 15222. Deed Book Volume 13483, Page 220. Block & Lot No. 1-C-1661-E031.

39. Chesapeake Freestate Holdings LLC

GD-16-008400—\$31,800.57
Joseph W. Gramc, Esq.
412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, City of Pittsburgh - Ward 2: Having erected thereon a condominium unit containing 26 units being known as 320 Fort Duquesne Boulevard, Suite 325, Pittsburgh, PA 15222. Deed Book Volume 13483, Page 220. Block & Lot No. 1-C-1661-B038.

46. Chesapeake Freestate Holdings LLC

GD-16-008395—\$49,570.32
Joseph W. Gramc, Esq.
412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, City of Pittsburgh - Ward 2: Having erected thereon a condominium unit containing 33 units being known as 320 Fort Duquesne Boulevard, Pittsburgh, PA 15222. Deed Book Volume 13483, Page 220. Block & Lot No. 1-C-1661-A038.

Pittsburgh—6th Ward**104. Richard Zielanski**

MG-20-000149—\$29,260.85
Robert P. Wendt, Esq.
914-219-5787 x 490

In the Commonwealth of Pennsylvania, County of Allegheny, 6th Ward, City of Pittsburgh: Having erected thereon a dwelling being known and numbered as 2920 Leander St., Pittsburgh, PA 15219, Deed Book Volume 11161, Page 463, Block and Lot 25-S-72.

Pittsburgh—8th Ward**36. Joseph M. Catania and Kathleen Catania**

GD-20-002054—\$14,874.44
Joseph W. Gramc, Esq.
412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, City of Pittsburgh - Ward 8: Parcel #1: Having erected thereon a three story commercial building known as 4700 Penn Avenue, Pittsburgh, PA 15224. Deed Book Volume 12366, Page 254. Block & Lot No. 50-J-120.

Parcel #2: Having erected thereon a three story commercial building known as 4702 Penn Avenue, Pittsburgh, PA 15224. Deed Book Volume 12366, Page 254. Block & Lot No. 50-J-121.

Pittsburgh—10th Ward**100. Alfredo F. Russo**

MG-19-000373—\$55,188.26
Richard M. Squire & Associates, LLC
215-886-8790

In the Commonwealth of Pennsylvania, County of Allegheny, and 10th Ward of the City of Pittsburgh: Having erected thereon a dwelling being known and numbered as 1711 Morningside Avenue, Pittsburgh, PA 15206. Deed Book Volume 15844, Page 313. Block and Lot Number 0121-K-00041-0000-00.

Pittsburgh—12th Ward**38. Silver Lake Associates**

GD-20-001385—\$21,618.99
Joseph W. Gramc, Esq.
412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, City of Pittsburgh - Ward 12: Having erected thereon a one story industrial light manufacturing building being known as 10 Silver Lake Drive, Pittsburgh, PA 15206. Deed Book Volume 8713, Page 287. Block & Lot No. 125-D-225.

Pittsburgh—13th Ward**43. Annette Angel**

GD-20-002492—\$38,424.36
Joseph W. Gramc, Esq.
412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, City of Pittsburgh - Ward 13: Having erected thereon an industrial mini warehouse being known as 8030 Bennett Street, Pittsburgh, PA 15221. Deed Book Volume 18266, Page 531. Block & Lot No. 231-N-235.

Pittsburgh—17th Ward**41. Building at 1109 LLC**

GD-18-000568—\$46,633.54
Joseph W. Gramc, Esq.
412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, City of Pittsburgh - Ward 17: Having erected thereon a three story commercial retail building being known as 1109 East Carson Street, Pittsburgh, PA 15203. Deed Book Volume 13971, Page Number 90, Block and Lot Number 3-G-146.

42. 44 Pius LP

GD-20-001477—\$5,609.44
Joseph W. Gramc, Esq.
412-281-0587

In the Commonwealth of Pennsylvania, County of Allegheny, City of Pittsburgh - Ward 17: Having erected thereon a four story commercial church building being known as 44 Pius Street, Pittsburgh, PA 15203. Deed Book Volume 15533, Page 377. Block & Lot No. 3-S-164.

Pittsburgh—18th Ward**60. The Unknown Heirs of Mary H. Worthy, Deceased, Angela Michelle Morgan a/k/a Angie Morgan, Solely in Her Capacity as Heir of Mary H. Worthy, Deceased, Kenneth E. Morgan, Solely in His Capacity as Heir of Mary H. Worthy, Deceased**

GD-19-013754—\$35,326.19
KML Law Group, P.C.
215-627-1322

In the Commonwealth of Pennsylvania, County of Allegheny, 18th Ward City of Pittsburgh: Having erected thereon a dwelling being known and numbered as 512 Delmont Avenue, Pittsburgh, PA 15210. Deed Book 11819, Page 541. Block and Lot Number 15-L-258.

CLASSIFIED**Miscellaneous**

LOOKING FOR A NEW JOB? Make sure to visit the ACBA Jobs Board located at jobs.acba.org.

Pittsburgh—24th Ward**6. Unknown Heirs of Theresa Urbanec, Deceased**

GD-21-002846—\$54,053.47
KML Law Group, P.C.
215-627-1322

In the Commonwealth of Pennsylvania, County of Allegheny, 24th Ward City of Pittsburgh: Having erected thereon a dwelling being known and numbered as 1825 Rialto Street, Pittsburgh, PA 15212. Deed Book 6032, Page 631. Block and Lot Number 47-M-211.

Pittsburgh—27th Ward**3. The Unknown Heirs of Cathlyn Yvonne Muldrow, Deceased and Wayne Muldrow Solely in His Capacity as Heir of Cathlyn Yvonne Muldrow, Deceased**

MG-19-001288—\$31,516.95
KML Law Group, P.C.
215-627-1322

In the Commonwealth of Pennsylvania, County of Allegheny, 27th Ward City of Pittsburgh: Having erected thereon a dwelling being known and numbered as 2713 Brighton Road, Pittsburgh, PA 15212. Deed Book 10119, Page 10. Block and Lot Number 45-B-225.

24. Sahara Bey

MG-17-000293—\$56,051.32
Powers Kim, LLC
215-942-2090

In the Commonwealth of Pennsylvania, County of Allegheny, and 27th Ward of the City of Pittsburgh: Having erected thereon a dwelling being known and numbered as 3238 Richardson Avenue, Pittsburgh, PA 15212. Deed Book Volume 13115, Page 339. Block and Lot Number 75-M-20.

25. Jill L. McGlothlin a/k/a Jill L. McGlothlin

MG-21-000096—\$55,354.59
Stern & Eisenberg, PC
215-572-8111

In the Commonwealth of Pennsylvania, County of Allegheny, and 27th Ward of the City of Pittsburgh: Parcel 1: Having erected thereon a dwelling being known and numbered as 3604 Brighton Road, Pittsburgh, PA 15212. Deed Book Volume 12513, Page 5. Block and Lot Number 114-S-302.

Parcel 2: Having erected thereon a residential auxiliary building being known and numbered as 3604 Brighton Road, Pittsburgh, PA 15212. Deed Book Volume 12513, Page 5. Block and Lot Number 114-S-300.

AMENDED NOTICE

If your name appears on this list of properties that are scheduled to be sold by the Sheriff, you still have time to save your property. You may be eligible to apply for some form of refinancing assistance, such as a reverse mortgage, refinancing of your existing mortgage, or other alternative. Please seek legal advice. If you cannot afford an attorney, you may be eligible for free legal assistance. Find out by contacting a legal service listed below.

