

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

BANDI, RICHARD D., late of Peters Township, Washington Co., PA; Executrix: Rose DiNardo, c/o 775 East Maiden Street, 1st Floor, Washington, PA 15301; Attorney: Dorothy A. Milovac, 775 East Maiden St., 1st Fl., Washington, PA 15301

BOBIK, GEORGE M., a/k/a **GEORGE MICHAEL BOBIK** a/k/a **GEORGE BOBIK**, late of Fallowfield Township, Washington Co., PA; Executor: Daniel G. Bobik, 4628 Cozzo Drive, Land O Lakes, FL 34639; Attorney: Susan Mondik Key, Peacock Keller & Ecker, LLP, 70 East Beau St., Washington, PA 15301

CADEZ, MARY L., a/k/a **MARY LOUISE CADEZ**, late of North Strabane Township, Washington Co., PA; Executrix: Laurie K. Cadez, 648 Alpine Drive, Canonsburg, PA 15317; Attorney: Jeffrey P. Derrico, Greenlee Derrico Posa, LLC, 60 East Beau St., Washington, PA 15301

DiORIO, RONALD, a/k/a **RONALD JOSEPH DiORIO**, late of Burgettstown, Washington Co., PA; Administrator: Aaron DiOrio, 178 Hardenberg Avenue, Tillson, NY 12486; Attorney: Donald D. Saxton, Jr., 64 Skylark Drive, Washington, PA 15301

FRATONI, ATTRO J., late of Burgettstown, Washington Co., PA;

Executor: Mark J. Fratoni, St. Petersburg, Florida; Attorney: Frank C. Roney, Jr., 382 West Chestnut St., Ste 102, Washington, PA 15301

HINCH, ANTHONY G., late of West Alexander, Washington Co., PA; Executrix: Garda C. McMeen, 4 Sand Island Access Rd., Unit #2, Honolulu, HI 96819; Attorney: Jana Phillis Grimm, Steptoe & Johnson PLLC, 11 Grandview Circle, Ste 200, Canonsburg, PA 15317

JULOS, GEORGE, late of Canton Township, Washington Co., PA; Administratrix: Mary Susan Julos, 402 McKee Road, Washington, PA 15301; Attorney: Frank C. Roney, Jr., 382 West Chestnut St., Ste 102, Washington, PA 15301

KRIVOSHIA, JR., ELI, late of McMurray, Washington Co., PA; Administrator: Miles Krivoshia, 243 Dell Avenue, Pittsburgh, PA 15216; Attorney: Justin Ellis, Zacharia Brown Law Offices, 111 West McMurray Rd., McMurray, PA 15317

LAURIE, VINCENT F., late of Finleyville, Washington Co., PA; Executor: Kirk V. Laurie, 4365 Finleyville-Elrama Road, Finleyville, PA 15332; Attorney: Emmanuel S. Anthou, 142-A McClelland Road, Canonsburg, PA 15317

McNURLEN, II, GEORGE A., late of North Bethlehem Township, Washington Co., PA; Administratrix: Nichole McNurlen, 116 Kusch Road, Scenery Hill, PA 15360; Attorney: David S. Posner, Goldfarb, Posner, Beck, DeHaven & Drewitz, 62 East Wheeling St., Ste 101, Washington, PA 15301

SANFORD, DIANE, late of Washington, Washington Co., PA; Administratrix: Nicole Meads, 19350 Keymar Way, Montgomery Village, MD 20886; Attorney: Kathleen Smith-Delach,

Phillips, Phillips & Smith-Delach, PC, 29 East Beau St., Washington, PA 15301

SHAW, BETTY ANN, late of West Finley Township, Washington Co., PA; Executrix: Pamela Kitzmiller; Attorney: Frank C. Roney, Jr., 382 W. Chestnut St., Ste 102, Washington, PA 15301

VELTUM, ANNA MARIE, late of Peters Township, Washington Co., PA; Executrix: Jessica L. Veltum, 1964 Red Coach Road, Allison Park, PA 15101; Attorney: Mark F. McKenna, 436 Boulevard of the Allies, Ste 500, Pittsburgh, PA 15219

WORTMAN, HANNAH F., late of Millsboro, Washington Co., PA; Executrix: Sandra L. Fowler, 215 Madison Avenue, Brownsville, PA 15417; Attorney: Lisa J. Buday, PO Box 488, California, PA 15419

SECOND PUBLICATION

ANDERS, HOWARD G., late of Monongahela, Washington Co., PA; Executor: Howard G. Anders, Jr., 913 West Lobo Avenue, Mesa, AZ 85210; Attorney: Bradley M. Bassi, Bassi, Vreeland & Associates, PC, PO Box 144, 111 Fallowfield Ave., Charleroi, PA 15022

CHAPPEL, JUDITH P., a/k/a **JUDITH L. PORTER** a/k/a **JUDITH LOUISE PORTER CHAPPEL** a/k/a **JUDITH L. PORTER** a/k/a **JUDITH L. PORTER CHAPPEL** a/k/a **JUDITH PORTER CHAPPEL** a/k/a **JUDITH L. CHAPEL**, late of Washington, Washington Co., PA; Executors: Judith L. Russell and Walter L. Wasik, c/o 125 South College Street, Washington, PA 15301; Attorney: Frank Arcuri, 125 South College Street, Washington, PA 15301

