Monday, June 12, 2017 Pittsburgh Legal Journal • 3

## CIVIL DIVISION

**Arbitration Awards** (Continued from Page 1, Column 3)

**Thompkins** vs Owens, et al; LT-17-000285; Non Jury Verdict Dated 05/02/17, showing a verdict is entered in favor of plaintiff and against defendants in the amount of \$4,500.00 plus costs. Defendants not appearing. It is further Ordered that possession is granted to the plaintiff of the property located at 7053 Chaucer Street, Pgh, PA 15208. The award of possession is based solely on the failure to pay rent. Plaintiff's request to release escrow funds is Granted. Any monies shall be released and applied to the verdict. (Friedman), J. 3# notices of verdict mailed on 05/03/17.

Thompkins vs Prater-Holiday; LT-17-000295; D-atty: Pro Se; Award for Plaintiff On Plaintiff's claim for Possession: Award for Plaintiff based on Non-payment of rent, End of lease term. On Plaintiff's claim for Damages Award for Plaintiff in the amount of \$2,400.00. Total \$2,400.00. Dated 05/02/17. Notice of award sent. Arbitration Board #37666A

Lacado Brista Properties Inc. vs Dexter; LT-17-000296; P-atty: Pro Se; Award for Plaintiff On Plaintiff's claim for Possession: Award for Plaintiff based on Non-payment of rent, On Plaintiff's claim for Damages Award for Plaintiff in the amount of \$2,045.00 for rent. Total \$2,045.00. Dated 05/02//17. Notice of award sent. Arbitration Board #

Bailey vs Tolton; LT-17-000301; D-atty: Pro Se; Award for Plaintiff On Plaintiff's claim for Possession: Award for Plaintiff's based on Non-payment of rent, End of lease term. On Plaintiff's claim for Damages Award for Plaintiff in the amount of \$0.00 for rent. Total \$0.00. Dated 05/02/17. Notice of award sent. Arbitration Board #37665

Brutt vs Vuick; LT-17-000304; P-attv: Todd T. Zwikl; Award for Plaintiff On Plaintiff's claim for Possession: Award for Plaintiff based on Non-payment of rent, End of lease term. On Plaintiff's claim for Damages Award for Plaintiff in the amount of \$6,453.00 for rent. On Defendant's Counterclaim: Award for Plaintiff. Total \$6,453.00. Dated 05/02/17. Notice of award sent. Arbitration Board #37666

Notice to the Members of

the Allegheny County

**Bar Association** 

Request for letters of

interest to serve on the

**Neighborhood Legal Services** 

**Association Board of Directors** 

The Allegheny County Bar Association is accepting let-

ters of interest from members of the Bar Association

who are interested in serving on the Neighborhood

Legal Services Board (NLSA) of Directors. Directors will

serve for a period of three years beginning July 2017.

The NLSA Board meets a minimum of six times per

year. Meetings begin at 4:00 p.m. and are held at the

NLSA Offices located on Penn Ave., Pittsburgh, PA.

There are three (3) positions available for appoint-

ment by the Board of Governors of the ACBA.

**Interested Bar Association members** 

should send a letter of interest along

with a resume to David A. Blaner, ACBA

Executive Director, 400 Koppers Build-

ing, 436 Seventh Ave., Pittsburgh, PA

15219 or by email to dblaner@acba.org

by Friday, June 23, 2017.

Burrows vs Fave: LT-17-000305: Award for Plaintiff On Plaintiff's claim for Possession: Award for Plaintiff based on Non-payment of rent, On Plaintiff's claim for Damages Award for Plaintiff in the amount of \$2,200.00 for rent. Total 2,200.00. Dated 05/02/17. Notice of award sent. Arbitration Board # 37666

Realmark Properties vs Taylor; LT-17-000336; P-atty: Pro Se; Award for Defendant On Plaintiff's claim for Possession: Award for Defendant. On Plaintiff's claim for Damages Award for Defendant. Dated 05/02/17. Notice of award sent. Arbitration Board #37665

Kyes, et al vs Blackhall, et al; LT-17-000343; D-atty: Robert E Pendergast; Award On Plaintiff's claim for Possession: Award for Plaintiffs based on Non-payment of rent, Breach of lease condition, other than non-payment of rent. On Plaintiff's claim for Damages Award for Defendants. Dated 05/02/17. Notice of Award sent. Arbitration Board #37666

Iarussi vs Alexander, et al; LT-17-000344; D-atty: Pro Se; Award for Defendant On Plaintiff's claim for Possession: Award for Defendants. Dated 05/02/17. Notice of award sent. Arbitration Board #37666A

Livingston vs Lee; LT-17-000306; D-atty: Pro Se; Non Jury Verdict Dated 05/02/17, showing a verdict is entered in favor of plaintiff and against defendants in the amount of \$2,700.00 plus costs. Defendants not appearing. It is further Ordered that possession is granted to the plaintiff of the property located at 1314 Marshall Ave Apt. 1, Pgh, PA 15214. The award of possession is based solely on the failure to pay rent. Plaintiff's request to release escrow funds is Granted. Any monies shall be released and applied to the verdict. (Friedman), J. #3 notices of verdict mailed on 05/03/17.

Barnett vs Stanton; LT-17-000331; P-atty: Pro Se; Non Jury Verdict Dated 05/02/17, showing a verdict is entered in favor of plaintiff and against defendant in the amount of \$450.00 plus costs. Defendant not appearing. It is further Ordered that possession is granted to the plaintiff of the property located at 2611 East Hills Dr., 2nd Floor Apt. 2, Pittsburgh, PA 15221. The award of possession is based solely on the failure to pay rent. Plaintiff's request to release escrow funds is Granted. Any monies shall be released and applied to the verdict. (Friedman), J. 2# notices of verdict mailed on 05/03/17.

