

The Luzerne Legal Register

Established 1872

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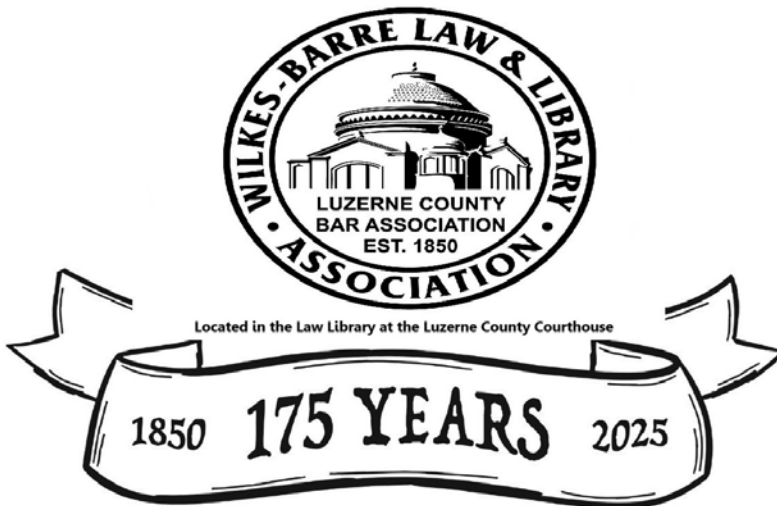
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THE LUZERNE LEGAL REGISTER

DECEDENTS' ESTATES

Notice is hereby given that letters testamentary or of administration have been granted in the following estates. All persons indebted to said estates are required to make payment and those having claims or demands to present the same without delay to the administrators or executors named or their attorneys

FIRST PUBLICATION

ESTATE OF ALI A. AHMADIFAR, late of Dallas (died September 22, 2025), Christopher Ahmadifar, Executor; David W. Saba, Esquire, 345 Market St., Kingston, PA 18704

ESTATE OF WAYNE L. ANDREWS, JR. a/k/a Wayne L. Andrews, late of Wyoming (died July 19, 2025), Kelli L. Smith, Executrix; Julianne E. Steinbacher, Esquire, Steinbacher, Goodall & Yurchak, 413 Washington Blvd., Williamsport, PA 17701

ESTATE OF CAROL L. COAKLEY a/k/a Carol Louise Coakley, late of Nescopeck (died March 30, 2025), Joseph J. Coakley, Executor; Brenda R. Hess, Esquire, Gordner, Hess & Reimiller, 133 West Front Street, Berwick, PA 18603

ESTATE OF GEORGE M. DARU, late of Wilkes-Barre Township (died August 31, 2025), Stephen Kozich, Executor; Patrick J. Aregood, Esquire, 1218 South Main St., Wilkes-Barre, PA 18706

ESTATE OF DANIEL EVANS, late of Swoyersville (died August 30, 2025), Francis F. Piazza, Executor; Bregman & Lantz, LLC, 1205 Wyoming Ave., Forty Fort, PA 18704

ESTATE OF MICHAEL J. GLADNICK, late of Hazle Township (died June 8, 2025), Louis A. Napolitano and

Nicole Napolitano, Administrators; Robert S. Sensky, Esquire, LaPutka, Bayless, Ecker & Cohn, P.C., One South Church Street, Suite 301, Hazleton, PA 18201

ESTATE OF SHIRLEY J. KERSHNER a/k/a Shirley Kershner, late of Berwick (died March 14, 2024), Edward P. Ruckel, Executor; Franklin E. Kepner, III, Esquire, Kepner, Kepner & Corba, P.C., 123 West Front Street, Berwick, PA 18603

ESTATE OF JOHN ROBERT LEGGE, late of Wanamie (died September 1, 2025), Denise Williams, 255 Miner Ave., Nanticoke, PA 18634, Administratrix

ESTATE OF JOSEPH W. LOZOSKY, late of Sugarloaf Township (died August 13, 2025), Monica Lozosky, Executrix; Charles A. DeCosmo, Esquire, Skokoski & DeCosmo, P.C., 165 Susquehanna Boulevard, West Hazleton, PA 18202