CLOHERTY, TERRY D., a/k/a **TERRY A. CLOHERTY**, late of

Dunlevy Borough, Washington Co., PA; Executrix: Norma McDuffie, 83 Walnut Street, Coal Center, PA 15423; Attorney: Richard C. Mudrick, 300 Fallowfield Avenue, Charleroi, PA 15022

DAVIS, PATRICIA HELICKE, late of Houston, Washington Co., PA; Administratrix: Dawn Anne Predmore, c/o Donald S. Mazzotta, Esq; Attorney: Donald S. Mazzotta, 1035 Boyce Road, Suite 121, Upper St. Clair, PA 15241

ERMLICK, MARY ANNE, late of Roscoe Borough, Washington Co., PA; Executor: Scott F. Ermlick, 136 Winfield Circle, Greensburg, PA 15601; Attorney: Alan Benyak, 401 Sixth Street at Washington Ave., PO Box 1, Charleroi, PA 15022

GRCICH, FRANCES L., late of Donora, Washington Co., PA; Executrix: Arlene Grahek, PO Box 513, Collierville, TN 38027; Attorney: Richard C. Mudrick, 300 Fallowfield Avenue, Charleroi, PA 15022

HARRISON, JOSEPH DANIEL, late of Monongahela, Washington Co., PA; Administratrix: Amy Hinton, 136 Crestview Avenue, Annville, PA 17003; Attorney: Tucker R. Hull, PO Box 330, Annville, PA 17003

PETROLA, JAMES D., late of Houston Borough, Washington Co., PA; Executors: Thomas D. Petrola, 3679 Rosebrook Court, Concord, CA 94518; Jayne C. Storey, 7515 Roswell Road, Richmond, VA 23229; Attorney: Jeffrey P. Derrico, Greenlee Derrico Posa, LLC, 60 East Beau St., Washington, PA 15301

RADNOR, NANCY H., late of Burgettstown, Washington Co., PA; Executor: Michael E. Kirsch, 7333 La Cantera Drive, Fort Worth, TX 76108; Attorney: Tracy L. Zihmer, Zihmer Law Firm, LLC, 3244 Washington Road, Ste 210, McMurray, PA 15317

ROACH, JOHN J., late of McDonald, Washington Co., PA; Executor: George J. Roach, c/o Kusturiss, Wolf & Kusturiss; Attorney: Steven R. Wolf, Kusturiss, Wolf & Kusturiss, 12 North Jefferson Avenue, Canonsburg, PA 15317

SCHROEDER, ROBERT JAMES, a/k/a **ROBERT J. SCHROEDER** a/k/a **ROBERT SCHROEDER**, late of Washington, Washington Co., PA; Executor: Robert F. Schroeder, 33 Chapel Hill Road, Claysville, PA 15323; Attorney: Matthew J. Madvay, 60 East Beau St., Washington, PA 15301

SEDMAK, JO LYNNE C., late of Washington Co., PA; Administratrix: Nancy Sedmak-Weiss, PO Box 1510, Rehoboth, DE 19971; Attorney: Samuel A. Moore, 5311 Brightwood Road, PO Box 518, Bethel Park, PA 15102

VERNON, DOLORES ELAINE, a/k/a **DOLORES E. VERNON** a/k/a **DOLORES VERNON**, late of North Franklin Township, Washington Co., PA; Executors: Thomas R. Vernon, 50 Old St., Washington, PA 15301; Gregg Paul Vernon, 1665 Grimm Dr., Washington, PA 15301; Attorney: J. Lynn DeHaven, Goldfarb, Posner, Beck, DeHaven & Drewitz, 62 East Wheeling St., Ste 101, Washington, PA 15301

WALLACE, WALTER B., a/k/a **WALTER BRIACH WALLACE, SR.** a/k/a **WALTER B. WALLACE, SR.**, late of Canton Township, Washington Co., PA; Executors: Walter B. Wallace, Jr., 637 Long Meadow, Spring Branch, TX 78070; Ginger A. Davis, 4039 Mudhouse Rd., Lancaster, OH 43130; Attorney: J. Lynn DeHaven, Goldfarb, Posner, Beck, DeHaven & Drewitz, 62 East Wheeling St., Ste 101, Washington, PA 15301

YOUNGHANS, GREGORY GEORGE, a/k/a **GREGORY G. YOUNGHANS**, late of Canonsburg, Washington Co., PA; Administrator:

James A. Youngmans, c/o Kusturiss, Wolf & Kusturiss; Attorney: Steven R. Wolf, Kusturiss, Wolf & Kusturiss, 12 North Jefferson Avenue, Canonsburg, PA 15317

THIRD PUBLICATION

BRISKY, JR., RUSSELL A., late of Burgettstown, Washington Co., PA; Administratrix: Deborah R. Brisky, 24 Shady Avenue, Burgettstown, PA 15021; Attorney: Timothy R. Berggren, Washington Trust Bldg., 6 South Main St., Suite 210, Washington, PA 15301

CHANDLER, JR., JOSEPH E., late of Washington, Washington Co., PA; Administratrix: Brittany Chandler, 806 Allison Avenue, Washington, PA 15301; Attorney: E. J. Julian, 71 North Main St., Washington, PA 15301

CRONAUER, MARY L., late of McMurray, Washington Co., PA; Executor: Charles E. Cronauer, III, c/o M. E. Williams, 108 Lexington Ave., Pittsburgh, PA 15215; Attorney: M. Elizabeth Williams, 108 Lexington Ave., Pittsburgh, PA 15215