### **LEGAL ADS**

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

#### Estate Notice

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

Alcorn, Jr., James D., deceased, of Oakmont, PA. No. 2774 of 2017. Jean A. Davis, Extrx., c/o Maureen P. Gluntz, Esq., 102 Lexington Ave., Pittsburgh, PA 15215. 17-03309 Jun 12, 19, 26, 2017

Battaglia, Ronald a/k/a Ronald J. Battaglia, Sr., deceased, of Pittsburgh, PA. No. 3073 of 2017. Michael Battaglia, Extr., 205 Hilton Dr., Pittsburgh, PA 15209 or to Charles A. Knoll, Jr., Esq., Charles A. Knoll, Jr. & Associates, 408 1/2 Beaver Street, Sewickley, PA 15143. 17-00452w Jun 12, 19, 26, 2017

Boering, John M., deceased, of Pittsburgh PA. No. 03215 of 2017. C. Arthur West, III, Admr. and Atty., West & Associates, P.C., 1050

Saxonburg Blvd., Glenshaw, PA 15116. 17-03310 Jun 12, 19, 26, 2017

Davis, Audrey, deceased, of West Mifflin, PA. No. 02879 of 2017. Lisa Davis Plastino, Admrx., 213 Doubletree Drive, Venetia, PA 15367 or to Branden A. Fulciniti, Esq., Jones, Gregg, Creehan & Gerace, LLP, 411 Seventh Ave., Ste. 1200, Pittsburgh, PA 15219. 17-03311 Jun 12, 19, 26, 2017

Estu, Bertha E., deceased, of Penn Hills, PA. No. 2985 of 2017. Meg L. Burkardt, Extrx. and Atty., 647 Allegheny Ave., Ste. 100, Oakmont, PA 15139-2039.

17-03312 Jun 12, 19, 26, 2017

Fabry, Edward I. a/k/a Edward I. Fabry, Jr., deceased, of McCandless Township, PA. No. 03293 of 2017. Edward P. Hestin, Extr., 108 Southridge Drive, Monroeville, PA 15146 or to Julia Varholla, Esq., Lovett Bookman Harmon Marks LLP, Fifth Avenue Pl., 120 Fifth Ave., Ste. 2900, Pittsburgh, PA 15222.

17-03315 Jun 12, 19, 26, 2017

Forkel, Joseph, deceased, of Port Vue, PA. No. 3122 of 2017. Donna Lee Fritz, Extrx., 2401 Center Street Extension, White Oak, PA

17-03313 Jun 12, 19, 26, 2017

Johnson, Lucille R., deceased, of Pittsburgh, PA. No. 03131 of 2017. Althea Leslie, Extrx., c/o Charles J. Jacques, III, Esq., Jacques & Jacques, P.C., 2125 Freeport Road, Natrona Heights, PA 15065.

17-00455w Jun 12, 19, 26, 2017 Kelleher, William J., deceased, of

Pittsburgh, PA. No. 03292 of 2017. Susan A. Schall, Admrx., 460 Sun Valley Drive, Pittsburgh, PA 15239 or to Severin D. Russo, Esq., DiPaolo & Russo, 1106 Fifth Avenue, Pittsburgh, PA 15219.

17-03316 Jun 12, 19, 26, 2017

Loreti, Beatrice T., deceased, of Township of Baldwin, PA. No. 03305 of 2017. Mary Ellen Toomey, Extrx., 5025 Frich Drive, Pittsburgh, PA 15227 or to Jonathan C. Voelker, Esq., Voelker & Colton, LLC, Grant Building, 310 Grant Street, Ste. 1220, Pittsburgh, PA 15219. 17-03317 Jun 12, 19, 26, 2017

Pressley, Bettie, deceased, of Pittsburgh, PA. No. 6560 of 2016. Nena Alexander, Extrx., 6535 Apple Street, Pittsburgh, PA 15206 or to Bruce S. Gelman, Esq., Gelman & Reisman, Law & Finance Bldg., 429 Fourth Ave., Ste. 1701, Pittsburgh, PA 15219.

17-03318 Jun 12, 19, 26, 2017

Ryan, William J., deceased, of Pittsburgh, PA. No. 696 of 2017. Wayne C. Boettcher, Co-Extr., 111 Boulevard of the Allies, Pittsburgh, PA 15222 and Kathleen R. McCartney, Co-Extrx., 1231 Circle Drive, Pittsburgh, PA 15221 or to Christopher G. Ponticello, Esq., 111 Boulevard of the Allies, Pittsburgh, PA 15222. 17-00456w Jun 12, 19, 26, 2017

Weigand, Norman C., deceased, of Allison Park, PA. No. 02203 of 2017. Norman Phillips Weigand, Extr., c/o L. Dawn Haber, Esq., Akman & Associates, P.C., 345 Southpointe Blvd., Ste. 100, Canonsburg, PA 15317. 17-03319 Jun 12, 19, 26, 2017

Wells Huston, Patricia a/k/a Patricia Wells-Keller Huston, deceased, of Pittsburgh, PA. No. 02981 of 2017. Cynthia K. Richey, Extrx., c/o C. Arthur West, III, Esq., West & Associates, P.C., 1050 Saxonburg Blvd., Glenshaw, PA 15116.

