

## ESTATE NOTICES

The Register of Wills has granted letters testamentary or of administration in the following estates. Notice is hereby given to all persons indebted thereto to make payment without delay and to those having claims or demands to present them for settlement to the Executors or Administrators or their attorneys.

### FIRST PUBLICATION

**ALOIA, JR., ANTHONY J.**, a/k/a **ANTHONY JOHN ALOIA, JR.**, late of West Finley Township, Washington Co., PA; Administratrix: Patricia Aloia, 85 Malone Ridge Road, Washington, PA 15301; Attorney: Daniel P. Gustine, Peacock Keller & Ecker, LLP, 70 East Beau St., Washington, PA 15301

**BOVE, SADIE L.**, late of New Eagle, Washington Co., PA; Executor: Charles Bove, Jr., 1725 Queens Drive, South Park, PA 15129

**CAVASINA, MARY M.**, late of Peters Township, Washington Co., PA; Executor: Patrick C. Derrico, 60 East Beau Street, Washington PA 15301; Attorney: Patrick C. Derrico, Greenlee, Derrico & Posa, 60 East Beau Street, Washington PA 15301

**LEEPER, JOHN K.**, late of Avella, Washington Co., PA; Executrix: Laurie M. Leeper, 223 Independence Road, Avella, PA 15301; Attorney: Charles B. Hadad, The Lynch Law Group, LLC, 501 Smith Drive, Suite 3, Cranberry Township, PA 16066

**MAYER, WILLIAM J.**, a/k/a **WILLIAM JULIUS MAYER**, late of Peters Township, Washington Co., PA; Administrator: George Mayer, 249 Quail Run Road, Venetia PA 15367; Attorney: John A. Rodgers, Peacock Keller &

Ecker, LLP, 70 East Beau Street, Washington PA 15301

**PLESKO, ANNA**, late of Dunlevy Borough, Washington Co., PA; Executors: Rita Kathleen Connor, 115 Linden Avenue, Charleroi PA 15022, Michael Charles Plesko, 101 Oak Hill Drive, Latrobe PA 15650; Attorney: Alan Benyak, 401 Sixth Street at Washington Ave., PO Box 1, Charleroi PA 15022

**RANKIN, MARGARET**, a/k/a **MARGARET I. RANKIN**, late of Vestaburg, Washington Co., PA; Executor: David C. Rankin, POB 864, Fredricktown PA 15333; Attorney: John B. Greenlee, PO Box 395, Fredricktown PA 15333

**RIGGS, HAROLD**, late of Washington, Washington Co., PA; Executrix: Teresa Huff, 505 Henderson Avenue, Washington PA 15301; Attorney: E. J. Julian, Julian Law Firm, 71 North Main Street, Washington PA 15301

**STEPHANS, ROBERT P.**, late of Peters Township, Washington Co., PA; Executrix: Susan Stephans, 124 Johnson Road, McMurray PA 15317

**STEPHENS, PATRICIA L.**, a/k/a **PATRICIA LOUISE GAVAZZI**, late of Burgettstown, Washington Co., PA; Executor: Randy L. Stevens, c/o 564 Forbes Avenue, Ste 1008, Pittsburgh, PA 15219; Attorney: Deborah A. Liotus, 564 Forbes Avenue, Ste 1008, Pittsburgh, PA 15219

### SECOND PUBLICATION

**BACHNER, DAVID R.**, a/k/a **DAVID R. BACHNER, SR.**, late of Somerset, Washington Co., PA; Executrix: Tommy Bachner, 283 Rainey Road, Eighty Four, PA 15330; Attorney: Michael P. Robb, Suite 3626 Gulf Tower, 707 Grant Street, Pittsburgh, PA 15219

**CANCILLA, LENORA**, a/k/a **LENORA J. CANCILLA**, late of Borough of Canonsburg, Washington Co., PA; Executrix: Gloria Cancilla, 349 McGregor Drive, Canonsburg, PA 15317; Attorney: Patrick D. Derrico, Greenlee, Derrico & Posa, 30 East Beau St., Suite 325, Washington, PA 15301

**COLE, EDNA I.**, late of Fallowfield Township, Washington Co., PA; Executrix: Margaret J. Baker, 14 Friendship Drive, Charleroi, PA 15022