Allegheny County Bar Association
412-261-0518
Lawyer Referral Services
412-261-5555
Neighborhood Legal Services
412-255-6700

Do not delay. If you delay, fees, cost and interest can increase significantly. An example of what can occur is as follows: A 2004 property with an original delinquent tax amount owed of \$325.02 had a final amount due at sale of \$2,133.26. If you have not contacted the creditor, you should consider doing so. Many creditors will work with you to try to avoid a Sheriff's Sale of your property. If the Sheriff's Sale involves a mortgage foreclosure of your residence, you may reinstate your mortgage by paying the full amount of the delinquencies, including all fees and costs up to the day of the Sheriff's Sale. Should your property be among those listed for Sheriff's Sale, information is available by contacting the Allegheny County Sheriff's Office MORTGAGE FORECLOSURE HOTLINE AT 412-350-4704 daily Monday through Friday (except holidays.) between the hours of 9:00 AM and 11:00 AM and from 1:00 PM to 3:00 PM. For more information and updates, please visit our website at www.sheriffalleghenycounty.com.

Sheriff's Office, Pittsburgh, PA.

William P. Mullen, Sheriff
Dec 9, 2021
Dec 10, 17, 23, 2021

Asche, Virginia, deceased, of Pittsburgh, PA. No. 0196 of 2019. Linda Asche, Extr., 310 Shenandoah Drive, Valencia, PA 16059 or to Michael S. Butler, Esq., Heritage Elder Law & Estate Planning LLC, 318 South Main Street, Butler, PA 16001.

21-01996w Dec 17, 23, 30, 2021

Catullo, Raymond A., deceased, of Allison Park, PA. No. 08491 of 2021. Linette Voytovich, Extr., c/o Michael K. Parrish, Esq., Goehring, Rutter & Boehm, 2100 Georgetowne Drive, Suite 300, Sewickley, PA 15143.

21-04852 Dec 17, 23, 30, 2021

Cichinelli, William F., deceased, of Monroeville, PA. No. 08581 of 2021. Marlene Rodriguez, Extr., 4312 S. Coolidge Avenue, Tampa, FL 33611 or to Christopher M. Swart, Esq., 1151 Old Freeport Rd., Pittsburgh, PA 15238-3108.

21-04853 Dec 17, 23, 30, 2021

Clark, Albert W. a/k/a Albert Wilson Clark, deceased, of Pittsburgh, PA. No. 05025 of 2021. Barbara C. Rickard, Extr., 575 Cambria Mills Road, Fallentimber, PA 16639 or to Thomas G. Lawlor, Esq., Lawlor &

21-02043w Dec 23, 30, 2021; Jan 6, 2022

Asche, Virginia, deceased, of Pittsburgh, PA. No. 0196 of 2019. Linda Asche, Extr., 310 Shenandoah Drive, Valencia, PA 16059 or to Michael S. Butler, Esq., Heritage Elder Law & Estate Planning LLC, 318 South Main Street, Butler, PA 16001.

21-01996w Dec 17, 23, 30, 2021

Catullo, Raymond A., deceased, of Allison Park, PA. No. 08491 of 2021. Linette Voytovich, Extr., c/o Michael K. Parrish, Esq., Goehring, Rutter & Boehm, 2100 Georgetowne Drive, Suite 300, Sewickley, PA 15143.

21-04852 Dec 17, 23, 30, 2021

Cichinelli, William F., deceased, of Monroeville, PA. No. 08581 of 2021. Marlene Rodriguez, Extr., 4312 S. Coolidge Avenue, Tampa, FL 33611 or to Christopher M. Swart, Esq., 1151 Old Freeport Rd., Pittsburgh, PA 15238-3108.

21-04853 Dec 17, 23, 30, 2021

Clark, Albert W. a/k/a Albert Wilson Clark, deceased, of Pittsburgh, PA. No. 05025 of 2021. Barbara C. Rickard, Extr., 575 Cambria Mills Road, Fallentimber, PA 16639 or to Thomas G. Lawlor, Esq., Lawlor &

21-02043w Dec 23, 30, 2021; Jan 6, 2022

Heck, David William, deceased, of Elizabeth Township, PA. No. 09104 of 2021. Glenn A. Childers, Co-Extr. and George A. Smith, Co-Extr., 656 Scenery Drive, Elizabeth, PA 15037 or to Megan E. Loftis, Esq., 1650 Broadway Avenue, Fl. 1, Pittsburgh, PA 15216.

21-02044w Dec 23, 30, 2021; Jan 6, 2022

Kane, David O. a/k/a David Oller Kane, deceased, of McKees Rocks, PA. No. 08707 of 2021. Joyce P. Kane, Extr., 113 Field Club Drive, McKeesport, PA 15136 or to Michael J. Henny, Esq., 2828 Gulf Tower, 707 Grant St., Pittsburgh, PA 15219.

21-04940 Dec 23, 30, 2021; Jan 6, 2022

Schlaegle, James, deceased, of Wexford, PA. No. 09040 of 2021. Barbara Owens, Extr., 1393 Cardinal Drive, Pittsburgh, PA 15243 or to Edward J. Krug, Esq., Edward J. Krug & Associates, 300 Corporate Center Dr., Ste. 130, Moon Township, PA 15108.

21-02040w Dec 23, 30, 2021; Jan 6, 2022

Spiegel, Frances, deceased, of Pittsburgh, PA. No. 08598 of 2021. Gladys Margolis, Co-Extr., 6352 Crombie St., Pittsburgh, PA 15217 and Allen Spiegel, Co-Extr., 2306 Shady Ave., Pittsburgh, PA 15217 or to Robert J. Garvin, Esq., Goldberg Kamin & Garvin, 1806 Frick Building, 437 Grant Street, Pittsburgh, PA 15219.

21-02035w Dec 23, 30, 2021; Jan 6, 2022

Trautman, Roberta A., deceased, of Bethel Park, PA. No. 08974 of 2021. John Trautman, Extr., 6815 Ridgeview Drive, Pittsburgh, PA 15236 or to Carl M. Hanchak, Esq., Hanchak & Pratt, LLC, 76 Old Clairton Road, Pittsburgh, PA 15236.

21-02032w Dec 23, 30, 2021; Jan 6, 2022

Wills, Linda M., deceased, of South Park, PA. No. 08947 of 2021. Darren J. Wills, Extr., 1625 Queens Drive, South Park, PA 15129 or to Christine B. Murphy, Esq., Zacharia Brown Elder Law, 111 W McMurray Rd., McMurray, PA 15317.

21-02043w Dec 23, 30, 2021; Jan 6, 2022

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

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

Bender, Jane E., deceased, of Monroeville, PA. No. 08675 of 2021. Adriane Smith, Extr., 1028 Wedgwood Drive, Jeannette, PA 15644 or to Laura Cohen, Esq., Family Legal Center, LLC, 4372 Old William Penn Hwy., Monroeville, PA 15146.
21-04938 Dec 23, 30, 2021; Jan 6, 2022

Carswell, Karen J. a/k/a Karen Jean Carswell, deceased, of Pittsburgh, PA. No. 08475 of 2021. Damion L. Carswell, Admr., c/o Samuel R. Coury, Esq., 1725 Fifth Ave., Arnold, PA 15068.
21-04939 Dec 23, 30, 2021; Jan 6, 2022

Del Prato, Dorothy M., deceased, of Fox Chapel, PA. No. 09034 of 2021. Bernard J. Del Prato, Admr., 116 Collingwood Place, Monroeville, PA 15146 or to John A. D'Onofrio, Esq., D'Onofrio Law Office, P.C., 651 Holiday Drive, Suite 400, Pittsburgh, PA 15220.
21-02034w Dec 23, 30, 2021; Jan 6, 2022

Giglio, Sara J. a/k/a Sara Jane Giglio, deceased, of Pittsburgh, PA. No. 09007 of 2021. Linda Cerniglia, Extr., 1 Harmar Drive, Cheswick, PA 15024 or to Paul J. Guffre, Esq., Guffre Law Office, 221 Commercial Ave., Ste. 200, Aspinwall, PA 15215.
21-02037w Dec 23, 30, 2021; Jan 6, 2022