ESTATE OF ROBERT JAMES MARGELLINA, late of Dallas (died June 8, 2022), Cheryl Margellina, Administratrix; Bernard Walter, Esquire, 1674 North Memorial Highway, Shavertown, PA 18708

ESTATE OF ROBERT OSTOPICK a/k/a Robert P. Ostopick, late of Plains Twp. (died September 1, 2025), Steven Klug, Executor; John J. Terrana, Esquire, 400 Third Avenue, Suite 216, Kingston, PA 18704

ESTATE OF MICHAEL ALAN PECORA a/k/a Alan Pecora, late of Drums (died on July 16, 2020), Sachiko Matsuo Pecora, Administratrix; Lorine Angelo Ogurkis, Esquire, Ogurkis Law, LLC, 21 North Locust Street, Hazleton, PA 18201

THE LUZERNE LEGAL REGISTER

ESTATE OF JOHN E. POLI, late of
Hughestown (died August 18,
2025), Gregory Rovinski, Adminis-
trator; Bregman & Lantz, LLC,
1205 Wyoming Ave., Forty Fort, PA
18704

ESTATE OF SOPHIE RICHWALDER.,
late of Wilkes-Barre (died Septem-
ber 24, 2025), Michael Daniel
Richwalder, Executor; David J.
Harris, Esquire, 67-69 Public
Square, Suite 700, Wilkes-Barre,
PA 18701

ESTATE OF THERESA F. ROGERS
a/k/a Theresa Rogers, late of
Wilkes-Barre Township (died Au-
gust 16, 2025), Alex E. Rogers,
Administrator; Hourigan, Kluger &
Quinn, P.C., 600 Third Avenue,
Kingston, PA 18704

ESTATE OF THOMAS ROHRBACH,
late of Hazleton (died March 3,
2025), Thomas C. Sabo, Adminis-
trator; Robert A. Bull, Esquire, Law
Offices of Bull & Bull, LLC, 106
Market Street, Berwick, PA 18603

ESTATE OF LOUISE F. SANTINI
a/k/a Louise Santini a/k/a Louise
M. Santini a/k/a Louise Marie
Santini, late of Wilkes-Barre (died
July 23, 2025), Anita Lisowski and
Samuel Santini, Co-Executors;
Carl E. Frank, Esquire, Farrell &
Frank, 8 West Market Street, Suite
1110, Wilkes-Barre, PA 18701-
1801

ESTATE OF MARTIN SERAFIN, JR.,
late of Hanover Township (died
May 23, 2025), Stephen E. Phillips,
Administrator; Robert V. Davison,
Esquire, New Bridge Center, Suite
216, 480 Pierce Street, Kingston,
PA 18704

ESTATE OF JANICE L. SIGMUND,
late of Hazleton (died August 19,
2025), Jeffrey W. Leiby, Adminis-

trator; Susan Sernak-Martinelli,
Esquire, Law Office of Susan
Sernak-Martinelli, 199 North
Church Street, Hazleton, PA
18201

ESTATE OF JAY LEROY SMITH, late
of Salem Township (died July 16,
2025) Margaret Ann Shetterly,
Administratrix; Wayne M. Pecht,
Esquire, Saxton & Stump, LLC,
4250 Crums Mill Road, Suite 201,
Harrisburg, PA 17112

ESTATE OF BERNARD T. SNEDEKER
a/k/a Bernard Snedeker, late of
Nescopeck (died August 23, 2025),
Marlene J. Snedeker, Executrix;
Robert A. Bull, Esquire, Law Of-
fices of Bull & Bull, LLC, 106
Market Street, Berwick, PA 18603

ESTATE OF LYNN ANN STECK, late
of Lehman Township (died July 15,
2025), Carol Kole, Administratrix;
Francis J. Hoegen, Esquire, 152
South Franklin Street, Wilkes-
Barre, PA 18701

ESTATE OF BARBARA B. STINE, late
of Wilkes-Barre (died August 27,
2025), William R. Stine, Executor;
Bregman & Lantz, LLC, 1205
Wyoming Ave., Forty Fort, PA
18704

