

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

ANDY, SR., FRANK, a/k/a **FRANK ANDY**, late of Chartiers Township, Washington Co., PA; Administratrix: Christine L. Bitz, 327 Old Hickory Ridge Road, Washington, PA 15301; Attorney: Eva H. Ahern, Peacock Keller & Ecker, LLP, 70 East Beau St., Washington, PA 15301

DAUGHERTY, JOAN, a/k/a **JOAN H. DAUGHERTY** a/k/a **JOAN DAUGHERTY JOHNSTON**, late of Deemston Borough, Washington Co., PA; Executrix: Diane B. Hoy c/o Zebley Mehalov & White, PC, 18 Mill Street Square, PO Box 2123, Uniontown, PA 15401; Attorney: Daniel R. White, 18 Mill Street Square, PO Box 2123, Uniontown, PA 15401

DePRETIS, LOUIS RONALD, a/k/a **LOUIS R. DePRETIS**, late of South Strabane Township, Washington Co., PA; Administratrix: Melody A. DePretis, 202 Lakeview Drive, Washington, PA 15301; Attorney: Mark S. Riethmuller, Speakman, Riethmuller & Allison, 6 South Main St., Suite 614, Washington, PA 15301

GOLDEN, ANNE B., a/k/a **ANN GOLDEN**, late of Cecil Township, Washington Co., PA; Executor: John A. Golden, Jr., 125 Morgan Hill Road, Morgan, PA 15064; Attorney: Jeffrey P. Derrico, Greenlee, Derrico & Posa, LLC, 60 East Beau St., Washington, PA 15301

GREGORY, JOHN M., a/k/a **JOHN GREGORY**, late of East Bethlehem Township, Washington Co., PA; Executrix: Mary Ann Champa, c/o Zebley Mehalov & White, PC, ; Attorney: Daniel R. White, 18 Mill Street Square, PO Box 2123, Uniontown, PA 15401

HOLT, WILBUR C., late of North Strabane Township, Washington Co., PA; Executor: Edward M. Holt, 203 Clutter Street, Canonsburg, PA 15317; Attorney: Mark S. Riethmuller, Speakman, Riethmuller & Allison, 6 South Main St., Suite 614, Washington, PA 15301

KING, MARY F., a/k/a **MARY FRANCES KING**, late of Washington, Washington Co., PA; Executrix: Rebecca K. Bromley, 5102 Cobblestone Drive, Washington, PA 15301; Attorney: Robert N. Clarke, 15 West Beau St., Washington, PA 15301

NACARATO, JOHN L., a/k/a **JOHN LOUIS NACARATO** a/k/a **JOHN NACARATO**, late of Monongahela, Washington Co., PA; Administrator: John KL. Dewar, 150 Shaler Road, West Alexander, PA 15376; Attorney: James W. Haines, Jr., 1202 West Main St., Monongahela, PA 15063

NOEL, CHRISTINA M., late of Claysville, Washington Co., PA; Executor: Carl S. Noel, IV, 312 Woodburn Road, Claysville, PA 15323; Attorney: Kenneth J. Nolan, US Steel Tower, Tenth Fl., 600 Grant St., Pittsburgh, PA 15219

PAYNE, HENRY T., late of Charleroi Borough, Washington Co., PA; Administratrices: Dorinda Stepoli, 2060 Grand Blvd., Monessen, PA 15062; Joan Wilkerson, 46 W. Euclid Ave., Monongahela, PA 15063; Attorney: Richard C. Mudrick, 300 Fallowfield Avenue, Charleroi, PA 15022

RUGGIERO, JOSEPH S., late of Washington, Washington Co., PA; Executor: J. Michael Ruggiero aka Joseph M. Ruggiero, 5 Heritage Place, Sewell, New Jersey 08080; Attorney: Martin I. Isenberg, Scher & Isenberg, LLC, Two Penn Center Plaza, Ste 1040, Philadelphia, PA 19102

SOKOS, PATRICIA R., late of Washington, Washington Co., PA; Executrix: Lisa J. Sokos nka Lisa J. Hannen, 1013 Meadowbrook Dr., Canonsburg, PA 15317; Attorney: Raymond C. Vogliano, Eckert Seamans Cherin & Mellott LLC, 600 Grant Street, 44th Fl., Pittsburgh, PA 15219

SECOND PUBLICATION

BAFILE, MARIE, late of Roscoe Township, Washington Co., PA; Executrix: Donna Schmid, PO Box 63, Allenport, PA 15412; Attorney: Lisa J. Buday, PO Box 488, California, PA 15419

CHUEY, SYLVIA P., a/k/a **SYLVIA PRICILLA CHUEY**, late of North Bethlehem Township, Washington Co., PA; Executrix: Vivian L. Daniels, c/o Susan Foster Blank; Attorney: Susan Foster Blank, 1634 East National Pike, Scenery Hill, PA 15360

KOVALL, RICHARD THOMAS, late of Carroll Township, Washington Co., PA; Administratrix: Laura L. Swanson, 824 Wanner Avenue, Monongahela, PA 15063; Attorney: Bradley M. Bassi, Bassi, Vreeland & Associates, PC, PO Box 144, 111 Fallowfield Ave., Charleroi, PA 15022

LINDSAY, ROBERT W., late of Monongahela, Washington Co., PA; Executor: Terry J. Lindsay, 92 Pigeon Swamp Rd., South Windham, CT 06266; Attorney: Bradley M. Bassi, Bassi, Vreeland & Associates, P.C., PO Box

144, 111 Fallowfield Ave., Charleroi, PA 15022

McCLENATHAN, FRANK H., late of Prosperity, Washington Co., PA; Executrix: Joy L. McClenathan, c/o Kusturiss, Wolf & Kusturiss, 12 N. Jefferson Ave., Canonsburg, PA 15317; Attorney: Angela D. Kusturiss, Kusturiss, Wolf & Kusturiss, 12 N. Jefferson Ave., Canonsburg, PA 15317

NEWMAN, BONNIE EUGENE, a/k/a **BONNIE E. NEWMAN**, late of Chardon, OHIO; Executor: Roland M. Newman, c/o Susan Foster Blank; Attorney: Susan Foster Blank, 1634 East National Pike, Scenery Hill, PA 15360

PHILLIPS, SR., WILLIAM B., late of Venetia, Washington Co., PA; Executrix: Donna C. Philips, 887 Jason Ave., Akron, OH 44315; Attorney: Bradley M. Bassi, Bassi, Vreeland & Associates, PC, PO Box 144, 111 Fallowfield Ave., Charleroi, PA 15022

PIFFERETTI, ADA, a/k/a **ADA L. PIFFERETTI**, late of Cecil Township, Washington Co., PA; Executor: Thomas Pifferetti, 430 Salt Meadow Circle 104, Bradenton, FL 34208; Attorney: Jeffrey P. Derrico, Greenlee Derrico & Posa, LLC, 60 East Beau St., Washington, PA 15301