Guglielmo, Antonia B., deceased, of Robinson, PA. No. 09037 of 2021. Danielle L. Wallace, Extr., c/o Gianni Floro, Esq., Gianni Floro, P.C., 935 Beaver Grade Road, Suite 6, Moon Township, PA 15108.
21-02031w Dec 23, 30, 2021; Jan 6, 2022

Heck, David William, deceased, of Elizabeth Township, PA. No. 09104 of 2021. Glenn A. Childers, Co-Extr. and George A. Smith, Co-Extr., 656 Scenery Drive, Elizabeth, PA 15037 or to Megan E. Loftis, Esq., 1650 Broadway Avenue, Fl. 1, Pittsburgh, PA 15216.
21-02044w Dec 23, 30, 2021; Jan 6, 2022

Kane, David O. a/k/a David Oller Kane, deceased, of McKees Rocks, PA. No. 08707 of 2021. Joyce P. Kane, Extr., 113 Field Club Drive, McKeesport, PA 15136 or to Michael J. Henny, Esq., 2828 Gulf Tower, 707 Grant St., Pittsburgh, PA 15219.
21-04940 Dec 23, 30, 2021; Jan 6, 2022

Schlaegle, James, deceased, of Wexford, PA. No. 09040 of 2021. Barbara Owens, Extr., 1393 Cardinal Drive, Pittsburgh, PA 15243 or to Edward J. Krug, Esq., Edward J. Krug & Associates, 300 Corporate Center Dr., Ste. 130, Moon Township, PA 15108.
21-02040w Dec 23, 30, 2021; Jan 6, 2022

Spiegel, Frances, deceased, of Pittsburgh, PA. No. 08598 of 2021. Gladys Margolis, Co-Extr., 6352 Crombie St., Pittsburgh, PA 15217 and Allen Spiegel, Co-Extr., 2306 Shady Ave., Pittsburgh, PA 15217 or to Robert J. Garvin, Esq., Goldberg Kamin & Garvin, 1806 Frick Building, 437 Grant Street, Pittsburgh, PA 15219.
21-02035w Dec 23, 30, 2021; Jan 6, 2022

Trautman, Roberta A., deceased, of Bethel Park, PA. No. 08974 of 2021. John Trautman, Extr., 6815 Ridgeview Drive, Pittsburgh, PA 15236 or to Carl M. Hanchak, Esq., Hanchak & Pratt, LLC, 76 Old Clairton Road, Pittsburgh, PA 15236.
21-02032w Dec 23, 30, 2021; Jan 6, 2022

Wills, Linda M., deceased, of South Park, PA. No. 08947 of 2021. Darren J. Wills, Extr., 1625 Queens Drive, South Park, PA 15129 or to Christine B. Murphy, Esq., Zacharia Brown Elder Law, 111 W McMurray Rd., McMurray, PA 15317.
21-02043w Dec 23, 30, 2021; Jan 6, 2022

Asche, Virginia, deceased, of Pittsburgh, PA. No. 0196 of 2019. Linda Asche, Extr., 310 Shenandoah Drive, Valencia, PA 16059 or to Michael S. Butler, Esq., Heritage Elder Law & Estate Planning LLC, 318 South Main Street, Butler, PA 16001.
21-01996w Dec 17, 23, 30, 2021

Catullo, Raymond A., deceased, of Allison Park, PA. No. 08491 of 2021. Linette Voytovich, Extr., c/o Michael K. Parrish, Esq., Goehring, Rutter & Boehm, 2100 Georgetowne Drive, Suite 300, Sewickley, PA 15143.
21-04852

Maresch, Howard J. a/k/a Howard Joseph Maresch, deceased, of Lincoln Place, PA. No. 08641 of 2021. Diana M. Maresch, Extrx., c/o F. Christopher Spina, Esq., Spina Law Associates, P.C., 1002 Fifth Ave., Pittsburgh, PA 15219.

21-04847 Dec 16, 23, 30, 2021

Von Vreckin, Nancy R., deceased, of Ross Township, PA. No. 08287 of 2021. Joyce Von Vreckin, Extrx., P.O. Box 222, Wildwood, PA 15091 or to Robin L. Rarie, Esq., Brenlove & Fuller, LLC, 401 Washington Ave., Bridgeville, PA 15017.

21-04845 Dec 16, 23, 30, 2021

Will, George William, deceased, of Gibsonia, PA. No. 8870 of 2021. David C. Will, Extr., 1213 Tilly Drive, Valencia, PA 16059 or to Fred C. Jug, Jr., Esq., Brandt, Milnes & Rea, PC, 310 Grant Street, Suite 1109, Pittsburgh, PA 15219.

21-01993w Dec 16, 23, 30, 2021

Williams, Ronald Claydell, deceased, of Pittsburgh, PA. No. 04476 of 2021. Zenford A. Mitchell, Admr. and Atty., Zenford A. Mitchell, PO Box 99937, Pittsburgh, PA 15233.

21-04846 Dec 16, 23, 30, 2021

Wilson, James G., deceased, of Lincoln Borough, PA. No. 8660 of 2021. David D. Wilson, Admr., 121 Kuchinic Rd., Venetia, PA 15367 or to Daniel F. Bekavac, Jr., Esq., Daniel F. Bekavac Law Offices, 400 Market St., Elizabeth, PA 15037.

21-04841 Dec 16, 23, 30, 2021

Du Pilka, Janet P., deceased, of Oakdale, PA. No. 08456 of 2021. Georgene Dodd, Extrx., 3324 Kenmore Drive, Sarasota, FL 34231 or to Sarah A. Scott, Esq., 375 Valley Brook Road, Suite 112, McMurray, PA 15317.

21-01948w Dec 10, 17, 23, 2021

Ebbert, Bridget Teresa, deceased, of Allison Park, PA. No. 08536 of 2021. Thomas J. Ebbert, Admr., 4030 Gwynedd Drive, Allison Park, PA 15101 or to Edward F. Voelker, Jr., Esq., Voelker & Associates, P.C., Hampton Stoneworks Professional Bldg., 3960 Rte. 8, Ste. 200, Allison Park, PA 15101.

21-04745 Dec 10, 17, 23, 2021

Fulwood, Leola B., deceased, of Clairton, PA. No. 08265 of 2021. Deverdine Fulwood, Admr., c/o Natalie Piscione, Esq., Covelli & Piscione Law Offices, P.C., 357 Regis Avenue, Ste. 1, Pittsburgh, PA 15236.

21-04747 Dec 10, 17, 23, 2021

Halper, Jean B., deceased, of Ross Township, PA. No. 08489 of 2021. Craig Halper, Extr., 130 Cherrington Drive, Pittsburgh, PA 15237 or to Nicole L. Phatak, Esq., Clark Hill PLC, 301 Grant Street, 14th Fl., Pittsburgh, PA 15219.

21-04746 Dec 10, 17, 23, 2021

Heasley, Joseph R., deceased, of West Mifflin, PA. No. 08685 of 2021. Carol Mancuso, Extrx., c/o Jason R. Johns, Esq., Anderson & Labovitz, LLC, 429 Fourth Avenue, Suite 602, Pittsburgh, PA 15219.

21-01954w Dec 10, 17, 23, 2021

Henke, Robert R., deceased, of Scott Township, PA. No. 01691 of 2016. Judith Ann Webster, Extrx., 200 Railroad Ave., Apt. 208, Carnegie, PA 15106 or to Gary M. Zyra, Esq., 314 E. Main Street, Carnegie, PA 15106.

21-04750 Dec 10, 17, 23, 2021

Huber, Elizabeth Ann, deceased, of Pittsburgh, PA. No. 08632 of 2021. Kathleen M. Cheney, Extrx., c/o Joseph Cafaro, Jr., Esq., 205 McKnight Park Drive, Pittsburgh, PA 15237.

21-01949w Dec 10, 17, 23, 2021

Kabbert, Richard Joseph, deceased, of Ross Township, PA. No. 8600 of 2021. Kathleen Dawn Kabbert, Extrx., 107 Radcliff Drive, Pittsburgh, PA 15237 or to Meg L. Burkardt, Esq., 647 Allegheny Ave., Ste. 100, Oakmont, PA 15139-2039.