DONLEY, CLAY WILBERT, a/k/a **CLAY W. DONLEY AKA CLAY DONLEY**, late of Bentleyville, Washington Co., PA; Administratrix: Karen Cain, 5515 Brightwood Road, Bethel Park, PA 15102; Attorney: Daniel M. Flynn, Michael D. Flynn & Associates, PC, 2770 South Park Road, Bethel Park, PA 15102

FERRO, FRANCES, a/k/a **FRANCES MARIE FERRO**, late of Union Township, Washington Co., PA; Executrix: Rachele Ferro, 36 Kennedy Road, New Eagle, PA 15067; Attorney: James W. Haines, Jr., 1202 West Main St., Monongahela, PA 15063

GERHOLD, WALTER R., late of Peters Township, Washington Co., PA; Executrix: Bonnie L. Gerhold, 219

Justabout Road, Venetia, PA 15367; Attorney: John A. Rodgers, Peacock Keller & Ecker, LLP, 70 East Beau St., Washington, PA 15301

GILBERT, PATRICIA ANN, a/k/a **PATRICIA ANN RAMACKER**, late of Bulger, Washington Co., PA; Executors: Robert Ramacker, 16 Allison Road, Bulger, PA 15019; Robert C. Gilbert, 518 Fink's Run Road, McDonald, PA 15057; Attorney: Eric J. Randolph, 401 Washington Avenue, Bridgeville, PA 15017

MAHRAMAS, SOPHIA, late of Canonsburg, Washington Co., PA; Executrix: Artemis M. Mahramas Liadis, c/o Kusturiss, Wolf & Kusturiss; Attorney: Angela D. Kusturiss, Kusturiss, Wolf & Kusturiss, 12 North Jefferson Ave., Canonsburg, PA 15317

OPALKA, HELEN J., a/k/a **HELEN JEAN OPALKA**, late of Chartiers Township, Washington Co., PA; Executrix: Deborah Sliman, 252 Locust Avenue, Houston, PA 15342; Attorney: Stephanie M. Sewak, 90 W. Chestnut St., Ste 606, Washington, PA 15301

PHILLIPS, HARRIETT JEAN, late of Robinson Township, Washington Co., PA; Executor: Michael Phillips, 215 Brook Street, McDonald, PA 15057; Attorney: Jeffrey P. Derrico, Greenlee Derrico Posa, LLC, 122 South McDonald St., McDonald, PA 15057

PHILLIPS, JEWELL, late of Monongahela, Washington Co., PA; Executrix: Trudy L. Wujcik, 5150 Cleveland Avenue, West Mifflin, PA 15122; Attorney: James W. Haines, Jr., 1202 West Main Street, Monongahela, PA 15063

RIZK, NAADER EARL, late of Cecil Township, Washington Co., PA; Administrator: Ibrahim Rizk, 77 Poplar Street, Canonsburg, PA 15317; Attorney:

Jacob S. Polochak, 1373 Washington Pike, Suite 200, Bridgeville, PA 15017

TINKHAM, REGINA E., late of Washington, Washington Co., PA; Executor: Robert L. Tinkham, 735 Sumerlea Ave., Washington, PA 15301; Attorney: Todd A. Fuller, Brenlove & Fuller, LLC, 401 Washington Avenue, Bridgeville, PA 15017

TRAVIS, VINCENT E., late of Blaine Township, Washington Co., PA; Executrix: Barbara J. Carlisle, 22 Mavor Lane, Avella, PA 15312; Attorney: John A. Rodgers, Peacock Keller & Ecker, LLP, 70 East Beau St., Washington, PA 15301

URBANIK, DANIEL C., late of Washington, Washington Co., PA; Executrix: Judith Ann Mikula, 109 Beacon Drive, Weirton, WV 26062; Attorney: Jeffrey J. Rokisky, 3200 Main Street, Weirton, WV 26062

WILLIAMS, JACQUELINE R., late of Canonsburg, Washington Co., PA; Executrix: Judith L. Konecny, 1265 Indian Crest Drive, Indian Springs, Al 35124; Attorney: James P. Liekar, 38 West Pike Street, Canonsburg, PA 15317

CORPORATION NOTICES

FICTITIOUS NAME NOTICE

Notice is hereby given that pursuant to the provision of the Fictitious Name Act, a fictitious name registration was filed with the Pennsylvania Department of State by BB&T Equipment Finance Corporation, 600 Washington Ave., Ste 201, Towson, MD 21204 to carry on business in Washington County, Pennsylvania under the assumed name or fictitious name, style or designation of **BB&T AVIATION FINANCE** with an address of 600 Washington Ave., Ste 201,

Towson, MD 21204. Said registration
was filed on May 2, 2018. 2)43-1

**STANWICH MORTGAGE LOAN
TRUST C** Plaintiff

vs.

MISCELLANEOUS NOTICE

IN THE COURT OF COMMON PLEAS
OF WASHINGTON COUNTY,
PENNSYLVANIA
CIVIL DIVISION
NO. 2018-1480

PUBLIC NOTICE
CHANGE OF NAME

**IN RE: SABRINA JO MICKLE
to SABRINA JO TOLAND**

Notice is hereby given that the Petition of Sabrina Jo Mickle was filed on March 20, 2018 praying for a Decree changing the name of Sabrina Jo Mickle to Sabrina Jo Toland. The Court has fixed June 4, 2018 at 9:00 a.m. before the Honorable Judge Michael J. Lucas, Washington County Courthouse, Courtroom No. 5, Washington County, Pennsylvania for a hearing. All persons interested may appear and show cause, if any they have, why the prayer of the Petition should not be granted.