Annis, Anthony Joseph, deceased, of Pittsburgh, PA. No. 00223 of 2016. Diane Annis Discon, Extrx., c/o Julianne Cutruzzula

Beil, Esq., Cutruzzula & Nalducci, 3300 Grant Bldg., 310 Grant St., Pittsburgh, PA 15219. 17-03202 Jun 5, 12, 19, 2017 Carey, Andrew J., deceased, of West

Mifflin, PA. No. 02872 of 2017. Barbara C. Henninger, Extrx., 900 Grandview Avenue, Pittsburgh, PA 15211 or to Keith H. West, Esq., Clark Hill PLC, One Oxford Ctr., 301 Grant St., 14th Fl., Pittsburgh, PA 15219.

17-03203 Jun 5, 12, 19, 2017

17-03320 Jun 12, 19, 26, 2017

Conner, L. Shirley a/k/a Ledah Shirley Conner a/k/a Shirley Conner, deceased, of Pittsburgh, PA. No. 02957 of 2017. BNY Mellon National Association, Extr., Attention: Michael J. Robinson, BNY Mellon Center, Suite 3740, Pittsburgh, PA 15258-0001 or to Wendy Denton Heleen, Esq., Goehring, Rutter & Boehm, Frick Bldg., 437 Grant St., 14th Fl., Pittsburgh, PA 15219.

17-03204 Jun 5, 12, 19, 2017

Crea, James, deceased, of Scott Township, PA. No. 02959 of 2017. James R. Crea, Jr., Extr., 1404 Gill Hall Road, Jefferson Hills, PA or to Frank D. DeBor, Esq., 1065 Brookline Blvd., Pittsburgh, PA 15226. 17-03205 Jun 5, 12, 19, 2017

Danis, Shea, deceased, of Pittsburgh, PA. No. 3152 of 2017. George Danis, Admr., 537 Neola Drive, Pittsburgh, PA 15237 or to Craig S. O'Connor, Esq., Ciao, Torisky & O'Connor, LLC, 7240 McKnight Road, Pittsburgh, PA

17-03206 Jun 5, 12, 19, 2017

Dorinsky, Lois, deceased, of Pittsburgh, PA. No. 03234 of 2008. Jonathan Skedel, 215 North Highland Avenue, Cheswick, PA 15024 or to Gregory A. Evashavik, Esq., Evashavik, DiLucente & Tetlow, LLC, Grant Bldg., 310 Grant St., Ste. 1801, Pittsburgh, PA 15219.

17-03207 Jun 5, 12, 19, 2017

Harrington, Wayne H. a/k/a Wayne Hubert Harrington, deceased, of McCandless, PA. No. 03057 of 2017. Brian Harrington, Extr., c/o Michele P. Conti, Esq., Conti Law, LLC, 1140 Thorn Run Road, PO Box 599, Coraopolis, PA

17-03208 Jun 5, 12, 19, 2017

Hill, Athena Tina a/k/a Athena T. Hill a/k/a Athena Hill, deceased, of Penn Hills, PA. No. 03124 of 2017. James J. Lestitian, Co-Admr., 650 Washington Road, Suite 700, Pittsburgh, PA 15228 and James Irwin, Co-Admr. and Atty., 3058 Leechburg Rd., Stes. 10 & 11, Lower Burrell, PA 15068.

17-03209 Jun 5, 12, 19, 2017

Kann, Jr., Donald, deceased, of Pittsburgh, PA. No. 06092 of 2016. Kristina Baker, Admrx., c/o Walter J. Nalducci, Esq., Cutruzzula & Nalducci, Grant Bldg., 310 Grant St., Ste. 3300, Pittsburgh, PA 15219. 17-03210 Jun 5, 12, 19, 2017

Manzlak, Anne H., deceased, of West

Mifflin, PA. No. 02892 of 2017. Albert Manzlak, Jr., Extr., c/o Ian T. Beitler, Esq., 499B Taft Ave., West Mifflin, PA 15122.

17-03211 Jun 5, 12, 19, 2017

Mehalcik, Mark, deceased, of Glassport, PA No. 02559 of 2017. Christie Schmidt, Co-Admrx. and Dylan Mehalcik, Co-Admr., c/o Julianne Cutruzzula Beil, Esq., Cutruzzula & Nalducci, 3300 Grant Bldg., 310 Grant St., Pittsburgh, PA 15219.

17-03212 Jun 5, 12, 19, 2017

Oelschlager, Mark J., deceased, of Carnegie, PA. No. 01057 of 2017. Traci A. Oelschlager, Extrx., 104 Gary Street, Carnegie, PA 15106 or to Roy J. Roscoe, Esq., 400 Manordale Rd., Pittsburgh, PA 15241. 17-03213 Jun 5, 12, 19, 2017

Salem, Abraham Isaac a/k/a Abe Salem,

deceased, of Pittsburgh, PA. No. 02898 of 2017. Larry Salem, Co-Extr. and Lucy Salem Raizman, Co-Extrx., c/o Melvin L. Vatz, Esq., 247 Fort Pitt Blvd., 4th Fl., Pittsburgh, PA

17-03214 Jun 5, 12, 19, 2017

Slean, Mary Ellen, deceased, of Coraopolis, PA. No. 01326 of 2017. Welling W. Fruehauf, Admr., 3216 Unionville Road, Cranberry Twp., PA 16066 or to Keith H. West, Esq., Clark Hill PLC, One Oxford Ctr., 301 Grant St., 14th Fl., Pittsburgh, PA 15219.

17-03215 Jun 5, 12, 19, 2017

Szala, Julia, deceased, of Pittsburgh, PA. No. 07024 of 2015. Dolores Mattress, Admrx., c/o Walter J. Nalducci, Esq., Cutruzzula & Nalducci, Grant Bldg., 310 Grant St., Ste. 3300, Pittsburgh, PA 15219.