ESTATE OF WILLIAM T. STRISH, JR.,
late of Dallas (died July 15, 2025),
Joann Strish Halbach, Executrix;
Michael S. Melnick, Esquire, 1695
North Memorial Hwy., Shavertown,
PA 18708

ESTATE OF DAWN TITUS, late of
Hanover Township (died August
11, 2025), Richard John Titus, Sr.,
Executor; David J. Harris, Esquire,
67-69 Public Square, Suite 700,
Wilkes-Barre, PA 18701

ESTATE OF MICHELE ANN WIL-
LIAMS a/k/a Michele A. Williams,
late of Avoca (died March 23,

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2025), Jean Wycallis, Administratrix; Hourigan, Kluger & Quinn, P.C., 600 Third Avenue, Kingston, PA 18704

ESTATE OF THOMAS F. YACKIEL a/k/a Lt. Colonel Thomas Francis Yackiel, late of White Haven (died September 24, 2025), Thomas B. Yackiel, Executor; Hourigan, Kluger & Quinn, P.C., 600 Third Avenue, Kingston, PA 18704

SECOND PUBLICATION

ESTATE OF JOHN JOSEPH BAIERA, JR. a/k/a John J. Baiera, Jr., late of Pittston (died July 9, 2025), Gary Baiera, Executor; John P. Finnerty, Esquire, 459 Wyoming Ave., Kingston, PA 18704

ESTATE OF RONALD W. KATZOR, late of Freeland (died November 18, 2024), Melissa Loveland, Executrix; Brenda D. Colbert, Esquire, Colbert & Grebas, PC, 210 Montage Mountain Road, Suite A, Moosic, PA 18507

ESTATE OF MARGARET M. NOVAK, late of Wilkes-Barre (died June 9, 2025), Alexa Sulitka, Executrix; Brian M. Vinsko, Esquire, Vinsko & Associates, P.C., 37 N. River St., Wilkes-Barre, PA 18702

ESTATE OF DENISE ROWAN, late of Pittston (died September 1, 2025), Michael W. Rowan, Executor; Carlo A. LaMonica, Esquire, LaMonica Law Firm LLC, 1252 Church St., Moscow, PA 18444

ESTATE OF BRUCE A. THOMAS a/k/a Bruce A. Thomas II, late of Plymouth (died July 9, 2025), Jon Thomas, Administrator; Carlo A. LaMonica, Esquire, LaMonica Law Firm LLC, 1252 Church St., Moscow, PA 18444

THIRD PUBLICATION

ESTATE OF DIANA ROSE BORUM, late of Wilkes-Barre (died July 1, 2024), Sherry S. Youkoski, Admin-

istratrix; Kristen L. Behrens, Esquire, Dilworth Paxson LLP, 1650 Market St., #1200, Philadelphia, PA 19103

ESTATE OF WALTER ANTHONY BORUM, late of Wilkes-Barre (died December 11, 2012), Sherry S. Youkoski, Administratrix; Kristen L. Behrens, Esquire, Dilworth Paxson LLP, 1650 Market St., #1200, Philadelphia, PA 19103

ESTATE OF GAYLE BUTLER a/k/a Gayle H. Butler, late of Pittston (died September 19, 2025), G. Clair Baker, Jr., 15 East Hillcrest Rd., Hagerstown, MD 21742, Executor

ESTATE OF THEODORE T. CZARNECKI, late of Wilkes-Barre (died August 17, 2025), Lori Ann H. Lewis, Executrix; Stephen B. Killian, Esquire, 575 Pierce St., Suite 303, Kingston, PA 18704

ESTATE OF LOUIS DEBIASI a/k/a Louis Foster DeBiasi, late of Durysa (died March 29, 2023), Marlene DeBiasi, Administrator; Gregory S. Skibitsky, Jr., Esquire, Skibitsky & Molino, 457 N. Main St., Suite 101, Pittston, PA 18640

ESTATE OF RITA M. DELICATI-MOLINO, late of Kingston (died September 3, 2025), Tara L. Woodland, Executrix; Hourigan, Kluger & Quinn, P.C., 600 Third Ave., Kingston, PA 18704