POSCH, DOROTHEA A., late of McMurray, Washington Co., PA; Administrator: Richard E. Posch, c/o Jeffrey A. Golvash; Attorney: Jeffrey A. Golvash, 445 Fort Pitt Blvd., Suite 200, Pittsburgh, PA 15219

STENGER, BARRY C., a/k/a **BARRY COLIN STENGER** aka **BARRY STENGER**, late of Canonsburg, Washington Co., PA; Executors: Virginia D. Stenger and Randy Z. Stenger, c/o PO Box 435, Hickory, PA 15340; Attorney: Peter K. Darragh, PO Box 435, Hickory, PA 15340

THOMAS, JOHN P., late of Chartiers Township, Washington Co., PA; Executrix: Paula Thomas, 217 Roth Street, Houston, PA 15342; Attorney: Eva H. Ahern, Peacock Keller & Ecker, LLP, 70 East Beau St., Washington, PA 15301

THORPE, WILLIAM M., a/k/a **BILL THORPE**, late of North Strabane Township, Washington Co., PA; Executrix: Victoria H. Thorpe, 33 North Pointe Drive, Fredericksburg, VA 22405; Attorney: Susan Mondik Key, Peacock Keller & Ecker, LLP, 70 East Beau St., Washington, PA 15301

UZLIK, JR., JOSEPH, late of Claysville, Washington Co., PA; Executor: Scott Uzlik, 1021 Woodbine Street, Pittsburgh, PA 15201

THIRD PUBLICATION

BARNHART, NANCY L., a/k/a **NANCY LEE BARNHART**, late of Borough of Coal Center, Washington Co., PA; Executor: Donald W. Barnhart, 2147 Hathaway Drive, Brunswick, OH 44212; Attorney: Megan A. Kerns, 1747 Rostraver Road, Belle Vernon, PA 15012

BLOOM, GRACE E., late of Washington, Washington Co., PA; Executrix: Cherie Mazutis, 104 Summit Circle, Houston, PA 15342; Attorney: Kathleen Smith-Delach, Phillips & Phillips & Smith-Delach, PC, 29 East Beau St., Washington, PA 15301

CLUTTER, WILLIAM D., late of South Strabane Township, Washington Co., PA; Executor: Douglas W. Clutter, 301 Sunset Blvd., Washington, PA 15301

DiBASILIO, FRANK RANIERO, a/k/a **FRANK R. DiBASILIO**, late of Carroll Township, Washington Co., PA; Executrix: Theresa M. DiBasilio Plauchak, 830 Ridge Avenue, Monongahela, PA 15063; Attorney: Theresa M. Plauchak, 830 Ridge Avenue, Monongahela, PA 15063

HENNING III, KARL B., late of Nottingham Township, Washington Co., PA; Executrix: Barbara Kennedy, 657 Valley View Road, Eighty Four, PA 15330; Attorney: Thomas O. Vreeland, Bassi, Vreeland & Associates, PC, 62 East Wheeling St., Washington, PA 15301

HUBINON, SOPHIA ANDERSON, a/k/a **SOPHIA ANDERSON**, late of Charleroi, Washington Co., PA; Executrix: Lana L. Saksun, 26 Washington Drive, Monessen, PA 15062; Attorney: Bradley M. Bassi, Bassi, Vreeland & Associates, PC, PO Box 144, 111 Fallowfield Ave., Charleroi, PA 15022

KERN, CHARLES NORMAN, a/k/a **CHARLES N. KERN**, late of Avella, Washington Co., PA; Administratrix: Courtney Kern, 25 Campbell Dr., Avella, PA 15312; Attorney: Speakman, Riethmuller & Allison, 6 South Main St., Suite 614, Washington, PA 15301

LONICK, ADA M., a/k/a **ADA LONICK** a/k/a **ADA MARIE LONICK**, late of Independence Township, Washington Co., PA; Executrix: Michele Davis, 1907 Seagull Drive, Clearwater, FL 33764; Attorney: Eva H. Ahern, Peacock Keller & Ecker, LLP, 70 East Beau St., Washington, PA 15301

ROE, GRACE WILSON, late of North Franklin Township, Washington Co., PA; Executor: William K. Wilson, 179 Foxchase Drive, Canonsburg, PA 15317; Attorney: Thomas O. Vreeland, Bassi, Vreeland & Associates, PC, 62 East Wheeling Street, Washington, PA 15301

STANLEY, HELEN, late of Washington, Washington Co., PA; Executrix: Patricia A. Mercer, 840 Allison Avenue, Washington, PA 15301; Attorney: Clark A. Mitchell, 17 South College Street, Washington, PA 15301

CORPORATION NOTICE

FICTITIOUS NAME

NOTICE is hereby given pursuant to the provisions of Section 311 of Act 1982-295 (54 Pa. C.S. Sec. 311), that a certificate was filed in the office of the Secretary of the Commonwealth of Pennsylvania, at Harrisburg, on the 25th day of July, 2017, for the conduct of a business in Washington County, Pennsylvania, under the assumed or fictitious name, style or designation is **JOHN B. GREENLEE FUNERAL HOME** with its principal place of business at 2830 Main Street, Beallsville, PA 15313.

Jason Benion, Esq.
Post & Schell, PC
17 North Second St., 12th Floor
Harrisburg, PA 17101 2)3-1

FICTITIOUS NAME

NOTICE is hereby given pursuant to the provisions of Section 311 of Act 1982-295 (54 Pa. C.S. Sec. 311), that a certificate was filed in the office of the Secretary of the Commonwealth of Pennsylvania, at Harrisburg, on the 25th day of July, 2017, for the conduct of a business in Washington County, Pennsylvania, under the assumed or fictitious name, style or designation is **GREENLEE'S BENTLEYVILLE FUNERAL HOME** with its principal place of business at 619 Main Street, Bentleyville, PA 15314.

Jason Benion, Esq.
Post & Schell, PC
17 North Second St., 12th Floor
Harrisburg, PA 17101 2)3-1

FICTITIOUS NAME

NOTICE is hereby given pursuant to the provisions of Section 311 of Act 1982-295 (54 Pa. C.S. Sec. 311), that a

certificate was filed in the office of the Secretary of the Commonwealth of Pennsylvania, at Harrisburg, for the conduct of a business in Washington County, Pennsylvania, under the assumed or fictitious name, style or designation is **CONSULATE HEALTH CARE OF NORTH STRABANE** with its principal place of business at 100 Tandem Village Road, Canonsburg, PA 15317.

The name(s) and/or address(es) of all persons owning or interested in said business: North Strabane Rehabilitation and Wellness Center LLC, 600 Broadway Ste E, Lynbrook, NY 11563.

Burton D. Morris, Esq.
PennCorp Servicegroup, Inc.
PO Box 1210, 600 N. Second St.
Harrisburg, PA 17108 2)3-1

FICTITIOUS NAME

NOTICE is hereby given pursuant to the provisions of Section 311 of Act 1982-295 (54 Pa. C.S. Sec. 311), that a certificate was filed in the office of the Secretary of the Commonwealth of Pennsylvania, at Harrisburg, for the conduct of a business in Washington County, Pennsylvania, under the assumed or fictitious name, style or designation is **CONSULATE RETIREMENT VILLAGE OF NORTH STRABANE** with its principal place of business at 200 Tandem Village Rd., Canonsburg, PA 15317.