Erick Rigby, Esquire
90 West Chestnut Street, Suite 609
Washington, PA 15301
Telephone: (724) 305-0008 4)43-1

REAL ESTATE NOTICES

NOTICE OF ACTION IN MORTGAGE
FORECLOSURE
IN THE COURT OF COMMON PLEAS
OF WASHINGTON COUNTY,
PENNSYLVANIA
CIVIL ACTION – LAW
No. C-63-CV-2018-1364

**WILMINGTON SAVINGS FUND
SOCIETY, FSB, AS TRUSTEE OF**

CHRISTINE M. CARDINALE, ESQ, in
her capacity as Administratrix of the
Estate of MICHAEL MCGUIRE A/K/A
MICHAEL RAY MCGUIRE, JR.;
HEATHER MCGUIRE A/K/A
HEATHER MCGUIRE FERGUSON, in
her capacity as Heir of the Estate of
MICHAEL MCGUIRE A/K/A
MICHAEL RAY MCGUIRE, JR.;
JESSICA MCQUIRE, in her capacity as
Heir of the Estate of MICHAEL
MCGUIRE A/K/A MICHAEL RAY
MCGUIRE, JR.; EVAN MCGUIRE, in
his capacity as Heir of the Estate of
MICHAEL MCGUIRE A/K/A
MICHAEL RAY MCGUIRE, JR.;
SARAH MCGUIRE, in her capacity as
Heir of the Estate of MICHAEL
MCGUIRE A/K/A MICHAEL RAY
MCGUIRE, JR.; BRITTANY
MCGUIRE, in her capacity as Heir of the
Estate of MICHAEL MCGUIRE A/K/A
MICHAEL RAY MCGUIRE, JR.;
UNKNOWN HEIRS, SUCCESSORS,
ASSIGNS, AND ALL PERSONS,
FIRMS, OR ASSOCIATIONS
CLAIMING RIGHT, TITLE OR
INTEREST FROM OR UNDER
MICHAEL MCGUIRE A/K/A
MICHAEL RAY MCGUIRE, JR.,
DECEASED Defendants

NOTICE

To UNKNOWN HEIRS, SUCCESSORS,
ASSIGNS, AND ALL PERSONS,
FIRMS, OR ASSOCIATIONS
CLAIMING RIGHT, TITLE OR
INTEREST FROM OR UNDER
MICHAEL MCGUIRE A/K/A
MICHAEL RAY MCGUIRE, JR.,
DECEASED

You are hereby notified that on March 14, 2018, Plaintiff, WILMINGTON SAVINGS FUND SOCIETY, FSB, AS TRUSTEE OF STANWICH MORTGAGE LOAN TRUST C, filed a Mortgage Foreclosure Complaint endorsed with a Notice to Defend, against you in the Court of Common Pleas of WASHINGTON County Pennsylvania, docketed to No. C-63-CV-2018-1364. Wherein Plaintiff seeks to foreclose on the mortgage secured on your property located at 506 1/2 MEADOW AVE, CHARLEROI, PA 15022-1263 whereupon your property would be sold by the Sheriff of WASHINGTON County.

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

NOTICE

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

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

IF YOU CANNOT AFFORD TO HIRE A LAWYER, THIS OFFICE MAY BE ABLE TO PROVIDE YOU WITH INFORMATION ABOUT AGENCIES THAT MAY OFFER LEGAL

SERVICES TO ELIGIBLE PERSONS AT A REDUCED FEE OR NO FEE.

Notice to Defend:
WASHINGTON COUNTY
SOUTHWESTERN PA LEGAL AID
SOCIETY
14 WEST CHERRY STREET
Washington, PA 15301
Telephone (724) 225-6170

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

6)43-1

NOTICE OF ACTION IN MORTGAGE
FORECLOSURE
IN THE COURT OF COMMON PLEAS
OF WASHINGTON COUNTY,
PENNSYLVANIA
CIVIL ACTION – LAW
No. 2015-7558

WELLS FARGO BANK, NA

Plaintiff

vs.

ROBERT S. FOWLER A/K/A ROBERT SHANE FOWLER, Individually and in his capacity as Heir of CYNTHIA L. FOWLER A/K/A CYNTHIA LEE FOWLER A/K/A CYTHIA LEE HENDERSON FOWLER, Deceased; REVIS SCOTT FOWLER, Individually and in his capacity as Heir of CYNTHIA L. FOWLER A/K/A CYNTHIA LEE FOWLER A/K/A CYTHIA LEE HENDERSON FOWLER, Deceased; MARK A. HENDERSON, in his capacity as Heir of MILDRED B. HENDERSON, Deceased; KRISTIN CRAWFORD, in her capacity as Heir of CYNTHIA L. FOWLER A/K/A CYNTHIA LEE

FOWLER A/K/A CYTHIA LEE
 HENDERSON FOWLER, Deceased;
 UNKNOWN SUCCESSOR EXECUTOR
 OF THE ESTATE OF EDWARD L.
 HENDERSON; UNKNOWN HEIRS,
 SUCCESSORS, ASSIGNS, AND ALL
 PERSONS, FIRMS, OR
 ASSOCIATIONS CLAIMING RIGHT,
 TITLE OR INTEREST FROM OR
 UNDER MILDRED B. HENDERSON,
 DECEASED; UNKNOWN HEIRS,
 SUCCESSORS, ASSIGNS, AND ALL
 PERSONS, FIRMS, OR
 ASSOCIATIONS CLAIMING RIGHT,
 TITLE OR INTEREST FROM OR
 UNDER CYNTHIA L. FOWLER A/K/A
 CYNTHIA LEE FOWLER, DECEASED
 Defendants

