

**DECEDENT'S NOTICE**

Notice is hereby given that letters testamentary or of administration have been granted to the following estates. All persons making payments and those having claims or demands are to present the same without delay to the executors or administrators named:

**FIRST PUBLICATION**

Estate of **LAWRENCE E. BAUGHMAN**, deceased, late of Meyersdale Borough, Somerset County, Pennsylvania. **DARLENE E. LUNG**, Administratrix, c/o Carroll Law Offices, P.O. Box 604, Somerset, PA 15501. No. 227 Estate 2008. **BENJAMIN A. CARROLL**, Esquire Carroll Law Offices P.O. Box 604 Somerset, PA 15501 110

Estate of **LEON F. CAREY, JR.**, deceased, late of Milford Township, Somerset County, Pennsylvania. **SARAH ZALER**, Executrix, 1041 East King Street, York, Pennsylvania 17403. No. 56-17-00533. **MATTHEW G. MELVIN**, Esquire Barbera, Melvin, Svonavec & Sperlazza, LLP, Attorney 146 West Main Street Somerset, Pennsylvania 15501 110

Estate of **ANDREW P. CHONTAS** a/k/a **ANDREW CHONTAS** a/k/a **ANDREW PAUL CHONTAS**, deceased, late of Windber Borough, Somerset County, PA. **DIANNE L. HOGUE**, Co-Executrix, 820 Leisure Avenue, Johnstown, PA 15904, **TRICIA A. BETTA**, Co-Executrix, 1103 Nicole Renee Drive, Latrobe, PA 15650. No. 2018-000061. **WILLIAM E. SEGER**, Esquire

423 Park Place  
Windber, PA 15963 110

**SECOND PUBLICATION**

Estate of **LANDSMAN, MILDRED L.** a/k/a **MILDRED**, deceased, late of Somerset Township, Somerset County, PA. **LAMARSHA TIRKO**, Co-Executor, 1776 Stoystown Road, Friedens, PA 15541. Phone: 814-443-2064, **GARY BRANTLEY**, Co-Executor, 14 Legacy Court, Freehold, NJ 07728. Phone: 732-580-3958. Estate No. 56-18-00066. **C. GREGORY FRANTZ**, Esquire Attorney for Estate 118 West Main Street, Ste 304 Somerset, PA 15501-2047 Phone: 814-445-4702 109

Estate of **JOHN R. SCHMUCKER** a/k/a **JOHN SCHMUCKER** a/k/a **JOHN RAYMOND SCHMUCKER**, deceased, late of Jenner Township, Somerset County, Pennsylvania. **PAMELA SHUBIK**, 116 E. Meadow Street, Stoystown, Pennsylvania 15563, **MARK SCHMUCKER**, 7503 Meadow Run Lane, Sachse, Texas 75048, Executors. No. 62 of 2018. **ROBERT I. BOOSE, II**, Esquire 203 West Union Street, Suite 100 Somerset, PA 15501 (814) 443-0793 109

Estate of **OSCAR L. STEINLY**, deceased, late of Berlin Borough, Somerset County, Pennsylvania. **WAYNE STEINLY**, Executor, 768 Grandview Ave., Rockwood, PA 15557. Estate No. 77 of 2018. **ATTORNEY MARCI L. MILLER** 214 East Union Street Somerset, PA 15501 109

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## THIRD PUBLICATION

Estate of **BETTY L. LUDY** a/k/a **BETTY LUDY**, deceased, late of Brothersvalley Township, Somerset County, Pennsylvania. KRISTINE A. DAY, Executrix, 232 Chestnut Lane, Meyersdale, Pennsylvania 15552. No. 56-18-00047.

PATRICK P. SVONAVEC, Esquire  
Barbera, Melvin, Svonavec &  
Sperlazza, LLP, Attorney  
146 West Main Street  
Somerset, PA 15501 108

Estate of **MARIE A. MATHERS**, deceased, late of Meyersdale Borough, Somerset County, Pennsylvania. PETER HOUSEL, JR., Executor, 7288 Mount Davis Road, Meyersdale, PA 15552. Estate No. 63 of 2018.

ATTORNEY MARCI L. MILLER  
214 East Union Street  
Somerset, PA 15501 108

Estate of **STEMPORA, DEBRA A.** a/k/a **DEBRA**, deceased, late of Confluence Borough, Somerset County, PA. MICHELLE BYRD, Administratrix, 3145 Jersey Hollow Road, Confluence, PA 15424. Phone: 724-323-2019. Estate No. 56-18-00058.