21-04748 Dec 10, 17, 23, 2021

Kopy, Stephen Ronald, deceased, of Bethel Park, PA. No. 08515 of 2021. Sharon M. Kopy, Extrx., c/o M. E. Williams, Esq., 108 Lexington Ave., Pittsburgh, PA 15215.

21-04751 Dec 10, 17, 23, 2021

Palmieri, Clementina, deceased, of Oakdale, PA. No. 08629 of 2021. George C. Palmieri, Extr., 3049 Old Oakdale Road, McDonald, PA 15057 or to E. Robert Pecori, III, Esq., Pecori & Pecori, Attorneys at Law, 7051 Steubenville Pike, Suite 7, Oakdale, PA 15071.

21-01955w Dec 10, 17, 23, 2021

Rosiak, Catherine M., deceased, of Pittsburgh, PA. No. 02896 of 2021. Ronald P. Rosiak, Extr., 2401 Jane Street, Pittsburgh, PA 15203 or to Allan J. Opsitnick, Esq., Opsitnick & Associates, 564 Forbes Avenue, Suite 1201, Pittsburgh, PA 15219.

21-01943w Dec 10, 17, 23, 2021

Vrabel, Joseph S., deceased, of White Oak, PA. No. 08313 of 2021. Kurt K. Pawlak, Extr., 133 Penncrest Circle, White Oak, PA 15131 or to Rebecca Shaw McHolme, Esq., 1714 Lincoln Way, White Oak, PA 15131.

21-04749 Dec 10, 17, 23, 2021

Wheat, William Ellis, deceased, of Monroeville, PA. No. 8703 of 2021. Teresa Wright, Extrx., 2400 Tilbrook Road, Monroeville, PA 15146 or to Melvin P. Gold, Esq., Melvin P. Gold LLC, 2520 Mossidge Boulevard, Monroeville, PA 15146.

21-01947w Dec 10, 17, 23, 2021

Woodring, Linda L., deceased, of McKeesport, PA. No. 08367 of 2021. Tish

Grimm, Admr., c/o M. E. Williams, Esq., 108 Lexington Ave., Pittsburgh, PA 15215.

21-04752 Dec 10, 17, 23, 2021

Yunt, Jr., George J., deceased, of Tarentum, PA. No. 08614 of 2021. Susan L. Janssen, Admr., 308 Forestwood Drive, Gibsonia, PA 15044 or to Slade R. Miller, Esq., Miller & Miller, PLLC, 4767 William Flynn Highway, Allison Park, PA 15101.

21-01944w Dec 10, 17, 23, 2021

Babrich, Ruth Marie a/k/a Ruth M. Babrich, deceased, of Shaler Township, PA. No. 8595 of 2021. Mari Beth Burns, Extrx., 602 Glenn Avenue, Glenshaw, PA 15116 or to Jay R. Hagerman, Esq., Abernethy & Hagerman, 4499 Mount Royal Blvd., Allison Park, PA 15101.

21-01939w Dec 9, 16, 23, 2021

Bronowicz, Zita M., deceased, of Oakmont, PA. No. 8663 of 2021. Susan R. Kilmeyer, Co-Extr. and Mary Ann Miller, Co-Extr., c/o Nora C. Peace, Esq., Pittsburgh Estate Law, PC, 1501 Mt. Royal Blvd., Glenshaw, PA 15116.

21-01935w Dec 9, 16, 23, 2021

Bullister, Patricia M. a/k/a Patricia M. Costello a/k/a Patricia Marie Bullister, deceased, of Whitehall Borough, PA. No. 7933 of 2021. Nora St. Vincent, Admr., 2200 Henderson Avenue, Trailer 5, Washington, PA 15301 or to Jeffrey J. Lochner, Esq., Lochner & Lochner, LLC, GBU Bldg., 4232 Brownsville Rd., Ste. 45, Pittsburgh, PA 15227.

21-04737 Dec 9, 16, 23, 2021

Cable, George F., deceased, of Pittsburgh, PA. No. 07804 of 2021. Ida Stickley, Admr., 527 Cress St., Carnegie, PA 15106 or to Carl B. Zacharia, Esq., Zacharia Brown P.C., 111 West McMurray Road, McMurray, PA 15317.

21-04735 Dec 9, 16, 23, 2021

Cavanaugh, Killian Patrick, deceased, of Wexford, PA. No. 01683 of 2018. Patrick K. Cavanaugh, Co-Admr. and Susan M. Cavanaugh, Co-Admr., 220 Whetherburn Drive, Wexford, PA 15090.

21-01924w Dec 9, 16, 23, 2021

Dufner, Richard F., deceased, of Mt. Lebanon, PA. No. 07603 of 2021. Diane M. Dufner, Extr., 2333 Coyote Creek Drive, Okemos, MI 48864 or to Stephen J. Taczak, Esq., Taczak Law Office, 12 N. Jefferson Ave., Canonsburg, PA 15317.

21-01932w Dec 9, 16, 23, 2021

Headrick, David A., deceased, of Mount Lebanon, PA. No. 07482 of 2021. Lauren Headrick, Admr., c/o Tracy L. Zihmer, Esq., Zihmer Law Firm, LLC, 3244 Washington Road, Suite 210, McMurray, PA 15317.

21-04734 Dec 9, 16, 23, 2021

Hinman, Kirk B., deceased, of Pittsburgh, PA. No. 07741 of 2021. Margaret H. Haas,

Extr., c/o Amy Acheson, Esq., Amy Acheson, Attorney at Law, One Oxford Centre, Suite 270, 301 Grant St., Pittsburgh, PA 15219.

21-01934w Dec 9, 16, 23, 2021

Kight, Jr., Russell M. a/k/a Russell Kight, Jr. a/k/a Russell M. Kight, deceased, of Richland Township, PA. No. 8485 of 2021. Ryan J. Kight, Extr., 2060 Eagle Ridge Drive, Valencia, PA 16059 or to Jay R. Hagerman, Esq., Abernethy & Hagerman, 4499 Mount Royal Blvd., Allison Park, PA 15101.

21-01938w Dec 9, 16, 23, 2021

Kostrub, Victoria J. a/k/a Vicky J. Kostrub a/k/a Victoria Kostrub a/k/a Vicky Kostrub, deceased, of West Mifflin, PA. No. 8510 of 2021. Bradley Matta, Co-Extr. and Margaret Barron, Co-Extr., c/o Andrew M. Kuzma, Esq., 1900 Main Street, Canonsburg, PA 15317.

21-01928w Dec 9, 16, 23, 2021

Macel, Mary Elizabeth, deceased, of Pittsburgh, PA. No. 07428 of 2021. John A. Macel, Jr., Extr., 1645 Pinellas Bayway S. #C1, Tierra Verde, FL 33715 or to Emily E. Skrzysowski, Esq., 703 Kingswood Lane, McDonald, PA 15057.

21-01933w Dec 9, 16, 23, 2021

Machesky, Lois Ruth a/k/a Lois A. Machesky, deceased, of Dormont, PA. No. 08624 of 2021. Paul L. Machesky, Extr., 305 Nantucket Drive, Pleasant Hills, PA 15236 or to Neal R. Cramer, Esq., Jubeliner, Pass & Intrieri, P.C., 219 Fort Pitt Blvd., Fl. 1, Pittsburgh, PA 15222.

21-04742 Dec 9, 16, 23, 2021

Onaitis, Steven John, deceased, of Pittsburgh, PA. No. 07253 of 2021. Richard Onaitis, Admr., c/o Tracy L. Zihmer, Esq., Zihmer Law Firm, LLC, 3244 Washington Road, Suite 210, McMurray, PA 15317.