NOTICE

To UNKNOWN SUCCESSOR
 EXECUTOR OF THE ESTATE OF
 EDWARD L. HENDERSON and
 UNKNOWN HEIRS, SUCCESSORS,
 ASSIGNS, AND ALL PERSONS,
 FIRMS, OR ASSOCIATIONS
 CLAIMING RIGHT, TITLE OR
 INTEREST FROM OR UNDER
 CYNTHIA L. FOWLER A/K/A
 CYNTHIA LEE FOWLER, DECEASED

You are hereby notified that on December 1, 2015, Plaintiff, WELLS FARGO BANK, NA, filed a Mortgage Foreclosure Complaint endorsed with a Notice to Defend, against you in the Court of Common Pleas of WASHINGTON County Pennsylvania, docketed to No. 2015-7558. Wherein Plaintiff seeks to foreclose on the mortgage secured on your property located at 345 CLARK AVENUE, WASHINGTON, PA 15301-3812 whereupon your property would be sold by the Sheriff of WASHINGTON County.

You are hereby notified to plead to the above referenced Complaint on or before

20 days from the date of this publication or a Judgment will be entered against you.

NOTICE

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

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

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

Notice to Defend:
 WASHINGTON COUNTY
 SOUTHWESTERN PA LEGAL AID
 SOCIETY
 14 West Cherry Avenue
 Washington, PA 15301
 Telephone (724) 225-6170

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

Court of Common Pleas
Washington County, Pennsylvania
Civil Action-Law
No. 2018-603
Notice of Action in Mortgage
Foreclosure

Bayview Loan Servicing, LLC a
Delaware Limited Liability Company,
Plaintiff

vs.

**Unknown Heirs, Successors, Assigns
and All Persons, Firms or Associations
Claiming Right, Title or Interest from
or Under John W. Jacobs, Jr.,
Deceased,** Defendant(s)

To the Defendant(s), Unknown Heirs, Successors, Assigns and All Persons, Firms or Associations Claiming Right, Title or Interest from or Under John W. Jacobs, Jr., Deceased: TAKE NOTICE THAT THE Plaintiff, Bayview Loan Servicing, LLC a Delaware Limited Liability Company has filed an action Mortgage Foreclosure, as captioned above.

NOTICE

IF YOU WISH TO DEFEND, YOU MUST ENTER A WRITTEN APPEARANCE PERSONALLY OR BY ATTORNEY AND FILE YOUR DEFENSES OR OBJECTIONS WITH THE COURT. YOU ARE WARNED THAT IF YOU FAIL TO DO SO THE CASE MAY PROCEED WITHOUT YOU AND A JUDGMENT MAY BE ENTERED AGAINST YOU WITHOUT FURTHER NOTICE FOR THE RELIEF REQUESTED BY THE PLAINTIFF. YOU MAY LOSE MONEY OR PROPERTY OR OTHER RIGHTS IMPORTANT TO YOU. YOU SHOULD TAKE THIS NOTICE TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER GO TO OR TELEPHONE THE OFFICE SET

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

Southwestern PA Legal Aid
10 W. Cherry St.
Washington, PA 15301

Christopher A. DeNardo, Kristen D. Little, Kevin S. Frankel, Samantha Gable, Daniel T. Lutz, Leslie J. Rase, Alison H. Tulio, Stephanie A. Walczak & Katherine M. Wolf, Attys. for Plaintiff
SHAPIRO & DeNARDO, LLC
3600 Horizon Dr., Ste. 150
King of Prussia, PA 19406
610.278.6800

6)43-1

SHERIFF SALES

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

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

Abstracts of properties taken in execution upon the writs shown, at the number and terms shown, as the properties of the severally named defendants, owners or reputed owners, and to be sold by Samuel Romano, Sheriff of Washington County, PA, on **Friday, June 1, 2018 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, June 6, 2018 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, June 8, 2018 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>
2017-131.....	Ditech Financial v. Thomas.....	Canonsburg
2018-238.....	Midfirst Bank v. Briscoe.....	Union Township
2018-259.....	PNC Bank v. Victor.....	Canonsburg
2017-1383...	Federal National Mortgage v. Pockey	Coal Center
2015-1611...	Wells Fargo Bank v. Richard.....	Smith Township
2016-1763...	US Bank v. Sabo.....	West Brownsville
2017-2253...	Bank of New York v. Babich	Fallowfield Township
2017-2501...	Slovenian S&L v. Gagich	Cecil Township
2017-2599...	JP Morgan Mtg Axquisition v. Espey.....	Daisytown
2017-2819...	Equity Resources v. Ketzell.....	Washington
2013-3018...	Wilmington Savings v. Behling.....	Carroll Township
2017-3153...	PNC Bank v. Berger	Monongahela
2016-4075...	Bank or New York v. Hodgkiss.....	Hanover Township
2017-4134...	Wells Fargo Bank v. Ullom	Marianna Borough
2017-4511...	US Bank v. Crockett	Centerville Borough
2017-4625...	Nationstar Mortgage v. Ryan.....	Smith Township
2017-4852...	PNC Mortgage v. Barnhart.....	Union Township
2017-4973...	Bayview Loan Servicing v. Moore	Donegal Township
2017-5749...	HSBC Bank v. Henderson	Chartiers Township
2017-5776...	Sun Trust Mortgage v. Schwab	Smith Township
2017-6352...	US Bank v. Clancy	North Strabane Township
2017-2055...	PNC Bank v. Moffitt	Charleroi
2017-2173...	Embrace Home Loans v. Ronald	East Washington