C. GREGORY FRANTZ, Esquire  
Attorney for Estate  
118 West Main Street, Ste. 304  
Somerset, PA 15501-2047  
Phone: 814-445-4702 108

## NOTICE OF CHANGE OF NAME

SOMERSET COUNTY,  
PENNSYLVANIA

NO. 62 Misc. 2017

NOTICE IS HEREBY GIVEN that on the 22<sup>nd</sup> day of January, 2018, the

Petition was filed in the above named Court requesting an Order to change the name of **STEVEN MATTHEW MEYER** to **STEVEN MATTHEW HOMAR**. The Court has fixed the 2<sup>nd</sup> day of April, 2018, at 10:00 A.M. in Courtroom No. 2 of the Somerset County Courthouse at Somerset, Pennsylvania, as the time and place for the hearing on said petition, when and where any and all interested parties may appear and show cause, if any they have, why the prayer of the Petition should not be granted.

STEVEN MATTHEW MEYER 108

## IN THE COURT OF COMMON PLEAS OF SOMERSET COUNTY, PENNSYLVANIA

IN RE: CONDEMNATION BY THE PENNSYLVANIA TURNPIKE COMMISSION OF LAND LOCATED IN THE BOROUGH OF NEW BALTIMORE, COUNTY OF SOMERSET, COMMONWEALTH OF PENNSYLVANIA, FOR THE TOTAL RECONSTRUCTION OF THE PENNSYLVANIA TURNPIKE BETWEEN MILEPOSTS 128 AND 134 (PART OF PARCEL ID NO. S29-004-081-00)

DOCKETED AT: No. 9 Misc. 2018  
CIVIL DIVISION – IN REM

**TO: PAUL FRANCIS WILL, his heirs, successors and assigns; AUDREY MARIE BENNING, her heirs, successors and assigns; MARY ALICE HOBSON, her heirs, successors and assigns; JOHN J. WILL, his heirs, successors and assigns; NANCY L. TRENTINI, her heirs, successors and assigns; DONNA L. SUDER, her heirs, successors and assigns; GAIL E. WILL, her heirs, successors and**

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assigns; EUGENE T. WILL, his heirs, successors and assigns; HENRY G. WILL, his heirs, successors and assigns; EDWARD C. WILL, his heirs, successors and assigns; PATRICK S. WILL, his heirs, successors and assigns; KEVIN R. WILL, his heirs, successors and assigns; RONALD H. WILL, his heirs, successors and assigns; and VIRGINIA A. LAMBERT, her heirs, successors and assigns; ALL AS THEIR INTERESTS MAY APPEAR

ALL THOSE CERTAIN tracts or parcels of land situated in New Baltimore Borough, Somerset County, Commonwealth of Pennsylvania, being bound and described according to Pennsylvania Turnpike Commission Plan No. RW 1104-C, WBS No. T-129.00T001-4-30, dated January 20, 2017, and as follows to wit:

### **REQUIRED RIGHT-OF-WAY FOR LIMITED ACCESS:**

BEGINNING at a point on the southerly legal right-of-way line for limited access of the grantee, said point being located 100.33 feet right of and opposite of the Pennsylvania Turnpike Survey & Right-of-Way Baseline Station 1642+09±;

Thence along the legal right-of-way line for limited access of the grantee, South 54° 25' 26" East, 1241.24 feet to a point located 100.25 feet right of and opposite of the Pennsylvania Turnpike Survey & Right-of-Way Baseline Station 1654+49±;

Thence along the lands of Michael Fochtman and Bernard Smith, South 27° 42' 57" West, 21.59 feet to a point located 121.65 feet right of and

opposite of the Pennsylvania Turnpike Survey & Right-of-Way Baseline Station 1654+52±;

Thence through the lands of the grantors, North 53° 53' 29" West, 1242.82 feet to a point located 110.17 feet right of and opposite the Pennsylvania Turnpike Survey & Right-of-Way Baseline Station 1642+10±;

Thence along the lands of Carolyn J. Hankinson Torrance, Betty Ann Hankinson Quinn, Angela Kay Hankinson Poole, Brandy Hankinson, Dion V. Hankinson as custodian, and Carolyn J. Hankinson Torrance as successor custodian for Matthew Meszaros, North 27° 19' 34" East, 9.94 feet to the point of BEGINNING.

CONTAINING 0.445 Acre of which includes 0.445 acres of Existing Private Access (Easement) granted to the Pennsylvania Turnpike Commission by deed dated November 12, 1940, and recorded in Deed Book Volume 322, page 436, in the Recorder of Deeds Office of and for Somerset County, at Somerset, Pennsylvania.