The name(s) and/or address(es) of all persons owning or interested in said business: North Strabane Retirement Village, LLC, 600 Broadway Ste E, Lynbrook, NY 11563.

Burton D. Morris, Esq.
PennCorp Servicegroup, Inc.
PO Box 1210, 600 N. Second St.
Harrisburg, PA 17108 2)3-1

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 25th of July, 2017, with respect to a Domestic Business corporation which has been organized under the Pennsylvania Business Corporation Law of 1988.

The name of the corporation is **GREENLEE'S FREDERICKTOWN FUNERAL HOME, LTD** with its principal place of business being located at 42 Bank Street, Fredericktown, PA 15333. The purpose for which it is organized is for funeral directing and any activity permitted under the Business Corporation Law.

Jason Benion, Esq.
17 North Second St., 12th Floor
Harrisburg, PA 17101 2)3 -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 25th of July, 2017, with respect to a Domestic Business corporation which has been organized under the Pennsylvania Business Corporation Law of 1988.

The name of the corporation is **JOHN B. GREENLEE FUNERAL HOME, LTD** with its principal place of business being located at 2830 Main Street, Beallsville, PA 15313. The purpose for which it is organized is for funeral directing and any activity permitted under the Business Corporation Law.

Jason Benion, Esq.
17 North Second Street, 12th Fl.
Harrisburg, PA 17101 2)3 -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 18th of November, 2015, with respect to a Domestic Business corporation which has been organized under the Pennsylvania Business Corporation Law of 1988.

The name of the corporation is **SCIENCE TOTS**. Summary of purpose for the organization is to develop sustainable early childhood STEM programming. 2)3 -1

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 on July 25, 2017 for a limited liability company established under the provisions of the Business Corporation Law of 1994 for **42 BANK STREET, LLC** with a principle place of business at 42 Bank Street, Fredericktown, Pennsylvania 15333. The purpose for which it is organized is for real estate holding, and any activity permitted under the Business Corporation Law.

Jason Benion, Esq.
Post & Schell, PC
17 North Second Street, 12th Floor
Harrisburg, PA 17101 2)3-1

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 on July 25, 2017 for a limited liability company established under the provisions of the Business Corporation Law of 1994 for **619 MAIN STREET, LLC** with a

principle place of business at 619 Main Street, Bentleyville, Pennsylvania 15314. The purpose for which it is organized is for real estate holding, and any activity permitted under the Business Corporation Law.

Jason Benion, Esq.
Post & Schell, PC
17 North Second Street, 12th Floor
Harrisburg, PA 17101 2)3-1

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 on July 25, 2017 for a limited liability company established under the provisions of the Business Corporation Law of 1994 for **2830 MAIN STREET, LLC** with a principle place of business at 2830 Main Street, Beallsville, Pennsylvania 15313. The purpose for which it is organized is for real estate holding, and any activity permitted under the Business Corporation Law.

Jason Benion, Esq.
Post & Schell, PC
17 North Second Street, 12th Floor
Harrisburg, PA 17101 2)3-1

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 on July 26, 2017 for a limited liability company established under the provisions of the Business Corporation Law of 1994 for **TRISH TRANSPORT, LLC**.

Timothy M. Maatta, Esq.
513 Schoonmaker Avenue
Monessen, PA 15062
724-684-3131 2)3-1

MISCELLANEOUS

IN THE COURT OF COMMON PLEAS
OF WASHINGTON COUNTY,
PENNSYLVANIA
NO. 2017-3764

Notice that on the 31st day of July 2017, a Petition was filed with the Court of Common Pleas of Washington County, Pennsylvania, at No. 2017-3764 by **Brian Edward Watters**, to change her name to **Lisa Marie Watters**.

The Court has fixed the 10th day of October 2017, at 3:30 o'clock p.m. in Courtroom #1 in the Washington County Courthouse as the time and place for the hearing on said Petition. Any and all persons interested may appear and show cause, if there is any, why the prayer of the said Petition should not be granted.
4)3-1

SHERIFF SALES

Special Notice On Real Estate Sales Sheriff's Rule

Tax collectors, attorneys and solicitors who file tax statements, lien 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, September 1, 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, September 6, 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, September 8, 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>
2017-142	.....Bayview Loan Servicing v. Lowe.....	Hopewell Township
2017-262	.....PA Housing Finance v. Sundy	New Eagle Borough
2017-328	.....PA Housing Finance v. Taylor.....	City of Washington
2016-448	.....CIT Bank v. Comer.....	Carroll Township
2017-643	.....Nationstar Mortgage v. Romano.....	Canonsburg
2017-652	.....Nationstar Mortgage v. Tkalcevic.....	Smith Township
2017-682	.....The Bank of New York v. Wiczorek.....	Chartiers Township
2017-777	.....PNC Bank v. Brewer.....	Borough of Canonsburg
2017-911	.....The Bank of New York v. Thomas	Washington
2015-963	.....LsF9 Master Part. Trust v. Bentley	Union Township
2017-998	.....Bank of America v. Bakaitis	North Franklin Township
2017-1095	.....Wells Fargo Bank v. Miller.....	C alifornia Borough
2017-1119	.....Wilmington Savings v. Borkowski	Canton Township
2017-1358	.....JP Morgan Chase Bank v. Bollinger	Amwell Township
2017-1383	.....Federal National Mortgage v. Pocky	Long Branch Borough
2017-1714	.....Wells Fargo Bank v. Haynes.....	Bentleyville
2017-1886	.....Wilmington Trust v. Miller.....	California Borough
2017-1907	.....Wells Fargo Bank v. Graham.....	Buffalo Township
2016-2106	.....Ditech Financial v. Kirby.....	Monongahela
2016-2214	.....CIT Bank v. Vreeland/Greely	Chartiers Township
2013-3018	.....Nationstar Mortgage v Behling.....	Carroll Township
2016-3710	.....Wells Fargo Bank v. Thybault	Roscoe Borough
2016-4607	.....Deutsche Bank v. Dee.....	Canonsburg
2016-4827	.....Dollar Bank v. Loulli	Chartiers Township
2016-4829	.....Quicken Loans v. Brown	Burgettstown
2013-5115	.....Bank of America v. Dean.....	Donegal Township
2014-5500	.....US Bank v. Poland.....	Donegal Township
2011-5748	.....Federal National Mtg v. Brown	Centerville Borough
2016-6485	.....US Bank v. Miller.....	Bentleyville
2014-6545	.....Community Bank v. Ealy.....	East Washington Boro
2016-7099	.....Bank of New York v. Collins.....	Stockdale
2016-7116	.....PNC Bank v. Helms.....	East Washington Boro
2016-7124	.....PNC Bank v. McKean.....	South Strabane Township