SHERIFF'S SALE No. 2017-131

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2017-131 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
JUNE 1, 2018

**Ditech Financial LLC fka Green Tree
Servicing LLC v. Frank K. Thomas**

owner(s) of property situate in the
CANONSBURG BOROUGH,
WASHINGTON County, Pennsylvania,
being 165 Majestic Drive, Canonsburg.
PA 15317; Parcel No. 140-009-00-00-

0013-07;140-009-03-01-0011-02;140-
009-14-00-0041-00 (Acreage or street
address); Improvements thereon:
RESIDENTIAL DWELLING; Judgment
Amount: \$210,977.61

Attorneys for Plaintiff Phelan Hallinan
Diamond & Jones. LLP

SHERIFF'S SALE No. 2018-238

By virtue of a WRIT OF EXECUTION -
MORTGAGE FORECLOSURE No.
2018-238 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
JUNE 1, 2018

**MIDFIRST BANK, PLAINTIFF VS.
LISA A. BRISCOE AND EDWARD T.
BRISCOE, DEFENDANTS**

ALL that certain tract of land in the
Township of Union, County of
Washington, Pennsylvania, being
approximately 326.00 x 165.00 x 112.00
x 112.00 x 103.55 x 33.00 and
containing 0.9090 acres. HAVING
THEREON ERECTED A DWELLING
HOUSE KNOWN AS: 4567
FINLEYVILLE ELRAMA ROAD,
FINLEYVILLE, PA 15332
PARCEL NO. 640-007-07-00-0007-00

SHERIFF'S SALE No. 2018-259

By virtue of a WRIT OF EXECUTION -
MORTGAGE FORECLOSURE No.
2018-259 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
JUNE 1, 2018

**PNC Bank, National Association v.
Margaret E. Victor**

owner(s) of property situate in the
CANONSBURG BOROUGH, 3RD,
WASHINGTON County, Pennsylvania,
being 109 East Pitt Street, Canonsburg,
PA 15317-1702; Parcel No. 110-030-00-
00-0024-00 (Acreage or street address)

Improvements thereon: RESIDENTIAL
DWELLING; Judgment Amount:
\$85,655.33

Attorneys for Plaintiff Phelan Hallinan
Diamond & Jones, LLP

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
JUNE 1, 2018

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

IMPROVEMENTS THEREON
CONSIST OF: Residential Dwelling.
PROPERTY BEING KNOWN AS: 103
WALNUT STREET, **COAL CENTER,**

PA. 15423. ALL that certain parcel of ground situate in Long Branch Borough, Washington County, Pennsylvania, PIN NUMBER, (WHICH IS THE ASSESSMENT OR PARCEL NO., MAP, BLOCK AND LOT): 390-006-00-00-0028-02
ATTORNEY'S NAME: MARTHA E. VON ROSENSTIEL, P.C.

SHERIFF'S SALE No. 2015-1611

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2015-1611 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 **JUNE 1, 2018**

Wells Fargo Bank, NA v. Cynthia Richard

owner(s) of property situate in the **SMITH TOWNSHIP**, WASHINGTON County, Pennsylvania, being 19 Colony Road, Burgettstown, PA 15021-2603; Parcel No. 570-016-01-01-0013-00 (Acreage or street address)
Improvements thereon: RESIDENTIAL DWELLING; Judgment Amount: \$82,540.84; Attorneys for Plaintiff Phelan Hallinan Diamond & Jones, LLP

SHERIFF'S SALE No. 2016-1763

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2016-1763 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 **JUNE 1, 2018**

US Bank National Association Plaintiff; vs. John G. Sabo Defendant.

ALL THAT CERTAIN lot or parcel of land, situate in the **Borough of West Brownsville**, Washington County, Pennsylvania, Being known as: 710 Jackson Avenue, Brownsville, PA 15417; Tax Parcel ID: 675-021-00-05-0004-00

SHERIFF'S SALE No. 2017-2055

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2017-2055 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 **JUNE 1, 2018**

PNC BANK, NATIONAL ASSOCIATION, SUCCESSOR BY MERGER TO NATIONAL CITY BANK, Plaintiff vs. SHAWN MICHAEL MOFFIT aka SHAWN M. MOFFIT, Defendant.