### **REQUIRED PRIVATE ACCESS (EASEMENT):**

BEGINNING at a point on the northerly Required Private Access Line (Easement), said point being located 13.00 feet left of and opposite the Will Road Survey & Right-of-Way Baseline Station 70+47±, said point also located on the southerly Required Right-of-Way Line for Limited Access of the grantee;

Thence along the Required Private Access Line (Easement), South 53°

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53° 29" East, 1242.82 feet to a point located 13.00 feet left of and opposite of the Will Road Survey & Right-of-Way Baseline Station 82+90±;

Thence along the lands of Michael Fochtman and Bernard Smith, South 27° 42' 57" West, 76.79 feet to a point located 63 feet, more or less, right of and opposite the Will Road Survey & Right-of-Way Baseline Station 83+01±;

Thence through the lands of the grantors, North 36° 47' 19" West, 27.08 feet to a point located 55.00 feet right of and opposite the Will Road Survey & Right-of-Way Baseline Station 82+75.00;

Thence through the same, North 53° 53' 29" West, 850.00 feet to a point located 55.00 feet right of and opposite the Will Road Survey & Right-of-Way Baseline Station 74+25.00;

Thence through the same, North 42° 34' 53" West, 25.50 feet to a point located 50.00 feet right of and opposite the Will Road Survey & Right-of-Way Baseline Station 74+00.00;

Thence through the same, North 53° 53' 29" West, 265.00 feet to a point located 50.00 feet right of and opposite the Will Road Survey & Right-of-Way Baseline Station 71+35.00;

Thence through the same, South 78° 37' 09" West, 81.39 feet to a point located 110.00 feet right of and opposite the Will Road Survey & Right-of-Way Baseline Station 70+80.00;

Thence through the same, North 53° 53' 29" West, 14.14 feet to a point located 110.00 feet right of and

opposite the Will Road Survey & Right-of-Way Baseline Station 70+66±;

Thence along the lands of Carolyn J. Hankinson Torrance, Betty Ann Hankinson Quinn, Angela Kay Hankinson Poole, Brandy Hankinson, Dion V. Hankinson as custodian, and Carolyn J. Hankinson Torrance as successor custodian for Matthew Meszaros, North 27° 19' 34" East, 124.46 feet to the point of BEGINNING.

CONTAINING 1.965 Acres of which includes 0.799 acres of Existing Private Access (Easement) granted to the Pennsylvania Turnpike Commission by deed dated November 12, 1940, and recorded in Deed Book Volume 322, page 436, in the Recorder of Deeds Office of and for Somerset County, at Somerset, Pennsylvania and by Plot Plan No. R/W 79-11-17 dated February 24, 1982.

PRIVATE ACCESS (EASEMENT). AREAS REQUIRED FOR PRIVATE ACCESS ARE ACQUIRED IN THE ESTATE OR INTEREST DESIGNATED (EASEMENT FOR DRIVEWAY PURPOSES) FOR THE SOLE BENEFIT AND USE OF THE PROPERTY OR PROPERTIES DESIGNATED, PARCELS 19, 21, 22, 23, 25 AND THE PENNSYLVANIA TURNPIKE COMMISSION ALONG WITH A TEMPORARY CONSTRUCTION EASEMENT FOR THE BENEFIT AND USE OF THE COMMISSION. MAINTENANCE RESPONSIBILITY AND TITLE TO THE AREA VESTS IN THE OWNER OF THE DESIGNATED PARCEL OR PARCELS UPON COMPLETION OF CONSTRUCTION.

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### **REQUIRED DRAINAGE EASEMENT:**

BEGINNING at a point on the southerly Required Private Access Line (Easement), said point being located 55.00 feet right of and opposite the Will Road Survey & Right-of-Way Baseline Station 82+75.00;

Thence along the southerly Required Private Access Line (Easement), South 36° 47' 19" East, 27.08 feet to a point located 63 feet, more or less, right of and opposite of the Will Road Survey & Right-of-Way Baseline Station 83+01±;

Thence along the lands of Michael Fochtman and Bernard Smith, South 27° 42' 57" West, 55.83 feet to a point located 118 feet, more or less, right of and opposite of the Will Road Survey & Right-of-Way Baseline Station 83+09±;

Thence along the lands of Patrick S. Will and Connie S. Will, husband and wife, North 81° 11' 27" West, 30.04 feet to a point located 132 feet, more or less, right of and opposite the Will Road Survey & Right-of-Way Baseline Station 82+82±;

Thence through the lands of the grantors, North 30°40'07" East, 77.33 feet to the point of BEGINNING.  
CONTAINING 0.040 Acre