17-03216 Jun 5, 12, 19, 2017

Usowski, John F., deceased, of Pittsburgh, PA. No. 02712 of 2017. Susan R. Usowski, Admrx., c/o Barbara Ann Mohajery, Esq., Mohajery & Associates, PC, P.O. Box 38214, Pittsburgh, PA 15238

17-03217 Jun 5, 12, 19, 2017

Action to Quiet Title In the Court of Common Pleas of Allegheny

County, Pennsylvania

Notice is hereby given to the following persons, their heirs, successors or assigns, and to all persons whatsoever, that the City of Pittsburgh by Celia B. Liss, Assistant City Solicitor, 328 City County Building has petitioned the Court for Orders quieting title to the following tax acquired real estate, pursuant to Act No. 171, approved December 11, 1984.

GD-2017-7532 Purchaser: Urban Redevelopment Authority of Pittsburgh

City of Pittsburgh vs Frances Halley and her Unknown Heirs; Commonwealth of PA-Inheritance Tax Division; PA Attorney General; their heirs, successors and assigns. 13th Ward, Pittsburgh

7009 Hamilton Avenue. Dallas Station Plan 29. Lot 25 x 135. Block & Lot 125-M-330.

Subject To All matters set forth in the Mellon Bros. Plan of Lots near Homewood Station as recorded in the Recorder's Office of Allegheny County, Pennsylvania in Plan Book Volume 5, Page 57. All roads, public or private, affecting the premises. All conditions, restrictions and requirements set forth in deed from the City of Pittsburgh to Frances Halley, dated July 6, 1994 and recorded in Deed Book Volume 9266, Page 81.

Subject To All additional easements encroachments, agreements, etc. of record.

GD-2017-7533 Purchaser: Urban

Redevelopment Authority of Pittsburgh City of Pittsburgh vs Oliver Mills; Dorothy Mills and Unknown Heirs: Commonwealth of PA-Inheritance Tax Division; PA Attorney General; their heirs, successors and assigns.

13th Ward, Pittsburgh

7024 Hamilton Avenue. Mellon Dallas Plan

38. Lot 25 x 108. Block & Lot 125-M-352. Subject To All matters as shown on the Mellon Bros. Plan of Lots as recorded in the Recorder's Office of Allegheny County, Pennsylvania in Plan Book Volume 5, Page 57 All roads, public or private, affecting the

Subject To All additional easements, encroachments, agreements, etc. of record.

GD-2017-7535 Purchaser: Urban Redevelopment Authority of Pittsburgh

City of Pittsburgh vs Robert Franklin Cade and his Unknown Heirs; Commonwealth of PA-Inheritance Tax Division; PA Attorney General; their heirs, successors and assigns.

13th Ward, Pittsburgh

7006 Hamilton Avenue. Mellon Homewood Station Plan 47. Lot 25 x 105. Block & Lot 125

Subject To All matters as shown on the Mellon Bros. Plan of Lots as recorded in the Recorder's Office of Allegheny County, Pennsylvania in Plan Book Volume 5, Page 57. All roads, public or private, affecting the

Subject To All additional easements, encroachments, agreements, etc. of record.

City of Pittsburgh vs Cynthia D. Hudson a/k/a Cynthia Hudson a/k/a Cynthia Denise Hudson a/k/a Cynthia Atwater a/k/a Cynthia Denise Brent; PA Department of Revenue Bureau of Compliance-Lien Section; PA Attorney General; PWSA; their heirs, successors and assigns.

5th Ward, Pittsburgh 907 Shawnee Street. Lot 16.42 x 73. 2 Story Brick House. Block & Lot 27-B-339.

Subject To All rights and easements in the private alley running from Cherokee Street to Shawnee Street created and reserved by predecessors in title, said alley being located and described as follows: Beginning at a point on the Southerly side of Cherokee Street a distance of Forty-six and 84/100 (46.84) feet Eastwardly from the Southeasterly intersection of Cherokee and Camp Streets; thence South 64 Degrees 30' East, along Cherokee Street, a distance of five (5) feet; thence South 25 Degrees 30' West, a distance of Nineteen (19) feet to a point; thence North 64 Degrees 30' West, a distance of Two (2) feet to a point; thence South 25 Degrees 30 West, a distance of One Hundred Forty-one (141) feet to the Northerly side of Shawnee Street; thence along said side of Shawnee Street, North 25 Degrees 30' East, a distance of One Hundred Sixty (160) feet to a point on Cherokee Street, the place of beginning. Three (3) feet of the extreme rear and or width of the properties numbered 3000 to 3014, inclusive, Camp Street, and a strip commencing at Cherokee Street Two wide and nineteen (19) feet deep of the Westerly side or depth of property numbered 904 Cherokee Street. Subject To All rights and easements in the Twelve (12) foot private alley, created and reserved by predecessors in title. Said alley consisting of and being six (6) feet of the extreme rear end or width of properties numbered 904 and 910, inclusive, Cherokee Street and six (6) feet to the extreme rear end or width of properties numbered 907 and 913, inclusive, Shawnee Street. Subject to rights of parties in possession. All roads public and private, affecting premises and the rights of others therein.

Subject To All additional easements, encroachments, agreements, etc. of record.

GD-2017-7538 Purchaser: Urban Redevelopment Authority of Pittsburgh

City of Pittsburgh vs John Coleman; Lilly Coleman; Allegheny County Economic Development Department-RAAC Liens: National Tax Funding, LP; Caulis Negris, LLC.; Commonwealth of PA-Inheritance Tax Division; PA Attorney General; PWSA; their heirs, successors and assigns.