ALL THAT CERTAIN PROPERTY IN **BOROUGH OF CHARLEROI**., WASHINGTON COUNTY, PA. BEING MORE FULLY DESC'D IN INSTRUMENT NUMBER 200542781 KNOWN AS 900 aka 902-904 ELEVENTH STREET, CHARLEROI, PA 15022, WASHINGTON COUNTY TAX ID. NO. 160-007-00-01-0019-00

SHERIFF'S SALE No. 2017-2173

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2017-2173 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
JUNE 1, 2018

**Embrace Home Loans, Inc. v. Michael
Ronald & Dawne Ronald**

owner(s) of property situate in the **EAST
WASHINGTON BOROUGH,**
WASHINGTON County, Pennsylvania,
being 148 South Wade Avenue,
Washington, PA 15301-4928; Parcel No.
290-002-00-02-0007-00 (Acreage or
street address)

Improvements thereon: RESIDENTIAL
DWELLING; Judgment Amount:
\$193,962.77

Attorneys for Plaintiff: Phelan Hallinan
Diamond & Jones. LLP

SHERIFF'S SALE No. 2017-2253

By virtue of a WRIT OF EXECUTION -
MORTGAGE FORECLOSURE No.
2017-2253 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
JUNE 1, 2018

**THE BANK OF NEW YORK
MELLON fka THE BANK OF NEW
YORK as successor in interest to JP
Morgan Chase Bank, N.A., as Trustee
for Centex Home Equity Loan Trust
2005-D, Plaintiff, vs. Timothy A.
Babich, Defendant**

ALL THAT CERTAIN piece, parcel or
lot of land situate in **Fallowfield
Township,** WASHINGTON County,
Pennsylvania. TAX PARCEL NO.: 320
-012-00-00-0027-00; PROPERTY
ADDRESS: 193 Lover Jonestown Road,
Charleroi, PA 15022;
IMPROVEMENTS: ERECTED
THEREON

SHERIFF'S SALE No. 2017-2501

By virtue of a WRIT OF EXECUTION -
MORTGAGE FORECLOSURE No.
2017-2501 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
JUNE 1, 2018

**SLOVENIAN SAVINGS AND LOAN
ASSOCIATION OF CANONSBURG,
PENNSYLVANIA Plaintiff, vs.
JOSHUA A. GAGICH, Defendant.**

ALL that certain lot of ground situate in
Cecil Township, Washington County,
Pennsylvania, known as Lot No. 143 in a
Plan of Lots: HAVING A MAILING
ADDRESS OF: 13 Maple Street, Muse,
PA 15350; TAX PARCEL ID
NUMBER: 140-009-02-01-0028-00

SHERIFF'S SALE No. 2017-2599

By virtue of a WRIT OF EXECUTION -
MORTGAGE FORECLOSURE No.
2017-2599 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
JUNE 1, 2018

**J.P. Morgan Mortgage Acquisition Corp.
PLAINTIFF VS. Emily L. Snyder and
Rebecca A. Espey, in their capacity as
Co-Administratrices of the Estate of
Vicki L. Espey, deceased
DEFENDANT**

Owner(s) of the property situate lying in
the **Village of Daisytown,** Washington
County, Pennsylvania, being:
12 A Evergreen Rd., Daisytown, PA;

Parcel No.: 700-012-04-00-0010-00 and 700-012-04-00-0008-00
 Improvements thereon: RESIDENTIAL DWELLING; Judgment Amount: \$33,593.08

SHERIFF'S SALE No. 2017-2819

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2017-2819 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 **JUNE 1, 2018**

Equity Resources, Inc. Plaintiff; vs. Daniel Ketzell, AKA Daniel M Ketzell Defendant

ALL THAT CERTAIN lot or parcel of land, situate in the **City of Washington**, Washington County, Pennsylvania, Being known as: 240 West Hallam Avenue, Washington, PA 15301; Tax Parcel ID: 7200090002000300

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 AM. on **JUNE 1, 2018**

Wilmington Savings Fund Society, FSB, as Trustee for Upland Mortgage Loan Trust A 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. 2017-3153

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2017-3153 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 **JUNE 1, 2018**

PNC BANK, NATIONAL ASSOCIATION, Plaintiff, vs. MARY E. BERGER aka, MARY ELLEN BERGER, Defendant.

ALL THAT CERTAIN LOT OR PIECE OF GROUND SIT. IN THE THIRD WARD OF THE **CITY OF MONONGAHELA**, WASHINGTON COUNTY, PA KNOWN AS 822 HOWARD STREET, MONONGAHELA, PA 15063, WASHINGTON COUNTY TAX I.D. NO. 4400160001001000

SHERIFF'S SALE No. 2016-4075

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2016-4075 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 **JUNE 1, 2018**

THE BANK OF NEW YORK MELLON, fka THE BANK OF NEW

YORK, AS TRUSTEE FOR THE CERTIFICATEHOLDERS OF THE CWABS, INC. ASSET-BACKED CERTIFICATES SERIES 20062, 3000 Bayport Drive, Suite 880, Tampa, FL 33607 vs. KAREN HODGKISS & JOHN WARRICK

ALL THAT CERTAIN lot or piece of ground situate in the **Township of Hanover**, County of Washington, Pennsylvania, being more particularly bounded and described as follows, to-wit: Parcel ID#:340-011-02-05-0005-00; PREMISES: 7 South Kings Creek Road, Burgettstown, PA 15021

SHERIFF'S SALE No. 2017-4134

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2017-4134 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 **JUNE 1, 2018**

Wells Fargo Bank, N.A. v. Andrew G. Ullom & Gina M. Kasula aka Gina M. Ullom

owner(s) of property situate in the **MARIANNA BOROUGH**, WASHINGTON County, Pennsylvania, being 407 Third Street, Marianna, PA 15345; Parcel No. 400-011-00-01-0009-00 (Acreage or street address)
Improvements thereon: RESIDENTIAL DWELLING; Judgment Amount: \$16,803.88; Attorneys for Plaintiff Phelan Hallinan Diamond & Jones, LLP