ESTATE OF LARRAINE EDDOWES, late of Bear Creek Village (died September 13, 2025), Denise Love, Executrix; Jeffrey J. Malak, Esquire, Chariton Malak, 138 South Main Street, P. O. Box 907, Wilkes-Barre, PA 18701

ESTATE OF JAMES F. GATES, late of Jenkins Twp. (died August 12, 2025), Sandra Mykulyn, Executrix; John J. Terrana, Esquire, 400 Third Avenue, Suite 216, Kingston, PA 18704

THE LUZERNE LEGAL REGISTER

ESTATE OF JAMES L. GOSART, late of Kingston Township (died September 13, 2025), Tracy Harris, Administratrix; Michael J. Bendick, Esquire, P.O. Box 1733, Shavertown, PA 18708

ESTATE OF HOMER JOHN GUILFORD, III a/k/a John Homer Guilford, III a/k/a John H. Guilford, late of Hazleton (died July 16, 2025), Anna Guilford, Executrix; Joseph R. Baranko, Jr., Esquire, Slusser Law Firm, 1620 North Church Street, Suite 1, Hazleton, PA 18202

ESTATE OF DONNA M. HARRIS, late of West Wyoming (died August 10, 2025), Karen Gritzen, Administratrix; Michael J. Bendick, Esquire, P.O. Box 1733, Shavertown, PA 18708

ESTATE OF STELLA ROSE MAY, late of Huntington (died February 24, 2025), Johnathan M. May, Administrator; Carl E. Frank, Esquire, Farrell & Frank, 8 W. Market St., Suite 1110, Wilkes-Barre, PA 18701-1801

ESTATE OF MARGARET M. NOVACK, late, of Wilkes-Barre (died June 9, 2025), Alexa Sulitka, Executrix; Brian M. Vinsko, Esquire, Vinsko & Associates, P.C., 37 North River Street, Wilkes-Barre, PA 18702

ESTATE OF DARLA JUNE PSZENICZNY a/k/a Darla J. Pszeniczny a/k/a Darla Pszeniczny, late of Fairmount Township (died August 13, 2025), Anthony A. Pszeniczny, Executor; 11 Chelsey Drive, Mountain Top, PA 18707

ESTATE OF CAROL ANN SMITH, late of Plymouth (died July 2, 2025), Sandra Smith, Executrix; Bregman & Lantz, LLC 1205 Wyoming Avenue, Forty Fort, PA 18704

ESTATE OF DOROTHY M. SNEAR a/k/a Dorothy Snear, late of Butler Township (died January 30, 2022), Mark E. Snear and Brian K. Snear, Administrators; Joseph R. Baranko, Jr., Esquire, Slusser Law Firm, 1620 North Church Street, Suite 1, Hazleton, PA 18202

ESTATE OF CATHERINE T. SZAFRANOVICZ, late of Plymouth (died November 27, 2013), Mary Jo Carlesi, Administrator; Robert S. Betnar, Esquire, 126 S. Main St., Pittston, PA 18640

LUZERNE COUNTY COURT OF COMMON PLEAS NAME CHANGE

NO. 11518 of 2025

IN RE THE PETITION OF:
BRIAN JAMES FERGUSON
FOR A NAME CHANGE TO:
ALEXANDER UMBER

ORDER SCHEDULING A
HEARING ON PETITION TO
CHANGE NAME

AND NOW, this 17th day of October, 2025, a hearing on the Petition to Change Name will be held on: Monday, December 8, 2025 at 1:00 p.m. at the Luzerne County Courthouse, 200 N. River Street, Wilkes-Barre, PA 18711.

Petitioner shall obtain a judgment search from all counties in which the individual has resided during the last five (5) years.

Petitioner shall advertise once in the Luzerne Legal Register and once in a newspaper of general circulation in Luzerne County.

BY THE COURT
/s/Less S. Gelb

Oct. 24

THE LUZERNE LEGAL REGISTER

IN THE COURT OF COMMON
PLEAS OF LUZERNE COUNTY,
PENNSYLVANIA
CIVIL DIVISION

NO. 2025-10318

U.S. BANK TRUST NATIONAL
ASSOCIATION, AS TRUSTEE
OF WATERFALL VICTORIA
III-NB GRANTOR TRUST
c/o Carrington Mortgage
Services, LLC
1600 South Douglass Road,
Suite 200-A
Anaheim, CA 92806

Plaintiff

vs.