13th Ward, Pittsburgh Hamilton Avenue Mellon Dallas Sta Plan

Pt 31. Lot 24 x 135. Block & Lot 125-M-332. Subject To Any And All matters as shown on the Mellon Brothers Plan of Lots as recorded in the Recorder's Office of Allegheny County, Pennsylvania in Plan Book Volume 5 Page 57. All roads, public or private, affecting the premises and rights of others therein.

Subject To All additional easements, encroachments, agreements, etc. of record

GD-2017-7540 Purchaser: Urban

Redevelopment Authority of Pittsburgh

City of Pittsburgh vs George Hall and Unknown Heirs; GLS Capital, Inc.; Commonwealth of PA Department of Revenue; Internal Revenue Service; United States Attorney; National Tax Funding, LP; Caulis Negris, LLC.; Commonwealth of PA-Inheritance Tax Division; PA Attorney General; PWSA; their heirs, successors and

13th Ward, Pittsburgh 7010 Formosa Way. Mellon Bros Plan Pt 30. Lot 25 x 62.21. Block & Lot 125-M-285.

Subject To All matters set forth in Mellon Bros. Plan of Lots as recorded in the Recorder's Office of Allegheny County, Pennsylvania in Plan Book Volume 5, Page 57 All roads, public or private, affecting the premises.

Subject To All additional easements, encroachments, agreements, etc. of record.

GD-2017-7541 Purchaser: Urban

Redevelopment Authority of Pittsburgh
City of Pittsburgh vs Willa Mae Reed,
Renee Guilky, Percy Guilky and their
Unknown Heirs; Security Pacific Consumer;
Pennsylvania Housing Finance Agency;
Allegheny County Economic Development
Department-RAAC Liens; National Tax
Funding, LP; Caulis Negris, LLC.; GLS
Capital, Inc.; Commonwealth of PAInheritance Tax Division; PA Attorney
General; PWSA; their heirs, successors and
assigns.

13th Ward, Pittsburgh

7016 Hamilton Avenue, Mellon Plan Pt 42. Lot 12.5 x 65.4. Block & Lot 125-M-356.

Subject To Any And All matters as shown on the Mellon Brothers Plan of Lots as recorded in the Recorder's Office of Allegheny County, Pennsylvania in Plan Book Volume 5, Page 57. Matters set forth in deed from T. E. Willis, et ux. to Howard George Wilbert, et ux. dated April 14, 1948 and recorded in Deed Book Volume 3001, Page 440, including but not limited to: Easement over the property known as No. 7016 Tenner Way, the said easement being created for the use of the owners or tenants of the above described property and for the owners or tenants of the property known as No. 7016 Hamilton Avenue, being a part of Lot No. 42 in the aforementioned plan and as partially set forth in Deed Book Volume 2198, Page 434.

Subject To All additional easements,

encroachments, agreements, etc. of record.

Whereupon the Court granted a rule on the aforesaid persons, and all persons, whatsoever, to appear and show cause within thirty days from this notice why the title of the City of Pittsburgh to the aforesaid real estate should not be adjudicated and decreed valid and indefeasible as against all mortgages, ground-rents, rights, title, interest in or claims against the aforesaid real estate and to further show cause why the sale of the said real estate should not be made free and clear of all the aforesaid claims whatsoever.

Celia B. Liss Assistant City Solicitor City of Pittsburgh Jun 12, 2017

#### Articles of Incorporation Business Corporation

Notice is hereby given that Articles of Incorporation were filed with the Department of State of the Commonwealth of Pennsylvania, for a business corporation which has been incorporated under the provisions of the Business Corporation Law of 1988. The name of the corporation is Cameron General Contractors, Inc.

17-00454w Jun 12, 2017

#### Articles of Incorporation Business Corporation

Elliott & Davis, P.C., Esq., 425 First Avenue, 1st Fl., Pittsburgh, PA 15219. Notice is hereby given that Articles of Incorporation were filed with the Department of State of the Commonwealth of Pennsylvania, for a business corporation which has been incorporated under the provisions of the Business Corporation Law of 1988. The name of the corporation is SigmaTec Solutions, Inc.

### Bankruptcy Sale

In re: The Bankruptcy Estate of Robert E.

Brunner, Case No: 15-23710-GLT Property to be Sold: 369 Rochester Road,

Ross Township, 15237
Sale to be held: Thursday, June 29, 2017, 10:00 a.m., Courtroom A, 54th Floor U.S. Steel Tower, 600 Grant Street, Pittsburgh, PA

Higher And Better Offers Will Be Considered At The Hearing Contact: Eric E. Bononi, 20 N.

Contact: Eric E. Bononi, 20 N. Pennsylvania Ave., Suite 201, Greensburg, PA 15601, 724-832-2499, http://www.pawb.uscourts.gov/easi.htm. 17-03283 Jun 12, 2017

# Change of Name

In the Court of Common Pleas of Allegheny County, Pennsylvania: GD-17-007293. In re: Petition of Hien Thi Minh Le Suess, for change of name to Hien Thi Minh Le. To all persons interested: Notice is hereby given that an order of said Court authorized the filing of said petition and fixed Monday, June 26, 2017, at 9:45 a.m. as the time and the Motions Room, City-County Bldg., Pittsburgh, PA 15219, as the place for a hearing, when and where all persons may show cause, if any they have, why said name should not be changed as prayed for.

17-00453w Jun 12, 2017

### Notice

In the Court of Common Pleas of Allegheny County, Pennsylvania Civil Division No : GD-16-023666

TS Pgh 1, LLC, Plaintiff,

Unknown Heirs, Executors, Administrators of the Estate of Electa J. Redder, Deceased, Defendants.