**DILLIE, CALVIN ARDEN**, a/k/a **CALVIN A. DILLIE**, late of Claysville, Washington Co., PA; Executor: Douglas A. Dillie, 1411 Redfern Drive, Pittsburgh, PA 15241; Attorney: Heather C. Stumpf, Clark Hill PLC, 301 Grant St., 14th Fl., Pittsburgh, PA 15219

**ESPEY, VICKI L.**, late of Centerville, Washington Co., PA; Administratrices: Emily L. Snyder, 17305 Harmony Vista Dr., Hamilton, VA 20158; Rebecca A. Espey, 306 Espey Meat Market Lane, Scottdale, PA 15683; Attorney: Matthew R. Schimizzi, Keystone Commons, 35 West Pittsburgh St., Greensburg, PA 15601

**ESPOSTO, DOROTHY L.**, late of North Strabane Township, Washington Co., PA; Administratrix: Jodie E. Robinson, 2652 Summit Street, Bethel Park, PA 15102; Attorney: John A. Rodgers, Peacock Keller & Ecker, LLP, 70 East Beau St., Washington, PA 15301

**KAMODA, ANNA JEANETTE**, late of Carroll Township, Washington Co., PA; Executor: Harvey Zeager, 16305 Mt. Vernon Road, Golden, CO 80401; Attorney: William M. Thomson, 1700 N. Highland Road, Ste 207, Pittsburgh, PA 15241

**KUGHN, SARA MARIE**, late of North Franklin Township, Washington Co., PA; Executrix: Norma Jean Sheperd, 800 East

Beau St., Apt. A8, Washington, PA 15301; Attorney: John A. Rodgers, Peacock Keller & Ecker, LLP, 70 East Beau St., Washington, PA 15301

**LUKETICH, DIANE**, late of Bentleyville, Washington Co., PA; Executor: Jeffrey Hohn, 37 Pine Lake Lane, Scenery Hill, PA 15360; Attorney: Dennis M. Makel, Makel & Associates, LLC, 98 East Maiden St., Washington, PA 15301

**MONACK, WANDA**, late of Charleroi Borough, Washington Co., PA; Executors: Carla Ryba and Bruce Marshall, c/o 133 Linden Avenue, Charleroi, PA 15022; Attorney: Kris A. Vanderman, 142 Fallowfield Avenue, Charleroi, PA 15022

**PAUL, WILLIAM M.**, a/k/a **WILLIAM MICHAEL PAUL**, late of Cecil Township, Washington Co., PA; Executrix: Patricia Caggiano, 905 Grandview Avenue, Pittsburgh, PA 15211; Attorney: Jeffrey P. Derrico, Greenlee, Derrico & Posa, 30 East Beau St., Suite 325, Washington, PA 15301

**ROBB, LOIS J.**, late of Fallowfield Township, Washington Co., PA; Executrix: Susan K. Zahand, 263 Davidson Drive, Charleroi, PA 15022; Attorney: Richard C. Mudrick, 300 Fallowfield Avenue, Charleroi, PA 15022

**ROSSI, DORIS JEAN**, late of Washington, Washington Co., PA; Executor: Theodore Charnik, III, 669 E. Beau St., Washington, PA 15301; Attorney: Karen Hassinger, 30 E. Beau St., Suite 415, Washington, PA 15301

**RUDOLPH, ERIC WAYNE**, a/k/a **ERIC W. RUDOLPH** a/k/a **ERIC RUDOLPH**, late of Burgettstown, Washington Co., PA; Administratrix: Amanda R. Shrader, c/o 125 South College St., Washington, PA 15301;

Attorney: Frank Arcuri, 125 South College St., Washington, PA 15301

**RYGELSKI, DONNA**, a/k/a **DONNA VEL RYGELSKI** a/k/a **DONNA V. RYGELSKI**, late of Stockdale Borough, Washington Co., PA; Executors: Allan Rygelski, PO Box 58, Stockdale, PA 15483; Walter Rygelski, Jr., PO Box 299, Stockdale, PA 15483; Attorney: Richard C. Mudrick, 300 Fallowfield Avenue, Charleroi, PA 15033

**SIMPSON, WILMA C.**, a/k/a **WILMA EDNA SIMPSON**, late of Nottingham Township, Washington Co., PA; Executors: William J. Pelhan, 2101 Silver Lane, Willow Street, PA 14784; Mildred E. Romeo, 12921 Springfield Rd., 59 N, New Springfield, OH 44443; Attorney: John A. Rodgers, Peacock Keller & Ecker, LLP, 70 East Beau St., Washington, PA 15301