21-04733 Dec 9, 16, 23, 2021

Quatchak, Lillian M. a/k/a Lillian K. Quatchak, deceased, of Pittsburgh, PA. No. 02903 of 2020. Helene A. Kocay, Extr., 3631 Fleming Avenue, Pittsburgh, PA 15212 or to Charles F. Perego, Esq., McMonigle, Vesely & Perego, P.C., 694 Lincoln Ave., Pittsburgh, PA 15202.

21-04740 Dec 9, 16, 23, 2021

Shrager, Herschel J., deceased, of Pittsburgh, PA. No. 7221 of 2021. Maxine Solomon, Admr., 3935 Boulevard Drive, Pittsburgh, PA 15217 or to Jay R. Hagerman, Esq., Abernethy & Hagerman, 4499 Mount Royal Blvd., Allison Park, PA 15101.

21-01937w Dec 9, 16, 23, 2021

Winans, Fern E., deceased, of Scott Township, PA. No. 08682 of 2021. Michelle Ziolkowski, Extr., c/o Timothy J. Giltinan, Esq., John W. Giltinan Esq., P.C., Three Gateway Center, 401 Liberty Ave., Ste. 1460, Pittsburgh, PA 15222-1004.

21-01931w Dec 9, 16, 23, 2021

Articles of Incorporation Business Corporation

John H. Prorok, Esq., Maiello, Brungo & Maiello, LLP, 424 South 27th St., Ste. 210, Pittsburgh, PA 15203. Notice is hereby given that Articles of Incorporation were filed with the Department of State of the Commonwealth of Pennsylvania, for a business corporation which has been incorporated under the provisions of the Business Corporation Law of 1988. The name of the corporation is Satira Anesthesia Services, Inc.

21-02039w Dec 23, 2021

Change of Name

In the Court of Common Pleas of Allegheny County, Pennsylvania: GD-21-010623. In re: Petition of Alicia Marie Foster and James Austin Scales, for change of name to Alicia Marie Vervain and James Austin Vervain. To all persons interested: Notice is hereby given that an order of said Court authorized the filing of said petition and fixed Monday, January 10, 2022, 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.

21-02030w Dec 23, 2021

Fictitious Name Registration

Notice is hereby given pursuant to the provisions of the Fictitious Names Act of Pennsylvania that an application for registration of a fictitious name was filed with the Department of State of the Commonwealth of Pennsylvania, for the conduct of a business under the fictitious name of Pittsburgh Production Supplies, with its principal office or place of business at 201 Poplargo St., Pittsburgh, PA 15210. The names and addresses of all persons who are parties to the registration are: TBAL Film LLC.

21-02038w Dec 23, 2021

Notice

In the Court of Common Pleas of Allegheny County, Pennsylvania Civil Division NO.: GD-21-009201 F.N.B. Properties Company, Inc., Plaintiff, vs. Mary Beth Kwiecinski, Amy Lee Saunier a/k/a Amy Lee Schmidt, Melissa Mehaffey, Known Heirs of the Estate of Harry Schmidt a/k/a Harry J. Schmidt and The Unknown Heirs, Executors and/or Administrators of the Estate of Harry Schmidt a/k/a Harry J. Schmidt, Defendants. Notice of Sheriff's Sale of Real Estate on February 7, 2022 at 9:00 A.M. in Allegheny County, Fourth Floor, Gold Room, Courthouse, Pittsburgh, PA 15219.

All The Right, Title, Interest And Claim Of Mary Beth Kwiecinski, Amy Lee Saunier a/k/a Amy Lee Schmidt, Melissa Mehaffey, Known Heirs Of The Estate Of Harry Schmidt a/k/a Harry J. Schmidt And The Unknown Heirs, Executors And/O Administrators Of The Estate Of Harry Schmidt a/k/a Harry J. Schmidt Of, In And To The Following Described Property:

All The Following Described Real Estate Situated In The Commonwealth Of Pennsylvania, County Of Allegheny, 11th Ward Of The City Of McKeesport. Having Erected Thereon A Frame Dwelling Known And Numbered As 407 28th Street, McKeesport, PA 15132. DBV 12813, Page 200, Block And Lot #464-B-139.

F.N.B. Properties Company, Inc. vs. Mary Beth Kwiecinski, Amy Lee Saunier, a/k/a Amy Lee Schmidt, Melissa Mehaffey, Known Heirs of the Estate of Harry Schmidt, a/k/a Harry J. Schmidt and The Unknown Heirs, Executors and/or Administrators of the Estate of Harry Schmidt, a/k/a Harry J. Schmidt, at Execution No. GD-21-009201 in the amount of \$33,531.36.

Schedule of Distribution will be filed by the Sheriff on the date specified by the Sheriff no later than thirty (30) days from sale date. Distributions will be made in accordance with the schedule unless exceptions are filed within ten (10) days of the filing of the Schedule.

Kristine M. Anthon, Esquire, Grenen & Birsic, P.C., One Gateway Center, 9th Fl., Pittsburgh, PA 15222, 412-281-7650, 21-04921 Dec 23, 2021

Trust Notice

Trust of: Schuler Family Revocable Living Trust dated April 27, 2005

Late of: Castle Shannon, Allegheny County, Pennsylvania, deceased.

All persons having claims against the same will present them for payment; duly authenticated; and those indebted hereto, will please make immediate payment to: Cathy A. Koehler, 3105 Campbell Drive, Springfield, OH 45503

Or to: James P. Shields, Esq., The Elder Law Offices of Shields & Boris, 1150 Old Pond Road, Bridgeville, PA 15017.

Notice of Action in Mortgage Foreclosure

COURT OF COMMON PLEAS - ALLEGHENY COUNTY, PA - NO. GD-21-013769 - CIVIL ACTION - LAW - MORTGAGE FORECLOSURE - Pennsylvania Housing Finance Agency, Plaintiff vs. Clinton M. Leonard, Administrator of The Estate of Karen Hill, Deceased, Defendant - To: The Unknown Heirs of Karen Hill, Deceased, Defendant(s)- You are hereby notified that on 11/9/21, Plaintiff 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. GD - 21-013769, wherein Plaintiff seeks to foreclosure its mortgage securing your property located at 5222 Broad Street, Pittsburgh, PA 15224, whereupon the Sheriff of Allegheny County would sell your property. You are hereby notified to plead to the above-referenced Complaint on or before 20 days from the date of this publication or a Judgment will be entered against you. NOTICE - You have been sued in Court. If you wish to defend, you must enter a written appearance personally or by an 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. 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 OR CANNOT AFFORD ONE, TELEPHONE THE OFFICE SET FORTH BELOW TO FIND OUT WHERE YOU CAN GET LEGAL HELP. Allegheny County Lawyer Referral Service, Allegheny County Bar Assn., 400 Koppers Bldg., 436 7th Ave., 4th Fl., Pittsburgh PA 15219, 412-261-5555, Leon P. Haller, Atty. for Plaintiff, 1719 North Front St., Harrisburg, PA 17102, 717-234-4178.

21-04994 Dec 23, 2021

Notice of Hearing on Petition to Involuntarily Terminate Parental Rights

In Re: Adoption of Abriella Raquel Cowart a/k/a Abriella Cowart, a minor. No. CP-02-AP-255-2021 in the Orphans' Court Division of the Court of Common Pleas of Allegheny County, Pennsylvania.

To: Natalie Eileen Fine a/k/a Natalie E. Fine a/k/a Natalie Fine, James Cowart a/k/a James R. Cowart a/k/a James Robert Cowart a/k/a William Cowart, and The Unknown Father, parents of Abriella Raquel Cowart a/k/a Abriella Cowart, a minor, born on April 19, 2018, in Pittsburgh, Allegheny County, Pennsylvania. A Petition has been filed asking the Court to put an end to all rights you have to your child, Abriella Raquel Cowart a/k/a Abriella Cowart. The Court has set a hearing to consider ending your rights to your child. That hearing will be held on Wednesday, January 12, 2022 at 3:00 p.m., prevailing time, before the Honorable Eleanor L. Bush. This hearing may not take place in the courthouse but may be proceeding via telephone or video conferencing. In order for you to virtually participate in this hearing, it is important that you contact the assigned caseworker, Cassie McIlwain, at (412) 473-2300, or your legal counsel/attorney to obtain information for how to participate by telephone or video conference. Should the hearing take place virtually, the aforementioned caseworker and/or your attorney may be able to provide you with a phone number or link to the virtual hearing. You are warned that even if you fail to participate in the scheduled hearing, the hearing will go on without you and your rights to your child may be ended by the

NEED TO PLACE A LEGAL AD?