### Notice

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

YOU SHOULD TAKE THIS NOTICE TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER, TELEPHONE THE OFFICE SET FORTH BELOW. THIS OFFICE CAN

PROVIDE YOU WITH INFORMATION ABOUT HIRING A LAWYER.

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

Lawyer Referral Service Allegheny County Bar Association Koppers Building 436 Seventh Ave., 3rd Fl. Pittsburgh, PA 15219 412-261-5555

Emmanuel S. Anthou, Esq., Anthou Legal Services, LLC, 142-A McClelland Rd., Canonsburg, PA 15317.

17-03301 Jun 12, 2017

#### Notice

In the Court of Common Pleas of Allegheny County, Pennsylvania Civil Division No. GD 17-004496

County of Allegheny, Plaintiff

Ronald Sevin, With Notice to Heirs & Assigns; Della M. Comerer, With Notice to Heirs & Assigns; John V. Sevin, With Notice to Heirs & Assigns and The United States of America, Defendant(s).

Notice To Ronald Sevin, With Notice to Heirs & Assigns; Della M. Comerer, With Notice to Heirs & Assigns; John V. Sevin, With Notice to Heirs & Assigns:

You are hereby notified that on March 30, 2017, Plaintiff, County Of Allegheny, filed a Writ of Scire Facias Sur Tax Lien and Statement against you in the Court of Common Pleas of Allegheny County Pennsylvania, docketed to No. GD-17-004496. Wherein Plaintiff seeks to collect delinquent real estate taxes lawfully levied and assessed against that certain property situate within the Borough of Bell Acres, County of Allegheny, Commonwealth of Pennsylvania, described as follows: Block and Lot 816-S-239, being known as Little Sewickley Creek Road, Sewickley, PA 15143.

Notice To Defend

You have been sued in court. If you wish to defend against the claims set forth in the above referenced Scire Facias Sur Tax Lien and Statement, you must take action within twenty (20) days from the date of this publication, by entering a written appearance personally or by attorney and filing in writing with the court an Affidavit of Defense to the claims set forth against your property. You are warned that if you fail to do so, the case may proceed without you and a judgment may be entered against you by the court without further notice for any money claimed in the Writ of Scire Facias Sur Tax Claim and Statement or for any claim or relief requested by the plaintiff. You may lose money or

property or other rights important to you.
YOU SHOULD TAKE THIS PAPER TO
YOUR LAWYER AT ONCE. IF YOU DO NOT
HAVE A LAWYER, TELEPHONE THE OFFICE
SET FORTH BELOW. THIS OFFICE CAN
PROVIDE YOU WITH INFORMATION ABOUT
HIRING A LAWYER. IF YOU CANNOT
AFFORD TO HIRE A LAWYER, THIS OFFICE
MAY BE ABLE TO PROVIDE YOU WITH
INFORMATION ABOUT AGENCIES THAT
MAY OFFER LEGAL SERVICES TO ELIGIBLE
PERSONS AT A REDUCED FEE OR NO FEE.

Lawyer Referral Service Koppers Building 436 Seventh Ave., 3rd Fl. Pittsburgh, PA 15219 412-261-5555

Goehring Rutter & Boehm, Esq., Frick Bldg., 437 Grant St., 14th Fl., Pittsburgh, PA 15219

17-03307 Jun 12, 2017

### Notice

In the Court of Common Pleas of Allegheny County, Pennsylvania Civil Division No. GD-16-024046

Borough of Baldwin, Plaintiff,

Andrew L. Magyar, with Notice to Heirs & Assigns; Rose Magyar, with Notice to Heirs & Assigns; & Richard W. Magyar, with Notice to Heirs & Assigns, Defendant(s).

Notice To Andrew L. Magyar, with Notice to Heirs & Assigns; Rose Magyar, with Notice to Heirs & Assigns & Richard W. Magyar, with Notice to Heirs & Assigns

You are hereby notified that on December 9, 2016, Plaintiff, Borough of Baldwin, filed a Writ of Scire Facias Sur Tax Lien and Statement against you in the Court of Common Pleas of Allegheny County, Pennsylvania, docketed to No. GD-16-024046. Wherein Plaintiff seeks to collect delinquent real estate taxes lawfully levied and assessed against that certain property situate within the Borough of Baldwin, County of Allegheny, Commonwealth of Pennsylvania, described as follows: Block and Lot 390-C-6, being known as 5145 Colewood Drive, Pittsburgh, PA 15236.

### Notice To Defend

You have been sued in court. If you wish to defend against the claims set forth in the above referenced Scire Facias Sur Tax Lien and Statement, you must take action within twenty (20) days from the date of this publication, by entering a written appearance personally or by attorney and filing in writing with the court an Affidavit of Defense to the claims set forth against your property. You are warned that if you fail to do so, the case may proceed without you and a judgment may be entered against you by the court without further notice for any money claimed in the Writ of Scire Facias Sur Tax Claim and Statement or for any claim or relief requested by the plaintiff. You may lose money or property or other rights important to you.

property or other rights important to you.
YOU SHOULD TAKE THIS PAPER TO
YOUR LAWYER AT ONCE. IF YOU DO NOT
HAVE A LAWYER, TELEPHONE THE OFFICE
SET FORTH BELOW. THIS OFFICE CAN

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

Lawyer Referral Service Koppers Building 436 Seventh Ave., 3rd Fl. Pittsburgh, PA 15219 412-261-5555

Goehring Rutter & Boehm, Esq., Frick Bldg., 437 Grant St., 14th Fl., Pittsburgh, PA 15219.