**ZAJAC, VIRGINIA L.**, late of Charleroi, Washington Co., PA; Executrix: Renee Palyas, 1596 Grange Road, Charleroi, PA 15022; Attorney: David N. Lint, France, Lint & Associates, PC, 308 Fallowfield Avenue, Charleroi, PA 15022

### THIRD PUBLICATION

**BIKOWICZ, TIMOTHY**, late of Millsboro, Washington Co., PA; Administrator: Paul Bikowicz, 1021 Megan Lynn Court, St. Cloud, FL 34772; Attorney: Kelton M. Burgess, 1300 Fifth Avenue, Pittsburgh, PA 15219

**BRISTOR, CHERLYN R.**, late of Washington, Washington Co., PA; Administrators: Joseph Oberlin, 3275 North Apache St., Kingman, AZ 86401; Tabitha Risban, 52 Paul Street, Washington, PA 15301; Attorney: Kathleen Smith-Delach, Phillips, Phillips & Smith-Delach, P.C., 29 East Beau St., Washington, PA 15301

**DeBLASIO, MARJORIE**, a/k/a **MARJORIE IRENE DeBLASIO**, late of

Cecil Township, Washington Co., PA; Executrix: Sharon L. Stankas, 162 Cecil-Henderson Road, Canonsburg, PA 15317; Attorney: J. Lynn DeHaven, Goldfarb, Posner, Beck, DeHaven & Drewitz, 26 South Main St., Suite 200, Washington, PA 15301

**HARRIS, THEODORE W.**, late of Washington, Washington Co., PA; Executrix: Melanie J. Harris, 1029 Idaho Street, Washington, PA 15301; Attorney: E. J. Julian, 71 N. Main St., Washington, PA 15301

**HORNE, FRANCES GAIL**, late of Washington, Washington Co., PA; Administratrix: Cheryle A. Wolford, 748 Ridge Avenue, Canonsburg, PA 15317; Attorney: Roger J. Gaydos, 407 Oak Spring Road, Canonsburg, PA 15317

**JONES, DOROTHY**, late of Union Township, Washington Co., PA; Executor: Carl E. Jones, 34 Dovercrest Road, Eighty Four, PA 15330; Attorney: James P. Liekar, 38 West Pike Street, Canonsburg, PA 15317

**MELVIN, JEAN M.**, late of Buffalo Township, Washington Co., PA; Executrix: Cheryl L. Cumer, c/o 775 East Maiden Street, Washington, PA 15301; Attorney: Dorothy A. Milovac, 775 East Maiden St., 1st Fl., Washington, PA 15301

**MILLER, HELEN B.**, late of North Franklin Township, Washington Co., PA; Executrices: Lindsay J. Aaron; R. Maureen Myers, 775 East Maiden St., Washington, PA 15301; Attorney: Cary D. Jones, Marriner, Jones & Fitch, 6 South Main St., Suite 600, Washington, PA 15301

**MORGAN, SUSAN B.**, late of Washington, Washington Co., PA; Executor: Stephen E. Morgan, 125 Surrey Drive, Canonsburg, PA 15317

**MUNCE, ROY S.**, a/k/a **ROY S. M. MUNCE**, late of North Strabane Township, Washington Co., PA; Executors: Thomas Ed Munce and Tammy R. Munce, c/o Frank C. Roney, Jr.; Attorney: Frank C. Roney, Jr., 382 West Chestnut Street, Ste 102, Washington, PA 15301

**SANFORD, KARA S.**, late of Washington, Washington Co., PA; Administratrix: Diane Sanford, 862 Beech Street, Apt. 619, Washington, PA 15301; Attorney: Kathleen Smith-Delach, Phillips, Phillips & Smith-Delach, P.C., 29 East Beau St., Washington, PA 15301

**SINDRICH, JOSEPH M.**, late of Washington, Washington Co., PA; Executrix: Christine D. Farrell, c/o Eckert Seamans Cheri & Mellott, LLC, US Steel Tower, 600 Grant St., 44th Fl., Pittsburgh, PA 15219; Attorney: Nancy L. Rackoff, Eckert Seamans Cheri & Mellott, LLC, US Steel Tower, 600 Grant St., 44th Fl., Pittsburgh, PA 15219