DRAINAGE EASEMENT. AN AREA WHICH SHALL ALLOW THE COMMISSION TO ENTER THE PROPERTY, AS NECESSARY, TO CONSTRUCT OR ALTER THE COURSE OF THE DRAINAGE AND TO MAKE SUCH FUTURE, REASONABLE ENTRIES AS NECESSARY TO MAINTAIN OR

RECONSTRUCT THE DRAINAGE FACILITY FOR THE PROTECTION OF THE HIGHWAY. IT SHALL NOT PREVENT THE PROPERTY OWNER FROM MAKING ANY USE OF THE AREA WHICH IS NOT DETRIMENTAL TO THE NECESSARY FLOW OF WATER. HOWEVER, NO STRUCTURE OF ANY KIND MAY BE ERRECTED IN THE DESIGNATED AREA, NOR MAY ANY PIPE OR DITCH BE CONNECTED TO THE COMMISSION'S PIPE OR DITCH WITHOUT ADVANCED WRITTEN APPROVAL BY THE COMMISSION.

### **REQUIRED SUBSTITUTE RIGHT-OF-WAY FOR BEDFORD RURAL ELECTRIC:**

BEGINNING at a point on the southerly Required Private Access Line (Easement), said point being located 50.00 feet right of and opposite the Will Road Survey & Right-of-Way Baseline Station 72+25±;

Thence along the Required Private Access Line (Easement), South 53° 53' 29" East, 175.00 feet to a point located 50.00 feet right of and opposite of the Will Road Survey & Right-of-Way Baseline Station 74+00.00;

Thence along the same, South 42° 34' 53" East, 25.50 feet to a point located 55.00 feet right of and opposite the Will Road Survey & Right-of-Way Baseline Station 74+25.00;

Thence along the same, South 53° 53' 29" East, 695.59 feet to a point located 55 feet, more or less, right of and opposite the Will Road Survey & Right-of-Way Baseline Station 81+21±;

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Thence through the lands of the grantors, South 20° 16' 13" East, 163.15 feet to a point located 145 feet, more or less, right of and opposite the Will Road Survey & Right-of-Way Baseline Station 82+56±;

Thence along the lands of Patrick S. Will and Connie S. Will, husband and wife, North 81° 11' 27" West, 45.77 feet to a point located 166 feet, more or less, right of and opposite the Will Road Survey & Right-of-Way Baseline Station 82+16±;

Thence through the lands of the grantors, North 20° 16' 13" West, 128.82 feet to a point located 95 feet, more or less, right of and opposite the Will Road Survey & Right-of-Way Baseline Station 81+09±;

Thence through the same, North 53° 53' 29" West, 38.50 feet to a point located 95 feet, more or less, right of and opposite the Will Road Survey & Right-of-Way Baseline Station 80+70±;

Thence through the same, North 36° 06' 31" East, 14.86 feet to a point located 80 feet, more or less, right of and opposite the Will Road Survey & Right-of-Way Baseline Station 80+70±;

Thence through the same, North 53° 39' 32" West, 775.01 feet to a point located 77 feet, more or less, right of and opposite the Will Road Survey & Right-of-Way Baseline Station 72+95±;

Thence through the same, South 36° 06' 31" West, 23.00 feet to a point located 100 feet, more or less, right of and opposite the Will Road Survey & Right-of-Way Baseline Station

72+95±;

Thence through the same, North 53° 53' 29" West, 43.28 feet to a point located 100 feet, more or less, right of and opposite the Will Road Survey & Right-of-Way Baseline Station 72+52±;

Thence through the same, South 89° 46' 54" West, 204.97 feet to a point located 221 feet, more or less, right of and opposite the Will Road Survey & Right-of-Way Baseline Station 70+87±;

Thence through the same, North 0° 13' 06" West, 7.52 feet to a point located 215 feet, more or less, right of and opposite the Will Road Survey & Right-of-Way Baseline Station 70+82±;

Thence along the lands of Carolyn J. Hankinson Torrance, Betty Ann Hankinson Quinn, Angela Kay Hankinson Poole, Brandy Hankinson, Dion V. Hankinson as custodian, and Carolyn J. Hankinson Torrance as successor custodian for Matthew Meszaros, North 27° 19' 34" East, 36.63 feet to a point located 179 feet, more or less, right of and opposite the Will Road Survey & Right-of-Way Baseline Station 70+77±;

Thence through the lands of the grantors, North 89° 46' 54" East, 184.27 feet to a point located 70 feet, more or less, right of and opposite the Will Road Survey & Right-of-Way Baseline Station 72+25±;

Thence through the lands of the grantors, North 36° 06' 31" East, 20.00 feet to the point of BEGINNING.