SHERIFF'S SALE No. 2017-4511

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2017-4511 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 **JUNE 1, 2018**

U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR THE PENNSYLVANIA HOUSING FINANCE AGENCY, PLAINTIFF VS. JAMES R. CROCKETT, DEFENDANT

ALL that certain parcel of land in the **Borough of Centerville**, Washington County, Pennsylvania, being Lot No. 82, Richeyville Plan of Lots, Washington Plan Book 7, page 366. HAVING THEREON ERECTED A DWELLING HOUSE KNOWN AND NUMBERED AS: 325 MAIN STREET, RICHEYVILLE, PA 15358; PARCEL NO. 154-005-00-02-0014-00

SHERIFF'S SALE No. 2017-4625

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2017-4625 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 **JUNE 1, 2018**

Nationstar Mortgage LLC, d/b/a Mr. Cooper PLAINTIFF VS. Nolan P. Ryan and Heidi M. Ryan DEFENDANTS

ALL THOSE CERTAIN lots of ground situated in Burgettstown and **Smith Township**, Washington County, Pennsylvania, bounded and described as follows: 123 Highland Avenue Extension, Burgettstown, PA 15021

EXPRESSLY RESERVING, however, all coal, oil, and gas in or upon or underlying the said land with full right of way, with privilege to mine and to remove the same.

Parcel Nos.: 070-011-00-01-0018-00 and 070-012-00-01-0007-00

SHERIFF'S SALE No. 2017-4852

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2017-4852 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 **JUNE 1, 2018**

PNC Mortgage, A Division of PNC Bank National Association v. Kellie J. Barnhart

owner(s) of property situate in the **UNION TOWNSHIP**, WASHINGTON County, Pennsylvania, being 7 Circle Avenue aka, 7 Fairview Place, Elrama, PA 15038; Parcel No, 6400070102000400, 6400070102001000 (Acreage or street address)

Improvements thereon: RESIDENTIAL DWELLING; Judgment Amount: \$38,605.05; Attorneys for Plaintiff Phelan Hallinan Diamond & Jones, LLP

SHERIFF'S SALE No. 2017-4973

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2017-4973 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 **JUNE 1, 2018**

BAYVIEW LOAN SERVICING, LLC, 4425 Ponce de Leon Blvd, Coral Gables, FL 33146 vs. The Unknown Heirs of Elaine M Moore Deceased RUBY GROHOSKI Solely in Her Capacity as Heir of Elaine M Moore, Deceased; JAMES MOORE, II Solely in His Capacity as Heir of Elaine M Moore, Deceased

ALL those two adjoining lots of ground situate in **Donegal Township**, Washington County, Pennsylvania, near the Borough of West Alexander, described as follows: Parcel ID: 230-007-00-00-0058-00 - Property Address: 58 Highland Avenue, West Alexander, PA 15376

SHERIFF'S SALE No. 2017-5749

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2017-5749 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 **JUNE 1, 2018**

HSBC Bank USA, National Association, as Trustee, for the registered holders of Nomura Home Equity Home Loan, Inc. Asset-Backed Certificates, Series 2007-2 Plaintiff v. RAYMIE J. HENDERSON & SARA HENDERSON Defendant(s)

owners of property situate in **Chartiers Township**, Washington County, Pennsylvania, being 28 Johnson Road, Houston, PA 15342.

Assessment Map No.: 170-016-03-02-0017-00; Judgment Amount: \$86,777.71
Improvements Thereon: Residential Property

UDREN LAW OFFICES, P.C.

SHERIFF'S SALE No. 2017-5776

By virtue of a WRIT OF EXECUTION -- MORTGAGE FORECLOSURE No. 2017-5776 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 **JUNE 1, 2018**

Sun trust Mortgage, Inc. v. Todd Schwab, in His Capacity as Heir of Judy Ann Schwab aka Judith Ann Schwab aka Judith Ann Bartoletti Schwab, Deceased Unknown Heirs, Successors, Assigns, and All Persons, Firms, or Associations Claiming Right, Title or Interest From or Under Judy Ann Schwab aka Judith Ann Schwab aka Judith Ann Bartoletti Schwab, Deceased

owner(s) of property situate in the **SMITH TOWNSHIP**, WASHINGTON County, Pennsylvania, being 65 3rd Street aka 65 Third Avenue, Atlasburg, PA 15004; Parcel No. 570-031-01-01-0009-00 (Acreage or street address)

Improvements thereon: RESIDENTIAL DWELLING; Judgment Amount: \$60,960.99. Attorneys for Plaintiff Phelan Hallinan Diamond & Jones, LLP

SHERIFF'S SALE No. 2017-6352

By virtue of a WRIT OF EXECUTION - MORTGAGE FORECLOSURE No. 2017-6352 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 **JUNE 1, 2018**

U.S. Bank Trust National Association, as Trustee of the SCIG Series III Trust, Plaintiff vs. Sherri L. Clancy & Thomas J. Clancy, Defendants

ALL THAT CERTAIN lot or ground situate in the **Township of North Strabane**, County of Washington, Commonwealth of Pennsylvania, being known as 273 Deerfield Drive, Canonsburg, PA 15317.

I.D. NO. 520-001-13-00-0002-00; JUDGMENT AMOUNT \$117,552.9; ATTORNEY: Jessica N. Manis, 1581 Main Street, Suite 200, The Shops at Valley Square, Warrington, PA 18976

Samuel F. Romano, Sheriff 7)41-3