THE UNKNOWN HEIRS,
SUCCESSORS, ASSIGNS AND
ALL PERSONS, FIRMS OR
ASSOCIATIONS CLAIMING
RIGHT, TITLE, OR INTEREST
FROM OR UNDER JAMES
ADELHOCH, DECEASED

54 Spruce Street
Nanticoke, PA 18634

Defendant

NOTICE

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 other 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 OR CANNOT AFFORD ONE, GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW TO FIND OUT WHERE YOU CAN GET LEGAL HELP.

North Penn Legal Services

33 North Main Street
Pittston, PA 18640
(570) 299-4100

www.northpennlegal.org

PA Bar Association:

www.pabar.org

MICHAEL J. SHAVEL,
ESQUIRE

JILL M. FEIN, ESQUIRE

KAITLIN D. SHIRE,

ESQUIRE

Attorneys for Plaintiff

Oct. 24

IN THE COURT OF COMMON
PLEAS OF LUZERNE COUNTY
CIVIL ACTION—LAW

NO.: 2025-10883

In Re the Petition of:

MELANIE MAE HABEL a/k/a
MELANIE MAE OGUNWALE

For a Name Change To:

MELANIE MAE MAGAROSKY

LEGAL NOTICE

NOTICE IS HEREBY GIVEN that on October 2, 2025, the Petition of MELANIE MAE HABEL a/k/a MELANIE MAE OGUNWALE, was filed in the Court of Common Pleas of Luzerne County, No. 2025-10883, praying for a Decree to Change her name

THE LUZERNE LEGAL REGISTER

from MELANIE MAE HABEL a/k/a MELANIE MAE OGUNWALE, to MELANIE MAE MAGAROSKY.

The Court has fixed the 8th day of December 2025, at 1:00 o'clock P.M., Luzerne County Courthouse, 200 North River Street, Wilkes-Barre, Pennsylvania 18711, Courtroom TBD, as the time and place for the Hearing on said Petition, when and where all interested persons may appear and show cause why the prayer of the said Petitioner should not be granted.

ANGELA F. STEVENS,
ESQUIRE

400 Third Avenue
Suite 101
Kingston, PA 18704
(570) 718-4900

Oct. 24

IN THE COURT OF COMMON
PLEAS OF CIVIL DIVISION
ACTION IN DIVORCE

No: 13329-2016

THANIA YOUNG CONYERS

Plaintiff

vs.

WARREN CONYERS a/k/a

JAH'KUR MIVEL

Defendant

TO: WARREN CONYERS a/k/a
JAH'KUR MIVEL, DEFENDANT

You are hereby notified that a Divorce Complaint has been filed against you in the Comt of Common Pleas of Luzerne County, Pennsylvania, Civil Division.

You must take action within twenty (20) days after the final publication of this notice to protect your rights, or a default

judgment may be entered against you by the Court.

YOU SHOULD TAKE THIS PAPER 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.

North Penn Legal Services

33 N. Main Street
Suite 200

Pittston, PA 18640

LORINE ANGELO OGURKIS,
ESQUIRE

Attorney I.D. No. 91337

Attorney for Plaintiff

21 N. Locust Street
Hazleton, PA 18201

Phone (570) 453-9777

Oct. 24

NOTICE

NOTICE IS HEREBY GIVEN that a Certificate of Organization for a Domestic Limited Liability Company has been filed with and approved by the Department of State of the Commonwealth of Pennsylvania in Harrisburg, Pennsylvania, on October 17, 2025, pursuant to the provisions of the Limited Liability Company Law the Commonwealth of Pennsylvania, Act of December 7, 1994 (P.L. 703 No. 106) for the following company:

THE LUZERNE LEGAL REGISTER

RUPPERT CONSULTANTS, LLC
Stephen B. Killian, Esquire
575 Pierce Street
Suite 303
Kingston, PA 18704
(570) 718-1200

Oct. 24

IN THE COURT OF COMMON
PLEAS OF LUZERNE COUNTY
CIVIL ACTION—LAW

NO. 2025-01992

LOWER SOUTH VALLEY
LAND BANK

v.