**TRAVERSARI, SAVERENA**, late of Dunlevy Borough, Washington Co., PA; Executrix: Shirley Tonarelli, PO Box 67, Dunlevy, PA 15432; Attorney: Richard D. Mudrick, 300 Fallowfield Avenue, Charleroi, PA 15022

**WATSON, GEORGE S.**, a/k/a **GEORGE SPENCER WATSON**, late of Washington Co., PA; Executor: William Shirley Watson; Attorney: Rebecca A. Bowman, 114 Aston Court, McMurray, PA 15317

## CORPORATION NOTICES

### CERTIFICATE OF ORGANIZATION

NOTICE is hereby given that a Certificate of Organization—Domestic Limited Liability Company has been filed with the Department of State of the Commonwealth of Pennsylvania for a

limited liability company established under the provisions of the Business Corporation Law of 1994 for **MEXITALIA SPECIALTIES, LLC** with principal place of business in Venetia, PA 15367.

Loretta B. Kendall, Esq.

364 E. Lincoln Ave.

McDonald, PA 15057

2)46-1

### INCORPORATION NOTICE

Notice is hereby given that Articles of Incorporation were filed with the Department of State of the Commonwealth of Pennsylvania at Harrisburg, PA on the 21st day of March, 2016, and amended Articles of Incorporation have been filed with respect to a Nonprofit Corporation which has been organized under the Pennsylvania Nonprofit Corporation Law of 1988.

The name of the corporation is **TRINITY YOUTH FOOTBALL ASSOCIATION** with its principal place of business located at 60 Wren Way, Washington, PA 15301.

Cary D. Jones, Esq.

6 South Main Street, Suite 600

Washington, PA 15301

2)46-1

## MISCELLANEOUS

### NAME CHANGE

NOTICE IS HEREBY GIVEN that on the 25th day of May 2017, a Petition for Change of Name, filed by the Petitioner, **Alexa Weaver** was filed in the Washington County Court, praying for a decree to change his/her name to **Alex Weaver**.

The Court has fixed June 30, 2017 at 9:30am in Courtroom 1, Washington County Courthouse, Washington, Pennsylvania as the time and place for the hearing of said petition, when and where all persons interested may appear and

show cause, if any they have, why the prayer of the said petition should not be granted. 4)46-1

## REAL ESTATE NOTICES

**NOTICE OF ACTION IN  
MORTGAGE FORECLOSURE  
IN THE COURT OF COMMON  
PLEAS OF WASHINGTON  
COUNTY, PENNSYLVANIA  
CIVIL ACTION-LAW  
No. 2016-6425**

**COMMUNITY BANK, PLAINTIFF**

vs.

**PHILLIP O. TOLAND,  
DEFENDANT**

TO: PHILLIP O. TOLAND

You are hereby notified that on October 18, 2016, Plaintiff, Community Bank filed a Mortgage Foreclosure Complaint endorsed with a Notice to Defend, against you in the Court of Common Pleas of Washington County, Pennsylvania, docketed to No. 2016-6425, wherein the Plaintiff seeks to foreclose on the mortgage secured on your property located at 4530 State Route 40, Claysville, PA 15323, whereupon your property would be sold by the Sheriff of Washington County.

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

If you wish to defend, you must enter a written appearance personally or by attorney and file your defenses or objections in writing with the court. You are warned that if you fail to do so the case may proceed without you and a judgment may be entered against you

without further notice for the relief requested by the plaintiff. You may lose money or property or other rights important to you.

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

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

Notice to Defend:

Washington County Southwestern PA  
Legal Aid Society  
14 West Cherry Street  
Washington, PA 15301  
Telephone (724) 225-6170

Lawyer Referral Service  
Washington County Bar Association  
119 South College Street  
Washington, PA 15301  
Telephone (724) 225-6710

6)46-1

## SHERIFF SALES

### Special Notice On Real Estate Sales Sheriff's Rule

Tax collectors, attorneys and solicitors who file tax statements, liened taxes and municipal liens against property being sold at Sheriff's Sale. Hereafter, no statements can be withdrawn or adjustments made after the property has been bid in at a certain price, therefore statements must be correct at the time of filing. THERE WILL BE NO EXCEPTIONS TO THIS RULE.