Please Use Our Online System, Email or P.O. Box Address to Send Legal Ads

As the ACBA adheres to social distancing mandates, there are currently minimal ACBA employees working in our Koppers Building office. We are requesting that *Pittsburgh Legal Journal* ads be sent to us the following ways:

Online System: Submission of most legal notices for publication in the *Pittsburgh Legal Journal* must be done through our online system, which can be accessed here: **type.pittsburghlegaljournal.org**. While not all types of legal advertisements can be submitted using this method, most can. You do not need to be a subscriber to register and to create a username and password to use this option.

The types of legal advertisements customers must type using our online system are: Articles of Incorporation Business Corp., Articles of Incorporation Nonprofit Corp., Articles of Incorporation Professional Corp., Cert. of Limited Partnership, Cert. of Organization L.L.C., Change of Name, Estates, Fictitious Name Registration, Statement of Registration Foreign Business Corp., Statement of Registration Foreign Nonprofit Corp., Voluntary Dissolution Business Corp., Voluntary Dissolution Nonprofit Corp., and Voluntary Dissolution Professional Corp.

By Email: Send your legal ad to **PLJads@acba.org**. ACBA staff will process your request and email you an invoice that can be paid online by credit card. Only the following types of ads can be processed via email: Adoptions, Action to Quiet Title, App. Cert. for Authority Foreign Business (which are now Statement of Registration), App. Cert. for Authority Foreign Nonprofit Corp. (which are now Statement of Registration), Application for Termination of Authority, Availability of Annual Return, Bankruptcy Notice, Delinquent Tax Notice, Intent to Withdraw Foreign Business Corp, Intent to Withdraw Foreign Nonprofit Corp., Marshals Sale, Notice, Notice of Action in Mortgage Foreclosure, Notice of Condemnation, Notice of Lawsuit, and Notice of Trust.

For your convenience, all *PLJ* templates are available online here:
pittsburghlegaljournal.org/advertising/index.php

By U.S. Mail: If you prefer to continue to mail in your legal ads, please do so but use this lockbox address: **ACBA, P.O. Box 3455, Pittsburgh, PA 15230.**

Thank you for your cooperation during these unprecedented times. For more information or assistance, please contact Meredith Shumsky at 412-402-6686, **mshumsky@acba.org**.

Court without your being present. You have a right to be represented at the hearing by a lawyer. You should contact your 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.

This is also to inform you of an important option that may be available to you under Pennsylvania law. Act 101 of 2010 allows for an enforceable voluntary agreement for continuing contact or communication following an adoption between an adoptive parent, a child, a birth parent, and/or a birth relative of the child, if all parties agree and the voluntary agreement is approved by the Court. If you are interested in learning more about this option for a voluntary agreement, contact your attorney or:

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

Andrew F. Szeffi, County Solicitor. Paula J. Benucci, Allegheny Co. Children, Youth and Families, Ft. Pitt Commons Bldg., 445 Ft. Pitt Blvd., Ste. 101, Pittsburgh, PA 15219, Ph: 412-350-4720, Lillian.Akin@AlleghenyCounty.US, Attorneys for Petitioner.

21-04920 Dec 17, 23, 30, 2021

Notice of Hearing on Petition to Involuntarily Terminate Parental Rights

In the Court of Common Pleas of Allegheny County Orphans' Court Division
No. A-018 of 2021

In Re: Adoption Of Baby Boy Posey a/k/a Theodore Marshall Sullivan

To: The Unknown biological father of Baby Boy Posey a/k/a Theodore Marshall Sullivan, who was born on the 1st day of March, 2020 in Pittsburgh, Allegheny County, Pennsylvania.

A Petition has been filed asking the Court to put an end to all rights you have to your child, Baby Boy Posey a/k/a Theodore Marshall Sullivan. The Court has set a hearing to consider ending your rights to your child, Baby Boy Posey a/k/a Theodore Marshall Sullivan. That hearing will be held in the Orphans' Court, 1700 Frick Building, 437 Grant Street, Pittsburgh, Pennsylvania 15219 on Wednesday, February 16, 2022 at 10:00 a.m. You are warned that even if you fail to appear at the scheduled hearing, the hearing will go on without you and your rights to your child may be ended by the Court without your being present. You have a right to be represented at the hearing by a lawyer. You should take this paper to your 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. If you cannot afford to hire a lawyer, please advise the office of that when you telephone or visit.

Lawyer Referral Service
The Allegheny County Bar Association
Koppers Building
436 Seventh Avenue, 4th Floor
Pittsburgh, PA 15219
(412) 261-5555

This is to inform you of an important option that may be available to you under Pennsylvania law. Act 101 of 2010 allows for an enforceable voluntary agreement for continuing contact or communication following an adoption between an adoptive parent, a child, a birth parent and/or a birth relative of the child, if all parties agree and the voluntary agreement is approved by the Court. If you are interested in learning more about this option for a voluntary agreement, contact Ronald P. Koerner, Esquire, 412-833-2059, or your attorney, if you have one.

Ronald P. Koerner, Esquire, 3400 South Park Road, Bethel Park, PA 15102, (412) 833-2059, Attorney for Petitioner.

21-04837 Dec 16, 23, 30, 2021

Notice of Hearing on Petition to Involuntarily Terminate Parental Rights

In the Court of Common Pleas of Allegheny County Orphans' Court Division
No. A-018 of 2021

In Re: Adoption of Baby Boy Posey a/k/a Theodore Marshall Sullivan

To: The Unknown biological father of Baby Boy Posey a/k/a Theodore Marshall Sullivan, who was born on the 1st day of March, 2020 in Pittsburgh, Allegheny County, Pennsylvania.

A Petition has been filed asking the Court to put an end to all rights London Posey has to your child, Baby Boy Posey a/k/a Theodore Marshall Sullivan. The Court has set a hearing to consider ending her rights to your child. That hearing will be held in the Orphans' Court, 1700 Frick Building, 437 Grant Street, Pittsburgh, Pennsylvania 15219 on Wednesday, February 16, 2022 at 10:00 a.m.

This is to inform you of an important option that may be available to you under Pennsylvania law. Act 101 of 2010 allows for an enforceable voluntary agreement for continuing contact or communication following an adoption between an adoptive parent, a child, a birth parent and/or a birth relative of the child, if all parties agree and the voluntary agreement is approved by the Court. If you are interested in learning more about this option for a voluntary agreement, contact Ronald P. Koerner, Esquire, 412-833-2059, or your attorney, if you have one.

Ronald P. Koerner, Esquire, 3400 South Park Road, Bethel Park, PA 15102, (412) 833-2059, Attorney for Petitioner.

21-04838 Dec 16, 23, 30, 2021

Notice of Hearing on Petition to Involuntarily Terminate Parental Rights

In Re: Adoption of Daytona Mosley a/k/a Dayonna Mosley, a minor. No. CP-02-AP-181-2020 in the Orphans' Court Division of the Court of Common Pleas of Allegheny County, Pennsylvania.