2016-7258...Huntington National Bank v. Gilbert South Strabane
 2016-7616...Bank of New York v. Havel..... Mt. Pleasant Township
 2016-7862...JP Morgan Chase v. McKeever..... Bridgeville
 2015-4592...Ringgold School Dist. V. Wietrzykowski. Finleyville
 2014-4711...Ringgold School Dist. V. Kapusta Finleyville
 2015-4820...Ringgold School Dist. V. Muntan..... Monongahela
 2011-5138...Ringgold School Dist. V. Davis/Carson.... Monongahela
 2011-5856...Ringgold School Dist. V. Bandalo Donora
 2014-6823...Ringgold School Dist. V. Askins Union Township
 2014-7195...Washington School Dist. V. Walters Washington
 2009-7338...Ringgold School Dist. V. Leckie Donora
 2014-7455...Peters Township v. Holmes..... Peters Township
 2014-7483...Peters Township v. Clark Peters Township
 2013-7613...First Citizens Bank v. Rupert Charleroi
 2011-7873...Ringgold School Dist. V. Baltimore Finleyville

SHERIFF'S SALE No. 2017-142

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2017-142 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 **SEPTEMBER 1, 2017**

BAYVIEW LOAN SERVICING, LLC, A DELAWARE LIMITED LIABILITY COMPANY Plaintiff vs. MICHAEL R. LOWE & REBECCA ANN HENDERSON aka REBECCA A. HENDERSON Defendants

ALL that certain property situated in **Hopewell Township**, Washington County, Pennsylvania. Parcel ID:3500070000000801 Known and numbered as 283 Fox Road, Avella, PA 15312.

SHERIFF'S SALE No. 2017-262

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2017-262 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 **SEPTEMBER 1, 2017**

Pennsylvania Housing Finance Agency, Plaintiff, vs. Brian S. Sundy and Sharon J. Sundy, Defendants.

ALL THAT CERTAIN LOT OF GROUND SITUATE IN THE **BOROUGH OF NEW EAGLE**, WASHINGTON COUNTY, PENNSYLVANIA; BEING KNOWN AS PARCEL NO. 480-008-00-05-0017-01. HAVING ERECTED THEREON A DWELLING ALSO KNOWN AS 108 MORTON STREET, NEW EAGLE, PA 15067

SHERIFF'S SALE No. 2017-328

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2017-328 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 **SEPTEMBER 1, 2017**

**PENNSYLVANIA HOUSING
FINANCE AGENCY, 211 North Front
St., P.O. Box 15057, Harrisburg, PA
17101 vs. JENNIFER TAYLOR, ANN
L. TAYLOR , CHAD W. TAYLOR**

ALL that certain lot or parcel of ground situate in the Seventh Ward of the **City of Washington**, County of Washington and Commonwealth of Pennsylvania, IDENTIFIED as LOT AND BLOCK/PARCEL ID #:770-006-00-01-0015-00; HAVING erected a dwelling thereon known as 540 DUNCAN AVENUE, WASHINGTON, PA 15301

SHERIFF'S SALE No. 2016-448

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2016-448 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 **SEPTEMBER 1, 2017**

CIT Bank, N.A. Plaintiff v. Robert Comer, Known Surviving Heir of Charlotte A. Rodriguez and Unknown Surviving Heirs of Charlotte A Rodriguez and Robert Comer Defendants

ALL That Certain land situate in **Carroll Township** in the County of Washington, Commonwealth of Pennsylvania. Premises: 1592 Meldon Avenue, Donora, Pennsylvania 15033 - Tax I.D. #: 130-009-03-01-0004-00; Improvements consist of a Residential Dwelling

SHERIFF'S SALE No. 2017-643

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2017-643 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 **SEPTEMBER 1, 2017**

**NATIONSTAR MORTGAGE LLC
D/B/A CHAMPION MORTGAGE
COMPANY 8950 Cypress Waters
Boulevard, Coppell, TX 75019 vs. The
Unknown Heirs of Frank J. Romano
Deceased, JOANNE VULCER-
KATRENCIK a/k/a JOANNE
ROMANO Solely in Her Capacity as
Heir of Frank J. Romano, DECEASED**

ALL THAT PARCEL OF LAND IN **BOROUGH OF CANONSBURG**, WASHINGTON COUNTY, COMMONWEALTH OF PENNSYLVANIA, Parcel ID: 110-030-00-00-0007-00, BEING KNOWN AND DESIGNATED AS 418 CECIL STREET, CANONSBURG, PA 15317

SHERIFF'S SALE No. 2017-652

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2017-652 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 **SEPTEMBER 1, 2017**

Nationstar Mortgage LLC Plaintiff, vs. Terry Tkalcevic, AKA Terry L. Tkalcevic , Defendant

ALL THAT CERTAIN lot or parcel of land, situate in the **Township of Smith**, Washington County, Pennsylvania. Being known as: 8 Crest Drive, Slovan, PA 15078 -Tax Parcel IDs: 570-023-09-00-

0002-00, 570-023-09-00-0003-00,570-023-09-00-0003-01, 570-023-09-00-0009-00

SHERIFF'S SALE No. 2017-682

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2017-682 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 **SEPTEMBER 1, 2017**

THE BANK OF NEW YORK MELLON F/K/A THE BANK OF NEW YORK as successor in interest to JP Morgan Chase Bank, N.A. as Trustee for Nationstar Home Equity Loan Trust 2006-B, Plaintiff, vs. Dale Casimir Wieczorek, Sr. aka Dale Wieczorek, Defendant

ALL THAT CERTAIN piece, parcel or lot of land situate in **Chartiers Township**, WASHINGTON County, Pennsylvania; Tax Parcel No.: 170-006-04-08-0007-00 Property Address: 300 Cherry Avenue, Houston, PA 15342

Improvements: Erected Thereon

SHERIFF'S SALE No. 2017-777

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2017-777 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 **SEPTEMBER 1, 2017**

PNC Bank, National Association Plaintiff v. ROBERT A. BREWER Defendant(s)

By virtue of a Writ of Execution filed to No. 2017-777, PNC Bank, National Association v. ROBERT A. BREWER, owners of property situate in Third Ward of the **Borough of Canonsburg**, Washington County, Pennsylvania, being 120 E. Pitt Street, Canonsburg, PA 15317. Assessment Map No.: 110-013-00-01-0023-00
Assessed Value Figure: \$65,400
Judgment Amount: \$52,891.18
Improvements Thereon: Residential Property

SHERIFF'S SALE No. 2017-911

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2017-911 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 **SEPTEMBER 1, 2017**

The Bank of New York Mellon Trust Company, National Association fka The Bank of New York Trust Company, NA as successor to JP Morgan Chase Bank, as Trustee for Residential Asset Securities Corporation, Home Equity Mortgage Asset-Backed Pass Through Certificates Series 2003-KS8 c/o Ocwen Loan Servicing, LLC Plaintiff v. Betty L. Thomas

JUDGMENT Amount \$91,797.73

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

All the right, title and interest and claim of Betty L. Thomas of, in and to:

All that certain lot or piece of ground situate in the in the Fifth Ward of the **City of Washington**, Washington County,

having erected thereon a dwelling known as 54 Rural Avenue, Washington, PA 15301 -I.D. NO. 750-031-00-01-000-00

SHERIFF'S SALE No. 2015-963

By virtue of a WRIT OF EXECUTION -MORTGAGE FORECLOSURE No. 2015-963 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 **SEPTEMBER 1, 2017**

LSF9 Master Participation Trust Plaintiff vs. William G. Bentley and Jacqueline J. Bentley Defendants

All That Certain land situate in **Union Township** in the County of Washington, Commonwealth of Pennsylvania. Premises: 5 Davidson Avenue, Elrama, Pennsylvania 15038 - Tax ID. #: 640-007-04-04-0031-00,640-007-04-04-0030-00; Improvements consist of a Residential Dwelling

SHERIFF'S SALE No. 2017-998

By virtue of a WRIT OF EXECUTION -MORTGAGE FORECLOSURE No. 2017-998 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 **SEPTEMBER 1, 2017**

Bank of America, N.A., Successor by Merger to BAC Home Loans Servicing, LP fka Countrywide Home Loans Servicing LP v. Douglas Bakaitis a/k/a Douglas E. Bakaitis

owner(s) of property situate in the **NORTH FRANKLIN TOWNSHIP**, WASHINGTON County, Pennsylvania, being 361 Mineola Ave., Washington. PA 15301-5705; Parcel No. 510-003-04-01-0013-00 (Acreage or street address) Improvements thereon: RESIDENTIAL DWELLING - Judgment Amount: \$138,333.83

Attorneys for Plaintiff Phelan Hallinan Diamond & Jones, LLP

SHERIFF'S SALE No. 2017-1095

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2017 -1095 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 **SEPTEMBER 1, 2017**

Wells Fargo Bank, N.A. v. Brian L. Miller Stephanie Miller

owner(s) of property situate in the **CALIFORNIA BOROUGH**, WASHINGTON County, Pennsylvania, being 237-241 Ash Street. California, PA 15419-1005; Parcel No. 080-011-00-01-0006-00 (Acreage or street address) - Improvements thereon: RESIDENTIAL DWELLING - Judgment Amount: \$115,296.23

Attorneys for Plaintiff Phelan Hallinan Diamond & Jones, LLP

SHERIFF'S SALE No. 2017-1119

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2017 -1119 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 AM. on **SEPTEMBER 1, 2017**

Wilmington Savings Fund Society, FSB, d/b/a Christiana Trust, not individually but as Trustee for Pretium Mortgage Acquisition Trust PLAINTIFF VS. Daniel Borkowski and Kathleen H. Borkowski, DEFENDANTS

ALL that certain tract or parcel of land, situate in **Canton Township**, Washington County, Pennsylvania, being more particularly bounded and described as follows: HAVING AN ADDRESS OF: 1086 LYNN PORTAL ROAD, WASHINGTON PA 15301 IDENTIFIED as Tax Parcel ID#: 120-005-00-00-0015-02

SHERIFF'S SALE No. 2017-1358

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2017-1358 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

SEPTEMBER 1, 2017

JPMorgan Chase Bank, National Association PLAINTIFF VS. Judith C. Bollinger, Administratrix of the Estate of Kenneth S. Bollinger, deceased DEFENDANT

ALL that certain lot or piece of ground situate in **Amwell Township**, Washington County, Commonwealth of Pennsylvania; Parcel No. 020-014-00-00-0024-03 - ADDRESS: 1038 BRUSH RUN ROAD, WASHINGTON, PA.15301

SHERIFF'S SALE No. 2017-1383

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2017-1383 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 **SEPTEMBER 1, 2017**

FEDERAL NATIONAL MORTGAGE ASSOCIATION ("FANNIE MAE") Plaintiff VS. MARK A. POCKY AND CATHERINE H. POCKY Defendant

PROPERTY BEING KNOWN AS: ALL that certain parcel of ground situate in **Long Branch Borough**, Washington County, Pennsylvania, 103 WALNUT STREET, COAL CENTER, PA 15423 - PARCEL IDENTIFICATION NO: 390-006-00-00-0028-02 IMPROVEMENTS THEREON CONSIST OF: Residential Dwelling

SHERIFF'S SALE No. 2017-1714

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2017-1714 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

September 1, 2017

Wells Fargo Bank, N.A., as Trustee for The Pooling and Servicing Agreement Dated as of April 1, 2005 Park Place Securities, Inc. Asset-Backed Pass-Through Certificates Series 2005-Whq2 v. John Haynes a/k/a John L. Haynes, Jr & Nancy Paterini a/k/a Nancy D. Paterini

owner(s) of property situate in the **BENTLEYVILLE BOROUGH**, WASHINGTON County, Pennsylvania, being 208 Russie Avenue, Bentleyville, PA 15314-1434 - Parcel No. 040-043-00-

02-0010-00,040-043-00-02-0011-00
 (Acreage or street address)
 Improvements thereon: RESIDENTIAL
 DWELLING -Judgment Amount
 \$70,413.63
 Attorneys for Plaintiff Phelan Hallinan
 Diamond & Jones, LLP

SHERIFF'S SALE No. 2017-1886

By virtue of a WRIT OF EXECUTION -
 MORTGAGE FORECLOSURE No. 2017
 -1886 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
SEPTEMBER 1, 2017

**Wilmington Trust, National Association,
 as Successor Trustee to Citibank, N.A.,
 as Trustee to Structured Asset
 Securities Corporation Mortgage Pass-
 Through Certificates, Series 2005-10
 PLAINTIFF VS. Brian L. Miller and
 Stephanie Miller DEFENDANTS**

ALL of the following bounded and
 described land in said **Borough of
 California**, Washington County,
 Pennsylvania, being 84-86 Third Street,
 California, P A 15419; Parcel No.: 080-
 011-00-01-0007-00

SHERIFF'S SALE No. 2017-1907

By virtue of a WRIT OF EXECUTION -
 MORTGAGE FORECLOSURE No. 2017
 -1907 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 AM. on
SEPTEMBER 1, 2017

**Wells Fargo Bank, N.A. as Trustee for
 Option One Mortgage Loan Trust 2001
 -D, Asset-Backed Certificates, Series
 2001-D Plaintiff v. MICHAEL J.
 GRAHAM & PAMELA GRAHAM
 AKA PAMELA A. GRAHAM;
 UNITED STATES OF AMERICA,
 DEPARTMENT OF THE TREASURY
 INTERNAL REVENUE SERVICE**
 Defendant(s),

owners of property situate in **Buffalo
 Township**, Washington County,
 Pennsylvania, being 3755 Route 40,
 Washington, PA 15301

Assessment Map No.: 060-015-00-00-
 0001-01

Assessed Value Figure: \$209,200.00

Judgment Amount: \$167,689.91

Improvements Thereon: Residential
 Property.