Abstracts of properties taken in execution upon the writs shown, at the number and terms shown, as the properties of the severally named defendants, owners or reputed owners, and to be sold by Samuel Romano, Sheriff of Washington County, PA, on **Friday, July 7, 2017 at 10:00 o'clock a.m.** in the office of the Sheriff, Washington County Courthouse Square, Washington, PA. Ten (10%) percent of the purchase money (but not less than the Sheriff's Cost), shall be paid on the day of the sale and the balance on or before **Wednesday, July 12, 2017 at 4:00 o'clock p.m.** If however such ten (10%) percent down payment be not made on day of sale, the property will again be expsd to sale immediately, on the date aforesaid. If

balance of payment be not made on Wednesday following the date of sale, the property will again be put up for sale on **Friday, July 14, 2017 at 10:00 o'clock a.m.** At the expense and risk of the person to whom it was struck off, who in case of any deficiency on such sale, shall make good the same. (Complete description of the following properties are on file in the Sheriff's Office at the Courthouse Square, 100 West Beau Street, Room 303, Washington, PA.) Notice is hereby given that the schedule of distribution will be filed by the Sheriff not later than thirty (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.

#### Sheriff Sale List

<u>Sale#</u>	<u>Plav Def.....</u>	<u>Property Location</u>
2017-347 ---	PNC Bank v. Matthews-----	Cecil Township
2017-389 ---	Community Bank v. Lemley-----	Marianna
2016-869 ---	Fifth Third Mtg v. Golick-----	Washington
2017-1076--	Washington Financial v. Abreu-----	Canonsburg
2017-1276--	PNC Bank v. Trickett-----	Monongahela
2016-1659--	LSF9 Master Patricipation v. Johnson----	Bentleyville
2016-2057--	PNC Bank v. Masters-----	Carroll Township
2013-3184--	US Bank v. Higgins-----	West Bethlehem Twp
2016-3508--	Citimortgage v. Wernert-----	North Strabane Twp
2016-4735--	Wells Fargo Bank v. Lyle-----	Buffalo Township
2016-5006--	PNC Bank v. Shapiro-----	South Strabane Township
2016-5150--	Morgan Mortgage v. Wolford-----	Washington
2016-5358--	Planet Home Lending v. Workman-----	South Franklin Twp
2013-6030--	PNC Bank v. Mounts-----	Washington
2016-6100--	JP Morgan Chase Bank v. Wright-----	Monongahela
2012-6436--	Kirkland Financial v. Wright-----	Peters Township
2016-6790--	Ditech Financial v. Moss-----	North Strabane Twp.
2016-6801--	PNC Bank v. Latshaw-----	Smith Township
2016-7497--	Bank of America v. Healy-----	Washington
2011-8033--	Deutsche Bank v. Thomas-----	Boro of Twilight
2016-8581--	Washington Financial v. Atallah-----	Cross Creek Twp
2015-2199--	First Commonwealth Bank v. Traficante--	Houston Borough

**SHERIFF'S SALE No. 2017-347**

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2017-347 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **JULY 7, 2017**

**PNC BANK, NATIONAL ASSOCIATION, SUCCESSOR BY MERGER TO NATIONAL CITYBANK, Plaintiff, vs. PATRICIA L. THOMAS, EXECUTRIX OF THE ESTATE OF DONNA M. MATTHEWS, Defendant.**

ALL THAT LOT NO.6 SIT. IN CECIL TWP., WASHINGTON COUNTY, PA, BEING MORE FULLY DESC'D IN DBV 3408, PG 239, KNOWN AS 3276 MILLERS RUN ROAD, CECIL, PA 15321. WASHINGTON COUNTY TAX I.D. NO. 140-006-01-04-0035-00

**SHERIFF'S SALE No. 2017-389**

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2017-389 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **JULY 7, 2017**

**COMMUNITY BANK, Plaintiff, vs. AMY F. LEMLEY, Defendant.**

ALL that certain lot or tract of land situate in the **Borough of Marianna**, County of , Washington and Commonwealth of Pennsylvania, being

known as-Which has an address of 75 Beeson Avenue, Marianna, PA 15345. Tax Assessment No. 400-016-00-01-0001-00.