CONTAINING 0.859 Acre

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**REQUIRED SUBSTITUTE  
RIGHT-OF-WAY FOR BEDFORD  
RURAL ELECTRIC WITH  
FUTURE EASEMENT INTEREST:**

BEGINNING at a point on the southerly Required Private Access Line (Easement), said point being located 50.00 feet right of and opposite the Will Road Survey & Right-of-Way Baseline Station 72+25±;

Thence through the Required Private Access (Easement), North 36° 06' 31" East, 13.29 feet to a point located 37 feet, more or less, right of and opposite of the Will Road Survey & Right-of-Way Baseline Station 72+25±;

Thence through the same, South 53° 39' 32" East, 873.42 feet to a point located 40 feet, more or less, right of and opposite the Will Road Survey & Right-of-Way Baseline Station 80+98±;

Thence through the same, South 20° 16' 13" East, 26.63 feet to a point located 55 feet, more or less, right of and opposite the Will Road Survey & Right-of-Way Baseline Station 81+21±;

Thence along the Required Private Access Line (Easement), North 53° 53' 29" West, 695.59 feet to a point located 55.00 feet right of and opposite the Will Road Survey & Right-of-Way Baseline Station 74+25.00;

Thence along the same, North 42° 34' 53" West, 25.50 feet to a point located 50.00 feet right of and opposite the Will Road Survey & Right-of-Way Baseline Station 74+00.00;

Thence along the same, North 53° 53' 29" West, 175.00 feet to the point of

BEGINNING.

CONTAINING 0.313 Acre

Being portions of the same property Audrey Marie Benning and Edward Charles Will, co-executors under the last will and testament of Mary Emily Will a/k/a Mary E. Will, by deed dated September 5, 1999, and recorded October 29, 1999, in the Recorder of Deeds Office of and for Somerset County, at Somerset, Pennsylvania, in Deed Book 1479, page 528, granted and conveyed unto Harry James Will, Paul Francis Will, Audrey Marie Benning, Mary Alice Hobson, John J. Will, Nancy L. Trentini, Donna L. Suder, Gail E. Will, Eugene T. Will, Henry G. Will, Edward C. Will, Patrick S. Will, Kevin R. Will, Ronald H. Will, and Virginia A. Lambert, and the same property Harry James Will and Rita A. Will, his wife, by deed dated April 17, 2000, and recorded April 28, 2000, in the Recorder of Deeds Office of and for Somerset County, at Somerset, Pennsylvania, in Deed Book 1499, page 285, granted and conveyed unto Eugene T. Will, the grantors herein.

**NOTICE TO CONDEMNNEES**

IN ACCORDANCE WITH SECTION 305 OF THE EMINENT DOMAIN CODE, CODIFIED AT 26 Pa.C.S. §305, THE PENNSYLVANIA TURNPIKE COMMISSION HEREBY GIVES NOTICE THAT:

1. The Pennsylvania Turnpike Commission filed a Declaration of Taking on February 8, 2018, in the Court of Common Pleas of Somerset County, Pennsylvania at Case No. 9 Misc. 2018. This was filed pursuant to the requirements of the

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Commonwealth of Pennsylvania Eminent Domain Code as amended by 2006, May 4, P.L. 112, No. 34, §1, effective in 120 days [Sept. 1, 2006].

2. The Condemnor is the Pennsylvania Turnpike Commission, an instrumentality of the Commonwealth of Pennsylvania. Its principal office is located at Exit 247 of the Pennsylvania Turnpike System in Lower Swatara Township, Dauphin County, Pennsylvania. Its post office address is P. O. Box 67676, Harrisburg, Pennsylvania, 17106-7676.

3. The Pennsylvania Turnpike Commission is authorized and empowered by Section 6 of Act of May 21, 1937, P.L. 774, No. 211, as amended, to acquire by condemnation any lands, rights, easements, franchises and other property deemed necessary or convenient for the construction or efficient operation of the Turnpike.

4. This Declaration of Taking was authorized by a Resolution adopted August 15, 2017, by said Condemnor. The record of the proceedings regarding this adoption may be examined at the Pennsylvania Turnpike's Central Office, located at Exit 247 of the Pennsylvania Turnpike.

5. The purpose of the condemnation is to acquire property interests necessary for the total reconstruction of the Pennsylvania Turnpike from Milepost 128 to Milepost 134 and its requirements.

6. The property condemned is situate in New Baltimore Borough, Somerset County and consists of: (i) 0.445 acre in fee, for required right-of-way for limited access; (ii) 0.040 acre for required drainage easement; (iii) 0.859

acre for required substitute right-of-way for Bedford Rural Electric Cooperative Inc.; (iv) 0.313 acre for required substitute right-of-way for Bedford Rural Electric Cooperative Inc. with future easement interests; and (v) 1.965 acre for required private access easement, a partial take. A plan of the property condemned sufficient for its identification has been filed with the Declaration, which was filed with the Prothonotary of Somerset County and with the Recorder of Deeds of Somerset County in accordance with Section 304 of the Eminent Domain Code of 2006.