SHERIFF'S SALE No. 2016-2106

By virtue of a WRIT OF EXECUTION -
 MORTGAGE FORECLOSURE No. 2016
 -2106 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
SEPTEMBER 1, 2017

**Ditech Financial LLC f/k/a Green Tree
 Servicing LLC v. Joann M. Kirby**

owner(s) of property situate in the
MONONGAHELA CITY, 2ND,
 WASHINGTON County, Pennsylvania,
 being 531 Alexander Street,
 Monongahela. PA 15063-2164; Parcel No.
 430-014-00-01-0009-00 (Acreage or street
 address)

Improvements thereon: RESIDENTIAL
 DWELLING; Judgment Amount:
 \$94,652.38— Attorneys for Plaintiff
 Phelan Hallinan Diamond & Jones, LLP

SHERIFF'S SALE No. 2016-2214

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2016-2214 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 **SEPTEMBER 1, 2017**

CIT Bank, N.A. Plaintiff v. Thomas O. Vreeland, Executor of the Estate of Doris J. Greely Defendant

All That Certain land situate in **Chartiers Township** in the County of Washington, Commonwealth of Pennsylvania.

Premises: 735 W. Pike Street, Houston, Pennsylvania 15342

Tax I.D. #: 170-016-05-04-0002-00-Improvements consist of a Residential Dwelling

SHERIFF'S SALE No. 2013-3018

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2013-3018 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 **SEPTEMBER 1, 2017**

Nationstar Mortgage LLC v. Karen Lynn Behling

owner(s) of property situate in the **CARROLL TOWNSHIP, WASHINGTON** County, Pennsylvania, being 1429 4th Street. Monongahela. PA 15063-1252; Parcel No. 130-006-05-02-0010-00 (Acreage or street address) Improvements thereon: RESIDENTIAL DWELLING; Judgment Amount: \$149,028.09

Attorneys for Plaintiff Phelan Hallinan Diamond & Jones, LLP

SHERIFF'S SALE No. 2016-3710

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2016-3710 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 **SEPTEMBER 1, 2017**

Wells Fargo Bank, NA v. Bryan Thybault & Christine Thybault

owner(s) of property situate in the **ROSCOE BORO, WASHINGTON** County, Pennsylvania, being 104 Good Street, Roscoe. PA 15477; Parcel Nos. 560-005-00-02-0006-00; 560-005-00-02-0006-01 (Acreage or street address); Improvements thereon: RESIDENTIAL DWELLING - Judgment Amount: \$96,137.28; Attorneys for Plaintiff Phelan Hallinan Diamond & Jones, LLP

SHERIFF'S SALE No. 2016-4607

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2016-4607 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 **SEPTEMBER 1, 2017**

Deutsche Bank National Trust Company, as Trustee for Carrington Mortgage Loan Trust, Series 2005-0PT2, Asset Backed Pass-Through Certificates c/o Ocwen Loan Servicing LLC v. Cynthia L. Dee

All that certain lot or piece of ground situate in the **Borough of Canonsburg** Washington County, having erected thereon a dwelling known as 517 Franklin Avenue, Canonsburg, PA 15317-2023 I.D. NO. 090-009-00-02-0009-00; JUDGMENT AMOUNT \$95,695.04 ATTORNEY: Jessica N. Manis, Esq. 1581 Main Street, Suite 200, Warrington, PA 18976

SHERIFF'S SALE No. 2016-4827

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2016-4827 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 **SEPTEMBER 1, 2017**

Dollar Bank FSB Plaintiff v. Victoria L. Loulli Known Surviving Heir of Dolores J. Mary, Michael A. Mary, Known Surviving Heir of Dolores J. Mary, Rosalie M. Wattlelet, Known Surviving Heir of Dolores J. Mary, Patrick W. Mary, Known Surviving Heir of Dolores J. Mary, Gary Mariani, Joyce Mariani and Unknown Surviving Heirs of Dolores J. Mary Defendants

All That Certain land situate in **Chartiers Township** in the County of Washington, Commonwealth of Pennsylvania. Premises: 440 McClane Farm Road, Washington, Pennsylvania 15301. Tax I.D. #: 170-017-01-02-0012-00

Improvements consist of a Residential Dwelling

SHERIFF'S SALE No. 2016-4829

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2016-4829 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 **SEPTEMBER 1, 2017**

QUICKEN LOANS INC., 635 Woodward Ave Detroit, MI 48226 vs. TONY T. BROWN Solely in his capacity as heir of William R. Bannister, Deceased YVONNE BROWN Solely in Her Capacity as heir of William R. Bannister, Deceased The Unknown Heirs of William R. Bannister, Deceased; William R. Bannister II, Solely in His Capacity as Heir of William R. Bannister, Deceased; LEONARD BROWN Solely in His capacity as heir of William R. Bannister Deceased

Land Situated in the **Borough of Burgettstown** in the County of Washington in the State of PA

ALL THOSE CERTAIN LOTS OR PIECES OF GROUND SITUATE IN SMITH TOWNSHIP, WASHINGTON COUNTY, PENNSYLVANIA, AND KNOWN AND DESIGNATED AS 81 Raymond Street, Burgettstown, PA 15021; PARCEL# 070-020-00-03-0002-00, PARCEL# 070-020-00-03-0003-00.

SHERIFF'S SALE No. 2013-5115

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2013-5115 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 **SEPTEMBER 1, 2017**

Bank of America, N.A. v. Charles A. Dean & Dora A. Dean

owner(s) of property situate in the **DONEGAL TOWNSHIP**, WASHINGTON County, Pennsylvania, being 551 Old National Pike, West Alexander, PA 15376-2334; Parcel No. 230-004-00-00-0025-00 (Acreage or street address)

Improvements thereon: RESIDENTIAL DWELLING; Judgment Amount: \$126,179.34

Attorneys for Plaintiff Phelan Hallinan Diamond & Jones, LLP

SHERIFF'S SALE No. 2014-5500

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2014-5500 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 **SEPTEMBER 1, 2017**

U.S. Bank National Association, not in its individual capacity but solely as trustee for the RMAC Trust, Series 2016-CTT, Plaintiff, vs. Lori A. Poland, Defendant

ALL THAT CERTAIN piece, parcel or lot of land situate in **Donegal Township**, WASHINGTON County, Pennsylvania.