17-03308 Jun 12, 2017

#### Notice

Propel Schools-Sidewalk Replacement
Propel Schools is now accepting bids for
Sidewalk Replacement at our Andrew St. High
School location. Please visit
www.propelschools.org and click on "Contact
Us" then "Contracting Opportunities" for bid
documents.

17-03328 Jun 12, 19, 21, 2017

### Notice

In accordance with Section 707 of the Public School Code, 24 P.S. §7-707, notice is hereby given that a hearing will be conducted before the Court of Common Pleas of Allegheny County, Pennsylvania, on June 29, 2017, at 10:15 a.m. in Courtroom No. 703, regarding a Petition For Court Approval of the Sale of Real Property filed by Wilkinsburg School District at Case No. GD17-7840, concerning the proposed sale of real property, consisting of land, a building and improvements, located at 1256 Franklin Avenue, Pittsburgh, PA 15221, known as the Johnston Elementary School and designated as Tax Parcel No. 233-K-040. Objections to such petition must be filed on or before June 19, 2017, and served upon Matthew Hoffman, Esquire, Tucker Arensberg, P.C., 1500 One PPG Place, Pittsburgh, PA 15222.

17-03175 Jun 5, 12, 19, 2017

#### Notice of Action in Mortgage Foreclosure

In the Court of Common Pleas of Allegheny County, Pennsylvania Civil Action-Law No. MG-17-000532 PHH Mortgage Corporation, Plaintiff

Kacee Turner, in her capacity as Heir of Carol F. Turner, Deceased, Kacee Turner, in her capacity as Heir of Kenneth C. Turner, Deceased, Unknown Heirs, Successors,

Assigns, and All Persons, Firms, or
Associations Claiming Right, Title or Interest
From or Under Carol F. Turner, Deceased,
and Unknown Heirs, Successors, Assigns,
and All Persons, Firms, or Associations
Claiming Right, Title or Interest From or
Under Kenneth C. Turner, Deceased,
Defendants

Notice
To Unknown Heirs, Successors, Assigns, and All Persons, Firms, or Associations Claiming Right, Title or Interest From or Under Carol F. Turner, Deceased and Unknown Heirs, Successors, Assigns, and All Persons, Firms, or Associations Claiming Right, Title or Interest From or Under Kenneth C. Turner, Deceased

You are hereby notified that on April 27, 2017, Plaintiff, PHH Mortgage Corporation, filed a Mortgage Foreclosure Complaint endorsed with a Notice to Defend, against you in the Court of Common Pleas of Allegheny County, Pennsylvania, docketed to No. MG-17-000532. Wherein Plaintiff seeks to foreclose on the mortgage secured on your property located at 1708 Montour St. a/k/a 1708 Montour Street Extension, Coraopolis, PA 15108-3056, whereupon your property would be sold by the Sheriff of Allegheny County.

You are hereby notified to plead to the above referenced Complaint on or before 20 days from the date of this publication or a Judgment will be entered against you.

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

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

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

Lawyer Referral Service

Koppers Building
436 Seventh Ave., 3rd Fl.
Pittsburgh, PA 15219
412-261-5555
Phelan Hallinan Diamond & Jones, LLP
Attorneys for Plaintiff

Allegheny County Bar Association

Notice of Hearing on Petition to Confirm

17-03199 Jun 12, 2017

### Consent to Adoption and Terminate Parental Rights

In Re: Adoption of Hope Diana Roberts, a minor. No. AP-086-2017 in the Orphans' Court

Division of the Court of Common Pleas of Allegheny County, Pennsylvania.

To: Calvin Alexander Armstrong a/k/a Calvin Armstrong and the Unknown Father parents of Hope Diana Roberts, a minor, born on April 24, 2016, in Allegheny County, PA. A Petition has been filed asking the Court to put an end to all rights Jacquetta Diana Roberts a/k/a Jacquetta Roberts has to your child, Hope Diana Roberts. The Court has set a hearing to consider ending her rights to your child. That hearing will be held in the Family Court Bldg., 550 Fifth Ave., Pittsburgh, PA 15219, on Tuesday, August 22, 2017 at 11:00 a.m. (Prevailing Eastern Time) before the Honorable Kim Berkeley Clark. You are warned that even if you fail to appear at the scheduled hearing, the hearing will go on without you and your rights to your child may be ended by the Court without your being present. You have a right to be represented at the hearing by a lawyer. You should take this paper to your lawyer at once. If you do not have a lawyer or cannot afford one, telephone the office set forth below to find out where you can get legal help.

Lawyer Referral Service Allegheny County Bar Association Koppers Building 436 Seventh Ave., 3rd Fl. Pittsburgh, PA 15219 412-261-5555

You are also notified of Act 101 of 2010 which allows for an enforceable voluntary agreement for continuing contact or communication following an adoption between an adoptive parent, a child, a birth parent, and/or a birth relative of the child, if all parties agree and the written voluntary agreement is approved by the Court.

Andrew F. Szefi, County Solicitor. Laura J. Whiteman, Assistant County Solicitor. Contact: Amy Black, Adoption Legal Services Project, 225 Fifth Ave., 9th Fl., Pittsburgh, PA 15222, Ph: 412-288-3289, Attorneys for Petitioner.

17-03235 Jun 5, 12, 19, 2017

#### Notice of Hearing on Petition to Involuntarily Terminate Parental Rights

In Re: Adoption of Hope Diana Roberts, a minor. No. AP-086-2017 in the Orphans' Court Division of the Court of Common Pleas of Allegheny County, Pennsylvania.