7. The nature of the title hereby condemned is (i) fee simple in the surface for 0.445 acre of required right-of-way for limited access, (ii) a drainage easement of 0.040 acre; (iii) a substitute right-of-way of 0.859 acre for Bedford Rural Electric Cooperative Inc.; (iv) a substitute right-of-way with future easement interests of 0.313 acre for Bedford Rural Electric Cooperative Inc.; (v) a private access easement of 1.965 acre for the benefit of Glenn C. Gross and Mary June Gross, husband and wife, Cary A. Gross and Joanne Gross, husband and wife, Clark A. Gross, Jr. and Connie Gross, husband and wife, and their respective heirs and assigns, as set forth in that certain Easement for Right-of-Way dated November 5, 1988 and recorded November 8, 1988 in Somerset County Deed Book Volume 1043, Page 860; (vi) only so much of any minerals beneath the surface of any separate estate in any of those minerals as is necessary for the lateral and subjacent support of the surface and any improvements now or hereafter erected thereon; and (vii) the right to access any such oil, gas or minerals from the surface of the land hereby condemned.



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8. A plan showing the condemned property may be inspected at Condemnor's facility field office located at the Allegheny Mountain Tunnel at Milepost 122.9 of the Pennsylvania Turnpike during regular business hours.

9. The Condemnor filed with the Declaration of Taking its Open End Bond without surety pursuant to Section 303(a) of the Eminent Domain Code of 2006. Just compensation is made or secured by the filing of said Bond.

10. If you wish to challenge the power or right of the Condemnor, the Pennsylvania Turnpike Commission, to appropriate the condemned property, the sufficiency of the security, the procedure followed by the Condemnor, or the Declaration of Taking, you are required to file preliminary objections with the Court of Common Pleas of Somerset County, Pennsylvania, within thirty (30) days after publication or posting of this Notice.

PENNSYLVANIA TURNPIKE  
COMMISSION

By: /s/ Justin D. Ackerman  
Justin D. Ackerman, Esquire  
Peter H. Schnore, Esquire  
Babst Calland Clements & Zomnir, P.C.  
Two Gateway Center, 6<sup>th</sup> Floor  
Pittsburgh, PA 15222  
(412) 394-5400; (412) 394-6576  
(facsimile)

[jackerman@babstcalland.com](mailto:jackerman@babstcalland.com)  
[pschnore@babstcalland.com](mailto:pschnore@babstcalland.com)

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### NOTICE SHERIFF'S SALE

NOTICE IS HEREBY GIVEN that by virtue of a certain writ of execution

issued out of the Court of Common Pleas of Somerset County, Pennsylvania, to me directed, I will expose to sale in the main lobby of the Courthouse at Somerset or such other location as announced prior to the sale.

**FRIDAY, MARCH 16, 2018**

**1:30 P.M.**

All the real property described in the Writ of Execution the following of which is a summary.

U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR CREDIT SUISSE FIRST BOSTON MORTGAGE SECURITIES CORP., HOME EQUITY ASSET TRUST 2005-6, HOME EQUITY PASS-THROUGH CERTIFICATES, SERIES 2005-6. v. **JEFFERY R. BROADWATER, MICHELE R. BROADWATER**

DOCKET NUMBER: 495-CIVIL-2017

PROPERTY OF: Jeffery R. Broadwater and Michele R. Broadwater

LOCATED IN: Berlin Borough  
STREET ADDRESS: 713 Main Street, Berlin, PA 15530-1623

BRIEF DESCRIPTION OF PROPERTY:

All that certain single family detached with the address of 713 Main Street, Berlin, PA 15530-1623 in Berlin, Somerset County, Pennsylvania

IMPROVEMENTS THEREON:

Residential Dwelling

RECORD BOOK VOLUME:

1825, Page 538

TAX ASSESSMENT NUMBER(S):

050000220

ALL PARTIES INTERESTED and claimants are further notified that a Proposed Schedule of Distribution with attached List of Liens will be posted in the Office of the Sheriff on

**MARCH 30, 2018**

AND that distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days thereafter.

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-TERMS OF THE SALE-  
TEN (10) percent of the purchase price or One Thousand (\$1,000.00) Dollars whichever is greater, shall be paid by the purchaser at the time the property is knocked down, which must be in cash or certified funds, and the balance, in like funds, shall be paid before

**MARCH 23, 2018**

If the balance is not paid within the said period of time, the property will be resold and the amount paid at the time of sale will be used to defray additional costs incurred thereby.