**SHERIFF'S SALE No. 2016-869**

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2016-869 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **JULY 7, 2017**

**Fifth Third Mortgage Company v. Jack Golick a/k/a Jack William Golick & Kathryn Golick a/k/a Kathryn J. Golick**

owner(s) of property situate in the **WASHINGTON CITY**, WASHINGTON County, Pennsylvania, being 1054 Allison Avenue. Washington. PA 15301-2045- - Parcel No. 770-027-00-02-0005-00 (Acreage or street address)

Improvements thereon: RESIDENTIAL DWELLING -Judgment Amount: \$93,573.22

Attorneys for Plaintiff Phelan Hallinan Diamond & Jones. LLP

**SHERIFF'S SALE No. 2017-1076**

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2017-1076 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **JULY 7, 2017**

**WASHINGTON FINANCIAL BANK, Plaintiff, vs. MARY E. ABREU Defendant**

That piece of ground in **Canonsburg Boro**, Washington Co., PA, being Lot No. 95 in the Plan by Cockine (aka Cockins) and Johnson, P.B. 1, P. 177.

PARCEL I.D. NO. 110-008-00-00-0019-00, HAVING ERECTED THEREON a single-family residence KNOWN AS 102 Crawford Street, Canonsburg, PA 15317.

**SHERIFF'S SALE No. 2017-1276**

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2017-1276 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on JULY 7, 2017

**PNC Bank, National Association Plaintiff v. BRUCE A. TRICKETT & JESSIE J. TRICKETT Defendant(s)**

owners of property situate in Second Ward of **Monongahela**, Washington County, Pennsylvania, being 26 Dakota St., Monongahela, PA 15063.

Assessment Map No.: 430-023-00-00-0012-01; 430-023-00-00-0014-00

Assessed Value Figure: \$51,600

Judgment Figure: \$55,701.93

Improvements Thereon: Residential Property

**SHERIFF'S SALE No. 2016-1659**

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2016-1659 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West

Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **JULY 7, 2017**

**LSF9 Master Participation Trust Plaintiff, vs. Kevin Scott Johnson; Deloris A. Johnson, AKA Doloris Johnson Defendants.**

All that certain piece or parcel of land situated in the **Borough of Bentleyville**, County of Washington, Commonwealth of Pennsylvania bounded and described as follows: Being known as: 107 Quarry Street, Bentleyville, PA 15314

Tax Parcel ID: 040-004-00-00-0002-00

**SHERIFF'S SALE No. 2016-2057**

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2016-2057 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **JULY 7, 2017**

**PNC BANK, NATIONAL ASSOCIATION, SUCCESSOR BY MERGER TO NATIONAL CITY BANK, SUCCESSOR BY MERGER TO NATIONAL CITY MORTGAGE, A DIVISION OF NATIONAL CITY BANK OF INDIANA, 3232 Newmark Drive, Miamisburg, OH 45342 vs. ADAM M. MASTERS**

ALL those lots or parcels of ground located in **Carroll Township**, Washington County, Pennsylvania; further described as follows: CONTAINING .9496 acres as per survey of Clark Industries, dated July 4, 1979. PREMISES: 13 Irwin Drive, Monongahela, PA 15063  
PARCEL ID. # 130-002-01-00-0015-01 & #130-002-01-00-0016-00



**SHERIFF'S SALE No. 2013-3184**

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2013-3184 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **JULY 7, 2017**

**US BANK National Association, as Trustee for Structured Asset Securities Corporation Mortgage Loan Trust 2007-WFI Plaintiff, vs. Shavonne C. Higgins; John M. Higgins Defendants.**

All that certain lot or piece of ground situate in the **Township of West Bethlehem**, County of Washington and Commonwealth of Pennsylvania, being Tax Parcel ID: 660-003-00-02-0018-00 Being known as: 6 Whitehall Street, Marianna, PA 15345

**SHERIFF'S SALE No. 2016-3508**

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2016-3508 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **JULY 7, 2017**

**Citimortgage, Inc., Plaintiff, vs. Joseph M. Wernert aka Joseph Wernert; Ellen S. Wernert aka Ellen Wernert; THE UNITED STATES OF AMERICA c/o the U.S. Attorney for the Western District of Pennsylvania, Defendants**

All that certain parcel of land situate in **North Strabane Township**,

Washington County, Pennsylvania, more particularly bounded and described as follows: Being known as: 465 Linnwood Road, Eighty Four, PA 15330  
Tax Parcel Number: 520-009-00-00-0038-00

**SHERIFF'S SALE No. 2016-4735**

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2016-4735 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **JULY 7, 2017**