WAYNE THOMAS

last known addresses 2362
Cross Creek Rd., Macungie, PA
18062; 2362 Cross Creek Rd.,

Bloomsburg, PA 17815;

170 Crawford Rd.,

Bloomsburg, PA 17815

JANICE BAER

last known addresses 5952
Wedgewood Dr., Morrow, OH
45152; 8714 Ramblingridge
Dr., Westchester, OH 45069

JANICE BAER

ADMINISTRATRIX OF THE
ESTATE OF MARY KANE

last known addresses 5952
Wedgewood Dr., Morrow, OH
45152; 8714 Ramblingridge
Dr., Westchester, OH 45069

DIANE M. KANE NEE DARKO

last known address

615 Lewis Rd.,

Harding, PA 18643

RONALD KANE

last known address

11 Crossen Street, Fl 1,

West Warwick, RI 02893

WILLIAM KUNCEWICZ

last known address

194 Blackman St.,

Wilkes-Barre, PA 18702

LEA B. KUNCEWICZ

last known address

194 Blackman St.,

Wilkes-Barre, PA 18702

JOSEPH R. REISINGER

last known address

4392 Yellowstone Dr.

RAYMOND L. BRABANT

last known addresses

122 Newport St., Glen Lyon, PA

18617; 86 Old Nanticoke Rd.,

Nanticoke, PA 18634

ZOE G. BOZINSKI

last known address 207 S.

Main St., Apt B, Pittston, PA

18640

NOTICE TO: WAYNE THOMAS,
JANICE BAER, JANICE BAER
ADMINISTRATRIX OF THE
ESTATE OF MARY KANE, DI-
ANE M. KANE NEE DARKO,
RONALD KANE, WILLIAM
KUNCEWICZ, LEA B. KUNCE-
WICZ, JOSEPH REISINGER,
RAYMOND L. BRABANT AND
ZOE G. BOZINSKI

NOTICE IS HEREBY GIVEN
that a Complaint in Quiet Title
has been filed in the above cap-
tioned matter regarding real
property of yours that was sold
at Tax Sale.

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 en-
tered against you without further
notice for the relief requested by
the plaintiff. You may lose money
or property or other rights impor-
tant to you.

THE LUZERNE LEGAL REGISTER

YOU SHOULD TAKE THIS PAPER 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 DURING A LAWYER.

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

North Penn Legal Services, Inc.

33 N. Main Street

Suite 200

Pittston, PA 18640

(570) 299-4100

Toll Free: (855) 236-6405

Fax: (570) 824-0001

Oct. 24

ASSUMED NAME NOTICE

NOTICE IS HEREBY GIVEN that an application for registration of the assumed name:

KINGSTON PEDIATRICS

for the conduct of business in Luzerne County, Pennsylvania, with the principal place of business being 451 3rd Avenue, Kingston, PA 18704, was made to the Department of State of Pennsylvania at Harrisburg, Pennsylvania, on the 17th day of October 2025, pursuant to 54 Pa.C.S. §311.

The name and address of the entity owning or interested in the said business is Pediatric Associates of Kingston, L.L.C., 451 3rd Avenue, Kingston, PA 18704.

McNEES WALLACE &

NURICK LLC

Attorneys at Law

100 Pine Street

Harrisburg, PA 17101

Oct. 24

ASSUMED NAME NOTICE

NOTICE IS HEREBY GIVEN that an application for registration of the assumed name:

PAK PEDIATRICS

for the conduct of business in Luzerne County, Pennsylvania, with the principal place of business being 451 3rd Avenue, Kingston, PA 18704, was made to the Department of State of Pennsylvania at Harrisburg, Pennsylvania, on the 17th day of October 2025, pursuant to 54 Pa.C.S. §311.

The name and address of the entity owning or interested in the said business is Pediatric Associates of Kingston, L.L.C., 451 3rd Avenue, Kingston, PA 18704.