BRADLEY D. CRAMER, Sheriff 108

## NOTICE SHERIFF'S SALE

NOTICE IS HEREBY GIVEN that by virtue of a certain writ of execution issued out of the Court of Common Pleas of Somerset County, Pennsylvania, to me directed, I will expose to sale in the main lobby of the Courthouse at Somerset or such other location as announced prior to the sale.

**FRIDAY, MARCH 16, 2018**

**1:30 P.M.**

All the real property described in the Writ of Execution the following of which is a summary.

WELLS FARGO BANK, N.A. v. **MICHELLE BUZBY A/K/A MICHELLE L. BUZBY, in Her Capacity as Administratrix and Heir of THE ESTATE OF DENNIS L. MOORE A/K/A DENNIS MOORE, Unknown Heirs, Successors, Assigns, and All Persons, Firms, or Associations Claiming Right, Title or Interest From or Under DENNIS L. MOORE, A/K/A DENNIS MOORE, DECEASED**

DOCKET NUMBER: 257-CIVIL-2017  
PROPERTY OF: Michelle Buzby a/k/a Michelle L. Buzby and Unknown

Heirs, Successors, Assigns, and All Persons, Firms, or Associations Claiming Right, Title or Interest From or Under Dennis L. Moore, a/k/a Dennis Moore, Deceased

LOCATED IN: Somerset Township

STREET ADDRESS: 502 Mostoller Road, Somerset, PA 15501-8310

BRIEF DESCRIPTION OF PROPERTY:

All that certain with the address of 502 Mostoller Road, Somerset, PA 15501-8310 in Somerset, Somerset County, Pennsylvania

IMPROVEMENTS THEREON:

Residential Dwelling

RECORD BOOK VOLUME:

1957, Page 272

TAX ASSESSMENT NUMBER(S):

420047040

ALL PARTIES INTERESTED and claimants are further notified that a Proposed Schedule of Distribution with attached List of Liens will be posted in the Office of the Sheriff on

**MARCH 30, 2018**

AND that distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days thereafter.

-TERMS OF THE SALE-  
TEN (10) percent of the purchase price or One Thousand (\$1,000.00) Dollars whichever is greater, shall be paid by the purchaser at the time the property is knocked down, which must be in cash or certified funds, and the balance, in like funds, shall be paid before

**MARCH 23, 2018**

If the balance is not paid within the said period of time, the property will be resold and the amount paid at the time of sale will be used to defray additional costs incurred thereby.

BRADLEY D. CRAMER, Sheriff 108

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## NOTICE SHERIFF'S SALE

NOTICE IS HEREBY GIVEN that by virtue of a certain writ of execution issued out of the Court of Common Pleas of Somerset County, Pennsylvania, to me directed, I will expose to sale in the main lobby of the Courthouse at Somerset or such other location as announced prior to the sale.

**FRIDAY, MARCH 16, 2018  
1:30 P.M.**

All the real property described in the Writ of Execution the following of which is a summary.

JPMORGAN CHASE BANK,  
NATIONAL ASSOCIATION vs.

**CHRISTOPHER CANONICO**

DOCKET NUMBER: 467 CIVIL 2017

PROPERTY OF: Christopher Canonico

LOCATED IN: Rockwood Borough

STREET ADDRESS: 431 Main Street,  
Rockwood, PA 15557

BRIEF DESCRIPTION OF PROPERTY:  
2 STY FR HO GAR

IMPROVEMENTS THEREON:

Residential Dwelling

RECORD BOOK VOLUME:

1961, Page 1057

PROPERTY ID: 360000390

ALL PARTIES INTERESTED and claimants are further notified that a Proposed Schedule of Distribution with attached List of Liens will be posted in the Office of the Sheriff on

**MARCH 30, 2018**

AND that distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days thereafter.

-TERMS OF THE SALE-

TEN (10) percent of the purchase price or One Thousand (\$1,000.00) Dollars whichever is greater, shall be paid by the purchaser at the time the property is knocked down, which must be in

cash or certified funds, and the balance, in like funds, shall be paid before

**MARCH 23, 2018**

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BRADLEY D. CRAMER, Sheriff 108

## NOTICE SHERIFF'S SALE

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**FRIDAY, MARCH 16, 2018  
1:30 P.M.**

All the real property described in the Writ of Execution the following of which is a summary.