To: Sabrina Ann Mosley a/k/a Sabrina A. Zellars a/k/a Sabrina Ann Mosley-Zellars a/k/a Shenita Charnel Howard Zellars a/k/a Elizabeth Watts a/k/a Sabrina Ann Mosely-Zellars a/k/a Shenita Howard a/k/a Sabrina Ann Zellars a/k/a Sabrina M. Zellars a/k/a Sabrina Mosley a/k/a Sabrina Mosley-Zellars a/k/a Sabrina Zellars a/k/a Susan Frances Sidney a/k/a Susan Sidney, Calvin Alexander Armstrong a/k/a Calvin A. Armstrong, Jr. a/k/a Calvin A. Armstrong a/k/a Calvin Armstrong, Devon Smith a/k/a Devin Ian Smith a/k/a Devin I. Smith, Jerry Moore, and The Unknown Father, parents of Dayonna Mosley a/k/a Dayonna Mosley, a minor, born on May 9, 2003, in Allegheny County, Pennsylvania. A Petition has been filed asking the Court to put an end to all rights you have to your child, Dayonna Mosley a/k/a Dayonna Mosley. The Court has set a hearing to consider ending your rights to your child. That hearing will be held on Friday, January 7, 2022 at 10:00 a.m., prevailing time, before the Honorable David L. Spurgeon. This hearing may not take place in the courthouse but may be proceeding via telephone or video conferencing. In order for you to virtually participate in this hearing, it is important that you contact the assigned caseworker, Lateka Moorefield, at (412) 473-2300, or your legal counsel/attorney to obtain information for how to participate by telephone or video conference. Should the hearing proceed virtually, the aforementioned caseworker and/or your attorney may be able to provide you with a phone number or link to the virtual hearing. You are warned that even if you fail to participate in the scheduled hearing, the hearing will go on without you and your rights to your child may be ended by the Court without your being present. You have a right to be represented at the hearing by a lawyer. You should contact your 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.

This is also to inform you of an important option that may be available to you under Pennsylvania law. Act 101 of 2010 allows for an enforceable voluntary agreement for continuing contact or communication following an adoption between an adoptive parent, a child, a birth parent, and/or a birth relative of the child, if all parties agree and the voluntary agreement is approved by the Court. If you are interested in learning more about this option for a voluntary agreement, contact your attorney or:

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

Andrew F. Szeffi, County Solicitor. Paula J. Benucci, Allegheny Co. Children, Youth and Families, Ft. Pitt Commons Bldg., 445 Ft. Pitt Blvd., Ste. 101, Pittsburgh, PA 15219, Ph: 412-350-4947, Paula.Benucci@AlleghenyCounty.US, Attorneys for Petitioner.

21-04822 Dec 9, 16, 23, 2021

Notice of Hearing on Petition to Involuntarily Terminate Parental Rights

In Re: Adoption of Calmar Calvin Mosley-Armstrong a/k/a Calmar Armstrong a/k/a Calmar Mosley a/k/a Calmar Mosley-Armstrong, a minor. No. CP-02-AP-182-2020 in the Orphans' Court Division of the Court of Common Pleas of Allegheny County, Pennsylvania.

To: Sabrina Ann Mosley a/k/a Sabrina A. Zellars a/k/a Sabrina Ann Mosley-Zellars a/k/a Shenita Charnel Howard Zellars a/k/a Elizabeth Watts a/k/a Sabrina Ann Mosely-Zellars a/k/a Shenita Howard a/k/a Sabrina Ann Zellars a/k/a Sabrina M. Zellars a/k/a Sabrina Mosley a/k/a Sabrina Mosley-Zellars a/k/a Sabrina Zellars a/k/a Susan Frances Sidney a/k/a Susan Sidney, Devon Smith a/k/a Devin Ian Smith a/k/a Devin I. Smith, Jerry Moore, and The Unknown Father, parents of Calmar Calvin Mosley-Armstrong a/k/a Calmar Armstrong a/k/a Calmar Mosley a/k/a Calmar Mosley-Armstrong, a minor, born on July 17, 2005, in Allegheny County, Pennsylvania. A Petition has been filed asking the Court to put an end to all rights you have to your child, Calmar Calvin Mosley-Armstrong a/k/a Calmar Armstrong a/k/a Calmar Mosley a/k/a Calmar Mosley-Armstrong. The Court has set a hearing to consider ending your rights to your child. That hearing will be held on Friday, January 7, 2022 at 10:00 a.m., prevailing time, before the Honorable David L. Spurgeon. This hearing may not take place in the courthouse but may be proceeding via telephone or video conferencing. In order for you to virtually participate in this hearing, it is important that you contact the assigned caseworker, Lateka Moorefield, at (412) 473-2300, or your legal counsel/attorney to obtain information for how to participate by telephone or video conference. Should the hearing proceed virtually, the aforementioned caseworker and/or your attorney may be able to provide you with a phone number or link to the virtual hearing. You are warned that even if you fail to participate in the scheduled hearing, the hearing will go on without you and your rights to your child may be ended by the Court without your being present. You have a right to be represented at the hearing by a lawyer. You should contact your 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.

This is also to inform you of an important option that may be available to you under Pennsylvania law. Act 101 of 2010 allows for an enforceable voluntary agreement for continuing contact or communication following an adoption between an adoptive parent, a child, a birth parent, and/or a birth relative of the child, if all parties agree and the voluntary agreement is approved by the Court. If you are interested in learning more about this option for a voluntary agreement, contact your attorney or:

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Allegheny County Bar Association
Koppers Building
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Pittsburgh, PA 15219
412-261-5555

Andrew F. Szeffi, County Solicitor. Paula J. Benucci, Allegheny Co. Children, Youth and Families, Ft. Pitt Commons Bldg., 445 Ft. Pitt Blvd., Ste. 101, Pittsburgh, PA 15219, Ph: 412-350-4947, Paula.Benucci@AlleghenyCounty.US, Attorneys for Petitioner.

21-04824 Dec 9, 16, 23, 2021

about this option for a voluntary agreement, contact your attorney or:

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

Andrew F. Szeffi, County Solicitor. Paula J. Benucci, Allegheny Co. Children, Youth and Families, Ft. Pitt Commons Bldg., 445 Ft. Pitt Blvd., Ste. 101, Pittsburgh, PA 15219, Ph: 412-350-4947, Paula.Benucci@AlleghenyCounty.US, Attorneys for Petitioner.

21-04823 Dec 9, 16, 23, 2021

Notice of Hearing on Petition to Involuntarily Terminate Parental Rights

In Re: Adoption of Ezekiel Calvon Armstrong a/k/a Ezekiel Armstrong a/k/a Ezekiel Armstrong, a minor. No. CP-02-AP-183-2020 in the Orphans' Court Division of the Court of Common Pleas of Allegheny County, Pennsylvania.

To: Sabrina Ann Mosley a/k/a Sabrina A. Zellars a/k/a Sabrina Ann Mosley-Zellars a/k/a Shenita Charnel Howard Zellars a/k/a Elizabeth Watts a/k/a Sabrina Ann Mosely-Zellars a/k/a Shenita Howard a/k/a Sabrina Ann Zellars a/k/a Sabrina M. Zellars a/k/a Sabrina Mosley a/k/a Sabrina Mosley-Zellars a/k/a Sabrina Zellars a/k/a Susan Frances Sidney a/k/a Susan Sidney and Calvin Alexander Armstrong a/k/a Calvin A. Armstrong, Jr. a/k/a Calvin A. Armstrong a/k/a Calvin Armstrong, parents of Ezekiel Calvon Armstrong a/k/a Ezekiel Armstrong a/k/a Ezekiel Armstrong, a minor, born on January 23, 2007, in Pittsburgh, Allegheny County, Pennsylvania. A Petition has been filed asking the Court to put an end to all rights you have to your child, Ezekiel Calvon Armstrong a/k/a Ezekiel Armstrong a/k/a Ezekiel Armstrong. The Court has set a hearing to consider ending your rights to your child. That hearing will be held on Friday, January 7, 2022 at 10:00 a.m., prevailing time, before the Honorable David L. Spurgeon. This hearing may not take place in the courthouse but may be proceeding via telephone or video conferencing. In order for you to virtually participate in this hearing, it is important that you contact the assigned caseworker, Lateka Moorefield, at (412) 473-2300, or your legal counsel/attorney to obtain information for how to participate by telephone or video conference. Should the hearing proceed virtually, the aforementioned caseworker and/or your attorney may be able to provide you with a phone number or link to the virtual hearing. You are warned that even if you fail to participate in the scheduled hearing, the hearing will go on without you and your rights to your child may be ended by the Court without your being present. You have a right to be represented at the hearing by a lawyer. You should contact your 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.