Tax Parcel No.: 230-007-02-02-0003-00

Property Address: 87 Highland Avenue, West Alexander, PA 15376

Improvements: Erected Thereon

SHERIFF'S SALE No. 2011-5748

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2011-5748 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 **SEPTEMBER 1, 2017**

Federal National Mortgage Association ("Fannie Mae") Plaintiff v. Anthony J. Brown a/k/a Anthony Brown and Stacey Brown Defendants

All That Certain land situate in the **Borough of Centerville** in the County of Washington, Commonwealth of Pennsylvania. Premises: 27 Richeyville Road, Richeyville, Pennsylvania 15358 - Tax I.D. #: 154-005-02-00-0014-00 Improvements consist of a Residential Dwelling

SHERIFF'S SALE No. 2016-6485

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2016-6485 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 **SEPTEMBER 1, 2017**

U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR THE PENNSYLVANIA HOUSING FINANCE AGENCY vs BRENDA E. MILLER AND TIMOTHY L. MILLER

ALL those certain lots situate in the **Borough of Bentleyville**, County of Washington, Pennsylvania, HAVING THEREON ERECTED A DWELLING HOUSE KNOWN AS: 111 BEALLSVILLE ROAD, BENTLEYVILLE, PA 15314. PARCEL NO. 040-003-00-02-0003-00

SHERIFF'S SALE No. 2014-6545

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2014-6545 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 **SEPTEMBER 1, 2017**

COMMUNITY BANK, f/k/a COMMUNITY BANK, NATIONAL ASSOCIATION, Plaintiff, vs. JAMES D. EALY and KRISTAN R. EALY, Defendants.

ALL that certain lot of ground situate in the **Borough of East Washington**, Washington County, Pennsylvania which has an address of 209 North Avenue, Washington, PA 15301. Tax Assessment No. 290-005-00-04-0001-00.

SHERIFF'S SALE No. 2014-6962

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2014-6962 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 **SEPTEMBER 1, 2017**

WELLS FARGO BANK, NA., AS TRUSTEE FOR THE HOLDERS OF THE BANC OF AMERICA ALTERNATIVE LOAN TRUST 2006-1 MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2006-1, C/O NATIONSTAR MORTGAGE LLC C/O NATIONSTAR MORTGAGE LLC VS. KATHLEEN A. GRAFF & ANTHONY J. GRAFF

ALL that certain tract of land situate in the **Township of Cross Creek**, Washington County, Pennsylvania Being designated as Parcel Numbers 210-008-00-00-004-00 and 210-005-00-00-0011-00 - BEING KNOWN AS: 76 Nickolay Road, Avella, PA 15312

SHERIFF'S SALE No. 2016-7099

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2016-7099 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 **SEPTEMBER 1, 2017**

The Bank of New York Mellon Trust Company, National Association fka The Bank of New York Trust Company, N.A. as Successor to JPMorgan Chase Bank, N.A., as Trustee for Residential Asset Securities Corporation, Home Equity Mortgage Asset Backed Pass-Through Certificates, Series 2004-KS11 v. Lewis R. Collins a/k/a Lewis Collins & Kara J. Collins a/k/a Kara Collins

owner(s) of property situate in the **STOCKDALE BOROUGH**, WASHINGTON County, Pennsylvania, being 501 Sutherland Street, Stockdale. PA 15483; Parcel No. 620-001-00-01-0001-00 (Acreage or street address); Improvements thereon: RESIDENTIAL DWELLING - Judgment Amount: \$82,649.26 . Attorneys for Plaintiff Phelan Hallinan Diamond & Jones. LLP

SHERIFF'S SALE No. 2016-7116

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2016-7116 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, P A 15301, Washington County, at 10:00 A.M. on **SEPTEMBER 1, 2017**

PNC BANK, NATIONAL ASSOCIATION, SUCCESSOR BY MERGER TO NATIONAL CITY MORTGAGE, A DIVISION OF NATIONAL CITY BANK vs. SHAREN A HELMS aka SHAREN HELMS

All that certain piece of land situate in **East Washington Borough**, Washington County, Pennsylvania, being TAX PARCEL NO: 290-008-00-02-0011-00; BEING KNOWN AS: 519 East Beau Street, Washington, PA 15301

SHERIFF'S SALE No. 2016-7124

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2016-7124 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 **SEPTEMBER 1, 2017**

PNC BANK, NATIONAL ASSOCIATION, SUCCESSOR IN INTEREST TO NATIONAL CITY REAL ESTATE SERVICES, LLC, SUCCESSOR BY MERGER TO NATIONAL CITY MORTGAGE, INC., FORMERLY KNOWN AS NATIONAL CITY MORTGAGE CO. vs. The Unknown Heirs of Kevin E. McKean Deceased; JAIME McKEAN Solely in Her Capacity as Heir of Kevin E. McKean Deceased; JASON McKEAN Solely in His Capacity as Heir of Kevin E. McKean Deceased

ALL that certain lot of ground situate in **South Strabane Township**, Washington

County, Pennsylvania Parcel No. 600-006-07-05-0021-00; 60 Oak Hill Drive, Washington, PA 15301

SHERIFF'S SALE No. 2016-7258

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2016-7258 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 **SEPTEMBER 1, 2017**

The Huntington National Bank Plaintiff v. Jordan J. Gilbert a/k/a Jordan John Gilbert, Defendant

All That Certain land situate in **South Strabane Township** in the County of Washington, Commonwealth of Pennsylvania. Premises: 175 Vance Station Road, Washington, Pennsylvania 15301 -Tax I.D. #: 600-006-02-00-0029-02 -Improvements consist of a Residential Dwelling

SHERIFF'S SALE No. 2016-7616

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2016-7616 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 **SEPTEMBER 1, 2017**

The Bank of New York Mellon Trust Company, N.A. as Successor in Interest to All Permitted Successors and Assigns of The JPMorgan Chase Bank, as Trustee for Specialty Underwriting and Residential Finance Trust

Mortgage Loan Asset-Backed Certificates, Series 2003-Bc2 v. Eric Havel, in His Capacity as Heir of Rudy Havel aka Rudolph Havel, Deceased; Unknown Heirs, Successors, Assigns, and All Persons, Firms, or Associations Claiming Right, Title or Interest From or Under Rudy Havel aka Rudolph Havel, Deceased

owner(s) of property situate in the **MT. PLEASANT TOWNSHIP**, WASHINGTON County, Pennsylvania, being 21 Wabash Street. Southview, PA 15361-1205; Parcel No. 460-012-02-03-0002-00 (Acreage or street address); Improvements thereon: RESIDENTIAL DWELLING - Judgment Amount \$84,415.16; Attorneys for Plaintiff Phelan Hallinan Diamond & Jones, LLP

SHERIFF'S SALE No. 2016-7862

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2016-7862 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 **SEPTEMBER 1, 2017**

JPMorgan Chase Bank, N.A. s/b/m to Bank One, N.A. v. Valerie Latzy Koker, in Her Capacity as Executrix and Devisee of The Estate of Karen A. McKeever aka Karen Ann McKeever; Vanessa Walker, in Her Capacity as Devisee of The Estate of Karen A. McKeever aka Karen Ann McKeever; Edward Latzy, in His Capacity as Devisee of The Estate of Karen A. McKeever aka Karen Ann McKeever; Philip Latzy, in His Capacity as Devisee of The Estate of Karen A. McKeever aka Karen Ann McKeever

owner(s) of property situate in the **BRIDGEVILLE BOROUGH**, WASHINGTON County, Pennsylvania, being 6 Cherryhurst Lane, Bridgeville, PA 15017-1167; Parcel No. 140-012-16-00-0052-00C (Acreage or street address) Improvements thereon: RESIDENTIAL DWELLING - Judgment Amount: \$135,511.32

Attorneys for Plaintiff: Phelan Hallinan Diamond & Jones. LLP

SHERIFF'S SALE No. 2015-4592

By virtue of a WRIT OF EXECUTION MONEY JUDGMENT -REAL ESTATE No. 2015-4592 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 **SEPTEMBER 1, 2017**

Ringgold School District Plaintiff; vs. Christopher Wietrzykowski Defendant

ALL THAT CERTAIN lot or piece of ground situated in the **Finleyville Borough**, County of Washington and Commonwealth of Pennsylvania. Being known as 3621 Washington Avenue, Finleyville, Pennsylvania, Tax parcel no. 330-005-00-00-0005-01

SHERIFF'S SALE No. 2014-4711

By virtue of a WRIT OF EXECUTION - MONEY JUDGMENT -REAL ESTATE No. 2014-4711 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 **SEPTEMBER 1, 2017**

Ringgold School District Plaintiff vs. Kenneth P. Kapusta & Vivian L. Kapusta Defendant(s).