SECURITYNATIONAL MORTGAGE  
COMPANY vs. **GABRIELLA P.  
GERMINARO AND SABRINA S.  
MOSCATIELLO**

DOCKET NUMBER: 28 CIVIL 2016

PROPERTY OF: Gabriella P. Germinaro  
and Sabrina S. Moscatiello

LOCATED IN: Township of

Middlecreek, Somerset County

STREET ADDRESS: 116 Swiss

Mountain Drive, Champion, PA 15622

BRIEF DESCRIPTION OF PROPERTY:

Swiss Mountain Bldg. No. 33; Lot

Size 0.07 Acres

IMPROVEMENTS: Condominium

Approx 1538 Sq feet

RECORD BOOK AND VOLUME:

Book 2482, Page 276

TAX ASSESSMENT NUMBER:

270020900

# SOMERSET LEGAL JOURNAL

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JPMORGAN CHASE BANK, N.A. v.  
**DAVID E. LUSCHER A/K/A  
DAVID LUSCHER**  
DOCKET NUMBER: 428-CIVIL-2017

PROPERTY OF: David E. Luscher  
a/k/a David Luscher

LOCATED IN: Conemaugh Township  
STREET ADDRESS: 197 Keafer Hill  
Road, a/k/a 197 Keifer Hill,  
Johnstown, PA 15905-8403

**BRIEF DESCRIPTION OF PROPERTY:**

All that certain single family detached with the address of 197 Keafer Hill Road, a/k/a 197 Keafer Hill, Johnstown, PA 15905-8403 in Conemaugh, Somerset County, Pennsylvania

**IMPROVEMENTS THEREON:**

Residential Dwelling

**RECORD BOOK VOLUME:**

2394, Page 848

**TAX ASSESSMENT NUMBER(S):**

120000680 and 120000650

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# SOMERSET LEGAL JOURNAL

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WILMINGTON SAVINGS FUND SOCIETY, FSB DBA CHRISTIANA TRUST, NOT INDIVIDUALLY BUT AS TRUSTEE FOR VENTURES TRUST 2013-I-H-R v. **KRISTOPHER W. NEWCOMER AND DANA R. NEWCOMER**

DOCKET NUMBER: 572 CIVIL 2016  
PROPERTY OF: Kristopher W. Newcomer and Danna R. Newcomer  
LOCATED IN: Central City Borough  
STREET ADDRESS: 318 North Ave, Central City, PA 15926  
BRIEF DESCRIPTION OF PROPERTY:  
LOT 44 BNG 0.12 A; LOTS 41 42;  
LOT 43 BNG 0.12 A  
IMPROVEMENTS THEREON:  
Residential Dwelling  
RECORD BOOK VOLUME:  
1815/574  
PROPERTY ID NUMBER:  
110002660; 110002640; 110002650

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WELLS FARGO BANK, NA v. **JEFFREY OWENS, SHIRLEY OWENS A/K/A SHIRLEY M. OWENS**  
DOCKET NUMBER: 2016-50702  
PROPERTY OF: Jeffrey Owens and Shirley Owens a/k/a Shirley M. Owens  
LOCATED IN: Somerset Township  
STREET ADDRESS: 217 Welsh Hill Road, Friedens, PA 15541-8329  
BRIEF DESCRIPTION OF PROPERTY:  
All that certain with the address of 217 Welsh Hill Road, Friedens, PA 15541-8329 in Somerset, Somerset County, Pennsylvania

# SOMERSET LEGAL JOURNAL

IMPROVEMENTS THEREON:

Residential Dwelling

RECORD BOOK VOLUME:

2265, Page 345

TAX ASSESSMENT NUMBER(S):

420022260 and 420012130

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which is a summary.

CAPTION OF CASE: NATIONSTAR

MORTGAGE LLC v. **BRETT A. WHITE**

DOCKET NUMBER: 2016-50547

PROPERTY OF: Brett A. White

LOCATED IN: Meyersdale Borough,  
County of Somerset, Pennsylvania

STREET ADDRESS: 516 Salisbury  
Street, Meyersdale, PA 15552

BRIEF DESCRIPTION OF PROPERTY:

All that certain lot of ground situate in Meyersdale Borough, Somerset County, Pennsylvania, located on the West side of Salisbury Street and is numbered on the Plan of Lots in the Beachley Survey to said Borough as Lot No. 48 having a frontage of 50 feet on Salisbury Street, and extends back of equal width to an alley a distance of 150 feet, bounded on the North by an alley, South by Lot No. 47, East by Salisbury Street and on the West by an alley, on which said lot of ground there is erected a frame dwelling and other improvements.

IMPROVEMENTS THEREON:

Residential Dwelling

TAX ASSESSMENT NUMBER:

260007410

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## SOMERSET LEGAL JOURNAL

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