**Wells Fargo Bank, NA v. William G. Lyle & Tiffany D. Lyle**

owner(s) of property situate in the **BUFFALO TOWNSHIP**, WASHINGTON County, Pennsylvania, being 150 Karen Drive. Washington. PA 15301-8530; Parcel No. 060-012-01-00-0002-00 (Acreage or street address)  
Improvements thereon: RESIDENTIAL DWELLING; Judgment Amount: \$195,825.38  
Attorneys for Plaintiff Phelan Hallinan Diamond & Jones, LLP

**SHERIFF'S SALE No. 2016-5006**

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2016-5006 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **JULY 7, 2017**

**PNC BANK, NATIONAL ASSOCIATION, Plaintiff vs. ALL KNOWN AND UNKNOWN HEIRS OF ALVIN SHAPIRO, Defendant.**

All that certain property situate in **South Strabane Township**, Washington County, PA being 91. Known as 25 Woodcliff Drive, Washington, PA 15301. Washington County Tax ID No. 600-005-08-02-0005-00.

**SHERIFF'S SALE No. 2016-5150**

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2016-5150 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **JULY 7, 2017**

**Morgan Mortgage Acquisition Corp. PLAINTIFF vs. Estate of Mary M. Wolford, Deceased, and all unknown individuals, heirs, successors, assigns, business entities, non-profit entities, and/or charitable entities having and/or claiming any right, title, and/or interest therein, therefrom and/or thereunder; Sue Ellen Robson, solely as Administratrix of the Estate of Mary M. Wolford, deceased DEFENDANTS.**

ALSO BEING KNOWN AS 680 Cleveland Road, **Washington**, PA 15301-TAX PARCEL NO. 510-001-01-03-0010-00 ; IMPROVEMENTS: Residential

**SHERIFF'S SALE No. 2016-5358**

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2016-5358 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and

exemption are waived, there will be exposed .at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **JULY 7, 2017**

**Planet Home Lending, LLC Plaintiff, vs. Jill Workman, AKA Jill M. Workman Defendant**

All that certain tract of ground situate in **South Franklin Township**, Washington County, Pennsylvania Being known as: 425 Old Plank Road, Washington, PA 15301 - Tax Parcel 10: 590-013-01-05-0010-00

**SHERIFF'S SALE No. 2013-6030**

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2013-6030 issued out of the COMM:ON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104,100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 AM. on **JULY 7, 2017**

**PNC BANK, NATIONAL ASSOCIATION S/B/M NATIONAL CITY MORTGAGE A DIVISION OF NATIONAL CITY BANK, 3232 Newmark Drive, Miamisburg, OH 45342 vs. ERIC B. MOUNTS**

Property Address: 222 Moffatt Ave,  
**Washington PA 15301**

**SHERIFF'S SALE No. 2016-6100**

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2016-6100 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104,100 West

Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **JULY 7, 2017**

**JPMorgan Chase Bank, N.A. v. Zachary S. Wright**

owner(s) of property situate in the **MONONGAHELA CITY, 2ND**, WASHINGTON County, Pennsylvania, being 303 Anton Street, Monongahela, PA 15063-2116; Parcel No. 430-014-00-01-0019-00 (Acreage or street address) Improvements thereon: RESIDENTIAL DWELLING; Judgment Amount: \$59,936.89

Attorneys for Plaintiff Phelan Hallinan Diamond & Jones, LLP

**SHERIFF'S SALE No. 2012-6436**

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2012-6436 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **JULY 7, 2017**

**KIRKLAND FINANCIAL, LLC Plaintiff vs. DENISE M. WRIGHT & JOHN E. WRIGHT; THE UNITED STATES OF AMERICA Defendant(s)**

All that certain Unit situate in the **Township of Peters**, County of Washington and Commonwealth of Pennsylvania BEING KNOWN AS: 111 BRAVE RUN ROAD, MCMURRAY, PA 15317 - Tax Parcel No. 540-009-07-00-0046-00

**SHERIFF'S SALE No. 2016-6790**

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2016-6790 issued out of the COMMON PLEAS of Washington County, and to

me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104,100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **JULY 7, 2017**

**DITECH FINANCIAL LLC F/K/A GREEN TREE SERVICING LLC, 3000 Bayport Drive, Suite 880 Tampa, FL 33607 vs. MARY E. MOSS & HOWARD L. MOSS aka HOWARD MOSS, III**