ALL THAT CERTAIN lot or piece of ground situated in the **Finleyville Borough**, County of Washington and Commonwealth of Pennsylvania, Being known as 3639 Washington Avenue, Finleyville, Pennsylvania, Tax parcel no. 330-004-00-00-0003-00

SHERIFF'S SALE No. 2015-4820

By virtue of a WRIT OF EXECUTION - MONEY JUDGEMENT -REAL ESTATE No. 2015-4820 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 **SEPTEMBER 1, 2017**

Ringgold School District Plaintiff, vs. James A. Muntan Dcfendant(s).

ALL THAT CERTAIN lot or piece of ground situated in the **City of Monongahela**, County of Washington and Commonwealth of Pennsylvania. Being known as 1011 Thomas Street, Monongahela, Pennsylvania, Tax parcel no. 440-017-00-01-0005-00

SHERIFF'S SALE No. 2011-5138

By virtue of a WRIT OF EXECUTION - MONEY JUDGEMENT -REAL ESTATE No. 2011-5138 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 **SEPTEMBER 1, 2017**

Ringgold School District Plaintiff; vs. Charles E. Davis, William E. Carson, William P. Carson Defendant(s).

ALL THAT CERTAIN lot or piece of ground situated in the **City of Monongahela**, County of Washington and Commonwealth of Pennsylvania. Being known as 614 Marne Avenue, Monongahela, Pennsylvania, Tax parcel no. 440-009-00-04-0001-00

SHERIFF'S SALE No. 2011-5856

By virtue of a WRIT OF EXECUTION - MONEY JUDGEMENT -REAL ESTATE No. 2011-5856 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 **SEPTEMBER 1, 2017**

Ringgold School District Plaintiff, vs. John J. Bandalo Defendant(s).

ALL That certain lot or piece of ground situated in the **Borough of Donora**, County of Washington and Commonwealth of Pennsylvania Being known as 405 Eighth Street, Donora, Pennsylvania, Tax parcel no. 240-016-00-03-0023-00

SHERIFF'S SALE No. 2014-6823

By virtue of a WRIT OF EXECUTION - MONEY JUDGEMENT -REAL ESTATE No. 2014-6823 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 **SEPTEMBER 1, 2017**

Ringgold School District Plaintiff, vs. James W. Askins, IV Defendant(s).

ALL THAT CERTAIN lot or piece of ground situated in the **Union Township**, County of Washington and Commonwealth of Pennsylvania. Being known as 48 Davidson Avenue, Union Township, Pennsylvania, Tax parcel no. 640-007-02-02-0006-00

SHERIFF'S SALE No. 2014-7195

By virtue of a WRIT OF EXECUTION - MONEY JUDGEMENT -REAL ESTATE No. 2014-7195 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 **SEPTEMBER 1, 2017**

Washington School District Plaintiff; vs. Sean Walters Defendant(s).

ALL THAT CERTAIN lot or piece of ground situated in the **City of Washington**, County of Washington and Commonwealth of Pennsylvania being known as 120 Grove Avenue, Washington, Pennsylvania 15301, Tax parcel no. 780-003-00-01-0002-00

SHERIFF'S SALE No. 2014-7455

By virtue of a WRIT OF EXECUTION - MONEY JUDGEMENT -REAL ESTATE No. 2014-7455 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 **SEPTEMBER 1, 2017**

PETERS TOWNSHIP, Plaintiff, vs. HOLMES, SUZANNE L., Defendant

PETERS TOWNSHIP, COUNTY OF WASHINGTON, AND COMMONWEALTH OF PENNSYLVANIA. PARCEL NO. 540-002-00-000040-28D, AND HAVING ERECTED THEREON A TWO STORY FRAME CONDOMINIUM UNIT BEING KNOWN AS 339 QUAIL RUN ROAD, VENETIA, PA 15367.

SHERIFF'S SALE No. 2014-7483

By virtue of a WRIT OF EXECUTION - MONEY JUDGEMENT -REAL ESTATE No. 2014-7483 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 **SEPTEMBER 1, 2017**

PETERS TOWNSHIP, Plaintiff, vs. CLARK, SHAWN & CLARK, HEATHER LYNN, Defendant(s).

PETERS TOWNSHIP, COUNTY OF WASHINGTON, AND COMMONWEALTH OF PENNSYLVANIA. PARCEL NO. 540-010-10-03-000800, AND HAVING ERECTED THEREON A ONE STORY FRAME HOUSE BEING KNOWN AS 417 ROBINHOOD LANE, McMURRAY, PA 15317.

SHERIFF'S SALE No. 2013-7613

By virtue of a WRIT OF EXECUTION - MONEY JUDGEMENT -REAL ESTATE No. 2013-7613 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 **SEPTEMBER 1, 2017**

First-Citizens Bank and Trust Company of North Carolina, successor-in-interest to Temecula Valley Bank v. Michael S. Rupert, DC Aka Michael S. Rupert

Owner(s) of property situate in **CHARLEROI**, WASHINGTON County, Pennsylvania, being 1001 McKean Avenue. Charleroi. PA 15022 Parcel No. 160-005-00-01-0015-00 (Acreages or street address) -Improvements thereon: RESIDENTIAL DWELLING -Judgment Amount: \$332,706.73

SHERIFF'S SALE No. 2011-7873

By virtue of a WRIT OF EXECUTION - MONEY JUDGEMENT -REAL ESTATE No. 2011-7873 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 **SEPTEMBER 1, 2017**

Ringgold School District Plaintiff vs. Tyran O. Baltimore & Lesley M. Baltimore Defendant(s).

ALL that certain lot Or piece of ground situate in the **Borough of Finleyville**, County of Washington and Commonwealth of Pennsylvania -3632 Washington Avenue, Finleyville, Pennsylvania; Tax Parcel No. 330-004-00-00-0009-00

Samuel F. Romano, Sheriff 7)2-3



Anniversary Celebration Gala October 20, 2017

Visit www.washcobar.org/foundation for info and to request an invitation

**Washington County Bar Association
Washington County Bar Foundation**
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