McNEES WALLACE &

NURICK LLC

Attorneys at Law

100 Pine Street

Harrisburg, PA 17101

Oct. 24

ARTICLES OF INCORPORATION

NOTICE IS HEREBY GIVEN that Articles of Incorporation were filed with the Department of State of the Commonwealth of Pennsylvania on October 11, 2025, for a business corporation which has been incorporated under the provisions of the Business Corporation Law of 1988. The name of the corporation is:

D.A.A.M. BREAD INC.

Oct. 24

THE LUZERNE LEGAL REGISTER

IN THE COURT OF COMMON
PLEAS OF LUZERNE COUNTY,
PENNSYLVANIA
CIVIL ACTION—LAW

No. 2025-10903

ABDEL M. ELBATTAH
Plaintiff

vs.

THE ESTATE OF
CHARLES C. DZIEDZIC AND
HERCULES INVESTMENTS &
RECOVERY, LLC
Defendant

NOTICE IS HEREBY GIVEN to the Defendants THE ESTATE OF CHARLES C. DZIEDZIC AND HERCULES INVESTMENTS & RECOVERY, LLC, their heirs, transferees, successors and or assigns, and all other people or entities claim, by and through the Defendants, and all other persons whatsoever, that on, September 29, 2025, the Plaintiff commenced an action against you to No. 2025-10903, in the Office of the Prothonotary of Luzerne County, Pennsylvania, which you are required to defend to quiet title to that certain piece, parcel and plot of land situated in the County of Luzerne, State of Pennsylvania, and is described as follows:

ALL that certain piece or parcel of land, situate in the City of Wilkes-Barre, Luzerne County, Pennsylvania, bounded and described as follows: Beginning at a point on the westerly side of Sedgwick Street, said point being in the line between lot Nos. 73 and 74; thence from said point and along the westerly side of Sedgwick Street South 9 degrees 46

minutes East, nineteen and eighty-five one hundredths (19.85) feet to a corner on the northwesterly side of Jay Street; thence from said corner and along the northwesterly side of Jay Street, South 39 degrees 25 minutes West seventy-five (75) to a point in the line between lots nos. 75 and 76; thence from said point and along the line between lots nos. 75 and 76 north 50 degrees 35 minutes West ninety-one (91) feet to a point in the line between lots nos 75 and 69; thence from said point and along the line between lots nos. 75 and 69; thence from said point and along the line between lots Nos. 75, 74 and lots Nos. 69, 70, 71, 72 and 73 North 80 degrees 14 minutes East one hundred sixteen and twenty five one hundredths (116.25) feet to the place of beginning. Being lots 74 and 75 of the Parsone-Flick Allotment.

The Court has fixed the 19th day of December, 2025 at 9:30 a.m., in the Luzerne County Courthouse, 200 N. River Street, Wilkes-Barre, PA 18711 as the time and place for a hearing in said action.

YOU ARE HEREBY NOTIFIED TO APPEAR AND DEFEND this action within thirty (30) days of this publication hereof. In default of appearance or defense of such action, a Decree of Court may be entered holding that the Plaintiff has a validated indefeasible title to said real estate against you, and that you will be permanently enjoined from impeaching, denying, attacking or asserting any claim or title to

THE LUZERNE LEGAL REGISTER

said premises inconsistent with the ownership of the Plaintiff, for the recovery of said premises or such other action as the Court may direct within thirty (30) days from the date of said Decree.

If you wish to defend, you must enter a written appearance personally or by an 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 PAPER TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER OR CANNOT AFFORD

ONE, GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW TO FIND OUT WHERE YOU CAN GET HELP.

North Penn Legal Services

33 N. Main Street

Suite 200

Pittston, PA 18640

(570) 299-4100

JOSEPH A. DESOYE,

ESQUIRE

PA ATTORNEY I.D.

No. 200479

WYOMING VALLEY

LAW FIRM

Counsel for Plaintiff

9 N. Main Street

Ste. 6

Pittston, PA 18640

Telephone No.

(570) 299-5166

Oct. 24



PERIODICAL PUBLICATION

* Dated Material. Do Not Delay. Please Deliver Before Monday, October 27, 2025