ALL THAT CERTAIN PROPERTY SITUATED IN THE **TOWNSHIP OF NORTH STRABANE** IN THE COUNTY OF WASHINGTON AND COMMONWEALTH OF PENNSYLVANIA, BEING TAX PARCEL ID: 520-015-02-02-0014-00 ADDRESS: 243 LATIMER AVE STRABANE, PA 15363

**SHERIFF'S SALE No. 2016-6801**

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2016-6801 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **JULY 7, 2017**

**PNC BANK, NATIONAL ASSOCIATION, SUCCESSOR BY MERGER TO NATIONAL CITY BANK, Plaintiff, VS. DAVID LATSHAW, AKA DAVID D. LATSHAW, Defendant.**

ALL THAT LOT NO. 674 SIT. IN **SMITH TWP.**, WASHINGTON COUNTY, PA, BEING KNOWN AS 102 ELEANOR STREET,

LANGELOTH, PA 15054.  
WASHINGTON COUNTY TAX I.D.  
NO. 570-019-04-03-0018-00

**SHERIFF'S SALE No. 2016-7497**

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2016-7497 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **JULY 7, 2017**

**Bank of America, N.A. v. Theresa M. Healy**

owner(s) of property situate in the **WASHINGTON CITY**, WASHINGTON County, Pennsylvania, being 178 Maple Avenue, Washington, PA 15301; Parcel No. 770-030-00-04-0029-00. (Acreage or street address)

Improvements thereon: RESIDENTIAL DWELLING; Judgment Amount: \$109,058.04

Attorneys for Plaintiff Phelan Hallinan Diamond & Jones, LLP

**SHERIFF'S SALE No. 2011-8033**

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2011-8033 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **JULY 7, 2017**

**Deutsche Bank National Trust Company, as Trustee for the registered holders of GSAMP Trust 200S-SEAI, Mortgage Pass-Through Certificates,**

**Series 200S-SEAI, by its attorney in fact, Ocwen Loan Servicing, LLC v. Susan Thomas**

JUDGMENT AMOUNT \$66,235.97

ATTORNEY: Jessica N. Manis, Esq. 1581 Main Street, Suite 200, Warrington, PA 18976

All the right, title and interest and claim of Susan Thomas of, in and to: **SHORT DESCRIPTION-**

All that certain lot or piece of ground situate in the **Borough of Twilight**, Washington County, having erected thereon a dwelling known as 191 State Street, Speers, PA 15022 ; ID NO. 630-004-00-00-0006-00

**SHERIFF'S SALE No. 2016-8581**

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2016-8581 issued out of the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived., there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M on **JULY 7, 2017**

**WASHINGTON FINANCIAL BANK, formerly known as WASHINGTON FEDERAL SAVINGS BANK, Plaintiff, vs. ELLEN K. ATALLAH Defendant**

Those two lots of ground situate in **Cross Creek Twp**, Washington Co., PA; PARCEL I.D. 210-002-01-02-0005-00 HAVING ERECTED THEREON a single-family residence with detached garage KNOWN AS 31 Wood St, Burgettstown, PA 15021

**SHERIFF'S SALE No. 2015-2199**

By virtue of a WRIT OF EXECUTION - MONEY JUDGEMENT -REAL ESTATE No. 2015-2199 issued out of

the COMMON PLEAS of Washington County, and to me directed on which inquisition and exemption are waived, there will be exposed at public sale in the Courthouse Square Building, Room 104, 100 West Beau Street, Washington, PA 15301, Washington County, at 10:00 A.M. on **JULY 7, 2017**

**FIRST COMMONWEALTH BANK, Plaintiff; vs. CANON MAC METALS, INC., MICHAEL J. TRAFICANTE, and MICHELE TRAFICANTE, Defendants.**

ALL THE RIGHT, TITLE, INTEREST AND CLAIM OF MICHELE TRAFICANTE, OF, IN AND TO THE FOLLOWING DESCRIBED REAL PROPERTY:

ALL THAT CERTAIN LOTS OF GROUND SITUATE IN **THE BOROUGH OF HOUSTON** AND TOWNSHIP OF NORTH STRABANE, COUNTY OF WASHINGTON AND COMMONWEALTH OF PENNSYLVANIA, DESIGNATED AS TAX PARCEL NOS. 360-01500-00-0003-02, 520-015-00-00-0002-00, 520-015-00-00-0002-01, 360-015-00-00-0003-03 AND 520-015-00-00-0001-00.

Samuel F. Romano, Sheriff 7)45-3