To: Calvin Alexander Armstrong a/k/a Calvin Armstrong and the Unknown Father, parents of Hope Diana Roberts, a minor, born on April 24, 2016, in Allegheny County, PA. A Petition has been filed asking the Court to put an end to all rights you have to your child, Hope Diana Roberts. The Court has set a hearing to consider ending your rights to your child. That hearing will be held in the Family Court Bldg., 550 Fifth Ave., Pittsburgh, PA 15219, on Tuesday, August 22, 2017 at 11:00 a.m. (Prevailing Eastern Time), before the Honorable Kim Berkeley Clark. You are warned that even if you fail to appear at the scheduled hearing, the hearing will go on without you and your rights to your child may be ended by the Court without your being present. You have a right to be represented at the hearing by a lawyer. You should take this paper to your lawyer at once. If you do not have a lawyer or cannot afford one, telephone the office set forth below to find out where you can get legal help.

Lawyer Referral Service Allegheny County Bar Association Koppers Building 436 Seventh Ave., 3rd Fl. Pittsburgh, PA 15219 412-261-5555

You are also notified of Act 101 of 2010 which allows for an enforceable voluntary agreement for continuing contact or communication following an adoption between an adoptive parent, a child, a birth parent, and/or a birth relative of the child, if all parties agree and the written voluntary agreement is approved by the Court.

Andrew F. Szefi, County Solicitor. Laura J. Whiteman, Assistant County Solicitor. Contact: Amy Black, Adoption Legal Services Project, 225 Fifth Ave., 9th Fl., Pittsburgh, PA 15222, Ph: 412-288-3289, Attorneys for Petitioner.

17-03236 Jun 5, 12, 19, 2017

#### Notice of Hearing on Petition to Involuntarily Terminate Parental Rights

In Re: Adoption of Natia Valerie Dvorak a/k/a Natia Dvorak, a minor. No. AP-085-

2017 in the Orphans' Court Division of the Court of Common Pleas of Allegheny County, Pennsylvania.

To: Lisa Michelle Gilliland a/k/a Lisa M. Gilliland and Jeremy Walter Dvorak a/k/a Jeremy Dvorak, parents of Natia Valerie Dvorak a/k/a Natia Dvorak, a minor, born on September 2, 2008, in Allegheny County, PA. A Petition has been filed asking the Court to put an end to all rights you have to your child, Natia Valerie Dvorak a/k/a Natia Dvorak. The Court has set a hearing to consider ending your rights to your child. That hearing will be held in the Family Court Bldg., 550 Fifth Ave., Pittsburgh, PA 15219, on Thursday, July 6, 2017 at 10:00 a.m. (Prevailing Eastern Time), before the Honorable Jennifer McCrady. You are warned that even if you fail to appear at the scheduled hearing, the hearing will go on without you and your rights to your child may be ended by the Court without your being present. You have a right to be represented at the hearing by a lawyer. You should take this paper to your lawyer at once. If you do not have a lawyer or cannot afford one, telephone the office set forth below to find out where you can get legal help. Lawyer Referral Service

Allegheny County Bar Association Koppers Building 436 Seventh Ave., 3rd Fl. Pittsburgh, PA 15219 412-261-5555

You are also notified of Act 101 of 2010 which allows for an enforceable voluntary agreement for continuing contact or communication following an adoption between an adoptive parent, a child, a birth parent, and/or a birth relative of the child, if all parties agree and the written voluntary agreement is approved by the Court.

Andrew F. Szefi, County Solicitor. Laura J. Whiteman, Assistant County Solicitor. Contact: Amy Black, Adoption Legal Services Project, 225 Fifth Ave., 9th Fl., Pittsburgh, PA 15222, Ph: 412-288-3289, Attorneys for Petitioner.

17-03237 Jun 5, 12, 19, 2017

#### Notice of Hearing on Petition to Involuntarily Terminate Parental Rights

In Re: Adoption of Robert Mark Dvorak a/k/a Robert M. Dvorak, a minor. No. AP-084-2017 in the Orphans' Court Division of the Court of Common Pleas of Allegheny County, Pennsylvania.

To: Lisa Michelle Gilliland a/k/a Lisa M.

Gilliland and Jeremy Walter Dvorak a/k/a Jeremy Dvorak, parents of Robert Mark Dvorak a/k/a Robert M. Dvorak, a minor, born on December 14, 2006, in Allegheny County, PA. A Petition has been filed asking the Court to put an end to all rights you have to your child, Robert Mark Dvorak a/k/a Robert M. Dvorak. The Court has set a hearing to consider ending your rights to your child. That hearing will be held in the Family Court Bldg., 550 Fifth Ave., Pittsburgh, PA 15219, on Thursday, July 6, 2017 at 10:00 a.m. (Prevailing Eastern Time), before the Honorable Jennifer McCrady. You are warned that even if you fail to appear at the scheduled hearing, the hearing will go on without you and your rights to your child may be ended by the Court without your being present. You have a right to be represented at the hearing by a lawyer. You should take this paper to vour lawyer at once. If you do not have a lawyer or cannot afford one, telephone the office set forth below to find out where you can get legal help.

Lawyer Referral Service
Allegheny County Bar Association
Koppers Building
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Pittsburgh, PA 15219
412-261-5555
You are also notified of Act 101 of 2010

which allows for an enforceable voluntary agreement for continuing contact or communication following an adoption between an adoptive parent, a child, a birth parent, and/or a birth relative of the child, if all parties agree and the written voluntary agreement is approved by the Court.

Andrew F. Szefi, County Solicitor. Laura J. Whiteman, Assistant County Solicitor. Contact: Amy Black, Adoption Legal Services Project, 225 Fifth Ave., 9th Fl., Pittsburgh, PA 15222, Ph: 412-288-3289, Attorneys for Petitioner.

17-03238 Jun 5, 12, 19, 2017