This is also to inform you of an important option that may be available to you under Pennsylvania law. Act 101 of 2010 allows for an enforceable voluntary agreement for continuing contact or communication following an adoption between an adoptive parent, a child, a birth parent, and/or a birth relative of the child, if all parties agree and the voluntary agreement is approved by the Court. If you are interested in learning more about this option for a voluntary agreement, contact your attorney or:

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412-261-5555

Andrew F. Szeffi, County Solicitor. Paula J. Benucci, Allegheny Co. Children, Youth and Families, Ft. Pitt Commons Bldg., 445 Ft. Pitt Blvd., Ste. 101, Pittsburgh, PA 15219, Ph: 412-350-4947, Paula.Benucci@AlleghenyCounty.US, Attorneys for Petitioner.

21-04825 Dec 9, 16, 23, 2021

in the Orphans' Court Division of the Court of Common Pleas of Allegheny County, Pennsylvania.

To: Sabrina Ann Mosley a/k/a Sabrina A. Zellars a/k/a Sabrina Ann Mosley-Zellars a/k/a Shenita Charnel Howard Zellars a/k/a Elizabeth Watts a/k/a Sabrina Ann Mosely-Zellars a/k/a Shenita Howard a/k/a Sabrina Ann Zellars a/k/a Sabrina M. Zellars a/k/a Sabrina Mosley a/k/a Sabrina Mosley-Zellars a/k/a Sabrina Zellars a/k/a Susan Frances Sidney a/k/a Susan Sidney and Calvin Alexander Armstrong a/k/a Calvin A. Armstrong, Jr. a/k/a Calvin A. Armstrong a/k/a Calvin Armstrong, parents of Eathan Daron Mosley-Armstrong a/k/a Eathan Mosley a/k/a Eathan Mosley-Armstrong a/k/a Eathan Mosley-Armstrong, a minor, born on January 6, 2008, in Pittsburgh, Allegheny County, Pennsylvania. A Petition has been filed asking the Court to put an end to all rights you have to your child, Eathan Daron Mosley-Armstrong a/k/a Eathan Mosley a/k/a Eathan Mosley-Armstrong a/k/a Eathan Mosley-Armstrong. The Court has set a hearing to consider ending your rights to your child. That hearing will be held on Friday, January 7, 2022 at 10:00 a.m., prevailing time, before the Honorable David L. Spurgeon. This hearing may not take place in the courthouse but may be proceeding via telephone or video conferencing. In order for you to virtually participate in this hearing, it is important that you contact the assigned caseworker, Lateka Moorefield, at (412) 473-2300, or your legal counsel/attorney to obtain information for how to participate by telephone or video conference. Should the hearing proceed virtually, the aforementioned caseworker and/or your attorney may be able to provide you with a phone number or link to the virtual hearing. You are warned that even if you fail to participate in the scheduled hearing, the hearing will go on without you and your rights to your child may be ended by the Court without your being present. You have a right to be represented at the hearing by a lawyer. You should contact your 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.

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21-04825 Dec 9, 16, 23, 2021

Notice of Hearing on Petition to Involuntarily Terminate Parental Rights

In Re: Adoption of Anoja Charnel Howard a/k/a Anoja Howard a/k/a Baby Girl Zellars, a minor. No. CP-02-AP-185-2020 in the Orphans' Court Division of the Court of Common Pleas of Allegheny County, Pennsylvania.

To: Sabrina Ann Mosley a/k/a Sabrina A. Zellars a/k/a Sabrina Ann Mosley-Zellars a/k/a Shenita Charnel Howard Zellars a/k/a Elizabeth Watts a/k/a Sabrina Ann Mosely-Zellars a/k/a Shenita Howard a/k/a Sabrina Ann Zellars a/k/a Sabrina M. Zellars a/k/a Sabrina Mosley a/k/a Sabrina Mosley-Zellars a/k/a Sabrina Zellars a/k/a Susan Frances Sidney a/k/a Susan Sidney, Robert Castaphney a/k/a Robert Anthony Castaphney a/k/a Robert Anthony Castaphney a/k/a Robert A. Castaphney a/k/a Robert Gastaphney a/k/a Anthony R. Castaphney a/k/a Anti Castaphney a/k/a Robert A. Castaphncy a/k/a Robert Castaphney a/k/a X Antee a/k/a Anthony Castaphney a/k/a Robert Castaphncy a/k/a Ante Castaphney a/k/a Robert Anthony

Castathneysr a/k/a Robert Anthony Castopheny, and The Unknown Father, parents of Anoja Charnel Howard a/k/a Anoja Howard a/k/a Baby Girl Zellars, a minor, born on December 6, 2018, in Pittsburgh, Allegheny County, Pennsylvania. A Petition has been filed asking the Court to put an end to all rights you have to your child, Anoja Charnel Howard a/k/a Anoja Howard a/k/a Baby Girl Zellars. The Court has set a hearing to consider ending your rights to your child. That hearing will be held on Friday, January 7, 2022 at 10:00 a.m., prevailing time, before the Honorable David L. Spurgeon. This hearing may not take place in the courthouse but may be proceeding via telephone or video conferencing. In order for you to virtually participate in this hearing, it is important that you contact the assigned caseworker, Lateka Moorefield, at (412) 473-2300, or your legal counsel/attorney to obtain information for how to participate by telephone or video conference. Should the hearing proceed virtually, the aforementioned caseworker and/or your attorney may be able to provide you with a phone number or link to the virtual hearing. You are warned that even if you fail to participate in the scheduled hearing, the hearing will go on without you and your rights to your child may be ended by the Court without your being present. You have a right to be represented at the hearing by a lawyer. You should contact your 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.

This is also to inform you of an important option that may be available to you under Pennsylvania law. Act 101 of 2010 allows for an enforceable voluntary agreement for continuing contact or communication following an adoption between an adoptive parent, a child, a birth parent, and/or a birth relative of the child, if all parties agree and the voluntary agreement is approved by the Court. If you are interested in learning more about this option for a voluntary agreement, contact your attorney or:

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Andrew F. Szeffi, County Solicitor. Paula J. Benucci, Allegheny Co. Children, Youth and Families, Ft. Pitt Commons Bldg., 445 Ft. Pitt Blvd., Ste. 101, Pittsburgh, PA 15219, Ph: 412-350-4947, Paula.Benucci@AlleghenyCounty.US, Attorneys for Petitioner.

21-04826 Dec 9, 16, 23, 2021

Voluntary Dissolution Business Corporation

Margaret K. Sitko, Esq., Sitko Bruno, LLC, 2740 Smallman Street, Ste. 300, Pittsburgh, PA 15222. Notice is hereby given by Sonata Ventures, Inc., a Pennsylvania business corporation, that said corporation is winding up its affairs in the manner prescribed by section 1975 of the Business Corporation Law of 1988, so that its corporate existence shall cease upon the filing of Articles of Dissolution in the Department of State of the Commonwealth of Pennsylvania.

21-01992w Dec 16, 23, 2021

Voluntary Dissolution Nonprofit Corporation

Eileen Conway Iorio, Esq., 1053 Surrey Woods Road, Bethel Park, PA 15102. Notice is hereby given by Satchels of Caring Foundation f/k/a Crew Pittsburgh Foundation, a Pennsylvania nonprofit corporation, that said corporation is winding up its affairs in the manner prescribed by section 5975 of the Nonprofit Corporation Law of 1988, so that its corporate existence shall cease upon the filing of Articles of Dissolution in the Department of State of the Commonwealth of Pennsylvania.

21-04889 Dec 16, 23, 2021

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